

RESOLUTION 21-02

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: 6303 Main St.
Queenstown, MD 21658

TAX MAP: 59A GRID: 9 PARCEL: 164 LOT: 3 TAX ID#: 1805031354

OWNER: Essie L. Stills, C/O Cecil L. Merritt
Vacant

AMOUNT OF ASSESSMENT: \$120.00
ADMINISTRATIVE FEE: \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 26th day of January, 2020.

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS
OF QUEEN ANNE'S COUNTY

[Signature]
Philip Demeril
[Signature]
[Signature]
Stephen Wilson



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

To: County Commissioners

ACTION ITEM

From: Vivian J. Swinson
Zoning Administrator

Date: September 18, 2020

RE: Map 59A, Grid 9, Parcel 164 (6303 Main St. Queenstown, MD 21658)

On August 18, 2020, 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 6303 Main St. Queenstown, MD 21658 in the amount of \$220.00.



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August 28, 2020

Essie L. Stills
C/O Cecil L. Merritt
P.O. Box 472
Grasonville, MD 21638

RE: Tax Map 59A, Parcel 164 (6303 Main St. Queenstown, MD 21658) Grass

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 twenty (20) days from the date of this letter to pay the \$120.00 bill, plus an administrative fee of \$100.00 for a **total of \$220.00**. 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. Thank you for your time in this matter.

Sincerely,

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

Joe Pippin
Zoning/Nuisance Inspector

check 9/17/20

Attachments: Invoice: Callahan's Lawn Care

Callahan's Lawn Care

P.O. Box 241
Queenstown, MD 21658

Invoice

DATE	INVOICE #
8/24/2020	7595

BILL TO
Queen Annes County Att. Vivian Swinson 110 Vincit street Suite 104 Centreville , MD 21617

amount enclosed

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TERMS

ITEM	DESCRIPTION	SERVICED	AMOUNT
cut	6303 main street cut overgrown lawn	8/18/2020	120.00
Thank you for your business.			Total \$120.00



Queen
Anne's
County

DEPARTMENT OF PLANNING & ZONING

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County Commissioners:

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

August 10, 2020

Essie L. Stills
C/O Cecil L. Merritt
P.O. Box 472
Grasonville, MD 21638

RE: Tax Map 059A, Parcel 0164 (6303 Main St. Queenstown, MD 21658) **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 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 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,

A handwritten signature in black ink that reads "Joe Pippin".

Joe Pippin
Zoning and Nuisance Inspector

check 8/17/20
- Not mowed, Ordered mowed,
- waiting on invoice

