

County Council of Howard County, Maryland

2026 Legislative Session

Legislative Day No. 12

Resolution No. 193 -2026

Introduced by: The Chairperson at the request of the County Executive

Short Title: Authorizing the conveyance of approximately 0.477 acres of property – Route 1 – State Highway Administration.

Title: A RESOLUTION pursuant to Section 4.201 of the Howard County Code declaring that portions of parcels of land owned by Howard County totaling approximately 0.477 acres located along Route 1 are no longer needed by the County for public purposes; authorizing the County Executive to convey the Property to the State of Maryland, Department of Transportation, State Highway Administration as a part of the US 1 (Washington Boulevard) Pedestrian Safety Action Plan; waiving the advertising and bidding requirements of Section 4.201 of the Howard County Code; and providing that the County Executive is not bound to convey the property if the County Executive finds that the County may have a use for the property.

Introduced and read first time _____, 2026.

By order _____
Michelle Harrod, Administrator

Read for a second time at a public hearing on _____, 2026.

By order _____
Michelle Harrod, Administrator

This Resolution was read the third time and was Adopted____, Adopted with amendments____, Failed____, Withdrawn____, by the County Council
on _____, 2026.

Certified By _____
Michelle Harrod, Administrator

NOTE: [[text in brackets]] indicates deletions from existing law; TEXT IN SMALL CAPITALS indicates additions to existing law; Strike-out indicates material deleted by amendment; Underlining indicates material added by amendment

1 **WHEREAS**, Howard County, Maryland (hereinafter the “County”) is the fee simple owner of
2 the following parcels of land (collectively the “County Property”):

- 3 (1) Tax ID No. 06-407846 containing approximately 1.92 acres of land described in the deed
4 recorded among the Land Records of Howard County (the “Land Records”) at Liber
5 15922, folio 401 (“Tax ID No. 06-407846”);
- 6 (2) Tax ID No. 06-601457 containing approximately 0.5032 acres of land shown as Open
7 Space Lot H on the final subdivision plat titled “Plat of Subdivision, Laurel Park Station,
8 Phase 1, Buildable Bulk Parcels A, B, & C, Open Space Lots D, E, F, G, H, & I and Parcels
9 J, K, & L, a Subdivision of TM 50, Parcels 384 & 441 (Liber 10518 Folio 157, Liber 13296
10 Folio 377”, said final subdivision plat recorded among the Land Records as Plat No. 24741,
11 and described in the deed recorded in the Land Records at Book 18452, page 464 (“Tax ID
12 No. 06-601457”); and
- 13 (3) Tax ID No. 06-594576 containing approximately 0.7404 acres of land described in the
14 deed recorded in the Land Records at Liber 14104, folio 126 (“Tax ID No. 06-594576”);
15 and

16
17 **WHEREAS**, the State of Maryland, Department of Transportation, State Highway
18 Administration (the “State”) owns the land adjacent to the County Property and needs to acquire
19 the following portions of the County Property (collectively, the “Property to be Conveyed”) in
20 order to construct part of the US1 Pedestrian Safety Action Plan Project (“PSAP”) improvements
21 in the US 1 corridor:

- 22 (1) A portion of Tax ID No. 06-407846, containing approximately 3,050 Sq. Ft. or 0.070 acres
23 of land in fee simple located at 9770 and 9790 Washington Boulevard in Laurel, together
24 with a Temporary Easement Area containing 2,728 Sq. Ft. or 0.083 acres of land, as shown
25 on the State of Maryland, Department of Transportation, State Highway Administration,
26 State Roads Commission (“SHA”) Plat No. 62594, attached hereto as Exhibit A (“Item No.
27 120682,”)
- 28 (2) A portion of Tax ID No. 06-601457, containing approximately 16,132 Sq. Ft. or 0.370
29 acres of land in fee simple located at Route 1 south of Seabiscuit Lane in Laurel as shown
30 on the SHA Plat No. 62589, attached hereto as Exhibit B (“Item No. 120948”); and
- 31 (3) A portion of Tax ID No. 06-594576, containing approximately 1,607 Sq. Ft. or 0.037 acres

1 of perpetual easement located at Route 1 north of Seabiscuit Lane in Laurel, together with
2 a temporary easement area containing 1,606 Sq. Ft. or 0.037 acres of land, as shown on
3 SHA Plat No. 62589, attached hereto as Exhibit B (“Item No. 120949”); and
4

5 **WHEREAS**, the State shall pay to the County the appraised value of the Property to be
6 Conveyed as set forth below:

7 (1) For Item No. 120682, the acquisition cost to be paid by the State to the County is
8 \$76,450.00;

9 (2) For Item No. 120948, the acquisition cost to be paid by the State to the County is \$2,350.00;
10 and

11 (3) For Item No. 120949, the acquisition cost to be paid by the State to the County is
12 \$24,150.00; and
13

14 **WHEREAS**, Section 4.201, “Disposition of Real Property”, of the Howard County Code
15 authorizes the County Council of Howard County, Maryland (the “County Council”) to declare
16 that property is no longer needed for public purposes and also authorizes the County Council to
17 waive advertising and bidding requirements for an individual conveyance of real property upon
18 the request of the County Executive; and
19

20 **WHEREAS**, the County Council has received a request from the County Executive to
21 waive the advertising and bidding requirements in this instance for the conveyance of the Property
22 to be Conveyed to the State.
23

24 **NOW, THEREFORE, BE IT RESOLVED** by the County Council of Howard County,
25 Maryland, this ____ day of _____, 2026, that the Property to be Conveyed as shown
26 on Exhibits A and B attached hereto as the “Fee Simple Area” and “Perpetual Easement Area”
27 containing approximately 0.477 acres of land is no longer needed by the County for public
28 purposes.
29

1 **AND BE IT FURTHER RESOLVED**, that the County Executive may convey fee simple
2 title to the Property to be Conveyed to the State of Maryland, Department of Transportation, State
3 Highway Administration, upon payment of \$102,950 for the Property to be Conveyed.

4
5 **AND BE IT FURTHER RESOLVED** that, having received a request from the County
6 Executive and having held a public hearing, the County Council declares that the best interest of
7 the County will be served by authorizing the County Executive to waive the usual advertising and
8 bidding requirements of Section 4.201 of the Howard County Code for the conveyance of fee
9 simple title to the Property to be Conveyed to the State of Maryland, Department of Transportation,
10 State Highway Administration.

11
12 **AND BE IT FURTHER RESOLVED** that if the County Executive finds that all or a
13 portion of the Property to be Conveyed may have a further County public use then the County
14 Executive is not bound to convey the fee simple property interest in accordance with this
15 resolution.

Exhibit B

