



WEST END NEWS

E-mail: weca@cambridgemd.org
Web Site: www.cambridgemd.org

Spring 2003

Annual Membership Meeting *Elections, Report to Membership, and More...*

WECA's Annual Membership Meeting will be held on April 15, 2003 at the Dorchester Public Library Meeting Room, beginning at 7:00 p.m. The meeting is open to the public; however, only members in good standing who attend the meeting may vote. Memberships may be paid at the door. Election of officers and directors will be held. It is important that you attend and cast your ballot so you have a voice in selecting your organization's leadership.

At this time, your Board is developing a proposed slate, and is seeking candidates. If you are interested in joining the WECA Board as an officer or director, please contact Herm Kramer, 410-221-6294. Nominations may also be made from the floor. All candidates must be members in good standing.

This year, new terms of office are in effect. Our By-laws now provide for staggered three-year terms, so that no more than one-third of the Directors' terms would expire in a given year. This change was made to ensure continuity of the organization, yet allow for the infusion of new members and their ideas.

In order to achieve the desired staggering of terms, a one-time rotation of 1, 2 and 3 years was established at the 2002-2003 election. Thus, only the 1-year terms which will have expired, plus any vacant positions with unexpired terms, will be voted in the upcoming election.

Your Board would like to present a full slate of candidates to the membership at the Annual Meeting. At this time, the Board is specifically seeking candidates for President, Treasurer, and committee chairs for Community Pride and the Newsletter. Other committee chairs are seeking re-election to their same positions.

All WECA members are urged to attend the annual meeting. An informed membership is important to the success of our organization.

An interesting program is being planned, with refreshments and a social period to follow the meeting. Please join us on April 15 at 7:00 p.m. at the Dorchester Public Library Meeting Room for WECA's Annual Membership Meeting. We look forward to seeing you there.

TENTATIVE 2003-2004 ELECTION OF DIRECTORS

OFFICERS

President – 3 years

Treasurer – 3 years

COMMITTEE CHAIRS

Membership – 3 years

Publicity – 3 years

Welcoming Committee – 3 years

Community Pride – 1 year*

Newsletter – 2 years*

**unexpired terms may be filled by Board appointment*

Thanks for your Support!

The community-wide response to WECA's recent special appeal was very gratifying. The number of members who contributed and the comments received, show that WECA is meeting the needs of our membership and addressing areas of concern to West Enders. It's a clear sign we are doing something right!

It is especially important to know that we have broad-based community support in these times when critical issues are before us. Issues such as the onslaught of proposed developments, the comprehensive re-zoning of the City and other projects and plans yet to come, have the potential to drastically change our neighborhoods and impact the future direction of our City and community. We need to make our voices heard by our City's leaders and ensure they act in the best interests of all citizens...more now than ever before!

WECA encourages you to contact us at any time with your comments or concerns...we will be responsive!

An easy way to let us know your thoughts is by e-mail to weca@cambridgemd.org. Or write to WECA, P. O. Box 13, Cambridge, MD 21613. You are always welcome to contact any Board member personally as well.

If you are not already a member, please join and help WECA have a stronger voice for the betterment of our neighborhood. Your dues, and any extra donation you can give, are tax-deductible and will be greatly appreciated.

WOWE

by Jane Devlin

There may have been many flurries in the air this winter, however, the Welcomers of West End kept warm with the flurry of activity surrounding the Welcome Baskets. Newcomers to the West End are most definitely "WOWEd" when they receive a Welcome Basket or Packet with all sorts of goodies and useful information. Our ever-changing donor list, which represents our community, allows for inclusion of over 70 items in each Basket. Gifts, discount certificates, business information, civic & social information is just a sampling of the items the committee procures throughout the year from our generous donors.



The very capable hands of committee members have assembled many Baskets: Marge Hull, Donna Harms, Judd Vickers and Barbara Williams. Due to the plethora of Baskets to be delivered, the committee was recently assisted by Doug Kyle and Mike Darbie.

