

Department of Legislative Services
Maryland General Assembly
2003 Session

FISCAL AND POLICY NOTE

Senate Bill 277

(Senator Hafer)

Education, Health, and Environmental Affairs

Environmental Matters

Garrett County - Real Property - Disposition

This bill authorizes the Garrett County Commissioners to dispose of surplus real property by private negotiation if no bids are made at public sale. The commissioners are required to record in the board's meeting minutes that no bids were made and announce the privately negotiated agreement at the first meeting following the agreement. The bill also requires the commissioners to adopt regulations to implement the sale of surplus real property via private negotiation.

Fiscal Summary

State Effect: None.

Local Effect: Garrett County advertising expenditures would decrease minimally.

Small Business Effect: None.

Analysis

Current Law: County commissioners may sell at public sale any property when no longer needed for public use. Property may not be sold until it has been advertised for at least 20 days prior to the date of sale. In Carroll and Charles counties, the county commissioners may privately negotiate and sell surplus property if: (1) the property fails to yield a reasonable price at public sale; (2) the commissioners have recorded the highest bid in their minutes; (3) the settlement of the sale of property is within one year from the date of public sale; and (4) the commissioners announce the sale at the first meeting following the agreement.

Local Fiscal Effect: Garrett County advises that the authority to privately negotiate and sell real property after a public sale that yields no bids would reduce advertising expenditures because the county would have an alternate means to dispose of real property that would not incur additional advertising expenditures. Any decrease in advertising expenditures is expected to be minimal.

Additional Information

Prior Introductions: None.

Cross File: None.

Information Source(s): Garrett County, Department of Legislative Services

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Analysis by: Christopher J. Kelter

Direct Inquiries to:
(410) 946-5510
(301) 970-5510