



## ANNE ARUNDEL COUNTY OFFICE OF LAW

### Legislative Summary

**To:** Members, Anne Arundel County Council

**From:** Christine B. Neiderer, Senior Assistant County Attorney /s/

**Via:** Lori L. Blair Klasmeier, Supervising County Attorney /s/

**Date:** September 18, 2023

**Subject:** Bill No. 75-23 – Approval of the Lease between Anne Arundel County and Gaudenzia, Inc. (“Gaudenzia”).

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This summary was prepared by the Anne Arundel County Office of Law for use by members of the Anne Arundel County Council during consideration of Bill No. 75-23.

### Background

In December 2022, the County acquired the property known as the Crownsville Hospital Complex from the State of Maryland pursuant to a deed recorded in the Land Records in Book 39333, page 426. Gaudenzia leased part of the Crownsville Hospital Complex known and designated as the Phillips Building and Phillips Annex, 105 and 107 Circle Drive (“Leased Property”) from the State to provide behavioral health services for the citizens of the State of Maryland. With the County’s acquisition of the Crownsville Hospital Complex, Gaudenzia and the County desire to enter into a new lease agreement whereby Gaudenzia will lease the Leased Property for a term of 35 years, plus two, 30-year renewal options. In addition, the Lease provides that Gaudenzia has a right of first refusal to purchase the Leased Property subject to the terms of the Lease. The annual rent for the initial term and any renewal terms shall be One Dollar (\$1.00).

Section 8-3-301 of the County Code requires that any contract for lease of County-owned property that specifies a term, including renewal options, of three years or more, be approved by ordinance of the County Council.

### Purpose

The purpose of Bill No. 75-23 is to approve a Lease Agreement between the County and Gaudenzia for the Leased Property.

**Note: This Legislative Summary provides a synopsis of the bill as introduced. It does not address subsequent amendments to the bill.**

**Bill No. 75-23**

**SECTION 1.**

This section approves the Lease Agreement between the County and Gaudenzia and incorporates the Lease Agreement by reference.

**SECTION 2.**

This section provides that a certified copy of the Lease Agreement shall be kept on file with the Administrative Officer to the County Council and the Office of Central Services.

**SECTION 3.**

This section provides that the bill takes effect 45 days after it becomes law.

The Office of Law is available to answer any additional questions regarding this Bill.  
Thank you.

cc: Honorable Steuart Pittman, County Executive  
Christine Anderson, Chief Administrative Officer  
Jeff Amoros, Chief of Staff  
Hannah Dier, Deputy Chief Administrative Officer  
Peter Baron, Chief Strategy Officer  
Ethan Hunt, Government Relations Officer  
Chris Trumbauer, Budget Officer  
Susan Herrold, Central Services Officer