



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

BUILDING PERMIT No.: BR24-12-0927

Date of Application: 12/03/2024

BUILDING PERMIT

BUILDING LOCATION 1421 COX NECK RD CHESTER TAX ACCOUNT 1804008057 SUBDIVISION CRITICAL AREA NO ACREAGE 0.25 TAX MAP 0057 GRID 0020 PARCEL 0141 SECTION BLOCK LOT ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: WRIGHT, FAYETTE 1421 COX NECK RD CHESTER, MD 21619 HOME PHONE: (443) 591-9489 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$12,000.00		FEES BOCA FEE \$35.00 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC FENCE & DECK CONNECTION MHIC 45780 (410) 969-4444			
DESCRIPTION OF WORK: REMOVE EXISTING DECK (B07-0054) AND CONSTRUCT ADDITION OF 12' X 20' DECK WITH STEPS TO GRADE.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: 240 OTHER: TOTAL FLOOR AREA: 240	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPORT: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PRIVATE HEATING SYSTEM: FIREPLACE:	# BATHROOMS: SPRINKLER: SEWER TYPE PRIVATE CENTRAL AIR:

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:
 PER ENVIRONMENTAL HEALTH, OWNER IS RESPONSIBLE FOR SEPTIC TANK. CS. NON-CONFORMIN LOT; USE NC-15 SETBACKS PER 18:1-127 (E) OF COUNTY CODE. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS				APPROVALS:			
ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE		BUILDING <i>HD</i>	12/09/2024	FLOODPLAIN ZONE	N/A
FRONT	FT	FRONT	35 FT	ZONING <i>JM</i>	12/10/2024	PLUMBING	N/A
SIDE	FT	SIDE	8/18 FT	SEDIMENT	N/A	ENV. HEALTH <i>CS</i>	12/11/2024
REAR	FT	REAR	50 FT	PUB. SEWER	N/A	HISTORIC	N/A
SIDE STREET	FT	SIDE STREET	FT	S.W. MGT.	N/A	SHA	N/A
MAX. HGHT	FT	MAX. HGHT	40 FT	ENTRANCE	N/A	MECHANICAL	N/A
				FIRE MARSHAL	N/A	ELECTRICAL	N/A
				BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 1-15-25

ADMINISTRATOR APPROVAL: *Vran J. Sturison*



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

BUILDING PERMIT No.: BR24-08-0649

Date of Application: 08/21/2024

BUILDING PERMIT

BUILDING LOCATION 305 SULLIVAN FARM LN STEVENSVILLE TAX ACCOUNT 1804094751 SUBDIVISION CRITICAL AREA YES ACREAGE 15.56 TAX MAP 0063 GRID 0023 PARCEL 0184 SECTION BLOCK LOT ZONED CS, NC-2, FRONTAGE DEPTH		PROPERTY OWNERS: SILVERMAN, STEVEN & STEPHANIE 9224 WOODLAND DR SILVER SPRING, MD 20910 HOME PHONE: (443) 496-0653 APPLICANT: STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE RENOVATION/ADDITION TO ACCESS. STRUCT. REVISED PROPOSED USE CONSTRUCTION VALUE \$50,000.00		FEES ELECT. PERMIT \$95.00 ZONING \$55.00 RENOVATION \$350.00 BOCA FEE \$264.80 PERMIT FEE ELECT. ADMIN. \$10.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC ILEX CONSTRUCTION MHIC-96833 (443) 496-0653 ELECTRICIAN GUNTHERS ELECTRIC INC E-#769 (410) 827-8320 ER24-08-0649 HVAC COMPASS ENERGY INC HM-613 (302) 875-7531 H-1299-24 PLUMBER SEELEY PLUMBING COMPANY PN-762 (301) 529-1399 P-1345-24			
DESCRIPTION OF WORK: CONVERT EXISTING DETACHED GARAGE TO FINISHED SPACE. REMOVE EXISTING WORKSHOP & BATHROOM AREA. NEW SPACE TO INCLUDE ENTERTAINING SPACE WITH BAR SINK & BEVERAGE CENTER, AND CLOSET IN FOYER AREA, STORAGE ROOM, UTILITY CLOSET, NEW WORKSHOP WITH SINK, ART STUDIO, (2) BATHROOMS, OFFICE, 8' X 3'8" PORCH, AND 6' X 28' DECK.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 1,915 SECOND FLOOR: THIRD FLOOR: FOURTH FLOOR: GARAGE: CARPOR: DECK: 165 PORCH: 29 OTHER: TOTAL FLOOR AREA: 2,109		# BEDROOMS: # BATHROOMS: 1 ROAD TYPE: SPRINKLER: WATER TYPE PRIVATE SEWER TYPE PRIVATE HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE:	

