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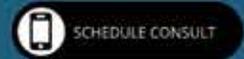


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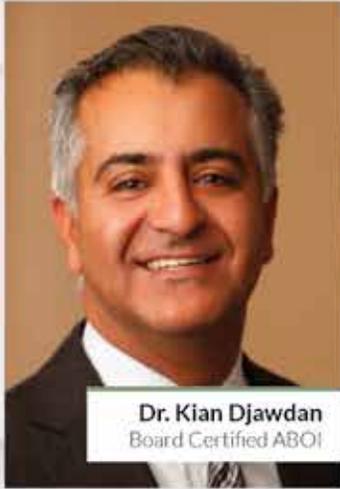
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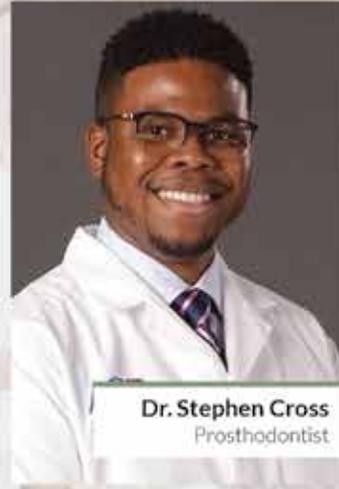
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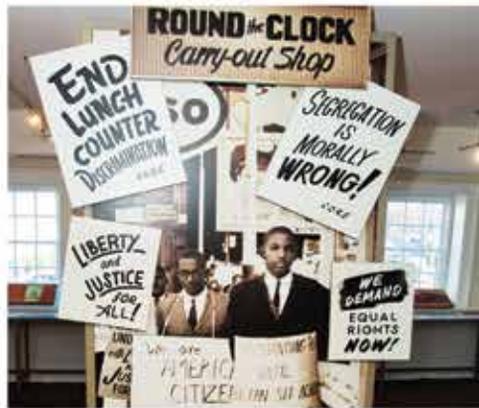
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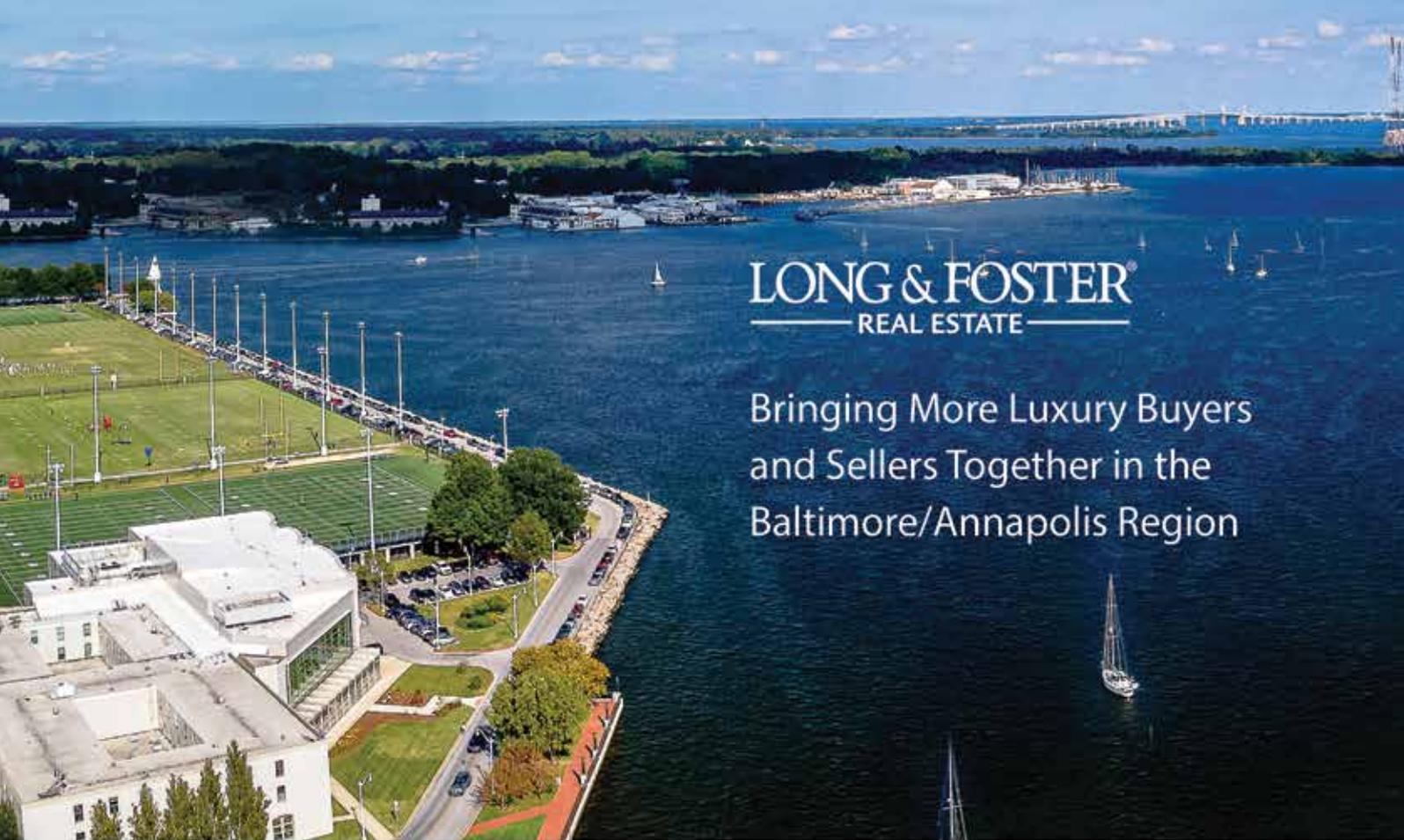


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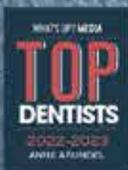
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On the Cover: Overlooking the Severn River from this month's featured home. Photograph by Matthew Dandy. Design by August Schwartz. **Sponsored Cover:** David Orso of Berkshire Hathaway. Photography by © Maureen Porto Studios. Design by August Schwartz.

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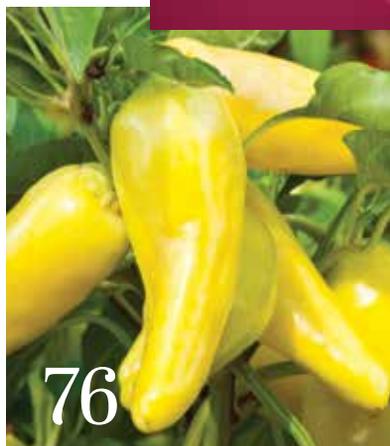
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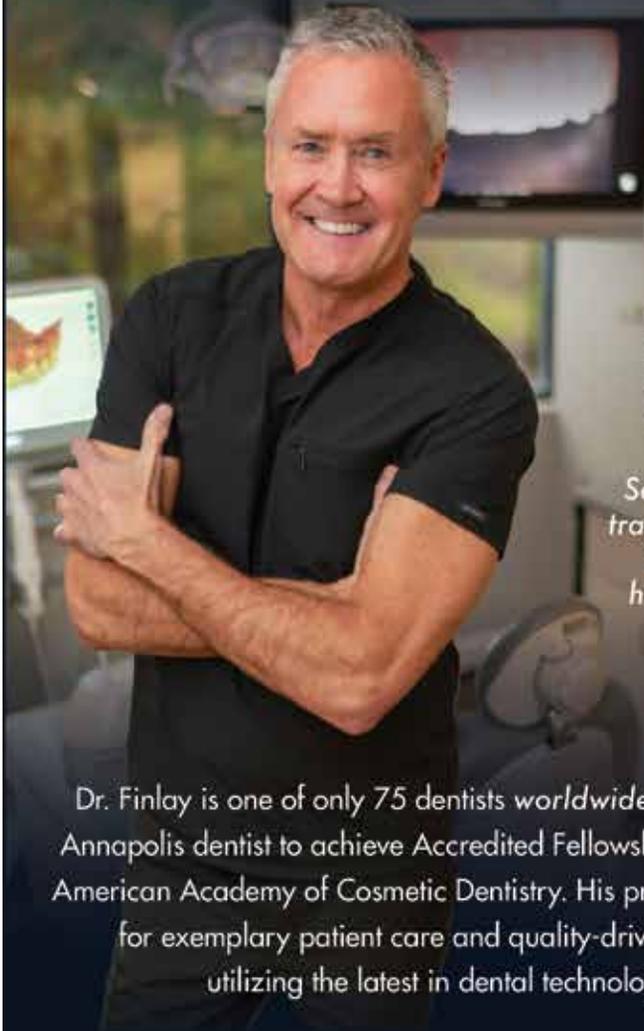
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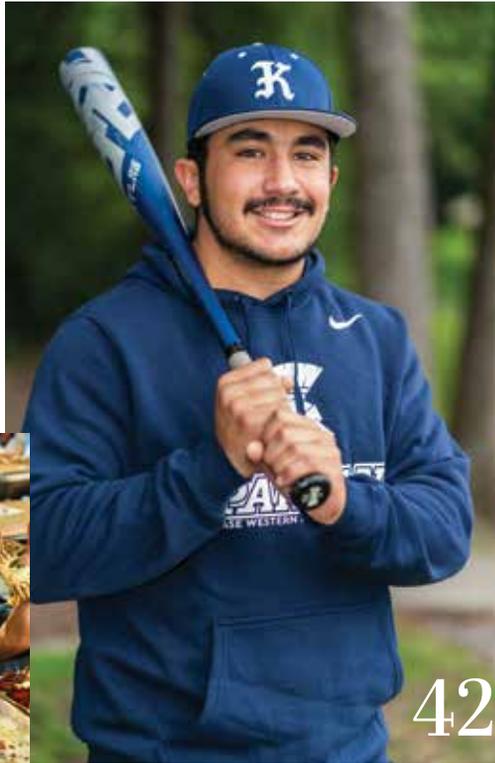
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From the editor



Feeling hot? As if the dog days of August aren't blazing saddles enough already, we bring you a pretty spicy issue of *What's Up? Annapolis*. There's controversy and intrigue; debate and deliberation; stories that yearn for yesteryear, look to the future, and, even, offer hot takes on heated topics.

GOT YOUR ATTENTION?

You might be thinking politics or policy (and there's a touch of that), but these "heated" topics are actually of the culinary, sunny, beachy, home, and health variety. We offer feature articles on hot chiles, hot spices, hot real estate markets, and columns on scorching events, beach reads, and sweat-inducing fitness routines...we even have ultratherapy covered for a hotter looking you (not sure if the ultrasound energy used is literally hot, but I'm certain this new skin treatment figuratively is).

One of the joys in putting together this magazine is seeing how the puzzle pieces fit ultimately. Though the planning begins a year in advance and much of the content is edited months before publication, inevitably there are adjustments, story swaps, and last second touches that bring it all together. And as this August issue inched toward finality, it became clear that "hot" would be a theme to riff on.

For example, before diving into the topic/article "Maryland Real Estate in 2023," I thought the local market was challenged at best and stagnant at worst. With the highest interest rates in nearly a decade, and inflation and borrowing costs increasing, it seemed a logical jump. And I'm so glad to report that I was wrong. Luxury homes are selling at a lightning pace, averaging only seven to 10 days on market, and the top four hottest markets in the United States are in our "DMV" backyard. Now, that's hot.

Want to peek inside several of the hottest recent home sales? Check out our Home & Design section for the stories of several, including a transformative project property overlooking the sunny Severn River.

Adding some kick to this issue's theme, we have the article "Sugar & Spice," which offers a taste of the history and culture of several of Maryland's most well-known and cherished companies/brands, including Domino Sugar, McCormick & Company, and the iconic Old Bay seasoning. And if you're interested in how to turn up the heat a million Scoville units or more, give "Hot Stuff Coming Through" a read—it has everything you might want to know about chiles, including local and heirloom varieties, festivals, and hot sauce fanatics.

For searing good times, there's also plenty of festivals and events rounding out the August calendar. There's even a local festy called the "Hot August Music Festival" headlined by one of the hottest bands of the past five decades, Little Feat. If that doesn't get your feet moving, maybe the rest of the calendar and this issue will.

ENJOY SUMMER'S LAST,
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James Houck,
Editorial Director

A stylized, handwritten signature in black ink, appearing to read "James Houck". The signature is fluid and cursive, with a large loop at the end.

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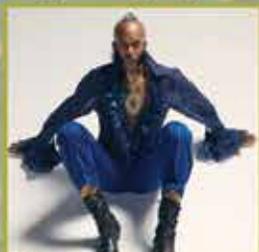


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HONKY-TONK SINGER SONGWRITER



AUGUST 13
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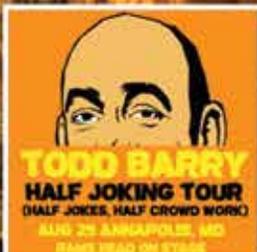
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AL STEWART
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Annapolis 10 Mile Run

Ever wanted to run through the streets of downtown Annapolis and make history at the same time? Annapolis' 10 Mile Run is a race started by the Annapolis Striders in 1978, and has since been listed as one of the top ten 10-mile races in the country by *Runner's World Magazine*. The beautiful run through historic Annapolis and over the Severn River will be held on August 27th. Register for the event at annapolisstriders.org.



Photo by Jon Venturine



↑ CRAB Cup

August 19th is the 17th Annual CRAB Cup, hosted at Eastport Yacht Club in Annapolis. This is the largest fundraiser of the year for Chesapeake Region Accessible Boating (CRAB). At noon, over 90 sailboats will participate in the family-friendly, competitive pursuit race to determine the champion of the day. There is also a Poker Pursuit Race for powerboats and the Skippers Challenge, an online peer-to-peer fundraising competition with fun prizes. Proceeds make it possible for CRAB to offer its sailing and boating programs for people with disabilities, recovering warriors, and children from underserved communities at no charge. Starting at 4 p.m. will be the Shore Party at Eastport Yacht Club with live music by Misspent Youth and Caiso Steel Drum Band, and food from Boatyard Bar & Grill. Find more information at crabsailing.org.



CARRIAGES ON WEST STREET

Visit West Street in Annapolis on August 13th from 8 a.m. to 1 p.m. for Carriages on West Street, a car show by the Corvette Annapolis club. Corvette Annapolis' annual show celebrates the history and traditions of West Street...with cars. Early travelers arrived in Annapolis by ship and were met by a horse drawn carriage. Once they got their belongings, they would proceed up Main Street and travel to Baltimore, Philadelphia, and D.C. We have evolved over the years but still want to remember and respect the rich history and traditions of West Street. Find more information on the modern day 'carriages' at corvetteannapolis.com.

↑ Rotary Club of Annapolis' Crab Feast

The first Friday in August, the 4th, is the 78th Annual Rotary Club of Annapolis' Crab Feast at Navy-Marine Corps Memorial Stadium in Annapolis. The evening will be full of crabs, barbeque, corn on the cob, and beverages. Since 2005, the Rotary Club of Annapolis has been able to award over \$950,000 in grants through the Crab Feast grant program, and has been able to give large donations to local charities. The in-person is back for just the second year since the pandemic brought on two years of Crabs-to-Go. Find more information at annapolisrotary.org.





↑ MARYLAND SEAFOOD FESTIVAL

The Maryland Seafood Festival returns to Annapolis on August 19–20, but at a new location! After more than 30 years at Sandy Point State Park, the festival will be held at the Annapolis City Dock and Susan Campbell Park. A 55-year tradition, the festival has been showcasing great seafood, live music, arts and crafts, chef demos, and the crab soup cook-off to thousands of festival attendees. One of the highlights of the event for the past 30 years, the Crab Soup Cook-off, will be back with our local celebrity judges, people's choice winners, and over 20 different soups to taste. The Beer and Oyster tent will include oysters from local fisheries and a great place to take in some pre-season NFL games. Chef demonstrations will exhibit how to make scrumptious dishes, including best practices on handling tasty invasive species. A portion of the proceeds benefit local charities. For tickets and more information, visit mdseafoodfestival.com.

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PPG1108-2



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PPG1138-3



LAUREL WREATH
PPG1228-5



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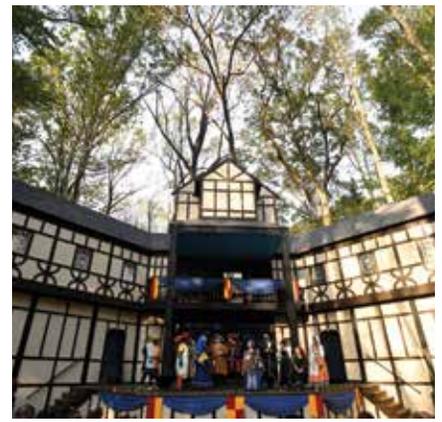


photo by Larry French

↑ Maryland Renaissance Festival

The 47th Annual Maryland Renaissance Festival begins August 26th and 27th! Every weekend through October 22nd is special at the Renaissance Festival, but what is better than opening weekend at the Crownsville festival grounds? This year's storyline takes place in 1536: Henry VIII's Year of Change. Many stages will have musical guests, readings, arena jousting, archery, magic, plus trades demonstrations, festival food, drinks for adults and the kiddos, craft vendors, and so much more to take you back to the time of the Renaissance. Visit the rennfest.com for exact dates this season, plus ticket information.



photo by Edie Bernier

MARYLAND STATE FAIR

The opening weekend of the Maryland State Fair will be at the Maryland State Fairgrounds in Timonium August 24th through 27th. The fair will then continue August 31st through September 4th and September 7th through 10th. The three long weekends will be a fun and educational destination for the whole family. There will be live entertainment, thoroughbred horse racing, fair treats, farm fresh foods, rides, games, the U-Learn Agriculture Education Zone, and so much more. Find more information at marylandstatefair.com.



↑ BOWIE BAYSOX

The Bowie Baysox, the minor league baseball team affiliated with the Baltimore Orioles, have a jam-packed schedule this month. The Baysox will be competing on 27 of the 31 days of August, and twelve of those games will be at their home stadium in Bowie (behind Home Depot). The Baysox will be playing the Portland Sea Dogs on August 1st through 6th, and the Altoona Curve on August 15th through 20th. Check out the time of the games and buy tickets at milb.com/bowie.

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Towne Calendar

A taste of community events taking place this month across the Chesapeake Bay region. For this month's full calendar, scan the QR code



Tuesday, August 1

National Oyster Week celebrated at various locations, through August 6th; Visit Oyster Recovery Partnership's Facebook page for details; ORP, the nonprofit expert in Chesapeake Bay oyster restoration, relies on Shell Recycling Alliance restaurants to provide shell critical for oyster restoration efforts.

High School Financial Literacy Workshop at Covington-Alsina in Annapolis, 9 a.m.; covingtonalsina.com; This 2-day workshop is designed to help young adults make educated financial decisions as they enter into the next phase of life. Open to rising 11th grade, 12th grade, and college age students.

Friday, August 4

Easton's First Friday Gallery Walk in Downtown Easton; tourtalbot.org; On the First Friday of each month, downtown Easton art galleries extend their hours and invite you in for an artistic adventure!

American Red Cross Blood Drive at Busch Annapolis Library and Crofton Library, 10 a.m. to 3 p.m.; aacpl.net; Join the Red Cross in making a difference and donate your blood today!

Saturday, August 5

Berlin Peach Festival in Downtown Berlin, 10 a.m. to 3 p.m.; berlinmainstreet.com; Peaches! Music! Magic! It's the 15th Annual Peach Festival!

Water Lantern Festival at the National Harbor SouthPointe, 5:30-10 p.m.; waterlantern-festival.com; Water Lantern

Festival is filled with fun, happiness, hope, and great memories that you'll cherish for a lifetime.

Living History on Pinkney Street: Civil War First Maryland Volunteer Infantry at Hogshead, Annapolis, 10 a.m. to 4 p.m.; annapolis.org; Meet the Civil War First Maryland Volunteer Infantry Regiment on Pinkney Street!

First Saturday Guided Walk at Adkins Arboretum, 10 to 11 a.m.; visitcaroline.org; Explore the Arboretum's diverse plant communities on a guided walk. Free for members and free with admission for the public.

Happy Hour Summer Concert with Rosewood at Oxford Community Center in Oxford, 5-7 p.m.; oxfordcc.org; Based on the Eastern Shore of Maryland and led by the dynamic and lush vocals of Sandy Ryder, Rosewood draws deep and wide from traditional Americana music.

Sunday, August 6

First Sunday Arts Festival on West Street, Annapolis, 11 a.m. to 5 p.m.; innerwest-streetannapolis.com; Inner West Street Association is the proud sponsor of Maryland's premier art festival.

Old Line Wiffle All Star Game at Prince George's Stadium in Bowie, 1 p.m.; Facebook; Tickets are now available for the 2023 OLW All-Star Game! The game takes place immediately after the Bowie Baysox game on August 6th.

Tuesday, August 8

Mr. Paca's Garden Storytime: The Bug Girl at William Paca

House and Garden, Annapolis, 10-11 a.m.; annapolis.org; A fun hour of reading and activities in the William Paca Garden, a secret treasure in the Historic District of Annapolis. Each program is designed for little ones, 3-7 years old.

Friday, August 11

Severnstock: Summer @ Your Library Grand Finale Festival at Severn Library, 10:30 a.m. to 12:30 p.m.; aacpl.net; It's Severnstock! Join for music, games and fun as we celebrate a great summer of reading, learning, and growing together as a community.

Saturday, August 12

Bushels & Brews at Hummingbird Inn in Easton, 5-8 p.m.; hummingbirdinneaston.com; A traditional Eastern Shore style crab feast featuring the best Maryland blue crabs, local sweet corn, and roasted red potatoes expertly steamed and prepared by LNT Seafood.

Odenton Library Community Festival at Odenton Library, 11 a.m. to 2 p.m.; aacpl.net; Join us for a day of fun, crafts and activities while getting a chance to meet your neighbors and visit activity and information tables from organizations within our community.

Hogshead Living History: Libraries and Lotteries, 1773 at Hogshead, Annapolis, 11 a.m. to 3 p.m.; annapolis.org; Learn what libraries were like in colonial Annapolis as we bring to life Annapolis' first "public" library.

Sunday, August 13

Hands-On History Day at Museum of Historic Annapolis, 10 a.m. to 2 p.m.; annapolis.org; Visit the Museum of Historic Annapolis on the second Sunday of every month for Hands-On History Days. Drop in any time between 10 a.m. and 2 p.m. for special family activities.

Tuesday, August 15

Women's Executive Forum Networking Happy Hour at The Collective in Annapolis, 5:30 to 7:30 p.m.; leadership-paa.org; Enjoy light appetizers, wine, and sparkling

water and connect with other Women in Leadership in Anne Arundel County!

Thursday, August 17

Cars on High at High Street, Chestertown, 6-8 p.m.; kentcounty.com; Join Main Street Chestertown for Cars on High every third Thursday (April through October). Share your automotive beauty or come drool over someone else's! This event is free and open to the public.

Third Thursday in Downtown Denton, 5-7 p.m.; visitcaroline.org; Head to downtown Denton on the Third Thursday of every month as downtown businesses extend their hours and offer specials!

Colonial Cocktails: Lemonade a Second Way, and Sherry Cobbler at Historic Londontown and Garden, 6:30 to 8 p.m.; From punches to bounces, syllabubs to juleps, colonists imbibed a wide variety of alcoholic beverages.

Friday, August 18

Caroline Summerfest in Historic Denton, through August 19th; carolinesummerfest.com; You won't want to miss Caroline Summerfest, an annual end-of-summer celebration that unfolds on the streets of Downtown Denton!

Saturday, August 19

Hot August Music Festival at Oregon Ridge Park, Cockeysville, an all-star music lineup featuring Little Feat, Oteil & Friends, Ripe, Daniel Donato's Cosmic Country, and many more. hotaugust-musicfestival.com.

Free Compost Bin for County Residents at Quiet Waters Park in Annapolis; The Anne Arundel County Master Gardeners teach how to make compost using yard waste and kitchen scraps. Anne Arundel County residents will receive a *free* compost bin.

