

August 18, 1964

Present: All commissioners.

Parking Lot

Mr. John R. Williams, Consulting Engineer, from Johnson and Williams, discussed with the commissioners the area to be constructed as a parking lot to relieve the congestion around the courthouse. Plan laid out by this firm presented for study. Mr. Burch mentioned this should be done so it will not interfere with any new buildings to be added in the future.

Mr. Williams said he could draw plans and would assist in getting bids for the actual work. Would also provide some supervision while it was being done, and write out specifications and lines for the job. He stated that he would have to know the exact area that was going to be used.

Mr. Burch mentioned the possibility of re-locating the road by the library, and this was discussed generally. So far as the parking lot is concerned, Mr. Williams said that four tiers of spaces would be the most ideal, and the commissioners agreed.

Mr. Williams said he could make up a preliminary plan and present this to the commissioners for further study. His fees are based on a percentage of the cost, and his firm uses the standards of the American Association of Civil Engineers, so their fee would be in line with usual costs for this type work. Mr. Williams also stated that he could make up a rough estimate of the cost if the commissioners would like him to do so, and this was agreed.

The commissioners and Mr. Williams left the meeting to make a physical examination of the library road.

Letter will be sent to Mr. Williams requesting that he provide the above information as soon as possible so that the parking lot might be completed by early fall.

Roads

Mr. T. Hall reported that old car bodies and refrigerators are being put in the dumps around the county and this is filling them up. Signs might be placed at the dumps stating that such items are not allowed in the dumps, or could possibly hire a full time man to go from area to area burning and clearing as needed who could watch this situation. The dumps are being pushed about every ten days, costing approximately \$100 per month. Mr. Burch mentioned possibility of the county purchasing a piece of land to be used for the purpose of dumping large unburnable items. Mr. Hall also mentioned that the Burroughs people were using the Mechanicsville dump to dispose of the trash they are collecting, and he has told them about this before.

Maintenance report - July 28 - 31 - \$2,055.11, August 1 - 10 - \$4,279.32, August 11 - 17 - \$4,203.56. Total amount spent during July - \$14,299.87, for August, so far - \$8,482.88.

The commissioners and Mr. Hall discussed the possibility of purchasing a vacuum type cleaner to clear the roadsides in the county. This machine is a "Leaf King" and according to Mr. Hall is not very expensive. He feels it would pay for itself in a very short time. Will bring information about this to the meeting next week.

Skyview and Crosswood Drives in Golden Beach have been brought up to specifications, according to Mr. Hall. The original specifications called for an 18 foot road and Col. Barger wants to pave these two roads the same way. Also wants to give the money to the county and let it do the work. Surface treatment for these two roads will cost \$2400, and Mr. Hall would not recommend that this be done until traffic justifies it. Could have these people take out a bond for \$2500 and then the commissioners could have them do the roads when they (the commissioners) felt it should be done. This cost is based on an 18 foot road and Mr. Hall said 18 feet would be enough in this area. (Mr. Donaldson came in at this point.) Mr. Bowles called Mrs. Gibson and was told these roads were accepted at much wider measurements. Mr. Hall will check with her as to the right of way on these roads, and report back next week.

Mr. Hall asked for \$20,545.31 of the 10th Series Bond Issue money to do Trap Road. This is half the federal aid money, \$15,873.42, and \$4,671.81 non-federal aid. Given check #20417, Voucher #29024. Request for Saratoga Drive into county system is now in Mr. Thompson's office and should receive an answer about this in the middle of September.

Mr. M. Dean wants to regard a section of Millstone Road. Mr. Hall is in agreement but the commissioners must approve same. This would be approximately 500 feet, with nine inches of compacted gravel, and surface treated. Mr. Dean will pay the entire cost of the job and Mr. Hall would supervise it. Mr. Hall said this should be put in writing in a letter to Mr. Dean stating what he is to do here, with copies of the letter to Mr. Hall and Mr. Thompson. The commissioners agreed to this and Mr. Hall will give the secretary the necessary information and the letter will be sent.

