



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

ZONING CERTIFICATE #: Z19-06-0165

Date of Application: 06/13/2019

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804125548	210 BAYBERRY DR	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	K HOVNANIAN AT KENT ISLAND	TAX MAP 0057	BLOCK	PARCEL 0546
OWNER ADDRESS:	4090 LAFAYETTE CENTER DR CHANTILLY, VA 20151	LOT 75	SECTION	ZONED CMPD
HOME PHONE:	(410) 991-6150	CRITICAL AREA NO		ACREAGE 0.13
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	MCCRONE, INC.	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	320 Pennsylvania Ave CENTREVILLE, MD 21617	ELECTRICAL PERMIT #: EC-50161	
PHONE:	(410) 758-2237	PLUMBING PERMIT #: N/A	
		GAS PERMIT #: N/A	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: VACANT LOT	PROPOSED USE: TEMPORARY TRAILER
--------------------------	---------------------------------

MINIMUM YARD REQUIREMENTS:				
FRONT: 20 FT	SIDE: 5 FT	REAR: 15 FT	SIDE STREET: FT	HEIGHT: 45 FT

WORK DESCRIPTION: INSTALL 23'4 X 54' TEMPORARY SALES TRAILER FOR FOUR SEASONS AT KENT ISLAND WITH BATHROOM, BREAKROOM, (3) PRIVATE OFFICES, OPEN OFFICE SPACE, AND RECEPTION AREA.

AGENCY APPROVALS:

Name	Completed Date
BUILDING	06/24/2019 <i>RAC</i>
ELECTRICAL	06/13/2019
ENV. HEALTH	06/25/2019 <i>JEN</i>
SANITARY DEPT	06/21/2019 <i>JH</i>
ZONING	06/21/2019 <i>JP</i>

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: **RESTROOM MUST BE ADA COMPLIANT**
 TRI-STATE COMMUNICATIONS E-#817

ADMINISTRATOR APPROVAL: *Vivian J. Sunson* DATE APPROVED: *6-28-19*

ORIGINAL



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

ZONING CERTIFICATE #: Z19-06-0164

Date of Application: 06/12/2019

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1806000258	2012 HOPE RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KINNAMON, JAY	TAX MAP 0037	BLOCK	PARCEL 0024
OWNER ADDRESS:	2012 HOPE RD CENTREVILLE, MD 21617	LOT	SECTION	ZONED AG
HOME PHONE:	(410) 708-0177	CRITICAL AREA NO		ACREAGE 16.08
		SUBDIVISION		
		BUILDING VALUE \$48,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$55.00 FM FEE:
ADDRESS:	ELECTRICAL PERMIT #: N/A
PHONE:	PLUMBING PERMIT #: N/A
	GAS PERMIT #: N/A
	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: FARM/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 60' X 100' FARM BUILDING. FOR FARM EQUIPMENT.	

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	06/24/2019 <i>GDH</i>
SEDIMENT	03/27/2019 <i>AR</i>
ZONING	06/21/2019 <i>JP</i>

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: *Walter J. Sumner* DATE APPROVED: *6-28-19*

