

RESOLUTION NO. 2018-13

A RESOLUTION BY THE MAYOR AND COMMISSIONERS OF THE TOWN OF PERRYVILLE TO ADOPT AN ANNEXATION PLAN ASSOCIATED WITH THE ANNEXATION OF 2.793 ACRES OF LAND, MORE OR LESS, INTO THE CORPORATE LIMITS OF THE TOWN OF PERRYVILLE.

WHEREAS, First Land Holding I, LLC, is the owner of 2.793 acres, more or less, of real property situate and lying in the Seventh Election District of Cecil County, Maryland, located on Cedar Corner Road, by virtue of Deeds dated February 13, 2013 and recorded among the Land Records of Cecil County, Maryland in Liber DWL 3399, folios 206 and 213 (“the Property”).

WHEREAS, the Property is depicted on a plat entitled, “EXHIBIT PLAT for lands of FIRST LAND HOLDING I, LLC 2.793 AC. +/- TO BE ANNEXED INTO THE TOWN OF PERRYVILLE” dated 9/7/2018, and prepared by Northern Bay Land Planning Engineering and Surveying Corporation, and described by metes and bounds sealed 9/7/2018, and prepared by Northern Bay Land Planning Engineering and Surveying Corporation; and

WHEREAS, First Land Holding I, LLC, has submitted a petition for the annexation of the Property into the corporate limits of the Town of Perryville; and

WHEREAS, the Mayor and Commissioners of the Town of Perryville desire to adopt an annexation plan as required by law for the Property proposed to be annexed into the corporate limits of the Town of Perryville. Now, therefore,


BE IT RESOLVED BY THE MAYOR AND COMMISSIONERS OF THE TOWN OF PERRYVILLE that the Mayor and Commissioners hereby adopt the Annexation Plan attached to this Resolution and the terms and conditions contained therein.

ATTEST:

BOARD OF COMMISSIONERS
OF THE TOWN OF PERRYVILLE

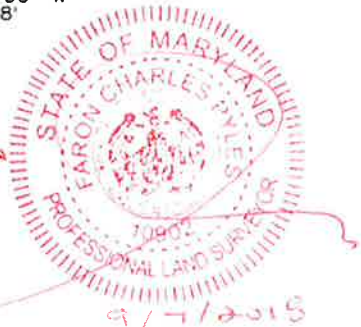
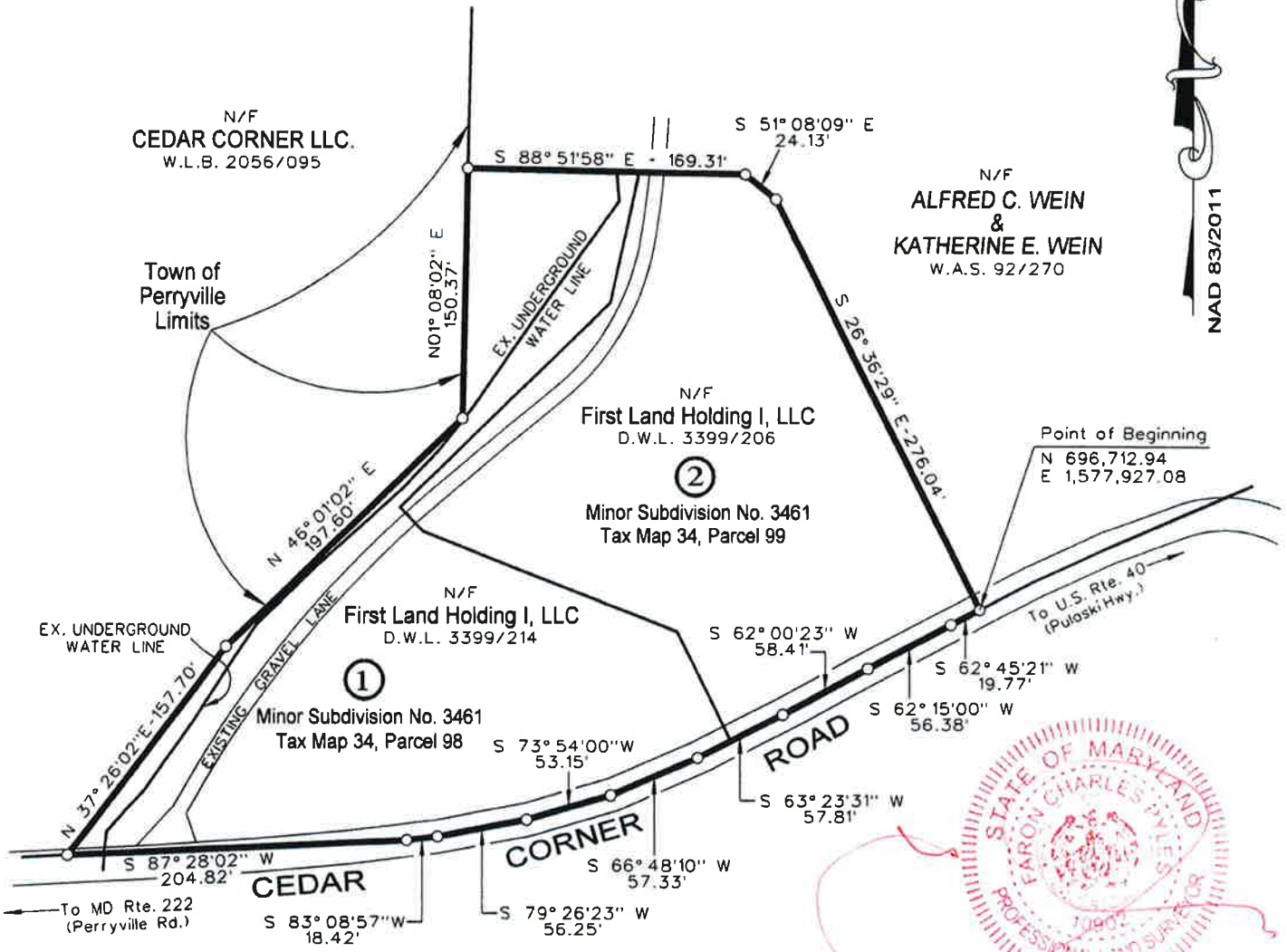


