

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR BAI-TEE BAKERY - NEW
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector			X
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher III			<input type="checkbox"/>
		Donna Hughes, Liquor License Specialist			Kelly Henry, Technical Services Manager			<input type="checkbox"/>
Alternate Liquor License Assistant: Name: Maria McVey				X	Valarie Dawson, Court Reporter			X
License #:	NEW	Hearing Date:	April 16, 2025		Time Hearing Started:	1:05 p.m.		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: 14 Atlantic, Inc.			T/A: Bai – Tee Bakery		Address: 1401 N. Atlantic Avenue Ocean City, Maryland			
New Application:	X Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	<input type="checkbox"/> Yes	Violation:	<input type="checkbox"/> Yes
Items to be discussed: Application for Class "B" B/W/L 7 Day License								
Applicants:	X	Licensees:	<input type="checkbox"/>		Representative:			
1. Aseel Hussein Mohsen					Kristina Watkowski, Esquire			
Witnesses:					Protestants:			
1.					1.			
Exhibits:					Exhibits:			
1. Applicant's Exhibit #1 - Floor Plan					1.			
2. Applicant's Collective Exhibit #2 – Five Photos of Commander Hotel					2.			
3. Applicant's Exhibit #3 – Mohsen's TAMS Certificate					3.			
<p>Hearing Minutes: The applicant along with his attorney, Kristina Watkowski, Esquire appeared before the Board with an application for a Class "B" B/W/L 7 Day license. The applicant was sworn in. Watkowski introduced herself to the Board stating she is representing Aseel Hussein Mohsen today. Watkowski presented the project, noting that the building is owned by the Commander Hotel and that a five-year lease agreement is in place. Mohsen will be responsible for the daily operations of the establishment. He brings experience in the food and beverage industry, having previously worked at Ledo's Pizza; his wife is also the owner of Ledo's Pizza in Salisbury. Watkowski submitted (Applicant's Exhibit #1) floor plan, and (Applicant's Collective Exhibit #2) five photos of Commander Hotel. Watkowski noted that Mohsen has no prior violations on record. The proposed project is a French-Mediterranean bakery with Middle Eastern influences, named Bai-Tee, which translates to "my house." The concept emphasizes a family-friendly atmosphere where community members can gather and enjoy offerings such as breakfast sandwiches and croissants. The establishment plans to provide seating for ten (10) patrons indoors and eighty (80) outdoors. There is also a beach area adjacent to the premises; the applicant is requesting that this area be included within the licensed premises. Mohsen stated that, if approved, the beach area would be enclosed with a fence and monitored by staff for safety. Proposed hours of operation are 7:00 a.m. to 10:00 p.m. during the summer season and 7:00 a.m. to 3:00 p.m. from October through March. Watkowski submitted (Applicant's Exhibit #3) applicant's TAMS certified. The business anticipates employing over thirty (30) employees, all of whom will be TIPS/TAMS certified, and ID verification books will always be accessible to staff, and there will be structured greeting practices in place to prevent sales to minors. Mohsen emphasized that the environment will be family-oriented and not operate like a bar. Watkowski stated her client is requesting permission for two (2) pieces of amplified live entertainment, such as jazz instruments (e.g., saxophone, violin), from 9:00 a.m. to 10:00 p.m. Both indoor and outdoor speaker systems are proposed. Commissioner Nichols raised concerns about the request to include the outdoor beach area, as it was not reflected in the original floor plan or license. Watkowski acknowledged that the request is new and</p>								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR BAI-TEE BAKERY - NEW
APRIL 16, 2025

subject to the Board's approval, as well as that of the Ocean City Planning and Zoning Department. Commissioner Esham expressed concern that these requests were not mentioned in the initial report and recommended that the applicant return later with a formal request. Commissioner Nichols inquired about the number of employees, to which Mohsen responded to approximately thirty (30) employees. Commissioner Cropper commented that the boardwalk area has not previously been used as currently proposed. Commissioner Esham confirmed that the applicant retracted the request for beach area use and would return with a future application. Watkowski clarified that while food service might occur in the beach area, alcohol service would be pending Board approval. Commissioner Esham reiterated that carryout alcohol privileges are not granted under the current license. He also noted that the request for live entertainment was not included in the report. Watkowski confirmed that the entertainment request was submitted after the report was completed. April Payne asked about the number of outdoor speakers; Mohsen replied that there would be two, with soft background music. Commissioner Cropper asked for clarification on the lease area, to which Mohsen responded that he is leasing both the restaurant and deck areas. Mr. Coates requested that Watkowski provide a site plan showing where entertainment would be located to April Payne. Commissioner Esham asked Mohsen to confirm his understanding that service is not permitted in the hotel's pool area; Mohsen acknowledged this. Commissioner Cropper inquired about ID scanners. Watkowski explained that a final decision on the system had not been made; they are considering either ID books or scanners depending on the technology used. She further clarified that all alcohol sales will be made at the bar, and that alcohol will only complement the food service. Commissioner Esham inquired whether the proposed entertainment would be acoustic or non-acoustic; Mohsen responded that it would be amplified. When asked about performance hours, Mohsen stated 9:00 a.m. to 10:00 p.m. but clarified it would not be continuous. When asked about location, Mohsen indicated that live entertainment would primarily occur indoors, depending on the atmosphere and customer volume. Watkowski provided an example of weekend brunch performances from 10:00 a.m. to 2:00 p.m. Payne asked where inside the performances would be located; Mohsen indicated near the couch area. Commissioner Cropper expressed concern that the applicant appeared to be seeking approval for multiple items without clarity.

The Board tentatively approved the application for a Class "B" B/W/L 7 Day license pending all required documentation.

Motion:	1st	Mr. Esham	2nd	Mr. Nichols	Approved:	<input checked="checked" type="checkbox"/>	Yes	<input type="checkbox"/>	No
----------------	-----	-----------	-----	-------------	------------------	--	-----	--------------------------	----

Restrictions: NO LIVE ENTERTAINMENT, NO GAMES ALLOWED, NO POOL TABLES ALLOWED, NO OFF SALE, THE BEACH AREA IS NOT A PART OF THE LICENSED PREMISES, TWO SPEAKERS ALLOWED ON THE OUTSIDE DECK.

