

**ORDINANCE NO. 1155**

**AN ORDINANCE OF THE COMMISSIONERS OF CAMBRIDGE, MARYLAND AMENDING § 4.2.3 AND TABLE 1: PERMITTED USES BY ZONING DISTRICT OF THE CITY'S UNIFIED DEVELOPMENT CODE ("UDC") TO ALLOW THE CONVERSION OF COMMERCIAL PROPERTY TO RESIDENTIAL PROPERTY IN THE GENERAL COMMERCIAL ZONING DISTRICT AS A PERMITTED USE WITH CONDITIONS; PROVIDING THAT THE TITLE OF THIS ORDINANCE SHALL BE DEEMED A FAIR SUMMARY AND GENERALLY RELATING TO THE GENERAL COMMERCIAL ZONING DISTRICT IN THE CITY OF CAMBRIDGE.**

**WHEREAS**, pursuant to Md. Code Ann., Land Use § 4-204 and § 2.2.3 of the Unified Development Code (the "UDC"), the Commissioners of Cambridge are authorized and empowered to amend, supplement, change, modify, and repeal the City of Cambridge's (the "City") zoning regulations and boundaries and change the City's zoning classifications; and

**WHEREAS**, pursuant to Md. Code Ann., Local Gov't § 5-202 and § 3-27(1) of the Charter of the City of Cambridge, the Commissioners of Cambridge are authorized and empowered to pass all such ordinances not contrary to the Constitution and laws of the State of Maryland or the Charter as they may deem necessary for the good government of the City; for the protection and preservation of the City's property, rights, and privileges; for the preservation of peace and good order; to secure persons and property from danger and destruction; and for the protection and promotion of the health, safety, comfort, convenience, welfare, and happiness of the residents of the City and visitors thereto and sojourners therein; and

**WHEREAS**, following a public hearing held on July 2, 2019, the City of Cambridge Planning Commission (the "Planning Commission") unanimously recommended that the Commissioners of Cambridge approve a text amendment amending § 4.2.3 and Table 1: Permitted Uses by Zoning District of the UDC to allow the conversion of commercial property to residential property in the General Commercial Zoning District as a Permitted Use with Conditions; and

**WHEREAS**, on August 26, 2019, the Commissioners of Cambridge held a public hearing regarding the foregoing text amendment recommended by the Planning Commission, notice of which was published on August 4, 2019 and August 11, 2019 in the Star Democrat, a newspaper of general circulation in the City, in accordance with Md. Code Ann., Land Use § 4-203(b) and § 2.2.3.C of the UDC; and

**WHEREAS**, having considered the recommendations of the Planning Commission and the Department of Planning and Zoning Staff, as well as the comments made during the August 26, 2019 public hearing, the Commissioners of Cambridge find that it is in the best interest of the City to amend § 4.2.3 and Table 1: Permitted Uses by Zoning District of the UDC to allow the conversion of commercial property to residential property in the General Commercial Zoning District as a Permitted Use with Conditions; and

**WHEREAS**, the Commissioners of Cambridge find that the text amendment set forth herein is necessary to promote and protect the public health, safety, and welfare.

NOW, THEREFORE, BE IT ORDAINED by the Commissioners of Cambridge, that the City's Unified Development Code is hereby amended as follows:

**SECTION 1.** Section 4.2.3 (Standards for Conditional and Special Exception Uses) is amended as follows:

**12. Conversion of Commercial Property to Residential Property**

**Subject to the following conditions, the conversion of commercial property to residential property in the GC Zoning District shall be a Permitted Use with Conditions:**

- 1. It must be substantiated to the satisfaction of the Zoning Official that the subject property was previously used for residential purposes;**
- 2. The exterior of the structure(s) proposed to be used for residential purposes on the subject property must be residential in nature;**
- 3. There are residential uses located in close proximity to the subject property and converting the commercial property to a residential property is in keeping with the character of the neighborhood; and**
- 4. The parking for the residential property shall be consistent with the parking in the neighborhood.**

**SECTION 2.** *Table 1: Permitted Uses by Zoning District is amended to allow the conversion of commercial property to residential property in the General Commercial Zoning District as a Permitted Use with Conditions as shown on Exhibit 1 hereto, which is incorporated by reference as if fully set forth herein.*

**SECTION 3.** The recitals to this Ordinance are incorporated herein and deemed a substantive part of this Ordinance.

**SECTION 4.** In this Ordinance, unless a section of the UDC is expressly repealed in its entirety and reenacted, new or added language is underlined and in boldface type, and deleted text is crossed out with a single strikethrough. With respect to the substantive provisions of this Ordinance set forth in Section 1, language added after the date of introduction is in bold, italicized font and language deleted after the date of introduction is crossed out with a double strikethrough.

**SECTION 5.** If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by any court or competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision and such holding shall not affect the validity of the remaining portions of this Ordinance, it being the intent of the Commissioners of Cambridge that this Ordinance shall stand, notwithstanding the invalidity of any section, subsection, sentence, clause, phrase, or portion hereof.

**SECTION 6.** All ordinances or parts of ordinances inconsistent with the provisions of this Ordinance are hereby repealed to the extent of such inconsistency.

