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BOARD OF COUNTY COMMISSIONERS

September 10, 2024

OPEN SESSION AGENDA

- 7:30 AM WASHINGTON COUNTY EMPLOYEE SERVICE AWARDS BREAKFAST
Washington County Agricultural Education Center, 7313 Sharpsburg Pike, Boonsboro, Maryland 21713
- 10:00 AM INVOCATION AND PLEDGE OF ALLEGIANCE
CALL TO ORDER, *President John F. Barr*
APPROVAL OF MINUTES: *August 12, 2024 (Special Meeting)*
August 13, 2024
- 10:05 AM COMMISSIONERS' REPORTS AND COMMENTS
- 10:25 AM STAFF COMMENTS
- 10:30 AM CITIZEN PARTICIPATION
- 10:40 AM PROCLAMATION FOR WASHINGTON GOES PURPLE – RECOVERY MONTH
Board of County Commissioners to Vicki Sterling, Chair; Cassandra Hershberger, Co-Chair, Washington Goes Purple
- 10:50 AM REJECTION OF BIDS (PUR-1686) CUSTODIAL PAPER AND HAND SOAP
Rick Curry, Director, Purchasing
- 10:55 AM PROGRAM OPEN SPACE STATESIDE – MOU FOR VIXEN HOLLOW LLC
Chris Boggs, Rural Preservation Administrator, Planning and Zoning
- 11:00 AM DECLARATION OF SURPLUS PROPERTY AND FUTURE INTENTION TO CONVEY
Todd Moser, Real Property Administrator, Engineering; Andrew Eshleman, Director, Public Works
- 11:05 AM CLOSED SESSION –

(To discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; or any other personnel matter that affects one or more specific individual.

(1) These topics include the discussion of confidential personnel matters.

- *Discussion of applicants/seek consensus to reappoint individual to Local Management Board*
- *Discussion of disciplinary recommendation for County employee.*

To consult with counsel to obtain legal advice on a legal matter. (7) Discussion is protected by attorney/client privilege.

- *Provide legal advice to Board on County personnel matter.*
- *Provide legal advice to Board on matters associated with implementation issues of County ordinance.*

To consult with staff, consultants or other individuals about pending or potential litigation. Discussion also includes legal advice as to litigation strategy, the discussion of which in open session would play County in disadvantageous role in ongoing litigation.

- *Discussion of proposed settlement offer and status of certain court cases.*

12:00 PM RECONVENE IN OPEN SESSION

ADJOURNMENT



Agenda Report Form

Open Session Item

SUBJECT: Proclamation for Washington Goes Purple – Recovery Month

PRESENTATION DATE: September 10, 2024

PRESENTATION BY: Board of County Commissioners to Vicki Sterling, Chair and Cassandra Hershberger, Co-Chair, Washington Goes Purple

REPORT-IN-BRIEF: Proclamation Presentation

WHEREAS, National Recovery Month started in 1989 and is a national observance held every September to promote and support treatment and recovery practices, the recovery community, the dedication of service providers and to increase public awareness surrounding mental health and addiction recovery, and;

WHEREAS, *Washington Goes Purple* is a local movement to bring awareness to this overwhelming epidemic in our community that has resulted in a coalition of professionals and volunteers reaching out to middle and high school students to focus on spreading the awareness of the danger of misusing prescription pain medication and opioid drugs, and;

WHEREAS, preventing and overcoming mental and substance abuse disorder is essential to achieving healthy lifestyles, both physically and emotionally, and Recovery Month continues to educate others about substance use disorders, the effectiveness of treatment and recovery services, and that recovery is possible.

NOW THEREFORE, we the Board of County Commissioners of Washington County, Maryland, do hereby proclaim, September 2024 as “Washington Goes Purple - Recovery Month” and urge all citizens to participate in this observance by lighting up the night with purple, the color of recovery, and to spread information on the dangers of opioids and other drugs in our community.



Agenda Report Form

Open Session Item

SUBJECT: Rejection of Bids (PUR-1686) Custodial Paper and Hand Soap

PRESENTATION DATE: September 10, 2024

PRESENTATION BY: Rick F. Curry, CPPO, Director of Purchasing

RECOMMENDED MOTION: Move to take action, in the best interest of the County and to request the bids for the Custodial Paper and Hand Soap (PUR-1686) be rejected without prejudice due to the vendors are not registered to do business in the State and the registration process can take as much as eight weeks to complete and the Purchasing Department is requesting to utilize a co-op that was awarded by TIPS-USA (contract #230103) to Veritiv.

REPORT-IN-BRIEF: Notice of the Invitation to Bid (ITB) was listed on the State of Maryland's "eMaryland Marketplace Advantage" (eMMA) website, on the County's website and in the local newspaper. Forty-nine (49) persons/companies registered/downloaded the bid document online and eleven (11) bids were received for the commodities.

