

**WATER AND SCIENCE ADMINISTRATION
TIDAL WETLANDS DIVISION**

Wetland Report and Recommendation

State Wetlands Case No:

23-WL-0813

Applicant: US Wind Inc
c/o Jeffrey Grybowski
401 E Pratt St, Ste 1810
Baltimore, Maryland 21202
410-727-4020
j.grybowski@uswindinc.com

Agent: McCormick Taylor Inc
c/o Megan Welling
1501 S. Clinton St., Suite 1150
Baltimore, Maryland 21224
667-219-3914
mawelling@mccormicktaylor.com

Date Application Received: September 08, 2023 Public Notice Required? Yes

Comment Period Closing Date: June 7, 2024

Maryland Coordinates: 75014 x 565924

Book Map Coordinates: Worcester Co. ADC Map Num: 0 Ed: Coord: 0 X

Location of Proposed Work: 12929 & 12933 Harbor Road, Ocean City, MD 21842

Purpose of Proposed Work: To replace and rebuild an existing pier and bulkhead proposed to be part of US Wind's Operation and Maintenance (O&M) Facility.

Description of Authorized Work:

1. Construct a 353 foot long by 30 foot wide concrete pier with associated timber fenders, all within a maximum of 30 feet channelward of the mean high water line.
2. Construct 383 linear feet of replacement steel bulkhead within a maximum of 18 inches channelward of the mean high water line.

Waterbody: Sinepuxent Bay

Requires Water Quality Certification?: Yes, WQC was issued on July 8, 2024 by MDE.

Qualifies for Maryland State Programmatic General Permit?: No, Alternate (Alt) review with the USACE processing as an Individual Permit (IP).

Area of Vegetated Wetland Impacts Requiring Mitigation: 0 s.f.

Area of Open Water Tidal Wetlands Requiring Mitigation: 0 s.f.

Area of Wetlands Created: 0 s.f.

Was the Applicant's Original Project Modified?: Yes, the applicant reduced the length of the existing pier to be replaced from 625 feet to 353 feet to keep the proposed work outside of the Federal Channel. The plans were also revised to reflect site conditions after the applicant discovered the existing shoreline was further

landward than previously documented.

The original plans proposed to replace the existing deteriorated pier within its entire length of 625 feet and widen the pier and associated wave breaks and timber fenders to 32 feet along its entire length. The associated 435 feet of bulkhead was proposed to be replaced with steel sheet piles not more than 18 inches channelward of the mean high water line. The plans were revised on March 15 which reduced the proposed impact footprint of the project. The March 15 plan revisions reduced the length of the proposed pier work from 625 feet to 174 feet and the length of bulkhead replacement was reduced from 435 feet to 383 feet. Subsequent revisions were made to confirm and clarify work extents which confirmed the landward extent of the bulkhead and that the entire length of the pier to be replaced on the March 15 revision was over water, thus the length of the pier to be replaced was updated to 353 feet. The revisions address questions and comments from MDE to clarify the jurisdictional boundaries of existing structures proposed to be replaced, however, the overall proposed impacts to tidal wetlands remains the same.

Department Comment: US Wind has applied for authorization to replace a deteriorated pier and bulkhead at the southern entrance of the West Ocean City Commercial Harbor. The replacement pier and bulkhead are proposed in conjunction with US Wind's proposed Operation and Maintenance (O&M) facility. The two properties where the work is proposed are 12929 & 12933 Harbor Road and the properties are currently occupied by Martin Fish Company LLC and Southern Connection Seafood, respectively.

As required by § 5-204 (b) of the Environment Article, the Department drafted and issued a public notice by posting the public notice on its WEB site from February 15, 2024, to March 15, 2024, and publishing the public notice for the proposed project in Worcester County Times on February 22, 2024. In addition, the public notice was provided to adjacent property owners listed on Attachment A.

A pre-scheduled public informational hearing was held on March 25, 2024, at Wor Wic Community College. The hearing was attended by 179 interested parties and 43 interested parties provided oral testimony. 40 of the interested parties spoke in opposition to the project while 3 of the interested parties spoke in support. 168 people signed in prior to the hearing with 68 people indicating they were against the project, 17 people were for the project, and 83 people did not indicate whether they were for or against the project. The 179 interested parties number comes from a head count that was conducted at the beginning of the hearing once all public participants were seated. There were 11 attendees that did not sign-in.

Several elected officials and government representatives spoke in opposition to the project including Weston Young, Chief Administrative Officer for the Worcester County Commissioners; Terry McGean, City Manager for the town of Ocean City speaking for Mayor Rick Meehan; Pat Schrawder, District Representative for Senator Mary Beth Carozza; and Bill Reddish, Representative for Congressman Andy Harris.

The majority of testimony was in opposition to offshore wind development and the general mistrust of US Wind, however, some comments were related to the Wetlands License impacts and hearing which include the following:

- The hearing location was not in Worcester County but in Wicomico County;
- The project has been reduced in impact and the hearing should have been postponed and rescheduled due to the modification;
- Concern on the adverse aquatic species impact during construction;
- Adverse impacts to navigation and from dredging;
- Impacts to neighboring communities during construction – damage to homes and businesses from vibration;
- Incomplete plans or missing information; and
- Adverse impacts to water quality from industrial use at the site.

The original comment period ended on April 9, 2024. Due to concerns received, specifically from Congressman Andy Harris' office, about the location of the Public Hearing being unfair because the proposed

work is located in Ocean City and interested parties living in Ocean City had to drive 30 miles to Wor Wic Community College. Congressman Harris' office reached out to MDE's Secretary's Office and requested another public hearing because of these concerns. The Department determined not to hold another Public Hearing as all statutory and regulatory requirements associated with the hearing were satisfied, however, did agree to extend the public comment period until June 7, 2024. MDE reached out to all interested parties to notify of the comment period extension.

In addition to the 179 interested parties identified at the March 25 Public Hearing a total of 202 emails and 7 letters were received (some letters were received as attachments to emails) prior to the public comment period deadline. Some of the correspondence received during the public comment period were from interested parties that attended the hearing. Of the correspondences received during the public comment period 119 were in opposition to the project, 81 were in support of the project and 3 were neutral. Again, not all comments received were specific to the proposed pier and bulkhead work. Many comments received were specific to the development of offshore wind farms in general. 37 of the 119 correspondences received in opposition were specific to the application. A list of the interested parties is included in Attachment B.

Comments received specific to the application were reviewed and summarized together into a letter that was provided to US Wind, DNR, and Worcester County to provide responses. The letter was provided on June 26, 2024 and the recipients were given 14 days to respond. Both US Wind and DNR responded before the 14 day deadline. Worcester County did not provide a response prior to the deadline. A copy of the MDE comment response letter is included in Attachment C.

Several of the comments received are addressed by including special conditions.

- Specifically, special conditions F, G, H, I, J, K, L, M, and N are included to reduce and minimize impacts to water quality
- The Maryland Department of Natural Resources (DNR) reviewed the proposed project and recommended a time of year restriction for construction from May 15 to July 15 of any year to protect spawning horseshoe crabs. This is addressed in Special Condition O.
- DNR also recommended best management practices to reduce acoustic impacts associated with construction activities on marine life. The best management practices include using vibratory hammers for some or all of the pile placement and construction phasing to minimize acoustic impacts, using a "soft start" or "ramping up" pile driving (e.g., driving does not begin at 100%), driving piles as deep as possible with a vibratory hammer prior to using an impact hammer, and using cushion blocks when using an impact hammer. These best management practices are included in Special Condition P.

The Maryland Historical Trust reviewed that proposed project and determined that there are no historic properties affected by this undertaking.

The evaluation of this project has taken into account ecological, economic, recreational, developmental, and aesthetic considerations appropriate for this proposal as well as other requirements set forth in the Code of Maryland Regulations. To ensure that impacts to resources are avoided and minimized to the maximum extent possible, ensure that all work is performed in accordance with critical area and local regulations, and to address comments received during the public comment period, the Department has recommended a number of special conditions. Provided all general and special conditions are adhered to, the work proposed will not cause significant deleterious impacts to marsh vegetation, submerged aquatic vegetation, finfish, shellfish, or navigation.

Project Justification: In consideration of the site characteristics and the nature of the proposed work, the Department concludes that the application represents a reasonable exercise of riparian rights.

SPECIAL CONDITIONS:

- A. The Maryland Department of the Environment has determined that the proposed activities comply with, and will be conducted in a manner consistent with the State's Coastal Zone Management Program, as required by Section 307 of the Federal Coastal Zone Management Act of 1972, as amended.
- B. The Licensee shall comply with all Critical Area requirements and obtain all necessary authorizations from local jurisdiction. This License does not constitute authorization for disturbance in the 100-foot Critical Area Buffer. "Disturbance" in the Buffer means clearing, grading, construction activities, or removal of any size of tree or vegetation. Any anticipated Buffer disturbance requires prior written approval, before commencement of land disturbing activity, from local jurisdiction in the form of a Buffer Management Plan.
- C. If the authorized work is not performed by the property owner, all work performed under this Tidal Wetlands License shall be conducted by a marine contractor licensed by the Marine Contractors Licensing Board (MCLB) in accordance with Title 17 of the Environment Article of Annotated Code of Maryland. A list of licensed marine contractors may be obtained by contacting the MCLB at 410-537- 3249, by e-mail at MDE.MCLB@maryland.gov or by accessing the Maryland Department of the Environment, Environmental Boards webpage.
- D. The issuance of this license is not a validation or authorization by the Department for any of the existing structures depicted on the plan sheets on the subject property that is not part of the authorized work description, nor does it relieve the Licensee of the obligation to resolve any existing noncompliant structures and activities within tidal wetlands.
- E. The Licensee shall remove an existing pier and associated structures prior to the commencement of the construction of a new pier.
- F. The Licensee shall deploy a turbidity curtain around the entire area of demolition to contain any fine materials that may be generated during the process of demolition prior to the commencement of work.
- G. The Licensee shall submit a Stormwater Pollution Prevention Plan (SWPPP) for the proposed Operations and Maintenance facility to the Water and Science Administration, Tidal Wetlands Division, for review and approval prior to the commencement of operations at the facility.
- H. The Licensee shall submit a General Discharge Permit application to the Water and Science Administration, Industrial Discharge Permits Division for review and approval, as determined necessary, prior to the commencement of work at the facility. The Licensee shall send confirmation to the MDE, Tidal Wetlands Division.
- I. The Licensee shall complete the construction of the bulkhead prior to filling behind the bulkhead. The bulkhead shall be designed and constructed to prevent the loss of fill material to waters of the State of Maryland. Only clean fill, which is free of organic, toxic, contaminated, or deleterious materials, shall be used.
- J. The Licensee shall perform all works in accordance with the required Soil Erosion and Sediment Control Plan as approved by the County Soil Conservation District for the County in which the works are performed.

- K. The Licensee shall assure that there is no discharge of sanitary wastewater from any boat or vessel moored, berthed, or docked at this mooring or docking facility, except as prescribed by federal or State regulations.
- L. The Licensee shall assure that the storage and handling of petroleum products shall be in strict accordance with the Oil Pollution Regulations of the Maryland Department of the Environment. The Licensee shall employ measures to prevent and control spills of fuels or lubricants from entering the waters of this State.
- M. The Licensee shall assure that all boat maintenance at the pier shall be restricted to those activities that can be performed without materials entering the waterway.
- N. The Licensee shall assure that trash and garbage containers will be conveniently located and the facility owner/operator shall be responsible for adequate disposal of collected materials. Such waste shall not be discharged to the waterway.
- O. The Licensee shall not perform any in water work from May 15th through July 15th of any year due to horseshoe crab spawning.
- P. To minimize acoustic impacts on marine life the Licensee should use best management practices such as using vibratory hammers for some or all of the pile placement and construction phasing to minimize acoustic impacts, using a “soft start” or “ramping up” pile driving (e.g., driving does not begin at 100% energy), driving piles as deep as possible with a vibratory hammer prior to using an impact hammer, and using cushion blocks when using an impact hammer.

DEPARTMENT OF THE ENVIRONMENT APPROVAL:

R. Miles Simmons

Jul 25, 2024

Robert M Simmons, Natural Resource Planner
Tidal Wetlands Division

DATE

Heather Nelson

Jul 25, 2024

Heather Nelson, Program Manager
Wetlands and Waterways Protection Program

DATE

[Signature]

Jul 25, 2024

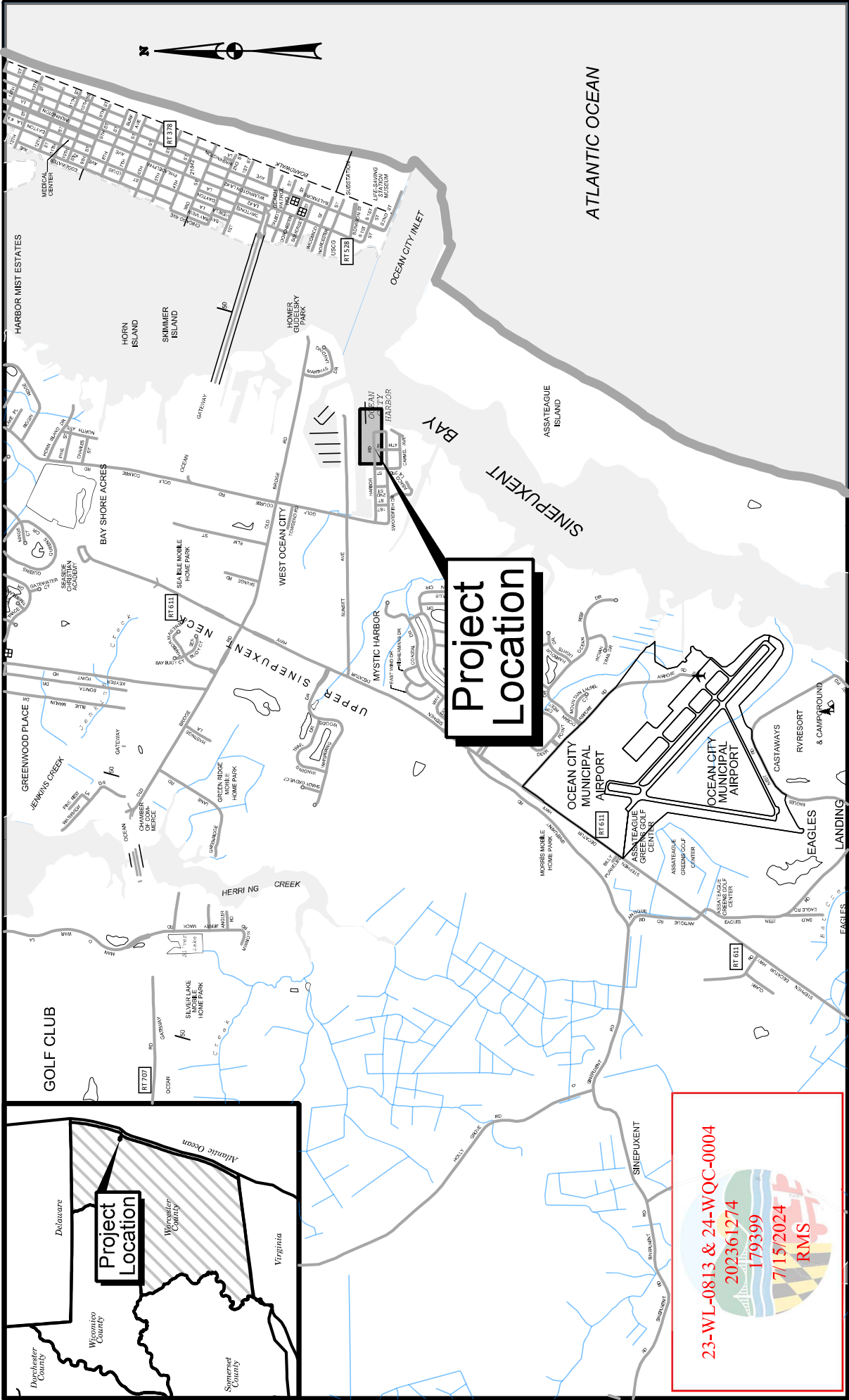
D. Lee Currey, Director
Water and Science Administration