Chestertown All Together Now Summer Reading Finale at Chestertown Library, 11 a.m. to 1 p.m.; kent-md.libcal.com; We've made it to the end of our summer reading adventure and we're celebrating with hands-on science, free giveaways, and more!

Sunday, August 20

Puppy Plunge at Camp Letts in Edgewater, 11 a.m. to 2 p.m.; aacspca.org; Save the date! More details to come.

Thursday, August 24

Thursdays in the Park at Cascia Winery in Stevensville 7 to 9 p.m.; visitqueenannes.com; The series is presented by the Queen Anne's County Arts Council. Bring blankets or chairs.

Friday, August 25

Food Truck Night at Crumpton Volunteer Fire Department, 5 to 8 p.m.; visitqueenannes.com; Lots of delicious food to choose from.

Saturday, August 26

St. Michaels Ghost Walk - Spirits of Rowdy Women in Downtown St. Michaels, 8-10 p.m.; stmichaelsmd.org; Join a guided walk past nine haunted properties and walk through a haunted park, plus pay a nighttime visit to a graveyard.

U.S. Navy Band Country Current at the Avalon Theatre in Easton, 7 to 8:15 p.m.; avalonfoundation.org; The United States Navy Band Country Current is the Navy's premier country-bluegrass ensemble.

Sunday, August 27

Tilghman Little Big Market at Tilghman Post Office Parking Lot, 8:30 a.m. to Noon; tourtalbot.org; Highlighting local farmers, bakers, artists and more!

Monday, August 28

UM MHF Golf Tournament at Talbot Country Club in Easton, 11:30 to 4 p.m.; umshoreregional.org; Benefits UM Shore Regional Health.

Thursday, August 31

Concert in the Park - Saved by Zero at Muskrat Park in St. Michaels, 6 to 7:30 p.m.; stmichaelscc.org; Come enjoy the final free, concert in the park hosted by St. Michaels Community Center this Thursday!

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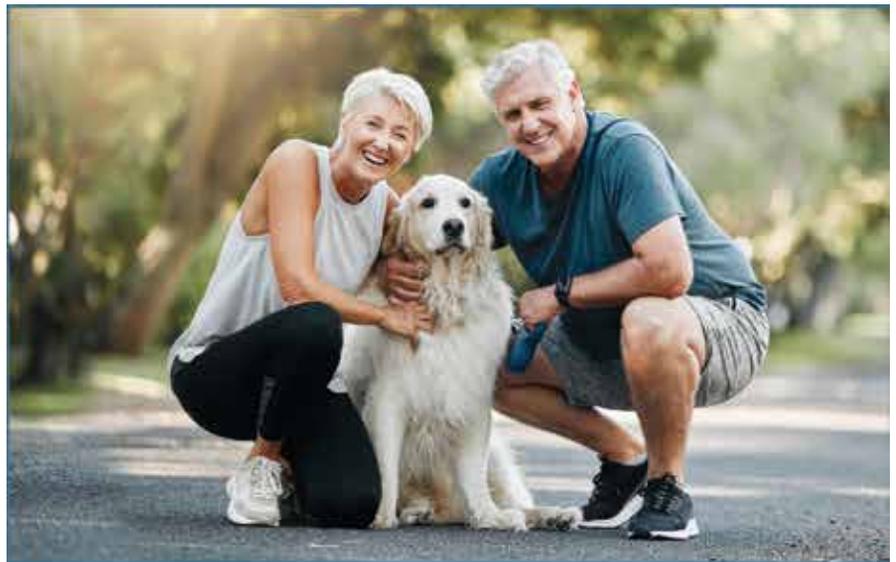


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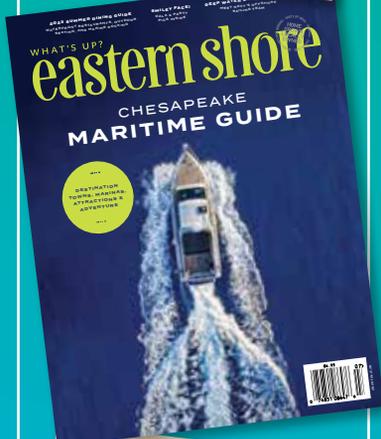
Scholarships For Scholars

On May 3rd, Scholarships For Scholars held its 39th ceremony at the Chesapeake Arts Center in Brooklyn Park. A total of \$157,000 in scholarships was awarded to 27 outstanding young women and men representing eleven public and private high schools in Anne Arundel County. Since its inception in 1984, Scholarships for Scholars, Inc. has awarded over \$3,000,000 to over 1,000 graduating high school seniors. For more information and how to apply for 2024's scholarships visit scholarshipsforscholars.org.

Photography by Stephen Buchanan.

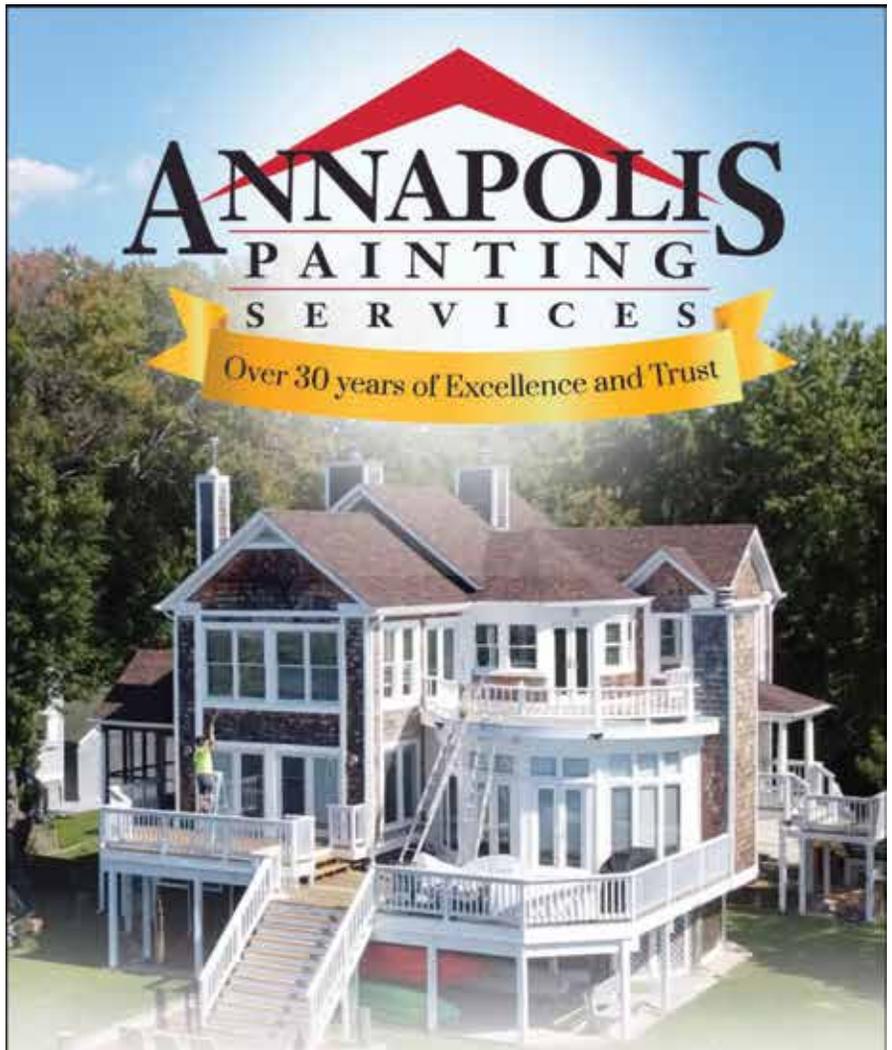


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Divine Mercy Gala

On April 15th, Divine Mercy Academy held its Fourth Annual Gala at the Doubletree Hotel in Annapolis. The exquisite fundraiser event featured silent and live auctions, a Saints and Scholars Special Appeal, and a seated three-course gourmet dinner. Funds raised directly benefit the daily operations and academic mission of the school. To learn more about Divine Mercy Academy, visit divinemercury.md.

Photography by Tony Lewis, Jr.

1. Laurie and Scott Bass 2. Chester and Christen Bartels and Cliff and Lisa Andersson
3. Fr. James Bors and Ed Reilly 4. Matt and Deborah Burgess, and Haley and James Bowerman
5. Mike and Donna Johnson, Austin and Alexandria Gable, Shonette Gable, Ali Ghaffari 6. Ali and Mary Ghaffari 7. Jeff and Anne Marie Kubik, Liz Durand





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TOWNE SOCIAL

Best Of Party 2023!

On a gorgeous Tuesday evening, June 13th, What's Up? Media hosted the Best Of Party 2023 at the Doordan Institute on the campus of Luminis Health's Anne Arundel Medical Center in Annapolis. Presented by ProMD Health, the sold-out event drew 600 guests for a Caribbean-themed celebration of the many winners from this year's Best of Annapolis, Central Maryland, and Eastern Shore reader contests. The party featured tastings from winning restaurants, cash bar, dancing, photo booths, beauty and wellness services, and live entertainment. Proceeds from the event benefited GiGi's Playhouse of Annapolis and Talbot Hospice. For more information about the party and 2023 winners, visit whatsupmag.com.

Photography by Tony Lewis, Jr.

1. Blackwall Barn & Lodge serving bruschetta.
2. Guest, including Barbara and Brad Kappel (center in turquoise attire), enjoy the outdoor veranda overlooking the cityscape.
3. The Hillman, Brown & Darrow, P.A. team had some fun.
4. Marcelo and Kimberley Medrano.
5. David Orso and Terry Liff.
6. Kathy and James Houck.
7. Maryland Performing Arts Center dancers entertain.
8. Naptown Brass Band performs.
9. Tara and Dr. George Gavrila of ProMD Health.
10. Dick and Georgie Franyo.
11. Ashley and Seth Lyons.
12. For All Seasons' leadership team.



↑ New Severn Center Opens

Governor Moore, County Executive Steuart Pittman, Arundel Community Development Services (ACDS) Inc., Anne Arundel County Department of Aging and Disabilities, and the Boys & Girls Clubs of Annapolis & Anne Arundel recently opened the new Severn Center during a ribbon cutting ceremony and Older Americans Month celebration. The Severn Center officially opened to the public on June 12th.

“Having a space for residents of all ages to gather is more important than ever.”

County Executive Pittman said. “I want to thank Ms. G, Kathy Koch and ACDS, the Department of Aging and Disabilities, the Boys & Girls Club, and the entire Severn community for their advocacy and the work they have done to make this project a reality.”

The \$16 million intergenerational center features a state-of-the-art Boys & Girls Club, which includes a full size gymnasium and Teen Club; a regional Senior Activity Center that will host educational programs, recreational activities, and classes in art, history, crafts, computer use, dance, and physical fitness. For more information and updates on the Severn Center visit aacounty.org/severn-center.

Coastal Lending Opens in Annapolis

On a bluebird day in May, Coastal Lending Group held a grand opening party and ribbon cutting ceremony for its new Annapolis office. Located at 410 Severn Avenue, Coastal Lending’s Devon Hynson and Kim Clark brought together company representatives, county and city chamber leaders, and Mayor Gavin Buckley for the celebration, which included food, drinks, music, and more festivities. “Coastal Lending Group was created in 2008 to add much needed transparency to the mortgage lending business,” states the company. “We created a customer focused culture around a ‘Client for Life’ mentality. We’ve spent the last 15 years developing a system that allows us to offer the lowest mortgages rates through our partnerships with our national wholesale network. Our platform operates with the support and systems of the larger banks without sacrificing the most competitive rates.” Learn more at coastallg.com.



NEW HOME FOR CREATIVE SPACES REMODELING ↓

Annapolis-based design/build firm, Creative Spaces Remodeling, cut the ribbon and opened the doors to their new headquarters at 818 E. College Parkway this past May. Congratulations to president John Johnson and the entire team at Creative Spaces! Learn more at remodelthebay.com.





FIDUCIARY EARNS ACCOLADES

Ann C. Alsina, founding member of CovingtonAlsina, has earned a couple noteworthy accolades recently. After receiving a record number of nominations from across the country, AdvisorHub, a leading news site for brokers and investment advisors, has named Alsina as the top 2023 Solo Advisor to Watch in their annual spotlight of exceptional advisors nationwide. She was ranked first in a listing of 100 of the largest and fastest-growing practices headed by a single advisor.

Alsina also earned a Certificate in Blockchain and Digital Assets from the Digital Assets Council of Financial Professionals. “We congratulate Ann for this remarkable achievement,” said DACPF founder Ric Edelman. “Her commitment to serving clients’ best interests is demonstrated by the successful completion of this rigorous program.” By attaining this certificate, Alsina has been granted access to exclusive educational resources to better serve investors. Learn more at covingtonalsina.com.

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Enjoying Waterfront Retirement Living

Jack and Marilyn Coolidge

Lifelong Maryland residents Jack and Marilyn Coolidge moved to BayWoods in 2022. They researched other Retirement Communities in the area and decided that BayWoods was the best fit for them and their two dogs, Coal and Nikki. Jack and Marilyn enjoy the grounds and seeing all the deer, ducks, osprey and foxes. Also important to the Coolidge's was the equity ownership offered at BayWoods of Annapolis.

Upon moving in, Marilyn and Jack immediately engaged in many activities and opportunities this luxury Chesapeake Bay waterfront setting, and nearby historic Annapolis, have to offer. At BayWoods, Marilyn is part of the Transition Group that welcomes new residents and helps them get oriented to the BayWoods lifestyle. Jack joined the Building and Grounds Committee, and became Co-chair of the Woodshop Group. Their dogs also have an active role at BayWoods! Coal and Nikki are part of the Pet Therapy program for the Health Care Center located on campus.

Outside of BayWoods, Marilyn is the President of the Panhellenic Club of Annapolis, an Officer in the Kappa Kappa Gamma Alum Association of Annapolis, the Founder and member of Women in Retail Real Estate, and is a member and past committee chair of the International Council of Shopping Centers. Jack enjoys singing with the Chesapeake Chorale and golfing at the Crofton Country Club as part of the senior's golf league.

They have four children and two grandchildren who see them living in an environment of serenity with many new friends. Their children also greatly appreciate that their mom and dad will have excellent medical care if they ever need it right on campus.



↑ BOYS & GIRLS CLUBS HONOR 2023 YOUTH OF THE YEAR

After three years of virtual events, the Boys & Girls Clubs of Annapolis & Anne Arundel County honored four outstanding Club members at its 2023 Youth of the Year Award Dinner on April 20. The top honor went to Mason Williams, 17, a Junior at Mount St. Joseph's High School who has been involved with the organization since he was six years old.

Youth of the Year is Boys & Girls Clubs of America's premier recognition program, celebrating the nation's most inspiring teens for their outstanding leadership, service, academic excellence, and dedication to living a healthy lifestyle. Pictured left to right: BGCAA Board President Joe Mayer, Moriah Harris, Kalese Slade, Mason Williams, Nya Ware, Anne Arundel County Exec Steuart Pittman. Photo by Crystal Brown Johnson.



Attorney Addition to Frame & Frame

Frame & Frame Attorneys at Law recently

welcomed Katie Hynes DiFerdinando to the firm and expands the firm's services to offer estate litigation and contested guardianship matters. Tara Frame, partner of the firm, notes, "Katie is the perfect complement to our team and brings great energy. We are excited that we can tap into Katie's experience to offer legal guidance for estate litigation and contested guardianship matters." The firm has offices in Annapolis, Pasadena, Stevensville, and Frederick, Maryland. Learn more at frameandframe.com.

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Photography by Steve Buchanan

TOWNE ATHLETE

Armand Ortiz

Key School
Baseball

By Tom Worgo

Armand Ortiz may not possess the physical gifts of a top-notch Division I college pitcher. Ortiz isn't 6-foot-4 and 200-plus pounds. He is 5-foot-9 and 190 pounds.

But Ortiz found a way to make himself an elite athlete: by working out.

“

HE HAS THE STRENGTH OF SOMEONE WHO IS SEVERAL INCHES TALLER THAN HIM. HE JUST WORKS SO HARD IN THE GYM, 12 MONTHS A YEAR, THAT I KNOW HE'S GOING TO IMPRESS AT THE COLLEGE LEVEL. HE IS UNUSUALLY DEDICATED.”

You could call it an obsession. Ortiz is the first to admit it. He estimates he put on 30 to 40 pounds in high school through training at a gym in his Severn home. He started working out in eighth grade at age 13.

“Sometimes, I am training even more than I am playing baseball,” Ortiz says. “Once you have it in your routine, it is really rewarding. Hitting personal records in the gym shows your progress.”

Key Baseball Coach Gary Gallant has never coached a better-conditioned athlete.

“He has the strength of someone who is several inches taller than him,” Gallant says. “He just works so hard in the gym, 12 months a year, that I know he's going to impress at the college level. He is unusually dedicated.”

Ortiz's training also has impacted his teammates and in a good way. He often works out with them at gyms they belong to.

“He is someone that should be emulated,” Gallant says. “He has brought kids to the gym. Over the last two off-seasons, I have been pleased with

the kids as far as working out and he is the reason.”

Ortiz will play baseball at Division III Case Western Reserve University in Cleveland. He carried a 3.82 grade-point average in high school and plans to major in chemical engineering. “The team dynamic is pretty similar to what it was like in high school,” Ortiz explains. “All the guys are really close and focused on academics. The team is averaging 3.7 (grade-point average). That was really impressive. I thought that was good because I would be held to a really high standard.”

Ortiz experienced a lot of success at Key. He worked as the team's ace for three seasons and helped the Obezags to back-to-back Maryland Interscholastic Athletic Association C Conference championships.

He finished with a career 16-1 record and had a perfect 9-0 mark as a junior, while striking out 77 batters in 43 innings and posting a 1.29 earned run average.

This past season, the 18-year-old Ortiz went 4-0 with 65 strikeouts in 34 innings.

“He knows how to pitch because he has studied it his whole life,” Gallant says. “His velocity would be more typical for an A Conference team and he really knows how to hit his spots. A lot of pitchers have the idea of just getting it across the plate.”

Ortiz’s best performance this past season came in a 2-1 victory over B Conference foe Boys’ Latin by fanning 10 and allowing one earned run in five innings on the road in early April.

He possesses an impressive four-pitch repertoire with a fastball, slider, change-up, and knuckleball. Ortiz has been clocked at throwing as fast as 87 miles per hour.

“I want to hit 90 by the time the college season comes around,” Ortiz says. “That’s very realistic.”

Ortiz had the chance to pitch at a higher level in high school with Indian Creek of the B Conference and Archbishop Spading of the A pursuing him.

He chose Key because of the academics and his familiarity with more baseball players currently there than at the other two schools.

“Armand in middle school was known far and wide in the travel baseball circuit as an elite rising pitcher,” Gallant says. “He played for high-profile club teams that played around the country. A number of high school coaches were interested in Armand coming to their program.”

Do you have a local athlete to nominate? Send What’s Up? an email to editor@whatsupmag.com.



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M A R Y L A N D

Real Estate

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Post-pandemic challenges remain, but opportunities are equally abundant to capitalize on the state's real estate market

By Lisa J. Gotto

If you've been paying attention to market indicators and casting a wary eye toward that all-important inflation index since the pandemic (and let's face it, who isn't?), you're probably shaking your head about the uncertainty of it all, especially if you are even remotely interested in buying or selling real estate. Will the Fed continue to raise interest rates to combat inflation? Will that affect how much of a house I can afford? Sound familiar?

For the following report we went straight to the experts in these matters. To provide a better understanding of the numbers, market indicators, and trends, we recently spoke with Yolanda Muckle, President of the Maryland Association of REALTORS for her take on everything real estate.

Fortunately, part of Muckle's role with the Association staff is to monitor the environment of the real estate market, determine where problems and opportunities are, and advocate on behalf of home buyers and sellers. So, whatever the market conditions, consumers' concerns are addressed, their interests are protected, and they understand the value of working with a REALTOR when looking for their next home.

We've also tapped the Institute for Luxury Home Marketing for the organization's market assessment, according to its *June 2023 Luxury Market Report*, the most recent available at press time. For 20 years, the Institute has served as the premier independent authority in training and designation for real estate agents working in the luxury residential market.



What Muckle and the Institute are seeing in the market state-wide and nationally are conditions that have been developing over some time. Interest rates and how they've affected inventory is only part of the story. Let's dive in...

By the Numbers

“As of the beginning of June, interest rates were standing around 6.79 percent. But one of the biggest things that affect the markets everywhere is the lack of inventory,” Muckle explains. “It’s really a basic supply and demand situation. There are fewer homes to buy, which means that more people are placing offers on the same house. I actually had a conversation with someone today... they had 42 offers on one listing.”

Just how low is inventory? According to the National Association of REALTORS 2023 State of Maryland Housing Report, over the last three years an industry condition known as “missing middle housing,” has increased from 88,000 missing units to its current number of 122,000 in 2023.



Inventory is low, the prices are higher. To date, they’ve not fallen in Maryland. You have a supply issue, yet prices are still increasing.”

“It is what we’ve seen in Maryland for many months,” Muckle says. “Of course, it was more frenzied during the pandemic. But even now, the inventory is low, the prices are higher. To date, they’ve not fallen in Maryland. You have a supply issue, yet prices are still increasing.”

The Institute confirms that increasing prices are not deterring buyers—demand within the luxury market remains strong and homes are selling. “Despite lingering uncertainty outside the luxury real estate market, the steadiness of prices, sales, and inventory levels have resulted in a consistent increase in the demand for luxury properties during the first five months of 2023,” states the Institute.

“The number of luxury properties sold has risen month over month since the start of 2023, aside from January, which did see a downturn in sales. Despite the slight plateau in April, May’s figures saw

a 33 percent increase in sales for single-family homes compared to April, and attached properties sales were 26 percent higher.”

For first-time home buyers, however, the market remains challenging. “It also shouts for the need of housing that we desperately lack here in Maryland; it’s considered missing middle housing,” Muckle says. “It’s kind of hard to find these days. Much of this is not new, it’s just that it’s not being built, it seems.” Muckle says, however, that at least from an inventory standpoint, the state of Maryland is clearly not alone.

Missing Middle Housing is a range of house-scale buildings with multiple units—compatible in scale and form with detached single-family homes—located in a walkable neighborhood.

SOURCE: [MISSINGMIDDLEHOUSING.COM](https://www.missingmiddlehousing.com)



“We recently attended the NAR (National Association of REALTORS) legislative meetings and conferences in D.C.,” Muckle says. “What’s happening in Maryland is happening, to an extent, everywhere. We had people from California to Guam to everywhere. This lack of inventory is everywhere.”

This has definitively created a seller's market according to the Institute, with a 37.01 percent sales ratio for single-family homes nationwide, which defines market speed and type according to previous month's sales versus current inventory. In the luxury space, the median luxury threshold price is defined as \$950,000 and, in May, the actual median luxury home sales price was \$1.388 million. Amazingly, luxury homes are selling for 99.8 percent of their list price. And of all luxury markets nationwide, two of the top four with the highest sales ratio are in Maryland (Howard County and Frederick County).

In terms of attached homes—which includes condominiums, townhomes, duplexes, etc. with a median threshold price of \$700,000—all four of the top markets in the United States are in DMV region (Howard County; Fairfax County, Virginia; Arlington and Alexandria, Virginia; and Montgomery County in Maryland). These properties are selling at an average of 99.75 percent of their list price.

Overall, single-family and attached homes are averaging only seven to 10 days on the market.



Lobbying & Legislation

Muckle is encouraged by what she says was recently brought to the floor during Maryland's last general assembly session to address and enhance opportunities related to inventory and affordability.

Top of the list was the concept of providing the ability to build Accessory Dwelling Units, or ADUs, on already existing property. What Muckle referred to as the Association's signature piece of legislation that they have been lobbying for in the last session would allow existing homeowners to build another separate or attached living unit onto a property they already own.

According to *LegiScan*, House Bill Number 239 and Senate Bill Number 392 establishes "... the Accessory Dwelling Unit Policy Task Force to survey and document a representative sampling of the variety of ordinances, laws, codes, and policies regarding the development and operation of accessory dwelling units in areas zoned for single-family residential use; and requiring the Task Force to report to the Governor and General Assembly on its activities on or before November 1, 2023, and its findings and recommendations on or before June 1, 2024."

