

1. At a public or private sale; and
2. After the property has been advertised for at least 20 days.

(v) In Frederick County, in addition to the authority granted in this section, the Board of County Commissioners may sell at a public or private sale any real property owned by the Board of County Commissioners, if the Board of County Commissioners:

1. Determines that the property is no longer needed for any public use; and
2. Subject to the procedures of the County Commissioners, provides adequate notice and a hearing on the sale of the real property.

(4) IN CHARLES COUNTY, THE BOARD OF COUNTY COMMISSIONERS FOR USE IN THE PRODUCTION OF AFFORDABLE HOUSING FOR FAMILIES OF LIMITED INCOME AS DEFINED IN ARTICLE 83B, § 2-302 OF THE CODE:

(I) MAY, BY RESOLUTION, TRANSFER WITH OR WITHOUT CONSIDERATION REAL PROPERTY WITHIN THE COUNTY NO LONGER NEEDED FOR A PUBLIC PURPOSE TO ANY PRIVATE NONPROFIT CORPORATION IN THE COUNTY PROVIDED THAT:

1. THERE IS A PUBLIC HEARING AT WHICH THE COMMISSIONERS SOLICIT AND RECEIVE COMMENTS CONCERNING THE TRANSFER AND CONSIDERATION IS GIVEN TO BUT NOT LIMITED TO:

A. UNIQUE CHARACTERISTICS OF ANY STRUCTURE ON THE PROPERTY;

B. HISTORICAL SIGNIFICANCE, IF ANY;

C. COMPATIBILITY OF THE PROPOSED USE WITH THE NEIGHBORHOOD; AND

D. FINANCIAL ASPECTS, INCLUDING THE ABILITY OF THE PROPOSED USER TO CONSTRUCT, RENOVATE, MAINTAIN, AND OPERATE A FACILITY ON THE PROPERTY;

2. NOTICE OF THE HEARING IS ADVERTISED IN AT LEAST 1 NEWSPAPER HAVING GENERAL CIRCULATION IN THE COUNTY AT LEAST ONCE EACH WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST OF WHICH ADVERTISEMENT MAY NOT APPEAR LATER THAN 1 WEEK PRIOR TO THE HEARING; AND

3. AN APPRAISAL IS MADE BY THE COMMISSIONERS OF THE PROPERTY TO BE INCLUDED IN THE NOTICE OF PUBLIC HEARING;