



What Is an Environmental Permit?

An Environmental Permit is required for all land development and disturbance in the Critical Area, except those activities listed below. The Critical Area is defined as all land within 1,000 feet of the mean high-water line of the Chesapeake Bay, its tidal tributaries, and tidal wetlands.

The environmental review and permitting process was designed to utilize the County's existing development review and permitting procedures to implement the Critical Areas program.

Review of these five important elements: Critical Area Buffer, lot coverage, steep slopes, forest cover, and wetlands, is essential in the environmental permitting process. The process ensures that proposed projects are reviewed for compliance with local, state and federal regulations and that any adverse impacts on water quality will be mitigated.

Environmental Permits protect a valuable and fragile resource - the Chesapeake Bay.

WHEN AN ENVIRONMENTAL PERMIT IS REQUIRED:

Building a House	Building/Placement of Outbuildings
Clearing Brush	Building a Walkway or Driveway
Cutting one or more trees	Building a Pool; Above or In Ground
Filling or Grading	Commercial Aquaculture Operations
Building a Deck or Gazebo	Installing Septic System or Drainfields

NO ENVIRONMENTAL PERMIT REQUIRED:

Applying Driveway Sealant	Mowing Existing Lawns
Planting Trees and Shrubs	Building Fences (No Masonry Work)
Installing New Siding	Painting; Interior or Exterior
Interior Renovation	Installing New Shingles

If you live in the Critical Area and are unsure whether a permit is required, please call the Department of Land Use and Growth Management before starting work. You may contact the Permits Office at 301 475-4200, Ext.71500.