



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

ZONING CERTIFICATE #: Z23-02-0070

Date of Application: 02/23/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804049756	111 CONGRESSIONAL DR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	BLADES, MARION	TAX MAP 0070	BLOCK J	PARCEL 0068
OWNER ADDRESS:	111 CONGRESSIONAL DR STEVENSVILLE, MD 21666	LOT 16	SECTION	ZONED NC-15
HOME PHONE:	(443) 604-1679	CRITICAL AREA YES		ACREAGE 0.51
		SUBDIVISION QUEEN ANNE'S COLONY		
		BUILDING VALUE \$8,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	MARION BLADES	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	111 Congressional Dr STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:	
PHONE:	(443) 604-1679	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		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 3'X18' PIER. TOTAL LENGTH 18'			

AGENCY APPROVALS:

Name	Completed Date
FLOODPLAIN ZONE	03/08/2023 KN
ZONING	02/28/2023 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:
 OWNER MUST PLANT (3) 4'-6" TALL CONTAINER GROWN NATIVE TREES FOR PERMIT S17-0178. CALL 410-758-4088 FOR INSPECTION.
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY
 OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE AND FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.
 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: Man G. Sunson DATE APPROVED: 7-19-23