

The City Council met in regular session on Monday, September 12, 2016 in Council Chambers. A quorum being present, Mayor Victoria Jackson-Stanley called the meeting to order at 6:00 p.m. Those Commissioners in attendance were Commissioners Rideout, Sydnor, Foster, Cannon, and Hanson. Mayor Victoria Jackson-Stanley asked for a moment of silence. Commissioner Hanson led in the Pledge of Allegiance.

Agenda

1. Council to approve or amend agenda as presented

A motion by Commissioner Sydnor to switch the order of Items 15 and 16 was seconded by Commissioner Foster and approved unanimously.

A motion by Commissioner Cannon to approve the agenda as amended was seconded by Commissioner Hanson and approved unanimously.

Consent Calendar

2. SUBJECT: Minutes of the August 22, 2016 Council Meeting
Recommendation: That Council approve as submitted.
3. SUBJECT: Minutes of the August 29, 2016 Special Regular Meeting
Recommendation: That Council approve as submitted.
4. SUBJECT: Minutes of the September 6, 2016 Council Meeting
Recommendation: That Council approve as submitted.
5. SUBJECT: Request from Cambridge Main Street to temporarily relocate the Farmer's Market on September 29, 2016 (due to Ironman) to the City parking lot at the intersection of Muir and Academy Streets. Event 3:00 pm to 6:00 pm (set-up at 1:00 pm), permission to erect small 10x10 tents, and permission to have wine tastings
Recommendation: That Council approve as requested.
6. SUBJECT: Request from Baywater Animal Rescue for a variance from the noise ordinance, use of police barricades, and possible crowd control during their Car Show and Competition on Saturday, October 29, 2016 from 9:00 am until 4:00 pm in Cambridge Plaza parking lot (former K-Mart)
Recommendation: That Council approve as requested.
7. SUBJECT: Request from Keith Graffius for authorization to use Cannery Way on Sunday, October 16th from 12 noon until 6:00 pm to hold the 6th Annual Hot Sauce and Oyster Fest, permission to erect a tent, permission to serve alcohol, and a variance from the noise ordinance
Recommendation: That Council approve as requested.

8. SUBJECT: Request from Katie May Smith for a variance from the noise ordinance for a Christian Concert at Governor's Hall on Sunday, October 23, 2016 from 1:00 pm until 10:00 pm
Recommendation: That Council approve as requested.
9. SUBJECT: Request from IronMan for a variance from the noise ordinance during their opening ceremony at the Visitor Center Amphitheatre on Thursday, September 29, 2016 from 5:00 pm until 9:00 pm
Recommendation: That Council approve as requested.
10. SUBJECT: Request from the Dorchester County Health Department for police support of traffic control and a variance from the noise ordinance for their National Recovery Month Recovery Works Celebration in the parking lot of Dri-Dock Recovery and Wellness Center (208 Sunburst Highway) on Thursday, September 29, 2016 from 1:00 pm until 7:00 pm
Recommendation: That Council approve as requested.
11. SUBJECT: Amendment to Finance Director's Job Description
Recommendation: That Council approve amended Finance Director Job Description.

A motion by Commissioner Hanson to approve the consent calendar (Items 2 through 11) was seconded by Commissioner Cannon and approved unanimously.

Old Business

12. SUBJECT: Governor's Hall
Recommendation: That Council:
 - A. Authorize the City Manager and City Attorney to negotiate a lease and management agreement with the American Legion Post 91 for a period up to three (3) years in consideration of \$20,000 in rents for the first two (2) year period, extendable up to 12 months at a rental rate of \$10,000/year or \$833/month, beginning December 1, 2016, to be brought back to Council for approval.
 - B. Authorize the City Attorney to send a letter to Sailwinds of Cambridge, Inc. extending the termination date of the Governor's Hall current management agreement with Sailwinds of Cambridge, Inc. from Sept. 30, 2016 until Nov. 30, 2016.

A motion by Commissioner Sydnor to enter into negotiations with the American Legion in response to the RFP for Governors Hall beginning December 1, 2016 was seconded by Hanson and approved unanimously.

A motion by Commissioner Sydnor to authorize the City Attorney to send a letter to Sailwinds of Cambridge, Inc. extending the termination date of Governor's Hall current management agreement with Sailwinds of Cambridge, Inc. to November 30, 2016 and discuss it further on September 26 to see how the negotiations are proceeding

before the agreement is finalized was seconded by Commissioner Rideout. Commissioner Rideout offered a friendly amendment to continue this discussion on September 26, 2016 and direct Council to negotiation the extension with Sailwinds of Cambridge, Inc. so a vote can be taken on September 26. The motion failed 0:5 with all Commissioners voting against the motion.