DISCUSSION: N/A

FISCAL IMPACT: N/A

CONCURRENCES: N/A

ALTERNATIVES: N/A

ATTACHMENTS: Bid Tabulation Matrix

AUDIO/VISUAL NEEDS: N/A

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Always Available Wholesales & Supply Services Corp. Huntsville, AL	Amazing Pearl Collections Severn, MD
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. <i>Tork Advanced or County approved equal.</i> Approximate usage: one thousand, thirty-two (1,032) cases	\$66.15	\$69.23
		<i>Product Item #TM1616S (Quoters shall provide quantity [rolls] per case #<u>96</u> rolls per case)</i>	<i>Product Item #____ (Quoters shall provide quantity [rolls] per case #<u>80</u> rolls per case)</i>
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	\$20.06	\$42.24
		<i>Product Item #NOVAMK250 (Quoters shall provide quantity [sheets] #<u>4000</u> per case)</i>	<i>Product Item #____ (Quoters shall provide quantity [sheets] #<u>16</u> per case)</i>
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. <i>Marcal PRO P720N or County approved equal.</i> Approximate usage: twenty (20) cases	\$22.11	\$45.32
		<i>Product Item #S1080 (Quoters shall provide quantity [rolls] per case #<u>12</u> rolls per case)</i>	<i>Product Item #____ (Quoters shall provide quantity [rolls] per case #<u>12</u> rolls per case)</i>
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. <i>Enmotion/Georgia-Pacific . No substitutions.</i> Approximate usage: one hundred forty-three (143) cases	NO BID	\$96.80
			<i>Product Item #____ (Price per case of <u>6</u> rolls)</i>
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. <i>No substitutions.</i> Approximate usage: two hundred eighteen (218) cases	\$79.14	\$96.95
		<i>Product Item #5162-04 (Price per case of three [3] refills)</i>	<i>Product Item #____ (Price per case of [3]refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. <i>No Substitutions.</i> Approximate usage: sixty-four (64) cases	\$89.23	\$69.90
		<i>Product Item #5369-02 (Price per case of two [2] refills)</i>	<i>Product Item #____ (Price per case of [2]refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Always Available Wholesales & Supply Services Corp. Huntsville, AL	Amazing Pearl Collections Severn, MD
7	GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	\$55.36	\$59.99
		<i>Product Item #1916-02 (Price per case of two [2] refills)</i>	<i>Product Item # (Price per case of two [WW2] refills)</i> *
8	Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. <i>Dial Professional or County Approved equal.</i> Approximate usage: fifty-nine (59) cases.	\$64.42	\$134.85
		<i>Product Item #88047 (Price per case of four [4] refills)</i>	<i>Product Item # (Price per case of four [4] refills)</i>
9	Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. <i>No substitutions.</i> Approximate usage: one hundred fifty (150) cases.	\$47.25	\$49.85
		<i>Product Item #TJ0922A (price per case of twelve [12] rolls)</i>	<i>Product Item #T22 (price per case of twelve [12] rolls)</i>
10	Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. <i>Hospesco (HS6141) or County approved equal.</i> Approximate usage: five (5) cases.	\$16.54	\$39.65
		<i>Product Item #HS-6141 (Price per case of two hundred fifty [250] per case)</i>	<i>Product Item # (Price per case of two hundred fifty [250] per case)</i>
11	Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. <i>For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions.</i> Approximate usage: twenty-four (24) cases.	\$45.20	\$118.60
		<i>Product Item #774828 (Price per case of twelve [12] per case)</i>	<i>Product Item # (Price per case of twelve [12] per case)</i>
12	Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	NO BID	\$67.98
			<i>Product Item # (Price per case)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Always Available Wholesales & Supply Services Corp. Huntsville, AL	Amazing Pearl Collections Severn, MD
13	Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	\$82.55	\$99.65
		<i>Product Item #34955 (Price per each)</i>	<i>Product Item # (Price per each)</i>
14	Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	\$52.66	\$75.99
		<i>Product Item #35015 (Price per each)</i>	<i>Product Item # (Price per each)</i>
15	Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	\$26.74	\$45.32
		<i>Product Item #PL434720B (Price per case of ten [10] rolls)</i>	<i>Product Item # (Price per case of ten [10] rolls) 0020</i> *
16	Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	NO BID	\$93.25
			<i>Product Item # (Price per case of twenty-five [25] rolls)</i>
17	Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	NO BID	\$255.63
			<i>Product Item # (Price per case of ten [10] rolls)</i>
18	Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	\$58.66	NO BID
		<i>Product Item #3659-12 (Price per case of twelve [12] bottles)</i>	

**Corrected Calculations based on Unit Pricing*

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Central Poly-Bag Corp. Linden, NJ	Malor & Company, Inc. New York, NY
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. Tork Advanced or County approved equal. Approximate usage: one thousand, thirty-two (1,032) cases	\$39.99	\$26.77
		<i>Product Item #235 (Quoters shall provide quantity [rolls] per case # <u>96</u> rolls per case)</i>	<i>Product Item #Durables (Quoters shall provide quantity [rolls] per case # <u>80</u> rolls per case)</i>
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	\$17.33	\$20.77 *
		<i>Product Item #200N (Quoters shall provide quantity [sheets] # <u>4000</u> per case)</i>	<i>Product Item #Clean IT Supply (Quoters shall provide quantity [sheets] # <u>4000</u> per case)</i>
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. Marcal PRO P720N or County approved equal. Approximate usage: twenty (20) cases	\$21.19	NO BID
		<i>Product Item #P720N (Quoters shall provide quantity [rolls] per case # <u>12</u> rolls per case)</i>	
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. Enmotion/Georgia-Pacific. No substitutions. Approximate usage: one hundred forty-three (143) cases	\$107.00	\$47.71 *
		<i>Product Item #89460 (Price per case of <u>6</u> rolls)</i>	<i>Product Item #Durables F4 (Price per case of <u>6</u> rolls)</i>
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. No substitutions. Approximate usage: two hundred eighteen (218) cases	NO BID	\$100.00
			<i>Product Item #Clean IT Supply (Price per case of three [3] refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. No Substitutions. Approximate usage: sixty-four (64) cases	NO BID	\$100.00
			<i>Product Item #GOJO (Price per case of two [2] refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description	Central Poly-Bag Corp. Linden, NJ	Malor & Company, Inc. New York, NY
7 GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	NO BID	\$100.00
		<i>Product Item #GOJOLT (Price per case of two [2] refills)</i>
8 Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. Dial Professional or County Approved equal. Approximate usage: fifty-nine (59) cases.	NO BID	NO BID
9 Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. No substitutions. Approximate usage: one hundred fifty (150) cases.	NO BID	\$75.00
		<i>Product Item #Clean IT Su (price per case of twelve [12] rolls)</i>
10 Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. Hospeco (HS6141) or County approved equal. Approximate usage: five (5) cases.	NO BID	NO BID
11 Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions. Approximate usage: twenty-four (24) cases.	NO BID	NO BID
12 Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	NO BID	NO BID

