

RESOLUTION NO. 2904

A RESOLUTION OF THE COUNCIL OF THE CITY OF SALISBURY TO ADJUST THE SOUTHERN PROPERTY LINE OF CITY REAL PROPERTY PARCEL 44, TAX MAP 29, LIBER 765, FOLIO 124 WHICH IS CURRENTLY BEING USED AS THE CITY SHOOTING RANGE, BY EXCHANGING CERTAIN SECTIONS OF LAND WITH THE ADJACENT PROPERTY OWNER NEAR GODDARD PARKWAY.

WHEREAS, the City of Salisbury owns real property, located at 2448 Goddard Parkway, Salisbury, Maryland 21801, District 09, Account Number 038922, which was acquired by deed dated June 29, 1972 and recorded in the Land Records of Wicomico County, Maryland in Liber 765, folio 124; and

WHEREAS, the property is currently being utilized as a shooting range for the City of Salisbury Police Department; and

WHEREAS, the owners of real property along the Southern property line of the City of Salisbury's real property has a building which encroaches on the City's property and has requested a small exchange of land to adjust their property line around the building to avoid having to demolish it; and

WHEREAS, the owners of the adjacent real property, located at 2440 Goddard Parkway, Salisbury, Maryland 21801, District 09, Account Number 030069, which was acquired by deed dated October 29, 1999 and recorded in the Land Records of Wicomico County, Maryland in Liber 1716, folio 294 are Ralph E. and Brenda J. Beauchamp, 3015 Diamond Lane, Saint Cloud, FL 34772; and

WHEREAS, the City of Salisbury does not object to adjusting the property lines between the two parcels, which involves exchanging very small parcels of land between the affected properties; and

WHEREAS, an adjustment of property lines would allow both property owners to continue to use their respective properties without negative effects to both property owners; and

WHEREAS, the owners of real property requesting the lot line adjustment shall be responsible for all costs associated with preparing the necessary paperwork and all charges connected to the property line adjustment filing and recording; and

WHEREAS, all drafted paperwork shall be approved by the City Solicitor before being signed by the Mayor.


NOW, THEREFORE, BE IT RESOLVED that the Council of the City of Salisbury, Maryland does hereby agree to adjust the Southern property line of its real property located at 2448 Goddard Parkway, Salisbury, Maryland 21801 by exchanging small sections of land with the adjacent property owner of 2440 Goddard Parkway, Salisbury, Maryland 21801 as shown on

the attached Plat entitled "Subdivision and Resubdivision of the Lands of Ralph & Brenda J. Beauchamp & The City of Salisbury" dated 01/10/2018 last revised 11/29/2018.

AND BE IT FURTHER RESOLVED that all paperwork prepared by the adjacent owner to effectuate the property line adjustments between the two respective property owners shall be approved by the City Solicitor before being signed by the Mayor or his designated representative who shall hereby be authorized to further negotiate, execute and deliver all documents on behalf of the City of Salisbury in connection with the property line adjustment and to take any action which is necessary to consummate the transactions described herein.

THE ABOVE RESOLUTION was introduced and read and passed at the regular meeting of the Council of the City of Salisbury held on this 14<sup>th</sup> day of January, 2019 and is to become effective immediately upon adoption.

ATTEST:

  
\_\_\_\_\_  
Kimberly R. Nichols, City Clerk


  
\_\_\_\_\_  
John R. Heath, City Council President

APPROVED by me this 15<sup>th</sup> day of JANUARY, 2019

  
\_\_\_\_\_  
Jacob R. Day, Mayor



City of  
**Salisbury**  
Jacob R. Day, Mayor

To: Julia Glanz, City Administrator  
From: Amanda Pollack, P.E., Director of Infrastructure and Development   
Date: December 27, 2018  
Re: Resolution – Goddard Parkway property line adjustment

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Attached is an email from Ed Beauchamp dated December 3, 2018 which requests consideration for a property line adjustment to correct an encroachment of one of his buildings onto a City property. The City property is located at 2448 Goddard Parkway and is the shooting range for the Salisbury Police Department. The draft resubdivision plat is also attached.

Attached is a Resolution for consideration to adjust the property line through a land swap which would not negatively impact either property owner. Unless you or the Mayor has further questions, please forward a copy of this memo and the Resolution to the City Council.

## **Amanda Pollack**

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**From:** Ed Beauchamp <ebeauchamp046@gmail.com>  
**Sent:** Monday, December 3, 2018 7:35 PM  
**To:** Amanda Pollack  
**Subject:** Re: 2440 Goddard Pkwy property, next to city shooting range

I am asking city council for approval of swapping lands to correct an encroachment discovered by a recent survey done by Parker & Associates for me. I was sub-dividing my property when we found the encroachment from a building that was built 18-20 years ago. The new survey plat has been turned in to Les Sherrill's office and they have approved it. I am hoping your office will be able to do the same.

We would like very much to have this done by the end of the year because we have some interest in the property.

