



# City of Annapolis

160 Duke Of Gloucester  
Street  
Annapolis, MD 21401

## Regular Meeting Agenda - Final City Council

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Monday, September 8, 2025

7:00 PM

Mayor John T. Chambers, Jr.  
City Council Chambers

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### Regular Meeting

Call To Order

*Mayor Buckley*

Invocation

*Alderwoman Pindell Charles*

Pledge of Allegiance

*Mayor Buckley*

Roll Call

*City Clerk Watkins-Eldridge*

Approval of Agenda

### Ceremonial Items

[ID-129-25](#)

**Citation: Boatyard Bar & Grill**

*Attachments:*

[Citation - Boatyard Bar & Grill](#)

[ID-132-25](#)

**City Council Member Recognition**

[ID-135-25](#)

**Citation: Chick and Ruth's Delly 60th Anniversary**

*Attachments:*

[Citation - Chick and Ruth's Delly](#)

### PETITIONS, REPORTS & COMMUNICATIONS

**Update from Mayor**

*Mayor Buckley*

**Reports by Committees**

**Comments by the General Public**

*A person speaking before the City Council with a petition, report, or communication shall be limited to not more than three minutes.*

## CONSENT CALENDAR

### Action Item

[ID-136-25](#)      **Reschedule the September City Council Special Meeting  
For the purpose of moving the regularly scheduled City Council Special Meeting approved in ID-125-24 from September 15 to September 29, 2025.**

### Approval of Journal Proceedings

[CCM 7.14.25](#)      **Regular Meeting Minutes**  
*Attachments:*      [DRAFT -Regular Meeting Minutes 7.14.25](#)

[CCM 7.28.25](#)      **Special Meeting Minutes**  
*Attachments:*      [DRAFT- Special Meeting Minutes 7.28.25](#)

### Supplemental Appropriations Under \$50,000

[SA-3-26](#)      **Grant – APD – Maryland’s Governor's Office of Crime & Policy**  
*Attachments:*      [SA-3-26](#)

[SA-6-26](#)      **General – City Council – Reserve for One Time Uses**  
*Attachments:*      [SA-6-26](#)

### End of Consent Calendar

## BUSINESS & MISCELLANEOUS

### Supplemental Appropriations \$50,000 & Above

[SA-4-26](#)      **Capital – Department of Transportation – Capital Reserve**  
*Attachments:*      [SA-4-26](#)

[SA-5-26](#)      **Grant – Fire – DSCI: Maryland Department of Service & Civic Innovation**  
*Attachments:*      [SA-5-26](#)

**PUBLIC HEARINGS****Ordinances****[O-29-25](#)**

**Tyler Avenue Complete Community Overlay District**  
**For the purpose of establishing the Tyler Avenue Complete Community overlay district as a new zoning district, which will supersede the existing zoning districts within the boundary of the new district.**

**Sponsors:**

Gay

**Attachments:**[O-29-25 First Reader](#)[O-29-25 Legislative Summary](#)[O-29-25 Staff Report](#)[O-29-25 Staffing Impact Report](#)[O-29-25 Fiscal Impact Note](#)[O-29-25 Staff Report to Planning Commission](#)[O-29-25 Planning Commission Findings & Recommendations](#)[O-29-25 & O-30-25 Affidavit of Public Hearing Notice](#)[O-29-25 Signed \(b&w\)](#)[O-29-25 Signed \(color\)](#)**[O-30-25](#)**

**Business Revitalization District Regulation Change**  
**For the purpose of correcting a key bulk standard for the Business Revitalization (BR) zoning district by increasing the allowable floor area compared to the size of the lot from a 2.0 to 2.5 floor area ratio; require conformance with the general architectural design of the buildings around the property; and generally related to Business Revitalization District requirements.**