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description	Central Poly-Bag Corp. Linden, NJ	Malor & Company, Inc. New York, NY
13 Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	NO BID	\$75.00
		<i>Product Item #WypeALLS (Price per each)</i>
14 Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	NO BID	\$75.00
		<i>Product Item #WypeALLS (Price per each)</i>
15 Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	\$19.80	\$24.00
	<i>Product Item #CP4347K2 (Price per case of ten [10] rolls)</i>	<i>Product Item #Durable FF (Price per case of ten [10] rolls)</i>
16 Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	\$15.91	\$20.00
	<i>Product Item #CP2433N12 (Price per case of twenty-five [25] rolls)</i>	<i>Product Item #Durables (Price per case of twenty-five [25] rolls)</i>
17 Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	\$44.00	\$25.00
	<i>Product Item #CP3863N3 (Price per case of ten [10] rolls)</i>	<i>Product Item #Durable Wipes (Price per case of ten [10] rolls)</i>
18 Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	NO BID	NO BID

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		ODP Business Solutions, LLC Raton, FL	Pacific Star Corporation Houston, TX
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. Tork Advanced or County approved equal. Approximate usage: one thousand, thirty-two (1,032) cases	NO BID	\$68.44
		<i>Product Item #2461200 (Quoters shall provide quantity [rolls] per case #80 rolls per case)</i>	
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	NO BID	\$54.95
		<i>Product Item #P200N (Quoters shall provide quantity [sheets] #4000 per case)</i>	
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. Marcal PRO P720N or County approved equal. Approximate usage: twenty (20) cases	NO BID	NO BID
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. Enmotion/Georgia-Pacific. No substitutions. Approximate usage: one hundred forty-three (143) cases	\$67.60	NO BID
		<i>Product Item #202809 (MFR #89460) (Price per case of 6 rolls)</i>	
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. No substitutions. Approximate usage: two hundred eighteen (218) cases	\$70.03	\$77.40
		<i>Product Item #7241423 (MFR #5162-04) (Price per case of three [3] refills)</i>	<i>Product Item #5162-03 (Price per case of three [3] refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. No Substitutions. Approximate usage: sixty-four (64) cases	\$57.99	\$68.59
		<i>Product Item #448823 (Mfr#5362-02) (Price per case of two [2] refills)</i>	<i>Product Item #5362-02 (Price per case of two [2] refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		ODP Business Solutions, LLC Raton, FL	Pacific Star Corporation Houston, TX
7	GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	\$46.80	\$60.47
		<i>Product Item #500466 (MFR #1916-02) (Price per case of two [2] refills)</i>	<i>Product Item #1916-02 (Price per case of two [2] refills)</i>
8	Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. Dial Professional or County Approved equal. Approximate usage: fifty-nine (59) cases.	NO BID	\$128.48
			<i>Product Item #DIA 82838 (Price per case of four [4] refills)</i>
9	Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. No substitutions. Approximate usage: one hundred fifty (150) cases.	NO BID	\$59.95
			<i>Product Item #TJ0922A (price per case of twelve [12] rolls)</i>
10	Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. Hospesco (HS6141) or County approved equal. Approximate usage: five (5) cases.	NO BID	\$34.59
			<i>Product Item #HS-6141 (Price per case of two hundred fifty [250] per case)</i>
11	Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions. Approximate usage: twenty-four (24) cases.	NO BID	NO BID
12	Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	NO BID	\$68.87
			<i>Product Item #BWKUMBB (Price per case)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		ODP Business Solutions, LLC Raton, FL	Pacific Star Corporation Houston, TX
13	Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	NO BID	\$107.23
			<i>Product Item #34965 (Price per each)</i>
14	Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	NO BID	\$79.75
			<i>Product Item #KCC 35015 (Price per each)</i>
15	Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	NO BID	NO BID
16	Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	NO BID	NO BID
17	Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	NO BID	NO BID
18	Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	NO BID	\$77.54
			<i>Product Item #3659-12 (Price per case of [12] bottles)</i>

