



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

ZONING CERTIFICATE #: Z23-10-0350

Date of Application: 10/26/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805000556	301 SADDLER RD	GRASONVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	TERZI PROPERTIES - EASTERN SHORE L	TAX MAP 058D	BLOCK	PARCEL 0429
OWNER ADDRESS:	301 SADDLER RD GRASONVILLE, MD 21638	LOT	SECTION	ZONED UC
HOME PHONE:		CRITICAL AREA YES		ACREAGE 1.25
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	JOMER CALDERON	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	8417 Arbor Station Way APT C PARKVILLE, MD 21234	ELECTRICAL PERMIT #:	
PHONE:	(443) 306-3032	PLUMBING PERMIT #:	
EXISTING USE:	COMMERCIAL	GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
		PROPOSED USE:	USE PERMIT
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: USE PERMIT FOR "U&A AUTOS LLC" WHOLESALE CAR DEALERSHIP			
OFFICE SPACE: 500 SQFT			
0 EMPLOYEES			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	11/06/2023 JEN
FIRE MARSHAL	11/06/2023 JM
FLOODPLAIN ZONE	11/03/2023 KN
SANITARY DEPT	11/08/2023 DT
ZONING	11/14/2023 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:
FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.
CARS CANNOT BE DISPLAYED IN APPROVED PARKING FRONT PARKING AREA. CAR DISPLAY IS LIMITED TO PAVED AREA IN REAR OF BUILDING.
FLOOD ZONE: AE 5

ADMINISTRATOR APPROVAL: *Vivian J. Stinson* DATE APPROVED: 11-21-23



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

ZONING CERTIFICATE #: Z23-09-0317

Date of Application: 09/22/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804100344	380 THOMPSON CREEK MALL	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	TC SHOPPING CENTER LIMITED PARTNERSHIP	TAX MAP 0056	BLOCK	PARCEL 0251
OWNER ADDRESS:	200 WESTGATE CIR ANNAPOLIS, MD 21401	LOT	SECTION	ZONED UC
HOME PHONE:	(502) 874-6229	CRITICAL AREA YES		ACREAGE 2.39
		SUBDIVISION		
		BUILDING VALUE \$2,500.00		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	KEN PADGETT	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	6 Baffin Bay Ct ROCKVILLE, MD 20853	ELECTRICAL PERMIT #:	
PHONE:	(301) 370-2126	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: TC SHOPPING CENTER	PROPOSED USE: FREESTANDING SIGN
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL TENANT PANEL " DOLLAR TREE" IN EXISTING FREESTANDING SHOPPING CENTER SIGN. 1'1" X 4'3", TOTAL SIGN AREA = 4.6 SQFT.

AGENCY APPROVALS:	
Name	Completed Date
ZONING	10/04/2023 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:
 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. Swinson* DATE APPROVED: 11-21-23



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

ZONING CERTIFICATE #: Z23-06-0223

Date of Application: 06/15/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1801010182	250 ELL DOWNES RD	HENDERSON

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	BRIDGETOWN DEVELOPMENT CO	TAX MAP 0038	BLOCK	PARCEL 0021
OWNER ADDRESS:	950 SMILE WAY YORK, PA 17404	LOT 1	SECTION	ZONED AG
HOME PHONE:	(717) 771-3511	CRITICAL AREA NO		ACREAGE 182.42
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	DAVID WEBER	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	7706 Hobbs Ct MT AIRY, MD 21771	ELECTRICAL PERMIT #:	
PHONE:	(301) 440-2685	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL

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

WORK DESCRIPTION: TEMPORARY USE PERMIT FOR MARYLAND DELAWARE ROCKETRY ASSOCIATION LAUNCHING OF MODEL ROCKETRY FOR HOBBYISTS. (150) MEMBERS TOTAL (35) MEMBERS TO ATTEND LAUNCHES. 300' X 300' SQFT AREA.

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	06/22/2023 JEN
FIRE MARSHAL	06/30/2023 JM
ZONING	11/09/2023 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:
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.
 38 PARKING SPACES NEEDED FOR BUSINESS.

