



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

ZONING CERTIFICATE #: Z22-11-0414

Date of Application: 11/14/2022

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804046064	101 CHESTER STATION RD	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	S.E.W. FRIEL FRIEL, JAY	TAX MAP 0057	BLOCK	PARCEL 0074
OWNER ADDRESS:	100 FRIEL PL PO BOX 10 QUEENSTOWN, MD 21658	LOT	SECTION	ZONED TC
HOME PHONE:	(410) 827-8811	CRITICAL AREA YES		ACREAGE 0.77
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	S.E.W. FRIEL	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	100 Friel Pl PO BOX 10 QUEENSTOWN, MD 21658	ELECTRICAL PERMIT #:	
PHONE:	(410) 827-8811	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: VACANT COMMERCIAL	PROPOSED USE: USE PERMIT
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: USE PERMIT FOR "FRIEL KITCHEN CENTER"  
 FIRST FLOOR: SALES - 1803 SQFT  
 SECOND FLOOR: OFFICE SPACE - 1409 SQFT  
 8 EMPLOYEES

AGENCY APPROVALS:	
Name	Completed Date
ENV. HEALTH	12/02/2022 JEN
FIRE MARSHAL	12/29/2022 JB
ZONING	12/01/2022 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:  
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.

ADMINISTRATOR APPROVAL: *Viran Johnson* DATE APPROVED: 2-14-23





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

BUILDING PERMIT No.: BR23-01-0030

Date of Application: 01/18/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 111 PIXIE CT GRASONVILLE  <b>TAX ACCOUNT</b> 1805126730 <b>SUBDIVISION</b> PERRY'S RETREAT <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 0.167 <b>TAX MAP</b> 058H <b>GRID</b> 0021 <b>PARCEL</b> 0201 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 73 <b>ZONED GPRN</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> TOR PERRY'S LLC SHECKELLS, FRED PO BOX 257 FALLSTON, MD 21047  <b>HOME PHONE:</b>  <b>APPLICANT:</b> PERMITS PLUS, INC TERRI MCNICHOLAS Po Box 690  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
<b>EXISTING USE RESIDNCE</b>  <b>PROPOSED USE</b> SINGLE FAMILY DWELLING  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$127,000.00		<b>FEES</b> <table border="0"> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>SCHOOLS</td> <td>\$12,173.04</td> <td>PARKS &amp; REC</td> <td>\$1,352.56</td> </tr> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>ELECT. PERMIT</td> <td>\$95.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$400.00</td> <td>FIRE DIST 2</td> <td>\$1,403.60</td> </tr> </table>		SPRINKLER	\$150.00	ELECT. ADMIN.	\$10.00	SINGLE LOT	\$55.00	ZONING	\$55.00	SCHOOLS	\$12,173.04	PARKS & REC	\$1,352.56	MHB FEE	\$50.00	ELECT. PERMIT	\$95.00	BOCA FEE	\$400.00	FIRE DIST 2	\$1,403.60										
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CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
MHBR	NVR INC (RYAN HOMES & NV) 9720 PATUXENT WOODS DR, COLUMBIA, MD 21046	MHBL#56	(703) 761-2000																														
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SPRINKLER	BAYSIDE FIRE PROTECTION	MSC-#49	(410) 860-8283	BF-0116-23																													
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE: WOOD FRAME</b>																															
<b>UNFIN. BASEMENT:</b> FIRST FLOOR: 1,146 THIRD FLOOR: GARAGE: 380 DECK: OTHER: <b>TOTAL FLOOR AREA: 3,208</b>	<b>FIN BASEMENT:</b> SECOND FLOOR: 1406 FOURTH FLOOR: CARPORT: PORCH: 276	<b># BEDROOMS: 4</b> <b># BATHROOMS: 3</b> <b>ROAD TYPE: COUNTY</b> <b>SPRINKLER: YES</b> <b>WATER TYPE PUBLIC</b> <b>SEWER TYPE PUBLIC</b> <b>HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES</b> <b>FIREPLACE: NONE</b>																															

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. 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. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

**OFFICE USE ONLY**

**MINIMUM YARD REQUIREMENTS**

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

**APPROVALS:**

BUILDING <i>HD</i>	02/02/2023	FLOODPLAIN ZONE <i>W</i>	02/06/2023
ZONING <i>JS</i>	02/02/2023	PLUMBING <i>CG</i>	02/03/2023
SEDIMENT <i>AR</i>	03/21/2021	ENV. HEALTH <i>JEN</i>	01/20/2023
PUB. SEWER <i>DT</i>	02/06/2023	HISTORIC	N/A
S.W. MGT. <i>KN</i>	02/06/2023	SHA	N/A
ENTRANCE <i>DB</i>	01/19/2023	MECHANICAL <i>CG</i>	02/03/2023
FIRE MARSHAL <i>JB</i>	02/01/2023	ELECTRICAL	01/20/2023
BACKFLOW <i>CG</i>	02/03/2023	FOOD SERVICE	N/A

DATE APPROVED: 2-14-23

ADMINISTRATOR APPROVAL: *Kieran 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.: BR23-01-0040

Date of Application: 01/23/2023

**BUILDING PERMIT**

BUILDING LOCATION 4107 MAIN ST GRASONVILLE		PROPERTY OWNERS: SIMONS, CHARLES 4107 MAIN ST GRASONVILLE, MD 21638	
TAX ACCOUNT 1805000017 SUBDIVISION CRITICAL AREA YES                      ACREAGE 0.729 TAX MAP 058H      GRID 0002      PARCEL 0163 SECTION              BLOCK              LOT ZONED GVC      FRONTAGE      DEPTH		HOME PHONE: (410) 490-5530 APPLICANT:  STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE  PROPOSED USE RENOVATION TO RESIDENCE  REVISED PROPOSED USE  CONSTRUCTION VALUE \$30,000.00		FEES RENOVATION \$210.00      ZONING \$55.00 PERMIT FEE	
CONTRACTORS              NAME                      LICENSE #              PHONE#              PERMIT# MHIC                      SADDLER CONSTRUCTION              24830              (410) 310-3124  PLUMBER                      KENTON'S PLUMBING & HEATING              PN#232              (410) 822-6446      P-0132-23			
DESCRIPTION OF WORK: RENOVATION TO EXISTING BATHROOM IN BEDROOM TO REPLACE FLOOR JOIST, REPLACE FIXTURES, AND REPLACE (1) WINDOW FRAMING DUE TO A/C LEAK.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA:	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPORT: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PRIVATE HEATING SYSTEM: FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PUBLIC 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:**  
 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. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

