



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 6, 2024

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

Marthas Landing LLC– Request No. 2024-066 - Request to expand existing travel lift from 65'x32' to 85'x36'. Maximum channelward extension 18". This project is located at 12813 Sunset Ave, Ocean City, also known as Tax Map 27, Parcel 487, Lot E. Tenth 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 August 21, 2024.

Sincerely,

Brandy Whitlock
Environmental Inspector

cc: Interested Parties
Joy S. Birch
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2024-066
Submission Date: 8-6-24

☒ Major Construction (\$300.00)

☒ Minor Construction (\$150.00)

Written Description of Proposed Improvement (include channelward distance):

To expand an existing travel lift from 65 feet long by 32 feet wide to 85 feet long by 36 feet wide

18" Channelward

Property Description:

Map: 27 Parcel: 487 Lot: E Section: _____ Block: _____ Tax District: _____

Street Address: 12029 Sunset Avenue, Ocean City MD 21842

Subdivision: Sunset Marina

Dwelling on lot: _____ Dwelling under construction: _____ Vacant: _____ Commercial: X

Owner: Marthas Landing LLC Phone No. _____

Mailing Address: 11900 Tech Road, Silver Spring MD 20904

E-Mail Address: brian@ocsunsetmarina.com

Contractor: Not chosen at this time Phone No.: _____

Mailing Address: _____

E-Mail Address: _____

Recorded Adjacent Property Owner: Same as owner

Property Address: _____

Tax Map: _____ Parcel: _____ 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.

[Signature]
Owner/Applicant's Signature

5/16/2024
Date

DEPT. USE ONLY:

Notification Distribution Date: 8-6-24 Public Comment Deadline: 8-21-24 (15 calendar days)

Department Approval Date: _____ Expiration: _____

PLAN DATA AND NOTES:

1. TAX PARCEL NO: MAP #27, PARCEL #487, LOT A
2. SITE ADDRESS: 12929 SUNSET AVENUE
OCEAN CITY, MD 21842
3. OWNER: MARTHA'S LANDING, LLC
11900 TECH ROAD
SILVER SPRING, MD 20904-1910
4. ENGINEER: CARPENTER ENGINEERING, LLC,
c/o RONNIE B. CARPENTER, PE
P.O. BOX 3460, OCEAN CITY, MD 21843
(302) 438-6745 PHONE (888) 372-2844 FAX
5. CONTRACTOR: TO BE DETERMINED

6. THE PURPOSE OF THIS PLAN IS TO SERVE AS A REFERENCE DRAWING FOR A SHORELINE PERMIT APPLICATION. THE APPLICATION PROPOSES TO PERMIT THE REMOVAL OF APPROXIMATELY 100 LINEAR FEET OF EXISTING BULKHEAD AND CONSTRUCTION OF A NEW TIMBER AND VINYL BULKHEAD, APPROXIMATELY 206 FEET IN LENGTH. THE PURPOSE OF THIS IMPROVEMENT TO ACCOMMODATE A 330,000 POUND TRAVEL BOAT LIFT. THE MAXIMUM CHANNEWARD ENCROACHMENT IS 18 INCHES WITHIN THE AREA OF THE TRAVEL LIFT BERTH.

7. THE CONTRACTOR IS SOLELY RESPONSIBLE FOR ALL SAFETY REGULATIONS, PROGRAMS AND PRECAUTION RELATED TO ALL WORK ON THIS PROJECT AND FOR THE PROTECTION OF PERSONS AND PROPERTY EITHER ON OR ADJACENT TO THE PROJECT AND SHALL PROTECT SAME AGAINST INJURY, DAMAGE OR LOSS.

8. THE CONTRACTOR SHALL PROTECT FROM DAMAGES EXISTING BUILDING(S), OWNER EQUIPMENT, ROADS, WALKS AND UTILITIES. THE CONTRACTOR SHALL MAINTAIN THESE DURING THE COURSE OF THE WORK, AND SHALL REPAIR ALL DAMAGES AT NO ADDITIONAL EXPENSE TO THE OWNER.

