

# PLANNING BALTIMORE'S FUTURE

Thomas J. Stosur, Director

3/29/2017

Baltimore City Department of Planning



Planning Department Overview	3
Development Trends	5
Transform Baltimore Zoning Code	8
Sustainability Plan Update	27
Green Network Plan	31
INSPIRE Neighborhood Plans	41



## Planning Department Overview

### Our Mission:

To build Baltimore as a diverse, sustainable and thriving city of neighborhoods and as the economic and cultural driver for the region.

### Commission for

#### Planning Commission

- Developing and maintaining the Comprehensive Plan
- Preparing and updating plans for the physical development of the City
- Reviewing all subdivision applications and Planned Unit Developments; as well as any amendments to the City's Zoning Ordinance

*1947 Charter*

#### Historical & Architectural Preservation

- (CHAP)
- Designating Baltimore City Landmarks and Historic Districts
  - Reviewing plans affecting designated structures
  - Supporting policies and programs that foster preservation of Baltimore City's historic assets

*Established 1964*

#### Sustainability Commission

- Developing, updating and monitoring implementation of the City's Sustainability Plan
- Creating an annual progress report of Sustainability initiatives
- Advising the Administration and key decision makers on Sustainability issues and legislation

*Established 2007*



# Planning Department Overview

## Department Divisions:



**The Historic & Architectural Preservation** division works to preserve and renew the City's historic fabric, as well as to educate residents and stakeholders about the City's rich history.



**The Sustainability & Environmental Planning** division is home to the City's Office of Sustainability. The division also manages the Forest Conservation, Flood Plain and Critical Area Programs. Baltimore's Food Policy Initiative is also a part of this division.



**The Research & Strategic Planning Division** provides information, research, analysis and evaluation of planning practices to inform the Department's policy making and neighborhood revitalization activities.



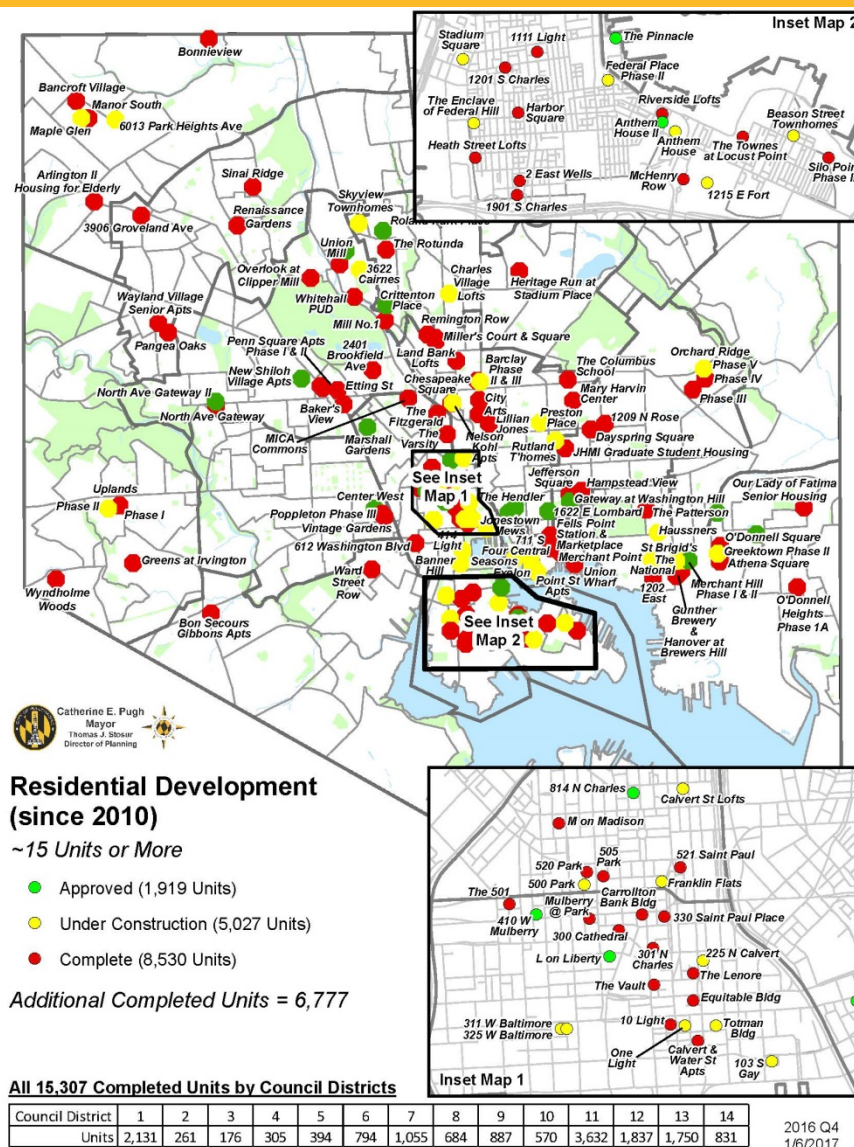
**The Land Use & Urban Design Division** serves as the first stop for development in the City of Baltimore for projects ranging from individual buildings to large subdivisions and mixed-use developments.



Planners within the **Comprehensive Planning Division** are assigned to geographic areas and work on developing neighborhood plans, urban renewal plans and plan amendments in collaboration with community stakeholders.

