



Mayor & Council of Berlin

10 William Street, Berlin, Maryland 21811

Phone 410-641-2770 Fax 410-641-2316

www.berlinmd.gov

**Town of Berlin
Historic District Commission
November 5, 2025 – 5:30 PM
Berlin Town Hall – Council Chambers**

- 1. Call to Order**
- 2. Agenda Adoption**
- 3. Approval of Minutes:** October 2, 2025
- 4. Continuation of Case # HDC-9-3-25-28:** 2 Bay Street – Renovation of outdoor area
- 5. Continuation of Case # HDC-10-01-25-29:** 10 South Main Street – Requesting to install a mural on the north side wall of the Poole Building.
- 6. Comments from the Public**
- 7. Comments from the Staff**
- 8. Comments from the Commissioners**
- 9. Comments from the Chairman**
- 10. Adjournment**

Any persons with questions about the above-referenced meeting or any persons needing special accommodations should contact Kate Daub at 410-641-4002. Written materials in alternate formats for persons with disabilities are made available upon request. TTY users dial 7-1-1 in the State of Maryland.

Town of Berlin
Historic District Commission
Meeting Minutes
Wednesday, October 1, 2025

Chairman Bunting called the Historic District meeting to order on October 1, 2025, at 5:30 PM. Members present were Lisa Doyle, Mary Moore, Carol Rose, and Laura Stearns. The absent member was John Holloway. Staff members present included Acting Planning Director Ryan Hardesty, Permit Coordinator Kaitlin Ahlers, and Special Projects Administrator Kate Daub.

Chairman Bunting requested a motion to adopt the agenda for the October 1, 2025, meeting. Ms. Rose moved to approve the agenda, and Ms. Doyle seconded the motion. The motion was approved unanimously.

Next, Chairman Bunting called for a motion to approve the minutes from the September 3, 2025, meeting. Ms. Stearns made a motion to approve the minutes, which Ms. Moore seconded. The motion passed unanimously.

Chairman Bunting began the discussion of the first case, HDC-10-01-25-29, regarding 10 South Main Street. Ms. Ivy Wells, the Director of Economic and Community Development for the Town of Berlin, represented both the Arts and Entertainment Advisory Board and the building owner, Mr. Mike Poole. She asked for approval to install a mural on the north side of the building. Ms. Wells highlighted that public art is a vital part of Berlin's identity as a designated Arts and Entertainment District, which enhances the town's cultural vibrancy and economic growth.

She noted that the proposed artist, Mr. Evan Fitzgerald, was a local muralist whose work was featured at 410 Social Restaurant. Ms. Wells explained that the project aimed to celebrate Berlin's creative spirit and its ties to music and Eastern Shore heritage. She said Mr. Poole envisioned a bold, lively design that captured the essence of Berlin rather than depicting a traditional historical scene.

During the discussion, Ms. Doyle inquired about the proportions within the design. Ms. Wells replied that such elements reflected the artist's creative judgment and noted that the mural had already received strong community support, with more than eighty positive comments from local residents on social media. In response to Ms. Stearns, she confirmed that the mural would be painted directly on the cinder-block wall, similar to the Reverend Tindley mural, since the building was not historic.

Ms. Moore, drawing on her background in art education, praised the mural's color palette and flowing shoreline composition but observed that the heron appeared oversized, comparing it to a garden statue. She asked how it related to the female figure and surrounding imagery; Ms. Wells explained that the heron was positioned standing on the woman's ankle.

The discussion shifted to symbolism, color, and the surreal elements of the design, such as the horned fox, which were viewed as imaginative features that sparked curiosity and reflection. Commissioners praised Mr. Fitzgerald's talent and reputation, citing his previous murals and artistic achievements. However, several voiced concerns that his modern style might clash with the historic character of downtown Berlin. Ms. Rose recognized both the artist's skill and the property owner's dedication to the community, but also expressed her concern that the proposed design was not appropriate for a building within the historic district.

Chairman Bunting noted that, since the building itself was not historic, the proposed mural posed little risk to the integrity of the building within the historic district and could always be repainted in the future if needed. Ms. Stearns added that while the design might not fully align with Berlin's historic aesthetic, it was artistically strong. She remarked that she preferred it to the mural currently displayed on the Welcome Center building.

Ms. Moore agreed that the mural would enhance the building's appearance but stressed that the commission's main duty was to protect Berlin's historic character. She repeated that the commission's job was not to approve every piece of art but to make sure visual elements fit with the historical style. Ms. Wells supported the proposed spot, saying the mural would liven up an otherwise dull cinderblock wall and draw visitors further down Main Street. Ms. Moore recognized its appeal but warned that its boldness might draw attention away from the surrounding area. She pointed out that sometimes, the commission had been too easy on approving projects, which she believed could harm its preservation goal.

Ms. Wells added that the design had received eighty-nine positive reactions and seventeen supportive comments on her public Facebook page. When Ms. Stearns asked if there had been any negative feedback, Ms. Wells said there had been none. Ms. Moore responded that public opinion was not a factor in the commission's guidelines, emphasizing that its duty was to preserve historic character. Ms. Wells cited several business owners who supported the mural, but Ms. Moore noted that some were non-residents and that outside perspectives should not influence the commission's deliberations.

Ms. Wells invited the commission to suggest specific revisions and offered to relay their feedback to the artist. Ms. Rose recommended a less contemporary aesthetic, while Ms. Moore suggested emphasizing the Eastern Shore's natural beauty. Ms. Moore praised the young woman with the guitar as a strong focal point but objected to the surreal animal imagery, particularly the hybrid deer-fox and the oversized, metallic-looking heron, which she felt disrupted the mural's harmony and conflicted with the historic district's character. Ms. Wells replied that such "weirdness" gave the piece its unique appeal.

Chairman Bunting recommended tabling the application until the November meeting to allow the artist time to revise the design. On a motion by Ms. Rose, seconded by Ms. Doyle, Case HDC-10-01-25-29 was unanimously tabled for later review.

Next, Mr. Brad Parks of Plitko Engineering appeared on behalf of property owner Ms. Debra Chaney to request approval for a four-foot-high white picket fence at 408 South Main Street. He showed an example using a Glendale 4-ft by 8-ft white vinyl fence sold at Home Depot, representative of the desired style, noting that the applicants were not required to use that exact model. Mr. Parks also described a main gate shown on plan C-100 included in the meeting packet, and proposed adding a smaller side gate to accommodate a push mower. Ms. Rose expressed support for the proposal, noting from personal experience the practicality of a mower gate and observing that a white picket fence would complement the home's 1920s Colonial style. Ms. Stearns added that she had no concerns and mentioned planning a similar fence for her daughter's new home.

