

**AGENDA**  
**BOARD OF LICENSE COMMISSIONERS**  
**FEBRUARY 19, 2025**

The public is invited to view this meeting live online at - <https://worcestercountymd.swagit.com/live>

1:00 - Administrative Matters and Approval of Minutes

1:10 - Application for Class "B" B/W/L 7 Day License  
T/A: Midtown Roadhouse  
7805 Coastal Highway/Ocean City

1:20 - Hearing/Plaza Tapatia  
Class "B" B/W/L 7 Day License  
Violation of Alcoholic Beverages Article, Section 6-304 (Sale to a Minor)  
11007 Manklin Creek Road Suite #9/Berlin

1:30 - Hearing/Cantina Los Agaves Mexican Grill  
Class "B" B/W/L 7 Day License  
Violation of Alcoholic Beverages Article, Section 6-304 (Sale to a Minor)  
12720 Ocean Gateway, Unit #7/Ocean City

1:40 - Hearing/Oasis Bar & Grill **POSTPONED**  
Class "B" B/W/L 7 Day License  
Violation of Alcoholic Beverages Article, Section 6-304 (Sale to a Minor)  
7539 Old Ocean City Road/Whaleyville

2:00 - Miscellaneous and other business

**Worcester County Board of License Commissioners  
Open Meetings Act Minutes  
December 18, 2024**

**Time:** 1:00 p.m.

**Location:** Worcester County Governmental Center, Board Room, Room 1102

**Attendance:**

**License Commissioners**

William E. Esham, Jr.

R. Charles Nichols

**Staff:**

Thomas K. Coates, Esquire

April R. Payne, Liquor License Administrator

Kelly L. Henry, Technical Services Manager

Donna J. Hughes, Liquor License Specialist

**I. Call to Order**

**II. Administrative Matters**

Review and Approval of Minutes, October 16, 2024, the Board of License Commissioners reviewed the minutes, and a motion was made by Commissioner Nichols, seconded by Commissioner Esham and carried unanimously to approve the minutes as submitted.

**III. Closed Session - Administrative Matters**

No administrative matters were discussed in Closed Session

**IV. Open Session**

No administrative matters were discussed in the Open Session

**V. Adjournment**

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS  
MINUTES FOR SHRIMP BOAT – LICENSE #781  
DECEMBER 18, 2024

<b>Members Present:</b>		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		<input type="checkbox"/>				
<b>Staff Present:</b>		April Payne, Administrator		X	Harold (Skip) Cook, Investigator		<input type="checkbox"/>	
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name:		<input type="checkbox"/>	
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager		X	
					Valarie Dawson, Court Reporter		X	
<b>License #:</b>	781	<b>Hearing Date:</b>	December 18, 2024		<b>Time Hearing Started:</b>	1:10 p.m.		
<b>Class:</b>	"B"	<b>Type:</b>	B/W		<b>Day:</b>	7 Day		
<b>For:</b> Liberty, Inc.		<b>T/A:</b> Shrimp Boat		<b>Address:</b> 9724 Stephen Decatur Highway Ocean City, Maryland 21842				
<b>New Application:</b>	<input type="checkbox"/> Yes	<b>Transfer:</b>	X Yes		<b>Meeting:</b>	<input type="checkbox"/> Yes	<b>Violation:</b>	<input type="checkbox"/> Yes
<b>Items to be discussed:</b> Application for Transfer of a Class "B" B/W 7 Day License request to designate as Multiple License #1 from Shrimp Boat, Inc. to Liberty, Inc.								
<b>Applicants:</b>	X	<b>Licensees:</b>	<input type="checkbox"/>		<b>Representative:</b>			
1. Patrick J. Brady					Chris Woodley, Esquire			
<b>Witnesses:</b>					<b>Protestants:</b>			
1.					1.			
<b>Exhibits:</b>					<b>Exhibits:</b>			
1. Applicant's Exhibit #1 - Menu					1.			
2. Applicant's Exhibit #2 - Site Plan					2.			
<p><b>Hearing Minutes:</b> The applicant along with their attorney Chris Woodley, Esquire appeared before the Board with an application to transfer a Class "B" B/W 7 Day license from Shrimp Boat, Inc. to Liberty, Inc and designate as Multiple license #1. The applicant was sworn in. Woodley introduced himself to the Board and stated his firm the applicant Patrick J. Brady today. Mr. Coates recused himself from the hearing, citing a conflict of interest as his firm represents Brady. Woodley submitted (Applicant's Exhibit #1) menu, and (Applicant's Exhibit #2) site plan. Woodley asked Brady you have been a license holder since May 2022, and have no violations. Brady replied, "Correct." Woodly stated Brady affirmed he would manage the business and maintain current operations. Woodley asked how many employees will be employed. Brady stated there will be 40 employees with 15 of them being servers who will be TIPS/TAM certified. Brady requested this property be designated as multiple license #1, and keep the current property restrictions, specifically the off sale of beer and wine in factory sealed containers. Brady understands that if the transfer is granted, the Assateague Crab House, license #109 will no longer permit sale of beer and wine in factory sealed containers. Commissioner Nichols asked Brady about application question 7a – "Have you ever been convicted of a Misdemeanor" Brady disclosed a DUI about eight years ago.</p> <p>The Board tentatively approved the application for transfer of a Class "B" B/W 7 Day License from Shrimp Boat, Inc to Liberty, Inc.; pending all required documentation.</p>								
<b>Motion:</b>	1st	Mr. Nichols	2nd	Mr. Esham	<b>Approved:</b>	X	Yes	<input type="checkbox"/> No
<b>Restrictions:</b> SAME RESTRICTIONS								
<b>Time Hearing Ended:</b> 1:15 p.m.								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS  
MINUTES FOR SPECTRUM CONCESSIONS – PROMOTERS LICENSE  
DECEMBER 18, 2024