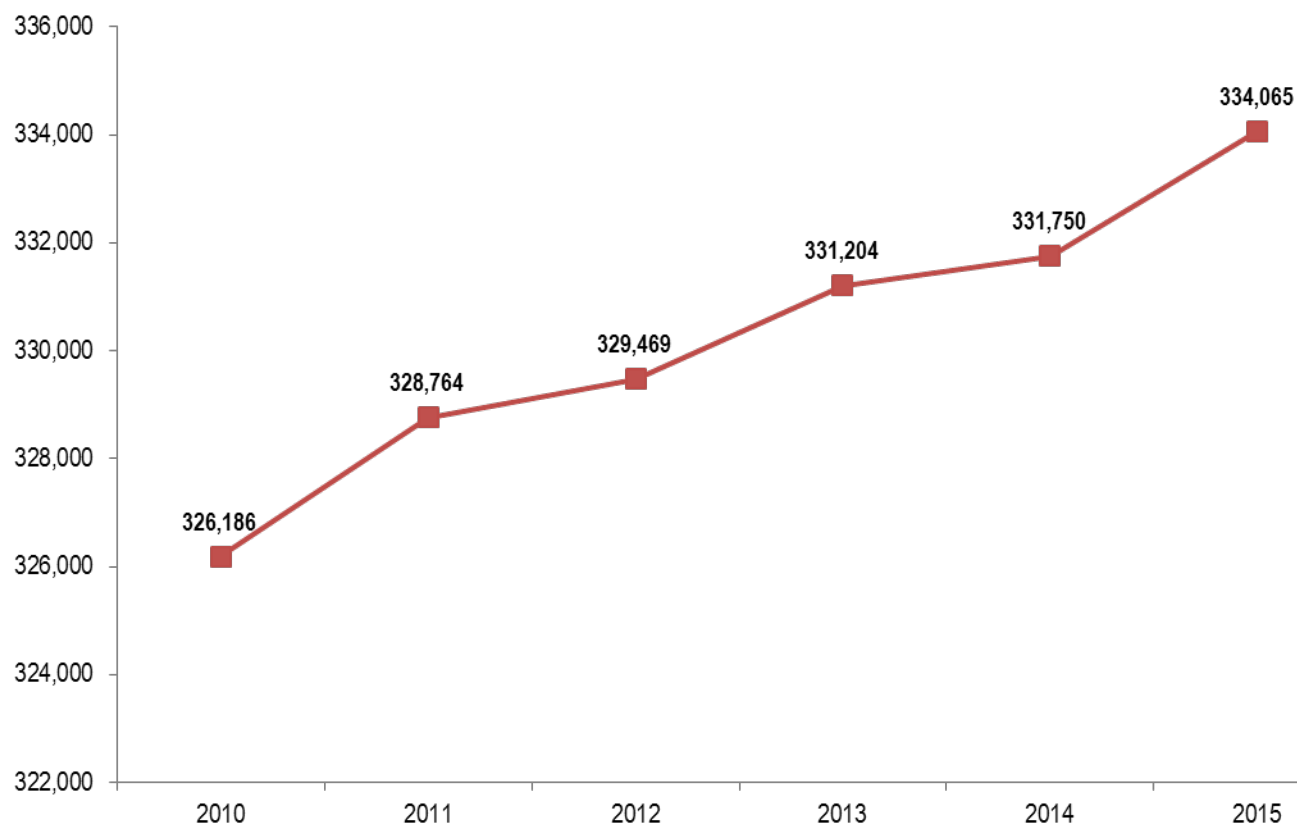


- 15,307 residential units complete since 2010
- Over 5,000 more **Under Construction**
- Major future projects:
  - Harbor Point
  - Port Covington



## Job Growth Since 2010: Baltimore City

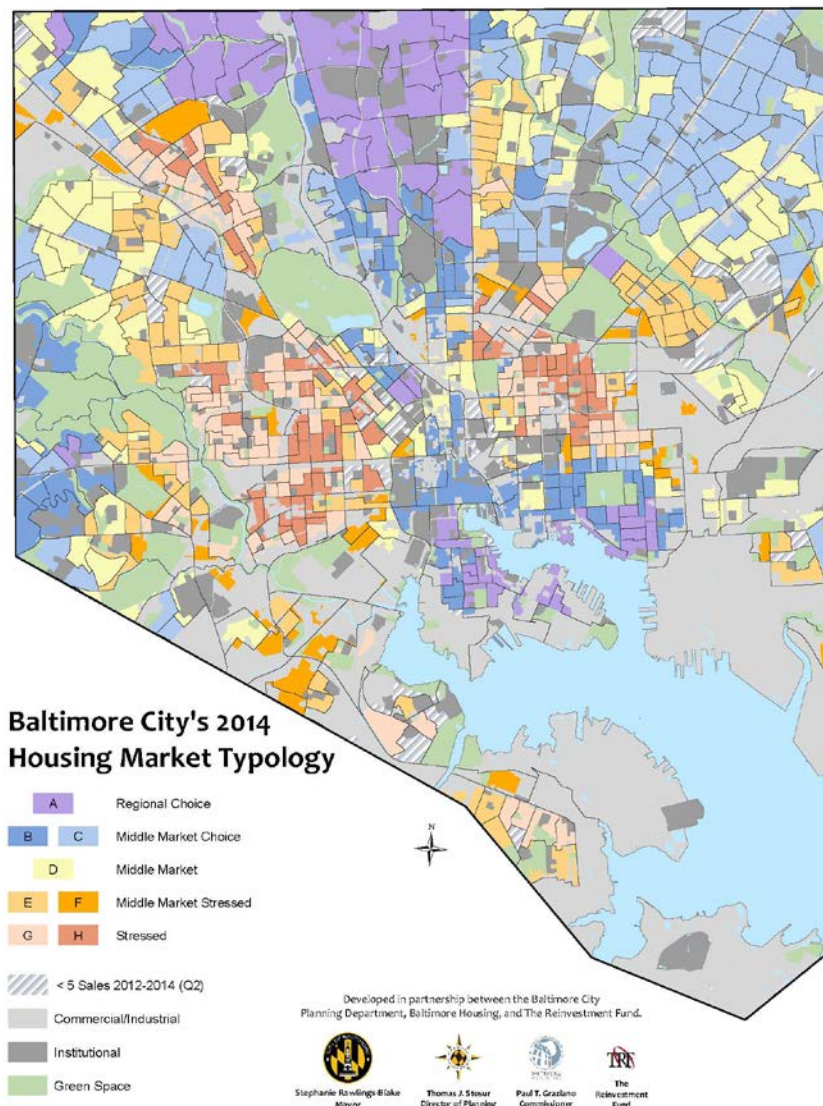
Employment, Total: 2010 - 2015



Source: Bureau of Labor Statistics . *Quarterly Census of Employment and Wages*.



# Housing Market Typology



## History

Prior to Transform, the Baltimore City Zoning Code was last comprehensively updated in 1971.



At that time, the focus was on auto-oriented development, separation of uses, and preserving the City's heavy manufacturing base.



Over the past 45 years, the economic realities and design goals of the City have evolved, and the 1971 Code was no longer appropriate for shaping the City's physical development.

Comprehensive Plan - LIVE EARN PLAY LEARN adopted in 2006 recommended a new Zoning Code.



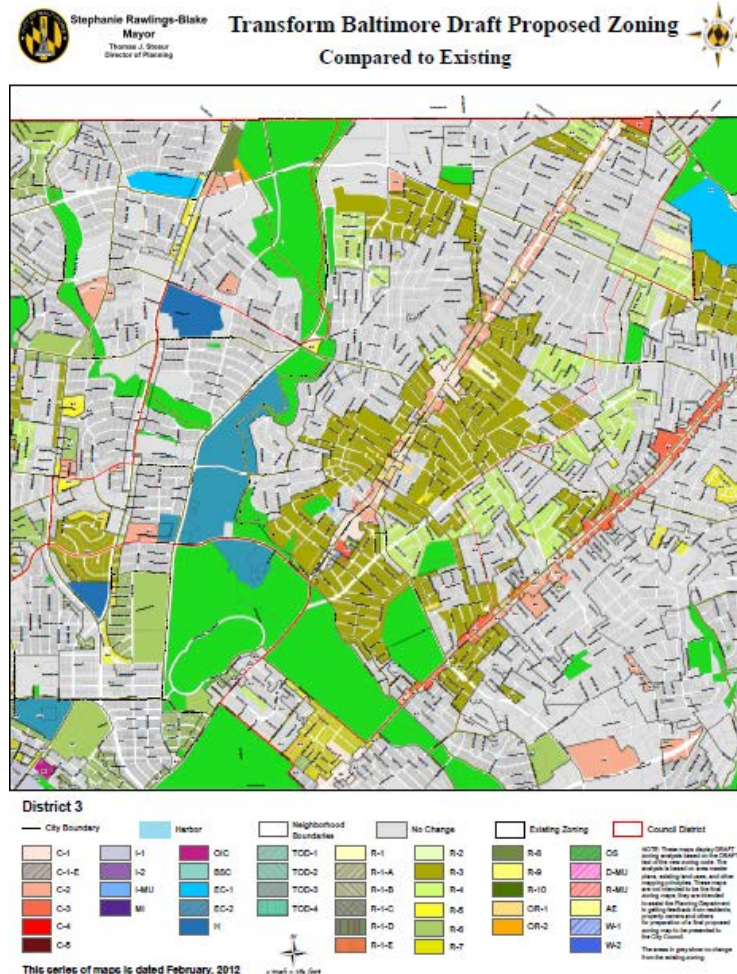
## Summary of Process

- Internal research and study 2007-2008.
- Hired consultant Camiros based in Chicago.
- Established Zoning Advisory Committee
- Established topical working groups with stakeholders
- Website & larger city-wide meetings for public input
- First Draft released in 2010
- More city-wide meetings for public input
- Second draft along with Maps released in 2011.
- More city-wide meetings for public input



