

THE EFFECTIVE DATE OF THIS RESOLUTION IS April 19, 2022

RESOLUTION NO. 22-04

RE: DECLARATION OF SURPLUS REAL PROPERTY
DEARBUGHT PARCEL A

The Annotated Code of Maryland, Education Article §4-115, provides that real property acquired by the Board of Education that becomes surplus is to be offered to the County Council; and

Real property owned by Frederick County may be disposed of if it is determined, following a public hearing, to be surplus to present and future County needs; and

In August 2019, the Board of Education (“BOE”) determined that property known as Dearbought Parcel A, located at the intersection of Sebastian Boulevard and Liberty Road/Maryland Route 26 and shown on Exhibit A (the “Property”), was no longer needed for school purposes, declared the Property surplus, and offered the property to the County Council; and

On February 18, 2020, the County Council voted to accept the Property from the BOE for a future use as part of an economic development plan to increase senior and affordable housing options in Frederick County; and

The County issued a request for proposals to utilize the Property for the purpose of the development of affordable housing, and an acceptable offer was received;

Upon a finding by the County Council that the Property is surplus and no longer needed for use by the County, the County Executive can proceed with the transfer to an affordable housing development team lead by Taft-Mills Group, LLC, a North Carolina limited liability company, (hereinafter referred to as “Taft Mills”).

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY COUNCIL OF
FREDERICK COUNTY, MARYLAND, that the County real property identified as Dearbought
Parcel A is surplus to Frederick County, Maryland's present and future needs; and

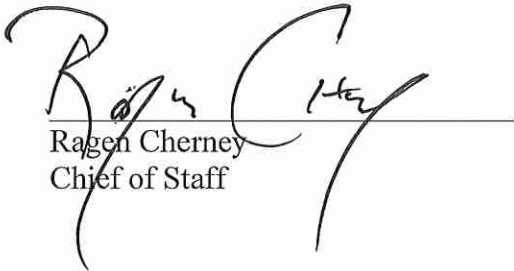
BE IT FURTHER RESOLVED that the Property may be transferred to Taft Mills pursuant
to the terms and conditions of a Memorandum of Understanding between Frederick County,
Maryland and Taft Mills to be negotiated by the County Executive; and

BE IT FURTHER RESOLVED that the County Executive is hereby authorized to transfer
the Property and otherwise to take all actions necessary to consummate the transfer of the Property
to Taft Mills.

The undersigned certifies that this Resolution was approved and adopted on the 19th day of
April, 2022.

ATTEST:

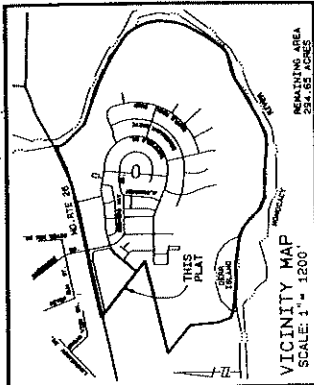
COUNTY COUNCIL OF FREDERICK
COUNTY, MARYLAND


Ragen Cherney
Chief of Staff

By: 
M. C. Keegan-Ayer, President 

Exhibit A

PLAT BOOK #54 PAGE 76



DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

PARCEL A SCHOOL SITE
10.06209 AC.

