

BOARD OF COUNTY COMMISSIONERS' MEETING

Tuesday, October 23, 1984

Present: Commissioner George R. Aud, President
Commissioner Richard D. Arnold
Commissioner Ford L. Dean
Commissioner David F. Sayre
Edward V. Cox, County Administrator
Judith A. Spalding, Recording Secretary

(Commissioner Millison was not present due to illness.)

CALL TO ORDER

The meeting was called to order at 9:10 a.m.

APPROVAL OF MINUTES

Commissioner Dean moved, seconded by Commissioner Sayre, to approve the minutes of the Commissioners' meeting of Tuesday, October 16, 1984 as presented. Motion carried.

APPROVAL OF BILLS

Commissioner Aud moved, seconded by Commissioner Dean, to approve payment of the bills as submitted. Motion carried.

COUNTY ADMINISTRATOR ITEMS

Present: Edward V. Cox, County Administrator

1) EXPLORATION PARTNERS
ECONOMIC DEVELOPMENT REVENUE BONDS

The County Administrator reviewed the past events relative to the referenced revenue bond project as follows:

- August 28 - Board approved name change as requested from Wildewood Builders to Exploration Partners;
- October 2 - Board adopted appropriate documents confirming name change;
- October 16 - Board conducted a public hearing as advertised in the Enterprise to give public opportunity to comment.

In that there were no comments as a result of that hearing, it is in order for the Commissioners to close the hearing and which would affirm the previous decisions to change the name. Commissioner Arnold moved, seconded by Commissioner Sayre, to affirm those decisions. Commissioners Dean and Aud abstained. Motion carried.

2) CORRESPONDENCE TO GOVERNOR HUGHES
WOMEN'S ALLIANCE OF MARYLAND

The County Administrator presented correspondence for the Commissioners' review and signatures addressed to the Governor endorsing the efforts of the Women's Alliance of Maryland to provide services to women in crises or transition and to express support of the Alliance's request for increased funds for FY '85-'86.

The Commissioners agreed to sign and forward said letter.

3) BOARDS, COMMITTEES AND COMMISSIONS

Commissioner Aud moved, seconded by Commissioner Arnold, and unanimously carried, to make the following appointments:

Commission on Aging

Dr. Richard Lepper for a term to expire June 30, 1987.

Human Relations Commission

Mrs. Sallie Springer for a term to expire June 30, 1987.

4) 3M MICROFICHE CAMERA

The County Administrator requested approval from the Board for the purchase of the 3M Microfiche Camera which has been rented by the Office of Planning and Zoning for the past 14 months. 50% of the rental money can be used towards the purchase. Commissioner Dean moved, seconded by Commissioner Aud to authorize the purchase of the microfiche camera as requested. Motion carried.

5) OLD HOSPITAL PROPERTY

The County Administrator presented a memorandum to the Board outlining developments that have occurred since the Commissioners agreement-to-purchase correspondence of January 17, 1984 relative to transfer of the old hospital property. Further, Mr. Cox presented correspondence for the Commissioners' review and signatures to the Hospital Board recommending the finalization of the transfer of title with the following understanding:

- a) The property will be transferred to the Board of County Commissioners for the sum of \$2.00 and other considerations.
- b) The Board of County Commissioners will keep the roadways of the St. Mary's hospital free of snow, insofar as that it possible.
- c) The Board of County Commissioners agrees to study the feasibility of extending Peabody Street to the new hospital grounds.
- d) The Board of County Commissioners will appropriate \$150,000 in FY 85-86 for the Hospital to purchase new equipment.

Commissioner Dean moved, seconded by Commissioner Sayre, to sign and forward said letter to the Hospital Board.

6) CORRESPONDENCE TO MARYLAND ASSOCIATION OF BOARDS OF EDUCATION

The County Administrator presented correspondence for the Commissioners' review and signatures confirming endorsement and approval by the Board of County Commissioners of the participation of the St. Mary's County Board of Education in the group self-insurance fund for workmen's compensation effective November 1.

PUBLIC MEETING
PATUXENT PARK WEST LIMITED PARTNERSHIP
PATUXENT PARK VILLAS LIMITED PARTNERSHIP
ECONOMIC DEVELOPMENT REVENUE BONDS
RESOLUTION NO. 84- and NO. 84-

Present: Joseph Mitchell, Director, Economic Development Revenue Bonds
David W. Morgan, Economic Development Coordinator
Joseph Densford, Asst. County Attorney
Edward R. Curley, Jr., applicant

The Commissioners conducted a public hearing on the issuance of economic development revenue bonds for Patuxent Park West Limited Partnership (in an aggregate principal amount of \$3,200,000) and Patuxent Park Villas Limited Partnership (in an aggregate principal amount of \$6,800,000).

Mr. Morgan read the Notice of Public Hearing.

