



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

BUILDING PERMIT No.: BR21-03-0187

Date of Application: 03/10/2021

BUILDING PERMIT

BUILDING LOCATION 907 CHESTER RIVER DR GRASONVILLE TAX ACCOUNT 1805016703 SUBDIVISION CHESTER RIVER BEACH CRITICAL AREA YES ACREAGE 0.229 TAX MAP 058E GRID 0004 PARCEL 0568 SECTION BLOCK D LOT 4 ZONED NC-8 FRONTAGE DEPTH		PROPERTY OWNERS: PIERMAN, JAMES 907 CHESTER RIVER DR GRASONVILLE, MD 21638 HOME PHONE: APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL		
EXISTING USE RESIDENCE PROPOSED USE ACCESSORY STRUCTURE REVISED PROPOSED USE CONSTRUCTION VALUE		FEES ZONING \$55.00 BOCA FEE \$35.00		
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#
OWNER	OWNER	QAC1000		
DESCRIPTION OF WORK: CONSTRUCT 12' X 20' SHED.				
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: 0	FIN BASEMENT: 0	# BEDROOMS:	# BATHROOMS:	
FIRST FLOOR: 0	SECOND FLOOR: 0	ROAD TYPE: COUNTY	SPRINKLER: NO	
THIRD FLOOR: 0	FOURTH FLOOR: 0	WATER TYPE PRIVATE	SEWER TYPE PUBLIC	
GARAGE: 0	CARPORT: 0	HEATING SYSTEM: NONE	CENTRAL AIR:	
DECK: 0	PORCH: 0	FIREPLACE: NONE		
OTHER: 240				
TOTAL FLOOR AREA: 240				

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:
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS. 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. ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 60% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE	
FRONT	FT	FRONT	FT
SIDE	3 FT	SIDE	FT
REAR	3 FT	REAR	FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	20 FT	MAX. HGHT	FT

APPROVALS:

BUILDING	HD	04/05/2021	FLOODPLAIN ZONE	N/A
ZONING	HLV	05/06/2021	PLUMBING	N/A
SEDIMENT		N/A	ENV. HEALTH	JEN 04/16/2021
PUB. SEWER	BD	04/06/2021	HISTORIC	N/A
S.W. MGT.	X	04/12/2021	SHA	N/A
ENTRANCE		N/A	MECHANICAL	N/A
FIRE MARSHAL		N/A	ELECTRICAL	N/A
BACKFLOW		N/A	FOOD SERVICE	N/A

DATE APPROVED: 5-13-21 ADMINISTRATOR APPROVAL: Vranj Sunar



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

BUILDING PERMIT No.: BR21-03-0186

Date of Application: 03/10/2021

BUILDING PERMIT

BUILDING LOCATION 907 CHESTER RIVER DR GRASONVILLE TAX ACCOUNT 1805016703 SUBDIVISION CHESTER RIVER BEACH CRITICAL AREA YES ACREAGE 0.229 TAX MAP 058E GRID 0004 PARCEL 0568 SECTION BLOCK D LOT 4 ZONED NC-8 FRONTAGE DEPTH		PROPERTY OWNERS: PIERMAN, JAMES 907 CHESTER RIVER DR GRASONVILLE, MD 21638 HOME PHONE: APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL		
EXISTING USE RESIDENCE PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE		FEES BOCA FEE \$35.00 ZONING \$55.00		
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#
OWNER	OWNER	QAC1000		
DESCRIPTION OF WORK: ADDITION TO RESIDENCE OF 11' X 15' FRONT DECK.				
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: 0	FIN BASEMENT: 0	# BEDROOMS:	# BATHROOMS:	
FIRST FLOOR: 0	SECOND FLOOR: 0	ROAD TYPE: COUNTY	SPRINKLER: NO	
THIRD FLOOR: 0	FOURTH FLOOR: 0	WATER TYPE PRIVATE	SEWER TYPE PUBLIC	
GARAGE: 0	CARPORT: 0	HEATING SYSTEM: NONE	CENTRAL AIR: NO	
DECK: 165	PORCH: 0	FIREPLACE: NONE		
OTHER: 0				
TOTAL FLOOR AREA: 165				

