

# FINAL

## COUNTY COUNCIL OF ANNE ARUNDEL COUNTY, MARYLAND

Legislative Session 2024, Legislative Day No. 11

Bill No. 56-24

Introduced by Ms. Pickard, Chair  
(by request of the County Executive)

By the County Council, May 20, 2024

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Introduced and first read on May 20, 2024  
Public Hearing set for and held on June 17, 2024  
Bill Expires August 23, 2024

By Order: Kaley Schultze, Administrative Officer

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### A BILL ENTITLED

1 AN ORDINANCE concerning: Conveyance of Surplus Property – Improved County-  
2 Owned Property, known as 100 Summit Avenue in Glen Burnie, Maryland

3  
4 FOR the purpose of approving the conveyance of certain improved County-owned property  
5 known and designated as 100 Summit Avenue in Glen Burnie, Maryland.

6  
7 WHEREAS, the County owns certain improved parcels of land described in Exhibit  
8 A, attached hereto, known and designated as 100 Summit Avenue in Glen Burnie,  
9 Maryland (the “Property”); and

10  
11 WHEREAS, pursuant to Resolution No. 5-23, the County Council approved the  
12 County Executive’s determination that the Property is surplus property; and

13  
14 WHEREAS, the value of the Property was established by the average of two  
15 independent real estate appraisals as Three Hundred Thirty-Three Thousand, Five  
16 Hundred Dollars (\$333,500) and was included in an advertisement for invitations  
17 to bid; and

18  
19 WHEREAS, pursuant to § 8-3-204(a)(2) of the County Code, as it existed at the  
20 time of surplus and invitation to bid, surplus property could be sold, at the  
21 discretion of the County Executive, to the highest responsible bidder who submits  
22 a bid in response to an invitation to purchase the property; and

23  
24 WHEREAS, upon advertising and soliciting bids for the Property, the County  
25 received one bid in the amount of One Hundred Thousand Dollars (\$100,000) from  
26 Jason Farrell; and

1 WHEREAS, the County Executive has determined that the Property is not needed  
2 for public use and that disposition of the Property for the sum of One Hundred  
3 Thousand Dollars (\$100,000) and pursuant to the terms and conditions set forth  
4 herein, would be in the best interests of the County; and

5  
6 WHEREAS, pursuant to § 8-3-204(f) of the County Code, as it existed at the time  
7 of surplusing and invitation to bid, any sale of property for which the purchase price  
8 is less than ninety percent (90%) of its appraised value or which is appraised at  
9 \$50,000 or more must be approved by ordinance of the County Council; and

10  
11 WHEREAS, the County Council, by this Ordinance, approves the disposition of  
12 the Property in accordance with the terms and conditions set forth herein; now,  
13 therefore,

14  
15 SECTION 1. *Be it enacted by the County Council of Anne Arundel County, Maryland,*  
16 That disposition of the parcels of land described in Exhibit A, known as 100 Summit  
17 Avenue in Glen Burnie, Maryland, to Jason Farrell is hereby approved upon the following  
18 terms and conditions:

- 19  
20 1. The sale price of the Property shall be One Hundred Thousand Dollars (\$100,000);  
21  
22 2. The Grantee of the Property shall be Jason Farrell;  
23  
24 3. The conveyance shall be in the form of a deed without warranties; and  
25  
26 4. All expenses associated with the sale and conveyance of the Property to Jason Farrell  
27 shall be borne by the Grantee.  
28

29 SECTION 2. *And be it further enacted,* That this Ordinance shall take effect 45 days  
30 from the date it becomes law.

READ AND PASSED this 17<sup>th</sup> day of June, 2024

By Order:



Kaley Schultze  
Administrative Officer

PRESENTED to the County Executive for his approval this 20<sup>th</sup> day of June, 2024



Kaley Schultze  
Administrative Officer

APPROVED AND ENACTED this 24th day of June, 2024



Steuart Pittman  
County Executive

EFFECTIVE DATE: August 8, 2024

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I HEREBY CERTIFY THAT THIS IS A TRUE AND CORRECT COPY OF  
BILL NO. 56-24 THE ORIGINAL OF WHICH IS RETAINED IN THE FILES  
OF THE COUNTY COUNCIL.

A handwritten signature in black ink, appearing to be 'K. Schultze', with a long horizontal line extending to the right.

**Kaley Schultze**  
**Administrative Officer**

All those lots or parcels of ground situate, lying and being in the Third Assessment District of Anne Arundel County, State of Maryland, and described as follows:

PARCEL NO. 1

Lots 1, 2, and 3 of Block O, Marley Park Beach, as shown on the Plat of Marley Park Beach, and recorded, on October 19, 1922, among the land records of Anne Arundel County in Plat 13, Plat Book 2, at Page 19.

PARCEL NO. 2

BEGINNING for the same at a point on the Northwestern most side of Highland Road, Marley Park Beach, which marks the Southeasternmost corner of Lot 3, Block O, Marley Park Beach, as shown on the Plat of Marley Park Beach as recorded in the Plat Records of Anne Arundel County, Maryland, in Plat Book 2, Page 19; thence from the point of beginning so fixed and binding on the aforesaid side of Highland Road, South 48 degrees 18 minutes West, 184.49 feet to a point of curve; thence with a curve to the right having a radius of ten (10) feet an arc distance of 27.63 feet to the point of tangent on the Southeasternmost side of Summit Avenue; thence with said side of Summit Avenue, North 19 degrees 35 minutes East, 202.25 feet to a point which marks the Northeasternmost corner of Lot 3, Block O, Marley Park Beach; thence leaving the aforementioned side of Summit Avenue, North 70 degrees 25 minutes West, 5.0 feet; thence with a line parallel to and five (5) feet Northwesterly from the Southeasternmost side of Summit Avenue as shown on the Plat of Marley Park Beach, South 19 degrees 35 minutes West, 202.25 feet to a point of curve; thence with a curve to the left having a radius of fifteen (15) feet an arc distance of 41.44 feet to the point of tangent; thence with a line parallel to and five (5) feet Southeasterly from the Northwesternmost side of Highland Road, as shown on the Plat of Marley Park Beach, North 48 degrees 18 minutes East, 184.49 feet; thence leaving said line North 41 degrees 42 minutes West, 5.0 feet to the point of beginning; as more fully shown on a plat entitled "Proposed 5' Strip to be Deeded to Marley Park Fire Department, and recorded, on October 30, 1957, among the land records of Anne Arundel County, Maryland, in Deed Book 1162, at Page 315.

AND BEING all of those parcels of land conveyed by Articles of Sale and Transfer dated March 24, 1987 from The Marley Volunteer Fire Company, Inc., a Maryland corporation to Anne Arundel County, Maryland, a body corporate and politic of the State of Maryland, and recorded, on August 7, 1987, among the Land Records of Anne Arundel County, Maryland in Deed Book 4425, at page 721.

TOGETHER with the building and improvements thereupon erected, made or being and all and every rights, alleys, ways, privileges, appurtenances and advantages, to the same belonging, or anywise appertaining.

SUBJECT TO any and all easements, agreements, covenants, or restrictions of record.