<b>Members Present:</b>		William E. Esham, Jr., Chairman		<input checked="" type="checkbox"/>	R. Charles Nichols	<input checked="" type="checkbox"/>	Marty W. Pusey	<input type="checkbox"/>
		<b>Alternate Board Member:</b> Reese Cropper, III		<input type="checkbox"/>				
<b>Staff Present:</b>		April Payne, Administrator		<input checked="" type="checkbox"/>	Harold (Skip) Cook, Investigator		<input type="checkbox"/>	
		Thomas K. Coates, Esq., Board Attorney		<input checked="" type="checkbox"/>	<b>Alternate Board Attorney:</b> Name:		<input type="checkbox"/>	
		Donna Hughes, Liquor License Specialist		<input checked="" type="checkbox"/>	Kelly Henry, Technical Services Manager		<input checked="" type="checkbox"/>	
					Valarie Dawson, Court Reporter		<input checked="" type="checkbox"/>	
<b>License #:</b>	NEW	<b>Hearing Date:</b>	December 18, 2024		<b>Time Hearing Started:</b>	1:20 p.m.		
<b>Class:</b>	Promoters License	<b>Type:</b>	B/W/L		<b>Day:</b>	7 Day		
<b>For:</b> Spectrum Concessions, LLC		<b>T/A:</b> Spectrum Concessions		<b>Address:</b> Boardwalk to the Ocean & N. Division Street to Inlet, Ocean City, MD 21842 (Boardwalk Rock)				
<b>New Application:</b>	<input checked="" type="checkbox"/> Yes	<b>Transfer:</b>	<input type="checkbox"/> Yes		<b>Meeting:</b>	<input type="checkbox"/> Yes		<b>Violation:</b> <input type="checkbox"/> Yes
<b>Items to be discussed:</b> Application for a Promoter's License for Spectrum Concessions Boardwalk Rock Event May 17, 2025, and May 18, 2025, hours for Alcoholic Beverage Sales – Begins 12 Noon and ends 10:30 p.m. each day Ocean City Inlet to N. Division Street, including the inlet parking lot, the beach, the boardwalk, Ocean City pier, and portions of businesses adjacent to the boardwalk/Ocean City								
<b>Applicants:</b>	<input checked="" type="checkbox"/>	<b>Licensees:</b>	<input type="checkbox"/>		<b>Representative:</b>			
1. Richard W. Meehan					Mark Cropper, Esquire			
<b>Witnesses:</b>					<b>Protestants:</b>			
1. Terry McGean – City Manager					1.			
2. Tom Perlozzo – Director of Tourism					2.			
<b>Exhibits:</b>					<b>Exhibits:</b>			
1. Applicant's Exhibit #1 – Boardwalk Rock Flyer					1.			
<b>Hearing Minutes:</b> Mark S. Cropper, Esquire, introduced himself to the Board and stated he is the representing Ocean City Mayor Richard Meehan, for a Promoters License for Spectrum Concessions. The applicant and witnesses were sworn in. Cropper stated to the Board this is an application for an event known as Boardwalk Rock that is like Ocean's Calling and County Calling venues. This event will be held May 17, 2025, through May 18, 2025, it will be a multiple stage event for all ages. The music will be rock genre. Cropper asked Mayor Meehan the licensed premises for the Boardwalk Rock venue will be the same configuration as Oceans Calling and Country Calling, and all merchants in the license premises will agree to the same terms and provisions as the earlier events, and those vendors support this event. Mayor Meehan stated "Correct." Commissioner Esham requested clarification for the record of the licensed premises area and the hours. Cropper that the licensed premises would be the Ocean City Inlet to N. Division Street, including the inlet parking lot, the beach, the boardwalk, Ocean City pier, and portions of businesses adjacent to the boardwalk/Ocean City, the hours for the alcoholic beverage sales will begin at 12 noon and end at 10:30 p.m. each day. Cropper submitted (Applicant's Exhibit #1) Boardwalk Rock flyer. Mr. Coates confirmed the applicants submitted a concession agreement and a letter from the Ocean City Police Department, as required by code. Commissioner Nichols asked Meehan if there would be the same law enforcement support as the past events. Mayor Meehan replied "Yes." Commissioner Esham clarified that all merchants on the license premises have agreed to the same terms and provisions as the earlier events and support this event. Mayor Meehan replied "Yes.								
The Board approved the application for a Promoter's License for Spectrum Concessions Boardwalk Rock event May 17, 2025, through May 18, 2025 – Alcoholic Beverage Sales will begin at 12 Noon and ends 10:30 p.m. each day, this event will end by 11:00 p.m. each day, the area licensed is described on the site plan.								
<b>Motion:</b>	1st	Mr. Nichols	2nd	Mr. Esham	<b>Approved:</b>	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/> No
<b>Restrictions:</b> PROMOTER SHALL PROVIDE SECURITY AND PREVENT ALCOHOLIC BEVERAGES FROM BEING BROUGHT INTO THE EVENT BY PATRONS FROM ADJOINING LICENSED PREMISES, NO PATRONS MAY LEAVE THE PREMISES WITH ALCOHOLIC BEVERAGES								
<b>Time Hearing Ended:</b> 1:30 p.m.								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS  
MINUTES FOR HARBOR INN – LICENSE #32  
DECEMBER 18, 2024

