



Queen Anne's County  
 Department of Planning and Zoning  
 110 Vincit St, Suite 104  
 Centreville, MD 21617  
 410-758-4088

ZONING CERTIFICATE #: Z18-11-0118

Date of Application: 11/02/2018

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1801015109	516 BLANCO RD	MILLINGTON

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	DENNIS HULTON	TAX MAP 0007	BLOCK	PARCEL 0007
OWNER ADDRESS:	516 BLANCO RD MILLINGTON, MD 21651	LOT 2	SECTION	ZONED AG
HOME PHONE:	(610) 524-8900	CRITICAL AREA NO		ACREAGE 10.00
		SUBDIVISION		
		BUILDING VALUE	\$10000	
		WATER TYPE PRIVATE		SEWER TYPE PRIVATE

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$55.00      FM FEE:
ADDRESS:	ELECTRICAL PERMIT #: N/A
PHONE:	PLUMBING PERMIT #: N/A
	GAS PERMIT #: N/A
	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL

PROPOSED USE: FARM BLDG <b>HORSE BARN</b>
MINIMUM YARD REQUIREMENTS:
FRONT: 35 FT      SIDE: 10 FT      REAR: 10 FT      SIDE STREET: 35 FT      HEIGHT: 135 FT
WORK DESCRIPTION: CONSTRUCT 36' X 48' FARM BUILDING WITH (2) LEAN-TO'S 10' X 48' EACH.

**AGENCY APPROVALS:**

Name	Completed Date
ENV. HEALTH	11/28/2018 <i>JEN</i>
SCS	01/23/2019 <i>AR</i>
ZONING	11/27/2018 <i>JP</i>

**NOTE:** Separate electrical and plumbing permits are required prior to permit being issued. Electrician & Plumber must have Queen Anne's County Licenses! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered valid if construction is continuous.

**Conditions:**  
 ANY ELECTRICAL WORK ADDED TO THIS STRUCTURE WILL REQUIRE AN APPROVED QUEEN ANNE'S COUNTY ELECTRICAL PERMIT AND AN INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.

ADMINISTRATOR APPROVAL: *Vernon J. Swinson*      DATE APPROVED: *1-25-18*

ORIGINAL



Queen Anne's County  
 Department of Planning and Zoning  
 110 Vincit St, Suite 104  
 Centreville, MD 21617  
 410-758-4088

BUILDING PERMIT No.: BC18-12-0051

Date of Application: 12/05/2018

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 210 FALLEN HORSE CIR QUEENSTOWN  <b>TAX ACCOUNT</b> 1805049741  <b>SUBDIVISION</b>  <b>CRITICAL AREA NO</b> ACREAGE 24.594 <b>TAX MAP 058F</b> GRID 0016 PARCEL 0819 <b>SECTION</b> BLOCK LOT <b>ZONED GGMC</b> FRONTAGE DEPTH		<b>PROPERTY OWNERS:</b> GSH SLIPPERY HILL INC 1813 SWEETBAY DR 9 SALISBURY, MD 21804  <b>HOME PHONE:</b> (443) 615-7121  <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																									
<b>EXISTING USE VACANT</b>  <b>PROPOSED USE MIXED USE BLDG</b>  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE \$5,820,000.00</b>		<b>FEES</b> <table border="0"> <tr> <td><b>BOCA FEE</b></td> <td>\$6,245.76</td> <td><b>DIST 02 - GRASVFD 50% INSTITUT GROWTH-AREA</b></td> <td>\$629.76</td> </tr> <tr> <td><b>ELECT. ADMIN.</b></td> <td>\$20.00</td> <td><b>FM - MERCANTILE</b></td> <td>\$4,163.84</td> </tr> <tr> <td><b>ELECT. PERMIT</b></td> <td>\$3,560.00</td> <td><b>DIST 02 - GRASVFD 50% COMMERCIAL GROWTH-AREA</b></td> <td>\$2,309.00</td> </tr> <tr> <td><b>ZONING</b></td> <td>\$55.00</td> <td><b>MHB FEE</b></td> <td>\$50.00</td> </tr> </table>		<b>BOCA FEE</b>	\$6,245.76	<b>DIST 02 - GRASVFD 50% INSTITUT GROWTH-AREA</b>	\$629.76	<b>ELECT. ADMIN.</b>	\$20.00	<b>FM - MERCANTILE</b>	\$4,163.84	<b>ELECT. PERMIT</b>	\$3,560.00	<b>DIST 02 - GRASVFD 50% COMMERCIAL GROWTH-AREA</b>	\$2,309.00	<b>ZONING</b>	\$55.00	<b>MHB FEE</b>	\$50.00								
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<b>DESCRIPTION OF WORK:</b> CONSTRUCT 4-STORY MIXED USE BUILDING, 66' X 232' OVERALL ALL FLOORS. 1ST FLOOR (4) COMMERCIAL UNITS, COMMUNITY ROOM & PORCH. 2ND FLOOR 12 APTS (4- A UNITS, 7- B UNITS & 1 C UNIT) & LAUNDRY ROOM. 3RD FLOOR 12 APTS (4- A UNITS, 7-B UNITS, 1-C UNITS) & LAUNDRY ROOM, 8' X 21' FRONT & REAR BALCONIES ON CENTER UNITS. 4TH FLOOR 10 APTS (4-A UNITS, 5-B UNITS 1-C UNITS) WITH 2 ROOFTOP TERRACES 40' X 28'. A UNITS - 1 BEDROOM, B UNITS 2-BEDROOMS, C UNITS 3 BEDROOMS. BUILDING #1																											
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The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