Time Hearing Ended: 1:25 p.m.

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR PJ'S PIZZERIA - NEW
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector		X	
		Thomas K. Coates, Esq., Board Attorney (RECUSED HIMSELF)			Alternate Board Attorney: Name: Hank Fisher III		X	
		Donna Hughes, Liquor License Specialist			Kelly Henry, Technical Services Manager		X	
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter		X	
License #:	NEW	Hearing Date:	April 16, 2025		Time Hearing Started:	1:26 p.m.		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Uncuffed, Inc.			T/A: PJ's Pizzeria		Address: 12806 Ocean Gateway Ocean City, Maryland 21842			
New Application:	X Yes		Transfer:	<input type="checkbox"/> Yes		Meeting:	<input type="checkbox"/> Yes	
Violation:	<input type="checkbox"/> Yes							
Items to be discussed: Application for Class "B" B/W/L 7 Day, request to designate as Multiple License #3								
Applicants:	X		Licensees:	<input type="checkbox"/>		Representative:		
1. Patrick Brady				Chris Woodley, Esquire				
2. Jaroslaw Struk								
Witnesses:				Protestants:				
1.				1.				
Exhibits:				Exhibits:				
1. Applicant's Exhibit #1 - Site plan				1.				
<p>Hearing Minutes: The applicants along with their attorney Chris Woodley, Esquire appeared before the Board with an application for a Class "B" B/W/L 7 Day license. The applicants were sworn in. Woodley introduced himself to the Board and stated he is representing Patrick Brady and Jaroslaw Struk today. Mr. Coates disclosed that his firm represents Brady in this matter, stating he has not personally participated in the application process or with the premises in question, although he would elect to recuse himself from further involvement in the hearing. Woodly stated that Brady currently holds two other licenses and has no history of violations. Brady confirmed this. Woodley added that Brady has worked in the food and beverage industry for twenty-seven years without any infractions. Woodley noted that Struk, the applicant on this application, has never held a liquor license before but has reviewed all applicable rules and regulations issued by the Board of License Commissioners Liquor Board. Commissioner Esham inquired whether the premises is located within the Francis Scott Key Hotel. Brady stated "Yes." Commissioner Cropper asked about the anticipated clientele. Brady estimated that 80% of patrons will be hotel guests, with the remaining 20% from the public. Commissioner Nichols asked about staffing. Brady stated they anticipate employing approximately thirty part-time employees and anyone serving alcoholic beverages will be TIPS/TAM certified. Woodly submitted (Applicant's Exhibit #1) site plan. April Payne stated that the Route 50 Diner is also located on the same property, but the premises for this application were redefined and are now considered separate. As such, there are two distinct licenses on the property. Commissioner Esham asked whether a site plan had been submitted showing both premises. Payne recommended that a new site plan be provided for this license property, and Commissioner Esham agreed it is necessary for the record. Commissioner Cropper inquired about room service. Brady stated that only to-go food service will be offered. Commissioner Esham clarified that if the license were granted, it would not include permission for carryout of alcoholic beverages. Brady acknowledged and accepted this condition. Mr. Coates stated the lease is in order, but an updated site plan must be submitted and approved before the issuance of this license.</p> <p>The Board tentatively approved the application for a Class "B" B/W/L 7 day license designated as Multiple License #3; pending all required documentation.</p>								
Motion:	1st	Mr. Nichols		2nd	Mr. Cropper		Approved:	X Yes <input type="checkbox"/> No
Restrictions: NO LIVE ENTERTAINMENT, NO OFF SALE, NO GAMES ALLOWED, NO POOL TABLES ALLOWED.								
Time Hearing Ended: 1:33 p.m								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR 1st STOP - NEW
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		<input checked="" type="checkbox"/>	R. Charles Nichols	<input checked="" type="checkbox"/>	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		<input checked="" type="checkbox"/>				
Staff Present:		April Payne, Administrator		<input checked="" type="checkbox"/>	Ian Cameron, Inspector		<input checked="" type="checkbox"/>	
		Thomas K. Coates, Esq., Board Attorney		<input checked="" type="checkbox"/>	Alternate Board Attorney: Name: Hank Fisher, III		<input checked="" 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"/>	
License #:	NEW	Hearing Date:	April 16, 2025		Time Hearing Started:	1:38 p.m.		
Class:	"A"	Type:	B/W/L		Day:	7 Day License		
For: 1st Stop OC, Inc.		T/A: 1st Stop		Address: 106 N. Division Street Ocean City, Maryland 21842				
New Application:	<input checked="" type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	<input type="checkbox"/> Yes	Violation:	<input type="checkbox"/> Yes
Items to be discussed: Application for Class "A" B/W/L 7 Day License								
Applicants:	<input checked="" type="checkbox"/>	Licensees:	<input type="checkbox"/>		Representative:			
1. Shereem Ismail Ramadan		Demetrios Kaouris, Esquire						
Witnesses:		Protestants:						
1.		1. Jeff Walls - 8 th Street Liquors (GM)						
2.		2. Walid Saleh – OC Dollar Store (Owner)						
3.		3. Dina Heise – Liquor Depot (Owner)						
4.		4. Charles Weaver – Weavers Beer & Wine (Owner)						
5.		5. Olga Gjidede– Mitchell's Market (Owner)						
6.		6. Robert Riccio – Property Owner						
Exhibits:		Exhibits:						
1. Applicant's Exhibit #1 - License Application		1. Board's Collective Exhibit #1 - Five letters of Opposition from Residents						
2. Applicant's Exhibit #2 - Articles of Corporation		2. (Opponent's Collective Exhibit #1) - Letter from Walid Saleh in Opposition (Exhibit - 1A) - Letter of Denial from Board for request to Upgrade B/W to B/W/L dated: 2/17/17 (Exhibit - 1B) - 2022-2024 Sales Report (Exhibit - 1C) - Financial Report						
3. Applicant's Exhibit #3 - 1 st Stop By-Laws		3. (Opponent's Exhibit #2) – Weaver's 2021-2024 Sales Reports						
4. Applicant's Exhibit #4 - Minutes of Directors Meeting		4. (Opponent's Collective Exhibit #3) Seven Tax Maps of Robert Riccio's properties						
5. Applicant's Exhibit #5 - Stock Certificate								
6. Applicant's Exhibit #6 - Shereen Ramadan TIPS/TAMS Certificate								
7. Applicant's Exhibit #7 - Proposed Store Location								
8. Applicant's Exhibit #8 - Lease								
9. Applicant's Exhibit #9 - Real Property Data Search								
10. Applicant's Exhibit #10 - Proposed Exterior Signage								
11. Applicant's Exhibit #11 - Proposed Store Interior Layout								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR 1st STOP - NEW
APRIL 16, 2025