County road signs would require 550 signs, 323 posts, approximately 60 brackets, costing \$4,275.51. The job would take approximately 38 days, and the cost quoted includes labor, material and overhead. The commissioners and Mr. Hall will have to review the road names as some roads have two or three names. This will be tabled until next week or the week after.

(Mr. Guyther came in at this point.)

Public Hearing - Zoning Ordinance

Public Hearing on proposed amendments and additions to the Zoning Ordinance, held in accordance with Article 66B of the Annotated Code of Maryland, 1957 Edition, as amended. Present: Mrs. M. Gibson, Mr. Aleck Loker, Mr. J. Spence Howard.

Letter from Mrs. R. Chase read, expressing hope that minimum lot size would be 20,000 square feet.

Mr. Guyther reviewed with the commissioners and Mrs. Gibson the amendment before the hearing began.

Section III B of the Zoning Ordinance is amended, adding a new district - "Rural Residential". An area can be zoned in this classification if requested and approved by the commissioners. Planning and Zoning approves an area, but the commissioners have the authority to actually zone an area. This hearing deals with the Rural Residential classification to be added to the Zoning Ordinances.

Mr. Burch asked for comments. Mr. Loker said he felt this is a good move and a splendid addition, but he is concerned about wording under (b) on Page 2, "private clubs", as this can be used as a subterfuge to allow things in the area that might not be wanted under this classification. As the wording now stands, it might prove dangerous.

Mr. Howard said he feels as Mr. Loker does, and that yacht and country clubs would be a better wording. He also stated that the people in St. Mary's City feel that the 75 foot frontage allowed under Lot Width at Front Building Line, Page 4, is too small, and allowing this would destroy the rural atmosphere which they are trying to preserve. As close to 100 feet as possible would be better for this area.

Concern over Section (h) Sawmills, Page 2, expressed to the extent that same should be located a given distance away from a public road. Should also be of a temporary nature of operation.

Mr. Loker explained that the commissioners make these ordinances and the Zoning Board puts them into effect. It is up to the commissioners to pass a resolution if they want this one. To change the size of lots in the subdivisions would require a public hearing.

Mrs. Gibson explained that from the time an ad appears in the papers, the area concerned is restricted to what the application calls for.

After the hearing, the commissioners discussed the proposals made, and agreed to approve the amendment of Section III B of the Zoning Ordinance as presented with the following changes:

- Page 2 (b) - Strike word "private" and insert word "yacht".
- (h) - After "Sawmills" add "of temporary operational period not to exceed twelve (12) months, and not be located within five-hundred (500) feet of a public road".
- Page 2 - Net Lot Area - Strike "fourteen thousand" (14,000) and insert "twenty-thousand" (20,000).

Lot Width at Front Building Line - Correct to read, "Each lot shall have a width of at least one-hundred (100) feet measured along the front building line." Strike remainder of sentence.

NACO Membership

The commissioners agreed to subscribe to Information Service for one year at \$103.00. Mr. Burch signed statement for same.

Civil Defense Employee

The commissioners approved the hiring of Walter Downes to fill the vacancy in the Control Tower, as requested by Gen. Hogaboom, who will be so notified.

Oil Bids

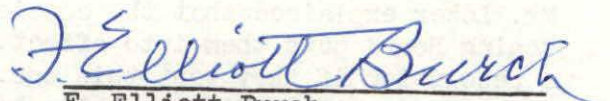
Bids to furnish Number 2 fuel oil to county buildings, opened at 2:00 p.m. Present was Mr. Ray Quade, of Southern Maryland Oil Company.

Bids submitted as follows: Lexington Park Oil Company - 3.9 discount, total cost - 10.80, Thrift Oil Company - .109, Dyson Besche - .1130, St. Mary's Ice & Fuel Company - 10.99, Southern Maryland Oil Company - .1155.

Bid awarded to the Lexington Park Oil Company, who will be so notified, and other companies will be so informed.

Meeting adjourned.

Approved,



F. Elliott Burch
President