9. THE TRAVEL LIFT SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S REQUIREMENTS.

PROFESSIONAL CERTIFICATION:

PROFESSIONAL CERTIFICATION. I HEREBY CERTIFY THAT THESE DOCUMENTS WERE PREPARED OR APPROVE BY ME, AND THAT I AM A DULY LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF MARYLAND, LICENSE NO. 32667, EXPIRATION DATE JANUARY 17, 2024.

RONNIE B. CARPENTER, PE
PRINT NAME

32667
LICENSE NO.

05-23-2024
DATE



PLAN TO ACCOMPANY
SHORELINE PERMIT APPLICATION
OF
SUNSET MARINA
PREPARED FOR
MARTHA'S LANDING, LLC
OCEAN CITY, WORCESTER COUNTY, MARYLAND

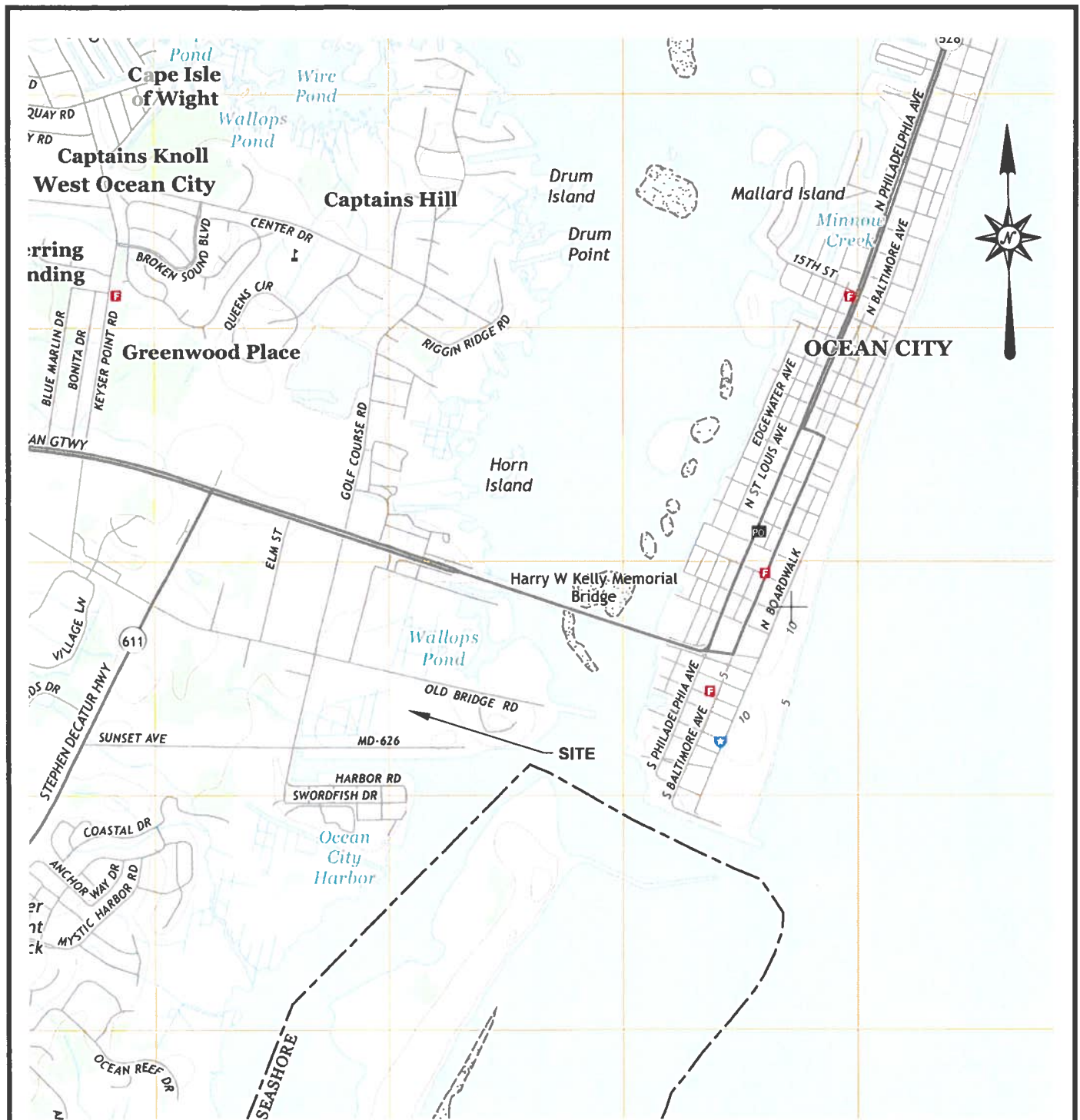


CARPENTER
ENGINEERING, LLC

Professional Civil Engineering Services

P.O. Box 3460
Ocean City, Maryland 21843
Tel: (302) 438-6745 Fax: (888) 372-2844
Ronnie@CarpenterEngineeringLLC.com