NOTE: Separate electrical and plumbing permits are required! A permit under which no work has commenced within six months after issuance shall expire. A permit under which work commences within six months shall be considered if construction is continuous.

**Conditions:**  
 QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144. MASP 18-04-0006 APPROVED 11/26/18 - BOARD OF APPEALS CU-050002 APPR 11/21/15. LOCATION SURVEY DUE TO BE SENT TO PERMIT OFFICE AT TIME OF FOUNDATION CHECK. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

**OFFICE USE ONLY**

**MINIMUM YARD REQUIREMENTS**

ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE	
FRONT	FT	FRONT	15 FT
SIDE	FT	SIDE	10 FT
REAR	FT	REAR	10 FT
SIDE STREET	FT	SIDE STREET	75 FT
MAX. HGHT	FT	MAX. HGHT	45 FT

**APPROVALS:**

BUILDING	RAC 12/18/2018	FLOODPLAIN ZONE	DB 12/13/2018
ZONING	H&V 12/13/2018	PLUMBING	CG 12/21/18
SEDIMENT	AR 10/03/2018	ENV. HEALTH	JEN 12/21/2018
PUB. SEWER	SH 12/13/18	HISTORIC	N/A
S.W. MGT.	DB 12/13/2018	SHA	SM 12/18/2018
ENTRANCE	DL 12/13/2018	MECHANICAL	CG 12/21/18
FIRE MARSHAL	JCM 01/18/2019	ELECTRICAL	01/07/2019
BACKFLOW	CG 12/21/18	FOOD SERVICE	N/A

DATE APPROVED 1-25-19 ADMINISTRATOR'S APPROVAL [Signature]



Queen Anne's County  
 Department of Planning and Zoning  
 110 Vincit St, Suite 104  
 Centreville, MD 21617  
 410-758-4088

BUILDING PERMIT No.: BC18-12-0052

Date of Application: 12/05/2018

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 925 FALLEN HORSE CIR QUEENSTOWN  <b>TAX ACCOUNT</b> 1805049741 <b>SUBDIVISION</b> SLIPPERY HILL <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 24.594 <b>TAX MAP</b> 058F <b>GRID</b> 0016 <b>PARCEL</b> 0819 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> <b>ZONED</b> GGMC <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> GSH SLIPPERY HILL INC 1813 SWEETBAY DR 9 SALISBURY, MD 21804  <b>HOME PHONE:</b> (443) 615-7121  <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> VACANT  <b>PROPOSED USE</b> TOWNHOUSE - 5 OR MORE UNITS  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$1,569,000.00		<b>FEES</b> <b>ZONING</b> \$55.00 <del>SCHOOL</del> XXXXXXXXXX <b>ELECT. ADMIN.</b> \$20.00 <b>MHB FEE</b> \$50.00 <b>FIRE MARSHAL FEE</b> \$1,122.56 <b>BOCA FEE</b> \$1,683.84 <b>ELECT. PERMIT</b> \$2,320.00	
<b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> MHBR                      GGI BUILDERS IN              MHBR6713              (410) 749-4821 ELECTRICIAN              ARGO SYSTEMS              E-1449              (443) 827-9211      EC-50343 HVAC                      NOLAND MECHANICAL              HM-501              (443) 909-6633      H131218 PLUMBER                      COMPLETE SYSTEMS INC              PN-635              (410) 677-6773      P131818			
<b>DESCRIPTION OF WORK:</b> CONSTRUCT 12 UNIT 3-STORY TOWNHOUSE BACK TO BACK BUILDING, 44' X 128' OVERALL ALL FLOORS INCLUDING PORCHES & BALCONIES. 6 FRONT UNITS (2- A UNITS, 2- B UNITS & 2 C UNIT) 6 REAR UNITS (2- A UNITS, 2- B UNITS & 2 C UNIT) A UNITS - 1 BEDROOM, B UNITS 2-BEDROOMS, C UNITS 3 BEDROOMS. BUILDING #2			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b> UNFIN. BASEMENT: 0              FIN BASEMENT: 0 FIRST FLOOR: 5,259              SECOND FLOOR: 5080 THIRD FLOOR: 3389              FOURTH FLOOR: 0 GARAGE: 0              CARPORT: 0 DECK: 0              PORCH: 306 OTHER: 0 <b>TOTAL FLOOR AREA: 14,032</b>		<b>CONSTRUCTION TYPE: WOOD FRAME</b> <b># BEDROOMS:</b> 32 <b># BATHROOMS:</b> 32 <b>ROAD TYPE:</b> COUNTY <b>SPRINKLER:</b> YES <b>WATER TYPE:</b> PUBLIC <b>SEWER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> HEAT P <b>CENTRAL AIR:</b> YES <b>FIREPLACE:</b> NONE	

