



## ***Pro Bono Opportunities | February 2025***

Please contact Morgana Omaleki at [morgana@chesapeakelegal.org](mailto:morgana@chesapeakelegal.org) or 410-216-9441 to find out more information on any case below.

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*\*One or more of the following has the possibility of **low bono rates**. This information may be disclosed after expressing interest in a matter*

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With Operating Both a Mission-Focused, For-Profit Business and Non-Profit Organization

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## **West Virginia**

### **1. Attorney to Advise Community Group on Best Available Strategies to Challenge Construction of Bottling Facility on Remediated Industrial Zone**

**Matter Location:** Jefferson County, West Virginia

**Placement Requested By:** March 1, 2024

**Matter:** A community organization has expressed concern over a company's concept plan to build a water bottling facility on a remediated industrial zone which contains forever chemicals in a toxic plume of contaminated groundwater. The company has bought a section of two waterways that are contained within a rurally zoned parcel whose groundwater connects into the residential wells and whose surface water feeds into the Potomac River Watershed. This rural parcel contains a marl wetland complex, and the company has already been fined by the WV Department of Environmental Protection for discharges into the wetland from their construction. Further, the company plans to run pipes through the town's historic village, potentially disturbing archaeological sites and unmarked graves of Civil War soldiers. There are also concerns that the industrial extraction from the town's aquifer will cause farms, wetlands, and residential wells to dry up. Hydrological experts predict that the extraction may move the toxic plume of chemicals through karst channels—and toward hundreds of residential wells in the historic village. Initially, the community group is hoping to consult with an attorney about the best available legal strategies moving forward. They may also seek litigation assistance if the matter is not resolved properly, however, any attorney willing to initially assist can decline to pursue litigation if they do not have the

capacity to continue in that manner. CLA will continue to find alternative legal assistance.

*This community group has done extensive research on this issue and is willing to assist the attorney.*

## **Pennsylvania**

### **2. UPDATED Attorney to Assist Community Group in Litigation Strategies to Oppose a Township's Proposed Plan to Change the Zoning of a Forested Parcel to Sell to Development**

**Matter Location:** York, PA

**Placement requested by:** March 1, 2024

**Matter:** A nonprofit opposes the prospective sale of a forested property that was originally taken by the Township through eminent domain and designated for "township use." A comprehensive plan, that covers the property, does not include the option to maintain the property as a nature preserve or open space. The nonprofit is hoping to prevent the property from being rezoned and sold to developers, as Mill Creek runs through the property and empties into the Susquehanna. If the land were to be developed, there could be negative impacts on the Chesapeake Bay watershed and the surrounding area. The nonprofit is seeking an attorney to assist with strategizing the best ways to challenge the Township's zoning changes and finding a way to include an open space or a nature preserve in the Comprehensive Plan to be submitted to York County.

### **3. Attorney to Consult with Nonprofit Regarding 501(c)(3) Procedures and Rules**

**Matter Location:** York, PA

**Placement requested by:** March 1, 2024

**Matter:** Newly-formed environmental nonprofit organization is seeking general consultation with an attorney about 501(c)(3) rules and procedures. The group has general questions about what they are required to do now that they have been formed, what are their rights, what are they restricted from doing, and what, if any, documents are they required to submit and when, etc.

#### **4. Attorney to Assist with Drafting Right-to-Know Requests Regarding a Township's Development Plans for a Property**

**Matter Location:** York, PA

**Placement requested by:** March 1, 2024

**Matter:** Nonprofit organization needs assistance with drafting and submitting right-to-know requests about a township's plans to rezone a property and how the property is considered in the Comprehensive Plan for the Township.

#### **5. Attorney to Provide Guidance on 501(c)(3) Fundraising**

**Matter Location:** York County, Pennsylvania

**Placement Requested By:** March 1, 2024

**Matter:** A school district has announced that it is willing to consider selling a property it owns to a conservation buyer. Here, the client is a 501(c)(3) organization who is trying to support the purchase of the property for the conservation buyer and help structure the purchase. Specifically, the client would like guidance on how to legally fundraise as a 501(c)(3) for the property if it goes to the conservation buyer.

#### **6. Attorney Requested to Assist in Creating Litigation Strategy and Leading Toxic Tort Litigation Efforts to Prevent the Manufacture, Distribution, and Application of Various Fertilizers That Have Caused Serious Health Effects for Local Residents**

**Matter Location:** Pike County, Pennsylvania

**Placement Requested By:** March 1, 2025

**Matter:** Neighbors of a local farmer believe that the farmer's daily use of poultry waste as well as a fertilizer made from slaughterhouse waste for a number of years has caused several neighbors to develop life-threatening illnesses. The neighbors already have several experts as well as an attorney familiar with the case ready to assist, but

seek an attorney to lead litigation efforts against local enforcement agencies for failing to properly investigate and enforce what they believe were illegal farming practices.

