



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

ZONING CERTIFICATE #: Z24-07-0321

Date of Application: 07/31/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804124790	320 MCLEOD LN	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	LOWE, CATHERINE HANAY JR, BRYAN	TAX MAP 0040	BLOCK	PARCEL 0051
OWNER ADDRESS:	320 MCLEOD LN STEVENSVILLE, MD 21666	LOT 2	SECTION	ZONED CS
HOME PHONE:	(410) 490-8712	CRITICAL AREA YES		ACREAGE 19.04
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	LOWE, CATHERINE	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	320 Mcleod Ln STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:		
PHONE:	(410) 490-8712	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	RESIDENCE/AGRICULTURE	PROPOSED USE:	FARM BLDG	
MINIMUM YARD REQUIREMENTS:				
FRONT:	35 FT	SIDE:	10 FT	REAR: 10 FT
		SIDE STREET:	FT	HEIGHT: 135 FT
WORK DESCRIPTION: INSTALL 8' X 40' FARM EQUIPMENT STORAGE BUILDING				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	08/19/2024 JEN
SOIL CONSERVATION - PERMITTING	08/16/2024 JP
ZONING	10/17/2024 JM

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. 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: *Vincent J. Starnson* DATE APPROVED: 11-12-24



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

ZONING CERTIFICATE #: Z24-09-0372

Date of Application: 09/04/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804090926	244 EARECKSON LN	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	BARNES, BRANDON & SHAUNA	TAX MAP 0070	BLOCK	PARCEL 0049
OWNER ADDRESS:	244 EARECKSON LN STEVENSVILLE, MD 21666	LOT 18	SECTION 3	ZONED NC-2
HOME PHONE:		CRITICAL AREA YES		ACREAGE 2.60
		SUBDIVISION		
		BUILDING VALUE \$40,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	VICTOR SKINNER	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	7808 Beddington Ct CLINTON, MD 20735	ELECTRICAL PERMIT #: EZ24-09-0372	
PHONE:	(240) 804-7350	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE: RESIDENCE		PROPOSED USE: POOL/SPA	
MINIMUM YARD REQUIREMENTS:			
FRONT: 35 FT	SIDE: 3 FT	REAR: 100 FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: INSTALL 20' X 40' INGROUND CONCRETE POOL WITH 1,300 SQFT PAVER PATIO			

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	10/22/2024 LAWSON E-638
ENV. HEALTH	10/02/2024 CS
FLOODPLAIN ZONE	09/30/2024 KN
S.W. MGT.	09/30/2024 KN
ZONING	10/11/2024 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.
 FLOOD ZONE: AE BFE: 5 FEET ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE:7 FEET
 ALL POOL EQUIPMENT MUST BE ANCHORED OR ELEVATED
 ALL SEDIMENT CONTROL DEVICES MUST BE INSTALLED PRIOR TO START OF WORK
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN. CALL 410-758-4088 FOR INSPECTION ONCE PLANTED.
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

ADMINISTRATOR APPROVAL: *Kristen J. Linnson* DATE APPROVED: 11-18-24



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

ZONING CERTIFICATE #: Z24-10-0428

Date of Application: 10/02/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804002814	307 COCKEY LN	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	COUNTY COMMISSIONERS OF QUEEN ANNE'S COUNTY	TAX MAP 0048	BLOCK	PARCEL 0111
OWNER ADDRESS:	107 N LIBERTY ST CENTREVILLE, MD 21617	LOT	SECTION	ZONED CS, NC-8, ACREAGE 2.65
HOME PHONE:		CRITICAL AREA YES		
		SUBDIVISION		
		BUILDING VALUE \$555.00		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	QUEEN ANNE'S COUNTY PARKS AND RECREATION	ZONING FEE:	FM FEE:
ADDRESS:	1945 4-H Park Rd CENTREVILLE, MD 21617	ELECTRICAL PERMIT #:	
PHONE:	(410) 758-0835	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	SKATE PARK	PROPOSED USE:	FREESTANDING SIGN

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

WORK DESCRIPTION: INSTALL NON-ILLUMINATED FREESTANDING SIGN. SIGN MESSAGE: 3' X 8" "QUEEN ANNE'S COUNTY PARKS & RECREATION", 3' X 9.28" SKATE BOARD LOGO WITH "TERRAPIN SKATE PARK", AND 2' X 5.5" ADDRESS. SIGN HEIGHT = 4' TOTAL SIGN AREA = 62.84 SQFT

AGENCY APPROVALS:

Name	Completed Date
ZONING	10/31/2024 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:
 ALL FREESTANDING SIGNS SHALL HAVE AN ARCHITECTURAL BASE OR A LANDSCAPED AREA CONSISTING OF LOW SHRUBS, ORNAMENTAL GRASSES OR SIMILAR VEGETATION AT THE BASE OF THE SIGN AT LEAST AS LONG AS THE SIGN FACE AREA & A MINIMUM OF 4TH IN WIDTH. A FREESTANDING SIGN MAY NOT CONSIST OF BARE POLES OR POST ENTERING THE GROUND. SECTION 18:1-81(C) [4]

ADMINISTRATOR APPROVAL: *V. G. Sumner* DATE APPROVED: 11-12-24



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
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ZONING CERTIFICATE #: Z24-08-0347

Date of Application: 08/16/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1802003996	1721 PRICE STATION RD	CHURCH HILL

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KARBAUM, ROLAND	TAX MAP 0030	BLOCK	PARCEL 0046
OWNER ADDRESS:	PO BOX 238 CHURCH HILL, MD 21623	LOT 2	SECTION	ZONED AG
HOME PHONE:	(410) 758-3460	CRITICAL AREA NO		ACREAGE 376.02
		SUBDIVISION		
		BUILDING VALUE \$8,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	ROLAND KARBAUM	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	Po Box 238 CHURCH HILL, MD 21623	ELECTRICAL PERMIT #:	
PHONE:	(410) 758-3460	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	AGRICULTURE/RESIDENCE	PROPOSED USE:	FARM BLDG
MINIMUM YARD REQUIREMENTS:			
FRONT:	35 FT	SIDE:	10 FT
REAR:	10 FT	SIDE STREET:	FT
		HEIGHT:	135 FT
WORK DESCRIPTION: CONSTRUCT 28' X 36' POLE BUILDING FOR FARM EQUIPMENT STORAGE			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	08/30/2024 JEN
SOIL CONSERVATION - PERMITTING	08/28/2024 JP
ZONING	10/22/2024 WB

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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.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: *Vivian J. Swanson* DATE APPROVED: 11-12-24



Queen Anne's County
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ZONING CERTIFICATE #: Z24-09-0414

Date of Application: 09/25/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804071964	208 SHIPPING CREEK DR	STEVENSVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: CROSBY, JENNIFER & JOSEPH	TAX MAP 0063 BLOCK B PARCEL 0149
OWNER ADDRESS: 208 SHIPPING CREEK DR STEVENSVILLE, MD 21666	LOT 3 SECTION ZONED NC-2
HOME PHONE: (207) 749-4703	CRITICAL AREA YES ACREAGE 2.13
	SUBDIVISION SHIPPING CREEK
	BUILDING VALUE \$5,500.00
	WATER TYPE PRIVATE SEWER TYPE PRIVATE

APPLICANT INFORMATION	PERMIT FEES
NAME: JENNIFER & JOSEPH CROSBY	ZONING FEE: \$55.00 FM FEE:
ADDRESS: 208 Shipping Creek Dr STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:
PHONE: (207) 749-4703	PLUMBING PERMIT #:
	GAS PERMIT #:
EXISTING USE: RESIDENCE	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
MINIMUM YARD REQUIREMENTS: FRONT: 35 FT SIDE: 3 FT REAR: 100 FT SIDE STREET: FT HEIGHT: ** FT	PROPOSED USE: ACCESSORY STRUCTURE <200SF
WORK DESCRIPTION: INSTALL 12' X 16' SHED ON 12' X 16' GRAVEL PAD	

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	11/07/2024 CS
FLOODPLAIN ZONE	10/17/2024 KN
S.W. MGT.	10/17/2024 KN
ZONING	10/25/2024 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:

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.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.
 **AN ACCESSORY BUILDING ON A RESIDENTIAL LOT GREATER THAN 2 ACRES AND LESS THAN 5 ACRES MAY NOT EXCEED THE GREATER OF 20 FT IN HEIGHT OR THE HEIGHT OF THE PRINCIPLE STRUCTURE.
 ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 80% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.

ADMINISTRATOR APPROVAL: *Walter J. Swanson* DATE APPROVED: 11-12-24



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

ZONING CERTIFICATE #: Z24-09-0395

Date of Application: 09/16/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805126705	129 PERRYS RETREAT BLVD	GRASONVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	FLEECE, RICHARD & LURA	TAX MAP 058H	BLOCK	PARCEL 0201
OWNER ADDRESS:	129 PERRYS RETREAT BLVD GRASONVILLE, MD 21638	LOT 6	SECTION	ZONED GPRN
HOME PHONE:	(443) 718-7122	CRITICAL AREA NO		ACREAGE 0.16
		SUBDIVISION PERRYS RETREAT		
		BUILDING VALUE \$5,000.00		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	RICHARD & LURA FLEECE	ZONING FEE: \$75.00	FM FEE:	
ADDRESS:	129 Perrys Retreat Blvd GRASONVILLE, MD 21638	ELECTRICAL PERMIT #:		
PHONE:	(443) 718-7122	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	RESIDENCE	PROPOSED USE: POOL/SPA		

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL HOT TUB ON 9' X 9' CONCRETE SLAB. INSTALL ADDITIONAL 37' X 17' CONCRETE PATIO. USING EXISTING GFI OUTLET FOR HOT TUB.

