



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

BUILDING PERMIT No.: BR23-07-0516

Date of Application: 07/24/2023

BUILDING PERMIT

BUILDING LOCATION 311 DEAN RD CENTREVILLE TAX ACCOUNT 1806004733 SUBDIVISION CRITICAL AREA NO ACREAGE 1.25 TAX MAP 0046 GRID 0015 PARCEL 0042 SECTION BLOCK LOT 1 ZONED NC-1 FRONTAGE DEPTH		PROPERTY OWNERS: MCMAHON, PATRICK & CATHY 511 BRYCE RD QUEENSTOWN, MD 21658 HOME PHONE: (410) 758-2004 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 \$400,000.00		FEES <table border="0"> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>ELECT. PERMIT</td> <td>\$130.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$430.72</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>SCHOOLS</td> <td>\$12,173.04</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>FIRE DIST 4</td> <td>\$1,403.60</td> </tr> <tr> <td>PARKS & REC</td> <td>\$1,352.56</td> <td></td> <td></td> </tr> </table>		ELECT. ADMIN.	\$10.00	ELECT. PERMIT	\$130.00	BOCA FEE	\$430.72	SPRINKLER	\$150.00	SCHOOLS	\$12,173.04	ZONING	\$55.00	SINGLE LOT	\$55.00	FIRE DIST 4	\$1,403.60	PARKS & REC	\$1,352.56												
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DESCRIPTION OF WORK: CONSTRUCT 1 STORY SFD. 76' X 79'9" OVERALL TO INCLUDER 31' X 32' GARAGE, 30' X 6' FRONT PORCH AND 24' X 16' REAR SCREENED PORCH.																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) <table border="0"> <tr> <td>UNFIN. BASEMENT:</td> <td>FIN BASEMENT:</td> </tr> <tr> <td>FIRST FLOOR: 2,552</td> <td>SECOND FLOOR:</td> </tr> <tr> <td>THIRD FLOOR:</td> <td>FOURTH FLOOR:</td> </tr> <tr> <td>GARAGE: 992</td> <td>CARPOR:</td> </tr> <tr> <td>DECK:</td> <td>PORCH: 564</td> </tr> <tr> <td>OTHER:</td> <td></td> </tr> <tr> <td>TOTAL FLOOR AREA: 4,108</td> <td></td> </tr> </table>		UNFIN. BASEMENT:	FIN BASEMENT:	FIRST FLOOR: 2,552	SECOND FLOOR:	THIRD FLOOR:	FOURTH FLOOR:	GARAGE: 992	CARPOR:	DECK:	PORCH: 564	OTHER:		TOTAL FLOOR AREA: 4,108		CONSTRUCTION TYPE: WOOD FRAME <table border="0"> <tr> <td># BEDROOMS: 3</td> <td># BATHROOMS: 2</td> </tr> <tr> <td>ROAD TYPE: COUNTY</td> <td>SPRINKLER: YES</td> </tr> <tr> <td>WATER TYPE PRIVATE</td> <td>SEWER TYPE PRIVATE</td> </tr> <tr> <td>HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES</td> <td></td> </tr> <tr> <td>FIREPLACE: NONE</td> <td></td> </tr> </table>		# BEDROOMS: 3	# BATHROOMS: 2	ROAD TYPE: COUNTY	SPRINKLER: YES	WATER TYPE PRIVATE	SEWER TYPE PRIVATE	HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES		FIREPLACE: NONE							
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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 MSHA 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 STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 35 FT
SIDE FT	SIDE 20 FT
REAR FT	REAR SEE PLAT FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	TD	07/27/2023
ZONING	KS	07/26/2023
SEDIMENT	TR	07/24/2023
PUB. SEWER		N/A
S.W. MGT.	KAJ	08/29/2023
ENTRANCE	DR	07/28/2023
FIRE MARSHAL	JB	08/02/2023
BACKFLOW	CG	08/11/2023

FLOODPLAIN ZONE	KA	07/25/2023
PLUMBING	CG	08/11/2023
ENV. HEALTH	CS	08/11/2023
HISTORIC		N/A
SHA		N/A
MECHANICAL	CG	08/11/2023
ELECTRICAL		07/28/2023
FOOD SERVICE		N/A

DATE APPROVED: 9-6-23

ADMINISTRATOR APPROVAL: [Signature]