<b>MINIMUM YARD REQUIREMENTS</b>				<b>APPROVALS:</b>			
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING	HD	02/07/2023	FLOODPLAIN ZONE	N/A	
FRONT	FRONT	ZONING	KS	02/06/2023	PLUMBING	Ch	02/07/2023
SIDE	SIDE	SEDIMENT		N/A	ENV. HEALTH	JEN	02/07/2023
REAR	REAR	PUB. SEWER	DT	02/07/2023	HISTORIC		N/A
SIDE STREET	SIDE STREET	S.W. MGT.		N/A	SHA		N/A
MAX. HGHT	MAX. HGHT	ENTRANCE		N/A	MECHANICAL		N/A
		FIRE MARSHAL		N/A	ELECTRICAL		N/A
		BACKFLOW		N/A	FOOD SERVICE		N/A

DATE APPROVED: 2-14-23                      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.: BR22-10-0773

Date of Application: 10/19/2022

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 318 BEACHSIDE DR STEVENSVILLE  <b>TAX ACCOUNT</b> 1804020286 <b>SUBDIVISION</b> TOWER GARDENS <b>CRITICAL AREA</b> YES <b>ACREAGE</b> 1.11 <b>TAX MAP</b> 0076 <b>GRID</b> 0008 <b>PARCEL</b> 0014 <b>SECTION</b> <b>BLOCK</b> C <b>LOT</b> 10 <b>ZONED</b> NC-20 <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> LEE, MILLIE 2713 WEATHERSTONE DR ELLICOTT CITY, MD 21042  <b>HOME PHONE:</b> (410) 215-2286 <b>APPLICANT:</b> SONG JUNG 2713 Weatherstone Dr ELLICOTT CITY, MD 21042  <b>STAKED:</b> <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$5,000.00		<b>FEES</b> <b>ZONING</b> \$55.00 <b>BOCA FEE</b> \$81.84	
<b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> <b>OWNER</b> <b>OWNER</b> QAC1000			
<b>DESCRIPTION OF WORK:</b> CONSTRUCT ADDITION TO EXISTING SFD OF 31' X 33' DECK AROUND HOT TUB (Z22-10-0382) AND ABOVE GROUND POOL (Z22-10-0381). DECK WILL HAVE GAPS BETWEEN BOARDS.			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> 1,023 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 1,023	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPORT:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> <b>ROAD TYPE:</b> <b>WATER TYPE</b> PRIVATE <b>HEATING SYSTEM:</b> <b>FIREPLACE:</b>	<b># BATHROOMS:</b> <b>SPRINKLER:</b> <b>SEWER TYPE</b> PUBLIC <b>CENTRAL AIR:</b>

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:**  
 PER ENVIRONMENTAL HEALTH WELL TO BE REPLACED WITH QA-21-0214, DECK MUST ALSO BE MINIMUM OF 18' FROM WELL. JFW  
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. BUFFER MODIFIED

**OFFICE USE ONLY**

MINIMUM YARD REQUIREMENTS		APPROVALS:			
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	<b>BUILDING</b> JHD	11/30/2022	<b>FLOODPLAIN ZONE</b>	N/A
<b>FRONT</b> FT	<b>FRONT</b> 35 FT	<b>ZONING</b> JPD	01/17/2023	<b>PLUMBING</b>	N/A
<b>SIDE</b> FT	<b>SIDE</b> 15/35 FT	<b>SEDIMENT</b>	N/A	<b>ENV. HEALTH</b> JFW	02/06/2023
<b>REAR</b> FT	<b>REAR</b> 100 FT	<b>PUB. SEWER</b> LJA	11/30/2022	<b>HISTORIC</b>	N/A
<b>SIDE STREET</b> FT	<b>SIDE STREET</b> FT	<b>S.W. MGT.</b>	N/A	<b>SHA</b>	N/A
<b>MAX. HGHT</b> FT	<b>MAX. HGHT</b> 40 FT	<b>ENTRANCE</b>	N/A	<b>MECHANICAL</b>	N/A
		<b>FIRE MARSHAL</b>	N/A	<b>ELECTRICAL</b>	N/A
		<b>BACKFLOW</b>	N/A	<b>FOOD SERVICE</b>	N/A

**DATE APPROVED:** 2-14-23      **ADMINISTRATOR APPROVAL:** Kiran 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.: BR22-11-0812

Date of Application: 11/09/2022

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 148 HARRIER WAY CHESTER  <b>TAX ACCOUNT</b> 1804126111 <b>SUBDIVISION</b> FOUR SEASONS AT KENT ISLAND <b>CRITICAL AREA</b> YES <b>ACREAGE</b> 0.136 <b>TAX MAP</b> 0049 <b>GRID</b> 0020 <b>PARCEL</b> 0007 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 452 <b>ZONED</b> CMPD, SM FRONTAGE 54.2 DEPTH 122		<b>PROPERTY OWNERS:</b> K HOVNANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (240) 375-4735 <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 LOT  <b>PROPOSED USE</b> 4SEASONS -SFD  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$195,000.00		<b>FEES</b> <b>ZONING</b> \$55.00    4SEASNDRRA                      \$7,750.00 <b>BOCA FEE</b> \$222.80    ELECT. ADMIN.                      \$10.00 <b>MHB FEE</b> \$50.00    SPRINKLER                      \$150.00 <b>SINGLE LOT</b> \$55.00    ELECT. PERMIT                      \$135.00																															
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CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
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SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-1626-22																													
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PLUMBER	BLUESTREAM SERVICES INC	PN#220	(410) 363-0072	P-1621-22																													
<b>DESCRIPTION OF WORK:</b> CONSTRUCT 1-STORY SFD 35' X 59'6" OVERALL INCLUDING 20' X 22' GARAGE, 8' X 4' PORCH ATHENS MODEL - PLANS IN REVERSE 55+ AGE RESTRICTED COMMUNITY																																	
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME																															
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> 1,544 <b>THIRD FLOOR:</b> <b>GARAGE:</b> 437 <b>DECK:</b> <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 2,013	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPORIT:</b> <b>PORCH:</b> 32	<b># BEDROOMS:</b> 2 <b>ROAD TYPE:</b> COUNTY <b>WATER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> GAS <b>FIREPLACE:</b> GAS	<b># BATHROOMS:</b> 2 <b>SPRINKLER:</b> YES <b>SEWER TYPE:</b> PUBLIC <b>CENTRAL AIR:</b> YES																														

