



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

BUILDING PERMIT No.: BR22-06-0424

Date of Application: 06/07/2022

BUILDING PERMIT

BUILDING LOCATION 203 BROADWATER DR CHESTER TAX ACCOUNT 1804126075 SUBDIVISION FOUR SEASONS AT KENT ISLAND CRITICAL AREA YES ACREAGE 0.126 TAX MAP 0049 GRID 0020 PARCEL 0007 SECTION BLOCK LOT 246 ZONED CMPD FRONTAGE 45 DEPTH 122		PROPERTY OWNERS: K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND II LLC 101 LOG CANOE CIR C-2 STEVENSVILLE, MD 21666 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 \$190,000.00		FEES ZONING \$55.00 MHB FEE \$50.00 ELECT. ADMIN. \$10.00 BOCA FEE \$310.20 SINGLE LOT \$55.00 SPRINKLER \$150.00 ELECT. PERMIT \$95.00 4SEASNDRRRA \$7,750.00																															
<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'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666</td> <td>MHBL#3114</td> <td>(301) 683-6275</td> <td></td> </tr> <tr> <td>SPRINKLER</td> <td>METROPOLITAN FIRE</td> <td>MSC-#155</td> <td>(301) 868-0005</td> <td>BF 874-22</td> </tr> <tr> <td>ELECTRICIAN</td> <td>TRI-STATE COMMUNICATIONS</td> <td>E-#817</td> <td>(301) 261-4943</td> <td>ER-22-06-0424</td> </tr> <tr> <td>HVAC</td> <td>MCCREA EQUIPMENT COMPANY</td> <td>HM#533</td> <td>(301) 423-6623</td> <td>H 872-22</td> </tr> <tr> <td>PLUMBER</td> <td>BLUESTREAM SERVICES INC</td> <td>PN#220</td> <td>(410) 363-0072</td> <td>P 869-22</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	K HOVNIANIAN'S FOUR SEASONS AT KENT ISLAND III LLC 101 LOG CANOE CIR C-2, STEVENSVILLE, MD 21666	MHBL#3114	(301) 683-6275		SPRINKLER	METROPOLITAN FIRE	MSC-#155	(301) 868-0005	BF 874-22	ELECTRICIAN	TRI-STATE COMMUNICATIONS	E-#817	(301) 261-4943	ER-22-06-0424	HVAC	MCCREA EQUIPMENT COMPANY	HM#533	(301) 423-6623	H 872-22	PLUMBER	BLUESTREAM SERVICES INC	PN#220	(410) 363-0072	P 869-22
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DESCRIPTION OF WORK: CONSTRUCT SINGLE STORY DWELLING, 35' X 75' OVERALL INCLUDING 20'4" X 28'5" GARAGE, "L" SHAPED PORCH 13'6X 4 & 10'8" X 6'. EXTERIOR FIREPLACE. MODEL - DONEGAL - PLANS REVERSED 55+ AGE RESTRICTED COMMUNITY																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: 0 FIRST FLOOR: 1,909 THIRD FLOOR: 0 GARAGE: 569 DECK: 0 OTHER: TOTAL FLOOR AREA: 2,923	FIN BASEMENT: 0 SECOND FLOOR: 0 FOURTH FLOOR: 0 CARPORY: 0 PORCH: 445	# BEDROOMS: 2 ROAD TYPE: COUNTY WATER TYPE: PUBLIC HEATING SYSTEM: GAS FIREPLACE: GAS	# BATHROOMS: 2 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: YES																														

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. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN 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 5/10 FT
REAR FT	REAR 10 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	HD	06/16/2022	FLOODPLAIN ZONE	JK	06/16/2022
ZONING	JP	06/16/2022	PLUMBING	CG	06/27/2022
SEDIMENT	AR	06/10/2021	ENV. HEALTH	SEN	06/27/2022
PUB. SEWER	DT	06/16/2022	HISTORIC		N/A
S.W. MGT.	TK	06/16/2022	SHA		N/A
ENTRANCE	DB	06/16/2022	MECHANICAL	CG	06/27/2022
FIRE MARSHAL	JC	07/07/2022	ELECTRICAL		07/27/2022
BACKFLOW	CG	06/27/2022	FOOD SERVICE		N/A

DATE APPROVED: 7-27-22

ADMINISTRATOR APPROVAL: Kran J Swinson