**Sponsors:**

O'Neill and Gay

**Attachments:**[O-30-25 First Reader](#)[O-30-25 Legislative Summary](#)[O-30-25 Staff Report](#)[O-30-25 Staffing Impact Report](#)[O-30-25 Fiscal Impact Report](#)[O-30-25 Staff Report to Planning Commission](#)[O-30-25 Planning Commission Findings and Recommendations](#)[O-29-25 & O-30-25 Affidavit of Public Hearing Notice](#)[O-30-25 Amendment 1 - O'Neill](#)[O-30-25 Amendment 2 - O'Neill](#)[O-30-25 Signed \(b&w\)](#)[O-30-25 Signed \(color\)](#)

[O-32-25](#)**Lease of City Property - 2031-2036 Fall Boat Shows**

**For the purpose of authorizing a lease of municipal property located in the City Dock area, including docking spaces, boat slips, boat moorings, adjacent City waters, and certain portions of nearby boardwalks, sidewalks, parking lots, and City roadways, , as well as an additional area on Edgewood Road to United States Yacht Shows, Inc. from January 1, 2031 through December 31, 2036 for the purpose of carrying on its business of annual fall boat shows.**

***Sponsors:***

Buckley

***Attachments:***[O-32-25 First Reader](#)[O-32-25 Boat Shows Lease - Fall 2031-2036](#)[O-32-25 Staffing Impact Report](#)[O-32-25 Staff Report](#)[O-32-25 Fiscal Impact Note](#)[O-32-25 Maritime Advisory Board Recommendation](#)[O-32-25 Signed Copy \(color\)](#)[O-32-25 Signed Copy \(b&w\)](#)[O-33-25](#)**Lease of City Property - Market House**

**For the purpose of authorizing the lease of the Market House to New Market House, LLC, the Tenant for an initial term of July 1, 2033, through June 30, 2038, with additional optional renewal terms, subject to certain terms, provisions, and conditions; and matters generally relating to said lease.**

***Sponsors:***

Buckley

***Attachments:***[O-33-25 Market House Lease - July 2025](#)[O-33-25 Attachment A](#)[O-33-25 Staffing Impact Report](#)[O-33-25 Staff Report](#)[O-33-25 Fiscal Impact Note](#)[O-33-25 First Reader](#)[O-33-25 Amendment 1 - Huntley](#)[O-33-25 Market House Lease - REVISED October 2025](#)[O-33-25 Market House Lease - REVISED Oct. 2025 Redlined Copy](#)[O-33-25 OOL Ordinance Staff Report Summary of Changes](#)[O-33-25 Signed Copy \(b&w\)](#)[O-33-25 Signed Copy \(color\)](#)[O-34-25](#)**FY 2026 Changes in Exempt Service Job Classifications**

**For the purpose of updating the list of exempt service positions; and generally related to exempt service positions.**

**Sponsors:** Buckley

**Attachments:** [O-34-25 First Reader](#)  
[O-34-25 Staff Report](#)  
[O-34-25 Staffing Impact Report](#)  
[O-34-25 Fiscal Impact Note](#)  
[O-34-25 Signed \(b&w\)](#)  
[O-34-25 Signed \(color\)](#)

### O-35-25

#### **Ranked-Choice Voting in Annapolis City Elections**

**For the purpose of electing the Mayor, City Council members, and party committee members by ranked-choice voting during elections involving only City-wide candidates; and generally relating to municipal voting regulations.**

**Sponsors:** Huntley and Savidge

**Attachments:** [O-35-25 First Reader](#)  
[O-35-24 Legislative Summary](#)  
[O-35-25 Fiscal Impact Note](#)  
[O-35-25 Staffing Impact Report](#)  
[O-35-25 Staff Report](#)

### O-36-25

#### **Lease of City Property - 2031-2036 Spring Boat Shows**

**For the purpose of authorizing a lease of municipal property located in the City Dock area, including docking spaces, boat slips, boat moorings, adjacent City waters, and certain portions of nearby boardwalks, sidewalks, parking lots, and City roadways, to United States Yacht Shows, Inc. from January 1, 2031 through December 31, 2036 for the purpose of carrying on its business of annual spring boat shows.**

