




Howard County

Internal Memorandum

Subject: Testimony & Fiscal Impact Statement
Council Resolution No. 35-2014 authorizing the County Executive declaring that a portion of certain real property consisting of 0.6113 acres located on Guilford Road and owned by Howard County, Maryland is no longer needed by the County for a public purpose; authorizing the County Executive to convey the property to The Salvation Army in exchange for the acquisition of 0.6113 acres of adjacent property owned by The Salvation Army; waiving the advertising and bidding requirements of Section 4.201 of the County Code in connection with the property's conveyance; and providing that the County Executive is not bound to terminate the County's interest in the property if he finds that the property may have a further public use.

To: Lonnie R. Robbins,
Chief Administrative Officer

From: James M. Irvin, Director 
Department of Public Works

Date: March 31, 2014

The Department of Public Works has been designated coordinator for preparation of testimony relative to the conveyance of 0.6113 acres located on Guilford Road and owned by Howard County, Maryland to The Salvation Army in exchange for the acquisition of 0.6113 acres of adjacent property owned by The Salvation Army to Howard County, Maryland.

The County owns a parcel of land known as Parcel No. 59 on Tax Map 47 comprising 8.1041 acres, acquired by deed dated July 25, 2013 recorded in Liber 15118, Folio 113 in the Land Records for Howard County, Maryland (the "County Property").

The Howard County Housing Commission proposes to construct a day resource center and small efficiency apartments on Guilford Road. The County has introduced a separate resolution to convey a portion of the County Property shown as Parcel A on a subdivision plat titled "Resubdivision Plat of Guilford Road, Parcels A-C" and containing 1.7386 acres to the Housing Commission for this use. In order to provide access and parking to the remainder of the County property, 0.6113 acres of the adjacent property owned by The Salvation Army is needed by the County.

The Salvation Army has expressed a willingness to exchange 0.6113 acres (the "Salvation Army Property") of its property, shown as Parcel D on a subdivision plat titled "Resubdivision Plat of Avanti-Haslup Property, Parcels C-E" containing 0.6113 acres, attached as Exhibit B to the Resolution for a 0.6113 acres of the County's Property, shown as Parcel C on a subdivision plat titled "Resubdivision Plat of Guilford Road, Parcels A-C", attached as Exhibit C to the Resolution.

Lonnie R. Robbins, Chief Administrative Officer
Page - 2

The Department of Public Works has reviewed and approves the proposed conveyance of the County Property in exchange for the Salvation Army Property. The proposed access and parking will be jointly used to provide access to the remainder of the County property and parking for the public, Housing Commission and Salvation Army properties.

There is no fiscal impact to the County at this time.

Representatives of this department will be present at the public hearing to answer any questions or concerns. If you require any further information concerning this matter or have any additional questions, please do not hesitate to contact me at your convenience.

cc: Jennifer Sager
Thomas Carbo, Esquire
File

TAR/legislation/2014/Salvation Army/Testimony Memo