



**Work Session**  
**Tuesday, April 9, 2019**  
**Mayor and City Council**  
**Town of Ocean City, Maryland**

**CALL TO ORDER**

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**THE HONORABLE MAYOR AND CITY COUNCIL PRESIDING**

<b>Attendee Name</b>	<b>Organization</b>	<b>Title</b>	<b>Status</b>	<b>Arrived</b>
Lloyd Martin	Ocean City	Council President	Present	
Mary Knight	Ocean City	Council Secretary	Present	
Dennis Dare	Ocean City	Council Member	Present	
Tony DeLuca	Ocean City	Council Member	Present	
John Gehrig Jr.	Ocean City	Council Member	Present	
Matthew James	Ocean City	Council Member	Present	
Mark L. Paddack	Ocean City	Council Member	Present	
Richard W. Meehan	Ocean City	Mayor	Absent	

STAFF IN ATTENDANCE: City Manager Doug Miller, City Solicitor Guy Ayres, Finance Director Chuck Bireley, City Clerk Diana Chavis, Members of the Press and Interested Parties.

Council President Lloyd Martin called this Work Session to order at 1:10 PM in the Council Chambers of City Hall, 301 N. Baltimore Avenue, Ocean City, Maryland 21842.

**NOTICE AND REPORT ON CLOSED SESSION**

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A. Closed Session - Tuesday, April 9, 2019, 11:00 AM - 1:00 PM to discuss Legal and Interagency Matters

Convened into Closed Session to 1) consult with counsel to obtain legal advice; and 2) comply with a specific constitutional, statutory or judicially imposed requirement that prevents public disclosure about a particular proceeding or matter.

**Motion to convene into Closed Session by Council Member DeLuca; seconded by Council Secretary Knight. The vote was unanimous with Council Members Dare and Paddack absent for the vote.**

Council President Lloyd Martin reported on Closed Session. Persons present were City Manager Doug Miller, Council President Lloyd Martin, Council Secretary Mary Knight, Council Members Dennis Dare; Matt James; Tony DeLuca; John Gehrig and Mark Paddack, City Solicitor Guy Ayres, City Clerk Diana Chavis, Public Works Director Hal Adkins, City Engineer Terry McGean, MDOT SHA Deputy Director of the Office of Structure, Inspection and Remedial Engineering Rod Thornton, MDOT SHA Bridge Management Engineer Jesse Creel and SHA District 1 Engineer Jay Meredith.

**Motion to adjourn Closed Session at 1:03 PM.**

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Matthew James, Council Member
<b>SECONDER:</b>	Tony DeLuca, Council Member
<b>AYES:</b>	Martin, Knight, Dare, DeLuca, Gehrig Jr., James, Paddack

Council President Lloyd Martin reported on action taken at the March 12, 2019, Closed Session, regarding 67th Street Gym, LLC.

**Motion to send Mr. Clark a triple net lease so he is also responsible for any assessed real estate taxes; Motion amended that lease be effective the day it is signed and to retain the rent start date of April 1.** [Lease was executed; lease term April 1, 2019 - December 31, 2019]

<b>RESULT:</b>	<b>APPROVED [5 TO 2]</b>
<b>MOVER:</b>	Matthew James, Council Member
<b>SECONDER:</b>	Tony DeLuca, Council Member
<b>AYES:</b>	Martin, DeLuca, Gehrig Jr., James, Paddack
<b>NAYS:</b>	Knight, Dare

President Lloyd Martin reported on action taken at the March 12, 2019, Closed Session regarding Advanced Marina land swap. Mayor and Council voted to proceed with consideration of land consolidation for Mayor and Council's multiple parcels between 66th and 67th Streets and for Advanced Marina. Issues to be addressed include zoning overlay approval, side yard setback approval and, in the interim, a license agreement.

**Motion to confirm Council agrees with land swap concept and for public works director and city solicitor to prepare a memorandum of understanding outlining details of the land swap and, in the interim, to prepare a license to use agreement.** [MOU and license agreement have been executed.]

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Tony DeLuca, Council Member
<b>SECONDER:</b>	Mark L. Paddack, Council Member
<b>AYES:</b>	Martin, Knight, Dare, DeLuca, Gehrig Jr., James, Paddack

## ACKNOWLEDGEMENTS AND RECOGNITIONS

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## COMMENTS FROM THE PUBLIC

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## NEW BUSINESS

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- A. Request to Approve a 2-Year Boardwalk Cottage Memorandum of Understanding presented by Downtown Association Executive Director Mary Ann Manganello

Council requested Downtown Association obtain the stance of nearby businesses about installing an ATM at cottage location.

**Motion to approve 2-Year Memorandum of Understanding at \$9,250 per year to cover staffing costs of \$9,000 and phone/internet fees of \$250.**

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Mary Knight, Council Secretary
<b>SECONDER:</b>	Tony DeLuca, Council Member
<b>AYES:</b>	Martin, Knight, Dare, DeLuca, Gehrig Jr., James, Paddack

- B. Maryland State Highway Administration Spring Update presented by District Engineer Jay Meredith and Assistant District Engineer of Construction Brett Deane

Discussed multiple items including milling/resurfacing/sidewalk upgrades, Continental Crosswalks, MD378 and MD528 EV Signs, MD528 speed limit signs, LED traffic signals, sewer manhole lids, storm drain pipe and catch basin cleaning, median enhancements, bike path signage, Route 50 Bridge divider island and underside concrete restoration, Route 50 future improvements, MD528 and 3rd Street traffic signal and Route 90 dualization. Concern of bike path signage on northbound Coastal Highway between 60th and 64th Streets were addressed. State Highway Administration to post sign advising bike lane ends and bikers may use full lane. Town to add signage advising bikers can dismount and walk bike through this area.

- C. Ocean City Development Corporation Annual Update presented by OCDC President Blaine Smith and OCDC Executive Director Glenn Irwin

Provided annual update of activities and presented continued support of requests for continued use of public right-of-way on Somerset Plaza.

**Motion to approve 1) business lease use of public right-of-way on Somerset Plaza; 2) business lease funds be used for special activities on Somerset Plaza; 3) tables for two eateries on Somerset Plaza public right-of-way; and 4) up to 6 locations of new "Off the Boards" business directory panels.**

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Mary Knight, Council Secretary
<b>SECONDER:</b>	Tony DeLuca, Council Member
<b>AYES:</b>	Martin, Knight, Dare, DeLuca, Gehrig Jr., James, Paddack

## ADJOURN

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**Motion to adjourn at 2:40 PM.**

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Matthew James, Council Member
<b>SECONDER:</b>	Tony DeLuca, Council Member
<b>AYES:</b>	Martin, Knight, Dare, DeLuca, Gehrig Jr., James, Paddack

Approved by Mayor and Council this \_\_\_\_ day of \_\_\_\_\_, 2019.

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Diana L. Chavis, CMC  
City Clerk