



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

BUILDING PERMIT No.: BR25-03-0204
 Date of Application: 03/11/2025

BUILDING PERMIT

BUILDING LOCATION 400 GREENWOOD CREEK LN GRASONVILLE TAX ACCOUNT 1805022088 SUBDIVISION PROSPECT PLANTATION CRITICAL AREA YES ACREAGE 5.01 TAX MAP 0065 GRID 0024 PARCEL 0055 SECTION BLOCK EAST LOT 3 ZONED NC-5 FRONTAGE DEPTH		PROPERTY OWNERS: 400 GREENWOOD CREEK LANE LLC EISENSTEIN, HARRY & RHONDA 9305 RENSRAW DR HOME PHONE: (202) 965-8142 APPLICANT: HEATHERWOOD CONSULTING RICHARD AYELLA 9879 Fox Hill Ct STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE ACCESSORY STRUCTURE IN FLOODPLAIN REVISED PROPOSED USE CONSTRUCTION VALUE \$1,000.00		FEES BOCA FEE \$35.00 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# OWNER OWNER QAC1000			
DESCRIPTION OF WORK: INSTALL 13' X 4' SET OF STAIRS WITH (2) 5' X 4' LANDINGS TO 104' PIER UNDER CONSTRUCTION (Z25-02-0079)			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: SECOND FLOOR: THIRD FLOOR: FOURTH FLOOR: GARAGE: CARPORT: DECK: PORCH: OTHER: 92 TOTAL FLOOR AREA: 92		# BEDROOMS: # BATHROOMS: ROAD TYPE: SPRINKLER: WATER TYPE PRIVATE SEWER TYPE PRIVATE HEATING SYSTEM: CENTRAL AIR: 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: OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN PRIOR TO CERTIFICATE OF OCCUPANCY

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

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

APPROVALS:

BUILDING	HD	03/25/2025
ZONING	JM	03/26/2025
SEDIMENT		N/A
PUB. SEWER		N/A
S.W. MGT.	KN	03/26/2025
ENTRANCE		N/A
FIRE MARSHAL		N/A
BACKFLOW		N/A

FLOODPLAIN ZONE	140	03/26/2025
PLUMBING		N/A
ENV. HEALTH	JEN	03/26/2025
HISTORIC		N/A
SHA		N/A
MECHANICAL		N/A
ELECTRICAL		N/A
FOOD SERVICE		N/A

DATE APPROVED:

4-17-25

ADMINISTRATOR APPROVAL:

Vron G. Sumner



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

BUILDING PERMIT No.: BR25-01-0020
 Date of Application: 01/13/2025

BUILDING PERMIT

BUILDING LOCATION 400 GREENWOOD CREEK LN GRASONVILLE TAX ACCOUNT 1805022088 SUBDIVISION PROSPECT PLANTATION EAST CRITICAL AREA YES ACREAGE 5.01 TAX MAP 0065 GRID 0024 PARCEL 0055 SECTION BLOCK EAST LOT 3 ZONED NC-5, NC- FRONTAGE DEPTH		PROPERTY OWNERS: 400 GREENWOOD CREEK LANE LLC EISENSTEIN, HARRY & RHONDA 9305 RENSRAW DR HOME PHONE: (202) 965-8142 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENCE PROPOSED USE RENOVATION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$3,000.00		FEES ZONING \$55.00 RENOVATION PERMIT FEE \$35.00 COPIES AND MISC \$25.00	
CONTRACTORS OWNER NAME OWNER LICENSE # QAC1000 PHONE# PERMIT#		DESCRIPTION OF WORK: RENOVATION TO SECOND FLOOR OF EXISTING SFD TO INCLUDE REMOVING NON-LOAD BEARING STUD PARTITION WALL BETWEEN BEDROOMS 2 & 3 AND INSTALLING NEW SUPPORT BEAM, JOISTS, AND BLOCKING BETWEEN JOISTS FOR HEADER SUPPORT. OPEN NON-LOAD BEARING WALL TO INSTALL NEW DOOR INSTALLATION.	
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: CARPOR: 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:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS				APPROVALS:			
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING	01/30/2025	FLOODPLAIN ZONE	01/29/2025		
FRONT	FRONT	ZONING	03/26/2025	PLUMBING	N/A		
SIDE	SIDE	SEDIMENT	N/A	ENV. HEALTH	01/30/2025		
REAR	REAR	PUB. SEWER	N/A	HISTORIC	N/A		
SIDE STREET	SIDE STREET	S.W. MGT.	N/A	SHA	N/A		
MAX. HGHT	MAX. HGHT	ENTRANCE	N/A	MECHANICAL	N/A		
		FIRE MARSHAL	N/A	ELECTRICAL	N/A		
		BACKFLOW	N/A	FOOD SERVICE	N/A		

