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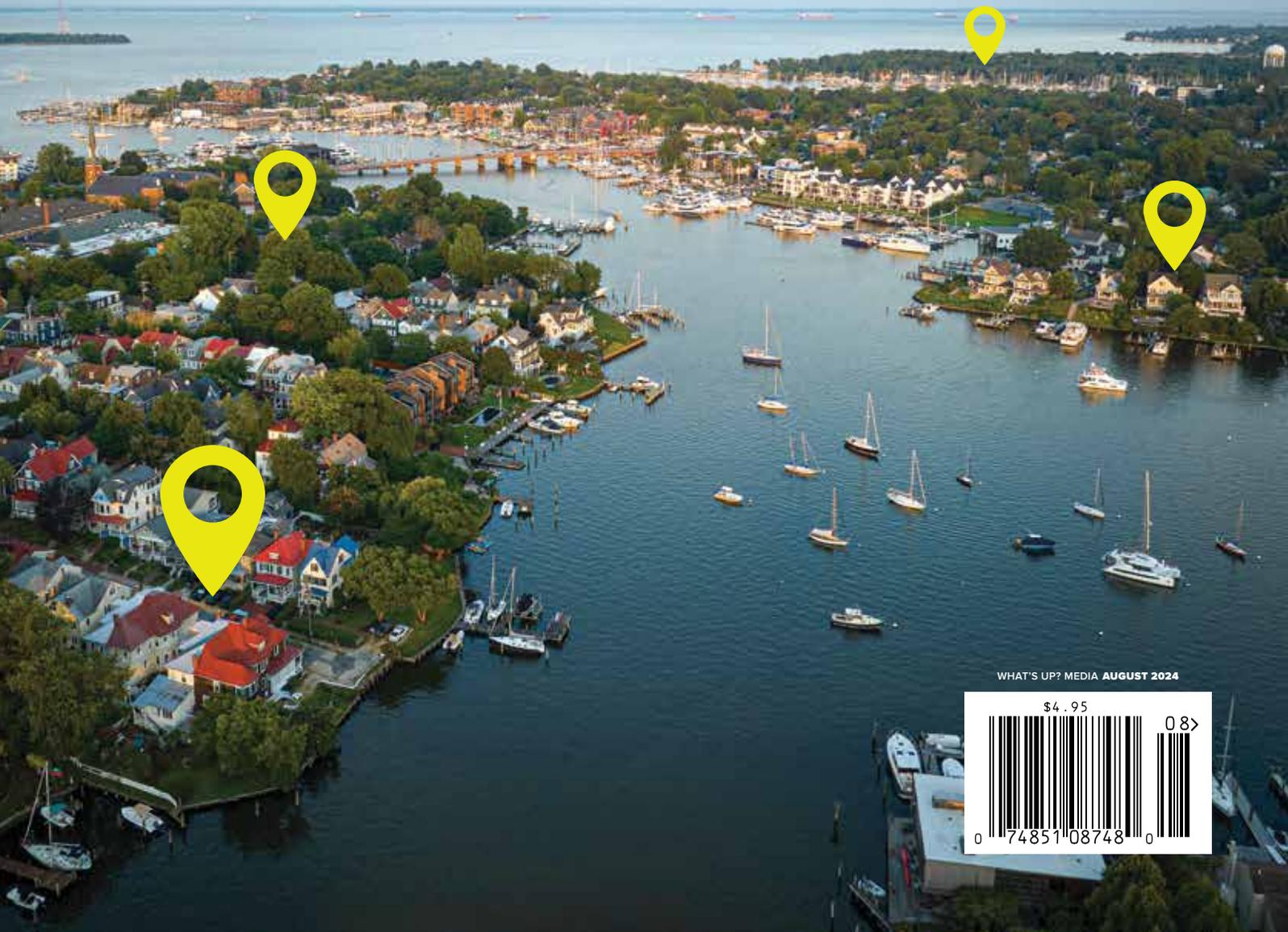
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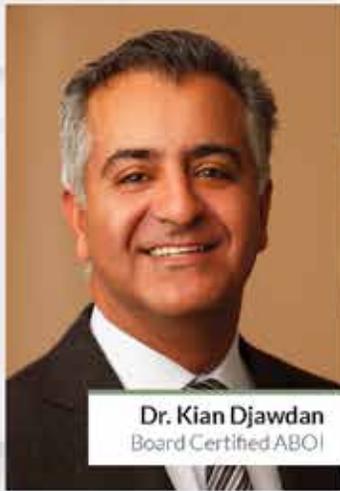
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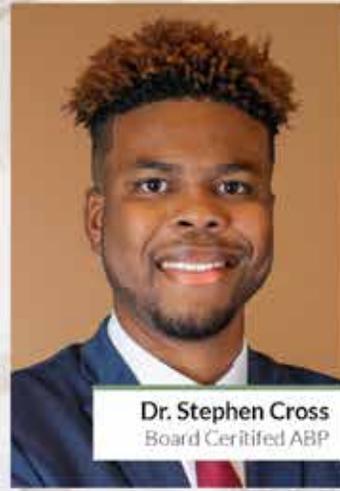
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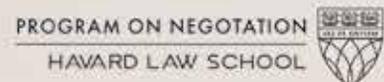
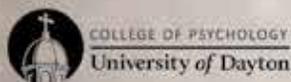
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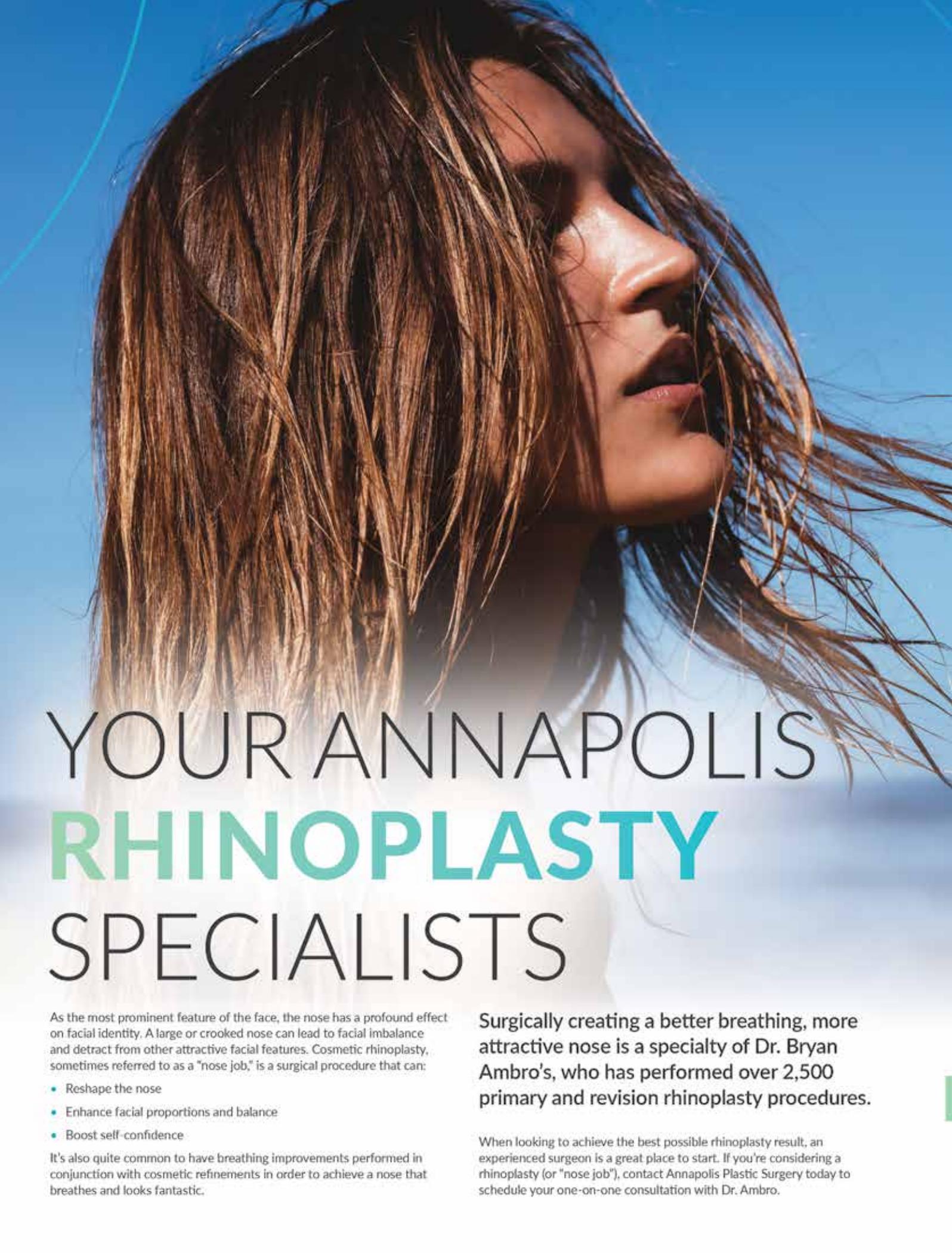
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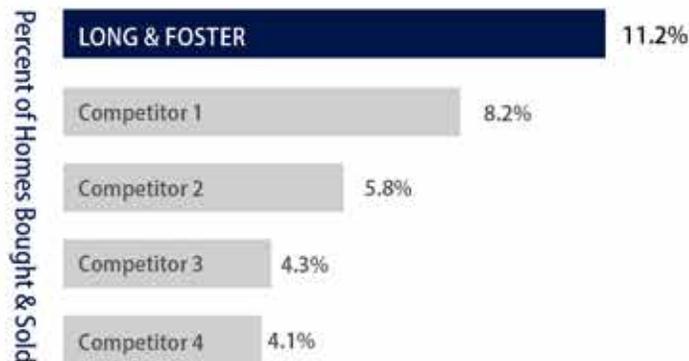
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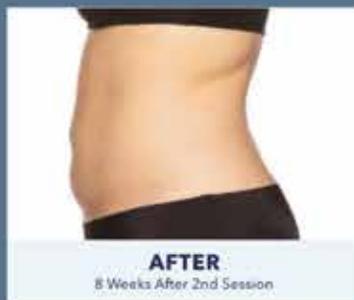
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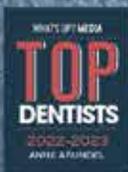
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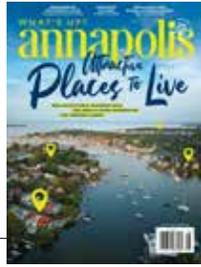


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AUGUST 2024

◀ **On the Cover:** Aerial view of Downtown Annapolis, between Spa Creek and the Severn River. Design by August Schwartz. Photograph by Tony Lewis, Jr. Contact *What's Up? Annapolis* online at whatsupmag.com. ♻️ Please recycle this magazine.

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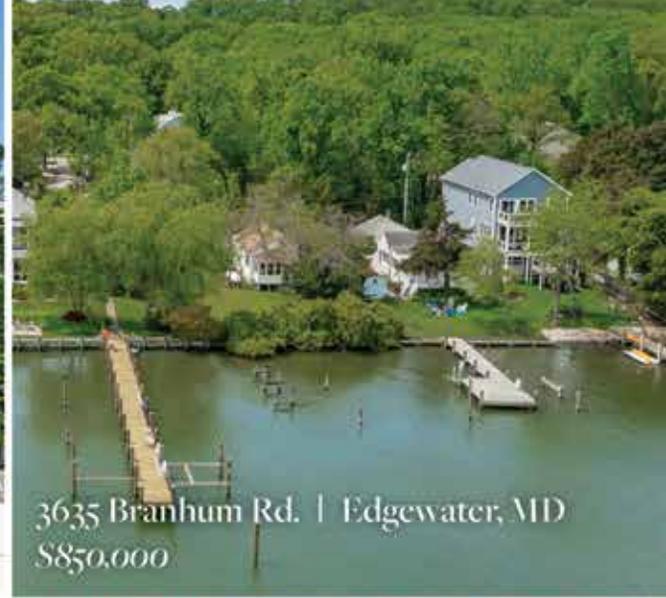
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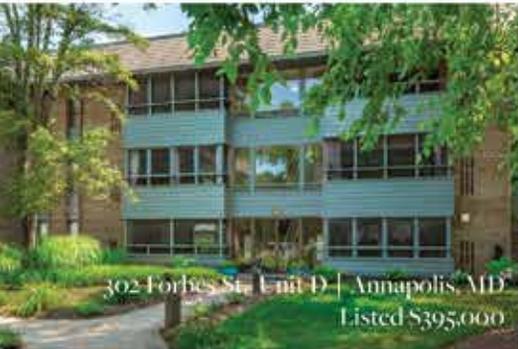
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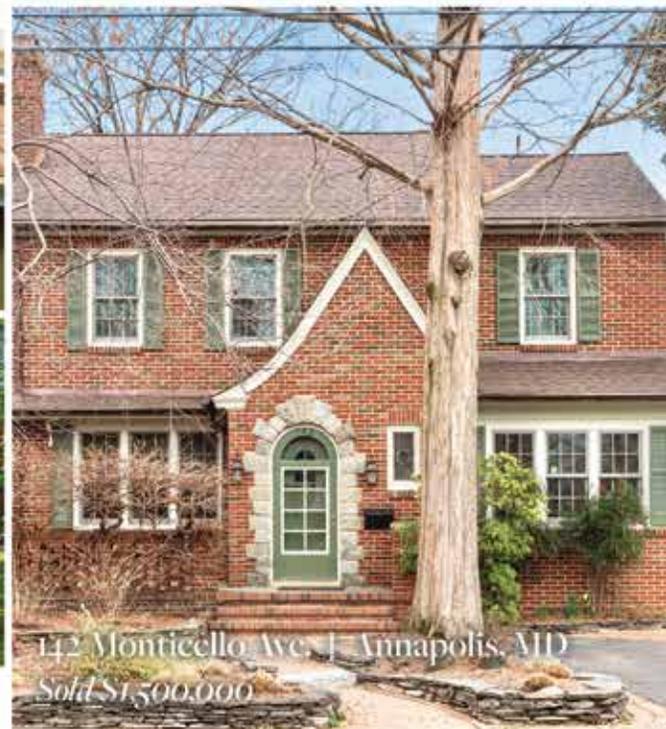
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WHAT'S UP? MEDIA



Time to vote for your favorite pet photos! Voting period will take place from 8/1 - 8/30.

Winners and chosen favorites (by you and our staff) will be showcased in the November 2024 issues of *What's Up? Annapolis*, *What's Up? Eastern Shore*, and *What's Up? Central Maryland*. And maybe even on the cover!

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Starting at the Navy-Marine Corps Memorial Stadium in Annapolis on August 25th, the Annapolis 10-Mile Run will be one of the best race experiences of Historic Annapolis and over the Severn River. The run, hosted by the Annapolis Striders, Inc., is conducted according to the road racing guidelines of the Road Runners Club of America and has been listed as one of the top ten 10-mile races in the country by *Runner's World Magazine*. Register and find more information at annapolisriders.org.



Photo by Denise Hyde



CRAB Cup

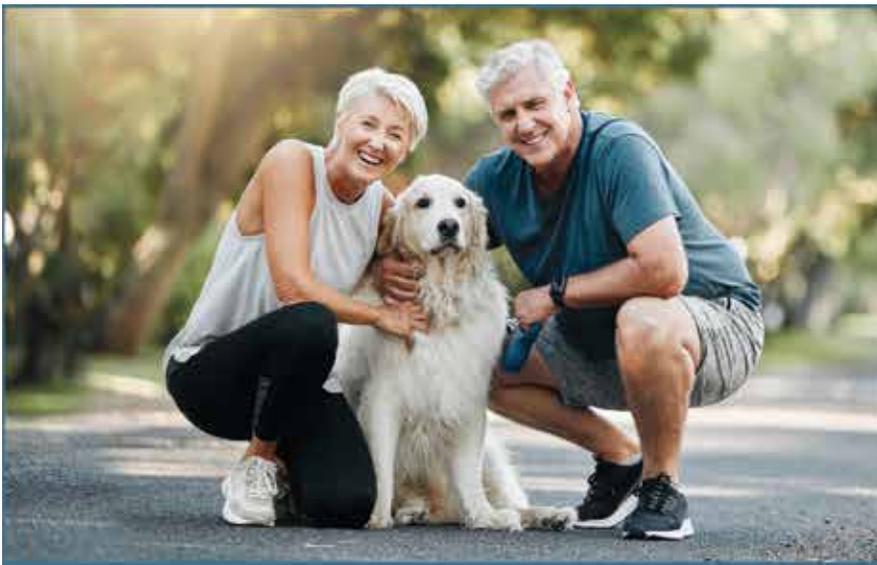
The 18th Annual CRAB Cup will be held August 17th at the Eastport Yacht Club in Annapolis. This is the largest fundraiser of the year for Chesapeake Region Accessible Boating. The CRAB Cup is the second race in the local Triple Crown of Charity. Last year, 88 sailboats participated in a family-friendly competitive pursuit race. Stick around for the Shore Party that night with entertainment by the Caiso Steel Drum Band and Misspent Youth, food from Boatyard Bar & Grill, and more. Find more information at crabsailing.org.

CARRIAGES ON WEST STREET

As early travelers arrived in Annapolis by ship they were met by horse drawn carriages. Once their belongings were unloaded from their ship, they would proceed up Main Street to West Street and travel to Baltimore, D.C., or Philadelphia. Over the years, West Street has evolved, yet in many ways is still the gateway of Annapolis. To respect the travel history of Annapolis, the Corvette Annapolis club's car show "Carriages on West Street" was born. The all-Corvette car show will take over Annapolis on August 11th. Find more about the car show at corvetteannapolis.com.



Photo by John R. Lee



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National Night Out Community Event

Celebrate National Night Out at Annapolis Library on August 6th from 6 to 8 p.m. National Night Out is an annual community-building campaign that promotes police-community partnerships and neighborhood camaraderie. The night will have games, giveaways, and food all courtesy of community partners. Bring the whole family! Find more information at aacpl.net.



Photo by Cynthia LaRue

MARYLAND RENAISSANCE FESTIVAL

It's opening weekend of the 48th season of the Maryland Renaissance Festival on beginning August 24th. The festival runs Saturdays and Sundays (and Labor Day Monday) through October 20th. There will be nine weekends of thrills, feasting, handmade crafts, entertainment, and merriment in Crownsville, Maryland. The 27-acre Village of Revel Grove comes to life with more than 200 professional performers on ten stages, jousting arenas, and town streets. Find more information and a full schedule of entertainment at rennfest.com.

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Middle School

(Grades 6-8)

Thur., November 14
9:00 - 10:30 a.m.

Lower School

(PK - Grade 5)

Thur., November 21
9:00 - 10:30 a.m.

Upper School

(Grades 9-12)

Thur., December 5
6:00 - 7:30 p.m.

indiancreekschool.org



Photo by Edie Bernier

MARYLAND STATE FAIR

The first weekend of the Maryland State Fair is here! August 22nd through 25th is the first weekend of the fair and all the activities that we have been missing since last year. Our state fair brings entertainment for the whole family to enjoy, from arts and home vendors to farm and garden displays, plus livestock and horse exhibits, rides, games, live entertainment, concerts, and live thoroughbred horseracing. The state fair is held at the Maryland State Fairgrounds in Timonium August 22nd through 25th, August 29th through September 2nd, and September 5th through 8th. Find more information and buy tickets at marylandstatefair.com.



Photo courtesy Casey Cares

Casey Cares 15th Annual 5K

Runners and walkers of all levels and ages are invited to lace up their running shoes at the Maryland Zoo in Baltimore on August 3rd to help raise money for Casey Cares Foundation. The 15th annual 5K/1-Mile run/walk at the zoo raises money for uplifting programs for critically ill children and their families. Race through the lions, tigers, and bears, oh my, and participate in award categories like most spirited, largest team, and more. Find more information, donate, and sign up for the race at caseycares.org.

Every Jam Saves the Bay

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With its beachfront setting and picturesque views, Baygrass boasts a diverse lineup of modern bluegrass, jamgrass, and Americana artists.

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Calendar

A sampling of community events taking place this month across the Chesapeake Bay region; for our full, online calendar of events, visit whatsupmag.com or scan:



THURSDAY, August 1

Concerts in the Park at Muskrat Park in St. Michaels. Stmichaelscc.org; At the waterfront Muskrat Park in St. Michaels; 6 p.m. This week, enjoy music from Down the Road.

Bowie Baysox v Somerset at Bowie Baysox Stadium in Bowie. Milb.com; The first home game of August starts at 6:35 p.m. against Somerset.

Tides & Tunes Summer Concert Series at Annapolis Maritime Museum in Annapolis; amaritime.org; This week, enjoy the Grilled Lincolns.

FRIDAY, August 2

Maryland Whipsnakes Homecoming at Homewood Field at Johns Hopkins University in Baltimore. Premierlacrossleague.com.

The Balloon Glow and Laser Show at Anne Arundel County Fairgrounds in Crownsville, through August 4th. Freshtix.com; Get the whole family out for a great family fun time! See incredible Hot Air Balloons, check that bucket list and get a ride on an actual Hot Air Balloon!

Annapolis Town Center Summer Concerts at Annapolis Town Center in Annapolis. Annapolistowncenter.com; 6–8 p.m. This week, enjoy music from Moran Tripp Band.

Easton Outdoor Movie Nights at Easton Airport in Easton. Discover-easton.com; The Easton Economic Development Corporation is thrilled to announce the return of Outdoor Movie Nights. Bring a picnic blanket or chair and enjoy free screenings of exciting films. Movies begin around 8:30 p.m. (when it is fully dark outside). This month, enjoy *Planes*.

Smithsonian Teen Summer Program at Smithsonian Environmental Research Center in Edgewater, 10 a.m.; email sercooutreach@si.edu; Forest Ecology- You'll get to study forests and trees with the same types of equipment that our scientists use, from calipers and tree bands to DBH tapes and dichotomous keys.

Friends of Quiet Waters Park Concert Series at Quiet Waters Park in Annapolis. Fqwp.org; Tonight, enjoy music from Avenue 66.

SUNDAY, August 4

First Sunday Arts Festival at West Street in Annapolis. Innerweststreetannapolis.com; Inner West Street Association is the proud sponsor of Maryland's premier art festival.

The Glen Burnie Pearls of Service Present "Pier Perfection" at Kurtz's Beach in Pasadena. A party with a purpose on the water! Enjoy vendors, complimentary buffet, steel band, life size games, 360 photo booth, and more.

WEDNESDAY, August 7

Waugh Wednesdays Summer Concert Series at Waugh Chapel Town Center in Gambrills. Visit-waughchapel.com; Live music from your favorite local bands.

THURSDAY, August 8

Concerts in the Park at Muskrat Park in St. Michaels. Stmichaelscc.org; This week, enjoy music from Rosewood.

Tides & Tunes Summer Concert Series at Annapolis Maritime Museum in Annapolis; amaritime.org; This week, enjoy music from One Night Only Band.

FRIDAY, August 9

Kent Island Honkey Tonk at Cult Classic Brewing Company in Stevensville. Cultclassicbrewing.com; Come get your two-stepping on at Cult Classic Brewing Company with live music, great vibes, and tons of dancing. Rusty Sal will be bringing tons of vintage country music for dancing.

SATURDAY, August 10

Living History on Pinkney Street: Civil War First Maryland Volunteer Infantry at Hoghead in Annapolis. Meet the Civil War First Maryland Volunteer Infantry Regiment and learn about their history in the region.

Friends of Quiet Waters Park Concert Series at Quiet Waters Park in Annapolis. Fqwp.org; Tonight, enjoy music from Moxie Blues.

22nd Annual Peach Festival at Preston Fire Hall in Preston, 9 a.m. to 2 p.m.; Enjoy peaches, food, bake table, crafters, and vendors at the annual festival!

TUESDAY, August 13

Books & Beer – Cult Classic Book Club at Cult Classic Brewing Company in Stevensville. Cultclassicbrewing.com.

Music and Movement on the Green with Busch Library at Annapolis Town Center in Annapolis. Annapolistowncenter.com; Bring a chair or blanket to join Busch Library for some musical fun with the whole family! Sing, chant, play instruments and dance while exploring sounds, rhythms and patterns that make up our language.

WEDNESDAY, August 14

Homeschool Program: Animals of the Chesapeake at Historic London Town and Gardens, Edgewater. Historiclondontown.org; Discover the animals that swim, fly, and crawl through our region with games and hands-on activities.