Ms. Stearns moved to approve Case HDC-10-1-25-30 as presented for 408 South Main Street, including both gates described. Ms. Moore seconded, and the motion passed unanimously.

Chairman Bunting then opened the floor to public comment. Ms. Wells, still present, announced that mural artist, Mr. Fitzgerald (Case HDC-10-01-25-29), was on his way to address the commission regarding his design.

While waiting for his arrival, Chairman Bunting raised a matter regarding 201 South Main Street and property owner Mr. Antonio Benito, who had repainted his house a color different from that originally approved by the commission. He explained that the change occurred when the painter offered an in-stock color and immediate scheduling. After consulting with several commissioners, Chairman Bunting said it was determined that the new color was historically appropriate and enhanced the property's appearance; therefore, no further action was required. He noted that the homeowner had apologized for the deviation but emphasized the importance of applicants notifying the commission of any changes from approved plans.

Ms. Rose asked whether the approved window replacements had been completed. Ms. Hardesty confirmed that all ten windows were installed in accordance with the commission's approval. Ms. Doyle reiterated the importance of conducting formal follow-ups to document project completion and compliance. Ms. Hardesty responded that, in keeping with prior discussions, her department would begin providing monthly reports on recently approved cases, verifying completion, adherence to approvals, and proper permitting.

Ms. Moore inquired about an orange trailer parked in front of the same property. Ms. Hardesty recalled that the owner had agreed to remove it once work was complete and clarified that, under the Town Code, trailers are permitted provided they are operable, tagged, not parked in a front yard, and positioned behind the house's front setback line. When Ms. Moore asked who would verify compliance, Ms. Hardesty confirmed that Code Enforcement would conduct the inspection. Ms. Moore also noted a smaller camper unit behind the trailer, and Ms. Hardesty said Code Enforcement would verify its tags and placement.

Mr. Fitzgerald arrived at approximately 6:10 p.m. He stated that he was not there to defend himself but to clarify his intent and address the commission's concerns.

Ms. Moore emphasized that prior comments were not personal, explaining that the commission's role is to assess appropriateness within the historic district. Mr. Fitzgerald understood, noting that art is inherently subjective and shaped by individual perspectives. He explained that the previously submitted image was a quick digital collage created in about an hour to illustrate his concept. Since he had not yet been compensated for the project, he shared that the mock-up used composite images to suggest the mural's direction. He estimated that about ninety percent of the composition would remain, but that proportions and layout might be refined in the final version.

Mr. Fitzgerald described his work as blending familiar Eastern Shore landscapes and wildlife with imaginative, symbolic elements such as animals adorned with natural materials to express individuality, much as people use clothing or jewelry. His creative intent, he said, was to layer natural beauty upon natural beauty to convey identity and wonder. He also underscored his connection to the community and his hope that the mural would engage viewers. While open to revisions, he said removing the elements that define his artistic voice would compromise the integrity of his work. He acknowledged the commission's duty to protect historic character but asked that they also consider the mural's creative intent.

Ms. Moore said his explanation clarified his process and helped her understand the concept's origins. She explained that commissioners had expected a final, detailed design suitable for approval rather than a conceptual mock-up. As with applications for siding or shutters, she said, the commission must review a definitive version of what would appear on the wall. Mr. Fitzgerald explained that the image represented his

intended final composition, though he might adjust minor elements during painting. The overall design, he emphasized, would remain unchanged.

Ms. Moore observed that, although he had noted the mural would rarely be viewed straight on, the woman and the bird appeared unusually large. Mr. Fitzgerald acknowledged this and explained that the scale was deliberate, intended to evoke the grandeur of monumental sculpture, as in the Parthenon, where size inspires awe. He said he wanted passersby to feel that same draw toward the towering woman playing music among animals. The concept, he added, stemmed from Mr. Poole's request for a design centered on family and music.

Ms. Moore said her understanding of the piece had changed after his explanation, adding that knowing the intent behind each element made the mural feel more real. Mr. Fitzgerald agreed that context could enhance appreciation for some viewers, though not for everyone. Ms. Moore praised his imagination and creativity but reminded him that the commission's duty was to preserve the town's historic aesthetic. While she admired his artistry, she found the metallic-blue heron too artificial and felt that, along with the surreal "fox deer," it disrupted the mural's visual balance. Mr. Fitzgerald acknowledged that art naturally invites differing opinions and said he welcomed constructive feedback consistent with his artistic vision. After no further discussion, he thanked the commissioners and said he would return with a revised design once it was finished.

Following no further comments from the public, staff, or commission members, the meeting was adjourned at approximately 6:29 PM.

Respectfully submitted,



Kate Daub
Special Projects Administrator



Mayor & Council of Berlin

10 William Street, Berlin, Maryland 21811

Phone 410-641-2770 Fax 410-641-2316

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HISTORIC DISTRICT COMMISSION APPLICATION

Date: 9/26/25 Subject Property Location: 2 Bay St. Case #: HDC 9-3-25-26
 Property Owner: Rosenblit Family, LLC Owner Phone #: 410-430-0433
 Owner Address: 308C 14th St Ocean City MD 21842 Owner Email: scrosenblit@comcast.net
 Agent/Contractor: self Agent Phone#: _____

Work Involves: ☒ Alterations ☐ New Construction ☐ Addition ☐ Demolition ☐ Sign ☐ Other

DESCRIPTION OF WORK PROPOSED:

renovation of outdoor area

* Commission conditionally approved at September hearing
Commission requested we return in November with final plans

DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Planning Department prior to at least three (3) weeks prior to the next regularly scheduled hearing. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. The Berlin Historic District Commission Rules and Regulations are available for review in the Town of Berlin Planning Department.

The following items, if applicable, must be provided to Town Staff in order for the proposal to be considered:

1. Site plan.
2. Scaled drawings of plans and/or elevations of the proposal, or in the alternative, a scale model.
3. Color photographs of the existing structure, the area to be altered and close-ups of architectural details.
4. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
5. All photographs shall be printed on 8½ x 11 paper or provided in digital format, and shall be labeled with a description of the contents of the photographs.
6. Samples of materials or copies of manufacturers product literature.

The applicant, or an authorized representative, has been advised to appear at the meeting of the Berlin Historic District Commission scheduled for 11-5-25 (date).