12. Applicant's Collective Exhibit #12 - Three Letters from business owners in support	
13. Applicant's Exhibit #13 - Street view of Weaver's Beer & Wine Store	
14. Applicant's Exhibit #14 - Street View of 8 th Street Liquors	
15. Applicant's Exhibit #15 - Baltimore County Licensed Beverage Assoc. vs. Kwon Article	

Hearing Minutes: The applicant, Shereen Ramadan, along with her attorney, Demetrios Kaouris, Esquire, appeared before the Board for a Class "A" B/W/L 7 Day License application. The licensee was sworn in. Commissioner Esham asked the audience how many are present today in support and how many are in opposition. Several members of the public, at least seven individuals, were present to protest the application, all of whom were sworn in prior to testifying. Kaouris introduced his client. He presented the following exhibits into evidence (Applicant's Exhibit #1) license application, (Applicant's Exhibit #2) articles of corporation, (Applicant's Exhibit #3) 1st Stop By-Laws, (Applicant's Exhibit #4) directors' minutes, (Applicant's Exhibit #5) stock certificate. Kaouris then asked Ramadan whether she was the sole stockholder of the business, to which she confirmed that she was. Kaouris explained that the applicant has eighteen years of experience in the food and beverage industry, detailing her prior positions at 9th Street Market Beer and Wine, Village Market and 18th Street Beer Wine and Liquor, and other family-owned establishments. Ramadan also confirmed that she had only one violation on record, which occurred during the COVID-19 pandemic. She explained that during this violation, a person carrying a gun was arrested right outside her establishment, and an underage individual attempted to purchase alcohol. While she did check the ID, Ramadan admitted that the tense situation outside distracted her from properly verifying the customer's age. When asked about steps to ensure this does not happen again, Ramadan outlined plans to implement ID scanners for age verification, to refuse vertical IDs, and to prohibit sales to anyone under 21. Kaouris submitted (Applicant's Exhibit #6) Shereen Ramadan TIPS/TAMS certificate. Ramadan confirmed that all employees would be required to complete this certification prior to being hired. Ramadan explained that the business would operate in the former 7-Eleven location and clarified that the store would be a specialty alcohol retail store with a focus on fine wines, cigars, and craft beers. She described the space, a 2,400-square-foot facility with two entrances, located at a prime location on the left side of the entrance to downtown Ocean City, easily accessible from Philadelphia Avenue and Wilmington Lane. Kaouris submitted (Applicant's Exhibit #7) proposed store location, (Applicant's Exhibit #8) lease, (Applicant's Exhibit #9) real property data search. Ramadan stated that the business would serve a need for both tourists and residents. She emphasized that there would be a strict no-consumption policy on the property, with measures to prevent loitering or hanging out on the premises. Kaouris submitted (Applicant's Exhibit #10) proposed exterior signage, and (Applicant's Exhibit #11) proposed interior layout. Ramadan explained that the signage would differ from the old 7-Eleven's paper signs by incorporating a clean, modern look with neon signs. The store's hours of operation were proposed as 9:00 a.m. to 2:00 a.m. Ramadan noted that the facility would require no major installation of equipment, as it would only undergo exterior cosmetic changes. The business aimed to target customers who wanted a refined selection of alcoholic beverages, with a price range of up to \$15 per item. There would be no sale of food, and the store would operate as carry-out only. Kaouris submitted (Applicant's Collective Exhibit #12) three letters from business owners in support of the 1st Stop business. Commissioner Esham announced the Board will now hear from the individuals in the audience.

- Walid Saleh, owner of OC Dollar Store, stated he is here today in opposition to the 1st Stop application. Saleh stated that in 2017, his request for a license upgrade was denied due to the area already having sufficient alcohol outlets. He noted that since the relinquishment of the 7-Eleven license in 2022, he had not seen any increase in sales and even experienced a decline. Saleh submitted (Opponent's Collective Exhibit #1) letter from Walid Saleh in opposition of 1st Stop (Exhibit 1A) letter of denial from Board for request to Upgrade B/W to B/W/L dated 2/17/17 (Exhibit 1B) 2022-2024 sales report, (Exhibit 1C) financial report. Saleh also stated that the downtown

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR 1st STOP - NEW
APRIL 16, 2025

area now has thirteen licenses for B/W or B/W/L, stating he was concerned not with competition but with the number of licenses being granted in the area. In response, Kaouris asked Saleh if he understood the legal definition of "Need," which Saleh confirmed. Kaouris also inquired about Saleh's parking, noting that he had only three parking spaces, to which Saleh responded that he has twelve spaces noting there are eight spaces in the back of building and four in front of store.