ORIGINAL



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

BUILDING PERMIT No.: BR19-04-0179

Date of Application: 04/01/2019

BUILDING PERMIT

BUILDING LOCATION 134 JOHN DABB CT CHESTER		PROPERTY OWNERS: CRAWFORD, JOSEPH 944 OLD COUNTRY RD SEVERNA PARK, MD 21146																															
TAX ACCOUNT 1804118901 SUBDIVISION GIBSONS GRANT CRITICAL AREA YES ACREAGE 0.126 TAX MAP 0057 GRID 0004 PARCEL 0045 SECTION BLOCK LOT 50 ZONED CMPD FRONTAGE DEPTH		HOME PHONE: APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$350,000.00		FEES MHB FEE \$50.00 PARKS & REC \$1,536.15 SCHOOLS \$14,044.80 SPRINKLER \$150.00 FIRE DIST 1 \$1,598.85 SINGLE LOT \$55.00 ZONING \$55.00 BOCA FEE \$470.28																															
<table border="1"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>COVELL SIGNATURE HOMES LLC 16811 CHESTNUT ST SUITE B, GAITHERSBURG, MD 20877</td> <td>MHBL 6998</td> <td>(301) 527-1400</td> <td></td> </tr> <tr> <td>SPRINKLER</td> <td>BLAZEGUARD</td> <td>MSC 72</td> <td>(410) 549-6313</td> <td>BF485-19</td> </tr> <tr> <td>PLUMBER</td> <td>BRYANT GROUP</td> <td>PN453</td> <td>(301) 670-2701</td> <td>P481-19</td> </tr> <tr> <td>ELECTRICIAN</td> <td>BRAMBLES ELECTRIC INC.</td> <td>E-#857</td> <td>(410) 819-3155</td> <td>ER-25781</td> </tr> <tr> <td>HVAC</td> <td>STEELE'S REF HTG & A/C</td> <td>HM#052</td> <td>(410) 643-0005</td> <td>H572-19</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	COVELL SIGNATURE HOMES LLC 16811 CHESTNUT ST SUITE B, GAITHERSBURG, MD 20877	MHBL 6998	(301) 527-1400		SPRINKLER	BLAZEGUARD	MSC 72	(410) 549-6313	BF485-19	PLUMBER	BRYANT GROUP	PN453	(301) 670-2701	P481-19	ELECTRICIAN	BRAMBLES ELECTRIC INC.	E-#857	(410) 819-3155	ER-25781	HVAC	STEELE'S REF HTG & A/C	HM#052	(410) 643-0005	H572-19
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
MHBR	COVELL SIGNATURE HOMES LLC 16811 CHESTNUT ST SUITE B, GAITHERSBURG, MD 20877	MHBL 6998	(301) 527-1400																														
SPRINKLER	BLAZEGUARD	MSC 72	(410) 549-6313	BF485-19																													
PLUMBER	BRYANT GROUP	PN453	(301) 670-2701	P481-19																													
ELECTRICIAN	BRAMBLES ELECTRIC INC.	E-#857	(410) 819-3155	ER-25781																													
HVAC	STEELE'S REF HTG & A/C	HM#052	(410) 643-0005	H572-19																													
DESCRIPTION OF WORK: CONSTRUCT 2-STORY SFD WITH ATTACHED GARAGE. 1ST FLOOR 76'1 X 32'3 OVERALL INCLUDING 25' X 22' GARAGE, 28' X 8' FRONT PORCH, AND 13'5 X 12' SIDE PORCH. 2ND FLOOR 37'6 X 30' WITH 28' X 8' PORCH AND 26' X 21'11 FINISHED OFFICE OVER GARAGE. PORT ROYAL MODEL																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 1,460 SECOND FLOOR: 1125 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 572 CARPORT: 0 DECK: 0 PORCH: 604 OTHER: 550 TOTAL FLOOR AREA: 4,311		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: 3 # BATHROOMS: 3 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE: PUBLIC SEWER TYPE: PUBLIC HEATING SYSTEM: GAS CENTRAL AIR: YES FIREPLACE: GAS																															

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: SEE LOT MATRIX SHEET SUB FOR ENCROACHMENT
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION BUILDER MUST PROVIDE DRAINAGE WITHIN & BETWEEN LOTS. PIPE DOWNSPOUTS AND A DOWNSPOUT OVERFLOW DIVERTER MUST BE INSTALLED MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANGEMENT PLAN. THE SCHOOL, FIRE, AND PARK LAND IMPACT FEES OF \$17,179.80 HAVE BEEN DEFERRED. NO TEMPORARY OR FINAL OCCUPANCY CERTIFICATE WILL BE ISSUED UNTIL FEES HAVE BEEN PAID. QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 15 FT
SIDE FT	SIDE 5 FT
REAR FT	REAR 5 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 35 FT

APPROVALS:

BUILDING	RAC 04/04/2019	FLOODPLAIN ZONE	DB 04/05/2019
ZONING	HLV 05/22/2019	PLUMBING	CG 6/11/19
SEDIMENT	AR 10/03/2018	ENV. HEALTH	N/A
PUB. SEWER	JH 4/15/19	HISTORIC	N/A
S.W. MGT.	DB 04/05/2019	SHA	N/A
ENTRANCE	BL 04/05/2019	MECHANICAL	CG 6/11/19
FIRE MARSHAL	JM 06/21/2019	ELECTRICAL	05/10/2019
BACKFLOW	CG 6/11/19	FOOD SERVICE	N/A

