

RESOLUTION NO. 17-18

A RESOLUTION PURSUANT TO TITLE 8 SUBTITLE 10 OF THE NATURAL RESOURCES ARTICLE OF THE ANNOTATED CODE OF MARYLAND IMPOSING A LIEN UPON PROPERTIES LOCATED IN THE NARROWS POINTE CONDOMINIUM PROJECT, FIFTH ELECTION DISTRICT, QUEEN ANNE'S COUNTY, MARYLAND FOR BENEFITS CONFERRED ON SAID PROPERTIES BY THE CONSTRUCTION OF A SHORE EROSION PROJECT AND PROVIDING FOR THE REPAYMENT OF THE COSTS OF SUCH PROJECT FROM SAID LEVY.

WHEREAS, at the request of the Narrows Pointe Council of Unit Owners, Inc., the Department of Natural Resources of the State of Maryland has made a loan to Queen Anne's County, Maryland to support the cost for the design and construction of a certain sediment erosion control project namely, Project No. SEC-08-11, Narrows Pointe SECD, Narrows Point Drive, Chester River, Grasonville, Queen Anne's County, Maryland.

AND WHEREAS, by a Shore Erosion Control Project Agreement dated October 13, 2015 ("the Agreement") the Narrows Pointe Council of Unit Owners, Inc. agreed to repay the total sum of \$555,320.00 in twenty (20) equal annual payments of \$27,766.00;

AND WHEREAS, the said Council of Unit Owners further agreed, on behalf of the property owners in the Narrows Pointe Condominiums, to repay the obligation by the levy of benefit charges or by a lien imposed on the benefited property and, further, that each individual residential condominium unit in Narrows Pointe shall be subjected to such levy or benefit charge for such unit's equal proportionate (1/38th) share of the obligations incurred;

AND WHEREAS, the said shore erosion control project has been completed and the County is now obligated to repay the State of Maryland therefore in accordance with the Agreement;

AND WHEREAS, the County Commissioners of Queen Anne's County, are authorized, under Section 4-13 of the Code of Public Local Laws to provide that any valid assessment or charge made against real property in the County shall be a lien on the property to be collected in the same manner as County property taxes.

NOW THEREFORE, BE IT RESOLVED this 13 day of June, 2017, by the County Commissioners of Queen Anne's County, Maryland, as follows:

1. Effective immediately a special assessment charge shall be levied against the properties listed on the attached "Exhibit A" in the total amount of \$555,320.00 and that each property owner shall be assessed on an equal per basis in the amount of \$27,766.00.

2. Said special assessments shall be a lien against the property collectable in the same manner as property taxes. The Queen Anne's County Finance Office shall keep a record of the names of the property owners and the amount of benefit charges hereby levied.
3. The special assessment levied may be paid in whole or in part at any time without interest, penalty or fee, otherwise, the same shall be repaid in twenty (20) equal annual payments of \$730.68 commencing July 1, 2017.
4. Each assessment levied hereunder shall be a continuing lien against the property collectable in the same manner as County property taxes. Unless paid in full at the time of transfer or otherwise, such assessment shall be a continuing lien on the property.

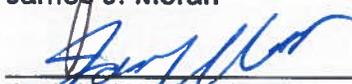
WITNESS the hands and seals of the County Commissioners of Queen Anne's County, the day and year above written.

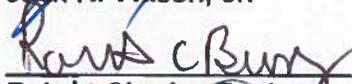
ATTEST:

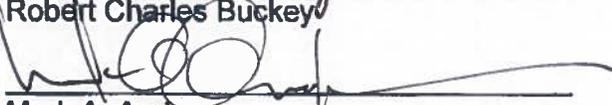
THE COUNTY COMMISSIONERS OF
QUEEN ANNE'S COUNTY



Stephen Wilson

James J. Moran

Jack N. Wilson, Jr.

Robert Charles Buckey

Mark A. Anderson

Margie Houch