



DEPARTMENT OF
ENVIRONMENTAL PROGRAMS

Worcester County

GOVERNMENT CENTER
ONE WEST MARKET STREET, ROOM 1306
SNOW HILL, MARYLAND 21863
TEL: 410.632.1220 / FAX: 410.632.2012

LAND PRESERVATION PROGRAM
STORMWATER MANAGEMENT
SEDIMENT AND EROSION CONTROL
SHORELINE CONSTRUCTION
AGRICULTURAL PRESERVATION
ADVISORY BOARD

WELL & SEPTIC
WATER & SEWER PLANNING
PLUMBING & GAS
CRITICAL AREAS/FORESTRY
COMMUNITY HYGIENE

January 8, 2024

This notification is to advise you that the Department has received and is presently reviewing the following request for a shoreline construction project:

River Run Development Associates – Request No. 2024-001 - Request to construct seven 25'x4' floating finger piers with associated piles and 14 mooring piles. Maximum of 274' channelward. This project is located at 11605 Masters Lane, Berlin, also known as Tax map 15, Parcel 126. Third Tax District of Worcester County, Maryland.

The Department in considering this application will make specific findings of fact with regard to the environmental impact, navigational impact, recreational potential, commercial benefit to Worcester County, impact of the proposed construction upon the surrounding neighborhood and upon property values therein, and any other pertinent issues. Approval from the Department does not guarantee approval from any other applicable regulatory agencies.

If you have an interest which may be adversely affected by the issuance of this permit, you are requested to notify this Department in writing within fifteen (15) calendar days which will end on January 23, 2024.

Sincerely,

Brandy Whitlock
Environmental Inspector

cc: Interested Parties
David Bradford, Deputy Director
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2024-001
Submission Date: 1-8-24

X Major Construction (\$300.00) Minor Construction (\$150.00)

Written Description of Proposed Improvement (include channelward distance):

to construct seven (7) 25 foot long by four (4) foot wide floating finger piers with associated piles and 14 mooring piles all extending a maximum of 274 feet channelward of the existing MHWL

Property Description:

Map: 15 Parcel: 126 Lot: Section: Block: Tax District:
Street Address: 11605 Masters Lane, Berlin MD 21811
Subdivision: River Run
 Dwelling on lot: Dwelling under construction: Vacant: X Commercial:

Owner: River Run Development Associates Phone No. 516-747-0300 Ext. 104
Mailing Address: 11605 Masters Lane, Berlin MD 21822
E-Mail Address:

Contractor: not chosen Phone No.:
Mailing Address:
E-Mail Address:

Recorded Adjacent Property Owner: Blair and Allison Snyder
Property Address: 11146 Spring Branch Lane, Berlin MD
Tax Map: 16 Parcel: 7 Lot: Section: Block:

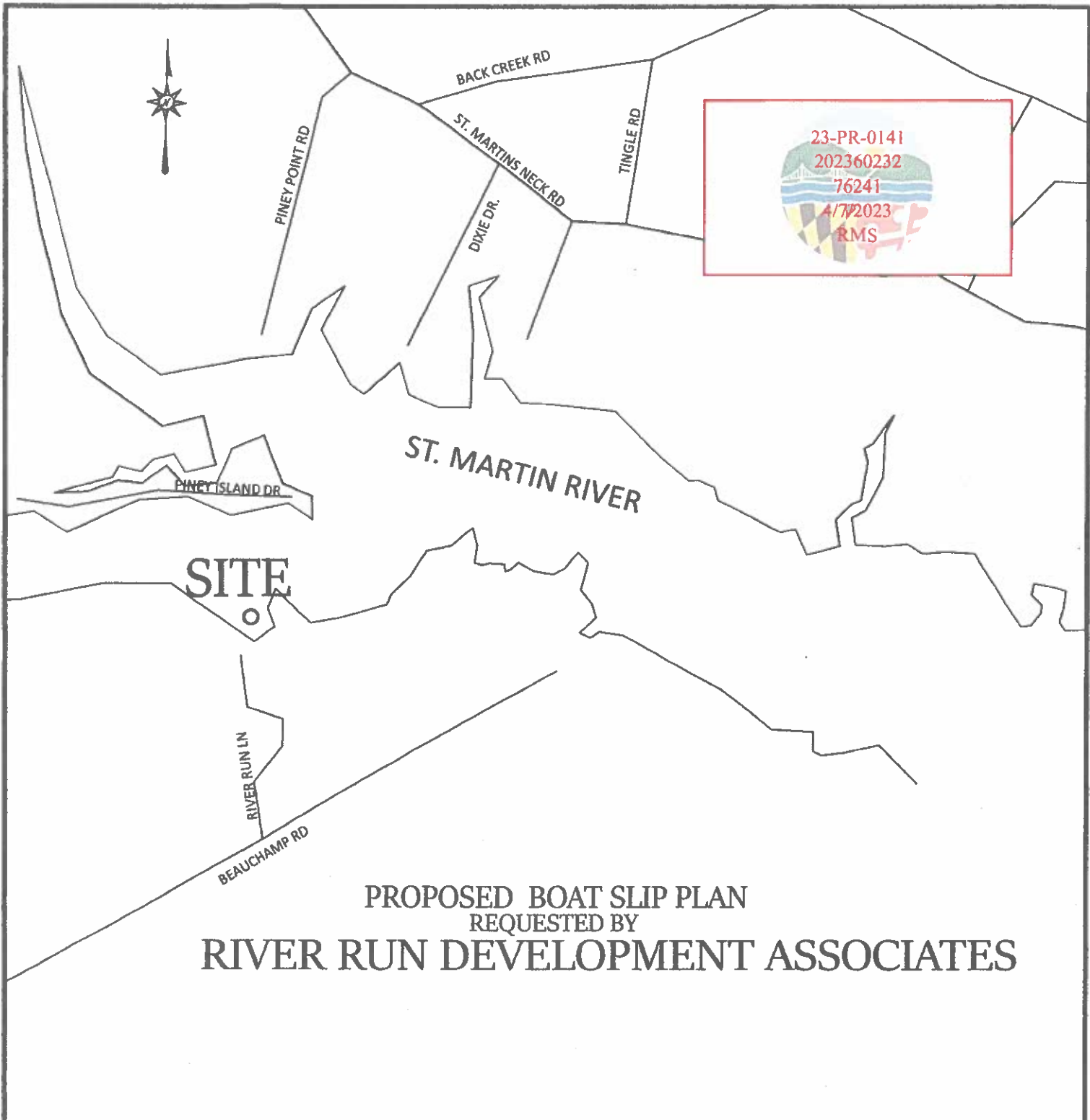
Recorded Adjacent Property Owner: Same as owner
Property Address:
Tax Map: Parcel: Lot: Section: Block:

As the applicant, I attest that the information presented on this application, site plan and any written documentation attached hereto is known to be accurate. I understand that the proposed shoreline improvement will be constructed to meet or exceed minimum design standards adopted by the Department. Any deviation from these standards will require construction plans sealed by an engineer registered in the State of Maryland. I acknowledge that any falsification of information presented may result in revocation of this approval and of the subsequent Shoreline Construction Permit.

Owner/Applicant's Signature [Signature] Date: 6/21/23

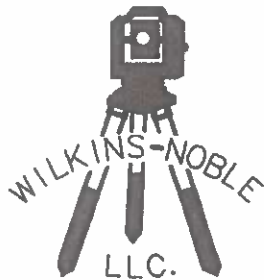
DEPT. USE ONLY:

Notification Distribution Date: 1-8-24 Public Comment Deadline: 1-23-24 (15 calendar days)
Department Approval Date: Expiration:



PROPOSED BOAT SLIP PLAN
 REQUESTED BY
RIVER RUN DEVELOPMENT ASSOCIATES

CIVIL ENGINEERING & LAND SURVEYING

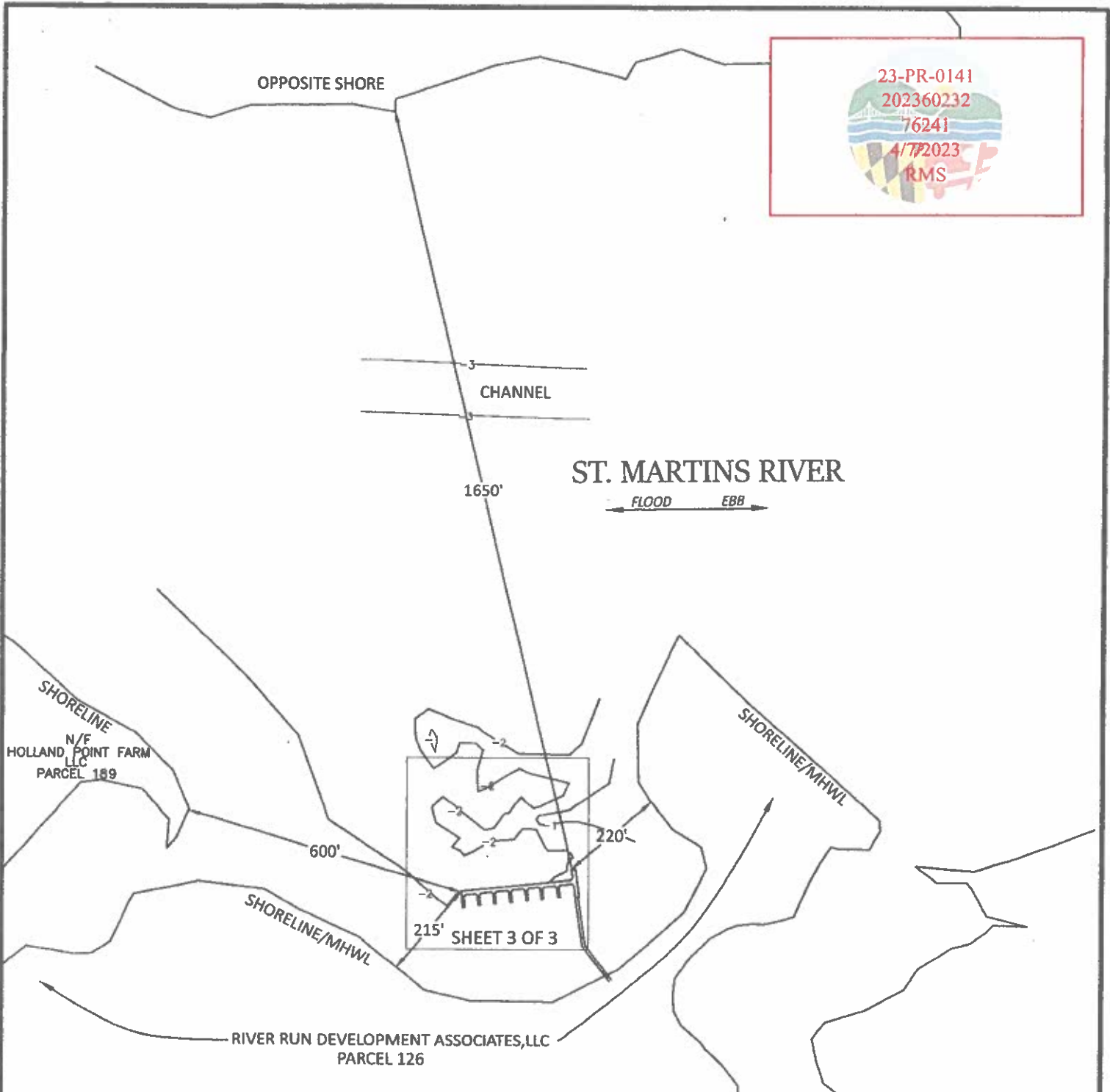


11729 CHURCH ST.
 PRINCESS ANNE, MD 21853
 PHONE: 410-621-0321
 FAX: 410-621-0320

PROJECT INFORMATION

COUNTY	WORCESTER	STATE	MD		
MUNICIPALITY		N/A		SUBD.	RIVER RUN
DISTRICT		3RD		SECT NO.	N/A
TAX MAP NO.	15	PARCEL	126	BLOCK NO.	N/A
DEED REF.		2227/148		LOT NO.	N/A
PLAT REF.		252/35		DATE	1/23/23, 4/7/23
FIELD BOOK		PAGE		SCALE	1" = 2000'
CAD FILE		RIVER RUN		DRAWN BY	NAN

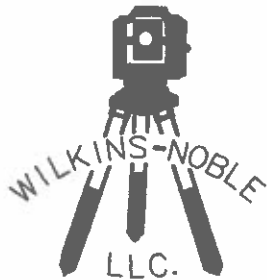
VICINITY MAP
 SHEET 1 OF 4



ELEVATIONS SHOWN HEREON ARE REFERENCED TO MEAN LOW WATER DATUM. NO SAV WITNESSED

The purpose of this drawing is to obtain a permit for a boat slips only. This drawing is not a boundary survey and should not be relied upon for the establishment of property lines. The house location is approximate and shown for reference purposes only. This drawing does not guarantee title or the existence or non-existence of any encumbrances or restrictions (setbacks, easements, right of way, etc.)