THURSDAY, August 15

Cars on High at 300 Block of High Street in Chestertown. Townofchestertown.com; Come show off your favorite car or marvel at other people's pride and joy. This event does not require registration and is free and open to the public.

250th Anniversary Special Tour Series: Furniture Tour at Hammond Harwood House in Annapolis; hammondharwoodhouse.org; This tour will look into the furniture collection at the Hammond-Harwood House, highlighting some of John Shaw's finest pieces of the late 18th century.

Concerts in the Park at Muskrat Park in St. Michaels. Stmichaelscc.org; Beginning at 6 p.m. on each Thursday. This week, enjoy music from Chris Noyes.

Tides & Tunes Summer Concert Series at Annapolis Maritime Museum in Annapolis; amaritime.org; This week, enjoy music from Jah Works.

FRIDAY, August 16

Caroline Summerfest in Downtown Denton; caroline-summerfest.com; Through August 17th; Caroline Summerfest is a 2-day, family-friendly festival.

Annapolis Town Center Summer Concerts at Annapolis Town Center in Annapolis. Annapolistowncenter.com; 6–8 p.m. This week, enjoy music from J Paris Band.

SATURDAY, August 17

Friends of Quiet Waters Park Concert Series at Quiet Waters Park in Annapolis. Fqwp.org; Tonight, enjoy music from Raquel & The Wildflowers.

Anne Arundel County Master Gardeners Recycling Demonstrations at Quiet Waters Park, Annapolis; 10 a.m.; The Anne Arundel County Master Gardeners will teach you how to make your own compost using yard waste and kitchen scraps.

**SUNDAY,
August 18**

St. Anne's Cemetery Tour at St. Anne's Cemetery, Annapolis. Hammondharwood-house.org; 60-minute tour through the winding hills of the historic St. Anne's burying ground.

**WEDNESDAY,
August 21**

Concerts in the Park at Muskrat Park in St. Michaels. Stmichaelscc.org; 6 p.m. This week, enjoy music from Blues DeVille.

**THURSDAY,
August 22**

Tides & Tunes Summer Concert Series at Annapolis Maritime Museum in Annapolis; amaritime.org; This week, enjoy live music from the John Frase Project.

**FRIDAY,
August 23**

Crofton's 60th Anniversary Celebration at Prince George's Stadium in Bowie, 7:05 p.m.; croftoncommunity.org; Celebrate 60 years of Crofton at a Baysox game! The Baysox will play the Erie Seawolves and the kids can run the bases postgame.

SOFO Drive-In Movie at Bay Ridge Shopping Center, Annapolis; sofoannapolis.com; Join South Forest (SOFO) for a free family-friendly drive-in movie, starting at dusk with live music an hour and a half before showtime. This month, see *USS Indianapolis Men of Courage*.

**SATURDAY,
August 24**

D.C. United Home Game v Dallas at Audi Field in Washington D.C. dcunited.com; D.C.

**WEDNESDAY,
August 28**

Concerts in the Park at Muskrat Park in St. Michaels. Stmichaelscc.org; 6 p.m. This week, enjoy music from Nevermind.

**THURSDAY,
August 29**

Tides & Tunes Summer Concert Series at Annapolis Maritime Museum in Annapolis; amaritime.org; This week, enjoy live music from Area 301 and All You Need Band (2 bands).

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Arts

COVERING LOCAL EXHIBITIONS, ARTISTS, GALLERIES, AND MUSEUMS



Unique Views of Delmarva

Heron Point Art Gallery, Chestertown. Through August 28th

Now through August 28th, seven talented artists of the Eastern Shore Photographers Collective will be on display, providing a captivating glimpse into the beauty and charm of our Eastern Shore.

Mike Morris, Libby Morris, Kenneth Jones, Tony Burton, Latoya Drummond, Samuel Everett, and Seldon Dix were honored and spoke out about their creative process at a reception on July 14. The collection of works shows the diverse landscapes, vibrant communities, and rich cultural heritage of the region. For more information, call 410-778-7300.

Imprint

August 22nd through September 25th, 2024. Maryland Hall, Annapolis. More information:



Printmaking is an art form where an image is transferred to another surface, and is unique in its ability to create multiple copies of the same piece of art. It requires strong technical skills and sometimes even chemistry to transform an undecorated surface into a new piece of art. Printmaking as a process is first recorded in China's Han Dynasty, but is suspected to have even earlier origins. This Maryland Federation of Art organized exhibition, *Imprint*, explores all the possibilities of modern printmak-

ing, and shows off the artists' technical skills and endless creativity. Pictured is *Two x Two*, a block print by Nancy Keene Fishel. This exhibition was juried by Elizabeth Rudy, the Carl A. Weyerhaeuser Curator of Prints at Harvard University, and will be on display at Maryland Hall.



ART BLOOMS FLORAL DESIGN EXHIBIT-15TH ANNIVERSARY!

Annamarie Sculpture Garden & Arts Center, Solomons. August 2nd through 4th. More information:



The gorgeous three-day exhibit at Annmarie Sculpture Garden & Arts Center is back for its 15th Anniversary. The exhibit will feature more than 25 floral designers from across the region. Each floral designer was asked to make a work of art inspired by a piece in the Main Gallery or the Kay Daughter Gallery. The results are surprising, beautiful, and provocative and not to be missed.

IMPRESSIVE: ANTOINETTE BOUZONNET-STELLA

Through October 20th, 2024. National Museum of Women in the Arts, Washington, D.C. More information:



The National Museum of Women in the Art's Impressive: *Antoinette Bouzonnet-Stella* is an ambitious series of 25 prints, "The Entrance of the Emperor Sigismund into Mantua." This collection reproduces an Italian Renaissance stucco frieze designed by Giulio Romano. This series of work promotes a French Style based in classical art. The exhibit is only here through mid-October so be sure to check it out soon!

Image credit: Antoinette Bouzonnet-Stella, Plate 25 from The Entrance of the Emperor Sigismund into Mantua, 1675; National Museum of Women in the Arts, Gift of Chris Petteys; Photo by Lee Stalsworth.





**THE JANET & WALTER
SONDHEIM ART PRIZE
FINALISTS EXHIBITION**

**Through September 8th, 2024.
The Walters Art
Museum, Baltimore.
More information:**



Now through September 8th, The 2024 Janet & Walter Sondheim Art Prize will be open with a finalists' exhibition at the Walters Art Museum. This prize awards \$30,000 fellowship to assist in furthering the career of a visual artist or visual artist collaborators living and working in the greater Baltimore region. There will be three finalists on display: weaver Hellen Ascoli, mixed-media artist Amy Boone-McCreesh, and ceramicist Sam Mack. The winner will be announced at a special reception and award ceremony on August 22nd.

Image Credit: Amy Boone-McCreesh, Objects of Desire (installation view), 2018, custom wall painting, works on paper, custom linoleum flooring; Hellen Ascoli, We Shaped Soft Gods Here (collaboration with Karl Williamson), 2022, brick molds made of wood, digitally printed components, hand woven bands; Sam Mack, yellow safety cone, 2021, earthenware, porcelain, majolica, glaze, underglaze. All artwork © the artists.

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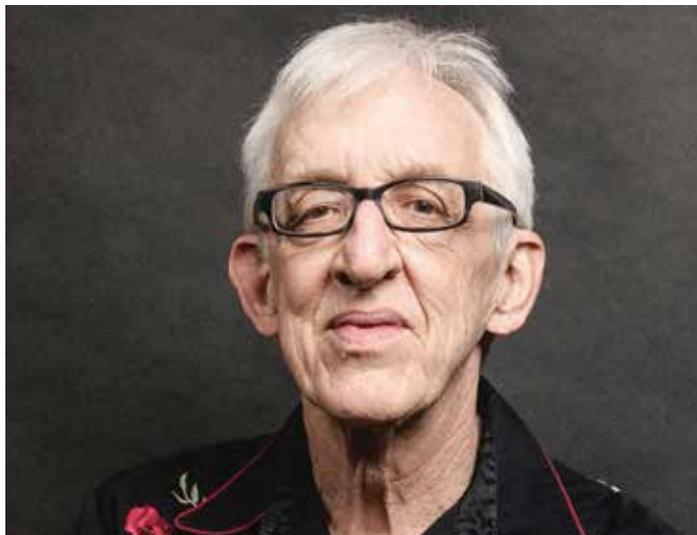


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Still Hot-Rodding After All These Years

By Frederick Schultz



Guitar *Player* magazine once crowned him “Titan of the Telecaster,” in reference to the model of Fender electric guitar he plays. In anticipation of his appearance at Rams Head On Stage in Annapolis on August 3rd, Bill Kirchen recently discussed his musical origins, his influences, and his heroes with What’s Up? Media.

Who influenced you most?

Who were your music idols?

Doc Watson had a big influence on me. I just loved his guitar playing, singing, and his whole style. I finally did meet him when we shared the stage in Boston in the early ’70s. [Another time] I was with a friend of his back in D.C., Joe Wilson [then head of the National Council Of Traditional Arts and organizer of

national and performing-arts tours]. We were backstage at The Birchmere, in Alexandria. It was 1987, as I recall, and we were across the room from Doc when Joe hollered “Hey Arthel,” which was Doc’s given birth name. Doc immediately turned around and shouted “Joe!” I was truly impressed.

I saw Doc at Newport with Gaither Carlton and Clarence Ashley. They sang “Amazing Grace” and followed that with “The Old Account Was Settled Long Ago.” They had a huge impression on me.

WE WERE FOCUSED ON MAKING MUSIC THAT WE LOVED, WHICH WE SUCCESSFULLY DID WITH THE ORIGINAL BAND FOR SEVEN YEARS

Did you know that Gaither Carlton was Doc Watson’s father-in-law? Rosa Lee Carlton was his wife’s maiden name.

I did not know that! A Time-Life Sampler had a number of those people on it. I think it had “Amazing Grace”—a cappella. Back in 1964, those guys inspired me. I still feel like I was so lucky to grab that early on. I still listen to it and think, “That stuff really holds up.”

Mississippi John Hurt and Doc Watson were my first guitar heroes. The only reason I could play that guitar hook on “Hot Rod Lincoln” when we cut the song in 1971, is because I had a right hand that had spent a lot of time trying to play “Black Mountain Rag” by Doc Watson. I still think Doc was one of the great singers, too.

So, what about singing? I sang a lot as a kid and recall my favorite song as a toddler was “Buffalo Gals”! Aside from Doc, there was Pete Seeger, The Weavers, The New Lost City Ramblers, Joan Baez, then a host more through the years—Bob Dylan, then Merle Haggard, Buck Owens, and Hank Williams, on to all the great blues guys, Muddy Waters, Howlin’ Wolf, and the rest. From 1960 to ’64, I studied trombone at Interlochen Music Camp. My cabin counselor was from Ann Arbor as well, and he played guitar and sang. I was just getting aware of the whole folk sphere that was happening at the time, so I liked it all. I went home and found a banjo in the attic that my mom had played a little bit, probably back in the 1930s.



What did you do with it? I took it to a shop in Ann Arbor to get it fixed up, and while I was there, I picked up Pete Seeger's *How to Play the Five-String Banjo* book. I got the instructional LP, plus the 10-inch LP of "The Goofing-Off Suite," both on Folkways. Man, that was it. I never looked back. That was when I was a junior in high school. I graduated in '65, so that would have been in the beginning of '63. That was so important to me, and then I heard, early on, Doc Watson. In the summer of '64 between my junior and senior years, I hitchhiked with that banjo to the Newport Folk Festival. I saw Dylan, the Kweskin Jug Band with Maria Muldaur, Johnny Cash, Son House, Mississippi John Hurt, and many more. The next year, in '65, I went back and saw another lifetime of great music, including Dylan's first electric performance with Mike Bloomfield, Al Cooper, et al.

As you must be aware, the Commander Cody band was part of the soundtrack to many college-age music lovers. What did it feel like to have that hit song, "Hot Rod Lincoln?" Back in those days, in our world, FM radio and album tracks were more important than AM pop hits. After the dust cleared from "Hot Rod Lincoln," we thought that if we cranked something out, it would automatically become a hit. We were so wrong. We did have quite a few other chart records, some near misses, and some false alarms. We put out seven LPs in that time that all charted, but not one was a top-ten AM hit. There has never been a lack of interest in that band and our songs, and after 50 years we started doing reunions with the



five remaining original Lost Planet Airmen. So, the short answer, no, I wouldn't have guessed it, but in hindsight, I'm very glad it happened.

We were focused on making music that we loved, which we successfully did with the original band for seven years. At that point the wheels pretty much came off. In 1976, our swan song was the *We've Got a Live One Here!* double-live album. The band broke up, but a few times I got back together and played with the late George Frayne, the "Commander."

I think we made a lasting impression beyond our commercial success, because we were a unique band that found a place in people's interest and memory. We're glad we're still in people's hearts. The current *Back from the Ozone* reunion album is getting great response and selling well.



Interviewer's Note: In the album's liner notes, music aficionado and journalist Dan Forte states: "This may be a reunion, but it's a supergroup. Now, as then, it is stellar musicians having too much fun." *Too Much Fun* is the title of a Commander Cody song, with the refrain, "There's a whole lotta things that I ain't never done. But I ain't never had too much fun." This also happens to have been the name of Kirchen's band when he lived in southern Maryland for several years. That must be one reason why he makes semi-annual appearances at such venues as Rams Head On Stage in Annapolis. See you there on Saturday, August 3rd!



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WE MAY BE RIGHT
BILLY JOEL TRIBUTE



AUGUST 7
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TRIBUTE TO JOURNEY & BEO



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AUGUST 10
HONEST LEE SOUL
BLUES/SOUL



AUGUST 11
VINCENT INGALA
CONTEMPORARY JAZZ



AUGUST 17
STEVEN PAGE
FORMERLY OF BARENAILED LONES



AUGUST 13
MIDGE URE
80S/90S POP SENSATION



AUGUST 14
SUZY BOGGUSS
COUNTRY



AUGUST 15
THE KINSEY SICKS
DRAGABELLA BEAUTYSHOP COUNTRY



AUGUST 16
ADAM EZRA GROUP
POP/FOLK/ROCK



AUGUST 17
GREG HOWE
W. SPECIAL GUEST STU HAMM



AUGUST 18
DANIELA SOLEDADE
THE GIRL FROM IPANEMA



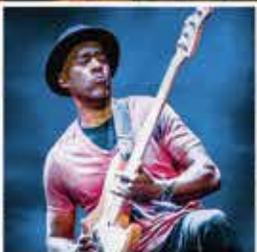
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W. JORDAN SOKEL



AUGUST 23
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RETURN TO BZZ NINE LAMB TOUR



AUGUST 24
MARCUS MILLER
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AUGUST 26
BOAT HOUSE ROW
YACHT ROCK EXPERIENCE



AUGUST 28
THE BRIT PACK
BRITISH PARADISE INVADE



AUGUST 30
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PRESENTS



TOM PAPA
AUGUST 2 AT MARYLAND HALL



THE MARSHALL TUCKER BAND
AUGUST 4 AT MARYLAND HALL

MARYLAND
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Maryland's Best Ice Cream Trail

PLUS, A HISTORY OF THIS COOL CONFECTION

By Ellen Moyer

“I scream, you scream, we all scream for ice cream. Rah, rah, rah!”

It was the 1920s and electricity and refrigeration had just made ice cream, a rare and exotic dish for centuries among the wealthy, available to the public. All across the United States, soda parlors were popping up.

Howard Johnson’s commercial slogan “I scream...” took the nation by storm as his 28 flavors were franchised across the land. So popular were ice cream sodas that some cities banned them from Sunday sales as being “too merry for the Christian Day of rest.” In response, the Chocolate Sundae was born. For the ice cream parlor owners, Sunday became a special day for dishes of vanilla ice cream (Americans’ favorite) drowned in fruit and chocolate.

The history of ice is unique and spans centuries.

Cyrus the Great of Persia records this sweet treat mixed with fruit as early as 500 BC. Later, the Tang dynasty in China (AD 618–907) were early producers of ice cream—a delicacy of crushed ice, salt, and sweet milk—engaging a staff of 94 ice men. Ice cream making was a closely guarded secret and the knowledge of how to make it was “a meal ticket” for life.

In 1671, guests of King Charles II were treated at the Feast of St. George with strawberries and iced



cream, kept cool with ice imported from Norway. The first public recipe occurred in England, 1718. Even in the colonies, Governor Thomas Bladen enjoyed strawberry ice cream, as noted in 1744. Dolly Madison served it at the inauguration of her husband and for President Thomas Jefferson, it was his favorite dessert.

In 1920, the Good Humor Ice Cream truck, with its music and bells cruising through neighborhoods, had kids and adults chasing it for an afternoon treat. Ice cream trucks are rare today. And so are soda fountains, but ice cream still remains the global top treat. Chocolate, the first commercial flavor, is the worldwide favorite, although Americans still prefer vanilla.

Maryland is an agricultural state. It has about 40,000 living dairy cows spread across 310 dairy farms. To link Maryland farmers to consumers, the Maryland Department of Agriculture established a Maryland Ice Cream Trail.

Twelve years ago, the economy was bouncing back from a downfall when Chuck Frye of Rocky Point Creamery approached Maryland’s Agricultural Secretary, then Buddy Hance. Frye wanted to highlight the state’s dairy industry. Four generations of Fryes had farmed Rocky Point, located in Tuscarora in Washington County, since 1883 when 10 Holstein cows began producing milk for Marylanders moving west.

WITH THE BEGINNING OF THE ICE CREAM TRAIL, MARYLAND CREAMERIES ALSO DISCOVERED THE OPPORTUNITY TO EDUCATE THE PUBLIC ABOUT FARMING.

Today, 175 Holsteins are a part of Maryland's dairy cow population, and Washington County is the center of the industry with over 60 farms. Overall, Maryland produces 876 million pounds of milk annually.

To support his family's milk business, Frye added a creamery in 2012 and produced 80 flavors of ice cream from grass-fed, zero-antibiotic cows. Support for Maryland farmers, more so, was on Frye's mind. It was through his conversation with Hance that Maryland's Best Ice Cream Trail was born.

From May through September and from Washington County to Worcester on the Eastern Shore, ice cream lovers can explore Maryland farmland and the creameries that produce the delicious treat to support their milk cow business.

With the beginning of the ice cream trail, Maryland creameries also discovered the opportunity to educate the public about farming, further linking farmers with consumers. Summer day camps, art festivals, and weekend music performances enhance the dairy business.

South Mountain Creamery, a 3,300-acre farm in Middletown, has 500 dairy cows. The creamery encourages the public to visit and publishes a self-guided tour booklet to promote connections between our earth and our food. The creamery also sells beef from

its grass-fed cattle, along with other farm-fresh goods, such as eggs. At the Pringle Family Farm in Glen Arm, founded in 1895, visitors can have a "cow picnic"—a sunset dinner in the pasture with cows grazing nearby.

The dairy industry is the one of the largest commercial agricultural industries in Maryland. When thinking of Maryland agriculture, Eastern Shore tomatoes, cantaloupes, and strawberries come to mind but ice cream is now a major agricultural success across the state. So, if ice cream—that exciting and rare dessert up to 100 years ago—is your favorite, branch out and discover the freshest made confections along Maryland's Best Ice Cream Trail.

Visit marylandsbest.maryland.gov or scan the QR code for the full details about Maryland's Best Ice Cream Trail, the 12 participating farms, how visit each, and earn special prizes, plus more information about the state's dairy industry:





Bourbon & Blossoms Spring Soiree

Maryland Therapeutic Riding (MTR) held its new, annual fundraising event Bourbon & Blossoms Spring Soiree on May 4th at the organization's serene 25-acre farm in Crownsville. The event raised funds to support MTR's purpose of connecting humans and horses in a healing environment. Guests were treated to a delightful evening featuring gourmet cuisine from Ken's Creative Kitchen, dancing and live with The Bachelor Boys Band, bourbon tastings, and other activities. The highlight of the event was the moving testimonial video featuring MTR participants, volunteers, staff and equine partners.



"We are grateful for the support from our community at this year's Bourbon & Blossoms Spring Soiree," says Kelly Rodgers, Executive Director of Maryland Therapeutic Riding. "We were excited to roll out this new event format and the night did not disappoint! The funds raised will enable us to continue to strengthen our programs, improve our facility, and reach more individuals that will benefit from the life-changing programs." Learn more at horsethatheal.org.



1. Guest enjoy the party 2. Krysta Herring and Tara Chadwick 3. Kim Brady, Erin Todd, Kerry Owens, Lindsey Perkins, Stephanie Stockton, Allison Coffey, Erin Grecu Agelakopoulos, Julia Pitcher 4. Beth and Chuck Bangert 5. Katie Streett, Linsey Erar, Lisa Zehring, Kelly Rodgers, Jessica Mitchell, Erin Superszcinski, and Christina Tricou 6. Bourbon and blossoms! 7. Kevin Collison and Lisa Collison

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Hospice of the Chesapeake's 45th Anniversary Celebration

Around 300 guests mixed and mingled at the Fluegel Alumni Center in Annapolis to celebrate Hospice of the Chesapeake's history of caring for life at its 45th Anniversary Celebration on May 11th. The event raised \$500,000 to support the organization's hospice, supportive, and grief care programs and services provided to patients and families in Anne Arundel, Calvert, Charles and Prince George's counties. .



1. Barbara Yannon, Maria Colucciello, Tim McDonough, Cary Melnyk, and Becky Miller 2. Liz Freedlander, Howard Freedlander, Jane Chambliss 3. Elizabeth Liechty and Ken Stanley 4. Flora Bartek reacts winning the Zachary's Jewelers prize 5. John and Terri Hussman 6. Bridget Stockdale and Jeanne Morris 7. John and Cathy Belcher 8. Sen. Pamela Beidle and Becky Miller 9. JoAnn DeCesaris, second from left, and family

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NOV 1 & 2

MASTERWORKS III

Pictures at an Exhibition

COLERIDGE-TAYLOR, SAINT-SAËNS, MUSSORGSKY with violinist Netanel Draiblate

JAN 31 & FEB 1

MASTERWORKS IV

Serenade

BEETHOVEN, BÉRNSTEIN, GINASTERA with violinist Noah Bendix-Balgley

FEB 28 & MAR 1

MASTERWORKS V

Fiesta

ROYDON-TSE, SONJA MORALES-MATOS, ÉVEL with Dali Quartet

APR 4 & 5

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1

Best Of Party 2024

On a gorgeous Tuesday evening, June 11, What's Up? Media hosted the Best Of Party 2024 at the Doordan Institute on the campus of Luminis Health's Anne Arundel Medical Center in Annapolis. Presented by Shore United Bank, 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 SPCA of Anne Arundel County and the Benedictine School.



2



3



4



5



6



7



8



9



10



11



12

1. Veronica Tovey welcomes the crowd 2. Lori Foy, Lexi Mollica, Jessica Lawson, and Heather Guerreri 3. Darlene McLean, Mia Anderson. What's Up? Media's Beth Kuhl and Heather Dunkerly 4. Candice Bothun with What's Up? Media's COO Ashley Raymond 5. Dolph Hegewisch, Constance Olmert, Marty Wallace, Chase Cusack, Jackie Northrop, Harry Manley, and Chris Edge 6. What's Up? Media's President & Publisher Veronica Tovey with Shore United Bank's Jerray Slocum 7. Dancing to the Naptown Brass Band 8. Chera Howey is all smiles after planning this year's event 9. Sage Kelmer, Vaness Santos, Kat Ormand, Angelina DeMeo, Allison Hovermehl, and Christine DeMeo 10. What's Up? Media's Dennie Mercer and Kathy Sauve 11. Kate Loveless, Allison Baker, Cecelia Taylor, Nancy Gosnell, Carol Costi, and Lori McDonald 12. Brian Peake and What's Up? Media's Nina Peake with Kristen Clahane, Ashley and Joe Calo



WEST ANNAPOLIS' NEWEST RESTAURANT FULFILLS A LIFELONG DREAM

InGrano Restaurant and Events recently opened in West Annapolis with the Owner, Adam Pusateri, being an Annapolis native. After graduating from St. Mary's High School, Pusateri attended the prestigious Culinary Institute of America. As a graduate of CIA, he followed opportunities to Las Vegas working under several renowned chefs, and eventually built his own catering business. He returned to Annapolis in 2019, and started building InGrano Bistro & Bakery off of Riva Road while still managing his catering business with his partners in Vegas. When the opportunity came up late last year to purchase a property in West Annapolis, Pusateri jumped on it and extended the InGrano brand to create a chef-driven boutique restaurant called InGrano Restaurant and Events, which serves dinner only. This is when the dream was fulfilled to be in business with his close friend, Mack Lewnes. Lewnes and Pusateri have been lifelong friends since they met in 5th grade at St. Mary's Elementary. Since they were in high school, they talked about going into business together and 20 years later, they have partnered in this most recent venture. Lewnes grew up in the restaurant business, graduated from Cornell's Hospitality School, and now co-owns and operates Lewnes' Steakhouse with his brother Sam. "Adam is the visionary behind this and deserves the credit," Lewnes says. "I help out where I can behind the scenes working with the GM, John Buda, who has been a huge enhancement to the restaurant." The menu draws from Chef Pusateri's global culinary adventures, blending Italian, Greek, Japanese, and French influences into every dish. The "Events" component is an interesting addition. "Adam won't brag about himself, but he has accomplished some amazing feats in the catering world out in Vegas. He's done huge events up to 20,000 people and catered the official tailgate of the 2024 SuperBowl. Adam's impressive past is why we wanted to make sure we had a custom catering component," Lewnes says. Learn more about InGrano at ingranoannapolis.com.