What would our greeting be without a bag of home-made goodies? Carole Kramer, Alvenia Madera, Curtisene Adams and Jean Wright are supplying the baked goods.

Joan Travers of Simmons Center Market decorates and shrink-wraps the Baskets. Carroll Dail, WECA's Neighborhood Data & Oversight Chairman, has supplied the storage and workspace, and a continuous list of new property owners.

WOWE will continue working diligently to keep the Baskets updated and delivered in a timely manner. Thank you to one and all for the continued support which has made the Welcome Basket program a success.

DO YOU STILL HAVE YOUR YARD SALE SIGN FROM LAST FALL?

If so, please notify Jane Devlin for pick up. Call 410-221-6082, or e-mail vasco@dmv.com

Property Transfers

by Carroll Dail

September 17, 2002 – March 12, 2003

CLAXTON, Eric M. & Tricia L. 300 Belvedere Avenue	\$160,500
BRIDGES, Brooks C. & FARRELL, Maureen S. 116 Glenburn Avenue	\$183,000
JONES, Michael L. & Kay D. 111 West End Avenue	\$115,000
COFFEY, Dayton 405 Glenburn Avenue	\$90,000
RETALLACK, Margaret R. 205 West End Avenue	\$59,000
MALONEY, Edward B., Jr. & June L. 705 Church Street	\$57,500
MEEHAN, Stephen A. 200 Oakley Street	\$158,000
Dorchester County Commissioners 321 High Street	\$365,000
COLLINS, Joseph L. & Autumn W. 513 Glenburn Avenue, Unit 104	\$73,000
JOLLEY, Marvel R. 418 Oakley Street	\$79,900
COREY, Elizabeth G. 209 West End Avenue	\$60,000
ROCHE, Brian R. 120 Choptank Avenue	\$140,000
WHITE, J. Kirkwood 303 Belvedere Avenue	\$128,500
LITTLETON, William H. & Ann R. & ROBINSON, Thomas C. & Diane M. & LITTLETON, William H., Jr. 602 Glasgow Street	\$48,000
IRELAND, John Torrence 311 Willis Street	\$79,700
HUGHES, Carl D. & Terri E. 422 Willis Street	\$34,000
BLIFFEN, James E. 115 Vue de l'Eau Street	\$102,500
ZILBER, Adam 304 Talbot Avenue	\$117,500
CONDON, Christopher R. & MATTHEWS, Amy L. 603 Edlon Park Drive	\$139,000
GILL, Christopher W. & Amy M. 307 Talbot Avenue	\$107,000

Property Transfers (cont')