<b>Members Present:</b>		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		<b>Alternate Board Member:</b> Reese Cropper, III		<input type="checkbox"/>				
<b>Staff Present:</b>		April Payne, Administrator		X	Harold (Skip) Cook, Investigator		<input type="checkbox"/>	
		Thomas K. Coates, Esq., Board Attorney		X	<b>Alternate Board Attorney:</b> Name:		<input type="checkbox"/>	
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager		X	
					Valarie Dawson, Court Reporter		X	
<b>License #:</b>	32	<b>Hearing Date:</b>	December 18, 2024		<b>Time Hearing Started:</b>	1:40 p.m.		
<b>Class:</b>	"D"	<b>Type:</b>	B/W/L		<b>Day:</b>	7 Day		
<b>For:</b> Harbor Inn, Inc.		<b>T/A:</b> Harbor Inn		<b>Address:</b> 216 Somerset Street Ocean City, Maryland 21842				
<b>New Application:</b>	<input type="checkbox"/> Yes	<b>Transfer:</b>	<input type="checkbox"/> Yes		<b>Meeting:</b>	<input type="checkbox"/> Yes	<b>Violation:</b>	X Yes
<b>Items to be discussed:</b> Class "D" B/W/L 7 Day License Violation of Alcoholic Beverages Article, Section 6-304 (Sales to Minors) Violation of license restrictions – Board's Rules & Regulations 32 D (14)								
<b>Applicants:</b>	<input type="checkbox"/>	<b>Licensees:</b>	X		<b>Representative:</b>			
1. Pamela S Parks Musson		Mark S. Cropper, Esquire						
<b>Witnesses:</b>		<b>Protestants:</b>						
1. Charles R. Lockard - Bartender		1. Sgt. Christopher Snyder						
2. Rhonda Booth - Manager		2.						
<b>Exhibits:</b>		<b>Exhibits:</b>						
1. Licensee Exhibit #1 – McGee Fence Quote for premises fence installation		Board's Exhibit #1 – Board's Investigation Report Dated October 15, 2024, Letter from Board to Licensee, Compliance Check History, Alcohol Awareness Certified Employee List, and Ocean City Police Department (OCPD) Incident Case Report #2024-004502						
2.		Board's Exhibit #2 – Board's Investigation Report Dated October 15, 2024, Copy of letter from Board to Licensee, Compliance Check History, Alcohol Awareness Certified Employee List, and Ocean City Police Department (OCPD) Incident Case Report #2024-004664						
<p><b>Hearing Minutes:</b> The licensee and witnesses appeared before the Board for a Class "D" B/W/L 7 Day License Violation of Alcoholic Beverages Article, Section 6-304 (Sales to Minors) violation of license restrictions – Board's Rules &amp; Regulations 32 D (14). The licensee and witnesses were sworn in. Mr. Coates submitted (Board's Exhibit #1) Board's Investigation Report Dated October 15, 2024, copy of a letter from Board to licensee, Compliance Check History, Alcohol Awareness Certified Employee List, and Ocean City Police Department (OCPD) Incident Case Reports #2024-004502 into evidence regarding incidents that occurred September 13, 2024, through October 6, 2024. Mr. Coates also submitted (Board's Exhibit #2) Board's Investigation Report Dated October 15, 2024, copy of a letter from Board to licensee, Compliance Check History, Alcohol Awareness Certified Employee List, and Ocean City Police Department (OCPD) Incident Case Report #2024-004664 regarding an incident that occurred on October 11, 2024. Mr. Coates asked Cropper did they receive this information and were there any corrections or changes. Cropper introduced himself as the representative for the licensee Pamela Parks Musson. Cropper confirmed receipt of the information and stated no corrections or changes. Cropper conceded the accuracy and acknowledged the incidents for Case Report #2024-004664. Cropper stated with regards to the Incident Case Report #2024-004502, we are going to acknowledge the alleged numerous license restriction incidents regarding the removal of alcohol in factory sealed containers from the premises. Cropper stated to the Board that the consumption of alcoholic beverages on the adjacent property which is private property owned by Musson is not a violation of the license restriction which I have discussed with Mr. Coates. Mr. Coates stated to the Board that he did concur with Cropper regarding this issue. Cropper asked Musson how long she has been the owner of the Harbor Inn. Musson stated to the Board she recalls growing up in this establishment, expressing she is the third generation to own this establishment. Cropper asked Musson on Memorial Day weekend of 2024 if the structure that was located on the adjacent property that is owned by yourself was demolished, and this did not affect the daily operation of the Harbor</p>								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS  
MINUTES FOR HARBOR INN – LICENSE #32  
DECEMBER 18, 2024