## Summary of Process

- Revised again and legislation introduced into City Council in October 2012.
- Planning Commission held 8 public hearings on the legislation and voted in March 2013 with some revisions in September 2013.
- City Council public hearings held 2013-2016
- Adoption on December 5, 2016
- Corrective legislation Introduced March 2017



Maps were produced that showed existing and proposed zoning .



## Principles of the code

### Eight key drafting goals:

1. Reorganize the Code for user - friendliness
2. Improve Code administration
3. Modernize the use structure
4. Incorporate urban design objectives
5. Address existing character and compatible redevelopment
6. Implement the Comprehensive Master Plan
7. Integrate Urban Renewal Plans into the Code
8. Promote sustainable development



## New Designations

- More Mixed Use categories - I-MU, TOD, OIC, BSC, Flexible Commercial Zones
- Generic Uses - broad categories that allow the code to stay relevant while organizing by similar impact
- Commercial Districts & Neighborhood Commercial - Conditional Use
- More flexible ground floor commercial in high density residential zones



# New Designations

## Overlay Zones

- Educational Campus EC-1 and EC-2
- Hospital
- Waterfront W-1 and W-2
- Row house and detached House
- Mixed-Use Overlay



# Mapping Principles

Maintain current zoning districts wherever appropriate.



Remap areas to reduce non-conformities.



Zoned R-1 but lots were too small and therefore non-conforming, so rezoned.



Fells Point - Main Street in character but uses were too permissive - created a Main St. zone C-1

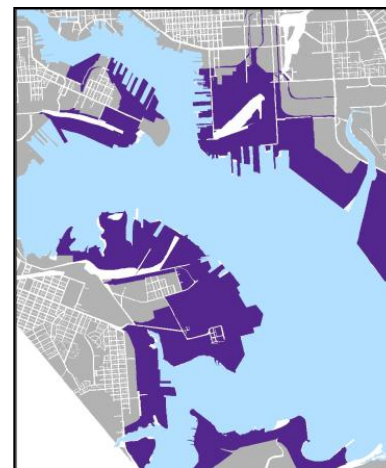


# Mapping Principles

Remap applicable areas to implement development policies.



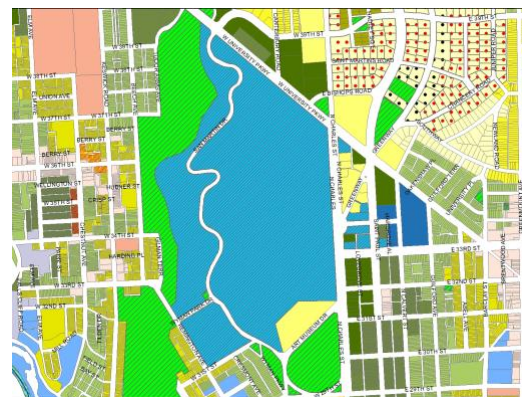
Industrial Mixed Use



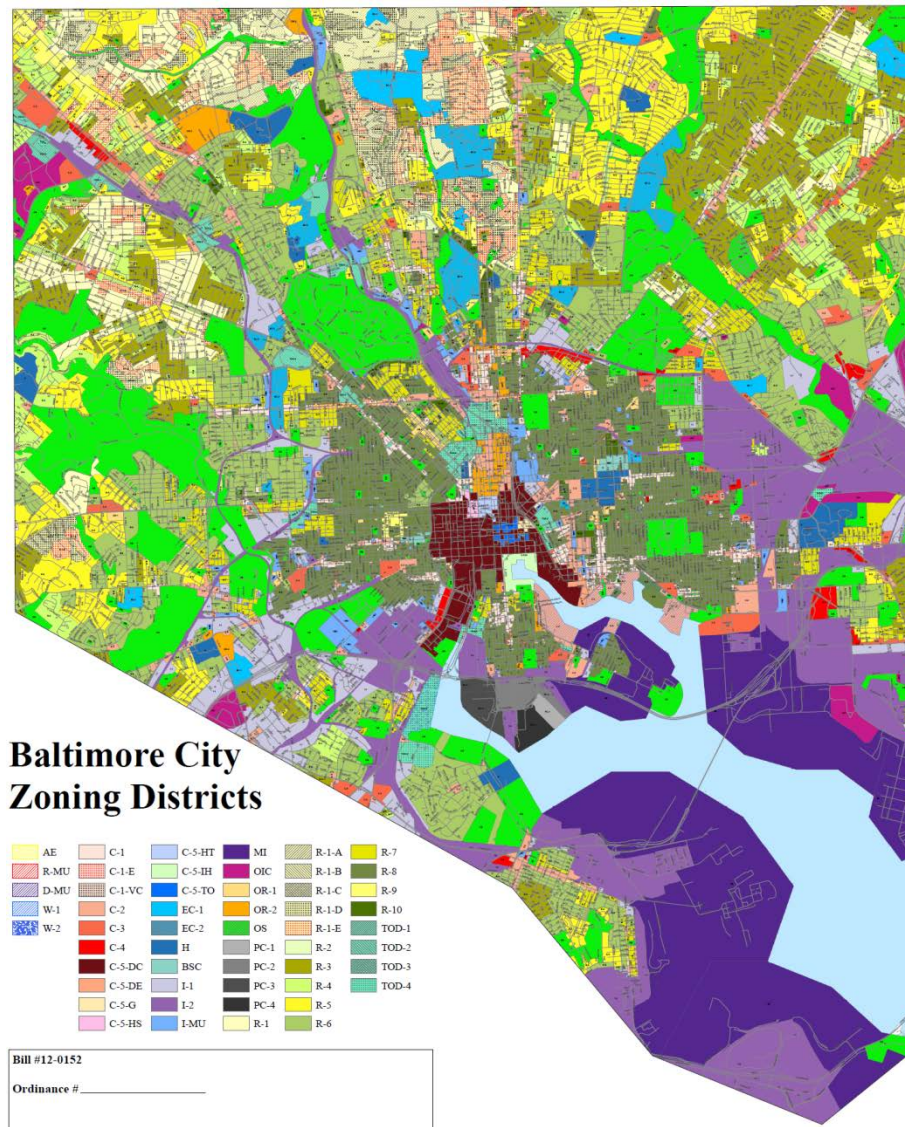
Maritime Industrial  
Zone MIZOD

Apply policy-specific districts when remapping to resolve specific conditions or achieve specific purposes.