Thank you

Ed Beauchamp  
cell # 410-726-2296



VICINITY MAP SCALE: 1" = 2000'

**PROVISIONS TO SUBDIVISION**

1. ALL LOTS SHALL BE CONVEYED TO THE BUYER BY DEED.	YES
2. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF SALESBURY.	YES
3. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE STATE OF VERMONT.	YES

**PROVISIONS TO RESUBDIVISION**

1. ALL LOTS SHALL BE CONVEYED TO THE BUYER BY DEED.	YES
2. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF SALESBURY.	YES
3. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE STATE OF VERMONT.	YES

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**PROVISIONS TO RESUBDIVISION**

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3. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE STATE OF VERMONT.	YES

**GENERAL NOTES**

1. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF SALESBURY AND THE STATE OF VERMONT.

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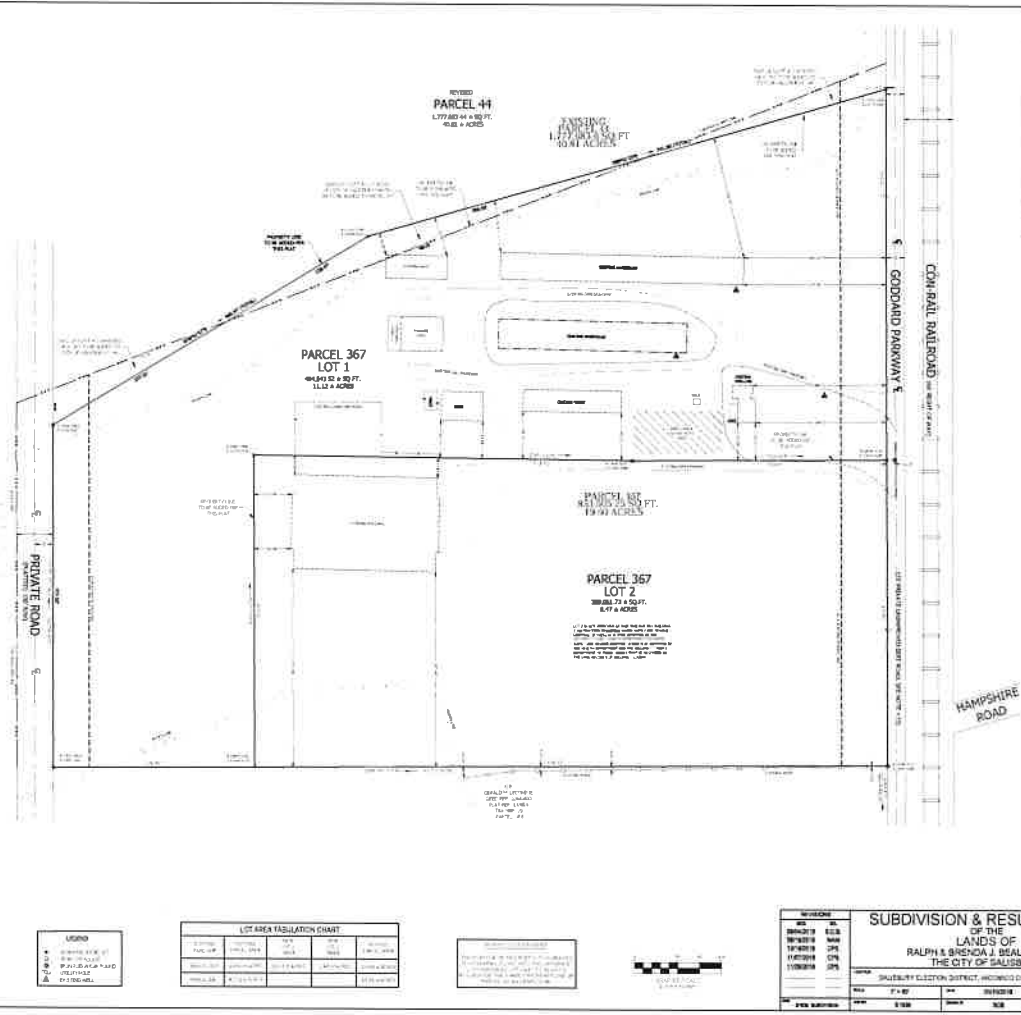
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9. THE BUYER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF SALESBURY AND THE STATE OF VERMONT.

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**LOT AREA TABULATION CHART**

LOT NO.	AREA (SQ. FT.)	AREA (ACRES)
PARCEL 44	1,772,804	40.48
PARCEL 367 LOT 1	81,920	1.88
PARCEL 367 LOT 2	288,710	6.61
PARCEL 367 LOT 3	19,070	0.44

**LEGEND**

- BOUNDARY OF THE SUBDIVISION
- EASEMENT
- PRIVATE ROAD
- HAMPSHIRE ROAD
- GODDARD PARKWAY



**SUBDIVISION & RESUBDIVISION**  
**OF THE**  
**LANDS OF**  
**RALPH & BRENDA BEAUCHAMP &**  
**THE CITY OF SALESBURY**

SALESBURY ELECTION DISTRICT, WINDHAM COUNTY, VERMONT

**PARKER ASSOCIATES**