



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

ZONING CERTIFICATE #: Z22-03-0113

Date of Application: 03/23/2022

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805004705	101 DRUMMER DR	GRASONVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	DRUMMER PROPERTY LLC	TAX MAP 058H	BLOCK	PARCEL 0718
OWNER ADDRESS:	125 SLADE AVE BALTIMORE, MD 21208	LOT 1	SECTION	ZONED UC
HOME PHONE:		CRITICAL AREA YES		ACREAGE 0.60
		SUBDIVISION		
		BUILDING VALUE \$75,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	CARRIE WALKER	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	1104 Poplar Ave ANNAPOLIS, MD 21401	ELECTRICAL PERMIT #:	
PHONE:	(443) 254-4748	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	VACANT COMMERCIAL BUILDING	PROPOSED USE:	USE PERMIT
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: USE PERMIT FOR MEDICAL OFFICE/CLINIC OF "GRASONVILLE HEALTH SERVICES INC". 3080 SQFT. # OF EMPLOYEES = 10			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	07/19/2022 JEN
FIRE MARSHAL	04/28/2022 JB
SANITARY DEPT	04/27/2022 DT
ZONING	04/26/2022 KS/JCB

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: Man G. Swinson DATE APPROVED: 2-1-23



Queen Anne's County
 Department of Planning and Zoning
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BUILDING PERMIT No.: BR23-01-0020
 Date of Application: 01/12/2023

BUILDING PERMIT

BUILDING LOCATION 128 WINCHESTER ST CHESTER TAX ACCOUNT 1804119126 SUBDIVISION GIBSON GRANT CRITICAL AREA YES ACREAGE TAX MAP 0057 GRID 0004 PARCEL 0045 SECTION BLOCK LOT 69 ZONED CMPD FRONTAGE DEPTH			PROPERTY OWNERS: LAFORTUNE JANINE LAFORTUNE, JASON 128 WINCHESTER ST CHESTER, MD 21619 HOME PHONE: (954) 213-8400 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL		
EXISTING USE RESIDENTIAL PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$12,000.00			FEES BOCA FEE \$35.00 ZONING \$55.00		
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000					
DESCRIPTION OF WORK: CONSTRUCT ADDITION TO SFD OF 36" X 64" SIDE LANDING WITH STAIRS TO GRADE					
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: WOOD FRAME		
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: 16 OTHER: TOTAL FLOOR AREA:		FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:		# BEDROOMS: ROAD TYPE: WATER TYPE HEATING SYSTEM: FIREPLACE:	
		# BATHROOMS: SPRINKLER: SEWER TYPE CENTRAL AIR:			

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: SEE LOT MATRIX SHEET SU9 OF THE APPROVED GIBSON GRANT SUBDIVISION PLAT

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	FT	PRINCIPLE STRUCTURE	FT
FRONT	FT	FRONT	15 FT
SIDE	FT	SIDE	5 FT
REAR	FT	REAR	5 FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	35 FT

APPROVALS:

BUILDING	HD 01/20/2023	FLOODPLAIN ZONE	N/A
ZONING	JP 01/19/2023	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH	JEN 01/20/2023
PUB. SEWER	DT 01/26/2023	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: 2-1-23