DATE

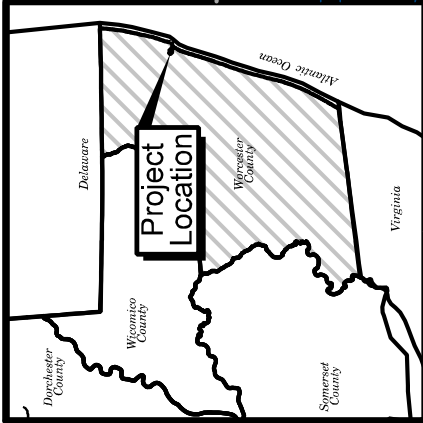
WETLANDS ADMINISTRATION CONCURRENCE:

William Morgante, Wetlands Administrator
Board of Public Works

DATE



Project Location



23-WL-0813 & 24-WQC-0004
 202361274
 179399
 7/15/2024
 RMS











WORCESTER COUNTY	
OPERATIONS AND MAINTENANCE FACILITY PIER INSTALLATION	
LOCATION MAP	
SCALE: 1" = 2,500'	DATE: JULY 2024
PLATE 01 of 07	

Revisions
Revision 1: Update to Pier Length and Associated Impacts (3/2024) Revision 2: Updated Wharf dimensions and impacts (4/30/2024) Revision 3: Revised Existing Conditions - Bulkhead (6/03/2024) Revision 4: Added Typical Tieback Detail, added existing MHWL, and identified the proposed pier in the legend (7/15/2024)

US WIND, INC.
 401 EAST PRATT STREET, SUITE 1810
 BALTIMORE, MD
 21202

**MCCORMICK
TAYLOR**

LEGEND

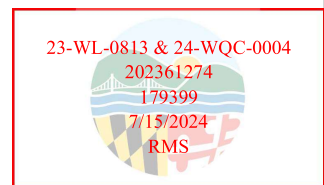
-  Mean High Water Elevation (0.84' NAVD88 per Spencer Rowe Inc Report, August 2022)
-  Mean Low Water Elevation (-1.58' NAVD88 per Spencer Rowe Inc Report, August 2022)
-  Approximate Mean High Water Elevation (Northern Boundary)
-  Approximate Mean Low Water Elevation (Northern Boundary)
-  18 inch Bulkhead Repair
-  New Timber Fender System
-  New Cleat
-  Proposed Pier: Estuarine Subtidal Unconsolidated Bottom (E1UBL) - Permanent Impact
-  Limit of Federal Channel
-  Property Line

Operations & Maintenance Facility

Plate Number	Name	Permanent Impact (SF)		
		Bulkhead	Pier	TOTAL
04	Estuarine Subtidal Unconsolidated Bottom (E1UBL), Section B-B	306	3,811	4,117
	Estuarine Subtidal Unconsolidated Bottom (E1UBL), Section A-A	268.5	4,951.5	5,220
Totals		574.5	8,762.5	9,337

NOTES

- No dredging is proposed for construction or operation of the pier as shown herein.
- Existing concrete wharf (B-B) is approximately 21 ft wide by 180 ft long (approximately 3,780 SF).
- Bulkhead repairs will be performed by placing sheet piling a maximum of 18 inches beyond the existing face and filling the void between the two before being capped.
- New straight and uniform steel sheet pile bulkhead will be placed 18 inches beyond current deteriorating and multi-material bulkhead under the concrete wharf in Section B-B. New fixed concrete wharf will replace existing fixed concrete wharf in Section B-B.
- The MHW and the MLW on the northern boundary of the channel is approximate based upon aerial imagery.
- Spot elevations in the channel shown on Plate 03 with an 'x' are based on bathymetric survey (May 2023).
- Tiebacks, if necessary, will be installed utilizing standard installation procedures and best management practices.
- Notional Crew Transfer Vessels (CTVs) shown on Plate 4 are approximately 100' x 33' x 5'.
- Support Steel Piles: Approximately 185, spacing of 10', diameter 12-18"
- Timber Fender Piles: Approximately 72, spacing of 5', diameter 12-18"
- Sheet Pile: 383 linear feet



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401 EAST PRATT
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BALTIMORE, MD
21202

Revisions

- Revision 1: 3/24
- Revision 2: 4/30/24
- Revision 3: 6/03/24
- Revision 4: 7/15/24

WORCESTER COUNTY

**OPERATIONS AND MAINTENANCE FACILITY
PIER INSTALLATION**

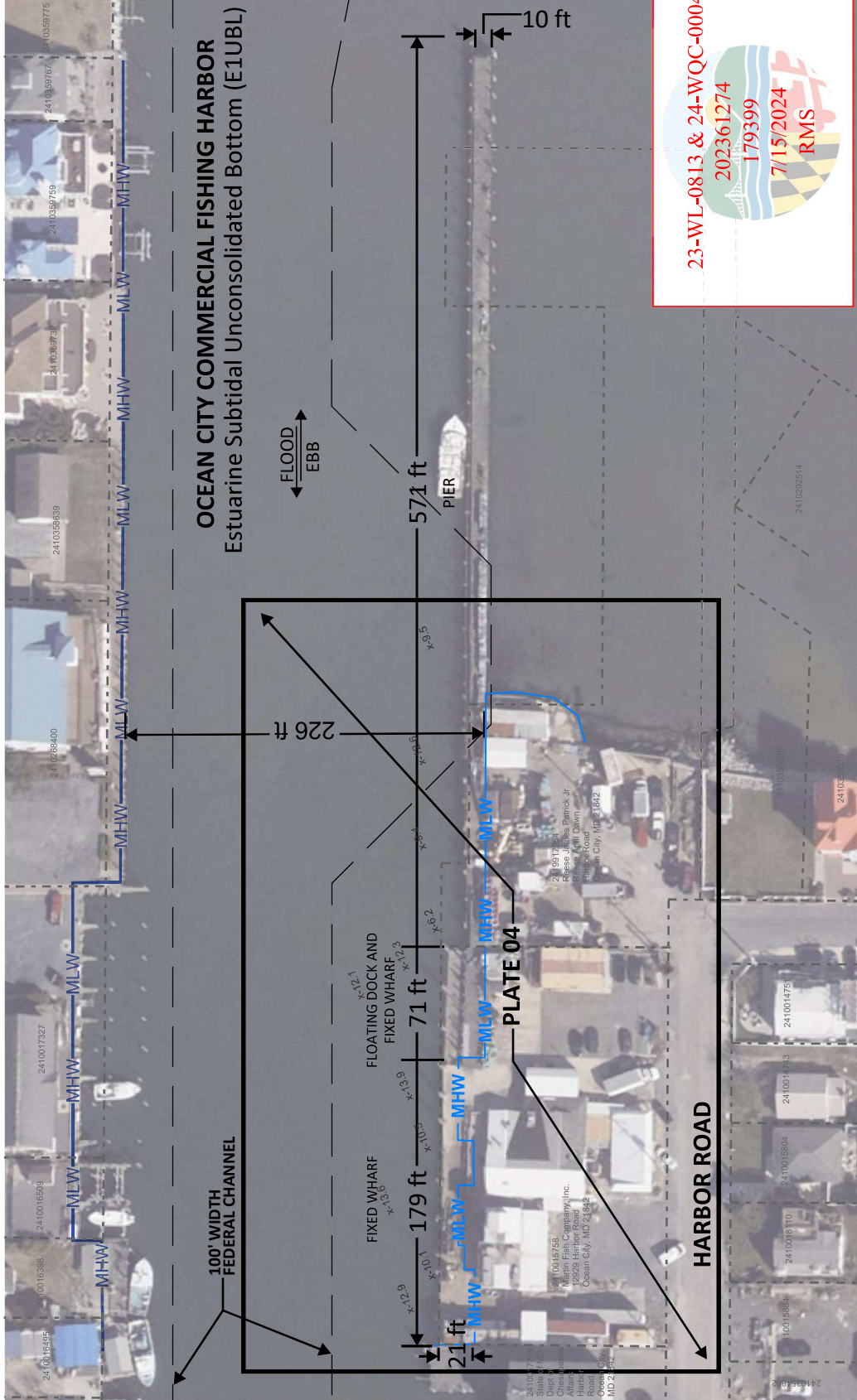
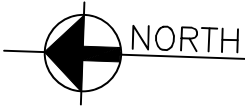
LEGEND AND NOTES

NOT TO SCALE

DATE: JULY 2024

PLATE 02 of 07





OCEAN CITY COMMERCIAL FISHING HARBOR
Estuarine Subtidal Unconsolidated Bottom (E1UBL)

FLOOD
EBB

10 ft

571 ft
PIER

226 ft

FLOATING DOCK AND
FIXED WHARF
71 ft

FIXED WHARF
179 ft

21 ft

PLATE 04

HARBOR ROAD



Revisions

- Revision 1: Update to Pier Length and Associated Impacts (3/2024)
- Revision 2: Updated Wharf dimensions and impacts (4/30/2024)
- Revision 3: Revised Existing Conditions - Bulkhead (6/03/2024)
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WORCESTER COUNTY