The undersigned hereby certifies and agrees as follows: (1) That he/she is authorized to make this application; (2) that the information is correct; (3) that he/she will comply with all regulations of Queen Anne's County which are applicable thereto; (4) that he/she will perform no work on the above referenced property not specifically described in this application; (5) that he/she grants County Officials the right to enter onto this property for the purpose of inspecting the work permitted and posting notices.

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 MASP 18-04-0006 APPROVED 11/26/18 - BOARD OF APPEALS CU-050002 APPR 11/21/15  
 LOCATION SURVEY DUE TO BE SENT TO PERMIT OFFICE AT TIME OF FOUNDATION CHECK

**OFFICE USE ONLY**

**MINIMUM YARD REQUIREMENTS**

ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE	
FRONT	FT	FRONT	15 FT
SIDE	FT	SIDE	10 FT
REAR	FT	REAR	10 FT
SIDE STREET	FT	SIDE STREET	75 FT
MAX. HGHT	FT	MAX. HGHT	45 FT

**APPROVALS:**

BUILDING	RAC	12/18/2018	FLOODPLAIN ZONE	DB	12/13/2018
ZONING	HLV	12/13/2018	PLUMBING	CG	12/21/18
SEDIMENT	AP	10/03/2018	ENV. HEALTH	SEN	12/21/2018
PUB. SEWER	JH	12/13/18	HISTORIC	N/A	
S.W. MGT.	DB	12/13/2018	SHA	SM	12/18/2018
ENTRANCE	BL	12/13/2018	MECHANICAL	CG	12/21/18
FIRE MARSHAL	JEM	01/18/2019	ELECTRICAL		01/07/2019
BACKFLOW	CG	12/21/18	FOOD SERVICE	N/A	

DARE APPROVED 1-25-19

ADMINISTRATOR'S APPROVAL [Signature]





Queen Anne's County  
 Department of Planning and Zoning  
 110 Vincit St, Suite 104  
 Centreville, MD 21617  
 410-758-4088

BUILDING PERMIT No.: BC18-12-0054

Date of Application: 12/05/2018

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 325 FALLEN HORSE CIR QUEENSTOWN  <b>TAX ACCOUNT</b> 1805049741 <b>SUBDIVISION</b> SLIPPERY HILL <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 24.594 <b>TAX MAP</b> 058F <b>GRID</b> 0016 <b>PARCEL</b> 0819 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> <b>ZONED</b> GGMC <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> GSH SLIPPERY HILL INC 1813 SWEETBAY DR 9 SALISBURY, MD 21804  <b>HOME PHONE:</b> (443) 615-7121  <b>APPLICANT:</b>  <b>STAKED:</b> <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
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<b>DESCRIPTION OF WORK:</b> CONSTRUCT 8 UNIT 3-STORY TOWNHOUSE BACK TO BACK BUILDING, 44' X 88' OVERALL ALL FLOORS INCLUDING PORCHES & BALCONIES. 4 FRONT UNITS (2- B UNITS & 2 C UNIT) 4 REAR UNITS (2- B UNITS & 2 C UNIT) A UNITS - 3 BEDROOM, B UNITS 3-BEDROOMS, C UNITS 2 BEDROOMS. BUILDING #4			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> 0 <b>FIN BASEMENT:</b> 0 <b>FIRST FLOOR:</b> 3,540 <b>SECOND FLOOR:</b> 3361 <b>THIRD FLOOR:</b> 1640 <b>FOURTH FLOOR:</b> 0 <b>GARAGE:</b> 0 <b>CARPOR:</b> 0 <b>DECK:</b> 0 <b>PORCH:</b> 192 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 8,640		<b># BEDROOMS:</b> 32 <b># BATHROOMS:</b> 32 <b>ROAD TYPE:</b> COUNTY <b>SPRINKLER:</b> YES <b>WATER TYPE:</b> PUBLIC <b>SEWER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> HEAT P <b>CENTRAL AIR:</b> YES <b>FIREPLACE:</b>	

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**APPROVALS:**

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PUB. SEWER	JH	12/13/18	HISTORIC		N/A
S.W. MGT.	DB	12/13/2018	SHA	SM	12/18/2018
ENTRANCE	BL	12/13/2018	MECHANICAL	CG	12/21/18
FIRE MARSHAL	JCM	01/18/2019	ELECTRICAL		01/07/2019
BACKFLOW	CG	12/21/18	FOOD SERVICE		N/A

DATE APPROVED 1-25-19 ADMINISTRATOR'S APPROVAL [Signature]