



DEPARTMENT OF
ENVIRONMENTAL PROGRAMS

Worcester County

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

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

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

August 12, 2026

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

Christian Michael Phillips - Request No. 2026-065 – Request to drive three mooring piles and construct a 4 x 16 dock with a 3 x 18 finger pier to an existing 4 x 20 dock and install one boat lift with associated pilings. Max channelward extension 22'. This project is located at 59 Wood Duck Dr, Ocean Pines, also known as Tax Map 21, Parcel 260, Lot 5. Third Tax District of Worcester County, Maryland.

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

If you have an interest which may be adversely affected by the issuance of this permit, you are requested to notify this Department in writing within fifteen (15) calendar days which will end on August 27, 2026.

Sincerely,

Brandy Whitlock
Natural Resources Specialist II

cc: Interested Parties
David Bradford, Deputy Director
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2026-065
Submission Date: 8-12-26

☒ Major Construction (\$300.00)

☐ Minor Construction (\$150.00)

Written Description of Proposed Improvement (include channelward distance):

drive three (3) mooring piles and construct a 4x16 dock with a 3x18 finger pier to an existing 4x20 dock and install one (1) boatlift with associated pilings a maximum of 22' channelward of existing bulkhead face/MHW/MLW

Property Description:

Map: 21 Parcel: 260 Lot: 5 Section: 14D Block: _____ Tax District: 3
Street Address: 59 Wood Duck
Subdivision: Ocean Pines
Dwelling on lot: ☒ Dwelling under construction: _____ Vacant: _____ Commercial: _____

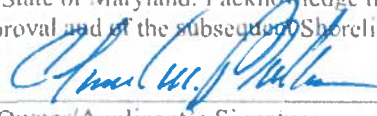
Owner: Christian Michael Phillips Phone No. 443-983-2335
Mailing Address: 4630 Clemont Mill Road, Pylesville, MD 21132
E-Mail Address: cphillips474@gmail.com

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

Recorded Adjacent Property Owner: Steven Marcey & Janet Kelly
Property Address: 61 Wood Duck Drive, Ocean Pines, MD 21811
Tax Map: 21 Parcel: 260 Lot: 6 Section: 14D Block: _____

Recorded Adjacent Property Owner: Steven & Constance Gouveia 57 Wood Duck
Property Address: 215 Green Tree Road, Phoenixville, PA 19460
Tax Map: 21 Parcel: 260 Lot: 4 Section: 14D Block: _____

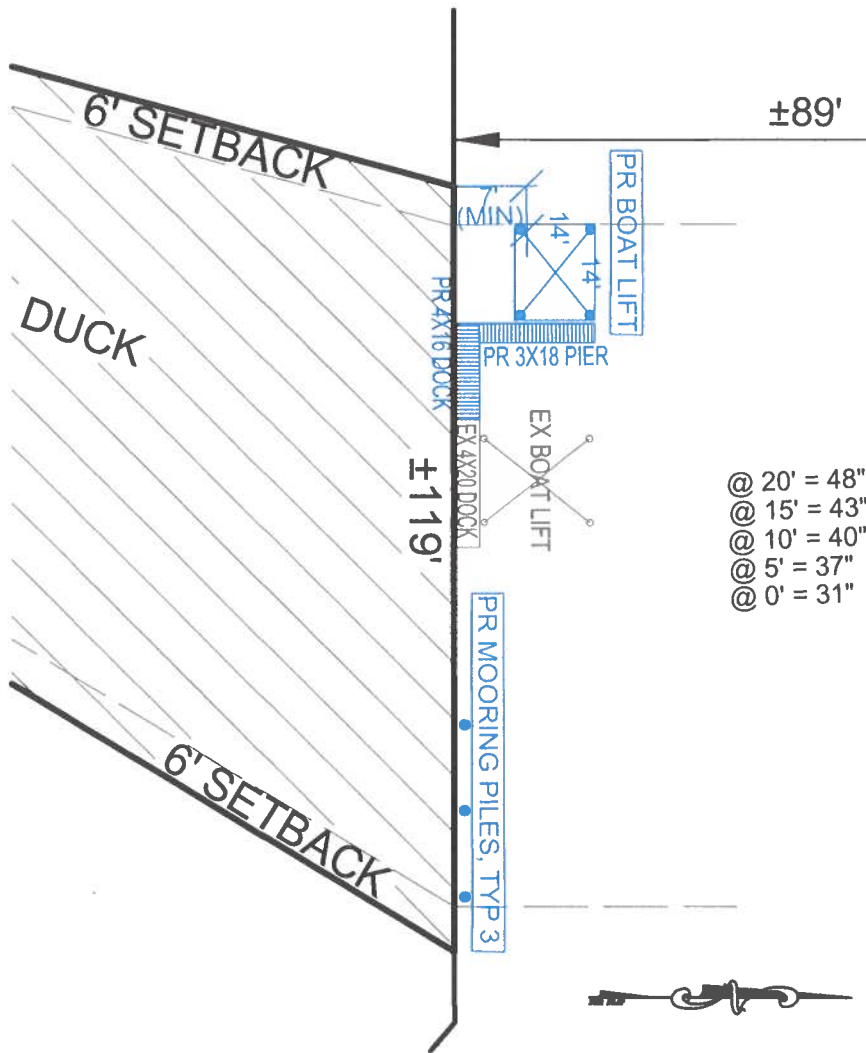
As the applicant, I attest that the information presented on this application, site plan and any written documentation attached hereto is known to be accurate. I understand that the proposed shoreline improvement will be constructed to meet or exceed minimum design standards adopted by the Department.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