**Corrected Calculations based on Unit Pricing*

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Patifco Corporation Dix Hills, NY	The FG Group, LLC Bowie, MD
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. Tork Advanced or County approved equal. Approximate usage: one thousand, thirty-two (1,032) cases	\$46.57	\$27.07
		<i>Product Item #TM1616S (Quoters shall provide quantity [rolls] per case # <u>80</u> rolls per case)</i>	<i>Product Item #TRK2461200 (Quoters shall provide quantity [rolls] per case # <u>80</u> rolls per case)</i>
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	\$19.91	\$12.99
		<i>Product Item #MB540A (Quoters shall provide quantity [sheets] # <u>4000</u> per case)</i>	<i>Product Item #MRCP200N (Quoters shall provide quantity [sheets] # <u>4000</u> per case)</i>
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. Marcal PRO P720N or County approved equal. Approximate usage: twenty (20) cases	\$21.34	\$14.94
		<i>Product Item #P720N 12350 (Quoters shall provide quantity [rolls] per case # <u>12</u> rolls per case)</i>	<i>Product Item #MRCP720N (Quoters shall provide quantity [rolls] per case # <u>12</u> rolls per case)</i>
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. Enmotion/Georgia-Pacific. No substitutions. Approximate usage: one hundred forty-three (143) cases	\$67.57	\$19.28
		<i>Product Item #89460 (Price per case of <u>6</u> rolls)</i>	<i>Product Item #MORW106 (Price per case of <u>6</u> rolls)</i>
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. No substitutions. Approximate usage: two hundred eighteen (218) cases	\$66.02	\$77.94
		<i>Product Item #5162-04 (Price per case of three [3] refills)</i>	<i>Product Item #GOJ516104CT (Price per case of three [3] refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. No Substitutions. Approximate usage: sixty-four (64) cases	\$44.76	\$62.80
		<i>Product Item #05362-02 (Price per case of two [2] refills)</i>	<i>Product Item #GOJ536102 (Price per case of two [2] refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Patifco Corporation Dix Hills, NY	The FG Group, LLC Bowie, MD
7	GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	\$45.79	\$24.99
		<i>Product Item #1916-02 (Price per case of two [2] refills)</i>	<i>Product Item #GOJ191602CT (Price per case of two [2] refills)</i>
8	Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. Dial Professional or County Approved equal. Approximate usage: fifty-nine (59) cases.	\$35.72	\$80.74
		<i>Product Item #LIQDIAL (Price per case of four [4] refills)</i>	<i>Product Item #DIA82838 (Price per case of four [4] refills)</i>
9	Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. No substitutions. Approximate usage: one hundred fifty (150) cases.	\$33.28	\$52.69
		<i>Product Item #T22-TJ0922A (price per case of twelve [12] rolls)</i>	<i>Product Item #TRKTJ0922A (price per case of twelve [12] rolls)</i>
10	Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. Hospeco (HS6141) or County approved equal. Approximate usage: five (5) cases.	\$16.19	\$9.85
		<i>Product Item #HS6141 (Price per case of two hundred fifty [250] per case)</i>	<i>Product Item #HOS6141 (Price per case of two hundred fifty [250] per case)</i>
11	Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions. Approximate usage: twenty-four (24) cases.	\$56.73	\$100.60
		<i>Product Item #7674540 (Price per case of twelve [12] per case)</i>	<i>Product Item #TRK8634550 (Price per case of twelve [12] per case)</i>
12	Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	\$38.99	\$49.80 *
		<i>Product Item #BWKUMBB (Price per case)</i>	<i>Product Item #BWKUMBB (Price per case)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Patifco Corporation Dix Hills, NY	The FG Group, LLC Bowie, MD
13	Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	\$94.93	\$40.40
		<i>Product Item #KC-34965 (Price per each)</i>	<i>Product Item #KCC34965 (Price per each)</i>
14	Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	\$45.52	\$23.17
		<i>Product Item #KC-35015 (Price per each)</i>	<i>Product Item #KCC35015 (Price per each)</i>
15	Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	\$20.24	\$52.48
		<i>Product Item #US4046B2 (Price per case of ten [10] rolls)</i>	<i>Product Item #HERX8647QK (Price per case of ten [10] rolls)</i>
16	Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	\$19.25	\$35.19
		<i>Product Item #PLR243313N (Price per case of twenty-five [25] rolls)</i>	<i>Product Item #HERO4833MNR02 (Price per case of twenty-five [25] rolls)</i>
17	Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	\$37.91	\$70.98
		<i>Product Item #K7663WC (Price per case of ten [10] rolls)</i>	<i>Product Item #BWKD3865 (Price per case of ten [10] rolls)</i>
18	Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	\$57.53	\$25.16
		<i>Product Item #3659-12 (Price per case of [12] bottles)</i>	<i>Product Item #GOJ365912CT (Price per case of [12] bottles)</i>

**Corrected Calculations based on Unit Pricing*

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Unifirst Corporation Winchester, VA	United Sales USA Corp. Brooklyn, NY
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. Tork Advanced or County approved equal. Approximate usage: one thousand, thirty-two (1,032) cases	\$74.05	\$39.95
		<i>Product Item #621A (Quoters shall provide quantity [rolls] per case #80 rolls per case)</i>	<i>Product Item #235APM (Quoters shall provide quantity [rolls] per case #80 rolls per case)</i>
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	\$39.60	\$16.99
		<i>Product Item #6223 (Quoters shall provide quantity [sheets] #4000 per case)</i>	<i>Product Item #MFN4000 (Quoters shall provide quantity [sheets] #4000 per case)</i>
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. Marcal PRO P720N or County approved equal. Approximate usage: twenty (20) cases	NO BID	\$20.65
			<i>Product Item #8350N (Quoters shall provide quantity [rolls] per case #12 rolls per case)</i>
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. Enmotion/Georgia-Pacific. No substitutions. Approximate usage: one hundred forty-three (143) cases	NO BID	\$64.12
			<i>Product Item #USCD10 (Price per case of 6 rolls)</i>
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. No substitutions. Approximate usage: two hundred eighteen (218) cases	\$59.97	\$51.93
		<i>Product Item #1980 (Price per case of three [3] refills)</i>	<i>Product Item #GOJ516204 (Price per case of three [3] refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. No Substitutions. Approximate usage: sixty-four (64) cases	NO BID	\$47.88
			<i>Product Item #GOJ5362-02 (Price per case of two [2] refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Unifirst Corporation Winchester, VA	United Sales USA Corp. Brooklyn, NY
7	GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	NO BID	NO BID
8	Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. Dial Professional or County Approved equal. Approximate usage: fifty-nine (59) cases.	NO BID	NO BID
9	Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. No substitutions. Approximate usage: one hundred fifty (150) cases.	NO BID	NO BID
10	Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. Hospesco (HS6141) or County approved equal. Approximate usage: five (5) cases.	NO BID	NO BID
11	Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions. Approximate usage: twenty-four (24) cases.	NO BID	NO BID
12	Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	NO BID	\$39.99
			<i>Product Item #bwkumbb (Price per case)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Unifirst Corporation Winchester, VA	United Sales USA Corp. Brooklyn, NY
13	Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	NO BID	NO BID
14	Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	NO BID	NO BID
15	Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	\$31.86	\$19.90
		<i>Product Item #8933 (Price per case of ten [10] rolls)</i>	<i>Product Item #43472B (Price per case of ten [10] rolls)</i>
16	Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	\$54.37	\$17.66
		<i>Product Item #8945 (Price per case of twenty-five [25] rolls)</i>	<i>Product Item #243312 (Price per case of twenty-five [25] rolls)</i>
17	Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	NO BID	\$36.50
			<i>Product Item #38653C (Price per case of ten [10] rolls)</i>
18	Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	NO BID	\$57.49
			<i>Product Item #GOJ3659-12 (Price per case of [12] bottles)</i>

