



HOWARD COUNTY PUBLIC WORKS BOARD

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James M. Irvin, Executive Secretary
Lisa Brightwell, Acting 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, April 11, 2017

Members present: Mr. Cory Summerson, Mr. Brandon Robinson, and Mr. Pedro Ramirez.

Staff present: Jim Irvin, Executive Secretary; John Seefried, Chief, Construction Inspection Division; Daniel Davis, Chief, Utility Design Division; Carl Katenkamp, Administrative Analyst I, Real Estate Services Division; Lisa Brightwell, Acting Recording Secretary, Department of Public Works.

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

1. **Approval of minutes:** Mr. Summerson indicated that the first item on the agenda was the approval of the minutes of the February 14, 2017 hearing. Mr. Summerson asked if there were any comments or questions. There were no comments or questions from the Board.

Motion: On a motion made by Mr. Robinson and seconded by Mr. Ramirez, the Board unanimously approved the minutes of February 14, 2017.

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

- (a) **Subdivision:** Villages at Turf Valley, Phase I, Section 2, Lots 1 Thru 62; Open Space Lots 63 Thru 66, Golf Space Lot 67, Non-Buildable Bulk Parcels "AA" & "BB"
R/SW Agreement No. F-08-060 **W/S Agreement No.** 24-4522-D
Road Names: Resort Road, Fairmont Lane, Cheekwood Circle, Hayman Lane and Lago Road
Petitioner: Mary Mangione

Staff Presentation: Mr. Katenkamp, Administrative Analyst I, Real Estate Services Division indicated that Mary Mangione has presented a petition to the Director of Public Works for the acceptance of Resort Road, Fairmont Lane, Cheekwood Circle, Hayman Lane, and Lago Road located in Villages at Turf Valley, Phase I, Section 2, Lots 1 Thru 62; Open Space Lots 63 Thru 66, Golf Open Space Lot 67, Non-Buildable Bulk Parcels AA & BB. 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: None.

Public Testimony: None.

Motion: On a motion made by Mr. Robinson and seconded by Mr. Ramirez, the Board unanimously recommended that the Director of Public Works accept the public improvements located in Villages at Turf Valley, Phase I, Section 2, Lots 1 thru 62; Open Space Lots 63 thru 66, Golf Open Space Lot 67, Non-Buildable Bulk Parcels AA & BB into the County's system of publicly owned and maintained facilities.

- (b) Subdivision: 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: Joseph Scott Drive and Fairlee Road
Petitioner: Richmond American Homes of Maryland, Inc.

Staff Presentation: Mr. Seefried indicated that 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 was recommended for approval by the Board but that it came to the Construction Inspection Division's attention that there are two encroachments into forest conservation areas – by a driveway and a shed – which are not yet resolved. Mr. Seefried advised CID could not continue to recommend them for approval and would remove them from the Public Works Board agenda.

Board Comments: None.

Public Testimony: None.

- (c) Subdivision: Chelsea Knolls, Lots 1-14, Non-Buildable Preservation Parcels "A" and "B" and Non-Buildable Parcel "C"
R/SW Agreement No. F-07-072
Road Names: Chelsea Knolls Drive, Long Corner Road (widening), Florence Road (widening)
Petitioner: Chelsea Ridge, L.C.

Staff Presentation: Mr. Katenkamp, Administrative Analyst I, Real Estate Services Division indicated that Chelsea Ridge, L.C. has presented a petition to the Director of Public Works for the acceptance of Chelsea Knolls Drive, a widening of Long Corner Road, and a widening of Florence Road located in Chelsea Knolls, Lots 1-14, Non-Buildable Preservation Parcels "A" and "B" and Non-Buildable Parcel "C". 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: None.

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 Chelsea Knolls, Lots 1-14, Non-Buildable Preservation Parcels "A" and "B" and Non-Buildable Parcel "C" into the County's system of publicly owned and maintained facilities.

- (d) Subdivision: Terrapin Creek (Formerly Schwabe Farm), Lots 1-22 Buildable Preservation Parcel "A" and Non-Buildable Preservation Parcels B, C, D, and E
R/SW Agreement No. F-07-086
Road Names: Terrapin Creek Road and Milo Court
Petitioner: LDG, Inc.

Staff Presentation: Mr. Katenkamp, Administrative Analyst I, Real Estate Services Division indicated that LDG, Inc. has presented a petition to the Director of Public Works for the acceptance of Terrapin Creek Road and Milo Court located in Terrapin Creek (Formerly Schwabe Farm), Lots 1-22 Buildable Preservation Parcel A and Non-Buildable Preservation Parcels B, C, D, and E. 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: None.

Public Testimony: None.

Motion: On a motion made by Mr. Robinson and seconded by Mr. Ramirez, the Board unanimously recommended that the Director of Public Works accept the public improvements located in Terrapin Creek (Formerly Schwabe Farm), Lots 1-22 Buildable Preservation Parcel A and Non-Buildable Preservation Parcels B, C, D, & E into the County's system of publicly owned and maintained facilities.

- (e) Subdivision: Emerson, Section 3, Area 7, Parcel A, Open Space Lots 1 & 2
R/SW Agreement No. F-11-036 W/S Agreement No. 24-4696-D
Road Names: Eternal Rings Drive (North Eternal Rings Drive, South Eternal Rings Drive)
Petitioner: Emerson Development IX LLC

Staff Presentation: Mr. Katenkamp, Administrative Analyst I, Real Estate Services Division indicated that Emerson Development IX LLC has presented a petition to the Director of Public Works for the acceptance of Eternal Rings Drive (also known as North Eternal Rings Drive and South Eternal Rings Drive) located in Emerson, Section 3, Area 7, Parcel A, Open Space Lots 1 & 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. Mr. Katenkamp stated that Eternal Rings Drive on 11/24/2016 was renamed North Eternal Rings Drive and South Eternal Rings Drive by the Planning Board.

Board Comments: Mr. Summerson noted that there is "quite a bit of development left to go" and that "it will end up being [a] circle." Mr. Katenkamp replied his understanding was that the original plan was for a circle but that a circle is no longer the plan. Mr. Katenkamp advised he believed the road would be private and within a federal facility. Mr. Summerson asked how soon the next section of the development was expected to move forward. Mr. Ramirez indicated that the paved length of North Eternal Rings Drive on the Road Sheet exceeded the deeded length and asked if that would be an issue at some point. Mr. Katenkamp indicated he would review the Road Sheet with the Construction Inspection Division.

Public Testimony: Mr. John K. Burch Jr., Knott Realty, representing Emerson Development IIX, LLC advised "There are two parcels right now, one has been SDP'd for an office facility basically similar to the other Emersons in the south."

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 Emerson, Section 3, Area 7, Parcel A, Open Space Lots 1 & 2 into the County's system of publicly owned and maintained facilities subject to validation of the paved length.

3. Water and Sewer Capital Project Estimate Presentation: Mr. Summerson stated that the presentation would be postponed until the next meeting as a result of the absences of two board members..

There being no further business, the Public Works Board meeting adjourned at approximately 7:40 p.m.


James M. Irvin
Executive Secretary 6/13/13


Lisa Brightwell
Acting Recording Secretary