"This provides occupancy for whomever...an aging parent, a young person just starting their career, or simply renting it out," says Muckle, who notes that the Maryland REALTORS will serve as a member of the task force. "Hopefully, that will help with the missing middle housing [issue]."



Another piece of legislation that Muckle says the REALTORS are pleased with is the passing of House Bill Number 98 and Senate Bill Number 403, which will reform the laws governing condominium insurance for the tax units.

Before this bill, according to Lisa May of the Maryland Association of REALTORS, State law did not differentiate between attached and detached condos in terms of what property insurance they needed to have. Now it does. So, if you live in an attached condo unit, nothing changes. You'll still have a master insurance policy that covers the shared walls, roof, hallways, and systems.

"However, if you are in a detached unit, your insurance will now resemble an HOA, where unit owners insure the unit (because it doesn't share those systems with other units), and the Association insures the common areas," May explains.

"This helps consumers who are comparing similar properties. It was hard to know that one had a low HOA fee and one had a high condo fee because of the differences in insurance coverage that was required. This allows them to compare like properties to like," May adds.

Muckle says another bill will address an increasingly troublesome practice of retaining buyer deposits after a real estate contract is canceled for substantive cause. Sometimes, situations can go awry because serious issues are discovered upon inspection causing the buyer to want to step back from the deal. Should a seller choose to delay signing off on a release form for the deposit, that can hold up that money and the buyer's ability to look for a more suitable property.

According to *LegiScan*, House Bill Number 1235 and Senate Bill Number 651 will seek to address this by "Requiring a real estate broker or an escrow agent, if a purchaser terminates a certain transaction under certain circumstances, to distribute trust money to the purchaser within 30 days after a certain written notice of the termination is sent; requiring a holder of trust money who makes a certain distribution to notify the seller and purchaser of the distribution within a certain period of time, subject to a certain exception; etc."

"If you have a seller who, for whatever reason, is not happy and refuses to sign, then my client has his money tied up in a contract that he can't use to move forward with another contract," explains Muckle, who adds that overall, the REALTORS were very pleased with the results of their lobbying efforts over the course of the last session.

"We appreciate the fact that the ADU task force bill passed and there will be a study, but we also need action now, not just studying. We actually need them to move forward."

Something Muckle surely will be keeping her eye on.

What Buyers and Sellers are Asking for Now

In other matters of real estate, Muckle says she is definitely observing new trends emerge out of the last several years of uncertainty due to COVID and all that came with it. One of them plays directly into the scarcity scenario.

"Fewer people are selling their houses," she says. "At one point, people were selling houses maybe every seven years. You have people now, 10, 15 years, they're still in the same house."

And if they are moving, Muckle says, they are asking for easy properties to manage. "People want to be able to travel now and not have to worry about what their property is going to look like when they get back." They are looking for homes with yards and landscapes that are maintained by someone else.

Another trend with benefits is moving to a well-executed community

when it comes to walkability, which not only saves money by saving on gas, but creates less of a carbon footprint. "I've noticed more and more people are asking for walkable communities in which they don't have to drive to get to a grocery store, or a restaurant, or whatever. Buyers are looking for those kinds of communities, where they literally don't have to get in a car to be a part of the neighborhood."

The Institute agrees, suggesting, "Smart technology and wellness amenities are certainly top favorites of the affluent homeowners, but today's buyer is also looking for the home that will fulfill their lifestyle decisions—this more than just the style of the home or its location, it is the experience offered by the property that will likely set it apart." Once a buyer finds a neighborhood that works, they want a house that works exceptionally well in terms of efficiency. Muckle says that clients prefer the benefits of energy-efficient homes.

The Institute confirms consumer gravitation toward efficiency and sustainability: "Net-zero interior



design and architecture are not new; still, there is not only a growing demand from affluent homeowners but a drive that is being taken up by builders, developers, and designers.”

“From energy-efficient equipment and features such as water purification systems and ambient heating and cooling systems, use of floor-to-ceiling windows to capture the natural light (as well as views), saltwater pools that require less chlorine to electric car charging stations, these are just a few of the expectations of luxury buyers in today’s market.”

When it comes to design and layout, it was thought the pandemic might have us turning back to more traditional floorplans, but Muckle says she isn’t seeing that change yet.

“I have clients who still want the open floor plan, where they can have an open kitchen, and be able to have conversations with guests and that sort of thing. Then have, let’s say—a deck. And rooftops are really big now, too! I have clients who [are saying], ‘You know what? I don’t need to have a big yard. And if I’m getting a townhome, if I can have a rooftop [deck], I can entertain.’ Those are really, really big [points] for anybody building [or selling] that type of space.”



“Today’s buyer is also looking for the home that will fulfill their lifestyle decisions—this more than just the style of the home or its location, it is the experience offered by the property that will likely set it apart.”

According to the Institute, “The post-pandemic frame of mind has filtered into everyday surroundings to capture peace, a sense of well-being, warmth, and wellness. Overall expect to see a renewal of bright, bold, and inspiring interiors. Plus, organic and sustainable design is gaining more traction. These may not be new concepts, but the passion for creating a natural and healthy space is certainly a growing trend.”

And maybe in that regard we can end on the positive note of believing that the State’s real estate outlook is looking positive.

One thing is certain from this discussion—Muckle, her fellow

REALTORS, and the Institute for Luxury Home Marketing are working hard and thinking innovatively to problem-solve and advocate on behalf of their constituents.

The current upside, Muckle says, is that while inventory is low, prices are still increasing, so those who are able to let go of a property, are in the sweet spot.

“If you’re looking to sell, you still have buyers who are willing to purchase. Think about it. Interest rates are higher than they’ve really been for years. Yet, you still have people buying, and the prices are still going up. It’s still a great time to sell if that’s what you’re looking to do.”



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Brad Kappel, Executive Vice President with TTR Sotheby's International Realty is the #1 Real Estate Agent in Maryland. Brad has been serving residents of Anne Arundel County and the Eastern Shore for over fifteen years in real estate, home construction, and renovation. Brad's unique experience allows him to offer authentic insight into each property's current condition, value, and potential. Brad is grateful for the clients, colleagues, friends, and family who supported his success throughout his career. He is on track for another record-breaking year with over \$150 million in sales year-to-date. Brad adheres to the philosophy that "clients deserve nothing short of excellence." From the initial meeting, to navigating important decisions and the final settlement transaction, Brad works diligently to ensure 100% customer satisfaction. Brad doesn't just sell the waterfront lifestyle—he lives it! The Kappel family has called Annapolis their home town for three generations. When he's not pursuing his passion in real estate, he is exploring the waterways of the Chesapeake Bay by boat or paddle board or spending time with his wife and two children at their home on the Severn River.

Brad Kappel

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Buying or selling a home is one of the biggest financial and personal decisions for anyone, whether for personal usage or investment. Academy Realty is an organization you can trust that brings a team of experience with integrity and commitment to get the deal done right. At Academy Realty we also offer special incentives for first responders, teachers and veterans when using our service. Part of our mission is to give back to our community and support those that dedicate their lives to the betterment of our communities. Contact us to preview waterfront homes from Anchor Time, or to preview homes in Historic Annapolis or Heritage Harbour from our street legal jazzy golf cart to experience home buying at a whole new level!





Joanna Dalton

REALTOR® of Coldwell Banker Realty

Joanna has quickly grown in the ranks as a multi-million dollar sales agent at Coldwell Banker Church Circle, the #1 office in the Mid-Atlantic & Baltimore/Metro Region. Joanna's work ethic, grit, determination, local market knowledge, and personal connections allow her clients to succeed in every aspect of the home buying & selling process. Global Luxury Certified, Joanna has been consecutively awarded numerous awards amongst top agents in the industry.

Joanna earned her BA degree from Loyola University of Maryland where she excelled as a student athlete and served as Captain of the Women's Division I Lacrosse program. Her knowledge, ability to listen, lead, execute, inspire, and communicate is what makes her so successful off the field - as a real estate agent and in anything that she sets out to do, including; buying & selling homes in the now high paced and advancing Real Estate Market. She is an astute, tech savvy, financially literate REALTOR® who displays outstanding service & commitment to her clients.

Her premier and professional experience, knowledge, and networking tools help to successfully complete the process from the first consultation to the sale of their home. Creative, and energetic Joanna goes above and beyond the norm for her clients. She states, "Everyone is important - I love working for people! Buying and selling a home is a major life decision and I want to be there to support my clients every step of the way."

Joanna Dalton

REALTOR®
410.980.8443
Joanna.Dalton@CBMove.com
Coldwell Banker Realty | 3 Church Circle
Annapolis, MD 21401 | 410.263.8686



COLDWELL BANKER
REALTY



PROPERTIES FOR SALE AND RECENTLY SOLD



99 Compromise Street | Annapolis
PENDING \$1,750,000



283 McKendree Ct | Dunkirk
SOLD \$692,000



231 Galewood Dr | Edgewater
UNDER CONTRACT \$579,900



77 Grays Road | Harwood
PENDING \$749,000



215 King George St | Annapolis
ACTIVE \$3,850,000



3414 Glebe Drive | Edgewater
SOLD \$734,000

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REAL ESTATE
& HOME
PROFESSIONALS



Diane & Crew of Taylor Properties

Diane & Crew of Taylor Properties understands that buying or selling a home is more than just a transaction: it's a significant financial and emotional investment. That's why our team of real estate professionals is dedicated to providing exceptional, valuable, personalized service to all of our clients. We take great pride in the relationships we build and always work relentlessly on our client's behalf to help them achieve their real estate goals.

Our philosophy is simple: clients come first. We pledge to be in constant communication with our clients, keeping them fully informed throughout the entire buying or selling process. We believe that if you're not left with an amazing experience, we haven't done our job. We don't measure success through achievements or awards, but through the satisfaction of our clients.

RECENTLY SOLD PROPERTIES



1772 Meadow Hill Drive
Under Contract \$1,190,000



528 Bay Green Drive
Sold \$685,000



1753 Meadow Hill Drive
Sold as Buyer's Agent \$1,130,000



41 Collison Road
Sold \$575,000

Diane & Crew of Taylor Properties

410-279-3868
175 Admiral Cochrane Dr #112A
Annapolis, MD 21401
www.DianeAndCrew.com





Lundberg Builders

Though we are known for our full custom homes, you may be surprised to learn that we do quite a lot of smaller projects as well. Whether you need remodeling or renovation work, custom project services, home additions, or even handyman repair and maintenance solutions, we're the local company you can turn to for help.

Lundberg Builders is proud to bring the same craftsmanship and attention to detail we offer on full custom homes to your small project. We have the management, design and build capabilities, and expert tradespeople you need to handle every aspect of your project from start to finish.

At Lundberg, we make your project personal, and it extends to the relationships and trust that we've built with our customers for nearly 50 years.



314 Main Street
Stevensville, MD
410-643-3334
www.lundbergbuilders.com



MHBR #748 | MHIC #11697



Werrlein Properties has a solid reputation in the building industry for providing high-quality home renovations and new home development. We pride ourselves in building strong relationships with our customers. Our primary focus is quality craftsmanship and turning our client's vision into reality!

301-233-3721 • WerrleinProperties.com



Types of Services:

- Plumbing
- Heating and Cooling
- Electrical
- Carpentry
- Power Washing
- Decks & Patios
- Tile
- Roofing
- Siding
- Paint & Drywall
- Flooring
- House Cleaning
- Hardscape & Irrigation Systems
- And More!

443-610-4000 • WerrleinServices.com

522 Defense Hwy. | Annapolis, MD 21401



Travis Gray

PERSONAL ATTENTION

UNMATCHED GLOBAL NETWORK

BEST IN CLASS REAL ESTATE SERVICE



“Travis is an amazing Realtor! In this competitive housing market, selecting Travis as our Realtor was by far the best decision that we made. He and his team kept us up-to-date, expertly staged our home, and navigated many unexpected complexities with our most recent transaction. Travis was genuinely invested in our well-being throughout the entire process, and he went above and beyond to ensure that everything was successful.”

~ Annapolis Seller

For more about Travis & for more reviews ...



LOCAL EXPERTISE | GLOBAL REACH

From Annapolis to Abu Dhabi and everywhere in between, Engel & Völkers opens the door to a world of possibilities. Whether it's a house across the street or a holiday home in Tuscany, with over 16,000 real estate advisors across the globe, our network allows me to provide an experience unlike any other.

ENGEL & VÖLKERS[®]

FINEST REAL ESTATE WORLDWIDE

Travis Gray | Associate Broker
Engel & Völkers Private Office
C 301.641.0809 | O 443.292.6767
Travis.Gray@evrealestate.com
138 West Street · Annapolis · MD 21401



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PROFESSIONALS



Erica Baker

TTR | Sotheby's International Realty

Experience the exceptional with Erica, a top-ranked realtor known for her market expertise, integrity, and innovative approach. With a track record of success, glowing reviews, and a passion for community involvement, she goes above and beyond to achieve top dollar for her clients. Trust Erica to guide you through a seamless and rewarding real estate journey. Contact her today for a personalized marketing package and to get your home sold at its highest value.

Erica's global industry expertise empowers her to guide clients effectively. She actively sponsors Annapolis communities, supporting organizations like Live Water Foundation, Bay Bridge Paddle, and Annapolis Rotaract Rock The Dock event. As a full-time, qualified, and experienced realtor, Erica's unwavering dedication and drive ensure exceptional service. During her downtime, she eagerly maps out her next adventure abroad or indulges in the delights of Annapolis' waterways and vibrant restaurants. With a remarkable track record of successful sales, Erica is fully devoted to empowering her clients and helping them achieve their life goals.

Erica Baker

TTR | Sotheby's
INTERNATIONAL REALTY

Erica Baker, Realtor®
410-919-7019 | 410-280-5600
209 Main Street
Annapolis, MD 21401
Ericabaker.ttrsir.com  

PROPERTIES RECENTLY SOLD



199 Topeg Dr
Severna Park, MD
SOLD
\$905,000 (Seller)



1416 Serviceberry Way
Odenton, MD
SOLD
\$715,000 (Seller)



528 Victoria Dr
Stevensville, MD
SOLD
\$502,000 (Buyer)



212 Riverside Rd
Edgewater, MD
SOLD
\$740,000 (Buyer)



864 Boatswain Way
Annapolis, MD
SOLD
\$600,000 (Buyer)

Scott “Shrek” Schuetter & Crew

- ▶ Personal
- ▶ Professional
- ▶ Pressure Free



Scott Schuetter is a dedicated and professional real estate agent surrounded by an amazing team. Using experience as a graduate of the U.S. Naval Academy and former naval aviator, he has closed over \$430 million in transactions since 2008. He is truly committed to making your real estate transaction an enjoyable, stress free process. His military background and training taught him to remain calm in any and all situations. These invaluable life skills have been finely tuned daily in his career as a realtor. When things are most chaotic, it is extremely important to have a steady, guiding and trusting voice. Every real estate transaction involves a series of complex personal choices intermixed with emotions, finances and futures. It may not be as stressful as landing a plane on an aircraft carrier, but to his clients it may feel like it and he is there to lead them every step of the way!



Scott Schuetter, Realtor®

(C): 410-900-7668 (O): 410-266-0600
1997 Annapolis Exchange Pkwy, Suite 101
Annapolis, MD 21401
ScottSchuetter.com
Scott@ScottSchuetter.com



PROPERTIES RECENTLY SOLD



**7 LOUDON LN.
\$4,100,000
SOLD
Annapolis, MD**



**39 BAY DR.
\$3,100,000
SOLD
Annapolis, MD**



**1122 RIVER BAY RD.
\$2,500,000
SOLD
Annapolis, MD**

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Stahley Thompson Homes

Redefining Luxury in Real Estate

Jennifer Chino

Sr. Vice President

443-494-9091 | 410-280-5600

209 Main Street

Annapolis, Maryland, 21401

www.stahleythompsonhomes.com

TTR | Sotheby's
INTERNATIONAL REALTY



Real Estate is not just about transactions; it's about life transitions." This is the guiding principle that fuels Stahley Thompson Homes, a seasoned real estate consortium with over forty years of combined experience. Led by a quartet of dynamic women – Jennifer Chino, Ashley Earle, Angela Hays, and Whitney Jerdal – this team is on a mission to redefine luxury in real estate. "Luxury is a level of service, not a price point", highlighting the commitment to providing superior service to all clients, no matter the size or cost of the property.

Stahley Thompson Homes specializes in residential and luxury properties across Anne Arundel County, Queen Anne's County, Calvert County, and Howard County, offering a distinctive fusion of professional expertise, local insights, and personalized service. Our dedicated team of agents is here to guide you through the process of buying or selling your home, with an emphasis on your unique needs and aspirations.

At Stahley Thompson Homes, we care deeply for our clients, putting their needs first, always. This is not just a statement, but a commitment proven by countless instances where the team has gone beyond their call of duty. Whether it's accommodating an unexpected grocery delivery during an open house or extending their support during a client's life-changing event, Stahley Thompson Homes proves that we're more than just realtors.

One of their proudest achievements is their successful strategy in finding off-market properties for their clients. This allows buyers the luxury of avoiding competition, having home inspections, and securing contingent contracts. The team's reputation and extensive network enable them to achieve this remarkable feat, which makes up 30% of their business.

PROPERTIES FOR SALE AND RECENTLY SOLD



141 West Street #402



2406 Stable Run



325 Michelson Lane



8178 Forest Glen



97 Kennedy Drive



615 S Cherry Grove Avenue



N Linden Ave



244 Fourever Lane



Gabby & Summer Classics

Summer Classics is the ever-welcoming authority of timeless luxury outdoor furniture, bringing exceptional living outdoors. Pioneers in the manufacture of outdoor furniture and development of innovative materials to withstand the elements, Summer Classics consistently set quality and design standards high to over deliver on both performance and comfort outdoor.

When Gabby came along in 2007, the intention was to share all the beauty they had been creating outdoors within the home. Loved by designers for inspiring new looks and creating eclectic furnishings and accessories, Gabby has become known for finding and pairing unusual combinations or beautifully designing spaces that make guests dream.

Together with Wendy Jane performance pillows, Gabby makes beautiful home furnishings and accessories for every room of the house as well as the backyard, front porch and garden where it all began with Summer Classics.

The new Gabby and Summer Classics store in Annapolis includes all the inspiring products customers have come to expect as well as a Trade Program for Designers and an immersive DesignHub. This free-to-use space offers the perfect place to work on upcoming projects, whether designs include Summer Classics or Gabby products or not. Talented and collaborative Design Consultants are available every step of the way, bringing visions to life while transforming a backyard into an outdoor oasis or introducing a new style into the home.



Gabby & Summer Classics | Annapolis Town Center

1910 Towne Centre Blvd, Suite 100 - opposite the outdoor plaza

Hours: Monday-Saturday 10 a.m. -7 p.m. and Sunday 12 p.m. -6 p.m.


GABBY
Gabby.com


SUMMER
CLASSICS
Summerclassics.com

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MARBLELIFE®

Stone, Tile and Grout Restoration

Unhappy with your floor or shower appearance? Dirty grout or worn tile?

The experts at MARBLELIFE can restore and maintain the natural beauty of your floors, counters, and showers to just like new.

MARBLELIFE's stone and tile care and repair services can help solve all these problems and more:

- Scratches and Dull Wear
- Spots and Etches
- Chips and Cracks
- Dirty and Damaged Grout
- Uneven Floors
- Waxes and Coatings

We will also share with you how to care for your stone and tile surfaces once restored. A MARBLELIFE craftsman is just a call away.

If your problem is dirty or damaged grout, MARBLELIFE has the solution. With a MARBLELIFE ColorSEAL Grout Cleaning and Restoration treatment, we go beyond a mere cleaning to eliminate stains and discoloration, restoring a fresh, clean appearance to your grout while imparting superior stain resistance to fight off stains down the road.

A MARBLELIFE restoration will enhance the beauty of your home and make you proud of the results.

Healthy. Clean. Beautiful. Easy to Maintain.

Call MARBLELIFE to schedule your free consultation today.



www.MARBLELIFE-DC.com
888-254-9488



Jen Schaub

of Long & Foster Real Estate

Born and raised in Maryland, Jen Schaub grew up sailing on the Chesapeake Bay. With a genuine love for the area and unwavering dedication to helping others, she began her real estate career in 2016. Jen's meticulous attention to detail and complete focus on exceptional customer service has allowed her to manage numerous successful real estate transactions from start to finish. Unlock the door to your dream home with Jen Schaub, ranked in the top 1.5% of Realtors nationwide. Get ready for an extraordinary journey and let Jen Schaub Get You Moving!



Jen Schaub, Realtor
Long & Foster Real Estate, Inc.
320 Sixth St. Annapolis, MD 21403
(C): 720-244-5945
(O): 410-260-2800
Jen.Schaub@Inf.com



115 Lake View Dr. Annapolis MD
Sold \$632,000



1018 Sandpiper Ln. Annapolis MD
Sold - Represented Buyer \$1,305,000



Liz Osborn

of Coldwell Banker Realty



Liz Coleman Osborn grew up in Annapolis where her parents bought and sold property throughout the area. As a Navy wife, she moved with her family into and out of 14 homes on three continents, honing her skills in navigating the complexities of real estate transactions.

Back home and licensed since 2012, Liz offers her clients the perfect blend of professionalism and individualized attention. A community expert, she brings buyers a wealth of knowledge on local neighborhoods and their amenities. Liz provides sellers with a comprehensive suite of services including high-impact staging, quality photography, and wide-scale digital marketing – all designed to get your property sold quickly for the best possible price.

Liz is a member of Coldwell Banker® International President's Circle, ranking among the top 5% of agents worldwide. She is a Certified Luxury Home Marketing Specialist (CLHMS™), a Military Relocation Professional (MRP), and is recognized as a Top REALTOR® by *Washingtonian* and *Baltimore* Magazines.

Liz's past and present clients appreciate her warm and welcoming approach, attention to detail and unmatched local expertise. Thinking of buying or selling? Reach out to Liz.



Liz Osborn
 REALTOR®
 CLHMS, ABR, MRP
 Direct: (443) 699-2689
 Office: (410) 263-8686
 liz.osborn@cbmove.com
 lizsellsmarylanshomes.com



950 Indian Landing Rd, Millersville, MD 21108 | Severn River Waterfront on 1 acre of land! \$1,895,000

Michele Cordle

Annapolis Fine Homes | Long & Foster Real Estate



Providing my clients with the utmost professional experience while buying or selling a home is my number one goal. As a highly motivated Real Estate professional with over 38 years of experience navigating different markets, it continues to help me learn new techniques for negotiating, strategizing, and winning contracts. Giving exceptional attention to detail, a work ethic, and a proven history of high-volume sales in Maryland is a way for me to work and help my clients for so many years.

Recently
 sold and
 for sale
 properties



3122 Fernhill Court | South River Colony | Sold \$1,700,000



Special Waterfront offered on South River. Over 160 ft of shoreline & sweeping view of Sunrises & Sunsets.



1216 Thomas Point Ct | Annapolis
 Just Sold \$1,025,000



145 Main Street Annapolis
 (C) 410-562-8680
 (O) 410-263-3400
 michelecordle@gmail.com
 longandfoster.com/MicheleCordle



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PROFESSIONALS



The Williams Home Team

of Taylor Properties

Doris Williams is an associate broker at Taylor Properties, and head of the Williams Home Team there. She's competitive when it comes to making moments of magic happen for those that do business with her. Doris & Annette work together with expansive knowledge and drive to meet all real estate needs. Buying or selling a home is one of life's biggest transactions, and they love being there to educate and to make these transactions seamless for clients. Doris created an in-house Gifting For Gratitude program that enables the agents to donate a portion of their commissions directly at time of settlement to local heroes to use towards paying their closings costs.

