

**COUNCIL OF THE CITY OF ABERDEEN
CHARTER AMENDMENT RESOLUTION NO. 11-CR-01**

Introduced By: Mayor Michael E. Bennett
Date Introduced: February 28, 2011
Public Hearing: April 11, 2011
Date Adopted:
Date Effective:

CHARTER AMENDMENT RESOLUTION NO. 11-CR-01

**RESOLUTION OF THE CITY OF ABERDEEN TO
AMEND SECTION III OF THE CHARTER OF THE
CITY OF ABERDEEN TO EXTEND THE
CORPORATE BOUNDARIES AND TO DESIGNATE
THE ZONING CLASSIFICATION OF THE LAND
BEING ANNEXED.**

1 A Resolution of the City of Aberdeen, adopted pursuant to the authority of
2 Article XI-E of the Constitution of Maryland and Section 19 of Article 23A of the
3 Annotated Code of Maryland, 1957, (2005 Replacement Volume), entitled “Corporation,
4 Municipal,” subtitle “Home-Rule,” subheading “Annexation,” to enlarge the corporate
5 boundaries of the City of Aberdeen by amending the Public Local Laws of Maryland by
6 modifying Section III(a), Corporate Limits of the Charter of the City of Aberdeen, to
7 annex to said corporate boundaries the following areas, contiguous to and adjoining the
8 present corporate boundaries of the City of Aberdeen, being all of those pieces, parcels or
9 tracts of land more particularly described hereinafter in a metes and bounds description
10 entitled, “Description of Lands To be Annexed into The City of Aberdeen, Maryland”,
11 made by CNA initially on May 21, 2008 and revised on June 1, 2009.

1 **WHEREAS**, the owners of the property herein described in Exhibit A, i.e., the
2 Petitioners, Marti, LLC whose properties are described (1) by deed recorded among the
3 Land Records of Harford County, Maryland at Liber J.J.R. No. 7305, folio 007; (2) by deed
4 recorded among the Land Records of Harford County, Maryland at Liber J.J.R. No. 8946,
5 folio 157; (3) by deed recorded among the Land Records of Harford County, Maryland at
6 Liber J.J.R. No. 8983, folio 362; (4) and by a deed recorded among the Land Records of
7 Harford County, Maryland at Liber J.J.R. No. 9067, folio 237; Deuce, LLC whose property
8 is described by deed recorded among the Land Records of Harford County, Maryland at
9 Liber J.J.R. No. 5145, folio 699; and Bosworth LLC, whose property described by deed
10 recorded among the Land Records of Harford County, Maryland at Liber C.G.H. No. 2896, folio 585;
11 and the following individual owners of certain properties as follows: 400 Hiob Lane LLC
12 by a deed recorded among the Land Records of Harford County, Maryland at Liber J.J.R. No. 7714, folio
13 411; Winston Oscar Gasu by deed recorded among the Land Records of Harford County,
14 Maryland at Liber J.J.R. No. 5322, folio 236; Regina Davis and Bruce Laughinghouse by deed
15 recorded among the Land Records of Harford County, Maryland at Liber J.J.R. No. 7569,
16 folio 001; and Donald Cullum, Marcia A George-Cullum, Robert J. George and Bessie A.
17 George by deed recorded among the Land Records of Harford County, Maryland at Liber
18 J.J.R. No. 7571, folio 122: all of whom consented to have their property annexed; and to
19 that end requested that the City of Aberdeen, by a Petition for Annexation, Amended
20 Petition for Annexation and Second Petition for Annexation, consider annexation of said
21 lands to be included within the Corporate Limits of the City of Aberdeen. The properties
22 to be annexed collectively contain a total acreage of 70.55 acres, more or less.

1 **WHEREAS**, as required by Section 19(b)(1) of Article 23A of the Annotated
2 Code of Maryland, the consent for the proposal has been received from not less than 25
3 percent of the persons who reside in the area to be annexed and who are registered voters
4 in Harford County elections and from the owners of not less than 25 percent of the
5 assessed valuation of the real property located in the area to be annexed; and

6 **WHEREAS** the consents have been verified by the Mayor and Council of the
7 City and meet the requirements of the law.