For example  
Campus Zones



# Map



# Use Tables

All uses are defined in title 1

<i>Commercial (cont'd)</i>	<i>C-1</i>	<i>C-1-1/C</i>	<i>C-1-E</i>	<i>C-2</i>	<i>C-3</i>	<i>C-4</i>	<i>C-5</i>	
Funeral Home				CB	P	P		
Gas Station				CB	CB	P		Per § 14-314
Greenhouse or Nursery	P	P	P	P	P	P	CB	Per § 14-339
Health-Care Clinic	CB	CB	CB	P	P	P	P	
Health Center	P	P	P	P	P	P	P	
Heavy Sales, Rental, or Service					CB	P		
Hotel or Motel	CB	CB	CB	P	P	P	P	
Kennel					CB	P	CB	Per § 14-317
Lodge or Social Club	CB	CB	CB	CB	P	P	P	Per § 14-320
Motor Vehicle Dealership (Fully Enclosed Structure)				P	P	P	P	Per § 14-325
Motor Vehicle Dealership (Outdoor Vehicle Display)					CB	P		Per § 14-325
Motor Vehicle Rental Establishment (Fully Enclosed Structure)	P			P	P	P	P	Per § 14-325
Motor Vehicle Rental Establishment (Outdoor Vehicle Display)					CB	P		Per § 14-325
Motor Vehicle Service and Repair: Major						P		Per § 14-326
Motor Vehicle Service and Repair: Minor (Fully Enclosed Structure)				P	P	P	P	Per § 14-326
Motor Vehicle Service and Repair: Minor (Outdoor Vehicle Storage)				CB	P	P		Per § 14-326
Nursery (See "Greenhouse or Nursery")	-	-	-	-	-	-	-	-
Office	P	P	P	P	P	P	P	
Outdoor Dining	P	P	P	P	P	P	P	Per § 14-329
Pawn Shop				CB	CB	CB	CB	
Personal Services Establishment	P	P	P	P	P	P	P	
Racetrack						CB		
Recreation: Indoor				P	P	P	P	Per § 14-312
Recreation: Outdoor				CB	CB	CB	CB	Per § 14-312
Recreational Vehicle Dealership					CB	P		
Restaurant	P	CB	P	P	P	P	P	

Permitted

Conditional Use to Zoning Board

If CO- then Conditional Use by Ordinance to City Council

Detailed Use standards in Title 14



# Bulk Regulations

TABLE 9-401: ROWHOUSE AND MULTI-FAMILY RESIDENTIAL DISTRICTS – BULK AND YARD REGULATIONS						
CATEGORIES	SPECIFICATIONS (PER DISTRICT)					
	R-5	R-6	R-7	R-8	R-9	R-10
<b>MINIMUM LOT AREA</b>						
Community ... Open-Space Garden or Farm	None	None	None	None	None	None
Dwelling: Detached	3,000 sq.ft.	3,000 sq.ft.	3,000 sq.ft.	3,000 sq.ft.	3,000 sq.ft.	3,000 sq.ft.
Dwelling: Semi-Detached	2,500 sq.ft.	2,000 sq.ft.	2,000 sq.ft.	2,000 sq.ft.	2,500 sq.ft.	2,000 sq.ft.
Dwelling: Rowhouse	2,500 sq.ft.	1,500 sq.ft.	1,100 sq.ft.	750 sq.ft.	750 sq.ft.	500 sq.ft.
Dwelling: Multi-Family (Generally)	2,500 sq.ft./du	1,500 sq.ft./du	1,100 sq.ft./du	750 sq.ft./du	550 sq.ft./du	200 sq.ft./du
Dwelling: Multi-Family (Age-Restricted)	1,875 sq.ft./du	1,125 sq.ft./du	825 sq.ft./du	575 sq.ft./du	550 sq.ft./du	200 sq.ft./du
Park or Playground	None	None	None	None	None	None
Residential-Care Facility (Generally)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)	Lot area to be comparable to that for a like- sized M-FD (Gen'ly)
Residential-Care Facility (Age-Restricted)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)	Lot area to be comparable to that for a like- sized M-FD (Age-Restrctd)
Rooming House	N/A	N/A	N/A	375 sq.ft./ru	275 sq.ft./ru	100 sq.ft./ru
Urban Agriculture	None	None	None	None	None	None
All Other Uses	3,000 sq. ft.	3,000 sq. ft.	3,000 sq. ft.	3,000 sq. ft.	3,000 sq. ft.	3,000 sq. ft.
<b>MAXIMUM BLDG HEIGHT</b>						
Dwelling: Detached or Semi-Detached	35 feet	35 feet	35 feet	35 feet	35 feet	35 feet
Dwelling: Rowhouse	35 feet	35 feet	35 feet	35 or 45 feet <sup>1</sup>	35 or 45 feet <sup>1</sup>	35 or 45 feet <sup>1</sup>
Dwelling: Multi-Family	35 or 45 feet <sup>2</sup>	35 or 45 feet <sup>2</sup>	35 or 45 feet <sup>2</sup>	45 or 60 feet <sup>3</sup>	3.0 FAR	6.0 FAR
All Other Uses	35 or 45 feet <sup>2</sup>	35 or 45 feet <sup>2</sup>	35 or 45 feet <sup>2</sup>	45 or 60 feet <sup>3</sup>	45 feet	45 feet

