



MEMORANDUM

DATE: September 28, 2020
TO: Housing and Urban Affairs Committee
FROM: Colin Tarbert, President and CEO
POSITION: Support
SUBJECT: City Council No. 20-0575
City Streets – Closing – A 13-Foot Alley and a 20-Foot Alley

INTRODUCTION

The Baltimore Development Corporation (BDC) is reporting on City Council Bill 20-0575, introduced by the Council President, at the request of The Baltimore City Department of Transportation, on August 17th, 2020, and referred to BDC on August 20th, 2020.

PURPOSE

This Bill and its companion Bill No. 20-0574 were introduced to permit the City of Baltimore to close and sell the 13-foot alley, laid out in the rear of the properties known as 2000-2030 East Biddle Street. The further purpose being the sale of the adjacent lots for use as parking by the nearby, Hoen Lithograph Building at 2101 East Biddle Street.

BRIEF HISTORY

The Hoen Lithograph redevelopment at 2101 E. Biddle Street received a building permit (#2018-1608) in September 2018. The planned renovation of the existing buildings into retail and office space required 108 parking spaces. A parking exemption, approved by the Director of Planning on February 28, 2018 allowed for just 52 spaces. Now additional parking is required for leasing purposes. The Developer, 2101 E. Biddle Street, LLC, proposed off site parking lots. The proposed parking would be located in the neighboring blocks surrounding 2101 E. Biddle Street. The parking lots are identified as areas B through F. The aforementioned alley and adjacent properties will be incorporated into parking “Area C” for use by both Israel Baptist Church and tenants of the Hoen Lithograph Building.

FISCAL IMPACT

None

AGENCY POSITION

The BDC supports passage of City Council Bill No. 20-0575.

If you have any questions, please do not hesitate to contact Kim Clark at KClark@baltimoredevelopment.com and 410-837-9305.

cc: Nicholas Blendy

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