BOYLES, Heather E. 415 Linden Avenue	\$60,000	Academy Street, LLC 300 Academy Street	\$475,000
McGOWAN, Lawrence T. & Karen A. 612 Edlon Park Drive	\$187,500	Riverside Re-new-it, LLC 421 Oakley Street	\$46,000
MISKELL, Elizabeth A. 1110 Locust Street	\$90,000	THOMAS, Anthony J., Sr. & Marion C. 603 William Street	\$210,000
CLOXTON, Matthew T. 317 Willis Street	\$72,100	SMITH, Timothy J. 208 Choptank Avenue	\$76,000
FLORES, Jesus A. 810 Locust Street	\$56,200	T & D Properties, Inc. 704 Glasgow Street	\$55,000
Pledged Property II, LLC 421 Oakley Street	\$29,575	Secretary of HUD 302 West End Avenue	\$74,921
KAMMANN, Robert K. 1001 School Street	\$90,000	GANN, Jill Patricia 105 Willis Street	\$107,500
221 Choptank Avenue, LLC 221 Choptank Avenue	\$200,000	COX, Wayne R. & Diane J. 821 Locust Street	\$82,000
WHITE, Lawrence A. & Marit E. 2 Belvedere Avenue	\$432,000	DELANEY, William P. & Helen J. 5 Glenburn Avenue	\$182,000
WHITE, Terry L. 323 West End Avenue	\$44,000	FLATER, Harold & Jean 420 Linden Avenue	\$70,000
LITTLETON, William H. & Ann R. & ROBINSON, Thomas C. & Diane M. & LITTLETON, William H., Jr. 122 West End Avenue	\$68,000	BRUNER, J. Richard 808 Glasgow Street	\$73,500
MERRICK, Steven G. & Julia A. 323 Choptank Avenue	\$25,000	BURLINGAME, Kenneth 325 West End Avenue	\$105,000
Draketail, LLC 307 Choptank Avenue	\$26,500	DANIELS, T. Scott & Mary Beth E. 600 Edlon Park Drive	\$189,500
SCHULTE, Joseph P., Jr. & Pamela A. 6 Belvedere Avenue	\$75,000	LAIRD, Doris L. 439 Willis Street	\$46,000
GRIEBEL, Heidi Foster 112 Willis Street	\$121,800	Draketail, LLC 215 West End Avenue	\$19,000
WILLEY, Bruce D. & Elaine D. 116 High Street	\$575,000	McCLUNG, Jonscott R. & Jo Ann 202 Choptank Avenue	\$69,000
BAGSHAW, Marion 113 Choptank Avenue	\$53,000	Chase Manhattan Mortgage Corp. 323 Willis Street	\$71,000
WHITE, Hazel F. 1008 Glasgow Street	\$65,500	BRUNER, J. Richard 900 Glasgow Street	\$65,000
Draketail, LLC 302 Choptank Avenue	\$40,000	Cambridge Rentals, LLC 326 West End Avenue	\$34,500
SAMPSON, Gary A. 1105 Locust Street	\$85,000	GANN, Jill P. & REESE, Bonnie M. 321 West End Avenue	\$52,500
Draketail, LLC 116 Choptank Avenue	\$42,500		
BROHAWN, Florence W. 103 Glenburn Avenue	\$256,000		

A copy of the current financial statement of the West End Citizens Association, Inc. is available by writing to: WECA, P. O. Box 13, Cambridge, MD 21613-0013 or by e-mailing your request to weca@cambridgemd.org. Documents and information submitted under the Maryland Solicitations Act are also available for the cost of postage and copies, from the Maryland Secretary of State, State House, Annapolis, MD 21401, 1-410-974-5534.

Historic Tours are Blossoming

by Jackie Vickers

Last fall Dorchester Tourism began to host meetings to help local businesses develop tourism plans. Representatives from WECA, along with about 30 non-profits and small businesses attended the first meeting, where the speaker was a representative from a bus company. It soon became apparent that we must form coalitions with other businesses and non-profits.

The Tourism meetings have continued, and Dorchester County Tourism has joined the Pennsylvania Bus Association. On April 2 Tourism participated in the York, PA marketplace, an event expected to draw 1,600 group tour leaders. WECA docents Marge Hull and Jane Devlin, in Victorian dress, helped staff the Dorchester Tourism booth.

At a recent Tourism meetings interest was expressed in a Christmas tour package. WECA took the initiative in putting together a proposal which was well received and plans are underway for a "Christmas in Dorchester" tour for this year.

WECA was recently contacted for an historic tour for a Worcester County group. When the standard tour format did not meet their needs, a special tour was developed. A rainy day alternate was even developed, but wasn't needed. Under beautifully sunny skies, WECA docents, Marge Hull and Louise Henneman, led the tour on Saturday, March 22. This special tour included Christ Church, the Arts Center, downtown stores and restaurants. Although much time and hard work went into developing such a package, the enjoyment that the tourists derive from seeing and hearing our history, makes it all worthwhile.

Upon learning that U.S. Democratic Senators are planning a retreat at the Hyatt, WECA offered a gratis WECA Historic Tour, since the Cambridge Historic District is a federal designation. Marge Hull is following up on this opportunity to show off our Historic District to our United States legislators.