**Corrected Calculations based on Unit Pricing*

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Van Tech Industries, LLC Washington D.C.
1	Toilet Tissue, minimum dimension of (WxL) 4.5"x 4.05" not to exceed 4.5"x 4.5" shall be acceptable, 2 Ply White, 500 sheets per roll, 80 rolls/case. Tork Advanced or County approved equal. Approximate usage: one thousand, thirty-two (1,032) cases	\$147.35
		<i>Product Item #763100 (Quoters shall provide quantity [rolls] per case # <u>80</u> rolls per case)</i>
2	Hand Towels, Multifold, natural, approximately 9.25"x 9.5", 250 towels per package, 16 packages per case, total of 4,000 sheets per case. Marcal PRO P200N or County approved equal. Approximate usage: eight hundred seventy (870) cases	\$43.33
		<i>Product Item #P200N (Quoters shall provide quantity [sheets] # <u>4000</u> per case)</i>
3	Roll Towels, 100% Recycled hard wound paper towels, natural, 7.85" w x 350 linear ft., 12 rolls/case. Marcal PRO P720N or County approved equal. Approximate usage: twenty (20) cases	\$43.94
		<i>Product Item #P720N (Quoters shall provide quantity [rolls] per case # <u>12</u> rolls per case)</i>
4	Roll Towel, white, 800' rolls, 10" Length, 6 rolls per case. Enmotion/Georgia-Pacific. No substitutions. Approximate usage: one hundred forty-three (143) cases	\$101.99
		<i>Product Item #GPC89460 (Price per case of <u>6</u> rolls)</i>
5	GOJO Luxury Foam Antibacterial Handwash refills for FMX-12 Dispensing Systems - 1250 ml/per each refill - 3 per case. No substitutions. Approximate usage: two hundred eighteen (218) cases	\$86.26
		<i>Product Item #GOJO5162-03 (Price per case of three [3] refills)</i>
6	GOJO Premium Foam Antibacterial Handwash refills for TFX Touch-Free Dispensing Systems - 1200 ml/per each refill - 2 per case. No Substitutions. Approximate usage: sixty-four (64) cases	\$80.69
		<i>Product Item #5362-02 (Price per case of two [2] refills)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Van Tech Industries, LLC Washington D.C.
7	GoJo Pomeberry Foam Handwash refills for LTX-12 Dispenser-1200 ml per each refill - 2 per case. No substitutions. Approximate usage: fifteen (15) cases.	\$69.26
		<i>Product Item #1916-02 (Price per case of two [2] refills)</i>
8	Antibacterial Hand Soap Refill - 1 gal/per each refill - 4 per case. Dial Professional or County Approved equal. Approximate usage: fifty-nine (59) cases.	\$79.18
		<i>Product Item #DIA88047CT (Price per case of four [4] refills)</i>
9	Tork Universal Tissue Roll (T22) – two (2) ply, 3.5” x 8.8” diameter, core 3.3”, twelve (12) rolls per case. No substitutions. Approximate usage: one hundred fifty (150) cases.	\$79.90
		<i>Product Item #T22 (price per case of twelve [12] rolls)</i>
10	Waxed Paper Liner – 9” x 10” x 3.25”, 250/case. Hospesco (HS6141) or County approved equal. Approximate usage: five (5) cases.	\$33.21
		<i>Product Item #HS6141 (Price per case of two hundred fifty [250] per case)</i>
11	Tork Advanced Hand Towel Roll – 450' x 7.5”, roll diameter 5.9”, core inside diameter 1.9”, one ply, white towel, 12 rolls/case. For H76 - Mini mechanical hand towel system, Article 7674540. No substitutions. Approximate usage: twenty-four (24) cases.	\$137.39
		<i>Product Item #7674540 (Price per case of twelve [12] per case)</i>
12	Non-Skid Disposable Urinal Floor Mats, rubber - approximately 17 1/2" Width x 20" Length, six (6) per case. Boardwalk Product (Item No. BWKUMBB) or County approved equal. Approximate usage: twenty-seven (27) cases	\$52.78
		<i>Product Item #BWKUMBB (Price per case)</i>

PUR-1686 Custodial Paper and Hand Soap

Item No. / Description		Van Tech Industries, LLC Washington D.C.
13	Cloths X60, Jumbo Roll - approximately 12 1/2" Width x 13 2/5" Length, 1100 per roll. WypAll (34965) or County approved equal. Approximate usage: eight (8) rolls.	\$98.33
		<i>Product Item #34965 (Price per each)</i>
14	Cloths X50, Jumbo Roll - approximately 9 4/5" Width x 13 2/5" Length, 1100 per roll. WypAll (35015) or County approved equal. Approximate usage: twenty (20) rolls.	\$85.78
		<i>Product Item #35015 (Price per each)</i>
15	Trash Liners, Black, 43" x 47", 2.0 mil., 56-gallon capacity, 10 bags per roll, 10 rolls per case for a total of 100. No substitutions. Approximate usage: three hundred forty-four (344) cases.	\$119.95
		<i>Product Item #T9AB1105646 (Price per case of ten [10] rolls)</i>
16	Trash Liners, Natural, 24" x 33", 12 mic, 12-16 gallon capacity, 20 bags per roll, 25 rolls per case for a total of 500. No substitutions. Approximate usage: fifty-seven (57) cases.	\$72.09
		<i>Product Item #CWS7406 (Price per case of twenty-five [25] rolls)</i>
17	Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gallon capacity, 10 rolls per case for a total of 100. No substitutions. Approximate usage: five hundred thirty-four (534) cases.	\$143.16
		<i>Product Item #442FPR38653 (Price per case of ten [10] rolls)</i>
18	Hand Sanitizer, alcohol based, greater than 60% ethanol or 70% isopropanol, 12-ounce pump bottles, 12 bottles per case. Approximate usage: unknown.	\$43.99
		<i>Product Item #3659-12 (Price per case of [12] bottles)</i>

**Corrected Calculations based on Unit Pricing*

Remarks/Exceptions:

Always Available Wholesale & Supply Services Corporation
NO BID Items: #s 4, 12, 16, & 17 no access to the specified item.

