



# City of Annapolis

Board of Port Wardens  
Department of Planning & Zoning  
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## MINUTES

### BOARD OF PORT WARDENS

Tuesday, March 27, 2019

Mayor John T. Chambers, Jr. City Council Chambers  
7:00pm

**A. CALL TO ORDER:** Gene Godley, **Chair**, 7:00pm

**B. ROLL CALL:**

**Members Present:** Gene Godley-**Chair**, Willie Sampson-**Vice Chair**, John Butler, Scott Anderson  
**Staff:** Gary Elson-Assistant City Attorney, Kevin Scott

**C. APPROVAL OF AGENDA**

Mr. Sampson moved approval of the agenda as presented. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 4-0.

**D. ADMINISTRATIVE**

**1. February 26, 2019 Meeting Minutes**

Mr. Butler moved approval of the February 26, 2019 meeting minutes as written. Mr. Anderson seconded the motion. The motion passed unanimously in a vote of 3-0. (**Vice Chair** Sampson abstained from the vote)

**2. Findings of Fact-February 26, 2018**

**PORT2019-001** – William C. & Jennifer C. Burgy, 1 Taney Avenue – **Approved as submitted.**  
**PORT2018-002** – Nathan O. Niles, c/o James R. Niles – POA, 222 Wardour Drive – **Approved as submitted.**

**Vice Chair** Sampson moved to approve the findings of fact as noted above. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 3-0. (**Vice Chair** Sampson abstained from the vote)

**Chair** Godley administered the oath en masse to all persons intending to testify at this hearing.

**E. NON-HEARING ITEMS**

**1. Harbormaster's Report**

**Chair** Godley explained that the City Code requires that the Harbormaster inform the Port Wardens on the annual and transient mooring permits, however the Harbormaster and the Assistant Harbormaster were both unable to attend tonight's meeting. He noted that the Harbormaster will be invited back if the Board of Port Wardens have any questions regarding this matter.

**F. OLD BUSINESS**

**1. PORT2018-024** – Eastport Yachting Center, LLC, 726 Second Street: Replace existing pier with 6' wide tapered pier at current length; replace three approximately 34" wide finger piers with 3' wide finger piers at current lengths; install five (5) new boat lifts at existing slips. (**CONTINUED FROM FEBRUARY 26, 2019 MEETING**)

Ms. Lauren Heinsohn, Applicant Representative, provided the total lift piling count explaining that it is currently at 24 and the scope of work has been further clarified in the packet that was submitted. She said additionally, photographs of existing structures are also included in the packet show what currently exists. She addressed the question regarding the eastern lateral line explaining that it too was clarified in the packet by Bay Engineering on the facilities overview plan.

Public testimony opened at 7:13pm and no one from the public spoke in favor or opposition to the application so **Chair** Godley declared the public testimony closed at 7:14pm.

Mr. Butler moved approval of the application with a stipulation that there will be no findings as to the accuracy of these lateral lines. **Chair** Godley seconded the motion. The motion passed unanimously in a vote of 3-0. (**Vice Chair** Sampson abstained from the vote)

Chair Godley accepted the following exhibits into the record.

Exhibit Number	Board of Port Wardens Exhibit Type
E	Revised Staff Memorandum dated March 15, 2019 with attachments
F	Comments on Notice of Application for Installation to Port Wardens dated February 26, 2019 from Stephen Rogers
G	Stephen Rogers Letter dated March 22, 2019

**G. NEW BUSINESS**

- 1. PORT2019-004** – Katherine E. Leon & William Callahan, 123 Spa View Avenue: Replace a 4-ft X 30-lf timber bulkhead in place.

Mr. Lorian, Applicant Representative, explained that the applicant is proposing to replace a 4-ft x 30-lf timber bulkhead in place. He added that the applicants have received State and Federal approval.

Public testimony opened at 7:18pm and no one from the public spoke in favor or opposition to the application so **Chair** Godley declared the public testimony closed at 7:19pm.

Mr. Anderson moved approval of the application with a stipulation that there will be no findings as to the accuracy of the lateral lines. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 4-0.

Chair Godley accepted the following exhibits into the record.

Exhibit Number	Board of Port Wardens Exhibit Type
A	Staff Memorandum dated March 13, 2019 with attachments

- 2. PORT2019-005** – Baywoods Cooperative Housing Corporation, 7057 Bay Front Drive: Replace existing concrete decking and bulkhead with 28-feet of stone revetment.

Ms. Kim Burke, Civil Engineer, explained that the applicant is proposing to replace the existing concrete bulkhead with a 28-foot stone revetment.

Public testimony opened at 7:25pm and no one from the public spoke in favor or opposition to the application so **Chair** Godley declared the public testimony closed at 7:26pm.

**Vice Chair** Sampson moved approval of the application as submitted. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 4-0.

Chair Godley accepted the following exhibits into the record.

Exhibit Number	Board of Port Wardens Exhibit Type
A	Staff Memorandum dated March 13, 2019 with attachments

**3. Deliberations on Proposed Rules of Procedure**

The Board of Port Wardens reviewed the second draft of the proposed Rules of Procedure for review. Mr. Elson explained the protocol is to place the Proposed Rules of Procedure on the City website for public review and it should be placed on the Board’s April agenda for a vote. After the public review, the final document should be submitted to the City Council for approval.

**Chair** Godley moved that the draft Rules of Procedure be placed on the Board’s April agenda for review and the website for public review. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 4-0.

**H. MISCELLANY**

There was none.

**I. ADJOURNMENT**

**The next meeting is scheduled for April 23, 2019 at 7:00pm in Council Chambers.**

With there being no further business, **Vice Chair** Sampson moved to adjourn the meeting at 7:28pm. Mr. Butler seconded the motion. The motion passed unanimously in a vote of 4-0.