

**MARYLAND AGRICULTURAL LAND PRESERVATION FOUNDATION
OPEN MEETING MINUTES
July 27, 2010**

TRUSTEES PRESENT:

Robert F. Stahl, Jr., Chair
Vera Mae Schultz, Vice Chair
William K. (Billy) Boniface
Martha A. Clark
John W. Draper, Jr.,
Howard S. Freedlander, representing Treasurer Nancy Kopp (present by web conferencing)
Bernard L. Jones, Sr.,
Jerome W. Klasmeier, representing Comptroller Peter Franchot
James B. Norris, Jr.,
Joe Tassone, representing Secretary Richard E. Hall, Maryland Department of Planning
Jonathan C. Quinn

TRUSTEES ABSENT:

Donald T. Moore
Mary Ellen Setting, representing Secretary Earl F. Hance, Maryland Department of Agriculture

OTHERS PRESENT:

Brian Bartell, Harford County, Ecotone Inc
James Conrad, MALPF Executive Director
Betsy Coulbourne, Caroline County, Program Administrator
Rama Dilip, MALPF Secretary
Nancy Forrester, Assistant Attorney General, Department of General Services
Amanda Gibson, Assistant Attorney General, Maryland Department of Agriculture
William Harlan, Harford County, Landowner
Kimberly Hoxter, MALPF Monitoring, Enforcement, and Database Coordinator
Joanna Kille, Director of Government Relations, Maryland Department of Agriculture
Donna K. Landis-Smith, Queen Anne's County, Program Administrator
William Layton, Dorchester County, Landowner
Joy Levy, Howard County, Program Administrator
Jeffrey Lynn, Harford County, Landowner
Sarah Hall Peak, MALPF Administrator
Ned Sayre, Harford County, Ag. Preservation Planner
Matt Schmid, Maryland Department of Agriculture
Deb Vaughan, MALPF Administrator
Carol West, MALPF Administrator
Gary Whipple, St. Mary's County, Department of Public Works & Transportation

OTHERS PRESENT BY WEB CONFERENCING:

Rodney Banks, Dorchester County, Program Administrator
Anne Bradley, Frederick County, Agricultural Preservation Planner
Lisa Ledman, St. Mary's County
Jeanine Nutter, Administrative Specialist (Fiscal)
Bradley J. Petru, St. Mary's County, Angler Environment
Donna Sasscer, St. Mary's County, Program Administrator
Martin Sokolich, Talbot County, Program Administrator

RECOMMENDATION:

Foundation staff recommends approval of the request for a 2.0 acre child's lot exclusion from easement property based on the provisions of the deed of easement and the Foundation's Guidelines for Lot Locations.

BACKGROUND:

William A. and Judith H. Harlan are the original grantors of the easement. The Harlans do not own any other MALPF properties. The current request is for the exclusion of a 2.0 acre Child's Lot for the construction of a single family dwelling for William's daughter Elizabeth Harlan.

There are two pre-existing dwellings on the property. One 2-acre Child's Lot exclusion was approved by the Board on February 25, 2003 for Judith's son, William R. Shellhamer. A preliminary release for that lot has been recorded but a house has not been built.

According to the County Program Administrator, the lot location is adjacent to the previously approved child's lot and backs up to a steeply wooded slope. The lot is located on the edge of tillable land that is currently in a grain and hay rotation; the site consists of Class II soils. The lot would share a common drive with the previously approved lot accessing Pleasantville Road. The landowner states that the proposed site will have minimal impact on the farm operation.

Harford County requires a minimum lot size of 2 acres under AG zoning. The request was approved by the county agricultural preservation advisory board and conforms to local zoning regulations, subject to successful percolation tests. If approved, payback for the lot will be \$7,000 (2 acres @ \$3,500.00 per acre).

William Harlan, landowner, and Ned Sayre, Ag. Preservation Planner, were available at the meeting. Mr. Sayre informed the Board that Mr. Harlan operates the Belvedere Farm. The proposed lot is used in the farming operation and is located at the edge of a crop field. The lot cannot be located on the fields because of a steep slope. The proposed lot location will have a minimum impact to the property and will also share the driveway with the pre-existing lot.

Vera Mae Schultz, Vice Chairman, wanted to know if the 2 acres included Septic Reserve Areas. Mr. Harlan confirmed this.

