

BOARD OF COUNTY COMMISSIONERS' MEETING

Tuesday, May 3, 1983

Present: Commissioner George R. Aud, President
Commissioner Larry Millison, Vice-President
Commissioner Richard D. Arnold
Commissioner Ford L. Dean
Commissioner David F. Sayre
Edward V. Cox, County Administrator
Judith A. Spalding, Recording Secretary
The meeting was called to order at 9:15 a.m.

APPROVAL OF MINUTES

Commissioner Arnold moved, seconded by Commissioner Aud, to approve the minutes of the Commissioners' meeting of Tuesday, April 26, 1983 as submitted. Motion unanimously carried.

APPROVAL OF VOUCHERS

Commissioner Millison moved, seconded by Commissioner Sayre, to approve payment of the vouchers as submitted by the Director of Finance. Motion unanimously carried.

MODIFICATION TO GRANTS

WALDEN COUNSELING CENTER (PROJECT #DAA 18-1B)
SIERRA HOUSE (PROJECT #DAA-1A.6)

The County Administrator presented Modifications to the referenced grants to be submitted to the Department of Health and Mental Hygiene. He stated that the grants have been reviewed by the State and the Director of Budget & Data Services.

Commissioner Dean moved, seconded by Commissioner Arnold, to approve and authorize Commissioner President Aud to sign said Modifications. Motion unanimously carried.

REQUISITION NO. 13
ST. MARY'S HOSPITAL

The County Administrator presented Requisition No. 13 in the amount of \$808,360.53 for costs incurred for the new hospital project to date. Commissioner Arnold moved, seconded by Commissioner Dean, to approve and authorize Commissioner President Aud to sign said Requisition No. 13. Motion unanimously carried.

ROAD RESOLUTION NO. R83-12
MT. PLEASANT SUBDIVISION

On behalf of the County Engineer, the County Administrator presented the referenced Road Resolution designating Thomas Court as YIELD STREET where it intersects with Downs Drive in Mt. Pleasant Subdivision.

Commissioner Arnold moved, seconded by Commissioner Dean, to authorize Commissioner President Aud to sign said Road Resolution. Motion unanimously carried.

APPROVAL OF DEED
AARON HERTZLER - NEW MARKET

The County Administrator presented a Deed by and between Board of County Commissioners of St. Mary's County and Aaron Hertzler and Naomi Hertzler for land acquired at public auction by the Hertzlers in the amount of \$7,100. Mr. Cox stated that the Commissioners had withheld a decision on the awarding of the bid until such time as the Mental Health/Alcoholism Advisory Council had an opportunity to have a "perk" test done for possible use of the property as a Halfway House for Alcoholics. The property did not pass the "perk" test and, therefore, the Deed is now before the Commissioners for acceptance.

Commissioner Dean moved, seconded by Commissioner Arnold, to convey said property to the Hertzler's. Motion unanimously carried.

PROJECT NO. 83-1-4
AGREEMENT
SELECTO-FLASH

On behalf of the County Engineer, the County Administrator presented an Agreement dated April 26, 1983 by and between Selecto-Flash Safety Inc. and the Board of St. Mary's County Commissioners for provision of rental contract services to supply and maintain lighted barricades on various construction projects in St. Mary's County.

Commissioner Dean moved, seconded by Commissioner Arnold, to approve and authorize Commissioner President Aud to sign said Agreement. Motion unanimously carried.

TRUSTEE-HOSPITAL REFUNDING ISSUE

The County Administrator advised that Maryland National Bank is currently the Trustee for the present hospital bonds and approval is requested that they continue to serve as Trustee on the hospital bond refunding issue.

Commissioner Aud moved, seconded by Commissioner Dean, to grant the requested approval. Motion unanimously carried.

BOARD OF EDUCATION
REQUEST FOR WAIVER OF FEES - GREAT MILLS HIGH SCHOOL

The County Administrator presented correspondence dated April 27, 1983 from the Project Developer and Inspector of St. Mary's County Public Schools requesting waiver of the site plan review fee and all county fees associated with the referenced project.

Commissioner Aud moved, seconded by Commissioner Dean, to grant this waiver. Motion unanimously carried.

BUDGET AMENDMENTS
NOS. 83-59, 83-60 AND 83-61

The County Administrator presented the following Budget Amendments recommended for approval by the Director of Budget & Data Services:

No. 83-59
County Engineer

To provide additional funds in route evaluation grant and Hewitt Road.