DATE 09-01-2022 SCALE NONE
DRAWN BY R. CARPENTER DRAWING NO. 5334-SP1(Rev.2)
CHECKED BY R. CARPENTER SHEET NO. SP1 OF SP7



USGS MAP - OCEAN CITY, MD 2014

PLAN TO ACCOMPANY
SHORELINE PERMIT APPLICATION
OF
SUNSET MARINA
PREPARED FOR

MARTHA'S LANDING, LLC

OCEAN CITY, WORCESTER COUNTY, MARYLAND



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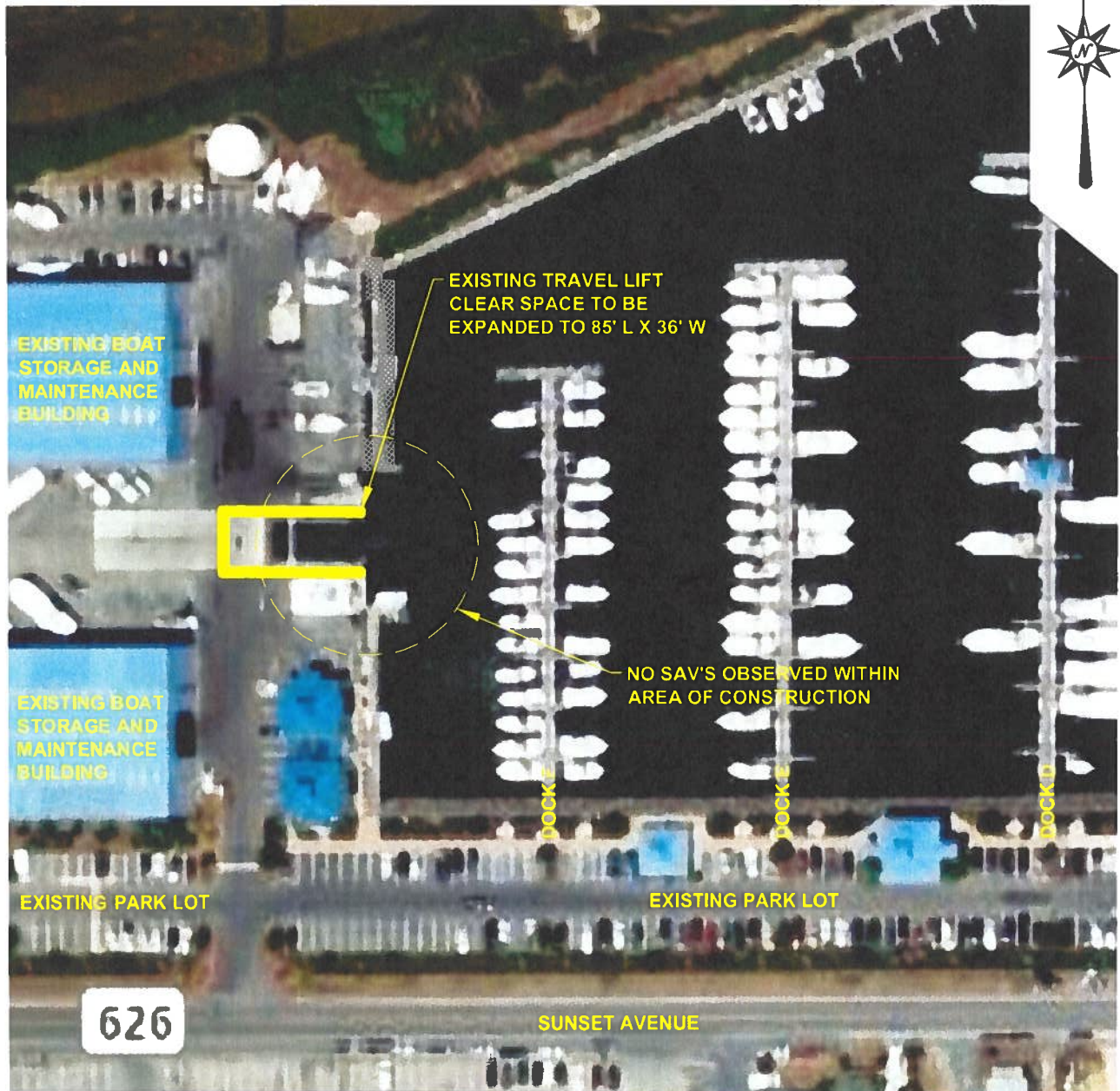
SCALE 1" = 2,000'

