

August 4, 2022

The regular meeting of the County Commissioners of Allegany County was held in the Commissioners' Meeting Room, Allegany Room 100, 701 Kelly Road, Cumberland, at 5:00 p.m. on the above date. The following were present: Commissioner Jacob C. Shade; Commissioner Creade V. Brodie, Jr.; Commissioner David J. Caporale; County Administrator Jason M. Bennett; and County Attorney T. Lee Beeman, Jr.

The Pledge of Allegiance was recited by those present.

#### **MOTION**

Commissioner Brodie asked to have Item 2A – Cumberland Economic Development Corporation (CEDC) Property Tax Credit added to this evening's meeting agenda.

By Motion made by Commissioner Brodie, seconded by Commissioner Caporale, and duly carried, the Board of County Commissioners approved the addition of Item 2A – CEDC Property Tax Credit to the Action Agenda for this evening's meeting.

There were no further additions or deletions to the Agenda.

#### **MOTION**

Upon Motion by Commissioner Caporale, and seconded by Commissioner Brodie, the Minutes of the July 7, 2022 public business meeting were approved by the Board of County Commissioners.

#### **ACTION AGENDA**

**Item 1 – Property Tax Credit for Fiscal Year beginning July 1, 2022 through June 30, 2023 –** Board of County Commissioners to grant property tax credits pursuant to Tax Property Article §9-302(b), for fiscal year beginning July 1, 2022 through June 30, 2023 for the following entities: Frostburg Lions Club, Inc., LaVale Lions Foundation, Inc., Cumberland Cultural Foundation, Allegany County Agricultural Expo, Carver Community Center, Inc., The Lions Center for Rehabilitation and Extended Care, Inc., and the Allegany County Animal Shelter Management Foundation, Inc.; and grant property tax credits pursuant to Tax Property Article §9-302(c) for fiscal year beginning July 1, 2022 through June 30, 2023 for United Brotherhood of Carpenters, Local 1024, and Western Maryland Central Labor Council; and grant property tax credits pursuant to Tax Property Article §9-302(f) for fiscal year beginning July 1, 2022 through June 30, 2023 for Cumberland Outdoor Club – T. Lee Beeman, Jr., County Attorney, provided background and details regarding these annual tax credits, which are specifically outlined in the State Code. Attorney Beeman read the list of entitles for which a tax credit for FY-2023 is requested, as set forth in these Minutes.

Upon Motion by Commissioner Brodie, and seconded by Commissioner Caporale, the Board of County Commissioners granted property tax credits pursuant to Tax Property Article §9-302(b), for fiscal year beginning July 1, 2022 through June 30, 2023 for the following entities: Frostburg Lions Club, Inc., LaVale Lions Foundation, Inc., Cumberland Cultural Foundation, Allegany County Agricultural Expo, Carver Community Center, Inc., The Lions Center for Rehabilitation and Extended Care, Inc., and the Allegany County Animal Shelter Management Foundation, Inc.; and granted property tax credits pursuant to Tax Property Article §9-302(c) for fiscal year beginning July 1, 2022 through June 30, 2023 for United Brotherhood of Carpenters, Local 1024, and Western Maryland Central Labor Council; and granted property tax credits pursuant to Tax Property Article §9-302(f) for fiscal year beginning July 1, 2022 through June 30, 2023 for Cumberland Outdoor Club.

**Item 2 – Resolution 22-19 – Maryland Mortgage Program –** Board of County Commissioners to authorize the transfer of \$2,602,716 to the Community Development Administration's Maryland Mortgage Program for issuance of tax-exempt housing bonds on behalf of Allegany County, and authorize the President of the County Commissioners to sign the Letter of Transfer – David K. Nedved, Economic & Community Development Representative, provided background and details for this Item, as set forth on his staff report on the subject dated July 25, 2022, a copy of which is attached to and made a part of these Minutes.

Commissioner Caporale moved that the Board of County Commissioners approve and pass Resolution 22-19 – Maryland Mortgage Program to authorize the transfer of \$2,602,716 to the Community Development Administration's Maryland Mortgage Program for issuance of tax-exempt housing bonds on behalf of Allegany County, and authorize the President of the County Commissioners to sign the Letter of Transfer. Commissioner Brodie seconded the Motion. Motion carried to pass Resolution 22-19 to approve and authorize.

