

BOARD OF GARRETT COUNTY COMMISSIONERS
PUBLIC MEETING
January 13, 2009

IN ATTENDANCE

Chairman Frederick A. Holliday
Commissioner Dennis G. Glotfelty
Commissioner Ernest J. Gregg

County Administrator R. Lamont Pagenhardt

CALL TO ORDER OF PUBLIC SESSION

PRAYER & PLEDGE OF ALLEGIANCE

PUBLIC SESSION

1. Additions/deletions to Public Meeting Agenda. Mr. Pagenhardt indicated that there was one addition and no deletions to the Public Meeting for January 13, 2009. The Purchasing Department will present a recommendation of bid award for Purchase and Installation of Carpet (Bid #09-0108). Mr. Pagenhardt also noted matters to be discussed during the administrative session on this date.
2. Minutes of the Public Meeting of January 6, 2009 were approved on a motion by Commissioner Glotfelty, which was seconded by Commissioner Gregg, and made unanimous by Chairman Holliday.
3. Jerome Moyer, General Superintendent, County Roads Department briefed the Board of County Commissioners on the following matters:
 - a) Update on budget vs. cost year-to-date.
 - b) Proposed paving schedule for Fiscal Year 2010. The Board will review and take action on final approval at a later date.
 - c) Update on bridge construction and maintenance schedule. Update also included status of federal bridge funding approval and applicable local share.
 - d) Other issues pending or planned.
4. The Board of County Commissioners, on a motion by Commissioner Glotfelty, which was seconded by Commissioner Gregg, and made unanimous by Chairman Holliday, executed a Resolution sponsoring an application for funding in the sum of \$1,000,000 to the Maryland Department of Business and Economic Development for the development of the Career Technology and Training Center.

5. John Nelson, Director, Department of Planning and Land Development briefed the Board of County Commissioners on the following matters:
 - a) The Board reviewed a letter from the Mayor and Town Council of Oakland requesting Program Open Space funds in the amount of \$72,829.50 for the completion of lighting for the Glades Park walking trail. These funds were originally allocated to the Town of Mountain Lake Park but will not be used. The Board, on a motion by Commissioner Gregg, which was seconded by Commissioner Glotfelty, and made unanimous by Chairman Holliday, approved this transfer.
 - b) The Board also reviewed and approved an amendment to the 2009 Program Open Space funds approved for the Mayor and Town Council of Friendsville. Funds will remain as approved but will be designated for use with the Town Community Park.
 - c) Update on subdivision activity since 1997.
 - d) Final Calendar Year 2008 Building Permit Activity.
 - e) Update on status of rewriting the County Stormwater Management Ordinance.
 - f) Notification that the Agricultural Land Preservation Ordinance adopted on January 6, 2009 needed revised. The Board, on the same motion that approved the first Ordinance of January 6, 2009, approved a Revised Ordinance on this date.
 - g) Presentation of request for proposal for preparation of revised land development ordinances including Deep Creek Zoning Ordinance, Garrett County Subdivision Ordinance, and Garrett County Sensitive Areas Ordinance. Mr. Nelson requested that the Department proceed with preparing a request for proposal bid for consulting services to complete all ordinances. (Funding has been appropriated in Fiscal Year 2010 Budget). The Board agreed to this recommendation.
 - h) Other issues pending or planned.

6. Government Contract Consultants, Government Contract Consultants Federal Services, New Cloud, and Lakeside Architects, businesses located in the Garrett Information Enterprise Center (GIEC), met with the Board of County Commissioners to present their opinions on real property assessment and applicable real property tax. In attendance for this session was staff from the State of Maryland Department of Assessment and Taxation and the Garrett County Department of Economic Development. It was requested that the Board of County Commissioners support a repeal of legislation (Senate Bill 705) that established real property assessment/taxation on businesses located in incubator centers and approve a tax credit, provided for within the legislation, for incubator businesses. The Board will take this matter under review and advisement with the County Attorney, County Administrator, and Director of Economic Development.

