

ORDINANCE NO. ORD-2025-06

AN ORDINANCE TO APPROVE THE PURCHASE OF REAL PROPERTY

(Swope Road Improvements)


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 acquire certain real property identified on the attached Exhibit A (the "Property") to be used for public purposes.
2. The County approved the acquisition of the Property on April 15, 2025.
3. A public hearing was not required by Section 1-301(b)(2), of the Code of the Public Local Laws of Washington County, Maryland, as the funds utilized to purchase the Property are not to be expended from the General Fund of the County.
4. The acquisition of the Property is necessary for improvements to Swope Road in Washington County, Maryland.

THEREFORE, BE IT ORDAINED by the Board of County Commissioners of Washington County, Maryland that the acquisition 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 acquisition of the Property.

ADOPTED this 15 day of April, 2025.

ATTEST:


Dawn L. Marcus, Clerk

BOARD OF COUNTY COMMISSIONERS
OF WASHINGTON COUNTY, MARYLAND

BY: 
John F. Barr, President

Approved as to legal sufficiency:


Victor Scarpelli
Assistant County Attorney

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

EXHIBIT A--DESCRIPTION OF PROPERTY

Election District No. 16 - Swope Road

BEGINNING for the outline hereof at a point in the margin of the existing 30-foot Right-of-Way for Swope Road, said point being 15.00 feet left of and perpendicular to Center Line of Right-of-Way Station 0+64.28 as graphically depicted on a plat prepared by the Division of Engineering for Washington County, Maryland, titled "SWOPE ROAD FOR CULVERT 16/07," dated March 5, 2025, and intended to be recorded among the Land Records of Washington County, Maryland, in the Washington County Lands and Right-of-Way Plat Book as Right-of-Way Plat No. 100-10-626; thence running with the northern Right-of-Way of Swope Road on a bearing to agree with a recent survey performed by Division of Engineering for Washington County, Maryland, for the following three courses, the first being a curve to the right having a radius of 70, a length of 26.57, a tangent of 13.53 feet and a chord of:

1. North 54 degrees 09 minutes 42 seconds West 26.57 feet, thence
2. North 43 degrees 13 minutes 19 seconds West 5.24 feet, thence by a non-tangent curve to the left having a radius of 236.00 feet, a length of 13.59 feet, a tangent of 6.79 feet and a chord of
3. North 55 degrees 52 minutes 42 seconds East 13.58 feet to a point in the existing eastern Right-of-Way Greenbriar Road, said point being 19.76 feet left of and perpendicular to station 22+56.87 as graphically depicted on the aforementioned Right-of-Way plat; running across the land of the grantor by a new line of Right-of-Way
4. South 27 degrees 12 minutes 41 seconds East 30.35 feet to the place of beginning containing 240 square feet, or 0.00551 acres of land, more or less.

BEING a portion of the tract of land that was conveyed unto the Grantor herein by Robert G. Hurley and Elizabeth Stacy Hurley, by a deed dated March 24, 1988, and recorded among the Land Records of Washington County, Maryland, in Liber 871, folio 372.

TOGETHER with the right to use the area designated **Temporary Easement to be Used Only during the Period of Construction**, encompassing 1,663 square feet or 0.03818 acre of land, more or less; the outline of which is graphically depicted on the said Right-of-Way Plat No. 100-10-626. The purpose of the Temporary Easements shall be to provide working space for temporary traffic, grading and access upon the Grantor's property during the performance of the impending Washington County Contract No. BR-SR-231-14. The Temporary Easement shall revert to the Grantor by operation of law upon the completion and acceptance of the Project by the County.

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