8 **NOW, THEREFORE, BE IT RESOLVED**, by the Mayor and City Council of
9 the City of Aberdeen, that the corporate boundaries of the City of Aberdeen be and the
10 same are hereby enlarged by adding or annexing thereto the areas contiguous to and
11 adjoining the present corporate boundaries as particularly described in the metes and
12 bounds survey property description prepared by CNA entitled, "Description of Lands To
13 be Annexed into The City of Aberdeen, Maryland" initially on May 21, 2008 and revised
14 on June 1, 2009, as set forth hereinafter in this Resolution as a part hereof and
15 incorporated herein.

16 **AND BE IT FURTHER RESOLVED**, that the conditions and circumstances
17 applicable to the change in the said corporate boundaries and to the residents and the
18 property in the area so annexed are as follows:

19 (a) That the persons residing in the area to be annexed and the owners of all
20 property therein, shall be generally subject to the provisions of the Charter and Code of
21 the City of Aberdeen.

22 (b) That the designation of the zoning classification of the land of Petitioners
23 Marti, LLC, Deuce, LLC and Bosworth LLC, and the following individual owners of

1 certain properties as follows: 400 Hiob Lane LLC, Winston Oscar Gasu, Regina Davis
2 and Bruce Laughinghouse, and Donald Cullum, Marcia A George-Cullum, Robert J.
3 George and Bessie A. George, all lying within the area herein described and hereby
4 annexed, shall be Medium Density Residential District (R-2), as described in the Code of
5 the City of Aberdeen, and shall be subject to all provisions and conditions of said Code,
6 including but not limited to those which are applicable to the Medium Density
7 Residential District (R-2).

8 **AND BE IT FURTHER RESOLVED**, in accordance with Section III (a) of the
9 Charter of the City of Aberdeen, the description of the Corporate Boundaries of the City
10 of Aberdeen is hereby amended by adding the above-described property to the Corporate
11 Limits of the City of Aberdeen.

12 **AND BE IT FURTHER RESOLVED**, that this Resolution shall become
13 effective at the end of forty-five (45) days following its final enactment provided that no
14 Petition for Referendum hereon shall have been filed as permitted by law.

COUNCIL OF THE CITY OF ABERDEEN

Michael E. Bennett, Mayor

Ruth E. Elliott, Councilwoman

Bruce E. Garner, Councilman

Sandra J. Landbeck, Councilwoman

Ruth Ann Young, Councilwoman

ATTEST:

SEAL:

Monica A. Correll, City Clerk

Date _____

EXHIBIT A
METES AND BOUNDS DESCRIPTION
TO ACCOMPANY
CITY OF ABERDEEN ANNEXATION
CHARTER AMENDMENT NO. 11-CR-01



May 21, 2008
CNA Job No.: 06008
Revised June 1, 2009

**Description of Lands
To be Annexed into
The City of Aberdeen
Harford County, Maryland
Tax Map 51 Parcel 54, 124, 574, 679, 680 and 877
Tax Map 58 Parcel 54, 55, and 180
50 feet Wide Right of way known As Hiob Lane**

Beginning at a point in the center of Bush Chapel Road, at the intersection of the east side of a 20 feet wide right of way, widened to a 50 feet wide right of way known as Hiob Lane in deed Liber G.R.G. 555 at Folio 366, with the westernmost outline of the Subdivision known as Chapel Glen, recorded among the Land Records of Harford County, Maryland in Plat Book 91 at Folio 57 and 58; thence, leaving said place of beginning, and leaving the centerline of Bush Chapel Road, and binding on the easternmost right of way line of Hiob Lane aforesaid, and the westernmost outline of Chapel Glen aforesaid, and also along the westernmost outline of the lands of Bosworth Properties, Inc. in deed Liber 2896 at Folio 585, and referring said courses to the Plat Meridian of Chapel Glen, viz.:

- 1) **South 12 degrees 32 minutes 48 seconds West 1471.94 feet** to a point of intersection of the Corporate Limits of the City of Aberdeen, Maryland, with the aforesaid Hiob Lane, said point being located on the westernmost outline of the aforesaid Bosworth Properties, Inc. lands; thence, leaving Hiob Lane, and binding on the aforesaid Corporate Limits of the City of Aberdeen by the two (2) following courses, running through the aforesaid Bosworth Lands, and binding on the southernmost terminus of Kretlow Drive, as shown on the aforesaid Subdivision of Chapel Glen,
- 2) **South 87 degrees 09 minutes 45 seconds East 162.83 feet** to the northeasternmost corner of the aforesaid Bosworth lands, at a point on the outline of the lands now or formerly of Deuce, LLC in deed Liber 5145 at Folio 699; and thence, leaving the aforesaid Bosworth Lands, and the terminus of Kretlow Drive, and running through the Deuce, LLC lands, and continuing along the aforesaid Corporate Limits of the City of Aberdeen,



