



**Talbot County Short-Term Rental Review Board
Minutes**

Thursday, June 30, 2022 at 1:00 p.m.
Bradley Meeting Room, Talbot County Courthouse
11 N. Washington Street, Easton, Maryland

Attendance:

Commission Members:

Cindy Reichart, Chairperson
Martha Suss, Vice-Chairperson
David McQuay
Keith Watts
Michele La Rocca

Staff:

Andy Meehan, Esquire
Brennan Tarleton, Acting Planning Officer
Jennifer Collins, Administrative Assistant

1. **Call to Order** - The Chair called the meeting to order on June 30, 2022 at 1:00 p.m. Ms. Reichart opened the meeting.
2. **Minutes** – Corrections were made to the June 9, 2022 draft. All of the board members received a copy of the updated draft. The minutes were accepted.
3. **Administrative Matters** – Mike Duell, Chief Compliance Officer prepared a list of Short Term Rental violations. Ms. Reichart requested the Board receive a copy of the list to discuss in further detail at the next scheduled meeting. Staff indicated that Mike Duell will appear at the next Short Term Rental Meeting to discuss the violation list.
4. **Old Business** – None.
5. **New Business** -
 - a. **Brian and Elizabeth Oakley, ST-825-OAK, 8250 Ingleton Circle, Easton, MD 21601 (Map 33, Grid 08, Parcel 119, Zoned Rural Residential).**

Staff Presentation:

Brennan Tarleton presented the staff report for the Short-Term Rental (STR) license application.

Applicant Presentation:

Stephanie Robertson, applicant, participated via telephone and spoke on the application. Catherine Lawson, agent from Eastern Shore Vacation Rental appeared in person.

Public Comments: None

Ms. La Rocca made a motion to approve the STR application for four bedrooms for 8250 Ingleton Circle, Easton, MD 21601 with staff conditions; seconded by Mr. Watts. The motion carried unanimously (5-0).

51 b. **Richard and Melanie Waxman**, STN-22-8, 5918 Tilghman Island Rd, Tilghman
52 MD 21671 (Map 44A, Parcel 275, Zoned Village Mixed)

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54 **For the record**; Ms. La Rocca noted that she was included in the notification list for this
55 application but remains impartial. She will continue in the voting process.

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57 **Staff Presentation:**

58 Brennan Tarleton presented the staff report for the Short-Term Rental (STR) license
59 application.

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61 **Applicant Presentation:**

62 Richard Waxman, applicant, appeared in person and spoke on the application.
63 Stewart Sachs, the resident agent, appeared in person.

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65 **Public Comments:**

66 Leslie Steen spoke on the application.

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68 **Mr. Watts made a motion to approve the STR application for four bedrooms for,**
69 **5918 Tilghman Island Rd, Tilghman MD 21671 with recommended changes to the**
70 **lease and staff conditions; seconded by Mr. McQuay. The motion carried**
71 **unanimously (5-0).**

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73 c. **Thornton Point Estate LLC** , c/o Matthew Bruce, STN-22-10, 6909
74 Thornton Rd., Easton, MD 21601 (Map 40, Grid 11, Parcel 15, Zoned Rural
75 Residential).

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77 **Staff Presentation:**

78 Brennan Tarleton presented the staff report for the Short-Term Rental (STR) license
79 application.

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81 **Applicant Presentation:**

82 Matthew Bruce and Gerry Coats, applicants, appeared in person and spoke on the
83 application.

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85 **Public Comments:**

86 Naomi McCafferty spoke on the application.

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88 **Mr. Watts made a motion to approve the STR application for six bedrooms for,**
89 **6909 Thornton Rd., Easton, MD 216071 with suggested changes to the lease and**
90 **staff conditions; seconded by Mr. McQuay. The motion carried unanimously (5-0).**

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92 d. **Sarah, Andrew and Carol Thornton**, STN-22-11, 5560 Leeward Lane
93 Tilghman MD 21671 (Map 44, Grid 15, Parcel 35; Lot 10, Zoned Village Mixed)

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95 **Staff Presentation:**

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Brennan Tarleton presented the staff report for the Short-Term Rental (STR) license application.

Applicant Presentation:

Sarah and Andrew Thornton, applicants appeared in person and spoke on the application.

Public Comments: None

Mr. McQuay made a motion to approve the STR application for three bedrooms for, 5560 Leeward Lane Tilghman MD 21671 suggested changes to the lease and staff conditions; seconded by Ms. La Rocca. The motion carried unanimously (5-0).

6. Other Matters for Discussion –

- a. Next Short Term Rental Board Meeting is scheduled for July 28, 2022 at the Talbot County Free Library.
- b. Ms. Reichart confirmed that the resident agent can represent the property owner at the Short Term Rental Board Meetings.

7. Adjournment - The Chair called the meeting to adjourn. The meeting was adjourned at 1:44 p.m.

Read and approved by the Board on July 28, 2022.



Chairperson Signature