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. 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. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS		APPROVALS:	
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	<b>BUILDING</b> HD	11/18/2022
<b>FRONT</b> FT	<b>FRONT</b> 20 FT	<b>ZONING</b> JP	11/18/2022
<b>SIDE</b> FT	<b>SIDE</b> 5 FT	<b>SEDIMENT</b> AR	06/10/2021
<b>REAR</b> FT	<b>REAR</b> 10 FT	<b>PUB. SEWER</b> DT	11/22/2022
<b>SIDE STREET</b> FT	<b>SIDE STREET</b> FT	<b>S.W. MGT.</b> KN	11/18/2022
<b>MAX. HGHT</b> FT	<b>MAX. HGHT</b> 40 FT	<b>ENTRANCE</b> DB	11/18/2022
		<b>FIRE MARSHAL</b> JL	02/10/2023
		<b>BACKFLOW</b> CG	12/08/2022
		<b>FLOODPLAIN ZONE</b> KN	11/18/2022
		<b>PLUMBING</b> CG	12/08/2022
		<b>ENV. HEALTH</b> JEN	11/18/2022
		<b>HISTORIC</b>	N/A
		<b>SHA</b>	N/A
		<b>MECHANICAL</b> CH	12/08/2022
		<b>ELECTRICAL</b>	11/23/2022
		<b>FOOD SERVICE</b>	N/A

DATE APPROVED: 2-14-23                      ADMINISTRATOR APPROVAL: Karen J Swinson



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

ZONING CERTIFICATE #: Z23-01-0016

Date of Application: 01/20/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1807014538	3613 MCGINNES RD	MILLINGTON

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SANDRA H SQUIRES SQUIRES, JEFFERY	TAX MAP 0006	BLOCK	PARCEL 0180
OWNER ADDRESS:	3613 MCGINNES RD MILLINGTON, MD 21651	LOT	SECTION	ZONED NC-1
HOME PHONE:	(443) 480-0191	CRITICAL AREA NO		ACREAGE 2.13
		SUBDIVISION		
		BUILDING VALUE \$16,399.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	SANDRA H SQUIRES	ZONING FEE: \$75.00	FM FEE:	
ADDRESS:	3613 Mcginnes Rd MILLINGTON, MD 21651	ELECTRICAL PERMIT #: EZ23-01-0016		
PHONE:	(443) 480-0191	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	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: REPLACE EXISTING ABOVE GROUND POOL WITH 18' X 33' ABOVE GROUND POOL				

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	01/25/2023 STARKEY E-917
ENV. HEALTH	02/08/2023 CS
S.W. MGT.	02/06/2023 KN
ZONING	02/07/2023 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.  
 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. Sumner DATE APPROVED: 2-14-23



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

BUILDING PERMIT No.: BR18-08-0018

Date of Application: 08/09/2018

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 509 BAY DR STEVENSVILLE  <b>TAX ACCOUNT</b> 1804057201 <b>SUBDIVISION:</b> KENT ISLAND ESTATES <b>CRITICAL AREA YES</b> <b>ACREAGE</b> 0.661 <b>TAX MAP 0070 GRID</b> <b>PARCEL</b> 0090 <b>SECTION 3</b> <b>BLOCK P</b> <b>LOT 1</b> <b>ZONED</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> LATHAM, JOHN 509 BAY DR STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (443) 496-0080 <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ACCESSORY STRUCTURE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$10,000.00		<b>FEES</b> <b>ZONING</b> \$55.00 <b>BOCA FEE</b> \$35.00 <b>INSPECTION FEE</b>	
<b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> <b>OWNER</b> <b>OWNER</b> QAC1000			
<b>DESCRIPTION OF WORK:</b> RELOCATE 12' X 28' PREFAB SHED FROM 1306 JOHN BROWN RD TO 509 BAY DRIVE STEVENSVILLE.			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> <b>OTHER:</b> 336 <b>TOTAL FLOOR AREA:</b> 336	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPORT:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> <b>ROAD TYPE:</b> <b>WATER TYPE PRIVATE</b> <b>HEATING SYSTEM:</b> CENTRAL AIR: <b>FIREPLACE:</b>	<b># BATHROOMS:</b> <b>SPRINKLER:</b> NO <b>SEWER TYPE PRIVATE</b>

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:**  
 ANY ELELCTRICAL WORK ADDED TO THIS STRUCTURE WILL REQUIRE AN APPROVED QUEEN ANNE'S COUNTY ELECTRICAL PERMIT AND INSPECTED BY THE MIDDLE DEPARTMENT INSPECTION OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. 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

<b>MINIMUM YARD REQUIREMENTS</b>				<b>APPROVALS:</b>			
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	<b>BUILDING</b> <i>KAC</i>	08/27/2018	<b>FLOODPLAIN ZONE</b>	N/A		
<b>FRONT</b> FT	<b>FRONT</b> FT	<b>ZONING</b> <i>TV</i>	N/A	<b>PLUMBING</b>	N/A		
<b>SIDE</b> 3 FT	<b>SIDE</b> FT	<b>SEDIMENT</b>	N/A	<b>ENV. HEALTH</b> <i>JFN</i>	01/04/2023		
<b>REAR</b> 3 FT	<b>REAR</b> FT	<b>PUB. SEWER</b> <i>LO</i>	08/28/2018	<b>HISTORIC</b>	N/A		
<b>SIDE STREET</b> FT	<b>SIDE STREET</b> FT	<b>S.W. MGT.</b>	N/A	<b>SHA</b>	N/A		
<b>MAX. HGHT</b> 20 FT	<b>MAX. HGHT</b> FT	<b>ENTRANCE</b>	N/A	<b>MECHANICAL</b>	N/A		
		<b>FIRE MARSHAL</b>	N/A	<b>ELECTRICAL</b>	N/A		
		<b>BACKFLOW</b>	N/A	<b>FOOD SERVICE</b>	N/A		

DATE APPROVED: 2-14-23                      ADMINISTRATOR APPROVAL: *Karen G. Swinson*





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

ZONING CERTIFICATE #: Z23-01-0003

Date of Application: 01/06/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803001407	620 OWENS RD	QUEEN ANNE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	BOYLE, JAMES	TAX MAP 0061	BLOCK	PARCEL 0014
OWNER ADDRESS:	620 OWENS RD QUEEN ANNE, MD 21657	LOT	SECTION	ZONED AG
HOME PHONE:	(410) 316-6670	CRITICAL AREA NO		ACREAGE 125.22
		SUBDIVISION		
		BUILDING VALUE \$110,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DAVID BOYLE	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	471 Owens Rd QUEEN ANNE, MD 21657	ELECTRICAL PERMIT #:		
PHONE:	(410) 310-6670	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO
			<input type="checkbox"/> WILL CALL	
EXISTING USE: AGRICULTURE/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 A 60' X 100' POLE BUILDING FOR FARM STORAGE				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	01/13/2023 GJH
SOIL CONSERVATION - PERMITTING	02/07/2023 AR
ZONING	01/11/2023 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.  
 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: *Vivian J. Blunson* DATE APPROVED: *2-14-23*