Commissioner Aud inquired if anyone present had any comments.

After discussion, Commissioner Dean moved, seconded by Commissioner Aud, to approve and sign Resolution No. 84- and No. 84- . Motion carried.

BOARD OF DIRECTORS
ST. MARY'S COUNTY DEVELOPMENTAL CENTER

Present: Edward V. Cox, President
Jean Brylawski, Vice-President
Frank Combs, Treasurer
Carol Neidhold, Secretary
Helene Hautzenroder, Director
Also Present: Board Members--Ted White, Mary Magee, William Marek, Ella Mae Russell, Jayne Sullivan, Roger Bussler, Heinz Bondy, James McKay, Henry Hemming, Richard Martin (past president)

The referenced representatives of the St. Mary's County Developmental Center appeared before the Commissioners to present a report relative to the operation of the Center and its programs and activities as well as to respond to the Grand Jury Report (March Term) previously presented to the Commissioners.

Mr. White read the 13-page report to the Commissioners which outlined the History, Purpose, Licensing and Accreditation, Management, Finances, Staff, Facilities, Response to Grand Jury Report, and Conclusions.

In conclusion the Commissioners expressed appreciation to the Developmental Center Board of Director for its presentation and advised that they would further review the report and make any comments if necessary.

(A copy of the Report is on file in the Commissioners' Office.)

PUBLIC HEARING
ROAD ORDINANCE

Present: John Norris, County Engineer

The Commissioners conducted a public hearing on proposed revisions to the St. Mary's County Road Ordinance relative to penalties (11.0) and Civil Penalties (11.2).

Mr. Norris read the Notice of Public Hearing and pointed out that this would be the same penalty process as used in the Zoning Ordinance, Building permits, plumbing permits, etc.

In that there were no other comments, the hearing was closed and the Commissioners will make a decision in two weeks.

OFFICE OF COUNTY ENGINEER ITEMS

Present: John Norris, County Engineer

- 1) TALL TIMBERS
SECOND SHORE EROSION DISTRICT

Also Present: Joseph Densford, Asst. County Attorney

The County Engineer requested authorization from the Board to expend \$2,000 for the reinstallation of the pipe at the referenced Tall Timbers area in order to correct the drainage problem. Mr. Norris stated that State Highway Administration had been maintaining the drainage pipe and the County now has that obligation.

Further, Mr. Norris pointed out that there is still an insufficient percentage of property owners for the establishment of a shore erosion taxing district. He reviewed a plat with the Commissioners of the area and pointed out that there are three property owners who have not agreed to participate in the district. Mrs. McKay, owner of Lot 197, has offered this 53 foot lot to the County if the County would pay the special district taxes. Discussion ensued concerning the manner in which the property could be disposed of as the County had no desire to own that parcel.

After discussion the Commissioners agreed to obtain the necessary easements and repair the drainage structure and await concurrence in the establishment of the taxing district from other owners of the property.

- 2) CORRECTION OF OCTOBER 2, 1984 MINUTES
WILDEWOOD BOULEVARD AND WHITE OAK PARKWAY

Mr. Norris requested that the item no. 2 regarding plowing of snow on Wildewood Boulevard and White Oak Parkway be deleted and that any reference to White Oak Parkway be on made in the discussion.

- 3) AMENDMENT TO PUBLIC WORKS AGREEMENT
HELEN FARMETTES

Commissioner Arnold moved, seconded by Commissioner Sayre, to approve the Addendum to the Public Works Agreement for Helen Farmettes dated October 17, 1984 as presented by the County Engineer. Motion carried.

- 4) ROAD TRANSFERS IN ST. MARY'S COUNTY
CHANCELLORS RUN ROAD

In reference to correspondence from Mr. Meehan of the State Highway Administration dated October 17, 1984 a discussion ensued regarding the transfer of Chancellors Run Road into the state highway system. Mr. Norris stated that he would request the SHA to do a structural analysis of Chancellors Run Road before a decision could be made.

5) REQUEST FOR ESTABLISHMENT OF ROAD NAME - "TEDDY ROAD"

The County Engineer referred to correspondence dated October 14, 1984 in which residents in the Eighth Election District requested the establishment of the name of Teddy Road for a road not in the county system. Mr. Norris stated the need for road identity in order that emergency vehicles can find the location. He also suggested that titling and mapping of roads in minor subdivisions be done. Mr. Norris informed the Board that he would draft a Resolution adopting the name of Teddy Road for the Commissioners' approval.

6) COUNTY JAIL - FENCING AND SALLY PORT REQUESTS

The County Engineer referred to correspondence from Sheriff Pettit dated October 9, 1984 in which he referred to obtaining additional fencing and sally port equipment with electric operators. Mr. Norris noted that the electronic operators would cost approximately \$6,000 above the \$3,000 already approved. He also stated the amount of \$2,098 was the lowest bid obtained for meeting the Fire Marshall's requirements for smoke detectors and alarm system. The Board requested that Mr. Norris ask the Budget Officer to return with a budget amendment referencing the monies required to meet the Fire Marshall's request.

