



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

BUILDING PERMIT No.: BR23-11-0797

Date of Application: 11/14/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 151 PATHFINDER CIR GRASONVILLE  <b>TAX ACCOUNT</b> 1805126932 <b>SUBDIVISION</b> PERRY'S RETREAT <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 0.151 <b>TAX MAP</b> 058H <b>GRID</b> 0021 <b>PARCEL</b> 0201 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 20 <b>ZONED GPRN</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> TOR PERRYS 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</b> VACANT LOT  <b>PROPOSED USE</b> SINGLE FAMILY DWELLING  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$127,000.00		<b>FEES</b> <b>SCHOOLS</b> \$13,947.48 <b>SINGLE LOT</b> \$55.00 <b>ELECT. PERMIT</b> \$135.00 <b>FIRE DIST 2</b> \$1,608.20 <b>ZONING</b> \$55.00 <b>PARKS &amp; REC</b> \$1,549.72 <b>SPRINKLER</b> \$150.00 <b>ELECT. ADMIN.</b> \$10.00 <b>BOCA FEE</b> \$394.72 <b>MHB FEE</b> \$50.00																															
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<b>DESCRIPTION OF WORK:</b> CONSTRUCT 2 STORY SFD. FIRST FLOOR 37' X 46' OVERALL TO INCLUDE 20' X 21' (2) CAR GARAGE AND 8' X 16' FRONT PORCH. SECOND FLOOR 38' X 37' OVERALL. MODEL: COLUMBIA, ELEVATION C																																	
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME																															
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> 1,552 <b>THIRD FLOOR:</b> <b>GARAGE:</b> 420 <b>DECK:</b> <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 3,472	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> 1372 <b>FOURTH FLOOR:</b> <b>CARPORT:</b> <b>PORCH:</b> 128	<b># BEDROOMS:</b> 4 <b>ROAD TYPE:</b> COUNTY <b>WATER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> HEAT PUMP CENTRAL AIR: YES <b>FIREPLACE:</b> NONE	<b># BATHROOMS:</b> 3 <b>SPRINKLER:</b> YES <b>SEWER TYPE:</b> PUBLIC <b>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:**  
 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  
 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 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>	11/22/2023	FLOODPLAIN ZONE <i>KN</i>	11/27/2023
ZONING <i>MO</i>	12/14/2023	PLUMBING <i>Ch</i>	12/19/2023
SEDIMENT <i>AL</i>	03/21/2021	ENV. HEALTH <i>JEN</i>	11/22/2023
PUB. SEWER <i>DT</i>	11/27/2023	HISTORIC	N/A
S.W. MGT. <i>KN</i>	11/27/2023	SHA	N/A
ENTRANCE <i>DR</i>	11/22/2023	MECHANICAL <i>Ch</i>	12/19/2023
FIRE MARSHAL <i>JB</i>	12/07/2023	ELECTRICAL	12/28/2023
BACKFLOW <i>Ch</i>	12/19/2023	FOOD SERVICE	N/A

DATE APPROVED: 12-28-23

ADMINISTRATOR APPROVAL: *Ryan 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.: BR23-12-0854

Date of Application: 12/05/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 155 PATHFINDER CIR GRASONVILLE  <b>TAX ACCOUNT</b> 1805126933 <b>SUBDIVISION</b> PERRY'S RETREAT <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 0.17 <b>TAX MAP</b> 058H <b>GRID</b> 0021 <b>PARCEL</b> 0201 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 21 <b>ZONED GPRN</b> <b>FRONTAGE</b> <b>DEPTH</b>			<b>PROPERTY OWNERS:</b> TOR PERRYS 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</b> VACANT LOT  <b>PROPOSED USE</b> SINGLE FAMILY DWELLING  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$105,000.00			<b>FEES</b> <table border="0"> <tr> <td><b>SCHOOLS</b></td> <td>\$10,560.78</td> <td><b>ZONING</b></td> <td>\$55.00</td> </tr> <tr> <td><b>SINGLE LOT</b></td> <td>\$55.00</td> <td><b>FIRE DIST 2</b></td> <td>\$1,217.70</td> </tr> <tr> <td><b>MHB FEE</b></td> <td>\$50.00</td> <td><b>SPRINKLER</b></td> <td>\$150.00</td> </tr> <tr> <td><b>PARKS &amp; REC</b></td> <td>\$1,173.42</td> <td><b>ELECT. ADMIN.</b></td> <td>\$10.00</td> </tr> <tr> <td><b>ELECT. PERMIT</b></td> <td>\$135.00</td> <td><b>BOCA FEE</b></td> <td>\$306.00</td> </tr> </table>			<b>SCHOOLS</b>	\$10,560.78	<b>ZONING</b>	\$55.00	<b>SINGLE LOT</b>	\$55.00	<b>FIRE DIST 2</b>	\$1,217.70	<b>MHB FEE</b>	\$50.00	<b>SPRINKLER</b>	\$150.00	<b>PARKS &amp; REC</b>	\$1,173.42	<b>ELECT. ADMIN.</b>	\$10.00	<b>ELECT. PERMIT</b>	\$135.00	<b>BOCA FEE</b>	\$306.00										
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**OFFICE USE ONLY**

