

COUNCIL BILL 24-0575

**UNOFFICIAL REPRINT TO SHOW CONTEXT
OF AMENDMENTS PROPOSED BY
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT**

A BILL ENTITLED

AN ORDINANCE concerning

**City Streets – Closing –
Certain Streets and Alleys in the Poppleton Urban Renewal Area**

FOR the purpose of condemning and closing certain streets and alleys, bounded by West Mulberry Street, North Schroeder Street, West Fairmount Avenue and North Stockton Street, lying within the Poppleton Urban Renewal Area, as shown on a plat numbered 343-A-27A, Sheets ~~1 through 6~~, 1, 3, 5, and 6, dated January 16, 2024, prepared by the Survey Section and filed in the Office of the Department of Transportation; and providing for a special effective date.

BY authority of

Article I - General Provisions
Section 4

and

Article II - General Powers
Sections 2, 34, 35
Baltimore City Charter
(1996 Edition)

SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE, That the Department of Transportation shall proceed to condemn and close certain streets and alleys, bounded by West Mulberry Street, North Schroeder Street, West Fairmount Avenue and North Stockton Street, lying within the Poppleton Urban Renewal Area, and more particularly described as follows:

Sheet 1 of 6 comprising of certain streets and alleys bounded by West Saratoga Street, North Carlton Street, West Lexington Street and North Carey Street lying within the Poppleton Urban Renewal Area and described as follows:

EXPLANATION: CAPITALS indicate matter added to existing law.
[Brackets] indicate matter deleted from existing law.
Underlining indicates matter added to the bill by amendment.
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

Beginning for Parcel 1 at the point formed by the intersection of the east side of North Carrollton Avenue, 66 feet wide, and the south side of Born Court, 20 feet wide, said point of beginning being distant Northerly 95.83 feet, more or less, measured along the east side of said North Carrollton Avenue from the north side of Cloney Street, 15 feet wide; thence binding on the east side of said North Carrollton Avenue Northerly 20 feet, more or less, to the north side of said Born Court; thence binding on the north side of said Born Court Easterly 165 feet, more or less, to the west side of North Carlton Street, 25 feet wide; thence binding on the west side of said North Carlton Street Southerly 20 feet, more or less, to the south side of Born Court and thence binding on the south side of said Born Court Westerly 165 feet, more or less, to the place of beginning.

Containing 3,300 square feet or 0.076 acres more or less

Beginning for Parcel 2 at the point formed by the intersection of the east side of North Carrollton Avenue 66 feet wide and the south side of Cloney Street, 15 feet wide, said point of beginning being distant 210 feet, more or less, measured along the east side of said North Carrollton Avenue from the north side of West Lexington Street, 66 feet wide; thence binding on the east side of said North Carrollton Avenue Northerly 15 feet, more or less, to the north side of said Cloney Street; thence binding on the north side of said Cloney Street, Easterly 165 feet, more or less, to intersect the west side of North Carlton Street, 25 feet wide; thence binding on the west side of said North Carlton Street Southerly 15 feet, more or less, to the south side of said Cloney Street and thence binding on the south side of said Cloney Street Westerly 165 feet, more or less, to the place of beginning.

Containing 2,475.00 square feet or 0.057 acres, more or less

Beginning for Parcel 3 at the point formed by the intersection of the west side of North Carrollton Avenue, 66 feet wide, and the south side of a 10 Foot Alley, said point of beginning being distant 100 feet, more or less, measured along the west side of said North Carrollton Avenue from the north side of West Lexington Street, 66 feet wide; thence leaving the west side of said North Carrollton Avenue Westerly 100 feet, more or less, to the west side of a 3 Foot Alley so projected; thence binding on the west side of said 3 Foot Alley so projected Northerly 10 feet, more or less, to intersect the north side of said 10 Foot Alley, thence binding on the north side of said 10 Foot Alley Easterly 100 feet, more or less, to intersect the west side of said North Carrollton Avenue and thence binding on the west side of said North Carrollton Avenue Southerly 10 feet, more or less, to the place of beginning.

