



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

BUILDING PERMIT No.: BR23-08-0605
 Date of Application: 08/22/2023

BUILDING PERMIT

BUILDING LOCATION 520 LONG POINT RD GRASONVILLE TAX ACCOUNT 1805012406 SUBDIVISION LONG POINT CRITICAL AREA YES ACREAGE 0.534 TAX MAP 058D GRID 0011 PARCEL 0698 SECTION BLOCK LOT 3 ZONED NC-15 FRONTAGE DEPTH		PROPERTY OWNERS: MURPHY, MASAKO ZULLO, ROBERT 520 LONG POINT RD GRASONVILLE, MD 21638 HOME PHONE: APPLICANT: DEAL ROBERT 401 Bryce Rd QUEENSTOWN, MD 21658 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 \$40,000.00		FEES BOCA FEE \$68.48 ZONING \$55.00	
CONTRACTORS OWNER	NAME OWNER	LICENSE # QAC1000	PHONE# PERMIT#
DESCRIPTION OF WORK: REMOVE EXISTING DECKS AND PORCH. CONSTRUCT NEW 28' X 12' DECK WITH 4' X 6' LANDING, 30' X 12' UNFINISHED 3 SEASON ROOM AND 9' X 12' DECK WITH 4' X 7' LANDINGS. NEW CONSTRUCTING GOING IN SAME FOOTPRINT. USING EXISTING LIGHT AND RECEPTACLE.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: 496 OTHER: TOTAL FLOOR AREA: 856	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH: 360	# BEDROOMS: ROAD TYPE: WATER TYPE PRIVATE HEATING SYSTEM: NONE FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PRIVATE 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:

FLOOD ZONE: BFE: AE 5
 ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 7 FEET
 DIRECT REPLACEMENT 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. MUST HAVE SEDIMENT CONTROL DEVICES IN PLACE PRIOR TO START OF WORK. BUFFER MODIFIED LOT. OWNER MUST PLANT (2) 4'-6'- TALL CONTAINER GROWN NATIVE TREES PRIOR TO CERTIFICATE OF OCCUPANCY. CALL 410-758-4088 FOR INSPECTION.

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 20 FT

APPROVALS:

BUILDING <i>HD</i>	09/14/2023	FLOODPLAIN ZONE <i>AD</i>	09/21/2023
ZONING <i>MO</i>	09/21/2023	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH <i>JFN</i>	09/12/2023
PUB. SEWER	N/A	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: 9-28-23

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.: BR23-08-0596
 Date of Application: 08/17/2023

BUILDING PERMIT

BUILDING LOCATION 136 OLIVE BRANCH RD STEVENSVILLE TAX ACCOUNT 1804042956 SUBDIVISION ROMANCOKE ON THE BAY CRITICAL AREA NO ACREAGE 0.327 TAX MAP 0076 GRID 0000 PARCEL 0061 SECTION 2 BLOCK K LOT 8 ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: WATERMAN REALTY COMPANY 109 COUNTRY DAY RD STE 1 CHESTER, MD 21619 HOME PHONE: (410) 643-5005 APPLICANT: STAKED: <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL																															
EXISTING USE RESIDENCE PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$250,000.00		FEES <table border="0"> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>MHB FEE</td> <td>\$50.00</td> </tr> <tr> <td>ROADS FEE</td> <td>\$500.00</td> <td>PARKS & REC</td> <td>\$1,102.40</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>ELECT. PERMIT</td> <td>\$135.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$294.40</td> <td>SCHOOLS</td> <td>\$9,921.60</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>SINGLE LOT</td> <td>\$55.00</td> </tr> <tr> <td>FIRE DIST 9</td> <td>\$1,144.00</td> <td></td> <td></td> </tr> </table>		SPRINKLER	\$150.00	MHB FEE	\$50.00	ROADS FEE	\$500.00	PARKS & REC	\$1,102.40	ELECT. ADMIN.	\$10.00	ELECT. PERMIT	\$135.00	BOCA FEE	\$294.40	SCHOOLS	\$9,921.60	ZONING	\$55.00	SINGLE LOT	\$55.00	FIRE DIST 9	\$1,144.00								
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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: S23-03-0136 FOR TREE REMOVAL.
 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. USE NC15 SETBACKS PER 18:1-127 (E). SWM - MUST FOLLOW APPROVED 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 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 <i>HD</i>	08/28/2023	FLOODPLAIN ZONE <i>HN</i>	08/29/2023
ZONING <i>KS</i>	09/25/2023	PLUMBING <i>Ch</i>	09/22/2023
SEDIMENT <i>TR</i>	09/13/2023	ENV. HEALTH <i>JFW</i>	09/14/2023
PUB. SEWER <i>Ch</i>	08/31/2023	HISTORIC	N/A
S.W. MGT. <i>KN</i>	09/06/2023	SHA	N/A
ENTRANCE <i>DB</i>	08/28/2023	MECHANICAL <i>Ch</i>	09/22/2023
FIRE MARSHAL <i>JB</i>	09/13/2023	ELECTRICAL	08/30/2023
BACKFLOW <i>Ch</i>	09/22/2023	FOOD SERVICE	N/A