Inn. Musson replied "Correct." Cropper asked Rhonda Booth, manager of Harbor Inn you have been involved in the sale of alcoholic beverages for numerous years and are TIPS/TAM certified. Booth replied "Yes." Cropper asked Charles Lockard, who is Musson son and has worked at the Harbor Inn for twelve years and is TIPS/TAM certified. Lockard stated "Yes." Cropper asked Lockard were you working when many of the alleged incidents occurred. Lockard replied "Yes." Cropper stated to Musson relied on Booth and Lockard for daily operations and was unaware of incidents until receiving Mr. Coates letter on October 25, 2024. Musson has implemented measures, including a fulltime doorman and installation of fence on January 20, 2025, to prevent patrons from congregating on the adjacent property. Cropper submitted (Applicant's Exhibit #1) McGee Fence Quote for premises fence installation. Cropper noted Musson has owned the Harbor Inn. There has only been one prior violation in 2017 and there are eight compliance checks with no sale. Commissioner Esham asked Cropper is your client aware of how many violations are being addressed today. Mr. Coates stated for the record the alleged violations dates and findings. Case #2024-004502 – 9/13/24 (No proof of content of container or source or beverage), 9/14/24 (One person left premises with Bud Light can), 9/21/24 (Two officers left premises with alcoholic beverages), 9/23/24 (No proof of content of container of source of beverage), 9/29/24 (One person left premises with bud light can), 10/6/24 (Two people left premises with Michelob Ultra & Miller Lite cans), 10/6/24 (One person left premises with White Claw). Case #2024-004664 - 10/11/24 (Two underage cadets purchased alcoholic beverages). and (Two underage cadets left premises with alcoholic beverages) for a total of 11 violations. Sgt. Christopher Synder gave testimony that Musson, Booth, and Lockard were polite and cooperative. Sgt. Synder noted that because of the new venues coming to the downtown area it has caused an upswing in patrons at downtown bars. Sgt. Synder stated that when the adjacent structure was demolished, and sand was placed on the lot this created what seems like a beach bar area, placing a fence around the area will be helpful keeping customers and people just walking up. Sgt. Synder stated this establishment needs more staff during operating hours to prevent incidents occurring again. Sgt. Snyder stated he has responded to calls for fights or disorderly conduct, stating that most calls come from Lockard requesting assistance from OCPD to remove unruly patrons from the premises. Commissioner Esham asked Sgt. Synder is this a "Hotspot". Sgt. Snyder stated in the summer OCPD may have gone there a couple times for a fight, this is not an establishment that we are called to every night. Cropper requested clarification from Sgt. Snyder that most of the calls received requesting assistance at the Harbor Inn were from Lockard not surrounding neighbors. Commissioner Nichols asked Cropper how many square feet the establishment is. Kelly Henry, technical service manager, stated the L shape building is 2,000 sq ft. Commissioner Nichols highlighted that despite warnings from OCPD, issues persisted. Lockart stated when he observes a patron entering the establishment with an alcoholic beverage they are asked to leave or I remove it from them a dispose of it, when patrons are exiting, I will stop them and there are also signs posted. Lockart stated he is working from 6 p.m. to 2 a.m. 7 days a week, most of the time he is alone. Commissioner Esham emphasized his concerns regarding the number of violations. Commissioner Nichols asking Lockart how did he allow all these incidents to occur when you had to know you were being observed by OCPD. Cropper stressed to the Board that the licensee was not aware of any violations until October 25, 2024. Commissioner Nichols stated to Cropper and Lockard, Cpt. James Grady OCPD spoke to Lockard on September 14, 2024, and during other dates noted in the reports; yet knowing there was an issue they did not take any steps to stop any further incidents from occurring. Lockart stated because the establishment is understaffed, he was not able to control all the patrons alone. Cropper in closing testimony referencing the OCPD reports the incidents were during a short span of time and were serious violations that occurred on this premises, once they were brought to the attention of the licensee changes were made. Cropper emphasized the historic significance of Harbor Inn and requested consideration of its long-standing service.

Commissioner Esham announced the Board will go into closed session, and everyone involved in the case and the public must leave the meeting room.

The Board reconvened the hearing; the following motion was made. The Board found that 11 violations did occur and issued a 60-day suspension effective immediately – property can reopen on Monday, February 17, 2025, and a \$20,000 fine imposed to be paid by cash or certified funds before suspension is lifted and if not paid by Monday, February 17, 2025, the suspension will remain in effect until the fine is paid in full

<b>Motion:</b>	1st	Mr. Nichols	2nd	Mr. Esham	<b>Approved:</b>	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	No
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**Restrictions:** SAME RESTRICTIONS

**Time Hearing Ended:** 2:40 p.m.

**BOARD OF LICENSE COMMISSIONERS  
FOR WORCESTER COUNTY**

**REPORT OF INVESTIGATION**

Type: *New Application*

01-30-2025

License No: *N/A*

Class: *B*

Type: *Beer-Wine-Liquor*

APPLICANT(S):

- 1. Torrie Marcel James**
- 3. Ryan Wayne James**

- 2. Jessica Nicole Maxwell**
- 4.**

TRADE NAME: *Midtown Roadhouse*

CORP: *SAMAJ Hospitality Group South, Inc.*

LOCATION: *7805 Coastal Highway, Unit 2, Ocean City*

RESTRICTIONS: Live entertainment allowed inside amplified with a maximum of four pieces four nights per week from 6 P.M. until 11 P.M., live entertainment allowed outside non amplified with a maximum of one piece (guitarist) four nights per week from Noon until 9 P.M. on either the first or second floor deck, outside bar allowed on the first floor deck, two ceiling mounted speakers allowed on the first and second floor decks with background music only, no games allowed, no disc jockey allowed, no off sale, no pool tables allowed

This property was most recently licensed as “Coastal Creations”. The applicants are not related. Torrie James and Jessica Maxwell each own 45% of the corporation. They have held an alcoholic beverage license for “9 East Taphouse” in Dover, Delaware, since August 31, 2023. According to Julie Gray of the Office of the Alcoholic Beverage Control Commissioner in Delaware, there have been no violations. Torrie James is the Police Chief and Town Manager of Smyrna, Delaware, and Ms. Maxwell was an Educator for over a decade. Ryan James holds the other 10% of the corporation, is the Resident Agent, and obtained the signatures on the application. He has been involved in restaurant operations in Ocean City for 18 years and held a license for “Mother’s Cantina” in this location from 2022-23 with no violations. His sister, Tenly James, is a license holder for License #649, “Mother’s Tortilla Shop”, and his wife, Katherine Neely-James, is the license holder for License #664, “Mother’s Cantina”.

Ryan James will manage the business. It will be a restaurant/bar serving Southern cuisine with country music as live entertainment. The property consists of a total of 5,000 SF of inside space on two floors, and a total of 1,800 SF of outside space on two floors. The first floor inside is 2,000 SF of customer seating and 1,000 SF for the kitchen and bathrooms. The first floor outside is a 300 SF fully fenced in and covered deck. The second floor inside is nearly 1,000 SF of customer seating and almost 900 SF for the kitchen and bathrooms. The second floor outside is a 1,500 SF fully fenced in and covered deck. Access to both decks is through the inside of the restaurant. There is no outside access to either deck. There will be 50 seats at tables inside downstairs, and 34 seats at tables inside upstairs. Downstairs outside will have 12 seats at tables, while upstairs outside will have 74 seats at tables. There will be two inside bars. The downstairs bar will have seven (7) seats and the upstairs bar will have 15 seats. There will also be a service bar with no seating on the downstairs outside deck and no bar on the upstairs outside deck.