Containing 1,000.00 square feet or 0.023 acres, more or less

~~Sheet 2 of 6 comprising of certain streets and alleys bounded by West Mulberry Street, North Schroeder Street, West Saratoga Street and North Arlington Avenue Street lying within the Poppleton Urban Renewal Area and described as follows:~~

~~Beginning for Parcel 4 at the point formed by the intersection of the north side of a 3 foot alley and the west side of a 3 foot alley said point of beginning being distant Southerly 75.0 feet measured along the west side of said 3 foot alley from the south side of West Mulberry Street, 50 feet wide; thence binding on the west side of said 3 foot alley Southerly 3 feet, more or less, to the outline of the rear of the property known as No. 1002 Sarah Ann Street; thence binding on the outline of the rear of said property known as No. 1002 Sarah Ann Street Westerly 11.3 feet, more or less, to the westernmost extremity thereof; thence binding on the westernmost extremity thereof Northerly 3 feet, more or less, to intersect the north side of said 3 foot alley and thence binding on the north side of said 3 foot alley Easterly 11.3 feet, more or less, to the place of beginning.~~

Containing 34 square feet more or less

Beginning for Parcel 5 at the point formed by the intersection of the west side of North Schroeder Street, 66 feet wide, and the south side of Sarah Ann Street varying in width, said point of beginning being distant Northerly 125 feet, measured along the west side of said North Schroeder Street from the north side of West Saratoga Street, 60 feet wide; thence leaving the west side of said North Schroeder Street Westerly 362.2 feet, more or less, to intersect the east side of North Arlington Avenue, 66 feet wide; thence binding on the east side of said North Arlington Avenue Northerly 17 feet, more or less, to the north side of said Sarah Ann Street; thence binding on the north side of said Sarah Ann Street Easterly 55 feet, more or less, to the west side of a 9 foot alley; thence leaving the west side of said 9 foot alley Northeasterly 9 ½ feet, more or less, to the east side of said 9 foot alley; thence leaving the east side of said 9 foot alley and binding on the north side of Sarah Ann Street, Easterly 298.2 feet, more or less, to intersect the west side of said North Schroeder Street and thence binding on the west side of said Schroeder Street, Southerly 20.0 feet, more or less, to the place of beginning.

Containing 7,065.7 square feet or 0.1622 acres more or less

Beginning for Parcel 6 at the point formed by the intersection of the south side of West Mulberry Street 50 feet wide, and the east side of North Arlington Avenue, 66 feet wide, said point of beginning being distant Westerly 358.4 feet, more or less, measured along the south side of said West Mulberry Street from the west side of North Schroeder Street, 66 feet wide; thence binding on the east side of said North Arlington Avenue, Southerly 270.0 feet to intersect the north side of West Saratoga Street 60.0 feet wide; thence binding on the north side of said West Saratoga Street Westerly 66.0 feet, to the west side of said North Arlington Avenue; thence binding on the west side of said North Arlington Avenue Northerly 270.0 feet, to intersect the south side of said West Mulberry Street and thence binding on the south side of said West Mulberry Street 66.0 feet to the place of beginning.

Containing 17,820 square feet or 0.4091 acres more or less

Sheet 3 of 6 comprising certain streets and alleys bounded by West Lexington Street, North Carlton Street, West Fayette Street and North Stockton Street lying within the Poppleton Urban Renewal Area and described as follows:

Beginning for Parcel 7 at the point formed by the intersection of the west side of North Carrollton Avenue, 66 feet wide and the south side of Vine Street, 30 feet wide, said point of beginning being distant Northerly 143 feet, more or less, measured along the west of said North Carrollton Avenue from the north side of West Fayette Street, 80 feet wide; thence leaving the west side of said North Carrollton Avenue and running Westerly 97 feet, more or less, to the west side of a 5 Foot Alley so projected; thence crossing Vine Street Northerly 30 Feet, more or less, to intersect the north side of said Vine Street, thence binding on the north side of said Vine Street Easterly 97 feet, more or less, to intersect the west side of said North Carrollton Avenue and thence binding on the west side of said North Carrollton Avenue Southerly 30 Feet, more or less, to the place of beginning.

