

RESOLUTION 18-68

WHEREAS, The County Commissioners of Queen Anne's County are authorized under Section 1-104(p) of the Code of Public Laws of Queen Anne's County (Article 18 of the Code of Public Local Laws of Maryland) "to provide that any valid charges or assessments made against real property within the County shall be liens upon such property to be collected in the same manner as County taxes are collected",

AND WHEREAS, Queen Anne's County Ordinance No. 94-04 ("The Nuisance Ordinance") provides, inter alia, that "The County Commissioners of Queen Anne's County shall have the full power and authority to abate any nuisance as set forth herein by an appropriate means and to assess the property owner for the costs thereof. Any damage or assessments made hereunder shall be a lien against the real property benefitted and may be collected in the same manner as County real estate taxes.

AND WHEREAS, pursuant to the authority set forth above, The County Commissioners have abated to have caused to be abated a nuisance on the property described below and have determined that the costs thereof are fair and reasonable and are valid charges and assessments.

NOW THEREFORE IT IS RESOLVED, by The County Commissioners of Queen Anne's County that the amount shown below be assessed as a lien against the property described below and that the same be collected in the same manner as County real estate taxes.

PROPERTY: 216 Columbia Ln.
Stevensville, MD 21666

TAX MAP: 70 GRID: 00 PARCEL: 90 LOT: 20 TAX ID#:1804059689

OWNER: Norman C. Blades Jr.

AMOUNT OF ASSESSMENT: \$120.00
ADMINISTRATIVE FEE : \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 23rd day of October, 2018.

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS
OF QUEEN ANNE'S COUNTY

Stephanie Wilton
Jacq Blades Jr
Kurt Busch
Will O'Quinn



**Queen
Anne's
County**

County Commissioners:

James J. Moran, At Large
Jack N. Wilson Jr., District 1
Stephen Wilson, District 2
Robert Charles Buckey, District 3
Mark A. Anderson, District 4

DEPARTMENT OF PLANNING & ZONING

110 Vincit St., Suite 104
Centreville, MD 21617

Telephone Planning: (410) 758-1255

Fax Planning: (410) 758-2905

Telephone Permits: (410) 758-4088

Fax Permits: (410) 758-3972

To: County Commissioners

ACTION ITEM

From: Vivian Swinson
Zoning Administrator

Date: October 9, 2018

RE: Map 70 Grid 00 Parcel 62 Lot 20 216 Columbia Ln. Stevensville, MD 21666

On September 6, 2018, an independent contractor hired by the Zoning Office cut the grass at the above referenced address after the property owner ignored repeated attempts by the Zoning Inspector to get the site to comply with Queen Anne's County Code *Chapter 19 Article II §19-2.L.(2)* which states: *A person may not allow any vegetation to grow higher than 12 inches on any lot or parcel that is : (a) Less than three acres in size; and (b) located in an approved or recorded residential subdivision or any part of which is within 200 feet of a neighboring residence.*

Attached is the Resolution to place a lien on the subject property so the County can be reimbursed for the cost of the grass cutting.

Recommended Action:

I move that we approve the Resolution to place a lien on the property located at 216 Columbia Ln. in the amount of \$220.00



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September 21, 2018

Norman C. Blades Jr.
106 Woods Rd.
Chester, MD 21619-2230

RE: Tax Map 70 Parcel 62 Lot 20 (216 Columbia Ln. Stevensville, MD 21666)

Dear Mr. Blades:

Queen Anne's County hired an independent contractor to cut the grass on the property referenced above. Attached is a copy of the bill.

Therefore, you have fifteen (15) days from the date of this letter to pay the \$120.00 bill. Plus an administrative fee of \$100.00 for a total of \$220.00. Failure to pay the full amount will result in a lien being placed against your property. Please make the check payable to the Queen Anne's County Commissioners and mail it to the above address. If payment has not been made in the fifteen (15) day period the payment then must be sent to Queen Anne's County Finance Office at 107 North Liberty Street Centreville MD 21617.