Mr. James requests that the restriction noted above, which were the restrictions in place while he held the license for “Mother’s Cantina” at this location, be implemented for “Midtown Roadhouse”. There will be about 20 employees. All who handle alcohol will be TIPs/TAM trained. Days open and daily hours of operation will vary depending on the season from three days to seven per week from about Noon – 10 PM. The business will be closed in January and February.

Harold F. Cook  
Board Investigator

April R. Payne  
Liquor License Administrator

302-632-3623

Business Phone No.

Received 1-17-25

APD

WORCESTER COUNTY  
STATE OF MARYLAND  
ALCOHOLIC BEVERAGES LAW

APPLICATION FOR A CLASS "B" BNL7-Day LICENSE"NEW APPLICATION"

For the use of:

(Check one) An Individual ☐ Partnership ☐ Corporation ☒ Unincorporated Association ☐ Limited Liability Co. ☐

To the Board of License Commissioners Worcester County.

Date January 17, 20 25

Application is made by the undersigned under the provisions of Article 2B of the Annotated Code of Maryland, as amended, title "Alcoholic Beverages," for the above license, and the applicant(s) submit(s) and certify(ies) to the following information required by the Article.

Fill in all the blanks:

**Applications will NOT be accepted without all Applicant information, including middle name.**

## 1. Applicant(s)

(1) Full Name Torrie Marcel James

Date of Birth \_\_\_\_\_

Place of Birth Washington, D.C.Telephone Number 302-222-6405Residence 1604 Thomas Davis Drive, Clayton, DE 19931Period of Residence 12 years in Wor. County 0

Naturalized at \_\_\_\_\_ Year \_\_\_\_\_

Race African American Sex Male(2) Full Name Jessica Nicole Maxwell

Date of Birth \_\_\_\_\_

Place of Birth Dover, DelawareTelephone Number 302-632-3623Residence 351 Banning Road, Camden-Wyoming, DE 19910Period of Residence 7 years in Wor. County 0

Naturalized at \_\_\_\_\_ Year \_\_\_\_\_

Race Caucasian Sex Female(3) Full Name Ryan Wayne James

Date of Birth \_\_\_\_\_

Place of Birth Baltimore, MarylandTelephone Number 410-533-1332Residence 10128 Bluemarlin Drive, Ocean City, MD 21842Period of Residence 14 years in Wor. County 17 years

Naturalized at \_\_\_\_\_ Year \_\_\_\_\_

Race Caucasian Sex Male

2. The applicant(s) is/are citizen(s) of the United States, and (if the application is for an individual or a partnership), has/have been for two years next preceding the filing of this application (a) resident(s) of Worcester County. The applicant(s) (if applying as a qualifying individual for a corporation) is a registered voter and taxpayer in Worcester County and shall also have resided there for at least two years prior to the filing of this application. The applicant(s) thus qualified is/are: 1( ) 2( ) 3( ☒ ) (Check number to correspond with name(s) listed above.)

3. State the Retail Sales Tax No.: \_\_\_\_\_

4. If a corporation, state corporate name and trade name, if any: SAMAJ Hospitality Group South, Inc T/A Midtown Roadhouse

If other than a corporation, state trade name to be used: \_\_\_\_\_

5. Address of place to be licensed (Give street number or accurate description): 7805 Coastal Highway, Unit 2  
Ocean City, Maryland 21842

A. Nearest intersecting street: 78th Street Approximate distance: 200 feetB. Tax District where located: 1 Is this an application for a new license? YesC. Is this a transfer from a present licensee? No From Whom? \_\_\_\_\_

(This Board must be furnished releases by the State Comptroller's Office approving the bulk sales transfer and clearing all tax accounts before any license will be transferred.)

- D. Are you represented by an attorney? Whom: Kristina L. Watkowski Tel. No.: 410-213-2681

Address: 9927 Stephen Decatur Highway, Ste F-12 Ocean City, MD 21842



- E. Describe premises to be licensed: full service restaurant and bar
- F. If this is a new or proposed building or a building not previously licensed, a copy of the bona fide plans must be filed with this application or presented at the time of the hearing.
6. State name and address of owner of record of premises: James Family Properties, LLC  
10128 Blue Martin Drive, Ocean City, Maryland 21842
7. Have you ever been:
- A. Convicted of a misdemeanor? 1 No 2 No 3 No
- B. Adjudged guilty of violating alcoholic beverage laws by a court, administrative agency or Board of License Commissioners? 1 No 2 No 3 No
- C. Adjudged guilty of violating gambling laws? 1 No 2 No 3 No
- D. Adjudged guilty of any offense against the laws of the United States? 1 No 2 No 3 No
- If so, when and where: \_\_\_\_\_
- E. Convicted of a felony or offered a plea of nolo contendere to a felony indictment and charge was subsequently accepted by a court? 1 No 2 No 3 No
8. A. Have you ever held a license for the sale of alcoholic beverages? 1 Yes 2 Yes 3 Yes
- If yes, state when and where: (1) & (2): Delaware 2022 (3): 2021-2023 MD Lic 649
- B. If so, has such license been suspended or revoked? 1 No 2 No 3 No
- If answer is yes, give full details: \_\_\_\_\_
- C. If so, were you ever found in violation of any alcoholic beverage law? 1 No 2 No 3 No
9. Have you ever applied for an alcoholic beverage license in the State of Maryland? 1 No 2 No 3 Yes
- If answer is yes, state when and where: (3): 2021 MD Lic 649
10. What financial interests do you have in the business to be conducted under this license? 1 45% 2 45% 3 10%
11. Are you financially interested in any other alcoholic beverage business for which a license has been applied for, granted or issued? 1 Yes 2 Yes 3 No
- If so, give details: Delaware 9 East Taphouse
12. Is your wife or husband, as the case may be, a licensee and does her or she have any financial interest in any other alcoholic beverage business in the State of Maryland? 1 No 2 No 3 Yes
- If so, give details: (3) Wife Katherine Neely James MD licence 664
13. Is there now, or will there be, during the continuance of the license applied for, any other person financially interested in said license or the business to be conducted thereunder? 1 No 2 No 3 No
- If so, state name, address, telephone no., age, percent of interest and state whether or not an interest is held in any other alcoholic beverage license: \_\_\_\_\_
14. A. Does any manufacturer, brewer, distiller or wholesaler have any financial interest in the premises or business to be conducted under this license? No
- B. Will any such interest be hereafter conveyed or granted to any such manufacturer, brewer, distiller or wholesaler? No
15. Do you now have, or will you hereafter have, any indebtedness or other financial indebtedness, directly or indirectly, to any manufacturer, brewer, distiller or wholesaler, other than for purchase of alcoholic beverage? No
16. A. If granted a license, will you conform to all laws and regulations relating to the business in which you propose to engage? Yes
- B. If granted a license, will you agree to keep current all state and local tax obligations including, but not limited to, state sales and use tax, withholding tax and admissions tax? Yes
- I/We consent to the Board of License Commissioners being furnished with a copy of my/our arrest record, if any, by any state, local, or federal law enforcement or judicial agency. App. #1 Yes App. #2 Yes App. #3 Yes