**SECTION 7.** The title of this Ordinance, or a condensed version thereof, shall be deemed to be, and is, a fair summary of this Ordinance for publication and all other purposes.

**AND BE IT FURTHER** enacted and ordained that this Ordinance shall become effective on the tenth (10<sup>th</sup>) day following the date of passage.

ATTEST:

THE COMMISSIONERS OF CAMBRIDGE

\_\_\_\_\_  
Patrick C. Comiskey, City Manager

By: \_\_\_\_\_  
Victoria Jackson-Stanley, Mayor

**Introduced the 22<sup>nd</sup> day of July, 2019**  
**Passed the 26<sup>th</sup> day of August, 2019**  
**Effective the 5<sup>th</sup> day of September, 2019**

Land Use	Zoning Districts											Use Regs.			
	NC	R	I	CMU	GC	IND	MR	RC	OS						
	1,2,3,4														
<b>Residential</b>															
Bee Keeping	C	C										C	C		§ 4.2.3(A)11
Day Care, Home (no more than 8 clients)	C	C		C					C			C	C		§ 4.2.3(A)5
Group Home (no more than 8 clients)	C	C		C	C								C		§ 4.2.3(A)6
Home Occupations	C	C		C					C			C	C		§ 4.2.3(A)10
Homeless Shelter				SC	C	C									§ 4.2.3(A)4
<b>Multi-Family Residences</b>															
Attached (townhouses located on a single lot)		SC		P					P						§ 4.2.3(A)1
<b>Commercial Apartments</b>				P					P						
<b>Single-Family Residences</b>															
Accessory Dwelling Unit (ADU) to a primary residence	SC	SC		SC					SC			P	P		§ 4.2.3(A)2
Attached (townhouses located on individual lots)		SC		P					P						§ 4.2.3(A)1
<b>Commercial Conversion to Residential Use</b>								C							§ 4.2.3(A)12
Detached	P	P		P					P			P	P		
Duplex	SE	SE		P											
<b>Temporal Housing</b>															
Bed and Breakfast	SC	SC		SC	SC				SC	SC		SC	SC		§ 4.2.3(A)7
Boarding House				SC						SC					§ 4.2.3(A)9
Country Inn	SC	SC		SC	SC				SC	SC		SC	SC		§ 4.2.3(A)8
<b>Commercial</b>															
Adult Bookstore/Entertainment										SE					
Animal hospital, veterinarian clinic				C	C	C								P	§ 4.2.3(B)2
Artisan Shop	SC			P	P										§ 4.2.3(B)1

**TABLE 1: PERMITTED USES BY ZONING DISTRICT**

P: Permitted  
 C: Permitted, subject to conditions  
 SE: Special Exception  
 SC: Special Exception, subject to conditions

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**NOTICE OF PUBLIC HEARING  
THE COMMISSIONERS OF CAMBRIDGE**

Notice is hereby given that the Commissioners of Cambridge will hold a public hearing on **MONDAY, AUGUST 12, 2019** at 8:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland. The purpose of the public hearing is to consider a request to declare certain real property owned by the Commissioners of Cambridge located at 811 Fairmount Avenue, Cambridge, Maryland, Tax Identification No. 07-144059, shown on Tax Map 302, Grid 4 as Parcel 1965, consisting of 3,744 square feet of land, more or less, surplus and no longer needed for any public purpose and to receive comments from the public and City staff regarding such request. Written comments shall be considered provided that they are received at City Hall by 4:30 p.m. on **MONDAY, AUGUST 12, 2019**.

Patrick C. Comiskey, City Manager

SD 8/4/11 2862472

**Caroline County Government**

**NOTICE OF PUBLIC HEARING**

Notice is hereby given that the Caroline County Commissioners will hold a public hearing on the proposed **Oldtown Materials Development Rights and Responsibilities Agreement (DRRA)**.

The public hearing will be held on the above item on **Tuesday, August 27, 2019, beginning at 8:15 PM** in the County Commissioners Hearing Room #106, Courthouse, 109 Market Street, Denton, Maryland. All interested persons are encouraged to attend. Questions and comments will be solicited at that time. Written comments submitted in advance of the hearing should be mailed or delivered to the County Commissioners Office, Courthouse, 109 Market Street, Room 123, Denton, Maryland 21029.

The proposed DRRA is available for review during regular business hours in the office of the Caroline County Department of Planning and Codes, Health & Public Services Building, 403 S. Seventh Street, Suite 210, Denton, Maryland. For further information contact Elizabeth Beales at the Department of Planning and Codes at 410-479-8100 or via the Maryland Relay Service for hearing and speech impaired persons at 1-800-735-2258. Persons with a disability needing reasonable accommodation to attend the hearing should notify the County Commissioners Office at 410-479-0660 three days prior to the hearing.

SD 8/11/18 2862942

**NOTICE OF PUBLIC HEARING  
THE COMMISSIONERS OF CAMBRIDGE  
PROPOSED ORDINANCE NOS. 1143 AND 1144**

Notice is hereby given that the Commissioners of Cambridge will hold a public hearing on **MONDAY, AUGUST 26, 2019** at 6:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland to receive public input and comment and then act upon the following proposed Ordinances:

- 1) Ordinance No. 1143 which, if passed, would amend the City's Unified Development Code to provide for a Neighborhood Conservation 3 Overlay District; and
- 2) Ordinance No. 1144 which, if passed, would amend the Official Zoning Map of the City of Cambridge by rezoning 201 Mill Street, Tax Identification No. 07-173814, identified on Tax Map 301 as Parcel 124 and consisting of 1.86 acres, more or less, to include the Neighborhood Conservation 3 Overlay.

