



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

ZONING CERTIFICATE #: Z21-12-0608

Date of Application: 12/29/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1806002889	160 DOVEFIELD FARM LN	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	LEAGER, MICHAEL	TAX MAP 0036	BLOCK	PARCEL 0025
OWNER ADDRESS:	116 CLARKS CORNER RD CENTREVILLE, MD 21617	LOT 1	SECTION	ZONED AG
HOME PHONE:	(410) 490-0593	CRITICAL AREA NO		ACREAGE 64.67
		SUBDIVISION		
		BUILDING VALUE \$46,800.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION	PERMIT FEES
NAME:	ZONING FEE: \$55.00 FM FEE:
ADDRESS:	ELECTRICAL PERMIT #:
PHONE:	PLUMBING PERMIT #:
	GAS PERMIT #:
EXISTING USE: FARM BUILDING	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
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 50' X 80' POLE BARN.	

AGENCY APPROVALS:

Name	Completed Date
ENV HEALTH	01/26/2022 CS
SEDIMENT	01/25/2022 DS
ZONING	01/24/2022 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:

ADMINISTRATOR APPROVAL: Vivian G. Swanson DATE APPROVED: 2-2-22



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

BUILDING PERMIT No.: BC19-02-0011
 Date of Application: 08/17/2021

BUILDING PERMIT

BUILDING LOCATION 3023 KENT NARROWS WAY S GRASONVILLE TAX ACCOUNT 1805010012 SUBDIVISION CRITICAL AREA YES ACREAGE 0.98 TAX MAP 0057 GRID 0012 PARCEL 0331 SECTION BLOCK LOT ZONED WVC FRONTAGE DEPTH		PROPERTY OWNERS: NARROWS REAL ESTATE LLC 334 GREENWOOD HALL FARM LN C/O KELLY PHIPPS GRASONVILLE, MD 21638 HOME PHONE: (410) 708-5496 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																										
EXISTING USE RESTAURANT PROPOSED USE ADDITION COMMERCIAL REVISED PROPOSED USE CONSTRUCTION VALUE \$510,000.00		FEES ELECT. PERMIT \$340.00 BOCA FEE \$189.24 ELECT. ADMIN. \$10.00 ZONING \$55.00 FIRE MARSHAL \$126.16 DIST 02 - 50% \$700.30 FEE 50% COMMERCIAL GROWTH-AREA																										
<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>GENERAL</td> <td>WILLOW CONSTRUCTION INC 400 MARYLAND POBOX AVE 521, EASTON, MD 21601</td> <td>20372641</td> <td>(410) 822-6000</td> <td></td> </tr> <tr> <td>HVAC</td> <td>HVAC SYSTEMS</td> <td>HM-098</td> <td>(443) 262-9730</td> <td>H-0010-22</td> </tr> <tr> <td>PLUMBER</td> <td>EWING PLUMBING & HEATING</td> <td>PN#413</td> <td>(410) 819-5831</td> <td>P-0005-22</td> </tr> <tr> <td>ELECTRICIAN</td> <td>ADEX ELECTRICAL</td> <td>E-1094</td> <td>(443) 235-3360</td> <td>EC-50948</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	GENERAL	WILLOW CONSTRUCTION INC 400 MARYLAND POBOX AVE 521, EASTON, MD 21601	20372641	(410) 822-6000		HVAC	HVAC SYSTEMS	HM-098	(443) 262-9730	H-0010-22	PLUMBER	EWING PLUMBING & HEATING	PN#413	(410) 819-5831	P-0005-22	ELECTRICIAN	ADEX ELECTRICAL	E-1094	(443) 235-3360	EC-50948
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ELECTRICIAN	ADEX ELECTRICAL	E-1094	(443) 235-3360	EC-50948																								
DESCRIPTION OF WORK: CONSTRUCT ADDITIONS TO EXISTING RESTAURANT. 41' X 33' TO INCLUDE 20'6" X 24'4" DINING AREA AND 20'6" X 32'6" COVERED DINING PORCH. 17'11" X 25'5" SIDE ADDITION TO INCLUDE 9'8" X 24'6" OFFICE/LOBBY AND 25'5" X 8'3" ENTRY PORCH. REDECK EXISTING STAIRS AND ADD HANDICAP LIFT UNDER EXISTING OVERHANG.																												
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: 0 FIN BASEMENT: 0 FIRST FLOOR: 745 SECOND FLOOR: 0 THIRD FLOOR: 0 FOURTH FLOOR: 0 GARAGE: 0 CARPOR: 0 DECK: 0 PORCH: 832 OTHER: 0 TOTAL FLOOR AREA: 1,577		CONSTRUCTION TYPE: WOOD FRAME # BEDROOMS: # BATHROOMS: ROAD TYPE: COUNTY SPRINKLER: NO WATER TYPE: PRIVATE SEWER TYPE: PUBLIC HEATING SYSTEM: HP CENTRAL AIR: YES 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:
 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. MUST COMPLY WITH SITE PLAN SP#18-08-0007 APPROVED 5/21/2021
 FLOOD ZONE: AE 6;
 ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 8;
 ELEVATION CERTIFICATE REQUIRED MUST COMPLY WITH BOARD OF APPEALS CASE # BOA-19-02-0026 APPROVED 01/31/2020.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS		APPROVALS:	
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING RAC 09/22/2021	FLOODPLAIN ZONE Y 10/18/2021
FRONT FT	FRONT 25 FT	ZONING HLV 09/21/2021	PLUMBING CG 01/10/2022
SIDE FT	SIDE 10 FT	SEDIMENT AR 05/17/2021	ENV. HEALTH JEN 01/10/2022
REAR FT	REAR 15 FT	PUB. SEWER BD 09/22/2021	HISTORIC N/A
SIDE STREET FT	SIDE STREET FT	S.W. MGT. N/A	SHA N/A
MAX. HGHT FT	MAX. HGHT 45 FT	ENTRANCE N/A	MECHANICAL CG 01/10/2022
		FIRE MARSHAL JB 02/02/2022	ELECTRICAL 01/07/2022
		BACKFLOW N/A	FOOD SERVICE LA 01/10/2022