 7/1/26
Owner/Applicant's Signature Date

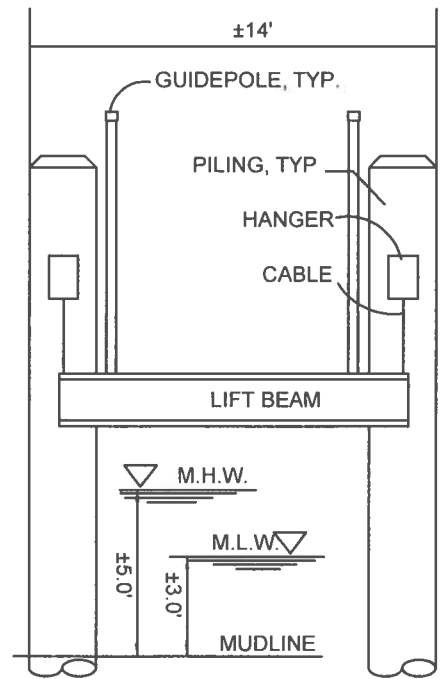
DEPT. USE ONLY:

Notification Distribution Date: 8-12-26 Public Comment Deadline: 8-27-26 (15 calendar days)
Department Approval Date: _____ Expiration: _____

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

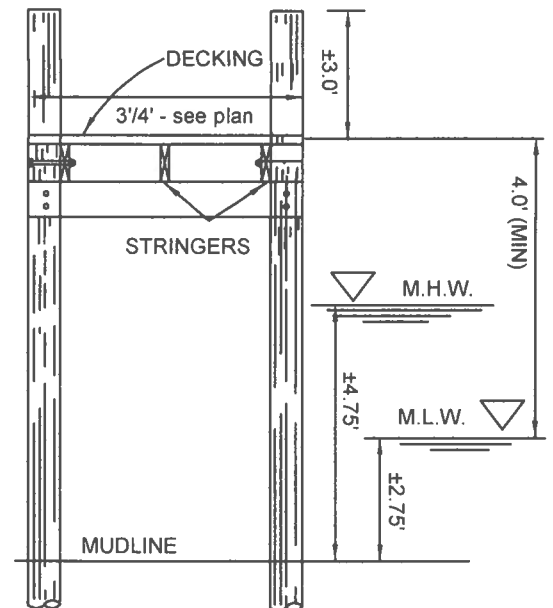


PROPOSED



LIFT SECTION: NO SCALE

DOCK/PIER SECTION: NO SCALE



PHILLIPS PROPERTY
PROPOSED MARINE IMPROVEMENTS
59 WOOD DUCK DRIVE
OCEAN PINES

APPLICANT: Christian Michael Phillips
4630 Clemont Mill Road
Pylesville, MD 21132
Phone: 443-983-2335
Email: cphillips474@gmail.com

LOCATION: SECTION 5
WATERWAY: UNNAMED CANAL ON ST. MARTIN RIVER
WATER DEPTH MEASUREMENTS: 7/3/2026
REFERENCED TO MLW 9:15 a.m.

NO SAV'S
TAX MAP: 21
PARCEL: 260
SECTION: 14D
LOT: 5

JOB NUMBER: P26-032	SCALE: 1"=30'	SHEET NO: 2 of 2	DATE: 07/2026	REVISED: n/a
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**J. STACEY HART
& ASSOCIATES, INC.**

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SNOW HILL, MD 21863
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EMAIL: stacey@jstaceyhart.com