Ms. Schultz asked Mr. Harlan if he has a time frame for the constructions of his son's lot that had already been approved by the Board but not yet constructed.

Mr. Harlan stated that his son has not yet made a decision. He stated that he would be reluctant to take the lot away from his son for emotional reasons.

Mr. Harlan confirmed that his daughter is ready to build her lot. The perc tests for both the lots have been completed.

Ms. Schultz asked if Mr. Harlan had thought of switching the lots of his children to avoid the possibility of creating area isolated from the rest of the property.

Mr. Harlan stated that he might have to talk to his step son regarding this. Also his daughter would like to have a house that is more green oriented, and it is difficult to locate the house closer to the woods.

Billy Boniface, Board member, stated that he believed the lots were still part of the farm and the access to the second lot would be available.

Mr. Stahl stated that the Board wants to avoid a lot in the middle of the fields. The current request meets the lot location guidelines. The only issue is if the first lot is ever subdivided, the farm ends up with one of the lots in the middle of the fields. The Board is trying to protect the farm and wants to make sure the landowner does not end up with an orphan piece isolated in the middle of the farm.

This request is for approval of Phase 1 of a two-part project. The Lynns are requesting the Board's approval of a forest mitigation bank that has been established on 13.6 acres of fallow/wetland meadow. The mitigation area consists of 7.63 acres are Class II soils and 5.97 acres are Class V soils. The application states that "[t]he purpose of the proposed project is to restore, enhance and protect the sensitive wetlands and riparian areas of the headwaters of Island Branch, a Use III trout stream tributary to Deer Creek, through the use of mitigation funding."

The project has the support of both the Harford Soil Conservation District and the County Agricultural Preservation Advisory Board. According to the Soil Conservation District, the project was designed under the guidance of the USDA-CREP Program and the MDE Wetland Mitigation Program. The District indicated that the area of the practice is suitable for the harvest of wood products in the future. MDA's Resource Conservation Operations reviewed the application and conducted an on-site assessment. According to the report received from Resource Conservation Operations, the land on which the mitigation is located has a history of poor production and the project is an appropriate and necessary BMP that is directly applicable to the resource management needs of the Lynn parcel.

Ecotone, Inc. administers the mitigation bank. The bank has been established for off-site reforestation associated with the following development projects located in Harford County: 1) Brittany Quarters Subdivision, Haverhill Road, Joppa, Maryland; 2) Joppatowne Mini Storage, 310 Pulaski Highway, Jopaa, Maryland; 3) Fountain Green Meadows, Buckworth Court, Bel Air, Maryland; and 4) FB Investments XI, LLC, 521 Chelsea Road, Perryman, Maryland. The Maryland Department of Planning verified that all of these projects are located in a Priority Funding Area.

Jeffrey Lynn, Harford County, landowner, Brian Bartell, Ecotone Inc., and Ned Sayre, Ag. Preservation Planner, were present at the meeting. Mr. Sayre stated that the farm was once utilized as a dairy farm. The area of the proposed mitigation was a dry cow field that is primarily wet and is not tillable ground. It was determined by the Soil Conservation District that forest mitigation would be a good use of the ground. The bank was established but the forest conservation easement was never recorded. The current request is to get the Board's approval of the site.

Mr. Bartell stated that the area covered by the wetland bank was earlier involved in dairy production. Once the cows were off the fields, the land was reverted to wetlands and has lot of wetland species.

Mr. Lynn stated that, previously, they were using a pond for manure pit that was next to the stream. The State intervened and did an excellent job of cleaning out the pond. They transferred the manure into a 400 ft x 80 ft silage pit located on the farm. The pond is now alive with insects and fish, and is periodically surveyed by Mr. Lynn. Some geese are also living on the pond.

Mr. Conrad pointed out that this is part of the larger easement that has been subdivided. Rather than having just an amended easement, the Foundation needs to have an overlay easement. Mr. Sayre stated that Mr. Lynn's farm has been subdivided from Island Branch Farm, LLC. Mr. Birch of Island Branch Farm LLC has agreed to sign the document to amend the original easement to eliminate the 25-year clause.

Ms. Schultz wanted to know if the area is the parcel where CREP has been terminated.

Mr. Bartell stated that the CREP termination was at another area. The 13.6 acre parcel was never in CREP.

Mr. Stahl stated that the current request is a retroactive approval because the forest mitigation bank has already been established.