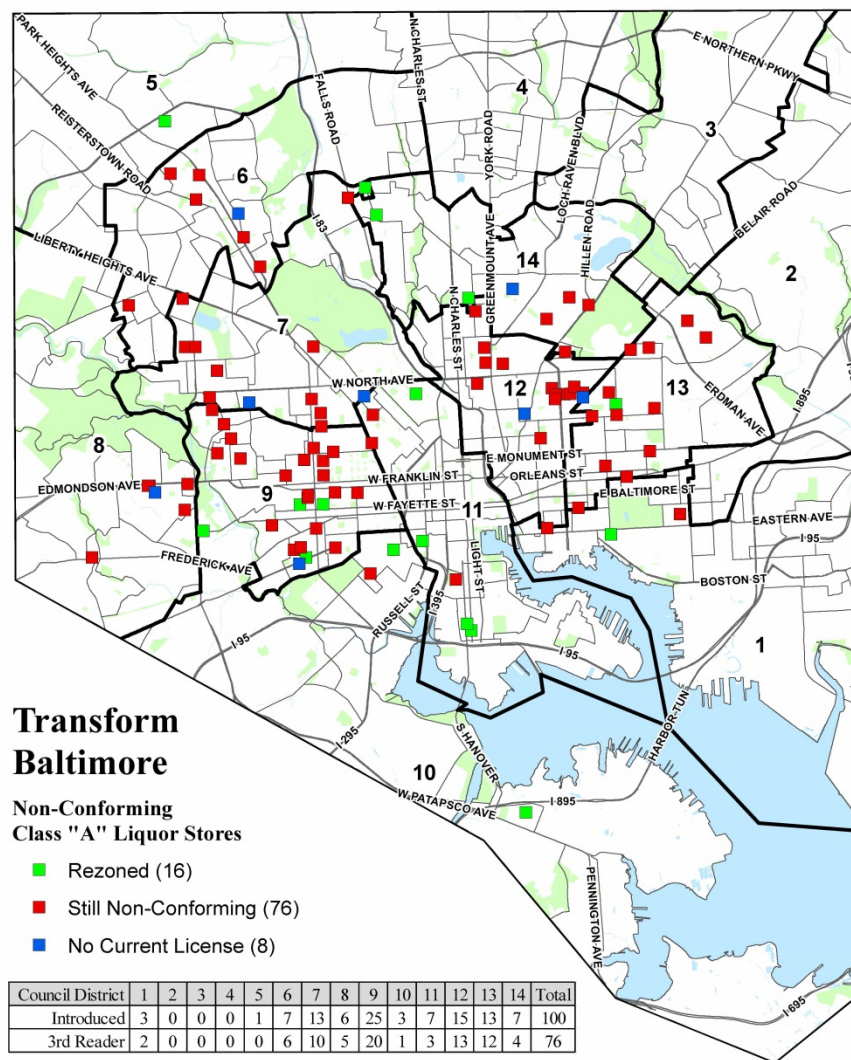


# Design and Landscape Guidelines

- Design and Landscape Guidelines as a separate manual to be approved & updated by Planning Commission.
- Adoption anticipated May 2017.
- Title 4 outlines applicability of Design Review Process
- Administration exceptions limited to design items only, not bulk or use. Also if subject to Commission for Historic and Architectural Preservation (CHAP) review then exempt.



# Transform Baltimore: Non Conforming Liquor Stores in City



November 2016



## Urban Renewal Plans and PUDs

### URBAN RENEWAL PLANS - URP

- Urban Renewal Plans have been used over the last 50 years for a variety of reasons including property acquisition, design standards and recommending rezoning.
- In developing this code these URPs were reviewed and the relevant plan recommendations were included. They include in many cases;
  - Rezoning consistent with plan goals
  - Design Standards
  - Reworking Commercial districts based on Main street type goals.
- Many URPs have expired or are expiring soon but all plans are being reviewed for necessary updates or removal to reduce redundancy .



### PLANNED UNIT DEVELOPMENTS -PUD

- PUDs remain in place but unless proactively removed.
- Many are outdated and likely to be repealed by the property owners.
- This will require individual ordinances
- Transition rules are in Title 13



## Changes to processes - Conditional Use? Variance?

### Process Changes

- BMZA
  - Major Variances
  - Minor Variances less than 10% generally - NEW
  - Conditional Uses
- PUD
  - Fewer expected to be needed
  - Many dated ones can be removed
  - New PUDs have Preliminary Consultation with Department and then a Concept review at Planning Commission - Issues on the Table Early
- SPRC
  - Title 4 - Required for many projects
- Design review
  - Title 4 - Required for many projects
  - Director's decision may be appealed to Planning Commission



## Other transition Issues

### At what point will the new Zoning code impact permit review?

- Applications submitted & certified complete by June 4, 2017 will be reviewed under the existing code.
- Any application submitted June 5, 2017 or after will be reviewed under the new code.
- For any special circumstances, the Zoning Administrator will make the determination on which code applies.
- All transition rules are in Title 2-202



## Next Steps



### Missed Opportunities

- Conversions as of Right based on building size
- Prohibition on new surface parking lots downtown
- No Conditional Use by Ordinance
- More as of right uses - Many uses were changed from permitted to Conditional by the Council

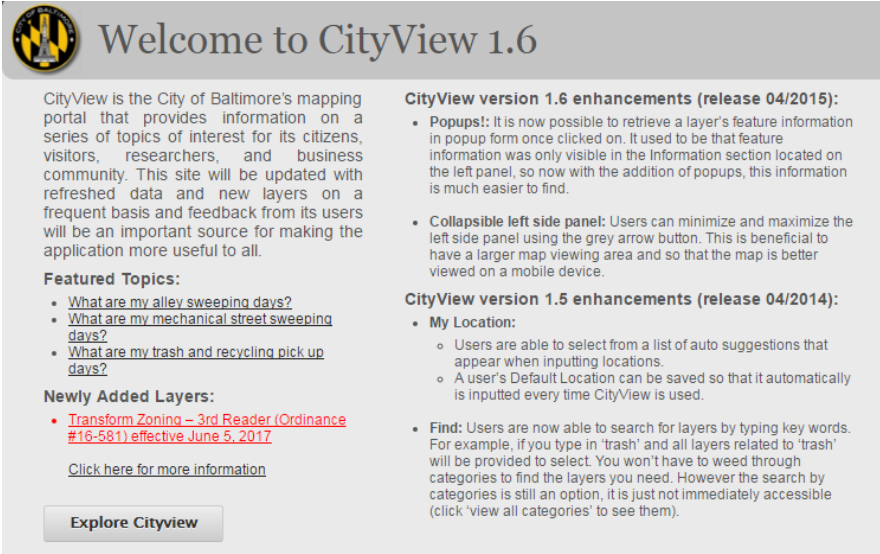
### On Our Agenda to review

- Adoption of Design and Landscape Guidelines
- Review Urban Renewal Plans
- Parking standards
- Signage
- Others



## Highlights & Schedule

- Effective Date June 5, 2017
- Map is available online through Cityview <http://cityview.baltimorecity.gov/>



The image shows a screenshot of the CityView 1.6 welcome page. It features a header with the City of Baltimore logo and the title 'Welcome to CityView 1.6'. The main content area is divided into several sections: a general description of CityView, 'Featured Topics' with links to alley sweeping, street sweeping, and trash/recycling pick-up; 'Newly Added Layers' with a link to Transform Zoning; and two sections for version enhancements (1.5 and 1.6). The version 1.6 enhancements include 'Popups!' and a 'Collapsible left side panel'. The version 1.5 enhancements include 'My Location' and 'Find'. At the bottom, there is a button labeled 'Explore Cityview'.

**Welcome to CityView 1.6**

CityView is the City of Baltimore's mapping portal that provides information on a series of topics of interest for its citizens, visitors, researchers, and business community. This site will be updated with refreshed data and new layers on a frequent basis and feedback from its users will be an important source for making the application more useful to all.

**Featured Topics:**

- [What are my alley sweeping days?](#)
- [What are my mechanical street sweeping days?](#)
- [What are my trash and recycling pick up days?](#)

**Newly Added Layers:**

- [Transform Zoning – 3rd Reader \(Ordinance #16-581\) effective June 5, 2017](#)

[Click here for more information](#)

[Explore Cityview](#)

**CityView version 1.6 enhancements (release 04/2015):**

- **Popups!:** It is now possible to retrieve a layer's feature information in popup form once clicked on. It used to be that feature information was only visible in the Information section located on the left panel, so now with the addition of popups, this information is much easier to find.
- **Collapsible left side panel:** Users can minimize and maximize the left side panel using the grey arrow button. This is beneficial to have a larger map viewing area and so that the map is better viewed on a mobile device.