"As a nurse, we usually get left out when it comes to discount programs, but not this one... we are appreciated. Doris was my agent for both selling my house & buying my new home...sold above asking price & the gifting program it made paying closing costs of my new home so much easier... the best team hands down" - Client Review



Doris Williams
Annette Walters
The Williams Home Team
of Taylor Properties
410-487-5919 cell
301-970-2440 broker 



339 Kingsberry Dr
Sold \$1,025,000



8032 Battersea Pl
Sold \$849,000



112 Prospect Bay Dr
Sold \$715,000

Q & A WITH THE EXPERTS



Q: How is the market mid-way through 2023?

A: Home sales have dropped 31.57% year to date in Anne Arundel County. This drop is wholly due to a drop in the number of homes listed. There has been a 28.1% drop in the number of homes listed in

2023 versus 2022 year to date. Average sales prices are up 3.7% so values are holding strong and all statistical measures indicate strong buyer demand. Until we see more listing inventory to satisfy or at least counterbalance the buyer demand then we will remain in a solid seller's market.

The David Orso Team
of Berkshire Hathaway Home Services | Pen Fed Realty



Q: What would you say is the most important factor to consider when selling a waterfront property?

A: In order to generate the sizzle when you first list your home you need to price it right, make sure your home is polished up

so it shines and don't forget high quality aerial photos. That said, the key factor is to make sure you hire a brokerage that effectively targets the Washington D.C. / Metro market. Recent sales data indicates that most premier waterfront properties are sold to buyers who are migrating this way to experience the Annapolitan lifestyle.

Brad Kappel
TTR | Sotheby's International Realty



Q: Do you expect the Seller's Market conditions that we have seen for the last couple years will continue for the remainder of 2023?

A: We have never experienced a time when there were less homes listed for sale. This unprecedented lack of supply

coupled with high demand has continued to propel our local market. There are a plethora of cash Buyers currently searching for their waterfront escape. If you want to sell your home for Top Dollar, don't wait, sell now and catch this hot seller's market.

Brad Kappel

TTR | Sotheby's International Realty



Q: Why hire a real estate agent to sell my home?

A: An agent will use their expertise to prepare and market your home to get the best price in this unpredictable market. They will negotiate on your behalf,

manage deadlines, and serve as an advocate from listing to closing.

Peggy Love, GRI, SRES

Realtor

Annapolis Fine Homes

Long & Foster, Forbes Global Properties



Q: How can I achieve my real estate goals in today's market?

A: When buying, always hire a well-connected, reliable agent to negotiate a price ensuring profitability, prioritize location and be well prepared with your

lender to make your best offer. For selling, utilize the best staging to show your house at its finest and price it competitively to ensure the most offers.

Jennifer Siska

Realtor

Annapolis Fine Homes

Long & Foster, Forbes Global Properties



Q: How should I price my home in this market?

A: Sellers fall into the trap of incorrectly pricing their home in a hot market and it costs them lots of money. If you want to obtain top dollar then you need to let the buyers compete to drive the price and terms to an optimal

point in the negotiation; which will happen very quickly. The "profit" comes from a competitive buyer pool outbidding one another. Professional experience, market research and understanding pricing strategy is more important than ever in a fast market because there is NO time to recover from an error. It's truly binary: win fast -or- lose fast.

The David Orso Team

of Berkshire Hathaway Home Services | Pen Fed Realty



Q: What can i do to attract more showings and possibly receive multiple offers on my home?

A: Taking the time to get your home in prime condition is so important. A qualified Realtor will have the resources to guide you to be the hottest house in town. Buyers want

new paint, new flooring, upgraded baths, and great new upgraded kitchen with updated appliances.

Giving your home a facelift prior to entering the market will pay off in price, a short time on the market and the possibility of multiple offers.

Christina Janosik Palmer

Christina Janosik Palmer Group of

Keller Williams Flagship of Maryland



Q: In a competitive market, why is selecting the right realtor important to you?

A: In a highly competitive market, it is important to choose your realtor wisely. Consider their market knowledge and if they are well-connected with local buyers and sellers. Do

they know the area well? Knowing the local market, laws, and industry standards sets apart the successful realtor. A realtor's ability to network, communicate, be strategic, and establish relationships with other top realtors, lenders, home improvement providers and other industry contacts is critical. Ultimately, your choice of a KNOWLEDGEABLE, SAVVY, WELL-CONNECTED realtor will provide you with the confidence and a successful real estate experience.

Joanna Dalton

of Coldwell Banker Realty



Q: How is the overall real estate market performing in Annapolis?

A: The real estate market in Annapolis, Maryland remains dynamic and resilient. The city's desirable location, rich history, and vibrant community continue to attract buyers and investors. Overall, the market has been experiencing steady growth with a healthy demand

for homes. The inventory of available properties varies by neighborhood, with some areas having limited supply, particularly in highly sought-after locations such as downtown Annapolis and waterfront communities. As a result, there may be some competition among buyers for these properties. Additionally, the market has seen an increase in new construction projects, offering opportunities for those looking for modern and customizable homes. It is advisable for both buyers and sellers to work with experienced real estate professionals who can provide guidance and insights tailored to the unique aspects of the Annapolis market.

Travis Gray
Engel & Völkers



Q: Why Choose a Waterfront Specialist to market your home?

A: When the time comes to sell your valuable waterfront property, it's crucial to seek expert advice. At the Mr. Waterfront Team, we understand the unique value of your waterfront home, and we have the knowledge and experience to maximize your

potential return. We go beyond just assessing your home's value; we carefully consider its water location. Factors such as the breathtaking view, water depth, and proximity to key landmarks are essential in determining not only the price but also attracting the right buyer. By homing in on these distinctive details, we create targeted marketing strategies that encompass both online and print mediums. Our personalized approach ensures that your property stands out and captures the attention of discerning buyers. When it comes to selling your waterfront property, trust the Mr. Waterfront Team to provide you with exceptional service and the expertise needed to achieve the best possible outcome.

Reid Buckley
Waterfront Property Specialist
Mr. Waterfront Team of Long & Foster Real Estate
www.WaterfrontHomes.org



Q: How can a local realtor be helpful for an out-of-state move?

A: If you are moving out of state, we will carefully vet the best real estate professionals in your new location and connect you with the perfect fit for your needs.

This allows all agents involved

to coordinate to ensure a seamless selling and moving process. Having the right team is imperative when moving out of the area! Last year, we had the pleasure of connecting our clients with 17 exceptional agents from different parts of the country thanks to the Compass National Network.

Betty Batty & Kate Liscinsky
Hello Home of Compass



Q: When is the best time to list a waterfront home?

A: To really understand this question starts with an understanding that most waterfront buyers have specific criteria and take their time to find a home which meet their requirements. Therefore, it is less about timing the market

and more important to present the home properly with content rich information for the discerning buyers. The fact is 65% of waterfront homes were listed in the first half of the year so the competition is heaviest in the spring market. The reason for the early presentation of inventory is simply because most waterfront home sellers think their home presents the best in the spring with landscape in full bloom and the strong desire of buyers to be out on the water.

The David Orso Team
of Berkshire Hathaway Home Services | Pen Fed Realty



Q: What are the qualities I should look for in selecting a Realtor to work with?

A: Things that should matter...An agent's dedication to their business as a full-time Realtor and their dedication to making your real estate goals a reality. Request the agent's track record for the last 12 months, don't be afraid to ask for references and what their reputation in

the industry is. (Networking among our peers is crucial to a Realtor's success). Ask for a 90-day business plan in writing for your sale or purchase. Keep in mind this is a business transaction and make sure you handle it exactly that way (you can become friends after the transaction). Ask for a realistic "days on the market" strategy and a marketing game plan when listing your home. When buying a home, make sure you meet and interview to decide if all the personalities mesh. Most of all make sure you select an adequate and knowledgeable guide and advisor to one of your largest purchases or sales.

Christina Janosik Palmer
Christina Janosik Palmer Group of
Keller Williams Flagship of Maryland



Q: Why should I stage my house when there are so few homes on the market and it's such a strong market for sellers?

A: Homes that are staged and presented well get more money with fewer contingencies in all real estate markets. The

old expression, "You only have one chance to make a first impression" is especially true in real estate. Buyers are simply more willing to pay top dollar if the home looks nice and this attracts a bigger buying pool and helps to create competition among buyers. Staging allows the buyer to look at the house and not the sellers' things. Statistics prove staged homes have higher sales prices and fewer days on the market which is more money in the sellers' pockets!

Alex Tower Sears
The Tower Team of TTR | Sotheby's International Realty



Q: What is the latest trend in architectural design?

A: Green architecture and eco-conscious living are trends that I believe are here to stay. Sustainable solutions and natural or recycled materials are vastly becoming popular options now and going forward.

"Sustainability calls for a whole-systems approach to development that encompasses the notion of green building but also addresses broader social, ethical, and economic issues."

- Francis D.K. Ching

Andrew Peterson

Architect
Lundberg Builders



Q: What are closing costs?

A: In Maryland, closing costs are basically the expenses you have to pay when buying or selling a home. The costs usually range from 2% to 6.5% of your purchase price. What's included in these costs? Usually you split the property transfer taxes,

plus recording fees, owner's title insurance, and settlement fees. If you're getting a mortgage, there will be some lender fees like origination fees and appraisal fees. Other things that can add to the closing costs include survey fees and prepaid expenses like property taxes and insurance premiums. These costs can vary depending on the property and your specific situation. It is always best to talk to a real estate professional to help guide you with these fees.

Kara Shaffer

Diane & Crew of Taylor Properties



Q: What are some tips and tricks to help ease the stress of moving?

A: First and foremost, purge, that may seem like common sense, but this absolutely saves you time and money! Also, color code your moving boxes. Each room should be color coded to make unloading easier. Pack your plates vertically,

when oriented this way, they are less likely to break but obviously make sure to wrap them well with bubble wrap. Pack a first day basket with disposable plates, cups, cutlery, paper towels, napkins, trash bags, and toilet paper! Don't forget to change your address not only through USPS, but all of your online accounts including Amazon!

Diane Mallare

Diane & Crew of Taylor Properties



Q: What changes have you seen in the market?

A: The spring and early summer remained very active in the market and sellers are still finding great success in selling homes and buyers are finding a

challenging and competitive market. Interest rates have had minimal impact on the immediate Annapolis market other than continuing to contribute to the low inventory.

Scott Schuetter

Berkshire Hathaway Home Services



Q: What is Werrlein Services?

A: Werrlein Services is the one stop shop for all your home service needs. You no longer will have to look around for different trustworthy and affordable home professionals anytime something goes wrong. We solved that by

having it all under one roof. We provide you with the great convenience of only needing to call one number for all your home service needs. Each home is assigned to one of our Home Specialist. We will be working directly with you each time to provide an easy and reliable experience. We like to call it "Home Services, Made Easy."

Jonathan Werrlein

Werrlein Services



Q: How do you handle and resolve any potential issues or complications that may arise during the sale?

A: No matter who your agent is, where your home is located, or what the local market conditions currently are, you can be sure that unexpected hiccups will arise. While experience matters, every transaction is unique and will require different

approaches. Staying informed about the local real estate market, new regulations, and the state of the economy helps us anticipate potential complications and ways to address them. Collaborating with other professionals in the industry, including but not limited to, lenders, home inspectors, title companies, contractors, allows us to leverage their expertise to arrive at quicker resolutions. Years of negotiation experience helps us put our clients' interests above all else while coming to a mutually acceptable solution for all parties. Most importantly, remaining calm, positive, and professional allows us to keep our emotions in check, so we are confident in every choice we make.

Jack Papaleonti, GRI/Realtor®

The Anchor Team of Academy Realty



Q: It seems like waterfront homes have become unaffordable and uber luxury is the new norm. Is that true?

A: A very passionate NO!!! Don't be fooled by print advertising of luxury homes by realtors trying to build a personal brand. I'd offer three statistics to encourage

potential waterfront homebuyers: (1) the average sales price of a waterfront home in 2022 was \$1,444,628. (2) 80% of waterfront homes sold in 2022 were under \$2,000,000. (3) 2 out of 3 waterfront homes in 2022 were financed with a loan NOT paid in cash. My advice for anyone seeking to live on the water but feeling a bit intimidated by the pricing is to meet with a true professional and have a consultation to share your dreams and visions.

The David Orso Team
of Berkshire Hathaway Home Services | Pen Fed Realty



Q: My husband and I bought our house before the wedding, is there a benefit to retitling our real estate?

A: Yes, owning a property as husband and wife (tenants by the entireties) creates certain creditor protections that Tenancies in Common and Joint Tenancies don't have. The

ownership does not automatically change when you get married, you will need to record a new deed to get the benefits.

As always, consult with your attorney and tax advisor whenever changing ownership of your assets.

Feel free to reach out for a quick conversation about your real estate needs with an experienced Real Estate Attorney.

Call Cooch, Bowers & Schuller to discuss in more depth. 410-974-1900.

M. Clare Schuller, Esq.
Progressive Title / Cooch, Bowers & Schuller



Q: What is your overall philosophy when it comes to serving clients in Maryland?

A: My philosophy is centered on delivering exceptional honest service, building long-term relationships, and always putting my clients' needs first. I strive to provide a seamless

and stress-free experience, maintaining open communication, providing expert guidance, and exceeding expectations at every step of the real estate journey in Maryland.

Erica Baker
TTR | Sotheby's International Realty



Q: When is the best time to put your home on the market?

A: Regardless of market conditions, interest rates or time of year, the best time to list your home is when the house is "Ready"! That happens when your home and property

look their best which involves effort. Excellent photography is key to great marketing and results from quality staging. Decluttering, cleaning carpets, adding fresh paint, touching up landscaping, getting a home inspection, and making necessary repairs will add to any Seller's bottom line. We have great resources to help. Buyers are looking for a house that presents well and it behooves Sellers to deliver such a product!

Georgie Berkinshaw
Coldwell Banker Realty - Annapolis Church Circle



Q: What's happening in the waterfront market this year?

A: In comparing the first six months of waterfront sales this year with last year, we can draw some conclusions that may impact potential sellers' decision-making. For Jan - June 2022, there were 192 waterfront sales with an average price of \$1,465,400.

For the same time in 2023, there have been 140 waterfront sales with an average price of \$1,505,000. There are less sales because less properties are coming on the market as sellers delay moving to keep lower interest rate mortgages. However, if it is time to downsize or move out of state, it's a great time to be a seller because inventory is so reduced! And, we are still seeing multiple offers on properties that are well-priced. If you are wondering about your waterfront home value, we've been providing excellent service and getting superior results for almost 30 years. Call the Waterfront Specialists at The Mr. Waterfront Team!

Reid Buckley
Waterfront Property Specialist
Mr. Waterfront Team of Long & Foster Real Estate
www.WaterfrontHomes.org



Q: Should I waive a home inspection?

A: I always recommend against waiving a home inspection. There are many ways to be competitive without paying more money but one of the most significant is having a walk and talk vs an inspection. This is a

common practice in the DC and No Va markets but hasn't caught on locally. A walk and talk is an abbreviated home inspection without a full written report prior to submitting an offer.

Jennifer Chino
Sr. Vice President
Stahley Thompson Homes of TTR Sotheby's International Realty



Q: What are some of the best-kept secrets in Annapolis?

A: Annapolis, Maryland holds a treasure trove of hidden gems. One of its best-kept secrets is the Paca House and Garden, an 18th-century mansion with stunning architecture and lush gardens that offers a glimpse into the city's colonial past. Another secret

is the Quiet Waters Park, a serene oasis with beautiful trails, picnic areas, and a hidden beach, perfect for a peaceful escape. The Banneker-Douglass Museum, often overlooked, showcases African American history and culture, offering powerful exhibits and engaging programs. Finally, the Annapolis Maritime Museum and Park is a hidden gem for maritime enthusiasts, with interactive exhibits and a tranquil waterfront setting. These secrets offer a delightful and enriching experience for those willing to explore beyond the well-trodden path in Annapolis, Maryland.

Travis Gray
Engel & Völkers



Q: Can I close my transaction electronically?

A: Yes, homebuyers can close transactions electronically through an electronic signature or a remote online notarization platform. However, those

are primarily cash transactions. Potential lender-specific restrictions may prohibit an electronic closing when a transaction involves a loan. Check with your title company at the beginning of the transaction to understand your options.

Brad Walsh, Esq.
President
Eagle Title



Q: What are the three most common features that buyers look for in a top tier waterfront property?

A: Privacy is paramount, many of the buyers coming to the Annapolis area in search of a retreat to relax and escape

from the hectic city life. Waterview is also extremely important. Unobstructed panoramic views always fetch a premium in this market and the most coveted feature is the waterfront pool. The local critical area laws are very restrictive and having a pool on the waterside can be a challenge to have permitted, so an existing waterside pool is a major value add.

Brad Kappel
TTR | Sotheby's International Realty



Q: Can I use outdoor fabrics and pillows inside my home?

A: Absolutely yes, performance fabrics were originally designed to withstand the elements but are now increasingly popular inside

the home. Great for families with children and pets or simply those who prefer less maintenance and the reassurance that colors won't fade as fast (or at all). Durable, easy-to-clean and available in colors and patterns that help blend and blur the line between indoors and out, outdoor pillows and fabrics are now available in countless colors and patterns.

Brandon Trippett
Retail Store Manager, Gabby & Summer Classics



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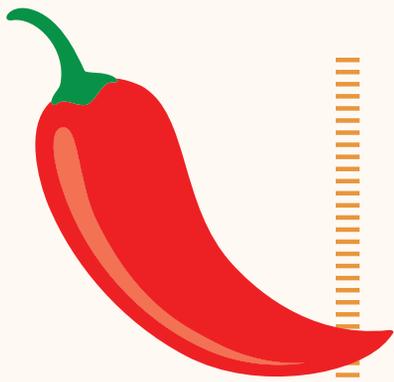
Chile peppers have history, heat, and heirloom appeal

BY RITA CALVERT AND TIM HAMILTON

Spice up your cuisine and travel the chile pepper trail with tales of favored heirloom chiles. Ever wondered where chile peppers come from? Remarkably, they all originated in the Americas! The Aztecs, Incans, and Mayans cultivated chiles, with the Aztecs having at least seven different words for hot peppers. Yes, chiles have a long and colorful history and their global path can be followed as a travelogue featuring this popular flavor from many cultures.

These fruits of the capsicum plant, known as chiles, have been cultivated since prehistoric times with chile pepper growing sites dating back to 7000 BC noted by archeologists. At least 6000 years ago it was treasured enough to be valuable in trading. More “recently,” Christopher Columbus is credited with spreading the fruit from New World to Old. Humans are not the only ones to transport the chile as birds, which unlike mammals, cannot feel the burn, also carried the seeds worldwide. By the way, chiles must be at least 50 years old to be considered heirloom, usually by virtue of their seeds being handed down for generations, and thus, identical to their parent plants.

Today, chile pepper culture is found worldwide. These small, fiery fruits are used fresh, dried, stuffed, and pickled in international cuisine and as a preservative with their natural antimicrobial properties. Festivals celebrating the chile abound in the United States, Mexico, South America, many European countries, Australia, and Asia. 



Chile Pepper

DEFINITION

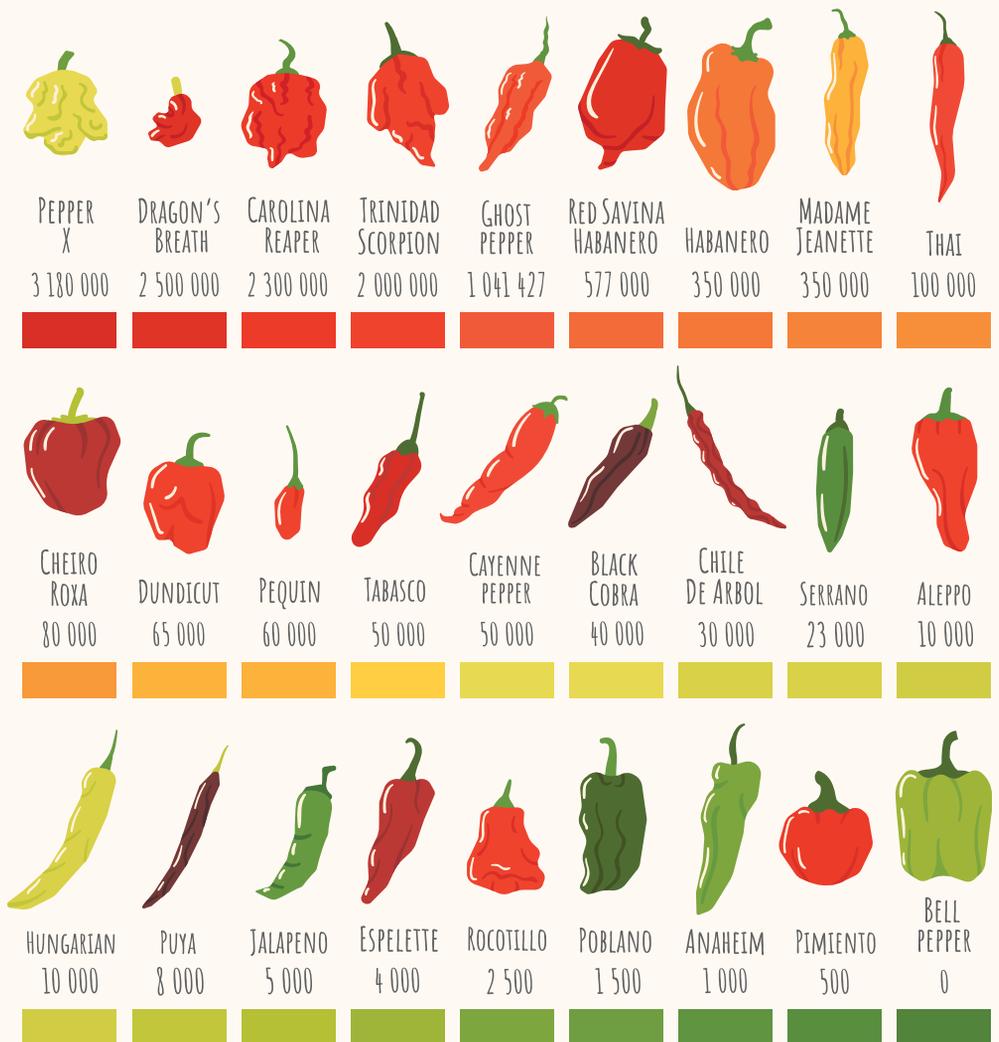
“Chile?” you ask. Not chili? Chile spelled with an “e” at the end refers to a spicy hot pepper and is said to have the shape of a lower case “e.” The word chili, ending in “i” is a dish with spices that mix chiles with other ingredients. But it’s true that you’ll find these spellings used interchangeably.

Chiles are noted for their heat. How much heat? Check the Scoville scale, a handy tool for the degree of heat or capsaicin in a chile, developed by Wilbur Scoville, an American pharmacist, in 1916. The higher the SHU (Scoville heat units), the hotter the pepper is. In comparison, a bell pepper is mild and usually sweet and has a Scoville rating of zero. →

Halo of Health

Chile peppers are considered a very healthy fruit—rich in vitamins and minerals, and have powerful antioxidant and anti-inflammatory properties. They are high in vitamin C, along with vitamin A, B6, E, K1, potassium, Lutein (for eye health), and copper. In addition, the capsaicin in chiles gives them some pain relief power and may even help with weight loss. The heat and resulting pain it can trigger are even thought to stimulate endorphins for a sense of well-being.

SCOVILLE HOT PEPPERS SCALE



The Maryland “Fish Pepper”

Photos by Stephen Melkisetian



What about Maryland peppers? Maryland is a peculiar state in many ways. Our culture isn't northern, but not quite southern either. And for such a small state, we have an incredibly diverse mixture of urban, suburban, and rural areas. This diversity has spawned a deep pride in our state. Think: crabs, the state flag, Old Bay seasoning, horse racing, rockfish, Natty Bo...the list goes on to the point of self-obsession. In fact, with so many things to be proud of, it's no wonder that a few traditions would fall through the cracks...like fish peppers.

Odds are that you've never heard of fish peppers. They are extremely rare and cannot be found at many garden centers, if at all. But once you see them, you won't forget them. Ironically, they used to be a traditional crop and important cooking ingredient of the African American community, until they essentially disappeared in the late 1800s. Fish peppers have a spiciness comparable to a jalapeño pepper.