Ms. Nancy Forrester, Assistant Attorney General, Department of General Services wanted to confirm that Mr. Birch is willing to waive the right to request termination of the easement after 25 years for the entire farm. Mr. Sayre confirmed this.

2. 12-80-01 Lynn, Jeffrey N. & Leslie C. 101.00 acres

REQUEST – HARFORD COUNTY:

The request is for approval of a forest mitigation bank and the placement of a forest conservation overlay easement on 14.5 acres of easement property.

RECOMMENDATION:

Staff recommends approval of a forest mitigation bank and the placement of a forest conservation overlay easement on 14.5 acres of easement property subject to the following conditions:

- 1) The landowner must obtain and implement a Forest Stewardship Plan, prepared by a professional forester licensed in Maryland, that provides for sustainable forest stewardship practices, including prescribed harvests;
- 2) The landowner must agree to an amended Deed of Easement that waives the right to request termination of the easement after 25 years, and clarifies the perpetual nature of the easement;
- 3) The forest conservation overlay easement must include the following language:
“The parties hereto acknowledge that the land encumbered hereby has been encumbered previously by an Agricultural Land Preservation Easement (ALPE) in favor of the State of Maryland to the use of the Department of Agriculture on behalf of the Maryland Agricultural Land Preservation Foundation (MALPF). It is the intent of the parties hereto to maintain the agricultural integrity of the land and to comply with Maryland statutes, regulations, and policies regarding said ALPE. The Grantee acknowledges that the ALPE is superior in title to this Easement Agreement, and that by permitting this Easement Agreement to encumber the property, MALPF has not subordinated the ALPE to this Easement Agreement.”

The final easement document must be submitted to Foundation staff for review and approval by the Office of Attorney General prior to execution by the landowners.

- 4) Installment withdrawals from the mitigation bank must be approved by MALPF staff.

Staff review of the mitigation proposal was based upon the Forest Mitigation Policy and Procedures approved by the Board on January 22, 2008.

BACKGROUND:

Island Branch Farm, LLC is the original grantor of the easement which covers 239.16 acres. On August 24, 2004 the Board approved an agricultural subdivision of 101.01 acres. The 101.01 acre parcel was conveyed to Jeffrey and Leslie Lynn on September 10, 2004.

This request is for approval of Phase 2 of a two-part project. The Lynns are requesting approval to establish a forest mitigation bank 14.5 acres of fallow wet meadow. The mitigation area consists of 5.8 acres are Class II soils and 8.7 acres are Class V soils. The application states that “[t]he purpose of the proposed project is to restore, enhance and protect the sensitive wetlands and riparian areas of the headwaters of Island Branch, a Use III trout stream tributary to Deer Creek, through the use of mitigation funding.” Ecotone, Inc. will administer the mitigation bank.

The project has the support of both the Harford Soil Conservation District and the County Agricultural Preservation Advisory Board. According to the Soil Conservation District, the project was designed under the guidance of the USDA-CREP Program and the MDE Wetland Mitigation Program. The District indicated that the area of the practice is suitable for

1. The local board does not recommend approval.
2. Land will be taken out of agricultural use (pasture).
3. Proposed size of project exceeds that permitted under the policy.
4. The capacity of the farm may all ready be compromised, in part due to an existing Forest Conservation Easement on 28 acres. A copy attached with the staff memo.
5. The County may be able to use alternative sites by using multiple County-owned properties.

JUNE 22, 2010 INFORMATION:

From the original request, Board members requested items #1, #3 and #5 be satisfied. Consequently, for the June 22, 2010 meeting the proposal was revised to decrease the affected area from 5.0 acres to 3.2 acres (4.95% of the 64.53 acre property). Therefore, those issues were addressed as follows:

- #1 The local board recommends approval since the size has been reduced,
- #3 The proposed size of the project no longer exceeds that permitted under the policy, and
- #5 The County is actively working to address the wetland mitigation requirements of the airport expansion with multiple sites.

Following the Foundation's guidelines, the County Advisory Board originally denied the request as it did not meet the requirements of being either 5.0 acres or 5% of the total acreage of the farm, whichever is smaller. The original request for 5.0 acres equaled 8% of the easement property. Although the County Advisory Board prefers that this mitigation be located on land which is not already preserved, now that this proposal has been modified to meet the Foundation's size limit (reduced from 5.0 acres to 3.2 acres), the County has voted to approve the revised 3.2 acre easement overlay. In addition, the County Board has "submitted a list of potential properties which are not under land preservation easements and intend to continue to work with the St. Mary's County Department of Public Works and Transportation to create a "bank" of sorts of available eligible land for future projects that require wetland mitigation."

