



CITY OF BALTIMORE
MAYOR BRANDON M. SCOTT

TO	The Honorable President and Members of the Baltimore City Council
FROM	Caron Watkins Interim Director, Office of Equity & Civil Rights Interim Chief Equity Officer
ANALYST	Zachary Wellman Equity Policy Analyst, Office of Equity & Civil Rights
DATE	October 15, 2024
SUBJECT	OECR Report on Baltimore City Council Bill 24-0596 Sale of Property - 1400 Leadenhall Street

OECR POSITION: No Recommendation

SUMMARY OF LEGISLATION

The Office of Equity & Civil Rights (OECR) has reviewed and is herein reporting on City Council Bill 24-0596 – *Sale of Property - 1400 Leadenhall Street*. This is a property sale ordinance bill.

The bill seeks to accomplish the following:

- Authorize the sale of the property located at 1400 Leadenhall Street.
- Provide that the deed only be transferred after the approval of the City Solicitor.
- Provide an effective date for the ordinance of the day the bill is enacted.

The bill accomplishes this under the authority granted to the Mayor and Baltimore City Council by Article V - Comptroller, Section 5(b) of the Baltimore City Charter.

ANALYSIS

City Council Bill 24-0596 intends to sell the city-owned property located at 1400 Leadenhall Street, which is no longer needed for public use. The property is located in an industrial zoning area and was once operated by the Department of Transportation's Conduit Division before being added to the surplus inventory in 2024. After its surplus, the property was transferred to the Baltimore Development Corporation (BDC) from the Department of Real Estate, which has approved the sale of the property if the bill is passed. The BDC plans to sell the property in its existing state and under existing zoning restrictions.

Upon Council Bill 24-0596's passage, the BDC intends to engage in a formal disposition process for the property in which they will publicly solicit proposals for the purchase and reuse of the site

by a private, non-City of Baltimore affiliated, entity. The selected proposal will go through approval by the BDC Board of Directors and then be presented to the Board of Estimates for final approval of the sale.

CONCLUSION

The Office of Equity & Civil Rights discerns no inequity in the intent of the property sale on the basis that the property no longer being of use to the City of Baltimore or its residents. However, given that a buyer for the property has not yet been identified, the OECR cannot comment on the potential equity impacts of change in ownership/usage and, as such, makes **no recommendation** on City Council Bill 24-0596.

Respectfully Submitted,



Caron Watkins

Interim Director, Office of Equity & Civil Rights