DATE APPROVED:

9-28-23

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

BUILDING PERMIT No.: BR23-09-0655
 Date of Application: 09/05/2023

BUILDING PERMIT

BUILDING LOCATION 466 ELLENDALE BLVD STEVENSVILLE TAX ACCOUNT 1804123042 SUBDIVISION ELLENDALE CRITICAL AREA YES ACREAGE TAX MAP 0056 GRID 0011 PARCEL 0020 SECTION BLOCK LOT F ZONED SMPD FRONTAGE DEPTH		PROPERTY OWNERS: RELIABLE DEVELOPMENT 2410 EVERGREEN RD GAMBRILLS, MD 21054 HOME PHONE: (410) 987-0313 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE PREFAB FIREPLACE REVISED PROPOSED USE CONSTRUCTION VALUE \$4,000.00		FEES ZONING \$55.00 FIREPLACE PERMIT FEE \$35.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000 ELECTRICIAN RJ BEASLEY ELECTRIC E-#900 (410) 604-3950 EC23-02-0008			
DESCRIPTION OF WORK: RENOVATION TO SFD UNDER CONSTRUCTION (BC23-02-0008) TO ADD GAS FIRE PLACE IN THE GREAT ROOM.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: OTHER	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA:	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE HEATING SYSTEM: FIREPLACE: GAS	# BATHROOMS: SPRINKLER: SEWER TYPE CENTRAL AIR:

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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:
 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	FT
SIDE	FT	SIDE	FT
REAR	FT	REAR	FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	FT

APPROVALS:

BUILDING	HD	09/15/2023	FLOODPLAIN ZONE	N/A
ZONING	KS	09/25/2023	PLUMBING	N/A
SEDIMENT		N/A	ENV. HEALTH	JEN 09/18/2023
PUB. SEWER		N/A	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: 9-28-23

ADMINISTRATOR APPROVAL: V. Van G. Swinson



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

BUILDING PERMIT No.: BR23-09-0647

Date of Application: 09/01/2023

BUILDING PERMIT

BUILDING LOCATION 3924 MAIN ST GRASONVILLE TAX ACCOUNT 1805033489 SUBDIVISION CRITICAL AREA YES ACREAGE 0.47 TAX MAP 058H GRID 0001 PARCEL 0657 SECTION BLOCK LOT ZONED GNC FRONTAGE DEPTH		PROPERTY OWNERS: WOODWARD, JASON & HOLLY 3924 MAIN ST GRASONVILLE, MD 21638 HOME PHONE: (443) 336-5338 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 ZONING \$55.00 BOCA FEE \$35.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC AMERICA AFFORDABLE HOME MHIC-146432 (410) 758-7943 IMPROVEMENTS LLC 2115 MAIN ST APT 201, CHESTER, MD 21619			
DESCRIPTION OF WORK: CONSTRUCT A 18' X 8', 18' X 6', 15'X 10' "Z" SHAPED DECK ABOVE EXISTING PORCH.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: 406 OTHER: TOTAL FLOOR AREA: 406	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: 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:
 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.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 35 FT
SIDE FT	SIDE 8 FT
REAR FT	REAR 40 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 20 FT