In addition to the 3.2 acre portion of the Taylor easement property, the County is also proposing use of the St. Clements Shores Wastewater Treatment Facility (2.75 acres) as well as a small portion of the Chaptico Park (2.0 acres under study) to complete the project.

NEW INFORMATION:

Discussion at the June 22, 2010 Board meeting centered around 1) whether or not the Forest Conservation Easement on the property will allow harvesting of the forested area and 2) whether or not the current request "is an appropriate and necessary best management practice for the farm". In response to these two questions, staff has determined that 1) the Forest Conservation Easement DOES NOT allow harvesting of the forested area* and 2) "the establishment of a wetland at the proposed location IS NOT appropriate or necessary to achieve Resource Conservation objectives for the farm" (memoranda from John Roderick and Dwight Dotterer, MDA Resource Conservation, were attached with the staff memo).

On July 14, 2010 a site visit to the Taylor farm was attended by Bob Stahl, Bubby Norris, Jim Conrad, two St. Mary's County Advisory Board members, a representative of the local Department of Public Works, a representative of the local Soil Conservation Service, and two consultants.

* Staff has requested clarification from St. Mary's County as to whether or not the Forest Conservation Easement is a 'no-cut' easement. Language in the easement states that the easement area is "limited to those activities, which are consistent with forest conservation such as recreational activities, which do not destroy or damage trees, forest and wildlife management activities. No clearing or removal of trees from the easement area(s) shall be permitted except that dead or dying trees and noxious plants or weeds may be removed."

While the Foundation would consider this to be a 'no-cut' provision, St. Mary's County has stated that "timber harvest plans are routinely accepted as maintenance of forest areas, so the 28-acre easement is not a no cut area." A memorandum from the St. Mary's Department of Public Works will be available at the Board meeting to clarify this language.

Staff notes that should the Board approve this request but determine whether the number of eligible acres should include or exclude the 28 acres subject to the Forest Conservation Easement. If excluded, the maximum acres that would be available for a wetland mitigation area would be 1.82 acres (5% of the remaining 36.53 acres).

BACKGROUND:

The original March 23, 2010 and June 22, 2010 Board item and minutes were included in the agenda packet.

Gary Whipple, St. Mary's County, Department of Public Works & Transportation, was available at the meeting. Donna Sasscer, Program Administrator, and Bradley J. Petru, St. Mary's County, Angler Environment, participated in the meeting through web conferencing.

Mr. Whipple stated the request is meeting the Foundation's acreage requirements and it is established that the development is for a development project in a Priority Funding Area in St. Mary's County (as verified by Maryland Department of Planning).

Mr. Stahl asked Mr. Bubby Norris for his opinion on the site visit.

Mr. Norris stated that he was able to talk with the two County Advisory Board members and understand that their approval was based on the fact that there were no legitimate reasons to deny the request. Mr. Norris also stated that the letter from Soil Conservation and NRCS states that there is no benefit to the farming operations with the creation of the proposed wetland. Mr. Norris recommended denying the request.

Mr. Stahl stated that he visited the site and noted that the request meets the Foundation's mitigation policy criteria. Mr. Stahl also stated that every species he saw growing in that area was a wetland species. He understands that, looking at the map the drainage area is not a large portion of the farm.

Mr. Stahl stated that he does not disagree with Mr. Norris. Both he and Mr. Norris had visited the site and seen the farm. The only difference is how they are interpreting what each saw. There's clearly a split in St. Mary's County regarding this, but no one is coming forward to say that "this is not appropriate." The general public statement is that everyone is supporting the request. Mr. Stahl stated that he personally has a hard time denying the request when all the public statements, local board, St Mary's County (as an applicant), Department of Public Works and the Taylors are in favor of the request. Mr. Stahl also stated that, in his opinion, the request meets all the criteria for mitigation approval.

Mr. Norris stated that he is concerned that, if approved, this will be a third easement on the property. In times of tough economic situations, there are other properties that can be preserved. When he had spoken with the local board, members had no idea which properties were contacted other than the Taylor property.