Denise Breder,
Town Administrator

By: 

Robert R. Ashby, Jr., Mayor

Date Approved: 11/6/2018



Total Site Area - 2.793 Acres +/-

EXHIBIT PLAT
for lands of
**FIRST LAND
HOLDING I, LLC**
2.793 AC. +/-
TO BE ANNEXED INTO
THE TOWN OF PERRYVILLE

Seventh Election District Cecil County, Maryland
Scale: 1" = 100' Date: September 7, 2018

Northern Bay
LAND PLANNING ENGINEERING AND SURVEYING CORPORATION
P. O. BOX 469
RISING SUN, MD 21911
PHONE: 410.658.5959

DGN: 17-025-Annex_Plat JOB No. : 17-025

Description of Lands to be Annexed into the Town of Perryville, MD

Cedar Corner Road

(Cecil County Minor Subdivision No. 3461)

Description of lands situate in the Seventh (7th) Election District of Cecil County, Maryland. Said lands are shown on a Minor Subdivision Plat entitled "Minor Subdivision Plan and Standard Forest Conservation Plan for lands of Katherine E. Wein", dated October 8, 2003 and filed in the Cecil County Department of Land Use and Development Services as Minor Subdivision No. 3461; Said lands being more particularly described as follows to wit:

Beginning for the same at a point located in, or near, the center line of Cedar Corner Road; with said point being located at the Easternmost corner of Lot No. 2. as shown on the aforementioned Minor Subdivision No. 3461; The Point of Beginning is further described as being located at positional coordinates N 696,712.94 E 1,577,927.08 as referenced to the Maryland State Plane Coordinate System; thence leaving said point of beginning and binding in, or near, the center line of Cedar Corner Road the following eight (8) courses and distances:

- 1) South 62°45'21" W – 19.77 feet to a point;
- 2) South 62°15'00" West – 56.38 feet to a point;
- 3) South 62°00'23" West – 58.41 feet to a point;
- 4) South 63°23'31" West – 57.81 feet to a point;
- 4) South 66°48'10" West – 57.33 feet to a point;
- 5) South 73°54'00" West – 53.15 feet to a point;
- 6) South 79°26'23" West – 56.25 feet to a point; and

7) South 83°08'57" West – 18.42 feet to a point; thence leaving said center line of Cedar Corner Road and running in the bed of Cedar Corner Road South 87°28'02" West – 204.82 feet to a point; thence leaving said bed of Cedar Corner Road and binding along lands now or formerly of Cedar Corner LLC., as described in a deed found among the Land Records of Cecil County in Liber W.L.B. 2056 at folio 095, the following three (3) courses and distances:

- 1) North 37°26'02" East – 157.70 feet to a point;
- 2) North 46°01'02" East – 197.60 feet to a point; and
- 3) North 01°08'02" East – 150.37 feet to a point located at the Northwesternmost corner of the

aforesaid Lot No. 2 (Minor Subdivision No. 3461); thence binding along said Lot No. 2 and also binding along lands now or formerly of Alfred C. Wein and Katherine E. Wein (W.A.S. 92/270), with said lands being identified as "Remaining Lands" on the aforementioned Minor Subdivision No. 3461, South

88°51'58" East – 169.31 feet to a point; thence continuing by the same. South 51°08'09" East – 24.13 feet to a point; and still continuing by the same, South 26°36'29" East – 276.04 feet to the place of beginning.

Containing 2.793 acres of land, more or less

Subject to a 30 foot wide Road Widening and Utility Easement as granted unto the Board of County Commissioners of Cecil County, as measured from the physical centerline of Cedar Corner Road and as shown on said plat entitled "Minor Subdivision Plan and Standard Forest Conservation Plan for lands of Katherine E. Wein"; said Deed of Easement being recorded in the Land Records of Cecil County, Maryland in Deed Book Liber W.L.B. No. 1519 at folio 571.

Being all that same land, which was granted and conveyed by deed of Michael J. Palmisano, Grantor, dated February 13, 2013 and recorded in the Land Records of Cecil County, Maryland in Deed Book Liber D.W.L. No. 3399 at folio 206, unto First Land Holding I, L.L.C, a Maryland Limited Liability Company, Grantee.

Being also all that same land, which was granted and conveyed by deed of Michael J. Palmisano, Grantor, dated February 13, 2013 and recorded in the Land Records of Cecil County, Maryland in Deed Book Liber D.W.L. No. 3399 at folio 214, unto First Land Holding I, L.L.C, a Maryland Limited Liability Company, Grantee.

I, Faron C. Pyles, State of Maryland Professional Land Surveyor No. 10902, hereby certify that I was in responsible charge over the preparation of the metes and bounds descriptions shown above, in compliance with requirements set forth in Regulation (12), Chapter 06, and Minimum Standards of Practice for Professional Land Surveyors, Annotated Code of Maryland. Registration expires May 21, 2020.

