



# HOWARD COUNTY PUBLIC WORKS BOARD

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James M. Irvin, Executive Secretary  
Juakita Rideout, Recording Secretary

Cory J. Summerson, Chairperson  
Abby Glassberg, Vice Chairperson  
Pedro Ramirez, Member  
Brandon Robinson, Member  
Alan Whitworth, Member

## Minutes of the Howard County Public Works Board – Tuesday, September 12, 2017

**Members present:** Mr. Brandon Robinson, Mr. Pedro Ramirez, and Mr. Alan Whitworth.

**Staff present:** Holger Serrano, Acting Executive Secretary; John Seefried, Chief, Construction Inspection Division; Robert Barnett, Zone Supervisor, Construction Inspection Division; Melanie Bishop, Chief, Real Estate Services Division; Juakita Rideout, Recording Secretary, Real Estate Services Division; and Rebecca Gold, Administrative Aide, Real Estate Services Division.

Mr. Robinson called the meeting to order at approximately 7:30 p.m.

1. **Approval of minutes:** Mr. Robinson indicated that the first item on the agenda is the approval of the minutes of August 8, 2017. Mr. Robinson asked if there were any comments or questions.

**Motion:** On a motion made by Mr. Ramirez and seconded by Mr. Whitworth, the Board unanimously approved the minutes of August 8, 2017.

### 2. **Public Works Board Road Acceptance**

- (a) **Subdivision:** Trotter Point, Lots 1 thru 14 and Open Space Lots 15 thru 18, A Resubdivision of Forest Hills, Lots 13 Thru 15; PB. 5/PG. 4 & A Resubdivision of Trotter Point O.S. Lot 1 and Lots 2-5 plats #20852-20853 (F-08-162)  
**R/SW Agreement No.** F-13-004 **W/S Agreement No.** 34-4728-D  
**Road Names:** Trotter Point Court, Trotter Road (widening).  
**Petitioner:** Trotter Point LLC

**Staff Presentation:** Ms. Bishop, Chief, Real Estate Services Division, indicated that Trotter Point LLC, has presented a petition to the Director of Public Works for the acceptance in fee simple title to Trotter Point, Lots 1 thru 14 and Open Space Lots 15 thru 18, A Resubdivision of Forest Hills, Lots 13 Thru 15; PB. 5/PG. 4 & A Resubdivision of Trotter Point O.S. Lot 1 and Lots 2-5. The Bureau of Engineering has inspected the subdivision and certifies that all public improvements have been constructed in accordance with the approved plans and specifications and meets the criteria for acceptance under Section 18.202 of the Howard County Code. The Bureau of Engineering recommends that the public improvements be accepted into the County's system of publicly owned and maintained facilities.

**Board Comments:** After reviewing a copy of the road sheet, Mr. Ramirez asked about the discrepancy between the paved lengths and deeded lengths of Trotter Point Circle. Ms. Bishop indicated the extra paved length was extended to meet the existing road within the next subdivision. Mr. Whitworth had a concern about the handicap accessibility within this subdivision. He stated that he thought the handicap warning device has been cut causing it to be short. The issue is near the T-Intersection that is behind the cul-de-sac and wanted to know if it was up to code requirements. Mr. Whitworth advised that the radius in the curb looked like it was cut and pieced back together. He wanted to be certain that it was up to code. He emphasized about this being up to code. Mr. Barnett stated that he will double check to make sure it is up to code and get back to the board members. Ms. Bishop also stated that she would find out from Mr. Barnett if that part of curb meets the code requirements and relay the information back to Mr. Whitworth.

**Public Testimony:** None.

**Motion:** On a motion made by Mr. Ramirez, and seconded by Mr. Robinson, the Board unanimously recommended that the Director of Public Works accept the public improvements located in Trotter Point, Lots 1 thru 14 and Open Space Lots 15 thru 18, A Resubdivision of Forest Hills, Lots 13 Thru 15; PB. 5/PG. 4 & A Resubdivision of Trotter Point P.S. Lot 1 and Lots 2-5, into the County's system of publicly owned and maintained facilities.