Mr. Tassone stated that he believed it was important to see if the request meets the Foundation's Wetland Mitigation Policy. Page 2 of the policy says, that

The primary resource conservation purpose of the proposed mitigation practice must be to reduce discharge of sediment, nutrients, and/ or other pollutants from the farm. In addition, the proposed mitigation practice must:

- *Be an appropriate and necessary best management practice (BMP) to achieve the resource conservation objectives for the farm, based on NRCS standards and estimates;*

Mr. Dotterer's letter indicates that based on the NRCS standard, this particular site is not hydrologically suited to serve this function (because not enough flow goes there). This conclusion has been passed on by Mr. John Rhoderick, Resource Conservation Operations.

Mr. Tassone stated that it appears that, out of all the criteria, this is the only one that is being questioned.

Mr. Stahl stated that it is a fairly small drainage area from the farm going to that area. Mr. Conrad mentioned that an aerial map provided by the Resource Conservation is attached with the agenda memo. The map shows the direction of the water flow.

Ms. Schultz stated that Mr. Rhoderick's letter mentions a possible alternative site existing on the property.

Mr. Stahl stated that the alternative site was not shown to them during the site visit.

Mr. Tassone stated that part of the reason the Wetland Mitigation Committee included the statement was to make sure that the Committee was not proposing things that did not have "real" resource conservation relevance to the property. The idea was to collectively use the ideas listed to evaluate if this is legitimate resource conservation for this farm as opposed to being an "excuse" for exchange of money for the use of the land. It will be a good idea to evaluate if creation of the wetland will contribute to substantially good stewardship of the resources on the farm as opposed to focusing on one item. The purpose is not to lose sight of the intent and purpose.

Mr. Conrad commented that the Wetland Mitigation Committee put in a lot of time and effort to develop the Wetland Mitigation Policy and Procedures and Mr. Tassone was the Committee Chair.

Mr. Stahl stated that he understands Mr. Norris's concerns. The fact that the Taylors have another overlay easement and so some of the money should be spread around should not become a position of the MALPF Board. How people get money from their farm should have no bearing on the MALPF Board's decision. Mr. Stahl urged the Board members to focus on whether the request meets the Foundation's Wetland Mitigation Policy or not.

Ms. Schultz noted that the County has conveyed that it does not require "no cut" area. She wondered what will be the position if someone objects to that. Nancy Forrester, Assistant Attorney General, Department of General Services, stated that she would recommend the County to back it up with an amendment to their easement.

Mr. Stahl believed both the County and the Taylors are in favor of the project and did not foresee a problem.

Mr. Whipple stated that the forest conservation easement was issued under the County Subdivision Ordinance using the standard language used for St. Mary's County's Subdivision Ordinance.

Mr. Stahl asked Donna Sasscer, Program Administrator, participating through web conferencing, if there had been any further discussion on the request (from the local board's perspective) or if there were any other changes associated with the local approval.

Ms. Sasscer stated that there has not been any local advisory board meeting after the last site visit made to the Taylor property.

Mr. Freedlander wanted Mr. Stahl to summarize his reasoning.

Mr. Stahl stated that he believes the current request meets all the criteria outlined in the Foundation's Wetland Mitigation Policy. Mr. Norris believed it did not meet one of the criteria.

attached to the agenda memo). Per that agreement, the Layton's agreed to a limit of two (2) major events per calendar year. Each major event is subject to review and approval by the Board to ensure that the event will have minimal or appropriate seasonal impact on the farming operations. This is the Winery's first request for approval of major event.

Layton's Chance is requesting the Board's approval of a major event that they have scheduled for Sunday, August 8, 2010. The event will include music by country music singer Randy Lee Ashcraft and his band. The Winery hopes to attract 500-800 people to this event to watch the music and drink wine. The Winery plans to utilize its existing gravel parking area as well as up to two (2) acres of unplanted vineyard for overflow parking. The band will perform on the sidewalk next to the Winery and the spectators will be able to set chairs and blankets in the adjacent 45,000 sq. ft. picnic area. Admission to this event will be \$5.00, to cover the cost of the band.

The County Program Administrator has indicated that the proposed use complies with the local zoning ordinance. Dorchester County's zoning ordinance allows a farm winery to hold up to eight (8) major events per year. According to the County Program Administrator, a major event is defined in the zoning ordinance as an event whereby the number of persons in attendance at any given time exceeds 200 persons.

