

**Baltimore City: Proposed Opportunity Zone Areas**

<b>Census Tract</b>	<b>Neighborhood</b>	<b>Rationale for Opportunity Zone Designation</b>
301	Perkins Homes, Washington Hill, Dunbar Broadway	This tract is identified for transformative development including a new school. It is also part of the Choice Neighborhoods application.
704	Middle East, Gay Street	Southern portion of EBDI. The area is experiencing ongoing redevelopment. Construction of a new grocery is anticipated.
802	Broadway East, South Clifton Park, Berea	Future major reinvestment site.
804	Broadway East, Middle East	Major transformative reinvestment area. It includes Collington Square, the Hoen Building, the Super Pride site and one-half of the Dr. Rayner Browne School.
807	Broadway East, Oliver	This area is identified for transformative neighborhood investment, including the Food Hub project.
808	Middle East, Gay Street, Broadway East, Oliver	North portion of EBDI. The area is experiencing ongoing redevelopment including construction of market rate housing.
908	East Baltimore Midway, Better Waverly, CHM	This area is identified for transformative neighborhood investment
1001	Johnston Square, Oliver	This tract is Identified for transformative neighborhood investment. It is also a Project C.O.R.E. area.
1205	Greenmount West/ Charles North	The area is identified for transformative reinvestment including the redevelopment of Penn Station. Also includes part of the Station North Arts and Entertainment District.
1301	Reservoir Hill	This tract makes up the northern half of the Reservoir Hill neighborhood which is undergoing transformative neighborhood reinvestment. Included in this will be construction of a mixed use residential/ commercial project along Druid Park Lake Drive.
1302	Reservoir Hill	This tract makes up the southern half of the Reservoir Hill neighborhood which is undergoing transformative neighborhood reinvestment. It is also a Project C.O.R.E. area and the site of the Madison Park North Apartments redevelopment footprint.
1303	Penn North, Reservoir Hill	This area is Identified for transformative neighborhood investment.

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1402	Upton, Madison Park	This tract is Identified for transformative neighborhood investment. It is also a Project C.O.R.E. area.
1403	Druid Heights, Upton, Madison Park	This tract is identified for transformative neighborhood investment. It is also a Project C.O.R.E. area.
1505	Mondawmin, Burleith-Leighton	This area is undergoing major commercial and business redevelopment. It includes Mondawmin Mall and the Innovation Village.
1506	Walbrook, Northwest Community Action, Fairmont, Rosemont, Coppin Heights/Ash-Co-East Panway/Braddish Avenue, Walbrook Junction	This large census tract is a major industrial redevelopment area. It is also, on North Avenue that runs through the middle of the tract, the site of the Walbrook Mill Apartments which start construction later in the year. Additionally, It is a Project C.O.R.E. area.
1604	Midtown-Edmondson, Harlem Park, Sandtown-Winchester	Future major reinvestment site.
1605	Midtown-Edmondson, Bridgeview-Greenlawn, Evergreen Lawn, Rosemont Homeowners/Tenants	This tract is identified for major economic development projects including the Acme Business Complex in Bridegeview-Greenlawn and the Ice House on Franklin Street.
1702	Upton, Madison Park, Heritage Crossing	Area of anticipated major reinvestment projects including State Center/ McCulloh Homes. It is also part of Mount Royal BRNI area.
1801	Poppleton/BioPark	A major neighborhood reinvestment area, it is also one of the Southwest Partners neighborhoods.
1803	Hollins Market	A major neighborhood reinvestment area, it is also one of the Southwest Partners neighborhoods.
2001	Franklin Square, Penrose/ Fayette Street Outreach	A major neighborhood reinvestment area, the tract includes Bon Secours Hospital and is one of the Southwest Partners neighborhoods.
2002	Penrose/ Fayette Street Outreach, Shipley Hill	A transformative neighborhood reinvestment area, the tract includes the West Baltimore MARC station.
2101	Stadium Area, Washington Village and Barre Circle	Tract contains the Downtown Entertainment District and presents significant investment opportunities.

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2502.03	Cherry Hill	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2502.04	Cherry Hill	Area of anticipated neighborhood reinvestment. The tract is adjacent to the
2502.05	Lakeland, Cherry Hill	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2502.07	Cherry Hill	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2503.01	Westport	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2504.01	Brooklyn	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2504.02	Brooklyn	Area of anticipated neighborhood reinvestment. The tract is adjacent to the Port Covington redevelopment site.
2505	Curtis Bay, Curtis Bay Industrial Area, Hawkins Point	The tract contains port related investment sites.
2604.04	Orangeville Industrial Area, Pulaski Industrial Area, Baltimore Highlands, Orangeville, Kresson	This large census tract contains major industrial revitalization areas.
2605.01	JHU Bayview, Greektown, Bayview, Hudson Heights, Eastwood	This large census tract includes the Johns Hopkins Bayview campus and the Pemco redevelopment project.
2606.05	Canton Industrial Area, Broening Manor, Holabird Industrial Park, Dundalk Marine Terminal	Major industrial and port related redevelopment sites are found throughout this very large census tract.
2607	Canton Industrial Area, Greektown	This census tract includes the soon to be redeveloped Crown Cork and Seal project.
2709.03	Original Northwood, Hillen, Morgan State University	This census tract contains the Northwood Plaza redevelopment site and is anchored by Morgan State University.
2716	Central Park Heights, Parklane, Cylburn	This census tract includes the Park Heights Major Redevelopment Area.
2717	Central Park Heights, Pimlico, Cylburn, Pimlico Good Neighbors, Levindale	This census tract includes Pimlico Race Track and Sinai Hospital. It also contains a portion of the Park Heights Major Redevelopment Area.

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2804.04	Uplands, Irvington	The northern portion of this census tract contains the Uplands redevelopment area.
2805	Oldtown, Penn-Fallsway, Pleasant View Gardens, Dunbar Broadway	This large census tract contains areas identified for transformative redevelopment including portions of the Perkins Choice Neighborhoods Initiative. It also includes the Oldtown Mall and other commercial redevelopment sites.

The proposed Baltimore City Opportunity Zone area contains forty-one census tracts. Tract eligibility was assessed using maps developed by Enterprise Community Partners, PolicyMap and the U.S. Treasury. Based on these maps, it was concluded that some one hundred and sixty-eight of Baltimore’s two hundred tracts meet Opportunity Zone eligibility standards. These one hundred and sixty-eight tracts account for 28% of the six hundred tracts that are apparently Opportunity Zone eligible in the State of Maryland. Under Opportunity Zone requirements, up to one-quarter of all state eligible tracts can be part of the Program. For Maryland this would be one hundred and fifty tracts. The forty-one tracts that Baltimore City has proposed account for just-under 28% of all tracts that could be eligible for the Opportunity Zone Program. Two of the forty-one tracts qualified under contiguity standards.