



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

BUILDING PERMIT No.: BR24-06-0473

Date of Application: 06/14/2024

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 415 EAGLE MANOR DR CHURCH HILL  <b>TAX ACCOUNT</b> 1802028379 <b>SUBDIVISION</b> CONDOR MANOR <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 1 <b>TAX MAP</b> 0023 <b>GRID</b> 0013 <b>PARCEL</b> 0158 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 07 <b>ZONED AG</b> <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> W-D 40 INVESTMENTS LLC 29349 W MAPLE AVE TRAPPE, MD 21673  <b>HOME PHONE:</b> (410) 763-1133  <b>APPLICANT:</b>   <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> \$600,000.00		<b>FEES</b> <table border="0"> <tr> <td><b>ELECT. ADMIN.</b></td> <td>\$10.00</td> <td><b>SPRINKLER</b></td> <td>\$150.00</td> </tr> <tr> <td><b>BOCA FEE</b></td> <td>\$432.48</td> <td><b>ZONING</b></td> <td>\$55.00</td> </tr> <tr> <td><b>ROADS FEE</b></td> <td>\$500.00</td> <td><b>ELECT. PERMIT</b></td> <td>\$125.00</td> </tr> <tr> <td><b>SCHOOLS</b></td> <td>\$14,806.08</td> <td><b>SINGLE LOT</b></td> <td>\$55.00</td> </tr> <tr> <td><b>FIRE DIST 5</b></td> <td>\$1,707.20</td> <td><b>PARKS &amp; REC</b></td> <td>\$1,645.12</td> </tr> <tr> <td><b>MHB FEE</b></td> <td>\$50.00</td> <td></td> <td></td> </tr> </table>		<b>ELECT. ADMIN.</b>	\$10.00	<b>SPRINKLER</b>	\$150.00	<b>BOCA FEE</b>	\$432.48	<b>ZONING</b>	\$55.00	<b>ROADS FEE</b>	\$500.00	<b>ELECT. PERMIT</b>	\$125.00	<b>SCHOOLS</b>	\$14,806.08	<b>SINGLE LOT</b>	\$55.00	<b>FIRE DIST 5</b>	\$1,707.20	<b>PARKS &amp; REC</b>	\$1,645.12	<b>MHB FEE</b>	\$50.00								
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<b>DESCRIPTION OF WORK:</b> CONSTRUCT 2 STORY SFD. FIRST FLOOR 80' X 37' OVERALL TO INCLUDE 24' X 28' GARAGE, 6' X 3' REAR DECK, AND 40' X 6' FRONT COVERED PORCH. SECOND FLOOR 40' X 28' OVERALL 13' X 28' UNFINISHED STORAGE AREA ABOVE GARAGE.																																	
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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:**

SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN 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. AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION.

**OFFICE USE ONLY**

**MINIMUM YARD REQUIREMENTS**

<b>ACCESSORY STRUCTURE</b>	<b>PRINCIPLE STRUCTURE</b>
<b>FRONT</b> FT <b>FRONT</b> 135 FT	
<b>SIDE</b> FT <b>SIDE</b> 20 FT	
<b>REAR</b> FT <b>REAR</b> SEE PLAT FT	
<b>SIDE STREET</b> FT <b>SIDE STREET</b> FT	
<b>MAX. HGHT</b> FT <b>MAX. HGHT</b> 40 FT	

**APPROVALS:**

BUILDING <b>HD</b>	07/03/2024	FLOODPLAIN ZONE <b>KN</b>	07/01/2024
ZONING <b>WB</b>	07/03/2024	PLUMBING <b>Ch</b>	07/17/2024
SEDIMENT <b>RV</b>	09/28/2023	ENV. HEALTH <b>JEN</b>	07/16/2024
PUB. SEWER	N/A	HISTORIC	N/A
S.W. MGT. <b>KN</b>	07/01/2024	SHA	N/A
ENTRANCE <b>DB</b>	07/01/2024	MECHANICAL <b>Ch</b>	07/17/2024
FIRE MARSHAL <b>JL</b>	07/09/2024	ELECTRICAL	07/03/2024
BACKFLOW <b>Ch</b>	07/17/2024	FOOD SERVICE	N/A

DATE APPROVED: 7-05-24

ADMINISTRATOR APPROVAL: *Vivian Johnson*