I can be reached at 410-758-4088 Monday through Friday from 8:00am to 10:00am if you need to contact me.

Sincerely,

Harold L. Veasel
Nuisance Inspector

Attachments: Invoice: Callahan's Lawn Care

Callahan's Lawn Care
P.O. Box 241
Queenstown, MD 21658

Invoice

DATE	INVOICE #
9/18/2018	6528

BILL TO
Queen Annes County Att. Vivian Swinson 110 Vincit street Suite 104 Centreville , MD 21617

amount enclosed

TERMS

ITEM	DESCRIPTION	SERVICED	AMOUNT
cut	216 Columbia lane cut overgrown lawn	9/6/2018	120.00
Thank you for your business.		Total	\$120.00

Real Property Data Search (w/1)

Search Result for QUEEN ANNE'S COUNTY

[View Map](#) [View GroundRent Redemption](#) [View GroundRent Registration](#)

Tax Exempt: Special Tax Recapture:
 Exempt Class: NONE

Account Identifier: District - 04 Account Number - 059689

Owner Information

Owner Name: BLADES NORMAN C JR Use: RESIDENTIAL
 Principal Residence: NO
 Mailing Address: 106 WOODS RD Deed Reference: /01709/ 00322
 CHESTER MD 21619-2230

Location & Structure Information

Premises Address: 216 COLUMBIA LN Legal Description: LOT 20-BLK B
 STEVENSVILLE 21666-0000 QUEEN ANNE COLONY

Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0070	0000	0062		7101		B	20	2018	Plat Ref:

Special Tax Areas: Town: NONE
 Ad Valorem:
 Tax Class: 9

Primary Structure Built Above Grade Living Area Finished Basement Area Property Land Area County Use
 20,000 SF

Stories	Basement	Type	Exterior	Full/Half Bath	Garage	Last Major Renovation

Value Information

	Base Value	Value As of 01/01/2018	Phase-in Assessments As of 07/01/2018	As of 07/01/2019
Land:	15,100	17,000		
Improvements	0	0		
Total:	15,100	17,000	15,733	16,367
Preferential Land:	0			0

Transfer Information

Seller: BLADES, NORMAN C JR AND MARION S Date: 07/30/2007 Price: \$0
 Type: NON-ARMS LENGTH OTHER Deed1: SM /01709/ 00322 Deed2:
 Seller: SLATER, LOIN P TRUSTEE, ETAL Date: 09/30/1993 Price: \$22,500
 Type: NON-ARMS LENGTH OTHER Deed1: MWM /00440/ 00141 Deed2:
 Seller: SLATER, C ARTHUR, JR & LOIS P Date: 06/29/1993 Price: \$0
 Type: ARMS LENGTH MULTIPLE Deed1: MWM /00431/ 00282 Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2018	07/01/2019
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Tax Exempt: Special Tax Recapture:
 Exempt Class: NONE

Homestead Application Information

Homestead Application Status: No Application

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application Date:



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To: County Commissioners

ACTION ITEM

From: Vivian Swinson
Zoning Administrator

Date: October 9, 2018

RE: Map 70 Grid 00 Parcel 62 Lot 21 214 Columbia Ln. Stevensville, MD 21666

On September 6, 2018, an independent contractor hired by the Zoning Office cut the grass at the above referenced address after the property owner ignored repeated attempts by the Zoning Inspector to get the site to comply with Queen Anne's County Code *Chapter 19 Article II §19-2.L.(2)* which states: *A person may not allow any vegetation to grow higher than 12 inches on any lot or parcel that is : (a) Less than three acres in size; and (b) located in an approved or recorded residential subdivision or any part of which is within 200 feet of a neighboring residence.*

Attached is the Resolution to place a lien on the subject property so the County can be reimbursed for the cost of the grass cutting.

Recommended Action:

I move that we approve the Resolution to place a lien on the property located at 214 Columbia Ln. in the amount of \$220.00