**Sponsors:** Buckley

**Attachments:** [O-36-25 First Reader](#)  
[O-36-25 Boat Shows Lease - Spring 2031-2036](#)  
[O-36-25 Fiscal Impact Note](#)  
[O-36-25 Staff Report](#)  
[O-36-25 Staffing Impact Report](#)  
[O-36-25 Maritime Advisory Board Recommendation](#)  
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[O-36-25 Signed \(color\)](#)

## **LEGISLATIVE ACTION**

**FIRST READERS****Ordinances**[O-37-25](#)**City Capital Facilities Charges Payment Plan**

**For the purpose of changing when capital facilities charges for sewer and water installation are collected from developers constructing six or fewer dwelling units; and generally related to the Plumbing Code.**

**Sponsors:**

Schandelmeier

**Attachments:**[O-37-25 First Reader](#)[O-37-25 Legislative Summary](#)[O-37-25 Fiscal Impact Note](#)[O-37-25 Staff Report](#)[O-37-25 Staffing Impact Report](#)[O-37-25 Signed Copy \(b&w\)](#)[O-37-25 Signed Copy \(color\)](#)[O-38-25](#)**Exception to the City's Prohibition on Doors or Gates Opening Over Sidewalks**

**For the purpose of allowing the Director of Public Works to allow exceptions to § 14.20.090 of the City Code dealing with doors or gates opening over sidewalks.**

**Sponsors:**

Buckley

**Attachments:**[O-38-25 First Reader](#)[O-38-25 Legislative Summary](#)[O-38-25 Staffing Impact Report](#)[O-38-25 Staff Report](#)[O-38-25 Fiscal Impact Note](#)[O-38-25 Signed Copy \(b&w\)](#)[O-38-25 Signed Copy \(color\)](#)**Resolutions**[R-33-25](#)**Speed Monitoring System Fines**

**For the purpose of establishing updated fines for Speed Monitoring Systems, also known as speed cameras, pursuant to § 12.08.140.**

**Sponsors:**

Huntley and Savidge

Attachments:      [R-33-25 First Reader](#)  
[R-33-25 Staff Report](#)  
[R-33-25 Staffing Impact Report](#)  
[R-33-25 Fiscal Impact Note - REVISED](#)  
[R-33-25 Signature Copy \(color\)](#)  
[R-33-25 Signature Copy \(b&w\)](#)

**[R-34-25](#)****Market Space Interest Charge Waiver**

**For the purpose of waiving interest charges from unpaid monthly rent for parking spaces on Market Space, the street used for dining next to Market House in downtown Annapolis.**

Sponsors:      Buckley

Attachments:      [R-34-25 First Reader](#)  
[R-34-25 Fiscal Impact Note](#)  
[R-34-25 Staffing Impact Report](#)  
[R-34-25 Staff Report](#)  
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[R-34-25 Signed Copy \(color\)](#)

**[R-35-25](#)****181 Prince George Street Sidewalk Easement**

**For the purpose of the City Council waiving City restrictions on a trash can enclosure that encroaches on the City sidewalk in front of 181 Prince George Street; and generally relating to waiver of requirements of § 14.20.080 of the City Code.**

Sponsors:      Buckley

Attachments:      [R-35-25 First Reader](#)  
[R-35-25 Fiscal Impact Note](#)  
[R-35-25 Staffing Impact Report](#)  
[R-35-25 Staff Report](#)

**[R-36-25](#)****Fees for Clearing Snow and Ice from City Sidewalks**

**For the purpose of setting fees for O-6-25, Clearing Snow and Ice from City Sidewalks.**

Sponsors:      Huntley and Savidge

Attachments: [R-36-25 First Reader](#)  
[R-36-25 Fiscal Impact Note](#)  
[R-36-25 Staffing Impact Report](#)  
[R-36-25 Staff Report](#)  
[O-6-25 Signed \(b&w\)](#)  
[R-36-25 Amendment 1 - Huntley](#)  
[R-36-25 Signed Copy \(color\)](#)  
[R-36-25 Signed Copy \(b&w\)](#)