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:

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 25 FT
SIDE FT	SIDE 8/18 FT
REAR FT	REAR 35 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	HD 04/05/2021	FLOODPLAIN ZONE	N/A
ZONING	HLV 04/05/2021	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH	JEN 04/17/2021
PUB. SEWER	BD 04/06/2021	HISTORIC	N/A
S.W. MGT.	N/A	SHA	N/A
ENTRANCE	N/A	MECHANICAL	N/A
FIRE MARSHAL	N/A	ELECTRICAL	N/A
BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 5-13-21

ADMINISTRATOR APPROVAL: Vivian J. Ewinson



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

ZONING CERTIFICATE #: Z21-03-0115

Date of Application: 03/17/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804013034	1604 BAYSIDE DR	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SHIFFLETT, RAYMOND	TAX MAP 0064	BLOCK	PARCEL 0209
OWNER ADDRESS:	1604 BAYSIDE DR CHESTER, MD 21619	LOT 4	SECTION 1	ZONED NC-20
HOME PHONE:	(443) 271-4837	CRITICAL AREA YES		ACREAGE 0.50
		SUBDIVISION MARLING FARMS		
		BUILDING VALUE \$10,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	RICK AYELLA	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	9879 Fox Hill Ct ELLICOTT CITY, MD 21042	ELECTRICAL PERMIT #: ER-28489	
PHONE:	(410) 781-8282	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: PIER	
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: CONSTRUCT 6' X 84' PIER WITH 12' X 8' PLATFORM, (1) BOAT LIFT, AND (2) PWC LIFTS. OVERALL LENGTH OF PIER = 92 FT			

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	03/26/2021 E-1038 LANGWAY
ZONING	05/13/2021 HLV

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:
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY
 A PIER CANNOT EXTEND INTO A BODY OF WATER A DISTANCE GREATER THAN 150 FT NOR CAN A PIER EXCEED ONE-QUARTER THE DISTANCE OF A WATERWAY. OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE OR FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.

ADMINISTRATOR APPROVAL: *Vernon J. Stinson* DATE APPROVED: 5-13-21



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

ZONING CERTIFICATE #: Z21-04-0158

Date of Application: 04/06/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1806011500	111 RADAR LN	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	LINDENBERGER, STEVEN	TAX MAP 0037	BLOCK	PARCEL 0006
OWNER ADDRESS:	111 RADAR LN CENTREVILLE, MD 21617	LOT 31	SECTION II	ZONED AG
HOME PHONE:		CRITICAL AREA NO		ACREAGE 1.25
		SUBDIVISION HOLLINGSWORTH FARM		
		BUILDING VALUE \$30,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	CATALINA POOL BUILDERS LLC	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	836 Ritchie Hwy STE 8 SEVERNA PARK, MD 21146	ELECTRICAL PERMIT #: ER-28512	
PHONE:	(410) 647-7665	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		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: FT	SIDE: 3 FT	REAR: 3 FT	HEIGHT: FT
SIDE STREET: FT			
WORK DESCRIPTION: INSTALL 30' X 15' INGROUND CONCRETE POOL WITH 297 SQ.FT PATIO AROUND POOL.			

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	04/06/2021 E-638 LAWSON
ENV. HEALTH	04/28/2021 CCS
S.W. MGT.	04/26/2021 JK
ZONING	04/21/2021 JP

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:

DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: *Vincent J. Sunson* DATE APPROVED: 5-13-21



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

ZONING CERTIFICATE #: Z21-04-0163

Date of Application: 04/07/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1802009595	2350 ROBERTS STATION RD	CHURCH HILL

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SCHRADER BRADLEY D SCHRADER, CHERYL A	TAX MAP 0031	BLOCK	PARCEL 0007
OWNER ADDRESS:	2350 ROBERTS STATION RD CHURCH HILL, MD 21623	LOT	SECTION	ZONED AG
HOME PHONE:	(410) 310-0921	CRITICAL AREA NO		ACREAGE 123.09
		SUBDIVISION		
		BUILDING VALUE \$55,345.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	MASTENS POOLS	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	115 Wothers Rd GREENSBORO, MD 21639	ELECTRICAL PERMIT #: ER28578	
PHONE:	(410) 482-8828	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	FARM/RESIDENCE	PROPOSED USE:	POOL/SPA
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: CONSTRUCT 18' X 38' INGROUND VINLY POOL WITH 1,000 SQ.FT. PAVER DECK.			

