



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 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:

Neal Lookner– Request No. 2024-007 - Request to remove existing 5'x21' dock and install 7'x22' dock in same footprint. Max channelward not to exceed 8.5'. This project is located at 19 Wharf Court, Berlin, also known as Tax map 16, Parcel 42, Lot 214. 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 February 7, 2024.

Sincerely,

Brandy Whitlock
Environmental Inspector

cc: Interested Parties
David Bradford, Deputy Director
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2024-007
Submission Date: 1-23-24

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

Written Description of Proposed Improvement (include channelward distance):
Remove existing 5' x 21' dock and install 7' x 22' dock in same footprint Max Chnl 8.5'

Property Description:
Map: 0016 Parcel: 0042 Lot: 214 Section: 5 Block: Tax District:
Street Address: 19 Wharf Court Ocean Pines MD 21811
Subdivision: 0005
Dwelling on lot: Dwelling under construction: Vacant: Commercial:

Owner: Neal & Patricia Lookner Phone No. 609-306-8547
Mailing Address: 19 Wharf Court Ocean Pines MD 21811
E-Mail Address: pjlnml@verizon.net

Contractor: Ocean City Boat Lifts Phone No.: 410-352-5095
Mailing Address: 12010 Industrial Park Road Unit 11 Bishopville MD 21813
E-Mail Address: oceancitylifts@aol.com

Recorded Adjacent Property Owner: Daniel Reynolds
Property Address: 17 Wharf Court Ocean pines MD 218111
Tax Map: 0016 Parcel: 0042 Lot: 213 Section: 5 Block:

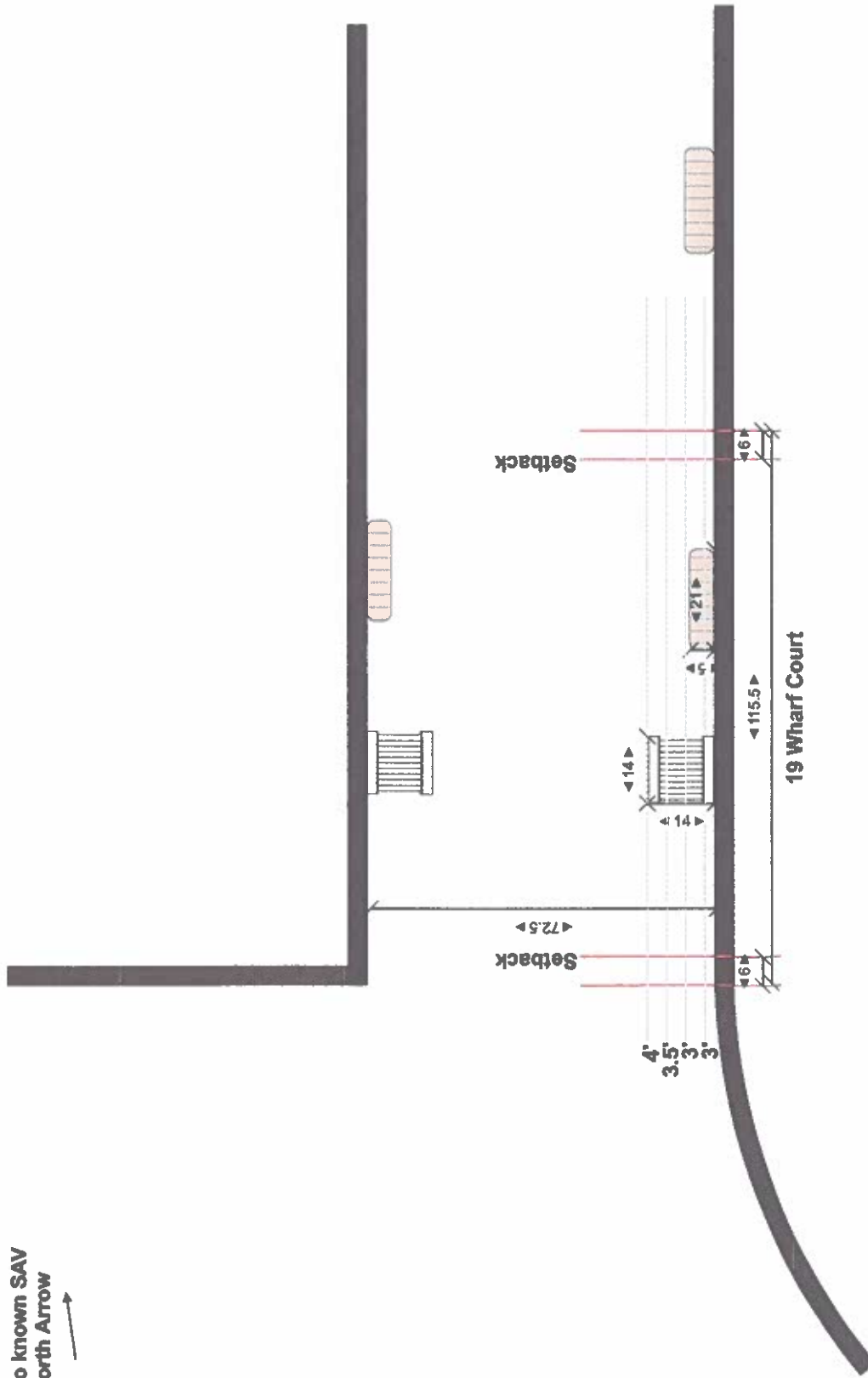
Recorded Adjacent Property Owner: Michael & Marianne Leizure
Property Address: 21 Wharf Court Ocean Pines MD 21811
Tax Map: 00016 Parcel: 0042 Lot: 215 Section: 5 Block:

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.