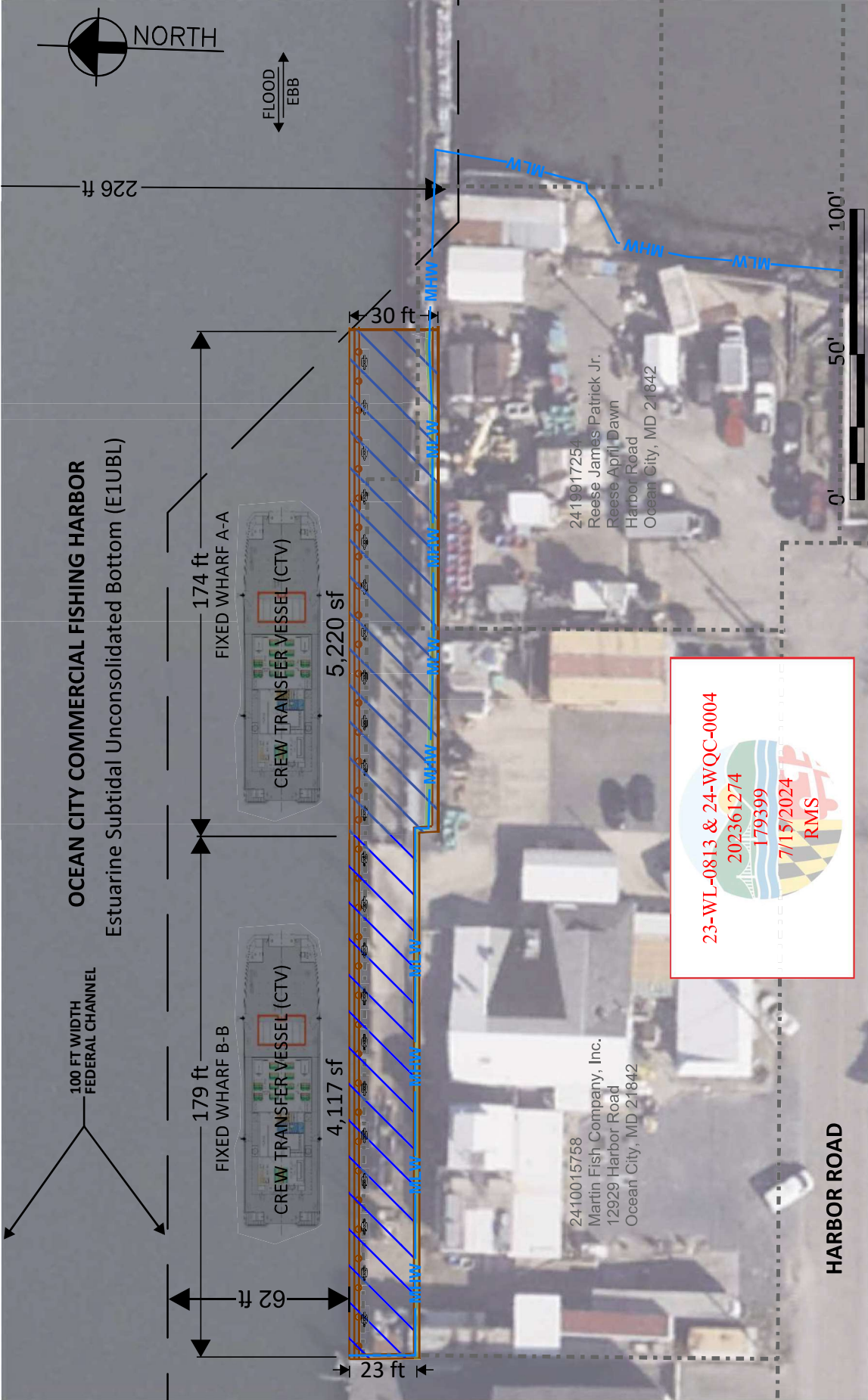
**OPERATIONS AND MAINTENANCE FACILITY
PIER INSTALLATION**

EXISTING CONDITIONS

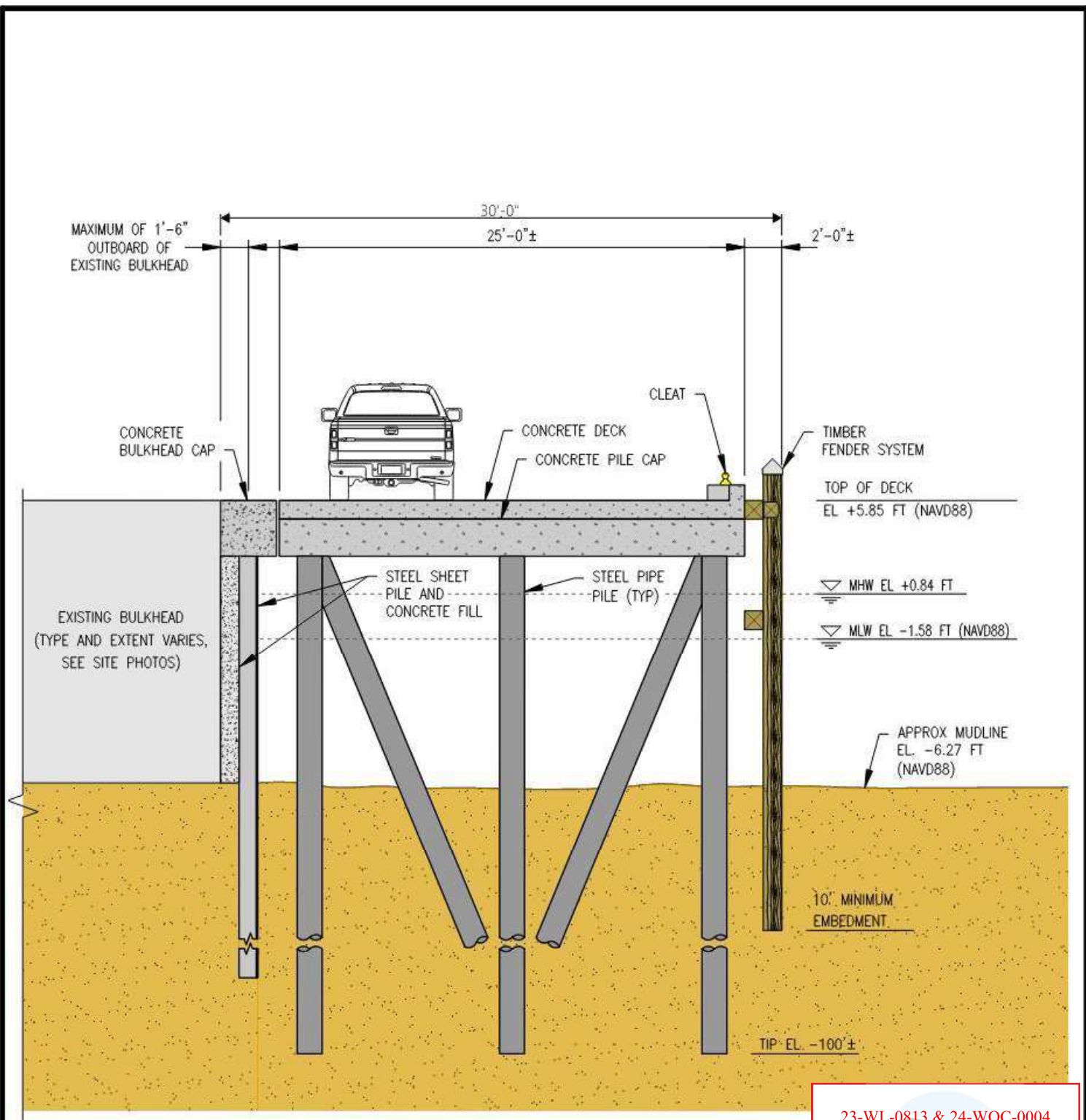
SCALE: 1" = 100' DATE: JULY 2024 PLATE 03 of 07

US Wind
US WIND, INC.
401 EAST PRATT
STREET, SUITE 1810
BALTIMORE, MD
21202

**MCCORMICK
TAYLOR**





<p>WORCESTER COUNTY</p>	<p>Revisions</p> <p>Revision 1: Update to Pier Length and Associated Impacts (3/2024) Revision 2: Updated Wharf dimensions and impacts (4/30/2024) Revision 3: Revised Existing Conditions - Bulkhead (6/03/2024) Revision 4: Added Typical Tieback Detail, added existing MHWL, and identified the proposed pier in the legend (7/15/2024)</p>	<p>US Wind 401 EAST PRATT STREET, SUITE 1810 BALTIMORE, MD 21202</p> <p>MCCORMICK TAYLOR</p>
<p>OPERATIONS AND MAINTENANCE FACILITY PIER INSTALLATION</p>	<p>WETLAND IMPACTS</p>	<p>SCALE: 1" = 50'</p>
<p>DATE: JULY 2024</p>	<p>PLATE 04 of 07</p>	<p></p>

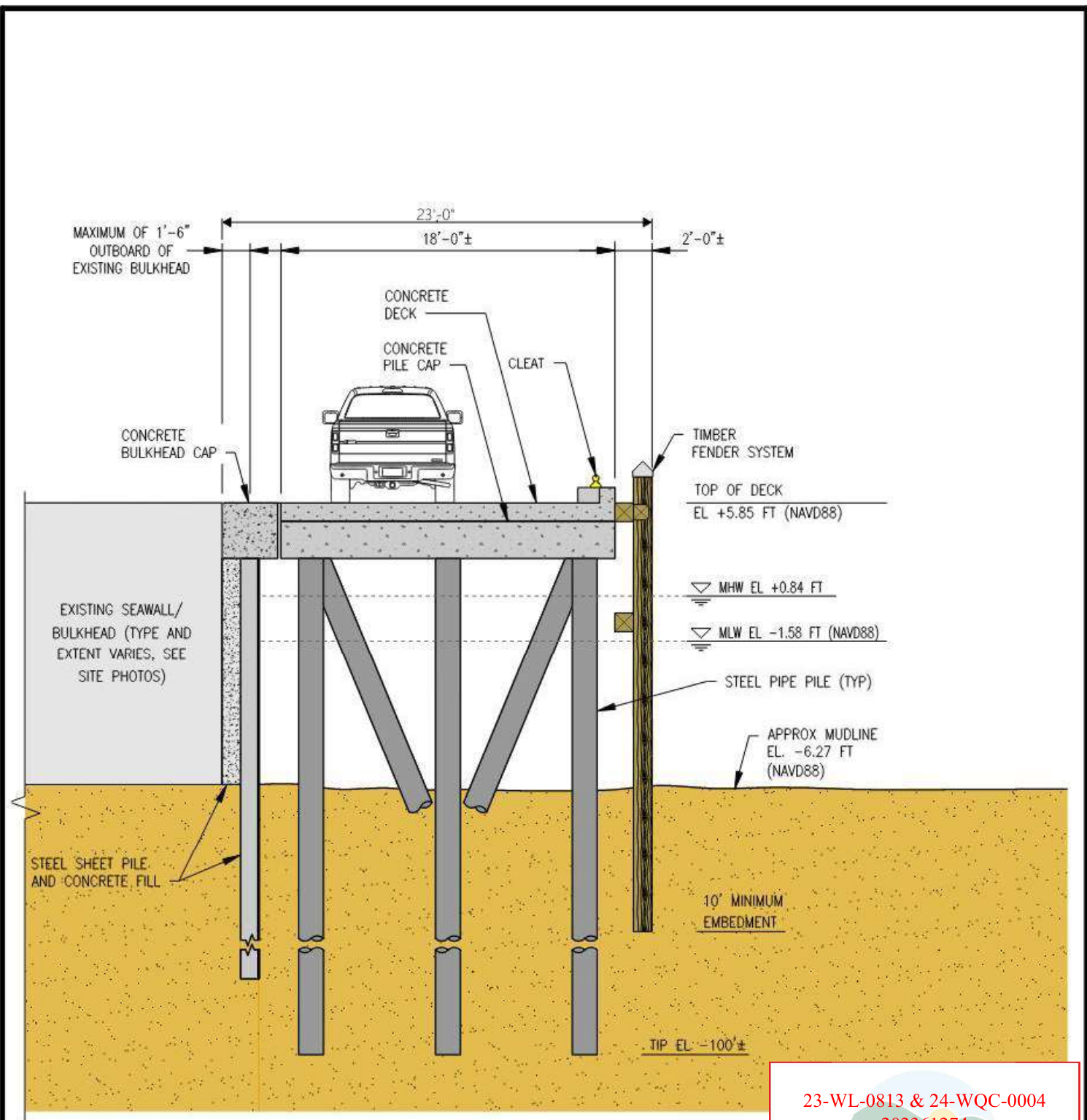


NOTE: MHW LINE BASED ON STUDY PERFORMED BY SPENCER ROWE, INC., IN A REPORT DATED AUGUST 2022.

FIXED WHARF SECTION A-A

23-WL-0813 & 24-WQC-0004
 202361274
 179399
 7/15/2024
 RMS



 <p>US WIND, INC. 401 EAST PRATT STREET, SUITE 1810 BALTIMORE, MD 21202</p>	<p>Revisions</p> <p>Revision 1: 3/24 Revision 2: 4/30/24 Revision 3: 6/03/24 Revision 4: 7/15/24</p>	<p>WORCESTER COUNTY</p>	
	<p>OPERATIONS AND MAINTENANCE FACILITY PIER INSTALLATION</p>		<p>LEGEND AND NOTES</p>
	<p>NOT TO SCALE</p>	<p>DATE: JULY 2024</p>	<p>PLATE 05 of 07</p>

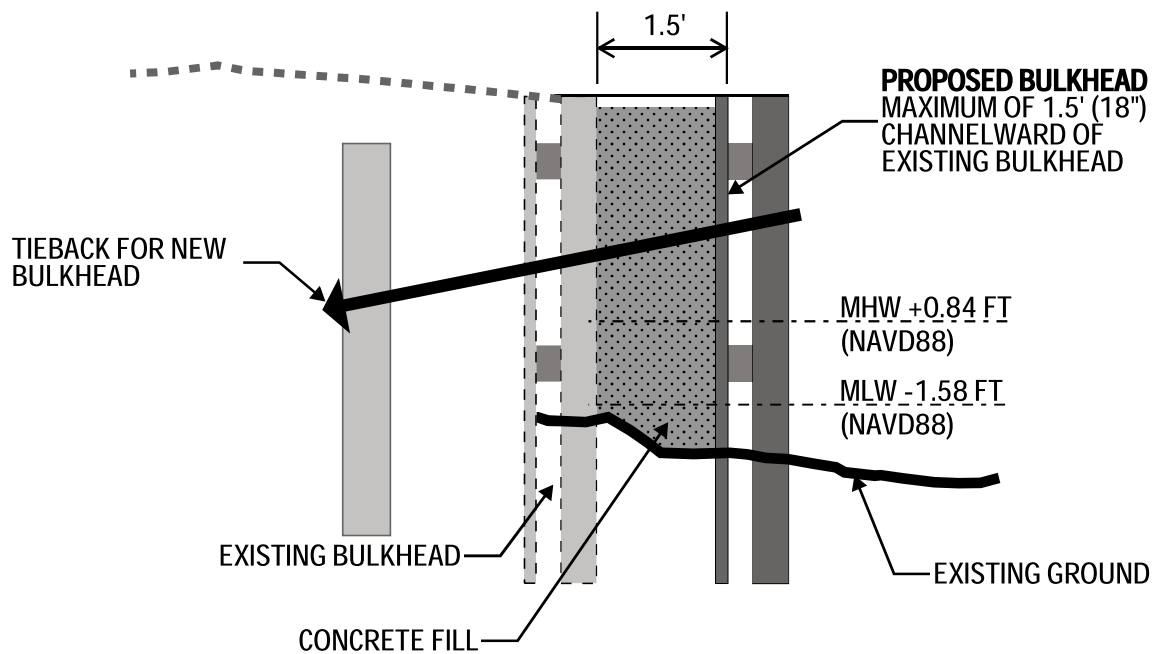


NOTE: MHW LINE BASED ON STUDY PERFORMED BY SPENCER ROWE, INC., IN A REPORT DATED AUGUST 2022.

FIXED WHARF SECTION B-B

23-WL-0813 & 24-WQC-004
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		<p>NOT TO SCALE</p>	<p>DATE: JULY 2024</p>	<p>PLATE 06 of 07</p>



TYPICAL DETAIL - TIEBACK

23-WL-0813 & 24-WQC-0004
 202361274
 179399
 7/15/2024
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Revisions

- Revision 1: 3/24
- Revision 2: 4/30/24
- Revision 3: 6/03/24
- Revision 4: 7/15/24