DATE APPROVED: 1-10-22 ADMINISTRATOR APPROVAL: *Man G. Ginston*



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

BUILDING PERMIT No.: BR21-11-0898
 Date of Application: 11/01/2021

BUILDING PERMIT

BUILDING LOCATION 4222 MAIN ST GRASONVILLE TAX ACCOUNT 1805013046 SUBDIVISION CRITICAL AREA NO ACREAGE 0.36 TAX MAP 058H GRID 0009 PARCEL 0182 SECTION BLOCK LOT ZONED GVC FRONTAGE DEPTH		PROPERTY OWNERS: CMH HOMES INC/OAKWOOD HOMES 4679 N DUPONT HWY DOVER, DE 19901 HOME PHONE: (302) 734-1740 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE COMMERCIAL/RESIDENTIAL PROPOSED USE MODULAR DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$45,750.00		FEES MHB FEE \$50.00 SINGLE LOT \$55.00 SPRINKLER \$150.00 ZONING \$55.00 ELECT. PERMIT \$60.00 ELECT. ADMIN. \$10.00 MODULAR OR MANUFACTURE D HOME FEE \$75.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC CMH HOMES INC/OAKWOOD HOMES MHIC-148C (302) 734-1740 SPRINKLER REDDISH FIRE PROTECTION MSC-#503 (410) 603-6187 BF-0016-22 PLUMBER ANYTIME PLUMBING PR-022 (410) 438-3856 P-0015-22 ELECTRICIAN STARKEY MECHANICAL E-#917 (410) 928-5900 ER-29297 HVAC STARKEY MECHANICAL HR#006 (410) 928-5900 H-0067-22			
DESCRIPTION OF WORK: INSTALL SINGLE STORY MODULAR HOME 28' X 64'			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET) UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 1,792 SECOND FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA: 1,792		CONSTRUCTION TYPE: MODULAR # BEDROOMS: # BATHROOMS: ROAD TYPE: SPRINKLER: YES WATER TYPE PUBLIC SEWER TYPE PUBLIC HEATING SYSTEM: HEAT P CENTRAL AIR: YES FIREPLACE:	