Containing 2,910.0 square feet or 0.67 acres, more or less

Beginning for Parcel 8 at the point formed by the intersection of the east side of North Carrollton Avenue, 66 feet wide and the south side of Vine Street 12 feet wide, said point of beginning being distant 112.25 feet, more or less, measured along the east side of said North Carrollton Avenue from the north side of West Fayette Street, 80 feet wide; thence binding on the east side of said North Carrollton Avenue Northerly 12 feet, more or less, to the north side of said Vine Street; thence binding on the north side of said Vine Street Easterly 161.7 feet, more or less, to intersect the west side of North Carlton Street variable width; thence binding on the west side of said North Carlton Street Southerly 12 feet, more or less, to the south side of said Vine Street and thence binding on the south side of said Vine Street Westerly 161.7 feet, more or less, to the place of beginning.

Containing 1,940.4 square feet or 0.0445 acres, more or less

~~Sheet 4 of 6 comprising certain streets and alleys bounded by West Mulberry Street, North Arlington Avenue, West Saratoga Street and North Carrollton Avenue lying within the Poppleton Urban Renewal Area and described as follows:~~

~~Beginning for Parcel 9 at the point formed by the intersection of the north side of West Saratoga Street, 60 feet wide, and the east side of North Carlton Street varying in width, said point of beginning being distant Westerly 160.75 feet, more or less, measured along the north side of said West Saratoga Street from the west side of North Arlington Avenue, 66 feet wide; thence binding the north side of said West Saratoga Street Westerly 20 feet, to the west side of said North Carlton Street; thence binding on the west side of said North Carlton Street Northerly 49 feet, to the south side of a 4 foot alley; thence binding on the south side of said 4 foot alley Westerly 2.2 feet, more or less, to the west side of said North Carlton Street; thence binding on the west side of said North Carlton Street Northerly 78.3 feet, more or less, to intersect the south side of Sarah Ann Street, 20 feet wide; thence binding the south side of said Sarah Ann Street Easterly 22.2 feet, more or less, to the east side of said North Carlton Street and thence binding on the east side of said North Carlton Street Southerly 127.3 feet, more or less, to the place of beginning.~~

~~Containing 2,718.26 square feet or 0.0624 acres more or less~~

Sheet 5 of 6 comprising certain streets and alleys bounded by West Fayette Street, North Carrollton Avenue, West Fairmount Avenue and North Stockton Street within the Poppleton Urban Renewal Area and described as follows:

Beginning for Parcel 10 at the point formed by the intersection of the west side of North Carrollton Avenue 66 feet wide, and the north side of a 10 Foot Alley, said point of beginning being distant Southerly 100 feet, more or less, measured along the west side of said North Carrollton Avenue from the point formed by the intersection of the west side of said North Carrollton Avenue and the south side of West Fayette Street 80 feet wide; thence binding on the west side of said North Carrollton Avenue Southerly 10.0 feet to the south side of said 10 Foot Alley; thence binding on the south side of said 10 Foot Alley Westerly 157.0 feet, more or less, to intersect the east side of North Stockton Street, 20 feet wide; thence binding on the east side of said North Stockton Street Northerly 10.0 feet to the north side of said 10 Foot Alley and thence binding on the north side of said 10 Foot Alley Easterly 157.0 feet, more or less, to the Point of Beginning.