- Jeff Walls, manager of 8th Street Liquors, stated to the Board he is in opposition to the application, noting that there were already thirteen licenses in the area and that the addition of another carry-out license would create an oversaturation of alcohol sales outlets. Walls questioned Ramadan regarding 1st Stop hours of operations. Ramadan stated during the Summer 9:00 a.m. to -2 a.m. the location will be closed in the Winter because there is not much business. Walls expressed to the Board his business and other business in the area remain open year-round, we take losses in the winter to keep our employees employed. Kaouris submitted (Applicant's Exhibit #14) street view of 8th Street Liquors. Kaouris questioned Walls regarding his parking area. Walls stated the location has about eighty parking spot across the street. Kaouris stated that across the street means people must cross Philadelphia Street to get to his establishment, which is a high transit area. Walls responded there is additional parking behind the building as well. Kaouris asks Walls if he agrees that crossing Philadelphia Street in the summertime is very busy. Walls responded is as busy as North Division Street where several business are in Ocean City.
- Dina Heise, owner of Liquor Depot stated to the Board she is in opposition to the application noting her business is located 1.5 miles from the proposed location, argued that the downtown area was already densely populated with liquor stores, and the addition of another liquor store would create an oversaturation. She pointed out that most liquor stores in the area are spaced about a mile apart, with the downtown area already having four licenses. She also emphasized the lack of need in the area for another store. When asked if she was concerned about competition, Heise acknowledged her concern but maintained that there was no need for more licenses in the downtown area.
- Olga Gjidede, Owner of Mitchell's Market expressed opposition to the application, stating that the proposed location at the entrance to the city would create issues with loitering, noise, and intoxicated individuals. She worried that the business would negatively impact on the image of Ocean City, especially for tourists visiting the area.
- Charles Weaver, owner of Weaver's Liquor Store stated he is in opposition to the application. Weaver stated he has owned his business for 55 years, stated that the downtown area did not need another alcohol beverage license, as sales had not increased following the relinquishment of the 7-Eleven license. Weaver submitted (Opponent's Exhibit #2) Weavers 2021-2024 sales reports. Weaver stated, as you will see from my sales reports, my sales have gone down even after 7-Eleven relinquished their license noting that with another liquor store would harm the business financially. Commissioner Cropper referenced Weaver's sales records showing sales going down even after 7-11 relinquished their license, you would think your sales would go up because your establishment is right across the street. He also provided a petition with approximately ninety-six signatures in opposition to the application. Mr. Coates stated that the Board doesn't acknowledge petitions unless the individuals on petition are in attendance. Kaouris submitted (Applicant's Exhibit #13) street view of Weavers Beer & Wine. Kaouris asks Weaver about his store's parking spaces, stating that he only has six spots. Weaver agreed and stated that customers can access through the back parking lot. Weaver stated to the Board there are fewer people living in the downtown area so the need for another liquor establishment is not warranted.

• Robert Riccio, property owner at 105 N. Division Street and 103 Caroline Street, a six-unit building Robert Riccio, stated that he owns properties near the proposed location, expressed concern about the impact of the proposed store on public safety. Riccio submitted (Opponent’s Collective Exhibit #3) seven tax maps of Riccio’s properties. Riccio stated that he put up a fence around the area, at the west of his properties, the reason I did this is because this is a rental property and the tenants would call about fights, urinating and defecating, and other disruptive behavior several mornings the property managers would have to pick up beer cans and liquor bottles. Riccio stated there was a significant drop for calls of service to the Ocean City Police Department since 7-Eleven relinquished their license. Riccio stated to the Board I also own the lot behind Weaver’s and has offered to designate a portion of it for additional parking to support Weaver’s, if parking is a concern. Kaouris asks Riccio if he is a local resident since he had mentioned he lives in Key West, Florida. Riccio replied all his investments are here. Riccio stressed the Board that he opposes this application.

Mr. Coates submitted (Board’s Collective Exhibit #1) five letters and emails from residents in opposition to the 1st Stop application. Commissioner Esham asks the individuals in the audience that are opposing this application to raise their hands, noting there were a total of eight properties owners in Ocean City or Worcester County. Commissioner Esham stated for the record there are a total of thirteen B/W licenses with carry out within 2,800 feet of this proposed location, and seven of those are within 1,000 ft, with four B/W/L licenses that have off-sale privileges that are within 2,700 feet, two of them are within 1,500 ft, all in the downtown area. Commissioner Esham stated that part of this Boards job is to ensure the public need, ensure no detriment to the public and protect other licensees.

Kaouris submitted (Applicant’s Exhibit #15) Baltimore County Licensed Beverage Assoc. vs. Kwon Article. Kaouris stated that the Board considers is a “Need,” noting to the Board a need or necessity in the context of an alcohol beverage is convenient, useful, appropriate, proper or conducive to the public of that area. He states this store will be convenient and useful to the area residents, it’s in a suitable location, offers convenient egress and ingress from Division Street and Philadelphia Avenue, ample parking, walking distances from condominiums and living areas.

The Board found that the public need is adequately being met, and that the issuance of an additional license would have a negative impact on the current license holders. Furthermore, the property did not offer anything unique as there are currently five beer, wine and liquor licenses and thirteen beer and wine licenses within the area.

Motion:	1st	Mr. Cropper	2nd	Mr. Nichols	Approved:	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
Restrictions:									
Time Hearing Ended: 2:43 p.m.									