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	10/04/2024 JEN
S.W. MGT.	10/07/2024 KN
SANITARY DEPT	10/07/2024 DT
ZONING	10/07/2024 JM

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:

EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.
 EXISTING ELECTRIC MUST BE DEDICATED OUTLET CANNOT USE EXTENSION CORD
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

ADMINISTRATOR APPROVAL: *Thang Sunson* DATE APPROVED: 11-12-24



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

ZONING CERTIFICATE #: Z24-05-0205

Date of Application: 05/07/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804016254	3 GENEVIEVE CT	STEVENSVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: BROWN, CHRISTOPHER & JULIE	TAX MAP 0049 BLOCK B PARCEL 0034
OWNER ADDRESS: 3 GENEVIEVE CT STEVENSVILLE, MD 21666	LOT 23 SECTION ZONED NC-15
HOME PHONE: (410) 977-3952	CRITICAL AREA NO ACREAGE 0.41
	SUBDIVISION CLOVERFIELDS
	BUILDING VALUE \$700.00
	WATER TYPE PUBLIC SEWER TYPE PUBLIC

APPLICANT INFORMATION	PERMIT FEES
NAME: CHRISTOPHER & JULIE BROWN	ZONING FEE: \$55.00 FM FEE:
ADDRESS: 3 Genevieve Ct STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:
PHONE: (410) 977-3952	PLUMBING PERMIT #:
	GAS PERMIT #:
	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: RESIDENCE	PROPOSED USE: ACCESSORY STRUCTURE <200SF
MINIMUM YARD REQUIREMENTS:	
FRONT: FT SIDE: 3 FT REAR: 3 FT	SIDE STREET: FT HEIGHT: 20 FT
WORK DESCRIPTION: INSTALL 7' X 7' SHED	

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	05/24/2024 JEN
FLOODPLAIN ZONE	05/22/2024 KN
S.W. MGT.	05/28/2024 KN
SANITARY DEPT	05/28/2024 DT
ZONING	05/24/2024 RO

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:
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.
 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.
 ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 60% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: *Vincent Gunnison* DATE APPROVED: 11-12-24



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

ZONING CERTIFICATE #: Z24-09-0386

Date of Application: 09/11/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804045327	118 N LAKE DR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	PRO IMPROVEMENTS LLC CHAMPION, TIM	TAX MAP 0076	BLOCK L	PARCEL 0014
OWNER ADDRESS:	516 B DOMINION RD CHESTER, MD 21617	LOT 10	SECTION	ZONED NC-1
HOME PHONE:	(410) 643-4886	CRITICAL AREA YES		ACREAGE 0.36
		SUBDIVISION TOWER GARDENS		
		BUILDING VALUE \$25,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	LANE ENGINEERING LLC	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	117 Bay St EASTON, MD 21601	ELECTRICAL PERMIT #:		
PHONE:	(410) 822-8003	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	RESIDENCE	PROPOSED USE:	PIER	

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: CONSTRUCT 8' X 6' WALKWAY LANWARD OF MHW TO 22' X 6' PIER CHANNELWARD OF MHW. TOTAL LENGTH OF PIER = 22'

AGENCY APPROVALS:

Name	Completed Date
FLOODPLAIN ZONE	10/10/2024 KN
HOA REVIEW	10/10/2024 MP
SKI	10/10/2024 AC
ZONING	10/29/2024 MO

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Conditions:

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 FLOOD ZONE: AE BFE:5 FEET ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 7 FEET
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY
 A PIER CANNOT EXTEND INTO A BODY OF WATER A DISTANCE GREATER THAN 150 FT NOR CAN A PIER EXCEED ONE-QUARTER THE DISTANCE OF A WATERWAY. OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE OR FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.

ADMINISTRATOR APPROVAL: *Vivian G. Gunnison* DATE APPROVED: 11-12-24



Queen Anne's County
 Department of Planning and Zoning
 110 Vincit St, Suite 104
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ZONING CERTIFICATE #: Z24-09-0399

Date of Application: 09/17/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804097718	1711 CRAB ALLEY DR	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	FLETCHER, DANIEL & TAMELA	TAX MAP 0064	BLOCK	PARCEL 0035
OWNER ADDRESS:	7509 PUTT RD FT WASHINGTON, MD 20744	LOT 1	SECTION	ZONED SE
HOME PHONE:	(703) 650-8554	CRITICAL AREA YES		ACREAGE 2.00
		SUBDIVISION ROY GOLT LANDS		
		BUILDING VALUE \$500.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	PERMIT SERVICE, INC	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	2011 Fraley Ln PASADENA, MD 21122	ELECTRICAL PERMIT #:	
PHONE:	(410) 360-2228	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE:	ACCESSORY STRUCTURE <200SF
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT HEIGHT: ** FT
WORK DESCRIPTION: INSTALL 12' X 16' SHED			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	10/04/2024 JEN
S.W. MGT.	10/15/2024 KN
ZONING	10/07/2024 JM