[R-38-25](#) **Re-assigning Fiscal Year 2025 and Fiscal Year 2026 Community Grants For the purpose of reassigning the Fiscal Year 2025 and Fiscal Year 2026 Community Grants allocated by the City Council to GVO Sound, LLC, and reallocating the funds to Superior Future, Inc., a not-for-profit organization.**

Sponsors: Buckley

Attachments: [R-38-25 First Reader](#)  
[R-38-25 Fiscal Impact Note](#)  
[R-38-25 Staff Report](#)  
[R-38-25 Staffing Impact Report](#)  
[R-38-25 Signed Copy \(color\)](#)  
[R-38-25 Signed Copy \(b&w\)](#)

[R-39-25](#) **Itinerant Merchant Sales in the Historic District for a Flea Market For the purpose of authorizing hawker, peddler, and itinerant merchant sales in the Historic District in conjunction with certain special events for a flea market on an October 19, 2025.**

Sponsors: Buckley

Attachments: [R-39-25 First Reader](#)  
[R-39-25 Staff Report](#)  
[R-39-25 Staffing Impact Report](#)  
[R-39-25 Fiscal Impact Note](#)  
[R-39-25 Amendment 1 - Huntley \(on behalf of the Finance Committee\)](#)  
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[R-39-25 Signed Copy \(b&w\)](#)

[R-40-25](#) **Equitable Public Water Access Plan For the purpose of adopting the City of Annapolis Equitable Public Water Access Plan.**

Sponsors: Buckley

Attachments: [R-40-25 First Reader](#)  
[R-40-25 Annapolis Equitable Public Water Access Plan](#)  
[R-40-25 Fiscal Impact Note](#)  
[R-40-25 Staff Report](#)  
[R-40-25 Staffing Impact Report](#)  
[R-40-25 Annapolis Environmental Commission \(AEC\) Review](#)  
[R-40-25 Amendment 1 - Savidge](#)  
[R-40-25 Signed Copy \(b&w\)](#)  
[R-40-25 Signed Copy \(color\)](#)

**R-41-25****2025 Go Bowling Military Bowl Parade and Football Game**

**For the purpose of identifying the Go Bowling Military Bowl Parade and Football Game that will be held on Saturday, December 27, 2025, as a Major Special Event; and waiving charges for specific City of Annapolis costs related to the Go Bowling Military Bowl.**

Sponsors: Buckley

Attachments: [R-41-25 First Reader](#)  
[R-41-25 Fiscal Impact Note](#)  
[R-41-25 Staff Report](#)  
[R-41-25 Staffing Impact Report](#)  
[R-41-25 Amendment 1 - Huntley \(on behalf of Finance Committee\)](#)  
[R-41-25 Signature Copy \(color\)](#)  
[R-41-25 Signature Copy \(b&w\)](#)

**SECOND READERS****Ordinances****O-12-25****Prioritizing Affordable Spending Through Expansion of Financial Advisory Commission Duties**

**For the purpose of listing the duties of the Financial Advisory Commission; adding "spending affordability" to review the City's finances so that spending levels align with the City's income, and reviewing projected revenue, debt levels, and long-term fiscal outlook; and generally related to the Financial Advisory Commission.**

Sponsors: Arnett

Attachments: [O-12-25 First Reader](#)  
[O-12-25 Legislative Summary](#)  
[O-12-25 Fiscal Impact Note](#)  
[O-12-25 Staff Report updated](#)  
[O-14-25 Staffing Impact Report updated](#)

[O-31-25](#)