ADMINISTRATOR APPROVAL: *Kieran J. Sunson* DATE APPROVED: 11-24-23



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

ZONING CERTIFICATE #: Z23-10-0345

Date of Application: 10/25/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1807019106	495 PEAR TREE POINT RD	CHESTERTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	WILLEY, DAWN	TAX MAP 0004	BLOCK	PARCEL 0001
OWNER ADDRESS:	495 PEAR TREE POINT RD CHESTWETOWN, MD 21620	LOT 5	SECTION	ZONED CS, NC-20
HOME PHONE:	(302) 521-5212	CRITICAL AREA YES		ACREAGE 26.72
		SUBDIVISION		
		BUILDING VALUE \$4,350.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DAWN WILLEY	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	495 Pear Tree Point Rd CHESTWETOWN, MD 21620	ELECTRICAL PERMIT #:		
PHONE:	(302) 521-5212	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	AGRICULTURAL/RESIDENCE	PROPOSED USE:	FARM BLDG	
MINIMUM YARD REQUIREMENTS:				
FRONT:	35 FT	SIDE:	10 FT	REAR: 100 FT
		SIDE STREET:	FT	HEIGHT: 135 FT
WORK DESCRIPTION: CONSTRUCT 12' X 12' HORSE RUN-IN SHED.				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	11/02/2023 CS
FLOODPLAIN ZONE	11/01/2023 KN
SOIL CONSERVATION - PERMITTING	10/25/2023 DS
ZONING	11/03/2023 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:
 BUFFER FULLY ESTABLISHED WITH PERMIT B13-0623.
 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 Q. Simpson DATE APPROVED: 11-21-23



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

ZONING CERTIFICATE #: Z23-10-0346

Date of Application: 10/25/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1807019106	495 PEAR TREE POINT RD	CHESTERTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	WILLEY, DAWN	TAX MAP 0004	BLOCK	PARCEL 0001
OWNER ADDRESS:	495 PEAR TREE POINT RD CHESTWETOWN, MD 21620	LOT 5	SECTION	ZONED CS, NC-2I
HOME PHONE:	(302) 521-5212	CRITICAL AREA YES		ACREAGE 26.72
		SUBDIVISION		
		BUILDING VALUE \$12,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DAWN WILLEY	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	495 Pear Tree Point Rd CHESTWETOWN, MD 21620	ELECTRICAL PERMIT #:		
PHONE:	(302) 521-5212	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	AGRICULTURAL/RESIDENCE	PROPOSED USE: FARM BLDG		
MINIMUM YARD REQUIREMENTS:				
FRONT:	35 FT	SIDE:	10 FT	REAR: 100 FT
		SIDE STREET:	FT	HEIGHT: 135 FT
WORK DESCRIPTION: CONSTRUCT 20' X 12' RUN-IN SHED WITH 20' X 12' LEAN-TO. OVERALL 20' X 24'.				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	11/02/2023 CS
FLOODPLAIN ZONE	11/01/2023 KN
SOIL CONSERVATION - PERMITTING	10/25/2023 DS
ZONING	11/03/2023 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:
 BUFFER FULLY ESTABLISHED WITH PERMIT B13-0623.
 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 G. Sunson* DATE APPROVED: 11-21-23



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

ZONING CERTIFICATE #: Z23-10-0349

Date of Application: 10/26/2023

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803017265	911 GUNSTON RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	GUNSTON SCHOOL INC	TAX MAP 0035	BLOCK	PARCEL 0115
OWNER ADDRESS:	PO BOX 200 CENTREVILLE, MD 21617	LOT	SECTION	ZONED CS
HOME PHONE:	(410) 758-0620	CRITICAL AREA YES		ACREAGE 11.98
		SUBDIVISION		
		BUILDING VALUE \$15,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	MARTHA KNIGHT	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	700 N Hammonds Ferry Rd LINTHICUM, MD 21090	ELECTRICAL PERMIT #: EZ23-10-0349	
PHONE:	(443) 820-5290	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL

EXISTING USE: GUNSTON SCHOOL PROPOSED USE: SIGN

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL MULTI-PURPOSE ELECTRIC SCOREBOARD 18' X 12' SIGN AREA. SIGN MESSAGE: 'THE GUNSTON SCHOOL' WITH LOGO . TOTAL HEIGHT = 22' TOTAL SIGN AREA =216'

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	11/08/2023 KIMBLE E-1219
ZONING	11/08/2023 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.