DATE _____ ADMINISTER APPROVAL Raymond J. Swinson



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

BUILDING PERMIT No.: BR19-06-0359

Date of Application: 06/05/2019

BUILDING PERMIT

BUILDING LOCATION 609 MOORINGS CIR STEVENSVILLE TAX ACCOUNT 1804125664 SUBDIVISION BAY BRIDGE COVE CRITICAL AREA NO ACREAGE TAX MAP 0056 GRID 0010 PARCEL 0279 SECTION BLOCK LOT 237 ZONED CS FRONTAGE DEPTH			PROPERTY OWNERS: KENT ISLAND LLC 940 W SPROULD RD 301 SPRINGFIELD, PA 19064 HOME PHONE: (267) 908-0013 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																																
EXISTING USE VACANT LOT PROPOSED USE TOWNHOUSE - 4 OR LESS UNITS REVISED PROPOSED USE CONSTRUCTION VALUE \$225,000.00			FEES <table border="0"> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$311.40</td> <td>ELECT. PERMIT</td> <td>\$75.00</td> </tr> <tr> <td>FIRE DIST 1</td> <td>\$922.08</td> <td>PARKS & REC</td> <td>\$885.92</td> </tr> </table>			MHB FEE	\$50.00	SPRINKLER	\$150.00	ZONING	\$55.00	ELECT. ADMIN.	\$10.00	BOCA FEE	\$311.40	ELECT. PERMIT	\$75.00	FIRE DIST 1	\$922.08	PARKS & REC	\$885.92														
MHB FEE	\$50.00	SPRINKLER	\$150.00																																
ZONING	\$55.00	ELECT. ADMIN.	\$10.00																																
BOCA FEE	\$311.40	ELECT. PERMIT	\$75.00																																
FIRE DIST 1	\$922.08	PARKS & REC	\$885.92																																
<table border="0"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>KENT ISLAND LLC 940 W SPROULD RD STE 301, SPRINGFIELD, PA 19064</td> <td>MHBL 7784</td> <td>(484) 368-9830</td> <td></td> </tr> <tr> <td>SPRINKLER</td> <td>BRYANT GROUP LLC</td> <td>MSC-#38</td> <td>(301) 670-2700</td> <td>BF607-19</td> </tr> <tr> <td>PLUMBER</td> <td>BRYANT GROUP</td> <td>PN453</td> <td>(301) 670-2701</td> <td>P601-19</td> </tr> <tr> <td>ELECTRICIAN</td> <td>BAUSUM AND DUCKETT ELECTRIC</td> <td>E 1345</td> <td>(410) 956-2927</td> <td>ER-23737</td> </tr> <tr> <td>HVAC</td> <td>WILLIAM H METCALFE & SONS</td> <td>HM#105</td> <td>(301) 868-6330</td> <td>H565-19</td> </tr> </tbody> </table>			CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	KENT ISLAND LLC 940 W SPROULD RD STE 301, SPRINGFIELD, PA 19064	MHBL 7784	(484) 368-9830		SPRINKLER	BRYANT GROUP LLC	MSC-#38	(301) 670-2700	BF607-19	PLUMBER	BRYANT GROUP	PN453	(301) 670-2701	P601-19	ELECTRICIAN	BAUSUM AND DUCKETT ELECTRIC	E 1345	(410) 956-2927	ER-23737	HVAC	WILLIAM H METCALFE & SONS	HM#105	(301) 868-6330	H565-19	DESCRIPTION OF WORK: CONSTRUCT 1-STORY TOWNHOUSE 83' X 52' OVERALL INCLUDING 19'7 X 24' GARAGE, 14' X 8' DECK, 8'4 X 4' ENTRY PORCH, AND 14' X 14' SCREENED PORCH. LAUREL MODEL 55+ AGE-RESTRICTED COMMUNITY		
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																															
MHBR	KENT ISLAND LLC 940 W SPROULD RD STE 301, SPRINGFIELD, PA 19064	MHBL 7784	(484) 368-9830																																
SPRINKLER	BRYANT GROUP LLC	MSC-#38	(301) 670-2700	BF607-19																															
PLUMBER	BRYANT GROUP	PN453	(301) 670-2701	P601-19																															