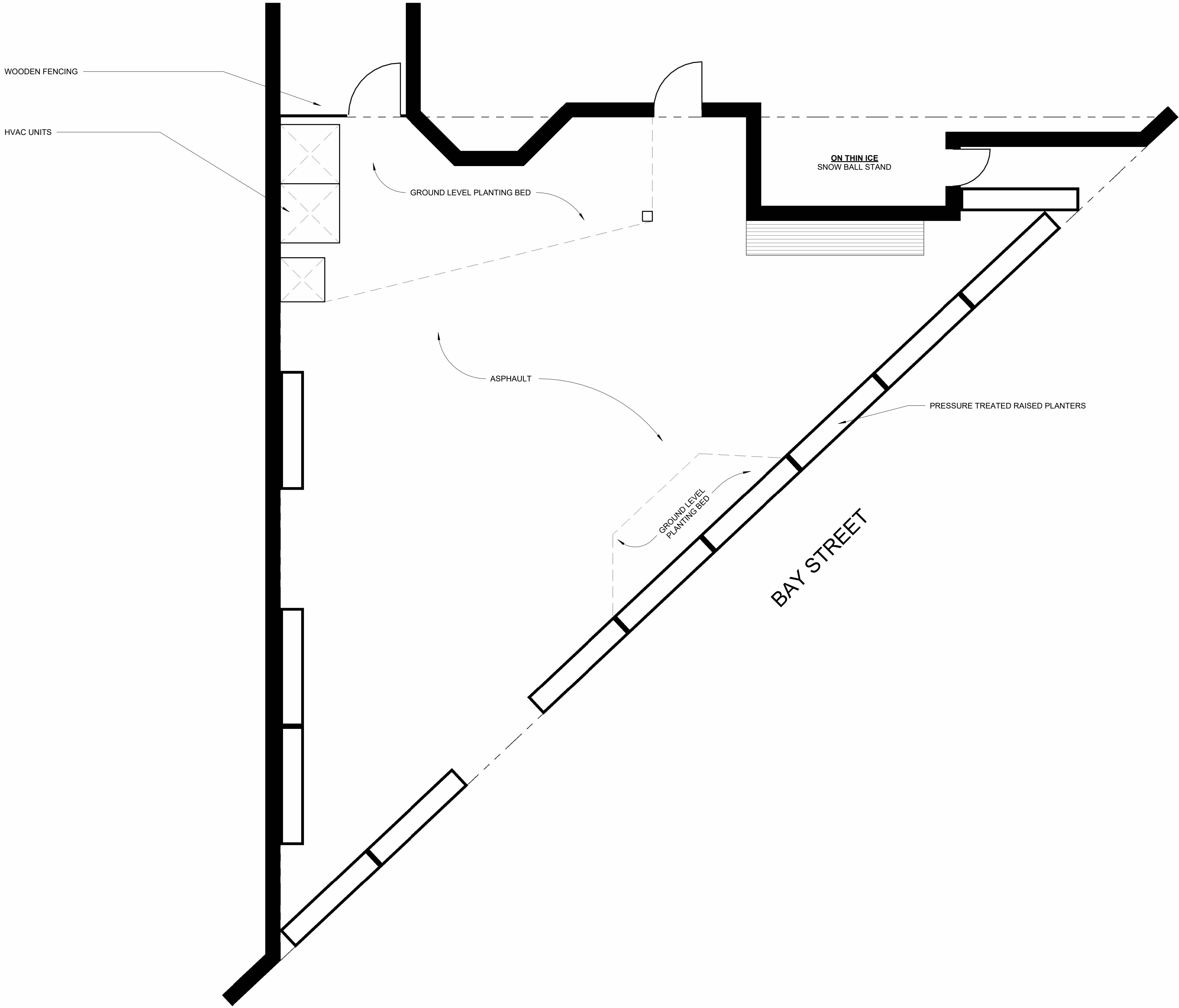
Applicant Signature _____

Date 9/26/25

APPROVED:

 Historic District Commission Chair (Date)

 Planning Director (Date)



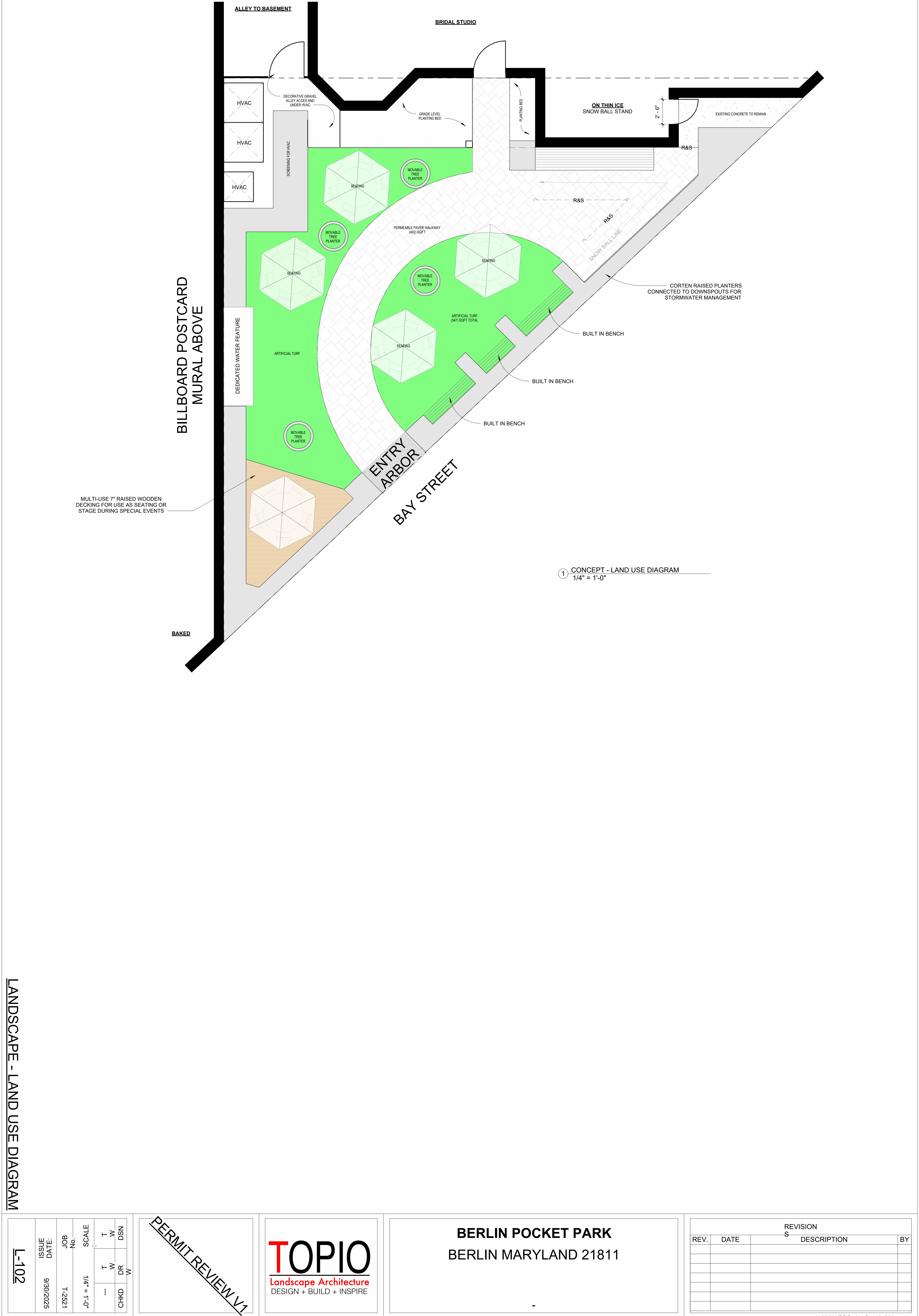
1 SITE PLAN - EXISTING CONDITIONS
1/4" = 1'-0"

