



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

BUILDING PERMIT No.: BR25-01-0063
 Date of Application: 01/27/2025

BUILDING PERMIT

BUILDING LOCATION 1770 HARBOR DR CHESTER TAX ACCOUNT 1804127205 SUBDIVISION HARBOR VIEW CRITICAL AREA YES ACREAGE 0.28 TAX MAP 0057 GRID 0000 PARCEL 0510 SECTION BLOCK F LOT 9 ZONED NC-15 FRONTAGE DEPTH		PROPERTY OWNERS: MD RESIDENTIAL BY LACROSSE LLC NICHOLS, KRISTIN PO BOX 1118 HOME PHONE: (410) 604-3701 APPLICANT: MD RESIDENTIAL BY LACROSSE LLC KRISTIN NICHOLS Po Box 1118 STEVENSVILLE MD 21666 STAKED: <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																															
EXISTING USE VACANT LOT PROPOSED USE RENOVATION/ADDITION TO RESIDENCE REVISED PROPOSED USE GUEST APARTMENT CONSTRUCTION VALUE \$200,000.00		FEES <table border="0"> <tr> <td>RENOVATION PERMIT FEE</td> <td>\$1,400.00</td> <td>PARKS & REC</td> <td>\$527.35</td> </tr> <tr> <td>BOCA FEE</td> <td>\$119.40</td> <td>ELECT. ADMIN.</td> <td>\$10.00</td> </tr> <tr> <td>ZONING</td> <td>\$55.00</td> <td>SPRINKLER</td> <td>\$150.00</td> </tr> <tr> <td>FIRE DIST 1</td> <td>\$547.25</td> <td>SCHOOLS</td> <td>\$4,746.15</td> </tr> <tr> <td>ELECT. PERMIT</td> <td>\$95.00</td> <td></td> <td></td> </tr> </table>		RENOVATION PERMIT FEE	\$1,400.00	PARKS & REC	\$527.35	BOCA FEE	\$119.40	ELECT. ADMIN.	\$10.00	ZONING	\$55.00	SPRINKLER	\$150.00	FIRE DIST 1	\$547.25	SCHOOLS	\$4,746.15	ELECT. PERMIT	\$95.00												
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DESCRIPTION OF WORK: RENOVATION TO HOUSE UNDER CONSTRUCTION (BR24-09-0735) TO CREATE A 52' X 42' (995 SQ') ACCESSORY APARTMENT IN UNFINISHED BASEMENT TO INCLUDE (2) BEDROOMS, (1) BATHROOM, LIVING ROOM AND KITCHENETTE.																																	
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE: WOOD FRAME																															
UNFIN. BASEMENT: FIRST FLOOR: THIRD FLOOR: GARAGE: DECK: OTHER: TOTAL FLOOR AREA: 995	FIN BASEMENT: 995 SECOND FLOOR: FOURTH FLOOR: CARPORT: PORCH:	# BEDROOMS: 2 ROAD TYPE: COUNTY WATER TYPE: PRIVATE HEATING SYSTEM: HEAT PUMP CENTRAL AIR: YES FIREPLACE: NONE	# BATHROOMS: 1 SPRINKLER: YES SEWER TYPE: PUBLIC																														

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. 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	02/05/2025	FLOODPLAIN ZONE	N/A	
FRONT	FRONT	ZONING	JM	02/05/2025	PLUMBING	Ch	03/03/2025
SIDE	SIDE	SEDIMENT		N/A	PUB. SEWER	ML	02/25/2025
REAR	REAR	HISTORIC		N/A	S.W. MGT.		N/A
SIDE STREET	SIDE STREET	SHA		N/A	ENTRANCE		N/A
MAX. HGHT	MAX. HGHT	MECHANICAL	Ch	10/22/2025	FIRE MARSHAL	JL	05/01/2025
		ELECTRICAL		02/13/2025	BACKFLOW	Ch	10/22/2025
		FOOD SERVICE		N/A	ENV. HEALTH SEPTIC		02/07/2025 JEN
		ENV. HEALTH WELL		N/A			

DATE APPROVED: 5-9-25

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

ZONING CERTIFICATE #: Z25-04-0187

Date of Application: 04/10/2025

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1803028526	710 BRICK SCHOOL HOUSE RD	CENTREVILLE

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	RHODES, RYAN	TAX MAP 0029	BLOCK	PARCEL 0107
OWNER ADDRESS:	2308 CHURCH HILL RD CENTREVILLE, MD 21617	LOT	SECTION	ZONED AG
HOME PHONE:	(410) 490-4284	CRITICAL AREA NO		ACREAGE 60.69
		SUBDIVISION		
		BUILDING VALUE \$72,000.00		
		WATER TYPE PRIVATE	SEWER TYPE PRIVATE	

APPLICANT INFORMATION		PERMIT FEES		
NAME:	RYAN RHODES	ZONING FEE: \$55.00	FM FEE:	
ADDRESS:	2308 Church Hill Rd CENTREVILLE, MD 21617	ELECTRICAL PERMIT #:		
PHONE:	(410) 490-4284	PLUMBING PERMIT #:		
		GAS PERMIT #:		
		STAKED?	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO <input type="checkbox"/> WILL CALL
EXISTING USE:	AGRICULTURE/RESIDENCE	PROPOSED USE: FARM BLDG		
MINIMUM YARD REQUIREMENTS:				
FRONT:	35 FT	SIDE:	10 FT	REAR: 10 FT
		SIDE STREET:	FT	HEIGHT: 135 FT
WORK DESCRIPTION: INSTALL 60' X 112' FARM EQUIPMENT STORAGE BUILDING.				

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	05/01/2025 JEN
SOIL CONSERVATION - PERMITTING	04/09/2025 JP
ZONING	04/30/2025 WB

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.
 OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED.

