

BOARD OF COUNTY COMMISSIONERS' MEETING

Tuesday, August 28, 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 Larry Millison was not present due to illness.)

CALL TO ORDER

Commissioner President Aud called the meeting to order at 10:05 a.m.

APPROVAL OF MINUTES

After correction of the minutes, Commissioner Dean moved, seconded by Commissioner Arnold, to approve the minutes of the Commissioners' meeting of Tuesday, August 21, 1984. Motion carried.

APPROVAL OF BILLS

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

(COMMISSIONER AUD LEFT MEETING - 10:20 A.M.)

ECONOMIC DEVELOPMENT REVENUE BOND (AMENDMENT)
WILDEWOOD BUILDERS, INC.

Present: Joseph Mitchell, Director, Economic & Community Development
David W. Morgan, Economic Development Coordinator

Mr. Mitchell advised that a request was received from Wildewood Builders, Inc. to amend the name of the applicant on the Economic Development Bond documents from Wildewood Builders, Inc. to Exploration Partners. All other aspects of the application are to remain the same.

After discussion, Commissioner Arnold moved, seconded by Commissioner Sayre, to authorize this amendment. Motion carried.

A decision as to whether this amendment will require amending all documents including the Resolution will be forthcoming from the applicant's counsel.

(COMMISSIONER AUD RETURNED TO THE MEETING - 10:30 A.M.)

OFFICE OF PLANNING & ZONING

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

1) AGRICULTURAL-RESIDENTIAL ZONING - MINIMUM LOT SIZE

At the request of the Commissioners, Mr. Gerred appeared before the Board to discuss Agricultural-Residential zoning. The Commissioners advised Mr. Gerred that it was their intent at their meeting of June 5, 1984 to recommend reducing the minimum lot size from one and a half acres to one acre--not to eliminate AR zoning as had been publicized. The Commissioners requested Mr. Gerred to make sure that the advertisement for public hearing does not confuse nor mislead the public with reference to AR zoning being eliminated.

2) POTENTIAL HAZARDOUS WASTE SITES

Mr. Gerred advised that the Department of Health & Mental Hygiene Office of Environmental Programs is in the process of investigating potential hazardous waste sites in Maryland, three of which are in St. Mary's County:

- a) Thiokol Site in Mechanicsville - This site is purported to contain approximately 30 five gallon tanks containing amunitions;
- b) Southern Maryland Wood Treatment Plant in Hollywood - This site contains wood treatment residue;
- c) Butt Rifle Range Landfill at Patuxent River - This site contains construction debris.

Mr. Gerred, who is the County's liaison on this matter, stated that as the investigation progresses to determine what is actually on these site the State will be keeping him informed. Mr. Gerred will keep the Commissioners apprised on the matter.

COUNTY ADMINISTRATOR ITEMS

Present: Edward V. Cox, County Administrator

1) APPOINTMENTS
BOARDS, COMMITTEES AND COMMISSIONS

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

Commission on Aging

Capt. H. Harold Bishop for a term to expire June 30, 1985

Plumbing Board

Francis R. Dean for a term to expire June 30, 1987.

2) BUDGET AMENDMENTS

The County Administrator presented the following Budget Amendments recommended for approval by the Budget Director:

a) No. 85-12
County Commissioners

Justification: Based on state retirement system requirements, consideration of establishing separate Sheriff's Department cannot be implemented until July 1 of 1985.

b) No. 85-13
Recreation and Parks
St. Clements Museum

Justification: To acquire telex slide-type projector for museum educational programs.

Commissioner Arnold moved, seconded by Commissioner Dean, to approve the referenced Budget Amendments. Motion carried.

3) NOTIFICATIONS OF GRANT AWARD
DRUG ABUSE ADMINISTRATION

The County Administrator presented the following Notifications of Grant Award for FY '85:

Sierra House - \$110,099

Walden Counseling Center - \$118,761

Alcohol and Drug Abuse Prevention Project - \$4,360

Commissioner Dean moved, seconded by Commissioner Arnold, to authorize Commissioner President Aud to sign said NGA's. Motion carried.