The fish pepper started off in Central America making its way both north and south, as well as to the islands of the Caribbean, where it was adopted by the enslaved people of Haiti. As these enslaved people were transported to the Chesapeake region, they brought their peppers with them, and the peppers became ubiquitous in traditional African American cuisine in the 18th and 19th centuries. In fact, in the aftermath of the Civil War, poor African American farmers would sell fish peppers to restaurants in urban areas such as Baltimore and Philadelphia for use in dishes that required some heat. The peppers became popular in fish and crab houses—hence the name “Fish Pepper.” But, in the late 1800s and early 1900s, Maryland urbanized quickly as cities sprawled out into the farmlands and commercial farming replaced small homesteads. The fish pepper disappeared for decades.

That's where the story would end, if not for arthritis. In the 1940s, an African American artist in Philadelphia

named Horace Phippen was finding it increasingly difficult to paint due to the pain from his chronic arthritis. Seeking stings from bees, a folk remedy for the malady, he made an agreement with local beekeeper, H. Ralph Weaver, to exchange a variety of seeds that used to belong to his father in return for the treatment. That exchange included seeds for the fish pepper. But it took five more decades for the pepper to truly be re-discovered. In 1995, Weaver's family found the seeds and donated them to the Seed Savers Exchange. This re-introduced the pepper to the general public, as well as its importance to the African American community in the Chesapeake Bay region.

Fish peppers, both the plant and the fruit, are stunning. The leaves of the plant are marbled with striking contrasts of green and creamy white, reminiscent of a dappled willow shrub. As beautiful as the plants are, they are completely upstaged by the striped fruits, which transform dramatically. A cross between serrano and cayenne peppers, the fruit starts off green and white striped before changing to red with green stripes. And the fruits may turn a deeper red with variegation. This is one dramatic plant that works as both an ornamental and an edible, which is a rarity in the world of landscaping.

Since the fish pepper has reemerged, it was not greeted with the fanfare that it deserved. It is still extremely rare to find seedling plants in garden centers, although the seeds can be purchased online.

Niche restaurants such as Spike Gjerde's Woodberry Kitchen in Baltimore, have a love affair with this chile and their perfect heat-flavor balance. Spike's hot sauce, Snake Oil, and other fish pepper hot sauces are popping up at farmers' markets around the Chesapeake region. What is a novelty now will soon become a staple, once again, and be recognized for the Maryland gem that it is.

HATCH CHILE PEPPER

In autumn, a certain magic takes over every village, town, and city in New Mexico as the world-famous green Hatch chiles are harvested. Ground zero is Hatch, a tiny farming community nestled in the Rio Grande Valley, less than an hour from the Mexican border. Almost in concert, awkward metal tumbler contraptions, more reminiscent of a Spanish Inquisition-era interrogation device than a culinary tool, pop up like mushrooms on street corners throughout the state. Well blackened from decades of use, each roaster is equipped with a large crank for turning the enormous basket, which is generally operated by an old man in boots and a cowboy hat. For weeks, no matter where you are in the state, the air is perfumed with the rich, smokey-sweet aroma of roasting green chiles that wafts through the streets. And if you were to drive through any of these towns, you'd see lines of New Mexicans from all walks of life, clutching their burlap bags full of green chiles, waiting patiently to shell out a couple bucks to have them roasted...and tide them over for the year.



New Mexicans have a pride in their state that borders on obsession, and every element of their culture is jealously guarded and celebrated. The New Mexico green chile is the ultimate symbol of that pride, as are crabs in Maryland. You would be hard-pressed to find a restaurant in the state... fine dining, casual, taqueria, and even fast food joints...that do not offer green chile across the menu. In fact, green chile is the “Official Vegetable” of New Mexico (and, yes, they don't care that it is a fruit). In fact, their love of green chile has spawned legislation to make New Mexico the first state to have an official question...“red or green?”...and an official aroma... “green chiles roasting in the fall.”

New Mexico's love affair with the green chile started in 1894, at the University of New Mexico in Albuquerque, when horticulturists started to experiment with a variety of peppers that were being grown by dirt farmers around Las Cruces, at the southern end of the state, on the edge of the Chihuahuan Desert. After breeding and cross-breeding these peppers for over 20 years, the university introduced “New Mexico No. 9” to the world...the first of the New Mexico green chiles. This chile was eventually developed into the Anaheim green chile, a slightly milder version of today's green chile, and the seeds were shipped off to California, where they could be grown on large farms with modern irrigation methods and equipment. The rest stayed home in the high desert.

Over the years, several cultivars, closely related to Anaheim were developed...NuMex Big Jim, NuMex Sandia, New Mexico 6-4, and a few others, which are all grown on farms in the southern portion of the state, where the soil is most fertile. The differences between the chile peppers are subtle, almost indistinguishable to the untrained eye, but the heat varies from 1,000 to 8,000 Scoville units, which gives them a decent bit of heat, without being overwhelming.



Chile Pepper & Hot Sauce Festivals

HUNGARIAN HOT WAX Banana Pepper

The Hungarian hot wax banana pepper has a long, interesting history, originating in the southern most areas of North America. One could be easily fooled by the origin of this chile with its large profile in Hungary. The plant for the Hungarian wax chile pepper is believed to have traveled from North America to Hungary and Serbia during the early 16th century via explorers, traders, and the invasion of the Turks. Within 200 years, it was known as the Hungarian chile pepper abroad as Hungarians were some of the first to love them, but also developed their own consist-

tent version, which is milder and used in their paprika.

The fruit begins green, then yellow, but at maturity turns red with a sweet thick flesh. Most are harvested while yellow, being just slightly fiery. Considered medium in heat range, but packing a fiery punch, it has a varied Scoville scale between 1,000 to 15,000 units.

While yellow, this chile is popular in mole sauces and traditional Latin dishes. When red, dried, and ground, it's famously and widely used as paprika. They can be pickled, roasted, grilled, or used for stuffed paprika (a dish made by stuffing paprika peppers with a filling of meat, rice, and vegetables), or filled with meatballs and served with tomato sauce. So loved is this chile that there is an annual paprika festival held each October in Hungary to celebrate the spice with live entertainment, cooking competitions, and epicurean foods.



Whether you're a fan of mild or fiery flavors, chile pepper festivals offer a unique opportunity to explore the diverse world of spicy cuisine and celebrate many vibrant cultures. Curiously, this way-hot fruit has developed such a frenzied following that festivals and competitions abound in the U.S., Canada, Britain, and Australia and much else of the world. Even in China, chile peppers have a cultural significance, with Mao Zedong (founder of the communist People's Republic of China) highlighting them as the food of revolutionaries. The fact that these fruits have been cultivated to have many distinct flavor profiles along with varying heat levels makes them ripe for competition and their lingering endorphin effect.

The following is a website listing Hot Pepper, Chile Pepper, Chili, and Hot Sauce Festivals planned in 2023. It provides information about the dates, locations, and activities of various chile pepper festivals, such as cook-offs, pepper eating contests, and live music performances. The website also includes links to other resources related to



chile peppers, such as recipes and gardening tips. Alas, no Fish Pepper festival in Maryland...yet!



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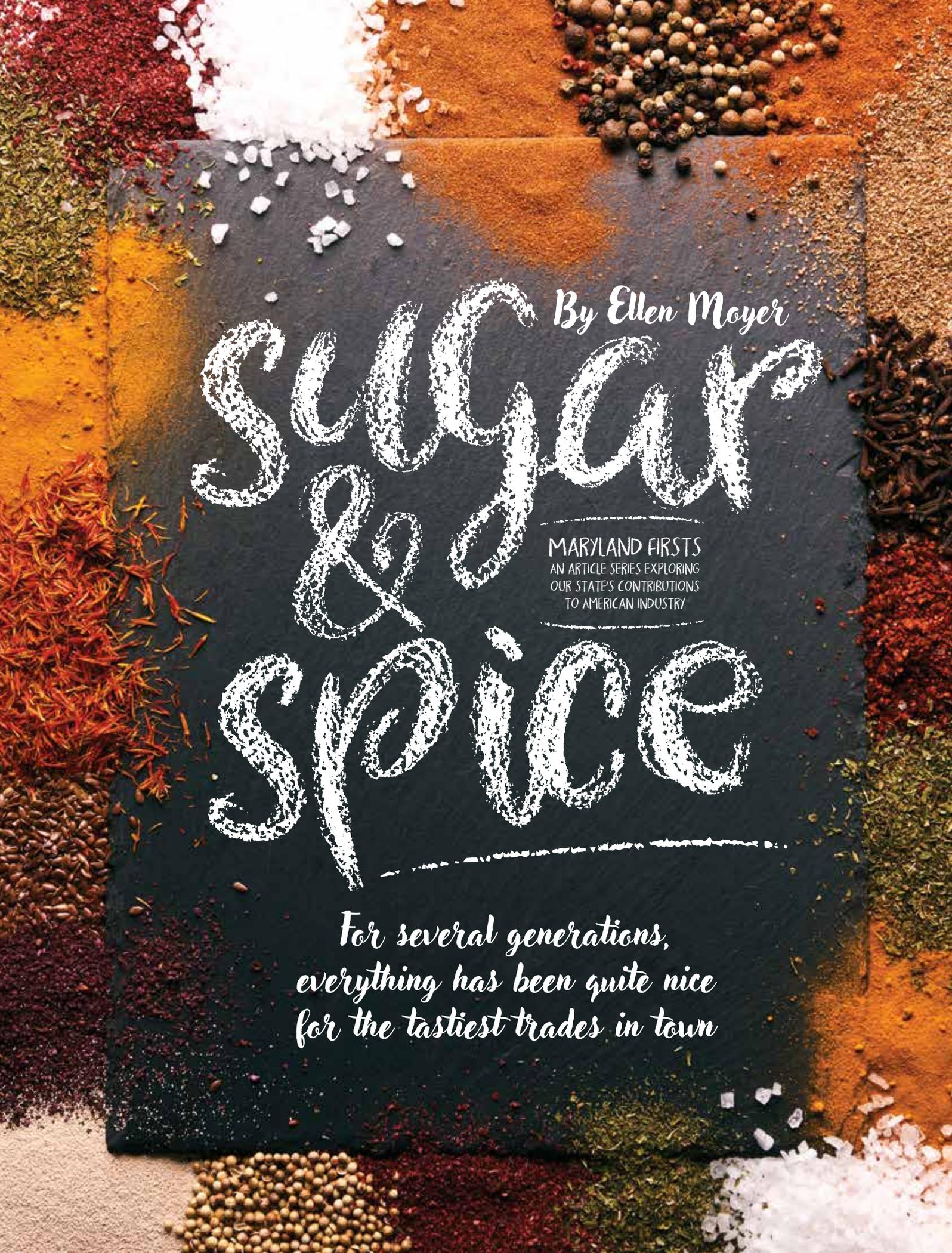
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By Ellen Moyer

sugar & spice

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McCormick & Company's global headquarters in Hunt Valley, Maryland. The company moved from its downtown Baltimore location in 1970, and in 2018 unveiled a new, state-of-the-art facility. Photos courtesy McCormick & Company.

McCormick's Roots

The industry would come to Baltimore much later. In 1889, a 25-year-old Baltimorean named Willoughby McCormick began a startup business in his one-room basement. He had some flavoring extracts, but most of his extracts were fruit syrups and root beer—not spices at all. With three assistants he sold his products door-to-door and within a year of making profits, was able to move to larger quarters. In 1896, the commitment to spices was made when he bought the F.G. Emmett Spice Company of Philadelphia.

Today, McCormick & Company is a Fortune 500 company with \$5.6 billion dollars in revenue and stock that sells at about \$87 per share. It has the largest spice producing facility on the planet, a 320,000-square foot campus in Baltimore County's Hunt Valley.

Before it's move from the City of Baltimore, the nine-story national headquarters and manufacturing center built in 1921 enthused and relaxed the public with spicy odors wafting across the Inner Harbor. The roaring '20s was an age of optimism and prosperity. And then McCormick the leader died in 1932 and in the Depression, the company lost its way.

His nephew Charles McCormick, who was Johns Hopkins educated, would rescue the company. A man who understood human nature and respected people, the younger McCormick believed a company was nothing without an engaged workforce. He raised salaries



by 10 percent, reduced work hours from 56 to 45 per week, instituted profit sharing, and began a series of junior boards that became a multiple management style—a Baltimore first that was eventually adopted by other corporations nationally and abroad. Within the first five years of this leadership style, McCormick instituted 2,000 ideas for improvement recommended by the junior boards. The model continues today.

Along the way McCormick of the Inner Harbor introduced several industry firsts. They were the first to introduce gauze covered tea bags, for example. Generations later, the company became the first to build an AI system to analyze decades of data to build new flavor combinations—the resulting platform “ONE” launched in 2019.

Driven by a strategy for growth of acquisition, joint ventures, and as a supplier to food corporations such as McDonalds, McCormick & Company would own brands in 170 countries including popular names like French’s, Lawry’s, Zatarain’s, Cattlemen’s BBQ Sauce, and dozens more, including Maryland’s distinctive yellow and blue can of spice, Old Bay, purchased in 1990.

Iconic Old Bay

Created in Baltimore, Old Bay was founded in 1939 by Gustav Brunn, a Jewish refugee who owned a spice company in Germany. Arrested during the Nazis Kristallnacht, Brunn was shipped to Buchenwald Concentration Camp. Within several weeks and a hefty sum of money, he was released and immediately shipped to America, specifically Baltimore, with his wife, two children, and a spice grinder.

He was denied employment by McCormick, so he founded the Baltimore Spice Company and created the secret formula for Old Bay seasoning, specifically for seafood, and marketed it to the businesses that lined the Harbor. Originally named “Delicious Brand Shrimp and Crab Seasoning,” it was rebranded Old Bay after the Chesapeake’s Old Bay Steamer Line. Today, Old Bay is used on Utz crab chips, “Crabby Bo” covers the lips of a glass of National Bohemian beer, and Flying Dog brewery has a summer ale, Dead Rise, made with Old Bay. It is so popular that Old Bay hot sauce for the Super Bowl sold out in 40 minutes. So did Pepperidge Farms’ Old Bay Goldfish Crackers. True Temper Sports Company released a lacrosse stick with Old Bay decals. Currently they too are sold out.



Baltimore Steam Packet Company (Old Bay Line) photo distributed by Old Bay Line as a souvenir. The steamer line was the inspiration for the naming of Old Bay seasoning.

McCormick’s departure from Baltimore’s Inner Harbor in 1970 signaled a change coming to American industry within Baltimore. Attracted by the nation’s deepest harbor and modern railroad system, industrial manufacturing giants has long flocked to the harbor, especially in the 19th century. Proctor and Gamble, Pepsi, Western Electric, Allied Chemical, and steel mills in Sparrows Point called Baltimore home. Eventually, new inventions in building infrastructure and a need for more space were making old centers of commerce obsolete. Blue collar jobs and the workingman’s paradise were being replaced by white collar business. Today, only one major manufacturing business remains in Baltimore’s Inner Harbor, Domino Sugar.



Old Bay seasoning has developed into a full line of products produced by McCormick. Photo courtesy McCormick & Company.

Sweet As Domino Sugar

It is a virtual newcomer, opening in 1922, but its 120- by 70-foot neon sign erected in 1951 proclaims this manufacturing plant is here to stay. Domino is the second largest sugar refinery in the USA, producing 6.5 million pounds of raw sugar cane each day. It is the only refinery that produces sugar in retail size plastic tubs and distributes 350 billion single serving packets per year. On certain days, the smell of crème brûlée wafts around Locust Point.

Baltimore's harbor was once home to six different sugar and molasses refineries during the boom years 1865 to 1873. Molasses is made from the "white gold" sugar cane industry and was introduced to America and Louisiana by Christopher Columbus in 1493 during his spice trade route of discovery. But a downturn in molasses demand doomed Baltimore's numerous refineries.

Domino, allured by the harbor's big ships capable of carrying huge amounts of cane and a rail transportation network that supported shipping sugar across the country, set down new roots. Domino, founded in 1901, is said to take its name from the sugar cubes that looked like the tiles of the popular turn of the century game.

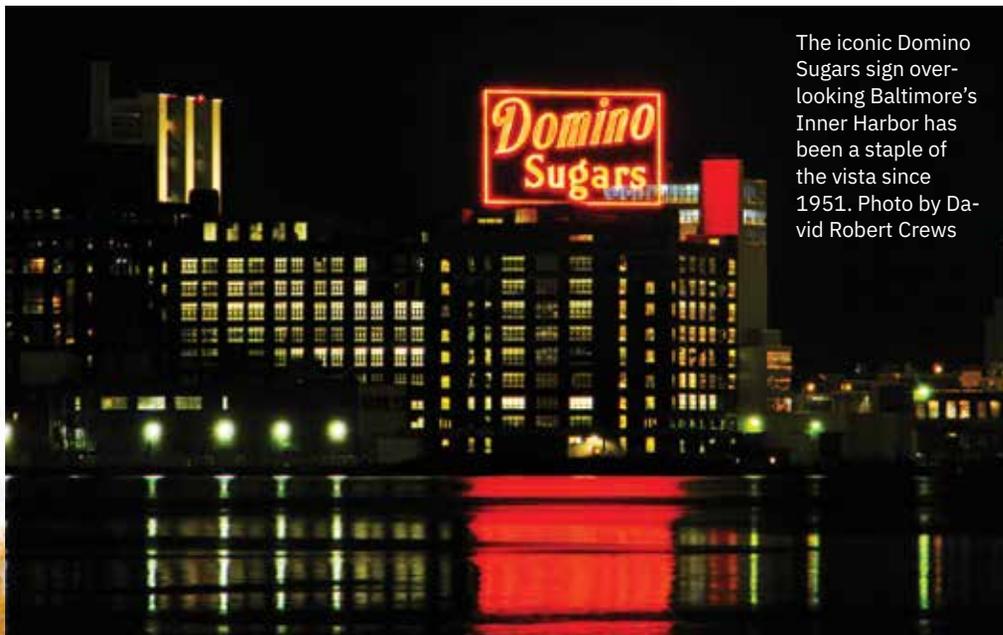
In 1922, its new building in Baltimore was hailed as "a monument of state of the art modern industrial design." The building remains unchanged and is on the National Register of Historic Places. In the 20th century, women—the primary cooks of the house—were early marketing targets. Radio adds proclaimed, "keep your man peppy with lots of sugar energy" and "mother is interested in quality. She selects 100 percent pure Domino sugar." Promoting tours of the noisy conveyer belt plants, Domino opined "our doors are open...and you will be welcome, especially the housewives of Baltimore."

But it is Domino's willingness to innovate that continues to rank it among the largest sugar companies in the world. Sugar is an international, volatile business dependent on government support and price controls. Peter O'Malley of American Sugar Refining, Inc. represents the industry, and identifies the company's sustainable and community innovations which include the use of solar panels, storm water controls, and support of oyster sanctuaries to clean our water. "Dominos is a good neighbor and good steward of its history and its environment," he says. With 500 employees, Domino continues the blue collar, hardworking reputation and legacy Baltimore is known for.

Today, the grand neon sign remains a fixture over the Inner Harbor. Recently restored with LED lights and reinstalled on Domino's 100th birthday celebration, the red sign is so big that a tractor trailer could drive through the letter O. It is visible across the harbor, the Patapsco River, and continues to capture our attention.

Author Laura Lippman attributes her lead character, Tess Monaghan, in her book *The Sugar House*, with this thought as she views the harbor...

"If she were God, that was where she would make her home. Atop a neon sign overlooking Baltimore, guarding a mountain of sugar."



The iconic Domino Sugars sign overlooking Baltimore's Inner Harbor has been a staple of the vista since 1951. Photo by David Robert Crews



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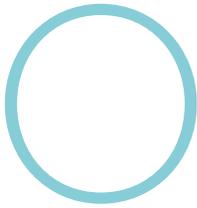


WORST.



PREPARING FOR NATURAL DISASTER EMERGENCIES WILL GIVE YOU AND YOUR FAMILY THE UPPER HAND ON CALAMITY

By Janice F. Booth



ver the past months and years, in our own communities, we have experienced homes blown away by tornadoes; we've read accounts of communities evacuated as fires raged, watched as people fled their homes and cities as floodwaters rose. Some of us have taken precautions to prepare for unexpected and unspeakable disasters. Some of us prefer to think about those issues tomorrow, or next week, or...

Kasey Thomas, Public Information Officer with Anne Arundel County's Office of Emergency Management, acknowledges the stress created for us as we try to plan for emergencies. She points to the very present pandemic as an emergency that has stretched the resources of our national, regional, and local government agencies, as it has individuals and families. If there is a silver lining to the pandemic, Thomas points out, it is that our counties work more closely now with the State of Maryland to expand the help they can offer to community residents. Over the past two-and-a-half years, government-directed emergency preparedness has become better coordinated and more robust.

Maryland and its counties are better prepared to help citizens deal with emergencies—tornadoes, hurricanes, floods, and fires. Individually, however, we can be safer if we make our own plans for emergencies, plans that use what the State and Counties have to offer.

Planning for emergencies caused by natural disasters is stressful. There's a lot to think about. It's easy to procrastinate; there's so much to do. Don't wait; plan.

Organize your plans under the following categories:

INDIVIDUAL | FAMILY: CHILDREN
PETS | NEIGHBORS | RELATIVES



Here are some checklists and resources that can help you prepare for emergencies, and do so with a bit less stress.

IMPORTANT INFORMATION: There are two types of information you will want to have on hand if you must leave your home; **Contacts** and **Financial**. The Federal Emergency Management Agency (FEMA) has some useful checklists and templates online that can be printed and filled in. Basically, here's what's useful:

A list of Contacts should be included in each person's "GO" backpack: adult, child, pet. If families are separated, those names, addresses, and numbers will be useful. If there is a **key contact** for everyone, be sure to note that on your list. Be sure to identify childcare phone numbers, physicians, and veterinarians, if appropriate.

RENDEZVOUS PLAN:

Prepare a simple, clear document in THREE parts:



Where to meet if you are fleeing your house (fire/flood/gas leak). Make a simple escape map that a child could follow from bedroom to exit. Where should everyone gather, outside the house? (On the lawn of which neighbor? At the edge of the vegetable garden?)



Where to meet if you must leave your home, but not your town or city. A local church, community center, or designated mass-care shelter.



Where to meet out-of-state. Is there a home or cottage of a relative or family friend that everyone knows? Include the address and simple directions.

Remember: Power outages, downed cellphone towers, dead batteries all can keep you from communicating with family and friends. Have a specific safe-site, a place where everyone can reunite and regroup, away from the disaster area.

For the **Financial Sheet** you can decide what level of detail you'll need. Bank accounts with Customer Care 800-numbers would seem basic. Also, your insurance company's 800-number and your policies' numbers. Copies of Wills, Titles, Deeds may save you trouble later.

INDIVIDUAL BACKPACKS:

It can be fairly simple to gather a “Go Pack.” One is needed for each member of your household: each adult, each child, each pet. Remember, someone must carry each pack, so watch the weight and plan accordingly. Put those Go Packs in a handy place, like the coat-closet near the door or a locked dock-box on the back porch or deck.



Change of Clothing: simple items that suit for a variety of weather conditions.

Sanitary Supplies: as appropriate and only a short-term supply.



Pair of Glasses/Contacts: put the date inside the case so you can replace with newer prescriptions when possible.



Electronics: a flashlight (perhaps rechargeable), a phone charger, an iPad with charger



First Aid Kit: a simple, compact package containing antibacterial wipes, band aids, antibiotic ointment, aspirin, gauze, and tape as space allows.



Blanket, preferably a thin-but-warm variety, such as a



“Space Blanket.”

Contacts and Financial Lists, if appropriate. (You may not want the financial list in a child or pet’s backpack.)

List of Medications, if necessary for health. Your doctors might be willing to provide an undated prescription to include with the list for filling in an emergency evacuation. Include the pharmacies and phone numbers where these prescriptions are filled. If you pack actual medications, be sure to cycle the meds out and fresh doses into your pack.