PERMIT REVIEW V1



BERLIN POCKET PARK
BERLIN MARYLAND 21811

REVISION			
REV.	DATE	DESCRIPTION	BY



PERMIT REVIEW V1

TOPIO

Landscape Architecture

DESIGN + BUILD + INSPIRE

BERLIN POCKET PARK

BERLIN MARYLAND 21811

REVISION		BY
REV.	DATE	DESCRIPTION

DSN	W	DR	CHKD
T	W	---	---
T	W	---	---

SCALE

1/4" = 1'-0"

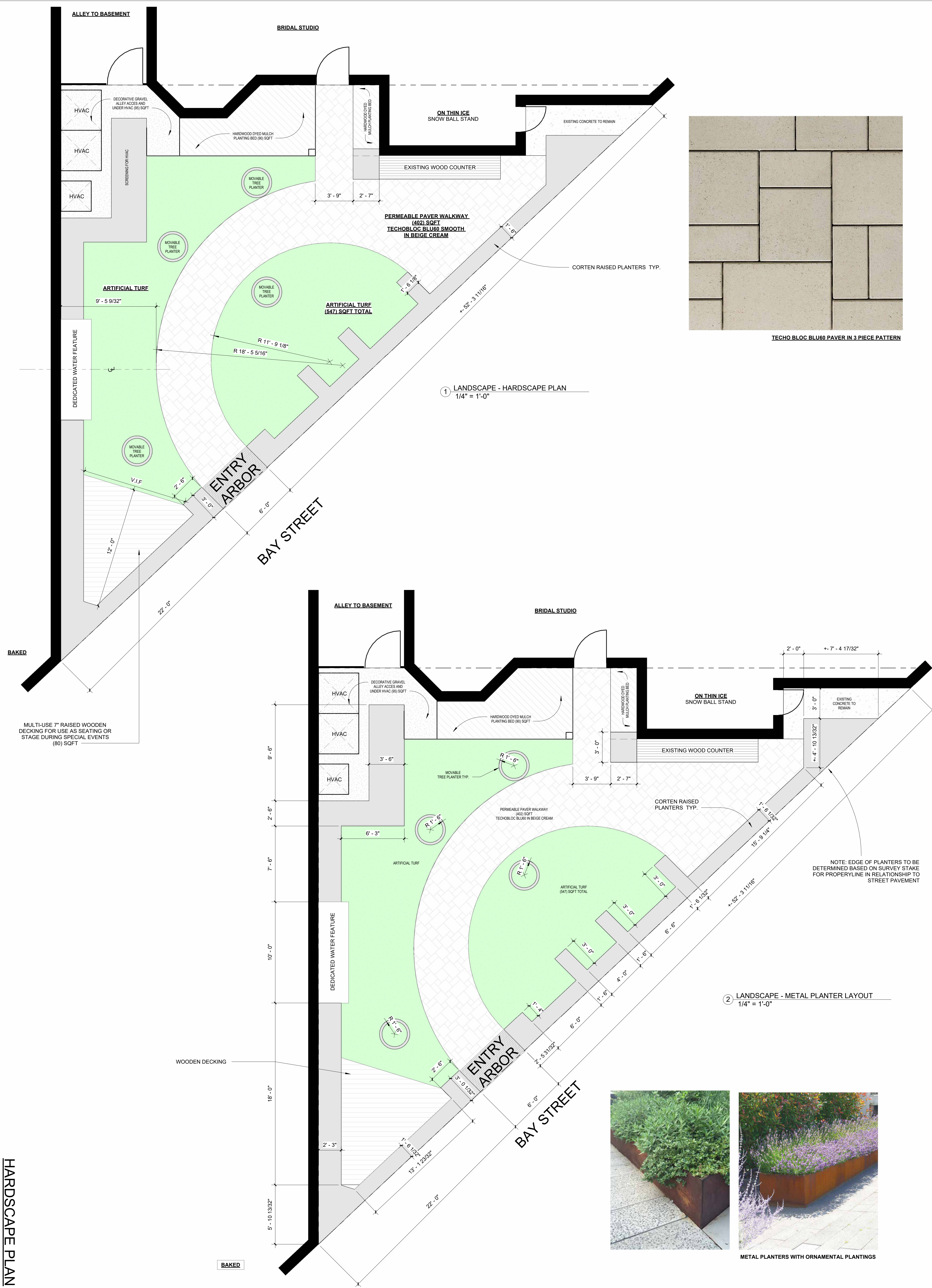
JOB No.