ADMINISTRATOR APPROVAL: Vincent J. Swinson



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

BUILDING PERMIT No.: BR22-02-0101

Date of Application: 02/09/2022

BUILDING PERMIT

BUILDING LOCATION 225 LONG POINT RD STEVENSVILLE TAX ACCOUNT 1804008146 SUBDIVISION ROMANCOKE ON THE BAY CRITICAL AREA YES ACREAGE 0.62 TAX MAP 0076 GRID 0000 PARCEL 0054 SECTION BLOCK D LOT 5 ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: MD RESIDENTIAL BY LACROSSE HOME PHONE: (410) 604-3701 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 \$210,000.00		FEES FEE IN LIEU - \$420.00 ELECT. PERMIT \$95.00 TREE REMOVAL FIRE DIST 9 \$1,364.00 SCHOOLS \$11,829.60 SINGLE LOT \$55.00 ZONING \$55.00 PARKS & REC \$1,314.40 ROADS FEE \$500.00 MHB FEE \$50.00 BOCA FEE \$337.68 ELECT. ADMIN. \$10.00 SPRINKLER \$150.00																															
<table border="1"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>MD RESIDENTIAL BY LACROSSE LLC PO BOX 1118, STEVENSVILLE, MD 21666</td> <td>MHBL 7238</td> <td>(410) 604-3701</td> <td></td> </tr> <tr> <td>ELECTRICIAN</td> <td>RJ BEASLEY ELECTRIC</td> <td>E-#900</td> <td>(410) 490-2055</td> <td>ER-27039</td> </tr> <tr> <td>SPRINKLER</td> <td>ABSOLUTE FIRE PROTECTION</td> <td>MSC-#4</td> <td>(410) 544-7771</td> <td>BF-0321-22</td> </tr> <tr> <td>HVAC</td> <td>WILLIAM H METCALFE & SONS</td> <td>HM#105</td> <td>(301) 868-6330</td> <td>H-0319-22</td> </tr> <tr> <td>PLUMBER</td> <td>JW SHEPHERD INC</td> <td>PR#5522</td> <td>(410) 827-6778</td> <td>P-0320-22</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	MD RESIDENTIAL BY LACROSSE LLC PO BOX 1118, STEVENSVILLE, MD 21666	MHBL 7238	(410) 604-3701		ELECTRICIAN	RJ BEASLEY ELECTRIC	E-#900	(410) 490-2055	ER-27039	SPRINKLER	ABSOLUTE FIRE PROTECTION	MSC-#4	(410) 544-7771	BF-0321-22	HVAC	WILLIAM H METCALFE & SONS	HM#105	(301) 868-6330	H-0319-22	PLUMBER	JW SHEPHERD INC	PR#5522	(410) 827-6778	P-0320-22
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DESCRIPTION OF WORK: CONSTRUCT A THREE STORY SFD. FIRST FLOOR 42' X 30' OVERALL TO INCLUDE 20' X 20'-31.5" RIGHT FRONT ENTRY GARAGE AND 6' X 6' FRONT PORCH. SECOND FLOOR 42' X 30' OVERALL TO INCLUDE 16'4" X 10' DECK. THIRD FLOOR 37' X 30' OVERALL MODEL: THE BLUE HERON II, ELEVATION 1																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: FIRST FLOOR: 540 THIRD FLOOR: 1000 GARAGE: 401 DECK: 64 OTHER: TOTAL FLOOR AREA: 2,981	FIN BASEMENT: SECOND FLOOR: 940 FOURTH FLOOR: CARPORT: PORCH: 36	# BEDROOMS: 3 ROAD TYPE: COUNTY WATER TYPE: PRIVATE HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: GAS	# BATHROOMS: 4 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: YES																														

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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:

SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN FLOOD ZONE: BFE:5 FPE:7
 ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 7
 ELEVATION CERTIFICATE RECEIVED 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. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

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

APPROVALS:

BUILDING	02/24/2022	FLOODPLAIN ZONE	05/05/2022
ZONING	09/08/2022	PLUMBING	03/09/2022
SEDIMENT	02/16/2022	ENV. HEALTH	03/08/2022
PUB. SEWER	03/08/2022	HISTORIC	N/A
S.W. MGT.	01/31/2023	SHA	N/A
ENTRANCE	02/23/2022	MECHANICAL	03/09/2022
FIRE MARSHAL	03/02/2022	ELECTRICAL	02/15/2022
BACKFLOW	03/09/2022	FOOD SERVICE	N/A

DATE APPROVED:

2-1-23

ADMINISTRATOR APPROVAL:

Vivian J. Swinson