## Virginia

### 7. NEW Attorney to Write Scholarly-Based Review Amicus Brief

**Matter Location:** Virginia

**Placement Requested By:** February 30, 2025

**Matter:** Related to CLA's work on protecting Atlantic menhaden stocks, there was a figurehead-fraud case recently brought against a multinational seafood corporation. The Plaintiffs lost on the issue of wildlife/fish 'not' being property. It's notable that both federal and state law generally say it is. CLA is working to coordinate two briefs: one is a scholarly-based review of wildlife as property, and the other also addresses property in the law, but written from the perspective of commercial fishermen. CLA is working on the latter, and is looking for assistance for network attorneys interested in working on an amicus brief regarding the first property issue. The briefing would be only a handful of pages, plus a discussion of why it is important for commercial fishermen that fish/wildlife be regarded as property of the public and the public trust. The brief is due by late March 2025.

### 8. Attorney to Assist Environmental Organization with Challenging VA DEQ's Approval of Permit for Biosolid Land Application

**Matter Location:** Westmoreland County, Virginia

**Placement Requested By:** February 30, 2024

**Matter:** An environmental organization is concerned about the lack of regulation of PFAS contamination in state permitting for land application of sewage sludge/biosolids. Earlier this year, Virginia Department of Environmental Quality (VADEQ) noticed an application by a waste treatment and biosolid manufacturing company to modify its state biosolids land application permit to expand its operations in Virginia. The organization anticipates that the draft modification will be noticed and approved without addressing PFAS. The organization is thus looking for legal counsel who could advocate on the organization's behalf and challenge this permit.

### 9. Attorney to Draft Letter to Developer Demanding Restoration of Local Pond Polluted by Runoff and Prepare a Tort Claim



**Matter Location:** Middlesex County, Virginia

**Placement Requested By:** March 1, 2025

**Matter:** A solar farm development failed to execute the proper best management practices which resulted in the polluting by stormwater runoff of a local pond that connects to a pristine tributary. The developer has been cited by the County for not following the proper BMPs. A local resident seeks to hold the developer accountable for restoring the pond to its previous condition and requests an attorney to draft a letter demanding restoration actions, as well as prepare a tort claim if the developer fails to abide by the demand.

**10. Attorney to File a Petition for an Injunction or Mandamus Under the Virginia Freedom of Information Act Along With Affidavit for Good Cause to Secure Communications Sent and Received By County Board of Supervisors Through Private Emails and Texts Regarding Rezoning for Data Center Development**

**Matter Location:** Caroline County, Virginia

**Placement Requested By:** March 1, 2025

**Matter:** Caroline County is currently grappling with proposals for changes to its Comprehensive Plan and rezoning applications that are specifically tied to the development of a massive data center campus and accessory uses along the pristine North Anna River. The project encompasses land not within any current growth areas and is not zoned for such a purpose. Additionally, the project has the potential to impact 1,600 acres and hundreds of residential homes and farms, which has raised significant concern within the community. In an effort to obtain transparency, a local landowner has made two FOIA requests for communications between the Board of Supervisors and legal counsel for the developers. Through these FOIA requests the landowner has uncovered that several members of the Board of Supervisors have used personal emails to conduct County business and possibly circumvent detection through the FOIA process. The resident seeks an attorney to file an Injunction or Mandamus under the Virginia Freedom of Information Act, accompanied by an Affidavit for Good Cause to ensure that all information related to the rezoning deliberations and negotiations that should be publicly available is made transparent.

**11. Attorney to Assist with Appeal of State Discharge Permit Approval For Proposed Development**

**Matter Location:** Loudoun County, Virginia

**Placement Requested By:** March 1, 2025

**Matter:** A concerned citizen believes that a proposed development submitted a flawed application for a state-issued general discharge permit by underestimating the amount of waters of the United States that would be impacted by the planned development and by failing to consider alternative routes for a planned roadway that will substantially impact a stretch of wetlands. The citizen retained an attorney to perform legal research, to submit letters to the U.S. Army Corps of Engineers (USACE) explaining his concerns, and to submit a FOIA request to the USACE to obtain communications regarding this matter. Despite raising his concerns, USACE approved the federal permit without considering the issues raised. The citizen appealed this decision by filing for judicial review under the Administrative Procedures Act. The hearing for the appeal has been confirmed for early 2025. The citizen needs an attorney to assist with preparing for the hearing, as well as later procedures in the appeal process.

