



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

August 23, 2024

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

David & Jeanne Stratmeyer– Request No. 2024-076 - Request to install one 8x10 float and one boat lift with associated pilings. Max channelward extension 21'. This project is located at 25 Clubhouse, Ocean Pines, also known as Tax Map 16, Parcel 41, Lot 442, 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 September 7, 2024.

Sincerely,

Brandy Whitlock
Environmental Inspector

cc: Interested Parties
David Bradford, Deputy Director
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2024-076
Submission Date: 8-23-24

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

Written Description of Proposed Improvement (include channelward distance):

install one (1) 8x10 (80 sf) float and one (1) boat lift with associated pilings a maximum of 21' channelward of existing bulkhead face/MHW/MLW

Property Description:

Map: 16 Parcel: 41 Lot: 442 Section: 4 Block: _____ Tax District: 3
Street Address: 25 Clubhouse
Subdivision: Ocean Pines
 Dwelling on lot: X Dwelling under construction: _____ Vacant: _____ Commercial: _____

Owner: David & Jeanne Stratmeyer Phone No. 410-459-3637
Mailing Address: 1022 Barrymore Drive, Bel Air, MD 21014
E-Mail Address: dstratmeyer100961@gmail.com

Contractor: J. Stacey Hart & Associates, Inc. Phone No.: 410-390-8096
Mailing Address: PO Box 6, Snow Hill, MD 21863
E-Mail Address: stacey@jstaceyhart.com

Recorded Adjacent Property Owner: Anthony & Deborah Disciascio - 27 Clubhouse
Property Address: 104 Lamb Rd, Secane, PA 19018
Tax Map: 16 Parcel: 41 Lot: 443 Section: 4 Block: _____

Recorded Adjacent Property Owner: Arthur & Corinne Henshaw
Property Address: 23 Clubhouse Drive, Berlin, MD 21811
Tax Map: 16 Parcel: 41 Lot: 441 Section: 4 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.

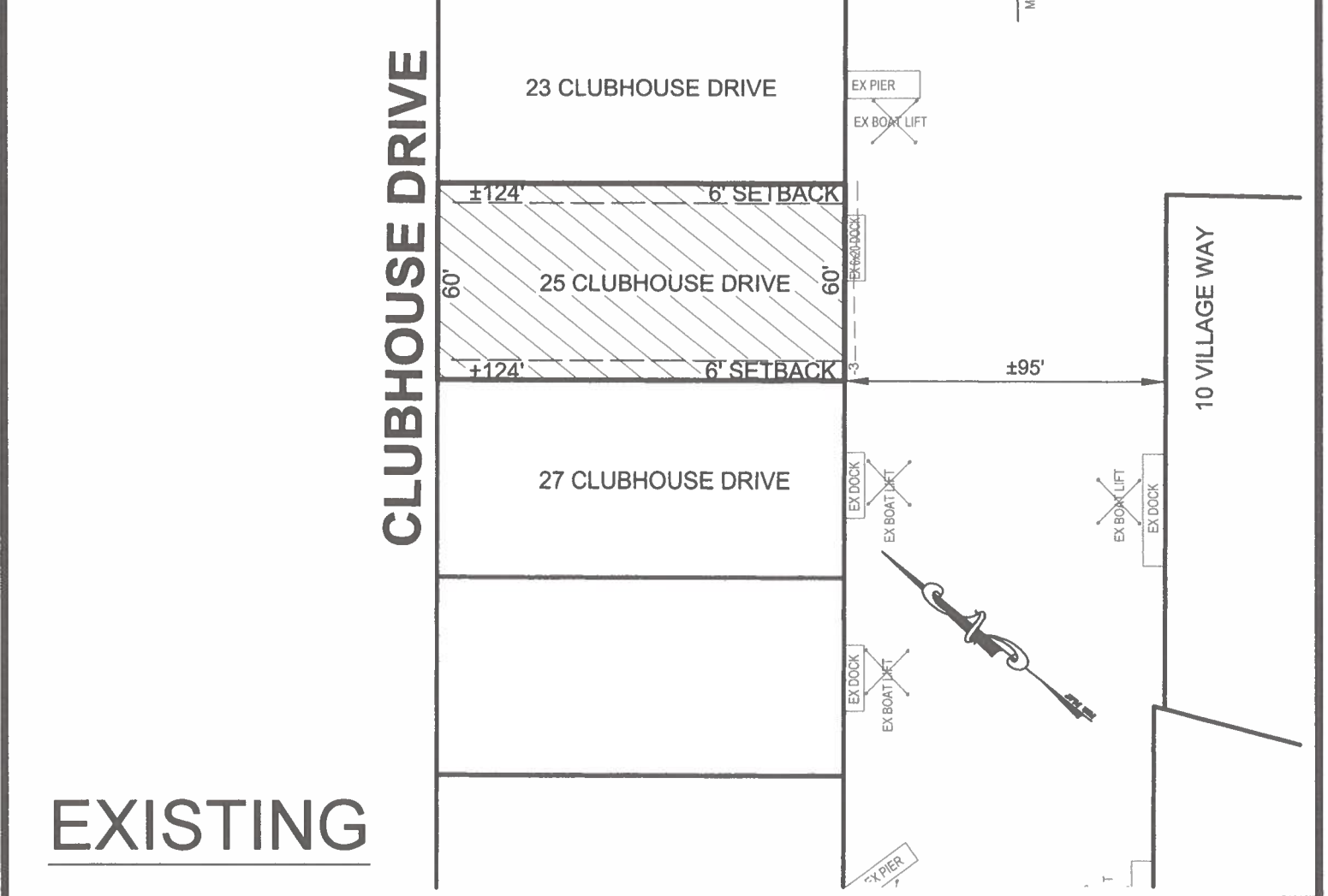
David Stratmeyer 7-12-24
Owner/Applicant's Signature Date

