

**PRINCE GEORGE'S COUNTY COUNCIL**  
**COMMITTEE REPORT**  
**2016 Legislative Session**

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**Reference No.:** CR-077-2016  
**Draft No.:** 1  
**Committee:** PSFM  
**Date:** 10/20/2016  
**Action:** FAV

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**REPORT: 1**

Committee Vote: Favorable, 3-0 (In Favor: Council Members Patterson, Harrison, and Lehman)

CR-077-2016 establishes and designates a location within the contiguous area of Upper Marlboro, Maryland as a development district as that term is used in Section 12-201 through 12-213 of the Economic Development Article of the Annotated Code of Maryland (the Tax Increment Financing Act). The Resolution also authorizes the creation of a tax increment fund with respect to the development district and allocates certain property taxes assessed within the development district to be paid over to the tax increment fund.

Exhibit A attached to the Resolution provides a listing of all real property tax parcel identification numbers to be included in the Westphalia Town Center Development District, and a serial map of the location is attached to the Resolution as Exhibit B. No bonds or bond amounts are specifically authorized to be issued as a result of the adoption of the proposed Resolution as it simply establishes the Development District. CR-077-2016 is a companion to CR-076-2016 which establishes the Westphalia Town Center Special Taxing District.

Tom Himler, Deputy CAO, provided an overview of CR-077-2016.

CR-077-2016 was also supported by Ed Fleming, President, East Region, for Walton Development and Management (USA).

The Office of Law finds CR-077-2016 to be in proper legislative form with no legal impediments to its adoption.

The Office of Audits and Investigations reports that adoption of CR-077-2016 should not have a negative fiscal impact on the County.

After discussion, the Public Safety and Fiscal Management Committee reported CR-077-2016 out favorably 3-0.