



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

BUILDING PERMIT No.: BC18-09-0024

Date of Application: 09/06/2018

BUILDING PERMIT

BUILDING LOCATION 100 HERONS NEST WAY CHESTER TAX ACCOUNT 1804117476 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 40.465 TAX MAP 0057 GRID 0002 PARCEL 0546 SECTION BLOCK LOT ZONED CMPD FRONTAGE DEPTH		PROPERTY OWNERS: K HOVNIANIAN AT KENT ISLAND 4090 LAFAYETTE CENTER DR CHANTILLY, VA 20151 HOME PHONE: (410) 991-6150 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE FOUR SEASONS PROPOSED USE ACCESSORY STRUCTURE <200SF REVISED PROPOSED USE CONSTRUCTION VALUE \$35,000.00		FEES BOCA FEE \$35.00 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# GENERAL BRY'S LANDSCAPING 12339233 (410) 420-2134 ELECTRICIAN GALLAGHER CONTRACTING SERVICES E1556 (443) 616-4701 EC50331			
DESCRIPTION OF WORK: CONSTRUCT MONUMENT TOWER AT ENTRANCE TO COMMUNITY 8'6 X 6'10 X 23'5 HIGH			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 0 SECOND FLOOR: 0 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 0 CARPORT: 0 DECK: 0 PORCH: 0 OTHER: 58 TOTAL FLOOR AREA: 58		CONSTRUCTION TYPE: MASONRY # BEDROOMS: # BATHROOMS: ROAD TYPE: COUNTY SPRINKLER: NO WATER TYPE: PUBLIC SEWER TYPE: PUBLIC HEATING SYSTEM: NONE CENTRAL AIR: NO FIREPLACE: NONE	

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:

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE	
FRONT	FT	FRONT	FT
SIDE	FT	SIDE	FT
REAR	FT	REAR	FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	FT

APPROVALS:

BUILDING	<i>DAC</i> 09/28/2018	FLOODPLAIN ZONE	N/A
ZONING	<i>JP</i> 09/26/2018	PLUMBING	N/A
SEDIMENT	N/A	ENV. HEALTH	<i>JEN</i> 09/26/2018
PUB. SEWER	<i>JH</i> 12/4/18	HISTORIC	N/A
S.W. MGT	<i>JK</i> 10/02/2018	SHA	N/A
ENTRANCE	N/A	MECHANICAL	N/A
FIRE MARSHAL	N/A	ELECTRICAL	11/07/2018
BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 12-5-18

ADMINISTRATOR APPROVAL: *Vivian J. Swanson*



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 Department of Planning and Zoning
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ZONING CERTIFICATE #: Z18-08-0034

Date of Application: 08/23/2018

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804117476	100 HERONS NEST WAY	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	K HOVNIANIAN AT KENT ISLAND	TAX MAP 0057	BLOCK	PARCEL 0546
OWNER ADDRESS:	4090 LAFAYETTE CENTER DR CHANTILLY, VA 20151	LOT	SECTION	ZONED CMPD
HOME PHONE:	(410) 991-6150	CRITICAL AREA YES		ACREAGE 40.47
		SUBDIVISION		
		BUILDING VALUE \$30,000.00		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$55 FM FEE:
ADDRESS:	ELECTRICAL PERMIT #: N/A
PHONE:	PLUMBING PERMIT #: N/A
	GAS PERMIT #: N/A
	STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL

PROPOSED USE: ACCESSORY STRUCTURE <200SF
MINIMUM YARD REQUIREMENTS:
FRONT: FT SIDE: FT REAR: FT SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: CONSTRUCT 10'6 X 6'6 GATEHOUSE AT COMMUNITY ENTRANCE

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	09/26/2018 JEN
SANITARY DEPT	11/28/2018 SH
ZONING	09/21/2018 JP

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.

ADMINISTRATOR APPROVAL: *Kevin G. Sunson* DATE APPROVED: 12-5-18

ORIGINAL