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR FAT DADDY'S – LICENSE # 535
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector			X
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher III			<input type="checkbox"/>
		Donna Hughes, Liquor License Specialist			Kelly Henry, Technical Services Manager			X
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter			X
License #:	535	Hearing Date:	April 16, 2025		Time Hearing Started:	2:47 p.m.		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Shavi_CO, LLC		T/A: Fat Daddy's		Address: 216 S. Baltimore Avenue Ocean City, Maryland 21842				
New Application:	<input type="checkbox"/> Yes	Transfer:	X Yes		Meeting:	<input type="checkbox"/> Yes	Violation:	<input type="checkbox"/> Yes
Items to be discussed: Application for Transfer of a Class "B" B/W/L 7 Day License from AUS Inc. to Shavi_CO, LLC								
Applicants:	X	Licensees:	<input type="checkbox"/>		Representative:			
1. Edward Braude		Quinn W. McGinnes, Esquire						
2. Alsa M. Calimova								
3. Shavkat O. Ismailov								
Witnesses:		Protestants:						
1.		1.						
Exhibits:		Exhibits:						
1.		1.						
<p>Hearing Minutes: The applicants along with their attorney Quinn McGinnes, Esquire appeared before the Board with an application to transfer a Class "B" B/W/L 7 Day license from AUS Inc. to Shavi_CO, LLC. The applicants were sworn in. Quinn McGinnes, Esquire introduced himself to the Board and stated he is representing Edward Braude, Alsa Calimova, and Shavkat Ismailov today. McGinnes asked Braude, is it correct you are the current manager of Fat Daddy's and has held that position for thirty-four years. Braude replied "Correct," also affirming that he will continue to serve as the resident agent on the license. McGinnes stated to the Board that the primary purpose of the transfer is to allow Fat Daddy's to continue operations while Braude gradually steps back from day-to-day responsibilities. McGinnes then referred to Calimova, who has worked in the food and beverage industry since 2000, specifically with the OC Food Market. She has maintained TIPS/TAMS certification since 2008. Ismailov was identified as the incoming on-site manager responsible for ensuring compliance with all liquor laws. He is also TIPS/TAMS certified. Ismailov noted that all future employees will be required to obtain TIPS/TAMS certification prior to hiring. Ismailov confirmed that the business will utilize both ID books and ID scanners, specifically the "WeScan" system, to verify age and identity. McGinnes stated that the existing floor plan and entertainment provisions will remain unchanged. Commissioner Nichols inquired whether the required signatures were obtained for the application by Braude. Braude stated "Yes," all signatures were collected by himself. Coates confirmed that the lease is in order.</p> <p>The Board tentatively approved the application for transfer of a Class "B" B/W/L 7 Day license from AUS Inc. to Shavi_CO, LLC; pending all required documentation.</p>								
Motion:	1st	Mr. Cropper	2nd	Mr. Nichols	Approved:	X	Yes	<input type="checkbox"/> No
Restrictions: SAME RESTRICTIONS								
Time Hearing Ended: 2:53 p.m.								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR WXYZ BAR & TIKI BAR – LICENSE #889
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III (RECUSED HIMSELF)						
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector		X	
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher III		<input type="checkbox"/>	
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager		X	
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter		X	
License #:	889	Hearing Date:	April 16, 2025		Time Hearing Started:	2:55 p.m.		
Class:	"D"	Type:	B/W/L		Day:	7 Day		
For: ALOFT F&B, LLC			T/A: WXYZ Bar & Tiki Bar		Address: 4501 Coastal Highway Ocean City, Maryland 21842			
New Application:	<input type="checkbox"/> Yes	Transfer:	X Yes		Meeting:	<input type="checkbox"/> Yes	Violation:	<input type="checkbox"/> Yes
Items to be discussed: Application for 100% Membership Transfer of a Class "D" B/W/L 7 Day License from John H. Burbage, Jr. to Benjamin N. Seidel								
Applicants:	X	Licensees:	<input type="checkbox"/>		Representative:			
1. Benjamin Norman Seidel					Demetrios G. Kaouris, Esquire			
Witnesses:					Protestants:			
1.					1.			
Exhibits:					Exhibits:			
1. Applicant's Exhibit #1 - Assignment of Membership Interest					1.			
2. Applicant's Exhibit #2 - Operating Agreement					2.			
3. Applicant's Exhibit #3 - Copy of Transfer Application					3.			
4. Applicant's Exhibit #4 – TIPS/TAM Certified Employees					4.			
<p>Hearing Minutes: The applicant along with his attorney Demetrios Kaouris, Esquire appeared before the Board with an application for a 100% stock transfer of a Class "D" B/W/L 7 Day license. Kaouris introduced himself to the Board stating that he is representing Benjamin Seidel today. The applicant was sworn in. Commissioner Cropper disclosed that he is involved with the applicant's property and therefore requests to recuse himself. Kaouris submitted (Applicant's Exhibit #1) assignment of membership interest, (Applicant's Exhibit #2) operating agreement, (Applicant's Exhibit #3) copy of transfer application, and (Applicant's Exhibit #4) TIPS/TAM certified employees. Seidel testified that he has been a resident of Worcester County since 2006. He is not requesting any changes to the existing license, which will remain as currently issued. Seidel holds several other liquor licenses outside the State of Maryland and has never had any violations associated with those licenses. He explained that he owns and operates a management company that oversees hospitality properties on behalf of owners, with the goal of improving financial outcomes. Seidel confirmed that he is familiar with the rules and regulations of the Worcester County Liquor Board. Kaouris stated this establishment is located within the Aloft Hotel, that approximately 70% of their customer base will consist of hotel guests, with the remainder being local patrons. There are no planned changes to the food menu, and the operation will continue to focus on serving hotel guests. Mr. Coates confirmed the lease is in order. Commissioner Esham asked whether the current restrictions on the license would remain in place. Seidel affirmed to the Board that the restrictions would remain the same.</p> <p>The Board approved the application for a 100% Membership Transfer of a Class "D" B/W/L 7 Day License from John N. Burbage to Benjamin N. Seidel</p>								
Motion:	1st	Mr. Nichols	2nd	Mr. Esham	Approved:	X	Yes	<input type="checkbox"/> No
Restrictions: SAME RESTRICTIONS								
Time Hearing Ended: 3:00 p.m.								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR THE INN BERLIN – LICENSE #920
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector		X	
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher, III		X	
		Donna Hughes, Liquor License Specialist			Kelly Henry, Technical Services Manager		X	
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter		X	
License #:	920	Hearing Date:	April 16, 2025		Time Hearing Started:			
Class:	"B"	Type:	B/W		Day:	7 Day		
For: The Inn Berlin			T/A: The Inn Berlin		Address: 15 Harrison Avenue Berlin, Maryland 21811			
New Application:	<input type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	X Yes		Violation: <input type="checkbox"/> Yes
Items to be discussed: Class "B" Request for off sale of Gluten Free Beer and Wine								
Applicants:	<input type="checkbox"/>	Licensees:	X		Representative:			
1. Maya Tomasello								
Exhibits:					Exhibits:			
1.					1.			
<p>Hearing Minutes: Maya Tomasello introduced herself to the Board stating she is the owner & operator of The Inn Berlin. Tomasello present to the Board her request for a Class "B" B/W 7 Day request for off sale of Gluten Free Beer & Wine, noting specifically for gluten-free beer and wines. Tomasello explained that while their current license permits the on-premises service of beer and wine to guests, they would like the ability to offer those same products for guests to purchase and take home, noting that there are no other nearby establishments offering a similar selection of gluten-free beer and wines. Commissioner Esham asked for clarification, confirming that the request pertains to the off-sale of gluten-free beer and wine only. Tomasello, confirmed "Yes," and further emphasized that their facility does not allow any non-gluten-free products on the premises. Mr. Coates clarified that the existing license allows for the sale of any beer and wine; however, the applicant chooses to specialize exclusively in gluten-free offerings. The request being made is solely for the addition of off-sale privileges.</p> <p>The Board approved a Class "B" B/W 7 day license request for off sale of Gluten Free Beer & Wine in factory sealed containers.</p>								
Motion:	1st	Mr. Nichols	2nd	Mr. Cropper	Approved:	X	Yes	<input type="checkbox"/> No
Restrictions: OFF SALE OF GLUTEN FREE BEER AND WINE IN FACTORY SEALED CONTAINERS.								
Time Hearing Ended: 3:02 p.m.								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR 28TH STREET PIT & PUB – LICENSE #244
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector			X
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher, III			<input type="checkbox"/>
		Donna Hughes, Liquor License Specialist			Kelly Henry, Technical Services Manager			X
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter			X
License #:	244	Hearing Date:	April 16, 2025		Time Hearing Started:	3:03 PM		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Double Holdings, Inc.			T/A: 28th Street Pit & Pub		Address: 2706 Philadelphia Avenue Ocean City, Maryland 21842			
New Application:	<input type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	X Yes		Violation: <input type="checkbox"/> Yes
Items to be discussed: Class "B" B/W/L 7 Day license request to alter the licensed premises, request to add a rooftop bar with seven seats								
Applicants:	<input type="checkbox"/>	Licensees:	X		Representative:			
1. Steve Hoffman					Kristina Wastkowski, Esquire			
Witnesses:					Protestants:			
1.					1.			
Exhibits:					Exhibits:			
1. Licensee's Exhibit #1 - Current Floor Plan					1.			
2. Licensee's Exhibit #2 - Proposed Floor Plan					2.			
<p>Hearing Minutes: The licensee along with their attorney, Kristina Wastkowski, Esquire appeared before the Board with a Class "B" B/W/L 7 Day license request to alter the licensed premises, and request to add a rooftop bar with seven seats. The licensee was sworn in. Wastkowski introduced herself to the Board and stated she is representing Steve Hoffman today. Wastkowski explained that the premises is an existing building with a thirty-year lease, of which fifteen years remain. The current request is prompted by customer demand for outdoor seating, which is common in the resort area. Wastkowski noted that customers often leave the establishment when they are unable to find outdoor seating, resulting in a loss of business. Commissioner Esham asked whether a site plan had been provided. Mr. Coates directed him to the back of the application packet, where the site plan was included. Wastkowski submit (Licensee's Exhibit #1) current Floor plan and (Licensee's Exhibit #2) proposed floor plan. Commissioner Esham inquired about the location of the proposed bar. Hoffman explained that they propose to add a rooftop bar with seven seats to replace some of the rooftop table seating. Wastkowski specified that the bar would operate from 3:00 p.m. to 10:00 p.m. Hoffman further noted that the Ocean City Fire Marshal allows a rooftop capacity of fifty-five people, although only twenty- four seats are presently installed. Commissioner Cropper asked whether patrons would be permitted to stand and congregate even with the presence of tables and chairs. Hoffman replied that while it is possible, the establishment does not encourage standing, as food is served upstairs and servers carrying trays could face safety hazards. Hoffman emphasized that the rooftop functions as a restaurant setting rather than a bar environment. Commissioner Nichols asked whether dimensions for the proposed layout were included in the floor plan. Commissioner Cropper questioned whether the bar must be placed in the proposed location. Hoffman explained that while relocation is possible, the view from the alternate side would overlook a construction site rather than the desirable skyline. Commissioner Cropper expressed concern about maintaining a family-friendly environment and suggested relocating the bar to avoid an undesirable appearance of people congregating and drinking. Hoffman noted that the rooftop already has tables against the railing, which helps keep patrons away from the edge. He also mentioned that to improve the alternate view, they could install televisions to detract from the construction site scenery. Commissioner Esham summarized that the applicants were requesting</p>								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR 28TH STREET PIT & PUB – LICENSE #244
APRIL 16, 2025