STOCKHOLDER AFFIDAVIT

Name Torrie Marcel James Residence 604 Thomas Davis Drive, Clayton Delaware Zip Code 19938

Period of Residence 12 years Home Telephone No. 302-222-6405 Office Telephone No. \_\_\_\_\_

Date of Birth 10/9/75 Sex male Place of Birth Washington, D.C. Social Security No. \_\_\_\_\_

Naturalized Yes ( ) No ☒ Where Naturalized \_\_\_\_\_ Petition No. \_\_\_\_\_

Place of Employment Town of Smyrna

Address of Employer 27 South Market St. Plaza, Smyrna DE 19977 Length of Employment 25 years

1. How many shares of stock have been issued to you? 450 45%  
#of Share/Percent of total shares

2. Have you ever been convicted of a felony, or have you been adjudged guilty of violating the laws governing the sale of any alcoholic beverages or for the prevention of gambling in the State of Maryland or adjudged guilty of any offense against the laws of the United States?

Yes ( ) No ☒ If yes, please detail. \_\_\_\_\_

3. State whether you have had a license for the sale of alcoholic beverages denied or revoked.

Yes ( ) No ☒ If yes, please detail. \_\_\_\_\_

4. Have you ever held a license for the sale of alcoholic beverages and if so in what State and what location?

Delaware 9 East Taphouse  
9 East Lockerman Street  
Dover, Delaware 19901

5. Are you financially interested in any other place of business that has an alcoholic beverage license in the State of Maryland?

Yes ( ) No ☒ If yes, please detail. \_\_\_\_\_

6. As a stockholder, how much time will you spend on the licensed premises?

40 hours per week

7. What profit will you derive in proportion to the percentage of ownership?

50 percent

8. As a stockholder, have you read the Rules and Regulation of the Board?

yes

9. If you are a qualified Resident Agent, are you a resident of Worcester County, Maryland?

Yes ( ) No ☒

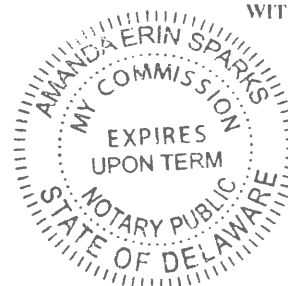
PROVIDE COPY(ies) OF ANY AND ALL AGREEMENTS / CONTRACTS relative to the operation of the business to be conducted under the alcoholic beverage license. (Inclusive of managerial agreements and/or sales contracts.)

[Signature]  
Signature

President  
Office Held in Corporation

I HEREBY CERTIFY THAT BEFORE ME, a Notary Public in and for the State of Delaware, County of Worcester, personally appeared 27 South Market St, Smyrna In said County and State on this 16th day of January, 2025 and made oath in due form of law that the matters and facts in the foregoing Affidavit are true and that they would in fact comply with all statements made therein.

WITNESS my hand and official Seal this 16th day of January, 2025



[Signature]  
Notary Public

My Commission Expires: Upon Term

**STOCKHOLDER AFFIDAVIT**

Jessica Nicole Maxwell 351 Banning Road, Camden-Wyoming, DE  
 Name Residence Zip Code

7 years 302-632-3623  
 Period of Residence Home Telephone No. Office Telephone No.

11/14/82 Female Dover, Delaware  
 Date of Birth Sex Place of Birth Social Security No.

Naturalized Yes ( ) No (X) Where Naturalized Petition No.

Place of Employment

Address of Employer Length of Employment

1. How many shares of stock have been issued to you? 450 45%  
 #of Share/Percent of total shares

2. Have you ever been convicted of a felony, or have you been adjudged guilty of violating the laws governing the sale of any alcoholic beverages or for the prevention of gambling in the State of Maryland or adjudged guilty of any offense against the laws of the United States?

Yes ( ) No (X) If yes, please detail.

3. State whether you have had a license for the sale of alcoholic beverages denied or revoked.

Yes ( ) No (X) If yes, please detail.

4. Have you ever held a license for the sale of alcoholic beverages and if so in what State and what location?

Delaware 9 East Taphouse  
9 East Loockerman Street  
Dover, Delaware 19901

5. Are you financially interested in any other place of business that has an alcoholic beverage license in the State of Maryland?

Yes ( ) No (X) If yes, please detail.