No. 83-60
County Engineer
Recreation & Parks

To collect previously issued change orders into correct fund and move Tall Timbers project into Special Assessments Fund. Budget Second District Development into FY '84 Approved Budget.

No. 83-61
Circuit Court

Costs associated with Roper case held in Baltimore rather than St. Mary's County.

Commissioner Arnold moved, seconded by Commissioner Dean, to approve and authorize Commissioner President Aud to sign the referenced Budget Amendments. Motion unanimously carried.

PERSONNEL
ESTABLISHMENT OF FULL TIME GRANT POSITION
OFFICE ON AGING - RSVP PROGRAM

The County Administrator presented a memorandum dated April 27, 1983 from the Personnel Officer with a request from the Senior Services Coordinator for the establishment of a full-time Clerk Typist position, Grade 5, to be paid from RSVP grant funds. This is currently a part-time position without fringe benefits. It is requested that a lateral reassignment be made for Mary Fender from the Office of Planning and Zoning to the Office on Aging for the referenced Clerk Typist position.

Commissioner Aud moved, seconded by Commissioner Sayre, to approve this request. Motion unanimously carried.

OFFICIAL TOUR TO THE ISLE OF WIGHT
ST. CLEMENTS ISLAND POTOMAC RIVER MUSEUM

The County Administrator presented a request by the St. Clements Island Potomac River Museum for the Commissioners' endorsement of an official tour to the Isle of Wight in recognition of the 350th Anniversary Celebration of the Founding of Maryland. If approved by the Board, a letter of endorsement to the Maryland Heritage Committee will be prepared for the Commissioners' signatures.

The Commissioners gave their concurrence and request the County Administrator to prepare such correspondence.

STATE TOURISM MATCHING GRANT
TRI-COUNTY COUNCIL

The County Administrator advised the Commissioners that the State has changed procedures for distribution of grant funds for tourism activities. He stated that two things are requested:

1. That the County pass a resolution endorsing the Tri-County Council as recipient and administrator of the tourism grant funds; and
2. That those funds be matched by each of the three counties in the amount of \$6,333.

The Commissioners gave their concurrence.

OFFICE OF COUNTY ENGINEER ITEMS

Present: John Norris, County Engineer

(1) MILLSTONE LANDING ROAD
REPLACEMENT OF PIPE

Mr. Norris advised the Commissioners that an emergency situation exists on Millstone Landing Road in that there is a 25 foot ravine along side of the road. He requested authorization for the expenditure of approximately \$15,000 to replace 120 feet of pipe and repair the road. Mr. Norris further stated that there will be a need to block off traffic during the repair work.

The Commissioners gave their concurrence and requested that the Director of Budget & Data Services determine source of funding.

(2) BEACHVILLE ROAD - DRAINAGE PROBLEM

Mr. Norris advised that the County is planning to do some minor drainage improvement work on Beachville Road and requested authorization to correct a sight distance problem that exists at that location. He stated that funds for this project would come from the Asphalt Project Account.

The Commissioners gave their concurrence.

(3) PUBLIC WORKS AGREEMENT
WILDEWOOD SUBDIVISION

The County Engineer presented a Public Works Agreement dated April 11, 1983 by and between Paragon Builders, Inc. and the Board of County Commissioners of St. Mary's County for Holly Hill of Wildewood Subdivision, Neighborhood Three, Cluster Two, Plat 1. Commissioner Aud moved, seconded by Commissioner Arnold, to approve and authorize Commissioner President Aud to sign said Public Works Agreement. Commissioner Dean abstained. Motion unanimously carried.

(4) GRADING AGREEMENT
ROBERT F. GABRELCIK

The County Engineer presented a Grading Agreement dated April 7, 1983 by and between Robert F. Gabrellick in compliance with the Sedimentation Control Ordinance for RFG & F Building located in the Lexington Park area.

Commissioner Millison moved, seconded by Commissioner Sayre, to approve and sign said Grading Agreement. Motion unanimously carried.

(5) ROAD RESOLUTION R83-9
TOWN CREEK MANOR SUBDIVISION

The County Engineer presented Road Resolution No. R83-9 posting the following streets in Town Creek Manor Subdivision, Section 1C at 25 miles per hour: River Hill Road and River Road.