**Issuance of General Obligation Bonds and Bond Anticipation Notes**  
For the purpose of authorizing and empowering the City of Annapolis (the “City”) to issue and sell, upon its full faith and credit, (i) one or more series of its general obligation bonds in the aggregate principal amount not to exceed \$73,561,499 (the “Bonds”), pursuant to Sections 19-301 through 19-309, inclusive, of the Local Government Article of the Annotated Code of Maryland, as amended, and Article VII, Section 11 of the Charter of the City of Annapolis, as amended (the “Charter”), (ii) one or more series of its general obligation bond anticipation notes in anticipation of the issuance of the Bonds in the maximum aggregate principal amount equal to the maximum aggregate principal amount of the Bonds (the “Notes”), pursuant to Sections 19-211 through 19-221, inclusive, of the Local Government Article of the Annotated Code of Maryland, as amended, and the Charter and (iii) one or more series of its general obligation bonds to refund specified bonds previously issued by the City in the aggregate principal amount not to exceed 120% of the principal amount of bonds to be refunded (the “Refunding Bonds”), pursuant to Section 19-207 and Sections 19-301 through 19-309, inclusive, of the Local Government Article of the Annotated Code of Maryland, as amended, and the Charter; providing that the Bonds, Notes and Refunding Bonds shall be issued and sold for the public purpose of financing and refinancing certain capital projects of the City as provided in this Ordinance; prescribing the form and tenor of the Bonds, Notes and Refunding Bonds; providing for the method of sale of the Bonds, Notes and Refunding Bonds and other matters relating to the issuance and sale thereof; providing for the disbursement of the proceeds of the Bonds, Notes and Refunding Bonds; covenanting to levy and collect all taxes necessary to provide for the payment of the principal of and interest on the Bonds, Notes and Refunding Bonds; and generally providing for and determining various matters relating to the issuance, sale and delivery of the Bonds, Notes and Refunding Bonds.

**Sponsors:**

Buckley

**Attachments:**[O-31-25 First Reader](#)[O-31-25 FY26 Bond Ordinance Exhibit I](#)[O-31-25 FY26 Bond Ordinance Exhibit II](#)[O-31-25 Fiscal Impact Note & Staff Report](#)[O-31-25 Staffing Impact Report](#)[O-31-25 Financial Advisory Commission \(FAC\) Recommendations](#)[O-31-25 Signed Copy \(color\)](#)[O-31-25 Signed Copy \(b&w\)](#)**ADJOURNMENT**

*Anyone needing reasonable accommodation to be able to participate in a public meeting held by the City of Annapolis should contact Regina Watkins-Eldridge at 410.263.7942, by MD Relay (711), or by email at [cityclerk@annapolis.gov](mailto:cityclerk@annapolis.gov) at least five days prior to the meeting date to request assistance.*

*We encourage citizens to attend and participate in City Council Meetings.*

*If you are unable to attend, the meetings can be viewed live on Channel 99/100 for all Comcast subscribers and on Channel 34 for Verizon customers. The meeting can also be viewed on computer and mobile devices by going to <http://bit.ly/1gCd4pL> during the meetings.*

*All City Council Meetings, Work Sessions and Standing Committee Meetings are broadcast on City of Annapolis TV on Channel 99/100 for all Comcast subscribers and on Channel 34 for Verizon customers as well as Facebook Live and YouTube Live, including virtual meetings during the State of Emergency for COVID-19.*

*The calendar can be found here: <https://www.annapolis.gov/calendar.aspx>  
CID=23,24,14,46,42,47,40,51,44,50,27,36,31,26,33,49*

*Next, at the appointed time, go to these web links for viewing the meetings live:*

*<http://www.youtube.com/CityofAnnapolis>*

*<http://www.facebook.com/CityofAnnapolis>*

*The live stream is available about 10 minutes prior to the start of the meeting (there is a countdown clock that says the meeting is starting in...) The completed meetings are then archived on the same platforms (above) as well as on the website through the Legistar portal here:*

*[https://annapolismd.legistar.com/DepartmentDetail.aspx?](https://annapolismd.legistar.com/DepartmentDetail.aspx?ID=23680&GUID=8CC9DA25-D92A-491F-984C-946DCA0F51DE&Mode=MainBody)  
ID=23680&GUID=8CC9DA25-D92A-491F-984C-946DCA0F51DE&Mode=MainBody*