**OPERATIONS AND MAINTENANCE FACILITY
 PIER INSTALLATION**

LEGEND AND NOTES

NOT TO SCALE

DATE: JULY 2024

PLATE 07 of 07



Attachment A – Adjacent Property Owner List

ACCTID	PARCEL ADDRESS*	OWNER NAME	OWNER ADDRESS	OWNER CITY	OWNER STATE	OWNER ZIP
2410013690	12845 HARBOR ROAD	HARBOR 45 LLC C/O JAKE ROBINSON	11426 NEWPORT BAY DR	BERLIN	MD	21811
2410013704	12843 HARBOR ROAD	HARBOR 45 LLC C/O JAKE ROBINSON	11426 NEWPORT BAY DR	BERLIN	MD	21811
2410013712	12939 SWORDFISH DR	BELL JOSEPH O III & VICTORIA A	12939 SWORDFISH DR	OCEAN CITY	MD	21842
2410013828	SUNSET AVE	BOARD OF COUNTY COMM OF WOR CO	1 WEST MARKET ST	SNOW HILL	MD	21863
2410013879	12817 HARBOR ROAD	WEST O MADFISH LLC	12817 HARBOR RD	OCEAN CITY	MD	21842
2410014743	12930 HARBOR ROAD	ENNIS JOSEPH J & MILDRED T	106 JEROME DRIVE	SALISBURY	MD	21801
2410014751	12942 HARBOR ROAD	BROMLEY JOY A	12942 S HARBOR RD	OCEAN CITY	MD	21842
2410014921	12937 SWORDFISH DR	BUCHANAN LAWRENCE T & JOAN J	12937 SWORDFISH DR	OCEAN CITY	MD	21842
2410015707	SUNSET AVE	OCEAN CITY FISHERMAN'S MARINA INC	12806 SUNSET AVE	OCEAN CITY	MD	21842
2410015804	12926 HARBOR RD	BRITTINGHAM ELIZABETH GEORGIA	12926 HARBOR RD	OCEAN CITY	MD	21842
2410015995	12855 HARBOR ROAD	LEVERENZ SUSAN W & WM T & M P WHEELER	10834 CHILDS ST	SILVER SPRING	MD	20901
2410016347	12841 HARBOR ROAD	WALLBANGERS INC	12841 HARBOR RD	OCEAN CITY	MD	21842
2410016398	12910 SUNSET AVE	RUSSELL MARY LOU FOR LIFE	12910 SUNSET AVE	OCEAN CITY	MD	21842
2410016460	12904 SUNSET AVE	JCA IV OCEAN CITY LLC	8531 PULASKI HWY	BALTIMORE	MD	21237
2410016495	SUNSET AVE	MARTIN HAROLD W & ANN V	10045 KEYSER POINT RD	OCEAN CITY	MD	21842
2410016509	SUNSET AVE	SUNSET BOATHOUSE LLC	32312 JIMTOWN RD	LEWES	DE	19958
2410016533	12821 HARBOR ROAD	WALLBANGERS INC	12841 HARBOR RD	OCEAN CITY	MD	21842
2410016568	12946 HARBOR ROAD	HARBOR ROAD ENDEAVOR LLC	34702 DUPONT BLVD	FRANKFORD	DE	19945
2410017262	SUNSET AVE	HANACEK GUY & PATRICIA	2290 GLENMORE TER	ROCKVILLE	MD	20850
2410017300	12917 HARBOR ROAD	STATE OF MD DEPT OF CHESA BAY AFFAIRS	580 TAYLOR AVE	ANNAPOLIS	MD	21401
2410017319	HARBOR RD	STATE OF MD DEPT OF CHESA BAY AFFAIRS	580 TAYLOR AVE	ANNAPOLIS	MD	21401
2410017327	12924 SUNSET AVE	MARTHAS LANDING RESORT LLC	11900 TECH RD	SILVER SPRING	MD	20904
2410017440	12931 SWORDFISH DR	MUNDEN AGNES T	104 WESTMONT AVE	WILMINGTON	DE	19804
2410017459	12927 SWORDFISH DR	THOMPSON RICHARD	111 WARDEL RD	WILMINGTON	DE	19804
2410017971	12849 HARBOR ROAD	HARBOR 49 LLC C/O JAKE ROBINSON	11426 NEWPORT BAY DR	BERLIN	MD	21811
2410018013	HARBOR RD	SEASIDE FISH COMPANY LLC	9923 STEPHEN DECATUR HWY, UNIT D2	OCEAN CITY	MD	21842
2410018110	12924 HARBOR ROAD	THE ANN CAUSEY ZAHN REVOCABLE TRUST	7814 GLENBROOK ROAD	BETHESDA	MD	20814
2410024684	12907 HARBOR ROAD	HARBOR EAST LLC	11426 NEWPORT BAY DR	BERLIN	MD	21811
2410025273	12905 HARBOR ROAD	HARBOR WEST LLC C/O JAKE ROBINSON	11426 NEWPORT BAY DR	BERLIN	MD	21811
2410268400	12930 SUNSET AVE	MARTHAS LANDING LLC	11900 TECH RD	SILVER SPRING	MD	20904
2410292514	BAYSHORE DR	HARBOR BEACH LLC C/O WM WHALEY BRITTINGHAM	PO BOX 78	BERLIN	MD	21811
2410303311	HARBOR RD	KEEN JAMES LAWRENCE	141 PALO DE ORO	ISLAMORADA	FL	33036
2410355028	12953 HARBOR ROAD	REGLAS ATHANASIOS & GEORGENE	4616 TODD POINT LN	BALTIMORE	MD	21219
2410355036	FIFTH ST	REGLAS ATHANASIOS	4616 TODD POINT LN	BALTIMORE	MD	21219
2410355044	12957 HARBOR ROAD	MATHABEL RICHARD R & LAURA A	12957 HARBOR RD	OCEAN CITY	MD	21842
2410355052	12955 HARBOR ROAD	LIESTER JACK E & B JEAN	12955 HARBOR RD	OCEAN CITY	MD	21842
2410358639	SUNSET AVE	MARTHAS LANDING LLC	11900 TECH RD	SILVER SPRING	MD	20904
2410359732	12938 SUNSET AVE	BENDLER KELLY S & JEREMY P	505 DARTMOUTH AVE	SILVER SPRING	MD	20910
2410359740	12942 SUNSET AVE	LECATES RICHARD T & LEAH	12944 SUNSET AVE	OCEAN CITY	MD	21842
2410359759	12944 SUNSET AVE	PETERSON BRAD SCOTT & JOANNA LYNN	1428 LAUREL VIEW DR	VIRGINIA BEACH	VA	23451
2410359767	12946 SUNSET AVE	HERBERT ROBERT M & DONNA S	12946 SUNSET AVE	OCEAN CITY	MD	21842
2410359775	SUNSET AVE	HERBERT ROBERT & DONNA	4128 NORBECK RD	ROCKVILLE	MD	20853
2410359783	12950 SUNSET AVE	HERBERT ROBERT M & DONNA SUE	4128 NORBECK RD	ROCKVILLE	MD	20853
2410360072	12959 HARBOR ROAD	RUTH A GRAN REVOCABLE LIVING TRUST	12959 HARBOR RD	OCEAN CITY	MD	21842
2410365139	HARBOR RD	OCEAN CITY FISHERMAN'S MARINA INC	12806 SUNSET AVE	OCEAN CITY	MD	21842

ACCTID	PARCEL ADDRESS*	OWNER NAME	OWNER ADDRESS	OWNER CITY	OWNER STATE	OWNER ZIP
2410371724	9748 MARTHAS LANDING ROAD	DAY JAMES P	9748 MARTHAS LANDING DR	OCEAN CITY	MD	21842
2410371732	9750 MARTHAS LANDING ROAD	MILLER JOHN W & CLAIRE A	718 OCEAN DR	JUNO BEACH	FL	33408
2410371740	9800 MARTHAS LANDING ROAD	CRUTCHLEY DENISE DEMARCO	9800 MARTHAS LANDING DR	OCEAN CITY	MD	21842
2410371759	9802 MARTHAS LANDING ROAD	PARNEIL FOUR LLC C/O ROBERT & BONNIE JOYCE	1303 NOBLE HERON WAY	NAPLES	FL	34105
2410371767	9804 MARTHAS LANDING ROAD	KOHL NANCY A	9804 MARTHAS LANDING DR	OCEAN CITY	MD	21842
2410371775	9808 MARTHAS LANDING ROAD	GUDELSKY JOHN L	9808 MARTHAS LANDING DRIVE	OCEAN CITY	MD	21842
2410768736	SUNSET AVE	BAYSIDE ESTATES LLC C/O PERCONTEE INC	11900 TECH RD	SILVER SPRING	MD	20904
2410768737	SUNSET AVE	BAYSIDE ESTATES LLC C/O PERCONTEE INC	11900 TECH RD	SILVER SPRING	MD	20904
2410768738	SUNSET AVE	BAYSIDE ESTATES LLC C/O PERCONTEE INC	11900 TECH RD	SILVER SPRING	MD	20904
2410768225	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768241	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768268	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768276	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768284	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768292	HARBOR RD	TRIMPER JANET H	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768306	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768314	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768322	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768330	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768349	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
2410768357	HARBOR RD	REVOCABLE TRUST AGREEMENT OF TRIMPER DANIEL IV TRUSTEE	10435 INLET ROAD	OCEAN CITY	MD	21842
*All Parcels located in Ocean City, 21842						

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Steven DiCarlo	unclebeaverman@gmail.com			Oppose
Yvonne Kelly	ymkellyasc@icloud.com		443-604-8640	Oppose
Angela "Angie" Lathroum	angie@reelinnoceancity.com			Oppose
Ginger Fleming	ginger.fleming9170@gmail.com			Oppose
Laura McVicker	lmcvck@aol.com			Oppose
Dennis Sirman	dsirman11@gmail.com			Oppose
Lewis Roland Hubbard jr.	reelhotrod@aol.com	2901 Atlantic Avenue unit 501 Ocean City Md. 21842	410-371-8110	Oppose
Martin Clarke	calibanmarty@gmail.com	855 Ocean Parkway Berlin, MD 21811	443-497-4962	Oppose
Mary Ann LeMay	lemaymary26@gmail.com			Oppose
Anita Battista	nurseprof@comcast.net			Oppose
Paul Willard	paulwillard@comcast.net			Oppose
Bob Althausser	bob.althausser@gmail.com	10415 Norwich Rd, Ocean City	410-382-1696	Oppose
Terry McGean	tmcgean@oceancitymd.gov	301 Baltimore Ave, Ocean City	410-289-8796	Oppose
Dianna Harris for Protect Our Coast Delmarva	admin@protectourcoastdelmarva.org	9742 Golf Course Rd #202 Ocean City, MD 21842	410-725-6848	Oppose
Sasha Motsko	sashawhitemarlinopen@comcast.net		410-960-8479	Oppose
Alessandra Calcara Field	alessandra3672@gmail.com			Oppose
Kim O'Leary	kymoleary@msn.com			Oppose
Steve Willey	willeyst@hotmail.com			Oppose
John Bianca	jbianca@yahoo.com			Oppose
Emily Schramm	emilykline_21811@yahoo.com			Oppose
Nicole Stallings	nicoleahanlon@hotmail.com			Oppose
Ronald Kuhar	ronkuhar@icloud.com			Oppose
Tina Hanlon	tdhanlon1224@gmail.com			Oppose
Candace Griffin	cholloway514@gmail.com			Oppose
John Collins	jscollins111@comcast.net			Oppose
Jeff Weeks	jwprops@yahoo.com	2818 Plover Drive Unit #6 Ocean City, MD 21842	443-875-7784	Oppose
Chuck Thompson	piggyth10@gmail.com	12829 Gorman Cir, Boyds, MD 20841	301-367-1550	Oppose

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Lyal Davidson	lyalbd76@icloud.com		571-830-8321	Oppose
Kim Ritter	kiritter@verizon.net	2 Coventry Court, Ocean Pines, MD 21811	410-508-6848	Oppose
William J. Ritter	wiritter@verizon.net	2 Coventry Court, Ocean Pines, MD 21811	410-991-2924	Oppose
Ashley Baker	abaker@customtileco.com			Oppose
Ron Smith	smitty3894@aol.com	11036 Piney Island Dr, Bishopville	732-779-2441	Oppose
Leigh Waltz Macomber	waltz.leigh@gmail.com			Oppose
Dorothy Belcher	dotd922@icloud.com			Oppose
Dick Nieman	cross1cricket@gmail.com	45 Wood Duck Drive, Berlin, MD 21811	410-208-1515	Oppose
Cindy Elliott	cindyelliott75@gmail.com	12920 Swordfish Dr, Ocean City	443-783-0789	Oppose
Karen Neville	neville.kc60@ymail.com			Oppose
Linda Heubeck	ljheubeck@comcast.net	12820 West Hopetown Lane, Ocean City, MD 21842	443-324-8066	Oppose
John & Barbara Stawecki	bstawinop@hotmail.com	210 Mumfords Landing, Ocean Pines	443-614-6108	Oppose
Kathy Knappenberger	kathy.s.knappenberger@gmail.com			Oppose
Delegate Wayne Hartman	Wayne.Hartman@house.state.md.us	6 Bladen Street, Room 213, Annapolis, MD 21401	410-841-3356/ 301-858-3356/ 800-492-7122 ext 3356	Oppose
Leslie DePont	circle1104@hotmail.com	PO Box 360, Ocean City	410-279-3063	Oppose
Michael Ardent	mda39901@yahoo.com			Oppose
David Carey	david.carey92@gmail.com	19 Mallard Drive West Ocean Pines MD 21811	443-686-0704	Oppose
Skip Courtney	skip.courtney@gmail.com	9811 Winding Trail Dr Ocean City, MD 21842	703-795-9977	Oppose
Tina Quick	te3quick@gmail.com	136 Park Side Circle, Berlin, MD 21811	302-604-0806	Oppose
Senator Mary Beth Carozza	MaryBeth.Carozza@senate.state.md.us		410-841-3645	Oppose
Eddie Quick	eddie@caccgroup.com	136 Park Side Circle, Berlin, MD 21811	302-604-0806	Oppose
David Rivello	drifterdave@comcast.net	12806 W Hopetown Lane Ocean City, MD 21842	443-235-9702	Oppose
Kristopher M. Davis	krisdavis@cossentino.net	12920 Carmel Ave unit 6, Ocean city, MD 21842		Oppose
Susan Ostrowski	posoem@icloud.com	Berlin, MD		Oppose
Mary Jolliffe	mary.jolliffe@yahoo.com			Oppose
Robin Leiter	leiter3965@gmail.com			Oppose

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Katherine Azbell	davis.kathy459@gmail.com	10423 Friendship Rd Berlin, MD 21811	443-235-6761	Oppose
Kevin McDonough	kevinmcdonough@comcast.net		443-768-0221	Oppose
Marybeth Petroski	marybethpetroski@gmail.com			Oppose
Elizabeth Reineck	elizabethreineck@gmail.com			Oppose
Thomas Maronick Jr.	tom@maronicklaw.com	14108 Wight St, C405, Ocean City	202-288-0167	Oppose
Tony Matrona	tonymatrona@comcast.net			Oppose
Michael Lupacchini	mjlbrokers@msn.com			N/A
Kate McCloskey	k8mccloskey@gmail.com		410-991-5590	Oppose
Kimberly Bassich	kimsdogcj@aol.com	7101 Coastal Hwy #4852, Ocean City	301-509-7117	Oppose
Jeanene Gwin	jeanenegwin@verizon.net	10448 Azalea Rd, Berlin	410-726-8667	Oppose
Michael Fernandez	battlefieldmff@aol.com			Oppose
Gwen L. Cordner	acquesttitle@comcast.net			Oppose
Eric Mihaly	ericmihaly1974@gmail.com	12308 Pine Rest Dr, Ocean City, MD 21842		Oppose
John Koniewicz	jwkoniewicz@icloud.com	10368 Keyser Point Rd Ocean City, Md 21842	610-587-6076	Oppose
Eileen & James Ruark	ejru82@comcast.net			Oppose
Jeff Fluharty	flu486@gmail.com			Oppose
Eliza Mason-Burt	elizamasonburt@gmail.com	9650 Bays End Ln, Berlin 21811	443-497-7505	Oppose
Pat Barbely	patienceg1957@gmail.com			Oppose
Valerie Kelm	valerie@atlanticstonewall.com		410-352-3939	Oppose
Kerrie Bunting	Kerrie@worcestercountychamber.org, kerriebunting@gmail.com	307 W Market St, Snow Hill, MD	410-641-5306	Oppose
Kim Morrison	kmorrison21811@gmail.com			Oppose
Rebecca Howe	OCbeachbums4@comcast.net	12226 Meadow Dr Berlin, MD 21811		Oppose
Lisa Long	bodybylisa@live.com			Oppose
S Rippin	ocrippins@gmail.com			Oppose
Andrea Lahr	andrea.l.lahr@gmail.com		717-729-0977	Oppose
Hans Vandenbosch	hans@hansvandenbosch.us			Support
Patricia Simpson	pps3993@gmail.com			Support