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

BUILDING PERMIT No.: BR22-04-0297

Date of Application: 04/22/2022

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 110 EDGE KNOL LN QUEENSTOWN  <b>TAX ACCOUNT</b> 1805020255 <b>SUBDIVISION</b> HICKORY RIDGE <b>CRITICAL AREA</b> YES <b>ACREAGE</b> 1.738 <b>TAX MAP</b> 0059 <b>GRID</b> 0014 <b>PARCEL</b> 0139 <b>SECTION</b> A <b>BLOCK</b> <b>LOT</b> 8 <b>ZONED</b> NC-2 <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> ARGON, YAIR & JUDITH 1231 WYNGATE RD WYNNEWOOD, PA 19096  <b>HOME PHONE:</b> (610) 212-5437 <b>APPLICANT:</b>  <b>STAKED:</b> <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL																										
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$250,000.00		<b>FEES</b> <b>ZONING</b> \$55.00 <b>ELECT. PERMIT</b> \$60.00 <b>ELECT. ADMIN.</b> \$10.00 <b>BOCA FEE</b> \$120.44																										
<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>J COLEMAN CONSTRUCTION CO LLC 336 RIVER RD, CHESTERTOWN, MD 21620</td> <td>1578</td> <td>(410) 778-0023</td> <td></td> </tr> <tr> <td>PLUMBER</td> <td>TIM THE PLUMBER</td> <td>PR-371</td> <td>(410) 758-4399</td> <td>P-0011-23</td> </tr> <tr> <td>HVAC</td> <td>SHORE HVAC INC</td> <td>HM#358</td> <td>(410) 778-9515</td> <td>H-0004-23</td> </tr> <tr> <td>ELECTRICIAN</td> <td>GARRETT GERMAN &amp; SONS INC</td> <td>E-#571</td> <td>(410) 758-0225</td> <td>ER22-04-0297</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	J COLEMAN CONSTRUCTION CO LLC 336 RIVER RD, CHESTERTOWN, MD 21620	1578	(410) 778-0023		PLUMBER	TIM THE PLUMBER	PR-371	(410) 758-4399	P-0011-23	HVAC	SHORE HVAC INC	HM#358	(410) 778-9515	H-0004-23	ELECTRICIAN	GARRETT GERMAN & SONS INC	E-#571	(410) 758-0225	ER22-04-0297
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ELECTRICIAN	GARRETT GERMAN & SONS INC	E-#571	(410) 758-0225	ER22-04-0297																								
<b>DESCRIPTION OF WORK:</b> REMOVE EXISTING SHED AND PORTION OF DRIVEWAY. CONSTRUCT ADDITION TO EXISTING SFD OF A 16' X 18' FAMILY ROOM AND 41' X 26' ATTACHED GARAGE WITH 32' X 36' LIVING AREA ABOVE TO INCLUDE (2) BEDROOMS, (2) BATHROOMS, AND A SITTING ROOM. IN EXISTING SFD CONVERT BEDROOM TO SITTING ROOM OPEN TO NEW FAMILY ROOM WITH 1/2 BATHROOM.																												
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME																										
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> 288 <b>THIRD FLOOR:</b> <b>GARAGE:</b> 832 <b>DECK:</b> <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 1,832	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> 712 <b>FOURTH FLOOR:</b> <b>CARPOR:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> 2 <b>ROAD TYPE:</b> COUNTY <b>WATER TYPE:</b> PRIVATE <b>HEATING SYSTEM:</b> HEAT P CENTRAL AIR: YES <b>FIREPLACE:</b>	<b># BATHROOMS:</b> 3 <b>SPRINKLER:</b> <b>SEWER TYPE:</b> PRIVATE																									

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:**  
 LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY. CALL 410-758-4088 FOR INSPECTION. \*\*SIDE PROPERTY LINE BORDERS TIDAL WATER- MUST COMPLY WITH BOA CASE # BOA-22-06-0124 APPROVED 12/06/2022 TO REDUCE SIDE SETBACK\*\* 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.

**OFFICE USE ONLY**

<b>MINIMUM YARD REQUIREMENTS</b>			<b>APPROVALS:</b>		
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>		<b>BUILDING</b>	HD 01/05/2023	<b>FLOODPLAIN ZONE</b> K 04/26/2022
<b>FRONT</b>	<b>FRONT</b>	35 FT	<b>ZONING</b>	KS 01/11/2023	<b>PLUMBING</b> CG 01/06/2023
<b>SIDE</b>	<b>SIDE</b>	**49.7 FT	<b>SEDIMENT</b>	N/A	<b>ENV. HEALTH</b> GJH 01/05/2023
<b>REAR</b>	<b>REAR</b>	100 FT	<b>PUB. SEWER</b>	N/A	<b>HISTORIC</b> N/A
<b>SIDE STREET</b>	<b>SIDE STREET</b>	0 FT	<b>S.W. MGT.</b>	N/A	<b>SHA</b> N/A
<b>MAX. HGHT</b>	<b>MAX. HGHT</b>	40 FT	<b>ENTRANCE</b>	N/A	<b>MECHANICAL</b> CG 01/06/2023
			<b>FIRE MARSHAL</b>	N/A	<b>ELECTRICAL</b> 12/29/2022
			<b>BACKFLOW</b>	N/A	<b>FOOD SERVICE</b> N/A