*The retained attorney is willing to brief anyone interested in appealing this permit decision.*

## **Maryland**

### **12. NEW Attorney to Draft Liability Waiver Templates for Environmental Organization**

**Matter Location:** Annapolis, MD

**Placement Requested by:** February 30, 2025

**Matter:** An environmental group is seeking an attorney to draft liability waiver templates that they can distribute to others (homeowners, HOAs, community groups) to use when they want to have their own events that are not affiliated with the environmental group. They have templates that can be used, but the organization would like to make them easier to use and more formulaic. The organization has examples that the attorney can work off of.

### **13. URGENT Attorney to Enter Appearance on Behalf of Landowner in Sale in Lieu of Partition Case - TIME SENSITIVE**

**Matter Location:** Accokeek, MD

**Placement requested by:** ASAP

**Matter:** A landowner has lived on his property for decades. A tenant in common of the property recently pursued a sale in lieu of partition against the landowner which will result in the landowner being removed from his home. The property holds 40 acres of mature forest and the landowner is concerned that the opposing party will sell the property to developers, thereby endangering the forest as well as any waterways on the property. The landowner needs an attorney to enter an appearance to defend against the sale in lieu of partition on February 13, 2025. The landowner ultimately hopes to transfer the land to a conservation buyer, but cannot do so until the immediate case is dealt with.

*CLA Attorneys are available to assist with drafting, reviewing, or any other need of the volunteer.*

#### **14. UPDATED Attorney to Assist Organization in Intervening on Maryland Public Service Utilities Certificate of Public Convenience and Necessity Application**

**Matter Location:** Maryland

**Placement requested by:** March 1, 2024

**Matter:** A nonprofit organization whose mission is to protect the Potomac River of the Chesapeake Bay Watershed is concerned about the proposed 70-mile transmission line cutting across Baltimore, Carroll, and Frederick counties. The proposed route will cross numerous streams/watershed areas, require clearcutting through forests, and impact habitats, wildlife, and wetlands. The organization would like to file as an intervenor on the PSC's review process in order to protect the land and waters surrounding the Potomac Watershed. The organization believes the project will affect its rights and interests as an environmental organization and that intervening at this stage is necessary to protect those rights and interests. The organization is looking for an attorney to assist with preparing the petition to intervene on the PSC application.

*CLA attorneys are able to provide assistance and templates for this matter.*

#### **15. Attorney to Assist Community Members in Forming a 501(c)(3)**

**Matter Location:** Vienna, Maryland

**Placement requested by:** March 1, 2024

**Matter:** A historically minority community is seeking an attorney to assist with forming a 501(c)(3). The community members are experiencing issues with the local water treatment facility. In order to represent themselves better in addressing these issues, they would like to form a nonprofit organization. Note: this group has limited resources to assist in the incorporation and filing process. They will need complete assistance in order to proceed.

**16. Attorney to Help Determine Whether Resident Has Claim Against State or Local Agencies for Degradation of Local Waterways Caused By Improper Regulation of Developments Around These Waters**

**Matter Location:** Wicomico County, Maryland

**Placement Requested By:** March 1, 2024

**Matter:** A local resident who has been living on Leonard Mill Pond (LMP) has witnessed the continued degradation of the pond as a result of improper regulation and the excessive permitting of development projects by state and local agencies. The resident believes that the State and County's failure to properly interpret the law and local regulations regarding the development issues they regulate amounts to negligence or reckless disregard for the interpretation of the law. The resident seeks an attorney familiar with this area of law to help determine whether these claims can be pursued. In the alternative, the resident seeks a Declaratory action under common law to remove the County as the sole regulatory body for this matter due to a conflict of interest that exists because the County owns the largest property on LMP.

**17. Attorney to Advise Property Owner on Litigation Strategies and How to Best Avoid Liability Regarding Large Sinkhole on Property**

**Matter Location:** Charles County, Maryland

**Placement Requested By:** March 1, 2024

**Matter:** Sinkholes have formed on and around a local resident's property due to the County's failing stormwater management system that serves the County's roads and a State-owned park. Due to a lack of communication for the cause of the sinkholes, the resident is having difficulty determining who in the community is responsible for fixing the issue. The resident seeks assistance on three main problems: (1) how to address the sinkholes with the Local and State officials and a developer on the property, (2)

advice on steps to take to avoid liability for potential injuries caused by the sinkhole on the property, and (3) whether she has the option to seek damages from the developer of the property to fix the sinkholes.