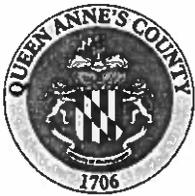
AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	04/08/2021 E-571 GERMAN
ENV. HEALTH	04/30/2021 CCS
S.W. MGT.	05/03/2021 JK
ZONING	04/30/2021 KS

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:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.

ADMINISTRATOR APPROVAL: *Vivian J. Simpson* DATE APPROVED: 5-13-21



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

ZONING CERTIFICATE #: Z21-04-0174

Date of Application: 04/15/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805006902	4632 OCEAN GTWY	QUEENSTOWN

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: SAUNDERS, WILLIAM	TAX MAP 059A BLOCK PARCEL 0024
OWNER ADDRESS: 3027 BENNETT POINT RD QUEENSTOWN, MD 21658	LOT SECTION ZONED SC
HOME PHONE:	CRITICAL AREA YES ACREAGE
	SUBDIVISION
	BUILDING VALUE \$5,000.00
	WATER TYPE PRIVATE SEWER TYPE PRIVATE

APPLICANT INFORMATION	PERMIT FEES
NAME: ARKADIA LLC	ZONING FEE: \$55.00 FM FEE:
ADDRESS: 1981 Moreland Pkwy BLDNG 4A-2 ANNAPOLIS, MD 21401	ELECTRICAL PERMIT #:
PHONE:	PLUMBING PERMIT #:
	GAS PERMIT #:
	STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL

EXISTING USE: ARKADIA KITCHEN & BATH DESIGN	PROPOSED USE: WALL SIGN
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL WALL SIGN 50" X 17.28" ON FRONT OF UNIT
 TOTAL SIGN AREA 59.13 SQ.FT.
 SIGN MESSAGE: ARKADIA KITCHEN & BATH DESIGN CENTER
 (FORMALLY LENOX STORE) ELECTRIC EX SIGN PLUG-IN

AGENCY APPROVALS:

Name	Completed Date
ZONING	04/21/2021 HLV

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:

ADMINISTRATOR APPROVAL: Vincent J. Burinson DATE APPROVED: 5-13-21



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

ZONING CERTIFICATE #: Z21-03-0099

Date of Application: 03/10/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803043525	340 SHREWSBURY FARM LN	CENTREVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: SHAFFER, JONATHAN	TAX MAP 0036 BLOCK PARCEL 0042
OWNER ADDRESS: 340 SHREWSBURY FARM LN CENTREVILLE, MD 21617	LOT 2 SECTION ZONED AG
HOME PHONE:	CRITICAL AREA NO ACREAGE 17.49
	SUBDIVISION
	BUILDING VALUE \$75,000.00
	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
EXISTING USE: FARM/RESIDENCE	PROPOSED USE: FARM BLDG
MINIMUM YARD REQUIREMENTS:	
FRONT: 35 FT SIDE: 10 FT REAR: 10 FT	SIDE STREET: FT HEIGHT: 135 FT
WORK DESCRIPTION: CONSTRUCT 32' X 60' FARM BUILDING WITH (2) 10' X 60' LEAN-TOS FOR STORAGE OF FARM EQUIPMENT.	

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	04/16/2021 GJH
SEDIMENT	04/29/2021 AR
ZONING	04/05/2021 JP

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 INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.