<b>MINIMUM YARD REQUIREMENTS</b>				<b>APPROVALS:</b>			
<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>	BUILDING	TD	12/13/2023	FLOODPLAIN ZONE	TD	12/13/2023
FRONT	FRONT	ZONING	MO	12/14/2023	PLUMBING	Ch	12/19/2023
SIDE	SIDE	SEDIMENT	TV	03/21/2021	ENV. HEALTH	JEN	12/13/2023
REAR	REAR	PUB. SEWER	DT	12/19/2023	HISTORIC		N/A
SIDE STREET	SIDE STREET	S.W. MGT.	KA	12/13/2023	SHA		N/A
MAX. HGHT	MAX. HGHT	ENTRANCE	DB	12/18/2023	MECHANICAL		12/19/2023
		FIRE MARSHAL	JB	12/20/2023	ELECTRICAL		12/28/2023
		BACKFLOW	Ch	12/19/2023	FOOD SERVICE		N/A

DATE APPROVED: 12-28-23      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.: BR23-12-0855

Date of Application: 12/05/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 246 PERRYS RETREAT BLVD GRASONVILLE  <b>TAX ACCOUNT</b> 1805126966 <b>SUBDIVISION</b> PERRY'S RETREAT <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 0.155 <b>TAX MAP</b> 058H <b>GRID</b> 0021 <b>PARCEL</b> 0201 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 115 <b>ZONED GPRN</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> TOR PERRYS 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																															
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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. 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 LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

**OFFICE USE ONLY**

<b>MINIMUM YARD REQUIREMENTS</b>				<b>APPROVALS:</b>			
<b>ACCESSORY STRUCTURE</b>		<b>PRINCIPLE STRUCTURE</b>		<b>BUILDING</b> HD	12/13/2023	<b>FLOODPLAIN ZONE</b> Kn	12/15/2023
<b>FRONT</b>	FT	<b>FRONT</b>	15 FT	<b>ZONING</b> MO	12/15/2023	<b>PLUMBING</b> Ch	12/19/2023
<b>SIDE</b>	FT	<b>SIDE</b>	5 FT	<b>SEDIMENT</b> AL	03/21/2021	<b>ENV. HEALTH</b> JEN	12/20/2023
<b>REAR</b>	FT	<b>REAR</b>	20 FT	<b>PUB. SEWER</b> DT	12/19/2023	<b>HISTORIC</b>	N/A
<b>SIDE STREET</b>	FT	<b>SIDE STREET</b>	15 FT	<b>S.W. MGT.</b> KN	12/15/2023	<b>SHA</b>	N/A
<b>MAX. HGHT</b>	FT	<b>MAX. HGHT</b>	40 FT	<b>ENTRANCE</b> DB	12/18/2023	<b>MECHANICAL</b> Ch	12/19/2023
				<b>FIRE MARSHAL</b> JK	12/20/2023	<b>ELECTRICAL</b>	12/28/2023
				<b>BACKFLOW</b> Ch	12/19/2023	<b>FOOD SERVICE</b>	N/A

**DATE APPROVED:** 12-28-23      **ADMINISTRATOR APPROVAL:** *Vivian J. Swinson*