Inaugural Larry L. Griffin Scholarship Awarded

Charting Careers held its 2024 Annual Scholarship and Awards Night on May 15th at the Annapolis Maritime Museum, celebrating and honoring the remarkable achievements of its over 70 young scholars, families, volunteers, and partners. One of the evening's highlights was the announcement of the inaugural Larry L. Griffin Scholarship. This scholarship was awarded to Joniece Pitts, a junior at Towson University, studying Art and Design, to be used to support her education. Sponsored by the Inner West Street Association (IWSA), this scholarship honors Griffin's lifetime of dedication to improving Annapolis. Along with the Griffin Scholarship, \$20,000 in scholarships were awarded to support scholars in their pursuit of college or trade school education, including scholarships from the Rotary Club of Parole (Annapolis), the Geisel and Stillinger families, and the JoshuaOneNine Fund. Learn more at chartingcareers.org.





Photo by Jackalope Photography

CHESAPEAKE BAY BEACH CLUB TURNS 25!

The Chesapeake Bay Beach Club (CBBC), an award-winning leader in waterfront weddings, events, and hospitality, proudly announces the celebration of its 25th Anniversary. Since opening its doors on July 1, 1999, CBBC has become a beloved destination for weddings, special events, and luxurious getaways, earning a reputation for excellence in service and experience. Over the past quarter-century, CBBC has hosted thousands of memorable events, ranging from waterfront weddings, corporate retreats, and community celebrations. Situated on the scenic shores of Kent Island, CBBC offers breathtaking views of the Chesapeake Bay, elegantly appointed venues, curated food and beverage, and a commitment to personalized service. “Celebrating 25 years is a testament to the dedication and passion of our incredible team, loyalty of our guests, and the unwavering support of our community,” says Dereck Janes, President and CEO of the Chesapeake Bay Beach Club. “We are deeply grateful to everyone who has been part of our journey. As we look to the future, we remain committed to providing unparalleled experiences and creating lasting memories.” Learn more about the resort and its many amenities at beachclub.com.



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Explore the essence of Annapolis at InGrano Restaurant + Events, nestled in West Annapolis. Co-founded by local friends Adam Pusateri and Mack Lewnes, this charming bistro embodies their shared love for fine food and community. Adam's culinary journey began at St. Mary's High School, followed by the Culinary Institute of America and culinary adventures in Las Vegas. Mack, known for co-owning Lewnes' Steakhouse, brings his expertise to create a warm, inviting atmosphere. Open for dinner, InGrano offers a menu crafted with care, perfect for intimate evenings or special events. Experience Annapolis through elevated dishes and genuine hospitality at InGrano.

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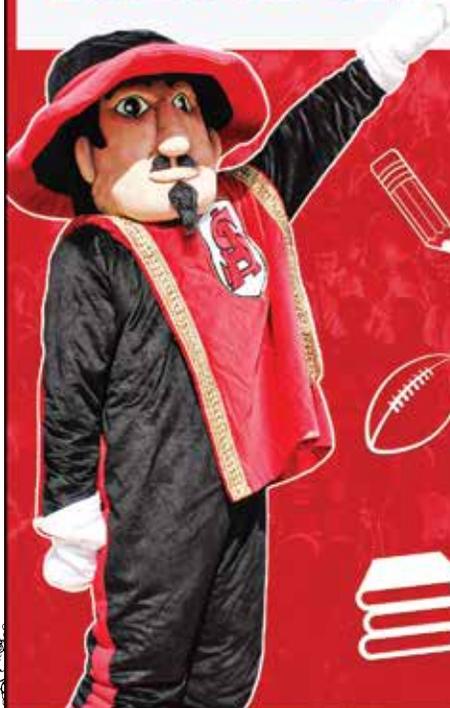
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AMFM Awards \$8,000 in Grants

Annapolis Musicians Fund for Musicians, Inc. (AMFM) is awarding \$8,000 from its David Glaser Education Grant that will be shared between four organizations whose local summer music programs benefit underserved students in the greater Annapolis area: The Ballet Theatre of Maryland; Maryland Hall for the Creative Arts; Annapolis Symphony Orchestra; and the Marshall Learning Center. "We are so happy to continue honoring David Glaser's legacy by supporting these local youth programs," says AMFM board president, PJ Thomas. "This year, we were able to increase the total grant from \$6,000 to \$8,000 and it's our hope that even more children will be impacted by these incredible programs." For more information about AMFM and the David Glaser Education Grant, visit am-fm.org.



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Meet Dr. Carey M. Wright

MARYLAND'S NEW STATE SUPERINTENDENT OF SCHOOLS

By Lisa A. Lewis



When the Maryland State Board of Education appointed Carey M. Wright, Ed.D. as the State Superintendent of Schools on April 24, 2024, following an extensive nationwide search process, she felt as if she had come home. A native of Maryland, Wright returned to the state in July 2022 after serving as the State Superintendent of Education in Mississippi from 2013 until her retirement in 2022. She had served as the Maryland Interim State Superintendent of Schools since October 2023, before the State Board removed the interim tag in April. She began a four-year term on July 1, 2024.

“I am extremely honored to be selected for this position,” Wright says. “Having the opportunity to serve as the State Superintendent of Schools in Maryland, my home state, after holding the same position in Mississippi feels like I’ve come full circle. My experience in Mississippi successfully prepared me for the position, and I’m excited about our state’s commitment to providing high-quality education to all students.”

The longest-serving Mississippi state superintendent, Wright led efforts that enabled Mississippi to become a national leader in literacy instruction and outcomes. These initiatives increased literacy skills in pre-K through grade 3, resulting

in improved student achievement on the National Assessment of Educational Progress (NAEP) at a faster rate compared to nearly all other states and a higher graduation rate than the national average. In 2022, Wright earned the Mississippi Top 50 Most Influential Leaders Award.

Regarded by her peers as a distinguished educator, administrator, leader, and champion of students, Wright has an outstanding track record of improving outcomes for students. Prior to building a successful career in Mississippi, she began her teaching career at Prince George’s County Public Schools. Wright, who received her bachelor’s, master’s, and doctoral degrees from the University of Maryland, College Park, also held positions in Howard County and Montgomery County Public Schools in various capacities, including teacher, principal, director of special education, and associate superintendent. In addition, she served as chief academic officer for District of Columbia Public Schools and deputy chief for the Office of Teaching and Learning.

“I am excited about where Maryland public schools are right now, but there is still a lot of work to be done,” Wright says. “It’s an all-hands-on-deck effort that requires everyone to play a role

“I AM EXCITED ABOUT WHERE MARYLAND PUBLIC SCHOOLS ARE RIGHT NOW, BUT THERE IS STILL A LOT OF WORK TO BE DONE”

in order to be successful. My years of experience in public education have prepared me for this leadership position, and implementing the Blueprint for Maryland's Future, which I consider a once-in-a-lifetime opportunity for the state, continues to be a top priority under my leadership. The Blueprint is based on decades of research and provides effective direction and guidance to improve outcomes for all students in Maryland."

The Blueprint, a landmark legislation passed in 2021, outlines policy changes that will transform Maryland's prekindergarten through post-secondary systems—ensuring a better future for all students. It is divided into five pillars, which detail specific actions to take in order to ensure its successful implementation.

"In addition to our commitment to implementing the Blueprint, we are also dedicated to advancing literacy, math, and English language arts outcomes," Wright explains. "My vision as I serve as Maryland state superintendent is to provide a solid educational foundation for every student, so they can reach their full potential—no matter what path in life they choose. I am very excited to lead the transformation of Maryland's public schools—ensuring that we offer students every opportunity possible as well as the skills they need to succeed."

LEARN MORE ABOUT THE STATE SUPERINTENDENT AT THE MARYLAND STATE BOARD OF EDUCATION WEBSITE, MARYLANDPUBLICSCHOOLS.ORG.

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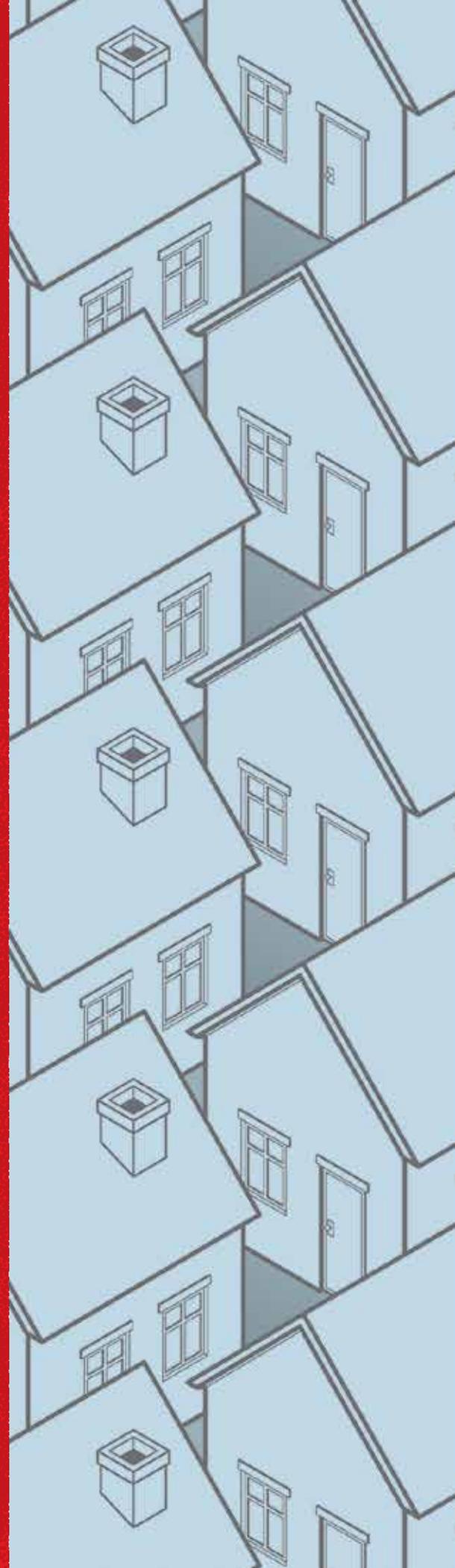
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STORY BY JAMES HOUCK





Home is where the heart is, and in the greater Chesapeake Bay region, our hearts are full. We like to think we've got things pretty well in the Land of Pleasant Living. And we're right. Our local economy is humming, anchored by federal government and contractors, national cyber defense, a number of private global companies, and a wealth of residential, professional, and leisure driven industries. So much so, that home construction and development has also soared in an attempt to fulfill an ever-growing workforce's housing needs.

We're also fortunate to have a high number of state, county, and municipal business chambers, job development programs, and robust small business resources, enabling our communities to thrive on the shoulders of independent entrepreneurs.

Our schools—both public and private—are healthy, many of which rank well in state and national standards of performance excellence. Our local hospitals are supported by research and academic medical institutions anchored in the Baltimore-Washington corridor. Infrastructure continues to adapt and improve, as evidenced by the recent broadband connectivity across the Eastern Shore, or transit enhancements (MARC and Metro networks) and future considerations (high-speed ferries, anyone?). Crime statistics could always be rosier, but in general remain at stable averages that should keep those living in suburban communities at ease.

All of this to say that choosing to live in Anne Arundel and the Mid-Shore counties is a pretty safe bet in terms of one's ability to find the ideal property and lifestyle, and in a range of demographics (e.g. first-time buyers, urban professionals, suburban families, plus-55, seniors, etc.).

We'll help guide the decision-making with the following guide, *Attractive Places to Live!*

Offering a mix of regional real estate and demographic data with select community, neighborhood, and new development profiles, this guide showcases myriad places and reasons to locate/relocate *here...*which may be just around the corner.

THE BIG REAL ESTATE PICTURE

If the buzzwords you've heard around the picnic table this summer about the local real estate market have been "difficult," "slowing down," or "sellers' market," you'd have reason to be cautious as a buyer. But these sentiments don't paint the full picture of our unique region, which boasts a high number of elite properties (waterfront), specialized developments (mixed-use urban, active adult), and attracts buyers from across the globe. True, competition is strong among buyers. Prices remain elevated on limited inventory. But, with a companion realtor to walk one through the buying (or selling) process, dreams are still becoming reality...and often.

Statistics help tell the story. According to the most recent data available from Maryland REALTORS® (April 2023 compared to April 2024), the average home sales price increased year-over-year in almost every county of Maryland. Interestingly, Garrett County in the west led all with a 40.1 percent increase (\$568K up to \$796K). Calvert County saw the next highest increase at 22 percent. Anne Arundel County held "middle of the pack" status at 12.3 percent (\$540K to \$606K), while Talbot County's saw a 10.5 percent increase (\$723K to \$799K). Nearby Dorchester County came in at a 21.7 percent increase (\$238K to \$290K) and Kent County slightly more at 21.8 percent (\$369K to \$450K).

This makes sense, given that the active inventory during this same period of comparison decreased in most counties. (If you're considering selling your property, now could be a very good time to do so.) Some counties, however, experienced the opposite—Queen Anne's County has seen an increase in inventory and slightly lower home prices than the year before.

Regardless of inventory or price, homes are selling lightning fast! The State average for median days on market is just eight days. Eight. In Anne Arundel County, six days on market is the median, while Talbot County takes 12 days to sell. Overall, the number of homes sold in Maryland increased year-over-year, an encouraging sign for the market.

"Seeing the increase in sales is good news for all of us: the homeowner, the community, the local governments"



"Seeing the increase in sales is good news for all of us: the homeowner, the community, the local governments," said Chris Hill, 2024 President, Maryland REALTORS®, "but inventory and interest rates remain huge issues. In April, months of inventory grew to 1.7 months, but a balanced market would have about six months of inventory available."

TEACH THE CHILDREN

For many, the decision of where to live is driven by education options for their children. Public education systems in Anne Arundel and Mid-Shore counties remain challenged by high student enrollment coupled with staffing inadequacies. Though the most recent data available (2023) from the Maryland State Department of Education suggests shortcomings in meeting annual targets at all three levels of education (elementary, middle, and high) in terms of the indicators of academic achievement, academic progress, English language proficiency, and school quality/student success, overall graduation rates remain optimistic. Talbot County Public Schools graduated 97.34 percent of its enrolled students in 2023; Queen Anne's County, 94.21 percent; Kent County, 92.65 percent; Anne Arundel County, 87.68 percent; and Dorchester County, 81.57 percent.

Among Anne Arundel County's 14 public high schools, Severna Park boasts a 78 percent performance rank, Broadneck at 67.2, and South River

at 65.7. On the Eastern Shore, both Queen Anne's County high schools (Kent Island High and Queen Anne's County High) were the best performing among the Mid-Shore counties in 2023.

Across all counties, private school options are plentiful from pre-K education through high school and their proximity to neighborhoods, developments, towns, and cities have made them attractive options for many families. According to Niche, a "market leader in connecting colleges and schools with students and families" with over 140 million school reviews and ratings, the top eight private schools in Anne Arundel County are: Key School (Annapolis), Severn School (Severna Park), Indian Creek School (Crownsville), Rockbridge Academy (Crownsville), Archbishop Spalding High School (Severn), Annapolis Area Christian Upper School (Severn), St. Mary's School (Annapolis), and Odenton Christian School (Odenton). And there are at least 11 additional private high schools from which to consider, with two new elite private schools having opened in the county within the past couple years: Divine Mercy Academy and the Chesterton Academy.

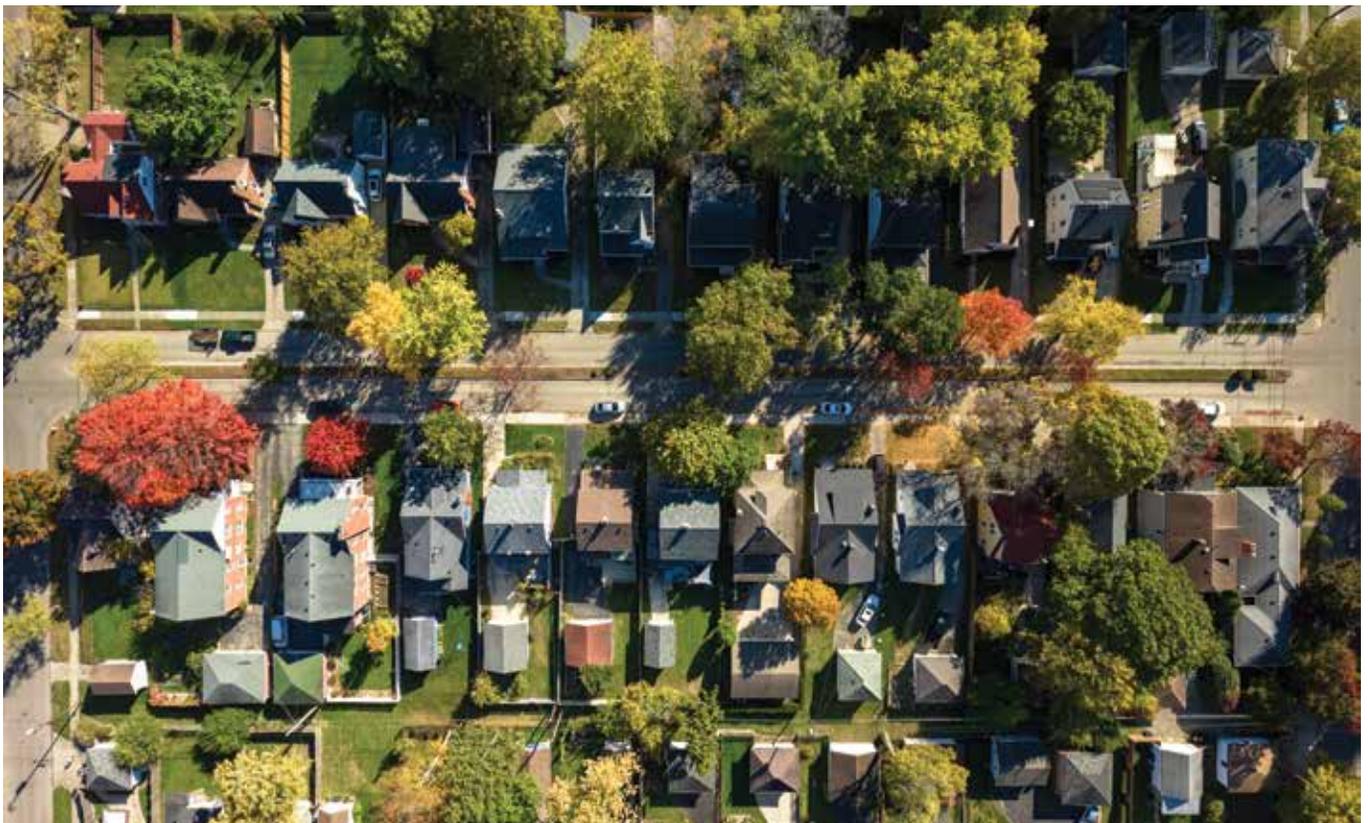
On the Shore, top tier private schools include: The Gunston School (Centerville), Wye River Upper School (Centerville), Lighthouse Christian Academy (Stevensville), Chestertown Christian Academy (Chestertown), Kent School (Chestertown), Radcliffe Creek School (Chestertown), Saints Peter & Paul Elementary and High Schools (Easton), The Country School (Easton), and Chesapeake Christian School (Easton).

For the most complete listings of all private schools, including pre-K through high school options and data points such as tuition costs, student-teacher ratios, religious/philosophical affiliations, and more, read What's Up? Media's 2024 Private School Guide by scanning this code:



SAFE STREETS

It can seem that we're living in a scary society, given how often the news cycle attends to recent crime. If we hear of a gun-shooting or carjacking in a nearby neighborhood, not only are we put



on alert, but we wonder if our lifestyle and safety are compromised. You may think back to “the good old days” when front-doors and cars were left unlocked, and children played freely in neighborhoods well past sunset on summer days. The good news is that those days can still, somewhat, be had. Overall, real crime statistics paint a much better picture than daily news reporting.

Since 1975—the first year of tracked data available from the Maryland Statistical Analysis Center of the Governor’s Office of Crime Prevention, Youth, and Victim Services—overall crime has dropped in most Maryland counties. Take Anne Arundel County, for example. In 1975, more than 22,000 crimes were reported. By 2020 (the most recent year of available consolidated data), that number more than halved to about 10,000 crimes. In Talbot County, just 879 crimes were reported in 1975 and reduced to 477 in 2020.

For complete, county-by-county and city/zip code crime data sets, visit Maryland’s Crime Dashboard. Scan here



Nationally, overall crime saw a 15 percent decline between 2015 and 2020.

This is not all to say that we’re living our best lives in terms of crime (violent crime, like murder, has seen an increase, especially in large cities), but there are ways to make good decisions about where to live safely.

LEISURE & LIFESTYLE

The Chesapeake Bay region is wondrous in many ways. It’s an environmental gem with protected tributaries and swaths of land. But it’s also an infrastructure behemoth—a region with at least three major airports (Baltimore-Washington International, Reagan National, and Dulles International) within an hour’s drive for many; plus, ground transportation systems that rival some of the best in the nation. We check the box as a hotbed of world-class medical research facilities and elite healthcare providers. And the Bay region is a leisure paradise of boundless water recreation, State and local parks to explore, museums that explain our collective history, thrilling attractions, and all the fixings of stylish urban living and shopping. The four-season weather is also attractive for those that enjoy the uniqueness of summer, fall, winter, and spring!

IN ADDITION TO THE ROMANCE OF THE REGION, HERE’S A QUICK AND VERY RANDOM LIST OF HOW MARYLAND RANKS NATIONALLY IN A NUMBER OF RECENT SURVEYS CONDUCTED BY VARIOUS INTEREST GROUPS:

- ◆ Maryland ranks #4 nationally in “highest paying jobs in SEO” (source: Ahrefs)
- ◆ Maryland ranks #5 nationally in “states with the best school systems” (source: Teach Simple)
- ◆ Maryland ranks #6 among all 50 states for “natural environment” (source: US News & World Report)
- ◆ Maryland ranks #7 nationally in “health-care” (source: US News & World Report)
- ◆ Maryland ranks #7 among “cleanest states in America” (source: IT Asset Management Group)
- ◆ Maryland ranks #8 nationally among “the happiest states” (source: MentalHealthRehabs.com)
- ◆ Maryland ranks #9 in “safest states for cyclists” (source: Sweeney Merrigan Law LLP)
- ◆ Among all 50 states, Maryland showed the biggest increase in homeownership over the past 10 years, with an increase of 12.15 percent (source: Agent Advice)

And if you’re wondering what interior design trend to outfit your newly settled home with, try the “Boho” look. According to real estate research group Palm Paradise Realty, the most popular home aesthetic in Maryland is currently “Boho,” followed by “Steampunk” and “Farmhouse.”

where exactly WE'RE LOOKING TO BUY



The following local profiles cover a range of community styles and interests in Anne Arundel and the Mid-Shore counties, from historic to modern, urban to the 'burbs, and family to plus-55. This list doesn't represent every amazing community; but, rather, a sampling of longtime and emerging favorites among homeowners, realtors, and the editors of this magazine.



▲ **MURRAY HILL, ANNAPOLIS** The walkable neighborhood with centuries-old roots epitomizes best-in-class Annapolitan living with a mix of colonial, craftsman, and modern homes. With the Spa Creek waterfront on its southern side and the bustling shopping/dining district along West Street to its north, Murray Hill is perfectly situated to enjoy the Chesapeake lifestyle with an antiques sort of charm. Homes prices here usually eclipse \$1M—anything less would be considered an extreme bargain.