4) CORRESPONDENCE

The County Administrator presented the following items of correspondence for the Commissioners' review and signatures:

a) To Southern Maryland Regional Library Association responding to August 22 letter relative to Library Board of Trustees recommendations.

b) To Nursing Home Board of Directors responding to August 16 correspondence regarding recommendations.

c) To property owners in St. Clements Shores advising that the Commissioners have adopted Resolution No. 84-22 establishing the St. Clements Shores Wastewater Treatment Plant Allocation Policy, and further advising that the Commissioners have complied with the community's request to change from 6,000 to 8,000 the required area for an EDU capacity.

d) To Director, Economic & Community Development responding to reclassification requests.

5) RESOLUTION NO. 84-23
STATEMENT OF POLICY GUIDING THE ECONOMIC DEVELOPMENT
OF ST. MARY'S COUNTY

The County Administrator presented the referenced Resolution for the Board's review and approval. Commissioner Dean moved, seconded by Commissioner Arnold to approve and sign said Resolution. Motion carried.

OFFICE OF COUNTY ENGINEER ITEMS

Present: John Norris, County Engineer

1) LEXINGTON PARK STORM DRAINAGE PROJECT

Mr. Norris advised that during work on the referenced project a businessman in the area (Highs Store) requested an additional street light. In that there is one needed in that area, Mr. Norris recommended approval. Commissioner Aud moved, seconded by Commissioner Arnold, to grant this request. Motion carried.

2) LEONARD HALL GYMNASIUM
REPLACEMENT ROOF COVERING
PROJECT NO. SM 85-6-3

Mr. Norris presented the bid tally sheet for the referenced project and advised that he was not requesting award of the bid in that he would like the Board to see the product first. Mr. Norris indicated that the lowest bidder is Lincoln Roofing Co.. When the bid is awarded a source of funds will have to be determined.

3) RESTORATION OF SPOIL DISPOSAL AREA NEAR PINEY POINT
PROJECT NO. SM 82-3-1

The County Engineer presented the bid tally sheet for the referenced project and advised that two things must occur: a) property owner has to sign an easement to lease the County some of the land, and b) concurrence in the awarding of the bid must be obtained from DNR. Ample funds are in the project account. Mr. Norris recommended awarding the contract to AB & H Excavating. Commissioner Aud moved, seconded by Commissioner Dean, to award the contract to the lowest bidder, AB&H Excavating, pending obtaining property owner's signature on the easement and concurrence from DNR. Motion carried.

4) SPECIAL TAXING DISTRICT PUBLIC HEARING
MCKAY'S COVE DREDGING PROJECT
PROJECT NO. SM 85-3-1

Mr. Norris advised that there will be a public hearing at 8:00 p.m. this evening in the Commissioners' Conference Room on the referenced project. Mr. Norris presented the bid tally sheet and advised that the lowest bidder was Southern Maryland Dredging, Inc. in the amount of \$74,371. Prior to an award being made, Mr. Norris stated that this would be presented to the property owners at the public hearing.

5) SAFETY REQUIREMENTS AT CONSTRUCTION SITES

As a follow up to last week's discussion regarding the County establishing a better mechanism for safety requirements for subdivision construction, the County Engineer advised that the County does not have an effective mechanism. He stated, however, that the County has requested that the safety area around Spring Valley Drive be enclosed. Mr. Norris stated that the County Attorney has recommended that the civil penalty and establishment of fines that were presented in 1983 be readvertised. The Commissioners gave their concurrence.

Discussion also ensued regarding safety requirements on commercial sites and the Board requested Mr. Norris to return with the standards that he is proposing to be placed on the commercial site plans.

6) HEWITT ROAD RECONSTRUCTION PROJECT
PROJECT NO. SM 82-1-7

Mr. Norris presented a proposal from Mcrone for surveying and engineering services for the referenced project and stated that the remaining cost for the project is \$5,500. \$3200 is left in the project account and, therefore, Mr. Norris requested a transfer of \$2300 from the Asphalt Overlay Account to the referenced project. The Commissioners gave their concurrence.