**Item 2A – Cumberland Economic Development Corporation (CEDC) Property Tax Credit –** Board of County Commissioners of Allegany County to retroactively apply a property tax credit, pursuant to MD Property Tax Article § 9-302, offsetting the past-due Allegany County property taxes owed for real property owned by the Cumberland Economic Development Corporation at 118 Baltimore Street, Cumberland, Maryland, 21502. County Attorney Lee Beeman informed the Commissioners that this is a similar tax credit to those granted by action taken on Agenda Item 1, and explained that the CEDC had not previously requested this credit, although they were entitled to do so under State law. Attorney Beeman further explained that this tax credit came to the attention of the CEDC when they were attempting to transfer the property at 118 Baltimore Street (the M & T Bank Building) to the new owners, who are receiving assistance under the Invest Allegany Program. The CEDC has now requested the tax credit to be applied retroactively so that the property can be transferred and planned renovations can be undertaken by the new owner.

Upon Motion made by Commissioner Brodie, seconded by Commissioner Caporale, and duly carried, the Board of County Commissioners of Allegany County agreed to retroactively apply a property tax credit, pursuant to MD Property Tax Article § 9-302, offsetting the past-due Allegany County property taxes owed for real property owned by the Cumberland Economic Development Corporation at 118 Baltimore Street, Cumberland, Maryland, 21502.

### **CONSENT AGENDA**

As recommended by the County Administrator

Before action was taken on the Consent Agenda, Commissioner Shade favorably remarked on the Invest Allegany Program, and commented that he wished that there had been more funding to distribute. Commissioner Shade pointed out that the Invest Allegany Program will have a significant impact on older buildings in the County.

Commissioner Shade also discussed some questions with David Nedved regarding the Homelessness Solutions Program (Item 3). He then said that he is happy to support this Program and pointed out that it does have actual qualifications to be met by applicants.

Upon Motion by Commissioner Caporale, seconded by Commissioner Brodie, and Motion carried, the Board of County Commissioners approved and adopted the Consent Agenda as recommended by the County Administrator.

**Item 3 – State Fiscal Year 2023/Federal Fiscal Year 2022 Homelessness Solutions Program Grant Agreement –** Board of County Commissioners authorized the President of the County Commissioners to sign a grant agreement with the Maryland Department of Housing and Community Development accepting \$343,156 in SFY 2023/FFY 2022 Homelessness Solutions Program Grant funds on behalf of Human Resources Development Commission, Inc. (\$230,409), Family Crisis Resource Center, Inc. (\$30,626), Allegany County Department of Social Services (\$21,938), and YMCA of Cumberland, Maryland, Inc. (\$15,756). Also, the Board of County Commissioners authorized the President to sign sub recipient agreements with each of these organizations for the administration of the SFY 2023/FFY 2022 Homelessness Solutions Program Grant.

**Item 4 – Fourth Amendment to Lease with Alliant Techsystems Operations, LLC at Riverside Industrial Park –** Board of County Commissioners authorized the Fourth Amendment between the Board of County Commissioners and Alliant Techsystems Operations, LLC to extend their current lease at Riverside Industrial Park through August 15, 2022, and agreed to have the President of the County Commissioners sign the Lease.

**Item 5 – Invest Allegany Grant Second Round Winners –** Board of County Commissioners authorized and awarded 10 second round grant winners of the Invest Allegany grant program \$149,000, contingent upon the terms and conditions that have been set forth by the County.

**Item 6 – Allegany County Detention Center Security Windows Replacement Project Award –** Board of County Commissioners authorized the award of the Allegany County Detention Center Security Windows Replacement Project to American Corrections Maintenance, Inc., Bloomsburg, Pennsylvania, in the amount of \$144,807.75, and authorized the President of the County Commissioners to sign required project documents.

**Item 7 – Mexico Farms Waterline Replacement Project Award –** Board of County Commissioners authorized the award of the Mexico Farms Waterline Replacement Project to Excavating Associates, Inc., Ellerslie, Maryland, in the amount of \$537,069, and authorized the President of the County Commissioners to sign required project documents.

**Item 8 – Bowling Green/Cresaptown/Frostburg Sewer Re-Lining Project Award** – Board of County Commissioners authorized the award of the Bowling Green/Cresaptown/Frostburg Sewer Re-Lining Project to Mobile Dredging, Beltsville, Maryland, in the amount of \$308,983, and authorized the President of the County Commissioners to sign required project documents.

**Item 9 – Bowling Green/Cresaptown Sewer Replace & Point Repair Project Award** – Board of County Commissioners authorized the award of the Bowling Green/Cresaptown Sewer Replace & Point Repair Project to Carl Belt, Inc., Cumberland, Maryland, in the amount of \$691,778, and authorized the President of the County Commissioners to sign required project documents.

**Item 10 – Dick’s Lane Water Project Award** – Board of County Commissioners authorized the award of the Dick’s Lane Water Project to Paul McKenzie Excavating Work, Frostburg, Maryland, in the amount of \$55,850, and authorized the President of the County Commissioners to sign required project documents.