KENT ISLAND Depending on your travels, Kent Island is either the first or last destination of Maryland's Eastern Shore. Either way, it definitely has a unique character that romanticizes nautical, island living...Chesapeake style. Life centers around Stevensville and Kent Narrows with its many marinas, dockside restaurants, shopping plazas, and water accesses. But the entire island features various properties,

including classic Shore homes (Bay City, Romancoke, Marling Farms), remote waterfronts (Love Point, Turkey Point), townhouses for boaters (Bayside), and newer developments such as Four Seasons—an amenity-rich community ideal for retirees. Finding your ideal property at a matching price point should be possible within a short amount of time.

SEVERN RIVER WATERSHED Along the northern and southern shorelines of the renowned Severn River are unique waterfront communities, many of which date to the early-20th century. Many began as summer cottage enclaves and have grown into premier communities, each with its own waterfront amenities, associations, and character. Winchester on the Severn, Pines on the Severn, Round Bay, Linstead on the Severn, Ben Oaks, Arden on the Severn, Herald Harbor, Sherwood Forest, Epping Forest, and many more communities are highly sought after today, with price points to match. Waterfronts easily eclipse \$1.5M with some hitting eight figures, and off-water/in-community parcels usually slot between \$500K and \$1M.

DAVIDSONVILLE/HARWOOD The contiguous 21035 and 20776 zip codes are synonymous with rolling foothills, vast farmland, and plenty of acreage—the Davidsonville and Harwood dynamic is country-living. If space is what you seek or horse tacking your thing, look no further. Large lots with large homes are common, but there are a number of well-developed neighborhoods (Foxhall Estates, Cheval/Lavall, Harbor Hills, Spring Lakes, Ashley, Lake of the Pines to name a few), too, that offer a more uniform, community vibe. A scan of homes—mostly single-family in the plus-5,000-square-foot range—are selling for \$1M and up. The road arteries running through the area include Routes 2, 4, and 214, which directly connect to the more urban centers of Edgewater and Annapolis to the east, and Upper Marlboro and Washington, D.C., to the west.



PROSPECT BAY You'd be hard-pressed to find a more complete and amenity-rich community on Maryland's Eastern Shore than Prospect Bay in Grasonville. Boasting an 18-hole golf course, country club, dining, pool, tennis/pickleball courts, boat ramp/slips/docking, and, of course, direct water access to Prospect Bay sanctuary, which feeds into Eastern Bay and the greater Chesapeake, the Prospect Bay community epitomizes upscale Shore living. Built in the mid-80s through the early-2000s, most homes now command prices north of \$800K.

TWO RIVERS IN ODENTON One of the newer community developments, located in southern Odenton, is Two Rivers. Its age shows in a very good way in that it represents the latest in design, amenities, and residential resort trends, catering to two distinct, but adjacent, buyers—families and plus-55. Nestled between the Patuxent and Little Patuxent rivers, this modern, 1500-acre community (700 of which is green space, with the central Cattail Lake) is divided into an active adult community, "55 & Better," and the all-ages "The Hamlets" with about 1,000 single-family homes. Each has its own clubhouse, pools, gardens, tennis courts (pickleball, too), and other recreational amenities. With eight active builders still developing the community, buying new

means you can have the pick of plans—there are several styles of homes from which to choose. As of press time, we're seeing pricing begin at about \$799K in 55 & Better, and \$790–945K in The Hamlets.

◀ **EASTON TO TILGHMAN** It's perhaps one of the most iconic and authentic inhabited stretches of the Eastern Shore. From the heartbeat of the Shore, the Town of Easton, and moving westward along the rural peninsula sandwiched between the Choptank River on the south and the Miles River to the north, you'll bob and weave through the enclaves of Royal Oak, St. Michaels, Bozman, McDaniel, Claiborne, Whitman, Sherwood, Deep Harbor, and eventually arrive at the point of Tilghman Island. It's a smorgasbord of property types and price points with ranchers, waterfront estates, cute craftsmans, Colonials, farmettes, and even waterfront resort-style marinas mixed in. Charming St. Michaels, itself, has become a small-town culinary hotbed attracting retirees and second-home vacationers.

▼ **PAROLE, ANNAPOLIS** One needn't look any further than the Parole area of greater Annapolis for evidence of urban growth and a changing skyline. Built more than 15 years ago, the Annapolis Town Center took the concept of mixed-use development and went skyward with 10-plus stories of luxury apartments and condominiums, upscale dining and shopping, recreational spaces, on-site parking, security, and much more. Today, the area continues to evolve with the new Beacon Square development nearing completion just across the street (Riva Road) from the ATC. It, too, will feature state-of-the-art upscale residences, retail, restaurants, and anchor stores to round out the nouveau-urban residential experience...Annapolitan style, of course. ■





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BRAD KAPPEL

MAKE YOUR MOVE WITH BRAD KAPPEL

Brad Kappel, Executive Vice President with TTR Sotheby's International Realty is the #1 Waterfront 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 him throughout his career and contributed to his continuing success in 2023 with sales totaling over \$200 million. 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, two children and golden retriever at their home on the Severn River.

Brad Kappel

410-279-9476 (c)

410-280-5600 (o)

brad.kappel@sothebysrealty.com

BradKappel.com



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Annapolis Brokerage
209 Main Street Annapolis, MD



PROPERTIES RECENTLY SOLD



27189 Island Creek Road
SOLD \$12,000,000



2025 Homewood Road
SOLD \$6,500,000



205 Winchester Beach Drive
SOLD \$5,850,000



400 W Joyce Lane
SOLD \$4,500,000



540 Sunset Road
SOLD \$4,450,000



168 W Lake Drive
SOLD \$4,125,000



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If real estate agents charge about the same fee then why wouldn't you hire the absolute best to represent you? Similar fee with different client outcomes doesn't seem fair. The market has shifted and the stakes have been raised which make it paramount to hire the professional you deserve; the very best in their field. With over two decades experience selling real estate; David Orso has curated a system for maximum client outcomes for both sellers and buyers. Since 2013, David Orso has been the #1 agent in Anne Arundel County for total real estate sales. This unprecedented accomplishment is wholly due to his CEO level marketing and negotiation skills combined with his deep commitment to superior client outcomes. When asked his secret to year over year elite performance he stated, "When my clients win; I win. Always in that order." This new market requires more than glamour shots and a couple good years during the real estate boom. Now is the time to evaluate your potential real estate representation closely and dig deep into their experience in challenging markets.



C: 443-691-0838

O: 443-372-7171

david@davidorso.com

1997 Annapolis Exchange
Annapolis, MD 21401

8 Evergreen Road
Severna Park, MD 21146

davidorso.com



RECENTLY SOLD PROPERTIES



389 South Drive | Severna Park, MD
SOLD | \$2,000,000



210 Old County Road | Severna Park, MD
SOLD | \$1,950,000



950 Indian Landing | Millersville, MD
SOLD | \$1,795,000 | Buyer Represented



1303 Windsor Ridge | Annapolis, MD
SOLD | \$1,780,000



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Jennifer Chino

Team Lead - Stahley Thompson Homes

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www.stahleythompsonhomes.com



PROPERTIES RECENTLY SOLD & FOR SALE



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144 Cardamon Drive



1446 West Way



1651 Pleasant Plains



2622 Fleet Street



3410 Cohasset Avenue



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As a dedicated Associate Broker with a wealth of experience, Erica ensures exceptional service through her unwavering commitment. She is celebrated for her proven track record, glowing reviews, and heartfelt dedication to community involvement. Beyond her global industry expertise, Erica actively supports Annapolis communities, sponsoring impactful organizations like Live Water Foundation, Peake Social, Bay Bridge Paddle, and Annapolis Rotaract. In her downtime, you can catch her globe-trotting, hiking, paddle boarding, enjoying quality time with loved ones, or savoring Annapolis' waterways and vibrant restaurant scene. With a remarkable history of successful sales, Erica is wholeheartedly devoted to empowering her clients and helping them achieve their life goals. Reach out to her for a personalized marketing package that will maximize the value of your home sale.



Erica Baker

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Erica Baker, Realtor®
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209 Main Street
Annapolis, MD 21401
ebaker@ttrsir.com
Ericabaker.ttrsir.com



PROPERTIES RECENTLY SOLD & FOR SALE



2930 Edgewater Dr
Edgewater, MD
SOLD
\$1,625,000 (Buyer)
Won out of multiple offers



510 Powell Dr
Annapolis, MD
SOLD
\$1,300,000 (Seller)
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1552 Shipsview Rd
Annapolis, MD
SOLD
\$1,570,000 (Buyer)
Won out of multiple offers



3331 Holland Cliffs Rd
Huntingtown, MD
SOLD
\$700,000 (Buyer)



3651 6th Ave
Edgewater, MD
SOLD
\$639,900 (Seller)



OMNIA REAL ESTATE



CLAIRE BUCHNER



LESLIE SHAFER



ASHLEY SEBASTIONELLI

What does a lawyer, a perfectionist and an MBA have in common? They are the Annapolis contingent of Omnia Real Estate. First, meet Claire Buchner -- a real estate attorney with 15 years of litigation experience before moving in-house as general counsel and principal broker for a successful residential real estate brokerage in DC for 12 years. But having lived and raised her family in her beloved Annapolis for more than 20 years, Claire yearned to mesh her deep love for Annapolis with her obsession of making good real estate agents truly great!

Which brings us to the second point, meet Leslie Shafer – a real estate perfectionist with well over 300 successful closed transactions in DC, Maryland (especially Montgomery County), and Virginia and she has more than 120 5-star reviews to go

along with it. Oh and did we mention that she is Claire's little sister? Right, so the plot thickens... Done with the long drive from her home in Bethesda to Annapolis, Leslie finally gave in to Annapolis' pull and relocated to Arnold.

So what does a powerhouse sister duo do with their big city real estate know-how, the desire to elevate an industry and a fixation with the Annapolis area? They join forces to create a tech-savvy and modern real estate brokerage in Annapolis called Omnia Real Estate with the aim of elevating the local real estate game.

But Leslie and Claire needed help as they couldn't serve their community alone, which brings us to the third part of this story... Meet Ashley Sebastianelli - a southern belle with an MBA, a big heart and lots of grit! A resident of Severna Park, Ashley brought a lot to the Omnia table, including her business expertise and phenomenal people skills!

Together these three ladies are the Annapolis fleet of Omnia Real Estate (Omnia has local experts in Bethesda, DC and Virginia, too!) With smarts, savvy and kindness, these ladies seek to provide phenomenal boutique service to every single Omnia client while encouraging the industry to do better.



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Christy Bishop, a leading figure in the real estate arena, brings an unparalleled zeal to safeguarding her clients' wealth while approaching her profession with utmost dedication. With an illustrious career spanning almost 30 years, Christy's roots in Maryland and upbringing amidst the scenic landscapes of Severna Park and Annapolis instilled in her a deep appreciation for the nuances of real estate.

Acknowledging the profound responsibility that comes with negotiating her clients' most significant assets, Christy underscores the importance of trust and integrity in her practice. As the daughter of 2 United States Marines and Naval Academy graduates (Mike Morgan USNA '67 & John Bishop USNA '65), her faith and honesty is unparalleled. Christy's commitment to representing her clients' best interests has earned her accolades with many expressing gratitude for securing an optimal sale price and terms for their home sale.

For Christy, the essence of her work lies in fostering meaningful relationships with her clients and alleviating the inherent stress associated with buying or selling property. Whether dealing with a condominium or a gated estate, her clients are assured of receiving top-notch representation characterized by unwavering integrity and professionalism.

Beyond her client-centric approach, Christy remains deeply engaged in her local real estate community and her exceptional track record and commitment to ethical standards has earned her lifetime membership in the top 1% of Anne Arundel County Realtor's Masters Club.

Embracing the Annapolitan lifestyle, she finds joy living in Annapolis on the water with her husband and German Shepherd. When not immersed in real estate endeavors, Christy loves to go boating and fishing, is an avid gardener and spending time away at the Delaware Beaches.



Christy Bishop

443-994-3405 | 410-647-8000
Christy@CBMoving.com
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2178 Chesapeake Harbour Drive
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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 almost \$500 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®

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 ScottSchuetter.com
 Scott@ScottSchuetter.com



RECENTLY SOLD PROPERTIES



1921 Chaparrall Ct.
\$1,050,000
SOLD
Crownsville, MD



1027 Stonington Dr.
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Arnold, MD



312 Severn Ave #E412
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SOLD
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CHRIS EDGE

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Chris Edge is a Loan Officer and Sales Manager in the Annapolis branch and has been assisting clients with mortgage financing for the past eight years. Chris' approach to mortgage origination is simple. He starts by taking the time to understand his clients' goals and long-term plans, then crafts a comprehensive mortgage solution that meets their needs. As market conditions and programs frequently change, Chris believes in keeping his clients informed and up to date with the latest insights. His true passion is in the education of his clients and helping them understand the process and strategy of buying their dream home. Chris resides in Annapolis, MD with his wife, three kids, and two dogs. When he is not assisting clients with their mortgage needs, Chris spends his time with his family enjoying all the outdoor benefits Maryland has to offer.



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Sarah & Mike Stringfellow own Generator Supercenter of Annapolis, which is one of the largest Generac dealers in the area. Together, they aim to meet and exceed their clients' expectations at every turn. This happy couple resides in Anne Arundel County and has two kids, Avery (12) and Parker (9).

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WITH THE EXPERTS



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: When do you foresee there being more inventory?

A: I am very cautious about pretending like I have a crystal ball, and I have a gift from wonderful clients in my office joking about this very

fact! I believe in the next five years we will start to see an influx of inventory from the Boomer generation, who will not only be transferring property but also wealth to the younger generations, so it will be very interesting to see how this affects supply and demand and the overall market.

Scott Schuetter

Berkshire Hathaway Home Services



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: How should I price my home in this market?

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 2024 versus 2023 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: 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: How is the real estate market affected by the Presidential Election?

A: It makes sense that the real estate market is negatively affected by uncertainty such as in Presidential Election

years. The good news is that after the election results are in, buyers quickly make up for lost time and both sales and prices increase. Historically, Presidential elections have been overwhelmingly positive for real estate with The National Association of REALTORS' reporting the number of sales increased the year after 9 of the past 11 presidential elections. Similarly, they report an increase in sales price of homes the year after 7 of the 8 most recent presidential elections. Looks like it's a great time to start planning for listing your home!

Alex Tower Sears

The Tower Team of TTR | Sotheby's International Realty



Q: What is the importance of communication in a real estate transaction and the way the different generations want to communicate?

A: From the moment you meet the new client, it is important to ask how the client would feel the best in their communications with you. You cannot assume that an older

person doesn't know how to text. Or vice versa, that a millennial may not want to talk on the phone. Or that a 50-year-old prefers a face-to-face meeting. Whatever is most comfortable for the client is the best way to communicate. A real estate transaction can be a nerve-racking experience and we need to make it less of that on every level. Above all, communicate transparently with everyone. The client should never feel left out. Whether the communication is bad news or good news, it needs to be communicated.

Debbie Savoie

Long & Foster Real Estate Agent | Annapolis Eastport Office



Q: Can I live at home during my remodel?

A: The short answer is yes, you can. When planning a home remodel, you might have some concerns about living in your home while construction takes

place. What if it's too loud, or you can't use certain parts of your home due to the renovations? While these are certainly legitimate, it's usually possible to live at home during a remodel with the proper planning and mindset. However, projects that take up a significant part of the home can be especially disruptive to your lifestyle if you stay in the home. You could break it up into phases, but the most stress-free option is to not live in the home during construction.

Matthew Bishop

Project Consultant | Lundberg Builders, Inc.



Q: What is Werrlein Services?

A: Werrlein Services is the one stop shop for all your home service, renovation, and construction 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 Properties



Q: What should buyers consider before entering today's market?

A: Navigating today's challenging real estate market requires setting emotions aside and making informed decisions. Real estate remains a cornerstone of long-term wealth building, even during a market peak. If a buyer has a long-term window,

real estate values will ultimately increase and allow buyers to build equity. While high interest rates are a concern, if a buyer finds a home that fits their needs and budget, it is reasonable to expect to reduce the mortgage payment through refinancing when interest rates decline, as predicted, in the next twelve to eighteen months. Successful offers must be both creative and strategic. An experienced real estate agent will help craft the most competitive attractive offer possible, significantly enhancing the chances of winning the bid and closing the deal. Partnering with a trusted and knowledgeable agent who will gather the right information ensures decisions will be well-informed and align with a buyer's personal and financial objectives.

Deborah Laggini

Long & Foster Real Estate Agent | Annapolis Fine Homes Office



Q: How can I get the highest price for my home?

A: To get the highest price for your home, focus on the perfect blend: set a strategic price with your agent, address necessary repairs, stage it like a model home, use

stunning professional photos, and time your listing just right. I simplify the process by creating a detailed timeline and list of tasks for each seller, assisting with the planning phase, and providing remarkable professional photography. It truly is an art, strategically approaching the market while showcasing how beautifully your home shines.

Erica Baker

TTR | Sotheby's International Realty



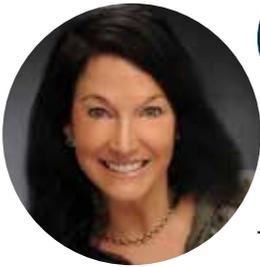
Q: How can you find joy in the home buying process?

A: Use emotional currency wisely. When you're competing against multiple offers on a home, do not mentally move your furniture in

until you get a ratified contract back. Put on your adventure hat! Show up to tour properties with the enthusiasm of an explorer. House hunting never feels like a chore to me or my clients. We celebrate the small victories and laugh off the misses. Be super picky! ...about one thing: LOCATION. Everything else is mostly changeable, shop the location first and foremost otherwise, you'll fall in love with a house and realize you can't buy it because you don't like the neighborhood. Understand what you can't control: seller's attitude or timeline, showing availability, what other people are willing to pay for a home, how many houses are for sale and interest rates.

Nina Galvez

Wander Homes of Compass



Q: What do we do if we think we need to make repairs or do updates before our home goes on the market?

A: Before undertaking repairs or doing any updates consult an experienced local realtor to best advise you on the most up to date marketing

recommendations. Sometimes an item that you think is an issue may not be. We have even partnered with companies that will do renovations, make licensed repairs and delay the cost until after closing. You get valuable marketing expertise and expert guidance of what is necessary or recommended to increase your property value and help you avoid wasted time and money.

Christy Bishop

Associate Broker

Berkshire Hathaway HomeServices PenFed Realty



Q: Can you buy a waterfront home for under a million?

A: Yes! It is possible to find a waterfront home for under a million; you just have to know where to look. Annapolis and surrounding areas offer a variety of stunning waterfront homes

that provide picturesque views, direct access to the water, and the serene lifestyle you're seeking—all for under a million dollars. By knowing the best locations and leveraging connections built over years, it's possible to find exceptional waterfront properties, including off-market opportunities. Whether you're looking for a cozy cottage or a modern retreat, the right network can help you navigate the market and find the perfect affordable waterfront home.

Jennifer Chino

Team Lead, Stahley Thompson Homes



Q: What are the key considerations when building a waterfront home?

A: You and your builder must fully understand and be able to design your dream home with critical area guidelines

in mind. Site work, stormwater management, buffer zones, and impervious surface considerations are key. You can download a free checklist for Waterfront Homes at MuellerHomes.com

Paul Mueller, Jr.

Mueller Homes



Q: If I purchase a commercial property for my business or as an investment, is that different from buying a residential home?

A: When buying these two types of property, there are many similarities in the process, but several key differences make having the

right team essential. Firstly, the contract can be more intricate and involve more negotiated terms. Secondly, financing differs as banks usually require working with their business bankers rather than mortgage brokers you may have dealt with before. Lastly, using a title company with a specialized commercial team is crucial to help spot issues and navigate these intricacies effectively.

Paul Skrickus

Director of Commercial Operations

Eagle Title



Q: What determines if a lot is suitable for building a custom home?

A: A feasibility study should be part of any offer to purchase a lot. This process typically takes 45-60 days and offers you valuable information

on costs and helps ensure that the home you want to build can actually be built, on the lot you have chosen.

Paul Mueller, Jr.
Mueller Homes



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

A: An agent's dedication 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 is in the industry. Ask for a 90-day business plan in writing. Keep in mind this is a business transaction so you should handle it exactly that way. Ask for a realistic "days on the market" strategy/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 advisor to one of your largest purchases or sales.

Christina Janosik Palmer

Christina Janosik Palmer Group of Keller Williams Flagship of Maryland



Q: Do you expect the Seller's Market conditions that we have seen for the last couple years will continue throughout 2024?

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: How can Realtors meet their clients' needs for a luxury home in a market with such low inventory?

A: In today's competitive real estate market, finding the perfect home can be a challenge, especially when it comes to luxury properties. As realtors, we need to be resourceful and proactive.

Long & Foster has one of the largest networks of agents which helps us find properties that are pocket or coming soon listings. Another great strategy is to identify the ideal location and collaborate with a top-tier builder to create a custom home. This offers the best of both worlds: a prime location and a tailor-made residence. By partnering with a quality builder who provides a seamless, one-stop-shop experience, you can ensure the process is as easy, fast, and stress-free as possible. Simply let us know your preferred location, and we can often create the perfect home to match your vision.

Colleen Smith

Long & Foster Real Estate Agent | Annapolis Bestgate Office



Q: Are we on the back end of the real estate boom?

A: Yes, the "Covid Years" are completely in the rear view mirror. In 2023, there were 6970 homes sold in Anne Arundel County which is

slightly below the 25 year average of 7560 per year. The peak occurred in 2021 with 12,152 homes sold and then started to decline in 2022 with 9139 homes sold. Naturally the number of homes sold is related to the number of listings being presented to the market. Here's the catch; demand is still outpacing supply so we remain in a seller's market and pricing is holding firm. The 43% decline in sales could be very misleading on the surface without a deeper understanding of all market factors. Data leaves clues!!!

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



Q: Regarding the National Association of Realtors lawsuit settlement, is it true that a seller no longer has to pay commission to the buyer-agent?

A: In Maryland, a seller has always had the right to negotiate how much he/she is willing to pay in commission to agents. Although the MLS did require

the commission to a buyer agent be at least \$1, the NAR settlement terms going into effect on August 17, 2024 allow a seller to pay zero commission to a buyer-agent. However, I would strenuously advocate that it is actually in the seller's best interest to pay a competitive commission to a buyer's agent because offering commission: (1) increases the potential pool of buyers, (2) ensures that the buyer is properly represented by his/her own agent, which in turn, greatly reduces the risk of liability to the seller and the seller's agent, and (3) dramatically increases the likelihood of getting the deal closed. In fact, it is estimated that 70% of deals under contract with an unrepresented buyer never make it to the settlement table.

Claire Buchner, Esq.
Omnia Real Estate



Q: In a competitive market, why is selecting the right real estate agent important?

A: In a competitive market, it's important to select the right real estate agent so that the consumer is properly protected and taken care of. You want an agent who

is full-time, professional, experienced and understands the pulse of the market. An agent can provide recommendations in the client's best interest while being honest and direct. It's important for the agent to have the knowledge to advise them to optimize the transaction for both buyers and sellers for the best possible outcome. It's very beneficial for the client to have an effective negotiator, someone who is gracious and polite and understands the value of the relationship while having the grace of understanding.

Kathi Austin
The Austin Team of Northrop Realty



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: What are the qualities I should look for in selecting a Realtor?

A: Finding the right Realtor* is such an important part of the home buying process! The top three qualities to look for are availability, experience, and enthusiasm. Communication

is key, as is timing, so an agent that is available and communicative will make a big difference. Experience and expert knowledge in the market and the area is also necessary. This could include knowing the local schools, sports teams, community events and activities for kids. Then finally, enthusiasm! The home buying process can be stressful at times, so working with an agent who will put you first and be positive is essential! It will make the process more fun and successful for all.

