



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

BUILDING PERMIT No.: BR21-05-0422

Date of Application: 05/14/2021

BUILDING PERMIT

BUILDING LOCATION 166 TOPSIDE DR STEVENSVILLE TAX ACCOUNT 1804125628 SUBDIVISION BAY BRIDGE COVE CRITICAL AREA NO ACREAGE TAX MAP 0056 GRID 0010 PARCEL 0279 SECTION BLOCK LOT 205 ZONED CS FRONTAGE DEPTH		PROPERTY OWNERS: KENT ISLAND LLC 940 W SPROUL RD STE 301 SPRINGFIELD, PA 19064 HOME PHONE: (267) 908-0013 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																																
EXISTING USE VACANT LOT PROPOSED USE TOWNHOUSE - 4 OR LESS UNITS REVISED PROPOSED USE CONSTRUCTION VALUE \$150,000.00		FEES <table border="0"> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>PARKS & REC</td> <td>\$843.54</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>BOCA FEE</td> <td>\$275.28</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$75.00</td> <td>MHB FEE</td> <td>\$50.00</td> </tr> <tr> <td>FIRE DIST 1</td> <td>\$876.62</td> <td>ZONING</td> <td>\$55.00</td> </tr> </table>		SPRINKLER	\$150.00	PARKS & REC	\$843.54	ELECT. ADMIN.	\$10.00	BOCA FEE	\$275.28	ELECT. PERMIT	\$75.00	MHB FEE	\$50.00	FIRE DIST 1	\$876.62	ZONING	\$55.00															
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BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 1,654 SECOND FLOOR: 0 THIRD FLOOR: 00 FOURTH FLOOR: 0 GARAGE: 451 CARPORT: 0 DECK: 144 PORCH: 45 OTHER: TOTAL FLOOR AREA: 2,294		CONSTRUCTION TYPE: WOOD FRAME <table border="0"> <tr> <td># BEDROOMS: 2</td> <td># BATHROOMS: 2</td> </tr> <tr> <td>ROAD TYPE: COUNTY</td> <td>SPRINKLER: YES</td> </tr> <tr> <td>WATER TYPE PUBLIC</td> <td>SEWER TYPE PUBLIC</td> </tr> <tr> <td>HEATING SYSTEM: GAS</td> <td>CENTRAL AIR: YES</td> </tr> <tr> <td>FIREPLACE: GAS</td> <td></td> </tr> </table>			# BEDROOMS: 2	# BATHROOMS: 2	ROAD TYPE: COUNTY	SPRINKLER: YES	WATER TYPE PUBLIC	SEWER TYPE PUBLIC	HEATING SYSTEM: GAS	CENTRAL AIR: YES	FIREPLACE: GAS																					
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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:

LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. 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. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

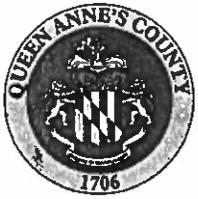
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 30 FT
SIDE FT	SIDE 10 FT
REAR FT	REAR 15 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	<i>RL</i>	06/07/2021	FLOODPLAIN ZONE	<i>JK</i>	06/08/2021
ZONING	<i>RL</i>	06/08/2021	PLUMBING	<i>CG</i>	06/18/2021
SEDIMENT	<i>AR</i>	01/08/2020	ENV. HEALTH	<i>SEN</i>	06/18/2021
PUB. SEWER	<i>BD</i>	06/08/2021	HISTORIC		N/A
S.W. MGT.	<i>JK</i>	06/08/2021	SHA		N/A
ENTRANCE	<i>DB</i>	06/07/2021	MECHANICAL	<i>CG</i>	06/18/2021
FIRE MARSHAL	<i>JB</i>	06/15/2021	ELECTRICAL		05/19/2021
BACKFLOW	<i>CG</i>	06/18/2021	FOOD SERVICE		N/A