ADMINISTRATOR APPROVAL: *Vivian J. Swanson* DATE APPROVED: *5-13-21*



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

ZONING CERTIFICATE #: Z21-04-0160

Date of Application: 04/06/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804107691	110 COUNTRY DAY RD	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	TIPPETT KIMBERLY ANN TIPPETT JR, RUSSELL	TAX MAP 0057	BLOCK	PARCEL 0464
OWNER ADDRESS:	110 COUNTRY DAY RD CHESTER, MD 21619	LOT 110C	SECTION	ZONED TC
HOME PHONE:		CRITICAL AREA YES		ACREAGE 0.00
		SUBDIVISION		
		BUILDING VALUE \$0.00		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DOUGLAS GRAY	ZONING FEE: \$130.00	FM FEE: \$100.00	
ADDRESS:	600 Abruzzi Dr B CHESTER, MD 21619	ELECTRICAL PERMIT #:		
PHONE:	(443) 967-1032	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	VACANT UNIT	PROPOSED USE: USE PERMIT		
MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: USE PERMIT FOR RS SHOOTING SPORTS, LLC (A RETAIL GUN STORE) LEASED AREA - 1,000 SQ.FT. - NO EMPLOYEES				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	04/29/2021 JEN
FIRE MARSHAL	05/10/2021 JCM
SANITARY DEPT	05/04/2021 BD
ZONING	04/30/2021 HLV

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 INSPECTION BY THE FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS CALL 410-758-1144 EXT 1144

ADMINISTRATOR APPROVAL: *Vivian J. Swanson* DATE APPROVED: 5-13-21



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

ZONING CERTIFICATE #: Z21-01-0023

Date of Application: 01/20/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1802025302	224 LAYSAN TEAL CT	CHURCH HILL

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SPIGNOLO, PETER	TAX MAP 0023	BLOCK	PARCEL 0196
OWNER ADDRESS:	224 LAYSAN TEAL CT CHURCH HILL, MD 21623	LOT 12	SECTION	ZONED AG
HOME PHONE:	(631) 793-9957	CRITICAL AREA NO		ACREAGE 1.26
		SUBDIVISION ASHLEIGH MANOR SOUTH		
		BUILDING VALUE \$20,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$75.00 FM FEE:
ADDRESS:	ELECTRICAL PERMIT #: ER-28546
PHONE:	PLUMBING PERMIT #: N/A
	GAS PERMIT #: N/A
	STAKED? <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL
EXISTING USE: RESIDENCE	PROPOSED USE: POOL/SPA
MINIMUM YARD REQUIREMENTS:	
FRONT: FT	SIDE: 3 FT REAR: 3 FT SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: INSTALL IRREGULAR SHAPED CONCRETE INGROUND POOL 18' X 40' OVERALL.	

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	04/26/2021 E-28546
ENV. HEALTH	02/05/2021 JEN
S.W. MGT.	02/03/2021 JK
ZONING	02/12/2021 KS

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 FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.