T-2521

ISSUE DATE:

9/30/2025

L-102



HARDSCAPE PLAN

L-103

ISSUE DATE: 9/30/2025

JOB No: T-2521

SCALE: 1/4" = 1'-0"

DSN

T

W

DR

CHKD

T

W

PERMIT REVIEW V1

TOPIO

Landscape Architecture

DESIGN + BUILD + INSPIRE

BERLIN POCKET PARK

BERLIN MARYLAND 21811

REV.	DATE	REVISION S	DESCRIPTION	BY

L-104	DSN	DR	CHKD
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	SCALE	1/4" = 1'-0"	
	NO. OF	T-2521	
ISSUE DATE:		9/30/2025	

PERMIT REVIEW V1

TOPIO

Landscape Architecture

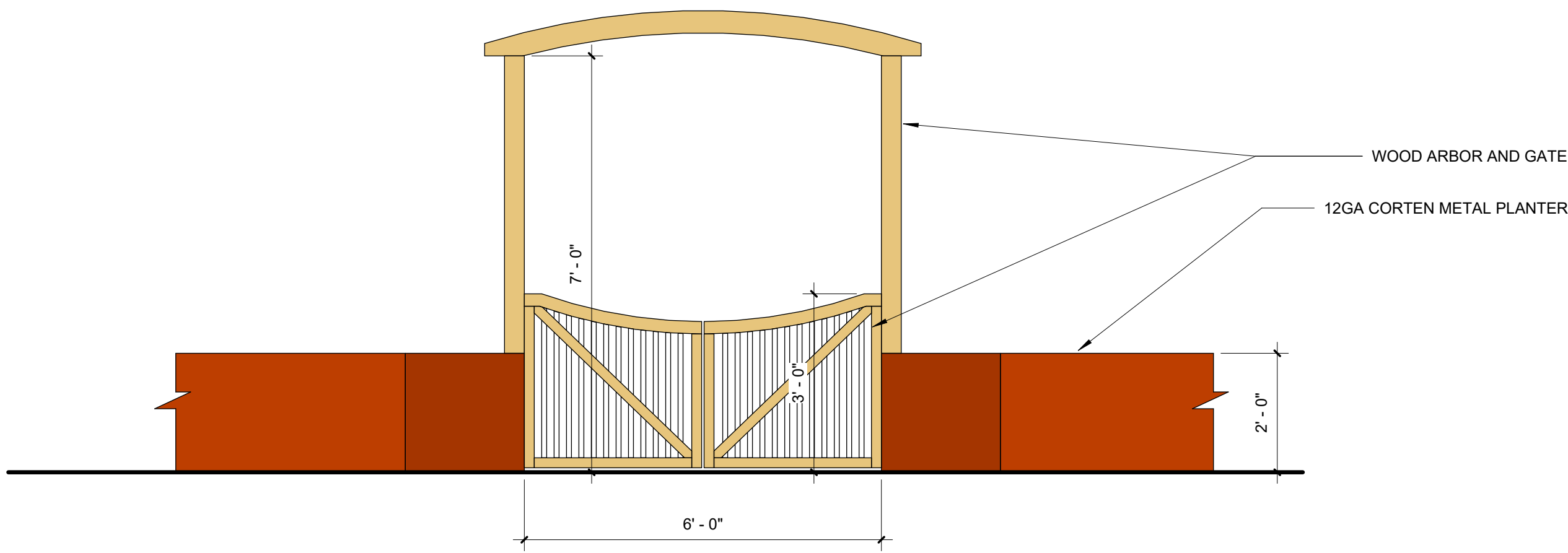
DESIGN + BUILD + INSPIRE

BERLIN POCKET PARK

BERLIN MARYLAND 21811

REV.		DATE		REVISION		BY
				S	DESCRIPTION	





③ ENTRANCE ARBOR
1/2" = 1'-0"