ADMINISTRATOR APPROVAL:

Vivian J. Sunson

DATE APPROVED:

5-9-25



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

ZONING CERTIFICATE #: Z25-03-0150

Date of Application: 03/27/2025

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804117972	1900 ROBERTA DR	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	ZUREICK, SAMI & JACLYN	TAX MAP 0057	BLOCK	PARCEL 0100
OWNER ADDRESS:	1900 ROBERTA DR CHESTER, MD 21619	LOT 6	SECTION	ZONED NC-15
HOME PHONE:	(443) 538-4890	CRITICAL AREA YES		ACREAGE 0.42
		SUBDIVISION HARBOR VIEW		
		BUILDING VALUE \$7,600.00		
		WATER TYPE PRIVATE	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	SAMI & JACLYN ZUREICK	ZONING FEE: \$55.00	FM FEE:
ADDRESS:	1900 Roberta Dr CHESTER, MD 21619	ELECTRICAL PERMIT #:	
PHONE:	(443) 538-4890	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 10' X 18' SHED			

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	04/10/2025 JEN
S.W. MGT.	04/15/2025 KN
SANITARY DEPT	04/10/2025 RC
ZONING	04/30/2025 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.
 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.
 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.
 DO NOT INHIBIT EXISTING DRAINAGE PATTERNS.

ADMINISTRATOR APPROVAL: Vivian J. Swanson DATE APPROVED: 5-9-25



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

ZONING CERTIFICATE #: Z25-03-0092

Date of Application: 03/04/2025

ZONING CERTIFICATE

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804093151	1707 MAIN ST	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CHESAPEAKE OUTDOORS LLC	TAX MAP 0057	BLOCK	PARCEL 0474
		LOT 3	SECTION	ZONED TC
OWNER ADDRESS:	201 THOMAS RD CENTREVILLE, MD 21617	CRITICAL AREA YES		ACREAGE 1.92
		SUBDIVISION		
HOME PHONE:	(410) 604-0446	BUILDING VALUE		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	CHARLIE'S CHICKEN & EATS	ZONING FEE: \$55.00	FM FEE: \$100.00
ADDRESS:	216 Allegany Rd STEVENSVILLE, MD 21666	ELECTRICAL PERMIT #:	
PHONE:	(410) 739-5570	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: CHESAPEAKE OUTDOORS	PROPOSED USE: MOBILE FOOD TRUCK
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: USE PERMIT FOR "CHARLIES CHICKEN AND EATS" FOOD TRAILER. SAME TRAILER AS PREVIOUS YEAR. 0 EMPLOYEES

AGENCY APPROVALS:

Name	Completed Date
ENV. HEALTH	03/21/2025 SA
FIRE MARSHAL	03/12/2025 JL
SANITARY DEPT	03/13/2025 RC
ZONING	03/12/2025 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:
 THIS IS A TEMPORARY USE PERMIT AND WILL EXPIRE 12/31/25.
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS.

ADMINISTRATOR APPROVAL: *Vivian J. Surran* DATE APPROVED: 5-9-25



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

BUILDING PERMIT No.: BR25-03-0216
 Date of Application: 03/13/2025

BUILDING PERMIT

BUILDING LOCATION 135 MOUNT ZION CIR CENTREVILLE TAX ACCOUNT 1803007170 SUBDIVISION CRITICAL AREA NO ACREAGE 1.994 TAX MAP 0028 GRID 0016 PARCEL 0035 SECTION BLOCK LOT 1 ZONED NC-1 FRONTAGE DEPTH		PROPERTY OWNERS: LATHAM, ANGELA 135 MOUNT ZION CIR CENTREVILLE, MD 21617 HOME PHONE: (410) 490-2547 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 \$4,200.00		FEES ZONING \$55.00 ELECT. PERMIT \$60.00 BOCA FEE \$70.00 ELECT. ADMIN. \$10.00																					
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ELECTRICIAN	GUNTHERS ELECTRIC INC	E-000357-2025	(410) 827-8320	ER25-03-0216																			
PLUMBER	COVERDALE PLUMBING	PN-753	(302) 531-5893	P-0491-25																			
DESCRIPTION OF WORK: CONSTRUCT ADDITION TO EXISTING SFD OF A 6' X 9' BATHROOM AND 16' X 24' GARAGE.																							
BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)		CONSTRUCTION TYPE:																					
UNFIN. BASEMENT: FIRST FLOOR: 54 THIRD FLOOR: GARAGE: 384 DECK: OTHER: TOTAL FLOOR AREA: 438	FIN BASEMENT: SECOND FLOOR: FOURTH FLOOR: CARPOR: PORCH:	# BEDROOMS: ROAD TYPE: WATER TYPE PRIVATE HEATING SYSTEM: FIREPLACE:	# BATHROOMS: 1 SPRINKLER: SEWER TYPE PRIVATE CENTRAL AIR:																				

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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:

NO SPRINKLER PLAN REVIEW NEEDED BASED ON SCOPE OF WORK. JM 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 SEE PLAT 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	04/16/2025	FLOODPLAIN ZONE	N/A
ZONING	WB	04/16/2025	PLUMBING	N/A
SEDIMENT		N/A	PUB. SEWER	N/A
HISTORIC		N/A	S.W. MGT.	N/A
SHA		N/A	ENTRANCE	N/A
MECHANICAL		N/A	FIRE MARSHAL	JM 04/16/2025
ELECTRICAL		03/17/2025	BACKFLOW	N/A
FOOD SERVICE		N/A	ENV. HEALTH	JEN 04/17/2025
ENV. HEALTH WELL		N/A		

DATE APPROVED:

5-9-25

ADMINISTRATOR APPROVAL:

Vnan G Simpson