Closed Session 8:00 am (a light breakfast will be served)

Regular Meeting – Immediately following the closed session

A. Discussion Item
   1. Purchase Agreement for Belmont Conference Center

Adjournment
Resolution for Board of Trustees to Meet in Closed Session on August 29, 2011

WHEREAS, The board of trustees of Howard Community College is authorized by Section 10-508 of the State Government Article of the Annotated Code of Maryland to conduct certain portions of its meetings in closed session.

NOW, THEREFORE, BE IT RESOLVED, that the board of trustees of Howard Community College hereby conduct its meeting in closed session beginning on August 29, 2011, in McCuan Hall, room MH256, to discuss a matter directly related to a negotiation strategy or the contents of a bid or proposal, if public discussion or disclosure would adversely impact the ability of the public body to participate in the competitive bidding or proposal process as permitted under Section 10-508(a)(14) and that such meeting shall continue in closed session until the completion of business.
A-1 Discussion Item: Purchase Agreement for Belmont Conference Center

Background: In August 2009, the board of trustees made the decision to sell the Belmont Conference Center. Under the current deed for the property, the Howard County Government had the right of first refusal to purchase the property at fair market value. In June 2011, the county decided to exercise its right to purchase the property. The county then submitted a contract to the college. The college attorney has reviewed the document and is currently in discussions with the county attorney on these changes. If the proposed contract is finalized with the county by the August meeting, the board will review the contract and vote whether to accept the revised contract.

Purpose: To discuss the contract to sell the Belmont Conference Center to Howard County

Location: Belmont Conference Center

Timeline: Effective immediately

Specifications: Howard Community College would sell and convey to Howard County two parcels of land, (i) the first comprising approximately 68.1924 acres, (known as the Manor House) and (ii) the second comprising 13.5332 acres, (known as the Dobbin property), together with all improvements thereon and the rights and appurtenances thereto, and all rights, title and interests of the College and to land lying in all streets, highways and right of ways abutting thereon (all together collectively the “Property”). The Property is commonly known as 6555 and 6566 Belmont Woods Road, Elkridge, Howard County, Maryland and shown as Parcels 0002 and 0119, respectively on Tax Map 32, more particularly described in the deed to the Seller from The Howard Community College Educational Foundation, Inc., said deed dated November 18, 2008 and recorded among the Land Records of Howard County, Maryland (the “Land Records”) in Liber 11412, folio 419. The contract would also convey all personal property that is left on the premises. The purchase price would be $2,700,000.

Recommendation

The administration requests that the board of trustees approve the contract to sell the Belmont Conference Center.

Compliance: This request is in compliance with Board of Trustee Bylaw Article II – The Board of Trustees Responsibilities and Powers: Property.