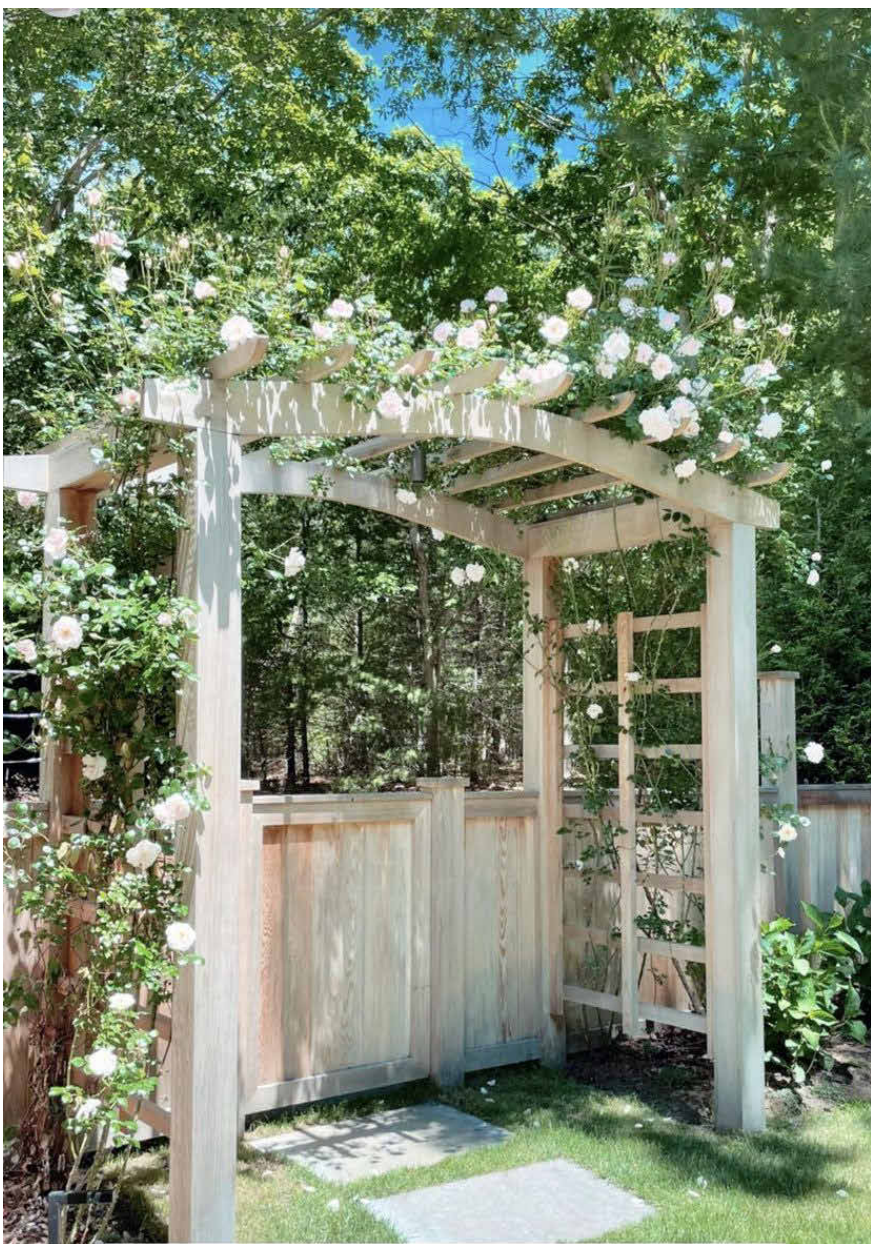
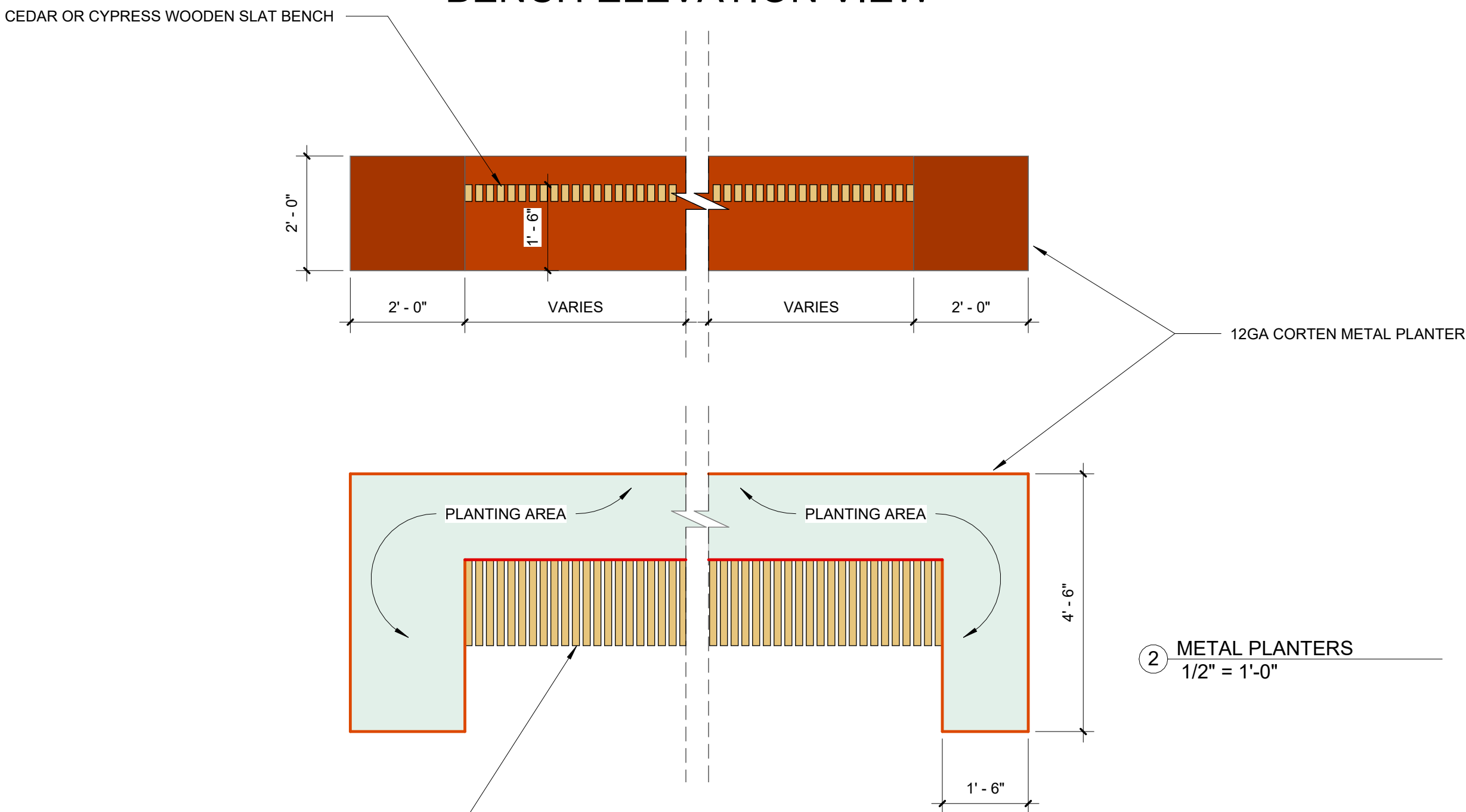


IMAGE OF SIMILAR WOODEN ARBOR WITH GATE

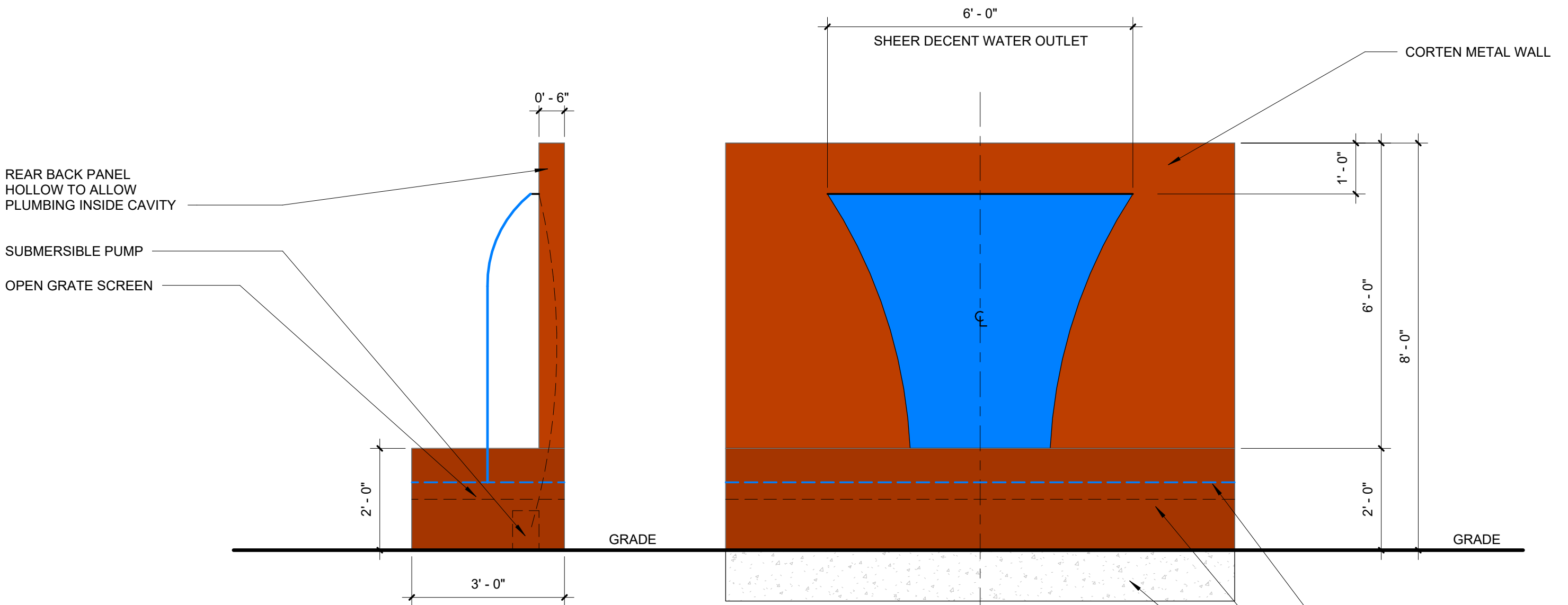
BENCH ELEVATION VIEW



BENCH PLAN VIEW



IMAGE OF METAL PLANTER WITH WOODEN BENCH



① WATER FEATURE
1/2" = 1'-0"