**CityView version 1.5 enhancements (release 04/2014):**

- **My Location:**
  - Users are able to select from a list of auto suggestions that appear when inputting locations.
  - A user's Default Location can be saved so that it automatically is inputted every time CityView is used.
- **Find:** Users are now able to search for layers by typing key words. For example, if you type in 'trash' and all layers related to 'trash' will be provided to select. You won't have to weed through categories to find the layers you need. However the search by categories is still an option, it is just not immediately accessible (click 'view all categories' to see them).

- Corrective bill to clean up language this spring
- <http://planning.baltimorecity.gov/programs/transform-baltimore>



## Sustainability Plan

 Cleanliness Pollution Prevention Resource Conservation Greening Transportation Education & Awareness Green Economy

### 2009 Sustainability Plan:

- 7 Chapters
- 29 Goals
- 131 Strategies

### Why Update the Plan **Now?**



## Sustainability Plan Update through an Equity Lens:

### Baltimore Population

622,793

63% Black

28% White

5% Hispanic/Latino

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23% below poverty  
level



# Sustainability Plan: Framework

Human-Made Systems	Climate and Resiliency	Community	Economy	Human Health and Well-being	Nature in the City
Water and Sewer Systems	Greenhouse Gas Emissions	Education	Green Market Development	Active Living	Green Infrastructure
Housing	Energy	Good Schools	Local Business	Food and Nutrition	Trees and Forests
Transportation	Natural Hazards	Waste and Recycling	Quality Jobs and Wages	Healthcare and Hospitals	Water in the Environment
Planning Neighborhoods	Community Preparedness	Neighbors	Targeted Industry Development	Air Quality (Indoor and Outdoor)	Biodiversity
Buildings	Emergency Prevention & Response	Arts and Culture	Training and Readiness	Safety	Natural Systems
		Diversity		Poverty Prevention	Urban Farms



# Sustainability Plan: Timeline

APRIL 19, 2016

Annual Town Hall: Launch plan update

AUGUST - DECEMBER

Train ambassadors; Engage residents

SEPTEMBER - DECEMBER

Engage stakeholders

OCTOBER 26, 2016

Community Forum

JANUARY - MAY 2017

Develop draft plan

APRIL - MAY 2017

Final draft plan: Available for public comment

APRIL 18, 2017

Annual Town Hall: Obtain feedback for final document

MAY - JUNE 2017

Present Plan to Planning Commission and City Council

JUNE 2017

Release updated Sustainability Plan



# Green Network Plan: Existing Green Network

## Benefits of Green Infrastructure:

### Safety

Communities with parks and gardens have lower crime rates, less road rage and more pride.

### Environment

Trees produce oxygen and sequester carbon, absorbing 150kg of air pollution a year. Plants also improve water, air and soil quality, just to name a few...

### Economic

For every two jobs created in ornamental horticulture, another job is created in the Canadian economy

### Health

Green spaces are known to lower blood pressure and reduce stress. Not only is gardening therapeutic, but it also improves focus.

### Work

Not only does having plants and a landscaped area around your business attract more clients, it also reduces employee health-related absenteeism.

### Energy

Planting trees near a home can reduce heating bills by 10-50% per year and reduce air conditioning bills by 25-30% per year. The shade could reduce Canada's oil consumption by 500,000 barrels of oil per day.

### Home

Landscaping can add 20% to the property value of a building. Even small projects like adding a patio, hedge or garden can add 4-12%.

### Municipal

Green roofs help reduce the distribution of dust and particulate matter throughout the city, as well as the production of smog, reducing greenhouse gas emissions.

### Benefits of green infrastructure



Stephanie Rawlings-Blake  
Mayor  
Thomas J. Sienor  
Director of Planning



# Green Network Plan: Opportunities to Expand Green Network

## Selected Goals

### *Increase:*

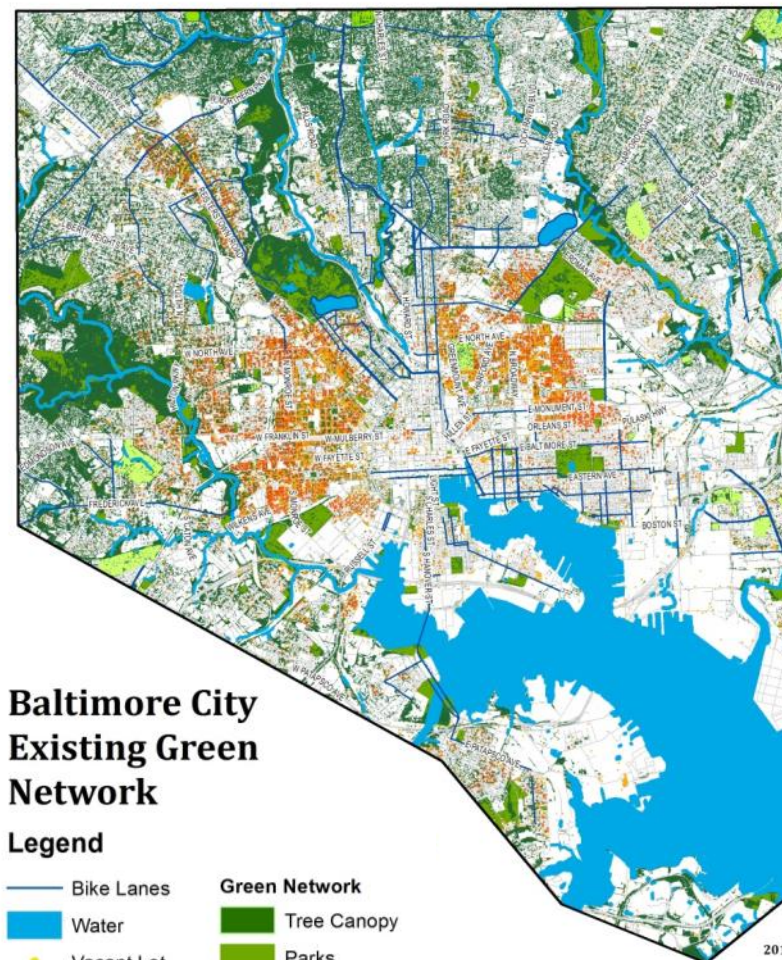


- Quality of Life
- Neighborhood Walkability
- Safety
- Investment and Revitalization
- Green Job Opportunities
- Access to Open Space
- Health Benefits
- Water Quality

### *Reduce:*



- Blight and Abandonment
- Crime
- Polluted Runoff
- Flooding
- "Heat Islands"



**Baltimore City  
Existing Green  
Network**

#### Legend

Bike Lanes	<b>Green Network</b>
Water	Tree Canopy
Vacant Lot	Parks
Vacant Building	Golf Courses
	Cemeteries



Stephanie Rawlings-Blake  
Mayor  
Thomas J. Steyer  
Director of Planning



# Green Network Plan



## Green Network Plan: Overview

- **Vision**  
to transform vacant and abandoned properties into community assets
- **Blueprint**  
turning selected vacant properties into assets
- **Framework**  
for coordinating across 'siloes' to maximize resources