*Previous Volunteer Attorney who worked on this matter is willing to discuss the issues of the case with whoever assists the client.*

### **18. Attorney to Appeal a Permit for a Plastic Incinerating Pilot Project Near a Residential Neighborhood**

**Matter Location:** Columbia, MD

**Placement requested by:** March 1, 2025

**Matter:** A community group is concerned about a proposal to allow a chemical company to incinerate plastics near a resident neighborhood. The community group is concerned about potential air pollution impacts the pilot project could have on the residents. The community group believes that this company's pilot project violates zoning ordinances, as the company was not permitted for R&D operations and plastic burning. In September 2023, the company applied to the County and received a permitted use confirmation that the pilot project is in-line with their previous activities under zoning regulations. The community group has challenged this approval and the appeal will be heard in February 2025. The community group is seeking an attorney to shepherd the case and work with the community group to challenge the County's approval of the pilot project.

*Two attorneys are involved with the community group's matter and are willing to assist the volunteer attorney.*

### **19. Attorney to Assist Community Association with Challenging Commercial Development in Chesapeake Bay Critical Area**

**Matter Location:** Middle River, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A portion of a community's waterfront property on Middle River was recently approved for a zoning change from Density Residential 5.5 to Business Local. The waterfront where the proposed development is being constructed is within the

Chesapeake Bay critical area. The community association is concerned about increased trash and pollution entering Middle River, as well as local traffic impacts. The community association and several other organizations and individuals voiced their opposition to the change, however, the zoning was approved. The community association would like assistance in evaluating whether they can challenge the zoning approval when opposition to the change was never properly acknowledged. Further, they seek advice on how they can oppose commercial development given that the zoning change could have negative impacts on the Chesapeake Bay critical area.

## **20. Attorney to Assist with Legal Strategies to Hold Maryland County Accountable for Failure to Issue Requisite Permits**

**Matter Location:** Rockville, MD

**Placement requested by:** March 1, 2025

**Matter:** An activist believes that a county in Maryland is in violation of State/Federal laws regarding stormwater permitting issues, sediment and erosion control, and critical habitat destruction. The activist has previously filed complaints regarding the matter. The activist is hoping to hold the County accountable for not following the various sediment control laws, as well as critical area laws. The activist is seeking an attorney who would be willing to look into the county's violations, and strategize how to best challenge the county's lack of enforcement to promote better permitting procedures.

## **21. Attorney to Assist Community Group with Opposing Construction of Warehouse in Environmental Justice Community** - TIME SENSITIVE

**Matter Location:** Prince George's County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A company is planning to build a warehouse in the heart of a historically minority community without proper evaluation of its impacts on residents and the community's environment. The client is a community group that wants to halt the project and work with the community's elected officials to challenge further development. The community group's main concerns for the project are the potential runoff into an adjacent creek, as well as diesel emissions in the area caused by an increase in truck traffic and idling. The community group is seeking guidance on filing an appeal of an

order made by the relevant commission. The community group also seeks general advice regarding the obligations of the agencies and parties involved with the permitting processes for the warehouse's construction.

*The community group has several volunteers who would be willing to assist in document drafting and research.*

## **22. Attorney to Assist Community Group with Challenging Construction of Fast Food Restaurant Near Conservation Easements, Habitat Corridor, and County Trail**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A community group is concerned about a proposed drive-through only fast food restaurant being built in a commercial and residential area abutting two conservation easements, a recognized habitat corridor, and a portion of the Anne Arundel Trail System. The proposal includes modifications to slopes to accommodate the construction of the building and a 42-space parking lot. The group is concerned about potential stormwater runoff as the adjacent habitat area contains ephemeral streams that lead into Mill Creek and the Severn Watershed. The group is also concerned about traffic safety given the layout of the project site. The group is looking for an attorney who would be willing to represent the group on appeal if the proposed project is approved. Additionally, to account for the increased traffic this project may create, there is an approved, but unfunded, acceleration lane to be constructed on the highway near the project which would require attainment of land from three homeowners' properties to convert into state road. For this issue, the organization is seeking an attorney to explore what would happen if these three homeowners do not give the applicant access to their properties.

## **23. Attorney to Assist with Strategies to Oppose State's Sustainable Forestry Management Plan - TIME SENSITIVE**

**Matter Location:** Worcester County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A community organization is opposing the clearcutting of 45 acres of old growth trees in Pocomoke State Forest. The proposal is outlined in the 2025 Sustainable Forestry Management Plan, calling for extensive clearing in the areas for commercial logging purposes. The community organization believes that the information used to justify the clearing is inaccurate. For example, the management plan mistakes the makeup of the species of trees being cut. The community group is not attempting to oppose all clearcutting in the plan—only the 45 acres that contain important tree species. The community organization is looking for an attorney to offer assistance with strategies to prevent the clearcutting of the 45 acres or to challenge the management plan.