DATE APPROVED: 4-17-25 ADMINISTRATOR APPROVAL: Karen 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.: BR25-02-0146
 Date of Application: 02/21/2025

BUILDING PERMIT

BUILDING LOCATION 126 FINLEY CREEK DR CENTREVILLE TAX ACCOUNT 1803046486 SUBDIVISION FINLEY CREEK ESTATES CRITICAL AREA NO ACREAGE 1.251 TAX MAP 0029 GRID 0008 PARCEL 0013 SECTION BLOCK LOT 7 ZONED AG FRONTAGE DEPTH		PROPERTY OWNERS: WEESE DEVELOPMENT CORPORATION WEESE, RODGER 108 BAVARIAN TURN HOME PHONE: (443) 496-4040 APPLICANT: 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 \$370,000.00		FEES <table border="0"> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>ROADS FEE</td> <td>\$500.00</td> </tr> <tr> <td>PARKS & REC</td> <td>\$1,567.74</td> <td>BOCA FEE</td> <td>\$582.88</td> </tr> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$115.00</td> <td>FIRE DIST 4</td> <td>\$1,626.90</td> </tr> <tr> <td>SCHOOLS</td> <td>\$14,109.66</td> <td>ZONING</td> <td>\$55.00</td> </tr> <tr> <td>SINGLE LOT</td> <td>\$55.00</td> <td></td> <td></td> </tr> </table>		MHB FEE	\$50.00	ROADS FEE	\$500.00	PARKS & REC	\$1,567.74	BOCA FEE	\$582.88	SPRINKLER	\$150.00	ELECT. ADMIN.	\$10.00	ELECT. PERMIT	\$115.00	FIRE DIST 4	\$1,626.90	SCHOOLS	\$14,109.66	ZONING	\$55.00	SINGLE LOT	\$55.00								
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ELECTRICIAN	DIXON ELECTRIC	E-#567	(410) 490-0172	ER25-02-0146																													
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 58' X 58' OVERALL TO INCLUDE 24' X 23' GARAGE, 6' X 27" FRONT PORCH, AND 10' X 22' REAR COVERED PORCH. SECOND FLOOR 44'4" X 56' OVERALL. 1928 SQFT UNFINISHED BASEMENT.																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: 1,928 FIRST FLOOR: 1,893 THIRD FLOOR: GARAGE: 538 DECK: OTHER: TOTAL FLOOR AREA: 5,807		FIN BASEMENT: SECOND FLOOR: 1065 FOURTH FLOOR: CARPORT: PORCH: 383																															
		# BEDROOMS: 4 ROAD TYPE: COUNTY WATER TYPE PRIVATE HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE:																															
		# BATHROOMS: 3 SPRINKLER: YES SEWER TYPE PRIVATE																															

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 AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED. OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. (4) STREET BUFFER PLANTINGS MUST BE IN PLACE PER APPROVED SUBDIVISION PLAT PRIOR TO THE CERTIFICATE OF OCCUPANCY. PLEASE CALL 410-758-4088.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT SEE PLAT FT
SIDE FT	SIDE SEE PLAT FT
REAR FT	REAR 50 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	HD	02/27/2025
ZONING	WBS	03/12/2025
SEDIMENT	TR	03/03/2025
PUB. SEWER		N/A
S.W. MGT	KN	02/28/2025
ENTRANCE	MTJ	02/28/2025
FIRE MARSHAL	JL	03/11/2025
BACKFLOW	Ch	04/09/2025