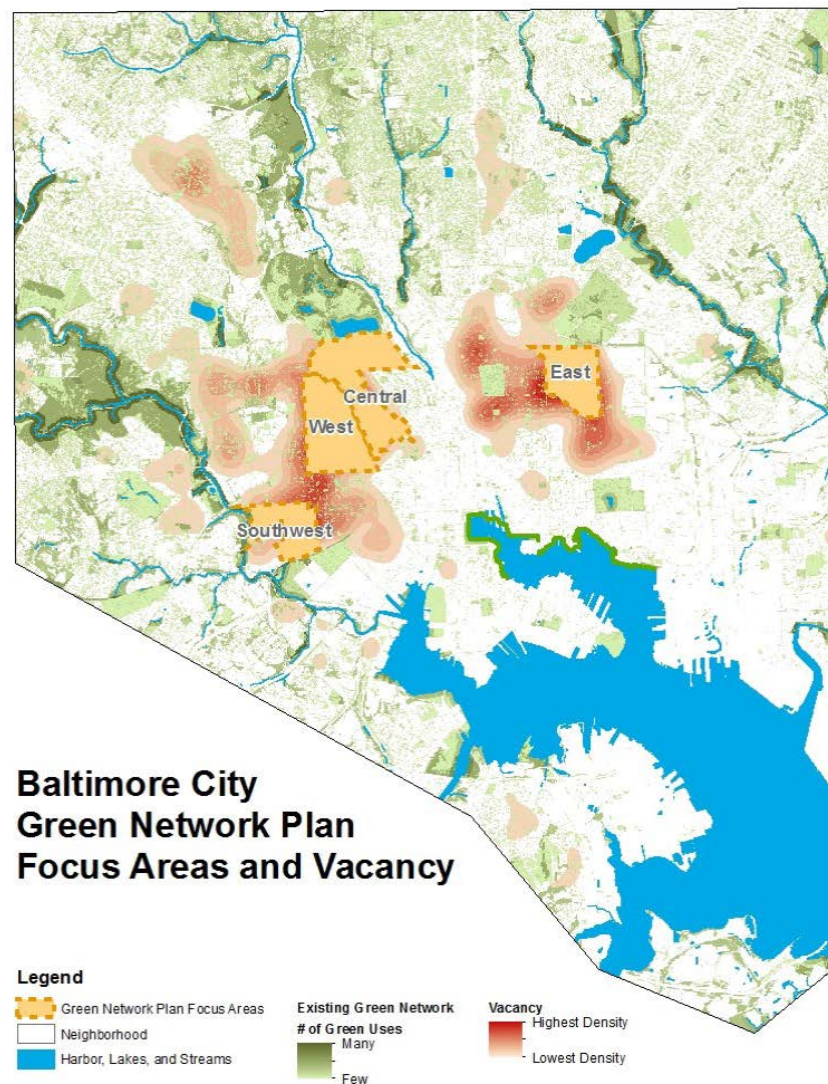


# Green Network Plan: Partners



## Green Network Plan: Current Status and Accomplishments

- Site Suitability Analysis
- Focus Area Charrettes
  - *East*: Broadway East
  - *West*: Sandtown/ Harlem Park
  - *Central*: Druid Heights/ Upton/ Penn North
  - *Southwest*: Shipley Hill/ Carrollton Ridge
- Leadership Committee
- Subcommittees:
  - Outreach & Engagement
  - Land Use & Design
  - Funding & Financing
  - Implementation



## Green Network Plan: Timeline





N. BROADWAY

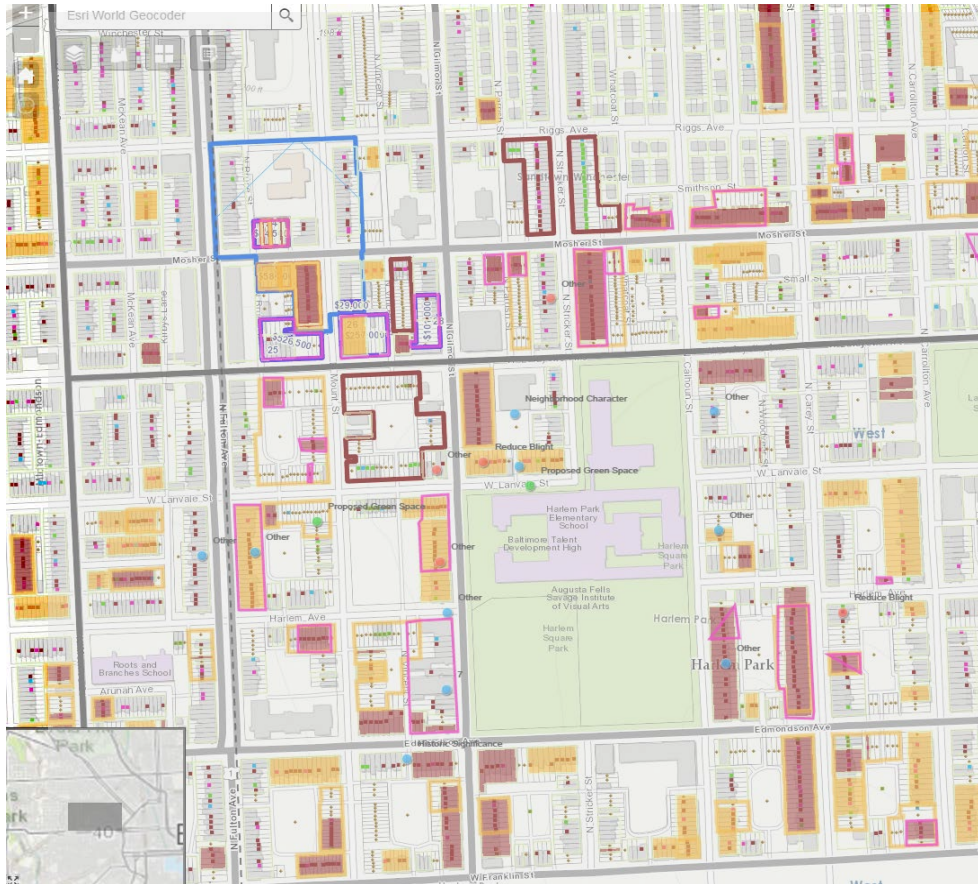
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AYERS  
SAINT  
GROSS



- **Four-year period:**  
2016 - 2019
- **State funding:** \$75M
- **City funding:**  
 \$2M to \$10M /year
- **Demolition and Stabilization**
- **Financing through existing programs:** \$600M



