

County Council Of Howard County, Maryland

2016 Legislative Session

Legislative Day No. 8

Resolution No. 104-2016

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

A RESOLUTION pursuant to Section 4.201 of the Howard County Code, authorizing the County Executive's sale of certain real property known as the "Flier Building" owned by Howard County, Maryland, containing approximately 2.159 acres, and located at 10750 Little Patuxent Parkway, Maryland; 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 sell the property if he finds that it may have a further public use.

Introduced and read first time July 8, 2016.

By order Jessica Feldmark
Jessica Feldmark, Administrator

Read for a second time at a public hearing on July 18, 2016.

Tabled 7/29/16

By order Jessica Feldmark
Jessica Feldmark, Administrator

This Resolution was read ~~the third time~~ ^{expired} and was Adopted ~~___~~, Adopted with amendments ~~___~~, Failed ~~___~~, Withdrawn ~~___~~, by the County Council on October 29, 2018.

Certified By Jessica Feldmark
Jessica Feldmark, 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**, the County is the owner of real property located at 10750 Little Patuxent
2 Parkway, Columbia known as the “Flier Building” (the “Property”, as shown in the attached
3 Exhibit) containing approximately 2.159 acres being all of the property acquired from MD-
4 10750 Little Patuxent Parkway, LLC by deed dated July 2, 2014 and recorded among the Land
5 Records of Howard County, Maryland in Liber 15721, Folio 350; and
6

7 **WHEREAS**, the Property was purchased using a line of credit and the intention was to
8 issue tax exempt bonds to pay off the line of credit; and
9

10 **WHEREAS**, given the current non-use of the Property and the possible non-public use,
11 bond and tax counsel have advised against issuing tax exempt bonds to pay off the line of credit
12 that was used to purchase the Property; and
13

14 **WHEREAS**, additionally, the Flier Building is recognized as an optimal location to
15 provide mixed-income housing for residents of Downtown Columbia, and as a result, has been
16 included as part of the Joint Recommendations for affordable housing in Downtown Columbia;
17 and
18

19 **WHEREAS**, the County intends to sell the Property to Howard Research and
20 Development Corporation (“HRD”), who will in turn convey the Property to the Howard County
21 Housing Commission; and
22

23 **WHEREAS**, proceeds of the sale of the Property will benefit the school site acquisition
24 capital project; and
25

26 **WHEREAS**, Section 4.201 “Disposition of real property” of the Howard County Code
27 authorizes the County Council to declare that property is no longer needed for public purposes
28 and authorizes the County Council to waive advertising and bidding requirements for an
29 individual conveyance of property upon the request of the County Executive and after a public
30 hearing that has been duly advertised; and
31

1 **WHEREAS**, the County Council has received a request from the County Executive to
2 waive the advertising and bidding requirements in this instance for the sale of the Property.

3
4 **NOW, THEREFORE, BE IT RESOLVED** by the County Council of Howard County,
5 Maryland, this ____ day of _____, 2016, that the Property is no longer needed
6 by the County for public purposes.

7
8 **AND BE IT FURTHER RESOLVED** that, having received a request from the County
9 Executive and having held a public hearing that was duly advertised, the County Council
10 declares that the best interest of the County will be served by authorizing the County Executive
11 to waive the usual advertising and bidding requirements of Section 4.201 of the Howard County
12 Code for the sale of the Property to HRD.

13
14 **AND BE IT FURTHER RESOLVED** that, if the County Executive finds that the
15 Property may have a further public use and that the property interest should not be terminated, he
16 is not bound to sell the Property in accordance with this Resolution.

