



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

BUILDING PERMIT No.: BR23-09-0657  
 Date of Application: 09/05/2023

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 115 MARGARET DR STEVENSVILLE  <b>TAX ACCOUNT</b> 1804035984 <b>SUBDIVISION</b> ROMANCOKE ON THE BAY <b>CRITICAL AREA NO</b> ACREAGE 0.459 <b>TAX MAP</b> 0076 <b>GRID</b> 0000 <b>PARCEL</b> 0066 <b>SECTION</b> <b>BLOCK</b> Q <b>LOT</b> 21 <b>ZONED</b> NC-20 <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> RUPARD, BRADLEY & KRISTI 115 MARGARET DR STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (443) 848-7787 <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
<b>EXISTING USE</b> RESIDENTIAL  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$14,200.00		<b>FEES</b> <b>BOCA FEE</b> \$35.00 <b>ZONING</b> \$55.00	
<b>CONTRACTORS</b> MHIC	<b>NAME</b> REYES CONSTRUCTION	<b>LICENSE #</b> MHIC-153887	<b>PHONE#</b> (410) 725-8430 <b>PERMIT#</b>
<b>DESCRIPTION OF WORK:</b> CONSTRUCT 28'6" X 15' DECK TO EXISTING SFD.			
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME	
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> 428 <b>OTHER:</b> <b>TOTAL FLOOR AREA:</b> 428	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPOR:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> <b>ROAD TYPE:</b> <b>WATER TYPE</b> PRIVATE <b>HEATING SYSTEM:</b> <b>FIREPLACE:</b>	<b># BATHROOMS:</b> <b>SPRINKLER:</b> <b>SEWER TYPE</b> PUBLIC <b>CENTRAL AIR:</b>

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:**

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 35 FT
SIDE FT	SIDE 15/35 FT
REAR FT	REAR 50 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

**APPROVALS:**

BUILDING	HD	09/19/2023
ZONING	KS	09/26/2023
SEDIMENT		N/A
PUB. SEWER	LGS	09/22/2023
S.W. MGT.		N/A
ENTRANCE		N/A
FIRE MARSHAL		N/A
BACKFLOW		N/A

FLOODPLAIN ZONE	N/A
PLUMBING	N/A
ENV. HEALTH	JFN 10/03/2023
HISTORIC	N/A
SHA	N/A
MECHANICAL	N/A
ELECTRICAL	N/A
FOOD SERVICE	N/A

DATE APPROVED: 10-12-23

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 #: Z23-08-0283

Date of Application: 08/21/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804097718	1711 CRAB ALLEY DR	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	FLETCHER, DANIEL	TAX MAP 0064	BLOCK	PARCEL 0035
OWNER ADDRESS:	7509 PUTT RD FT WASHINGTON, MD 20744	LOT 1	SECTION	ZONED SE
HOME PHONE:	(703) 650-8554	CRITICAL AREA YES		ACREAGE 2.00
		SUBDIVISION ROY GOLT LANDS		
		BUILDING VALUE \$85,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	OLMO BROS LANDSCAPING	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	1704 Old Generals Hwy ANNAPOLIS, MD 21401	ELECTRICAL PERMIT #: EZ23-08-0283	
PHONE:	(443) 822-8531	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE: POOL/SPA	
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: INSTALL 36' X 18' INGROUND CONCRETE POOL WITH 8' X 6' SPA TO INCLUDE 8' X 7' & 7' X 2' SUN SHELF AND 385 SQFT PAVER PATIO.			

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	09/06/2023 HAENSLER E-1490
ENV. HEALTH	09/12/2023 JFW
S.W. MGT.	09/06/2023 KN
ZONING	09/07/2023 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:**

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

ADMINISTRATOR APPROVAL: *Vivian J. Shumson* DATE APPROVED: 10-12-23



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

ZONING CERTIFICATE #: Z23-09-0297

Date of Application: 09/06/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1806013260	105 UPLAND LN	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KENNEDY, DAREN & AMY	TAX MAP 0037	BLOCK	PARCEL 0006
OWNER ADDRESS:	105 UPLAND LN CENTREVILLE, MD 21617	LOT 38	SECTION	ZONED AG
HOME PHONE:	(443) 298-1176	CRITICAL AREA NO		ACREAGE 1.25
		SUBDIVISION HOLLINGSWORTH PHASE III		
		BUILDING VALUE \$112,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	COASTAL POOLS	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	6608 Ocean Gtwy QUEENSTOWN, MD 21658	ELECTRICAL PERMIT #: EZ23-09-0297	
PHONE:	(410) 827-0888	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input type="checkbox"/> YES <input checked="" 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 39' X 24' IRREGULAR SHAPED INGROUND GUNITE POOL WITH 900 SQFT CONCRETE PATIO.			

