

**RESOLUTION** 20-02

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: 234 Evans Ave.  
Grasonville, MD 21638

TAX MAP: 058F GRID: 0019 PARCEL: 0660 LOT: TAX ID#: 1805014484

OWNER: GID Investments LLC

AMOUNT OF ASSESSMENT: \$150.00  
ADMINISTRATIVE FEE : \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 10<sup>th</sup>  
day of March, 2020

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS  
OF QUEEN ANNE'S COUNTY

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



**Queen  
Anne's  
County**

**County Commissioners:**

James J. Moran, At Large  
Jack N. Wilson, Jr., District 1  
Stephen Wilson, District 2  
Philip L. Dumenil, District 3  
Christopher M. Corchiarino, 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: August 14, 2019

RE: Map 058F Grid 0019 Parcel 0660 234 Evans Ave. Grasonville, MD 21638

On June 19, 2019, 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 234 Evans Ave. in the amount of \$250.00

## DEPARTMENT OF PLANNING & ZONING



**Queen  
Anne's  
County**

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  
Philip L. Dumenil, District 3  
Christopher M. Corchiarino, District 4

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

July 10, 2019

GID Investments LLC  
846 Richie Hwy.  
Suite 1 A  
Severna Park, MD 21146

RE: Tax Map 58F Parcel 660 (234 Evans Ave. Grasonville, MD 21638)

Dear Property Management:

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 twenty (20) days from the date of this letter to pay the \$150.00 bill. Plus an administrative fee of \$100.00 for a total of \$250.00. 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 Dept. of Planning and Zoning 110 Vincit St., Suite 104, 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

## DEPARTMENT OF PLANNING & ZONING



**Queen  
Anne's  
County**

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  
Philip L. Dumenil, District 3  
Christopher M. Corchiarino, District 4

June 11, 2019

GID Investments LLC  
846 Richie Hwy  
Suite 1 A  
Severna Park, MD 21146

RE: Tax Map 58F Parcel 660 (234 Evans Ave Grasonville, MD 21638)

Dear Property Management:

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.*

You have 7 days from the date of this letter to address the violation. If the grass on the entire lot 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 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 ( w1)

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 - 05 Account Number - 014484								
Owner Information										
Owner Name:		GID INVESTMENTS LLC		Use: COMMERCIAL						
Mailing Address:		846 RITCHIE HWY STE 1 A SEVERNA PARK MD 21146-		Principal Residence: NO						
				Deed Reference: /03017/ 00281						
Location & Structure Information										
Premises Address:		234 EVANS AVE GRASONVILLE 21838-0000		Legal Description: LOT 32,278 SQ FT E/EVANS AVE GRASONVILLE						
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:	
058F	0019	0680		0000				2019	43/92	
Special Tax Areas:		Town:		NONE						
		Ad Valorem:								
		Tax Class:		2						
Primary Structure Built		Above Grade Living Area		Finished Basement Area		Property Land Area		County Use		
						32,278 SF				
Stories	Basement	Type	Exterior	Full/Half Bath	Garage	Last Major Renovation				
Value Information										
		Base Value		Value		Phase-in Assessments				
				As of		As of		As of		
				01/01/2019		07/01/2018		07/01/2019		
Land:		421,300		363,100						
Improvements		0		0						
Total:		421,300		363,100		422,900		363,100		
Preferential Land:		0						0		
Transfer Information										
Seller: GRIFFIN WILLIAM DEAN		Date: 12/21/2018		Price: \$375,000						
Type: ARMS LENGTH VACANT		Deed1: /03017/ 00281		Deed2:						
Seller: SMITH, HENRY E, JR & SHIRLEY A		Date: 11/04/1997		Price: \$60,000						
Type: ARMS LENGTH IMPROVED		Deed1: SM /00590/ 00283		Deed2:						
Seller: BRAGG, BYRON J AND VIRGINIA L		Date: 06/10/1981		Price: \$25,000						
Type: ARMS LENGTH IMPROVED		Deed1: MWM /00175/ 00798		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										

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

**Invoice**

DATE	INVOICE #
7/7/2019	6901

<b>BILL TO</b>
Queen Annes County Att: Vivian Swinson 110 Vincit street Suite 104 Centreville , MD 21617

amount enclosed

--

<b>TERMS</b>

ITEM	DESCRIPTION	SERVICED	AMOUNT
cut	Lot next to Winchester liquors cut overgrown lawn	6/19/2019	150.00
Thank you for your business.		<b>Total</b>	<b>\$150.00</b>