IMAGE OF SIMILAR WATER FEATURE IN OPERATION WITH LOW VOLTAGE LIGHTING

BULTIN SITE FURNISHINGS

PERMIT REVIEW V1

TOPIO

Landscape Architecture

DESIGN + BUILD + INSPIRE

BERLIN POCKET PARK

BERLIN MARYLAND 21811

REVISION		DESCRIPTION	BY
REV.	DATE		

DSN

DR

CHKD

W

SCALE

1/2" = 1'-0"

JOB No.

T-2521

ISSUE DATE:

9/30/2025

L-105



SPURGE



COREOPSIS



DRIFT ROSE



MEXICAN FEATHER GRASS



LIRIOPE 'BIG BLUE'

GARDENIA



ECHINACEA 'WHITE SWAN'



LAVENDER + SAGE + ARTEMESIA



FERN





NEPETA WALKERS LOW



EVERGREEN FERN



ASTER



ALLIUM MILLENIUM

CRAPE MYRTLE PLANTERS



EVERGREEN MIXED WITH ORNAMENTALS



SAGE AND ALLIUM



ROSEMARY





DWARF FOUNTAIN GRASS CASSIANS



ARTEMISEA



CRAPE MYRTLE



LAUREL HEDGE

HYDRANGEA



BOXWOOD MIX WITH PERENNIALS



TEXTURE MIX OF PERENNIALS + EVERGREEN



MEXICAN FEATHER GRASS





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HISTORIC DISTRICT COMMISSION APPLICATION

Date: 10/21/2025 Subject Property Location: 10 S. Main Street Case #: HDC-10-1-25-29

Property Owner Mike Poole Owner Phone # 410-352-9980

Owner Address 10 S. Main Street Owner Email: mike@poolecontracting.com

Agent/Contractor: Ivy Wells Agent Phone# 410-629-1722

Work Involves: ☒ Alterations ☐ New Construction ☐ Addition ☐ Demolition ☐ Sign ☐ Other

DESCRIPTION OF WORK PROPOSED:

Requesting to install a painted mural on the north façade of the building located at 10 S. Main Street in Historic District.

Structure is not classified as a historic building, and no structural or permanent architectural modifications will occur aside from mural installation and necessary surface preparation.

DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Planning Department prior to at least three (3) weeks prior to the next regularly scheduled hearing. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. The Berlin Historic District Commission Rules and Regulations are available for review in the Town of Berlin Planning Department.

The following items, if applicable, must be provided to Town Staff in order for the proposal to be considered:

1. Site plan.
2. Scaled drawings of plans and/or elevations of the proposal, or in the alternative, a scale model.
3. Color photographs of the existing structure, the area to be altered and close-ups of architectural details.
4. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
5. All photographs shall be printed on 8½ x 11 paper or provided in digital format, and shall be labeled with a description of the contents of the photographs.
6. Samples of materials or copies of manufacturers product literature.

The applicant, or an authorized representative, has been advised to appear at the meeting of the Berlin Historic District Commission scheduled for 11/5/2025 (date).

Applicant Signature [Signature] Date 10/22/25

APPROVED:

Historic District Commission Chair (Date)

Planning Director (Date)



STAFF REPORT

TO: Town of Berlin Historic District Commission

FROM: Ryan Hardesty, Acting Planning & Zoning Director

MEETING DATE: Wednesday, November 5, 2025

SUBJECT: 10 South Main Street Mural

SUMMARY

The Town of Berlin Planning and Zoning Department has reviewed an application submitted by property owner Mike Poole, with Town of Berlin Economic and Community Development Director Ivy Wells listed as property owner/agent, for the installation of a painted mural on the north façade of the building at 10 S. Main Street in the Berlin Historic District.

The structure is not classified as historic, and the proposed work involves no structural or permanent architectural modifications other than necessary surface preparation and paint application. Staff supports approval of this request as consistent with the purposes and review criteria outlined in Berlin Town Code §104-27 and §104-29 and as compatible with the visual character and integrity of the Historic District.

BACKGROUND

The subject property is identified as Worcester County Tax Map 301, Parcel 865. The property at 10 S. Main Street is located within the boundaries of the Berlin Historic District, a designated area recognized for its cohesive historic architecture and pedestrian-oriented commercial environment.

The applicant proposes to install a painted mural on the building's north façade, a secondary elevation visible from the public right-of-way. The mural is intended to enhance downtown aesthetics, contribute to Berlin's arts and culture identity, and support community engagement through public art. The wall surface is constructed of cinderblock, and the proposed mural will be applied directly to that surface using appropriate exterior-grade materials. The mural may be painted over or altered in the future, ensuring flexibility for future design changes without damaging the structure.

HISTORIC DISTRICT COMMISSION REVIEW

When reviewing plans for construction or exterior change within the Historic District, the Commission "shall give consideration to":

1. The historic or architectural value and significance of the structure, site and all other appurtenances and their relationship to the historic value of the surrounding area;
2. The relationship of the exterior architectural features of the structure, site and appurtenances to the remainder of the structure and to the surrounding area;
3. The general compatibility of the exterior design, arrangement, texture and materials proposed to be used; and
4. Any other factors, including aesthetic factors, which the Commission deems pertinent.

This section directs the HDC to evaluate the visual and contextual compatibility of exterior work in relation to the historic district as a whole.

Additionally, §104-29 (Standards for Judgment) Section 104-29 provides that the HDC “shall be strict in its judgment of plans for those structures and sites deemed to be valuable according to studies performed for districts of historic or architectural value.” Conversely, the Commission “shall be lenient in its judgment of plans for structures of little historic value or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding structures and/or sites.”

FINDINGS

1. The subject property lies within the Commercial Core of the Berlin Historic District.
2. The proposed mural is limited to a secondary façade and does not alter the building’s structure.
3. The cinderblock wall provides a suitable surface for the mural, which can be painted over or modified in the future without damage to the structure.
4. The project is consistent with §104-27, as it preserves district character while allowing artistic expression that enhances community aesthetics.
5. The design complies with the review standards in §104-29, demonstrating compatibility in material, scale, and overall appearance.
6. The mural supports the town’s broader goals of cultural vitality and place-making within its historic downtown.