approval for a 20-foot-long bar with seven (7) seats and indicated that relocating the bar to the east side would be acceptable. Watkowski stated that the Board of License Commissioners is the first point of approval and that further approvals would be required from the Town of Ocean City authorities. Hoffman clarified that no live entertainment would be provided on the rooftop, only background music through speakers.

The Board approved a Class “B” B/W/L 7 Day License request to alter the licensed premises, the bar must be relocated to the East side of the deck area, rooftop bar is allowed with a maximum length of 20 feet with seven (7) seats.

Motion:	1st	Mr. Cropper	2nd	Mr. Nichols	Approved:	X	Yes	<input type="checkbox"/>	No
----------------	-----	-------------	-----	-------------	------------------	----------	-----	--------------------------	----

Restrictions: SAME RESTRICTIONS

Time Hearing Ended: 3:17 p.m.

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR VIEW – LICENSE #954
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector			X
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher, III			<input type="checkbox"/>
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager			X
					Valarie Dawson, Court Reporter			X
License #:	954	Hearing Date:	April 16, 2025		Time Hearing Started:	3:18 PM		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Cambria Liquor, LLC		T/A: View		Address: 13 St. Louis Avenue Ocean City, Maryland 21842				
New Application:	<input type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	X Yes		Violation: <input type="checkbox"/> Yes
Items to be discussed: Request to add a dance floor, disc jockey and live entertainment up to three pieces.								
Applicants:	<input type="checkbox"/>	Licensees:	X		Representative:			
1. Ray Shields								
Witnesses:				Protestants:				
1.				1.				
2.				2.				
3.				3.				
4.				4.				
5.				5.				
Exhibits:				Exhibits:				
1.				1.				
<p>Hearing Minutes: The applicant was duly sworn in. Mr. Shields appeared before the Board to request an extension to the current license to include use of a designated dance floor within the existing 25,000-square-foot ground-level event space. This space is intended for special functions such as weddings. Mr. Esham inquired about the location of the proposed space. Mr. Shields confirmed it is the ground-level event space within the premises. In addition, Mr. Shields requested permission for live entertainment—limited to acoustic performances with no more than three performers, and the use of a disc jockey. The entertainment would be restricted to the lobby and the event space and would occur only during special events, not on a daily basis. Mr. Shields explained that the previous license had included these privileges, but the current License #954, which now covers the ground through seventh floors, does not. The prior license also covered Spain Wine Bar's floor, which is no longer included in the current license. Commissioner Nichols asked whether Mr. Shields is the licensee. Mr. Shields clarified that he is the hotel manager, and that the licensee is currently out of the country. Commissioner Cropper asked if Shields had previously made similar requests. Mr. Shields replied that for events not covered by the license, they typically apply for one-day special event permits. This request is intended to streamline that process and eliminate the need for repeated applications. Mr. Esham asked whether the Board had previously made the applicant "jump through hoops." Mr. Shields responded that the Board had not, and that they had only submitted such requests three times in the past 18 months. He noted the change in license coverage is what now necessitates the request. Commissioner Cropper expressed that, given the infrequency of events and the Board's cooperative history through staff such as Ms. Payne, it may be most efficient to continue handling these cases as special event permit requests. Mr. Shields agreed but also emphasized their interest in hosting live entertainment throughout the season, including weekdays. Mr. Esham asked Mr. Shields to reconsider the scope of his request. Mr. Shields clarified that they would like to include acoustic, non-amplified live music, similar to offerings at other restaurants and bars in the area. Commissioner Esham asked for the exact location of the proposed music performances. Mr. Shields stated it</p>								