A motion by Commissioner Hanson to extend the Sailwinds of Cambridge, Inc. management agreement until November 30, 2016 and in the meantime they negotiate with the American Legion and City Officials about the equipment and that Council receive a report at the September 26, 2016 meeting was seconded by Commissioner Rideout and approved 3:2 with Commissioners Sydnor and Foster opposed.

13. SUBJECT: Beazer Development

Recommendation that Council receive a report on this project.

Oden Wheeler reported that this project was started in 2002. In addition to the buildings, there was to be a riverwalk extending around the property that would remain open to the public but be maintained by the developer. The area near the railroad bed was to have 40 public parking spaces and an area for a farmers' market. The City was going to abandon that property and the railroad rights. The developer was given a 99-year lease on the Trenton Street marina which has 28 boat slips. It was leased for \$18,000 per year for 10 years which has been paid. The property now consists of 27 acres. They originally planned to build 380 residential units, a hotel, a restaurant and other commercial buildings. The uses cannot be changed without the approval of the Planning and Zoning Commission and the City Council. In 2010, the developer asked for permission to change some of condominium units to townhouses. To compensate the City for the loss in taxes, they offered the City \$550,000. To date, they have paid all but \$322,900 (was due October 2014). The City filed a lien on the vacant property. If it is not paid by this upcoming year, the property will be put up for tax sale. Beazer was to complete the riverwalk from their marina northward along the creek and then eastward up to where it meets Trenton Street. They have not completed it. Until they complete the riverwalk or put up a bond that they will do it, the City will not issue any permits of any kind. Rob Collison said the Council may wish to parallel and obtain a formal judgement against them in the event that the tax sale does not bring sufficient amount. We would have a judgement to try to enforce on other properties they may own. Our tax lien applies to what is in the City limits.

14. SUBJECT: Council Committees and Liaison assignments

Recommendation from the Mayor: That Council:

A. Approve formation of the following new committees:

- 1) Ordinance Committee
- 2) Youth Advisory Committee
- 3) Volunteerism Promotion Committee
- 4) County/City Committee for Maintenance of Health Services in Dorchester County

- B. Approve Council assignments to Committees and as Liaisons as shown in the report.

A motion by Commissioner Cannon to approve the formation of the four new committees and inclusion of the Rescue Fire Company liaison was seconded by Commissioner Sydnor and approved unanimously.

A motion by Commissioner Rideout to approve the Council assignments and liaisons was seconded by Commissioner Sydnor and approved unanimously.

The assignments are as follows:

Ward 1 – Steve Rideout: Ordinance Committee, Economic Development Steering Committee, Volunteerism Committee, Historic Preservation Committee Liaison, Long Wharf Committee Liaison, County/City Committee for Maintained Health Services in Dorchester County

Ward 2 - Donald Sydnor: Finance Committee, Joint City/County Coordinating Committee, Sailwinds Advisory Committee, Healthy Waters Round Table

Ward 3 – La-Shon Foster: Traffic and Safety Committee, Joint City/County Coordinating Committee, County/City Committee for Maintained Health Services in Dorchester County, Volunteerism Promotion Committee, Youth Advisory Committee, Main Street Liaison

Ward 4 – David Cannon: Finance Committee, Ordinance Committee, Traffic and Safety Committee, ADA Liaison, Planning and Zoning Liaison

Ward 5 – Robert Hanson: Sailwinds Advisory Committee, Gateway Committee, Police Board Liaison, Mid-Shore Regional Council, Liaison to Fire Rescue Company

Mayor Stanley: The Mayor chairs MUC and the Police Board. She also attends any committee meeting she chooses to. She regularly attends the Sailwinds Committee and the Joint City/County Coordinating Committee.

New Business

15. SUBJECT: Downtown Streets Closure for Events Policy
Recommendation that Council receive a verbal update on the status of development of a draft policy with input from downtown merchants.

No action was taken.

16. SUBJECT: Request from Cambridge Main Street for a letter of support for a grant application to Maryland Department of Housing and Community Development Division of Neighborhood Revitalization for \$45,000 in operating funds.

Recommendation that Council approve request and authorize the Mayor to sign the letter.

A motion by Commissioner Sydnor to approve the letter of support was seconded by Commissioner Hanson and approved unanimously.

Notices

17. City Council Work Sessions on Sept. 19, 2016 at 6:00 pm:

- Gateway Project Update and a presentation to Council and the Gateway Advisory Committee on public art by Michelle Potter, Gaithersburg Director of Parks, Recreation and Culture
- Proposed City Reserves Policy

A motion by Commissioner Sydnor to adjourn the meeting was seconded by Commissioner Cannon and approved unanimously.

With no further business, Mayor Victoria Jackson-Stanley adjourned the meeting at 8:10 p.m. I hereby certify that the foregoing is a true and accurate account of the Council meeting Monday, September 12, 2016, insofar as I personally am aware.

Victoria Jackson-Stanley
Mayor