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Robert Lukinic	rdlukinic@gmail.com	5850 River Road, Bryans Road, MD 20616	202-215-6817	Support
Lari Taylor	laritaylor@yahoo.com	8628 Grey Fox Lane Berlin, MD 21811	732-977-3028	Support
David Quillin	ddqarch@comcast.net	5705 WATERSIDE DRIVE BERLIN, MD 21811	410-629-1464	Support
Jeff & Kathy Phillips	jkshopper@comcast.net	12316 W Torquay Road Ocean City, MD 21842		Support
Kim Quillin	KXQUILLIN@salisbury.edu		410-629-0360	Support
Robert Hendricks	robert.hendricks@yahoo.com	3763 Village Trail Snow Hill, MD 21863		Support
Charles Stegman	charles@wicomicoenvironment.org	606 Fountain Rd, Salisbury	443-783-1396	Support
Scott Hymes	scotthymes@gmail.com	245 Wiltshire Ln. Severna Park, MD 21146	410-353-4828	Support
Steven Taylor	stevenblaketaylor@gmail.com	8628 Grey Fox Ln, Berlin		Support
Linda Silversmith	linsil@usermail.com			Support
Kathleen Bartolomeo	kbartolo30@gmail.com			Support
Shane Taylor	Shane.Taylor@oceanic.org		443-824-6654	Support
Allen Mowery	amowery@worwic.edu	32000 Campus Dr	410-572-8764	Support
Rico Albacarys	ralbacarys@ibewlocal24.org		443-833-5567	Support
Jared Schablein	lowershoreprogressivecaucus@gmail.com	34549 Pitts Avenue Pittsville, Maryland 21850		Support
Megan Outten	outtenmegan@gmail.com	218 West Main Street Salisbury, Maryland 21801	443-523-2447	Support
Carolyn Ricketts	clynnline@gmail.com	207 Riverside Road Edgewater, Maryland 21037		Support
Jackie Carey	iackiecarey47@icloud.com	45 Lookout Point Ocean Pines, Maryland 21811		Support
Kim Vallejo	kimvallejo@yahoo.com	30959 Eden Allen Road Eden, Maryland 21822		Support
Chris Eberly	chris@interfaithchesapeake.org			Support
Rhonda W. Banks	rbanks@worwic.edu		410-334-2867	Support
Mary Huebner	marybrd22@gmail.com	1006 Heron Ct. Salisbury, MD 21804		Support
Stacy Paulsen	sjpaulsen@verizon.net	21 Mist Flower Rd. Ocean Pines, MD 21811		Support
Grace Soltis	nikitasweeta@msn.com	28330 Village Lake Way Easton, Maryland 21601		Support
Jim Brown	jim.brown@audubon.org			Support
Samuel Harvey	samuelbharvey@gmail.com	137 Truitt Street Salisbury, Maryland 21804		Support
Liana Fowler	leibombza@gmail.com	27907 Revells Neck Road Westover, Maryland 21871		Support
Kyle Wheatley	kyle.wheatley12@gmail.com	5270 Safe Harbor Way Salisbury, Maryland 21801		Support

Attachment B - Interested Persons List

Name	Email	Address	Phone Number	Oppose/Support
Michael Walsh	mikewalsh@comcast.net	523 Loblolly Ln, Salisbury	410-422-0428	Support
James Brennan	brenschlus@msn.com	28330 Village Lake Way Easton, Maryland 21601		Support
Verena Chase	verenachase@hotmail.com	12 West Street Berlin, MD 21811	410-629-9454	Support
Carol Sottili	sottilic@gmail.com	1 Beach Side Dr., Ocean City		Support
Cindy Dillon	cindy.dillon@mdsierra.org	44 Fort Sumter S Ocean Pines, MD 21811	443-945-4030	Support
Debbie Gousha	ggousha@msn.com	5 White Horse Dr, Berlin	443-600-6799	
Adam Dubitsky	adubitsky@landandlibertycoalition.com		202-247-0130	Support
Nicole Masenior	nmasenior@gmail.com		443-452-8563	Support
Bob Heim	bobtherealtormd@gmail.com	1202 Frederick Ave, Salisbury, MD 21801	443-783-4440	Support
Mary Ochse	marysearogue@yahoo.com			Support
John Walker	jaydub1911@gmail.com	PO Box 4444, Salisbury, MD 21803	240-381-7564	Support
Jay Walker	jay.walker@conteggio.net			Support
Doris Miklitz	trudel314@gmail.com	169 Chestnut Drive, Elkton, Maryland 21921		Support
Matthew Humphrey	matthumphrey12@gmail.com	3045 Saint Paul Street , Apt 3, Baltimore , Maryland 21218		Support
Catherine Fowlkes	ccfowlkes99@gmail.com	1411 Beckford Ct, Salisbury, Maryland 21804		Support
Alan Schneider	ajs333@aol.com	12598 Clarksville Pike, Clarksville, Maryland 21029		Support
Melissa Berry-Carolina	bearcarolina@gmail.com	7107 Kings Point Way, Columbia, Maryland 21046		Support
Deborah Nissley	nissleydeborah@gmail.com	4236 Strobel Lane, Crisfield , Maryland 21817		Support
	feministoma@aol.com	3330 Blue Heron Dr N, Chesapeake Beach, Maryland 20732-3588		Support
Christopher Seymour	christopher_seymour@yahoo.com	9326 Cropper Island Rd, Newark, Maryland 21841		Support
Elizabeth Parker	elizabeth3202@gmail.com	9091 Stage Rd, Delmar, Maryland 21875		Support
Louis Rimbach	louisrimbach@aol.com	415 Parkwood Dr, Salisbury, Maryland 21804		Support
Creeps McDamned	creepsmcdamned@gmail.com	1706 Glen Ave Ext, Salisbury , Maryland 21804		Support
Crow Bramble	crowbirdie@gmail.com	1706 Glen Ave, Salisbury, Maryland 21804-8623		Support
Judy Wixted	jwixted26@gmail.com	29592 Skipton Estates Dr, Cordova, Maryland 21625		Support
R Lee	docratee@aol.com	1207 Addison Rd S #227, Capitol Hgts, MD, Maryland 20743		Support
Erica Joseph	ericajoseph78@gmail.com		302-448-5984	Support
Jeremy Masenior, DDS	jeremymasenior@gmail.com			Support

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Richard Eberhart Hall	richard.eberhart.hall@gmail.com	332 Paddington Rd, Baltimore, MD 21212		Support
Jacky Grindrod	jacky.grindrod@mdsierra.org	Berlin, MD		Support
Peggy Schultz	schultz_peggy@yahoo.com			Support
Rebecca Rehr	rrehr@mdlcv.org	30 West Street, Suite C, Annapolis Maryland 21401	410-280-9855 ext 109(O)/ 443-668-7467(M)	Support
Mary Douglas	marystewartdouglas@gmail.com	Lewes, DE		Support
Susan Andrew	suand@comcast.net	618 Denton Rd, Federalsburg, Maryland 21632-1122		Support
Jonathan Chase	chasejonathan@hotmail.com	12 West Street in Berlin, MD 21811		Support
Russell Kovach	russell.kovach@gmail.com	Columbia, MD	443-386-4787	Support
Tom Cosgrove	thomas.cosgrove@comcast.net		443-852-0101	Oppose
Larry Sackadorf	sack7422@gmail.com	223 Graham Avenue, Berlin, Maryland 21811	443-783-3289	N/A
Rob Garner	robertscottgarner@gmail.com			Oppose
Bob Herbert	rherb1212@comcast.net	12946, 12948, 12950 Sunset Ave, Ocean City, MD	301-461-0566	Oppose
Jennifer Hollis	jhollis368@gmail.com	12024 Ocean Gateway # 21, Ocean City	443-397-5532	Oppose
Anthony Matarese Jr	anthony@clayshootinginstruction.com	Marsh Harbor, West Ocean City		N/A
Dr Lynn Duffy	drduffy@netzero.net		410-957-4200	Oppose
Bill Snyder	oceanbill6@aol.com		301-639-2279	Oppose
Carol Williams	cd.williams@verizon.net			Oppose
Ricky Arnold	rickyarnold119@gmail.com	9101 East Biscayne Drive, Ocean City, MD 21401		Support
Jim Motsko	jmotsko289@aol.com	P.O. Box 737, Ocean City, MD 21843	410-289-9229	Oppose
Spencer Rowe	sfrowel@gmail.com	12340 Fleetway Drive, Ocean City, MD 21842	410-213-0127	Oppose
Mayor Rick Meehan	RMeehan@oceancitymd.gov			Oppose
Kim Moses	kmoses@co.worcester.md.us	One West Market Street, Room 1103, Snow Hill, MD 21863	410-632-1194	Oppose
Marc Spauola	marc@dusktodawnbowfishing.com	4 Burr Hill Dr	717-324-1649	Oppose
Jerry Lueters	dorado1045@yahoo.com	109 Bramblewood Dr, Ocean Pines	240-427-8929	Oppose
Bethany Hooper	bhooper@mdcoastdispatch.com		443-783-8056	N/A
Mario Ramirez	marioramiezs@gmail.com	218 S Blvd, Apt D, Salisbury	443-362-2413	Support

Attachment B - Interested Persons List

Name	Email	Address	Phone Number	Oppose/Support
Jeremy Blunt	jeremy@wreckersportfishing.com	10337 Keyser Point Rd, Ocean City	410-507-4150	Oppose
Micah Fooks	fooksmicha@gmail.com	8 Eastwind Dr, Berlin	443-944-2666	N/A
Melanie Bodencak	melanierb74@gmail.com	6 87th St, Ocean City		N/A
Dr Carolyn Johnston	carolynjohnston41@yahoo.com	629 N Park Dr, Salisbury		Oppose
Lindsey Meeks	lineymeeks@gmail.com	113 Pitts St, Berlin		Oppose
Joe Schanno	joe.schanno@gmail.com	75 Bettersea Rd, Berlin	443-614-6825	N/A
Derek Dunn	dbdunn968@gmail.com	PO Box 3297, Salisbury	336-337-5068	N/A
Elizabeth Thornton	terrywood41@yahoo.com	7554 Davis Rd, Whaleyville		Support
Jay Phillips	jay@mdlands.com	13029 Drum Point Rd, Ocean City	410-726-8631	N/A
Al & Mary Hunter	alhunter1114@gmail.com	2806 A Gull Way	410-271-6664	Oppose
Chris Carr	catmancc@yahoo.com	34 Newport Dr, Berlin	410-251-4697	N/A
Bernice Flax	bflax66@gmail.com	212 Henrys Mill Dr, Berlin	410-689-9070	Oppose
Zachary Bankert	zach@ocdc.org	108 Dorchester St, Ocean City	410-289-7739	Oppose
Zachery Thornton	zdt@zdtentstudios.com	109 77th St, Ocean City	443-783-0816	Oppose
Spencer Trent	spencertr99@	12133 Pimlico Ln, Unit 103, Berlin	566-523-9336	Oppose
Deborah Stanley	deb@stanleyrichstone.com	10120 North Ave, Ocean City	410-213-7480	Oppose
Maria S Hazel	corktownrat@gmail.com			N/A
Paul Haddad	noah4303@gmail.com	39 Nottingham Ln, Berlin	443-859-5733	N/A
John Groutt	jwgroutt@hotmail.com	220 Sandy Bottom Ct, Salisbury	443-523-0204	Support
Scott Czonitha	scottczon@live.com	106 Jefferson St, Berlin	484-553-3151	Oppose
Irlene Connor	iconfam@yahoo.com	9916 Golf Course Rd	410-382-4636	Oppose
Susan Seifert	bobbasoo@gmail.com	10415 Norwich Rd, Ocean City	410-382-8489	Oppose
George Kalwa	georgekalwa@gmail.com	4402 Raspe Ave, Baltimore	443-386-8966	N/A
Daniel Robinson (Ben Dover)	dannyocmd@yahoo.com	6901 Coastal Hwy, Ocean City	410-289-0006	Oppose
Sam Eckert	samuel.eckert@maryland.gov	6 Westminster Dr, Berlin	410-440-5699	N/A
Frank Brittingham	fbretirement@gmail.com		410-430-6716	N/A
Benny Bennington	bennytile@verizon.net	Berlin, MD	443-235-1212	N/A

Attachment B - Interested Persons List

Name	Email	Address	Phone Number	Oppose/Support
Claire Tully	clairew3@yahoo.com	12614 Whispering Woods Dr, Ocean City		N/A
Kerry Harrington	seabornoc@gmail.com	5 Vine St, Berlin	443-235-3448	N/A
John McFalls	jmcfalls@mchsi.com	682 Ocean Pkwy, Ocean Pines	610-505-1697	Oppose
Cara McCleky	fuzziestarz@gmail.com	9548 Wedge Way, Delmar	410-934-2224	Oppose
Shawn Harman	shawn@bahiamarina.com	12949 Golf Course, Ocean City	443-497-0986	N/A
Shah Amir	thedellamarie@gmail.com	10943 Pitts Rd, Berlin	443-397-3765	N/A
Ralph Steele	ralph@imta.com	888 Doris Dr, Arnold, MD 21012	410-507-3755	Oppose
Earl Ihle	eihle1@icloud.com	1202 Scotts Knoll Ct, Lutherville Timonium, MD 21903	410-978-4403	N/A
Kevin Gibbs	ktgofoc@gmail.com	511 Saint Louis Ave, Ocean City	410-430-4320	N/A
Donna S Herbert	dsherb1212@gmail.com	12946 Sunset Ave, Ocean City	301-526-7444	Oppose
Jeff Jaras	jvjaras@outlook.com	12655 Whisper Trace, Ocean City	443-664-7523	N/A
Ruth Gran	r.gran@aol.com	12959 Harbor Rd, Ocean City	410-557-8412	N/A
Richard Boord	rafoord97@gmail.com	12504 Ocean Reef Dr, Berlin	443-310-1190	N/A
David Trader	dtrader62@icloud.com		443-880-5996	N/A
Guy & Laurie Sosnowski	peachesoc@protenmail.com	501 Bayshore Dr, Unit 7, Ocean City	410-430-9923	Oppose
Steve Taylor	stevenblaketaylor@gmail.com	8628 Grey Fox Ln, Berlin		Support
Pam Pridgeon	pampridgeon@comcast.net	1 E James St, Fenwick, DE	302-249-1367	N/A
Peter Bozick	pbozick@gmbnet.com	206 W Main St, Salisbury	443-366-5762	Support
Kelly & Charles Wenzel	boaters4@comcast.net	10302 Timberlake Ct, Ocean City	443-794-8216	Oppose
Charles Reinert	creinert@wrde.com		443-944-5897	N/A
Michael Maykrantz	mmaykrantz@comcast.net	12536 Deer Point Circle, West Ocean City	443-497-0107	N/A
Mary Card	jmcard@comcast.net	6303 Knoll Hill Dr, Berlin	410-430-3545	N/A
Tim & Ellen Kartisek	tkartisek@aol.com	10306 Thirty Knots Ln, Berlin	410-292-9282	N/A
Beth Todd	brdstrk@gmail.com	12528 Salisbury Rd, Ocean City	410-251-0661	N/A
James Hudson	jkhbjh@gmail.com	8259 Circle Rd, Berlin	443-880-3731	N/A
Liz Brittingham	brittingham.liz@gmail.com	12926 Harbor Rd, Ocean City	443-235-7337	N/A
Casey Nolan	casey.nolan@maryland.gov	Annapolis, MD		N/A