DRAWN BY R. CARPENTER

DRAWING NO. 5334-SP2(Rev.2)

CHECKED BY R. CARPENTER

SHEET NO. SP2 OF SP7



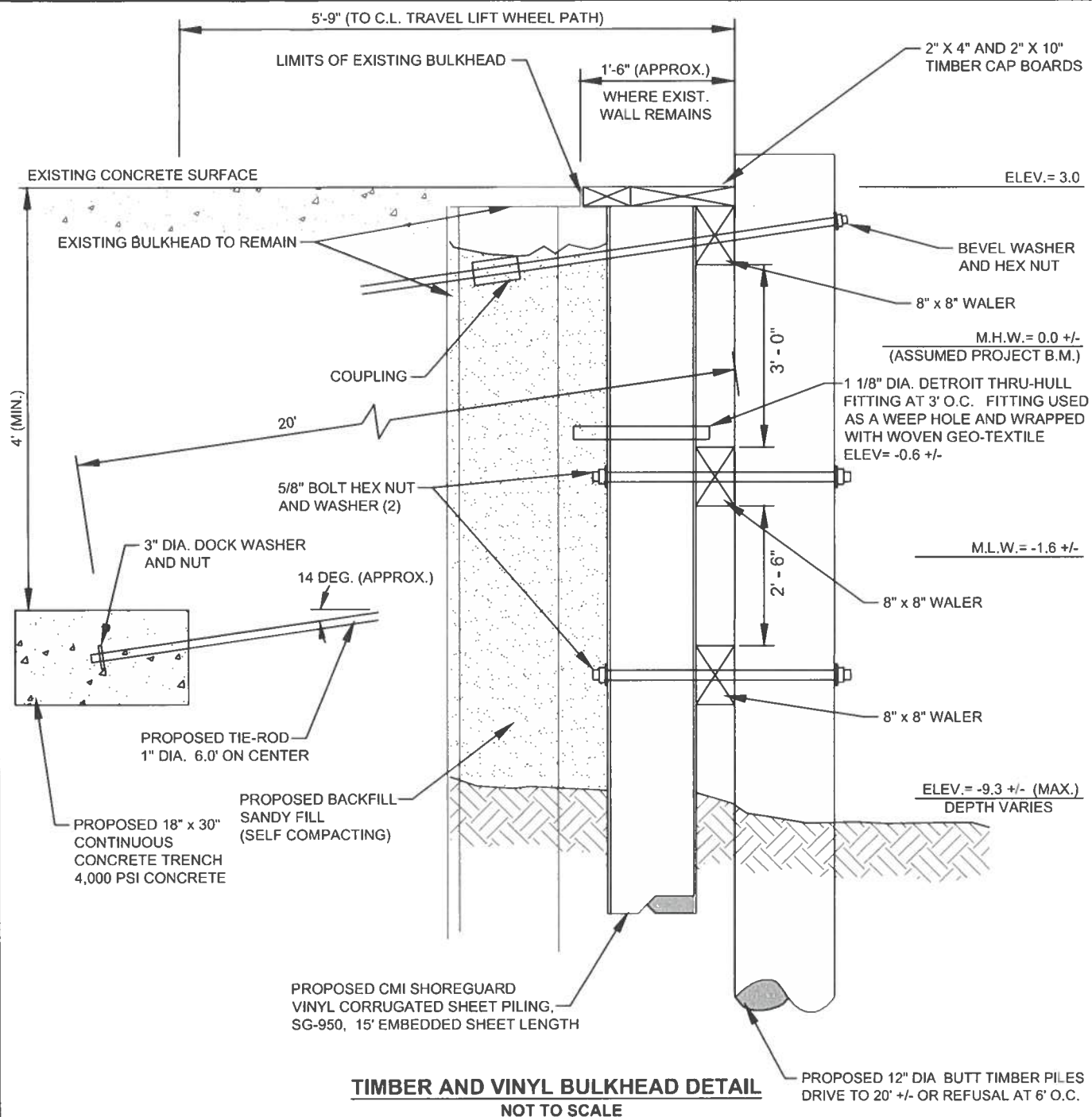
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DATE	09-01-2022	SCALE	1" = 100'
DRAWN BY	R. CARPENTER	DRAWING NO.	5334-SP3(Rev.2)
CHECKED BY	R. CARPENTER	SHEET NO.	SP3 OF SP7