DATE APPROVED: 7-12-21

ADMINISTRATOR APPROVAL: *Vivian G. Smison*



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

ZONING CERTIFICATE #: Z21-06-0319

Date of Application: 06/23/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805009618	2452 BENNETT POINT RD	QUEENSTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	TAYLOR KRISTY M TAYLOR, DONALD	TAX MAP 0072	BLOCK	PARCEL 0042
OWNER ADDRESS:	2452 BENNETT POINT RD QUEENSTOWN, MD 21658	LOT 36 37	SECTION	ZONED NC-1
HOME PHONE:		CRITICAL AREA YES		ACREAGE 2.70
		SUBDIVISION Q.A. ON THE WYE		
		BUILDING VALUE \$37,000.00		
		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 type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: PIER	PROPOSED USE: PIER

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: REPLACE IN KIND 6' X 122' FOOT LONG PIER WITH A 10' X 14' PLATFORM AND 2 PILINGS.
 OVERALL LENGTH OF PIER=132 FT

AGENCY APPROVALS:

Name	Completed Date
ZONING	07/09/2021 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 AN INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN
 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: *Karen J. Sunson* DATE APPROVED: 7-12-21



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

BUILDING PERMIT No.: BR21-04-0353

Date of Application: 04/28/2021

BUILDING PERMIT

BUILDING LOCATION 323 OREGON RD STEVENSVILLE TAX ACCOUNT 1804003535 SUBDIVISION KENT ISLAND ESTATES CRITICAL AREA YES ACREAGE 0.2 TAX MAP 0070 GRID 0000 PARCEL 0084 SECTION 3 BLOCK J LOT 43 ZONED NC-20 FRONTAGE 60 DEPTH 157		PROPERTY OWNERS: BRYANT HOMES INC DAVIDSON, JIM 200 FANTASY LN STEVENSVILLE, MD 21666 HOME PHONE: (443) 336-3070 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$360,000.00		FEES <table border="0"> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>BOCA FEE</td> <td>\$212.36</td> </tr> <tr> <td>PARKS & REC</td> <td>\$753.78</td> <td>ELECT. PERMIT</td> <td>\$140.00</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>SCHOOLS</td> <td>\$6,843.14</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>FIRE DIST 9</td> <td>\$783.34</td> </tr> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>SINGLE LOT</td> <td>\$55.00</td> </tr> </table>		SPRINKLER	\$150.00	BOCA FEE	\$212.36	PARKS & REC	\$753.78	ELECT. PERMIT	\$140.00	ELECT. ADMIN.	\$10.00	SCHOOLS	\$6,843.14	ZONING	\$55.00	FIRE DIST 9	\$783.34	MHB FEE	\$50.00	SINGLE LOT	\$55.00										
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HVAC	CLEAN AIR HEATING & AIR	HM-062	(410) 633-8350	H-0824-21																													
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 733 SECOND FLOOR: 745 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 240 CARPORT: 0 DECK: 0 PORCH: 80 OTHER: 0 TOTAL FLOOR AREA: 1,798		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: 3 # BATHROOMS: 3 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PRIVATE SEWER TYPE PUBLIC HEATING SYSTEM: HEAT P CENTRAL AIR: YES FIREPLACE:																															

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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. 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. FEE IN LIEU PAID UNDER S21-04-0202. SWM - MUST FOLLOW APPROVED STORMWATER MANAGEMENT PLAN. NON CONFORMING LOT NC-8 SETBACKS PER SECTION 18.1-127 E. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	FT	PRINCIPLE STRUCTURE	FT
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	RAC	05/21/2021	FLOODPLAIN ZONE	Y	06/01/2021
ZONING	HLV	05/24/2021	PLUMBING	CG	06/10/2021
SEDIMENT	DS	05/11/2021	ENV. HEALTH	SFW	06/10/2021
PUB. SEWER	LG	06/09/2021	HISTORIC		N/A
S.W. MGT.	JK	07/07/2021	SHA		N/A
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FIRE MARSHAL	JB	06/22/2021	ELECTRICAL		05/13/2021
BACKFLOW	CG	06/10/2021	FOOD SERVICE		N/A