The foregoing constitutes a fair summary of proposed Ordinance Nos. 1143 and 1144 as introduced by the Commissioners of Cambridge during their public meeting held on April 22, 2019.

Information regarding proposed Ordinance Nos. 1143 and 1144 may be reviewed at the City of Cambridge City Hall, 410 Academy Street, Cambridge, Maryland, during the hours of 8:30 a.m. - 4:30 p.m. Monday - Friday. Written comments shall be considered provided that they are received at City Hall by 4:30 p.m. on **MONDAY, AUGUST 26, 2019**.

Patrick C. Comiskey, City Manager

SD 8/11/18 2863735

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**ADMISSIONS SPECIALIST**

**Responsibilities:** Provides complex, administrative support to the Associate Dean of Enrollment & Advising and division team members. Provides admissions and registration-related information to college prospects, students, and staff through direct and technological means in a professional and efficient manner. **Requirements:** High school diploma with at least two years of customer service experience. An associate's degree and experience working with Etlician (student software system) in a college setting preferred. Must have strong computer skills. Must be able to work some irregular hours, including occasional weekends and evenings. Interested applicants should submit a cover letter and resume to [hr@chesapeake.edu](mailto:hr@chesapeake.edu) by Friday, August 16, 2019.

**CUSTODIAN**

**Responsibilities:** Responsible for maintaining and cleaning campus buildings. This position requires the ability to work a flexible schedule that may include weekends, holidays, and college emergencies. **Requirements:** High school diploma or G.E.D. Knowledge of cleaning and janitorial methods and materials. Ability to perform moderately heavy physical labor. Must be able to lift and move up to 50 lbs. Interested applicants should submit a cover letter and resume to [hr@chesapeake.edu](mailto:hr@chesapeake.edu) by Thursday, August 15, 2019.

Please visit our website for additional information on this position.  
[www.chesapeake.edu/employment](http://www.chesapeake.edu/employment)

*Chesapeake College is an Equal Opportunity Employer. Minorities and Women are encouraged to apply.*

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PHOTOS BY GROOVE CITY CAKES

Custom cake designer Jessica Sampson opens Groove City Cakes's first storefront in downtown Cambridge on Saturday, July 13.

\$65, depending on size and decoration requests. The storefront's operating hours are from noon to 7 p.m. Tuesday through Thursday, and noon to 8 p.m. Friday and Saturday. For more information or to order a custom cake, visit Groove City Cakes Facebook page or the company's website, [www.groovecitycakes.com](http://www.groovecitycakes.com).



Specializing in custom cakes and pastries by business owner Jessica Sampson, Groove City Cakes opens its first storefront in downtown Cambridge.

## Queenstown Bancorp of Maryland Inc. announces first half 2019 financial results

**QUEENSTOWN** — Queenstown Bancorp of Maryland Inc. reported its consolidated financial results for the first half of the year.

"The bank had a very good first half of the year in 2019, building on a strong 2018," said Kevin B. Cashen, president and chief executive officer. "We have seen positive trends across many of our performance measurements."

"The bank continues to monitor the interest rate environment very closely to ensure that we are properly pricing both our loans and deposits," he said. "We have seen good loan growth over the past 12 months and remain optimistic about the economy."

"Overall, our capital ratios remain very strong, positioning the bank well for future growth," Cashen said. "We continue to focus

on serving our local community with outstanding service and a broad product offering."

Net income at the end of the second quarter of 2019 was \$3.8 million, an increase of \$404,000 from the same period in 2018, an 11.9% increase.

These earnings resulted in a 1.63% return on average assets and 12.08% return on average equity.

Net income per share increased from \$2.78 to \$3.20 per share in 2019.

Net interest income increased \$332,000 to \$9.6 million for the first half of 2019.

There was no provision for loan losses for the first half of 2019.

The company continues to maintain a very attractive efficiency ratio, the industry standard for effective expense control, at 49.2%.

Stockholders' equity at June 30, 2019, increased by \$3.17 million to \$64.2 million from June 30, 2018.

The bank remains very well capitalized with the ratio of common equity to assets increasing from 12.88% at June 30, 2018, to 13.85% at June 30, 2019.

Book value per share was \$53.85 at June 30, 2019, up \$3.81 from June 30, 2018, representing an increase of 7.6%.

### About Queenstown Bank of Maryland

Queenstown Bank of Maryland is the sole subsidiary of Queenstown Bancorp of Maryland Inc. Founded in 1899, Queenstown Bank is a full-service community bank offering a wide array of personal and commercial banking loan and deposit products. The bank is active in both the residential and commercial mortgage lending

markets and has developed a robust on-line banking suite of products for both individuals and businesses. The bank has total assets of \$470 million and eight branches located in Queenstown, Easton, Grasonville, Chester, Stevensville, Centreville, Church Hill and Ridgely.

For more information on the bank or if you are interested in buying or selling stock, please visit [www.queenstownbank.com](http://www.queenstownbank.com) or call 410-827-9881.