Central Poly-Bag Corp.

Item #1 Resolute #235 Brand 4.4" x 3.5" (96 Rolls/cs)
Item #2 Central Poly Brand #200N

Amazing Pearl Collections - Appear to have manipulated the Form of Proposal

ODP Business Solutions, LLC - Government Wide Debarment and Suspension Not Signed and Not Dated

Portifco Corporation

Item #1 Tork - 80 rolls per case
Item #2 Tork - Multifold KFT 250 CT/PK 16/CS Kraft
Item #3 Marcal PRO P720N
Item #4 Enmotion/Georgia-Pacific
Item #5 GOJO Luxury Foam Product
Item #6 GOJO Premium Foam Antibacterial Handwash
Item #7 GOJO Pomeberry Foam
Item #8 Antibacterial Hand Soap Refill
Item #9 Tork Universal Tissue Roll
Item #10 Waxed Paper Liner
Item #11 Tork Advanced Hand Towell Roll
Item #12 Non-Skid Disposable Urinal Floor Mats
Item #13 Cloths X60, Jumbo Roll
Item #14 Cloths X50, Jumbo Roll
Item #15 Trash Liners, Black, 43" x 47", 2.0 mil, 56-gal
Item #16 Trash Liners, Natural, 24" x 33", 12 mic, 12 16-gal.
Item #17 Trash Liners, Clear, 38" x 65", 3.0 mil, 55-gal.



Agenda Report Form

Open Session Item

SUBJECT: Program Open Space Stateside – MOU for Vixen Hollow LLC

PRESENTATION DATE: September 10, 2024

PRESENTATION BY: Chris Boggs, Rural Preservation Administrator, Dept. of Planning & Zoning

RECOMMENDED MOTION: Move to approve the Memorandum of Understanding (MOU) regarding the Vixen Hollow LLC Program Open Space Stateside easement project and all future MOU's for projects using the same program, and allow the Rural Preservation Administrator to sign the associated MOU's.

REPORT-IN-BRIEF: Program Open Space Stateside (POS Stateside) is a conservation easement program funded by the Maryland Department of Natural Resources (DNR) which works to preserve natural areas for public recreation and watershed and wildlife protection across Maryland through fee simple and conservation easement acquisitions. Over the years, the program has been administered at the State level, with aide from the County's Land Preservation Office. Earlier this year, in order to streamline easement acquisitions and improve local relationships with sellers of County POS Stateside easements, the County's Land Preservation Office made a proposal to DNR that we could administer the Program at the local level, similar to how we administer Rural Legacy and CREP easements. DNR is supportive of this proposal and provided the attached MOU regarding the acquisition of the Vixen Hollow LLC project. With approval of the recommended motion, a final project proposal for Vixen Hollow will be brought to Open Session in the future, similar to Rural Legacy projects.

DISCUSSION: While this project would be the first POS Stateside project the County independently administered, it is not the first POS Stateside project in the County. The State has administered four (4) other POS Stateside easements over the years. However, staff believes the County could accelerate the acquisition of these easements if administered locally, and with the funding available, it would be ideal to commence easement acquisition activities sooner than later. While these easements have a general environmental emphasis, the easement restrictions operate very similarly to our other ag easement programs, and function in the same way by extinguishing development rights in order to preserve land. These easements are most similar to Rural Legacy easements, but there is no yearly grant, and applicants are reviewed and accepted on a case-by-case basis, more like CREP easements, based on the funding available. Further, many of the properties for which this program's funding can be used do not rank highly in our other programs' ranking systems, so adding this program to our repertoire would allow us to expand our reach to landowners that might never be able to sell and easement otherwise.

FISCAL IMPACT: POS Stateside funds are 100% State dollars, from DNR Open Space funds. In addition to the easement funds, the County would receive up to 3% of the easement value for administrative costs, a mandatory 1.5% for compliance/monitoring costs, and funds to cover all of our legal/settlement costs. Additionally, being a separate funding account, the funding for these projects would not take away from the funding of our other programs.

CONCURRENCES: The State Department of Natural Resources (DNR) staff have approved and support our administration of this program.

ALTERNATIVES: Deny the request and have DNR continue to administer the program; approve the request, but require the County Commissioner President's signature on the MOU; approve the request, but require the MOU to be presented at Staff Comments prior to starting the project.

ATTACHMENTS: Vixen Hollow MOU

AUDIO/VISUAL NEEDS: N/A



Wes Moore, Governor
Aruna Miller, Lt. Governor
Josh Kurtz, Secretary
David Goshorn, Deputy Secretary

July 12, 2024

Mr. Christopher Boggs
Washington County Rural Preservation Administrator
747 Northern Avenue
Hagerstown, Maryland 21742

RE: Vixen Hollow LLC CE, approximately 47.919 +/- acres
Washington County, Tax Map 40 Parcel 40 ("Property")

Dear Chris:

The Maryland Department of Natural Resources ("the Department") has an interest in conserving the above referenced Property. I am writing to request Washington County's ("the County") assistance in the acquisition of a conservation easement on the Property through Program Open Space Stateside (POS). We are requesting that the County work collaboratively with the Department to protect the State's interest.