LAST-MINUTE POUCH

(bright colored or otherwise notable): put a reminder card inside listing:

Keys	Identification: Driver’s
Credit cards	License, Passport.
Cash	Vaccination Card(s)

• You’ll refer to that little list and toss these important day-to-day necessities into that pouch just before leaving your home. If you have a wallet with all these items inside, make sure the pouch is large enough to hold that wallet. You may not have room or strength to hold onto a purse as well as that backpack, so **rely on the backpack for all the essentials.** If you must discard something as you go, it won’t be the backpack.



Food & Water: As space and weight permit, include canned and soft-packaged edibles, such as energy bars and tuna packages, and some water. You’ll see what you have room for and can carry.



Personal Toiletries: as space allows—a small toothbrush and toothpaste, a comb and brush, a razor, small package of fresh wipes or similar cleaning product.



Child's BACKPACK

Dependent on the child's age and strength.

Change of clothes

Back-up pair of **glasses or contacts**

Electronics: phone and charger, iPad and charger

Medical Info: (retain medications in adult backpack unless the child is mature enough to handle the medications)

Money: a small quantity of money in a simple pouch or small purse

Blanket (perhaps a favorite, small one)

Pictures: a small collection of pictures of parents, siblings, pets with names and contact information on the reverse of each picture. (Small, plastic photo albums are sold at most drugstores.)

Favorite toy and a book that can remain stashed in the backpack. (tricky)

Contacts list: very important. Note any names and numbers that might be helpful if you and your child were separate.

Personal toiletries

Favorite snacks individually packed.

PET PACK:

Preferably one pack for all pets.

Collar(s) and Leash(es)

Contact information: owner's name and contact, pet's name, copies of pertinent vaccinations (update yearly).

Medications: as appropriate (again, a list with veterinarian's name and phone number might be best; include a photo(s) of each pet with the pet's name and approximate birthdate on the back.

A favorite toy

Snacks and water bottle:

wait to fill the bottle and pack individual servings of snacks in sealed plastic bags

Carrier(s): Be sure everyone knows where the pet carrier(s) are stored. If there is a threat of danger, put the carrier(s) with the backpacks for quick departure.



IF YOU CANNOT TAKE YOUR PET WITH YOU WHEN YOU EVACUATE: The Office of Emergency Management recommends:

Place the pet in an inside room away from windows. (Do not tie the pet up inside or outside.)

Provide water and a self-feeder that can supply your pet for 3-5 days.

Put some towels and blankets (preferably with familiar family odors) on the floor.

Leave a large note on the front and back doors explaining what animals are inside and where they are located. Be sure to include the owner's contact information on the note.

When you have completed your plans and prepared your Go Packs, you may want to make some simple plans and arrangements with elderly neighbors and relatives. Help them prepare their own Go Packs and consider how you might assist them to evacuate, if that becomes necessary.

This seems like a great deal of work, certainly. But the peace of mind you'll provide for your family and yourself will be worth the time and energy you've expended. We all hope we'll never need to use our Emergency Preparedness Plans.

ONLINE RESOURCES FOR Emergency Preparedness



What Do You Need In a Survival Kit—**American Red Cross**



FEMA_Red-Cross_Emergency_Preparedness_Checklist.pdf (**energy.gov**)



Emergency Preparedness | Anne Arundel County, MD (**aacounty.org**)



FEMA Ready Campaign Urges Preparedness in 2022 (**FEMA.gov**)



Create Your Family Emergency Communication Plan (**ready.gov**)



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321 WHITE HERON COURT



WEST FRIENDSHIP

\$1,800,000

13614 FOX STREAM WAY



CLARKSVILLE

\$1,800,000

13067 TWELVE HILLS ROAD



SELBYVILLE

\$950,000

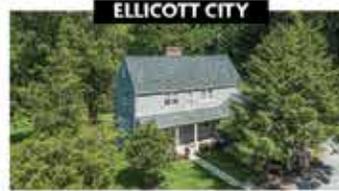
31944 PHILLIPS ROAD



ODENTON

\$925,000

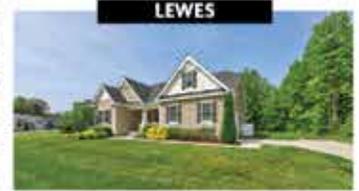
1474 CATBRIAR WAY



ELLICOTT CITY

\$850,000

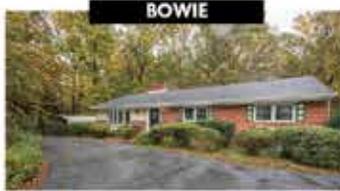
11420 HOMWOOD ROAD



LEWES

\$848,000

34062 CHARLESTON LANE



BOWIE

\$750,000

13711 OLD CHAPEL ROAD



OCEAN CITY

\$750,000

111 76TH STREET #101



HANOVER

\$730,000

1704 MACO DRIVE



OCEAN VIEW

\$675,000

12 PALISADE STREET



BOWIE

\$599,900

15214 JENNINGS LANE



HARBESON

\$579,999

27363 COVERED BRIDGE TRAIL



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31155 VINES CREEK ROAD



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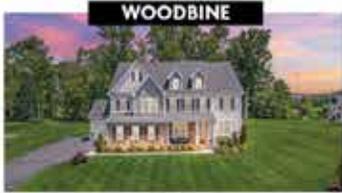
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15928 MEADOW WALK ROAD



REHOBOTH BEACH

\$975,000

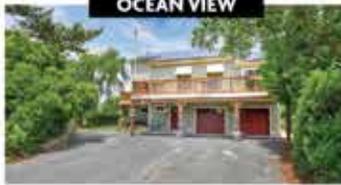
102 LONDON CIRCLE S



CLARKSVILLE

\$825,000

5777 WHISTLING WINDS WALK



OCEAN VIEW

\$800,000

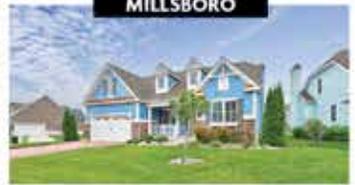
38787 APPLE COURT



MILLSBORO

\$799,000

26967 SUNBURST PATH



MILLSBORO

\$785,000

33407 MARINA BAY CIRCLE #20



UPPER MARLBORO

\$671,000

1308 WHISTLING DUCK DRIVE



COLLEGE PARK

\$635,000

4602 HARVARD ROAD



REHOBOTH BEACH

\$630,000

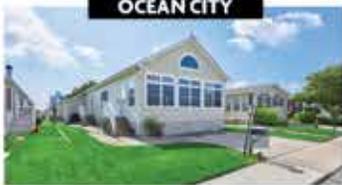
37071 TURNSTONE CIRCLE #34



LEWES

\$607,500

31309 FALMOUTH WAY #70



OCEAN CITY

\$575,000

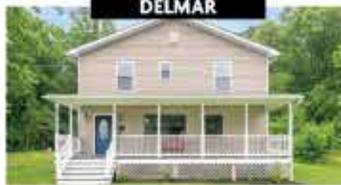
13332 OCEAN DRIVE



OCEAN VIEW

\$550,000

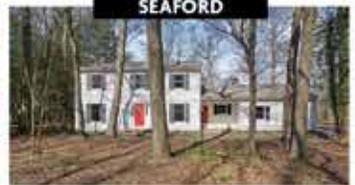
36334 THRASHER LANE



DELMAR

\$440,000

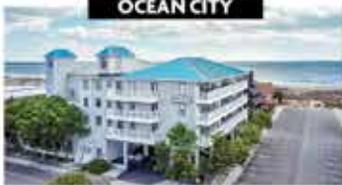
30881 E LINE ROAD



SEAFORD

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900 SHORT LANE



OCEAN CITY

\$339,000

6 127TH STREET #304



SNOW HILL

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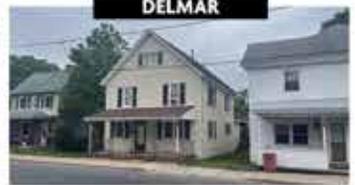
110 IRONSHIRE STREET



MILLSBORO

\$179,900

28438 WYNIKAKO AVENUE #6683



DELMAR

\$179,000

111 W STATE STREET





While the Sun Sets Over the Severn

BY **LISA J. GOTTO**
PHOTOGRAPHY BY
MATTHEW DANDY

TURNING PROPERTY POTENTIAL INTO PRACTICAL BEAUTY



It's

a classic and highly-relatable Chesapeake Bay area challenge: Once purchased, how do you take a much older waterfront home built before a substantive era of innovations in construction practices and materials, and make it a model of functional modernity and the ultimate familial haven and retreat?

While the simplistic response might be to create a great team and renovate it, P.J. Mueller, President of Mueller Homes, took that sentiment to the next level when referring to this month's feature home in Severna Park.

"We are very fortunate to work with a lot of great teams that include the client, the architect, the interior designer, and our talents as a builder to create a one-of-kind, hand-crafted piece of artwork that our clients ultimately get to enjoy with friends and family for years to come," Mueller says.



Indeed, quite the team was assembled by the homeowners to bring their forever, dream home to fruition. At the forefront of that team was P.J. Mueller and his crew at Mueller Homes, who credits the highly creative architectural strategy created by Stephanie Cook of Speight Studio Architects in Annapolis with maximizing the main home's original footprint to provide a free-flowing transitional space requested by the new homeowners.



Finishing that space with layers of interior details would become the responsibility of Melissa McLay of Melissa McLay Interiors, and other custom subcontractors, such as Kitchen Encounters' Krissy Klingenberger, both of Annapolis.

Although the homeowner describes the property as a perfect fit for him and his wife, the original home on that property, built in 1953, had been added on to and updated in various ways over the years before they purchased it in 2017.



Project & Promise

“We just fell in love with the site and the character of the neighborhood, and the fact that it had multiple houses and outbuildings, was something we were looking for,” the homeowner says.

The couple have five grown children and two grandchildren who love to visit, so they imagined the property and its structures for the potential but understood the work that would need to get done.

“The whole place was a project,” explains the homeowner, who remarked that the main house had probably been added on to three or four times, and that it was relatively obvious where those additions were.

Fortunately, the couple was able to live in a small guest cottage on the property during parts of their residential integration project, that all-in-all took five years to complete.



Mueller’s team would come into the mix a few years after the purchase and after a second-floor carriage house suitable for a small family was completed above the garage. Exacting floorplans for a first floor do-over were first created by Cook, and the couple chose Mueller Homes to execute those plans.

While the property was superbly well perched above Severn River, the main home lacked the flow and layout required to really take advantage of that elevation with its smaller, choppier rooms, and an ill-placed, three-season structure that offered little to no views at all.

“There was a dilapidated screened-in porch that was blocking [the view],” Mueller explains. “Cook did a nice open-concept addition where the screened-in porch was in play and basically opened up the livable space where everybody congregates [in] the kitchen to a new family room that now gets an almost 180-degree view of the Severn River.”

The new plan provided a seamless approach that would integrate all the previous additions and updates into one cohesive look, and check off the homeowners’ biggest box on the wish list, bringing the outdoors in.

“For us, feeling like we are always outside, was something that we were looking for,” says the homeowner.





To address the sense of openness the couple required, Cook's family room plan included a 14-foot cathedral ceiling and two walls of windows to create that 180-degree view of the river.

This clearly was a job for Mueller's in-house millwork team who used a combination of wood treatments; shiplap for the ceiling and poplar for the beams employed in a scissor-truss pattern to dramatic effect.

An additional ceiling beam wrapped in cedar was employed so a wall could be taken down to expand the kitchen and have it flow into the adjacent family room. The result is a totally re-imaged space accented with luxe custom cabinetry and exceptional finishes which transitions into the home's re-positioned laundry room, pantry, and powder room.

To complement this part of the renovation on the outside, Mueller suggested adding an Old-World brick treatment to the exterior where the screened-in porch had been. This brick treatment was extended to the foundational areas of the home, as well, lending texture and depth, and further addressing the homeowners' request to unify the overall look of the home's exterior.

Back inside, it was McLay's turn to take all the incredible new space the couple would have and turn it into an environment that would convey an elevated seaside cottage aesthetic. McLay explains how a trip to the Washington Design Center helped additional interior inspiration.

"We spotted a rug sample that they loved, and it ended up being the jumping off point for their family room design," McLay says.

To this McLay added an exceptional pair of chairs with a chunky, rope-like texture from John Himmel and accented them with sea-worthy blue and green fabric toss pillows from Kravet.

Pattern and texture would go on to play a leading role throughout this space and further into the kitchen, laundry room, pantry, and powder room.





“Varying the scale of patterns helps ensure it will not overwhelm the senses,” McLay says. “We did this from space to space (larger fish pattern in bathroom versus a smaller geometric in the laundry room) but also within a space by varying the scale of patterns on pillows, wallcoverings, and window treatments.”

Further enhancing the kitchen’s custom cabinetry and gleaming counters, is a combination of stylish pendant lighting from Visual Comfort, and bar-





stools from Vanguard, customized with leather seats and woven fabric backs accented with large brass nail detail. Above the range is a backsplash made of marble mosaic by Atlas Marble & Tile in Arnold.

Transitioning from the incredible wide-planked white oak hardwoods of the open-plan living space into the pantry, is a rustic brick walk laid in a herringbone pattern. It's another small detail that speaks volumes about the effects texture and pattern can add to a well-executed design scheme.

Once all the bells, whistles, and details were completed on the residence's first floor renovation, it only made sense to the homeowners to keep a good thing going. So, the team went back to the drawing board to put the same quality workmanship and care to use, re-imagining some rooms on the upper floor, which included the primary bedroom and bath, and a to-die-for home office with a miles-long view of the Severn.

This would lead to the final steps in wholesale property integration project that the couple had imagined.

But For the Trees

Although the footprint would remain the same with the property eventually offering more than 7,000 square-feet of living space, some tricky maneuvers would be required to create the ultimate outdoor personal paradise the couple was envisioning.

In addition to a variety of sumptuous, mature trees, such as 100-year-old oaks, a majestic magnolia, and a weeping willow—a huge selling point for the homeowner—the property came complete with a pergola





Thoughtful use of the acre-and-a-half-lot, that includes a pier where the couple can dock their boat, was critically important so those gorgeous trees could take center stage and the homeowner could flex his gardening muscles, as well.

As it stands today, the property has now cashed in on that all-important potential, and has become every bit the airy, stately, peaceful family homestead that the couple imagined.

“I think stately is a good word because of the trees,” remarked the homeowner. “They make you feel like this place has been here forever.”



that was hosting a wondrous winding Wisteria vine robust with purple flowering blooms. It unfortunately, would need to be moved some eight feet south, according to the homeowner, to accommodate where some new foundation would need to be located.

According to the homeowner, an avid gardener, there were some really shaky moments associated with relocating the vine around the new pergola.

“When they first moved it, all the leaves dropped off and we thought, ‘Oh, no’, but then two weeks later, we saw sprouts again, and within two to three months, it was totally covered [with blooms] again,” he says.

With the re-bloomed pergola now in place, the homeowners could focus their attention on the exterior landscape and more specifically, visually integrating the pathways between the main house, the guest cottage, the pool house, and the outdoor living area.

To do this, the couple again turned to the versatility of brick to pull together the transitioning spaces by using a system of walkways installed by Edgewater’s Landscape Design Center.



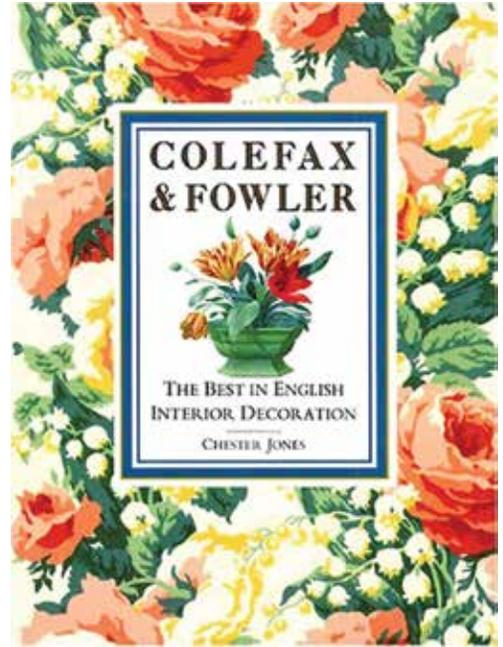
For Beach or Bench

5 INSPIRING INTERIORS PAGE-TURNERS

By Lisa J. Gotto

Whether you're relaxing on a beach towel or porch swing this month, having an inspiring read in-hand makes this time all the more valued and enjoyable.

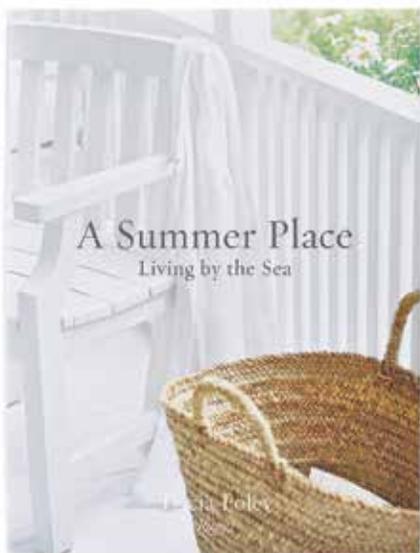
For those who adore interior design, this collection of the finest works in the field provides five opportunities to explore your passion: perhaps even sparking a new project in the upcoming change of season.



Cozy Living

Colefax & Fowler: The Best in English Interior Decoration

For some of us, nothing beats the classical luster of an interior scheme that is gracious yet casual; well-mannered yet not too rule-laden or pretentious. Such is the design sensibility of one of the most lauded interiors experts from across the pond, John Fowler. By the mid-20th century, Fowler, along with his original partner in design, Sybil Colefax, became known as a dynamic, influential duo for their warm, rich, and classic bespoke interiors synonymous with English country houses. Indeed, by mid-century the firm of Colefax & Fowler's work could be seen everywhere from Buckingham Palace to London townhouses and rural getaways. An American, and a 20th century tastemaker, Nancy Lancaster, had also joined the firm by then bringing her own sense of luxury and subtle sophistication to the mix. With our local wealth of historically significant homes, we wouldn't be surprised if this "interiors bible" with its hundreds of color illustrations may already be sitting on bookshelves both here, and on the Eastern Shore.

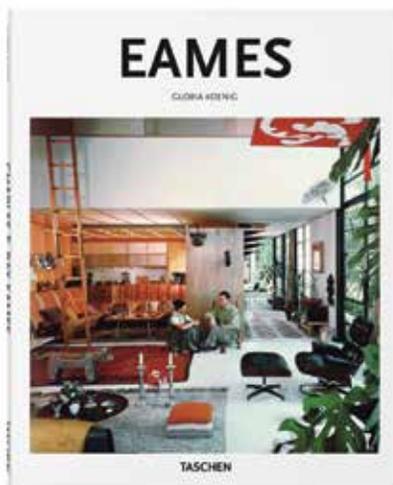


Bay Living

A Summer Place: Living by the Sea

With an inspirational background location much like our own here near the Chesapeake, *A Summer Place: Living by the Sea* explores the environments of modern waterfront residences designed to celebrate their cerebral views, vintage, shingle-style cottages restored and enhanced for how we

live today, and artsy, eclectic retreats bursting with color, pattern, and personality. In this book, author and accomplished life and style expert Tricia Foley guides you down the garden paths of her Long Island hometown of Bellevue-Brookhaven to find not only seminal homes, but also their charming outbuildings brimming with detail, and landscaped summer gardens at the peak of their beauty and bloom. Along with the visual treats offered in this 240-page paper escape, readers will find expert tips on outdoor entertaining, summer décor, and hosting guests for memorable weekends on the water.

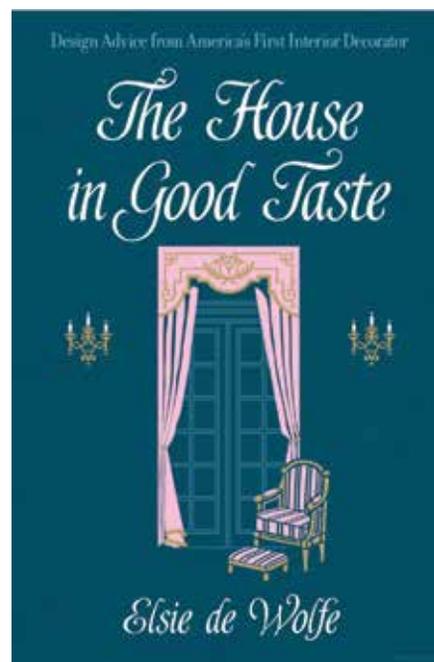


Mid-Century Modern Living

Eames

It is said that one cannot speak about the genesis of multifunctional modernity without beginning with the ground-breaking creative duo of Charles Eames and Ray Kaiser Eames. Far more than just accomplished furniture designers, this mid-century

husband and wife team was also widely known in the disciplines of architecture, textile design, photography, and film. Often referred to as the couple who transformed the visual character of America, their most seminal creation, the Eames Lounge Chair Wood, was a first of its kind—designed with molded plywood technology—these chairs first made the interiors scene in 1946. They remain every bit as popular today and are considered coveted pieces amongst fine furniture collectors. Also, to their credit, the couple chronicled their earliest experiments in furniture design in a short, but pivotal film called *Powers of Ten*, which is also covered in this bookshelf staple.



Timeless Living

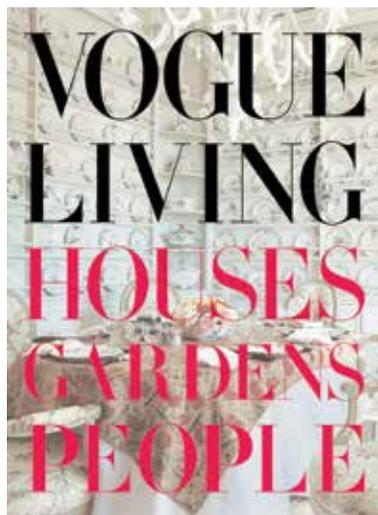
*The House in Good Taste:
Design Advice from America's
First Interior Decorator*

Indeed, this book authored in 1913 by Elsie de Wolfe, our nation's first acknowledged interior decorator, advances the timeless nature that good taste embodies, and her theory that anyone can develop good taste should they make an effort to do so. De Wolfe, who predominantly catered to the well-to-do, also felt that living well and living comfortably was attainable no matter the budget. De Wolfe sought to shake up the contemporary standards of the time by replacing the weightier and darker furnishings and embellishments of the Victorian era with lighter and brighter alternatives. By employing more neutral colors, like ivory and beige, replacing heavy drapery to allow more natural light in the home, and clearing the home of clutter, de Wolfe established a new baseline from which modern design could flourish and endure. De Wolfe was also the first to recognize that one's home interiors should be an extension of one's personality, a precept that has stood the test of time.

Inspirational Living

Vogue Living: Houses, Gardens, People

If unabashed voyeurism is your thing, this lavish chronicle of style as told through the words of icons in their fields such as *Vogue's* Global Editor-at-Large, Hamish Bowles, and photographers such as Miles Aldridge and Mario Testino, will keep you turning pages well into the fall, as they explore the homes of some of the world's most celebrated personalities in the disciplines of fashion,



art, and style. Among the 36 incredible residences of note and in full-color display, are that of the coral-stone Palladian mansion of Oscar de la Renta, the Nile-based, houseboat digs of Christian Louboutin, and four decades worth of homes once inhabited by Karl Lagerfeld. Truly a treat for the eye and the soul, this 400-page, hard-cover "Who's Who" of fashionable interiors includes a thought-tweaking forward by Calvin Klein.



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Make Those Beauties Last

PRESERVING YOUR GARDEN'S BLOOMS

By Janice F. Booth

We're all enjoying the glorious blooms of summer—blue and lavender multi-flora hydrangea, orange and yellow zinnias, creamy Magnolia blossoms, rosy cone flowers, and ubiquitous Black-Eyed Susans. Perhaps you even have floribunda or knock-out roses in coral, white, and pink. Soon we'll all enjoy sedum, in their subtle hues, blue and purple asters, elegant, purple spiked Agastache, and delicate pink and white staticce adding to our gardens' lush color bouquet.