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR VIEW – LICENSE #954
APRIL 16, 2025

would be held in the lobby, near the window, this location was covered under their prior license. Commissioner Nichols noted that without a proposed site plan, it was difficult to fully evaluate the request. Commissioner Cropper further questioned whether the applicant intended to convert the venue into a nightclub setting, expressing concern that the scope of the request seemed to be shifting from occasional special events to ongoing entertainment. Ultimately, Commissioner Cropper made a motion to maintain the current approach, allowing the applicant to continue using special event permits for these types of requests.

Motion:	1st	Cropper	2nd	Nichols	Approved:	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	No
----------------	-----	---------	-----	---------	------------------	--------------------------	-----	-------------------------------------	----

Restrictions: THE PROPERTY IS ALLOWED TO REQUEST LIVE ENTERTAINMENT FOR SPECIAL EVENTS – ACTUAL ALCOHOLIC BEVERAGE LICENSE WILL NOT BE IMPACTED – RESTRICTIONS REMAIN IN PLACE.

Time Hearing Ended: 3:25 PM

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR ANGLER RESTAURANT – LICENSE #171
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector		X	
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher, III		X	
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager		X	
		Alternate Liquor License Assistant: Name: Maria McVey		X	Valarie Dawson, Court Reporter		X	
License #:	171	Hearing Date:	April 16, 2025		Time Hearing Started:	3:28 p.m.		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Angler on the Bay, LLC			T/A: Angler Restaurant		Address: 312 Talbot Street Ocean City, Maryland 21842			
New Application:	<input type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	<input checked="" type="checkbox"/> Yes		Violation: <input type="checkbox"/> Yes
Items to be discussed: Class "B" B/W/L 7 Day License request to expand license premises by adding a second-floor rooftop dining area and bar								
Applicants:	<input type="checkbox"/>	Licensees:	X		Representative:			
1. Franco Fidanza					Regan Smith, Esquire			
Witnesses:					Protestants:			
1.					1.			
Exhibits:					Exhibits:			
1. Licensee's Exhibit #1 - Site Plan					1.			

Hearing Minutes: The licensee along with their attorney Regan Smith, Esquire, appeared before the Board with a Class "B" B/W/L 7 Day License request to expand license premises by adding a second-floor rooftop dining area and bar. Regan Smith, Esquire introduced himself to the Board and stated he is representing licensee Franco Fidanza today. Smith noted to the Board an updated packet had been submitted by his firm, which includes the proposed addition to the second floor. Smith stated that the Fidanza had appeared before the Ocean City Planning Commission Board the previous day and had received approval for the expansion. Fidanza is requesting approval to utilize the second floor of the premises for additional dining and seating, including: fourteen bar seats, eight four-top tables, eleven two-top tables, fifteen seats along the western rooftop bay overlook, along with seven sofas and associated relaxed single seats. Smith noted that neighboring establishments, including MR Ducks and the Lewis family owners of adjacent dining establishments. Commissioner Esham inquired whether a kitchen would be located on the second floor. Fidanza explained the overall vision for the addition, which includes small plates and light fares on the second floor, noting they plan to build a new kitchen upstairs, while maintaining the current kitchen and operations on the first floor. Smith submitted (Licensee's Exhibit #1) site plan. Commissioner Cropper asked for clarification on the location of the proposed addition, which Smith stated would overlook the southeast corner of the property. Fidanza stated the goal of this expansion was to allow patrons to enjoy dining and cocktails with a view, complemented by relaxed ambiance. Commissioner Cropper asked whether the space would be a quiet dining area, Smith confirmed the intent was for standard dining with tables and chairs, not nightclub activity. Commissioner Esham noted that while the current license permits live entertainment on the first floor, the application report did not reflect any request for live entertainment on the second floor. Fidanza expressed interest in including music on the second floor. Smith clarified that the request was only for amplified background music through speakers, not live performances. Commissioner Esham further questioned whether they were requesting a dance floor, Fidanza replied "No," we are not asking for a dance floor. Commissioner Cropper voiced concern about the venue potentially turning into a nightclub and stressed the Board's responsibility to preserve Ocean City's image. He, along with Commissioner Nichols, recommended allowing only background music through speakers,

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR ANGLER RESTAURANT – LICENSE #171
APRIL 16, 2025

with no disc jockey (DJ), no dance floors, and no additional live entertainment. Smith confirmed that the request is solely for amplified background music, with no intention of hosting simultaneous live music performances on both floors. The Board approved a Class “B” B/W/L 7 Day License request to expand license premises by adding a second-floor rooftop dining area and bar with the condition that no additional entertainment privileges be granted beyond the amplified background music for ambiance.

Motion:	1st	Mr. Cropper	2nd	Mr. Nichols	Approved:	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	No
----------------	-----	-------------	-----	-------------	------------------	-------------------------------------	-----	--------------------------	----

Restrictions: NO LIVE ENTERTAINMENT ON THE SECOND FLOOR DECK, NO DANCE FLOOR ON THE SECOND FLOOR DECK, BACKGROUND MUSIC ALLOWED ON THE SECOND FLOOR DECK.

Time Hearing Ended: 3:45 p.m.