PLAN TO ACCOMPANY
SHORELINE PERMIT APPLICATION
OF

SUNSET MARINA

PREPARED FOR

MARTHA'S LANDING, LLC

OCEAN CITY, WORCESTER COUNTY, MARYLAND



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DATE 09-01-2022

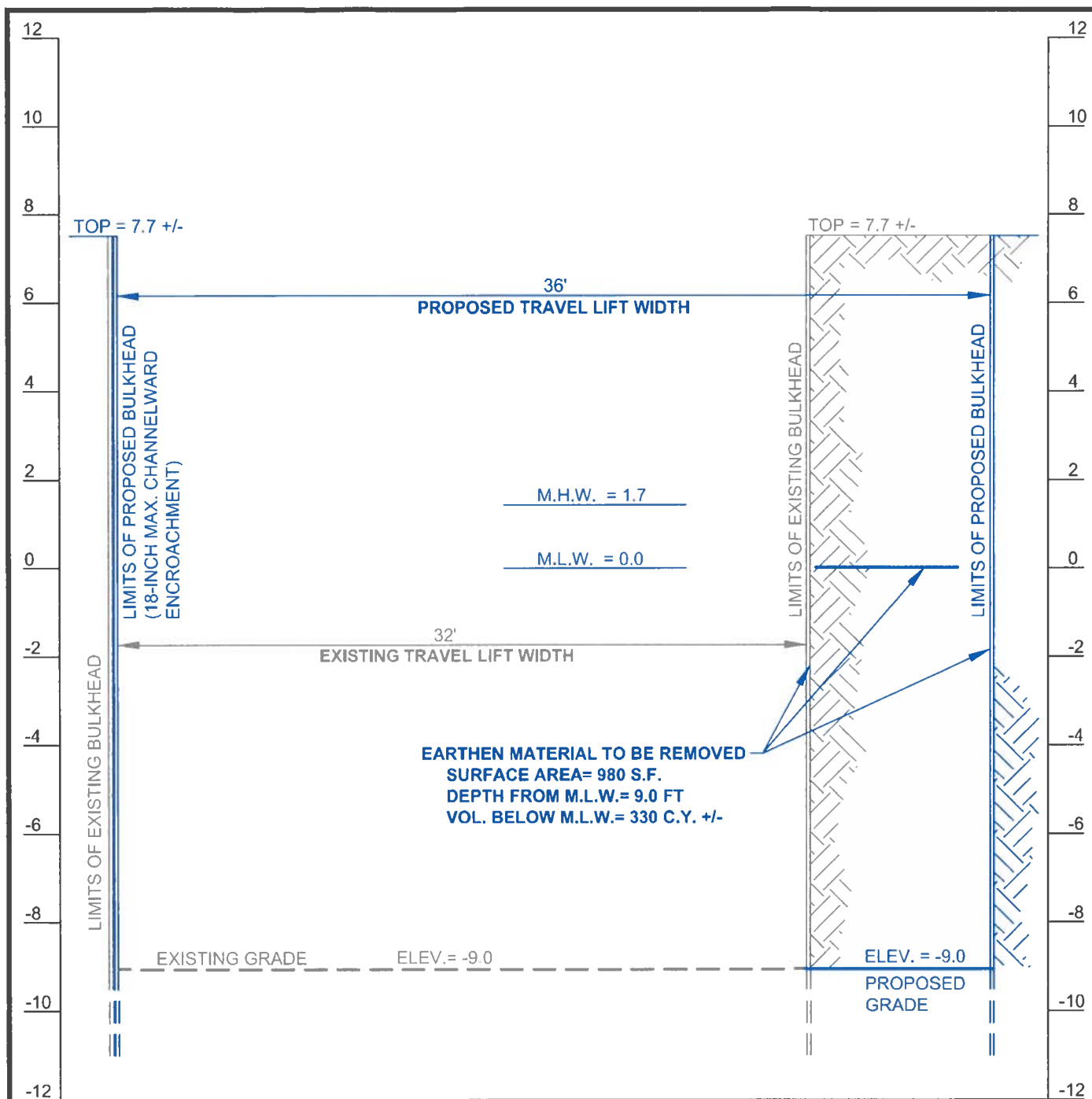
SCALE NONE

DRAWN BY R. CARPENTER

DRAWING NO. 5334-SP5 (Rev.2)

CHECKED BY R. CARPENTER

SHEET NO. SP5 OF SP7



SECTION A-6
(NOT TO SCALE)

