



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

BUILDING PERMIT No.: BR21-02-0099

Date of Application: 02/08/2021

BUILDING PERMIT

BUILDING LOCATION 910 CHESTER RIVER DR GRASONVILLE TAX ACCOUNT 1805014883 SUBDIVISION CHESTER RIVER BEACH CRITICAL AREA YES ACREAGE 0.298 TAX MAP 058E GRID 0004 PARCEL 0568 SECTION BLOCK C LOT 28 ZONED NC-8 FRONTAGE DEPTH		PROPERTY OWNERS: MOLLET, RALPH 8009 BRETHERN DR GAITHERSBURG, MD 20879 HOME PHONE: (301) 580-8013 APPLICANT: STAKED: <input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$900,000.00		FEES SCHOOLS \$29,256.97 FIRE DIST 2 \$3,349.07 MHB FEE \$50.00 BOCA FEE \$930.44 PARKS & REC \$3,222.69 SINGLE LOT \$55.00 ROADS FEE \$500.00 ELECT. PERMIT \$190.00 SPRINKLER \$150.00 ZONING \$55.00 ELECT. ADMIN. \$10.00																															
<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>M&M BUILDERS & CONTRACTORS LLC 8009 BRETHERN DR, GAITHERSBURG, MD 20879</td> <td>MHBL 8312</td> <td>(301) 977-7945</td> <td></td> </tr> <tr> <td>HVAC</td> <td>PERFECT DEGREE LLC</td> <td>HM-561</td> <td>(410) 749-1625</td> <td>H-0357-21</td> </tr> <tr> <td>ELECTRICIAN</td> <td>CRAFT LIGHT ELECTRIC LLC</td> <td>E-1661</td> <td>(301) 946-0974</td> <td>ER-28504</td> </tr> <tr> <td>PLUMBER</td> <td>FLOW RITE INC</td> <td>PN-707</td> <td>(301) 829-4500</td> <td>P-0424-21</td> </tr> <tr> <td>SPRINKLER</td> <td>NOELS FIRE PROTECTION</td> <td>MSC 240</td> <td>(240) 366-8287</td> <td>BF-0442-21</td> </tr> </tbody> </table>		CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	M&M BUILDERS & CONTRACTORS LLC 8009 BRETHERN DR, GAITHERSBURG, MD 20879	MHBL 8312	(301) 977-7945		HVAC	PERFECT DEGREE LLC	HM-561	(410) 749-1625	H-0357-21	ELECTRICIAN	CRAFT LIGHT ELECTRIC LLC	E-1661	(301) 946-0974	ER-28504	PLUMBER	FLOW RITE INC	PN-707	(301) 829-4500	P-0424-21	SPRINKLER	NOELS FIRE PROTECTION	MSC 240	(240) 366-8287	BF-0442-21	DESCRIPTION OF WORK: CONSTRUCT 3-STORY SFD WITH ATTACHED GARAGE. 1ST FLOOR 38' X 106' OVERALL INCLUDING 22' X 40' GARAGE WITH UTILITY CLOSET, 11' X 9' PORCH, 12' X 18' SCREENED PORCH, AND 35' X 8' REAR DECK. 2ND FLOOR 35' X 98' OVERALL INCLUDING (2) 10' X 6' BALCONIES. 3RD FLOOR 35' X 72' OVERALL INCLUDING 19' X 21' DECK.	
CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																													
MHBR	M&M BUILDERS & CONTRACTORS LLC 8009 BRETHERN DR, GAITHERSBURG, MD 20879	MHBL 8312	(301) 977-7945																														
HVAC	PERFECT DEGREE LLC	HM-561	(410) 749-1625	H-0357-21																													
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SPRINKLER	NOELS FIRE PROTECTION	MSC 240	(240) 366-8287	BF-0442-21																													
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 1,846 SECOND FLOOR: 2695 THIRD FLOOR: 1778 FOURTH FLOOR: 0 GARAGE: 907 CARPOR: 0 DECK: 789 PORCH: 456 OTHER: 0 TOTAL FLOOR AREA: 8,471		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: 7 # BATHROOMS: 7 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE PRIVATE SEWER TYPE PUBLIC HEATING SYSTEM: HEAT P 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:
 LOT COVERAGE MITIGATION: OWNER MUST PLANT (3) 4'-6'- TALL CONTAINER GROWN NATIVE TREES PRIOR TO CERTIFICATE OF OCCUPANCY CALL 410-758-4088 FOR INSPECTION SWM - MUST FOLLOW APPROVED STORMWATER MANAGEMENT PLAN DO NOT INHIBIT EXISTING DRAINAGE PATTERNS. NON-CONFORMING LOT: REDUCE SIDE SETBACKS PER 1-127(G)(1) 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.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 25 FT
SIDE FT	SIDE 5/15 FT
REAR FT	REAR 100 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	<i>PAC</i>	03/02/2021	FLOODPLAIN ZONE	<i>CK</i>	03/09/2021
ZONING	<i>HLV</i>	03/22/2021	PLUMBING	<i>CG</i>	03/19/2020
SEDIMENT	<i>AP</i>	02/19/2021	ENV. HEALTH	<i>JEN</i>	03/19/2021
PUB. SEWER	<i>BD</i>	03/17/2021	HISTORIC		N/A
S.W. MGT.	<i>JK</i>	03/24/2021	SHA		N/A
ENTRANCE	<i>DB</i>	03/08/2021	MECHANICAL	<i>CG</i>	03/19/2021
FIRE MARSHAL	<i>JB</i>	04/06/2021	ELECTRICAL		03/27/2021
BACKFLOW	<i>CG</i>	03/19/2021	FOOD SERVICE		N/A

