

**PLANNING AND ZONING COMMISSION  
MINUTES  
February 3, 2009**

ATTENDEES:

Members

Pam Greer Buckley  
John Staley  
Joel Brous  
Peck Miller  
Lauren Taylor  
Chris Shanahan

Staff

Blaine Smith  
Jesse Houston  
Maggie Fussell  
Bob Nelson  
Will Esham, Attorney

**I. CALL TO ORDER** – 6:30 p.m.

**II. APPROVAL OF MINUTES**

1. Minutes of April 15, 2008; November 5, 2008; November 18, 2008 and December 2, 2008.

MOTION/Taylor

6-0 IN FAVOR to approve

**III. DISCUSSION**

1. Review and endorsement of Community Legacy Plan for Downtown Ocean City (Inlet to 17<sup>th</sup> Street) presented by Glenn Irwin, Ocean City Development Corporation (OCDC).

Glenn Irwin briefly discussed the importance of the Community Legacy Program for assistance in the revitalization of the downtown area. The proposed Plan has been revised by members of the Ocean City Development Corporation (OCDC) and includes projects that will be submitted to the State of Maryland for funding requests. The Commission was in agreement with the projects proposed in the plan and voted unanimously to endorse the Plan as presented.

MOTION/ Miller

SECONDED/Staley

6-0 IN FAVOR to endorse

**IV. SITE PLAN**

1. Review revised plans to allow enclosed stair tower located on west side of building, facing Baltimore Avenue, to project 1'10-3/16" into the required 10' front

yard setback adjacent to Baltimore Avenue, located at the project known as Miramar Hotel #2 – 15<sup>th</sup> Street presented by Joseph E. Moore, Esq.

It should be noted that Commission member Lauren Taylor recused herself from this discussion and vote.

Based on exhibits presented and circumstances discussed during the meeting, the Commission agreed the proposed encroachment is within the spirit and intent of the Code and unanimously approved the request subject to all other applicable agency regulations.

MOTION/Shanahan      SECONDED/Brous      5-0 IN FAVOR (Taylor abstained)

**V. PUBLIC HEARING**

1. **CODE AMENDMENT** - To consider adoption of the Boardwalk Outdoor Display Guidelines and standards proposed by the Boardwalk Development Association (BDA). The proposed guidelines may be viewed on the Ocean City web site at [www.town.ocean-city.md.us/p&z.html](http://www.town.ocean-city.md.us/p&z.html) .

APPLICANT: PLANNING AND ZONING COMMISSION – File #08-14100006

Blaine Smith briefly summarized events that have taken place leading up to this public hearing on the Boardwalk outdoor display of merchandise. A revised version of the proposed Boardwalk Outdoor Display Guidelines and standards was introduced. All changes from the original document seen on the web site are highlighted in yellow. Vickie Barrett, president of the Boardwalk Development Association discussed some of the changes. In addition, she stressed the importance of enforcement of the proposed regulations. The following persons were in attendance and also offered testimony concerning the proposal: Bob Givarz, Lou Bush, Bruce Krasner, Avi Sibony, Jerry Sharoff, and Mark Kiesewetter. After receiving all testimony, the Commission voted unanimously to close the public hearing. It was announced to all in attendance that the Commission will meet on Tuesday, February 10, 2009, to hold deliberations to consider a recommendation to forward to the Mayor and City Council.

**VI. ADJOURNMENT** – 9:15 P.M.

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John Staley

Date