- 3) **South 87 degrees 09 minutes 47 seconds East 558.12 feet** to a point on the westernmost division line of the lands now or formerly of J. Grafton Osborn listed on Harford County Tax Map 58 as Parcel 519; thence, leaving Chapel Glen, and leaving the Corporate Limits of the City of Aberdeen and binding on the Osborn lands,
- 4) **South 03 degrees 57 minutes 06 seconds West 1324.87 feet** to an iron pipe found at the northernmost corner of the lands now of formerly of Strawberry Joint Venture in deed Liber 1501 at Folio 222, and the lands now or formerly of Shirlee J. Carter in deed Liber 2582 at Folio 975; thence, leaving the Osborn and Strawberry Joint Venture lands, and binding on the Carter Lands by the five (5) following courses,
- 5) **North 67 degrees 08 minutes 57 seconds West 923.47 feet** to rebar found on the easternmost right of way line of the aforementioned Hiob Lane, being the southeasternmost corner of the lands of 400 Hiob Lane, LLC in deed Liber 7714 at folio 411; thence, binding on said lands of 400 Hiob Lane, LLC as described in deed Liber 461 at Folio 542 by the five (5) following courses, and referring said courses to the deed meridian of said deed Liber 461 at Folio 542,
- 6) **North 74 degrees 22 minutes west 20.33 feet** to the westernmost side of the original 20 feet wide right of way;
- 7) **North 74 degrees 22 minutes west 30.49 feet** to the westernmost side of the aforesaid 50 feet wide right of way;
- 8) **North 74 degrees 22 minutes West 223.64 feet** to a stake; and thence,
- 9) **North 74 degrees 22 minutes West 1085.82 feet** to the southwesternmost corner of the aforesaid 400 Hiob Lane, LLC, and the northwesternmost corner of the aforesaid Carter lands, on the easternmost outline of Parcel 1, as shown on a plat entitled "Boundary Survey Plat Lands of Donald F. Cullum and Marcia Ann George Cullum" recorded among the aforesaid Land Records in Plat Book 102 at Folio 50; thence, leaving the Carter lands, and binding on Parcel 1 aforesaid;
- 10) **North 17 degrees 05 minutes East 893.60 feet** to the southwesternmost corner of the land now or formerly of Marti, LLC in deed Liber 7305 at Folio 007, and Parcel 2 as shown on the aforesaid Plat of Donald Cullum; thence, leaving the 400 Hiob Lane, LLC lands, and binding on the easternmost outline of Parcel 2, and also binding on the westernmost outline of the Marti LLC lands by the following eighteen (18) courses, and referring the said courses to the deed meridian of deed Liber 7305 at Folio 007 aforesaid,

- 11) North 20 degrees 49 minutes 57 seconds East 43.60 feet to the southwesternmost corner of Parcel 2 as shown on the aforesaid Cullum Plat; thence, continuing along said Parcel 2,
- 12) North 87 degrees 10 minutes 23 seconds East 158.49 feet;
- 13) North 30 degrees 18 minutes 59 seconds East 108.31 feet;
- 14) North 10 degrees 14 minutes 08 seconds West 71.92 feet;
- 15) North 84 degrees 30 minutes 42 seconds East 79.50 feet;
- 16) North 33 degrees 03 minutes 26 seconds West 57.09 feet;
- 17) North 68 degrees 24 minutes 18 seconds East 80.65 feet;
- 18) South 44 degrees 08 minutes 25 seconds East 59.05 feet;
- 19) North 63 degrees 20 minutes 20 seconds East 47.08 feet;
- 20) South 69 degrees 05 minutes 40 seconds East 53.24 feet;
- 21) North 64 degrees 45 minutes 57 seconds East 40.09 feet;
- 22) North 00 degrees 50 minutes 12 seconds East 80.43 feet;
- 23) North 49 degrees 04 minutes 04 seconds East 142.02 feet;
- 24) North 27 degrees 30 minutes 22 seconds East 83.02 feet;
- 25) North 49 degrees 50 minutes 44 seconds East 30.94 feet;
- 26) North 64 degrees 28 minutes 36 seconds West 46.80 feet;
- 27) North 13 degrees 26 minutes 16 seconds East 46.77 feet; and thence,
- 28) North 32 degrees 10 minutes 39 seconds West 51.42 feet to the beginning of the 19th line of the deed to Regina Davis ET AL in deed Liber 6397 at Folio 17; thence, leaving the Marti LLC lands, continuing along Parcel 2 aforesaid, and binding on the westernmost outline of the Davis Lands along the approximate centerline of a stream known as Cranberry Run by the following sixteen (16) courses, and referring said courses to the deed meridian of deed Liber 7569 at Folio 001 aforesaid,
- 29) North 12 degrees 36 minutes West 21.19 feet;
- 30) North 61 degrees 34 minutes East 21.70 feet;
- 31) North 23 degrees 53 minute East 30.80 feet;
- 32) North 60 degrees 14 minutes West 29.23 feet;
- 33) North 62 degrees 43 minutes East 20.15 feet;

