

**RESOLUTION** 18-62

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: 1702 Starr Rd.  
Queen Anne, MD 21657

TAX MAP: 61 GRID: 11 PARCEL: 34 LOT: TAX ID#: 1806003451

OWNER: Anthony Heirs Thomas

AMOUNT OF ASSESSMENT: \$400.00  
ADMINISTRATIVE FEE: \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 9<sup>th</sup> day of October, 2018.

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS  
OF QUEEN ANNE'S COUNTY

[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 J. Swinson  
Zoning Administrator

Date: September 17, 2018

RE: Map 61, Grid 11, Parcel 34 (1702 Starr Rd. Queen Anne, MD 21657)

On August 21, 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 1702 Starr Rd. Queen Anne, MD 21657 in the amount of \$500.00.



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Stephen Wilson, District 2  
Robert Charles Buckey, District 3  
Mark A. Anderson, District 4

August 29, 2018

Anthony Heirs Thomas  
2936 Saint Lukes Ln.  
Baltimore, MD 21207-4468

RE: Tax Map 61, Parcel 34 (1702 Starr Rd. Queen Anne, MD 21657)

To Whom It May Concern:

Queen Anne's County hired an independent contractor to mow 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 \$400.00 bill, plus an administrative fee of \$100.00 for a total of \$500.00. 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 it is after the 15 day allotted time period, please mail check to 107 North Liberty St. Centreville, MD 21617.

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

Sincerely,

A handwritten signature in cursive script that reads "Joe Pippin".

Joe Pippin  
Zoning/Nuisance Inspector

*check Sept 13th*

Attachments: Invoice: B & K Plant Farm & Landscaping, LLC

B & K Plant Farm & Landscaping, LLC

520 John Powell Road  
Church Hill, MD 21623  
410-778-4445

# Invoice

Date	Invoice #
8/26/2018	4254

Bill To
Queen Anne's Co 110 Vincit St. Suite 104 Centreville, MD 21617

Description	Amount
8/21 Bush hogged tall grass @ 1702 Starr Road	400.00
<b>Total</b>	<b>\$400.00</b>

Thank you for your business. Payment due 10 days from billing date.



**Queen  
Anne's  
County**

**County Commissioners:**

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August 7, 2018

Anthony Heirs Thomas  
2936 Saint Lukes Ln.  
Baltimore, MD 21207-4468

RE: Tax Map 61, Parcel 34 (1702 Starr Rd. Queen Anne 21657) Grass

To Whom It May Concern:

During an investigation of a nuisance complaint on your property, 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.*

You have seven (7) days from the date of this letter to address the violation. You must mow the entire yard. If the grass is not cut, you may be issued a citation or Queen Anne's County may hire an independent contractor to cut the grass. Failure to pay the cost of the grass cutting 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,

Joe Pippin  
Zoning and Nuisance Inspector

- Check Aug 14.  
- Ordered mowed waiting on Invoice from B+K