Containing 1,570 square feet or 0.036 acres more or less

Sheet 6 of 6 comprising certain streets and alleys bounded by West Fayette Street, North Schroeder Street, West Fairmount Avenue and North Carrollton Avenue lying within the Poppleton Urban Renewal Area and described as follows:

Beginning for Parcel 11 at the point formed by the intersection of the east side of North Carrollton Avenue, 66 feet wide, and the south side of a Variable Width Alley, said point of beginning being distant Northerly 63.3 feet, more or less, measured along the east side of said North Carrollton Avenue from the north side of West Fairmount Avenue variable width; thence binding on the east side of said North Carrollton Avenue Northerly 10 feet, more or less, to the north side of said Variable Width Alley; thence binding on the north side of said Variable Width Alley Easterly 246.0 feet, more or less, to the eastern most extremity thereof; thence binding on the easternmost extremity thereof; thence Southerly 8.0 feet, more or less, to the south side of said Variable Width Alley and thence binding on the south side of said Variable Width Alley Westerly 246.0 feet, more or less, to the place of beginning.

Containing 2,214.0 square feet or 0.051 acres, more or less

Beginning for Parcel 12 at the point formed by the intersection of the north side of West Fairmount Avenue varying in width and the west side of a 12 Foot Alley, said point of beginning being distant Easterly 79.96 feet, more or less, measured along the north side of said West Fairmount Avenue from the east side of North Carrollton Avenue, 66 feet wide; thence leaving the north side of said West Fairmount Avenue and binding on the west side of said 12 Foot Alley, Northerly 63.9 feet, more or less, to intersect the south side of a Variable Width Alley; thence binding on the south side of said Variable Width Alley, Easterly 12 feet, more or less, to the east side of said 12 Foot Alley; thence binding on the east side of said 12 Foot Alley, Southerly 58 feet more or less, to intersect the north side of said West Fairmount Avenue and thence binding on the north side of said West Fairmount Avenue Southwesterly 13.4 feet, more or less, to the place of beginning.

Containing 734.7 square feet or 0.017 acres, more or less

As delineated on a plat numbered 343-A-27A, Sheets 1 through 6, prepared by the Survey Control Section and filed on January 16, 2024 in the Office of the Department of Transportation.

SECTION 2. AND BE IT FURTHER ORDAINED, That the proceedings for the condemnation and closing of certain streets and alleys, bounded by West Mulberry Street, North Schroeder Street, West Fairmount Avenue and North Stockton Street, lying within the Poppleton Urban Renewal Area, and the rights of all interested parties shall be regulated by and in accordance with all applicable provisions of state and local law and with all applicable rules and regulations.

SECTION 3. AND BE IT FURTHER ORDAINED, That after the closing under this Ordinance, all subsurface structures and appurtenances now owned by the Mayor and City Council of Baltimore continue to be the property of the Mayor and City Council, in fee simple, until their use has been abandoned by the Mayor and City Council. If any person wants to remove, alter, or interfere with them, that person must first obtain permission from the Mayor and City Council and, in the application for this permission, must agree to pay all costs and expenses, of every kind, arising out of the removal, alteration, or interference.

SECTION 4. AND BE IT FURTHER ORDAINED, That no building or structure of any kind (including but not limited to railroad tracks) may be constructed or erected in or on any part of the street closed under this Ordinance until all subsurface structures and appurtenances owned by the Mayor and City Council of Baltimore have been abandoned by the Mayor and City Council or, at the expense of the person seeking to erect the building or structure, have been removed and relaid in accordance with the specifications and under the direction of the Director of Transportation of Baltimore City.

SECTION 5. AND BE IT FURTHER ORDAINED, That after the closing under this Ordinance, all subsurface structures and appurtenances owned by any person other than the Mayor and City Council of Baltimore shall be removed by and at the expense of their owners, promptly upon notice to do so from the Director of Transportation.

SECTION 6. AND BE IT FURTHER ORDAINED, That at all times after the closing under this Ordinance, the Mayor and City Council of Baltimore, acting by or through its authorized representatives, shall have access to the subject property and to all subsurface structures and appurtenances used by the Mayor and City Council, for the purpose of inspecting, maintaining, repairing, altering, relocating, or replacing any of them, without need to obtain permission from or pay compensation to the owner of the property.

SECTION 7. AND BE IT FURTHER ORDAINED, That this Ordinance takes effect on the date it is enacted.