Sharon Blaszcak
Long & Foster Real Estate Agent | Severna Park Office

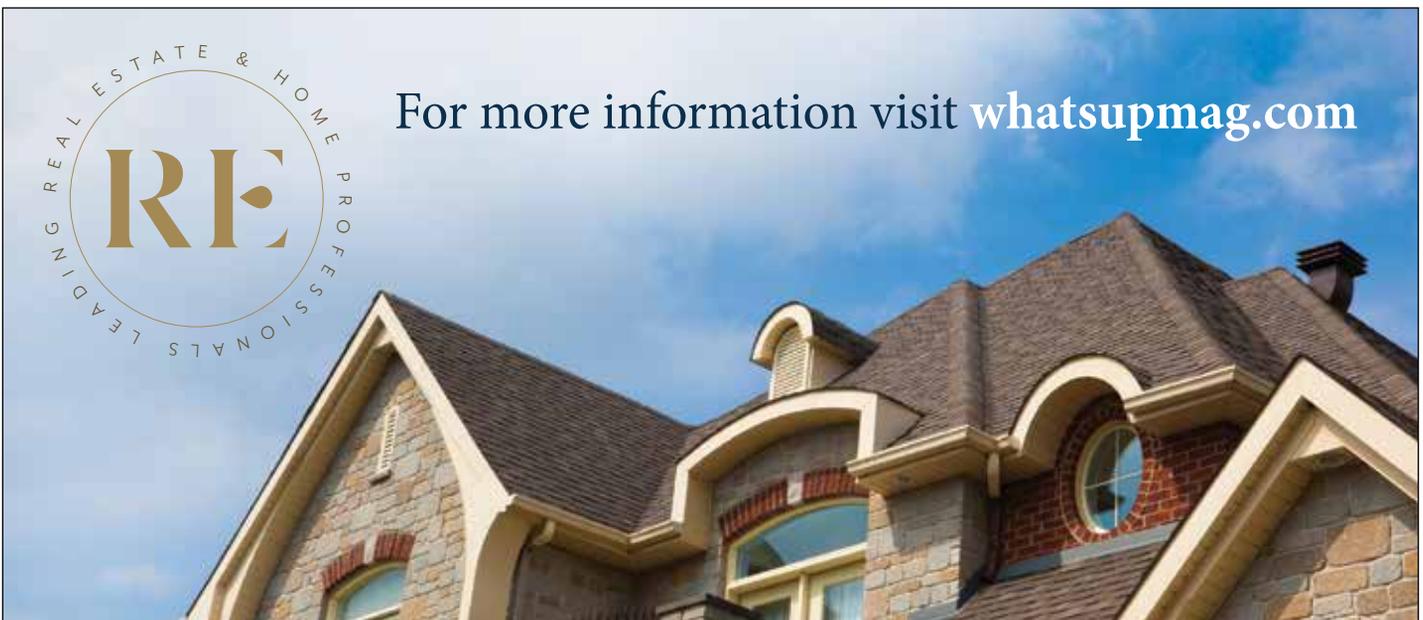


Q: It seems like waterfront homes have become unaffordable and uber luxury is the new norm. Is that true?

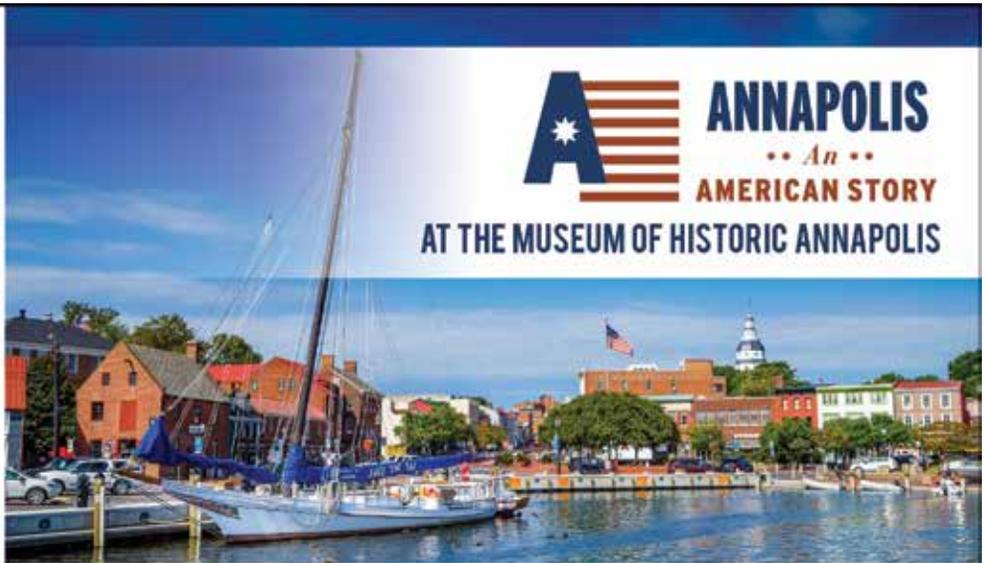
A: A very passionate NO!!! Don't be fooled by advertising of luxury homes by realtors trying to build a personal brand. I'd

offer three statistics to encourage potential waterfront homebuyers: (1) The average sales price for waterfront homes in 2023 was \$1,486,834, which was \$40,000 more than 2022. (2) 79% of waterfront homes sold in 2023 were under \$2m. (3) 2 out of 3 waterfront homes purchased in 2023 were purchased with a loan NOT 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



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- Tom

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- Allison

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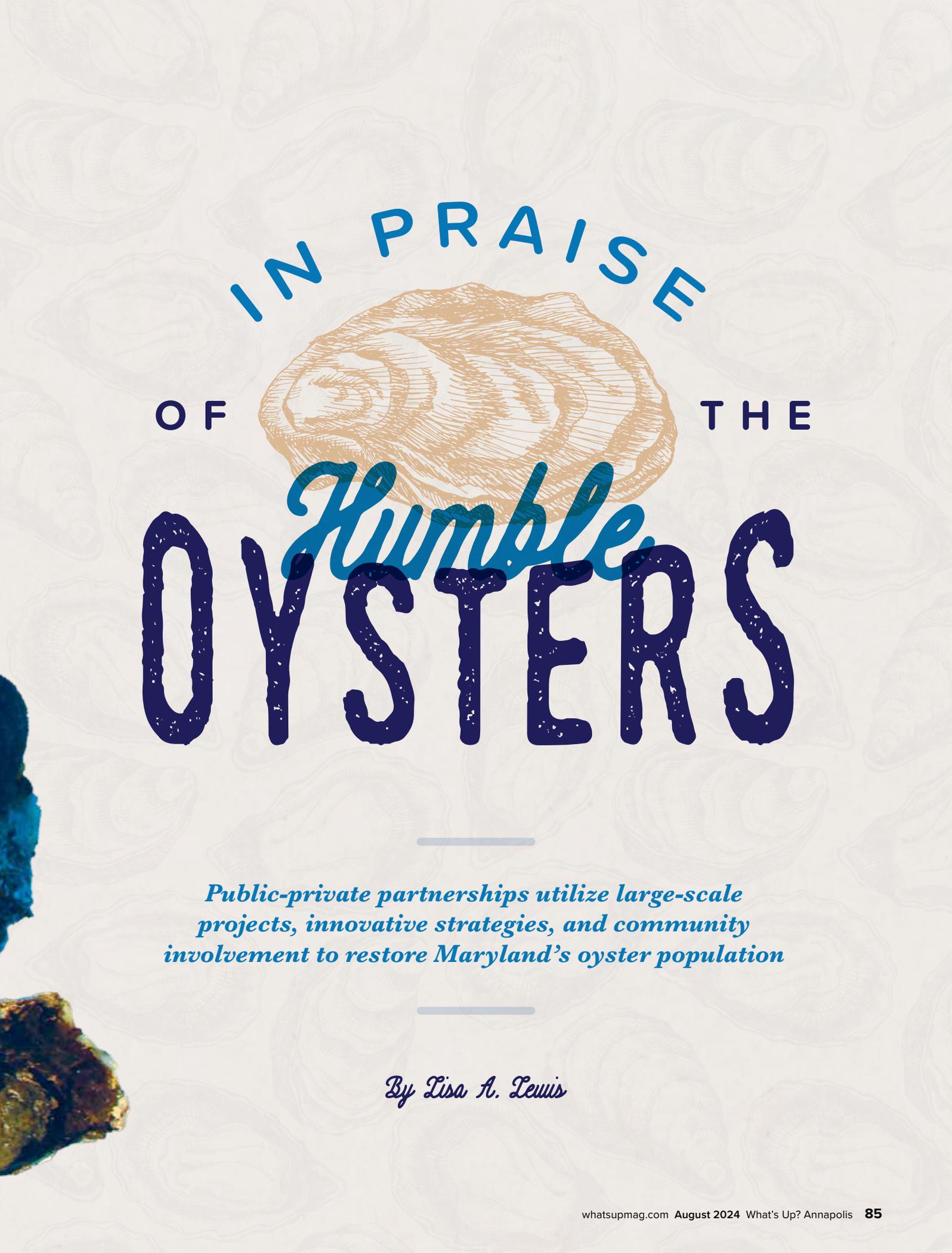
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IN PRAISE
OF THE
Humble
OYSTERS

Public-private partnerships utilize large-scale projects, innovative strategies, and community involvement to restore Maryland's oyster population

By Lisa A. Lewis

W

hen Maryland committed to restoring the oyster populations in five tributaries in the state's portion of the Chesapeake Bay by 2025 as part of the Chesapeake Bay Program's 2014 Chesapeake Bay Water-

shed Agreement, the organizations involved in this monumental effort realized that the project would be a tremendous undertaking...and the outcome uncertain. The tributaries targeted for restoration included Harris Creek, the Little Choptank River, the Tred Avon River, the Upper St. Mary's River, and the Manokin River. (The agreement also called for the restoration of five tributaries in Virginia.)

But the scale of the project didn't discourage the oyster restoration partners. Instead, they embraced the challenge—harnessing their collective expertise and focusing on their mission. Ten years later, Maryland is on target to meet its goal. To date, restoration work in four of the five tributaries is complete. Restoration of the Manokin River is anticipated to be completed by 2025.

"The five-tributary strategy was definitely a lofty goal," says Paul Schurick, director of partnerships for Oyster Recovery Partnership (ORP), a nonprofit organization that strives to lead the restoration of the native oyster population in the Chesapeake Bay. "Restoration on this scale had never been undertaken. But we now know it's possible.



"When the work in Harris Creek was completed, I remember that everyone seemed to agree that the goal was, in fact, wholly achievable. We had just restored 343 acres in Harris Creek—the largest man-made reef at the time—so the others suddenly seemed within reach. The Little Choptank, at 351 acres, was next. The Manokin, when finished, will top them all at 441 acres. There is no doubt that our partnership is capable of sustaining restoration at this scale."

Indeed, oyster restoration efforts continue to show signs of significant progress. More than 1.7 billion new juvenile oysters were planted on sanctuary and public oyster fishery sites in Maryland's portion of the Chesapeake Bay in 2023 alone, setting a new annual record and further underscoring Maryland's commitment to large-scale oyster restoration. (To put this number in perspective, 501 million oysters were planted in 2014,

according to data from ORP.) The 2023 record sets a milestone, bringing the total number of oysters planted since the launch of the Chesapeake Bay Watershed Agreement's large-scale oyster restoration strategy in 2014 to almost 7 billion.

"Planting 1.7 billion oysters (sic) this year shows the success of the broad partnership of watermen, scientists, academics, nonprofits, and state and federal government officials dedicated to this vital natural resource and economic driver for Maryland," said Governor Wes Moore.

Most of the oysters for the five tributaries are grown at University of Maryland Center for Environmental Science (UMCES) Horn Point Laboratory in Cambridge. One of the largest oyster hatcheries on the East Coast, the Horn Point Oyster Hatchery, located on the Horn Point Laboratory campus, produces oyster larvae for use in research, restoration, and education.

Large-scale oyster restoration is completed through the hard work and dedication of a dynamic partnership of organizations, including ORP, the Maryland Department of Natural Resources (DNR), UMCES Horn Point Laboratory, the National Oceanic and Atmospheric Administration (NOAA), the U.S. Army Corps of Engineers, and the Maryland Watermen's Association as well as numerous other partners.

“Our scientists have been working hard to optimize the production of oysters at our Horn Point Hatchery, and it's paying off,” says University of

Maryland Center for Environmental Science Interim President Bill Dennison. “Working with our partners in this effort, combined with good weather and good water quality, this record level of oyster production is being realized.”

In addition to setting a new annual record for oyster planting, oyster restoration reached another milestone in 2023. According to ORP, oyster restoration was officially recognized by the EPA as a Best Management Practice (BMP) due to oysters' ability to improve water quality in the Bay by removing harmful nutrients.

Jump-Starting Mother Nature

Oysters play a vital role in the ecosystem and help improve the health of the Bay. They filter excess nutrients and pollutants from the water, and they grow in reefs that provide habitat, food, and protection for other marine organisms. And, of course, annual oyster harvests and aquaculture boost Maryland's commercial seafood industry, which bolsters the regional economy. However, due to factors such as historic overharvesting and, more recently, pollution and disease, the oyster population declined dramatically over the decades.

Oysters spawn in the summer when water temperatures rise. Adults release eggs and sperm into the water, and fertilized eggs develop into free-swimming larvae. The larvae are carried by the Bay's currents for several weeks and then settle to the bottom of the Bay and attach to a hard surface, or substrate. Once they attach to a substrate, they are called spat.

“Environmental factors, including favorable weather conditions, good water quality, and higher salinity levels, as well as natural events, such as low disease-related mortality and good reproduction, lead to an increase in the oyster population,” Schurick says. “However, since these factors are unpredictable and vary from year to year, oyster restoration is a critical strategy that can help jump-start Mother Nature.”

A complex process, oyster restoration partners identify sites that are suitable for accepting oysters. Since oysters require substrate to survive, ideal areas are those least affected by silt and sediment. Once a site is selected, it's prepared to receive hatchery-produced spat-on-shell, which is then transported to the newly prepared reef and washed overboard, where it's allowed to grow. Once the oysters are deposited onto the reef, scientists monitor the site and its progress.

The importance of substrate in the restoration process cannot be overemphasized. Oyster shell is the best natural material used to rebuild oyster reefs, but it's in short supply. In response to Maryland's lack of oyster shell, Governor Wes Moore created the Oyster Shell and Substrate Taskforce under an executive order in 2023.





“Substrate is crucial for oysters as it provides habitat for oyster larvae to attach to and become spat,” says Chris Judy, director of the DNR’s shellfish division. “Spatset is diminished if suitable substrate is lacking, and the oyster population suffers. The Oyster Shell and Substrate Taskforce is exploring ways to increase shell and other materials that are needed to improve Maryland’s oyster population. This includes identifying ways to retain and increase shell and substrate, evaluating ways to meet the demand from the public fishery, aquaculture industry, and restoration [component] currently and in the future, and evaluating the economics of substrate.”

The scope of oyster restoration is immense, and many organizations play a role in this critical effort. In addition to large-scale projects completed by the major restoration partners, other key organizations offer programs that also help jump-start Mother Nature. Although they operate on a smaller scale, their contributions to oyster restoration are invaluable.

Growing Oysters

Launched by the DNR in 2008 in the Tred Avon River, Marylanders Grow Oysters (MGO) is a popular program that offers waterfront homeowners the opportunity to volunteer to grow oysters in cages suspended from their piers. Participants care for the oysters for about nine months (September to late May/early June) until it’s time for them to be planted in local oyster sanctuaries. MGO, which is managed by the DNR in conjunction with ORP and local organizations, now is active in more than 30 rivers, tributaries, and creeks. Participants work with their local program coordinator.

To be eligible, participants must have a pier with at least four feet of water at the lowest tide and at least 5 ppt (parts per thousand) salinity. The cages are attached to the pier with rope, so they hang at least six inches from the bottom—away from the soft mud and in the water currents, which bring them food—and far enough below the water’s surface to avoid exposure to freezing air during the winter. Maintenance requires rinsing the oysters every two weeks by dunking the cages in the water to remove silt or sediment buildup.

According to Tommy Price, operations manager of Shell Recycling Alliance/Marylanders Grow Oysters for ORP, 40 deliveries of cages were made during late

Photography Courtesy of ShoreRivers

August into early October 2023 to 33 tributaries of Maryland's portion of the Chesapeake Bay and Maryland Coastal Bays. This includes 19 community groups and Riverkeeper organizations (some of which are subdivided into smaller creek groups/neighborhoods). Approximately 2,000 participants cared for nearly 6,000 cages in 2023, and about 4–4.5 million spat were produced. At the time of writing, the oysters are slated to be planted during the end of May through June 2024.

"MGO is the best way for folks to get a hands-on understanding of how oysters live and grow as well as what goes into the broader restoration industry," Price says. "MGO oysters make up less than 1 percent of ORP's total spat-on-shell oyster plantings, but it's without a doubt the best way to get communities involved in putting oysters into their local waterways."

The Severn River Association (SRA), a conservation organization based in Annapolis, operates the largest MGO program in the state with 304 growers and 2,000 cages. Ben Fertig, Ph.D., restoration manager of SRA, administers the program, and creek captains work with growers.

"MGO is both a restoration program and an educational program," says Jesse Iliff, executive director of SRA. "No specialized training is required, and it doesn't involve a major time commitment. MGO is also a great conversation piece. Visitors to your home might see the ropes hanging in the water by your pier and ask about them, which opens up a great opportunity to talk about the program. And, of course, MGO is a lot of fun—a hands-on experience that allows growers to engage with marine organisms."

ShoreRivers' MGO program consists of 100 growers who care for 400 cages of oysters. A non-profit organization based in Easton that protects and restores Eastern Shore waterways, ShoreRivers serves the Chester, Choptank, Sassafras, Miles, and Wye rivers and Eastern Bay.

"People really enjoy the program," says Laura Wood, agriculture and restoration coordinator for ShoreRivers. "It offers a glimpse of an ecosystem within a cage, and it's a great learning experience. When it's time to plant the oysters in the local sanctuaries, ShoreRivers is available to ferry the oysters out to the sanctuary reefs, but many growers who have boats choose to do this themselves. It connects them with their river and brings the MGO experience full circle."

Both SRA and ShoreRivers have partnered with the Smithsonian Environmental Research Center (SERC), which takes video footage underwater once the oysters have been planted, allowing participants to see the reefs.

Members of the community who aren't waterfront homeowners may be able to participate in MGO by coordinating with a local marina or community pier. To learn more about MGO, visit www.dnr.maryland.gov/fisheries/pages/MGO/index.aspx.



Building Reef Balls

The Living Reef Action Campaign (LRAC), a program offered by Coastal Conservation Association Maryland (CCA Maryland), a nonprofit organization that advises and educates the public on the conservation of marine resources, provides in-class and hands-on learning experiences in area schools to teach students about the ecological benefits of oysters and the importance of habitat creation and restoration.

Students build artificial reef components made of concrete (called reef balls), which are deployed in the Chesapeake Bay and its tributaries, where they create new three-dimensional reef structures. Deployment sites are carefully selected and approved as artificial reef sites. Established in 2015 by CCA Maryland's Central Region Chapter in Carroll County, LRAC is not only fun, but it also helps generate interest in the environment and foster stewardship.



In some cases, hatchery spat are attached to the reef balls before being deployed to give them a guaranteed population of oysters. However, CCA Maryland's goal is to deploy them without spat in areas with high oyster populations. Since the organization may use spat from hatcheries, there are multiple demands on the supply chain. Although CCA Maryland attaches spat to the reef balls when possible, the nonprofit is happy to let Mother Nature do the work once they are in the water.

"The Living Reef Action Campaign is one more way to get the community to roll up their sleeves and get involved," says David Sikorski, executive director of CCA Maryland. "It's a great opportunity to bring oyster restoration to the forefront and learn more about the regional ecosystem. Our efforts make a difference, and we hope to con-

tinue to see measurable growth in the output of oyster reefs."

LRAC, which operates from a pair of trailers that travel throughout the region for reef ball building activities, has made a positive impact—not only in schools but also in the community. The first reef ball was deployed off Tilghman Island in 2016. To date, nearly 2,000 reef balls have been deployed by CCA Maryland and its partners. In 2024, 300 reef balls are slated to be deployed in St. Mary's River Oyster Sanctuary and 175 in the Magothy River at Noah's Reef.

Although LRAC launched in the local school systems, CCA Maryland welcomes opportunities to work with community organizations, volunteers, and businesses. For more information and to learn about participating in a reef ball build day, visit www.ccamd.org.





Recycling Oyster Shell

In addition to getting involved in MGO or LRAC, members of the community can support the restoration effort by recycling oyster shells. Created in 2010, ORP's Shell Recycling Alliance (SRA) collects shells from restaurants that meet certain criteria. These shells, which would otherwise be thrown in the trash, are recycled, cleaned, treated with spat, and put back into the Bay. Since its inception, SRA has recycled 320,000 bushels of shell.

Recycling shells when dining at qualifying restaurants or buying local oysters and dropping the shells off at public drop sites are easy ways to support this cause. For a list of recycling collection stations or restaurants that recycle shells, visit www.oysterrecovery.org.



“Shell is the key to oyster production, so recycling shells is critical to our work,” Price says. “With each recycled shell, ORP and its partners can produce and plant up to 10 spat-on-shell oysters. Making sure shell stays out of the landfill and returns to our waterways is a win-win for the environment.”

Oyster restoration takes various forms. Whether completing a large-scale restoration project, growing oysters in cages, building reef balls, or recycling oyster shells, everyone can make an impact. From major restoration partners to smaller organizations to members of the community, Maryland is committed to its mission of restoring the oyster population and ensuring a cleaner Bay—now and for the next generation.

“Oyster restoration has scaled up, and the picture looks much different now than it did 10 years ago,” Schurick says. “The movement has grown significantly, and we know our capabilities. It’s critical that we stay the course. We can’t lose the progress we have worked so hard to achieve.” ■

T H E

40- YEAR- OLD

S C A R

BY FREDERICK SCHULTZ

RECALLING
THE INFAMOUS,
MIDNIGHT MOVE
OF BALTIMORE'S
BELOVED COLTS
TO INDIANAPOLIS
IN 1984



The faces of Baltimore's NFL team weren't always Lamar Jackson and the Ravens. And the Colts were not conceived in Indiana. Looking back to 1984, dyed-in-the-wool rooters from Charm City and the surrounding region awoke one snowy March morning to learn that their beloved Colts had unceremoniously just skipped town, with no warning, in the dark of night.

In the wake of the initial shock and dismay among local NFL football fans, furor ensued when the news broke. The anger wasn't so much directed at what happened as it was toward how and why it transpired—and who was responsible.

Baltimore native C. E. Vance, a former member of the Memorial Stadium grounds crew now transplanted in retirement to Maryland's Eastern Shore recalls, "Loving the Colts was part-and-parcel of who I was. I was 26 when the Colts left, and none of us fans liked what the team had become under [owner] Robert Irsay. They were ours, and Irsay presented as an irrational buffoon who just happened to own an NFL franchise."

THE CITY'S TEAM

The football season in these parts was as constant and predictable as autumn itself. Season tickets were willed to next-of-kin to keep them in the family. A Colts game in wooden-seated Memorial Stadium was a local tradition—some likened it even to a religious experience.

The players were accessible and approachable parts of the community. Many of them took side jobs in the city and were recognized on the street as TV and radio pitchmen for products such as Dixie Cola and National Bohemian beer ("from The Land of Pleasant Living"), and some of the nation's first fast-food stands. The first was named Gino's after Gino Marchetti, one of the last of his breed of linemen to play on both offense and defense. To locals, Gino's was "where everybody goes, 'cause Gino's is the place to go," as the catchy TV and radio jingle went.

Alan "The Horse" Ameche—a co-founder of Gino's, with Marchetti—in turn opened his own Ameche's Drive-In, with locations in Glen Burnie, Reisterstown Road, Loch Raven Boulevard, Dundalk, and Timonium. The chain promoted "Powerhouse Burgers—A Banquet in Every Bun." Also popular was the higher-scale dinner-club/

nightclub owned and operated by the high-top-spiked, crew-cut, and squeaky-clean quarterback, Johnny Unitas: dubbed "The Golden Arm."