PLAN TO ACCOMPANY
SHORELINE PERMIT APPLICATION
OF

SUNSET MARINA

PREPARED FOR

MARTHA'S LANDING, LLC

OCEAN CITY, WORCESTER COUNTY, MARYLAND



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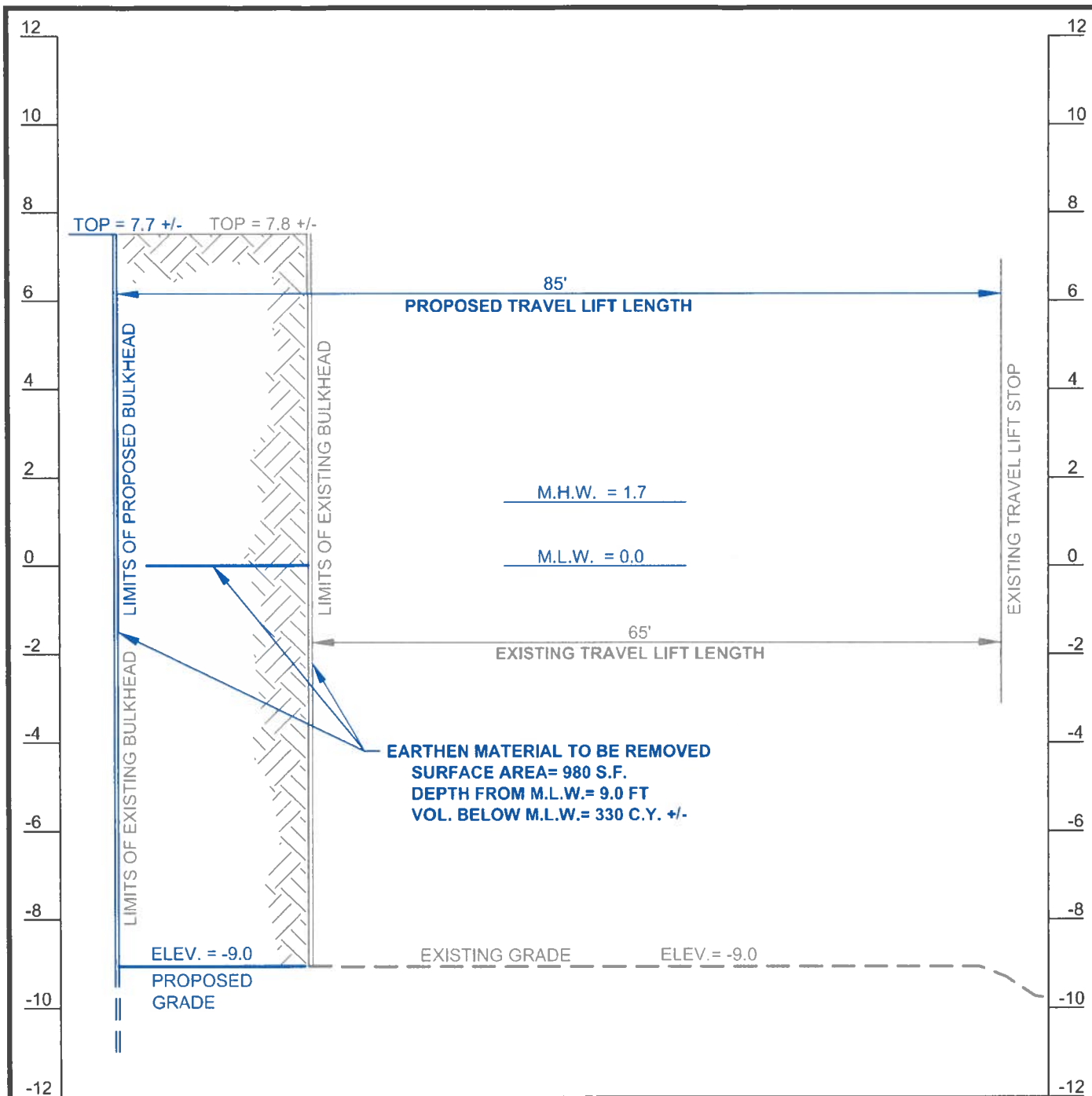
SCALE NONE

DRAWN BY R. CARPENTER

DRAWING NO. 5334-SP6(Rev.2)

CHECKED BY R. CARPENTER

SHEET NO. SP6 OF SP7



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SHORELINE PERMIT APPLICATION
OF

SUNSET MARINA

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MARTHA'S LANDING, LLC

OCEAN CITY, WORCESTER COUNTY, MARYLAND



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DATE 09-01-2022

SCALE NONE

DRAWN BY R. CARPENTER

DRAWING NO. 5334-SP7(Rev.2)

CHECKED BY R. CARPENTER

SHEET NO. SP7 OF SP7