#### **24. Attorney to Review Civic Association’s Plan to Clear and Pave Privately-Owned Roads in Neighborhood - TIME SENSITIVE**

**Matter Location:** Anne Arundel County, Virginia

**Placement Requested By:** March 1, 2025

**Matter:** Community members are seeking an attorney to review a neighborhood civic association’s actions to clear and pave two unpaved, unimproved “paper roads.” These roads have been maintained by adjacent property owners for over twenty years, and include mature trees, native plants, pervious surfaces that mitigate flooding, as well as some gravel areas adjacent residents use as a driveway. The community members fear that the loss of the pervious surface will cause flooding to adjacent properties and will allow additional pollution to runoff into South Creek. The unimproved areas are currently listed as “privately owned” by the County. The adjacent property owners have an initial title search and legal opinion that one of the unimproved roads is owned by adjacent property owners, not by civic association. The civic association is calling for a community-wide vote on October 5, 2024, on whether to pave the roads, despite the unclear ownership of the property. The community members are hoping to get an attorney’s opinion on whether the civic association has the authority to pave over the specific area if the adjacent property owners have title over it.

*A previously retained attorney’s research can be shared with anyone interested in reviewing this issue.*

#### **25. Attorney to Assist with Guidance on MDE Pipeline Leak Investigation and Next Steps When Investigation is Completed**



**Matter Location:** Fallston, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A property owner holds easements on his property which allow gas and data companies entry onto his property to maintain and access a pipeline and other structures. In 2018, the property owner found a petroleum leak caused by one of two potentially responsible parties. The 2018 leak was investigated by MDE. Though the leak has stopped, there is still soil contamination, orange bacteria, and presence of petroleum on the property. This property owner is looking for an attorney to provide advice and counsel on steps to take to speed up the remediation process of the oil leak, what sort of liabilities may exist as the property owner, and what steps can be taken once a responsible party is finally identified.

**26. Attorney to Assist in Legal Research on Spot Zoning Issue in Rural Area** -  
**TIME SENSITIVE**

**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A community association is concerned about a tract of land in Boring, MD, proposed to be rezoned for industrial purposes. The property was originally zoned as RC2, but the new property owners have requested M/L zoning to create an industrial park in a community surrounded by land in preservation trust. The community association feels that this zoning decision was made without input from people within the community. Their concerns include soil contamination of the surrounding area from PFAs, petroleum chemicals, and more from maintenance of the property. The association is looking for an attorney to answer the following questions: (1) Is placing the industrial zoning in the watershed in violation of any watershed agreements between Baltimore City and Baltimore County? (2) Are there any well-protection or safe drinking violations? and (3) Because Baltimore County law has strict regulations regarding industrial zoning placed near public water and sewage, how was this zoning approved? In the long-term, the association is looking for an attorney to assist in down-zoning the tract of land if the zoning proposal is approved. CLA staff attorneys are able to assist a pro bono attorney with the research needed for this request.

**27. Attorney to Assist Community Members in Opposition to Road Expansion Project that could Negatively Impact Community Beach**

**Matter Location:** Queen Anne's County

**Placement Requested By:** March 1, 2025

**Matter:** Community members who manage a local community beach need zoning and land use assistance regarding a proposed county road expansion project that will likely impact the community beach and make it unusable. Community has done considerable outreach and advocacy to the County on the issue and would like less impactful road expansions options to be used so that local community beach is preserved. Group is seeking legal advice and counsel about how to proceed.

### **28. Attorney to Assist Baltimore City Resident with Persistent Residential Flooding Impacts to Home**

**Matter Location:** Baltimore City, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A Baltimore City resident's basement is routinely flooded during rain events and the flooding comes from flaws in Baltimore City infrastructure. The homeowner seeks an attorney to assist with filing a claim against Baltimore City and advice and counsel on other legal strategies to stop the flooding and be compensated for losses.

### **29. Attorney to Assist Local Nonprofit in Opposition to Rezoning Application From Residential to Industrial that Would Remove Forest and Add an Industrial User in a Mostly Residential Area**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** Local nonprofit river association and community members need assistance in opposing rezoning request that would result in deforestation and potential increase in water pollution from an industrial source to sensitive fish spawning areas, groups also need assistance with reinstating a community association and understanding restrictive covenants.

### **30. Attorney to Assist Community Association in Advocating their Position About a Local Park Expansion to Anne Arundel County Government**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** Community association is concerned about a local park expansion that could result in increased pollution sources to local water bodies and removal of trees. Community association is also concerned about whether proper county procedures were followed and the apparent lack of public participation opportunities. Community association is seeking an attorney to provide advice and counsel regarding advocacy strategies, understanding county code and whether the required procedure was followed.