DATE APPROVED: 7-12-21

ADMINISTRATOR APPROVAL: Vivian J. Sunson



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

BUILDING PERMIT No.: BR21-05-0455

Date of Application: 05/24/2021

BUILDING PERMIT

BUILDING LOCATION 186 SAILCLOTH WAY CHESTER TAX ACCOUNT 1804125951 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 122 ZONED CMPD FRONTAGE 62.5 DEPTH 122		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666 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>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>4SEASNDRRRA</td> <td>\$7,750.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$180.00</td> <td>BOCA FEE</td> <td>\$332.44</td> </tr> </table>		MHB FEE	\$50.00	SPRINKLER	\$150.00	ELECT. ADMIN.	\$10.00	4SEASNDRRRA	\$7,750.00	SINGLE LOT	\$55.00	ZONING	\$55.00	ELECT. PERMIT	\$180.00	BOCA FEE	\$332.44														
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OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	FT	PRINCIPLE STRUCTURE	FT
FRONT	FT	FRONT	20 FT
SIDE	FT	SIDE	5 FT
REAR	FT	REAR	15 FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	40 FT

APPROVALS:

BUILDING	PAC	05/26/2021	FLOODPLAIN ZONE	EX	06/01/2021
ZONING	JP	05/27/2021	PLUMBING	CG	07/02/2021
SEDIMENT	AR	10/18/2019	ENV. HEALTH	public	07/02/2021
PUB. SEWER	BD	06/01/2021	HISTORIC		N/A
S.W. MGT.	TK	06/01/2021	SHA		N/A
ENTRANCE	DB	05/30/2021	MECHANICAL	CG	07/02/2021
FIRE MARSHAL	JB	06/15/2021	ELECTRICAL		07/01/2021
BACKFLOW	CG	07/02/2021	FOOD SERVICE		N/A

DATE APPROVED:

7-12-21

ADMINISTRATOR APPROVAL:

Vivian J Swinson



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

BUILDING PERMIT No.: BR21-06-0503

Date of Application: 06/16/2021

BUILDING PERMIT

BUILDING LOCATION 805 CLOVERFIELDS DR STEVENSVILLE TAX ACCOUNT 1804065395 SUBDIVISION CLOVERFIELDS CRITICAL AREA NO ACREAGE 0.53 TAX MAP 0048 GRID 0000 PARCEL 0140 SECTION BLOCK M LOT 37A ZONED NC-15 FRONTAGE DEPTH		PROPERTY OWNERS: EUTSLER, LISA EUTSLER, LEE 805 CLOVERFIELDS DR STEVENSVILLE, MD 21666 HOME PHONE: (443) 249-3136 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENTIAL PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$15,000.00		FEES ZONING \$55.00 BOCA FEE \$35.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000			
DESCRIPTION OF WORK: ADDITION OF 20' x 16' SCREENED PORCH TO REAR OF RESIDENCE.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 0 SECOND FLOOR: 0 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 0 CARPORT: 0 DECK: 0 PORCH: 320 OTHER: 0 TOTAL FLOOR AREA: 320		# BEDROOMS: 3 # BATHROOMS: 2 ROAD TYPE: COUNTY SPRINKLER: NO WATER TYPE: PUBLIC SEWER TYPE: PUBLIC HEATING SYSTEM: HEAT P CENTRAL AIR: YES FIREPLACE: 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.

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	35 FT
SIDE	FT	SIDE	8/18 FT
REAR	FT	REAR	50 FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	40 FT

APPROVALS:

BUILDING	DAC	06/28/2021	FLOODPLAIN ZONE	N/A
ZONING	HLV	06/28/2021	PLUMBING	N/A
SEDIMENT		N/A	ENV. HEALTH	07/01/2021
PUB. SEWER	BD	06/28/2021	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: 7-12-21

ADMINISTRATOR APPROVAL: *Kristen J Swinson*