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: MUST COMPLY WITH NONCONVERSION AGREEMENT.
 ALL SEDIMENT CONTROL DEVICES MUST BE INSTALLED PRIOR TO START OF WORK MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY FOR PERMITS BR23-02-0103, BR23-02-0106 AND BR24-08-0649.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. THIS STRUCTURE IS NOT APPROVED AS A DWELLING UNIT.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT 35 FT	FRONT FT
SIDE 3 FT	SIDE FT
REAR 100 FT	REAR FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT 40 FT	MAX. HGHT FT

APPROVALS:

BUILDING	HD	08/29/2024
ZONING	MO	09/30/2024
SEDIMENT		N/A
PUB. SEWER		N/A
S.W. MGT.		N/A
ENTRANCE		N/A
FIRE MARSHAL		N/A
BACKFLOW		N/A

FLOODPLAIN ZONE	KA	09/06/2024
PLUMBING	CH	10/28/2024
ENV. HEALTH	KK	09/03/2024
HISTORIC		N/A
SHA		N/A
MECHANICAL	CH	10/28/2024
ELECTRICAL		10/15/2024
FOOD SERVICE		N/A

DATE APPROVED:

1-15-25

ADMINISTRATOR APPROVAL:

V. J. Smirton



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

BUILDING PERMIT No.: BR24-12-0930

Date of Application: 12/04/2024

BUILDING PERMIT

BUILDING LOCATION 620 PATHFINDER CIR GRASONVILLE TAX ACCOUNT 1805127167 SUBDIVISION PERRY'S RETREAT CRITICAL AREA NO ACREAGE 0.195 TAX MAP 058H GRID 0021 PARCEL 0201 SECTION BLOCK LOT 129 ZONED GPRN FRONTAGE DEPTH		PROPERTY OWNERS: TOR PERRYS LLC SHECKELLS, FRED PO BOX 257 FALLSTON, MD 21047 HOME PHONE: APPLICANT: PERMITS PLUS, INC TERRI MCNICHOLAS PO BOX 690 MILLERSVILLE MD 21108 STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE SINGLE FAMILY DWELLING REVISED PROPOSED USE CONSTRUCTION VALUE \$143,000.00		FEES <table border="0"> <tr> <td>BOCA FEE</td> <td>\$452.80</td> <td>ELECT. PERMIT</td> <td>\$165.00</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td>SCHOOLS</td> <td>\$16,237.08</td> </tr> <tr> <td>FIRE DIST 2</td> <td>\$1,872.20</td> <td>MHB FEE</td> <td>\$50.00</td> </tr> <tr> <td>ELECT. ADMIN.</td> <td>\$10.00</td> <td>PARKS & REC</td> <td>\$1,804.12</td> </tr> </table>		BOCA FEE	\$452.80	ELECT. PERMIT	\$165.00	ZONING	\$55.00	SPRINKLER	\$150.00	SINGLE LOT	\$55.00	SCHOOLS	\$16,237.08	FIRE DIST 2	\$1,872.20	MHB FEE	\$50.00	ELECT. ADMIN.	\$10.00	PARKS & REC	\$1,804.12										
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ELECTRICIAN	CECO ELECTRIC	E-000240-2022	(410) 995-6270	ER24-12-0930																													
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 40' X 59' OVERALL TO INCLUDE 20' X 21' (2) CAR GARAGE, AND 8' X 7' & 6' X 13' COVERED FRONT PORCH. SECOND FLOOR 40' X 53' OVERALL MODEL: SENECA, ELEVATION C																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: FIRST FLOOR: 1,604 THIRD FLOOR: GARAGE: 420 DECK: OTHER: TOTAL FLOOR AREA: 3,958	FIN BASEMENT: SECOND FLOOR: 1800 FOURTH FLOOR: CARPORT: PORCH: 134	# BEDROOMS: 6 ROAD TYPE: COUNTY WATER TYPE: PUBLIC HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: NONE	# BATHROOMS: 4 SPRINKLER: YES SEWER TYPE: PUBLIC CENTRAL AIR: YES																														