**31. Attorney to Advise Concerned Community Members About Potential Upzoning of Local Marina with a History of Noncompliance Resulting in Environmental Impacts**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** Community members concerned about the potential upzoning of a local marina that will allow the marina to have fuel pumps that may threaten local water quality are seeking legal assistance with advocating their position to Anne Arundel County decision makers.

**32. Attorney to Assist in Reviewing Forest Conservation Variance Request to Remove Numerous Specimen Trees for Golf Course Extension into Old Growth Forest**

**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local community group is concerned about a Maryland Forest Conservation Act variance request applied for by a country club to extend a golf course and remove 0.6 acres of old growth forest and add 0.25 acres of impervious surface. USGS data shows that the area, which drains into two tributaries that flow into a class 3 trout stream, already has 16.8% impervious surface and only 4.33% forest. The community

group seeks an attorney to help review the variance request and ensure appropriate public engagement is held by Baltimore County

### **33. Attorney to Research Permits Likely Required for Maglev Train Project and Draft Memo Summarizing the Permit Requirements and Expectations**

**Matter Location:** Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local coalition seeks an attorney to research and outline the permits that will likely be required in developing the SCMaglev railway system from Baltimore to DC. The coalition also requests that the attorney summarize the requirements and expectations for each permit in a memorandum.

### **34. Attorney Familiar with National Environmental Policy Act (NEPA) to Educate Community Group on Stages of NEPA Process and Provide Guidance on Federal Grant Fund Use**

**Matter Location:** Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local coalition seeks an attorney familiar with NEPA to educate the coalition's members about the stages of the NEPA process in a consultation session. The coalition would like NEPA guidance and strategy suggestions as the Maglev Train project begins to ramp up. The group also seeks guidance on the appropriate use of grant funds, as the Maglev project has applied for a federal grant to continue route research into PA, NJ, and NY.

### **35. MD Attorney to Review Deeds Drafted By Land Trust Nonprofit**

**Matter Location:** Calvert County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A nonprofit land trust organization seeks an attorney to review deeds that the organization has prepared for conservation easements.

### **36. Attorney to Assist Nonprofit With Filing Trademark Applications**

**Matter Location:** Calvert County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** An environmental nonprofit that runs a conservation-focused festival seeks an attorney to assist in drafting and filing applications to trademark the name of the festival.

### **37. Attorney to Represent Organized Community Members Opposing Current Proposed Location for Midshore Landfill III in Queen Anne's County**

**Matter Location:** Queen Anne's County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** Concerned citizens feel that Queen Anne's County is not adhering to the current and past Solid Waste Management Plans nor properly considering the potential environmental impacts to an environmentally sensitive area of the County with its decision for the location of the Midshore III Regional Solid Waste Facility (to be located just outside the town of Centreville). Since MDE held a public information meeting regarding Phase I of the State's landfill permitting process in October 2023, several homes and a 24 lot subdivision on private water supplies was permitted by the County which would rely on private water supplies located within 1,500 feet of the proposed landfill property lines. The current County Solid Waste Management Plan (SWMP) has siting criteria that prohibits homes from being built this close to a landfill. Additionally, wetlands and tributaries surround the borders of the proposed site, and an endangered species of mussel may be located in the surrounding waters. Since receiving the plans, MDE has sent a letter to the County requesting new plans that are in better compliance with the local zoning code. To better respond to whatever new plans are submitted by the County to MDE, the community group seeks an attorney to review QAC's Zoning and Land Use Code Section 18, compare the code section with MDE's Phase I Recorded Plans, as well as the letter sent from MDE to the County, and represent them in opposing the chosen location so a new one can be chosen before the 2028 deadline.

*CLA Staff Attorney has conducted preliminary research and drafted a memorandum on this matter that can be shared with the Volunteer Attorney*

### **38. Attorney to Assist with Opposing Proposed Confined Aquatic Disposal for Highly Contaminated Dredged Material in Healthy Water Body**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** In June 2023, a community group discovered that the Maryland Port Administration was planning to develop a Confined Aquatic Disposal (CAD) for highly contaminated dredge material from the Patapsco and placing it one mile off the community's waters where its residents recreate. While the project was indefinitely postponed by Maryland delegates who heard the community outcry, a workgroup is being formed, and representatives from each affected county are expected to join. The community members are organized and seeking an attorney to represent them once the project is (imminently) revived.

*CLA Staff Attorney has conducted preliminary research and drafted a memorandum on this matter that can be shared with the Volunteer Attorney*

### **39. Attorney to Assist in Determining What Variances Will Be Required to Change Land Containing Pristine Waterfront Lot That Recently Had Its Community Use Restriction Removed and Is Now Being Sold for R-2 Residential Development**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A pristine waterfront property on the Severn River recently had its community use restriction removed and is now being sold for R-2 Residential development. A local resident concerned that this kind of development would harm water quality in the area seeks an attorney to research and advise what variances may be required for this type of development in order for the resident to prepare to oppose such development.