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	10/05/2023 CLOW E-155
ENV. HEALTH	09/19/2023 CS
S.W. MGT.	09/18/2023 KN
ZONING	09/26/2023 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:**

DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.  
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.  
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: Vincent Simonson DATE APPROVED: 10-12-23



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

ZONING CERTIFICATE #: Z23-09-0308

Date of Application: 09/18/2023

### ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803047172	358 CLAIBORNE FIELDS DR	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	HAGER, KENNETH & KATHERINE	TAX MAP 0036	BLOCK	PARCEL 0066
OWNER ADDRESS:	358 CLAIBORNE FIELDS DR CENTREVILLE, MD 21617	LOT 145	SECTION 10	ZONED AG
HOME PHONE:	(410) 599-3606	CRITICAL AREA NO		ACREAGE 1.20
		SUBDIVISION CLAIBORNE FIELDS		
		BUILDING VALUE \$49,850.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	VICTOR SKINNER	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	7808 Beddington Ct CLINTON, MD 20735	ELECTRICAL PERMIT #: EZ23-09-0308	
PHONE:	(240) 804-7350	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE: POOL/SPA	
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: INSTALL 30' X 36' INGROUND CONCRETE POOL WITH 550 SQFT PATIO			

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	10/05/2023 LAWSON E-638
ENV. HEALTH	09/29/2023 CS
S.W. MGT.	10/06/2023 KN
ZONING	09/29/2023 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:**

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

ADMINISTRATOR APPROVAL: *Wynne G. Sumner* DATE APPROVED: 10-12-23



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

ZONING CERTIFICATE #: Z23-09-0301

Date of Application: 09/11/2023

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804098161	99 INDIAN PLANTATION DR	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	SWEARMAN, SEAN	TAX MAP 0070	BLOCK	PARCEL 0050
OWNER ADDRESS:	99 INDIAN PLANTATION DR STEVENSVILLE, MD 21666	LOT 60B	SECTION	ZONED NC-2
HOME PHONE:	(786) 502-5586	CRITICAL AREA YES		ACREAGE 2.10
		SUBDIVISION CLAIBORNES LANDING		
		BUILDING VALUE \$70,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	DREAMSCAPE LLC	ZONING FEE: \$75.00	FM FEE:	
ADDRESS:	7708 Spencer Rd GLEN BURNIE, MD 21060	ELECTRICAL PERMIT #: EZ23-09-0301		
PHONE:	(443) 750-0036	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input type="checkbox"/> YES	<input type="checkbox"/> NO
			<input checked="" type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE: POOL/SPA		
MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT	HEIGHT: FT
WORK DESCRIPTION: INSTALL 20' X 40' INGROUND CONCRETE POOL WITH 900 SQFT PATIO.				

**AGENCY APPROVALS:**

Name	Completed Date
ELECTRICAL	10/06/2023 BAKER E-000293-2023
ENV. HEALTH	09/27/2023 JFW
S.W. MGT.	10/04/2023 KN
ZONING	09/26/2023 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:**

DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.  
 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: *Vanna G. Johnson* DATE APPROVED: 10-12-23



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

ZONING CERTIFICATE #: Z21-09-0461

Date of Application: 09/15/2021

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805010241	150 WYE RD	QUEENSTOWN

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	VARNER, JAMIE & LINNEA	TAX MAP 0073	BLOCK	PARCEL 0048
OWNER ADDRESS:	150 WYE RD QUEENSTOWN, MD 21658	LOT 64	SECTION	ZONED NC-2
HOME PHONE:	(202) 302-5124	CRITICAL AREA YES		ACREAGE 2.23
		SUBDIVISION QUEEN ANNES ON THE WYE		
		BUILDING VALUE \$60,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	COASTAL POOLS	ZONING FEE: \$75.00	FM FEE:
ADDRESS:	6608 Ocean Gtwy QUEENSTOWN, MD 21658	ELECTRICAL PERMIT #: EZ21-09-0461	
PHONE:	(410) 827-0888	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE: POOL/SPA	
MINIMUM YARD REQUIREMENTS:			
FRONT:	35 FT	SIDE:	20 FT
REAR:	** FT	SIDE STREET:	FT
HEIGHT:	FT		
WORK DESCRIPTION: CONSTRUCT AN IN GROUND POOL 28' X 13' WITH 180 SQFT CONCRETE DECK. OVERALL 32' X 17'			

**AGENCY APPROVALS:**

Name	Completed Date
BOA	11/29/2022
ELECTRICAL	10/10/2023 CLOW E-155
ENV. HEALTH	09/24/2021 KK
FLOODPLAIN ZONE	10/12/2023 KN
S.W. MGT.	10/07/2021 JK
ZONING	10/10/2023 MO

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 ESTABLISHMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY  
 EXCESS SOIL MUST BE REMOVED OR OWNER WILL BE REQUIRED TO OBTAIN A SEDIMENT CONTROL PERMIT.  
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.  
 MUST REMOVE 567 SQ FT OF LOT COVERAGE FROM DRIVEWAY AND SIDEWALK IN BUFFER.  
 LANDSCAPING AGREEMENT SECURED WITH CDA-09-15-2023.  
 MUST COMPLY WITH BOARD OF APPEALS CASE NUMBER BOA-21-09-0099 (\*\*) APPROVED 11/29/2022.  
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL: Vivian G Swanson DATE APPROVED: 10-12-23