FLOODPLAIN ZONE	KA	02/28/2025
PLUMBING	Ch	04/09/2025
ENV. HEALTH	SH	04/08/2025
HISTORIC		N/A
SHA		N/A
MECHANICAL	Ch	04/09/2025
ELECTRICAL		03/11/2025
FOOD SERVICE		N/A

DATE APPROVED: 4/17/25

ADMINISTRATOR APPROVAL: *Vincenzo J. Simon*



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

BUILDING PERMIT No.: BR24-11-0857

Date of Application: 11/07/2024

BUILDING PERMIT

BUILDING LOCATION 100 ORIOLE RD CHESTERTOWN TAX ACCOUNT 1802002000 SUBDIVISION CHESTER HARBOR CRITICAL AREA NO ACREAGE 0.403 TAX MAP 0010 GRID 0002 PARCEL 0046 SECTION 1 BLOCK 2 LOT 73 ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: WESSEL, WILLIAM & NANCY 100 ORIOLE RD CHESTERTOWN, MD 21620 HOME PHONE: (410) 708-0690 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 \$100,000.00		FEES BOCA FEE \$70.00 ELECT. ADMIN. \$10.00 ZONING \$55.00 ELECT. PERMIT \$60.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC CHESAPEAKE THERMAL HOME INSPECTION LLC 8518 BROAD NECK RD, CHESTERTOWN, MD 21620 MHIC-118026 (410) 708-4468 ELECTRICIAN RELAY MECHANICAL E-#287 (410) 778-1134 ER24-11-0857 PLUMBER RELAY MECHANICAL PN-152 (410) 778-1134 P-0422-25			
DESCRIPTION OF WORK: CONSTRUCT ADDITION TO EXISTING SFD OF A 12' X 17' MUDROOM & PANTRY WITH 4' X 5' LANDING AND STEPS TO GRADE OFF MUDROOM.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME	
UNFIN. BASEMENT: FIN BASEMENT: FIRST FLOOR: 204 SECOND FLOOR: THIRD FLOOR: FOURTH FLOOR: GARAGE: CARPOR: DECK: PORCH: OTHER: 20 TOTAL FLOOR AREA: 224		# BEDROOMS: # BATHROOMS: ROAD TYPE: SPRINKLER: NO WATER TYPE PRIVATE SEWER TYPE PRIVATE HEATING SYSTEM: BASEBOARD CENTRAL AIR: NO 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:
 18APP-1 REAR LOT LINE B (1). 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 35 FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	HD	11/26/2024	FLOODPLAIN ZONE	N/A
ZONING	NB	12/11/2024	PLUMBING	Ch 03/31/2025
SEDIMENT		N/A	ENV. HEALTH	GJT 02/18/2025
PUB. SEWER		N/A	HISTORIC	N/A
S.W. MGT.		N/A	SHA	N/A
ENTRANCE		N/A	MECHANICAL	N/A
FIRE MARSHAL		N/A	ELECTRICAL	04/09/2025
BACKFLOW		N/A	FOOD SERVICE	N/A

DATE APPROVED: 4-17-25

ADMINISTRATOR APPROVAL: Krystal Swinson



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

ZONING CERTIFICATE #: Z25-02-0054

Date of Application: 02/04/2025

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804099338	200 KEENE FARM LN	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KEENE, MICHAEL & LAURA	TAX MAP 0076	BLOCK	PARCEL 0035
OWNER ADDRESS:	200 KEENE FARM LN STEVENSVILLE, MD 21666	LOT 17	SECTION	ZONED CS
HOME PHONE:	(410) 829-6280	CRITICAL AREA YES		ACREAGE 17.91
		SUBDIVISION KEENE FARM		
		BUILDING VALUE		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	MICHAEL & LAURA KEENE	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	200 Keene Farm Ln STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:	
PHONE:	(410) 829-6280	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: RESIDENCE/AGRICULTURE	PROPOSED USE: ACCESSORY STRUCTURE <200SF
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 3 FT	REAR: 3 FT	SIDE STREET: FT	HEIGHT: 40 FT

WORK DESCRIPTION: INSTALL 14' X 14' STORAGE SHED.