### **40. Attorney to Help Determine Which Jurisdiction is Responsible for Repairing or Replacing Failing Wastewater Treatment Pump in Affordable Housing Complex and Research Whether Residents Can Bring Warranty of Habitability Claim**

**Matter Location:** Caroline County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A community group is concerned about a failing wastewater pump in an affordable housing complex where residents have concerns about water contamination and untreated sewage rising to the surface of the ground outside of the complex. Although the pump is supposed to be replaced in 2030, its treatment technology is severely outdated and its capacity to hold sewage is limited, so every day, workers must come to manually remove wastewater. While the housing complex is owned by the County, the pump is owned by the town. Neither the County nor the town of Ridgely claim that fixing or replacing the pump is their responsibility. Additionally, the housing complex faces other health concerns, like leaking and mold in many of the units. The group seeks an attorney to assist in determining whether the County or town are responsible for repair or replacement.

**41. Attorney to Draft and Submit Public Information Act Request to County Requesting Information Related to Project to Address Stormwater Drainage Issues in Community**

**Matter Location:** Charles County, Maryland

**Placement requested by:** March 1, 2025

**Matter:** A resident is concerned about the County's stormwater infrastructure which has rapidly deteriorated to the point of collapse. Stormwater pollution is entering the infrastructure through sinkholes and being discharged directly into local waterbodies. The resident seeks help from an attorney with drafting and submitting a Public Information Act (PIA) request to the County to request any information related to a state funded project meant to address stormwater drainage issues in the County.

**42. Attorney to Challenge Denial of Public Information Act Request Regarding "Temporary Repairs" of a County Bridge That Continuously Wash Out With High Water Levels Causing Massive Erosion Downstream**

**Matter Location:** Carroll County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A stone bridge originally built in the 1840s washed out in the 1970s. After the original bridge washed out, the County's Department of Public Works performed a "temporary repair" of the crossing by constructing a temporary bridge using large tubes and piles of aggregate. Since that time, the crossing has washed out when there are

high waters either partially or completely up to a dozen times. With each washout event, many tons of aggregate material (and some culvert pipes) have moved downstream causing changes in streamflow which has led to erosion or property downstream. No permits were ever obtained by the agency for any of its repairs over the years as required by MDE for temporary repairs. The most recent repair was performed in June of 2021. The residents near the bridge have been advised by the County that they are not maintaining the bridge structure moving forward and residents are concerned about inheriting environmental liability for the damage caused from the unpermitted construction at the site. When the residents filed a Public Information Act (PIA) request to understand how the County is able to stop fixing the bridge after 50 years of performing temporary repairs, they were denied that information due to Attorney-Client Privilege. The residents seek an attorney to assist in challenging this PIA denial.

#### **43. Attorney to Help Ensure That Data Center Company Constructing New Campus Receive Proper Penalty for Discharging Contaminated Water Directly Into Local Waterway and That Company Abides By Town's Environmental Covenant**

**Matter Location:** Frederick County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** Over the past several months, Maryland Department of the Environment has discovered and documented a range of environmental damage caused by a data center developer conducting a massive dewatering operation at a former brownfield site to prepare for construction of a new campus and fiber optic conduit. The contaminated groundwater was being pumped directly into a local creek and although the developer has halted all operations at the site, MDE estimates that about 2,500,000 gallons of contaminated water were discharged into the local creek over the course of a month. A local community group seeks legal support to ensure that existing discharge and pollution laws are enforced against the developer, that the developer abides by necessary permit requirements when it resumes operations, and that the Environmental Covenant on the property is adhered to.

#### **44. Attorney to Assist Local Resident in Challenging County's Improper Stormwater Management Practices That Have Led to Erosion and Ecological Damage**



**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local resident seeks an attorney to assist in challenging the County's improper diversion of stormwater through the resident's property and into an intermittent stream that has caused severe erosion, ecological damage, and has exposed the resident to potential liabilities. The resident would like an attorney to convince the County to rectify the situation and compensate for any stream maintenance projects or erosion control measures that must be implemented.

#### **45. Attorney to Assist in Preventing Truck Maintenance Facility From Being Constructed on Steep Slope Above High Quality Trout Stream**

**Matter Location:** Carroll County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A resident concerned about a truck maintenance facility proposed to be constructed on a steep slope 50 yards from a healthy trout stream seeks an attorney to help determine whether and how the proposal may be challenged. The resident participated in the County's re-zoning hearings, although the County approved rezoning for the project. However, because of the facility's increased potential for stormwater contamination and its higher potential risk for spills, leaks, or illicit discharges, the Maryland Department of the Environment classifies this facility as a "hotspot" and also needs to approve the proposed facility.

