

**Notes from meeting of MET Easement and Stewardship Committee**  
**Wednesday Open Meeting 5-20-2020**  
**1:00 pm**

Attending: R. Powell, C. Wells, J. Jitkoff  
Staff: J. Chapman, A. G. Carlson, J. Turgeon  
OAG: T. Kovacs

Next meeting: Wednesday, September 2, 2020 at 1 pm

**EASEMENT PROGRAM**

Agenda Item 1

- A.G. Carlson presented project pipeline. One additional conservation easement of 20 acres is on track to close before the end of the current fiscal year. One amendment may also close before the end of the current fiscal year.
- MET and members of the committee thanked R. Powell for leadership of this Committee.

**STEWARDSHIP PROGRAM**

Agenda Item 2 –

J. Chapman provided an update, detailing various ways landowners, land trusts and local governments continue to be served working remotely. As mentioned in the previous month's report, monitoring is at a standstill due to COVID-19 precautions, but Staff continues to look into alternative means to assess land use without visiting properties on the ground. A web-based system viewing high-resolution satellite imagery remains a compelling option. In response to feedback from the Finance Committee, the scope has been narrowed to the Eastern Shore to view 2020 imagery and compare to previous years' imagery. A cost closer to \$20K is envisioned, with comparatively smaller additional cost to link the site to LOCATE, which would obviate rekeying reports into our database.

C. Wells exited the meeting.

**CLOSED SESSION:**

Agenda Item 3

Time of closed session: *1:32 pm – 2:39 pm on 5/20/2020*

Place: *via internet and telephone conference call*

Purpose(s): *To consult with counsel to obtain legal advice in order to make a recommendation for action by the Board of Trustees*

Members who voted to meet in closed session: *J. Jitkoff moved; R. Powell second*

Persons attending closed session: *Committee Members: J. Jitkoff and R. Powell. MET Staff: A. Carlson, J. Chapman, J. Turgeon. Legal Counsel: Assistant Attorney General T. Kovacs*

Authority under § 3-305 for the closed session: *(b)(7) To consult with counsel to obtain legal advice*

Topics actually discussed: *0325STI95.WASH – request to demolish structure*

Actions taken: *R. Powell moved to recommend that the Board of Trustees approve the request to demolish the structure with the condition that the replacement structure be in the same location, have a similar footprint, and be in keeping architectural style of the overall historic character of the property; and that the Board delegate full authority to the Director to negotiate further in the best interest of MET. J. Jitkoff second.*

Each recorded vote: *J. Jitkoff and R. Powell voted in favor of the motion.*

Action Taken: *J. Jitkoff moved the end the closed session. R. Powell second.*

Each recorded vote: *J. Jitkoff and R. Powell voted in favor of the motion.*

---

**2020 Committee meeting dates:**

September 2

September 23

October 21

November 23 (this is a Monday; the Monday of Thanksgiving week)

**PRESIDING OFFICER'S WRITTEN STATEMENT FOR CLOSING A MEETING ("CLOSING STATEMENT")  
UNDER THE OPEN MEETINGS ACT (General Provisions Article § 3-305)**

**This form has two sides. Complete items 1 – 4 before closing the meeting.**

**1. Recorded vote to close the meeting:** Date: 5/20/20; Time: 1:32 pm; Location: *via internet and telephone conference call*;

Motion to close meeting made by: J. Jitkoff Seconded by R. Powell;

Members in favor: J. Jitkoff, R. Powell; Opposed: none; Abstaining: none; Absent: S. Taylor Rogers.