ELECTRICIAN	BAUSUM AND DUCKETT ELECTRIC	E 1345	(410) 956-2927	ER-23737																															
HVAC	WILLIAM H METCALFE & SONS	HM#105	(301) 868-6330	H565-19																															
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) <table border="0"> <tr> <td>UNFIN. BASEMENT: 0</td> <td>FIN BASEMENT: 0</td> </tr> <tr> <td>FIRST FLOOR: 1,808</td> <td>SECOND FLOOR: 447</td> </tr> <tr> <td>THIRD FLOOR: 0</td> <td>FOURTH FLOOR: 0</td> </tr> <tr> <td>GARAGE: 112</td> <td>CARPOR: 0</td> </tr> <tr> <td>DECK: 112</td> <td>PORCH: 228</td> </tr> <tr> <td>OTHER: 0</td> <td></td> </tr> <tr> <td>TOTAL FLOOR AREA: 2,595</td> <td></td> </tr> </table>			UNFIN. BASEMENT: 0	FIN BASEMENT: 0	FIRST FLOOR: 1,808	SECOND FLOOR: 447	THIRD FLOOR: 0	FOURTH FLOOR: 0	GARAGE: 112	CARPOR: 0	DECK: 112	PORCH: 228	OTHER: 0		TOTAL FLOOR AREA: 2,595		CONSTRUCTION TYPE: WOOD FRAME <table border="0"> <tr> <td># BEDROOMS: 2</td> <td># BATHROOMS: 2</td> </tr> <tr> <td>ROAD TYPE: COUNTY</td> <td>SPRINKLER: YES</td> </tr> <tr> <td>WATER TYPE PUBLIC</td> <td>SEWER TYPE PUBLIC</td> </tr> <tr> <td>HEATING SYSTEM: GAS</td> <td>CENTRAL AIR: YES</td> </tr> <tr> <td>FIREPLACE: NONE</td> <td></td> </tr> </table>			# BEDROOMS: 2	# BATHROOMS: 2	ROAD TYPE: COUNTY	SPRINKLER: YES	WATER TYPE PUBLIC	SEWER TYPE PUBLIC	HEATING SYSTEM: GAS	CENTRAL AIR: YES	FIREPLACE: NONE							
UNFIN. BASEMENT: 0	FIN BASEMENT: 0																																		
FIRST FLOOR: 1,808	SECOND FLOOR: 447																																		
THIRD FLOOR: 0	FOURTH FLOOR: 0																																		
GARAGE: 112	CARPOR: 0																																		
DECK: 112	PORCH: 228																																		
OTHER: 0																																			
TOTAL FLOOR AREA: 2,595																																			
# BEDROOMS: 2	# BATHROOMS: 2																																		
ROAD TYPE: COUNTY	SPRINKLER: YES																																		
WATER TYPE PUBLIC	SEWER TYPE PUBLIC																																		
HEATING SYSTEM: GAS	CENTRAL AIR: YES																																		
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:
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN QUEEN ANNE'S COUNTY FIRE MARSHAL: THIS PERMIT IS APPROVED SUBJECT TO THE ENCLOSED STATED COMMENTS. NO INSPECTION WILL BE COMPLETED UNLESS APPROVED STAMPED PLANS AND COMMENTS ARE ON SITE. FOR INFORMATION OR TO ARRANGE AN INSPECTION CALL 410-758-4500 EXT. 1144. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE	
FRONT	FT	FRONT	25 FT
SIDE	FT	SIDE	10 FT
REAR	FT	REAR	25 FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	40 FT

APPROVALS:

BUILDING	RAC	06/07/2019	FLOODPLAIN ZONE	DB	06/20/2019
ZONING	HLV	06/25/2019	PLUMBING	CG	6/18/19
SEDIMENT	AR	01/31/2018	ENV. HEALTH		N/A
PUB. SEWER	JH	6/12/19	HISTORIC		N/A
S.W. MGT.	OB	06/20/2019	SHA		N/A
ENTRANCE	BL	06/12/2019	MECHANICAL	CG	6/18/19
FIRE MARSHAL	Jm	06/14/2019	ELECTRICAL		06/07/2019
BACKFLOW	CG	6/18/19	FOOD SERVICE		N/A

DATE APPROVED:

6-28-19

ADMINISTRATOR APPROVAL:

Vivian J Swanson

