

**COUNCIL OF THE TOWN OF LA PLATA**  
**Ordinance No. 06-5**

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**Introduced By:** Mayor Gene Ambrogio

**Date Introduced:** March 14, 2006

**Town Council Public Hearing:**

**Amendments Adopted:**

**Date Adopted:** April 11, 2006

**Date Effective:** May 2, 2006

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1 **An Ordinance** concerning

2  
3 **Property Exchange Agreement**

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5 **FOR** the purpose of approving a certain Agreement of Property Exchange with Hawthorne Green,  
6 LLC; determining that certain property owned by the Town and described in the Agreement  
7 of Property Exchange is no longer needed for public use and authorizing the conveyance of  
8 such property pursuant to such Agreement of Property Exchange; and all matters generally  
9 related to the disposition of certain Town property.

10 \* \* \* \* \*

11  
12 **EXPLANATORY STATEMENT:** The Town requires approximately 5 acres of land in order to  
13 expand the capacity and upgrade the treatment capabilities of its wastewater treatment plant.  
14 Hawthorne Green, LLC, has approximately 5 acres of unimproved land adjacent to the wastewater  
15 treatment plant that is part of a larger parcel of land that it purchased from the Archdiocese of  
16 Washington ("Hawthorne Parcel). The Town owns an unimproved 9.4861 acres, more or less, parcel  
17 of land described below ("Town Parcel") in the La Plata Industrial Park that the Town acquired in  
18 1991 as a possible site for a new wastewater treatment plant. The Town has since determined that  
19 the construction of a wastewater treatment plant at that site is not desirable, and that the Town has no  
20 other public use for the Town Parcel. Hawthorne Green, LLC is willing to convey the Hawthorne  
21 Parcel to the Town in exchange for the Town Parcel.

22  
23 The parcel of land that the Agreement of Property Exchange commits the Town to convey in  
24 exchange for the Hawthorne Parcel is described as follows:

25  
26 Town Parcel:

27  
28 All that real property consisting of 9.4861 acres, more or less, of unimproved land designated as

29 Parcel Eleven (11) on a Plat entitled "LA PLATA INDUSTRIAL PARK", recorded among the Plat  
30 Records of Charles County, Maryland in Plat Book 41, folio 274, acquired by the Town pursuant to a  
31 Deed dated April 22, 1991, recorded among the Land Records of Charles County, Maryland in Liber  
32 1544, page 558.

33  
34 The Town has determined that value of the Hawthorne Parcel to be received by the Town pursuant to  
35 the Agreement of Property Exchange exceeds the value of the Town Parcel.

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37 The Town Council believes that the Agreement of Property Exchange is in the interests of the Town  
38 and its residents.

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40 **SECTION 1. BE IT ENACTED BY THE COUNCIL OF THE TOWN OF LA PLATA**, that a  
41 certain Agreement of Property Exchange between the Town of La Plata and Hawthorne Green, LLC,  
42 a copy of which is attached to this Ordinance, is ratified and approved.

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44 **SECTION 2. AND BE IT FURTHER ENACTED BY THE COUNCIL OF THE TOWN OF**  
45 **LA PLATA**, that the Town Council hereby determines that the Town Parcel is no longer needed for  
46 public use, and authorizes the Mayor to execute and deliver on behalf of the Town a Deed to the  
47 Town Parcel and such other usual and customary documents required to effectuate the conveyance of  
48 such lands, all in accordance with the terms and conditions set forth in the Agreement of Property  
49 Exchange.

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51 **SECTION 3. AND BE IT FURTHER ENACTED BY THE COUNCIL OF THE TOWN OF**  
52 **LA PLATA**, that this Ordinance shall become effective at the expiration of twenty (20) calendar days  
53 after its approval by the Council.

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55 **ADOPTED** this 11<sup>th</sup> day of April, 2006.  
56

**SEAL:**

**COUNCIL OF THE TOWN OF LA PLATA**

\_\_\_\_\_  
Gene Ambrogio, Mayor

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R. Wayne Winkler, Councilman

\_\_\_\_\_  
C. Keith Back, Councilman

**ATTEST:**

\_\_\_\_\_  
Paretta D. Mudd, Councilwoman

\_\_\_\_\_  
Judith T. Frazier, Town Clerk

\_\_\_\_\_  
Vic E. Newman, Councilman

Date: \_\_\_\_\_

**EXPLANATION:**

CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

((Double Parenthesis)) indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike Out~~ indicates matter stricken from bill by amendment or deleted from the law by amendment.