



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

ZONING CERTIFICATE #: Z20-09-0392

Date of Application: 09/18/2020

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803009246	1250 LANDS END RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	NORTHWEST POINT FARM LLC	TAX MAP 0021	BLOCK	PARCEL 0001
OWNER ADDRESS:	1250 LANDS END RD CENTREVILLE, MD 21617	LOT	SECTION	ZONED CS
HOME PHONE:		CRITICAL AREA YES		ACREAGE 152.78
		SUBDIVISION		
		BUILDING VALUE \$132,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	LANE ENGINEERING, INC.	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	354 Pennsylvania Ave CENTREVILLE, MD 21617	ELECTRICAL PERMIT #: N/A	
PHONE:	(410) 758-2095	PLUMBING PERMIT #: N/A	
		GAS PERMIT #: N/A	
		STAKED? <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" 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 14' X 27' GREENHOUSE.			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	09/30/2020 JEN
SEDIMENT	10/19/2020 DS
ZONING	09/30/2020 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 INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.
 FARM PLAN PER DS 10/26/2020

ADMINISTRATOR APPROVAL: *Vivian G Sunson* DATE APPROVED: *11-2-2020*



Queen Anne's County
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ZONING CERTIFICATE #: Z20-10-0417

Date of Application: 10/06/2020

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1802029634	212 CORDON DR	CHURCH HILL

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: KUEHNL, MICHAEL	TAX MAP 0016 BLOCK PARCEL 0015
OWNER ADDRESS: 212 CORDON DR CHURCH HILL, MD 21623	LOT 18 SECTION ZONED CS
HOME PHONE:	CRITICAL AREA NO ACREAGE 1.10
	SUBDIVISION PRESERVE AT SOUTHEAST CREEK
	BUILDING VALUE \$60,000.00
	WATER TYPE PRIVATE SEWER TYPE PRIVATE

APPLICANT INFORMATION	PERMIT FEES
NAME: COASTAL POOLS	ZONING FEE: \$75.00 FM FEE:
ADDRESS: 6608 Ocean Gateway QUEENSTOWN, MD 21658	ELECTRICAL PERMIT #: ER-29670
PHONE: (410) 827-0880	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: RESIDENCE	PROPOSED USE: POOL/SPA
MINIMUM YARD REQUIREMENTS:	
FRONT: FT	SIDE: 3 FT REAR: 3 FT SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: CONSTRUCT 36'3 X 13'3 IRREGULAR SHAPED CONCRETE INGROUND POOL WITH 800 SQ FT CONCRETE PATIO.	

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	10/23/2020 J CLOW E-155
ENV. HEALTH	10/15/2020 JEN
S.W. MGT.	10/13/2020 CR
ZONING	10/16/2020 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:
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN
 SILT FENCE MUST BE IN PLACE PRIOR TO START OF WORK. ANY EXCESS DIRT MUST BE REMOVED BEFORE POOL IS COMPLETE.

ADMINISTRATOR APPROVAL: Vivan G Sunseri DATE APPROVED: 11-2-2020



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BUILDING PERMIT No.: BR20-10-0785

Date of Application: 10/05/2020

BUILDING PERMIT

BUILDING LOCATION 124 NAUSET LN CHESTER TAX ACCOUNT 1804125572 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 0.138 TAX MAP 0057 GRID 0002 PARCEL 0546 SECTION BLOCK LOT 99 ZONED CMPD FRONTAGE DEPTH		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 CHESTER STATION LN CHESTER, MD 21619 HOME PHONE: (240) 375-4735 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE 4SEASONS -SFD REVISED PROPOSED USE CONSTRUCTION VALUE \$175,000.00		FEES ELECT. PERMIT \$180.00 SPRINKLER \$150.00 ELECT. ADMIN. \$10.00 BOCA FEE \$426.12 4SEASNDRRRA \$7,750.00 SINGLE LOT \$55.00 MHB FEE \$50.00 ZONING \$55.00																															
<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>K HOVNIANIAN AT KENT ISLAND 101 CHESTER STATION LN, CHESTER, MD 21619</td> <td>MHBL 3114</td> <td>(410) 991-6150</td> <td></td> </tr> <tr> <td>SPRINKLER</td> <td>METROPOLITAN FIRE</td> <td>MSC-#155</td> <td>(301) 868-0005</td> <td>BF-1231-20</td> </tr> <tr> <td>ELECTRICIAN</td> <td>TRI-STATE COMMUNICATIONS</td> <td>E-#817</td> <td>(301) 261-4943</td> <td>ER-29639</td> </tr> <tr> <td>HVAC</td> <td>MCCREA EQUIPMENT COMPANY</td> <td>HM#533</td> <td>(301) 423-6623</td> <td>H-1233-20</td> </tr> <tr> <td>PLUMBER</td> <td>SEVERN PLUMBING & HEATING</td> <td>PN-490</td> <td>(301) 855-2414</td> <td>P-1230-20</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	K HOVNIANIAN AT KENT ISLAND 101 CHESTER STATION LN, CHESTER, MD 21619	MHBL 3114	(410) 991-6150		SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF-1231-20	ELECTRICIAN	TRI-STATE COMMUNICATIONS	E-#817	(301) 261-4943	ER-29639	HVAC	MCCREA EQUIPMENT COMPANY	HM#533	(301) 423-6623	H-1233-20	PLUMBER	SEVERN PLUMBING & HEATING	PN-490	(301) 855-2414	P-1230-20
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DESCRIPTION OF WORK: CONSTRUCT 2-STORY SFD WITH ATTACHED GARAGE. 1ST FLOOR 40' X 82' OVERALL INCLUDING 20' X 28' GARAGE, 22' X 19' L-SHAPED PORCH, AND 10' X 13' SCREENED PORCH. 2ND FLOOR 40' X 16'7" OVERALL. KILARNEY 1 LOFT IN REVERSE																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 2,060 SECOND FLOOR: 685 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 746 CARPORIT: 0 DECK: 0 PORCH: 463 OTHER: 0 TOTAL FLOOR AREA: 3,954		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:
 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. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN 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 20 FT
SIDE FT	SIDE 5 FT
REAR FT	REAR 15 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	DAC	10/14/2020	FLOODPLAIN ZONE	JK	10/13/2020
ZONING	JP	10/14/2020	PLUMBING	CG	10/15/2020
SEDIMENT	AR	01/15/2019	ENV. HEALTH	JEN	10/15/2020
PUB. SEWER	BD	10/14/2020	HISTORIC		N/A
S.W. MGT.	CR	10/13/2020	SHA		N/A
ENTRANCE	DB	10/14/2020	MECHANICAL	CG	10/15/2020
FIRE MARSHAL	JM	10/22/2020	ELECTRICAL		10/13/2020
BACKFLOW	CB	10/15/2020	FOOD SERVICE		N/A

DATE APPROVED: 11-2-2020

ADMINISTRATOR APPROVAL: Vivian G. Swinson