### Forward Looking Statements

In addition to the historical information contained herein, this press release may contain forward-looking statements that involve risks and uncertainties that may be affected by various factors that may cause actual results to differ materially from those in any forward-looking statements.

## US stocks fall again, joining worldwide sell-off, on tariffs

By STAN CHOE and ALEX VEIGA  
AP Business Writers

Investors rattled by President Donald Trump's latest escalation in his trade war with China drove another round of selling on Wall Street Friday.

The latest losses, which eased somewhat in the final hour of trading, had the market on track to close out its worst week of the year just seven days after the benchmark S&P 500 hit an all-time high.

The selling picked up a day after Trump shocked markets by promising 10% tariffs on all the Chinese imports that haven't already been hit with tariffs of 25%. China struck back Friday, saying it will take "necessary countermeasures" if Trump follows through on the new tariffs, which were set to kick on September 1.

The re-escalation in tensions between the world's largest economies is raising worries about a global recession. Investors responded by selling stocks and buying gold. They also raised their expectations that the Federal Reserve will be forced to cut interest rates several times to cushion the trade war's blow.

"We just ratcheted up the trade conflict and now that makes the Fed more likely to cut," said Randy Frederick, vice president of trading & derivatives at Charles Schwab.

Technology companies accounted for much of the broad sell-off. Communications services, consumer discretionary and energy stocks also bore a big share of the losses. Investors shifted money into bonds and stocks traditionally seen as less risky: real estate and utilities.

The S&P 500 was down 0.6% as of 3:38 p.m. Eastern time, which would be its fifth straight loss. The Dow Jones Industrial Average fell 82 points, or 0.3%, to 26,500, and the Nasdaq was down 1.3%.

The government released its monthly jobs report on Friday, and it's usually a major, market-moving event. But it hewed close to economists' expectations, showing a slowdown in hiring last month, and analysts said it was overshadowed by worries about trade and what the Fed could do about it.

The Fed has already cut interest rates once, doing so on Wednesday for the first time in more than a decade. Chairman Jerome Powell cited "trade policy uncertainty"

as a major reason for it in a press conference following the announcement. But he stopped short of promising a long cycle of rate cuts, which left investors disappointed and Trump tweeting that "as usual, Powell let us down."

The next day came Trump's tweet on tariffs, and investors now say there's a 90% probability that the Fed will cut rates again at its next meeting in September. That's up from a roughly 50% probability Wednesday afternoon.

Traders see low rates as steroids for stocks and other risky investments because they make bonds less attractive in comparison. By making borrowing cheaper, low rates can also help goose the economy.

But the Fed has less ammunition than in the past to cut rates because they're already low following years of nearly zero interest rates to get the economy going. The federal funds rate sits at a range of 2% to 2.25%, compared with the 5.25% perch it sat at before the Great Recession.

Rate cuts alone also may not be able to fully counteract the possible negative repercussions of the trade war.

Trade uncertainty has been weighing on business investment spending, and this lat-

est escalation only adds to it. "It will be important to monitor business sentiment surveys to see whether there is a significant impact on the demand for workers — if businesses stop hiring, this would greatly increase the risk of a recession," UBS Global Wealth Management's Chief Investment Officer Mark Haefele said in a report.

The latest round of announced tariffs, which would go into effect Sept. 1, more directly affect U.S. consumers shopping at Wal-Mart or Target. If Trump ramps them up to 25% and keeps them there for four to six months, Morgan Stanley economists say they would expect a recession within nine months.

The concerns about the trade war and Fed have also blotted out what's been a better-than-expected earnings reporting season. Roughly three quarters of S&P 500 companies have updated investors on how much profit they made from April through June, and earnings for S&P 500 companies are on pace for a drop of 1% from a year ago. While weak, that's still better than the nearly 3% drop that analysts were earlier forecasting, according to FactSet.

## CHOPTANK

From Page D1

account executive. In 2016, Daniels was promoted to the role of area sales manager, supervising a team of sales representatives. It was announced last week that Daniels has accepted the position of associate director of sales and now is in charge of managing ten in-house salespeople, as well as mentoring the sales managers in

two regional offices, Tampa and Dallas.

Choptank Transport continues to grow in Preston and in its regional locations, including Baltimore, Denver, Dallas, Atlanta and Tampa. Promoting employees from within is indicative of the company's culture and is a large part of its success.

For more information about working at Choptank Transport, visit its Facebook page at [Life@Choptank](https://www.facebook.com/choptanktransport) or go to its website at [www.choptanktransport.com](http://www.choptanktransport.com).

### NOTICE OF PUBLIC HEARING THE COMMISSIONERS OF CAMBRIDGE

Notice is hereby given that the Commissioners of Cambridge will hold a public hearing on MONDAY, AUGUST 12, 2019 at 6:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland. The purpose of the public hearing is to consider a request to declare certain real property owned by the Commissioners of Cambridge located at 811 Fairmount Avenue, Cambridge, Maryland, Tax Identification No. 07-144059, shown on Tax Map 302, Grid 4 as Parcel 1965, consisting of 3,744 square feet of land, more or less, surplus and no longer needed for any public purpose and to receive comments from the public and City staff regarding such request. Written comments shall be considered provided that they are received at City Hall by 4:30 p.m. on MONDAY, AUGUST 12, 2019.