DATE APPROVED:

4-7-21

ADMINISTRATOR APPROVAL:

Vernon J. Stinson



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

BUILDING PERMIT No.: BR21-03-0170

Date of Application: 03/03/2021

BUILDING PERMIT

BUILDING LOCATION 761 CLANNIHAN SHOP RD CHURCH HILL TAX ACCOUNT 1803001334 SUBDIVISION CRITICAL AREA NO ACREAGE 1.01 TAX MAP 0029 GRID 0018 PARCEL 0090 SECTION BLOCK LOT ZONED AG FRONTAGE DEPTH		PROPERTY OWNERS: BOONE, SUSAN 761 CLANNIHAN SHOP RD CHURCH HILL, MD 21623 HOME PHONE: (410) 708-4281 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$57,000.00		FEES ELECT. PERMIT \$60.00 BOCA FEE \$91.52 ELECT. ADMIN. \$10.00 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000 ELECTRICIAN DIXON ELECTRIC E-#567 (410) 490-0172 ER-28454		DESCRIPTION OF WORK: ADDITION TO RESIDENCE OF 26' X 28' GARAGE WITH 16' X 26' STORAGE ABOVE.	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: SECOND FLOOR: 416 THIRD FLOOR: FOURTH FLOOR: GARAGE: 728 CARPOR: DECK: PORCH: OTHER: TOTAL FLOOR AREA: 1,144		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: # BATHROOMS: ROAD TYPE: COUNTY SPRINKLER: NO WATER TYPE: PRIVATE SEWER TYPE: PRIVATE 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	35 FT
SIDE	FT	SIDE	20 FT
REAR	FT	REAR	50 FT
SIDE STREET	FT	SIDE STREET	FT
MAX. HGHT	FT	MAX. HGHT	FT

APPROVALS:				
BUILDING	AD	03/26/2021	FLOODPLAIN ZONE	N/A
ZONING	KS	03/29/2021	PLUMBING	N/A
SEDIMENT		N/A	ENV. HEALTH	KK 04/06/2021
PUB. SEWER		N/A	HISTORIC	N/A
S.W. MGT.		N/A	SHA	N/A
ENTRANCE		N/A	MECHANICAL	N/A
FIRE MARSHAL		N/A	ELECTRICAL	03/19/2021
BACKFLOW		N/A	FOOD SERVICE	N/A

DATE APPROVED: 4-7-21

ADMINISTRATOR APPROVAL: Vincent Swinson



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

ZONING CERTIFICATE #: Z21-01-0036

Date of Application: 01/26/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804063155	412 CONGRESSIONAL DR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	QUEEN ANNE MARINA LLC	TAX MAP 0070	BLOCK	PARCEL 0028
OWNER ADDRESS:	412 CONGRESSIONAL DR STEVENSVILLE, MD 21666	LOT	SECTION	ZONED KISC
HOME PHONE:	(443) 249-0400	CRITICAL AREA YES		ACREAGE 2.27
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DAVID ANDERSON	ZONING FEE: \$55.00	FM FEE: \$100.00	
ADDRESS:		ELECTRICAL PERMIT #: N/A		
PHONE:	(610) 316-3116	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:	MARINA	PROPOSED USE:	TEMPORARY TENT	
MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: INSTALL 40' x 100' TEMPORARY TENT FOR SPECIAL EVENTS IN 2021 DURING COVID-19 PANDEMIC.				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	02/08/2021 SH
FIRE MARSHAL	04/05/2021 JCM
ZONING	03/31/2021 VS

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:

PERMIT ISSUED CONTINGENT UPON COMPLIANCE WITH THE MARYLAND STATE FIRE PREVENTION CODE IN ACCORDANCE WITH THE Q, FIRE MARSHAL. FINAL FIELD INSPECTION BY FIRE MARSHAL PRIOR TO OPENING FOR BUSINESS. TENT SEATING MUST MEET SOCIAL DISTANCING REQUIREMENTS. NO MUSIC IS PERMITTED IN THIS TENT. TENT CANNOT BE ENCLOSED. LAST SCHEDULED EVENT IS NOVEMBER 6, 2021. TENT MUST BE REMOVED ON OR BEFORE NOVEMBER 11, 2021. ALONG WITH ANY LANDSCAPING REMOVED OR LOT COVERAGE INSTALLED FOR USE WITH THE TENT MUST BE REMOVED BY THIS DATE. THIS AREA MUST BE RETURNED TO ORIGINAL STATE. CALL 410-758-4088 WHEN REMOVED.