#### **46. Attorney Requested to Help Research the Legality of Local Mitigation Projects That Do Not Result in Biological Uplift Mandated By Federal Mitigation Rule**

**Matter Location:** Maryland

**Placement requested by:** March 1, 2025

**Matter:** An activist concerned with local development projects that impact streams and nontidal wetlands, yet are approved on the condition that funds are transferred to a mitigation bank, seeks an attorney to help develop legal arguments that challenge permits granted under these conditions when it can be shown that certain mitigation projects do not result in "biological uplift" required by the Federal Mitigation Rule. The

activist would like to determine whether this practice of allowing for the destruction of wetlands and streams by federal projects, with the caveat that they can simply “restore” the same and or nearby wetlands/streams to make up for the destruction, constitutes a violation of the Clean Water Act.

#### **47. Attorney to Help Challenge Proposed Crematory Sited Beside Local Waterway**

**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** An institution plans to build a crematory near a local waterway, potentially exposing the surrounding soil and water to mercury, a byproduct of cremation that has the ability to quickly settle into soil and water. The local community was told that proposed development would only consist of a funeral home, and for that reason, they did not appeal the zoning special exception. Only after the public hearing did the institution file for a construction permit with MDE Air & Radiation. The local community seeks an attorney to help challenge the proposed crematory.

#### **48. Attorney to Advise on Compliance Requirements Associated with Agreement to Expand Organization’s Programming Into Public Schools**

**Matter Location:** Harford County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** An environmental and conservation organization that works to increase awareness and understanding of local estuaries seeks counsel to address compliance requirements associated with a new agreement that will expand its programming into public schools. Compliance matters include, but are not limited to, insurance required for program facilitators and other participants.

#### **49. Attorney to Research Whether It Is Possible to Get Out of a Conservation Easement Under the Maryland Environmental Trust**

**Matter Location:** Talbot County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A landowner has heard that a neighboring property currently protected under a conservation easement with the Maryland Environmental Trust may be developed into a 90-unit residential complex. The landowner has spoken with planning and zoning officials who don't think that this is possible, but would like confirmation from an attorney.

**50. Attorney to Provide Advice to Composting Business On Whether It May Create Non-Profit Arm of the Organization and the Best Structure For Avoiding Pitfalls With Operating Both a Mission-Focused, For-Profit Business and Non-Profit Organization**

**Matter Location:** Anne Arundel County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A for-profit composting business is interested in creating a non-profit arm of the organization that will be focused on education, helping communities who might not be able to regularly afford their services, and working with farmers to improve their composting processes. The organization seeks guidance from an attorney on whether the non-profit may be associated with the for-profit business, what pieces of the for-profit business would make sense to incorporate into the non-profit arm, and how to best structure this new non-profit branch in order to avoid any pitfalls associated with simultaneously operating a for-profit business and non-profit organization.

**51. Attorney to Draft and Send Letter on Behalf of Client to Local Agencies Outlining the Need for Safety Measures for Pedestrians to be Implemented in Bridge Expansion Project**

**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** After a recent pedestrian fatality, a local conservation group is seeking an attorney to draft a letter to be sent to the Maryland State Highway Administration and Maryland Transportation Authority outlining the need for safety measures for pedestrians to be implemented in a local bridge expansion project and referencing previous letters sent the agencies expressing the same concern for pedestrian safety.

## **52. Attorney to Determine if Land Transfer Between Government Agencies Conflicts with the Federal Asset Sale and Transfer Act**

**Matter Location:** Prince George's County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local environmental NGO is concerned with the transfer of a large piece of property within the East Coast Greenway between two government agencies. The group believes that developments planned by the transferee will threaten the water quality of the only Tier II waters in the area. However, the group believes that this transfer is in direct conflict with the 2016 Federal Asset Sale and Transfer Act, and requests an attorney to review the transfer and determine if a violation occurred.

## **53. MD Attorney to Provide Advice and Counsel on Potential Actions Client Can Take After the Illegal Clearing of Over 5,000 Square Feet of Protected Forest Buffer**

**Matter Location:** Baltimore County, Maryland

**Placement Requested By:** March 1, 2025

**Matter:** A local resident believes that a developer cleared a forest buffer in a residential community without a permit over the course of five days. The developer had obtained a conditional variance approved by a local agency for this project, however, neighbors were working to appeal it. The clearing of the forest robbed the neighbors of the primary purpose of their appeal. The resident believes this is a larger violation - willful destruction of protected forest buffer land without a permit - and would like advice and counsel regarding potential actions they can take.