ADMINISTRATOR APPROVAL: *Vivian J. Gunson* DATE APPROVED: 11-21-23



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

BUILDING PERMIT No.: BR23-09-0662

Date of Application: 09/07/2023

BUILDING PERMIT

BUILDING LOCATION 109 KENT POINT RD STEVENSVILLE TAX ACCOUNT 1804021843 SUBDIVISION KENT POINT FARM CRITICAL AREA YES ACREAGE 1.324 TAX MAP 0080 GRID 0012 PARCEL 0003 SECTION A BLOCK LOT 95ETC ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: SHOVLIN, DANIEL & TIFFANI 54 ROBIN DR SKILLMAN, NJ 08558 HOME PHONE: (732) 754-4983 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 \$225,000.00		FEES <table border="0"> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>PARKS & REC</td> <td>\$1,872.49</td> </tr> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>BOCA FEE</td> <td>\$493.72</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>FIRE DIST 9</td> <td>\$1,943.15</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$190.00</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>SCHOOLS</td> <td>\$16,852.41</td> <td>SINGLE LOT</td> <td>\$55.00</td> </tr> <tr> <td>ROADS FEE</td> <td>\$500.00</td> <td></td> <td></td> </tr> </table>		MHB FEE	\$50.00	PARKS & REC	\$1,872.49	SPRINKLER	\$150.00	BOCA FEE	\$493.72	ELECT. ADMIN.	\$10.00	FIRE DIST 9	\$1,943.15	ELECT. PERMIT	\$190.00	ZONING	\$55.00	SCHOOLS	\$16,852.41	SINGLE LOT	\$55.00	ROADS FEE	\$500.00								
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BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) <table border="0"> <tr> <td>UNFIN. BASEMENT:</td> <td>FIN BASEMENT:</td> </tr> <tr> <td>FIRST FLOOR: 2,184</td> <td>SECOND FLOOR: 1349</td> </tr> <tr> <td>THIRD FLOOR:</td> <td>FOURTH FLOOR:</td> </tr> <tr> <td>GARAGE: 757</td> <td>CARPORIT:</td> </tr> <tr> <td>DECK:</td> <td>PORCH: 126</td> </tr> <tr> <td>OTHER:</td> <td></td> </tr> <tr> <td>TOTAL FLOOR AREA: 4,416</td> <td></td> </tr> </table>		UNFIN. BASEMENT:	FIN BASEMENT:	FIRST FLOOR: 2,184	SECOND FLOOR: 1349	THIRD FLOOR:	FOURTH FLOOR:	GARAGE: 757	CARPORIT:	DECK:	PORCH: 126	OTHER:		TOTAL FLOOR AREA: 4,416		CONSTRUCTION TYPE: WOOD FRAME <table border="0"> <tr> <td># BEDROOMS: 4</td> <td># BATHROOMS: 4</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: GAS</td> <td></td> </tr> </table>		# BEDROOMS: 4	# BATHROOMS: 4	ROAD TYPE: COUNTY	SPRINKLER: YES	WATER TYPE PRIVATE	SEWER TYPE PRIVATE	HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES		FIREPLACE: GAS							
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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:
 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 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

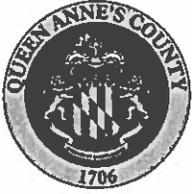
MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 35 FT
SIDE FT	SIDE 15/35 FT
REAR FT	REAR 100 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING <i>HD</i>	10/05/2023	FLOODPLAIN ZONE <i>AK</i>	09/21/2023
ZONING <i>KS</i>	09/25/2023	PLUMBING <i>Ch</i>	11/14/2023
SEDIMENT <i>TR</i>	09/13/2023	ENV. HEALTH <i>KK</i>	11/14/2023
PUB. SEWER	N/A	HISTORIC	N/A
S.W. MGT. <i>KN</i>	09/21/2023	SHA	N/A
ENTRANCE <i>DB</i>	09/21/2023	MECHANICAL <i>Ch</i>	11/14/2023
FIRE MARSHAL <i>JB</i>	11/08/2023	ELECTRICAL	10/17/2023
BACKFLOW <i>Ch</i>	11/14/2023	FOOD SERVICE	N/A

DATE APPROVED: 11-21-23 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.: BR23-10-0725