**DATE APPROVED:** 2-14-23      **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.: BR23-02-0069

Date of Application: 02/01/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 207 SONGBIRD LN CENTREVILLE  <b>TAX ACCOUNT</b> 1806012035 <b>SUBDIVISION</b> WILLOW BRANCH EAST <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 1.3 <b>TAX MAP</b> 0037 <b>GRID</b> 0016 <b>PARCEL</b> 0018 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 41 <b>ZONED AG</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> WILLOW BRANCH FARMS LLC PO BOX 140 CENTREVILLE, MD 21617  <b>HOME PHONE:</b> (410) 924-6699 <b>APPLICANT:</b> MIKE'S CUSTOM HOMES MIKE PETERS 126 Burton Air Dr  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																																
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> RENOVATION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$15,000.00		<b>FEES</b> <table border="0"> <tr> <td>BOCA FEE</td> <td>\$61.68</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>PARKS &amp; REC</td> <td>\$272.42</td> <td>FIRE DIST 4</td> <td>\$282.70</td> </tr> <tr> <td>SCHOOLS</td> <td>\$2,451.78</td> <td>RENOVATION PERMIT FEE</td> <td>\$105.00</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td></td> <td></td> </tr> </table>		BOCA FEE	\$61.68	SPRINKLER	\$150.00	PARKS & REC	\$272.42	FIRE DIST 4	\$282.70	SCHOOLS	\$2,451.78	RENOVATION PERMIT FEE	\$105.00	ZONING	\$55.00																	
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<table border="0"> <tr> <td><b>CONTRACTORS</b></td> <td><b>NAME</b></td> <td><b>LICENSE #</b></td> <td><b>PHONE#</b></td> <td><b>PERMIT#</b></td> </tr> <tr> <td>OWNER</td> <td>OWNER</td> <td>QAC1000</td> <td></td> <td></td> </tr> <tr> <td>HVAC</td> <td>CLEAN AIR HEATING &amp; AIR</td> <td>HM-062</td> <td>(410) 633-8350</td> <td>H-1314-22</td> </tr> <tr> <td>ELECTRICIAN</td> <td>ATR ELECTRICAL SERVICES, INC</td> <td>E-#1622</td> <td>(302) 650-5050</td> <td>ER-22-09-0689</td> </tr> <tr> <td>PLUMBER</td> <td>TIM THE PLUMBER</td> <td>PR-371</td> <td>(410) 758-4399</td> <td>P-1312-22</td> </tr> <tr> <td>SPRINKLER</td> <td>PLATINUM SPRINKLER LLC</td> <td>MSC-429</td> <td>(410) 575-1441</td> <td>BF-1313-22</td> </tr> </table>		<b>CONTRACTORS</b>	<b>NAME</b>	<b>LICENSE #</b>	<b>PHONE#</b>	<b>PERMIT#</b>	OWNER	OWNER	QAC1000			HVAC	CLEAN AIR HEATING & AIR	HM-062	(410) 633-8350	H-1314-22	ELECTRICIAN	ATR ELECTRICAL SERVICES, INC	E-#1622	(302) 650-5050	ER-22-09-0689	PLUMBER	TIM THE PLUMBER	PR-371	(410) 758-4399	P-1312-22	SPRINKLER	PLATINUM SPRINKLER LLC	MSC-429	(410) 575-1441	BF-1313-22	<b>DESCRIPTION OF WORK:</b> REVISION/ADDITION TO SFD UNDER CONSTRUCTION (BR22-09-0689) TO INCLUDE ON FIRST FLOOR, CONVERTING AN 8' X 5' PORTION OF THE ATTACHED GARAGE INTO A PANTRY ROOM AND AN ADDITION OF A 26' X 23' BONUS ROOM ON SECOND FLOOR.		
<b>CONTRACTORS</b>	<b>NAME</b>	<b>LICENSE #</b>	<b>PHONE#</b>	<b>PERMIT#</b>																														
OWNER	OWNER	QAC1000																																
HVAC	CLEAN AIR HEATING & AIR	HM-062	(410) 633-8350	H-1314-22																														
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SPRINKLER	PLATINUM SPRINKLER LLC	MSC-429	(410) 575-1441	BF-1313-22																														
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME																																
<table border="0"> <tr> <td><b>UNFIN. BASEMENT:</b></td> <td><b>FIN BASEMENT:</b></td> <td><b># BEDROOMS:</b></td> <td><b># BATHROOMS:</b></td> </tr> <tr> <td><b>FIRST FLOOR:</b> 40</td> <td><b>SECOND FLOOR:</b> 474</td> <td><b>ROAD TYPE:</b></td> <td><b>SPRINKLER:</b></td> </tr> <tr> <td><b>THIRD FLOOR:</b></td> <td><b>FOURTH FLOOR:</b></td> <td><b>WATER TYPE</b> PRIVATE</td> <td><b>SEWER TYPE</b> PRIVATE</td> </tr> <tr> <td><b>GARAGE:</b></td> <td><b>CARPORT:</b></td> <td colspan="2"><b>HEATING SYSTEM:</b> HEAT PUMP CENTRAL AIR: YES</td> </tr> <tr> <td><b>DECK:</b></td> <td><b>PORCH:</b></td> <td colspan="2"><b>FIREPLACE:</b></td> </tr> <tr> <td><b>OTHER:</b></td> <td></td> <td colspan="2"></td> </tr> <tr> <td colspan="4"><b>TOTAL FLOOR AREA:</b> 514</td> </tr> </table>		<b>UNFIN. BASEMENT:</b>	<b>FIN BASEMENT:</b>	<b># BEDROOMS:</b>	<b># BATHROOMS:</b>	<b>FIRST FLOOR:</b> 40	<b>SECOND FLOOR:</b> 474	<b>ROAD TYPE:</b>	<b>SPRINKLER:</b>	<b>THIRD FLOOR:</b>	<b>FOURTH FLOOR:</b>	<b>WATER TYPE</b> PRIVATE	<b>SEWER TYPE</b> PRIVATE	<b>GARAGE:</b>	<b>CARPORT:</b>	<b>HEATING SYSTEM:</b> HEAT PUMP CENTRAL AIR: YES		<b>DECK:</b>	<b>PORCH:</b>	<b>FIREPLACE:</b>		<b>OTHER:</b>				<b>TOTAL FLOOR AREA:</b> 514								
<b>UNFIN. BASEMENT:</b>	<b>FIN BASEMENT:</b>	<b># BEDROOMS:</b>	<b># BATHROOMS:</b>																															
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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:**  
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

<b>MINIMUM YARD REQUIREMENTS</b>		<b>APPROVALS:</b>					
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	<b>BUILDING</b> HD	02/07/2023	<b>FLOODPLAIN ZONE</b>	N/A		
<b>FRONT</b> FT	<b>FRONT</b> 40 FT	<b>ZONING</b> JP	02/07/2023	<b>PLUMBING</b>	N/A		
<b>SIDE</b> FT	<b>SIDE</b> 20 FT	<b>SEDIMENT</b>	N/A	<b>ENV. HEALTH</b> GJT	02/08/2023		
<b>REAR</b> FT	<b>REAR</b> 50 FT	<b>PUB. SEWER</b>	N/A	<b>HISTORIC</b>	N/A		
<b>SIDE STREET</b> FT	<b>SIDE STREET</b> FT	<b>S.W. MGT.</b>	N/A	<b>SHA</b>	N/A		
<b>MAX. HGHT</b> FT	<b>MAX. HGHT</b> 40 FT	<b>ENTRANCE</b>	N/A	<b>MECHANICAL</b>	N/A		
		<b>FIRE MARSHAL</b>	N/A	<b>ELECTRICAL</b>	10/26/2022		
		<b>BACKFLOW</b>	N/A	<b>FOOD SERVICE</b>	N/A		