Commissioner Arnold moved, seconded by Commissioner Sayre, to approve and sign said Road Resolution. Motion unanimously carried.

(6) ROUTE 6
ASPHALT APRONS

Commissioner Arnold advised that the State Highway is currently doing asphalt overlay on Md. Rt. 6 and requests have been made by many of the property owners to have their driveways tied into the asphalt aprons. The County Engineer was requested to prepare correspondence for the Commissioners' signatures addressed to Mr. Olsen of the State Highway Administration requesting that this be done.

(7) MD. RT. 234
SAFETY LIGHTS - SHOULDER MACHINE

Commissioner Arnold stated that SHA is using the County's shoulder machine on Md. Rt. 234 and there are no safety or caution lights on the equipment. Mr. Norris stated he will check into this.

PROCLAMATION NO. 83-26
NATIONAL NURSING HOME WEEK

Present: George Smith, St. Mary's County Nursing Home
Jack Upchurch, Amber House Nursing Home

The Commissioners presented the referenced Proclamation designating the week of May 8-14, 1983 as National Nursing Home Week in St. Mary's County.

NURSING HOME DISCUSSION

Present: George Smith, Director, St. Mary's County Nursing Home
Joseph Tolson, Chairman, Nursing Home Board
Dan Capper, Chairman, Building Committee
Julia Richardson, Nursing Home Board
William A.L. Gaudreau, Jr., Gaudreau, Inc., Arch./Engineer
Robert G. Krebs, Gaudreau, Inc.
Moritz Bukowitz, BL Engineers, Inc.
Lou Huber,
Jack Upchurch, Amber House Nursing Home
Joseph O'Dell, Director, Budget & Data Services
John Norris, County Engineer

Commissioner Dean opened the meeting by stating that the purpose is to have discussion concerning the provision of care and nursing home beds for the elderly. He proceeded to review the background of this matter explaining what actions have taken place. As part of that discussion, Commissioner Dean pointed out that on March 11, 1983 the Commissioners approved the preparation of a contract with Gaudreau, Inc., for a feasibility study of an expansion of the St. Mary's County Nursing Home. This contract was to be presented to the Board for review and execution and to date it has not been received. Secondly, Commissioner Dean stated that a feasibility study has been received which addresses the engineering and physical aspects of the Nursing Home but does not address the financial aspects.

Discussion ensued as to clarifications needed of certain issues in the contract and it was suggested that the Building Committee work on this and have the contract submitted to the Commissioners. Mr. Gaudreau indicated that his firm proceeded with the feasibility study through verbal authorization.

Regarding the economic feasibility study, Mr. Smith advised that the Building Committee had agreed that it be an in depth financial feasibility study of each of the alternatives that were being offered by Gaudreau, Inc.

At this point in the meeting, representatives of Gaudreau, Inc. gave a slide presentation citing examples of their architectural/engineering work and pointed out certain storage, operational and structural deficiencies of the St. Mary's County Nursing Home.

After the slide presentation, Mr. Gaudreau displayed plans for three different expansion alternatives.

- A. Complete renovation of the current building with the addition of 57 rooms.
- B. Addition of 57 rooms to existing building along with certain mechanical renovations.
- C. Construction of a completely new 123 bed facility.

After lengthy discussion, Commissioner Dean stated that it was his personal bias-and one he believed to be shared by the entire Board - that a new nursing home not be built, but rather only that an addition be considered. Commissioner Dean further cited four goals and objectives regarding the nursing home:

1. To increase nursing home bed capacity to an extent that debt costs, operating efficiency and added revenue make the facility self-sustaining and hence remove present county allocation;
2. Construct an addition to the nursing home which at least disrupts existing operations and revenue, but fosters No. 1 above.
3. Issue tax-exempt revenue bonds in concert with any other financing mechanisms which together do not increase county debt.
4. Promote a joint public/private partnership in meeting the current and long term nursing home needs of St. Mary's County.

In conclusion, Commissioner Dean reiterated the ongoing work of the Building Committee:

1. To have the Scope of Services Contract finalized;
2. Upon completion of the engineering study and Scope of Services, there should be an economic feasibility analysis done. Commissioner Dean suggested to the Building Committee that this be done by an independent financial consultant after which it should be presented to the Commissioners and then another joint meeting held. The Commissioners will then select the most appropriate alternate for preparation of Certificate of Need.
3. The target date for submission of the application of the CON is August 4.