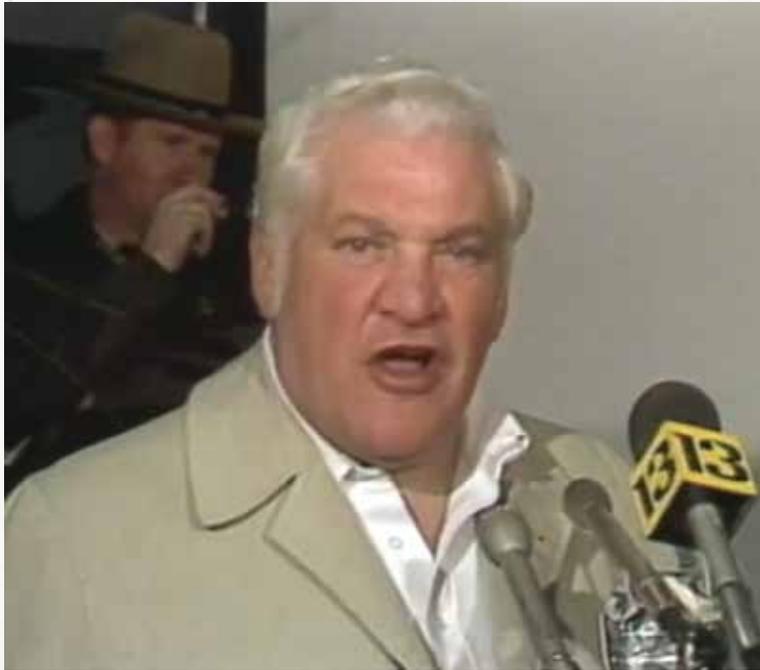
As an aside, it was later disclosed at a Maryland Historical Society panel discussion—moderated by WBAL's long-time sportscaster Jerry Sandusky and featuring former players Art Donovan, Jim Mutscheller, and Ordell Braase—that Unitas's teammates called him "John," never "Johnny," which was a media invention, they all agreed.

The "day-job" resume of all these men included having won the 1958 NFL championship game (before there was a Super Bowl) against the New York Giants, regarded later as "The Greatest Game Ever Played," with Ameche scoring the winning touchdown behind an offensive line led by first-team All-Pro Jim Parker.

Trademark plays on the field were indelible images: impossible-to-defend sideline passes from Unitas to bespectacled Raymond Berry, who caught the ball, then fell out of bounds; the likes of Tom Matte and Lenny Moore breaking loose for hard-fought ground yardage up the middle when they weren't catching screen passes; tight end John Mackey for shorter gains, unless he broke through the line of defenders for even bigger yardage, "flanker" (once the name for a wide receiver) Jimmy Orr going deep for a pass in the corner of the endzone, appropriately named "Orrsville."



Johnny Unitas signing an autograph at the Baltimore Colts' Westminster training camp in summer 1964. Photo by Joel Kaufman.



Left photos: Robert Irsay at a press conference in January 1984 with then-Baltimore Mayor William Schaefer, denying his intention to move the Colts. Right photos: Images of the infamous Mayflower trucks moving the Baltimore Colts equipment from the team's facility on the snowy night/morning of March 28, 1984.



There were stars on defense, too: middle line-backer Mike “Mad Dog” Curtis, giant lineman Bubba Smith (later playing the character “Moses Hightower” in the TV series “Police Academy”), feared safety Rick Volk, and defensive back Jerry Logan, to name but a few of the group once known as “The Sack Pack.” Most of these players not only worked in Baltimore, they lived there, too. For those of a certain age, the scenarios were in the very fabric of a hardscrabble, blue-collar world: the state of Maryland, southern Pennsylvania, and especially, the city of Baltimore itself.

THE PULLOUT

The Colts’ management at the time obviously couldn’t care less how the diehard fans felt about “their” team. So, at the order of habitually intox-

icated Robert Irsay, they pulled a fast one and left town. Boom! Gone in one night! The scheme went down with no apparent warning or exact motive—four decades ago. The fleet of 15 commercial moving trucks that converged on the training facility in Owings Mills in a late-winter snowstorm was mobilized directly by Mayflower Transit CEO John Burnside Smith by way of Indianapolis Mayor William H. Hudnut. The Indy mayor was also earning the ire of Baltimoreans, who called him “the guy who stole the Colts” and “Baltimore’s Public Enemy Number Two.” PE Number One in this scheme’s hall of shame was the relatively new owner of the franchise, the despicable Bob Irsay.

Irsay’s goal was simple. He wanted a new stadium, which would sell more tickets, with a good team already in place. Irsay just needed a place to move the men. With the City of Baltimore on the cusp of claiming ownership of the Colts via “eminent domain,” time was also of the essence. The deals cut by Irsay’s predecessor, Carroll Rosenbloom cannot be overlooked, having started the whole pullout ball rolling by turning over the reins to Irsay in the first place.

To do the grunt work—the dirty job of literally, physically abandoning Baltimore altogether, the Irsay-Hudnut cartel hired college students from the University of Maryland to load the cargo. According to a May 2014 story (for the 30th anniversary of “The Scar”) posted on “Deadspin Sports,” members of Sigma Chi fraternity at the University of Mary-



land had been summoned and hired by Mayflower (at a handsome hourly rate, in 1984 dollars) to shrink-wrap all the Colts' gear they could locate and load the loot into the waiting tractor-trailers.

As the story goes, several items—such as uniforms with famous numbers, then-Head Coach Frank Kush's pants, and athletic gear belonging to Colts' players, plus a Lombardi Trophy from the team's 1970 Super Bowl victory, had gone missing. Some claim the trophy was a facsimile, even though it's still in plain sight in the "Almost Religion" Colts display at the Babe Ruth Birthplace Museum on Emory Street near present-day Camden Yards. It's been reported that Irsay secretly kept the real trophy in his office, which would surprise no one.

While there was enough blame to go around, news commentators searching for the right words to describe the football situation in Baltimore were calling it "Shake and Bake," borrowing from the brand name of a new way to prepare and cook raw meat. It was between 1972 and 1976, that the Irsay name arose from the swamp, the mere mention of which would raise the collective blood pressure all across town.

THE FRANCHISE HANDOFF

Colts former owner Carroll Rosenbloom—who had been doing battle with the city to, among other concessions, either upgrade the dilapidated Memorial Stadium (home to both the Colts and Major League Baseball's Orioles at the time), or build a new one—had "traded" the NFL franchise to Irsay, who became a caricature of himself. He was later called "the prototypical bad sports owner and obstreperous public drunk." (Note: For a video display of Irsay in delirious, untruthful action, search WMAR-TV online for an archived 40-year-old 1984 BWI Airport press conference with Irsay himself and Mayor William Donald Schaeffer.)

One of Irsay's first NFL transactions was to trade quarterback legend Unitas to the San Diego Chargers. Nicknamed "The White Tornado," the mogul proceeded to dismantle the city's beloved Colts such that their last days in Charm City were downright dismal. After several consecutive losing seasons, beginning in 1978, ticket sales at Memorial Stadium on 33rd Street naturally dwindled, and a move seemed inevitable. The City of Indianapolis eventually expressed interest in

Baltimore's NFL team and made an offer to buy the beloved Colts and move them to Indiana. The midwestern city's "Colts" would have nothing to do with Charm City's heritage of horse-breeding, much less Pimlico's second leg of thoroughbred racing's Triple Crown, the Preakness.

"Unceremonious" is a polite word for the move itself and its immediate aftermath. Even the TV news reporters that night were confused. One claim was that the whole operation was the work of the Hell's Angels motorcycle gang. A group of the University of Maryland fraternity brothers included Duffy Welsh, who testified that "It really could have been a movie...I remember so many scenes from that night. Just crazy."

Even the Mayor of Indianapolis, William H. Hudnut, was complicit in the scheme. But apparently, Mayor Schaeffer, later governor of Maryland, couldn't sway the decision, once refraining: "There's something obnoxious about the name 'Indianapolis Colts.'"

It would be just over a decade until Baltimore regained an NFL team. In 1994, Cleveland Browns owner Art Modell announced his intention to move that city's team eastward to the Inner Harbor. Becoming the Baltimore Ravens, the relocated team played its first official game on September 1, 1996, at Memorial Stadium defeating the Oakland Raiders 19–14. With little doubt, this cemented Modell's own legacy as one of both infamy and hero depending upon which city fans live in and root for. Indeed, history has a habit of repeating itself. ■



The Sun newspaper ran multiple headlines and stories of the Colts move. Scan QR code to read this newspaper.



COASTAL POOLS

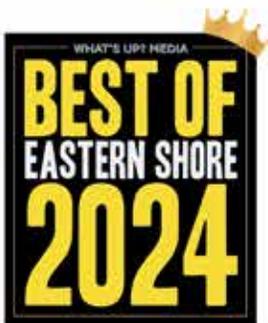
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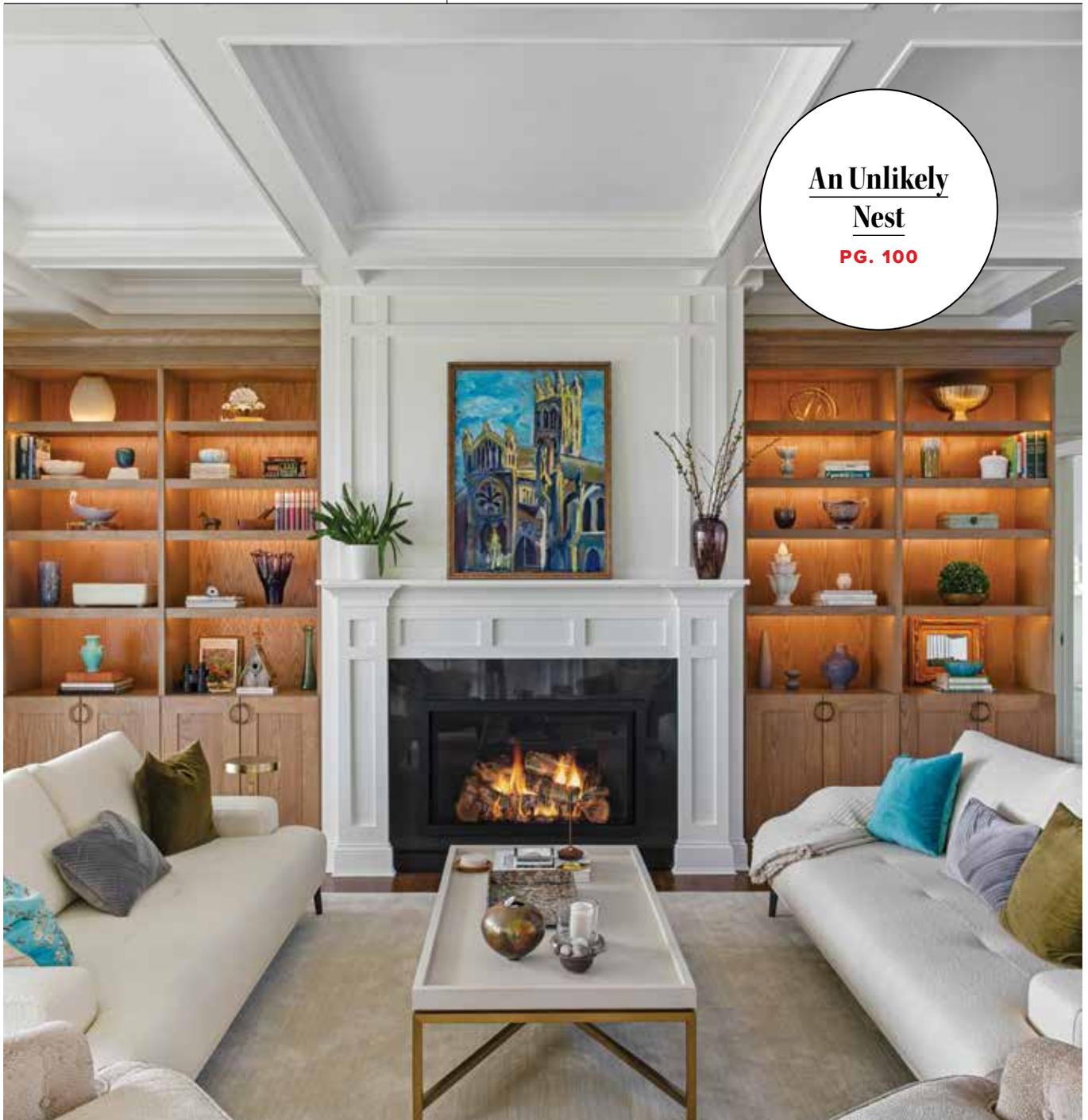
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An Unlikely Nest

PG. 100



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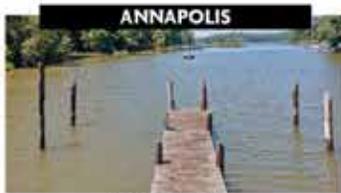


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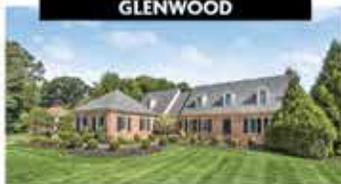
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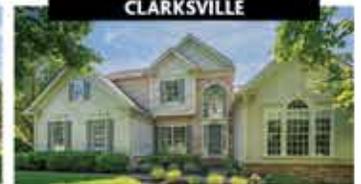
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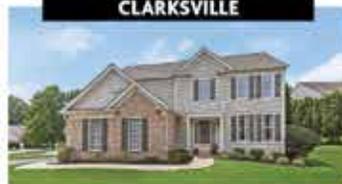
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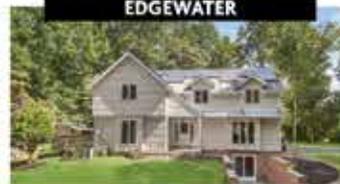
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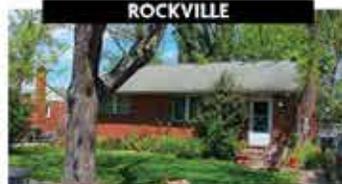
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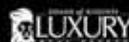


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An Unlikely Nest

BUT A DEFINITE WINNER ON THE WATER

By Lisa J. Gotto

In the fall of 2021, a full-blown renovation project was never part of the plan for our feature homeowners when they set out with their realtor to find a move-in-ready waterfront property in one of their favorite Annapolis neighborhoods. That search would provide only discouraging results because at that time—the pandemic era—existing housing inventory was at historic lows. Potential home buyers were generally steering clear of renovation projects for fear that supply chain issues would turn their dream home projects into nightmare scenarios.

A happenstance of an online query then pointed the couple in just that direction. A nearly instantaneous connection to a fixer-upper provided them with the fortitude to proceed despite the property's current situation.

"It was in pretty rough condition, and I think our realtor figured it was probably [not a prospect].

**"WE KNEW IMMEDIATELY
THAT WE LOVED THIS
PROPERTY AND THE HOUSE
DESERVED TO BE FIXED UP."**

We didn't ask her for a renovation; we were looking for something that we could go right into," explains the wife. "So, when we looked at this property, it doesn't look like much from the street and the house was in bad shape, but when we got near the house and we could see over onto the water, it was instant—we knew immediately that we loved this property and the house deserved to be fixed up."

The setting would include a semi-wooded lot with one particularly popular Sycamore tree and a view of both a lagoon, formerly Lake Heron, and the Severn River.





NO EASY BUILD

The home had been somewhat of an already abandoned remodel when Bayview Builders came on the scene. The couple had been referred to Bayview by their realtor for their experience with a number of successful builds and remodeling projects in that specific area of Annapolis.

“We chose Bayview because they probably were the only ones that saw the vision of a renovation over a tear-down,” the wife says.

The couple also chose ABS Architects of Annapolis to help them devise the design that could take their particular wish list and make it work with the home’s pre-existing footprint.

President and Founder of Bayview Builders, Dave Carlisle, referred to this project as a “large-scale renovation” and of the type that the company takes pride in re-establishing on better footing for the future.

“As is the case with a lot of these kinds of waterfront properties, the houses were sort of developed and then re-envisioned over the years,” says Carlisle, referring to the outdated add-ons that usually come with an older house that dates back to 1930.

Additionally, that big old Sycamore on the property was majestic for more than just its age. The couple would soon realize they were not home alone, because at the very tip top of that tree, two bald eagles were in residence in their own cozy nest.

“There was no way it was going to be an easy build,” says the wife. “Then interestingly, because we found out about the eagles’ nest the day before we closed on the property, we were really worried that we would be delayed in the

“There was no way it was going to be an easy build,” says the wife. “Then interestingly, because we found out about the eagles’ nest the day before we closed on the property, we were really worried that we would be delayed in the



construction because of the regulations about building around an eagles' nest."

The couple called the U.S. Fish and Wildlife Service of the Chesapeake to allay any fears they may have about building around their new neighbors.

"We learned that as long as we kept our building (process) outside of the nesting season, we would be fine. And it turns out the nesting season is from December until June. So, we had to wait until the end of that season before we could build."

Once the wait was over the homeowners and their teams could begin in earnest. Structurally, the home required upgrades in several areas, including the roof which had been breached. The original first floor layout had several areas of step up and step down when entering another room, which the couple wanted to remedy with smoother transitions. There were also some substantial structural issues on the second floor and four feet of underutilized crawlspace to address.

The 4,000-square-foot result is a transitional space with a quasi-traditional floorplan on the main level, meaning not totally open, but with intentional room carve-outs that maintain a nice flow throughout.

"We didn't want a full open plan. We wanted to have a distinct living room, dining room, kitchen, and not just one giant room," the husband says.

Working to further assess that existing home structure was ABS Associate Principal Architect, Angela Phelan. Upon initial review, Phelan says, she was impressed with the property's countenance, its exquisite water views, and with the homeowners' intentional approach to retaining its footprint.

"They had a really sweet little farmhouse with a very large lot. It has probably one of the most phenomenal views from any part of the house that looks out onto the Bay Bridge. And the [owners] wanted to keep a farmhouse feel, so we pretty much wanted to renovate it in the spirit of what existed," Phelan says. To make things work on the second floor, Phelan says, they needed to address the issue of unusually low ceilings.

"I think we were referring to it as the Hobbit house because the ceilings were so low, and so we were able to raise the ridge height and we created dormers off of the sides of the rooms just in the spirit that you're living under the same eaves," Phelan explains. This, she says, would help replicate the attic feeling associated with the original farmhouse.





UPSTAIRS, DOWNSTAIRS

Solid oak stained with two rich shades of brown, an espresso, and a walnut, was chosen for the wide plank hardwood floors throughout. Detailed, and expertly crafted wood treatments, including a totally redefined staircase, ceiling enhancements, and gorgeous windows showcasing the views, combined with the wife's natural instincts for color, tone, and texture create a sense of beauty and balance that flows seamlessly along the first-floor plan.

"It's sort of restrained," conveys the wife, of the aesthetic created. "I'm also really nuts about symmetry. So, I think that there's a really strong balance in many of the views through the house, which was intentional."

A transitional, all-white kitchen with crisp quartzite countertops is punctuated with high-pitched ceilings with white beam detail, high-end hardware, and the ultimate above-the-sink view of the waterfront. The couple, who love to cook, is thrilled with the way the room ultimately works for them.



"Our grown kids also like to cook," the wife says. "So, when they're here, we all have plenty of space to do that."

The couple chose to have two incredible primary suites, including theirs on the lower level. Both capture that relaxing feeling of being on the water. The owners' suite, however, would answer a question that the wife said she posed to herself when thinking about what she wanted: "Why don't I see if I can make my bathroom seem like a spa?"

It turns out she could, and the results are luxurious and immersive.

"So, I got my head around the idea of a Japanese soaking tub," she explains. "And this one in particular just really moved me. It is very modern and clean-looking and interesting. And we decided to put it in the middle of the room, which is quite a large room rather than along the front windows, which is where the original design had placed it."

Rather than looking out to the front yard or the street, the owner's choice to center the tub in the room provides an optimal view.

"It turns out, when you're sitting in the bathtub, you have a perfect view out to the water."

Once she chose the bathtub, she says, she had another chance to get creative with the room's finishes, fixtures, hardware, and lighting.

"I seized on this concept of a curve or a roundness. So, we have all round things where we have something hard."

One of her favorite online finds for the room, she says, was the pendant light fixture suspended above the tub. "It just reminded me of bubbles."



"IT TURNS OUT, WHEN YOU'RE SITTING IN THE BATHTUB, YOU HAVE A PERFECT VIEW OUT TO THE WATER."



THE NATURE OF IT

The upstairs primary suite has the advantage of a spacious walk-out deck overlooking the water, keeping with the couple's theme of intentional use of their amazing natural environment. This is seen all around the home's landscape, which provides the couple with the optimal amount of land and mature perennials and trees.

An inviting circular driveway was carved out, and a series of raised garden beds were installed alongside a precious greenhouse. The couple loves to garden and just be outdoors. And from their waterfront backyard it's a breeze to hop in a kayak for a peaceful paddle and wildlife scout.

Meanwhile back at the nest, the couple says their *other* neighbors whimsically assigned names for the Mom and Dad eagles that live in the tree-tops to honor the new homeowners. But once the babies came, the couple says, they came up with their own regionally appropriate names for the babies, "Anne" and "Cal."

At last report, the happy family of six were well and were all enjoying their bird's eye view of the Chesapeake Bay Bridge.



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Some Challenges In Your Late Summer, Mature Garden

By Janice F. Booth

Mature gardens, like mature gardeners, may need a bit of extra care in late-summer. Those of us enjoying a freshly redone garden or a new garden can simply sit back and enjoy the particular pleasures of August in Maryland. I, however, have recently been at work in my very mature garden. And after reviving myself from near-heatstroke, let me suggest three items to add to the Summer Garden To-Do List if you too have a beloved, older garden.

Whether you're a do-it-yourself gardener or have a reliable landscape team helping you care for your garden, you may want to consider these 3 tasks: **POLICING, PRUNING, POPULATING.**



POLICING

The English Ivy in my garden is a perfect example of this first August task. By late-summer it has found its way up the magnolia, over the driveway curb, and even around the trunk of my two American Hollies. Now, I'm a fan of English Ivy. I prefer its lush green to an over-abundance of wood chips or bark mulch. But I know you may be thinking, "Mulch knows its place; ivy runs wild." And that is what I noticed recently as I drank lemonade, swatted mosquitoes, and cast my eyes across my garden. So, here are some areas you may want to check for further attention.

GROUND COVER: Whether you have ivy, periwinkle, or (goodness, I hope not) Virginia creeper. Check that the growth is not infringing on lawns or flower beds. From afar it's possible to overlook the spreading vines.

DANGEROUS & DESTRUCTIVE INVADERS: While you're monitoring the ground cover, keep a look-out for plants that don't belong. I'm thinking, specifically, of *Poison Ivy* and *Poison Oak*. These nasty invaders find their way into flower beds and easily hide among the ivy leaves until they're well-established. By the time you may notice them, they have sent tendrils far and wide! *Cleaver* is another troublemaker. It's that delicate and very sticky plant that looks so fragile but clings to anything—your garden pants, the dog's tail, a rake. It, too, hides among the plants' foliage until it has wound itself around stems, choking out even hardy flowers.

SHRUB & TREE GROWTH: Mature gardens, like favorite pets, seem to get-away with things. I never want to lop off a branch from my beloved Tulip Magnolia or reshape my hardy, old Boxwood... but I should! In the heat of late summer, while we're languid and at leisure, we can look over the shapes of our garden's larger residents—the Japanese Maple, the azaleas, the hydrangea and lilac bushes. If they're happy and well, they'll keep growing and spreading without your noticing. (And that is where a good landscaper service can be of help. They might have offered some pruning suggestions—as difficult as it may be to think about.)

**WHICH LEADS ME TO MY
SECOND RECOMMENDATION...**

PRUNING

Now that you've taken a closer look at the beloved plants, shrubs, and trees in your garden, it may be time to take a deep breath and commit to cutting back, cutting out, lopping off, and reshaping.

PHOTO GALLERY: Before I start going wild with my pruning shears and pole saw, I take a series of photos of the areas where I'm thinking of pruning. This collection of photos serves several purposes. First, I can see the specimens in perspective, in relation to the other trees, shrubs, and flower beds. Consider balance, proportion, and how the plants relate to your home's architecture. (I was amazed to note in a photo that my beloved Camelia was beginning to interfere with my view from a living room window, and a magnolia branch would soon overshadow a sunny flowerbed!) Another advantage to the photos is providing a visual guide for the professional gardeners who may come to do the heavy work of cutting limbs and woody bushes.



EQUIPMENT: Be sure, if you are doing the pruning, that your tools are properly sharpened and of the correct size for the tasks you're undertaking. It may be wise to make this a two-person task. When you're head-down in the azaleas, you may not see the effect of removing that woody branch that extends too far. Or you may need a helper to keep you from tumbling off the stepstool or into the koi pond. Because you'll need strength and sharp tools, you may want to hire qualified landscapers for pruning.

POPULATING

Late summer is the ideal time to re-examine our gardens, to see the beds of flowers after the joys of spring and early-summer blooms. Reconsider plantings when the humidity and heat of summer are taking their toll.