PIPER AND MARBURY
PUBLIC FACILITIES BOND DOCUMENTS

Present: David Funk, Piper & Marbury

Relative to the upcoming closing the Public Facilities Bond sale, Mr. Funk requested authorization from the Board for Commissioner President Aud to sign the necessary documents. Commissioner Dean moved, seconded by Commissioner Sayre, to grant this authorization. Motion carried.

MENTAL HEALTH ALCOHOLISM DRUG ABUSE ADVISORY COUNCIL
1984 EVALUATION REPORT
WALDEN COUNSELING CENTER/SIERRA HOUSE

Present: Elizabeth Raley, Chairperson
Dr. Richard Martin, MHADAAC
Suzanne Camp, MHADAAC
Howard Hagen, MHADAAC
Dr. Patricia Hawkins, Director, Walden
Sue Gelrud, Walden Board
Kathy O'Brian, Walden
Phebe Barth, Youth Services Coordinator

Representatives of the Mental Health, Alcoholism, Drug Abuse Advisory Council (MHADAAC) Evaluation Committee appeared before the Board to present the 1984 Evaluation Report of the Walden Counseling Center and Sierra House. Mrs. Raley began by giving a brief overview of the description of services at Walden and the documents and process by which the Committee performed its evaluation. Included in the Report were recommendations for the Commissioners' continued support of all areas of the operation of Walden-Sierra as are outlined in the October 23 correspondence to the Board transmitting the evaluation report. In particular, the Committee stressed the strong need for the Mental Health Coordinator position to be filled which had been vacated by the resignation of Dr. Joseph Miller.

In summing up the Report, Ms. Camp commended Walden-Sierra for its professionally-run program.

In conclusion, the Commissioners expressed appreciation to MHADAAC for all its efforts in preparation of the report and offered assistance in any way possible.

PROCLAMATION NO. 84-61
UNITED WAY CAMPAIGN

Present: Hope Adams
Eileen Hislop

The Commissioners presented the referenced Proclamation designating October 15-November 30, 1984 for the United Way Campaign.

COMMENDATION
DALE CROPPER

Present: Dale Cropper

The Commissioners presented a Commendation to Dale Cropper for his outstanding service to the citizens of the County in a variety of innovative and challenging professional positions in county government.

MARYLAND DEPARTMENT OF ECONOMIC & COMMUNITY DEVELOPMENT
ST. MARY'S COUNTY RURAL DEVELOPMENT PROGRAM

Present: John Moore, Director, Div. of Local & Regional Development
David Schultz, Program Coordinator, Md. ECD
Olga Radwick,
Joseph Mitchell, Director, Economic and Community Development
David W. Morgan, Economic Development Coordinator

The above-referenced individuals appeared before the Commissioners to present the final St. Mary's County Development Report which presents an overall development strategy to improve the quality of life for St. Mary's County. Representative of the Department of Economic & Community Development offered their assistance in any way possible in implementing the suggested projects.

In closing Mr. Moore, on behalf of the Md. ECD presented a Commendation to St. Mary's County for its commitment to formulating and implementing a long-term economic development strategy as a participant in the Maryland Rural Development Program.

ZONING DECISION DISCUSSION
MARYLAND CAPITAL CORPORATION
ZONE #84-0530

Present: Frank Gerred, Director, Office of Planning & Zoning

(Requesting rezoning of seven (7) acres from R-1, Rural-Residential, to R-15, Townhouse-Garden Apartment. The parent parcel contains 27.5 acres. It is located on Md. Rt. 5 just south of Leonardtown, adjacent to Minitec, in the Third Election District, Tax Map 40, Block 6, Parcel 52.)

Having conducted a public hearing on October 16, 1984 on the referenced zoning amendment application, the Commissioners commenced discussion.

Mr. Gerred stated that in making the findings of fact for this particular case, the Commissioners must find that the proposed development will minimize adverse impacts on water quality that result from pollutants that are discharged from structures or conveyances or that have runoff from surrounding lands. It is the staff's recommendation that the applicant be required to provide in the Stormwater Management a sediment basin and vegetative filler strip prior to an infiltration, detention or retention structure, in order to meet the discharge requirements.


After discussion, Commissioner Aud moved, seconded by

Commissioner Dean, to direct the County Attorney to prepare the appropriate Zoning Amendment Resolution APPROVING the zoning application based on mistake in original zoning and based on the recommendations of the Planning Commission and staff. Motion carried.

ADJOURNMENT

Having no further business the meeting adjourned at 12:15 p.m.

Approved,



George R. Aud
President