RECOMMENDATION

Staff recommends that the Historic District Commission approve Application HDC-10-1-25-29 for installation of a painted mural on the north façade of 10 S. Main Street, subject to the following conditions:

1. The mural shall be applied using materials appropriate for exterior masonry, ensuring durability and protection of the building surface.
2. Any future modification, repainting, or removal of the mural shall be coordinated with the Planning Department to verify ongoing compliance with Berlin Code §104-27 and §104-29.

CONCLUSION

The proposed mural is consistent with the intent of the Historic District regulations by preserving the district’s established architectural character while contributing meaningfully to the town’s artistic and cultural landscape. It satisfies the standards of review set forth in §104-27 and §104-29 and constitutes a compatible and non-intrusive enhancement to the visual environment of downtown Berlin. The Commission’s deliberation and vote should therefore focus on the mural as a conceptual proposal and on the appropriateness of a mural at this specific location within the Historic District.

From Dave Gaskill

From Ivy Wells <iwells@berlinmd.gov>

Date Wed 10/22/2025 3:05 PM

To Kate Daub <kdaub@berlinmd.gov>; Ryan Hardesty <rhardesty@berlinmd.gov>

Section 104-27 of the Code provides that the HDC "shall give consideration to the historic value and significance of the site" Section 104-29 provides that the HDC "shall be lenient in its judgment of plans for structures of little historic value". Since the building in question is not historic, I believe the HDC should give greater weight to the approval of the Arts Committee since that committee's expertise is art, and the HDC's is not.



David Gaskill - Attorney

Town of Berlin

10 William Street, Berlin, MD 21811

Office: |
dgaskill@berlinmd.gov | berlinmd.gov



Steven Skerritt-Davis | Executive Director

Wes Moore | Governor

Aruna Miller | Lt. Governor

Harry Coker, Jr. | Secretary of Commerce

October 30, 2025

To: Ivy Wells, Economic & Community Development Director, Town of Berlin

Dear Ivy,

The Maryland State Arts Council advances the arts in our state by providing leadership that champions creative expression, diverse programming, equitable access, lifelong learning, and the arts as a celebrated contributor to the quality of life for all the people of Maryland. Bringing new public artwork to a community can help express community values, enhance the environment, and raise awareness of unseen narratives. It can also shine a light on what a place has to offer and send a message that a diversity of ideas and ways of living are welcome.

When supporting new public art projects through grants, Maryland State Arts Council staff do not review or approve any planning or zoning code. However, it is required that any new works obtain the property owners' permission and go through any required local permitting and review processes (Ref: [FY26 Public Art Across Maryland Grant Guidelines](#), Page 6). The requirement ensures the safe and appropriate installation of the artwork at its location, as well as the safety of the public viewing it.

In our experience, local historic preservation reviews generally focus on the appropriateness of materials (e.g., painting on previously unpainted brick) or on avoiding damage to the property (e.g., screwing into historic wood or masonry). Feedback on artwork or imagery is usually taken up by a local public art commission or arts advisory committee.

Our state is full of examples of public works by artists from the past to the present, existing side by side. Together, they invite residents and visitors to experience the best that Maryland has to offer.

Sincerely,

C. Ryan Patterson
Program Director, Public Art
Maryland State Arts Council

Fw: Guidance Request – Historic District Commission Review of Public Art

From Ivy Wells <iwells@berlinmd.gov>

Date Mon 10/27/2025 4:26 PM

To Kate Daub <kdaub@berlinmd.gov>; Ryan Hardesty <rhardesty@berlinmd.gov>

Melissa Archer is the Preservation Officer for DHCD, who reviews all of our façade grants before approving them.

I sent her a copy of the packet.



Ivy Wells - Economic & Community Development Director
Town of Berlin

10 William Street, Berlin, MD 21811

Office: 410-629-1722 | Fax: 410-641-2316

iwells@berlinmd.gov | berlinmd.gov

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From: Melissa Archer -DHCD-

Sent: Monday, October 27, 2025 4:08 PM

To: Ivy Wells <iwells@berlinmd.gov>

Subject: Re: Guidance Request – Historic District Commission Review of Public Art

Yes, it would be approved for a facade project. The determination would be "no adverse effect on historic properties."

Melissa



Melissa Archer

Preservation Officer

Division of Neighborhood Revitalization

On Mon, Oct 27, 2025 at 4:02 PM Ivy Wells <iwells@berlinmd.gov> wrote:

Melissa,

If I was proposing this mural as part of a façade grant would Maryland Historic Trust approve it?

The building is not historic.



Ivy Wells - Economic & Community Development Director
Town of Berlin

[10 William Street, Berlin, MD 21811](#)

[Office: 410-629-1722](#) | [Fax: 410-641-2316](#)

iwells@berlinmd.gov | berlinmd.gov

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Dear Members of the Historic District Commission,

On behalf of the Arts and Entertainment Advisory Board, we are writing to share our full support for the proposed mural design on the building located at 10 S. Main Street, by artist Evan Fitzgerald, known professionally as Noble Beast.

This mural is intentionally different from the others you'll see around town, which we believe is an important strength.

The design incorporates elements requested by the building owner, including references to the shore and to music, and it reflects the artist's unique style. You can already see a sample of his creative approach inside 410 Social.

Berlin is known for embracing the quirky and the unexpected, and this mural fits right in with that identity. It will also be a tremendous improvement over the blank cinderblock wall that currently exists.

We see it becoming a true showpiece, something visitors and residents will pause to admire.

As an Arts and Entertainment District, we recognize that art is subjective by nature. However, we are confident that this mural will add vibrancy, variety, and beauty to our community in a way that is both respectful and forward-looking.

Thank you for your consideration, and for your continued partnership in supporting public art in Berlin.

Sincerely,



Cassandra Brown, Chairperson
Berlin Arts and Entertainment Advisory Board

cc: Sara Hambury
Eric Mace
Angie Rivera
Opal Hambury
Ivy Wells

10 S. Main Street

Current



**Shutters to be removed to accommodate the mural.*



Client:
Ivy/Mike Main Street

Dates:
Sept/Oct

Orientation:
NE facing wall

Mural:

Design an image that is indicative of the artists work but incorporates music into the theme.

Design Elements:

- local animals in a familiar Eastern Shore setting.
- local wildlife drawn to a person playing a guitar in the marsh.

Color:

Primarily representational natural color palette.





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