APPROVALS:

BUILDING HD	09/13/2023	FLOODPLAIN ZONE	N/A
ZONING MO	09/21/2023	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH JEN	09/14/2023
PUB. SEWER DT	09/19/2023	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: 9-28-23

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.: BR23-07-0486

Date of Application: 07/14/2023

BUILDING PERMIT

BUILDING LOCATION 478 ELLENDALE BLVD STEVENSVILLE TAX ACCOUNT 1804123042 SUBDIVISION CRITICAL AREA YES ACREAGE TAX MAP 0056 GRID 0011 PARCEL 0020 SECTION BLOCK LOT F ZONED SMPD FRONTAGE DEPTH			PROPERTY OWNERS: RELIABLE DEVELOPMENT 2410 EVERGREEN RD GAMBRILLS, MD 21054 HOME PHONE: (410) 987-0313 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL		
EXISTING USE RESIDENCE PROPOSED USE PREFAB FIREPLACE REVISED PROPOSED USE CONSTRUCTION VALUE \$2,000.00			FEES ZONING \$55.00 FIREPLACE PERMIT FEE \$35.00		
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000 ELECTRICIAN RJ BEASLEY ELECTRIC E-#900 (410) 604-3950 EC23-02-0010			DESCRIPTION OF WORK: RENOVATION TO SFD UNDER CONSTRUCTION (BC23-02-0010) TO ADD GAS FIRE PLACE IN THE GREAT ROOM.		
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: OTHER		
UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: SECOND FLOOR: THIRD FLOOR: FOURTH FLOOR: GARAGE: CARPOR: DECK: PORCH: OTHER: TOTAL FLOOR AREA:			# BEDROOMS: # BATHROOMS: ROAD TYPE: SPRINKLER: WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: CENTRAL AIR: FIREPLACE: GAS SHEPHERD P-0245-23		

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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 <i>TD</i>	07/19/2023	FLOODPLAIN ZONE	N/A
FRONT	FRONT	ZONING <i>JP</i>	07/19/2023	PLUMBING <i>EG</i>	09/25/2023 SHEPHERD
SIDE	SIDE	SEDIMENT	N/A	ENV. HEALTH <i>JEN</i>	07/19/2023
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	08/11/2023
		BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 9.28.23 **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

ZONING CERTIFICATE #: Z23-07-0249

Date of Application: 07/11/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805035546	124 BRYANS CHANNEL WAY	QUEENSTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CROMWELL, SCOTT & ASHLEY	TAX MAP 0059	BLOCK	PARCEL 0191
OWNER ADDRESS:	124 BRYANS CHANNEL WAY QUEENSTOWN, MD 21658	LOT 27	SECTION	ZONED NC-1
HOME PHONE:	(443) 336-8983	CRITICAL AREA YES		ACREAGE 1.80
		SUBDIVISION WYE HARBOR		
		BUILDING VALUE \$30,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	UNITY LANDSCAPE DESIGN/BUILD	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	3621 Church Hill Rd CHURCH HILL, MD 21623	ELECTRICAL PERMIT #: EZ23-07-0249	
PHONE:	(410) 556-6010	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENTIAL	PROPOSED USE: POOL/SPA	
MINIMUM YARD REQUIREMENTS:			
FRONT:	35 FT	SIDE:	3 FT
REAR:	100 FT	SIDE STREET:	FT
		HEIGHT:	FT
WORK DESCRIPTION: INSTALL 12' X 30' CONCRETE INGROUND POOL WITH 399 SQFT OF PATIO.			

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	09/08/2023 CASTLE E-000263-2023
ENV. HEALTH	07/19/2023 KK
FLOODPLAIN ZONE	08/11/2023 KN
S.W. MGT.	09/12/2023 KN
ZONING	07/20/2023 MO

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.
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

ADMINISTRATOR APPROVAL: Vivian G. Sunson DATE APPROVED: 9-28-23