

**October 5, 2016**

**Present**

Commissioners Jaime Windon, Roy Myers, Joyce Harrod, Michael Bibb and William Boos, Town Manager Jean Weisman, Zoning Officer Sarah Abel, and Administrative Clerk Suzanna Warnick, and five members of the public.

**Call to Order**

President Roy Myers called to order the regular work session of the Commissioners of St. Michaels at 6:00 p.m. in the Edgar M. Bosley, Jr. Municipal Building, 300 Mill Street, St. Michaels, Maryland, and the Pledge of Allegiance was recited.

**Public Announcements**

President Myers said the Commissioners will meet in Closed Session following today's public meeting, pursuant to Maryland Code, State Government Article Section 10-508 (a) to discuss a personnel matter. Mrs. Weisman announced that this Friday's Coffee with a Cop was cancelled due to the unavailability of Chief Smith. Mrs. Weisman also noted that Commissioners Bibb and Harrod would be attending the Maryland Municipal League Fall Conference October 13-15, 2016 in Solomons, Maryland. Mrs. Weisman announced that Chief Anthony Smith will be honored with the Thurgood Marshall Award at the Talbot County branch of the NAACP's annual Freedom Fund Luncheon Banquet on October 15<sup>th</sup> at the Easton High School Cafetorium. Mrs. Weisman explained that the award is given to individuals who have dedicated much of their life to bringing together communities and law enforcement. Mrs. Weisman said that a better person could not have been selected for this honor, and noted that additional information on the event was available on the table for anyone wishing to attend. Mrs. Weisman concluded by noting that Emergency Management was reasonably certain that Hurricane Matthew would stay offshore as it travels up the East Coast over the weekend. Commissioner Myers said he had attended a very positive Business Association meeting on their plans to promote the holiday season in St. Michaels.

**Special Presentation**

- Chesapeake Bay Maritime Museum (CBMM) Economic Impact Assessment

CBMM President Kristin Greenaway provided an update on Museum activities, including progress on the reconstruction of the Edna Lockwood, and presented the impact study conducted by the Business Economic and Community Outreach Network of the Franklin Perdue School of Business at Salisbury University. Ms. Greenaway then answered questions from the Commissioners and said she would set up a tour of the museum projects for them.

**Consent Agenda**

President Myers announced that reports for the month of September 2016 would be emailed to the Commissioners and be made part of the agenda for the October 26<sup>th</sup> meeting. President Myers next said that a vote to approve the items on the Consent Agenda would include a public event permit request from the St. Michaels Business Association (SMBA) for Midnight Madness, a permit request from St. Luke's UMC School for Fall Fest and Silent Auction, and two event sign applications from the SMBA for the Fall Into St. Michaels event.

President Myers asked if there were any items the Commissioners wished to remove from the Consent Agenda for discussion on the regular agenda. There were no requests. As there were no additional comments from the Commissioners or the public, President Myers called for a motion to approve the Consent Agenda as presented. Commissioner Bibb made the motion, which was seconded by Commissioner Harrod, and which then passed on a roll call vote of 5-0 in favor.

**Topics/Items for Discussion**

- Amendment to Restrictive Covenant with the Inn at Perry Cabin to allow for a helipad with limited and specific uses

Town Manager Jean Weisman opened the discussion, explaining the changes to the lines of encroachment in the Covenant to allow a helipad. Mrs. Weisman said the Planning Commission and all other parties had approved the change and the Commissioners had final voting approval. Mrs. Weisman and Ms. Abel said the helipad use would be restricted to Perry Cabin business and emergency uses only and such uses had been approved by the Federal Aviation Administration as well. Mrs. Weisman said that the Commissioners would need to move into special legislative session in order to vote on the Amendment to the Restrictive Covenant. President Myers called for a motion. Commissioner Bibb made the motion, which was seconded by Commissioner Windon, and which passed on a roll call vote of 5-0 in favor. President Myers then called for a motion to approve the changes to the Restrictive Covenant with Perry Cabin as discussed. Commissioner Boos made the motion, which was seconded by Commissioner Harrod, and which passed on a roll call vote of 5-0 in favor.

- Curb and Sidewalk Replacement from 312 S. Talbot to 408 S. Talbot

Mrs. Weisman opened the discussion, noting that she and Jeff Richardson had met with Raugh Engineering to determine what sidewalk sections could have brick and which would be replaced with concrete. Public Works Director Richardson also reviewed details of the curb replacement requirements. The Commissioners had questions regarding sidewalk pattern, obligations of the Town, and accommodation to residents' preferences. President Myers then invited public comment and interaction. After extensive additional discussion, it was generally agreed to wait for the engineering report on the sidewalk areas, which was expected within two weeks. The Commissioners directed staff to move forward with the design and to draft a motion that reflects what was said in the residents' letter, reiterating the 50/50 cost split for upgrading sidewalks from cement to brick, and outlining terms for repayment. Mrs. Weisman said she would have the draft motion to the Commissioners via email in time for the meeting on October 26<sup>th</sup>.

#### **Comments from the Public**

Ann Borders of Cherry Street had comments on information on the web page, and to consider adding financial information and calendar items.

#### **Comments from the Commissioners**

There were no additional comments.

#### **Commissioners' Calendar**

The Commissioners discussed items for their agendas for their November, December and January 2017 meetings.

#### **Adjournment**

President Myers called for a motion to move into Closed Session. Commissioner Bibb made the motion, which was seconded by Commissioner Harrod, and which passed on a roll call vote of 5-0 in favor. The public meeting was adjourned at 7:55 p.m.

Respectfully submitted,

Suzanna Warnick  
Administrative Clerk

Public Handouts:

The Commissioners of St. Michaels  
October 5, 2016

Agenda

Chapter 295 – Streets Sidewalks and Alleys

CBMM report on Economic Impact

Draft Amended and Restated Declaration of Restrictive Covenant