The Commissioners gave their concurrence to the above suggestions.

PROCLAMATION NO. 83-29
NATIONAL NURSING WEEK

The Commissioners presented the referenced Proclamation designating the week of May 6-12, 1983 as National Nursing Week in St. Mary's County.

PROCLAMATION NO. 83-
RIDE-A-BIKE FOR THE RETARDED

Present: Eric Goldberg, Director, Assoc. for Retarded Citizens

The Commissioners presented the referenced Proclamation designating May 1, 1983 as Ride-A-Bike Day for the Retarded.

PROCLAMATION NO. 83-32
YOUTH WEEK

The Commissioners presented the referenced Proclamation designating the week of May 1-7, 1983 as Youth Week in St. Mary's County.

PROCLAMATION NO. 83-33
NATIONAL DAY OF PRAYER

The Commissioners presented the referenced Proclamation designating May 5, 1983 as the National Day of Prayer.

BOND REFUNDING ISSUE

Present: Larry Petty, Director, Metropolitan Commission
Joseph O'Dell, Budget & Data Services

The Commissioners reviewed correspondence dated April 28, 1983 from the firm of Buckley & Eller Associates regarding the bond refunding sale. In that the County will be refunding the hospital bonds at this time, the firm advised that it would be advantageous to add the short-term bonds of the Metropolitan Commission because of the favorable current marketing conditions. This will allow reduction of administrative costs to both the hospital and Metropolitan Commission on issuance expense as well as allowing the negotiating firm to sell the bonds through institutional sales.

Commissioner Dean moved, seconded by Commissioner Aud, to approve combining the hospital bond refunding sale with the Metropolitan Commission's bond issue as set forth above. Motion unanimously carried.

100 DAY SICK LEAVE CLUB

Present: Cindy Pilkerton, Office of County Engineer

The Commissioners presented 100-Day Sick Leave Club Certificate to Cindy Pilkerton in person and to Walter Wise, County Engineer's Office; Charles A. Kerr, Ernest Carter and John H. Bond, Sheriff's Department, who were unable to be present.

EXECUTIVE SESSION

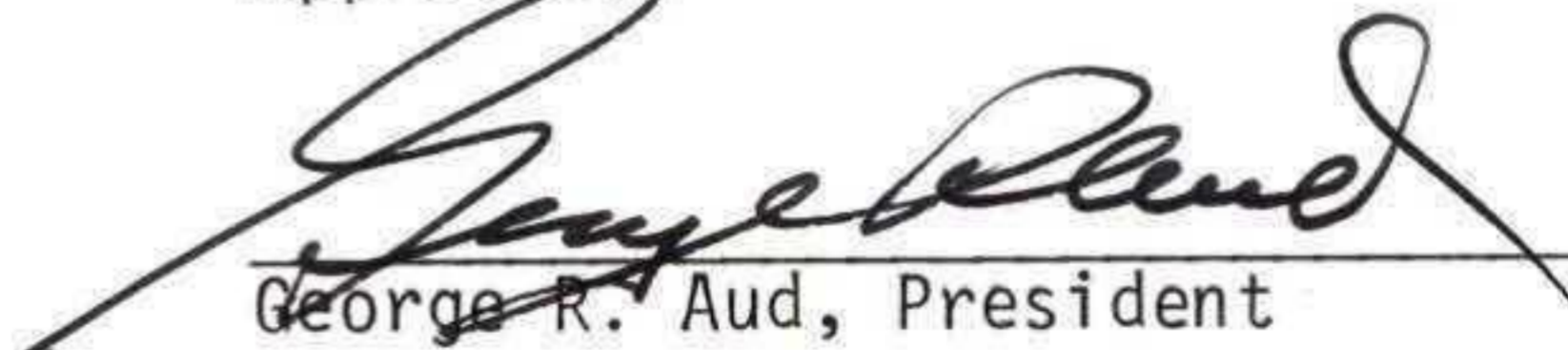
Present: Walter Dorsey, State's Attorney
Joseph Densford, Asst. County Attorney

At the request of the State's Attorney, Commissioner Dean moved, seconded by Commissioner Aud, to meet in Executive Session in order to discuss a matter of potential litigation. Motion unanimously carried. The Session was held from 12:25 p.m. to 2:00 p.m.

ADJOURNMENT

The meeting adjourned at 2:00 p.m.

Approved,


George R. Aud, President