"HOLES" IN THE GARDEN: Our plans are not always accomplished, sometimes due to our miscalculations, sometimes due to unanticipated events. There may be areas in the garden that once bloomed with iris and phlox, but now the area shows only green leaves. Or, during a summer storm a great tree limb fell, destroying the lovely Japanese Spirea you'd been coaxing along. Whatever the cause, are there plants you'll want to add in a month-or-so? Are there bulbs you'll want in those empty spaces?



SEED HARVESTING: Now is the time to stop deadheading your blooms and begin collecting seeds for spring planting. You may want to add more marigolds around the deck and red poppies along the picket fence. Collect and save the seeds. And your sweet cosmos will happily give up its seeds to you, or just let the seeds settle to the ground. They'll reseed themselves with little help from you. Additionally, let me suggest a *Seed Swap*. Send out an email to friends and neighbors suggesting they too save seeds from their gardens. Little envelopes with named seeds can be brought to a central swap or even mailed to participants.



DIVIDING: Okay, those of us with mature gardens are well aware of the overly enthusiastic hostas and lilies that can over-populate our flowerbeds. So, while it may be too hot to wrangle a shovel and garden fork, it's a good time to make a list or even a little diagram of what needs to be divided. Again, when the gardeners come to prune, maybe they can dig-and-divide those big, beautiful Francee or First Frost hostas.

All this is not to suggest you should get crackin' and not enjoy your garden's delights at your leisure. No! Do rest in the peace and cool serenity of your garden. But, when your mind wanders, give some thought to these three suggestions for keeping your garden beautiful.



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Heights of Charm

By Lisa J. Gotto

Whether used as a sweet escape or a prime home base, this pre-war era home offers a wisely optimized use of its 2,600 square feet while providing views of the scenic Severn River from nearly every room.

This character home, located in the community of Severn Heights, was fully renovated in 2007 and offers many modern-day amenities including an open-plan kitchen with breakfast nook and dining area. Gleaming, honey-colored hardwood floors flow throughout the residence.

An all-white, light, and bright contemporary kitchen welcomes guests from the entry with an

attractive peninsula that seats four and is topped with an attractive neutral granite. A gas range, and a convenient under the counter wine rack and microwave lend to the room's utility. A large, adjacent dining area provides plenty of space to entertain guests.

A lovely double-wide arch leads to the home's first of four bedrooms, which offers a full bath and a formal living room richly accented with a gorgeous staircase and beautifully crafted built-ins. Large windows offer tons of natural light and the beauty of the property's wooded, mature landscape.

This room leads to a large set of French doors and the home's spacious family room lined with large windows and another set of French doors with transom window above creating an additional and airy space to entertain guests that flows out onto the residence's gorgeous wrap-around deck overlooking the beautiful, terraced landscaping and through the tree line to the river.

Primary Structure Built: 1935

Sold For: \$825,000

Original List Price: \$849,900

Bedrooms: 4

Baths: 3 Full

Living Space: 2,678 Sq. Ft.

Lot Size: .14 acres





A large primary suite is located on the second level and offers tall ceilings, amazing river views, and balcony access to the outdoors. The suite also offers access to a spa-like bath with garden tub, full glass and tile shower, and gorgeous dual vanity topped with white stone.

There are two additional bedrooms on this level with their own great water views and a full bath that is shared.

Picture perfect sunsets are the order of the day from this property's cul de sac location that provides

easy access to a private path that leads to the community's Severn River beach and dock.

Listing Agent: David Orso, Berkshire Hathaway Home Services | Pen Fed Realty, 8 Evergreen Rd., Severna Park, m. 443-691-0838, o. 443-372-7171, david@davidorso.com, davidorso.com **Buyers' Agent:** Della Edwards, Curtis Real Estate Company, 8 Randall St., Annapolis, m. 410-991-7776, o. 410-320-5227, dellae7776@gmail.com, curtisrealestatecompany.com

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Family Friendly & Harbor-Ready

By Lisa J. Gotto

The waterside community of Herald Harbor sets the scene for this nearly brand-new build that commanded \$10,000 over its asking price. The four-bedroom, 1,900-square-foot colonial offers a wealth of curb appeal with its upscale exterior of foundational stacked stone, carriage-style garage doors, and a charming front porch with wood post and metal railing detail.

Inside, the floorplan proceeds along rich, dark hardwood floors and offers a dedicated home office directly to the right of the entry. The foyer opens to the spacious open-plan kitchen and living room.

The living room offers a handsome feature wall with a lovely stone-front gas fireplace and stone mantle.

Great sightlines are built in with views to the ultra-modern kitchen and dining area. A large, center island topped with a luxurious white quartz countertop offers breakfast seating for four, integrated dishwasher, and a deep, stainless-steel apron sink. A huge, side-by-side refrigerator, gas range, and sleek hood complete the stainless-steel appliance package. Brisk, white cabinet uppers

Primary Structure Built: 2020

Sold For: \$750,000

Original List Price: \$740,000

Bedrooms: 4

Baths: 3
Full, 1 Half

Living Space: 1,954 Sq. Ft.

Lot Size: .17 acres



combine with rich, navy lower cabinets and a crisp white subway tile backsplash to create a clean and contemporary aesthetic. A large family dining area is bathed in natural light from large windows and a set of sliding glass doors that lead to the perfect-for-entertaining back deck, fenced-in yard, and enhanced concrete patio with fire pit,

A handsome architectural staircase leads to the home's three upper bedrooms including a large,





primary suite with extended closet and an attached bath with large, glass shower and dual vanity. There are two additional bedrooms on this floor that share a bath with a dual vanity.

The home's lower level is finished and provides another family gathering space, as well as an additional bedroom and full bath for when guests come to visit. And they certainly will visit with this home's proximity (less than a block) to the Severn River with all its communal amenities including private beach access, boat ramps, park, and playground.

Listing Agent: Candice Bothun, Century 21 New Millennium, 170 West St., Annapolis, m. 410-212-8388, o. 410-266-9005, candice.bothun@c21nm.com, c21nm.com

Buyers' Agent: Linda Padgett, Century 21 New Millennium, 170 West St., Annapolis, m. 301-980-7775, o. 410-266-9005, linda.padgett@c21nm.com, c21nm.com

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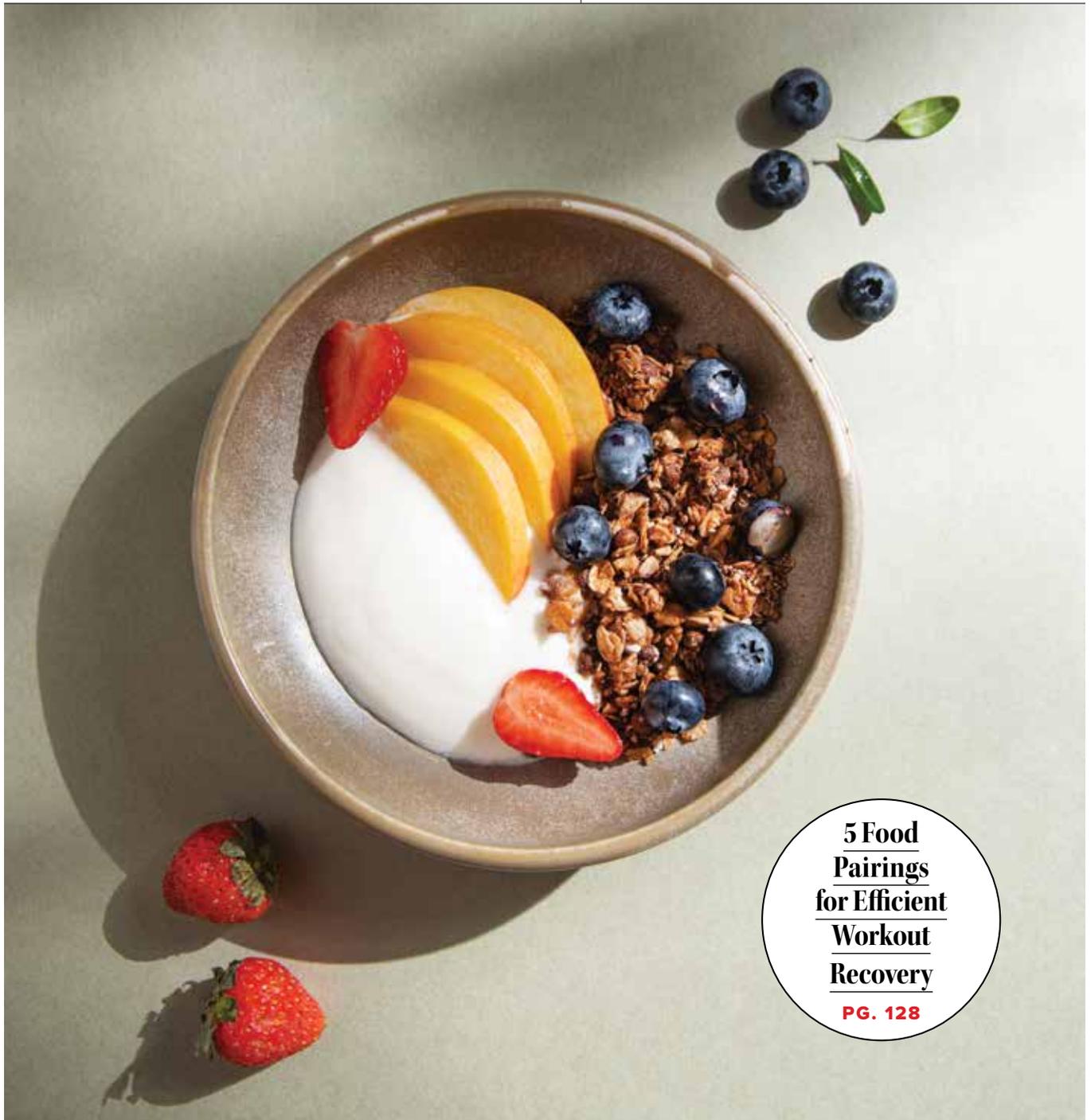


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What Should I Know About Cannabis?

By Dylan Roche

It's been a little over a year now since recreational cannabis has been legal in the state of Maryland—and 10 years since medicinal cannabis was made available.

Despite the longstanding criminalization and stigmatization of the substance commonly known as pot, weed, or marijuana, many consumers are

starting to understand the low-risk benefits that come with enjoying it—whether they're enjoying it medicinally or recreationally.

That said, although substantial research indicates that cannabis is relatively safe, it isn't without its drawbacks. The first step to being a safe consumer is being informed.

Ready to learn? First, it's important to understand the difference between medicinal and recreational cannabis. When you go to a dispensary for medicinal cannabis, you'll take a note from your doctor saying you have a condition that could benefit from cannabis. An associate at the dispensary can then help you find a product that fits your needs, whether you prefer something you can smoke, eat, or use topically.

When you buy cannabis products for recreational use, you do not need a note from your doctor, but you are limited in the amount you can have; no more than 1.5 ounces. ▶

**WANT TO UNDERSTAND THE
BENEFITS AND RISKS OF CANNABIS?
HERE'S WHAT YOU SHOULD KNOW:**

LET'S LOOK AT THE GOOD...

- ◆ One of the primary benefits of cannabis is its ability to alleviate pain. This is especially important because it could replace high-risk pharmaceuticals, such as opioid painkillers. Unlike opioids, cannabis is not physically addictive and has never been linked to an overdose.
- ◆ Cannabis can treat nausea and improve appetite, a huge benefit for people who are struggling to maintain their weight because of chemotherapy treatments or an eating disorder.
- ◆ Cannabis is relaxing. It contains compounds called cannabinoids, specifically cannabidiol (CBD) and tetrahydrocannabinol (THC). Although only THC will bind with receptors in your brain and produce that euphoric high typically associated with cannabis, CBD still produces a sense of calm because of the way it alters those receptors. CBD doesn't produce paranoia, so it's good for relieving anxiety, achieving focus, or falling asleep.
- ◆ Because of its ability to relieve muscle spasms, cannabis can be used to control the symptoms of conditions like epilepsy or multiple sclerosis (MS). Some athletes will even use microdoses of CBD to recover from an intense workout.

...AND THE BAD.

- ◆ Smoking any substance does damage to your lungs. Although cannabis doesn't have many of the additives that tobacco cigarettes do, it can still cause harm to the lungs, worsening the symptoms of conditions like asthma, bronchitis, or COPD. Some studies have shown that frequent smoking can scar the respiratory tissue.
- ◆ The relaxing effects of cannabis can cause lack of awareness and impair your reaction time, thus making it dangerous to drive a car or operate heavy machinery. If you're under the influence, don't get behind the wheel.
- ◆ Cannabis can have consequences for reproduction. Use of cannabis in any form has been linked to male infertility, and women who use cannabis while they are pregnant could harm the growth and development of their baby, leading to low birth weight.
- ◆ Because of the effect of cannabis on the brain, its long-term use could impair learning and memory. Additionally, many young people who are still developing (that is, under the age of 21) could suffer changes in brain structure, specifically in the prefrontal cortex, which is responsible for decision making. Some research shows cannabis use can worsen some mental health conditions, such as schizophrenia and bipolar disorder.

Is cannabis the right option for you? If you're unsure, consult with your doctor so you can discuss the specific benefits and risks that are most applicable to your situation. This can help you make the best choice you feel comfortable and confident about.



**IS "CANNABIS" OR "MARIJUANA"
THE PROPER TERM?**

Cannabis is the formal name and one that's preferred by many experts, though you will often see *marijuana* in formal contexts. However, *marijuana* was a term coined in the 1930s, when politicians pushed to prohibit cannabis and wanted to make it sound dangerous by giving it a made-up Spanish-sounding name, thus linking it to Mexican immigrants. Because of this history, many advocates prefer the term *cannabis*.

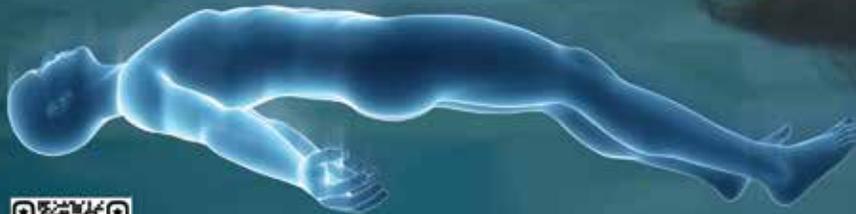


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5 Food Pairings for Efficient Workout Recovery

By Dylan Roche

Y

ou've probably heard the expression, "You are what you eat." That's especially true after an intense workout session.

You need to give your body the nutrients it needs if it's going to effectively recover from the challenge you put it through. Without that recovery, your body doesn't get any stronger and your fitness won't improve.

The big questions are what foods should you be eating and when?

THINK CARBS, PROTEIN, AND FLUIDS

After a workout, you should aim to have a 3:1 ratio of carbohydrates to protein. Your body burned through a lot of energy during its workout, and it needs that energy to be replenished—carbohydrates are ideal for this, and they will also provide your body with the extra energy for repairing itself.

Protein serves as the building blocks your body needs to create muscle—10 grams could be sufficient if you're just having a snack to tide you over to your next meal. More than 40 grams of protein is unnecessary, as your body won't be able to use it all at one time for muscle repair.

Finally, don't forget to hydrate with plenty of fluids. Water is often sufficient for most exercisers, but if you had an especially hard training session that burned through a lot of energy and produced a lot of sweat, then a sports drink could provide a boost of carbohydrates



and electrolytes. Assuming you hydrated sufficiently before and stayed hydrated during your workout, you want to consume about 3 cups of water for every pound of water weight you lost.

AND WHEN SHOULD YOU HAVE THEM?

After your workout, the best thing you can do is follow your hunger cues. The Hospital for Special Surgery recommends aiming to eat something within an hour, as this time period represents a recovery window during which time your body is trying to repair itself and could benefit from nutrients the most. The Mayo Clinic encourages having a full meal within two hours of your workout, but if this is not a practical option, having a snack right afterward can help stave off excessive hunger and keep you energized.

GREAT POST-WORKOUT SNACKS TO TRY...

Want some ideas for great post-workout snacks. Try these food pairings to provide you with that 3:1 carb-protein ratio and sufficient calories to keep you fueled until you get the chance to have a meal:

Yogurt and fruit. Yogurt has the protein you need, but more importantly, because it's a dairy product, it's rich in the amino acid leucine, which your body needs for protein synthesis. It also has calcium for strengthening those bones you put to good use while you were exercising. Although any fruits chopped up and mixed into your yogurt will provide carbohydrates for energy, a banana is easy to digest quickly. It also has potassium, an electrolyte that will prevent any post-exercise muscle cramps.

Peanut butter on toast. If you opt for whole-grain bread, you'll be choosing a source of complex carbohydrates, with fiber to aid in healthy digestion. Whole grains are also rich in iron, which your body needs to transfer oxygen through the blood to all your cells, and B vitamins, which convert food into energy. Whole grains and peanut butter provide complementary amino acids, making it a complete protein, which means you get all nine essential amino acids your body needs to build muscle. Peanut butter is also rich in vitamin E, which can reduce inflammation and protect against muscle damage.

Low-fat chocolate milk. This technically isn't a food combo, unless you count the low-fat milk and the chocolate flavoring as separate items—which they technically are. Chocolate milk is often considered the ultimate sports drink because it has the right balance of protein from the milk and carbohydrates from the chocolate flavoring. Although the high sugar content of the chocolate mix doesn't seem like the healthiest option most of the time, immediately after a workout is when your body needs to break down and use carbohydrates quickly. And because this snack is in liquid form, your body is getting fluids to replace what it lost through intense sweating.

Pretzels with string cheese. Pretzels are a great option after exercise because they're a combination of fast-digesting carbohydrates, as well as salt, which your body can use to replace the sodium it lost through heavy sweating. Like yogurt or low-fat milk, cheese delivers protein, specifically the leucine for synthesizing muscle growth, and calcium for building strong bones.

Hummus with pita bread. Hummus is a powerhouse food because it's made from chickpeas, which balance complex carbohydrates with protein. These mashed chickpeas are blended with tahini, a roasted sesame seed butter, which provides complementary amino acids to make up a complete protein source. Pairing the hummus with whole-grain pita bread will add more complex carbohydrates and protein than another dipping option like carrots or cucumbers would.

Debunking a Fad: “Oil” Be Darned



By Dylan Roche

It's been a few years since oil pulling made its way into the (quasi) mainstream health scene.

Celebrities swore by it as the secret to good health, but at the time, there wasn't much evidence to support it. Five years after the practice gained prominence, it's seeing a revival in popularity, even though most research shows minimal benefit—it might improve your oral health to some degree, but it's no substitute for brushing your teeth and flossing.

WAIT...OIL PULLING? This is a practice from Ayurvedic medicine, a centuries-old set of holistic beliefs from India. The idea is to swish your mouth with oil, which will draw out toxins known in Ayurveda as *ama*.

Tradition dictates sesame oil, but some contemporary followers prefer coconut oil. You take 1 tablespoon of oil into your mouth and swish it around for 20 minutes without swallowing. Then you spit the oil out and rinse your mouth with water.

People who have tried oil pulling claim it can improve oral health by preventing tooth decay, bloody gums, and throat dryness, and it can even be shown to stave off disease, cure hangovers, and prevent diabetes. (Again, these are the claims that people have made.)

SO, DOES IT WORK? Health experts say no. The American Dental Association does not recommend oil pulling as an effective dental hygiene practice and maintains that the best way of preventing tooth decay and keeping your gums healthy is to brush twice a day with fluoride toothpaste and floss between your teeth once a day.

DOES OIL PULLING OFFER ANY BENEFITS? The Cleveland Clinic notes that oil pulling won't necessarily *hurt* you, as long as you don't swallow the oil regularly. So, if you're maintaining good dental hygiene and like the way oil pulling makes your mouth feel, go for it. Some studies have shown regular oil pulling does diminish levels of *Streptococcus mutans*, bacteria that cause tooth decay, and rinsing with oil could be just as effective as mouthwash in reducing your risk of gingivitis.

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Beauty Belongs to Everyone

HOW THE BEAUTY AND COSMETICS INDUSTRY ARE ADAPTING TO BE MORE DIVERSE AND INCLUSIVE—AND HOW THEY'RE STILL FALLING SHORT

By Dylan Roche

When you look at beauty products on store shelves—or at the marketing campaigns that advertise those products—what kind of impression do you get about the target consumer? It's a question that has been a force of change in the beauty industry over the past few years as brands make efforts to reflect greater diversity and inclusion. The idea of looking your best (and in turn, feeling your best) doesn't belong exclusively to one demographic. It's something that can and should appeal to people of all races, ethnicities, sizes, and ages.

GOT QUESTIONS ABOUT THE RISING TREND OF INCLUSIVE BEAUTY? HERE'S WHAT YOU SHOULD KNOW:

WHAT DO PEOPLE MEAN BY A LACK OF INCLUSION IN THE BEAUTY INDUSTRY? The cosmetics industry is big. According to the Society of Cosmetic Chemists, the industry does about \$330 billion in sales globally. Between its line of product offerings and its marketing, the industry has a huge influence over social perceptions of what it means to be beautiful. But according to Gitnux's market research data released in December 2023, about 70 percent of Black women feel underserved by the beauty industry. They may have trouble finding makeup that matches their skin tone or hair care products that suit their hair texture.

HAVE BRANDS BEEN STRIVING TO CHANGE THAT? In recent years, some beauty brands have made efforts to be more inclusive. Momentum started in summer 2020 when Sharon Chuter, CEO of Uoma Beauty, started the Pull Up or Shut Up movement on social media, calling on cosmetic brands to back up



their pledges to diversity by being transparent about how many Black employees they had on their team and in leadership roles. Some brands responded to her call to action: Ulta Beauty stated 47 percent of its employees were people of color, and that 18 percent of its board and 13 percent of its executive team leaders were people of color. Sephora stated that 14 percent of its employees and 6 percent of its leadership was Black. Since participating in Pull Up or Shut Up, both Ulta Beauty and Sephora have pledged 15 percent of their shelf space to Black-owned businesses.

WHAT KIND OF MICROAGGRESSIONS CAN OCCUR WHEN BRANDS LACK DIVERSE LEADERSHIP? This past spring saw a scandal for the cosmetics brand Youthforia, which rose to prominence after appearing on the show Shark Tank and receiving a \$400,000 investment. But as of August 2023, it only made 15 shades of foundation, the darkest of which was suited for a lightish-brown complexion. In response to consumer criticism, Youthforia released 10 darker shades this spring to suit Black and brown skin tones. The problem? The darkest of the foundations wasn't suited to a Black skin tone—it was true black, with no undertones. When mixed with lighter shades of foundation, it turned gray. Criticism quickly highlighted how this product launch felt insulting to Black women with dark complexions—a consumer demographic that is already underrepresented by what products are available

to them—and shattered trust with Youthforia's customer base.

SHOULD WE EXPECT TO SEE MORE CHANGES? Although progress has been slow, it's likely more beauty brands will continue to make efforts toward diversity. More than half of Generation Z consumers, regardless of their race or ethnicity, want to support businesses that demonstrate this kind of social consciousness. In fact, according to a 2023 survey by market researcher Savanta, 30 percent of all Americans across all generations won't buy from a brand that isn't committed to diversity, equity, and inclusion. Adding more products is also simply good for business: By providing more product options, these brands have an opportunity to reach more customers. NielsenIQ found that Black consumer spending on beauty products rose on average from \$478 per household in 2022 to \$523 per household in 2023.

IS DIVERSITY JUST ABOUT SKIN TONE AND HAIR TEXTURE, OR WILL WE SEE PROGRESS IN OTHER AREAS? The beauty and cosmetics industry will likely make other strides as well. Skin care brands like Clinique and Neutrogena have moved away from marketing terms like "anti-aging," while others have become more transparent about their ingredients to better accommodate people with allergies. All of these efforts contribute to creating an industry where all people can feel beautiful, inclusive of all ethnicities, races, skin tones, body types, conditions, and ages.

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Food & Dining

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Oyster Frites
at Boatyard
Bar & Grill



Your Portal to the Ocean

By Mark Croatti

I grew up in Southern California only steps from the Pacific Coast. My father's speedboat was parked a block away at a boatyard he eventually bought.

I learned early in life that the best days began and ended with a trip to the boatyard, so when I was asked to review the Boatyard Bar & Grill in Eastport, only steps from the Severn River, I happily obliged.

On a warm June afternoon, we stopped by on our way to Ocean City and parked on the street in front of a beautifully landscaped garden of potted plants and flowers encircling a large white tent that provides outdoor seating. Next to a signpost pointing toward a variety of exotic destinations like Bermuda—804 miles due east—an artfully decorated front door beckoned us inside. We immediately encountered the mouth-watering scent of freshly cooked fish, Old Bay, and butter—a tantalizing preview of what was to come.