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	03/06/2025 KK
S.W. MGT.	03/10/2025 KN
ZONING	03/06/2025 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:
 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.
 MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN WITHIN 45 DAYS. PLEASE CALL 410-758-4088 FOR INSPECTION.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

ADMINISTRATOR APPROVAL: Vivian Johnson DATE APPROVED: 4-17-25



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

BUILDING PERMIT No.: BR24-12-0973

Date of Application: 12/27/2024

BUILDING PERMIT

BUILDING LOCATION 232 MURPHY RD CENTREVILLE TAX ACCOUNT 1806127102 SUBDIVISION CRITICAL AREA NO ACREAGE 2.07 TAX MAP 0037 GRID 0006 PARCEL 0009 SECTION BLOCK LOT 3 ZONED AG FRONTAGE DEPTH			PROPERTY OWNERS: CRONSHAW, JOSHUA & ABBY 633 ELL DOWNES RD HENDERSON, MD 21640 HOME PHONE: (410) 829-3330 APPLICANT: ELDRIDGE CRONSHAW JR Po Box 95 INGLESIDE, MD 21617 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 \$210,000.00			FEES <table border="0"> <tr> <td>ZONING</td> <td>\$55.00</td> <td>SCHOOLS</td> <td>\$16,480.35</td> </tr> <tr> <td>MHB FEE</td> <td>\$50.00</td> <td>FIRE DIST 5</td> <td>\$1,900.25</td> </tr> <tr> <td>SPRINKLER</td> <td>\$150.00</td> <td>PARKS & REC</td> <td>\$1,831.15</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$115.00</td> <td>SINGLE LOT</td> <td>\$55.00</td> </tr> <tr> <td>BOCA FEE</td> <td>\$540.52</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> </table>			ZONING	\$55.00	SCHOOLS	\$16,480.35	MHB FEE	\$50.00	FIRE DIST 5	\$1,900.25	SPRINKLER	\$150.00	PARKS & REC	\$1,831.15	ELECT. PERMIT	\$115.00	SINGLE LOT	\$55.00	BOCA FEE	\$540.52	ELECT. ADMIN.	\$10.00										
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CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#																															
MHBR	SHORE DESIGNS LLC PO BOX 540, CENTREVILLE, MD 21617	MHBR-8909	(410) 310-8444																																
PLUMBER	J.W. SHEPHERD INC	PR-154	(410) 827-6778	P-0404-25																															
HVAC	CLEAN AIR HEATING & AIR	HM-062	(410) 633-8350	H-0416-25																															
SPRINKLER	BLAZEGUARD	MSC 72	(410) 549-6313	BF-0405-25																															
ELECTRICIAN	THE ELECTRIC MAN	E-915	(410) 810-2567	ER24-12-0973																															
DESCRIPTION OF WORK: CONSTRUCT 2 STORY SFD. FIRST FLOOR 72' X 82' OVERALL TO INCLUDE 24' X 40' GARAGE, 10' X 10', 13' X 8', AND 6' X 13' IRREGULAR FRONT PORCH, 24' X 18'8" REAR PORCH, AND 12' X 18' PATIO. SECOND FLOOR 48' X 48' OVERALL TO INCLUDE 12' X 44' UNFINISHED ATTIC SPACE.																																			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)			CONSTRUCTION TYPE: WOOD FRAME																																
UNFIN. BASEMENT: FIRST FLOOR: 2,272 THIRD FLOOR: GARAGE: 960 DECK: OTHER: TOTAL FLOOR AREA: 4,799		FIN BASEMENT: SECOND FLOOR: 1183 FOURTH FLOOR: CARPORT: PORCH: 614		# BEDROOMS: 3 # BATHROOMS: 5 ROAD TYPE: COUNTY SPRINKLER: YES WATER TYPE: PRIVATE SEWER TYPE: PRIVATE HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: GAS																															

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. 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 COUNTY CODE 18:1-63 (B) (C) FOR STREAM BUFFER REQUIREMENTS. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. DO NOT INHIBIT EXISTING DRAINAGE PATTERNS. AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS

ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE
FRONT FT	FRONT 40 FT
SIDE FT	SIDE 20 FT
REAR FT	REAR 50 FT
SIDE STREET FT	SIDE STREET FT
MAX. HGHT FT	MAX. HGHT 40 FT