ADMINISTRATOR APPROVAL: *Karen J. Swanson* DATE APPROVED: 4-7-21



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

ZONING CERTIFICATE #: Z21-01-0036

Date of Application: 01/26/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804063155	412 CONGRESSIONAL DR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	QUEEN ANNE MARINA LLC	TAX MAP 0070	BLOCK	PARCEL 0028
OWNER ADDRESS:	412 CONGRESSIONAL DR STEVENSVILLE, MD 21666	LOT	SECTION	ZONED KISC
HOME PHONE:	(443) 249-0400	CRITICAL AREA YES		ACREAGE 2.27
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	DAVID ANDERSON	ZONING FEE: \$55.00	FM FEE: \$100.00
ADDRESS:		ELECTRICAL PERMIT #: N/A	
PHONE:	(610) 316-3116	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:	MARINA	PROPOSED USE:	TEMPORARY TENT
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT
			HEIGHT: FT
WORK DESCRIPTION: INSTALL 40' x 100' TEMPORARY TENT FOR SPECIAL EVENTS IN 2021 DURING COVID-19 PANDEMIC.			

AGENCY APPROVALS:

Name	Completed Date
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 TENT SEATING MUST MEET SOCIAL DISTANCING REQUIREMENTS. NO MUSIC IS PERMITTED IN THIS TENT. TENT CANNOT BE ENCLOSED
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 BE RETURNED TO ORIGINAL STATE. CALL 410-758-4088 WHEN REMOVED.

ADMINISTRATOR APPROVAL: *Kieran J. Swanson* DATE APPROVED: 4-7-21



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

BUILDING PERMIT No.: BR21-03-0161

Date of Application: 03/02/2021

BUILDING PERMIT

BUILDING LOCATION 138 SAILCLOTH WAY CHESTER TAX ACCOUNT 1804125961 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 0.15 TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 132 ZONED CMPD FRONTAGE 37 DEPTH 119		PROPERTY OWNERS: K HOVNANIAN'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 \$185,000.00		FEES BOCA FEE \$351.80 SPRINKLER \$150.00 ELECT. ADMIN. \$10.00 SINGLE LOT \$55.00 MHB FEE \$50.00 ELECT. PERMIT \$180.00 ZONING \$55.00 4SEASNDRRRA \$7,750.00																															
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PLUMBER	SEVERN PLUMBING & HEATING	PN-490	(301) 855-2414	P-0397-21																													
DESCRIPTION OF WORK: CONSTRUCT SINGLE STORY DWELLING, 40' X 82' WITH 20'8" X 39' GARAGE, 22'8" X 6' & 13'4" x 6' "L" SHAPED PORCH. 13' X 17'3" SUN ROOM. 6'7" X 25'4" ATTIC STORAGE OVER GARAGE. MODEL - KILLARNEY 1 55+ AGE RESTRICTED COMMUNITY																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: 0 FIRST FLOOR: 2,341 THIRD FLOOR: 0 GARAGE: 648 DECK: 0 OTHER: 0 TOTAL FLOOR AREA: 3,227	FIN BASEMENT: 0 SECOND FLOOR: 0 FOURTH FLOOR: 0 CARPOR: 0 PORCH: 238	# BEDROOMS: 2 ROAD TYPE: COUNTY WATER TYPE: PUBLIC HEATING SYSTEM: GAS FIREPLACE: GAS	# BATHROOMS: 2 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: YES																														

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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:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. 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.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 20 FT
SIDE FT	SIDE 5 FT
REAR FT	REAR 10 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	DAC	03/09/2021	FLOODPLAIN ZONE	K	03/09/2021
ZONING	JP	03/09/2021	PLUMBING	CG	03/12/2021
SEDIMENT	AR	10/18/2019	ENV. HEALTH	SEN	03/12/2021
PUB. SEWER	BD	03/09/2021	HISTORIC		N/A
S.W. MGT.	CP	03/09/2021	SHA		N/A
ENTRANCE	DB	03/09/2021	MECHANICAL	CG	03/12/2021
FIRE MARSHAL	JB	03/26/2021	ELECTRICAL		04/07/2021
BACKFLOW	CG	03/12/2021	FOOD SERVICE		N/A

DATE APPROVED: 4-7-21

ADMINISTRATOR APPROVAL: Kiran Singh