



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

July 29, 2025

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

A Douglas Melson - Request No. 2025-056 – Request to install one boat lift with associated pilings. Max channelward ext 400'. This project is located at 18 Portofino Townhouse/Boatslip, Ocean City, also known as Tax Map 5, Parcel 23, Slip 18. Tenth Tax District of Worcester County, Maryland.

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

If you have an interest which may be adversely affected by the issuance of this permit, you are requested to notify this Department in writing within fifteen (15) calendar days which will end on August 13, 2025.

Sincerely,

Brandy Whitlock
Environmental Inspector

cc: Interested Parties
David Bradford, Deputy Director
File



WORCESTER COUNTY
SHORELINE CONSTRUCTION
APPLICATION

Request No.: 2025-056
Submission Date: 7-29-25

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

Written Description of Proposed Improvement (include channelward distance):

install one (1) boat lift with associated pilings a maximum of 400' channelward of approximate MHW

Property Description:

Map: 5 Parcel: 23 Lot: 18 Section: Block: Tax District: 10
Street Address: 18 Portofino Townhouse/Boat Slip
Subdivision: Portofino
Dwelling on lot: X Dwelling under construction: Vacant: Commercial:

Owner: A. Douglas Melson Phone No. 302-362-8699
Mailing Address: 37221 Tranquil Cove, Selbyville, DE 19975
E-Mail Address: doug487@comcast.net

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: David & Diane Wood, TR 17 Portofino
Property Address: 43240 Overview PL, Leesburg, VA 20176
Tax Map: 5 Parcel: 23 Lot: 17 Section: Block:

Recorded Adjacent Property Owner: Eric L. Bers
Property Address: PO Box 841, Ellicott City, MD 21041
Tax Map: 5 Parcel: 23 Lot: 19 Section: Block:

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

[Signature]
Owner/Applicant's Signature

6/27/23
Date

DEPT. USE ONLY:

Notification Distribution Date: 7-29-25 Public Comment Deadline: 8-13-25 (15 calendar days)
Department Approval Date: Expiration:

PROJECT DESCRIPTION:
 INSTALL ONE BOAT LIFT WITH
 ASSOCIATED PILINGS WITHIN
 EXISTING SLIP 18.



**MELSON BOAT SLIP
 PROPOSED BOAT LIFT
 PORTOFINO TOWNHOUSE SLIP 18
 WORCESTER COUNTY**

APPLICANT:
 A. Douglas Melson
 37221 Tranquil Cove
 Selbyville, DE 19975
 302-362-8699
 doug487@comcast.net

LOCATION: PORTOFINO TOWNHOUSES
 WATERWAY: THE DITCH
 WATER DEPTH MEASUREMENTS: 6/27/2025
 REFERENCED TO MLW 8:30 A.M.

TAX MAP: 5
 PARCEL: 23
 SLIP: 18

JOB NUMBER: P25-048
 SCALE: 1"=100'
 SHEET NO: 1 OF 2
 DATE: 7/14/2025
 REVISED: n/a

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J. STACEY HART & ASSOCIATES, INC.

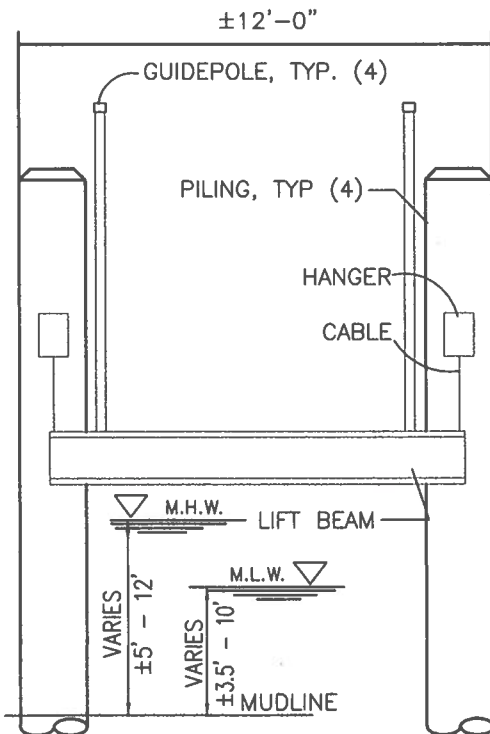
JSH
 ENGINEERING SITE PLANNING

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

INSTALL ONE (1)
BOATLIFT WITH
ASSOCIATED PILINGS
IN SLIP 18

±330' TO OPPOSITE
SHORELINE

BOAT LIFT SECTION: NO SCALE



MELSON BOAT SLIP PROPOSED BOAT LIFT PORTOFINO TOWNHOUSE SLIP 18 WORCESTER COUNTY

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A. Douglas Melson
37221 Tranquil Cove
Selbyville, DE 19975
302-362-8699
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LOCATION: PORTOFINO TOWNHOUSES
WATERWAY: THE DITCH

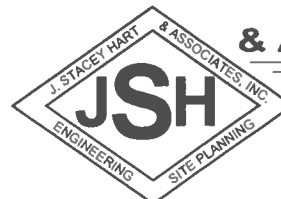
NO SAV'S

WATER DEPTH MEASUREMENTS: 6/27/2025
REFERENCED TO MLW 8:30 A.M.

TAX MAP: 5
PARCEL: 23
SLIP: 18

JOB NUMBER: P25-048	SCALE: 1"=25'	SHEET NO: 2 OF 2	DATE: 7/14/2025	REVISED: n/a
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**J. STACEY HART
& ASSOCIATES, INC.**

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

