



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

ZONING CERTIFICATE #: Z24-08-0355

Date of Application: 08/06/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804107527	111 BAY MEADOWS LN	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CORNELIUS, JAMES & BETHANY	TAX MAP 0048	BLOCK	PARCEL 0061
OWNER ADDRESS:	111 BAY MEADOWS LN STEVENSVILLE, MD 21666	LOT 3	SECTION	ZONED NC-15
HOME PHONE:	(410) 708-8478	CRITICAL AREA NO		ACREAGE 0.35
		SUBDIVISION BAY MEADOWS		
		BUILDING VALUE		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	JAMES & BETHANY CORNELIUS	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	111 Bay Meadows Ln STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:	
PHONE:	(410) 708-8478	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE:	RESIDENCE	PROPOSED USE:	ACCESSORY STRUCTURE <200SF
MINIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT
			HEIGHT: 20 FT
WORK DESCRIPTION: INSTALL 8' X 12' PREFAB SHED.			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	08/21/2024 JEN
S.W. MGT.	08/26/2024 KN
ZONING	08/21/2024 JM

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.
 ANY ELECTRICAL WORK ADDED TO THIS STRUCTURE WILL REQUIRE AN APPROVED QUEEN ANNE'S COUNTY ELECTRICAL PERMIT AND AN INSPECTION BY THE MIDDLE DEPARTMENT INSPECTION AGENCY.
 SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN
 ALL BUILDINGS OTHER THAN THE PRINCIPLE BUILDING SHALL NOT COVER AN AREA OF THE LOT GREATER THAN 60% OF THAT COVERED BY THE EXISTING PRINCIPLE BUILDING.

ADMINISTRATOR APPROVAL: *Vivian J. Sunson* DATE APPROVED: 9-16-24



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ZONING CERTIFICATE #: Z24-09-0396

Date of Application: 09/16/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1805011205	301 EVANS AVE	GRASONVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	301 EVANS AVE LLC	TAX MAP 058E	BLOCK	PARCEL 0066
OWNER ADDRESS:	29350 MATTHEWSTOWN RD EASTON, MD 21601	LOT	SECTION	ZONED UC
HOME PHONE:		CRITICAL AREA YES		ACREAGE
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	301 EVANS AVE LLC	ZONING FEE: \$130.00	FM FEE: \$100.00
ADDRESS:	29350 Matthewstown Rd EASTON, MD 21601	ELECTRICAL PERMIT #:	
PHONE:		PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: COMMERCIAL	PROPOSED USE: USE PERMIT
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: USE PERMIT FOR "PAQUIN DESIGN/BUILD"
 22 EMPLOYEES
 7,084 SQ'

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	09/06/2024 JEN
FIRE MARSHAL	09/04/2024 JL
SANITARY DEPT	09/16/2024 DT
ZONING	09/06/2024 JM

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

ADMINISTRATOR APPROVAL: *Vincent J. Stinson* DATE APPROVED: 9-16-24