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR OASIS BAR & GRILL
APRIL 16, 2025

Members Present:		William E. Esham, Jr., Chairman		X	R. Charles Nichols	X	Marty W. Pusey	<input type="checkbox"/>
		Alternate Board Member: Reese Cropper, III		X				
Staff Present:		April Payne, Administrator		X	Ian Cameron, Inspector			X
		Thomas K. Coates, Esq., Board Attorney		X	Alternate Board Attorney: Name: Hank Fisher, III			X
		Donna Hughes, Liquor License Specialist		X	Kelly Henry, Technical Services Manager			X
					Valarie Dawson, Court Reporter			X
License #:	670	Hearing Date:	April 16, 2025		Time Hearing Started:	3:47 PM		
Class:	"B"	Type:	B/W/L		Day:	7 Day		
For: Jo/Joe's Crew, Inc.		T/A: Oasis Bar & Grill		Address: 7539 Old Ocean City Road Whaleyville, Maryland 21872				
New Application:	<input type="checkbox"/> Yes	Transfer:	<input type="checkbox"/> Yes		Meeting:	<input type="checkbox"/> Yes	Violation:	X Yes
Items to be discussed: Violation of Alcoholic Beverages Article, Section 6-304 (Sale to a Minor)								
Applicants:	<input type="checkbox"/>	Licensees:	<input type="checkbox"/>		Representative:			
1. Robert J Riccio, Jr.					Dirk W. Widdowson, Esquire			
2. Steven Bowers								
Witnesses:					Protestants:			
1. Rafael Reyes (Bartender)					1. Deputy Mark Shayne			
2.					2. Deputy Jasmine Mentzer			
3.					3. Cadet Braden G Sisson			
Exhibits:					Exhibits:			
1. Applicant's Exhibit #1 – Statement by Steven Bowers					1. Board's Exhibit #1 – Board's Investigation Report Dated October 2, 2024, Compliance Check History, Alcohol Awareness Certified Employee List, and Worcester County Sheriff's Office Incident Case Report #24-0001342			
2. Applicant's Exhibit #2 – Card 101 Certification Document					2. Board's Collective Exhibit #2 – 5 letters of support			
3. Applicant's Exhibit #3 – Email Statement from Amy Castro confirming TIPS Certification (April 22 nd)					3.			
4. Applicant's Exhibit #4 – Signage Displaying Carding Procedures for IDs					4.			
5. Applicant's Exhibit #5 - Alcohol Purchase Birthday Signage					5.			
6. Applicant's Exhibit #6 - Receipts for Purchased ID Scanners					6.			
7. Applicant's Exhibit #7 - Statement by Rafael Reyes					7.			
8. Applicant's Exhibit #8 - Statement by Crystal Seaton					8.			
9. Applicant's Exhibit #9 - Statement by Randy Miller, Sr.					9.			
10. Applicant's Exhibit #10 - Joint Statement of Support by Brandon Shannen and Catherine Burkhard					10.			
11. Applicant's Exhibit #11 - Joint Statement of Support by Brian and Karen Alexander					11.			

WORCESTER COUNTY BOARD OF LICENSE COMMISSIONERS
MINUTES FOR OASIS BAR & GRILL
APRIL 16, 2025

12. Applicant's Exhibit #12 - Statement of Support by John Dale	12.
13. Applicant's Exhibit #13 - Statement by Mike Porta	13.
<p>Hearing Minutes: Applicants were sworn in. Counsel Widdowson noted that they stipulate only to the first three paragraphs of the report and object to the final two paragraphs on grounds of hearsay, though stipulation was made in the interest of efficiency. The report was read into the record. Mr. Riccio was introduced as the owner of the establishment since November 2006. Widdowson confirmed with Riccio that this is his first citation and that prior compliance checks (June 16, 2014; June 28, 2017; June 9, 2022) were all passed. After being notified of the charge on September 24, 2024, Riccio immediately suspended the bartender involved (Reyes) and began reinforcing training and signage related to alcohol sales. He further explained that he had been attempting to purchase an ID scanner since May 2024 but was delayed due to a backorder; it arrived three weeks after the compliance check. Riccio stated the new scanner also reads foreign passports and is now in active use. TIPS/TAMS certifications were reissued after it was discovered the previous instructor was uncertified; a valid course was scheduled for April 22. Birthday signage has been posted in seven key areas including the main entrance, employee bathroom, liquor room door, beer cooler, and kitchen. Riccio, a former undercover narcotics officer, has consistently invited law enforcement agencies, including the Worcester County Sheriff's Office and Maryland State Police—for presence and collaboration during large events like Bike Week. Though coordination has become more difficult due to staffing shortages, he maintains an open invitation for both undercover and uniformed officers. Riccio terminated Reyes shortly after suspension. He explained the seriousness of the incident and his commitment to preventing underage sales, noting that even kitchen staff are now included in awareness discussions. All staff have now been certified (or recertified) for TIPS/TAMS for the third time within the past ten months. Widdowson submitted a written statement by Reyes explaining the incident, noting he had removed his glasses and misread the IDs. Reyes, present at the hearing, expressed remorse and accepted full responsibility. He stated he had not served alcohol since and wished to protect the reputation of the establishment. Coates confirmed five letters of support were received, acknowledging the establishment's good reputation. Deputy Mentzer reported that prior to the compliance check, Cadet Sisson made a statement that underage individuals frequently drank at the establishment. Widdowson objected on hearsay grounds, and the statement was ruled inadmissible. DFC Shayne clarified that his overnight DUI work frequently involves individuals mentioning they had been at the establishment, though this does not confirm where the intoxication occurred. Widdowson highlighted Riccio's prompt and responsible response, referring to Rule 32, Object D of the Worcester County Board of License Commissioners Rules and Regulations, arguing the license should not be penalized beyond a written reprimand due to Riccio's longstanding compliance and corrective actions. Esham raised concerns over the establishment's perceived status as a "hot spot," encouraging Riccio to remain vigilant. Cropper made a motion to issue a letter of reprimand, which was supported by the board.</p>	
Motion:	1st Mr. Cropper 2nd Mr. Nichols Approved: <input type="checkbox"/> Yes <input type="checkbox"/> No
Restrictions: Board found that a violation did occur.	
Time Hearing Ended: 4:33 PM	