Not far from a boat-shaped bar that offers an attractive roster of cocktails, wines, and beers (we chose the crisp, full-bodied Baltimore IPA on draft), Manager Matthew DeFelice captained the hot station, directing one completed dinner after another to a cadre of culinary couriers. He enthusiastically greeted us, grabbed some crayons and paper for our young boys, and provided a window table with a panoramic view of the surrounding décor—a collage of boats traversing seas near and far covering almost every inch of wall space.

Executive Chef Scott Harrison described today's daily specials from a seemingly endless rotation (no two days are the same) that collectively includes such delicacies as Atlantic Ocean-caught Halibut and Salmon; Pan-Seared Cape Hatteras Sea Scallops; Crab-Stuffed Maine Lobster Tail;



BOATYARD BAR & GRILL

400 Fourth Street, Annapolis; 410-216-6206; boatyardbarandgrill.com

and Habana Swordfish, all complementing regular menu staples like Ahi grade Black N' Bleu Tuna, their renowned Fish and Chips, Ginger Soy Hanger Steak, and a wide range of sandwiches and salads. We were soon joined by our amazing server Kelly, a veteran with over a decade of experience at the Boatyard. For an appetizer, Chef Scott recommended the Crab and Artichoke Dip, which we paired with Oysters Frites. Owner Dick Franyo, who opened the restaurant in 2001, kindly dropped by to say hello and welcome us.

The gluten-free Crab and Artichoke Dip soon arrived, filling a large pan-shaped bowl oozing with melting butter pooling atop a colorful swirl of succulent jumbo lump Maryland blue crab, sautéed spinach, soft artichoke hearts, diced sweet onions, parmesan cheese, and a hint of Old Bay. Accompanied by French baguette slices (baked in Baltimore), the dip was delectable. The crispy Oysters Frites were fried in an incredible buttermilk batter augmented

by Old Bay, tangy Louisiana-style seasonings, and a “secret trade mix” of unnamed spices. Savored both alone and immersed in a zesty remoulade dip, the oysters were delicious.

We decided to sample what Kelly called a “six-ounce baseball-size crab cake” that practically required a catcher's mitt. Holding this incredibly tasty orb of jumbo lump crab together is a razor-thin film of egg sauce, Italian seasoned panko breadcrumbs, Old Bay, and mustard seed that superbly accentuates the crabmeat's own taste and texture. The single or double crab cake platters come with a hearty scoop of lightly-seasoned Yukon Gold potatoes mashed with butter and garlic, partnered with a bed of steamed yellow squash, zucchini, and broccoli.

**I LEARNED EARLY IN
LIFE THAT THE BEST
DAYS BEGAN AND
ENDED WITH A TRIP
TO THE BOATYARD**




Boatyard
Bar & Grill





masterpiece—a heaping pile of cinnamon tortillas dusted with sugar and crowned with vanilla bean ice cream, whipped cream, raspberry coulis, chocolate sauce, and almond pieces.

We had such a wonderful dinner; it was the nicest day I had spent at a boatyard, so to speak, in 40 years. If you want the finest bounty the Bay and sea have to offer, coupled with an impressive lineup of land-based specialties, all prepared by a seasoned staff that understands how to make dining fun, then Franyo’s popular eatery is *it*. While my family can’t wait to see what Chef Scott reels in next, a telling compliment came from my youngest son. Walking back to our car, I mentioned that our next stop was Ocean City; he looked up and said, “You mean we’re *not* in Ocean City?” I smiled and told him almost, but not yet, although it sure felt like it at the Boatyard Bar and Grill.

Our first entrée was the Sweet Anise Rockfish from the daily specials menu—a grilled, flaky, local striped bass fillet with a clean, slightly sweet, and buttery mouthfeel. It tasted so fresh, it must’ve jumped from the Chesapeake Bay to our plate, landing on a thick layer of creamy risotto—a slow cooked arborio rice simmered in chicken broth, onion, and parmesan cheese—with a luscious fennel cream sauce lathered all over. This towering, multi-level dish was then topped with lump crab and watercress leaves and served alongside a huge helping of perfectly cooked asparagus.

Our second entrée was the Crispy Buffalo Chicken Sandwich, an oversized, deliciously spicy chicken patty dipped in the buttermilk batter and fried to a crackling delight—while remaining remarkably tender on the inside. Engulfed in a house-made, peppery Buffalo sauce and laid on an open-faced bun with lettuce and tomato, the dish was accompanied by a ramekin of bleu cheese and a generous serving of golden-brown French fries.

The boys shared two selections from the mostly \$8 children’s menu. Our seven-year-old chose Captain Hook’s Chicken “Fingers” (coated in that buttermilk batter and fried to outwardly crispy/inwardly juicy perfection), while our four-year-old opted for the grilled Boatyard Kiddy Cheeseburger cooked well done. Both meals came with a sizable cluster of those scrumptious fries.

We capped the evening with three sweet treats from a list of choices under \$10. The Toffee Butter Cake a la Mode featured a river of rich, hot toffee flowing over an incredibly moist butter cake underneath a dome of vanilla bean ice cream, covered in whipped cream, and drizzled with chocolate and caramel sauces. A sugary sensation that didn’t last long! The Boatyard’s Homemade Bread Puddin’ was tall, firm, and cut into two triangles with a frosting of classic Crème Anglaise sauce. The Dessert Nachos that the boys split was simply a



Mark Croatti has worked all over the country from Los Angeles to Washington, D.C. as a caterer, prep cook, and food server at both specialty restaurants and large chains, including preparing meals for major figures in the entertainment industry and professional sports.

Savor the Chesapeake

RESTAURANT NEWS AND CULINARY TRENDS THROUGHOUT THE CHESAPEAKE BAY REGION

By Megan Kotelchuck

N

ow is a great time to visit and enjoy the Annapolis area. So much is happening in our state capital and the restaurant scene continues to expand. Multiple restaurants have opened or will open this summer.

Restaurants that are ready to be enjoyed! Where are we eating tonight?

ON THE DINING SCENE...

▼ A new pizza joint is open in the Arts District of Annapolis! **Timber Pizza Company** opened their first brick and mortar franchise in Annapolis this July. Timber is led by two Annapolis natives, Chris Brady and Travis Katski. Timber Pizza Company has been feeding Washington, D.C., for the last 10 years and is coming back home to 192 West Street. Find more information at timberpizza.com.

A new, locally owned and family-operated Mexican restaurant has opened in Gambrills. Visit Waugh Chapel to enjoy **Mucho Gusto**. Mucho Gusto opened their third location earlier this summer, inspired by their Bel Air and Towson locations. Enjoy small plates, specialty tacos, and many Mexican favorites as well as a craft cocktail bar. Find more information and a full menu at muchogustogroup.com.



▲ **Melting Pot** in Annapolis had a birthday with a bang! The premier fondue restaurant not only celebrated 22 years in our community, but also transformed their look. This upgrade was part of Melting Pot Evolution, a company-wide initiative aimed at enhancing the dining atmosphere and experience in all their restaurants. The restaurant now has a more open floor plan and flexible seating, a few new design touches, and more. Make a reservation for dinner this week at meltingpot.com/annapolis-md.

SeaSalt is coming to Park Place in Annapolis. The new seafood restaurant will open this summer in the space that was formerly Fado. Get ready for a delicious and fresh seafood kitchen, plenty of craft seasonal cocktails and the perfect place for girls' nights, date night, and more. Find more information and stay up to date on SeaSalt Annapolis' Instagram page: [@seasaltannapolis](https://www.instagram.com/seasaltannapolis).

Live! Casino & Hotel Maryland's **The Prime Rib** in Hanover was recognized by the *Wine Spectator* with the Award of Excellence. This prestigious award identifies their wine program as one of the best in the world. The publication honored 3,700 restaurants all over the world for their hard work and exceptional wine programs offering diverse and valuable selection. Find more information, a menu, and make reservations at The Prime Rib at maryland.livecasinohotel.com.

Big Batch Cocktails

One of the best parts of summer is that we get the opportunity to go on vacations with family, get together with friends, and really enjoy the company of others. Enjoying a nice bottle of wine or hanging out at a brewery is a great way to bond, but so is enjoying a big batch cocktail made at home. Here's a fun recipe to try!



CREAMSICLE PUNCH

Ingredients

2 quarts Orange Juice
2 cups Vodka
1 liter Ginger Ale
1 bottle Prosecco
1 quart Vanilla Ice Cream
1 Orange, thinly sliced.

Instructions

In a large bowl, combine orange juice, vodka, ginger ale, and prosecco. Carefully add scoops of vanilla ice cream and orange slices. Ladle into glasses and serve. *Photo and recipe courtesy of delish.com*



Readers' Dining Guide



Welcome to your regional dining guide. We include many restaurants for many tastes and experiences. Don't see your favorite on the list? Email [m Kotelchuck@whatsupmag.com](mailto:mkotelchuck@whatsupmag.com) or editor@whatsupmag.com and let us know! And for the full guide, visit whatsupmag.com.

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 196 Main Street, Annapolis; 443-714-8674; annapolisicecream.com \$ ●●

Annapolis Market House
 25 Market Space, Annapolis; 443-949-0024; annapolis-markethouse.com \$\$ ●●●

Armadillo's Bar and Grill
 132 Dock Street, Annapolis; 410-280-0028 \$\$\$ ●

The Big Cheese
 47 Randall Street, Annapolis; 410-263-6915; tbcsannapolis.com \$ ●

Buddy's Crabs & Ribs
 100 Main Street, Annapolis; 410-626-1100; buddysonline.com \$\$ ●●

Café Normandie
 185 Main Street, Annapolis; 410-263-3382; cafenormandie.com \$\$\$ ●●

Carpaccio Tuscan Kitchen & Wine Bar
 1 Park Place Suite 10, Annapolis; 410-268-6569; carpacciotuscankitchen.com \$\$ ●●●

Castle Bay Irish Pub
 913A Main Street, Annapolis; 410-626-0165; castlebayirishpub.com \$\$ ●●●

Chick & Ruth's
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The Choptank
 110 Compromise Street; 443-808-1992; thechoptank-restaurant.com \$\$\$ ●●●●●

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Dock Street Bar & Grill
 136 Dock Street, Annapolis; 410-268-7278; dockstreetbar.net \$ ●●

Dry 85
 193B Main Street, Annapolis; 443-214-5171; dry85.com \$\$ ●●

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

Fox's Den
 179B Main Street, Annapolis; 443-808-8991; foxsden.com \$ ●

Galway Bay Irish Restaurant and Pub
 63 Maryland Avenue, Annapolis; 410-263-8333; galwaybaymd.com \$\$ ●●

Game On Bar + Arcade

114 West Street, Annapolis; 410-885-4589; gameonbararcade.com \$ ●

The Goat

137 Prince George Street; thegoatanapolis.com \$\$ ●●●

Harold Black

236 Main Street, Annapolis; 410-304-3353; haroldblack.com \$\$ Light Fare, ●●

Harry Browne's

66 State Circle, Annapolis; 410-263-4332; harrybrownes.com \$\$ ●●

Iron Rooster

12 Market Space, Annapolis; 410-990-1600; iron-rooster.com \$\$ ●●●

Joss Café & Sushi Bar

195 Main Street, Annapolis; 410-263-4688; jossushi.com \$\$ ●

Latitude 38

12 Dock Street, Annapolis; 667-204-2282; latitude-38waterfront.com \$\$\$ ●●●●●

Lemongrass

167 West Street, Annapolis; 410-280-0086; lemongrassannapolis.com \$\$ ●●●

Leo Annapolis

212 West Street, Annapolis; 443-782-7549; leoannapolis.com \$\$ ●●

Level A Small Plates Lounge

69 West Street, Annapolis; 410-268-0003; levelannapolis.com \$\$ ●●

Lighthouse Bistro

202 West Street, Annapolis; 410-242-0922; lighthousebistro.org \$ ●●●

Luna Blu Ristorante Italiano

36 West Street, Annapolis; 410-267-9950; lunablufannapolis.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 \$\$\$ ●●●

Middleton Tavern

2 Market Space, Annapolis; 410-263-3323; middleton-tavern.com \$\$, ●●

O'Brien's Oyster Bar & Seafood Tavern

113 Main Street, Annapolis; 410-268-6288; obriensoysterbar.com \$\$ ●●●

Osteria 177

177 Main Street, Annapolis; 410-267-7700; osteria177.com \$\$\$ ●●●

Parley Room

25 State Circle, Annapolis; 443-837-6481; parleyroom.com \$\$ ●

Picante Cocina Mexicana

48 West Street; 443-775-5957; picanteannapolis.com \$ ●●

Potato Valley Café

47 State Circle, Annapolis; 410-267-0902; potatovalleycafe.net \$ ●

Preserve

164 Main Street, Annapolis; 443-598-6920; preserve-eats.com \$\$ ●●●●

Pusser's Caribbean Grille

80 Compromise Street, Annapolis; 410-626-0004; pussersannapolis.com \$\$ ●●●●

Ram's Head Tavern

33 West Street, Annapolis; 410-268-4545; rams-headtavern.com \$\$ ●●●●

Red Red Wine Bar

189B Main Street, Annapolis; 410-990-1144; redredwinebar.com \$\$ ●●

Reynolds Tavern

7 Church Circle, Annapolis; 410-295-9555; reynoldstavern.com \$\$ ●●

Sofi's Crepes

1 Craig Street, Annapolis; 410-990-0929; sofiscrepes.com \$ ●●

Stan and Joe's

37 West Street, Annapolis; 410-263-1993; stanandjoessaloon.com \$\$ ●●

Trophy Room

126 West Street, Annapolis in Graduate Hotel; 410-263-7777 ex 3225; graduate-hotels.com \$\$ ●

Tsunami

51 West Street, Annapolis; 410-990-9869; tsunamiannapolis.com \$\$ ●

Vida Taco

200 Main Street; 443-837-6521; vidatacobar.com \$\$ ● Farm-to-Table

Greater Annapolis

Agave Mexican Restaurant

106 Annapolis Street, Annapolis; 410-555-24283; agaverestaurants.com \$\$\$ ●●

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129A Mitchell's Chance Road, Edgewater; 443-949-8309; always-icecreamcompany.com \$ ●

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609 Taylor Ave, Annapolis; 410-216-6072; bellaitaliamd.com \$ ●

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Cooper's Hawk Winery and Restaurant

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Davis' Pub

400 Chester Ave, Annapolis; 410-268-7432; davispub.com \$\$ ●●

Della Notte

1374 Cape St. Claire Road, Annapolis; 410-757-2919; dellanotterestaurant.com \$\$ ●

Eat Sprout

150 Jennifer Road Suite K, Annapolis; 443-223-0642; eatsprout.com \$ ●

Eggcellence Brunchery

2625 Housley Road, Annapolis; 410-573-9503; eggcellence-brunchery.com \$ ●

Evelyn's Annapolis

26 Annapolis Street, Annapolis; 410-263-4794 \$\$ ●

First Watch

2339 Forest Drive, Annapolis; 667-380-2422; firstwatch.com \$ ●●

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2478 A Solomons Island Road, Annapolis; 443-949-0203; fulloncraft.com \$ ● Beer and Wine

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1410 Forest Drive, Annapolis; 410-571-5378; grapeswinebarannapolis.com \$\$ ●● Wine

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2329B Forest Drive, Annapolis; 443-808-0501; hangryjoes.com \$ ●

Ingrano

16 Annapolis Street, Annapolis; 410-980-5514; ingranoannapolis.com \$\$\$ ●●

InGrano Bakery

302 Harry S Truman Parkway; 410-919-0776; ingranobakery.com \$\$ ●

Jalapeños

85 Forest Drive, Annapolis; 410-266-7580; jalapenosonline.com \$\$\$ ●

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Lasang Pinoy

1000 Annapolis Mall Road, Annapolis; 443-949-9580; Lasangpinoyllc.com \$

Lemongrass Too

2625 Housley Road, Annapolis; 410-224-8424; Lemongrassannapolis.com \$\$ ●●

The Lodge

177 Jennifer Road, Annapolis; 410-266-7474; lodgeannapolis.com \$\$ ●●●●●

Lures Bar and Grille

1397 Generals Highway, Crownsville; 410-923-1606; luresbarandgrille.com \$\$ ●●

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914 Bay Ridge Road, Annapolis; 410-626-0388; mainandmarket.com \$\$ ● Beer and Wine

Memo's Bar & Grill

302 Harry S Truman Parkway Suite K, Annapolis; 410-266-5006; memosbarandgrill.com \$\$ ●●●

Mi Lindo Cancun Grill

2134 Forest Drive, Annapolis; 410-571-0500; lindocancungrill.com \$\$ ●●

Miss Shirley's Café

1 Park Place, Annapolis; 410-268-5171; missshirleys.com \$\$ ●●●

Park Deli

1 Park Place, Annapolis; 443-733-3099; goparkdeli.com \$ ●

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Red Hot & Blue

200 Old Mill Bottom Road, Annapolis; 410-626-7427; redhotandblue.com \$\$ ●●

Rodizio Grill

1079 Annapolis Mall Road, Annapolis; 410-849-4444; rodiziogrill.com \$\$\$ ●●

Sandy Pony Donuts

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1993 Baltimore Annapolis Boulevard, Annapolis; 410-349-4000; severninn.com \$\$, ●●●

Stoney River Steakhouse and Grill

2190 Annapolis Mall, Annapolis; 410-224-8312; stoneyriver.com \$\$ ●●

True Food Kitchen

1906 Town Centre Blvd Suite 110, Annapolis; 443-775-5179; truefoodkitchen.com \$\$ ●●●●

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400 Fourth Street, Eastport; 410-216-6206; Boatyard-barandgrill.com \$\$ ●●●

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Carrol's Creek Café

410 Severn Avenue, Eastport; 410-263-8102; carrolscreek.com \$\$\$ ●●●●●

Chart House

300 2nd Street, Eastport; 410-268-7166; chart-house.com \$\$\$ ●●●

Eastport Kitchen

923 Chesapeake Avenue, Annapolis; 410-990-0000; eastportkitchen.com \$ ● Beer and Wine

Forward Brewing

418 Fourth Street, Annapolis; 443-221-7277; forwardeastport.com \$ ● Beer

Grumps Cafe

117 Hillsmere Drive, Annapolis; 410-267-0229; grumpscafe.com \$ ●

Lewnes' Steakhouse

401 Fourth Street, Eastport; 410-263-1617; lewnessteakhouse.com \$\$\$ ●●

O'Leary's Seafood Restaurant

310 3rd Street, Eastport; 410-263-0884; olearysseafood.com \$\$\$ ●●●

Ruth's Chris Steak House

301 Severn Ave, Eastport; 410-990-0033; ruthschris.com \$\$\$ ●●

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Always Ice Cream Company

129A Mitchell's Chance Road, Edgewater; 443-949-8309; always-icecreamcompany.com \$ ●

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604 Cabana Blvd, Deale; 410-867-9668; theboathouse-deale.com \$\$ ●●●

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479 Deale Road, Deale; 443-607-4138; cappysdeale.com \$\$, ●●● Seasonal

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158 W Central Ave, Edgewater; 410-956-7774; chadsbbq.com \$ ●●

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173 Mitchell's Chance Road, Edgewater; 443-837-6126; coopers-tavern.com \$\$ ●●

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421 Deale Road, Tracy's Landing; 410-867-1138; dockside-restaurantmd.com \$\$ ●●●●

Edgewater Restaurant

148 Mayo Road, Edgewater; 410-956-3202; edgewater-restaurant.com \$\$ ●●

Happy Harbor Waterfront Restaurant and Bar

533 Deale Road, Deale; 410-867-0949; happyharbor-deale.com \$\$ ●●●●●

Harper's Waterfront Restaurant

1107 Turkey Point Road, Edgewater; 410-798-8338; harperswaterfront.com \$\$\$, Reservation Only ●●●●

Harvest Thyme Tavern

1251 West Central Ave, Davidsonville; 443-203-6846; harvestthymetavern.com \$\$ ●●

Jesse Jays

584 West Central Avenue, Davidsonville; 240-903-8100; jessejays.com \$ ●●●

Killarney House

584 West Central Avenue, Davidsonville; 410-798-8700; Killarneyhousepub.com \$\$ ●●●●●

Lemongrass South River
3059 Solomons Island Road, Edgewater; 443-221-7693
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Mike's Crab House
3030 Riva Road, Riva; 410-956-2784; mikescrabhouse.com
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The Pier Waterfront Bar & Grill
48 South River Road, Edgewater; 443-837-6057; thepierwaterfrontbarandgrill.com
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\$ ●

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2840 Solomons Island Road, Edgewater; 410-573-1333; yellowfinedgewater.com
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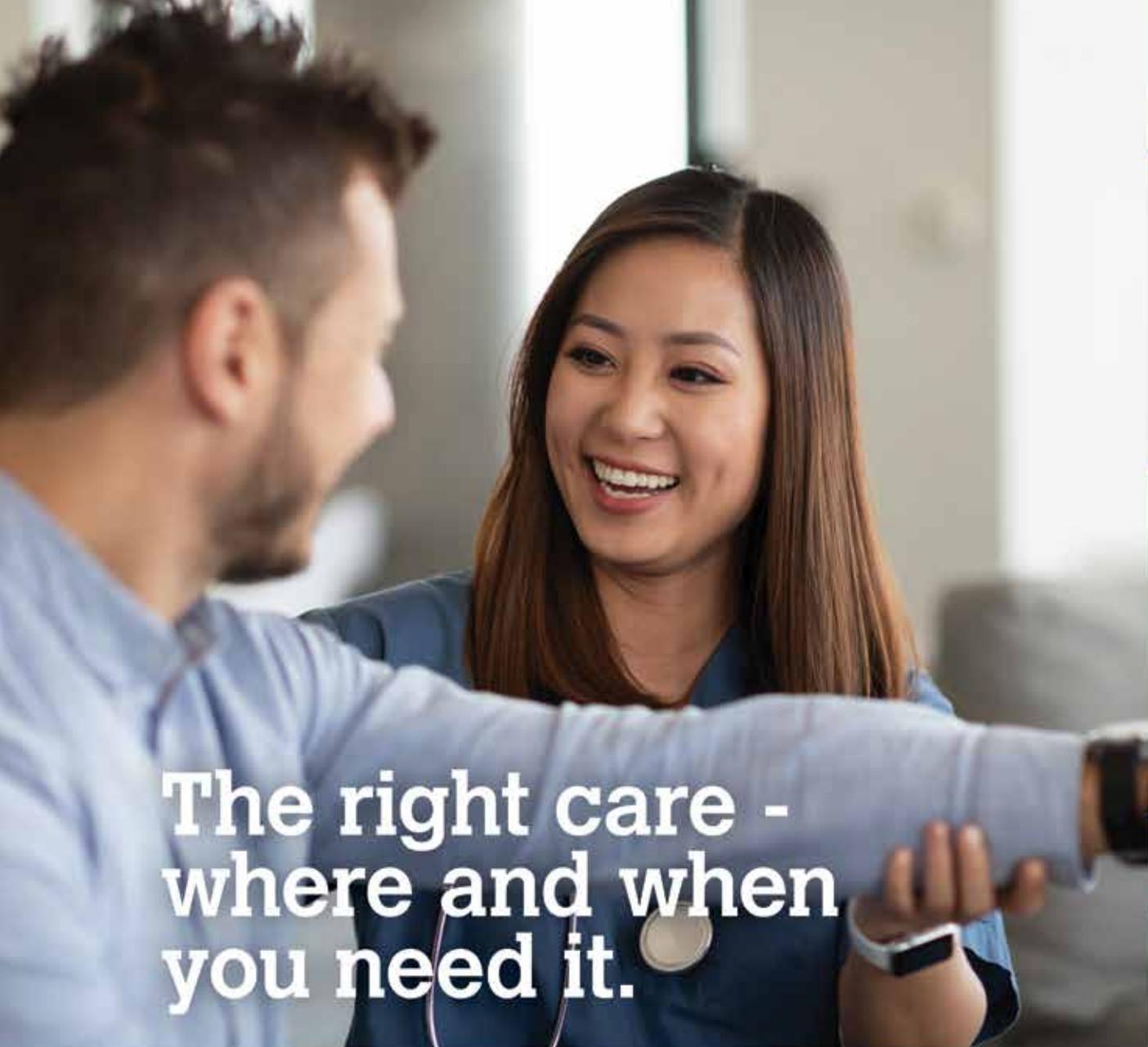
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