APPROVALS:

BUILDING	HD	02/20/2025
ZONING	NIB	02/20/2025
SEDIMENT	AR	01/22/2025
PUB. SEWER		N/A
S.W. MGT.	KN	03/28/2025
ENTRANCE	AT	02/24/2025
FIRE MARSHAL	JB	04/10/2025
BACKFLOW	CH	03/31/2025

FLOODPLAIN ZONE	KN	02/21/2025
PLUMBING	Ch	03/31/2025
ENV. HEALTH	JEN	03/21/2025
HISTORIC		N/A
SHA		N/A
MECHANICAL	Ch	03/31/2025
ELECTRICAL		03/07/2025
FOOD SERVICE		N/A

DATE APPROVED: 4-17-25

ADMINISTRATOR APPROVAL: *Vivian J. Simson*



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

BUILDING PERMIT No.: BR25-03-0246
 Date of Application: 03/24/2025

BUILDING PERMIT

BUILDING LOCATION 244 RIVER RD CHESTERTOWN TAX ACCOUNT 1802014262 SUBDIVISION SARAH SKIPPER LANDS CRITICAL AREA YES ACREAGE 0.881 TAX MAP 0009 GRID 0017 PARCEL 0122 SECTION BLOCK LOT 2 ETC ZONED NC-20 FRONTAGE DEPTH		PROPERTY OWNERS: WALTON, ALVIN & HEATHER 48 MAGNOLIA CT DOYLESTOWN, PA 18901 HOME PHONE: (215) 350-9942 APPLICANT: STAKED: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	
EXISTING USE RESIDENTIAL PROPOSED USE RENOVATION TO RESIDENCE REVISED PROPOSED USE CONSTRUCTION VALUE \$27,750.00		FEES COPIES AND MISC \$7.50 RENOVATION PERMIT FEE \$194.25 ZONING \$55.00	
CONTRACTORS NAME LICENSE # PHONE# PERMIT# MHIC EDGE CONSTRUCTION LLC MHIC-106003 (410) 779-0020			
DESCRIPTION OF WORK: REMOVE AND REPLACE ASPHALT SHINGLES ON ROOF, REPLACE (2) SKYLIGHTS ON SECOND FLOOR IN-KIND AND GUTTERS. NO STRUCTUAL CHANGES. FOR FLOODPLAIN COMPLIANCE ONLY.			
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: OTHER	
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 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:
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. OWNER MUST PLANT (1) 4'-6'- TALL CONTAINER GROWN NATIVE TREES PRIOR TO CERTIFICATE OF OCCUPANCY FOR S24-09-0498. CALL 410-758-4088 FOR INSPECTION. ANY STRUCTURAL CHANGES WILL REQUIRE ADDITIONAL PERMITS.

OFFICE USE ONLY

MINIMUM YARD REQUIREMENTS		APPROVALS:			
ACCESSORY STRUCTURE	PRINCIPLE STRUCTURE	BUILDING	HD	04/08/2025	FLOODPLAIN ZONE
FRONT	FRONT	ZONING	WBS	04/10/2025	PLUMBING
SIDE	SIDE	SEDIMENT		N/A	ENV. HEALTH
REAR	REAR	PUB. SEWER		N/A	JEN
SIDE STREET	SIDE STREET	S.W. MGT.		N/A	HISTORIC
MAX. HGHT	MAX. HGHT	ENTRANCE		N/A	SHA
		FIRE MARSHAL		N/A	MECHANICAL
		BACKFLOW		N/A	ELECTRICAL
					FOOD SERVICE

DATE APPROVED: 4-17-25 ADMINISTRATOR APPROVAL: Vivian J. Swinson



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

ZONING CERTIFICATE #: Z24-11-0501

Date of Application: 11/26/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804059077	221 ALLEGANY RD	STEVENSVILLE

OWNER INFORMATION	PROPERTY INFORMATION
OWNER: DUFFY, DENNIS & WENDI	TAX MAP 0076 BLOCK C PARCEL 0053
OWNER ADDRESS: 221 ALLEGANY RD STEVENSVILLE, MD 21666	LOT 31 SECTION ZONED NC-20, NC
HOME PHONE: (609) 556-4539	CRITICAL AREA YES ACREAGE 0.46
	SUBDIVISION ROMANCOKE ON THE BAY
	BUILDING VALUE \$70,000.00
	WATER TYPE PRIVATE SEWER TYPE PUBLIC