How about preserving these beauties so they can be enjoyed during winter? There are four simple and common methods of preserving blooms. You might try several approaches; see which method gives your flowers the look you're after for dried arrangements. With a bit of planning and some simple materials, it's possible to preserve some of

those beauties, retaining most or all of their color and grace. Even if the first few attempts disappoint, don't give up. You'll soon figure out just the technique that works for you and your garden's blooms.

The four techniques are: (1) oven drying, using a microwave or traditional oven, (2) air drying, (3) drying using sand or rice, and (4) pressed drying, using heavy books.

*Before we get into the techniques for drying flowers, consider how you'll **collect your specimens**. Think of the drying of blossoms as an ongoing project. As blooms reach their peak, cut and dry them. You might do a few flowers every week, or even more often when your garden is at its showiest. ➔*

1. MICROWAVE OR OVEN DRYING:

You'll need silica gel crystals (available at craft stores) for the microwave method.

1. Line a microwave-safe container with silica gel crystals to a depth of 1-inch. **2.** Carefully remove the flowers from their stems and set each flower into the silica gel crystals so the petals do not touch one-another. **3.** Gently pour silica gel crystals over the blooms until they're covered. **4.** At a LOW power setting, microwave the dish of blooms (uncovered) for 2-5 minutes. (Check occasionally to see if the flowers seem dry.) **5.** Remove the container from the microwave and cover, leaving a space for moisture to escape. After 24 hours, uncover container and remove gel crystals by gently brushing blooms. (An old makeup brush works well.) **6.** Spray dried flowers with crafter's acrylic or hairspray and attach flowers to wire "stems." **OVEN METHOD:** **1.** Preheat oven to 200F. **2.** Arrange blossoms (foliage removed) on cookie sheet lined with parchment. **3.** Bake for 8 hours, uncovered, with the oven door cracked to release moisture. **4.** Allow flowers to cool on cookie sheet before handling.



2. AIR DRYING:

This is a lovely method if you like an antique look—works best for bouquets and nosegays.

1. Gather your flowers—lavender, statice, lilies, roses, and leave at least a 6" stem on each bloom. Strip the stems of leaves. (The leaves won't dry properly.) **2.** Tie stems together in the arrangements you desire. Use twine or rubber bands; ribbons can be added later. **3.** For 2-3 weeks, hang the drying clusters upside down in a well-ventilated area, out of reach of children and pets. Avoid areas where direct sunlight might fade the flowers. **4.** When thoroughly dry, take down the bouquets, spray with acrylic or hair spray, and decorate with ribbons or arrange in baskets and bowls.



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3. DRYING IN SAND OR RICE:

This method is inexpensive and uses non-toxic material. These materials are heavy, so use only with sturdy blooms.

1. Collect your flowers and remove foliage. **2.** Gather sturdy boxes with lids—shoe boxes work well, and lots of clean sand or rice. **3.** Layer the bottom of the box with a half-inch of sand or rice and arrange blossoms, with or without stems, in the box so the flowers do not touch. **4.** Slowly and carefully pour sand or rice over and around each flower, being careful to get in between petals, until the flowers are completely covered. Close the box lid tightly. **5.** Leave covered 2–3 weeks before removing sand or rice carefully from around the dried blooms. Brush gently with soft bristles to remove remaining crystals or kernels. (Spraying blooms with preservative is an option.)





4. PRESSED DRYING:

This traditional method of preserving flowers was popular in the Victorian age. It's still romantic to find an antique bloom pressed between the pages of a favorite novel or collection of poetry.

1. Gather a few heavy books or a flower press if you have access to one. You'll also need heavy paper such as water-color paper or card stock and sheets of parchment. 2. Gather the blooms you want to preserve. They will be flattened, so keep that in mind when selecting the flowers. 3. Open a book and place a piece of heavy paper on the page, then a piece of parchment. 4. Arrange the flowers, face down, on the parchment, then cover the flowers with another piece of parchment and, finally, another absorbent paper. (You'll have four layers of paper.) 5. Close the book and pile on several more heavy volumes. (Rely on your own judgement as to the weight you'll need.) 6. After 3-4 weeks, you can remove the weight and see the antique-looking flowers on the page. You may want to leave them in the book, but remove all but one sheet of parchment, to protect the book's page. If you remove the flowers from the book, you'll need to decide on some other flat surface to store or display the blooms—perhaps in a shadow-box frame or on a side table under a sheet of glass.

Whatever you choose to do with your summer garden's beauties—arrangements in vases, wreaths, gift decorations, nosegays, you'll be reminded of the beauty of your garden throughout the winter months until the garden comes to life again.



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Updated Custom Coastal

By Lisa J. Gotto | Photography by Michele Sheiko

This like-new coastal style home in the Murray Hill section of Annapolis offers three floors of exquisitely updated living space, starting with a precious front porch outfitted with a white picket railing and new Trex floorboard decking.

Stepping across the threshold, one immediately notices a clean, crisp layout with rich, dark hardwood floors and many custom touches including plantation shutters, crown molding and an open floorplan that uses a glamorous custom wall of built-ins that melds the generous living and dining space with the kitchen.

This striking feature offers upper glass-front cabinetry and a large pass-through to the home's

bright-white custom kitchen. This room offers the optimal combination of style and function with its contrasting, misty-blue center island with gleaming white quartz countertop, a famous maker gas range, and white, panel-front appliances and matching cabinetry. There's plenty of additional counter space, a sleek farmhouse sink, and a wine fridge located conveniently near the sliders that lead to the residence's back deck and yard.

The opposite side of the kitchen flows into a coastally casual family room with a cozy, gas fireplace and large, bow window that adds a wealth of natural light. A main level laundry room and brand-new powder room complete this floor.



Listing Agent: Georgie Berkinshaw; Coldwell Banker Realty; 3 Church Circle, Annapolis; m. 443-994-4456; o. 410-263-8686; gberkinshaw@cbmove.com; coldwellbankerhomes.com **Buyers' Agent:** Cheryl Neidecker; RE/MAX Realty Group; 6 Montgomery Village Avenue, Gaithersburg; m. 240-350-6524; o. 301-258-7757; homeswithcheryl@yahoo.com; remax.com



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Primary Structure Built: 2001
Sold For: \$1,298,000
Original List Price: \$1,198,000
Bedrooms: 4
Baths: 2 Full, 1 Half
Living Space: 2,300 Sq. Ft.
Lot Size: .12 acres

All four of this home's bedrooms, including the primary suite are located on the upper level. The suite boasts a cathedral ceiling, large, sunny windows, another new bath with dual vanity with quartz countertops, and a large, glass walk-in shower with trending, over-sized tile treatment.

The home's lower level was recently expanded and updated to include a large, light and bright recreation and entertainment room with plenty of space for a home office, plus a separate workout room with sliding barndoor feature, and additional storage room.

Finally, a parking pad with enough space for two vehicles, makes this home within walking distance to the West Street Arts District, even more convenient and desirable.





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A Waterfront Trifecta

By Lisa J. Gotto | Photography Michele Sheiko

Located in a highly-prized community on the Severn River in Severna Park, this 4,800-square-foot residence offers a superior waterfront location and plenty of room and amenities to enjoy it.

Built in 2012, this “Home of the Year” award-winner, has been impeccably maintained to provide a resort-like retreat for the modern-day, recreationally inclined family.

A refined, traditional exterior greets guests to a handsomely manicured lot with mature trees, a brick driveway, and a welcoming front porch with slate tile and stacked stone detail.



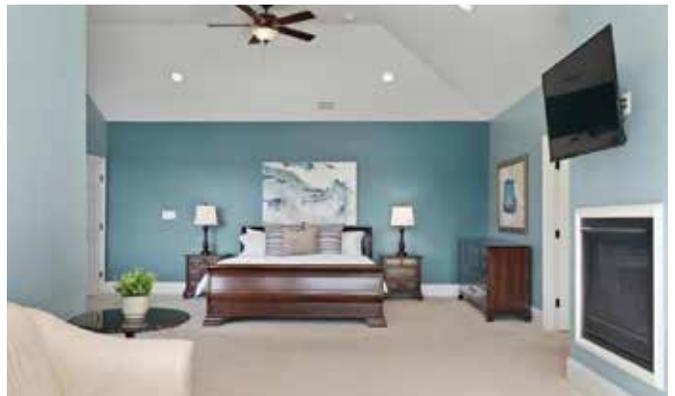
Primary Structure Built: 2012
Sold For: \$3,295,000
Original List Price: \$3,795,000
Bedrooms: 7
Baths: 5 Full, 1 Half
Living Space: 4,894 Sq. Ft.
Lot Size: .31 acres



Once inside the arched, double front door, the look of exceptional Brazilian hardwood cherry floors catches the eye, as does a wealth of natural light coming from the home's open plan living space with its oversized picture window to the Yantz Creek just ahead.

Along with the great view, the great room features many special touches including an elegant, coffered ceiling, a stacked stone gas fireplace with built-in bookshelves on either side, and a wet bar with wine fridge. This room offers a seamless flow to the kitchen with its classic, custom cabinetry of white wood with a contrasting, L-shaped center island that seats four. Additional details include sparkling granite countertops, a six-burner gas stove, and in-kitchen command station.

The dining area is located just off the kitchen and is framed with windows all around affording tranquil water views while dining. This open plan area is accented with step-out decking from the great room and dining room to an outdoor kitchen and dining area—the perfect spot for before-dinner, sunset cocktails on the water.



This main level offers a butler's pantry, a powder room, a guest bedroom with a full bath, and a sitting/reading room with calming water views.

The home's upper level offers a spacious primary suite with separate seating area with fireplace, and its own private, creek-side deck. A huge, *en suite* bath features a dual vanity, a large, glass enclosed shower with built-in bench, and a jetted, garden tub. There are additional bedrooms with shared baths and a laundry room on this floor.

Downstairs, the family can retreat to a well-equipped recreation room with full wet bar, card area, billiard room, and in-home theater. There is an additional guest bedroom with a water view and a full bath on this level, as well.

Outside, the family is just steps from 100 feet of waterfront shoreline with its private dock with four boat slips and five feet of mean low water.

"My clients were ecstatic to find the 'waterfront trifecta,' a home located in a great community, exceptional water frontage, and enough space to support their blended family," says Buyers' Agent, David Orso.

Listing Agents: Debbie Duffy & Sandra Libby; The Sandra K. Libby Group of Long and Foster Real Estate; 145 Main Street, Annapolis; o. 410-263-3400; debbie@sandraklibby.com | sandra.libby@sandraklibby.com; sandraklibby.com

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Roasted Red Pepper Soup

INGREDIENTS

4 large red bell peppers
 2 tablespoons olive oil
 1 large onion, diced
 3 cloves garlic, minced
 4 cups vegetable broth
 1/2 cup heavy cream
 2 sprigs fresh parsley, chopped

Preheat the oven to 425F. Cut the red bell peppers in half, removing the seeds and pith. Arrange on a baking sheet with the skin up and set in the oven. Roast for 25–30 minutes. The skin of the red peppers should be wrinkled and slightly charred, and the flesh should be soft. Remove the peppers from the oven and allow to cool. Transfer to a cutting board and remove the skins. Slice the roasted peppers into thin strips. In a large skillet over medium heat, warm the olive oil with onion and garlic until softened and fragrant. Add the sliced peppers and allow to simmer for 5–10 minutes. Remove from the heat. In a large blender, combine the broth with the red peppers, garlic, and onions. Process until smooth. Transfer the puree to a large cooking pot and bring to a simmer over low heat. Add the heavy cream and stir until well combined. Add the parsley just before serving hot.

HEALTH & BEAUTY NUTRITION

Fresh Take

BELL PEPPERS

By Dylan Roche

Colorful and crunchy, bell peppers are a summer vegetable that give a little pep to any dish you're making, all while delivering a punch of nutrients to keep you healthy. Also known as capsicum (from the Greek word *kapsikos*, meaning "shaped like a box"), these vegetables come in a variety of colors, including green, red, yellow, orange, and (sometimes) purple.

What's the difference between all these colors? Turns out it's all about ripeness. Bell peppers start out green and change colors as they mature. And with their ripening comes a slight change in flavor and nutritional profile. It's

important to note, however, that peppers will stop ripening once they're picked—so don't expect a green pepper to change colors if you leave it on your kitchen counter long enough.

The most immature of all the peppers, green peppers tend to be the most bitter and have a slight grassy flavor to them. They also have fewer nutrients than their more mature counterparts. Slightly more mature are the yellow and orange peppers, which have a sweeter, more mellow flavor. The most mature are the red bell peppers, which have a sweet, almost fruity flavor that works well both raw and roasted for use in foods like pasta sauces



Stuffed Bell Peppers

INGREDIENTS

4 large red bell peppers
1 pound ground turkey
1 tablespoon olive oil
1 small onion, diced
2 cloves garlic, minced
1 cup cooked quinoa
1 cup black beans, cooked
1 cup diced tomatoes
1 teaspoon cumin
1 teaspoon chili powder
1/2 teaspoon paprika
1/2 cup shredded cheddar cheese

Preheat oven to 375F. Remove the top quarter-inch of the bell peppers and scoop out the seeds and pith. In a large skillet, heat the olive oil over medium. Add the ground turkey and cook until browned. Add onion and garlic, cooking until softened and fragrant. Stir in the quinoa, beans, tomatoes, cumin, chili powder, and paprika. Add salt and pepper to taste. Allow to simmer for one to two minutes so flavors can combine. Remove the skillet from the heat and use the mixture to fill the emptied bell peppers. Arrange the stuffed peppers in a glass baking dish. Cover the dish with foil and bake for 25-30 minutes. Remove from the oven and take off the foil; then sprinkle the stuffed peppers with cheddar cheese. Return the baking dish to the oven and allow to cook for approximately 10 more minutes. The cheese on top of the stuffed peppers should be melted and bubbly. Serve the stuffed peppers hot.

and casseroles. Red bell peppers also have a higher concentration of vitamins and minerals compared with their less mature counterparts. Purple bell peppers aren't very common, but they do exist. They tend to have a more delicate flavor than any of the other bell peppers at any stage of ripening—because their mild taste isn't nearly as noteworthy as their color, they are most frequently used as garnish.

Bell peppers are a rich source of vitamins C and A, as well as other antioxidants like carotenoids and flavonoids. These nutrients help to boost your immune system, protect your cells from damage, and reduce your risk of chronic diseases like cancer and heart disease. Because they're low in calories and high in fiber, they're helpful in weight loss or weight management efforts, as they can help you feel full without adding too many calories to a meal.

Two antioxidants important for eye health, lutein and zeaxanthin, are found abun-

dantly in bell peppers, so these vegetables are a great choice for protecting your eyes from damage and reducing your risk of age-related macular degeneration.

When selecting bell peppers at the store, look for peppers that are firm, glossy, and have a bright color. Avoid peppers that are soft, wrinkled, or have blemishes or bruises. Be sure to check the stem for freshness, avoiding any that look dried or withered. When you hold a bell pepper, it should feel heavy for its size, which indicates that it is dense and full of juice. When you get home, you should store bell peppers at room temperature for three to four days, or in the refrigerator for up to a week.

While dicing raw bell peppers for a salad or serving them as crudité with hummus and spinach dip are always great options, don't be afraid to use them in your cooking. Stuffed bell peppers and roasted red pepper soup are easy but impressive options for a side dish or light meal:





Fitness Tips

BARRE FUN!

By Dylan Roche

Take the gracefulness of ballet, the strength of Pilates, the intensity of a cardio session, and you'll have a pretty good idea of barre. This dynamic and innovative fitness trend has gained popularity with athletes looking for a little bit of variety, as it offers a challenging and rewarding workout. Whether you're a curious beginner or an experienced fitness enthusiast, barre offers something new to your exercise routine that will help with flexibility, strength, and aerobic endurance.

Typically done at a ballet barre—the horizontal handrail you see in dance studios—this workout incorporates movements from

not only ballet but also, to some extent, Pilates and yoga. During a barre workout, you use the barre for support as you perform small, isometric movements and holding positions that target and tone specific muscle groups, particularly in the legs, glutes, and core.

Because barre workouts require you to hold a position for an extended period of time, it's great for increasing muscular endurance. Additionally, as you move through the positions, you'll find you have to stretch and lengthen your muscles, which improves your flexibility and range of motion, as well as your balance and coordination, all of which sets you up for reduced risk of injury with other physical activities.

Barre actually was created as a rehabilitative practice in the 1950s. German-born dancer Lotte Berk, while recovering from a back injury, combined her ballet background with her recovery therapy, and started teaching this method to other dancers, many of whom were inter-

ested in improving their technique and avoiding injury themselves.

As Berk's teachings grew in popularity, other dancers started adopting and adapting her exercises. It entered the mainstream fitness scene in the '70s thanks to the influence of Lydia Bach, an American who learned barre from Berk herself and bought a partial share in rights to the technique.

Barre has evolved in the years since then and today, classes vary in the specific dance techniques involved and the muscle groups they emphasize. Despite these differences among barre classes, the basic concept remains consistent: Use a ballet barre for support while working the muscles of the core and lower body. Although a barre class will teach traditional ballet moves, it's not necessary for somebody who is trying the workout to have any prior dance experience, making it much more accessible to athletes of all backgrounds, many of whom appreciate the way the moves are low impact but still challenging.

In addition to the comparison game, some users find themselves to be the victims of cyberbullying in online spaces, where it's easier for people to make mean comments or engage in harassment in ways they wouldn't in person.

Finally, because of social media's addictive nature, it can distract us from bigger priorities, including in-person relationships and hobbies. When social media causes decreased productivity and sleep disturbances, this can increase overall stress levels.

It's not all bad though. Despite the oft-mentioned detriments social media has, it can be good for our mental health in other ways. During the height of the COVID pandemic, many people used social media to stay in touch with friends and family they couldn't see in person. For people with niche interests or social anxiety, these platforms provide access to spaces where they make friends and combat feelings of loneliness. For creative individuals, social media gives them a platform to express themselves.



If you're finding that social media is draining your mental and emotional well-being, you don't necessarily have to swear it off altogether. There are small adjustments you can make to continue enjoying the upsides of social media without letting it hurt you:

Start by setting boundaries. This can reduce the amount of time you spend (and waste) on social media. Set designated times of the day to check each platform and give yourself only a set number of minutes to spend scrolling.

If any accounts are causing you to feel inadequate, angry, or negative in any other way, hit that unfollow or block button. In some cases, de-friending or unfollowing a close friend, family member, co-worker, or neighbor might lead to awkward in-person interactions; in these instances, you can simply mute their account. You will remain a friend or follower, but none of their content will show up in your feed.

Take a minute before and after checking social media to assess your emotions. How are you feeling when you open up a social platform? If your mood is worse when you're closing it, what was it that triggered these negative emotions? Determine whether there's an appropriate way to avoid these triggers in the future, or whether the positive aspects of social media are worth this negativity. Simply being mindful can help you compartmentalize much of what happens on social media.

Make a point of socializing more offline. Spending time with friends and family in person offers a deeper, more authentic level of connectivity. During these real-life social situations, put your phone away so you won't be distracted by any notifications from the online world.

Social media's mental health implications can present a particularly hard problem for parents. Today's generation of children and teenagers have never known a life without social media—it's how they connect with their friends and entertain themselves. How can a parent monitor this use without their child feeling cut off? Many parents find that limiting (without completely eliminating) screen time makes a big difference. Set guidelines around when and where social media can be used, such as after homework is done, but never at the table during family dinner.

Parents can monitor their child's online presence, either by checking their phone itself or by using parental control apps, to ensure there is no negative influence or dangerous activity.

Last, but definitely not least, it's important for parents to remember they need to be a good role model by demonstrating healthy social media habits and online behavior themselves. Don't let yourself be glued to your phone, and prioritize your offline activities instead. Conduct yourself in a civil and respectful manner in all your online interactions, and frequently point out ways that what you see online is not always an accurate depiction of reality.

If you're dealing with an addiction to social media, or if you're struggling with anxiety, depression, or an eating disorder, you can find information and referrals via the Substance Abuse and Mental Health Services Administration's national helpline 24/7 by calling 1-800-662-HELP.



Ultherapy

A NON-INVASIVE OPTION IN COSMETICS

By Dylan Roche

What if the secret to looking better was...sound? Specifically, ultrasound—the sound waves used to create non-invasive images of organs and tissue inside your body. That's the concept behind Ultherapy, a cosmetic procedure that uses ultrasound technology to tighten and lift the skin. Like diagnostic ultrasound imaging, it's noninvasive, making it an appealing alternative for someone who does not want to undergo a surgical facelift or similar procedure but still wants to improve the appearance of their skin. Although the results won't be the same as those achieved with invasive surgery, Ultherapy still delivers visible improvement to sagging skin, fine lines, and wrinkles.

Several studies have been conducted on the effectiveness of Ultherapy in tightening and lifting the skin on the face and neck, including a study in the *Journal of Cosmetic Dermatology* in 2019 and a study in the *Journal of Clinical and Aesthetic Dermatology* in 2018. Overall, the studies suggest that Ultherapy is an effective treatment option for skin tightening and lifting, with high patient satisfaction rates and minimal adverse effects. Celebrities who swear by Ultherapy include Jennifer Aniston, Christie Brinkley, and Vanessa Williams.

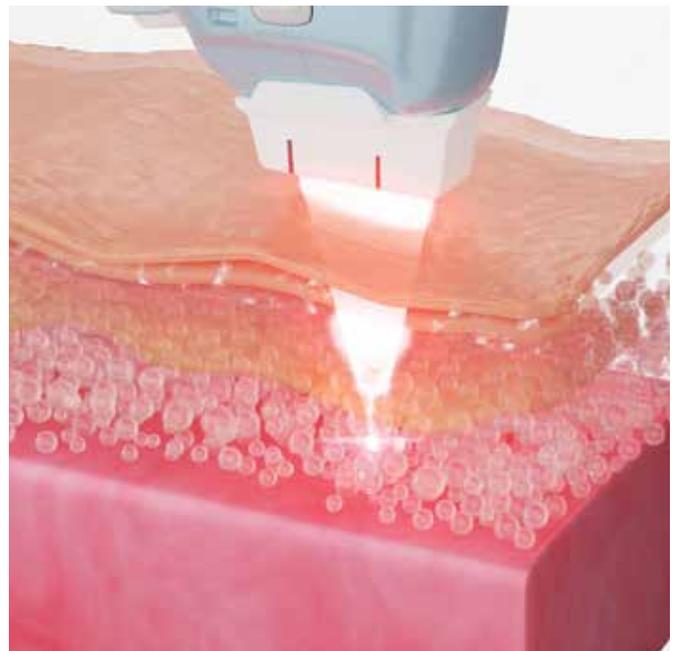
A prime candidate for Ultherapy typically has skin that has begun to lose elasticity from aging, but their skin still has some degree of firmness. Ultherapy then delivers focused ultrasound energy to the deep layers of the skin. This stimulates the production of collagen, a protein naturally produced by the body that gives our skin its structure and

elasticity. As the body ages, it produces less collagen, leading to the development of wrinkles. Certain environmental factors can contribute to a decline in collagen production, such as smoking, poor diet, and exposure to pollution, but aging is still the primary cause of this decline. By stimulating the production of collagen, Ultherapy helps the skin re-achieve the strength and firmness it once had.

This boosted collagen production could have other effects beyond simple cosmetic ones. Because collagen also plays a vital role in overall health—supporting healthy bones and muscles, and warding off sickness—it could help you feel younger and stronger as well.

During the treatment procedure, your health care professional will deliver ultrasound energy deep inside your skin using a handheld device, which will move over the area you want to treat in a specific pattern. The process takes about an hour, and requires no recovery period, although some people do experience mild discomfort, redness, or tingling. Because the results depend on your body's production of collagen, it will take several weeks or even a few months before you see the full results. You may opt to have another Ultherapy treatment to improve your results, or you may wait a longer period before you need the procedure again.

It's important to note that Ultherapy requires a health care provider who is trained in performing the procedure, so you will need to find a practitioner who is certified and licensed to use the Ultherapy integrated hardware-software technology. Get a full list of nearby practices, and learn more about what to expect with Ultherapy, at ultherapy.com.