Patrick C. Comiskey, City Manager

SD 8/4/11 2862472

### PUBLIC NOTICE BOARD OF LIQUOR LICENSE COMMISSIONERS OF TALBOT COUNTY

Notice is hereby given that application has been made to the undersigned Board of Liquor License Commissioners of Talbot County, by John H. Wilson, Jr. and Derek Jones on behalf of The Tidewater Inn, LLC, 202 E. Dover Street, Easton, MD 21601 for a Class B-F license, Banquet Facility (beer, wine & liquor on-sale).

Notice is hereby given that a hearing on said application will be held in the Talbot County Circuit Courthouse, Bradley Meeting Room, 11 N. Washington Street, Easton, Maryland, on Monday, August 12, 2019, at 10:00 A.M. at which time interested persons will be afforded the opportunity to be heard in connection with the granting or refusal of said application. In the absence of objection, the application may be approved at the discretion of the Board.

### BOARD OF LIQUOR LICENSE COMMISSIONERS

Gary C. Royer, Chairman  
John M. Gottschalk, Commissioner  
William C. Rolle, Jr., Commissioner  
SD 7/28/8/4 2860593

### NOTICE OF PUBLIC HEARING THE COMMISSIONERS OF CAMBRIDGE PROPOSED ORDINANCE NO. 1155

Notice is hereby given that the Commissioners of Cambridge will hold a public hearing on MONDAY, AUGUST 26, 2019 at 6:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland to receive public input and comment and then act upon proposed Ordinance No. 1155 which, if passed, would amend § 4.2.3 and Table 1: Permitted Uses by Zoning District of the City's Unified Development Code to allow the conversion of commercial property to residential property in the General Commercial Zoning District as a Permitted Use with Conditions.

The foregoing constitutes a fair summary of proposed Ordinance No. 1155 as introduced by the Commissioners of Cambridge during their public meeting held on July 22, 2019.

Information regarding proposed Ordinance No. 1155 may be reviewed at the City of Cambridge City Hall, 410 Academy Street, Cambridge, Maryland, during the hours of 8:30 a.m. - 4:30 p.m. Monday - Friday. Written comments shall be considered provided that they are received at City Hall by 4:30 p.m. on MONDAY, AUGUST 26, 2019.

Patrick C. Comiskey, City Manager

SD 8/4/11 2862127

12 Friday, August 16, 2019

REGIONAL

DORCHESTER STAR

# Northrop Grumman, CBF monitor Bay oyster reefs

Six engineering teams working with latest tech to develop solution to environmental issue

By CHRISTINA ACOSTA  
cacosta@chespub.com

ANNAPOLIS — Northrop Grumman, the Virginia-based aerospace company, is working with the Chesapeake Bay Foundation to develop a new tool to monitor oyster reef habitat in the Bay this year.

The CBF is working with its Chesapeake Oyster Alliance partners toward its 2025 goal to plant 10 billion oysters in the Chesapeake Bay but has run into a frequent problem. It's difficult to determine the best places to plant oysters, how they're faring on existing reefs and to what extent they're supporting other species such as crabs and fish.

The methods most often used to estimate oyster populations beneath the often-murky waters of the Bay are dredge surveys, a 19th century technology, and oyster sales data and divers using underwater cameras.

"This innovative partnership brings Northrop Grumman's technological expertise to a complex Bay issue — restoring the native oyster," CBF President William Baker said. "We know oyster populations in the Bay are at historically low levels. But we don't always know how well restoration projects are doing beneath the water. This important work will bring

new information to light from the depths of the Bay."

Northrop Grumman is supporting about 30 engineers who are working on six different teams that will be looking at different technologies to develop a solution. The teams are experimenting with biochemical, acoustic, laser and photographic sensors. They determine which could work best to determine the volume, density and health of oyster reefs.

Northrop Grumman plans to choose one team's sensors and then develop an above-water or underwater vehicle to use in the field by the end of the year.

In June, Northrop Grumman executives and the engineering teams visited CBF headquarters and the Maryland Oyster Restoration Center to learn more about the bivalves and CBF's monitoring efforts. At the restoration center, they viewed the clear water box, an innovative camera system developed by an underwater photographer to take photos of oyster reefs.

The camera system is one of the most advanced tools used by CBF to photograph and document reef conditions.

It can take detailed pictures and video, enabling scientists to examine the reef's health and create a baseline of imag-

es to compare future surveys. The current system requires good weather conditions and an experienced diver to operate, and is not capable of capturing large areas or multiple oyster reefs in a short period of time.

"We chose to partner with the Chesapeake Bay Foundation on this project because it's important to us to help protect one of our region's most critical natural resources," said R. Eric Reinke, Northrop Grumman's vice president and chief science officer of emerging capabilities development. "This is also an opportunity for us to help inspire future scientists and engineers by showing the positive impact their work can have on protecting the environment."

CBF's partnership with Northrop Grumman will support the foundation's work to reverse the long-term decline of oysters in the Bay. Ongoing efforts include restoring oyster sanctuaries, advocating for sound fisheries policy and supporting the growth of sustainable oyster farming businesses.

