



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

ZONING CERTIFICATE #: Z19-08-0249

Date of Application: 08/28/2019

**ZONING CERTIFICATE**

| TAX ACCOUNT # | STREET ADDRESS     | CITY NAME    |
|---------------|--------------------|--------------|
| 1801008935    | 1621 MILLINGTON RD | SUDLERSVILLE |

| OWNER INFORMATION |  | PROPERTY INFORMATION |                    |                |
|-------------------|--|----------------------|--------------------|----------------|
| OWNER:            | TRUITT FARM LLC                              | TAX MAP 0006         | BLOCK              | PARCEL 0039    |
| OWNER ADDRESS:    | 1621 MILLINGTON RD<br>SUDLERSVILLE, MD 21668 | LOT                  | SECTION            | ZONED AG       |
| HOME PHONE:       | (443) 480-3654                               | CRITICAL AREA NO     |                    | ACREAGE 103.86 |
|                   |  | SUBDIVISION          |                    |                |
|                   |  | BUILDING VALUE       |                    |                |
|                   |  | WATER TYPE PRIVATE   | SEWER TYPE PRIVATE |                |

| APPLICANT INFORMATION  | PERMIT FEES  |
|--|--|
| NAME:  | ZONING FEE: \$55.00      FM FEE: \$100.00  |
| ADDRESS:   | ELECTRICAL PERMIT #: N/A   |
| PHONE:   | PLUMBING PERMIT #: N/A   |
|  | GAS PERMIT #: N/A  |
| EXISTING USE: FARM/RESIDENCE   | STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL |
| PROPOSED USE: USE PERMIT   |  |
| MINIMUM YARD REQUIREMENTS:   |  |
| FRONT: FT      SIDE: FT      REAR: FT      SIDE STREET: FT      HEIGHT: FT |  |
| WORK DESCRIPTION: USE PERMIT FOR 5.5 ACRE TEMPORARY CORN MAZE.             |  |

**AGENCY APPROVALS:**

| Name         | Completed Date        |
|--------------|-----------------------|
| ENV. HEALTH  | 09/04/2019 <i>JEN</i> |
| FIRE MARSHAL | 09/03/2019 <i>JM</i>  |
| ZONING       | 09/03/2019 <i>KS</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:  
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.

ADMINISTRATOR APPROVAL: *Arian J. Swanson*      DATE APPROVED: 9-10-19

ORIGINAL



Queen Anne's County  
 Department of Planning and Zoning  
 110 Vincit St, Suite 104  
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ZONING CERTIFICATE #: Z19-08-0243

Date of Application: 08/15/2019

**ZONING CERTIFICATE**

| TAX ACCOUNT # | STREET ADDRESS       | CITY NAME   |
|---------------|----------------------|-------------|
| 1805028388    | 47 PROSPECT BAY DR W | GRASONVILLE |

| OWNER INFORMATION  | PROPERTY INFORMATION                          |
|--|---|
| OWNER: FRIEL, III, JAMES                                     | TAX MAP 0072      BLOCK WEST      PARCEL 0109 |
| OWNER ADDRESS: 47 W PROSPECT BAY DR<br>GRASONVILLE, MD 21617 | LOT 89      SECTION 2      ZONED NC-1         |
| HOME PHONE: (410) 827-0888                                   | CRITICAL AREA YES      ACREAGE 1.07           |
|  | SUBDIVISION                                   |
|  | BUILDING VALUE \$75,000.00                    |
|  | WATER TYPE PUBLIC      SEWER TYPE PUBLIC      |

