

**PLANNING AND ZONING COMMISSION
MINUTES
October 22, 2008**

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|------------|----------------|--------------|
| ATTENDEES: | <u>Members</u> | <u>Staff</u> |
| | Buckley | Smith |
| | Miller | Fussell |
| | Singman | Stansbury |
| | Taylor | |
| | Staley | |
| | Brous | |

I. CALL TO ORDER – 7:00 p.m.

II. APPROVAL OF MINUTES

Minutes of October 7, 2008.

MOTION/Miller SECONDED/Taylor 6-0 IN FAVOR to approve

III. PUBLIC HEARING

- 1. CONDITIONAL USE** – Pursuant to the provisions of Article II, Section 5, Conditional Uses, a request has been filed under the provisions of Section 110-514, Uses permitted by conditional use in the LC-1, Local Commercial District, to allow expansion of an existing miniature golf course on property described as Lots 3-32, Block 83, Plat of Fenwick, further described as located on the south side of 137th Street between Coastal Highway and Sinepuxent Avenue and known locally as 13603 Coastal Highway, in the Town of Ocean City, Maryland.
APPLICANT: OLD PRO GOLF, INC. c/o Jeff Schoellkopf – File #08-12100002

MOTION/Brous SECONDED/Staley 6-0 IN FAVOR to forward a favorable recommendation to the Mayor and City Council to approve the request subject to final site plan approval by the Planning Commission.

IV. SITE PLAN

- 1. OCEAN (PALM) HARBOR HOTEL** – Site plan revisions for proposed hotel and restaurant to be located on the west side of Philadelphia Avenue, the north side of 25th Street and the south side of 26th Street and to be known as 2501 Philadelphia Avenue (hotel) and 2505 Philadelphia Avenue (restaurant) in the Town of Ocean City, Maryland.
APPLICANT: OCEAN HARBOR HOLDING LLC/ATLANTIC PLANNING c/o ARTHUR TSAMIS – File #08-18100001

Revisions include relocating lobby to the ground level, reducing the height of the building from 5 stories to 4 stories and relocating the dumpster area away from the westerly property and closer to the hotel building.

MOTION/Miller
approve revisions as presented

SECONDED/Taylor

6-0 IN FAVOR to

V. DISCUSSION

In response to questions from Commissioners, Blaine Smith explained the issues and current status of the reconstruction of a townhouse owned by Wayne Hartman located at 2317 Atlantic Avenue, Unit 7.

VI. ADJOURNMENT - 8:00 p.m.

John Staley, Secretary

Date