**2. Statutory authority to close session (check all provisions that apply).**

**This meeting will be closed under General Provisions Art. § 3-305(b) only:**

(1)\_\_\_ "To discuss the appointment, employment, assignment, promotion, discipline, demotion, compensation, removal, resignation, or performance evaluation of appointees, employees, or officials over whom this public body has jurisdiction; any other personnel matter that affects one or more specific individuals"; (2)\_\_\_ "To protect the privacy or reputation of individuals concerning a matter not related to public business"; (3)\_\_\_ "To consider the acquisition of real property for a public purpose and matters directly related thereto"; (4)\_\_\_ "To consider a matter that concerns the proposal for a business or industrial organization to locate, expand, or remain in the State"; (5)\_\_\_ "To consider the investment of public funds"; (6)\_\_\_ "To consider the marketing of public securities"; (7) X "To consult with counsel to obtain legal advice"; (8)\_\_\_ "To consult with staff, consultants, or other individuals about pending or potential litigation"; (9)\_\_\_ "To conduct collective bargaining negotiations or consider matters that relate to the negotiations"; (10)\_\_\_ "To discuss public security, if the public body determines that public discussion would constitute a risk to the public or to public security, including: (i) the deployment of fire and police services and staff; and (ii) the development and implementation of emergency plans"; (11)\_\_\_ "To prepare, administer, or grade a scholastic, licensing, or qualifying examination"; (12)\_\_\_ "To conduct or discuss an investigative proceeding on actual or possible criminal conduct"; (13)\_\_\_ "To comply with a specific constitutional, statutory, or judicially imposed requirement that prevents public disclosures about a particular proceeding or matter"; (14)\_\_\_ "Before a contract is awarded or bids are opened, to discuss a matter directly related to a negotiating 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." (15)\_\_\_ "To discuss cybersecurity, if the public body determines that public discussion would constitute a risk to: (i) security assessments or deployments relating to information resources technology; (ii) network security information . . . or (iii) deployments or implementation of security personnel, critical infrastructure, or security devices."

**Continued →**

3. For each provision checked above, disclosure of the topic to be discussed and the public body's reason for discussing that topic in closed session.

Citation (insert # from above)	Topic	Reason for closed-session discussion of topic
§3-305(b) ( 7 )	0325STI95.WASH – request to demolish structure	To consult with counsel to obtain legal advice regarding landowner's request for approval dated April 16, 2020
§3-305(b) ( )		
§3-305(b) ( )		
§3-305(b) ( )		
§3-305(b) ( )		

4. This statement is made by \_\_\_\_\_, Presiding Officer. Signed by *Ann Carlson* with permission of R. Powell, Committee Chair due to state of emergency declaration. *Ann J Carlson*

\*\*\*\*\*  
**WORKSHEET FOR OPTIONAL USE IN CLOSED SESSION: INFORMATION FOR SUMMARY TO BE DISCLOSED IN THE MINUTES OF THE NEXT OPEN MEETING. (See also template for summary.)**

➤ For a meeting closed under the statutory authority cited above:  
 Time of closed session: 1:32 pm – 2:39 pm on 5/20/2020  
 Place: via internet and telephone conference call  
 Purpose(s): To consult with counsel to obtain legal advice in order to make a recommendation for action to the Board of Trustees  
 Members who voted to meet in closed session: J. Jitkoff moved; R. Powell second  
 Persons attending closed session: Committee Members: J. Jitkoff and R. Powell. MET Staff: A. Carlson, J Chapman, J. Turgeon. Legal Counsel: Assistant Attorney General T. Kovacs  
 Authority under § 3-305 for the closed session: (b)(7) To consult with counsel to obtain legal advice  
 Topics actually discussed: 0325STI95.WASH – request to demolish structure  
 Actions taken: R. Powell moved to recommend that the Board of Trustees approve the request to demolish the structure with the condition that the replacement structure be in the same location, have a similar footprint, and be in keeping architectural style of the overall historic character of the property;

*and that the Board delegate full authority to the Director to negotiate further in the best interest of MET. J. Jitkoff second.*

Each recorded vote: *J. Jitkoff and R. Powell voted in favor of the motion.*

Action Taken: *JJ moved the end the closed session. R. Powell Second.*

Each recorded vote: *J. Jitkoff and R. Powell voted in favor of the motion.*

*Closed Session ended at 2:39 pm*

➤ **For a meeting recessed to perform an administrative function (§ 3-104):** Time: \_\_\_\_\_

Place: \_\_\_\_\_

Persons present: \_\_\_\_\_

Subjects discussed: \_\_\_\_\_