

RESOLUTION 18-53

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: 1600 Postal Rd.
Chester, MD 21619

TAX MAP: 0057 GRID: 0008 PARCEL: 0145 LOT: TAX ID#: 1804022033

OWNER:

AMOUNT OF ASSESSMENT: \$135.00
ADMINISTRATIVE FEE : \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 11th
day of September, 2018.

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS
OF QUEEN ANNE'S COUNTY

[Signature]
[Signature]
[Signature]
[Signature]
[Signature]



**Queen
Anne's
County**

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

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

To: County Commissioners

ACTION ITEM

From: Vivian Swinson
Zoning Administrator

Date: August 31, 2018

RE: Map 0057 Grid 0008 Parcel 0145 1600 Postal Rd. Chester, MD 21619

On July 13, 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 1600 Postal Rd. in the amount of \$235.00



**Queen
Anne's
County**

DEPARTMENT OF PLANNING & ZONING

110 Vincit St., Suite 104
Centreville, MD 21617

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

Telephone Planning: (410) 758-1255
Fax Planning: (410) 758-2905
Telephone Permits: (410) 758-4088
Fax Permits: (410) 758-3972

August 14, 2018

Robert Brilliant
1610 West St. Ste 205
Annapolis, MD 21401

RE: Tax Map 57 Parcel 145 (1600 Postal Rd. Chester, MD 21619)

Dear Mr. Brilliant:

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 \$135.00 bill. Plus an administrative fee of \$100.00 for a total of \$235.00. 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 10:00 am if you need to contact me.

Sincerely,

Harold L. Veasel
Nuisance Inspector

Attachments: Invoice: Callahan's Lawn Care



**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

160 Coursevall Drive
Centreville, MD 21617

Telephone Planning: (410) 758-1255
Fax Planning: (410) 758-2905
Telephone Permits: (410) 758-4088
Fax Permits: (410) 758-3972

June 28, 2018

Robert Brilliant
1610 West St. Ste 205
Annapolis, MD 21401

RE: Tax Map 57 Parcel 145 (1600 Postal Rd. Chester, MD 21619)

Dear Mr. Brilliant:

During routine inspections in your area I noticed your grass has not been cut, I have determined that you are in violation of 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.*

Therefore, you have seven (7) days from the date of this letter to address the violation by cutting the grass. If you do not take steps to address this violation within seven (7) days from the date of this letter, Queen Anne's County will hire an independent contractor to cut the grass and bill you for the cost. Failure to pay the bill within fifteen (15) days will result in a lien being placed against your property.

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

Sincerely,

Harold L. Veasel
Zoning Inspector

SEND CONTRACTOR

Real Property Data Search (w3)

Search Result for QUEEN ANNE'S COUNTY

View Map	View GroundRent Redemption	View GroundRent Registration
Account Identifier:		District - 04 Account Number - 022033
Owner Information		
Owner Name:	BRILLIANT ROBERT J	Use: COMMERCIAL/RESIDENTIAL
Mailing Address:	1610 WEST ST STE 205 ANNAPOLIS MD 21401-0000	Principal Residence: NO Deed Reference: /01618/ 00009
Location & Structure Information		
Premises Address:	1600 POSTAL RD CHESTER 21619-0000	Legal Description: LOT 15,159 SQ FT S/SIDE MD RTE 18 CHESTER
Map:	Grid:	Parcel:
0057	0008	0145
Sub District:	Subdivision:	Section:
	0000	
Block:	Lot:	Assessment Year:
		2018
Plat No:	Plat Ref:	43/17
Special Tax Areas:	Town:	NONE
	Ad Valorem:	
	Tax Class:	1
Primary Structure Built	Above Grade Living Area	Finished Basement Area
1926	1025	
		Property Land Area
		15,159 SF
County Use		
Stories	Basement	Type
1 1/2	NO	STANDARD UNIT
Exterior	Full/Half Bath	Garage
SIDING	1 full/ 1 half	1 Detached
	Last Major Renovation	
Value Information		
	Base Value	Value
		As of 01/01/2018
Land:	105,100	166,700
Improvements	104,000	77,000
Total:	209,100	243,700
Preferential Land:	0	0
		Phase-In Assessments
		As of 07/01/2017
		As of 07/01/2018
		209,100
		220,633
Transfer Information		
Seller: TANNER, ALMA H, LIFE ESTATE THEN	Date: 11/09/2006	Price: \$390,000
Type: ARMS LENGTH IMPROVED	Deed1: SM /01618/ 00009	Deed2:
Seller: TANNER, ALMA C	Date: 11/16/1999	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: SM /00707/ 00406	Deed2:
Seller: HARRIS, EDNA C AND DAUGHTER	Date: 02/13/1995	Price: \$0
Type: NON-ARMS LENGTH OTHER	Deed1: SM /00487/ 00272	Deed2:
Exemption Information		
Partial Exempt Assessments:	Class	07/01/2017
County:	000	0.00
State:	000	0.00
Municipal:	000	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:

Callahan's Lawn Care

**P.O. Box 241
Queenstown, MD 21658**

Invoice

DATE	INVOICE #
8/8/2018	6441

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

amount enclosed

--

TERMS

ITEM	DESCRIPTION	SERVICED	AMOUNT
cut	1600 Postal rd cut overgrown lawn	7/13/2018	135.00
Thank you for your business.		Total	\$135.00