**DATE APPROVED:** 2-14-23                      **ADMINISTRATOR APPROVAL:** [Signature]



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

ZONING CERTIFICATE #: Z23-01-0022

Date of Application: 01/25/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805002532	906 LONG POINT RD	GRASONVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CAPACCHINOE, MARIANNE	TAX MAP 0058	BLOCK	PARCEL 0569
OWNER ADDRESS:	906 LONG POINT RD GRASONVILLE, MD 21638	LOT 19	SECTION	ZONED NC-15
HOME PHONE:	(301) 318-2199	CRITICAL AREA YES		ACREAGE 0.36
		SUBDIVISION LONG POINT		
		BUILDING VALUE \$30,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	SHORELINE SOLUTIONS	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	278 Granny Branch Rd CHURCH HILL, MD 21623	ELECTRICAL PERMIT #:		
PHONE:	(410) 924-7432	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input type="checkbox"/> YES	<input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	RESIDENTIAL	PROPOSED USE: PIER		
MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: REPLACE IN-KIND AN EXISTING 140' X 6' PIER WITH 10' X 15' PLATFORM. TOTAL LENGTH OF PIER = 150'				

**AGENCY APPROVALS:**

Name	Completed Date
FLOODPLAIN ZONE	02/07/2023 KN
ZONING	02/08/2023 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:**

MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN. CALL 410-758-4088 FOR INSPECTION.  
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.  
 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.  
 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: *Kiran J. Swanson* DATE APPROVED: 2-14-23



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

ZONING CERTIFICATE #: Z23-01-0028

Date of Application: 01/31/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1807003994	712 DEEP LANDING RD	CHESTERTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	O'NEILL, JOSEPH	TAX MAP 0005	BLOCK	PARCEL 0138
OWNER ADDRESS:	218 PINE COVE LN CHESTERTOWN, MD 21620	LOT 1	SECTION	ZONED CS, NC-2I
HOME PHONE:	(443) 988-3714	CRITICAL AREA YES		ACREAGE 6.01
		SUBDIVISION		
		BUILDING VALUE \$25,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	JOSEPH O'NEILL	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	218 Pine Cove Ln CHESTERTOWN, MD 21620	ELECTRICAL PERMIT #:		
PHONE:	(443) 988-3714	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	AGRICULTURE	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 28' X 80' POLE BARN FOR FARM STORAGE.				

**AGENCY APPROVALS:**

Name	Completed Date
ENV. HEALTH	02/07/2023 CS
SOIL CONSERVATION - PERMITTING	01/24/2023 AR
ZONING	02/03/2023 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.  
 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 G. Swanson* DATE APPROVED: *2-14-23*



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

BUILDING PERMIT No.: BR23-02-0067

Date of Application: 02/01/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 803 STULLTOWN RD SUDLERSVILLE  <b>TAX ACCOUNT</b> 1801013998 <b>SUBDIVISION</b> <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 5.5 <b>TAX MAP</b> 0013 <b>GRID</b> 0006 <b>PARCEL</b> 0112 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 2 <b>ZONED AG</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> WINGATE, THOMAS 803 STULLTOWN RD SUDLERSVILLE, MD 21668  <b>HOME PHONE:</b> (443) 244-0316 <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$2,500.00		<b>FEES</b> <b>ZONING</b> \$55.00 <b>BOCA FEE</b> \$35.00	
<b>CONTRACTORS</b> <b>NAME</b> <b>OWNER</b> <b>OWNER</b>	<b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> QAC1000	<b>DESCRIPTION OF WORK:</b> CONSTRUCT ADDITION TO EXISTING SFD OF 12' X 22' DECK.	
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> 264 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 264	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPORT:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> <b>ROAD TYPE:</b> <b>WATER TYPE</b> PRIVATE <b>HEATING SYSTEM:</b> <b>FIREPLACE:</b>	<b># BATHROOMS:</b> <b>SPRINKLER:</b> <b>SEWER TYPE</b> PRIVATE <b>CENTRAL AIR:</b>

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.

**OFFICE USE ONLY**

MINIMUM YARD REQUIREMENTS		APPROVALS:				
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING	HD	02/03/2023	FLOODPLAIN ZONE	N/A
FRONT	FRONT	ZONING	KS	02/03/2023	PLUMBING	N/A
SIDE	SIDE	SEDIMENT		N/A	ENV. HEALTH	CS 02/06/2023
REAR	REAR	PUB. SEWER		N/A	HISTORIC	N/A
SIDE STREET	SIDE STREET	S.W. MGT.		N/A	SHA	N/A
MAX. HGHT	MAX. HGHT	ENTRANCE		N/A	MECHANICAL	N/A
		FIRE MARSHAL		N/A	ELECTRICAL	N/A
		BACKFLOW		N/A	FOOD SERVICE	N/A

DATE APPROVED: 2-14-23

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.: BR22-12-0891

Date of Application: 12/14/2022

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 632 MOORINGS CIR STEVENSVILLE  <b>TAX ACCOUNT</b> 1804125674 <b>SUBDIVISION</b> BAY BRIDGE COVE <b>CRITICAL AREA</b> YES <b>ACREAGE</b> <b>TAX MAP</b> 0056 <b>GRID</b> 0010 <b>PARCEL</b> 0279 <b>SECTION</b> <b>BLOCK</b> <b>LOT UNIT</b> 49 <b>ZONED</b> CS <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> KENT ISLAND LLC 940 W SPROUL RD STE 301 SPRINGFIELD, PA 19064  <b>HOME PHONE:</b> (267) 908-0013 <b>APPLICANT:</b>  <b>STAKED:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> VACANT LOT  <b>PROPOSED USE</b> TOWNHOUSE - 4 OR LESS UNITS  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$225,000.00		<b>FEES</b> <b>FIRE DIST 1</b> \$1,456.40 <b>ELECT. PERMIT</b> \$75.00 <b>ZONING</b> \$55.00 <b>MHB FEE</b> \$50.00 <b>ELECT. ADMIN.</b> \$10.00 <b>SPRINKLER</b> \$150.00 <b>PARKS &amp; REC</b> \$1,403.44 <b>BOCA FEE</b> \$389.64	
<b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> <b>MHBR</b> KENT ISLAND LLC      MHL 7784      (484) 368-9830 940 W SPROUL RD STE 301, SPRINGFIELD, PA 19064 <b>SPRINKLER</b> BRYANT GROUP LLC      MSC-#38      (301) 670-2700      BF-0020-23 <b>PLUMBER</b> BRYANT GROUP      PN-453      (301) 670-2701      P-0014-23 <b>ELECTRICIAN</b> BAUSUM AND DUCKETT ELECTRIC      E 1345      (410) 956-2927      ER22-12-0891 <b>HVAC</b> WILLIAM H METCALFE & SONS      HM#105      (301) 868-6330      H-0026-23			
<b>DESCRIPTION OF WORK:</b> CONSTRUCT 2 STORY TOWNHOUSE. FIRST FLOOR 87' X 32' TO INCLUDE 24' X 20' GARAGE AND 12' X 10' SCREEN PORCH. SECOND FLOOR 42' X 32' WITH LOFT. LAUREL - MODEL 55+ AGE RESTRICTED COMMUNITY			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> 1,963 <b>THIRD FLOOR:</b> <b>GARAGE:</b> 447 <b>DECK:</b> <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 3,247	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> 685 <b>FOURTH FLOOR:</b> <b>CARPORIT:</b> <b>PORCH:</b> 152	<b># BEDROOMS:</b> 3 <b>ROAD TYPE:</b> COUNTY <b>WATER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> GAS <b>FIREPLACE:</b> GAS	<b># BATHROOMS:</b> 3 <b>SPRINKLER:</b> YES <b>SEWER TYPE:</b> PUBLIC <b>CENTRAL AIR:</b> YES