- 34) North 22 degrees 54 minutes West 29.88 feet;
- 35) North 58 degrees 42 minutes East 60.17 feet;
- 36) South 35 degrees 50 minutes East 36.48 feet;
- 37) North 75 degrees 08 minutes East 33.45 feet;
- 38) North 37 degrees 28 minutes West 45.22 feet;
- 39) South 82 degrees 50 minutes East 39.88 feet;
- 40) North 46 degrees 57 minutes East 22.45 feet;
- 41) North 4 degrees 54 minutes East 36.73 feet;
- 42) North 73 degrees 38 minutes East 19 feet;
- 43) North 24 degrees 32 minutes West 40.23 feet; and thence,
- 44) North 43 degrees 36 minutes East 17.85 feet to the northwesternmost corner of the aforesaid Davis Lands, and being the southwesternmost corner of lands now or formerly of Donald F. Cullum Etal in deed Liber 7571 at Folio 122; thence, leaving the Davis Lands, and continuing along Parcel 2 aforesaid, and binding on the stream and the westernmost outline of said Cullum lands by the following three (3) courses, and referring said courses to the deed meridian in deed Liber 7571 at Folio 122 aforesaid;
- 45) North 32 degrees 25 minutes 10 seconds East 97.68 feet to the southeasternmost corner of the lands now or formerly of Catherine Battle in deed Liber 1131 at Folio 470; thence, leaving Parcel 2 aforesaid, and binding on the easternmost outline of the Battle lands,
- 46) North 65 degrees 30 minutes 02 seconds East 110.40 feet; and thence,
- 47) North 48 degrees 40 minutes 02 seconds East 68.04 feet to the southwesternmost corner of the lands now or formerly of Winston Oscar Gasu in deed Liber 5322 at Folio 236, as shown on a plat recorded in deed Liber 511 at Folio 24 entitled "Plat of Land to be Conveyed to by Charles M. Hiob and Wife to Robert B. and Eva E. Jackson" dated 23 August 1958; thence, continuing along the center of the aforesaid stream known as Cranberry Run, and said westernmost outline of the Gasu lands, and the easternmost outline of the aforesaid Battle lands by the four (4) courses as shown on the aforesaid Jackson plat, and referring said courses to that plat,
- 48) North 44 degrees 14 minutes East 35.07 feet;

- 49) **North 22 degrees 52 minutes East 39.84 feet;**
- 50) **North 46 degrees 30 minutes East 133.39 feet;** and thence,
- 51) **North 22 degrees 28 minutes East 17.40 feet** to a point in the center of the aforesaid Bush Chapel Road; thence, leaving the Battle lands, and binding on the center of Bush Chapel Road, and the aforesaid Jackson Plat by the two (2) following courses,
- 52) **South 76 degrees 44 minutes East 226.75 feet** to the aforesaid westernmost side of the original Hiob Lane at 20 feet wide; and thence, continuing along said center of Bush Chapel Road,
- 53) **South 77 degrees 39 minutes East 20 feet** to the place of beginning;

This description was prepared based on deeds of record, and a survey of the remaining lands now or formerly of Deuce LLC in deed Liber 5145 at Folio 699 by CNA, Inc. in May of 2008; This description was prepared without the benefit of a review of an abstract of title, which may show additional outconveyances, easements and servitudes; This description was prepared for the sole purpose of Annexation of the lands contained herein into the Town of Aberdeen, Maryland, and is subject to a complete Boundary Survey of all the lands contained herein.

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