Cambridge and Dorchester are finally becoming the Tourist destination that WECA began predicting in the mid 1990's. There has been an increase in the requests for WECA's Historic Tours and future opportunities abound. We already have bookings for the Seafood Feast-i-val. As we approach the upcoming tourism season, we would like to meet with the current docents and recruit additional docents. If you think you would like to be a docent or assist in any way with WECA's Historic Tours, please contact Jackie Vickers at 410-228-5563 (if not answer, leave a message and your phone number). Historic Tours involve much more than docents. People who sew can help by making docent costumes, simple caps or aprons. Dis-

tributing brochures, maintaining scripts, inventorying costumes, setting up and manning tents as well as planning and organizing tours, are just a few of the needs of WECA Historic Tours. It is a fun part of being a WECA member and is never dull. A meeting is being planned for mid-April. Please call and offer your help.

Neighborhood Update

by Herm Kramer

This time of the year many of us feel the urge to get outside and spruce up our yards. Even without a green thumb and lots of time, there are some little things which are easy to do but can help keep your property looking good. Keeping the front yard clean, returning garbage cans to the back after collection, and keeping the porches free of other than proper porch furniture can make a big difference in the appearance of our neighborhoods.

Also there is an Ordinance in effect since April of 2002 which allows the City to remove improperly licensed and inoperable vehicles from private property.

Since our last update there has been a continued noticeable erosion in the quality of the maintenance of West End properties. Most of us work hard to keep our properties looking good, however there seems to be a worsening of those who do not.

As our homes often represent our largest single investment, it is very important that our neighbors, and ourselves, keep our house exterior and the yards maintained. Also any changes additions or repairs must meet City code and the Cambridge Historic District guidelines.

WECA has been working with the City's Department of Housing helping to identify 'problem properties' in the West End. Unfortunately many of these properties are not owner occupied and it is often very difficult to obtain the cleanup and repairs necessary to bring these properties up to in keeping with the adjacent neighborhood.

The Department of Public Works under Director, Mr. David Pritchett works very diligently to keep Cambridge looking it's best. However it is a large area and their time and resources are limited. You can help by looking around your immediate area for those properties which are not in keeping with your neighborhood. Let us know of the problems and the address. We will check these out, take a digital picture, concentrate on the worst first, and work with the City to be more effective in bringing these properties up to your neighborhood standards

Call 410 221-6294. You do not have to leave your name, just an explanation of problem, as you perceive it, and the address.

The Long Wharf Debacle

by Edgar Williams

Last fall, it became known that the only main fueling dock in Cambridge, the Shell station on the creek at Academy Street, would soon close to accommodate new condominiums on the site, leaving Cambridge with no fueling facility for watermen, local boaters and transients. The closest other sources were the Gateway Morrison in Talbot County across the Choptank, and the Hyatt Marina, which will not open until later this year.

The City, without pausing to consider possible alternatives, quickly issued an invitation for proposals to operate a fueling facility at Long Wharf, a prime waterfront community park at the end of High Street on Cambridge Creek. The reason no other sites were to be considered in this proposal is obscure, although a number of other possibilities seemed apparent (Sailwinds, the City Marina, the City launching ramps, the County Offices site or even at one of the existing marinas, for starters).

Nonetheless, the invitation was issued and one proposal was received from the developer of the Deep Harbor project on the Arundel property. Their proposal envisioned a gas dock, a marina supply store, a convenience store, a restaurant, and a small hotel all lined up along the Creek at Long Wharf. It appears that operating a fuel facility alone will not produce sufficient profit for an entrepreneur and the additional commercial development is needed to make the project pay.

Upon receiving a blizzard of negative responses from the public on this proposal, the City Council appointed a committee of concerned citizens to examine the issue and to make recommendations. This committee met several times, heard more public dismay and opposition, and decided to reject the proposal, but made no further recommendation for an alternative. Their rejection was based on a variety of issues, but primarily the loss to city residents and visitors of one of the last jewels left in Cambridge fronting the Choptank and Cambridge Creek. The open views of the Creek, the Malkus Bridge, Sailwinds and much of the historic Cambridge waterfront would be gone or seriously diminished, replaced by an expanded 7-11 or Wawa-type commercial eyesore. The open waterfront at the end of High Street now available for fishermen, tourists, parade participants, street fairs, patriotic ceremonies, tall ship visits, watermen events and just plain relaxation and enjoyment by people seeking beauty and tranquility would be gone and likely gone forever.