Appraisal/EVS:

Consistent with the Department's Guidelines and Md. Natural Resources Code Ann. 1-109(b), at least two independent appraisals will be procured and reviewed by the Department. The average of the appraisals will be used as the anchor value for the Easement Valuation System (EVS). The Department will share the approved anchor value with the County so the value of the conservation easement using the POS EVS can be calculated. Once approved by DNR, the offer and the EVS can be shared with the landowner. This information shall not be distributed or shared outside your organization without prior written approval from the Department.

Negotiations:

As you are acting in partnership with the Department, any contract negotiations between the County and the landowner shall be consistent with the Department's final approved value as determined by the Program Open Space (POS) easement valuation system (EVS). The County will be responsible for performing the EVS formula calculation based on their identification of the conservation attributes found on the Property, subject to the Department's review and approval.

Contract:

Please use your organization's form contract for purchase of a conservation easement to execute a contract between the County and the seller for a purchase price equal to the EVS value (once the value is approved). The contract between the County and the seller cannot include language that in any way obligates the Department to any specific actions but should include language indicating that the conservation easement will be held by the County and/or the Department.

Title & Additional Due Diligence:

The County will obtain title from a company acceptable to the Department. Additionally, we request that title be provided in a format acceptable for review by the Office of the Attorney General. Please ask that

the insured party be Washington County, Maryland and/or the State of Maryland, to the use of the Department of Natural Resources". We request the County's assistance in obtaining additional due diligence items, including, but not limited to a survey, as may be determined necessary by DNR during the course of the transaction.

Easement:

Please provide a draft Conservation Easement (based upon a template that will be provided to you), which provides for the number of development rights to remain, together with other applicable key provisions. Please include the County as a co-grantee of the easement as the Department requests that the County co-hold the conservation easement. The conservation easement is subject to the review and approval of the Department and the OAG.

Reimbursements:

The Department will pay the County an administrative fee of three percent (3%), up to \$250,000, subject to appraisals and valuation of the easement under the POS easement valuation system and approval of the acquisition by the Maryland Board of Public Works. The Department will reimburse the County appropriate costs associated with the acquisition, with supporting documentation, subject to approval of the acquisition by the Maryland Board of Public Works. In the event that the Department does not acquire a conservation easement on the Property, the Department will reimburse the County appropriate costs, with supporting documentation, subject to approval by the Maryland Board of Public Works. Upon written notice from the Department that the Department will not be pursuing acquisition of a conservation easement on the Property, the County is free to pursue acquisition on its own should it so choose.

Monitoring - Program Compliance Fee:

The Department will pay a program compliance fee not to exceed one and a half percent (1.5%) of the purchase price for the monitoring and stewardship of the conservation easement, subject to approval by the Maryland Board of Public Works. The conservation easement must be administered and enforced by the County, and any violations immediately addressed, in accordance with the terms of the final conservation easement.

The County must document that the program compliance fee will be placed in an endowment or other special account to be made available only to the County and only for the purpose of monitoring the conservation easement. The Program compliance fee shall be invested in a long-term, managed investment account, the principal of which may not be withdrawn or used without the approval of the Department; the funds cannot be used as collateral. The interest funds may be used by the County to pay for salaries and supplies for monitoring costs. Failure of the County to adequately monitor this easement may be cause for reassignment to a successor organization to carry out the monitoring responsibilities for the easement, and the repayment and/or transfer of the program compliance fee accordingly.

Please confirm your acceptance of the terms of this letter by signing below and returning a signed copy to the Department. Your assistance in this matter and continued support of Program Open Space is greatly appreciated. If I can provide you with additional information, please do not hesitate to contact me at 410-260-8450.

Hilary Bell
Director
Land Acquisition and Planning

Christopher Boggs
Rural Preservation Administrator
Washington County, Maryland

cc: Judd Vickers
Jacqueline Sandoval Tahsuda
Cheryl Wise



Open Session Item

SUBJECT: Declaration of Surplus Property and Future Intention to Convey

PRESENTATION DATE: September 10, 2024

PRESENTATION BY: Todd Moser, Real Property Administrator, Division of Engineering;
Andrew Eshleman, Director of Public Works

RECOMMENDED MOTION: Move to adopt the ordinance declaring property located at 116 West Baltimore Street as surplus property.

REPORT-IN-BRIEF: The County owns property known as the Dwyer Center, located at 116 West Baltimore Street in Hagerstown. The property consists of 0.46 acres and a 9,568 square feet building that is no longer needed for County operations. Notice of the County's intent to declare as surplus property and convey was duly advertised on August 12, 19, and 26, 2024.

DISCUSSION: The property was valued at \$800,000 by appraisal that was completed in June of 2024. The property will be listed on the open market for 800,000 upon Board of County Commissioners (BOCC) approval.