7. Public Commentary. None on this date.
8. The Board of County Commissioners reviewed an Infrastructure Investment Project List for the Federal Government Economic Development Stimulus Program prepared and presented by the Department of Economic Development. This list is attached as Exhibit 1 as part of these Public Meeting Minutes. The Board will determine a final priority list to submit to the Office of Governor under the signature of Chairman Holliday.
9. Carol Riley, Executive Assistant to the Board of County Commissioners and County Administrator, reviewed the meeting and committee schedule for the forthcoming week.
10. Garrett County Habitat for Humanity met with the Board of County Commissioners to discuss water and sewer infrastructure for the Hopeland Village Development in Deer Park. In attendance for this session was Department of Public Utilities staff. Doug Riley, Executive Director presented background information on this development and an annual report for Garrett County Habitat for Humanity. The major point of discussion was consideration of a number of issues that would allow two (2) homes to be occupied at this time. According to Department of Public Utilities, additional connections at this time are not feasible and an alternate service line it now required. Chairman Holliday requested that Linda Lindsey, Director, Department of Public Utilities secure an opinion from the county attorney that would shift the liability of any sewage backup from the County to Hopeland Village Development. Commissioners Gregg and Glotfelty concurred but were concerned with other regulatory compliance concerns.

ADMINISTRATIVE SESSION

1. Mr. Pagenhardt reviewed a number of correspondences and communications with the Board of County Commissioners.
2. The Board of County Commissioners, on a motion by Commissioner Glotfelty, which was seconded by Commissioner Gregg, and made unanimous by Chairman Holliday, approved an appropriation, outlined in a letter from Maryland Department of Agriculture, of \$1,717 cost share funding for gypsy moth suppression on approximately 101 acres.
3. The Board of County Commissioners, on a motion by Commissioner Gregg, which was seconded by Chairman Holliday, and made unanimous by Commissioner Glotfelty, approved a recommendation of bid award for Purchase and Installation of Carpet (bid #09-0108) to Delano's, Inc. for \$15,820.00. This purchase is for the installation of carpeting in the Garrett County Community Action Committee Building where water leakage caused substantial internal facility damage.

On this public meeting date the Board of County Commissioners met with the Garrett County Salary Review Commission.

ADJOURNMENT

Attest:

By Order of the Board,

R. Lamont Pagenhardt,
County Administrator

Frederick A. Holliday, Chairman
Board of County Commissioners

Date

EXHIBIT 1
Garrett County, Maryland
Infrastructure Investment Projects
Federal Government Economic Stimulus Program

Economic Development Projects:

- Oakland Route 219 Bypass: Approved MD SHA project, deferred in 2008 due to Maryland budget constraints, \$42 million, engineering and planning complete, construction start within 90 days, four year project timeline.
- Garrett County Career Technology Training Center (CTTC): Approved project, currently in design stage, \$1.5 million appropriated for first phase. Additional \$2 million needed for Phase II, complete technology/automation labs, automotive tech class and shops, construction trades shop and classrooms. Phase II start in April, 2009, one year project timeline.
- McHenry Business Park: Phase II to complete utilities and road infrastructure. \$2 million required to complete, project start immediate, 6-9 month project timeline.
- Garrett College Community and Athletic Recreation Center (CARC): Additional \$4 million required to complete project, total budget \$30 million. Design complete, construction start spring 2009, project timeline 18 months.
- Garrett County Exhibit Hall: Additional \$1 million to complete, total project budget \$4.4 million, start construction within 90 days, project timeline 12 months.
- Route 219 & Glendale Road intersection: Add entrance/exit lanes and straighten road to current SHA standards to allow commercial development at this high traffic retail intersection. Project budget \$2 million, preliminary design complete, construction start within 180 days, project timeline 180 days. Budget shortfall of \$200,000.
- Route 219 North (I 68 to PA border): Improvements (four lane) to align with improved four lane highway in Somerset County, PA. Future project.
- Garrett County Broadband: Develop and install wireless communication network to provide "last mile" connectivity to approximately 2500 households/small businesses not currently served by existing Internet Service Providers. Future project, design complete by June, 2009, construction 9 months, project budget estimate \$4 million.
- Keyser's Ridge Water Upgrade: Project consists of the construction of a water tank and an MDE required redundant water source. This project will support the development of industrial/manufacturing sites at the Keyser's Ridge Business Park and retail/commercial development at the I68/US Rt. 219/US Rt. 40 interchange. The estimated cost is approximately \$2.5 million. The project is ready to go now and can be complete within 6 months. Budget shortfall of \$1.5 million.
- CTL (Coal to Liquid) Plant: In the preliminary investigation stage and evaluating the feasibility of constructing a CTL facility in Northern Garrett. Initial indications are that this is a viable project with sufficient coal readily available. Evaluating potential sites and other facility requirements. Estimate \$2.5 million needed for formal feasibility study and preliminary engineering.