7) GRAVEL LOADING

Mr. Norris advised that he solicited proposals from individuals and companies for prices for gravel for loading and stated that it was his intent to utilize the most economical price based on cost of material and hauling distance. The Commissioners gave their concurrence.

8) TALL TIMBERS SHORE EROSION PROJECT

Mr. Norris advised that on Friday, August 31, the Army Corps of Engineers will be meeting with Tall Timbers residents regarding resolving the mitigating erosion problems at Tall Timbers.

9) ADDENDUM TO PUBLIC WORKS AGREEMENT
ST. INIGOES LANDING SUBDIVISION

Mr. Norris presented the Addendum to the Public Works Agreement by and between Barbara B. Graham,, Tony A. Bramble, Willard C. Bramble and St. Mary's County extending the deadline for completion of roads in St. Inigoes Landing Subdivision, Section II, First Election District to August 1, 1985. He stated that Irrevocable Letter of Credit has been received. In that authority was given by the Commissioners at last week's meeting, Commissioner President Aud signed said Addendum.

10) EASEMENT AGREEMENT
NATIONAL MOBILE HOMES

The County Engineer presented an Easement Agreement dated August 27, 1984 by and between County Commissioners of St. Mary's County and Southern Maryland Electric Cooperative, Inc. and National Mobile Homes Partnership, Inc. for access across railroad right-of-way.

Commissioner Dean moved, seconded by Commissioner Aud, to approve and sign said Easement Agreement. Motion carried.

11) FEE SIMPLE DEED
STATE HIGHWAY ADMINISTRATION
235 RECONSTRUCTION

The County Engineer presented a Fee Simple Deed by and between St. Mary's County and State of Maryland (State Highway Administration) wherein in the County conveys .058 acres in the Sixth Election District to SHA for Stormwater Management for the 235 reconstruction.

Commissioner Dean moved, seconded by Commissioner Arnold, to authorize Commissioner President Aud to sign said Fee Simple Deed. Motion carried.

12) FENCING AND SALLYPORT FOR COUNTY JAIL

As a follow up to last week's discussion, the County Engineer requested a transfer in the amount of \$4,000 from the Reserve Account, as recommended by the Budget Director, for the referenced project. (\$3,000 for the fencing and \$1,000 for engineering analysis for air conditioning)

Commissioner Aud moved, seconded by Commissioner Arnold, to approve this transfer. Motion carried.

13) SAFETY INSPECTION BY FIRE MARSHAL

The County Engineer presented correspondence dated August 10, 1984 from the Sheriff's Department forwarding a copy of the Fire Safety Inspection of the County Jail conducted by the State Fire Marshall's Office. The following discrepancies were noted by the Fire Marshall and are required to be completed in 30 days:

- a) Smoke detectors are needed;
- b) All door openings into the interior stairway need self-closing hardware and to be tied into alarm system.
- c) Construction of a wall between the furnace room and stairway in the basement.

Mr. Norris advised that he is in the process of developing costs and will return to the Board with this information.

14) FEDERAL AID SYSTEMS FOR ST. MARY'S COUNTY

The County Engineer reviewed with the Board the Federal Aid Highway Systems and made the following recommendations:

- a) Leonardtown Bypass should not be deleted from the Federal Highway Primary System.
- b) There are no objections to the revised Urban Boundaries; however, the following changes are recommended in the Urban Classification:

- (i) Remove Rennell Drive - It is not a County road and is privately maintained, will soon be blocked off by the Navy Housing Project; and is not a thru street as indicated on the Highway Index Map.

- (ii) That the following roads be added to the Urban System:

The portion of Coral Place within the County's Maintenance System; Tulagi Place, Hewitt Rd., Town Creek Road and Millstone Landing Road.

