

ZONING REGULATIONS

297 Attachment 23

Charles County

Appendix M Chesapeake Bay Critical Area Shore Erosion Protection Measures Additional Criteria for County Applications

M-1: Each application to the County shall contain the following information:

1. Photographic evidence of an existing erosion problem;
2. The specific location of the site on a USGS 7.5 Topographic Map;
3. The location of the Buffer based upon field analysis and verification;
4. The location of any stockpile areas. Stockpile areas shall not be located within the Buffer, to the extent feasible. Stockpile areas permitted within the Buffer shall not require any clearing of native vegetation, and shall be approved by the Planning Division prior to the approval of the project;
5. Information regarding whether or not the structure will be constructed from the water or from the land. Construction shall be from the water unless it can be demonstrated that it is not feasible. For construction from the land, a 15-foot-wide construction path may be utilized within the Buffer, unless it is demonstrated that construction is not feasible without a wider path, provided no clearing is associated with this access. The path shall be the most direct route available and determined by the Planning Division to be least intrusive to the Buffer. Mitigation will be required for the disturbance to the Buffer for the access path pursuant to the provisions of this chapter;
6. A copy of the appropriate authorizations from the Maryland Department of the Environment and/or the U.S. Army Corps of Engineers; and
7. A Buffer Management Plan to provide mitigation based upon the amount of clearing and disturbance to the Buffer.