



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

ZONING CERTIFICATE #: Z21-07-0331

Date of Application: 07/01/2021

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1801000985	1305 BARCLAY RD	BARCLAY

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SMITH, JACOB	TAX MAP 0018	BLOCK	PARCEL 0090
OWNER ADDRESS:	1305 BARCLAY RD BARCLAY, MD 21607	LOT	SECTION	ZONED NC-1T
HOME PHONE:	(410) 200-5415	CRITICAL AREA NO		ACREAGE 1.04
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:		ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:		ELECTRICAL PERMIT #: N/A	
PHONE:		PLUMBING PERMIT #: N/A	
		GAS PERMIT #: N/A	
EXISTING USE: RESIDENTIAL		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
PROPOSED USE: HOME OCCUPATION			
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: FT	REAR: FT	HEIGHT: FT
WORK DESCRIPTION: HOME OCCUPATION: CATTLE CREEK LIVESTOCK CO SELLING PRE-PACKAGED MEAT			

AGENCY APPROVALS:  
 Name  
 ENV. HEALTH  
 FIRE MARSHAL  
 ZONING

Completed Date  
 07/13/2021 LA  
 07/09/2021 JCM  
 07/08/2021 KS

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:  
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.

ADMINISTRATOR APPROVAL: Manoj Surison DATE APPROVED: 8-5-21



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ZONING CERTIFICATE #: Z21-07-0353  
 Date of Application: 07/12/2021

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805025869	113 RIVER RUN	QUEENSTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	WALSH THOMAS M TRUSTEE	TAX MAP 0066	BLOCK	PARCEL 0083
OWNER ADDRESS:	113 RIVER RUN QUEENSTOWN, MD 21658	LOT 80	SECTION	ZONED NC-1
HOME PHONE:		CRITICAL AREA YES		ACREAGE
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE		SEWER TYPE

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$55.00      FM FEE:
ADDRESS:	ELECTRICAL PERMIT #:
PHONE:	PLUMBING PERMIT #:
	GAS PERMIT #:
	STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: RESIDENCE	PROPOSED USE: PIER
MINIMUM YARD REQUIREMENTS:	
FRONT: FT      SIDE: FT      REAR: FT	SIDE STREET: FT      HEIGHT: FT
WORK DESCRIPTION: IN-KIND 6' X 60' PIER REPLACEMENT	

**AGENCY APPROVALS:**

Name: \_\_\_\_\_ Completed Date: 07/20/2021 JP  
 ZONING

**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:**

MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN. CALL 410-758-4088 WHEN PLANTED  
 A PIER CANNOT EXTEND INTO A BODY OF WATER A DISTANCE GREATER THAN 150 FT NOR CAN A PIER EXCEED ONE-QUARTER THE DISTANCE OF A WATERWAY. OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE OR FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.

ADMINISTRATOR APPROVAL: *Van J. Surian*      DATE APPROVED: 8-5-21



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ZONING CERTIFICATE #: Z21-05-0233

Date of Application: 05/18/2021

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803034208	223 HATCHETT RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CONNELLY, MICHAEL	TAX MAP 0029	BLOCK	PARCEL 0112
OWNER ADDRESS:	223 HATCHETT RD CENTREVILLE, MD 21617	LOT 3	SECTION	ZONED AG
HOME PHONE:	(443) 262-6130	CRITICAL AREA NO		ACREAGE 55.00
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:		ZONING FEE: \$75.00	FM FEE:	
ADDRESS:		ELECTRICAL PERMIT #: ER-28877		
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:	RESIDENTIAL	PROPOSED USE: POOL/SPA		
MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: INSTALL A 20' X 40' VINYL INGROUND POOL				

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	07/16/2021 GERMAN E-571
ENV. HEALTH	06/23/2021 CCS
S.W. MGT.	08/05/2021 JK
ZONING	06/21/2021 KS

**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:**

OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.  
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.

ADMINISTRATOR APPROVAL: *Vivian J Sunson* DATE APPROVED: 8-5-21



Queen Anne's County  
 Department of Planning and Zoning  
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 Centreville, MD 21617  
 410-758-4088

BUILDING PERMIT No.: BR21-06-0533

Date of Application: 06/17/2021

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 161 SPINNAKER WAY CHESTER  <b>TAX ACCOUNT</b> 1804126015 <b>SUBDIVISION</b> FOUR SEASONS AT KENT ISLAND <b>CRITICAL AREA</b> YES <b>ACREAGE</b> 0.153 <b>TAX MAP</b> 0049 <b>GRID</b> 0020 <b>PARCEL</b> 0007 <b>SECTION</b> <b>BLOCK</b> <b>LOT</b> 186 <b>ZONED</b> CMPD <b>FRONTAGE</b> 62.1 <b>DEPTH</b> 122		<b>PROPERTY OWNERS:</b> K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (240) 375-4735  <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
<b>EXISTING USE</b> VACANT LOT  <b>PROPOSED USE</b> 4SEASONS -SFD  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$185,000.00		<b>FEES</b> <table border="0"> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$428.24</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>ELECT. PERMIT</td> <td>\$180.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>4SEASNDRRRA</td> <td>\$7,750.00</td> </tr> </table>		MHB FEE	\$50.00	ELECT. ADMIN.	\$10.00	BOCA FEE	\$428.24	ZONING	\$55.00	SPRINKLER	\$150.00	ELECT. PERMIT	\$180.00	SINGLE LOT	\$55.00	4SEASNDRRRA	\$7,750.00														
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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	FT	PRINCIPLE STRUCTURE	FT
FRONT	FT	FRONT	20 FT
SIDE	FT	SIDE	5 FT
REAR	FT	REAR	15 FT
SIDE STREET	FT	SIDE STREET	0 FT
MAX. HGHT	FT	MAX. HGHT	40 FT

**APPROVALS:**

BUILDING	HD	06/23/2021	FLOODPLAIN ZONE	OK	06/25/2021
ZONING	JP	06/24/2021	PLUMBING	CG	07/02/2021
SEDIMENT	AR	10/18/2019	ENV. HEALTH	public	07/02/2021
PUB. SEWER	BD	06/23/2021	HISTORIC		N/A
S.W. MGT.	TK	06/25/2021	SHA		N/A
ENTRANCE	DB	06/24/2021	MECHANICAL	CG	07/02/2021
FIRE MARSHAL	JB	08/05/2021	ELECTRICAL		07/07/2021
BACKFLOW	CG	07/02/2021	FOOD SERVICE		N/A

DATE APPROVED: 8-5-21

ADMINISTRATOR APPROVAL: Kiran J. Simpson