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:

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 ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 80% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.
 **AN ACCESSORY BUILDING ON A RESIDENTIAL LOT GREATER THAN 2 ACRES AND LESS THAN 5 ACRES MAY NOT EXCEED THE GREATER OF 20 FT IN HEIGHT OR THE HEIGHT OF THE PRINCIPLE STRUCTURE.
 SWM - MUST FOLLOW APPROVED STORMWATER MANAGEMENT PLAN
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: Vivian J. Johnson DATE APPROVED: 11-12-24



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

BUILDING PERMIT No.: BR24-10-0774

Date of Application: 10/04/2024

BUILDING PERMIT

BUILDING LOCATION 113 GOLDFINCH LN E CENTREVILLE TAX ACCOUNT 1803032957 SUBDIVISION THREE CREEKS CRITICAL AREA NO ACREAGE 1.01 TAX MAP 0036 GRID 0021 PARCEL 0069 SECTION BLOCK LOT 32 ZONED AG FRONTAGE DEPTH			PROPERTY OWNERS: HOLTZMAN, DAVID & KATHALLENE 113 GOLDFINCH LN E CENTREVILLE, MD 21617 HOME PHONE: (443) 822-3364 APPLICANT: SOLAR ENERGY SERVICES INC ERIN MCMAHAN 1514 JABEZ RUN STE 103 MILLERSVILLE MD 21108 STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL																						
EXISTING USE RESIDENCE PROPOSED USE SOLAR PANELS REVISED PROPOSED USE CONSTRUCTION VALUE \$35,400.00			FEES <table border="0"> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>SOLAR ARRAYS</td> <td>\$250.00</td> </tr> <tr> <td></td> <td></td> <td>1-50</td> <td></td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$344.00</td> <td>ZONING</td> <td>\$55.00</td> </tr> </table>			ELECT. ADMIN.	\$10.00	SOLAR ARRAYS	\$250.00			1-50		ELECT. PERMIT	\$344.00	ZONING	\$55.00								
ELECT. ADMIN.	\$10.00	SOLAR ARRAYS	\$250.00																						
		1-50																							
ELECT. PERMIT	\$344.00	ZONING	\$55.00																						
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DESCRIPTION OF WORK: INSTALL (40) 430 WATT ROOF MOUNTED SOLAR PANELS TO ROOF OF EXISTING SFD.																									
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE:																						
UNFIN. BASEMENT:	FIN BASEMENT:	# BEDROOMS:	# BATHROOMS:																						
FIRST FLOOR:	SECOND FLOOR:	ROAD TYPE:	SPRINKLER:																						
THIRD FLOOR:	FOURTH FLOOR:	WATER TYPE PRIVATE	SEWER TYPE: PRIVATE																						
GARAGE:	CARPOR:	HEATING SYSTEM:	CENTRAL AIR:																						
DECK:	PORCH:	FIREPLACE:																							
OTHER:																									
TOTAL FLOOR AREA:																									

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 RESIDENTIAL OCCUPANCY THAT IS EQUIPPED WITH SOLAR PANELS MOUNT ON TO ANY PORTION OF THE DWELLING SHALL BE PROVIDED WITH AN EXTERIOR EMERGENCY POWER SHUT OFF. THIS SHUT OFF SHALL BE CLEARLY IDENTIFIED AND NOT BLOCKED WITH ANY FIXTURES, FURNITURE, BRUSH AND/OR LANDSCAPING.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS				APPROVALS:				
ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE		BUILDING	TD	10/24/2024	FLOODPLAIN ZONE	N/A
FRONT	FT	FRONT	FT	ZONING	WB	10/23/2024	PLUMBING	N/A
SIDE	FT	SIDE	FT	SEDIMENT		N/A	ENV. HEALTH	N/A
REAR	FT	REAR	FT	PUB. SEWER		N/A	HISTORIC	N/A
SIDE STREET	FT	SIDE STREET	FT	S.W. MGT.		N/A	SHA	N/A
MAX. HGHT	FT	MAX. HGHT	FT	ENTRANCE		N/A	MECHANICAL	N/A
				FIRE MARSHAL		N/A	ELECTRICAL	10/23/2024
				BACKFLOW		N/A	FOOD SERVICE	N/A

DATE APPROVED: 11-12-24 ADMINISTRATOR APPROVAL: [Signature]

