



## Legislation Text

File #: 16-0725, Version: 0

Introduced by: The Council President

At the request of: The Administration (Department of Housing and Community Development)

### A Bill Entitled

An Ordinance concerning

#### **Urban Renewal - Carroll Camden - Amendment**

For the purpose of amending the Urban Renewal Plan for Carroll Camden to change the allowable land use and proposed development for an existing disposition lot, to add a new disposition lot to the Plan, and to revise certain exhibits to reflect these changes in the Plan; waiving certain content and procedural requirements; making the provisions of this Ordinance severable; providing for the application of this Ordinance in conjunction with certain other ordinances; and providing for a special effective date.

By authority of

Article 13 - Housing and Urban Renewal

Section 2-6

Baltimore City Code

(Edition 2000)

### Recitals

The Urban Renewal Plan for Carroll Camden was originally approved by the Mayor and City Council of Baltimore by Ordinance 02-296 and last amended by Ordinance 12-83.

An amendment to the Urban Renewal Plan for Carroll Camden is necessary to change the allowable land use and proposed development for an existing disposition lot, to add a new disposition lot to the Plan, and to revise certain exhibits to reflect these changes in the Plan.

Under Article 13, § 2-6 of the Baltimore City Code, no change may be made in any approved renewal plan unless the change is approved in the same manner as that required for the approval of a renewal plan.

**Section 1. Be it ordained by the Mayor and City Council of Baltimore,** That the following changes in the Urban Renewal Plan for Carroll Camden are approved:

- (1) In the Plan, amend E.6. to change to change the allowable land use and proposed development for Disposition Lot 1 and to add new Disposition Lot 9, to read as follows:

#### E. Techniques Used to Achieve Plan Objectives

##### 6. Specific Disposition Lot Controls

Disposition Lot	Allowable Land Use	Proposed Proposed Development	Zoning
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1		[General[Redevelopment for M-2-3
	Industrial B]	industrial ancillary office,
		retail, parking, and/or
	Community	public/open space use]
	Commercial	Redevelopment for retail,
		parking, and/or outdoor
		recreational facility use
.....		
9		CommunityRedevelopment for
		retail,M-2-3
	Commercial	parking, and/or outdoor
		recreational facility use

(2) In the Plan, revise Exhibit 2, “Land Disposition”, to add new Disposition Lot 9 at 301 Stockholm Street, which shall include its adjacent riparian area.

(3) In the Plan, revise Exhibit 3, “Land Use Plan”, to change 1411 Warner Street and 301 Stockholm Street and its adjacent riparian area from General Industrial B to Community Commercial.

**Section 2. And be it further ordained,** That the Urban Renewal Plan for Carroll Camden, as amended by this Ordinance and identified as “Urban Renewal Plan, Carroll Camden, revised to include Amendment \_\_, dated August 15, 2016”, is approved. The Department of Planning shall file a copy of the amended Urban Renewal Plan with the Department of Legislative Reference as a permanent public record, available for public inspection and information.

**Section 3. And be it further ordained,** That if the amended Urban Renewal Plan approved by this Ordinance in any way fails to meet the statutory requirements for the content of a renewal plan or for the procedures for the preparation, adoption, and approval of a renewal plan, those requirements are waived and the amended Urban Renewal Plan approved by this Ordinance is exempted from them.

**Section 4. And be it further ordained,** That if any provision of this Ordinance or the application of this Ordinance to any person or circumstance is held invalid for any reason, the invalidity does not affect any other provision or any other application of this Ordinance, and for this purpose the provisions of this Ordinance are declared severable.

**Section 5. And be it further ordained,** That if a provision of this Ordinance concerns the same subject as a provision of any zoning, building, electrical, plumbing, health, fire, or safety law or regulation, the applicable provisions shall be construed to give effect to each. However, if the provisions are found to be in irreconcilable conflict, the one that establishes the higher standard for the protection of the public health and safety prevails. If a provision of this Ordinance is found to be in conflict with an existing provision of any other law or regulation that establishes a lower standard for the protection of the public health and safety, the provision of this Ordinance prevails and the other conflicting provision is repealed to the extent of the conflict.

**Section 6. And be it further ordained,** That this Ordinance takes effect on the date it is enacted.