

Introduced _____
Public Hearing _____
Council Action _____
Executive Action _____
Effective Date _____

County Council Of Howard County, Maryland

2016 Legislative Session

Legislative Day No. **3**

Bill No. 19 -2016

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

AN ACT to incorporate into the Metropolitan District a parcel of real property containing approximately 91.2575 acres owned by Maple Lawn Farms, Inc., located at 11621 Scaggsville Road in Fulton, Maryland also known as Parcel 113 on Tax Map 46 for Howard County.

Introduced and read first time _____, 2016. Ordered posted and hearing scheduled.

By order _____
Jessica Feldmark, Administrator

Having been posted and notice of time & place of hearing & title of Bill having been published according to Charter, the Bill was read for a second time at a public hearing on _____, 2016.

By order _____
Jessica Feldmark, Administrator

This Bill was read the third time on _____, 2016 and Passed ____, Passed with amendments _____, Failed _____.

By order _____
Jessica Feldmark, Administrator

Sealed with the County Seal and presented to the County Executive for approval this ____ day of _____, 2016 at ____ a.m./p.m.

By order _____
Jessica Feldmark, Administrator

Approved/vetoed by the County Executive _____, 2016

Allan H. Kittleman, County Executive

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**, Section 18.101 of the Howard County Code allows the
2 administrative incorporation of real property into the Metropolitan District in order to
3 enable the property to be served by public water and sewer, if no written objection to the
4 incorporation is filed; and

5
6 **WHEREAS**, if a written objection to an administrative incorporation is filed,
7 Section 18.101(g) requires that the incorporation be proposed to the County Council by
8 bill; and

9
10 **WHEREAS**, a Petition to incorporate Parcel 113 on Tax Map 46 for Howard
11 County, Maryland consisting of 91.2575 acres (the “Property”) into the Metropolitan
12 District of Howard County was submitted to the Director of Public Works by the
13 Property’s owner, Maple Lawn Farms, Inc., and a written objection to the incorporation
14 was filed; and

15
16 **WHEREAS**, the Department of Public Works gave written notice of the hearing
17 on this Act to the persons who objected to the incorporation, in accordance with the
18 requirements of Section 18.101; and

19
20 **WHEREAS**, the property owner has submitted the following plans for
21 subdivision of the Property to the County:

- 22 1. Preliminary Equivalent Sketch Plan (SP-15-014) titled “Maple Lawn
23 South, SFD Residential Lots 1-172, Non-Buildable Parcel ‘A’ (Future
24 Lots 173-176) and Open Space Lot 177-189”;
- 25 2. Final Plan (F-16-021) titled “Plat of Subdivision, Maple Lawn South, Lots
26 1-64, Open Space Lots 65-69, Non-Buildable Bulk Parcel “A” and “B”, A
27 Subdivision of Tax Map 46, Parcel 113 (L. 683/F. 749)”;
- 28 3. Final Road Construction Plan (F-06-021) titled “Maple Lawn South –
29 Phase 1, Lots 1-64, Non-Buildable Bulk Parcel ‘A’, Non-Buildable Bulk
30 Parcel ‘B’, and Open Space Lots 65-69”; and

1 **WHEREAS**, the Preliminary Equivalent Sketch Plan was approved by the
2 Planning Board of Howard County on June 30, 2015 and tentatively approved by the
3 Howard County Department of Planning and Zoning on September 18, 2015.

4
5 **NOW, THEREFORE,**

6
7 ***Section 1. Be It Enacted*** by the County Council of Howard County, Maryland, that the
8 *following parcel of real property shall be incorporated into the Metropolitan District of*
9 *Howard County, Maryland, as shown on the attached map, and as described below:*

10
11 Property owned by: Maple Lawn Farms, Inc.
12 Location: 11621 Scaggsville Road, Fulton, Maryland 20759
13 Tax Map number: 46
14 Parcel: 113
15 Current Zoning: R-ED
16 Liber/Folio Ref: 638/747
17 Parcel/lot:
18 Parcel number: 113
19 Lot size: 91.2575 acres
20 Tax Account No.: 05-358906

21
22 ***Section 2. And Be It Further Enacted*** by the County Council of Howard County,
23 *Maryland, that as a condition of being incorporated into the Metropolitan District, the*
24 *property owner shall pay all applicable Metropolitan District charges as set forth in the*
25 *Howard County Code including, but not limited to water/sewer connection charges and*
26 *in-aid-of construction charges.*

27
28 ***Section 3. And Be It Further Enacted*** by the County Council of Howard County,
29 *Maryland, that this Act shall become effective 61 days after its enactment.*