Kayla Short 01-25-24
Owner/Applicant's Signature Date
Neal Lookner 01-23-24

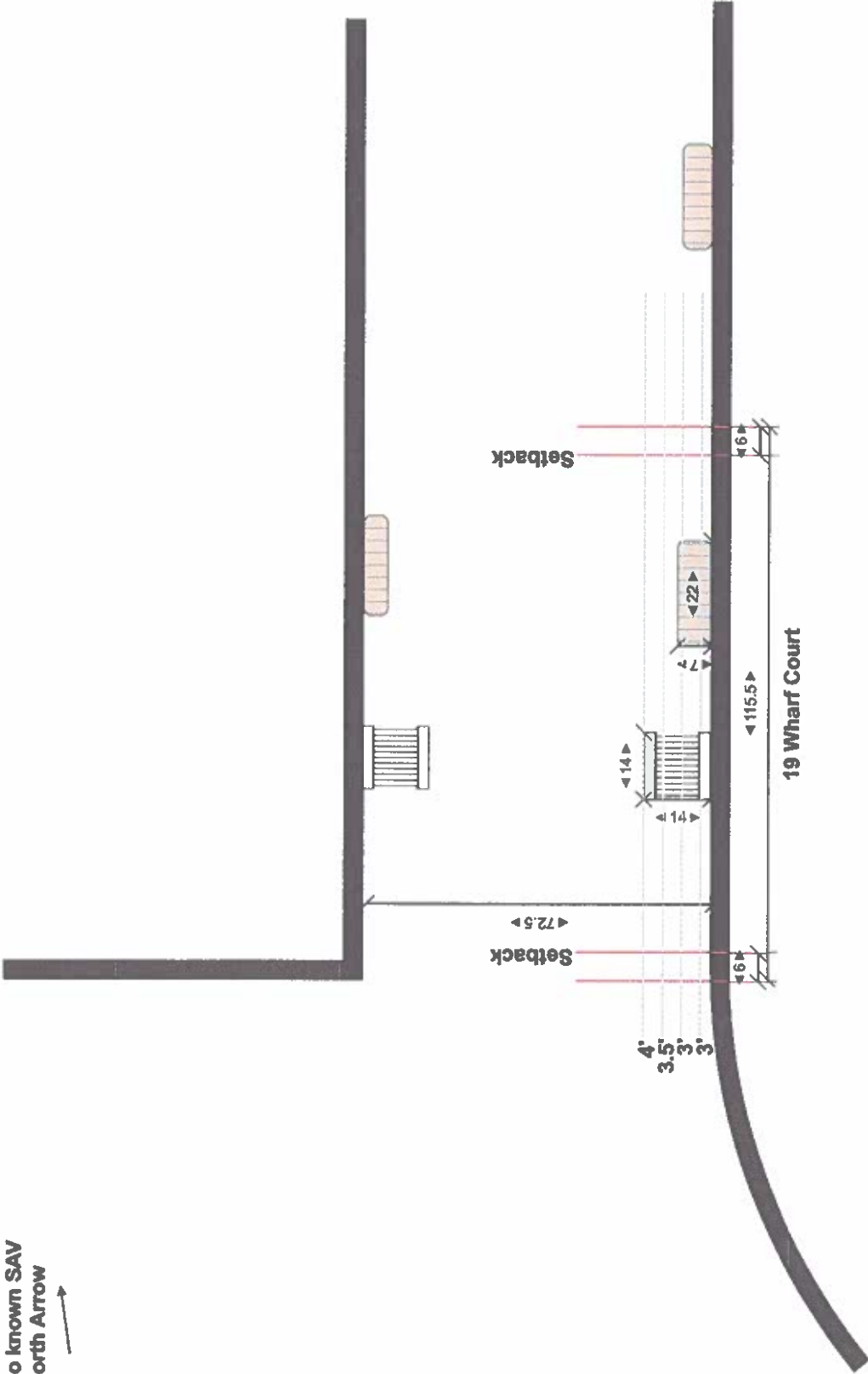
DEPT. USE ONLY:
Notification Distribution Date: 1-23-24 Public Comment Deadline: 2-7-24 (15 calendar days)
Department Approval Date: Expiration:

No known SAV
North Arrow →



Site: 19 Wharf Ct Ocean Pines MD 21811	Customer: Lookner	Project: Existing	Drawn: K. Short	443-614-8477	Pristine Permitting
Work: Remove existing dock - Install 7' x 22' Dock	Scale: 1/32"=1'0"	Date: 01/09/2023	Page: 1 of 3	Kaylae Pristine Permitting.com	12010 Industrial Park RD Unit 11 Bishopville MD 21813

No known SAV
North Arrow →



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19 Wharf Court