Even if we could ignore the aspects of increased commercial truck traffic on historic High Street, the decreased property values of adjacent homeowners, the completely

inappropriate commercial development in a historic residential neighborhood, the further loss of valuable waterfront property owned by the city (you and me) to private developers, the disappearance of parking needed for the City Marina – even if we could ignore all that – Long Wharf as a site for a tourist village is an idea whose only benefit may be to demonstrate to the public how badly out of touch some of our elected leaders are with the needs and desires of the citizens of Cambridge.

We have already lost the prospect of a river walk along the Creek, the hope of compatible low-rise development behind High Street, lost the Trenton Street Marina (indeed, Trenton Street itself). Now we're faced with the possibility of turning over historic Long Wharf to commercial developers. Come on, Mr. Mayor and Councilmen, listen to the people who elected you.

Membership Drive Is Underway

by Doug Kyle

The WECA membership year is April 1 – March 31, so renewals are due now. If you haven't renewed your membership for 2003-2004, please mail in your check now or bring your payment to the Annual Meeting on April 15. Only paid-up members of WECA can vote at the Annual Meeting.

Dues are only \$6.00 per year for an individual; \$12.00 for a household of more than one person.

For your convenience, complete the enclosed form or just write "membership" on your check.

Start Planning now for WECA's Spring Yard Sale

*"Spring is sprung, the grass is riz,
wonder when the Yard Sale is..."*

Now is the time to start planning for the annual West End Spring Yard Sale, to be held Saturday, June 7 beginning at 7:00 a.m. (Rain date will be Saturday, June 14).

With spring cleaning time upon us, it's a great time to start planning your yard sale. As you clear out those cluttered drawers, closets, attics, basements and sheds, put those unwanted but still perfectly usable items aside to turn into extra cash for you!

And, it's easy with WECA's support! We sponsor and promote the West End Community Yard Sale as a service to all residents of the West End. There is no charge to participate.

Watch for more details as the date approaches.

Historic House Markers

by Jane Devlin

The West End Citizens Association has developed an historic plaque which is being offered for sale to identify historic properties in the West End. The markers can designate the actual or approximate year of construction along with the words "Historic District".

The display of an historic marker will identify your property as part of the Cambridge Historic District and will provide uniformity of identification of the historic properties throughout the West End. It will also demonstrate community pride in our beautiful historic buildings and the unique architecture to be found in both the commercial and residential areas of the Historic District. If you are a proud property owner of an historic building, please consider joining in this marker program.

The cast bronze oval plaque is sturdy, weather-resistant, of quality construction and of a design that is compatible with the architectural styles of the Historic District. The plaque is 11 inches wide x 8 inches high. The markers have a life expectancy of about 20 years, with little maintenance required except for a clear coat of lacquer every few years. Complete mounting instructions will be provided. When ordering, specify front or rear mounting. Plaques for front mounting include 2 pre-drilled holes and brass screws. Rear mounting requires 1/4-inch studs and adhesive (not supplied). Recommendations for placement will also be provided, to encourage uniformity.

To order, please complete the form below and mail to WECA, P. O. Box 13, Cambridge, MD 21613, or call Jane Devlin at 410-221-6082. Orders will be grouped to expedite production and reduce shipping costs, enabling WECA to offer these plaques at the best possible price. Cost of each plaque is \$185, with 25% due upon ordering and balance upon delivery. Special orders, such as markers with house names, can also be accommodated.



The Paula Reed study: *Cambridge Historic District, Wards I and III*, may be helpful to you in dating your house. The Reed Study lists an estimated or actual date for most houses in the Cambridge Historic District. This document may be reviewed at the Dorchester County public library (Maryland Room).

The West End Citizens Association is a 501(c)(3) tax exempt organization. A portion of your purchase price for the marker is a tax-deductible contribution to WECA.