- c) Because of their location and function, it is suggested that the following roads be considered for inclusion into the Secondary Classification: McIntosh Rd., Beechville Road, Trapp Road, and Old Rte 5 from approximately Lockes Crossing Road to Md. St. Rt. 5.

The Commissioners gave their concurrence to the above and directed the County Engineer to prepare correspondence to that effect.

15) PLANS REVIEW
MD. RT. 235 RECONSTRUCTION PROJECT

Mr. Norris reviewed with the Board the plans for the Md. St. Rt. 235 Reconstruction Project from Hollywood to St. Andrews Church Road. Mr. Norris indicated to the Board the various crossovers planned for the project. During discussion the Board directed Mr. Norris to prepare correspondence to SHA requesting a crossover at Station 229 +50.

RECREATION AND PARKS
36 PASSENGER SCHOOL BUS
PARK HALL DAY CARE CENTER

Present: John V. Baggett, Director, Recreation and Parks

Mr. Baggett presented the bid tally sheet for the referenced project and recommended that the bids be awarded as follows:

McKay Implement - for chasis in the amount of \$16,292;

Kessler Body & Equipment - for body and equipment in the amount of \$9,493.

Commissioner Dean moved, seconded by Commissioner Sayre, to accept Mr. Baggett's recommendation as set forth above. Motion carried.

RAINBOW CONNECTION MAJORETTES

Present: Majorettes
Chris Clarke

The Rainbow Connection Majorettes from the Seventh District appeared before the Board to present each Commissioner with a black-eyed susan boutonniere and an invitation to attend St. Clements Island Museum first "Children's Day" and to act as judge for the "Creative Children's Parade."

PROCLAMATION NO. 84-35
DISABLED AMERICAN VETERANS
FORGET-ME-NOT-MONTH - SEPTEMBER

Present: Gregory Casoni

The Commissioners presented the referenced Proclamation designating September as Forget-Me-Not Month in St. Mary's County.

EXECUTIVE SESSION

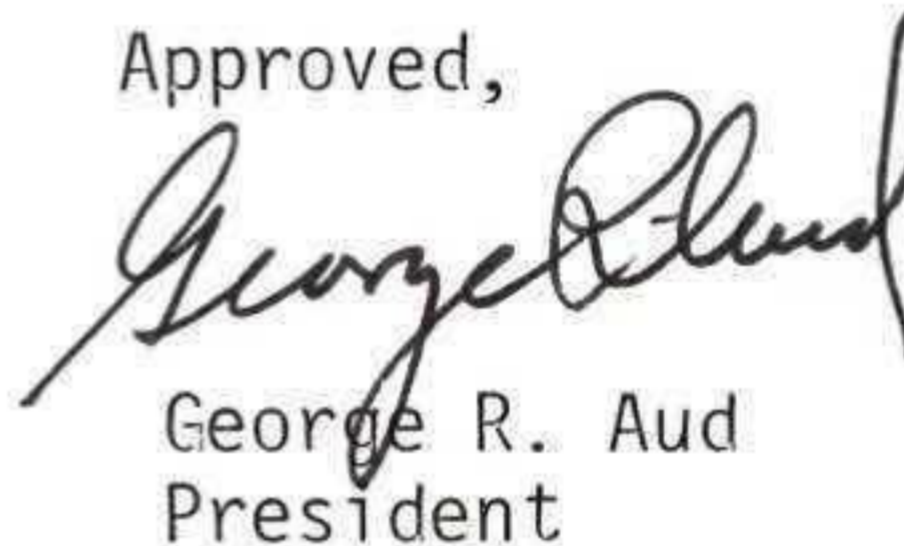
Present: Edward V. Cox, County Administrator
Billye McGaharn, Senior Services Coordinator

Commissioner Dean moved, seconded by Commissioner Arnold, to meet in Executive Session to discuss matters of Personnel. The Session was held from 12:15 p.m. to 1:30 p.m.

ADJOURNMENT

The meeting adjourned at 1:30 p.m.

Approved,



George R. Aud
President