APPLICANT INFORMATION	PERMIT FEES
NAME: LANE ENGINEERING LLC	ZONING FEE: \$55.00 FM FEE:
ADDRESS: 117 Bay St EASTON, MD 21601	ELECTRICAL PERMIT #: E24-11-0501
PHONE: (410) 822-8003	PLUMBING PERMIT #:
	GAS PERMIT #:
	STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE: RESIDENCE	PROPOSED USE: PIER

MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL 165' X 3' ELEVATED WALKWAY LANDWARD OF MHW OVER VEGETATED TIDAL WETLANDS TO A 140' X 6' PIER WITH 10' X 20' PLATFORM AND (1) BOATLIFT WITH ASSOCIATED PILES. TOTAL LENGTH OF PIER = 150'

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	03/19/2025 CARRION E-1293
FLOODPLAIN ZONE	12/09/2024 KN
HOA REVIEW	12/09/2024 MP
SKI	12/10/2024 AC
ZONING	03/10/2025 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 MANAGEMENT PLAN. CALL 410-758-4088 FOR INSPECTION ONCE PLANTED.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.
 A PIER CANNOT EXTEND INTO A BODY OF WATER A DISTANCE GREATER THAN 150 FT NOR CAN A PIER EXCEED ONE-QUARTER THE DISTANCE OF A WATERWAY. OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE OR FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.
 FLOOD ZONE:VE BFE:7 FEET ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 9 FEET

ADMINISTRATOR APPROVAL: Vivian J. Swanson DATE APPROVED: 4-17-25



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

ZONING CERTIFICATE #: Z24-11-0502

Date of Application: 11/26/2024

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804059085	223 ALLEGANY RD	STEVENSVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	KENNEY, RENEE & GARY	TAX MAP 0076	BLOCK C	PARCEL 0053
OWNER ADDRESS:	223 ALLEGANY RD STEVENSVILLE, MD 21666	LOT 32	SECTION 1	ZONED NC-20
HOME PHONE:	(443) 440-1215	CRITICAL AREA YES		ACREAGE 0.47
		SUBDIVISION ROMANCOKE ON THE BAY		
		BUILDING VALUE \$69,400.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	LANE ENGINEERING LLC	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	117 Bay St EASTON, MD 21601	ELECTRICAL PERMIT #: E224-11-0502	
PHONE:	(410) 822-8003	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED?	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	RESIDENCE	PROPOSED USE:	PIER
MIMIMUM YARD REQUIREMENTS:			
FRONT: FT	SIDE: 6 FT	REAR: FT	SIDE STREET: FT HEIGHT: FT
WORK DESCRIPTION: CONSTRUCT A 170' X 3' WALKWAY LANDWARD OF MHW OVER VEGETATED TIDAL WETLANDS TO 90' X 6' PIER WITH 10' X 20' PLATFORM AND (1) BOATLIFT WITH ASSOCIATED PILES. TOTAL LENGTH OF PIER = 100'			

AGENCY APPROVALS:

Name	Completed Date
ELECTRICAL	03/19/2025 CARRION E-1293
FLOODPLAIN ZONE	12/09/2024 KN
HOA REVIEW	12/09/2024 MP
SKI	12/10/2024 AC
ZONING	03/10/2025 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:
OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED
MUST COMPLY WITH APPROVED BUFFER MANAGEMENT PLAN. CALL 410-758-4088 FOR INSPECTION ONCE PLANTED.
OWNER IS RESPONSIBLE FOR OBTAINING ANY STATE AND FEDERAL PERMITS PRIOR TO CONSTRUCTION OF PIER.
FLOOD ZONE: VE BFE: 7 FEET ALL ELECTRICAL /MECHANICAL MUST BE ELEVATED TO FPE: 9 FEET

ADMINISTRATOR APPROVAL: *V. Van G. Stinson* DATE APPROVED: 4-17-25