William Layton, landowner, was available at the meeting. Rodney Banks, Program Administrator, participated through the web conferencing.

Mr. Conrad informed the Board that MALPF staff, Ms. Sarah Hall Peak and Ms. Kimberly Hoxter, visited the farm.

Mr. Freedlander recollected reading a news article about an event that had already occurred. He wanted Mr. Layton to address this.

Mr. Layton stated that they had music at their grand opening. The Laytons did not consider it to be a major event but more people turned up than what they had expected. The sale during their grand opening was more than their combined sales for three weeks.

Mr. Layton informed the Board that their goal is to attract people to their winery. When people are attracted to the winery, they taste the wine and buy a lot of wine. At their grand opening they had a music group and sold 900 bottles of wine in one day.

Mr. Freedlander asked Mr. Layton if they were having numerous minor events – wedding receptions, etc.

Mr. Layton stated that they have had some small public events drawing 15 to 20 people. They have had a few private events like "Relay for Life" drawing 25 people. Also sometimes they have tours of the winery and vineyard. They have a nature trail that goes around the farm.

Mr. Norris noted that the event was scheduled for August 8, 2010.

Mr. Layton stated that they opened the winery in May 2010 and tried to schedule things for summer. He tried to get the request in time for June 2010 agenda but could not make it in time. So he had planned for the event hoping the MALPF Board would approve the request.

MALPF staff Ms. Peak and Ms. Hoxter confirmed visiting the farm and finding the operations satisfactory.

Mr. Conrad asked Mr. Layton how he posts signage about the winery and/or any winery events.

Mr. Layton stated that he rents lands that go all the way up to Route 50 and was able to get

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Ms. Peak presented this item for the information of the Board members.

Mr. Stahl asked for a motion for adjournment of the meeting and a move into a closed session, pursuant to the provisions of State Government Article Section 10-508 (a) (3) to consider offers to purchase agricultural land preservation easements and State Government Article Section 10-508 (a) (7) and (8) consult with staff and legal counsel about proposed and pending litigation.

Motion #7: To adjourn the open meeting and move into a closed session to consider offers to purchase agricultural land preservation easements and to consult with staff and legal counsel about proposed and pending litigation.

Motion: Bernard Jones Second: Joe Tassone
Favor: Robert F. Stahl, Jr., Vera Mae Schultz, William K. Boniface, Martha A. Clark, John W. Draper, Jr., Howard S. Freedlander, Bernard L. Jones, Sr., James B. Norris, Jr., Joe Tassone, Jonathan C. Quinn
Status: **Approved**

The Open Meeting of the Board meeting was adjourned at approximately 11:05 am.

The Closed Meeting of the Board was held from 11:05 am to 11:32 am. at the Maryland Department of Agriculture building, Annapolis, Maryland, pursuant to the provisions of State Government Article Sections 10-508(a) (7), and (8), Annotated Code of Maryland:

To consult with legal counsel staff, consultants, or other individuals about pending or potential litigation.

During the Closed Meeting, the following Board members were present.

Robert F. Stahl, Jr., Vera Mae Schultz, William K. (Billy) Boniface, Martha A. Clark, John W. Draper, Jr., Howard S. Freedlander (present by web conferencing), Bernard L. Jones, Sr., James B. Norris, Jr., Joe Tassone, Jonathan C. Quinn

TOPICS DISCUSSED:

- A. Update – Round Two GreenPrint Offer
- B. Status Report on the following Pending and Potential Litigation:
 - a) 17027 Evna LLC, et al.

Motion #2: To approve the Foundation to pursue litigation.

Motion: Billy Boniface Second: Joe Tassone
Status: **Approved**

- b) Covered Bridge Farms LLC R. Wayne Newsome
- c) James R. Owens & Linda M. Owens vs. Peter G. Brown & Jeffery L. Conner and Christa D. Conner, Case #01-C-09-032664 DJ
- d) Easement Violation in Carroll County related to Subdivision.
- e) Possible Tenant House Violation in Frederick County
- f) Possible Illegal Use of Dwellings in Montgomery County
- g) Possible Illegal Use of Dwelling in Harford County

The Closed Meeting was adjourned at 11:32 am.

Respectfully Submitted:

Rama Dilip, MALPF Secretary

James Conrad, MALPF Executive Director