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

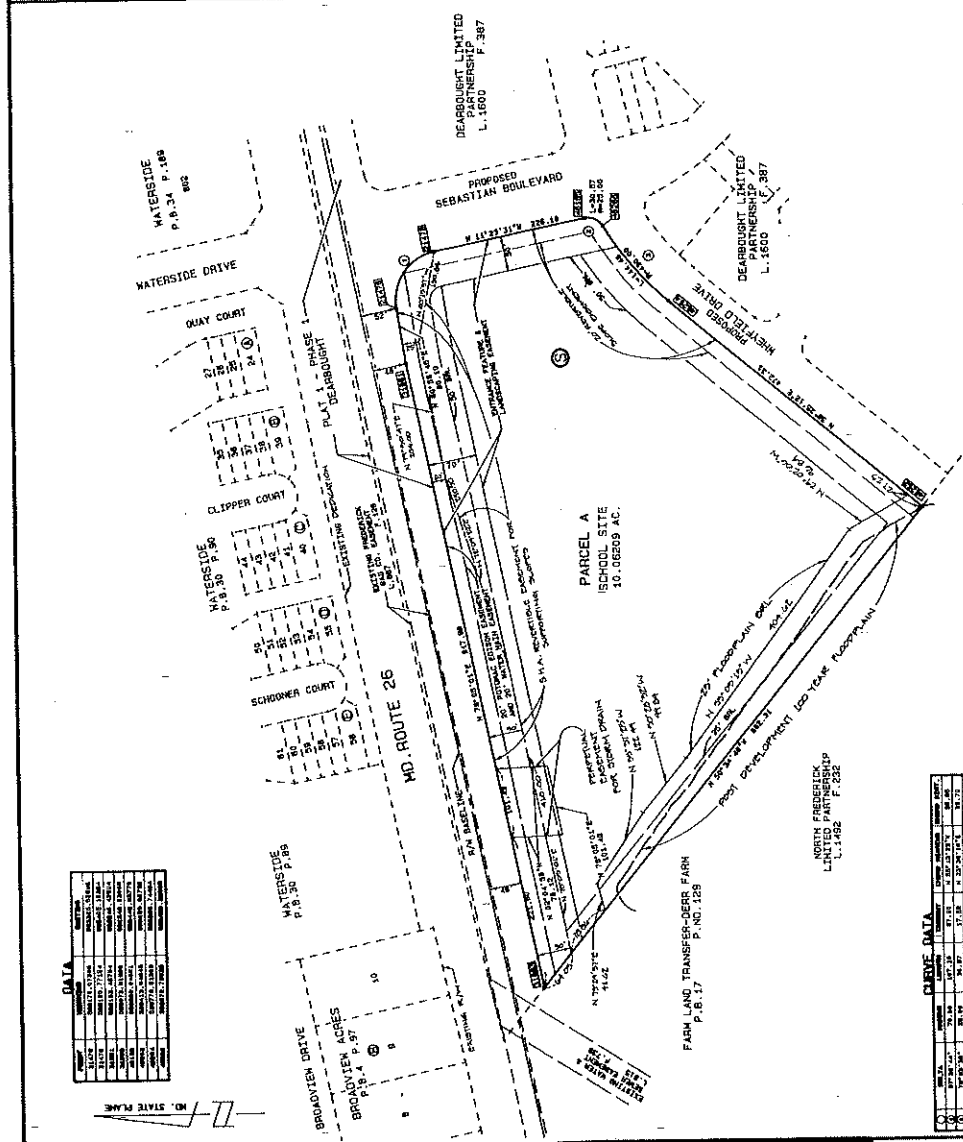
DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387



AREA TABULATION

AREA	ACRES	S.F.
None	0.00	0.00
Parcel A	10.06209	432,000
Parcel B	10.06209	432,000
Parcel C	10.06209	432,000
Parcel D	10.06209	432,000
Parcel E	10.06209	432,000
Parcel F	10.06209	432,000
Parcel G	10.06209	432,000
Parcel H	10.06209	432,000
Parcel I	10.06209	432,000
Parcel J	10.06209	432,000
Parcel K	10.06209	432,000
Parcel L	10.06209	432,000
Parcel M	10.06209	432,000
Parcel N	10.06209	432,000
Parcel O	10.06209	432,000
Parcel P	10.06209	432,000
Parcel Q	10.06209	432,000
Parcel R	10.06209	432,000
Parcel S	10.06209	432,000
Parcel T	10.06209	432,000
Parcel U	10.06209	432,000
Parcel V	10.06209	432,000
Parcel W	10.06209	432,000
Parcel X	10.06209	432,000
Parcel Y	10.06209	432,000
Parcel Z	10.06209	432,000

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

DEARBOROUGH LIMITED PARTNERSHIP
L. 1600
F. 387

APPROVED
CITY OF FREDERICK
PLANNING COMMISSION

DATE NO. 7/2/94
DATE 7/2/94

NOTES

1. The City of Frederick Planning Commission has approved this plat for recording.
2. The City of Frederick Planning Commission has approved this plat for recording.
3. The City of Frederick Planning Commission has approved this plat for recording.
4. The City of Frederick Planning Commission has approved this plat for recording.
5. The City of Frederick Planning Commission has approved this plat for recording.
6. The City of Frederick Planning Commission has approved this plat for recording.
7. The City of Frederick Planning Commission has approved this plat for recording.
8. The City of Frederick Planning Commission has approved this plat for recording.
9. The City of Frederick Planning Commission has approved this plat for recording.
10. The City of Frederick Planning Commission has approved this plat for recording.

DATE 7/2/94
DATE 7/2/94