To Tap or Not to Tap

HOW HEALTHY IS YOUR DRINKING WATER?

By Dylan Roche

More than three-quarters of the American population over the age of two has at least one glass of plain water to drink on any given day, according to the U.S. Department of Agriculture. Among those water drinkers, the numbers are split evenly between those who consume bottled water and those who hydrate themselves straight from the tap. So, is the bottled H₂O any safer, healthier, or just plain better than what comes out of the faucet?

Well, it depends.

For most people in most municipalities, drinking tap water is a perfectly fine option. Even bottled water manufacturers will admit that there's very little difference between their product and tap water (more info on that to come!). However, tap water

isn't always the most convenient—and unfortunately, it's not always an option for some communities. In these situations, bottled water meets an important need in helping people stay hydrated.

Water, of course, plays a crucial role in many of your body's vital functions. When you're well hydrated, your body is better able to regulate its temperature, keep up its energy levels, and flush waste from its system. Water helps your digestive system function, and many nutrients from food are absorbed into your body via water. Proper hydration also improves your mental function and clarity, so you're able to think better and avoid headaches.

Now, when it comes to hydration via tap versus hydration via bottle, here's what you need to know:



Water on Tap

In a developed country like the United States, and with very few exceptions, tap water is as safe and clean as what you could get from a store-bought bottle. Even the International Bottled Water Association states that the bottled water industry favors seeing the public water system serve people's water needs.

Public water makes hydration available to a much wider population—no need to pay a larger sum for the bottled stuff when they can pay their water bill to have water available on tap. From a health perspective, no evidence shows bottled water is healthier or safer than tap water. On the contrary, stricter regulations and monitoring are applied to tap water than to bottled water, as tap water is regularly tested by the Environmental Protection Agency (EPA), which sets limits on more than 90 types of contaminants.

When tap water goes through processing for consumption, it starts with the addition of aluminum sulfate and polymers, which cause microscopic impurities and other particles to clump together so they can be removed. Water is then filtered several times and ultimately disinfected using chloramine and chlorine to kill any remaining bacteria, viruses, and pathogens. The final step is adjusting the water's pH to make it less corrosive to pipes and more palatable for anyone drinking it, before the treated water is then distributed through a public water system—in other words, those pipes leading to your home.

Problems can occur when a public water system is compromised, leading to the distribution of contaminated water. This is often the result of a natural disaster, such as a hurricane, flood, or tornado. In these instances, tap water might be deemed unsafe, and bottled water (if available) becomes the clear solution.



Bottled Up

Even if bottled water isn't a necessity, such as it would be in the case of a natural disaster, some people simply prefer it—they find that it tastes better, plus it's easier to grab a water bottle on the go instead of filling up their Yeti or Stanley. A store-bought bottled water is a safe, healthy option just as much as tap water is. In some cases, bottled water actually is tap water, safely sealed in sanitized plastic bottles and tested for quality control to ensure it meets its manufacturer's standard. Some bottled water companies opt to add electrolytes, minerals, or flavorings, which enhance the taste or health profile. Because this water is sold as a food product from grocers and other retailers, it must meet standards set by the U.S. Food and Drug Administration.

It's worth noting that there may be some health concerns when drinking water from plastic bottles, such as the presence of the chemicals bisphenol A (BPA) and phthalates, which leach into the water from the plastic, particularly if the bottle is exposed to high temperatures or extended sunlight. As BPA and phthalates are endocrine disruptors, they can increase risk of reproductive issues, developmental problems, and even cancer. This is why many health experts recommend relying on bottled water only when safe tap water is unavailable, such as in the aftermath of a disaster, or choosing water packaged in stainless steel cans or cardboard cartons.

A last consideration is the amount of plastic pollution created by the use of disposable plastic bottles. The proliferation of plastics and microplastics in the environment has become a very real problem worldwide. By filling up your reusable bottles with tap water, you're giving Mother Nature a nod of concern and help.

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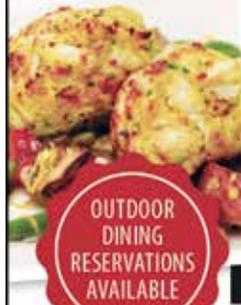
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WHAT'S UP? READERS
RESTAURANT
REVIEW

Calling All Food Critics!

Send us your restaurant review and you'll be eligible for our monthly drawing for a **\$50** gift certificate to a local restaurant. Fill out the form at whatsupmag.com/promotions.

Photo by Stephen Buchanan

Annapolitan Institution

By Tom Worgo | Photography by Stephen Buchanan

Konstantinos “Kostas” Alexakis bought O’Brien’s Oyster Bar & Seafood Tavern in the heart of downtown Annapolis in early 2018. The property has a history as a popular eating and meeting place that goes back almost two and a half centuries.

During the Revolutionary War, it was a hotbed of intrigue for both the revolutionaries and the opposing royalists. Alexakis pays tribute to its past on his website and appreciates the location’s historic importance.

“It’s part of Colonial Annapolis, old Annapolis,” Alexakis says. And it’s not even just O’Brien’s anymore. “It used to be more of a bar,” Alexakis recalls. “Now, we are a restaurant. We are not a pub, but the bar is still part of the business.”

Growing up, Alexakis worked at family-owned restaurants in Northern Virginia. After college, he opened Eve’s French Bistro in Rosalyn, Virginia. Later, he owned two restaurants—Tex-Mex Grill and Big Bubba’s Barbecue in Baltimore’s Inner Harbor.

After he sold the Baltimore restaurants, he made an unsuccessful bid for a U.S. Congressional seat. Since 2018, he’s been committed to making a lot of changes to what is now O’Brien’s Oyster Bar & Seafood Tavern.

Among the biggest improvements include renovating the upstairs banquet room, bringing in Executive Chef Scott Hamilton last year, overhauling the kitchen, and expanding the menu with more seafood items.

Customers snatch up crab cakes, rockfish, shrimp, and seafood appetizers, among other popular items. The restaurant also features a deejay on Friday and Saturday nights when lines form out front door. As in the past, the establishment continues to be populated with a heavy Naval Academy presence. “It’s known throughout the world because it caters to so many Navy events,” Alexakis says. “All the admirals that have passed through Annapolis have been to O’Brien’s.”

We recently talked to the Severna Park resident about what keeps customers coming back, guests’ favorite foods, and the menu.



O'BRIEN'S OYSTER BAR & SEAFOOD TAVERN 113 Main Street, Annapolis | 410-268-6288 | obriensoysterbar.com

How do you keep customers coming back? Quality food and service. The service remains high. We are diligent when it comes to keeping those things going. It's consistency. It's word of mouth. We are focusing on fresh fish, oysters, filets, rib-eyes, and strip steaks. They are all prime. We keep that consistency and that's why people come in.

What kind of customers do you attract? For dinner, it's a 35 to 50-years-old crowd. We have local customers during the week and then the tourists come during the weekends. Those are the different types of customers. Our goal is to keep the locals happy because they are our reliable customers. We also appeal to the tourists who are just looking for a quality place to eat on the weekends. We want to become a seafood destination restaurant. We added seafood to the restaurant's name to highlight the seafood. Our business has tripled in the last four years.

What are your top-selling items? Probably crab cakes. There is lump crab meat and no filler. It has the sweetness of a crab with a little bit of Old Bay. Most people find it outstanding and are impressed with it. I love the crab cakes. We have local rockfish and serve it with crab imperial, a little lemon, and olive oil. We broil it. It enhances the flavor. It's terrific and probably our number two seller.

How would you describe the menu? The focus is on seafood. That's the key for us. We carry six different fishes: grouper, tuna, sea bass, cod, rockfish, and salmon. You can't find anybody that has the choices that we do. We also offer three oysters and an evolving fourth oyster. Every month there is a different one. In downtown Annapolis, restaurants are competing with the same kind of things: cheeseburgers, salads, and chicken wings. With our menu, we are focusing on seafood like crab cakes, oysters, scallops, and mussels. The quality of every item on the menu is superior to everyone else. For example, we have our steamed shrimp. You will be impressed by it. Everywhere else you go in Annapolis, the steamed shrimp are smaller. Also, the banquet menu and the room are beautiful. We can craft the banquet menu to whatever the customer wants.

Where do you source your food from? We get our steaks and all our meats from a high-end place in Fells Point, Baltimore, Wholesale Meats. It's the best. The oysters come from the Eastern Shore. We get our seafood from several different vendors. Seafood has a very short shelf life, so we get it fresh from Maryland vendors.

Can you talk about your restaurant's involvement in the Oyster Recovery Project? We generate a lot of oyster shells and donate them. We serve the most



Seared Atlantic Scallops

1 pound scallops
2 Tbsp. extra virgin olive oil
2 Tbsp. salted butter
2 cloves garlic, minced
1/2 lemon, squeezed for juice
4 cups spinach
1 shallot, minced
1 handful cherry tomatoes
Salt and pepper to taste
2 Tbsp. parsley, chopped

According to Alexakis, the secret to O'Brien's Seared Atlantic Scallops is procuring the largest day-boat scallops possible. Sear on one side in high heat with olive oil for 2 minutes. Turn over when brown and continue searing, adding butter, one clove's worth of garlic, and lemon, until brown. Prepare wilted spinach with sauteed shallot, remaining garlic, salt, and pepper. Place wilted spinach on dish and add grilled cherry tomatoes. Place seared scallops over bed of spinach and sprinkle with chopped parsley for decoration.

oysters in Annapolis. It's a great idea and I am happy to be part of it. The Oyster Recovery Project makes sure that we have oysters in the Bay. The oysters are necessary for the water quality. It builds oyster beds over time. It's necessary for them to have the oyster shells to do that.

Tell me about your involvement and partnership with Annapolis Ghost tours and paranormal funhouse. It's a wonderful group. They take tours all around Annapolis and get access to buildings all over. You hear about these different stories about ghosts and we participate as best we can. They come by a couple of times a week on tours. We allow them to use the banquet room upstairs to tell their stories. There's a good synergy in working with them. It's part of the local culture.



Oscar's Coffee is coming to Eastport! Named after their Head of Pup Cup Testing and Eastport's next top dog model, Oscar, the shop was born with the idea that dogs are what help form a healthy, inclusive neighborhood. Enjoy craft coffee, meet your neighbors, and be a positive influence on the community with Oscar's Coffee. Find more information at wheresoscar.com.

Savor the Chesapeake

Restaurant news and culinary trends throughout the Chesapeake Bay region

By Megan Kotelchuck

We like to celebrate the new *and* established in Savor the Chesapeake. We have new coffee shops in town, dessert spots, and pizza joints, plus new ownership of a veteran favorite and cool news for one passionate chef. End the summer trying some new places and continuing to support the classics. And enjoy a summer season-ending cocktail!

On the Dining Scene...

Freakin Sweet Jars hosted their grand opening at the Annapolis Mall in May. Freakin Sweet Jars offers jarred desserts with many variations of cake, fruit, and pudding. Freakin Sweet Jars opened in 2019 in Baltimore and is moving to Anne Arundel County now. Enjoy featured jars like Banana Pudding, Pineapple Crush Cake, or Key Lime Pie or a cheese-cake jar with Reese's, Red Velvet, Strawberry, or Oreo. Even have a party where you can build your own jars! Find more information on their Instagram or at freakinsweetjars.com.

The building housing **Middleton Tavern** has been bought by two Naval Academy graduates, Cody Monroe and Clinton Ramsden. This building has been occupied since as early as 1740 and started housing Middleton Tavern in 1750. Even with the new owners, Middleton Tavern, Annapolis Glassworks, and Chesapeake Properties, which all have multi-year leases in the building, will stay in place.

TropQ Pizza is opening in Downtown Annapolis as well. At 133 Main Street, you can find the quick service pizza chain offering pizza, ice cream, smoothies, bowls, and fresh juices. TropQ is also opening locations at BWI in the winter of 2023 and in Washington, D.C., in March 2024. Find more information and a full menu at tropq.com.

It has been announced that **Toastique Gourmet Toast and Juice Bar** will be opening in Annapolis Town Center this coming winter. Avocado toast is just the beginning of the menu, followed by a 3 cheese Italian toast, smoked salmon, Greek, and so many other toast options. Toastique has four locations in D.C., a location in the Merriweather District of Columbia, a new location in Owings Mills, and many other locations across the country. Find more information at toastique.com.

Forward Brewing in Annapolis created a beer this June called Morphx to celebrate Pride Month. During the first two weeks of June, 15 percent of the beer's sales were donated to the Annapolis Pride Organization. The beer was described as "a peach sour ale conditioned on butterfly pea flowers—tart, sweet, and purple!" The beer even had its own release party with Annapolis Pride to promote inclusion. Find more information and the beers on tap this month at forwardeastport.com.

Easton chef **Jordan Lloyd** recently won an episode of Food Network's Supermarket Stakeout. Chef Lloyd began his career at 12 years old at Café 25 in downtown Easton, fell in love with the restaurant world, and was running a kitchen by 15. Chef Lloyd then went to culinary school in Pittsburgh and has now participated in more than 40 restaurant openings in Easton and elsewhere. Chef Lloyd's current project is opening the doors of Avalon's kitchen, Avalon Corner. Chef Lloyd appeared on season 5, episode 2 of Supermarket Stakeout and crushed a steakhouse themed episode.

The Habit Burger Grill brought their award-winning charburgers to Bowie. The drive through restaurant offers burgers grilled over an open flame, signature sandwiches, fresh salads, and more. They opened the sixth Maryland location on July 5th at 10251 Martin Luther King, Jr Highway. Take a look at the menu at habitburger.com/bowie. ↓

Crave Hot Dogs & BBQ is bringing the fast, casual restaurant chain to Crofton. The menu includes mouth-watering items like loaded tater tots, chili cheese dogs, brisket sandwiches, and so much more. The restaurant will also have innovative self-pour beer technology, weekly bingo, trivia nights, karaoke, and more. Find more information at iwantcrave.com.



Drink Up...

Summer is ending, and we'd like a strong drink to finish it up. Let's try something a little different this August!



Drunk In the August Sun

INGREDIENTS

1 ounce White Overproof Rum
1 ounce Fino Sherry
1 ounce Falernum Liqueur
1 ounce Pineapple Juice
1/2 ounce Cream of Coconut

INSTRUCTIONS

Combine all ingredients in a mixing tin and shake with ice. Strain into a glass of your choice over crushed ice.

Photo and recipe courtesy of punchdrink.com

Indian Summer Bourbon Cocktail

INGREDIENTS

2 ounces good Bourbon
1/4 ounce Limoncello
1/2 ounce Fresh Lemon Juice
1 tablespoon Apricot Jam
8-12 Fresh Sage Leaves

INSTRUCTIONS

Place all ingredients in a cocktail shaker and fill the shaker with ice. Cover and shake vigorously 12-15 times. Fill a small tumbler with ice and double-strain into the cocktail into the glass. Garnish with a fresh sage leaf.

Photo and recipe courtesy of aspicyperspective.com



Have culinary news to share? Send an email to the editor at editor@whatsupmag.com.

Hog Wild!

One of the best meals to enjoy in the summer is a great barbecue. In this month's dining guide, we are highlighting restaurants in the area that offer great BBQ including brisket, burger options, ribs, pulled pork, or something else that makes them worth the visit when all you want is BBQ! Plus, we always feature our family of advertising restaurants in "Our Favorites" section.

Average entrée price
 \$ 0-14
 \$\$ 15-30
 \$\$\$ 31 and over

- 📞 Reservations
- 🍷 Full bar
- 👨‍👩‍👧‍👦 Family Friendly
- 🌊 Water View
- ☀️ Outdoor Seating
- 🎵 Live Music

Downtown Annapolis

1771 G & T
 26 Market Space,
 Annapolis; 410-280-8686; 1771gnt.com
 \$\$, 🍷, ☀️

Acme
 163 Main Street,
 Annapolis; 410-280-6486; acmegrill.com
 \$\$, 🍷

Dry 85
 193B Main Street,
 Annapolis; 443-214-5171; Dry85.com
 \$\$, 🍷, ☀️

Federal House
 24 Market Space,
 Annapolis; 410-268-2576; federalhouse.com
 \$\$, 🍷, ☀️

Iron Rooster
 12 Market Space,
 Annapolis; 410-990-1600; iron-rooster.com
 \$\$, 📞, 🍷, ☀️

McGarvey's Saloon
 8 Market Space,
 Annapolis; 410-263-5700; mcgarveysannapolis.com
 \$\$, 🍷, ☀️

Metropolitan Kitchen and Lounge
 169 West Street,
 Annapolis; 410-280-5160; metropolitanannapolis.com
 \$\$, 📞, 🍷, ☀️

Mission BBQ
 142 Dock Street,
 Annapolis; 443-221-4731; mission-bbq.com
 \$, 🍷, 🌊

O'Brien's Oyster Bar & Seafood Tavern
 113 Main Street,
 Annapolis; 410-268-6288; obriensoysterbar.com
 \$\$, 🍷, ☀️

Pip's Dock Street Dogs
 118 Dock Street,
 Annapolis; 410-990-9009; pipsdogs.com
 \$

Ram's Head Tavern
 33 West Street,
 Annapolis; 410-268-4545; ramshead-tavern.com
 \$\$, 📞, 🍷, ☀️, 🎵

Stan and Joe's
 37 West Street,
 Annapolis; 410-263-1993; stanandjoessaloon.com
 \$\$, 🍷, 🎵

Greater Annapolis

Cooper's Hawk Winery and Restaurant
 1906 Town Centre Blvd,
 Annapolis; 443-837-9989; chwinery.com
 \$\$, 📞, 🍷, ☀️

Julep Southern Kitchen & Bar
 2207 Forest Drive,
 Annapolis; 410-571-3923; julepannapolis.com
 \$\$, 🍷, ☀️

Lures Bar and Grille
 1397 Generals Highway,
 Crownsville; 410-923-1606; luresbarandgrille.com
 \$\$, 🍷, ☀️

Pit Boys
 1515 Forest Drive,
 Annapolis; 410-263-2333; pitboys.com
 \$, 🍷

Red Hot & Blue
 200 Old Mill Bottom Road,
 Annapolis; 410-626-7427; redhotandblue.com
 \$\$, 🍷, ☀️

Eastport/Bay Ridge

Adam's Grille and Taphouse
 921 C Chesapeake Ave,
 Eastport; 410-267-0064; adams-ribs.com
 \$\$, 🍷

Annapolis Smokehouse and Tavern
 107 Hillsmere Drive,
 Eastport; 410-571-5073; annapolis-smokehouse.com
 \$\$, 🍷, ☀️, 🎵

Boatyard Bar & Grill
 400 Fourth Street,
 Eastport; 410-216-6206; Boatyardbarandgrill.com
 \$\$, 🍷, 🌊

Bread and Butter Kitchen
 303 Second Street,
 Suite A, Annapolis; 410-202-8680; breadandbutterkitchen.com
 \$\$, 🍷

Eastport Kitchen
 923 Chesapeake Avenue,
 Annapolis; 410-990-0000; eastportkitchen.com
 \$, 🍷, ☀️

Grumps Café
 117 Hillsmere Drive,
 Eastport; 410-267-0229; grumpscfe.com
 \$, 🍷

Edgewater/South County

Bayside Bull
 108 W Central Ave,
 Edgewater; 410-956-6009; baysidebull.com
 \$, 🍷

Chad's BBQ
 158 W Central Ave,
 Edgewater; 410-956-7774; chadsbbq.com
 \$, 🍷

Cooper's Tavern
 173 Mitchell's Chance Road,
 Edgewater; 443-837-6126; coopers-tavern.com
 \$\$, 🍷, ☀️

Happy Harbor Waterfront Restaurant and Bar
 533 Deale Road,
 Deale; 410-867-0949; happyharbordeale.com
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West River Pit BBQ
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Arnold/Severna Park/Pasadena & Beyond

The Beach Bar
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 Glen Burnie; 410-553-0600; Facebook
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Harvest Thyme Tavern
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Knoxie's Table
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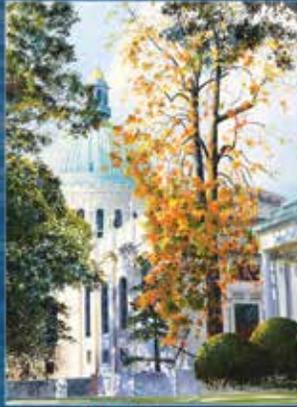
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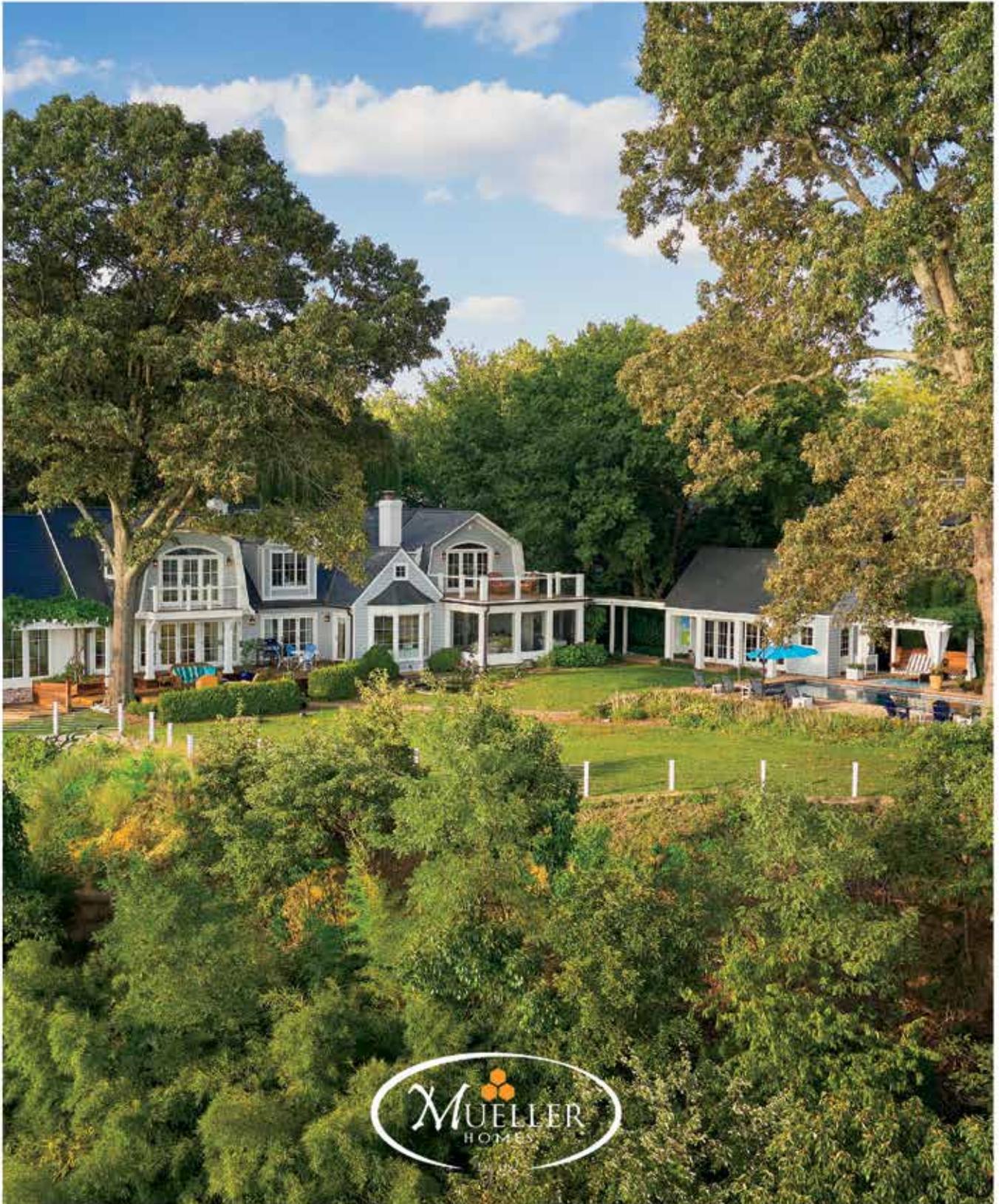
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