Current oyster populations in the Bay are estimated to be at 1% to 2% of historic levels due to centuries of over-harvesting, pollution and disease. In Maryland, oyster populations during the past 20 years have fallen



COURTESY OF CHESAPEAKE BAY FOUNDATION  
Chesapeake Bay Foundation Maryland Fisheries scientist Allison Colden, right, examines oyster shells with Northrop Grumman engineers during a boat trip on the Chesapeake Bay in June.

from about 600 million adult oysters in 1999 to around 300 million in 2018, according to the state's oyster stock assessment.

In addition to providing habitat to marine life and naturally filtering water, the bivalves sequester nitrogen and phosphorus in their shells and tissue.

"Oyster reefs provide critical habitat for baby oysters as well as crabs, fish and other marine life," said Allison Colden, Maryland fisheries scientist for the Chesapeake Bay Foundation. "By conserving and restoring reefs, we can help increase the oyster population and in turn improve water quality in the Chesapeake Bay."

The Tourism Department in Dorchester County, MD seeks a professional team to create graphic panels and fabricate custom designed roadside markers, to be installed along the Harriet Tubman Byway.

Project details are in the RFP available at [www.visitdorchester.org](http://www.visitdorchester.org) or via email at [Amanda@visitdorchester.org](mailto:Amanda@visitdorchester.org) or by phone at 410.228.1000.

Sealed proposals accepted until 2:00 P.M. August 27, 2019 when they will be opened and publicly read. County representatives reserve the right to accept or reject any and all bids or parts of bid when judged to be in the best interest of the county.

DS 8/16 28633912

## PUBLIC NOTICE - SALE OF SURPLUS PROPERTY THE COMMISSIONERS OF CAMBRIDGE

The Commissioners of Cambridge, a Maryland municipal corporation, is the fee simple owner of the following unimproved parcels of real property:

1. 809 Fairmount Avenue, Tax Identification No. 07-125143, shown on Tax Map 302, Grd 4 as Parcel 1964, consisting of 3,300 square feet of land, more or less, and more fully described in a Special Warranty Deed from U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2007-EQ1, dated December 17, 2013, and recorded among the Land Records of Dorchester County, Maryland at Liber A.J.C. No. 1191, folio 250 ("809 Fairmount Avenue"); and

2. 811 Fairmount Avenue, Tax Identification No. 07-144059, shown on Tax Map 302, Grd 4 as Parcel 1965, consisting of 3,744 square feet of land, more or less, and more fully described in a Deed from Dorchester County, Maryland, dated July 2, 2019, and recorded among the Land Records of Dorchester County, Maryland at Liber A.J.C. No. 1529, folio 4.

By virtue of the power and authority contained in § 3-27(49) of the Charter of the City of Cambridge, Maryland and Md. Code Ann., Local Gov't § 5-204(c)(3), the City of Cambridge is soliciting bids for 809 Fairmount Avenue and 811 Fairmount Avenue, which the Commissioners of Cambridge have declared surplus pursuant to Resolution No. 2019-011, adopted on August 12, 2019.

Sealed bids labeled as "Surplus Property - 809 Fairmount Avenue" and "Surplus Property - 811 Fairmount Avenue" will be accepted at City Hall, 410 Academy Street, Cambridge, Maryland 21613, until 3:00 p.m. on Friday, September 6, 2019. The terms of sale include settlement within sixty (60) days from acceptance of the bids. All prospective bids are further subject to certain terms and conditions available at City Hall during normal business hours. Bids received after the foregoing date shall not be considered.

The Commissioners of Cambridge intend to open the bids during their public meeting scheduled for Monday, September 9, 2019 at 6:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland 21613, and they reserve the right to reject any or all bids, vary the specifications of those set forth, and impose such additional or further specifications as, in their discretion, they determine to be in the public interest.

Patrick C. Comiskey,  
City Manager

DS 8/16 2864421

# Cambridge resident slams police response time

By CANDICE SECTOR  
csector@chespub.com

CAMBRIDGE — Cambridge resident, Theresa Stafford, took the podium during a Dorchester County Council meeting Tuesday, Aug. 6, to make known her concerns regarding repeated delays in the Cambridge Police Department's emergency response time.

Stafford told the council she's called the city police to report the activity of a group of persistent loiterers on multiple occasions. She said, after the calls, there's a "10- to 15-minute lag time" between when she reaches out and when the dispatched officers arrive.

Stafford said the Cambridge Police Department has told her the group, which hangs out in the 600 block of Greenwood Avenue, is "pretty dangerous." She said they often are loitering there between 9 a.m. and 10 p.m.

The group's presence, she said, sometimes prevents residents from being able to access their apartments.

She quoted a corporal, who she didn't name but said is a department supervi-

sor, as saying, "Ma'am, I'm gonna advise you that the people you're dealing with are pretty dangerous, and if you cause them to have to move their business, they may retaliate."

"So you're telling me that [the police] know there is a dangerous group of people that hangs out on that property, yet there's this 10- or 15-minute lag time before you send a police officer?" Stafford said to the council. "I would hate for someone to get hurt, including me, because there's this lag time."

Stafford said Cambridge police blamed its delayed response time on the county. She said CPD told her all 911 calls go through a system that's monitored by the county.