**Item 11 – Allegany County Sheriff’s Office American Rescue Plan Funding** – Board of County Commissioners authorized the allocation of \$4,500 from the American Rescue Plan Stimulus funding to purchase basic lifesaving and personal protection supplies for the Detention Center Housing Units, Transportation Vehicles, and a Grab and Go Kit for offsite training.

**Item 12 – Governor’s Office of Crime Control and Prevention Gun Violence Reduction Grant Award** – Board of County Commissioners authorized a grant agreement with the Governor’s Office of Crime Control and Prevention Gun Violence Reduction to accept funding in the amount of \$21,500 to support the Allegany County Sheriff’s Office gun violence reduction initiatives, and authorized the President of the County Commissioners to sign the grant.

**Item 13 – Resolution 22-20 – Rules & Regulations Governing Employees of Allegany County, Maryland Amendments** – Board of County Commissioners authorized Resolution 22-20, the amendments to the Rules & Regulations Governing Employees of Allegany County, Maryland.

**Item 14 – Community Promotions** – Board of County Commissioners authorized the County Finance Department to remit \$1,000 budgeted from the Community Promotions Account to the 14<sup>th</sup> Annual Gilchrist Gala to be held on Saturday, August 20, 2022.

**County Administrator Jason Bennett** introduced the County’s new Public Information Officer, Kati Kenney, and remarked that as some of her duties, she will be dealing with the media and updating the County’s social media presence. Commissioners added their welcomes to Mrs. Kenney.

**County Attorney Lee Beeman** had no further comments to make at this evening’s meeting

**Commissioners’ statements, comments, recognition –**

**Commissioner David Caporale** had no further comments to make at this evening’s meeting.

**Commissioner Creade Brodie** welcomed Kati Kenney to the County. He also thanked Adam Patterson, Director of Public Works, for getting many infrastructure projects done in the County to help it move forward.

**Constituents** – In order of sign-up sheet (No one signed up to speak at this evening’s meeting.)

**Reminders/Upcoming Meetings –**

**Next Public Business Meeting** – Thursday, August 25, 2022, 5:00 p.m.

**ADJOURNMENT:**

There being no further business to come to the attention of the Board, the meeting was adjourned at 5:25 p.m.

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Jacob C. Shade, President

True Copy  
Attest:

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Cynthia A. Young  
Recording Secretary

STAFF REPORT

TO: Jason M. Bennett, County Administrator  
FROM: David K. Nedved<sup>JK</sup>, Economic Development Representative  
DATE: July 25, 2022  
RE: Maryland Mortgage Program

For the Agenda of: August 4, 2022

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**Background:** The Maryland Community Development Administration (CDA) provides financing for the Maryland Mortgage Program to each county through the sale of tax-exempt bonds. This program provides below-rate mortgages for homeownership to the residents of Allegany County. All of Allegany County is considered a targeted area, which means one does not have to be a first-time homebuyer to participate in this program. The 2022 sub-allocation for Allegany County is \$2,602,716.

The Maryland Mortgage Program offers a variety of programs. See the attached information kit or visit the web site at <http://mmp.maryland.gov>. Since Allegany County is a targeted area, current income limits to qualify are \$141,000 for one or two persons in the household with an increase to \$164,500 for a family of three or more. The maximum acquisition cost is \$427,198 for Existing or Newly Constructed Homes.

The program is accessed through various mortgage lenders throughout the State of Maryland but in Allegany County the participating lender is BB&T Corporation. The contact for the program at BB&T Corporation is Toni Davis-Spivey. Her phone is 410-265-3699 and her e-mail is [tdavis-spivey@truist.com](mailto:tdavis-spivey@truist.com)

**Issues:** The deadline for CDA's receipt of the 2020 Bond Allocation Transfer Letter was June 30, 2022.

**Financial Impact:** N/A

**Alternatives:** N/A

**Other Considerations:** N/A

**Conformity to County Policy:** Allegany County has been approving the transfer of funds to the Community Development Administration's Maryland Mortgage Program for issuance of tax-exempt housing bonds for over twelve years.

**Recommendation:** Recommend that the Board of County Commissioners authorize transfer of \$2,602,716 to the Community Development Administration's Maryland Mortgage Program for issuance of tax-exempt housing bonds on behalf of Allegany County and authorize the President to sign the Letter of Transfer.

cc: Jeffrey S. Barclay, Director – Economic/Community Development  
Pamela S. Diaz, Deputy Director – Finance  
T. Lee Beeman, Jr., County Attorney