6. As a stockholder, how much time will you spend on the licensed premises?

30 hours per week

7. What profit will you derive in proportion to the percentage of ownership?

50 percent

8. As a stockholder, have you read the Rules and Regulation of the Board?

yes

9. If you are a qualified Resident Agent, are you a resident of Worcester County, Maryland?

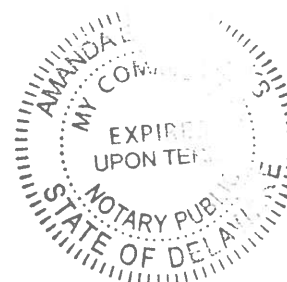
Yes ( ) No (X)

PROVIDE COPY(ies) OF ANY AND ALL AGREEMENTS / CONTRACTS relative to the operation of the business to be conducted under the alcoholic beverage license. (Inclusive of managerial agreements and/or sales contracts.)

Jessica Maxwell Vice President  
 Signature Office Held in Corporation

Kort I HEREBY CERTIFY THAT BEFORE ME, a Notary Public in and for the State of Delaware, County of Worcester, personally appeared 27 South Market St, Smyrna said County and State on this 16 day of January, 2025 and made oath in due form of law that the matters and facts in the foregoing Affidavit are true and that they would in fact comply with all statements made therein.

WITNESS my hand and official Seal this 16<sup>th</sup> day of January, 2025



[Signature]  
 Notary Public  
 My Commission Expires: Upon Term

**STOCKHOLDER AFFIDAVIT**

Name Ryan James Residence 10128 Blue Martin Dr. Ocean City Zip Code 21842  
14 yrs Period of Residence Home Telephone No. 410-533-1332 Office Telephone No.  
9/7/76 Date of Birth Sex male Place of Birth Baltimore Social Security No.  
 Naturalized Yes ( ) No ☒ Where Naturalized Mother's Canton Petition No.  
 Place of Employment 2810 Philadelphia Ave Length of Employment 16 yrs  
 Address of Employer

1. How many shares of stock have been issued to you? 100 1090  
 # of Share/Percent of total Shares

2. Have you ever been convicted of a felony, or have you been adjudged guilty of violating the laws governing the sale of any alcoholic beverages or for the prevention of gambling in the State of Maryland or adjudged guilty of any offense against the laws of the United States?

Yes ( ) No ☒ If yes, please detail.

3. State whether you have had a license for the sale of alcoholic beverages denied or revoked.

Yes ( ) No ☒ If yes, please detail.

4. Have you ever held a license for the sale of alcoholic beverages and if so in what State and what location?

Yes, license 649 in Maryland

5. Are you financially interested in any other place of business that has an alcoholic beverage license in the State of Maryland?

Yes ( ) No ☒ If yes, please detail.

6. As a stockholder, how much time will you spend on the licensed premises?

40 hours per week

7. What profit will you derive in proportion to the percentage of ownership?

0

8. As a stockholder, have you read the Rules and Regulation of the Board?

YES

9. If you are a qualified Resident Agent, are you a resident of Worcester County, Maryland?

Yes ☒ No ( )

PROVIDE A COPY(ies) OF ANY AND ALL AGREEMENTS / CONTRACTS relative to the operation of the business to be conducted under the alcoholic beverage license. (Inclusive of managerial agreements and/or sales contracts.)

Signature [Signature]

Secretary  
 Office Held in Corporation

I HEREBY CERTIFY THAT BEFORE ME, a Notary Public in and for the State of Delaware, County of Worcester, personally appeared 27 South Market St, Smyrna In said County and State on this 16th day of January, 2025, and made oath in due form of law that the matters and facts in the foregoing Affidavit are true and that they would in fact comply with all statements made therein.

WITNESS my hand and official Seal this 16th day of January, 2025



Notary Public [Signature]

My Commission Expires: Upon Term

I/We hereby authorize the Comptroller, his duly authorized deputies, inspectors and clerks, the Board of License Commissioners of Worcester County, its duly authorized agents and employees, any peace officer of Worcester County, to inspect without warrant, the premises upon which said business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours, and further state that I/We have personally obtained the signatures of the ten citizens to the certificate which is a part hereof.

(Extract from the law: If any affidavit or oath required under the provisions of this Act shall contain any false statements, the offender shall be deemed guilty of perjury, and upon indictment and conviction thereof shall be subject to the penalties provided by the law for that crime.)

Give name(s) and address(es) of officers:

<u>Torrie M. James</u> (name)	<u>Pres / Tres</u> (title)	<u>664 Thomas Davis Dr Clayton DE</u> (residence) 19938
<u>Jessica N. Maxwell</u> (name)	<u>Vice President</u> (title)	<u>351 Banning Rd. Camden-Wyoming, DE</u> (residence) 19934
<u>Ryan James</u> (name)	<u>Secretary</u> (title)	<u>10128 Blue Marlin Dr. OCMN</u> (residence) 21841

If applicant is a Corporation, President or Vice-President must sign:

All Applicants must sign:

Torrie M. James  
(Signature of Pres. or Vice-Pres.)

1. [Signature]  
(Signature of applicant)  
2. Jessica Maxwell  
(Signature of applicant)  
3. [Signature]  
(Signature of applicant)

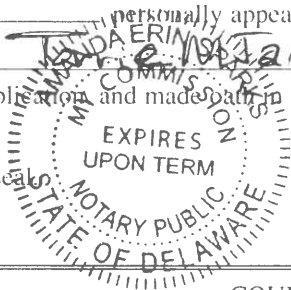
STATE OF Delaware COUNTY OF Kent TO WIT:

THIS CERTIFIES. That on the 16<sup>th</sup> day of January, 2025, before the subscriber, a Notary Public of the State of

Delaware  
Smyna, DE 19977 personally appeared 27 South Market Street  
Torrie M. James, Jessica Maxwell, Ryan James  
the applicant(s) named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his/their knowledge and belief.

WITNESS my hand and notarial seal.

(Seal)



[Signature]  
NOTARY PUBLIC

STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_ TO WIT:

THIS CERTIFIES. That on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before the subscriber, a Notary Public of the State of

\_\_\_\_\_ personally appeared \_\_\_\_\_

the applicant(s) named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his/their knowledge and belief.