- (b) Hunters Ridge, Lots 1 Thru 54, Open Space Lots 55 Thru 58 and A Resubdivision of Bulk Parcel 'C', Wesley Woods, Section 1, Plat No. 14928  
R/SW Agreement No. F-04-111 W/S Agreement No. 14-4216-D  
Road Names: Fairlee Road, Joseph Scott Drive  
Petitioner: Richmond American Homes of Maryland, Inc.

**Staff Presentation:** Ms. Bishop, Chief, Real Estate Services Division indicated that Richmond American Homes of Maryland, Inc., a Maryland corporation has presented a petition to the Director of Public Works for the acceptance of Hunters Ridge, Lots 1 Thru 54, Open Space Lots 55 Thru 58 and A Resubdivision of Bulk Parcel 'C', Wesley Woods, Section 1. The Bureau of Engineering has inspected the subdivision and certifies that all public improvements have been constructed in accordance with the approved plans and specifications and meet the criteria for acceptance under Section 18.202 of the Howard County Code. The Bureau of Engineering recommends that the public improvements be accepted into the County's system of publicly owned and maintained facilities.

**Board Comments:** After reviewing a copy of the road sheet, Mr. Whitworth wanted to know if this subdivision was in Elkridge, Maryland and if it adjoins with another subdivision. He wanted to be certain that they were in the same area. Mr. Barnett confirmed that they are in Elkridge, Maryland.

**Public Testimony:** None.

**Motion:** On a motion made by Mr. Whitworth and seconded by Mr. Ramirez, the Board unanimously recommended that the Director of Public Works accept the public improvements located in Hunters Ridge, Lots 1 Thru 54, Open Space Lots 55 Thru 58 and A Resubdivision of Bulk Parcel 'C', Wesley Woods, Section 1 into the County's system of publicly owned and maintained facilities.

- (c) Subdivision: Villages At Turf Valley, Phase 4, Lots 177 thru 199 and Open Space Lots 200 thru 202, A Resubdivision of Non-Buildable Bulk Parcel BB, Previously recorded under Phase 1, Section 2 as Plat 22291  
R/SW Agreement No. F-08-086 W/S Agreement No. 24-4551-D  
Road Names: Cheekwood Circle  
Petitioner: Mangione Enterprises of Turf Valley Limited Partnership

**Staff Presentation:** Ms. Bishop, Chief, Real Estate Services Division indicated that Mangione Enterprises of Turf Valley Limited Partnership, a Maryland limited partnership has presented a petition to the Director of Public Works for the acceptance of Villages At Turf Valley, Phase 4, Lots 177 thru 199 and Open Space Lots 200 thru 202, A Resubdivision of Non-Buildable Bulk Parcel BB, Previously recorded under Phase 1, Section 2. The Bureau of Engineering has inspected the subdivision and certifies that all public improvements have been constructed in accordance with the approved plans and specifications and meet the criteria for acceptance under Section 18.202 of the Howard County Code. The Bureau of Engineering recommends that the public improvements be accepted into the County's system of publicly owned and maintained facilities.

**Board Comments:** After reviewing a copy of the road sheet, Mr. Robinson had a discrepancy about the paved lengths merging into another roadway. Ms. Bishop advised that that is typically how it is constructed.

**Public Testimony:** None.

**Motion:** On a motion made by Mr. Ramirez and seconded by Mr. Whitworth, the Board unanimously recommended that the Director of Public Works accept the public improvements located in Villages At Turf Valley, Phase 4, Lots 177 thru 199 and Open Space Lots 200 thru 202, A Resubdivision of Non-Buildable Bulk Parcel BB, Previously recorded under Phase 1, Section 2 into the County's system of publicly owned and maintained facilities.

There being no further business, the Public Works Board meeting adjourned at approximately 7:36 p.m.



Thomas Butler  
Acting Executive Secretary



Juakita Rideout  
Recording Secretary