



# Howard County

## Internal Memorandum

**Subject:** Testimony & Fiscal Impact Statement  
 Council Resolution No. -2025, a technical correction to revise the consideration amount in Council Resolution No. 152-2023 declaring that portions of certain real property located at Centennial Park and located at Centennial Lane and MD Route 108 and owned by Howard County, Maryland are no longer needed by the County for a public purpose.

**To:** Brandee Ganz  
 Chief Administrative Officer

**From:** Yosef Kebede, Director  
 Department of Public Works

**Date:** May 22, 2025

Signed by:  
  
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The Department of Public Works has been designated coordinator for preparation of testimony to make a technical correction to Council Resolution No. 152-2023.

The County Council previously approved CR 152-2023 declaring that (i) approximately 0.834 acres of real property (the "Property to be Conveyed") is no longer needed for public purposes; ii) authorizing the County Executive to waive the advertising and bidding requirements of Section 4.201 of the Howard County Code in order to convey the property to the adjacent property owner, The State of Maryland, Department of Transportation, State Highway Administration ("SHA") as part of the widening of Maryland Route 108 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; and iii) to facilitate construction of the widening, authorizing the establishment of approximately 0.374 acres of temporary construction easements and approximately 0.152 acres of perpetual easements areas adjacent to the Property to be Conveyed.

The County determined that the Property to be Conveyed is no longer needed for a public purpose and conveyance of the Property to be Conveyed and the easements to SHA was approved subject to the payment of the appraised value for the SHA acquisitions of \$116,423.25.

	Acreage	Proposed Compensation/ Appraised Value
Proposed R/W	0.834	\$100,129.48
Temporary Easements	0.374	\$4,484.57
Perpetual Easements	0.152	\$11,809.20
Total		\$116,423.25

Brandee Ganz, Chief Administrative Officer  
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Due to the County Property having been originally bought with funds from Program Open Space (POS) and having engaged in POS conversion requirements discussions with the Maryland Department of Natural Resources (MDNR), the State agency responsible for the administration of Program Open Space, the proposed 0.834-acre Property to be Conveyed and the 0.152 acres of perpetual easements to be created within Centennial Park adjacent to the Property to be Conveyed are required to be replaced on a one-to-one basis with land of equal or greater appraised value, area, and recreational value. The SHA agreed to mitigate the County's loss of parkland and the acquisition of the proposed perpetual easements. SHA acquired and will transfer to the County, the 1-acre McTague property located at 9970 Route 108, Ellicott City, Maryland 21042, adjacent to Centennial Park. The McTague property is valued at \$285,000.00. The 0.374 acres of temporary easements associated with this SHA project will not require POS conversion per discussions with MDNR.

The value of the McTague property is significantly higher than the value of the Property to be Conveyed and the easements. No payment will be made to the County by SHA for the appraised value of the Property to be Conveyed and the easements as previously described in CR152-2023. SHA will deed the McTague property to the County for no consideration.

There is no detrimental 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  
Nick Mooneyhan