General Services Capital Projects:

- Public Works Office Building: Building to consolidate four County department staffs, currently dispersed to four separate locations. Project includes site work, design and construction of a 13,200 sq ft building. Project budget is \$3.6 million. Design is 95% complete, construction start May, 2009, nine month project timeline.
- General Services Maintenance Warehouse: Warehouse and office space to expand storage and office space for County maintenance staff. Improved logistics will reduce cost of supplies storage and distribution. Project is to construct a 8500 sq ft, do site work and provide vehicle parking. Project budget is \$1.25 million, design/build, contract award within 4 months, construction start July, 2009, six month project timeline.
- Garrett County Airport: Expansion of apron area to meet increased demand for additional hangar space and traffic resulting from runway expansion completed in 2008. Project requires major excavation, storm water structures, asphalt paving and hangar continuation. Project cost is estimated at \$6 million. Preliminary

design work is completed, grading plans can be completed within 3 months, project bidding, contract award by May/June 2009, construction start June/July 2009. Project timeline twelve months.

Department of Public Utilities Projects: (This is a preliminary list, the project costs and timelines will be added within the next few days)

- Crellin Water Improvements – this project consists development of a new well as a back-up water source, connection of the new well to the present system, improvements to the water treatment plant, and a new duplex water softener unit. The work will be completed by DPU staff under Force Account utilizing an MDE loan and a small portion of local share. We will be proceeding with the work this winter and spring with a 4 month project timeline. Total project cost is \$240,000 with a \$210,000 MDE grant and \$30,000 local share.
- McHenry Water Improvements – we have completed the water line from Deep Creek Drive to Gravelly Run Road and around the Ridgeview Valley development to the Sweet Rewards development. We have not made the connection at Sweet Rewards yet. This will complete the loop to the present system on Mosser Road. We will be constructing a 500,000 gallon water storage tank as part of this project and extension of water service to the Shingle Camp and Stockslager Road areas. The funding for this project is all a loan. We are ready to proceed with the tank now and the extension hopefully within the next 6 months. Estimated cost of the water storage tank is \$600,000 and construction is estimated to take 4 to 6 months. Updated costs estimates for the water line extension to the Stockslager Road area are not immediately available.
- Mountain Lake Water Improvements – we have developed wells as a new source for the system due to the present springs being under the direct influence of surface water. As soon as MDE approves our wetlands permit, we are ready to bid the connection of the wells to the water treatment plant. We will also be constructing a 500,000 water storage tank as part of this project. The funding is a MDE grant and loan, mostly loan. We are also ready to proceed with construction of the tank once MDE approves the construction permit. The total project cost is \$918,200 with a \$175,000 MDE grant and a \$743,200 MDE loan.
- Thayerville Water System – We are currently revising the preliminary engineering report to reference the new water source location. Once that is complete, should be within 45 to 60 days, we will hold a public hearing for the Commissioners to consider the proposed project and once approved proceed into the design phase. Construction will most likely not start until 2010. Cost estimates are currently being prepared by the engineer.
- Friendsville Sewer Rehabilitation – The engineers are currently completing the plans and specifications for the job and we will be advertising for bid this month. We need to complete this phase of the project (Phase I) which consists of new sewer lines and manholes in order to remove inflow and infiltration. Once that is complete the next phase (Phase II) is a sewer line extension along Maple Street to provide sewer service to properties that have failing septic systems and/or direct discharge into Bear Creek. This phase would be a simple design. The design phase of Phase II could proceed along with the construction phase of Phase I. We currently have an ARC grant of \$750,000, MDE grant of \$300,000, CDBG grant of \$100,000 and a MDE loan of \$436,750 for Phase I. for a total project cost of \$1,586,750. Funding for Phase II has not been secured. The estimated cost of Phase II is \$340,000.
- Western Conveyance Sewer System – Design is complete and we are ready to bid once private easements are secured. General Services has been pursuing the easements and we would like to start as soon as possible. This project is funded by all loan money. Grant assistance would greatly help this project. Updated cost estimates are not currently available.