| APPLICANT INFORMATION   | PERMIT FEES  |
|---|--|
| NAME: COASTAL POOLS   | ZONING FEE: \$75.00      FM FEE:   |
| ADDRESS: 6608 Ocean Gtwy<br>QUEENSTOWN, MD 21658  | ELECTRICAL PERMIT #: ER-27549  |
| PHONE: (410) 827-0888   | PLUMBING PERMIT #: N/A   |
|   | GAS PERMIT #: N/A  |
|   | STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL |
| EXISTING USE: RESIDENCE   | PROPOSED USE: POOL/SPA   |
| MINIMUM YARD REQUIREMENTS:  |  |
| FRONT: 35 FT      SIDE: 3 FT      REAR: 100 FT      SIDE STREET: FT      HEIGHT: FT                               |  |
| WORK DESCRIPTION: CONSTRUCT CONCRETE INGROUND POOL 34' X 24'6" OVERALL INCLUDING INTEGRAL SPA. 200 SQ FOOT PATIO. |  |

**AGENCY APPROVALS:**

| Name        | Completed Date        |
|-------------|-----------------------|
| ELECTRICAL  | 08/16/2019            |
| ENV. HEALTH | 08/22/2019 <i>JEN</i> |
| HOA REVIEW  | 08/23/2019 <i>JM</i>  |
| S.W. MGT.   | 09/04/2019 <i>JK</i>  |
| ZONING      | 08/27/2019 <i>HLV</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:**

SWM - MUST NOT ALTER APPROVED STORMWATER MANAGEMENT PLAN FOR B16-1031  
 JJ CLOW & SONS ELECTRIC E-#155

ADMINISTRATOR APPROVAL: *Karen J Simpson*      DATE APPROVED: *9-9-19*

ORIGINAL



Queen Anne's County  
 Department of Planning and Zoning  
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 Centreville, MD 21617  
 410-758-4088

BUILDING PERMIT No.: BR19-07-0424

Date of Application: 07/08/2019

**BUILDING PERMIT**

|  |  |  |  |
|--|--|--|--|
| <b>BUILDING LOCATION</b> 502 KENT RD<br>STEVENSVILLE<br><br><b>TAX ACCOUNT</b> 1804023668<br><b>SUBDIVISION</b> KENT ISLAND ESTATES<br><b>CRITICAL AREA YES</b> ACREAGE 0.459<br><b>TAX MAP</b> 0076 <b>GRID</b> 0000 <b>PARCEL</b> 0037<br><b>SECTION</b> 2 <b>BLOCK</b> B <b>LOT</b> 32<br><b>ZONED</b> NC-20 <b>FRONTAGE</b> <b>DEPTH</b>   |  | <b>PROPERTY OWNERS:</b> NEAGLE, JAMES & PATRICIA<br>1017 AVALON CT<br>STEVENSVILLE, MD 21666<br><br><b>HOME PHONE:</b> (410) 924-6699<br><b>APPLICANT:</b><br><br><b>STAKED:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL  |  |
| <b>EXISTING USE</b> VACANT LOT<br><br><b>PROPOSED USE</b> SINGLE FAMILY DWELLING<br><br><b>REVISED PROPOSED USE</b><br><br><b>CONSTRUCTION VALUE</b> \$350,000.00  |  | <b>FEES</b><br><b>SCHOOLS</b> \$12,904.80 <b>FIRE DIST 9</b> \$1,471.60<br><b>ZONING</b> \$55.00 <b>PARKS &amp; REC</b> \$1,415.00<br><b>ELECT. PERMIT</b> \$95.00 <b>ROADS FEE</b> \$500.00<br><b>MHB FEE</b> \$50.00 <b>SINGLE LOT</b> \$55.00<br><b>SPRINKLER</b> \$150.00 <b>ELECT. ADMIN.</b> \$10.00<br><b>BOCA FEE</b> \$422.80 |  |
| <b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b><br><b>MHBR</b> MIKE'S CUSTOM HOMES MHL 1760 (410) 924-6699<br>126 BURTON AIR DR, CENTREVILLE, MD 21617<br><b>HVAC</b> CLEAN AIR HEATING & AIR HM-062 (410) 633-8350 H087919<br><b>ELECTRICIAN</b> DIXON ELECTRIC E-#567 (410) 490-0172 ER27484<br><b>PLUMBER</b> TIM THE PLUMBER PR-371 (410) 758-4399 P088719<br><b>SPRINKLER</b> EASTON FIRE MSC 386 (410) 820-4040 BF88819 |  |  |  |
| <b>DESCRIPTION OF WORK:</b> CONSTRUCT 1-STORY SFD 50' X 100' OVERALL INCLUDING 26' X 30' GARAGE AND 28' X 8' FRONT PORCH.  |  |  |  |
| <b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b><br><b>UNFIN. BASEMENT:</b> 0 <b>FIN BASEMENT:</b> 0<br><b>FIRST FLOOR:</b> 2,830 <b>SECOND FLOOR:</b> 0<br><b>THIRD FLOOR:</b> 0 <b>FOURTH FLOOR:</b> 0<br><b>GARAGE:</b> 860 <b>CARPORY:</b> 0<br><b>DECK:</b> 0 <b>PORCH:</b> 180<br><b>OTHER:</b> 0<br><b>TOTAL FLOOR AREA:</b> 3,870   |  | <b>CONSTRUCTION TYPE:</b> WOOD FRAME<br><b># BEDROOMS:</b> 4 <b># BATHROOMS:</b> 2<br><b>ROAD TYPE:</b> COUNTY <b>SPRINKLER:</b> YES<br><b>WATER TYPE:</b> PRIVATE <b>SEWER TYPE:</b> PUBLIC<br><b>HEATING SYSTEM:</b> HEAT P <b>CENTRAL AIR:</b> YES<br><b>FIREPLACE:</b> GAS   |  |