HISTORIC MARKER ORDER FORM

Name _____

Address _____

City _____ State _____ Zip _____

Telephone: _____

E-Mail: _____

Please enclose a deposit of \$46.25 with your order; balance will be due upon delivery.

Quantity Ordered @ \$185 each: _____

Mounting Requirements: Front Rear

Copy for Plaque: Circa _____ (approx. year)

OR Est. _____ (exact year)

If special wording is desired, contact Jane Devlin at 410-221-6082.

Delivery will take approximately 5 weeks.

WECA Public Meeting

by Herm Kramer

In a continuing effort to keep WECA members and the community informed, WECA held an important open forum at our regular monthly meeting, Tuesday, March 18th. David Fang and David Holden of the Ingerman Group gave a presentation of the proposed Glenburn Village "Affordable Housing" Project. This is a 77-unit rental development to be located at the end of Glenburn Avenue south of Glasgow Street. This was a preliminary information discussion of a project in the beginning stages that still requires State funding approval, as well as building approval from the City.

WECA appreciates that these gentlemen contacted us at the request of our 1st Ward Councilman Larry Bohlen. The initial request was for a letter of support from WECA to be submitted with the State application for funding. The Board of Directors felt that this request was premature and offered instead to host a forum to present the project to West End residents.

There were 43 attendees, including Mayor C. L. Rippons, and a spirited question and comment period following the presentation. We thank both Davids for their time, the information shared and the fact that the Ingerman Group does care about the sentiments and concerns of the community.

For those of you who did not attend, you missed a very informative meeting and some excellent refreshments. WECA has a copy of the presentation including a site plan, which is available for review. Please call Herm Kramer, Secretary, at 410-221-6294 to arrange a time.

Coming Events

WECA Annual Membership Meeting

Dorchester County Library Meeting Room
Tuesday, April 15, 2003 at 7:00 p.m.

WECA Monthly Meeting

Dorchester County Library Meeting Room
Wednesday, May 21, 2003 at 7:00 p.m.

WECA Spring Yard Sale

West End of Cambridge
Saturday, June 7, 2003 from 7 a.m. until...
(rain date, Saturday, June 14)

WECA Monthly Meeting

Dorchester County Library Meeting Room
Tuesday, June 17, 2003 at 7:00 p.m.

Commissioners' Corner

Spring is Here At Last!

by Lee Weldon, Ward 3

I want to thank the West End members and residents who have provided such great input on some major issues in the City this past year. It takes concerned, informed citizens to make government work best, and it's clear that West End does its homework. Hopefully, other sections of the City will realize how much influence they can have if they organize and work together for the betterment of the whole community the way WECA does.

We were successful in keeping the density along the creek restricted to 20 units per acre, and also at limiting any possible development of Long Wharf. The rest of the City is beginning to recognize what a tremendous asset we have in Cambridge Creek, and how any development there should be in the best interest of the City and its residents, not just the developers.

I also want to thank you for all your input in shaping the new zoning ordinance. I am still pushing hard for a provision to sunset non-conforming uses at the time of transfer. I think this is more than fair, and will allow the marketplace to drive the process of weeding out problems all over the City. Hopefully I can get the support of my colleagues to include this in the new code.

After the long, hard winter, I also want to thank our Department of Public Works. Their crews deserve a huge amount of credit for keeping the streets cleared and the City moving. From the snowfall before the Christmas Parade to the big storm of February 15-18, the guys worked tirelessly to keep things clear. As things thaw out, they are just as diligently looking out for potholes. If you know of some that can be fixed, please call Dave Pritchett at 410-228-1955 and they'll get right on it.

In closing, I want to remind you that 2004 is an election year in the city. There are several annexations underway, and we have to do redistricting before next year, which may significantly change the political landscape, especially in the West End. If you have an interest in the future of the City, make sure you participate fully in this process. At the very least, attend City Council meetings regularly, and understand what issues face us all. This is a critical time in the history of Cambridge, and as a citizen, you play an important role in what the outcomes are.

"Even if you're on the right track, you'll get run over if you just sit there."

– Will Rogers



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