## INSPIRE: Overview

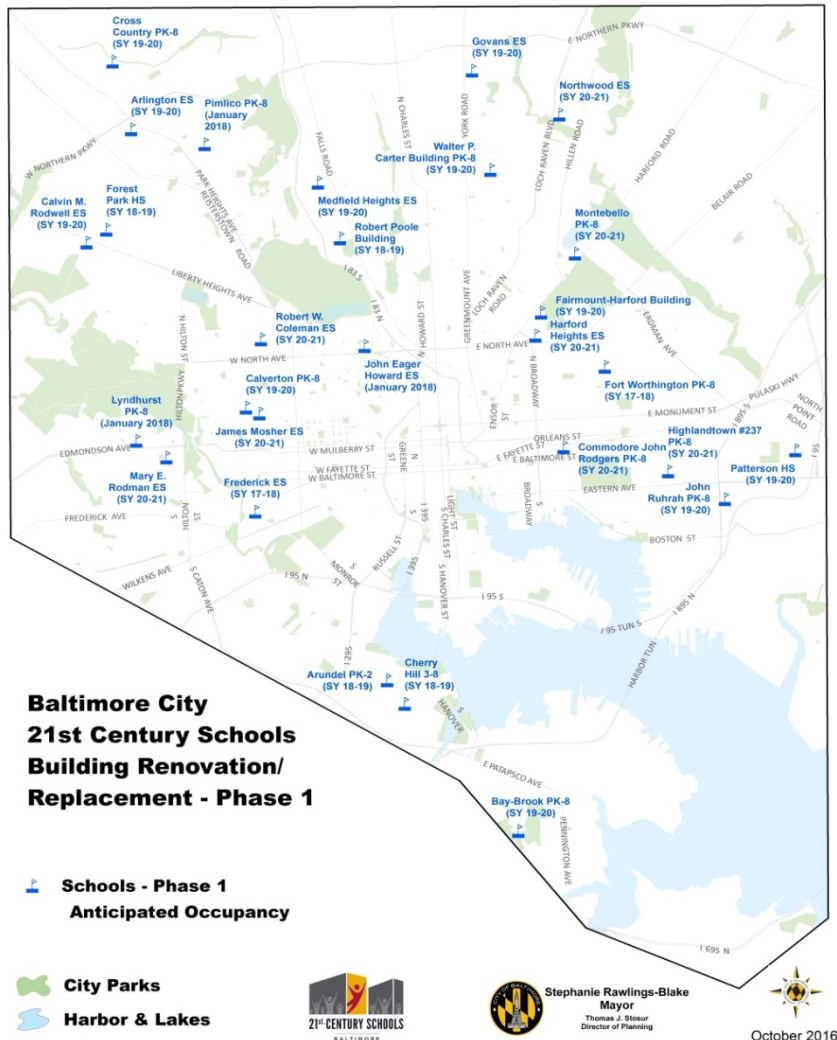


City Schools, State of Maryland, Baltimore City, and State are investing nearly **one billion dollars** to renovate or replace schools



Investing in **N**eighborhoods and  
Schools to **P**romote Improvement,  
Revitalization, and **E**xcellence.





## Year 1 Schools

Frederick Elementary (SY 17-18)

Fort Worthington Elementary/Middle (SY 17-18)

John Eager Howard Elementary/Middle (Jan. 2018)

Lyndhurst Elementary/Middle (Jan. 2018)

Robert Poole/ACCE and Independence (SY 18-19)

Pimlico Elementary/Middle (SY 18-19)

Arundel Elementary (SY 18-19)

Cherry Hill Elementary/Middle (SY 18-19)

Forest Park High (SY 18-19)

Arlington Elementary (SY 19-20)

Calvin Rodwell Elementary (SY 19-20)

Patterson High (SY 19-20)

Fairmount Harford (SY 19-20)

**15 more schools in next 3 years.**

## INSPIRE: Goals & Strategies - Examples

Goals	Strategy Examples
<b>Investing in Housing and Market-Strengthening Development Opportunities</b>	<ul style="list-style-type: none"> <li>• Support and increase homeownership</li> <li>• Remove blight</li> <li>• Create and maintain high-quality rental housing</li> <li>• Promote large-scale and strategic development opportunities</li> </ul>
<b>Improving Safety</b>	<ul style="list-style-type: none"> <li>• Remove uses that create unsafe environments</li> <li>• Improve lighting</li> <li>• Work with district police</li> </ul>
<b>Improving Sanitation</b>	<ul style="list-style-type: none"> <li>• Use code enforcement to improve appearance and safety</li> <li>• Develop community-led initiatives</li> </ul>
<b>Creating Environmentally-Sustainable Neighborhoods</b>	<ul style="list-style-type: none"> <li>• Develop neighborhood greening projects</li> <li>• Plant and maintain new street trees</li> <li>• Explore opportunities for schools to become a “Green School”</li> </ul>
<b>Creating Opportunities for Health and Wellness</b>	<ul style="list-style-type: none"> <li>• Increase use of parks and playgrounds</li> <li>• Enhance the healthy food environment</li> <li>• Improve community cohesion</li> </ul>
<b>Creating Connections</b>	<ul style="list-style-type: none"> <li>• Improve walking/biking access and safety in neighborhoods</li> <li>• Increase and improve public transportation</li> </ul>
<b>Building Community Partnerships and Strength</b>	<ul style="list-style-type: none"> <li>• Strengthen connections between residents, retail, and community facilities and community-based organizations</li> <li>• Address education/school/family/student needs</li> <li>• Market the neighborhood</li> </ul>

# INSPIRE: Looking Forward

School	Listen		Create		Deliver	
	Meetings, Surveys, Data	Field Work	Draft & Deliver Rec. Report	Outreach + Feedback	Draft Plan + Feedback	Planning Commission Target
Fort Worthington PK-8						ADOPTED: 11/2016
Frederick ES						ADOPTED: 1/2017
John Eager Howard ES						ADOPTED: 1/2017
Lyndhurst PK-8						March 23, 2017
Arundel PK-2 + Cherry Hill 3-8						March 23, 2017
Robert Poole Building						Summer 2017
Forest Park HS + Calvin Rodwell ES						Fall 2017
Pimlico PK-8						Fall 2017
Patterson HS						Fall 2017
Arlington ES						Fall/Winter 2017
Fairmount Harford Bldg.						Fall 2018



# Forthcoming School Closing/Reuse: Chart and Map

Year	Building Name	School/Program Name
2013	Laurence G. Paquin Building	N/A
2014	Corps Building	N/A
2014	Waverly Career Center Building	N/A
2015	Langston Hughes ES	N/A
2015	William Pinderhughes Building	N/A
2015	Dr. Rayner Browne PK-8	N/A
2015	Independence School Local 1 Charter HS	Independence School Local 1
2017	Samuel F. B. Morse ES	Samuel F. B. Morse Elementary
2018	Patapsco PK-8	N/A
2018	Westside ES	Westside Elementary
2018	Roguel Heights PK-8	Roguel Heights Elementary/Middle
2018	Dr. Carter Godwin Woodson PK-8	Dr. Carter Godwin Woodson Elementary/Middle
2019	Northwestern HS	Northwestern High
2019	Lake Clifton Building	Heritage High; The REACH! Partnership School
2019	Southeast Building	Baltimore Community High
2019	Lois T. Murray Special Ed. PK-8	Lois T. Murray Elementary/Middle
2019	Guilford PK-8	Guilford Elementary/Middle
2019	Claremont Special Ed. HS	Claremont School
2020	Sarah M. Roach ES	Sarah M. Roach Elementary
2020	Alexander Hamilton ES	Alexander Hamilton Elementary
2020	Sharp-Leadenhall Special Ed. ES	Sharp-Leadenhall Elementary
2021	Chinquapin Building	Baltimore I. T. Academy
2023	Garrison Middle	N/A
2023	Thurgood Marshall Building	N/A
2024	West Baltimore Building	N/A
2024	William C. March Building	N/A