The city police told Stafford to address her concerns at the county level, she said, because "[the city police] can only respond when they're told to respond."

CPD Public Information Officer Capt. Justin Todd confirmed the county's 911 call system is responsible for dispatching calls to the Cambridge police.

Todd said CPD's city-owned dispatchers, which once operated out of their office, were replaced a few years ago by Dorchester County dispatchers in the county's 911 center.

The change was made as an agreement between the city of Cambridge and Dorchester County, but Todd said he didn't know why exactly.

As for the delayed response times, Todd said CPD is not apprised of such lag times.

"We just get the calls, and when we gets the calls, the officers get dispatched to them," he said.

County Manager Keith Adkins gave Stafford his business card after her remarks at the council meeting and said, "Anytime you have an issue, call me."

Adkins also requested Stafford provide him dates and times of each call she has placed so he could check with the emergency services department.

Stafford said she hopes the issue can be addressed and resolved by the council "or whoever is in charge of making sure the dispatchers immediately dispatch somebody to that area."

rehab start in the minors/ Manager Dave Martinez wouldn't rule it out.

Since Scherzer's last pre-IL start on July 6, Washington has managed to go 19-13. Lately, that success has been thanks in part to the work provided by back-of-the-rotation fill-in righties Erick Fedde and Joe Ross.

Ross, in particular, has really turned things around after toggling between the Nationals' bullpen and the minors, going 3-0 with a 0.50 ERA.

In Fedde's past two starts, meanwhile, he's 2-0 with a 1.50 ERA.

"We asked these guys to step up," Martinez said.

Another bit of good news for Washington is that Thursday's day off gave weary closer Sean Doolittle a third consecutive day to rest.

He pitched five times in

three innings of the rout for a save.

"It's mid-August. Everybody's gassed. It's a marathon, for sure. The good teams find a way. The good players find a way to catch that second wind. You really want to be playing your best baseball in September and peaking at the right time. There's still every opportunity to do that," Doolittle said.

"I've hit a couple of speed bumps here, recently. It hasn't been as smooth as I wanted it to be. But I can still accomplish everything. The team can still accomplish everything we set out to at the beginning of the season. So we're going to keep our heads down. We're going to keep working. We want to make sure we're playing our best baseball down the stretch in September."

# JAY-Z

From Page B3

on everyone's mind: Why can't we all just get along? And finally, we'll bring you the smiling face of Roger Goodell, reminding everyone for the 847th time that Colin Kaepernick is not in the NFL because he's just not good enough."

Now, back to reality.

Safety Eric Reid, who joined Kaepernick in his kneeling protest but managed to keep a job in the NFL, took aim at Jay-Z for teaming up with the league without getting some sort of assurance that his former 49ers teammate would get another crack at taking the field, something he clearly wants to do.

Jay-Z framed it this way: "So what are we gonna do? ... (Help) millions and millions of people, or we get stuck on Colin not having a job."

Reid replied on Twitter: "These aren't mutually exclusive. They can both happen at the same time! It looks like your goal was to make millions and millions of dollars by assisting the NFL in burying Colin's career."

Touche. Maybe we're being too hard on Jay-Z, who has long pulled off that delicate balancing act between social consciousness (such as his Trayvon Martin documentary series) and the potential pitfalls of good ol' capitalism (his 2013 collaboration with Barney's was widely panned over

allegations that the luxury store discriminated against black shoppers).

He's been on the right side of many issues, but never let it stand in the way of making a buck.

Jay-Z was reportedly peeved at rapper Travis Scott for performing with Maroon 5 during last season's Super Bowl in Atlanta, after many black artists bailed on the halftime show over the league's treatment of Kaepernick. But now that he's got all that cash in his pocket, Jay-Z says his stance had nothing to do with the ex-quarterback.


"My problem is (Scott) had the biggest year to me last year, and he's playing on a stage that had an M on it," Jay-Z said. "I didn't see any reason for him to play second fiddle to anyone that year, and that was my argument."

Jay-Z says he won't be performing at this season's Super Bowl, but his company — home to Rihanna, DJ Khaled and other stars — will co-produce the halftime show and serve as a consultant on other entertainment projects with the league, as well as working with its Inspire Change initiative.

"The NFL has a great big platform, and it has to be all-inclusive," Jay-Z told The New York Times when his deal with the league was first announced. "They were willing to do some things, to make some changes, that we can do some good."

Too bad he won't be pushing for an NFL that includes Kaepernick.

SD 8/16 2863602




The Town of Centreville  
101 Lawyers Row Centreville, MD 21617  
www.TownofCentreville.org  
Tel. 410-758-1180 Fax. 410-758-4741

**TOWN COUNCIL OF CENTREVILLE  
NOTICE OF PUBLIC HEARING**  
September 5, 2019 - 7:05 PM

The Town Council of Centreville will hold a public hearing on September 5, 2019, at 7:05 p.m., in the second-floor meeting room of the Liberty Building, 107 North Liberty Street, Centreville, Maryland regarding Ordinance No. 09-2019: Amending the Town of Centreville Fiscal Year 2019 Budget.

Copies of Ordinance 09-2019 are available at Town Hall or online at www.TownofCentreville.org. All parties of interest and citizens will have an opportunity to be heard. Anyone needing accommodations must contact Town Hall at (410) 758-1180 at least 7 days in advance of the hearing. Written testimony may be submitted prior to the hearing via email to TownHall@TownofCentreville.org.