Date of Application: 10/11/2023

BUILDING PERMIT

BUILDING LOCATION 113 NIGHTHAWK DR CHESTER TAX ACCOUNT 1804126328 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 0.153 TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 264 ZONED CMPD, C/ FRONTAGE 64 DEPTH 120		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666 HOME PHONE: (240) 375-4735 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE 4SEASONS -SFD REVISED PROPOSED USE CONSTRUCTION VALUE \$195,000.00		FEES SPRINKLER \$150.00 BOCA FEE \$322.04 SINGLE LOT \$55.00 4SEASNDRRA \$7,750.00 ELECT. PERMIT \$135.00 ELECT. ADMIN. \$10.00 ZONING \$55.00 MHB FEE \$50.00																															
<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>K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666</td> <td>MHBL#3114</td> <td>(301) 683-6275</td> <td></td> </tr> <tr> <td>HVAC</td> <td>MCCREA EQUIPMENT COMPANY, INC</td> <td>HR-616</td> <td>(301) 423-6623</td> <td>H-1203-23</td> </tr> <tr> <td>SPRINKLER</td> <td>METROPOLITAN FIRE</td> <td>MSC-#155</td> <td>(301) 868-0005</td> <td>BF-1200-23</td> </tr> <tr> <td>ELECTRICIAN</td> <td>TRI-STATE COMMUNICATIONS SERVICES</td> <td>E-#817</td> <td>(301) 261-4943</td> <td>ER23-10-0725</td> </tr> <tr> <td>PLUMBER</td> <td>BLUESTREAM SERVICES INC</td> <td>PN#220</td> <td>(410) 363-0072</td> <td>P-1195-23</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666	MHBL#3114	(301) 683-6275		HVAC	MCCREA EQUIPMENT COMPANY, INC	HR-616	(301) 423-6623	H-1203-23	SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-1200-23	ELECTRICIAN	TRI-STATE COMMUNICATIONS SERVICES	E-#817	(301) 261-4943	ER23-10-0725	PLUMBER	BLUESTREAM SERVICES INC	PN#220	(410) 363-0072	P-1195-23
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DESCRIPTION OF WORK: CONSTRUCT ONE STORY SFD. 39'4" X 74'4" OVERALL TO INCLUDE 20' X 20' AND 10'9" X 16' (3) CAR GARAGE, 13' X 6', 6'4" X 10', 8'4" X 4' "L" SHAPED FRONT PORCH, AND 14'2" X 19'8" COVERED PATIO. TAYLOR FD MODEL PHASE III 55+ AGE RESTRICTED COMMUNITY																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: FIRST FLOOR: 2,013 THIRD FLOOR: GARAGE: 576 DECK: OTHER: 280 COVERED PATIO TOTAL FLOOR AREA: 3,039	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH: 170	# BEDROOMS: 2 ROAD TYPE: COUNTY WATER TYPE: PUBLIC HEATING SYSTEM: GAS FIREPLACE: GAS	# BATHROOMS: 3 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: 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:
 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. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 20 FT
SIDE FT	SIDE 5 FT
REAR FT	REAR 10 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING <i>HD</i>	10/18/2023	FLOODPLAIN ZONE <i>KB</i>	10/18/2023
ZONING <i>MO</i>	11/07/2023	PLUMBING <i>Ch</i>	10/24/2023
SEDIMENT <i>BT</i>	09/23/2021	ENV. HEALTH <i>JEN</i>	10/18/2023
PUB. SEWER <i>BT</i>	10/26/2023	HISTORIC	N/A
S.W. MGT. <i>KB</i>	10/18/2023	SHA	N/A
ENTRANCE <i>DB</i>	10/18/2023	MECHANICAL <i>Ch</i>	10/24/2023
FIRE MARSHAL <i>JB</i>	11/20/2023	ELECTRICAL	10/17/2023
BACKFLOW <i>Ch</i>	10/24/2023	FOOD SERVICE	N/A

DATE APPROVED: 11-21-23

ADMINISTRATOR APPROVAL: *Varen 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.: BC23-09-0102

Date of Application: 09/15/2023

BUILDING PERMIT

BUILDING LOCATION 2115 MAIN ST 104 CHESTER TAX ACCOUNT 1804018796 SUBDIVISION CRITICAL AREA NO ACREAGE 0.758 TAX MAP 0057 GRID 0010 PARCEL 0441 SECTION BLOCK LOT ZONED TC FRONTAGE DEPTH		PROPERTY OWNERS: JLJ VENTURES 215 PARKS RD CHESTER, MD 21619 HOME PHONE: (443) 496-1207 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE VACANT COMMERCIAL PROPOSED USE RENOVATION REVISED PROPOSED USE CONSTRUCTION VALUE		FEES FIRE MARSHAL FEE \$100.00 BOCA FEE \$35.00 ZONING FEE \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000			
DESCRIPTION OF WORK: CHANGE OF USE FROM NAIL SALON TO "VARIEDADES ALLISSON" GROCERY STORE			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE:	
UNFIN. BASEMENT: FIRST FLOOR: 1,184 THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA: 1,184	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PUBLIC HEATING SYSTEM: EXISTING CENTRAL AIR FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PUBLIC

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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: REQUIRED PARKING = 7
 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

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	TD	09/27/2023
ZONING	VS	09/27/2023
SEDIMENT		N/A
PUB. SEWER	DT	10/02/2023
S.W. MGT.		N/A
ENTRANCE		N/A
FIRE MARSHAL	JM	10/27/2023
BACKFLOW		N/A

FLOODPLAIN ZONE	N/A
PLUMBING	N/A
ENV. HEALTH	LA 10/02/2023
HISTORIC	N/A
SHA	N/A
MECHANICAL	N/A
ELECTRICAL	N/A
FOOD SERVICE	N/A

DATE APPROVED: 11-21-23

ADMINISTRATOR APPROVAL: [Signature]