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Ryan Slipper	ryans@titanenv.biz	12942 E Hopetown Ln, Ocean City	410-924-8737	Oppose
Paula Donalds	pauladonald@comcast.net	1009 E Schumaker Manor Dr, Salisbury	410-251-8187	N/A
Keezy Sprinkle	klbmd69@msn.com	12308 Pine Rest Dr, Ocean City	443-845-6729	Oppose
Bill Galten	bgalten@hotmail.com	9110 Carey Rd, Berlin	410-251-0479	N/A
Stephanie McVey	smcvey@wboc.com		443-794-2889	Oppose
Ken Armstrong	armstrongk1957@gmail.com	12024 Ocean Gateway # 10, Ocean City	301-832-7257	N/A
Jeff Wade	abaco9505@gmail.com	9505 Abaco Lane	410-430-7900	Oppose
Mitch Parker	mitch@ticasfarm.com	12449 Selsey Rd, Ocean City	410-430-8378	N/A
Beth Nocar-Bowen	bethbowen@atlanticbb.net	12942 E. Hopetown Ln, Ocean City	410-604-1948	N/A
Kim Dixson	kim.dixson@redfin.com	12545 River Run Ln, Berlin	443-373-1328	Oppose
Phil Medlin	medlinp@comcast.net	9707 Village Ln, #2, Ocean City	443-871-7099	Oppose
Dr. Noah Bressman	noahbressman@gmail.com	1013 Monitor Ct, Salisbury	914-330-5435	Support
Matt Heim	mrheim1018@gmail.com	5612 Spinnaker Dr, Salisbury	443-827-5596	Support
Christina Hulslander	ploverbug@msn.com	2410 St Lukes Road, Salisbury 21804	803-528-1309	N/A
Karen Ironside	karenironsideepa@gmail.com	18141 Arvey Rd, Laurel, DE	302-875-9614	N/A
Colleen Wilson	clw728@comcast.net	1801 Coastal Hwy, Fenwick Island, DE	410-570-3629	N/A
Becky Emery	raemery@salisbury.edu	1218 Frederick Ave, Salisbury	443-614-2091	N/A
Weston Young	weston.young@co.worcester.md.us	1 W Market St, Snow Hill, MD	443-783-3797	Oppose
Doncella Wilson	dwi024@yahoo.com	301 Meadow Drive, Easton, MD	443-258-3143	N/A
Jay Walker	jaydub1911@gmail.com	PO Box 4444, Salisbury, MD 21803	240-381-7564	Support
Darryl Webster	dkw861@aol.com		410-251-7914	N/A
Steve Martz	smartz@gmail.com		410-299-1130	N/A
Tim Talbot	tim.talbot@comcast.net	12630 Quay Ln, Ocean City 21842		Oppose
Reese Cropper III	imgcmd@gmail.com	9501 Abaco Ln, Ocean City 21842	410-726-3978	Oppose
William Trader	wtrader21863@gmail.com	203 Snow St, Snow Hill, MD	410-251-9494	Oppose
Edmund Conner	edandbon@hotmail.com	11042 Piney Island Dr, Bishopville, MD 21813	410-352-3130	Oppose
Charles Landon	CharlesL32289@gmail.com	26265 Alfred J Lawson Dr, Crisfield, MD 21817	443-953-1690	Oppose

Attachment B - Interested Persons List

Name	Email	Address	Phone Number	Oppose/Support
Mark Elliott	markelliott412@gmail.com	12920 Swordfish Dr, Ocean City	443-783-2125	Oppose
Matt Drew	george.matthew.drew@gmail.com	301 N Clairmont Dr, Salisbury, MD 21801	443-880-8704	Support
Kristin Jackson	kejackson4315@gmail.com	8661 Langmaid Rd, Newark, MD 21841	443-624-6830	Oppose
Andrew Jackson	ajoc@comcast.net	8661 Langmaid Rd, Newark, MD 21841	443-497-2358	Oppose
Brooke Eckert	brooke.r.eckert@gmail.com	6 Westminster Dr, Berlin	540-241-1821	N/A
Dianna McDonough	dianwrites@yahoo.com	7 Briarcrest Dr, Ocean Pines, MD 21811	410-251-0129	N/A
Tom St. Clair	stclairtom14@gmail.com	609 Bayshore Dr #40, Ocean City, MD 21842	301-674-8723	Support
Julia Steil	jsteil112@gmail.com	46 Anchor Way Dr, Berlin, MD 21811	410-458-4970	N/A
Patrick Miller	millerpat36@gmail.com			Oppose
Anthony Battista	capt.tony.sstol@comcast.net	9812 Winding Trail Drive, Ocean City 21842	443-235-9696	Oppose
David Fields	fieldsdlf@gmail.com	204 Windward Drive, Unit A, Ocean City, MD 21842	443-564-7038	Oppose
Joan Roache	beachyogi@me.com	402 14th St, Ocean City, MD 21842		Support
David Kolesky	djkolesky@gmail.com			Oppose
Mary Harrison	maggie7667@icloud.com	13110 Coastal Hwy Unit 904, Ocean City		Support
Frank Tortella	frank.tortella@gmail.com			Oppose
Jeff Allison	jk.allison58@gmail.com			Oppose
Ken Wolf	kwolfstdens@gmail.com	36 Magothy View Dr, Arnold, MD		Oppose
Chris Hughes	nest03@yahoo.com	12029 Pimlico Lane, Berlin, MD		Oppose
Barbara Kuhn	babawawa46@hotmail.com			Oppose
Ron Gunther	rongunther1024@gmail.com	Ocean Pines, MD		Oppose
Kristen Moeller	tristan1947@yahoo.com	Berlin, MD		Oppose
Gordon Boone	gboone@servedusa.com	12812 W Hopetown Lane, Ocean City		Oppose
Braedon Gonzales	braedengonzales98@gmail.com	150 Ocean Aisle Circle, Salisbury		Support
Sydney Bradner-Jacobs	sydjacobs17@gmail.com	5724 Choptank Dr, East New Market		Support
Dana Barney	barney3pep@aol.com	24 Mallard Dr E, Ocean Pines		Support
Sherry Huggler	sherdelune@gmail.com	31833 Fred Adkins Road, Parsonsburg, MD 21849		Support
Michele Copper	Michele.m.copper@gmail.com	115 Francis Dr, Salisbury, MD		Support
Tom Semanick	tsjr1@comcast.net		410-206-735	Oppose

Attachment B - Interested Persons List

Name	Email	Address	Phone Number	Oppose/Support
Mallory Eckman	malloryeckman@gmail.com			Oppose
Joann Landon	jlandon@oceancitymd.gov	301 Baltimore Ave, Ocean City, MD	410-289-8887, 410-289-8221	Oppose
Joseph Jankowski	josephajankowski@yahoo.com	11112 Spring Brnach Lane, Berlin, MD		Support
Wayne & Carolyn Lauman	fugitive@comcast.net			Oppose
Andrea B. Caggiano	abc681@mchsi.com			Oppose
Jeffrey Allison		P.O. Box 3806, Ocean City, MD 21843		Oppose
James McWhinney		6A Blue Bill Court, Berlin, MD 21811		Oppose
Robert Henley		9402 Green Turtle Lane, Ocean City, MD 21842		Oppose
Kirk D Griffith		2901 Atlantic Ave, Unit 901, Ocean City, MD 21842	410-289-2757	N/A
James & Lousie McConaghie		12940 Swordfish Dr, West Ocean City 21842		N/A
Jack & BJ Liester		12955 Harbor Rd, Ocean City 21842		N/A
Gregg Portz		24929 Chestertown Rd, Chestertown	704-892-1052	N/A
John Roh		12045 Pimlico Ln, Berlin 21811	301-524-9749	Oppose
Kathy Matarese		2 Winslow Rd, Pennsville, NJ 08070	609-685-0243	Oppose
Jeffrey Rice		1 73rd St, 5B, Ocean City 21842	410-790-1943	Oppose
Anita L Battista		9812 Winding Trail Dr, Ocean City 21842	410-279-6988	N/A
John Prather		10324 Plantation Ln, Berlin 21811	301-991-3308	N/A
Brigit Taylor		12611 Whisper Trace, Ocean City 21842	302-500-0750	N/A
Robert Cropper		36055 Bob Kelly Rd, Pittsville 21850	443-368-0215	Oppose
Jimmy Hahn		356 Hickory Point Rd, Pocomoke City 21851	410-310-4296	Oppose
Pat Schrawder		12513 Deer Point Circle, Berlin 21811	410-726-1234	Oppose
Jim Motsko		400 6th St, Ocean City 21842	410-430-0772	Oppose
Steve Schonberger		2719 Lawndale Rd, Finksburg, MD 21048	443-250-4738	Oppose
John & Michelle		721 142nd St, Ocean City 21842		Oppose
Robert Jackson Jr		6074 Worcester Hwy, Snow Hill 21863	443-783-4093	N/A
Dale E Evans		13350 Oak Bridge Rd, Delmar, DE 19940	443-397-6018	N/A
Mike Kazmierczak		710 Edgewater Dr, Apt 104, Salisbury 21801		Oppose

Attachment B - Interested Persons List				
Name	Email	Address	Phone Number	Oppose/Support
Jeffrey		12530 Deer Point Circle, Berlin 21811	443-553-4249	Support
Lisa Cherivtch		106 Jefferson St, Berlin	443-880-2702	N/A
Joy Bark		12942 Harbor Rd, Ocean City	410-251-4505	N/A
Lynda Talbot		12630 Quay Ln, Ocean City 21842	410-456-6204	N/A
Andrew Butler		5406 Arcadia Ave, Upperco, MD 21155	410-596-4102	Oppose
Chris Evans		12538 Salisbury Rd, Ocean City, MD 21842	410-703-0685	Oppose
Ryan Freese		9705 Shady Grove Rd, Ocean City	610-633-8866	Oppose
Erick Peterson		8913 Pheasant Dr, Berlin 21811	201-602-4262	N/A
Greg Donahue		163 Sandyhook Rd, Ocean Pines, MD 21811	443-497-1491	N/A
Jim Rooney		PO Box 606, Brielle, NJ 08730		N/A
Spencer Trent		12133 Pimlico Ln, Unit 103, Berlin	566-523-9336	N/A
Barbara Conner			410-202-6769	N/A
A Reggie Mariner II			410-726-0445	N/A

Attachment C
MDE Interested Party
Comment Response Letter



July 23, 2024

Re: Applicant: US Wind Inc
Property Address: 12929 & 12933 Harbor Rd
AI Number: 179399
Tracking Number: 202361274
Tidal Wetlands License Application Number: 23-WL-0813 & 24-WQC-0004

Dear Interested Party,

The Maryland Department of the Environment (“MDE” or “the Department”) received your comments regarding US WIND INC’s Joint Federal/State Application for the Alteration of Any Floodplain, Waterway, Tidal or Nontidal Wetland in Maryland (“Application”) received on September 7, 2023. The application proposes to construct a 353 foot long by 30 foot wide concrete pier with associated timber fenders, all with a maximum of 30 feet channelward of the mean high water line; and construct 383 linear feet of replacement steel bulkhead within a maximum of 18 inches channelward of the mean high water line.

Many comments were received during the Public Notice period which ended on June 7, 2024. Comments were grouped according to relevance (i.e. Environmental, Navigation, Economic, etc). Those comments received specific to the application for 23-WL-0813 are outlined below with the Department response.

Environmental:

1. The proposed pier and bulkhead will have negative impacts on the environment, specifically tidal wetlands, marine life, and water quality.

MDE Response: The application was screened by MDE during its initial receipt at which time no environmental resource impacts were identified. The application was also reviewed and found to be in compliance with COMAR 26.24.02.03, which includes review of whether the proposed activity will alter or destroy tidal wetlands. MDE review found that the proposed pier and bulkhead work is similar to other pier and bulkhead work completed in the vicinity and special conditions have been included in the wetland license to minimize impacts to tidal wetlands, marine life, and water quality.

Following the end of the Public Notice period the comments received were shared with Maryland Department of Natural Resources (DNR) which provided a response to the comments specific to natural resources. Special Conditions F, G, H, I, J, K, L, M, N, O, and P are included in the Wetland License to reduce and minimize impacts on tidal wetlands, marine life, and water quality.

- 1.1. There is a summer flounder breeding site there.

DNR Response: Summer flounder spawn offshore and not in the commercial harbor or Sinepuxent Bay. Currents carry larvae into the coastal bays via the inlet. Young-of-the-year flounders are documented in DNR's trawl and beach seine surveys from April through October. Adults use the coastal bays from about April through October. Larval Summer Flounder enters the bays from October through May with the greatest activity from February through May, MDE has included Special Conditions, F & I, in the Wetland License to minimize the potential discharge of sediment. DNR did not identify a need to recommend a Time of Year (TOY) restriction for summer flounder.

NOAA Response: The scale of the project is small enough that the impact on larval recruitment would possibly be small in scope depending on the amount of bottom disturbance. There are no known effects of siltation from piling driving activities. Based on similar past projects and dredging activities, NOAA does not anticipate adverse impacts on the flounder population from the construction activities.

- 1.2. Pier with damaging noise levels for humans and sea life.

