

County Council Of Howard County, Maryland

2015 Legislative Session

Legislative Day No. 1

Resolution No. 2 -2015

Introduced by: Council Member, Calvin Ball

A RESOLUTION approving Phase 1 of the Urban Renewal Plan for the urban renewal project initiated for the Long Reach Village Center by County Council Resolution No. 22-2014; identifying the authorized actions in Phase 1; and providing that the actions authorized are in the interest of the public health, safety and welfare of the residents of Howard County.

Introduced and read first time January 5, 2015.

By order

Jessica Feldmark
Jessica Feldmark, Administrator

Read for a second time at a public hearing on January 20, 2015.

By order

Jessica Feldmark
Jessica Feldmark, Administrator

This Resolution was read the third time and was Adopted ☐ Adopted with amendments ☐ Failed ☐ Withdrawn ☒ by the County Council on February 2, 2015.

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**, on March 5, 2014 the County Council approved County Council Resolution
2 No. 22-2014, which declared that certain properties in the Long Reach Village Center constituted
3 a blighted area and needed to be rehabilitated or redeveloped through an Urban Renewal Project,
4 authorized the County Executive to acquire certain real property in connection with the Project,
5 and declared that the Project is necessary in the interest of the public health, safety and welfare
6 of the residents of the County; and
7

8 **WHEREAS**, under the authority granted by Resolution No. 22-2014, the County
9 acquired property in the Village Center, a portion of which property had been subjected to a
10 condominium regime pursuant to a Declaration and By-Laws recorded among the Land Records
11 of Howard County; and
12

13 **WHEREAS**, the County has taken interim steps to maintain the Village Center through
14 leasing arrangements with current and prospective tenants and wishes to continue to stabilize the
15 Village Center by embarking on Phase 1 of an Urban Renewal Plan, pending development of a
16 comprehensive, community-involved long-term Urban Renewal Plan; and
17

18 **WHEREAS**, the County wishes to begin Phase 1 of an Urban Renewal Plan for the Long
19 Reach Village Center.
20

21 **NOW, THEREFORE, BE IT RESOLVED**, by the County Council of Howard County,
22 Maryland this 2nd day of February, 2015 that it hereby authorizes the County
23 Executive to undertake Phase 1 of the Urban Renewal Plan for the Long Reach Village Center,
24 with Phase 1 consisting of: transferring and/or making available proximate, non-exclusive, and
25 perpetual parking rights located near or within the urban renewal area to and for the benefit of
26 the current and future owners of Unit No. 1, LRVC Revitalization Condominium, being part of
27 the property in the horizontal property regime known as LRVC Revitalization condominium, as
28 said Unit and said Condominium are established pursuant to a Declaration and By-Laws
29 recorded among the Land Records of Howard County in Liber WAR 15780, folio 71-88, by
30 Long Reach Village Associates, LLC and as shown on Plats recorded among the Land Records
31 of Howard County, Maryland, in Plat book 22982 and Plat Book 22983 (the "Safeway Site");
32

1 **AND BE IT FURTHER RESOLVED**, that such transfer of rights shall consist of up to
2 201 parking spaces, which transfer will benefit the overall revitalization of the Village Center by
3 providing the owner of the Safeway Site with parking adequate to support the financing,
4 development, and use of the property;

5
6 **AND BE IT FURTHER RESOLVED**, that the actions authorized by this Resolution are
7 declared to be in the interest of the public health, safety and welfare of the residents of Howard
8 County.