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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: SIDE YARD SETBACK REDUCED PER SECTION 18:1-127G(1)
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN IMPACT FEE CREDIT PER BR21-01-0051. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. 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. DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 35 FT
SIDE FT	SIDE 5/10 FT
REAR FT	REAR 40 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	11/10/2021	FLOODPLAIN ZONE	12/07/2021
ZONING	11/12/2021	PLUMBING	01/19/2022
SEDIMENT	11/16/2021	ENV. HEALTH	01/19/2022
PUB. SEWER	11/11/2021	HISTORIC	N/A
S.W. MGT.	12/07/2021	SHA	N/A
ENTRANCE	11/10/2021	MECHANICAL	01/19/2022
FIRE MARSHAL	01/11/2022	ELECTRICAL	01/21/2022
BACKFLOW	01/19/2022	FOOD SERVICE	N/A

DATE APPROVED: 2-2-22 ADMINISTRATOR APPROVAL: Vivian G Swinson



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

ZONING CERTIFICATE #: Z21-12-0609

Date of Application: 12/29/2021

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1806006264	116 CLARK CORNERS RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	LEAGER, MICHAEL	TAX MAP 0037	BLOCK	PARCEL 0060
OWNER ADDRESS:	116 CLARKS CORNER RD CENTREVILLE, MD 21617	LOT	SECTION	ZONED AG
HOME PHONE:	(410) 490-0593	CRITICAL AREA NO		ACREAGE 7.46
		SUBDIVISION		
		BUILDING VALUE \$7,700.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:		ZONING FEE: \$55.00	FM FEE:
ADDRESS:		ELECTRICAL PERMIT #:	
PHONE:		PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE: FARM BUILDING		PROPOSED USE: FARM BLDG	
MINIMUM YARD REQUIREMENTS:			
FRONT: 35 FT	SIDE: 10 FT	REAR: 10 FT	HEIGHT: 135 FT
WORK DESCRIPTION: CONSTRUCT ADDITION OF 14' X 39' LEAN TOO ON EXISITING POLE BARN.			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	01/26/2022 CS
SEDIMENT	01/25/2022 DS
ZONING	01/24/2022 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:

ADMINISTRATOR APPROVAL: *Marg Simpson* DATE APPROVED: *2-2-22*



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BUILDING PERMIT No.: BC22-01-0011
 Date of Application: 01/26/2022

BUILDING PERMIT

BUILDING LOCATION 3023 KENT NARROWS WAY S GRASONVILLE TAX ACCOUNT 1805010012 SUBDIVISION CRITICAL AREA YES ACREAGE 0.98 TAX MAP 0057 GRID 0012 PARCEL 0331 SECTION BLOCK LOT ZONED WVC FRONTAGE DEPTH		PROPERTY OWNERS: NARROWS REAL ESTATE LLC 334 GREENWOOD HALL FARM LN C/O KELLY PHIPPS GRASONVILLE, MD 21638 HOME PHONE: (410) 708-5496 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL											
EXISTING USE NARROWS RESTAURANT PROPOSED USE FUEL TANKS REVISED PROPOSED USE CONSTRUCTION VALUE \$5,000.00		FEES CANOPY/TANKS \$75.00 ZONING \$55.00 FM - TANKS \$100.00											
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CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#									
GENERAL	WILLOW CONSTRUCTION INC 400 MARYLAND POBOX AVE 521, EASTON, MD 21601	20372641	(410) 822-6000										
DESCRIPTION OF WORK: RELOCATE 1000 GALLON 12' PROPANE TANK TO NEW LOCATION ON PROPERTY. - TRI-GAS & OIL. G-0101-22													
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME											
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA:	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPORT: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PUBLIC HEATING SYSTEM: FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PUBLIC CENTRAL AIR:										

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OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT 35 FT	FRONT FT
SIDE 10 FT	SIDE FT
REAR 15 FT	REAR FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT FT

APPROVALS:

BUILDING	HD 01/26/2022	FLOODPLAIN ZONE	JK 02/01/2022
ZONING	KS 01/28/2022	PLUMBING	CC 02/02/2022
SEDIMENT	N/A	ENV. HEALTH	SEN 01/27/2022
PUB. SEWER	BD 1/27/2022	HISTORIC	N/A
S.W. MGT.	N/A	SHA	N/A
ENTRANCE	N/A	MECHANICAL	N/A
FIRE MARSHAL	JB 02/02/2022	ELECTRICAL	N/A
BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 2-2-22

ADMINISTRATOR APPROVAL: *Wang Sunson*