WITNESS my hand and notarial seal.

(Seal)

NOTARY PUBLIC

STATE OF \_\_\_\_\_ COUNTY OF \_\_\_\_\_ TO WIT:

THIS CERTIFIES. That on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before the subscriber, a Notary Public of the State of

\_\_\_\_\_ personally appeared \_\_\_\_\_

the applicant(s) named in the foregoing application, and made oath in due form of law that the statements therein are true to the best of his/their knowledge and belief.

WITNESS my hand and notarial seal.

(Seal)

NOTARY PUBLIC

STATEMENT OF OWNER OF PREMISES REQUIRED IN CONNECTION WITH  
ALCOHOLIC BEVERAGES LAW OF MARYLAND

I/WE HEREBY CERTIFY, That I am/we the owner(s) of record of the property known as 7805 Coastal Highway  
Unit 2, Ocean City, Maryland 21842

named in the foregoing application made to the Board of License Commissioners under the Alcoholic Beverage Laws of Maryland; that I/we assent to the granting of the license applied for; that I/we hereby authorize the State Comptroller, his duly authorized deputies, inspectors and clerks, the Board of License Commissioners for Worcester County, its duly authorized agents and employees, and any peace officer of such county to inspect and search, without warrant, the premises upon which the business is to be conducted, and any and all parts of the building in which said business is to be conducted, at any and all hours.

WITNESS, our my hand(s) and seal(s) this 16 day of 2025 January 2025  
[Signature] (seal) \_\_\_\_\_ (seal)  
\_\_\_\_\_ (seal) \_\_\_\_\_ (seal)

STATE OF Delaware COUNTY OF Kent TO WIT:

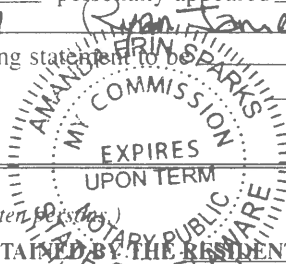
THIS CERTIFIES. That on the 16<sup>th</sup> day of January, 2025, before the subscriber, a Notary Public of the State of

Delaware personally appeared 27 South Market Street  
Smyrna, DE 19977 Ryan James

and acknowledged the execution of the foregoing statement to be his act.

WITNESS my hand and notarial seal.

(Seal)



[Signature]  
NOTARY PUBLIC

(The following certificates must be signed by at least ten persons.)

SIGNATURES MUST BE OBTAINED BY THE RESIDENT, IF APPLICATION IS FOR CORPORATION.

We the undersigned reputable citizens (real estate owners, registered voters with Worcester County and reside within the tax district in which the business covered by the foregoing application is to be conducted) certify that each of us has been personally acquainted with the applicant for the length of time indicated after our respective names; that we have examined the application of the applicant and that we have good reason to believe that all of the statements contained in said application are true, and that we are familiar with the premises upon which the proposed business is to be conducted and we believe such premises are suitable for the conduct of the business of retail dealer in alcoholic beverages, and that we are of the opinion that the applicant is a suitable person to obtain the license applied for:

(Print name above signature)

Address  
Voting Residence

Length of time acquainted with applicant(s). If not acquainted prior to application filing, indicate "Just Met." (All three blanks must be filled in.)

Name	Address	Voting Residence	Length of time acquainted with applicant(s)
<u>Amy Wood</u>	<u>10034 Blue Martin Dr. OC MD 21842</u>	<u>10034 Blue Martin Dr. OC MD 21842</u>	<u>App. 1 13</u>
<u>Ryan Wood</u>	<u>10034 Blue Martin Dr. OC MD 21842</u>	<u>10034 Blue Martin Dr. OC MD 21842</u>	<u>App. 1 13</u>
<u>Gary Johnson</u>	<u>508 Lakeland Unit 201 OC MD 21842</u>	<u>508 Lakeland Unit 201 OC MD 21842</u>	<u>App. 1 10</u>
<u>Gary Lee</u>	<u>706 N. S. Rd. OC 21842</u>	<u>706 N. S. Rd. OC 21842</u>	<u>App. 1 25</u>
<u>Adam Carson</u>	<u>730 N. S. Rd. OC MD 21842</u>	<u>730 N. S. Rd. OC MD 21842</u>	<u>App. 1 25</u>
<u>Lori Carson</u>	<u>12504 Fleetway Dr. OC MD 21842</u>	<u>12504 Fleetway Dr. OC MD 21842</u>	<u>App. 1 10</u>
<u>Dennis Fohner</u>	<u>9809 Winding Trail Rd. W. OC.</u>	<u>9809 Winding Trail Rd. W. OC.</u>	<u>App. 1 32 years</u>
<u>B. K. H.</u>	<u>4809 Winding Trail Road W. OC MD 21842</u>	<u>4809 Winding Trail Road W. OC MD 21842</u>	<u>App. 1 30 years</u>
<u>Morgan Kott</u>	<u>3801 Atlantic Avenue Ocean City MD 21842</u>	<u>3801 Atlantic Avenue Ocean City MD 21842</u>	<u>App. 1 29</u>
<u>Frank G. [Signature]</u>	<u>3801 Atlantic Avenue Ocean City MD 21842</u>	<u>3801 Atlantic Avenue Ocean City MD 21842</u>	<u>App. 1 29</u>
<u>[Signature]</u>	<u>10042 Blue Martin Dr. OC MD 21842</u>	<u>10042 Blue Martin Dr. OC MD 21842</u>	<u>App. 1 15 years</u>
<u>[Signature]</u>	<u>10042 Blue Martin Dr. OC MD 21842</u>	<u>10042 Blue Martin Dr. OC MD 21842</u>	<u>App. 1 13 years</u>

Names and addresses of signers must be printed or typewritten above signatures.