**CENTREVILLE TOWN COUNCIL**  
SD 8/16 2864587



The Town of Centreville  
101 Lawyers Row Centreville, MD 21617  
www.TownofCentreville.org  
Tel. 410-758-1180 Fax. 410-758-4741

**TOWN COUNCIL OF CENTREVILLE  
NOTICE OF PUBLIC HEARING**  
September 5, 2019 - 7:05 PM

The Town Council of Centreville will hold a public hearing on September 5, 2019, at 7:05 p.m., in the second-floor meeting room of the Liberty Building, 107 North Liberty Street, Centreville, Maryland regarding Ordinance No. 10-2019: Amending the Town of Centreville Fiscal Year 2020 Budget.

Copies of Ordinance 10-2019 are available at Town Hall or online at www.TownofCentreville.org. All parties of interest and citizens will have an opportunity to be heard. Anyone needing accommodations must contact Town Hall at (410) 758-1180 at least 7 days in advance of the hearing. Written testimony may be submitted prior to the hearing via email to TownHall@TownofCentreville.org.

**CENTREVILLE TOWN COUNCIL**  
SD 8/16 2864590

**PUBLIC NOTICE – SALE OF SURPLUS PROPERTY  
THE COMMISSIONERS OF CAMBRIDGE**

The Commissioners of Cambridge, a Maryland municipal corporation, is the fee simple owner of the following unimproved parcels of real property:

- 809 Fairmount Avenue, Tax Identification No. 07-125143, shown on Tax Map 302, Grid 4 as Parcel 1984, consisting of 3,300 square feet of land, more or less, and more fully described in a Special Warranty Deed from U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2007-EQ1, dated December 17, 2013, and recorded among the Land Records of Dorchester County, Maryland at Liber A.J.C. No. 1191, folio 250 ("809 Fairmount Avenue"); and
- 811 Fairmount Avenue, Tax Identification No. 07-144059, shown on Tax Map 302, Grid 4 as Parcel 1985, consisting of 3,744 square feet of land, more or less, and more fully described in a Deed from Dorchester County, Maryland, dated July 2, 2019, and recorded among the Land Records of Dorchester County, Maryland at Liber A.J.C. No. 1529, folio 4.

By virtue of the power and authority contained in § 3-27(49) of the Charter of the City of Cambridge, Maryland and Md. Code Ann., Local Gov't § 5-204(c)(3), the City of Cambridge is soliciting bids for 809 Fairmount Avenue and 811 Fairmount Avenue, which the Commissioners of Cambridge have declared surplus pursuant to Resolution No. 2019-011, adopted on August 12, 2019.

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The Commissioners of Cambridge intend to open the bids during their public meeting scheduled for Monday, September 9, 2019 at 8:00 p.m. in the Council Chambers, 305 Gay Street, Cambridge, Maryland 21613, and they reserve the right to reject any or all bids, vary the specifications of those set forth, and impose such additional or further specifications as, in their discretion, they determine to be in the public interest.

Patrick C. Comiskey,  
City Manager

SD 8/16 2864420

Natural Resources field office  
in Cambridge, MD.  
Applicants can obtain information at  
[www.lobappsclovd.com/MD/sup/huloreview.asp?7](http://www.lobappsclovd.com/MD/sup/huloreview.asp?7)  
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Accepting applications for the waiting list. 1 & 2 Bedroom Units. Contact Site Manager at 410-745-0880  
FAX: 410-745-0881  
TDD: 711  
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1 year lease and security deposit required. Pick up application in person or call.  
Rent Income based.  
Institution is Equal Housing Opportunity Provider & Employer.

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**Date:** August 26, 2019

**Prepared by:** Pat Escher, Division Manager, City Planner, A.I.C.P.

**Submitted by:** Odie Wheeler, Director of Public Works

**SUBJECT:** An Ordinance of the Commissioners of Cambridge, Maryland amending § 4.2.3 and Table 1: permitted uses by zoning district of the City’s Unified Development Code (“UDC”) to allow the conversion of commercial property to residential property in the General Commercial Zoning District as a permitted use with conditions; providing that the title of this Ordinance shall be deemed a fair summary and generally relating to the General Commercial Zoning District in the City of Cambridge.

**Recommendation:** That Council

- I. Give Ordinance No. 1155 a second reading by reading of title only;
- II. Open the public hearing, take public comment and close the public hearing; and Adopt Ordinance No. 1155.

**Discussion:** At the June hearing, the Planning Commission discussed the notion of allowing structures that were previously used a residence to be converted back to a residential use with a list of criteria. The Planning Commission reviewed the proposed criteria for this conversion as it relates to the entire City with General Commercial zoning designation and found that the only other area that this legislation may affect would be some structures on Rte. 50, just before Bucktown Road. Therefore, the Planning Commission believes that due to the limited impact that this amendment would have, that this amendment would be appropriate.

**Enforcement Authority:** Pat Escher, A.I.C.P., Division Manager – Division of Planning, Housing and Economic Development, Department of Public works

**Fiscal Impact:** NA

**Approved by:** Patrick Comiskey, City Manager