DEPT. USE ONLY:

Notification Distribution Date: 8-23-24 Public Comment Deadline: 9-7-24 (15 calendar days)
Department Approval Date: _____ Expiration: _____



PROJECT DESCRIPTION:
 INSTALL ONE (1) 8x10 (80 SF) FLOAT AND ONE (1) BOAT LIFT WITH ASSOCIATED PILINGS A MAXIMUM OF 21' CHANNELWARD OF EXISTING BULKHEAD/MHW/MLW.



EXISTING

**STRATMEYER PROPERTY
 PROPOSED BOAT LIFT
 25 CLUBHOUSE
 OCEAN PINES**

APPLICANT: David & Jeanne Stratmeyer
 1022 Barrymore Drive
 Bel Air, MD 21014
 410-459-3637
 dstratmeyer100961@gmail.com

LOCATION: SECTION 4, OCEAN PINES NO SAV'S
 WATERWAY: ST. MARTIN RIVER
 TAX MAP: 16
 WATER DEPTH MEASUREMENTS: 7/17/2024 PARCEL: 41
 REFERENCED TO MLW 10:30 A.M. SECTION: 4
 LOT: 442

JOB NUMBER: P24-040	SCALE: 1"=50'	SHEET NO: 1 OF 2	DATE: 08/2024	REVISED: N/A
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J. STACEY HART & ASSOCIATES, INC.

POST OFFICE BOX 6
 SNOW HILL, MD 21863
 PHONE: 410-390-8096
 EMAIL: stacey@jstaceyhart.com

23 CLUBHOUSE DRIVE

EX PIER

EX BOAT LIFT

PROPOSED

±124'

6' SETBACK

±23'

10' (MIN)

21' MAX

EX 6x20 DOCK

14'

14'

PR BOAT LIFT

25 CLUBHOUSE DRIVE

60'

±124'

6' SETBACK

PR FLOAT

7' (MIN)

±95'

±25'

27 CLUBHOUSE DRIVE

DOCK

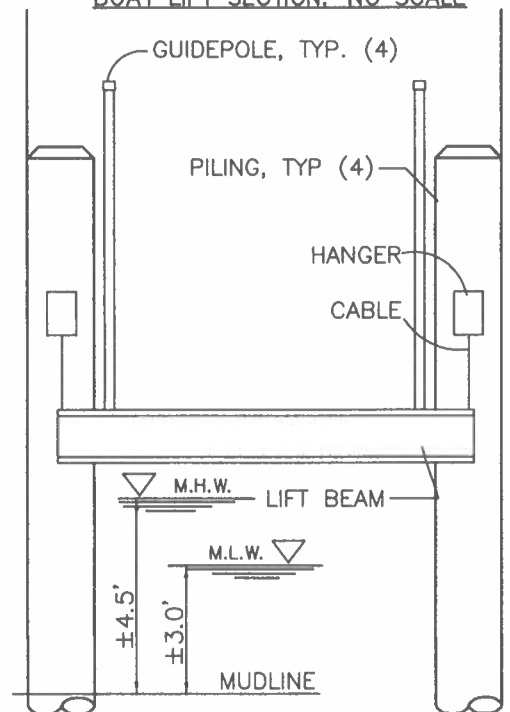
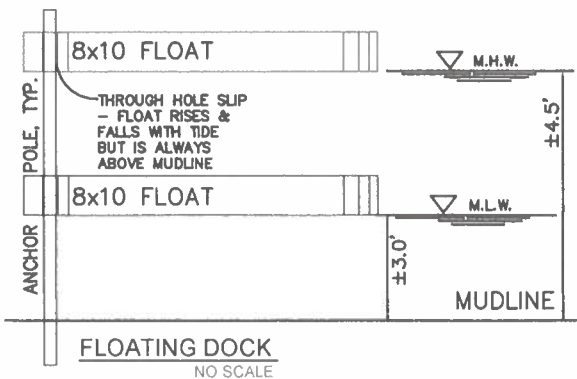
LIFT

LIFT

K

10 VILLAGE WAY

BOAT LIFT SECTION: NO SCALE



STRATMEYER PROPERTY
PROPOSED BOAT LIFT
25 CLUBHOUSE
OCEAN PINES

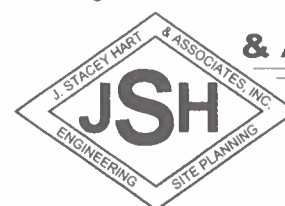
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LOCATION: SECTION 4, OCEAN PINES
WATERWAY: ST. MARTIN RIVER
WATER DEPTH MEASUREMENTS: 7/17/2024
REFERENCED TO MLW 10:30 A.M.

NO SAV'S

TAX MAP: 16
PARCEL: 41
SECTION: 4
LOT: 442

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& ASSOCIATES, INC.**

POST OFFICE BOX 6
SNOW HILL, MD 21863
PHONE: 410-390-8096
EMAIL: stacey@jstaceyhart.com

JOB NUMBER: P24-040	SCALE: 1"=30'	SHEET NO: 2 OF 2	DATE: 08/2024	REVISED: N/A
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