DNR Response: DNR recommended some best management practices to minimize acoustic impacts from pile driving which include using vibratory hammers for some or all of the pile placement and construction phasing, using "soft start" or "ramping up" pile driving (e.g. driving does not begin at 100% energy), driving piles as deep as possible with a vibratory hammer prior to using an impact hammer, and using cushion blocks when using an impact hammer. These best management practices are included in the Special Condition P of the Wetland License.

- 1.3. This is a substantial tidal wetland area which needs to be protected.

MDE/DNR Response: The harbor has been developed and the project shoreline has been hardened with shoreline stabilization techniques such as revetment and bulkhead. Only pier and bulkhead work are proposed for this application. The applicant will be required to comply with all local, state, and federal regulatory requirements for construction activities outside of tidal wetland jurisdiction. Special Conditions F, G, H, I, J, K, L, M, N, O, and P are included in the Wetland License to reduce and minimize impacts to tidal wetlands.

- 1.4. A comprehensive independent environmental study to show the impact of this construction should be required and NEPA requires an independent environmental study, and this has not been done yet.

MDE Response: The proposed pier and bulkhead work does not require a comprehensive independent environmental study. Similar projects have been completed and are planned in the West Ocean City Commercial Harbor and did not require studies to be completed. Martin Fish Company completed similar pier work in recent years. Fisherman's Marina at the end of the harbor is nearly finished with their bulkhead project. The Natural Resources Police will be replacing the bulkhead and pilings at the Colonel Jack Taylor Boathouse. All of these projects include either pier and/or bulkhead work, none of which were part of a NEPA study. Pier and bulkhead work are typical activities that occur within tidal wetlands.

The US Army Corps of Engineers (USACE), the Bureau of Ocean Energy Management

(BOEM) and other federal agencies are reviewing the proposed offshore wind project, including all offshore work and facilities in Delaware. On Sept. 29, 2023, BOEM announced that the Notice of Availability of the Maryland Offshore Wind Draft Environmental Impact Statement (EIS) was published in the Federal Register on Oct. 6, 2023. The Draft EIS was made available for public comment until November 20, 2023. Information about the Draft Environmental Impacts can be found on the BOEM website [Maryland Offshore Wind Draft Environmental Impact Statement \(EIS\) for Commercial Wind Lease OCS-A 0490](#). For further information contact Jessica Stromberg, BOEM Office of Renewable Energy Programs, 45600 Woodland Road, VAM-OREP, Sterling, Virginia 20166, (703) 787-1722 or jessica.stromberg@boem.gov.

- 1.5. The proposed operating and service facility at this location will negatively impact marine species clams, SAV, and horseshoe crabs.

MDE Response: MD DNR commented that the commercial harbor is not a suitable habitat for clams, submerged aquatic vegetation (SAV), or horseshoe crabs. The harbor bottom is mud, and the frequent and constant vessel traffic continually churns up the bottom. There are no observed or mapped SAV beds within the last 5 years and the nearest SAV bed, observed in 2017, is greater than 500 yards south and on the opposite shoreline.

Several beaches in Sinepuxent Bay are used by horseshoe crabs for spawning including the beach right next to the pier and the beaches directly across from the end of the existing pier located on Assateague Island. Due to the proximity of this project to the small spawning beach, restricting the building between mid-May through mid-July would minimize disturbance to spawning horseshoe crabs due to physical disturbance and is addressed with special condition O in the Tidal Wetland License.

- 1.6. Will there be random water testing in and around the pier and harbor area?

MDE Response: Random water testing is not a requirement for typical pier and bulkhead work. Turbidity curtains will be required for demolition work as outlined in Special Condition F of the Tidal Wetlands License. Special conditions G, H, I, J, K, L, M, and N also address water quality concerns.

Economy:

2. The proposed pier and bulkhead will have negative impacts on the local tourism economy and residential property values.

MDE Response: The proposed pier and bulkhead work is similar in nature to other projects completed within the West Ocean City Commercial Harbor. The harbor area is zoned as CM Commercial Marine District. Per Worcester County Zoning and Subdivision Control Article § ZS 1-214 Purpose and intent, this district is intended to preserve and protect Worcester County's commercial fishing industry while allowing for commercial, industrial and recreational uses which of necessity must be located in close proximity to waterfront areas. Additionally, it provides for other compatible uses which may find a waterfront location desirable. Furthermore, it is the intent of this district that there shall be no basis, under this Title, for recourse against the effect of any normal commercial fishing or other commercial marine activity or operation as permitted in this

district, including but not limited to noise, odor, vibration, fumes, dust or glare.

- 2.1. Damaging noise levels for humans interfering with events, tourism, and businesses downtown.

MDE Response: Local and/or County Government may have restrictions for the timing of construction activities for noises generated from construction to not interfere with events, tourism, and businesses downtown.

US Wind has indicated that they do not plan to begin construction until after 2025.

- 2.2. Large-scale impact on local living conditions and the local economy by the pier.

MDE Response: A riparian property owner has the right to protect their property from erosion and the right to access the waterway. The proposed project is a reasonable exercise of those rights; replacing a deteriorating bulkhead and replacing an existing pier to provide access to the waterway. The use of the property is determined by the local authority, in this instance the county, which determines zoning, use restrictions, access to the property, and other considerations such as utilities including sewer and water access. The harbor is zoned for commercial and industrial activities by the county which can determine if the operations proposed by US Wind meet their zoning and use requirements.

- 2.3. The plan does not appear to address any probable accident on the pier, access road, or transport ship that would halt local commerce and tourist activities.

MDE Response: The applicant will be required to adhere to special conditions G, H and L in the tidal wetland license which will address the potential for spills of hazardous materials. Special condition G requires the development and approval of a Stormwater Pollution Prevention Plan (SWPPP), special condition H requires the applicant to submit a General Discharge Permit application to the Water and Science Administration, Industrial Discharge Permits Division and special condition L requires compliance with Oil Pollution Regulations.

- 2.4. The Operating and Maintenance Facility along with the transfer ships, on-loading and off-loading equipment, monitoring vessels, etc. will only further congest and disrupt the commercial fishing fleet that rely on the access of this harbor for their livelihood.

MDE Response: The project site has historically been used by commercial fishing fleets for loading and unloading of catch and supplies. While the type of activities at this location may change, the activities, loading and unloading of commercial vessels, will be similar to the current uses.

The harbor area is zoned as CM Commercial Marine District. Per Worcester County Zoning and Subdivision Control Article § ZS 1-214 Purpose and intent, this district is intended to preserve and protect Worcester County's commercial fishing industry while allowing for commercial, industrial and recreational uses which of necessity must be located in close proximity to waterfront areas. Additionally, it provides for other compatible uses which may find a waterfront location desirable. Furthermore, it is the intent of this district that there shall be no basis, under this Title, for recourse against the effect of any normal commercial fishing or other commercial marine activity or operation as permitted in this district, including but not limited to noise, odor, vibration, fumes, dust or glare.

- 2.5. The use of this pier by the applicant will most certainly result in the displacement of the commercial fishing fleet and the loss of the fresh seafood they supply. It will result in the loss of jobs in both the wholesale and retail side of the seafood industry. It will mean that locally sourced seafood will no longer be available for sale to many of our local eating establishments. The decrease in future revenue brought in by the commercial fleet in the way of seafood sales, fuel, ice, bait, dock rental, maintenance, etc. will have a negative impact on the county and its residents.

MDE Response: The application was reviewed and found to be in compliance with COMAR 26.24.02.03, which includes review of whether the proposed activity will eliminate or substantially reduce marine commerce, recreation, and aesthetic enjoyment, the proposed activity will impact local, regional, and State economic conditions and the proposed activity is consistent with State, federal, and local land use plans and laws, including Critical Area laws. The harbor area is zoned as CM Commercial Marine District. Per Worcester County Zoning and Subdivision Control Article § ZS 1-214 Purpose and intent, this district is intended to preserve and protect Worcester County's commercial fishing industry while allowing for commercial, industrial and recreational uses which of necessity must be located in close proximity to waterfront areas. Additionally, it provides for other compatible uses which may find a waterfront location desirable.

BOEM has statutory obligations under NEPA (42 U.S.C. §§ 4321 et seq.) to evaluate social and economic impacts of a potential project. Under BOEM's regulations, BOEM must coordinate with relevant Federal agencies, including those agencies involved in planning activities that are undertaken to avoid conflicts among users and to maximize the economic and ecological benefits of the OCS (30 CFR 585.102(a)(5)). More information can be found in Appendix G - Mitigation and Monitoring of the Draft EIS

DNR Response: A Fisheries Compensation Agreement is being developed. Martin Fish Company and Southern Connection Seafood are private entities that are willing sellers.

- 2.6. The concern of the industrialization of the harbor and the ocean.

US Wind Response: The O&M Facility is proposed in a working commercial harbor and is consistent with current marine use. Under the Worcester County zoning regulations (§ ZS 1-214), the sites are zoned Commercial Marine which is designated for the commercial fishing industry and "commercial, industrial, and recreational uses which of necessity must be located in close proximity to waterfront areas."

- 2.7. Concern the proposed activity will adversely impact property values because of sediment being stirred up and the channel being blocked by US Wind vessels.

MDE Response: The draft depth of the proposed Crew Transfer Vessels (CTVs) is 4 feet which is similar to or less draft than other vessels that frequently use the commercial harbor, including the commercial fishing fleet and larger recreational fishing vessels. Water depths adjacent to the proposed pier and bulkhead are a minimum of 6 feet at mean low water.

- 2.8. Concerns that the facility will decrease the restaurants and the businesses' revenues.

US Wind Response: The O&M Facility is proposed in a working commercial harbor and is consistent with current marine use. Under the Worcester County zoning regulations, the sites

are zoned Commercial Marine which is designated for the commercial fishing industry and “commercial, industrial, and recreational uses which of necessity must be located in close proximity to waterfront areas.” In addition, the O&M Facility is proposed to be located within the West Ocean City Harbor which is characterized as an Intensely Developed Area.

- 2.9. Concern federal funding will be lost if commercial businesses are impacted. This funding is used to maintain the inlet.

MDE Response: The USACE is responsible for the maintenance of Federal Navigation Channels. The development of offshore wind farms and associated support networks can provide added incentive to have more timely maintenance of the Federal Navigation Channel.

Navigation:

3. The proposed pier and bulkhead will negatively impact navigable access to the harbor.

MDE Response: The proposed pier and bulkhead are subject to State law as outlined by Maryland State Article - Environment Title 16 -Tidal Wetlands and regulated by COMAR 26.24.02.03. Navigational safety is one of the 19 factors in COMAR 26.24.02.03. The proposed work complies with State regulations and statute. Navigational safety is reviewed by the Department and the project was reviewed by MD DNR; no comments or concerns regarding navigation were forwarded from MD DNR.

- 3.1. Increased traffic and congestion at the inlet with the pier – a safety issue and crippling to those that fish the inlet and use it for business.

MDE Response: All activities proposed in, on, over, and under State or private tidal wetlands are regulated per COMAR 26.24.02.03. Specifically COMAR 26.24.02.03.B(13) In evaluating an application, the Department shall consider the degree to which navigational safety is affected. The current minimum width of the waterway from the existing pier to opposing structures to the north is approximately 186 feet. The proposed pier will be parallel to the existing shoreline and will not extend more than 30 feet channelward of the mean high water line. The waterway will be approximately 180 feet wide after the construction of the pier providing adequate space for vessels to navigate. The Federal Navigation Channel edge is 62 feet from the proposed structures. Proposed CTVs are a maximum of 33 feet wide and will be moored outside of the Federal Navigation Channel and associated turning basin with over 25 feet to the edge of the Federal Navigation Channel. With CTVs moored, there will be approximately 147 feet of open water between the channelward side of the CTVs and the nearest structure on the opposing shoreline.

- 3.2. The proposed activity will affect navigational safety and recreational access. The West Ocean City Harbor has a very high volume of commercial and recreation vessels entering and exiting throughout the day. The proposed project reduces the harbor opening width by 20 feet.

MDE Response: The current minimum width of the waterway from the existing pier to opposing structures to the north is approximately 186 feet. The proposed pier and associated structures will be parallel to the existing shoreline and will not extend more than 30 feet channelward of the mean high water line. The waterway will be approximately 180 feet wide after the construction of the pier. Proposed CTVs are a maximum of 33 feet wide and will be moored outside of the Federal Navigation Channel and associated turning basin. With CTVs moored there will be approximately 147 feet of open water between the channelward side of

the CTVs and the nearest structure on the opposing shoreline. CTVs are anticipated to depart in the morning and return in the evening.

- 3.3. Although the applicant only refers to Crew Transfer Vessels in the JP Application, the applicant's Construction and Operations Plan (COP) lists service operation vessels up to 262' long. Large vessels such as those will obstruct the channel when moored and when maneuvering.

US Wind Response: Larger deep draft vessels needed to support routine or unplanned maintenance activities involving larger parts and equipment that cannot be transported via CTV, would likely mobilize from additional ports. Major maintenance activities requiring deep draft vessels will be based out of Baltimore, MD and/or Portsmouth, VA. See BOEM website for [Maryland Offshore Wind Construction and Operations Plan for Commercial Lease OCS-A 0490](https://www.boem.gov/renewable-energy/state-activities/maryland-offshore-wind-construction-and-operations-plan).

<https://www.boem.gov/renewable-energy/state-activities/maryland-offshore-wind-construction-and-operations-plan>

- 3.4. The operation of the proposed 100' x 30' Crew Transfer Vessels (CTVs) will cause a significant disruption in the harbor. The vessels are notably larger than any of the commercial and recreational boats that currently use the harbor.

MDE Response: A review of aerial imagery shows vessels of similar dimensions using the harbor within the last 5 years. Some of these similarly sized vessels depart from and arrive in the harbor at least once daily. The Department is unaware of any incidents that have occurred within the harbor that have caused a significant disruption to the harbor from these vessels.

US Wind Response: Large construction vessels designed to carry wind turbine components such as monopiles, towers, and blades are expected to be based at the Sparrows Point Steel facility in Baltimore County or a similar large port designed to handle large components, not out of West Ocean City.

- 3.5. In order to maintain water depths for the larger vessels, increased dredging will be needed.

MDE Response: The draft of CTVs is approximately 4 feet. Existing water depths adjacent to the project site are at least 6 feet deep at mean low water. The USACE is responsible for dredging of the Federal Navigation Channel within the harbor.

- 3.6. The harbor is heavily traveled in the season with access by vessels from two marinas and one large public launching ramp, public fuel docks, as well as tie-up to restaurants and a marine store. Industrial activity by the US Wind facility would result in major navigation problems.