FISCAL IMPACT: N/A

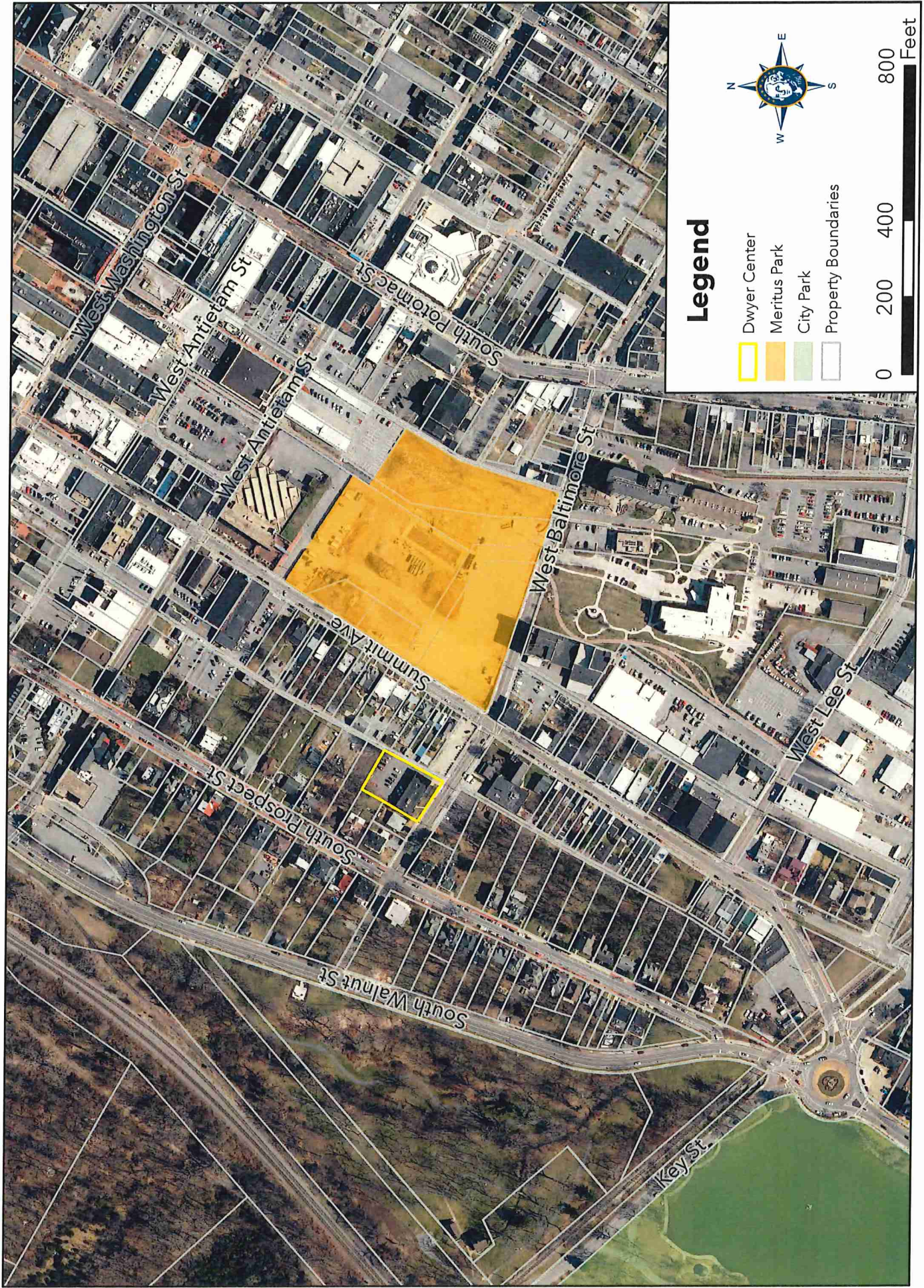
CONCURRENCES: N/A

ALTERNATIVES: N/A

ATTACHMENTS: Aerial map, Ordinance

AUDIO/VISUAL NEEDS: Aerial map

Dwyer Center



Legend

- Dwyer Center
- Meritus Park
- City Park
- Property Boundaries



ORDINANCE NO. ORD-2024-_____

**AN ORDINANCE TO DECLARE CERTAIN REAL PROPERTY
AS SURPLUS PROPERTY**

BE IT ORDAINED by the County Commissioners of Washington County, Maryland (the "County"), as follows:

1. It is hereby established and declared that the real property described in Exhibit A (the "Property") is no longer needed for a public purpose or a public use.

2. The County believes that it is in the best interest of the citizens of Washington County to convey the Property and Notice of Intention of Washington County to Convey Real Property was duly advertised pursuant to Section 1-301, Code of the Public Local Laws of Washington County, Maryland, in *The Herald-Mail*, a daily newspaper of general circulation, on August 12, 19, and 26, 2024.

3. The President of the Board of County Commissioners of Washington County, Maryland, and the County Attorney are hereby, authorized and directed to execute and attest, respectively, for and on behalf of the County, all such documents relating to offering or marketing the Property for sale or conveyance at either public or private sale.

ADOPTED this ____ day of _____, 2024.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
OF WASHINGTON COUNTY, MARYLAND

Dawn L. Marcus, Clerk

BY: _____
John F. Barr, President

Approved as to form
and legal sufficiency:

Rosalinda Pascual
Deputy County Attorney

EXHIBIT A

All that lot or parcel of land, together with the improvements thereon, and all the rights, ways, privileges and appurtenances thereunto belonging or in anywise appertaining, situate along the Northeast side of West Baltimore Street, between Summit Avenue and South Prospect Street, in Hagerstown, Washington County, State of Maryland, beginning at the intersection of the North marginal line of West Baltimore Street with the West marginal line of the public alley, running Northward from Baltimore Street between Summit Avenue and South Prospect Street, and running thence back from Baltimore Street along the West marginal line of said alley, North 26 degrees 24 minutes East 119.36 feet, and North 26 degrees 52 minutes East 47.74 feet to a stake, thence leaving the alley and running back therefrom North 57 degrees 54 minutes West 116.21 feet to a post set in concrete, thence South 29 degrees 08 minutes West 166.74 feet to the North marginal line of West Baltimore Street, thence parallel with and 8.0 feet perpendicularly distant from the North curb line thereof South 58 degrees 00 minutes East 123.80 feet to the place of beginning, being the same property conveyed by Harry C. Gonso and Ruie V. Gonso, his wife, unto the County Commissioners of Washington County, a body politic and corporate of the State of Maryland, by Deed dated June 23, 1961, and duly recorded in Liber 386, folio 764 of the Land Records of Washington County, Maryland.