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:**

OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. FEE IN LIEU FOR TREE REMOVAL \$1295.00 PD WITH S19-07-0274. SKI APPROVAL 8/5/19 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS. 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. SWM - MUST FOLLOW APPROVED STORMWATER MANAGEMENT PLAN THE SCHOOL, FIRE, AND PARK LAND IMPACT FEES OF \$15794.40 HAVE BEEN DEFERRED. NO TEMPORARY OR FINAL OCCUPANCY CERTIFICATE WILL BE ISSUED UNTIL FEES HAVE BEEN PAID. AS PER SITE PLAN. LOCATION SURVEY DUE AT TIME OF FOUNDATION INSPECTION

**OFFICE USE ONLY**

**MINIMUM YARD REQUIREMENTS**

| ACCESSORY STRUCTURE |    | PRINCIPLE STRUCTURE |       |
|---------------------|----|---------------------|-------|
| FRONT               | FT | FRONT               | 35 FT |
| SIDE                | FT | SIDE                | 15 FT |
| REAR                | FT | REAR                | 50 FT |
| SIDE STREET         | FT | SIDE STREET         | 35 FT |
| MAX. HGHT           | FT | MAX. HGHT           | 40 FT |

**APPROVALS:**

|              |                |                 |                |
|--------------|----------------|-----------------|----------------|
| BUILDING     | RAC 07/23/2019 | FLOODPLAIN ZONE | JK 08/05/2019  |
| ZONING       | H2V 09/09/2019 | PLUMBING        | CG 8/1/19      |
| SEDIMENT     | DS 07/29/2019  | ENV. HEALTH     | JFW 08/22/2019 |
| PUB SEWER    | LG 8/5/19      | HISTORIC        | N/A            |
| S.W. MGT.    | JK 08/19/2019  | SHA             | N/A            |
| ENTRANCE     | BZ 07/25/2019  | MECHANICAL      | CG 8/1/19      |
| FIRE MARSHAL | JM 07/29/2019  | ELECTRICAL      | 07/18/2019     |
| BACKFLOW     | CG 8/1/19      | FOOD SERVICE    | N/A            |

DATE APPROVED: 9-10-19

ADMINISTRATOR APPROVAL: Kieran J. Swinson