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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: AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED.
 LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. OSHA AND MSHA 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. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	FT	PRINCIPLE STRUCTURE	FT
FRONT	FT	FRONT	15 FT
SIDE	FT	SIDE	5 FT
REAR	FT	REAR	20 FT
SIDE STREET	FT	SIDE STREET	15 FT
MAX. HGHT	FT	MAX. HGHT	40 FT

APPROVALS:

BUILDING <i>HD</i>	12/09/2024	FLOODPLAIN ZONE <i>Ch</i>	12/06/2024
ZONING <i>Ch</i>	12/09/2024	PLUMBING <i>Ch</i>	12/09/2024
SEDIMENT <i>Ch</i>	03/02/2023	ENV. HEALTH <i>Ch</i>	12/09/2024
PUB. SEWER <i>DT</i>	12/09/2024	HISTORIC	N/A
S.W. MGT. <i>Ch</i>	12/06/2024	SHA	N/A
ENTRANCE <i>DB</i>	12/06/2024	MECHANICAL <i>Ch</i>	12/09/2024
FIRE MARSHAL <i>B</i>	01/09/2025	ELECTRICAL	01/14/2025
BACKFLOW <i>Ch</i>	12/09/2024	FOOD SERVICE	N/A

DATE APPROVED: 1-15-25

ADMINISTRATOR APPROVAL: *Man J Swinson*



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

BUILDING PERMIT No.: BR24-11-0850

Date of Application: 11/06/2024

BUILDING PERMIT

BUILDING LOCATION 546 NARROWS POINTE DR GRASONVILLE TAX ACCOUNT 1805048885 SUBDIVISION NARROWS POINTE CRITICAL AREA YES ACREAGE TAX MAP 0057 GRID 0006 PARCEL 0104 SECTION BLOCK LOT ZONED WVC FRONTAGE DEPTH			PROPERTY OWNERS: HARTSON, ROBERT WILSON, SABINE 546 NARROWS POINTE DR GRASONVILLE, MD 21638 HOME PHONE: (301) 367-8239 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL		
EXISTING USE RESIDENCE PROPOSED USE ADDITION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$27,000.00			FEES BOCA FEE \$35.00 ZONING \$55.00		
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC FENCE & DECK CONNECTION MHIC 45780 (410) 969-4444					
DESCRIPTION OF WORK: REMOVE EXISTING DECK (B05-0945) AND CONSTRUCT ADDITION OF AN 18' X 32' IRREGULAR SHAPED REAR DECK WITH GAPS AND WITH STEPS TO GRADE.					
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: WOOD FRAME		
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: 430 OTHER: TOTAL FLOOR AREA: 430		FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:		# BEDROOMS: ROAD TYPE: WATER TYPE PUBLIC HEATING SYSTEM: FIREPLACE:	
		# BATHROOMS: SPRINKLER: SEWER TYPE PUBLIC CENTRAL AIR:			

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 ALL SEDIMENT CONTROL DEVICES MUST BE INSTALLED PRIOR TO START OF WORK OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS				APPROVALS:			
ACCESSORY STRUCTURE		PRINCIPLE STRUCTURE		BUILDING HD	11/25/2024	FLOODPLAIN ZONE KA	11/26/2024
FRONT	FT	FRONT	50 FT	ZONING JM	01/10/2025	PLUMBING	N/A
SIDE	FT	SIDE	50 FT	SEDIMENT	N/A	ENV. HEALTH JEN	11/26/2024
REAR	FT	REAR	50 FT	PUB. SEWER DT	11/26/2024	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	N/A
				FIRE MARSHAL	N/A	ELECTRICAL	N/A
				BACKFLOW	N/A	FOOD SERVICE	N/A

DATE APPROVED: 1-15-25 **ADMINISTRATOR APPROVAL:** Vivian G. Burson