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:**  
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN 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>TD</i>	12/19/2022	FLOODPLAIN ZONE <i>AN</i>	12/16/2022
ZONING <i>JP</i>	12/28/2022	PLUMBING <i>CS</i>	01/06/2023
SEDIMENT <i>TR</i>	02/19/2021	ENV. HEALTH <i>WEN</i>	12/19/2022
PUB. SEWER <i>DT</i>	12/19/2022	HISTORIC	N/A
S.W. MGT. <i>KN</i>	12/16/2022	SHA	N/A
ENTRANCE <i>DB</i>	12/16/2022	MECHANICAL <i>CH</i>	01/06/2023
FIRE MARSHAL <i>JB</i>	02/07/2023	ELECTRICAL	01/05/2023
BACKFLOW <i>CH</i>	01/06/2023	FOOD SERVICE	N/A

DATE APPROVED: 2-14-23

ADMINISTRATOR APPROVAL: *Vivian J. Simson*



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

BUILDING PERMIT No.: BR22-12-0892

Date of Application: 12/14/2022

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 628 MOORINGS CIR STEVENSVILLE  <b>TAX ACCOUNT</b> 1804125674 <b>SUBDIVISION</b> BAY BRIDGE COVE <b>CRITICAL AREA</b> YES <b>ACREAGE</b> <b>TAX MAP</b> 0056 <b>GRID</b> 0010 <b>PARCEL</b> 0279 <b>SECTION</b> <b>BLOCK</b> <b>LOT UNIT</b> 50 <b>ZONED CS</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> KENT ISLAND LLC 940 W SPROUL RD STE 301 SPRINGFIELD, PA 19064  <b>HOME PHONE:</b> (267) 908-0013 <b>APPLICANT:</b>  <b>STAKED:</b> <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> VACANT LOT  <b>PROPOSED USE</b> TOWNHOUSE - 4 OR LESS UNITS  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$225,000.00		<b>FEES</b> <b>MHB FEE</b> \$50.00 <b>PARKS &amp; REC</b> \$1,102.40 <b>BOCA FEE</b> \$309.12 <b>SPRINKLER</b> \$150.00 <b>ZONING</b> \$55.00 <b>ELECT. ADMIN.</b> \$10.00 <b>ELECT. PERMIT</b> \$75.00 <b>FIRE DIST 1</b> \$1,144.00	
<b>CONTRACTORS</b> <b>NAME</b> <b>LICENSE #</b> <b>PHONE#</b> <b>PERMIT#</b> <b>MHBR</b> KENT ISLAND LLC      MHL 7784      (484) 368-9830 940 W SPROUL RD STE 301, SPRINGFIELD, PA 19064 <b>SPRINKLER</b> BRYANT GROUP LLC      MSC-#38      (301) 670-2700      BF-0021-23 <b>PLUMBER</b> BRYANT GROUP      PN-453      (301) 670-2701      P-0015-23 <b>ELECTRICIAN</b> BAUSUM AND DUCKETT ELECTRIC      E 1345      (410) 956-2927      ER22-12-0892 <b>HVAC</b> WILLIAM H METCALFE & SONS      HM#105      (301) 868-6330      H-0027-23			
<b>DESCRIPTION OF WORK:</b> CONSTRUCT 2 STORY TOWNHOUSE. FIRST FLOOR 74' X 32' TO INCLUDE 21' X 20' GARAGE. SECOND FLOOR 28' X 32' WITH LOFT. EASTON - MODEL 55+ AGE RESTRICTED COMMUNITY			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b> <b>UNFIN. BASEMENT:</b> <b>FIN BASEMENT:</b> <b>FIRST FLOOR:</b> 1,569 <b>SECOND FLOOR:</b> 511 <b>THIRD FLOOR:</b> <b>FOURTH FLOOR:</b> <b>GARAGE:</b> 451 <b>CARPORT:</b> <b>DECK:</b> <b>PORCH:</b> 45 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 2,576		<b>CONSTRUCTION TYPE:</b> WOOD FRAME <b># BEDROOMS:</b> 3 <b># BATHROOMS:</b> 3 <b>ROAD TYPE:</b> COUNTY <b>SPRINKLER:</b> YES <b>WATER TYPE:</b> PUBLIC <b>SEWER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> GAS <b>CENTRAL AIR:</b> YES <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:**  
 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. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

**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>HD</i>	12/19/2022	FLOODPLAIN ZONE <i>KN</i>	12/19/2022
ZONING <i>JP</i>	12/28/2022	PLUMBING <i>CG</i>	01/06/2023
SEDIMENT <i>AL</i>	02/19/2021	ENV. HEALTH <i>Jen</i>	12/19/2022
PUB. SEWER <i>DT</i>	12/19/2022	HISTORIC	N/A
S.W. MGT. <i>KN</i>	12/19/2022	SHA	N/A
ENTRANCE <i>DB</i>	12/21/2022	MECHANICAL <i>CG</i>	N/A
FIRE MARSHAL <i>JB</i>	02/07/2023	ELECTRICAL	02/06/2023
BACKFLOW <i>CG</i>	01/06/2023	FOOD SERVICE	01/06/2023

