

ORDINANCE NO. ORD-2022-16

AN ORDINANCE TO APPROVE THE PURCHASE OF REAL PROPERTY

(Program Open Space – Portion of Downsville Pike)

RECITALS

1. The Board of County Commissioners of Washington County, Maryland (the "County") believes that it is in the best interest of the citizens of Washington County to purchase certain real property identified on the attached Schedule A (the "Property") to be used for public purposes.

2. Notice of a public hearing concerning the County's intent to purchase the Property was advertised in *The Herald-Mail*, a daily newspaper of general circulation, on July 27, August 1, and August 8, 2022.

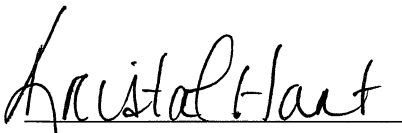
3. A public hearing was held on August 16, 2022, as advertised, concerning the County's intent to purchase the Property for a purchase price of Four Hundred Twenty-Five Thousand Dollars (\$425,000.00), all or a portion of which may be expended from the General Fund.

4. The County anticipates reimbursement of the purchase price by funds granted to the County through Program Open Space, and the acquisition will be used to preserve the existing walking trail and conservation of a natural environment and habitat near an urban setting.


THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Washington County, Maryland that the purchase of the Property be approved and that the President of the Board and the County Clerk be and are hereby authorized and directed to execute and attest, respectively, all such documents for and on behalf of the County relating to the purchase of the Property.

ADOPTED this 16th day of August, 2022.

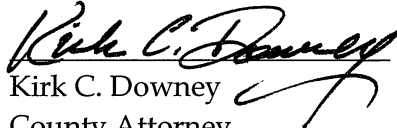
ATTEST:


Krista L. Hart, Clerk

BOARD OF COUNTY COMMISSIONERS
OF WASHINGTON COUNTY, MARYLAND

BY: 
Jeffrey A. Cline, President

Approved as to legal sufficiency:


Kirk C. Downey
County Attorney

Mail to:

Office of the County Attorney
100 W. Washington Street, Suite 1101
Hagerstown, MD 21740

SCHEDULE A--DESCRIPTION OF PROPERTY

All that portion of land situate along the East side of Maryland Route 632, AKA Maryland Avenue, approximately 700 feet Northerly of its intersection with West Oak Ridge Drive, and being contiguous with a portion of the lands known as Doubs Woods Park, in Election District No. 03 of Washington County, Maryland, and more particularly described as follows:

BEGINNING for the outline hereof at a 5/8" Rebar & Cap found, said point being a common corner of lands of Grantor and Grantee herein and at the beginning of the second (2nd) or South 71 Degrees 15 Minutes 24 Seconds East 72.16-foot line of a deed from Grantee herein to Grantor herein, recorded among the Land Records of Washington County, Maryland, in Liber 2172, folio 398; thence with said line, and binding thereon, on a bearing to agree with a recent survey performed by the Division of Engineering for Washington County, Maryland,

1. South 71 Degrees 15 Minutes 22 Seconds East 72.22 feet to a 1" Iron Pipe & Cap found; thence with the third (3rd) line of said deed
2. South 19 Degrees 08 Minutes 58 Seconds West 603.09 feet to a 1" Iron Pipe & Cap found; the same being in the thirteenth (13th) or South 78 Degrees 25 Minutes 00 Seconds 200.96-foot line of a deed for the adjoining lands of N/F Key Bridge II, LLC, recorded among said Land Records in Liber 5428, folio 433; thence with a portion of said thirteenth (13th) line and continuing with the twelfth (12th) or South 78 Degrees 25 Minutes 00 Seconds East 143.49-foot line of said deed, reversed, for a total bearing and distance of
3. North 77 Degrees 58 Minutes 41 Seconds West 200.09 feet to a 1" Iron Pipe & Cap found in the Easternmost Right-of-Way line for Maryland Route 632, AKA Maryland Avenue; thence leaving said adjoining lands and going back therefrom and with said Right-of-Way line
4. North 19 Degrees 00 Minutes 43 Seconds East 627.15 feet to a 5/8" Rebar & Cap found, the same being a common corner between the lands of Grantor herein and the adjoining lands of N/F Charles R. Eckstine by virtue of a deed recorded among said Land Records in Liber 6557, folio 155; thence leaving said Right-of-Way line and going back therefrom and with the adjoining lands as aforementioned
5. South 70 Degrees 57 Minutes 58 Seconds East 127.83 feet to the point of beginning, containing an area of 122,580 square feet of 2.8140 acres of land, more or less.

BEING all of the lands of Grantor herein by two (2) separate deeds recorded among said Land Records; the first being in Liber 1004, folio 757 and further shown as 'Lot 1' and 'Lot 2' on a subdivision plat recorded among said Land Records at Plat No. 2625; The second being in

Liber 2172, folio 398 and further shown as 'Addition Parcel A' on a two-page subdivision plat recorded among said Land Records as Plat No. 7410-7411.

SUBJECT to all easements, rights-of way, covenants, conditions, and restrictions of record applicable thereto.