MDE Response: The activities associated with the proposed pier and bulkhead are consistent with current marine use and the application has been reviewed to ensure navigational safety will not be negatively impacted.

The harbor area is zoned as CM Commercial Marine District. Per Worcester County Zoning and Subdivision Control Article § ZS 1-214 Purpose and intent, this district is intended to preserve and protect Worcester County's commercial fishing industry while allowing for commercial, industrial and recreational uses which of necessity must be located in close proximity to waterfront areas. Additionally, it provides for other compatible uses which may

find a waterfront location desirable.

- 3.7. Navigation in the harbor: With the increase in the width of the new bulkhead and US Wind's crew boats up to 10 meters wide (or approximately 33 feet) there is concern that more vessel traffic will move closer to the adjacent bulkhead. The wake is already a problem and will become more problematic with US Wind vessels closer.

MDE Response: The waterway will be approximately 180 feet wide after completion of the proposed pier and its associated structures from 186 feet. CTVs are approximately 33 feet in width so there will be approximately 147 feet of open water from the channelward side of a moored CTV to the opposing structures on the north side of the harbor. Boat captains are responsible for their wake and the local authority or DNR may impose stricter speed regulations within the harbor if needed.

Concerns about wakes generated can be relayed to Maryland DNRs Boating and Fishing Services Mike Lathroum at 410-260-8272 or email: kennethm.lathroum@maryland.gov.

The harbor area is zoned as CM Commercial Marine District. Per Worcester County Zoning and Subdivision Control Article § ZS 1-214 Purpose and intent, this district is intended to preserve and protect Worcester County's commercial fishing industry while allowing for commercial, industrial and recreational uses which of necessity must be located in close proximity to waterfront areas. Additionally, it provides for other compatible uses which may find a waterfront location desirable.

- 3.8. Has any sort of computational fluid dynamics model, or any sort of sediment model run for morphological purposes to identify projected impacts on the channel?

MDE Response: The Department does not require computational fluid dynamics modeling and/or sediment model runs for the proposed pier and bulkhead work.

- 3.9. Is there an official USACE survey for the entire harbor showing the Federal Channel from the beginning of the harbor to the bay?

MDE Response: Federal Navigation Channel maps are available online at <https://www.arcgis.com/apps/dashboards/4b8f2ba307684cf597617bf1b6d2f85d>. The most recent survey of the Federal Navigation Channel from the beginning of the harbor to the bay and inlet was conducted March 26, 2024.

4. Construction activities, specifically pile installation, will cause damage to adjacent properties

MDE Response: Construction activities proposed to affect tidal wetlands will be performed by a Licensed Marine Contractor using best management practices (See Special Condition C).

- 4.1. What is the number and size of the steel piles?

US Wind Response: US Wind has proposed approximately 185 steel support piles, spaced 10 feet apart, with pile diameter between 12 to 18 inches.

- 4.2. What measures will be taken to protect adjacent properties from damage?

MDE Response: Best management practices should be employed for all construction

activities. Special condition C requires all work performed under this Wetland License to be conducted by a marine contractor licensed by the Marine Contractors Licensing Board (MCLB) in accordance with Title 17 of the Environment Article of Annotated Code of Maryland. Activities proposed related to pier and bulkhead work are similar in nature to other projects recently completed in the commercial harbor. The Department is unaware of any damage caused by construction of similar projects in the vicinity, including pier work that was performed at the same property by Martin Fish Company.

- 4.3. What measures will be employed to reduce and contain sediment disturbance during construction?

MDE Response: Special conditions will be included in the Wetland License and associated Water Quality Certification requiring turbidity curtains to be deployed during demolition to minimize impacts from sediment (see Special Condition F) Any work in the uplands and within the critical area buffer will require additional local and State authorizations such as an approved Erosion and Sediment Control Plan and Buffer Management Plan (See Special Condition B and J).

- 4.4. Will vibration from the pile installation cause cracks or other damages to homes' walls, ceramic flooring, foundations, or slabs? Will vibration monitors be provided to homeowners?

MDE Response: Best management practices should be employed for all construction activities as all work will be completed by a licensed marine contractor (See Special Condition . Activities proposed related to pier and bulkhead work are similar in nature to other projects recently completed in the commercial harbor. The Department is unaware of any damage caused by construction of similar projects in the vicinity, including pier work that was performed at the same property by Martin Fish Company.

- 4.5. Concerns the pile driving activity adversely impacts well water quality or flow during the construction or in the future.

MDE Response: Piles are proposed to be installed to a maximum depth of 100 feet which is shallower than existing local aquifers. Therefore, pile driving activities should not impact well water quality or flow during the construction or in the future.

5. Concerns about the application process

MDE Response: The application process for the proposed pier and bulkhead associated with 23-WL-0813 are consistent with the State law and regulations.

- 5.1. Ocean City notes that the amended application significantly changed the project and the amended application was not made available to the public until just before the scheduled hearing. This did not afford adequate time for public review of the changes. MDE should readvertise and reschedule a new public hearing based on the revised application and that hearing should take place in the north end of Worcester County.

MDE Response: As part of the application review process, applicants routinely revise plans as a result of MDE's comments, other agency comments, or comments received during the public participation process. A reduction in the scope of work does not require the need for a readvertisement and rescheduling of the associated public hearing. The application review

including public notice and the public information hearing are consistent with COMAR requirements.

- 5.2. No contractors have been identified to do the pier and piling work.

MDE Response: Contractors are not required to be identified during the application process. However, State law and regulations require that all work performed within tidal wetlands be performed by the property owner or a Licensed Marine Contractor (Special Condition C).

- 5.3. Unclear if the application is only for the repair and extension of the current pier.

MDE Response: The current plans, as they will be forwarded to the Board of Public Works for their review, propose to replace 383 feet of deteriorated bulkhead and revetment with steel sheet piles and to construct 353 feet of pier parallel to the harbor channel, not to exceed more than 30 feet channelward of the mean high water line. The most recent plans are available for review on MDEs [US Wind website](https://mde.maryland.gov/programs/water/WetlandsandWaterways/Pages/US-Wind-Inc.aspx),

<https://mde.maryland.gov/programs/water/WetlandsandWaterways/Pages/US-Wind-Inc.aspx>.

- 5.4. How far into the settlement are they with the properties for (indiscernible) and if so, how can they apply for permits when they don't have ownership of a piece of real estate?

MDE Response: The applicant can apply on behalf of the property owner with the property owners consent. The property owners for both 12929 and 12933 Harbor Road have included their signatures with the application.

- 5.5. Are there any vehicles going to be driven on the pier?

US Wind Response: Yes, vehicles such as trucks will be driven onto the pier for loading and unloading of CTVs. Additionally, since the plans no longer propose permanent cranes to be constructed on the pier, mobile cranes will also be driven onto the pier for loading and unloading.

6. Concerns about the plans and the means and methods of construction.

MDE Response: The plans provided with this application are for the review and approval of proposed impacts in, on, over, or under State or private tidal wetlands. The Department's Tidal Wetlands Division reviews those proposed impacts which on this project are channelward of the mean high water line. Those activities proposed landward of the mean high water line are reviewed under the jurisdiction of other State agencies or by the appropriate local government agency. Erosion and Sediment Control plans associated with construction in uplands will need to be reviewed and approved by the Worcester County Soil Conservation District and all construction activities will need to be reviewed and approved by Worcester County Department of Planning and Zoning.

- 6.1. How high are the cranes going to be on the piers and how high and how far they're going to stick out over the water?

US Wind Response: US Wind will not be constructing permanent cranes on the pier. Mobile cranes will be used for the loading and unloading of CTVs and will be removed from the pier at the conclusion of loading/unloading activities. When mobile cranes are in use the anticipated height of the extended boom will be less than 45 feet and will only extend to the

mid-beam of the moored CTV for safe loading/unloading.

6.2. There are no full construction plans

MDE Response: Full construction plans are not required as part of the State Tidal Wetlands License, only plans showing impacts to tidal wetlands are required for the Department's review. Full construction and engineered plans may be required as part of an approved erosion and sediment control plan for activities proposed in uplands. Those activities proposed landward of the mean high water line are reviewed under the jurisdiction of other State agencies or by the appropriate local government agency. Erosion and Sediment Control plans associated with construction in uplands will need to be reviewed and approved by the Worcester County Soil Conservation District and all construction activities will need to be reviewed and approved by Worcester County Department of Planning and Zoning.

6.3. Who is the construction company?

US Wind Response: US Wind has not identified a construction company at this time. State law and regulations require that all work performed within tidal wetlands be performed by the property owner or a Licensed Marine Contractor (Special Condition C).

6.4. What are the demolition plans/details?

MDE Response: The Department does not require demolition plans. However, special conditions within the authorization will require the use of turbidity curtains during removal and construction of the authorized activities to minimize impacts (Special Condition F).

6.5. How are they planning to do the construction?

MDE Response: State law and regulations require that all work performed within tidal wetlands be performed by the property owner or a Licensed Marine Contractor. US Wind will be using a Licensed Marine Contractor for the authorized work in tidal wetlands (Special Condition C). Special Condition E requires the removal of an existing pier and associated structures prior to the commencement of the construction of a new pier. Special Condition H requires completion of the bulkhead prior to filling behind the bulkhead. Special Condition J requires an approved erosion and sediment control plan which includes a sequence of construction.

6.6. What kinds of cranes will be used to drive the pile?

MDE Response: There are no crane limitation requirements recommended and typical marine contracting equipment necessary to install the piles will be utilized.

6.7. The amended application dated March 15, 2024, lacks the following information required by the application checklist:

- Distances to all structures
- Property boundaries and adjacent property owners
- A section view showing all existing conditions and structures
- Water depths are not shown on the plan view
- Distance across the waterway show on a plan view
- Plans do not show piling size, quantity, or spacing
- Section view does not give any dimensions for the steel sheet piling

- Bulkhead tie backs are not shown which will increase the area of disturbance.

MDE Response: The plans have been updated to include the information necessary for the Department to review and make a determination on the proposed project.

7. Concerns about operations at the Operation and Maintenance Facility

MDE Response: The O&M facility is proposed in a working commercial harbor and is consistent with current marine use. Under the Worcester County zoning regulations, the sites are zoned Commercial Marine which is designated for the commercial fishing industry and “commercial, industrial, and recreational uses which of necessity must be located in close proximity to waterfront areas.” In addition, the O&M facility would be located within the West Ocean City Harbor which is characterized as an Intensely Developed Area under the MD DNR Critical Area Program.

Special Condition G requires the submission of a Stormwater Pollution Prevention Plan (SWPPP) for the proposed Operations and Maintenance facility to the Water and Science Administration, Tidal Wetlands Division, for review and approval prior to the commencement of operations at the facility. Special Condition H requires the submission of a General Discharge Permit application to the Water and Science Administration, Industrial Discharge Permits Division for review and approval, as determined necessary, prior to the commencement of work at the facility. Special condition

7.1. Will there be hour limits on the boats coming and going?

MDE Response: No, there will be no time limit recommendations for the boats coming and going as this is not something required for any other vessels currently using the commercial harbor and is not part of our jurisdictional purview, but it may be part of the local permitting and zoning authority regulations governing a commercial harbor or marina.

7.2. What is the purpose of the pier?

- Is it only for moving tools to and from the wind turbines?
- Are the wind turbine tools only for Delaware work?

US Wind Response: The O&M Facility and pier will support the transfer of technicians, tools, and spare parts for the operation of the offshore wind farm. The pier will be primarily used by dedicated CTVs specifically designed for this work, although survey or scout vessels employed by the project may occasionally use the O&M Facility.

7.3. Will there be utilities and where on the pier?

MDE/US Wind Response: Yes, utilities such as water and electricity are likely to be present on the pier. The locations of utilities should be included in construction plans which will need to be reviewed and approved by the appropriate local government entity.

7.4. Will there be fueling of vessels or equipment on the pier? Will there be any hazardous waste such as fuels, solvents, or lubricants stored, loaded, or unloaded on the pier?

US Wind/MDE Response: Yes. Fueling of vessels will likely be fueled by trucks. US Wind will be required to coordinate with the Department’s Wastewater Permits Program to determine the need for an Industrial Discharge Permit for the activities proposed at this location (Special Condition H).

7.5. Will sewage be removed from vessels while moored?

US Wind Response: Yes, vessels will likely have sewage removed by truck.

7.6. Will there be a stormwater management plan for the runoff from the pier?

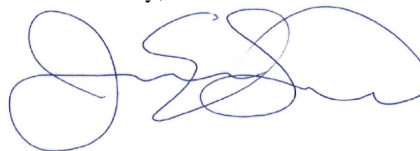
MDE Response: US Wind will be required to develop a Stormwater Pollution Prevention Plan (SWPPP) and submit an application to MDE's Industrial Discharge Permits Division for determination if their operations will require an Industrial Discharge Permit from the Department. If it is required, US Wind shall obtain the applicable Permit prior to commencement of operations (Special Condition G, H, and L).

7.7. Will there be structures on the pier?

US Wind Response: No structures are proposed on the pier.

After reviewing the proposed activities, the Department determined that **US Wind Inc** is within its riparian rights to construct a 353 foot long by 30 foot wide concrete pier with associated timber fenders, all with a maximum of 30 feet channelward of the mean high water line; and construct 383 linear feet of replacement steel bulkhead within a maximum of 18 inches channelward of the mean high water line. The Department has determined that the proposed pier and bulkhead are consistent with State law and regulations and are a reasonable exercise of the Licensee's riparian rights to allow for reasonable access to State waters and protect the shoreline from erosion. The proposed project will not negatively affect the commercial harbor. The Department has decided to send a favorable report recommending the authorization of the proposed activities to the Maryland Board of Public Works (BPW). Please be aware that this report is only a recommendation to BPW for the issuance of a Wetland License. The BPW will make the final State decision to issue or deny the Applicant's Wetlands License. If you would like to submit comments to the BPW, please contact the Wetlands Administrator, Bill Morgante, at 410-260-7791 or bill.morgante@maryland.gov. Thank you again for your comments. If you have any questions or if I can assist you in any way, please do not hesitate to contact Robert M Simmons at robertm.simmons@maryland.gov or 410-901-4044 with any questions. A copy of the signed Report and Recommendation can be found on the following website: <https://mde.maryland.gov/programs/water/WetlandsandWaterways/Pages/US-Wind-Inc.aspx>

Sincerely,



Jonathan Stewart, Chief
Eastern Region
Natural Resources Planner
Tidal Wetlands Division
Wetlands and Waterways Protection Program

cc: Bill Morgante, BPW

Enclosures: (1) MDE Report & Recommendation to BPW for 23-WL-0813