DATE APPROVED: 2-14-23

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.: BR23-02-0070

Date of Application: 02/01/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 302 WILLIAM WAY STEVENSVILLE  <b>TAX ACCOUNT</b> 1804077598 <b>SUBDIVISION</b> BAY CITY <b>CRITICAL AREA</b> YES <b>ACREAGE</b> 0.711 <b>TAX MAP</b> 0056 <b>GRID</b> 0000 <b>PARCEL</b> 0417 <b>SECTION</b> 2 <b>BLOCK</b> 28 <b>LOT</b> 10 11 <b>ZONED</b> NC-20 <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> DOMOGAUER, GREG & SHARLA 302 WILLIAM WAY STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (240) 417-8742  <b>APPLICANT:</b>   <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$17,000.00		<b>FEES</b> <b>BOCA FEE</b> \$95.28 <b>ZONING</b> \$55.00	
<b>CONTRACTORS</b> OWNER	<b>NAME</b> OWNER	<b>LICENSE #</b> QAC1000	<b>PHONE#</b>  <b>PERMIT#</b>
<b>DESCRIPTION OF WORK:</b> CONSTRUCT ADDITION TO EXISTING SFD OF A 25'7" X 3'8" UPPER DECK & 26'4" X 19'6" LOWER DECK. DECK 38'1-1/8" X 25'8-1/8" OVERALL.			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> 1,191 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 1,191	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPORT:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> <b>ROAD TYPE:</b> <b>WATER TYPE</b> PUBLIC <b>HEATING SYSTEM:</b> <b>FIREPLACE:</b>	<b># BATHROOMS:</b> <b>SPRINKLER:</b> <b>SEWER TYPE</b> PUBLIC <b>CENTRAL AIR:</b>

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:**  
 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. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

<b>MINIMUM YARD REQUIREMENTS</b>		<b>APPROVALS:</b>					
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	<b>BUILDING</b> <i>HD</i>	02/08/2023	<b>FLOODPLAIN ZONE</b>	N/A		
<b>FRONT</b>	<b>FRONT</b> 35 FT	<b>ZONING</b> <i>JP</i>	02/08/2023	<b>PLUMBING</b>	N/A		
<b>SIDE</b>	<b>SIDE</b> 15/35 FT	<b>SEDIMENT</b>	N/A	<b>ENV. HEALTH</b> <i>JEN</i>	02/09/2023		
<b>REAR</b>	<b>REAR</b> 50 FT	<b>PUB. SEWER</b> <i>DT</i>	02/09/2023	<b>HISTORIC</b>	N/A		
<b>SIDE STREET</b>	<b>SIDE STREET</b> FT	<b>S.W. MGT.</b>	N/A	<b>SHA</b>	N/A		
<b>MAX. HGHT</b>	<b>MAX. HGHT</b> 40 FT	<b>ENTRANCE</b>	N/A	<b>MECHANICAL</b>	N/A		
		<b>FIRE MARSHAL</b>	N/A	<b>ELECTRICAL</b>	N/A		
		<b>BACKFLOW</b>	N/A	<b>FOOD SERVICE</b>	N/A		

DATE APPROVED: 2-14-23                      ADMINISTRATOR APPROVAL: *Kieran J. Swinson*





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

ZONING CERTIFICATE #: Z22-10-0382

Date of Application: 10/19/2022

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804020286	318 BEACHSIDE DR	STEVENSVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: LEE, MILLIE	TAX MAP 0076      BLOCK C      PARCEL 0014
OWNER ADDRESS: 2713 WEATHERSTONE DR ELLICOTT CITY, MD 21042	LOT 10      SECTION      ZONED NC-20
HOME PHONE: (410) 215-2286	CRITICAL AREA YES      ACREAGE 1.11
	SUBDIVISION TOWER GARDENS
	BUILDING VALUE \$3,000.00
	WATER TYPE PRIVATE      SEWER TYPE PUBLIC

APPLICANT INFORMATION	PERMIT FEES
NAME: SONG JUNG	ZONING FEE: \$75.00      FM FEE:
ADDRESS: 2713 Weatherstone Dr ELLICOTT CITY, MD 21042	ELECTRICAL PERMIT #: EZ22-10-0382
PHONE: (410) 215-2286	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
MIMIMUM YARD REQUIREMENTS:	
FRONT: 35 FT      SIDE: 3 FT      REAR: 100 FT      SIDE STREET: FT      HEIGHT: FT	
WORK DESCRIPTION: INSTALL 9' X 9' HOT TUB. HOT TUB TO BE INSET IN DECK (BR22-10-0773)	

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	02/03/2023 QUESENBERRY E-1586
ENV. HEALTH	12/01/2022 JEN
S.W. MGT.	12/02/2022 KN
SKI	11/30/2022 LG
ZONING	12/02/2022 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: **BUFFER MODIFIED**  
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.

ADMINISTRATOR APPROVAL: Man J. Sumner      DATE APPROVED: 2-14-23



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

ZONING CERTIFICATE #: Z22-10-0381

Date of Application: 10/19/2022

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804020286	318 BEACHSIDE DR	STEVENSVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: LEE, MILLIE	TAX MAP 0076    BLOCK C    PARCEL 0014
OWNER ADDRESS: 2713 WEATHERSTONE DR ELLICOTT CITY, MD 21042	LOT 10    SECTION    ZONED NC-20
HOME PHONE: (410) 215-2286	CRITICAL AREA YES    ACREAGE 1.11
	SUBDIVISION TOWER GARDENS
	BUILDING VALUE \$15,000.00
	WATER TYPE PRIVATE    SEWER TYPE PUBLIC

APPLICANT INFORMATION	PERMIT FEES
NAME: SONG JUNG	ZONING FEE: \$75.00    FM FEE:
ADDRESS: 2713 Weatherstone Dr ELLICOTT CITY, MD 21042	ELECTRICAL PERMIT #:
PHONE: (410) 215-2286	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: 35 FT    SIDE: 3 FT    REAR: 100 FT	SIDE STREET: FT    HEIGHT: FT
WORK DESCRIPTION: INSTALL 28' X 15' ABOVE GROUND POOL. POOL TO BE INSET IN DECK (BR22-10-0773) USING EXISTING ELECTRIC	

**AGENCY APPROVALS:**

Name	Completed Date
ENV. HEALTH	12/01/2022 JEN
S.W. MGT.	12/01/2022 KN
SKI	11/30/2022 LG
ZONING	12/02/2022 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.

<b>Conditions:</b> BUFFER MODIFIED EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT. EXISTING ELECTRIC MUST BE DEDICATED OUTLET CANNOT USE EXTENSION CORD
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ADMINISTRATOR APPROVAL: *Karen G. Simpson*    DATE APPROVED: 2-14-23