ADMINISTRATOR APPROVAL: Varan J. Simpson DATE APPROVED: 5-13-21



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

BUILDING PERMIT No.: BR21-04-0315

Date of Application: 04/16/2021

BUILDING PERMIT

BUILDING LOCATION 136 SPINNAKER WAY CHESTER TAX ACCOUNT 1804125997 SUBDIVISION FOUR SEASONS @ KENT ISLAND CRITICAL AREA YES ACREAGE 0.126 TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 168 ZONED CMPD FRONTAGE 45 DEPTH 122		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 CHESTER STATION LN CHESTER, MD 21619 HOME PHONE: (240) 375-4735 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE 4SEASONS -SFD REVISED PROPOSED USE CONSTRUCTION VALUE \$185,000.00		FEES <table border="0"> <tr> <td>4SEASNDRRA</td> <td>\$7,750.00</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>SINGLE LOT</td> <td>\$55.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$284.20</td> <td>ELECT. PERMIT</td> <td>\$180.00</td> </tr> </table>		4SEASNDRRA	\$7,750.00	ZONING	\$55.00	MHB FEE	\$50.00	SPRINKLER	\$150.00	ELECT. ADMIN.	\$10.00	SINGLE LOT	\$55.00	BOCA FEE	\$284.20	ELECT. PERMIT	\$180.00														
4SEASNDRRA	\$7,750.00	ZONING	\$55.00																														
MHB FEE	\$50.00	SPRINKLER	\$150.00																														
ELECT. ADMIN.	\$10.00	SINGLE LOT	\$55.00																														
BOCA FEE	\$284.20	ELECT. PERMIT	\$180.00																														
<table border="0"> <tr> <td>CONTRACTORS</td> <td>NAME</td> <td>LICENSE #</td> <td>PHONE#</td> <td>PERMIT#</td> </tr> <tr> <td>MHBR</td> <td>K HOVNIANIAN'S FOUR SEASONS 101 CHESTER STATION LN, CHESTER, MD 21619</td> <td>MHBL#3114</td> <td>(240) 375-4515</td> <td></td> </tr> <tr> <td>PLUMBER</td> <td>SEVERN PLUMBING & HEATING</td> <td>PN-490</td> <td>(301) 855-2414</td> <td>P-0687-21</td> </tr> <tr> <td>SPRINKLER</td> <td>METROPOLITAN FIRE</td> <td>MSC-#155</td> <td>(301) 868-0005</td> <td>BF-0692-21</td> </tr> <tr> <td>ELECTRICIAN</td> <td>TRI-STATE COMMUNICATIONS</td> <td>E-#817</td> <td>(301) 261-4943</td> <td>ER-28561</td> </tr> <tr> <td>HVAC</td> <td>MCCREA EQUIPMENT COMPANY</td> <td>HM#533</td> <td>(301) 423-6623</td> <td>H-0655-21</td> </tr> </table>		CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	K HOVNIANIAN'S FOUR SEASONS 101 CHESTER STATION LN, CHESTER, MD 21619	MHBL#3114	(240) 375-4515		PLUMBER	SEVERN PLUMBING & HEATING	PN-490	(301) 855-2414	P-0687-21	SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-0692-21	ELECTRICIAN	TRI-STATE COMMUNICATIONS	E-#817	(301) 261-4943	ER-28561	HVAC	MCCREA EQUIPMENT COMPANY	HM#533	(301) 423-6623	H-0655-21	DESCRIPTION OF WORK: CONSTRUCT SINGLE STORY DWELLING, 35' X 75' INCLUDING 21' X 28' GARAGE WITH "L" SHAPED PORCH 13'6" X 14' & A 8' X 6'. EXTERIOR FIREPLACE (UNFINISHED ATTIC STORAGE 10'7" X 24') DONEGAL PLANS 55+ AGE RESTRICTED COMMUNITY	
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BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 1,909 SECOND FLOOR: 0 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 569 CARPORT: 0 DECK: 0 PORCH: 120 OTHER: 0 TOTAL FLOOR AREA: 2,598		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: 2 # BATHROOMS: 2 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: GAS CENTRAL AIR: YES FIREPLACE: 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:

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. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT FRONT 20 FT	
SIDE FT SIDE 5 FT	
REAR FT REAR 10 FT	
SIDE STREET FT SIDE STREET FT	
MAX. HGHT FT MAX. HGHT 40 FT	

APPROVALS:

BUILDING	HD 04/22/2021	FLOODPLAIN ZONE	KD 04/26/2021
ZONING	JP 04/22/2021	PLUMBING	CG 05/03/2021
SEDIMENT	AR 10/18/2019	ENV. HEALTH	publ-c 05/03/2021
PUB. SEWER	BD 04/26/2021	HISTORIC	N/A
S.W. MGT.	JK 04/26/2021	SHA	N/A
ENTRANCE	DB 04/26/2021	MECHANICAL	CG 05/03/2021
FIRE MARSHAL	JB 05/03/2021	ELECTRICAL	04/21/2021
BACKFLOW	CG 05/03/2021	FOOD SERVICE	N/A

DATE APPROVED: 5-13-21

ADMINISTRATOR APPROVAL: Vivian J. Shiner