CIVIL ENGINEERING & LAND SURVEYING



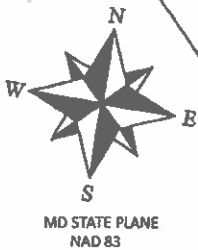
11729 CHURCH ST.
PRINCESS ANNE, MD 21853
PHONE: 410-621-0321
FAX: 410-621-0320

PROJECT INFORMATION

COUNTY	WORCESTER	STATE	MD		
MUNICIPALITY		N/A		SUBD.	RIVER RUN
DISTRICT		3RD		SECT NO.	N/A
TAX MAP NO.	15	PARCEL	126	BLOCK NO.	N/A
DEED REF.		2227/148		LOT NO.	N/A
PLAT REF.		252/35		DATE	1/23/23, 4/7/23
FIELD BOOK		PAGE		SCALE	1" = 300'
CAD FILE		RIVER RUN		DRAWN BY	NAN

**EX. CONDITIONS
PLAN VIEW
SHEET 2 OF 4**

LEGEND
-2.2 DEMOTES DEPTH (MLW DATUM)



**PROPOSED BOAT SLIP PLAN
REQUESTED BY
RIVER RUN DEVELOPMENT
ASSOCIATES**

ELEVATIONS SHOWN HEREON ARE REFERENCED TO MEAN LOW WATER DATUM
NO SAV WITNESSED

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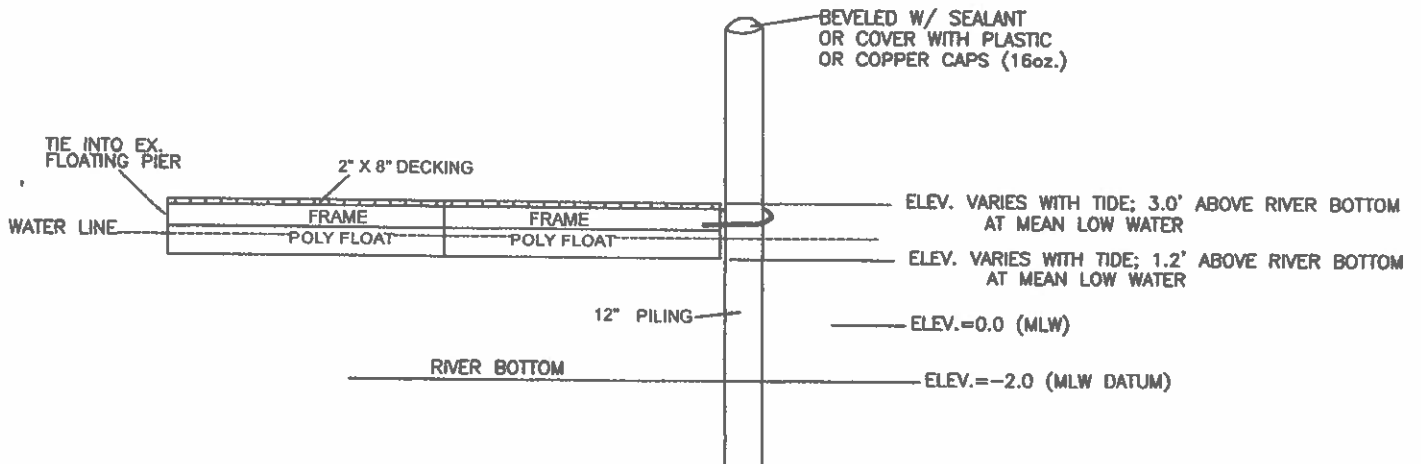
PROJECT INFORMATION

COUNTY	WORCESTER	STATE	MD		
MUNICIPALITY		N/A		SUBD.	RIVER RUN
DISTRICT		3RD		SECT NO.	N/A
TAX MAP NO.	15	PARCEL	126	BLOCK NO.	N/A
DEED REF.		2227/148		LOT NO.	N/A
PLAT REF.		252/35		DATE	1/23/23
FIELD BOOK		PAGE		SCALE	1" = 50'
CAD FILE		RIVER RUN		DRAWN BY	NAN

**PLAN VIEW
SHEET 3 OF 4**

LEGEND
-2.2 DENOTES DEPTH (MLW DATUM)

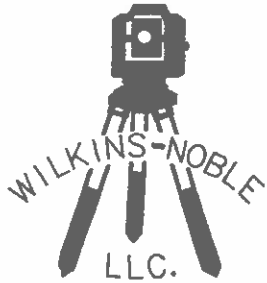
FLOATING PIER CROSS SECTION



INSTALL PER MANUFACTURER SPECIFICATIONS



CIVIL ENGINEERING & LAND SURVEYING



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PHONE: 410-621-0321

PROJECT INFORMATION

COUNTY	WORCESTER	STATE	MD	SUBD.	RIVER RUN
MUNICIPALITY	N/A			SECT NO.	N/A
DISTRICT	3RD			BLOCK NO.	N/A
TAX MAP NO.	15	PARCEL	126	LOT NO.	N/A
DEED REF.	2227/148			DATE	1/23/23, 4/7/23
PLAT REF.	252/35			SCALE	1" = NTS
FIELD BOOK	PAGE			DRAWN BY	NAN
CAD FILE	RIVER RUN				

DETAILS
SHEET 4 OF 4

