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

**BUILDING PERMIT No.: BR25-10-0895**

**Date of Application: 10/03/2025**

# BUILDING PERMIT

**BUILDING LOCATION** 308 PATHFINDER CIR
GRASONVILLE

**TAX ACCOUNT** 1805126977
**SUBDIVISION** PERRY'S RETREAT
**CRITICAL AREA** NO **ACREAGE** 0.147
**TAX MAP** 058H **GRID** 0021 **PARCEL** 0201
**SECTION** **BLOCK** **LOT** 135
**ZONED** GPRN **FRONTAGE** **DEPTH**

**PROPERTY OWNERS:** SPELL, ANTONIO & TIAH
308 PATHFINDER CIR
GRASONVILLE, MD 21638

**HOME PHONE:** (443) 473-6087

**APPLICANT:** SUNRUN
AMY LEWIS
30780 Shiloh Dr
LAUREL DE 19956

**STAKED:** ☐ YES ☑ NO ☐ WILL CALL

**EXISTING USE** RESIDENTIAL

**PROPOSED USE** SOLAR PANELS

**REVISED PROPOSED USE**

**CONSTRUCTION VALUE** $28,823.00

**FEES**

| | | | |
|---|---|---|---|
| **SOLAR ARRAYS 1-50** | $250.00 | **ZONING** | $55.00 |
| **COPIES AND MISC** | $40.00 | | |

| **CONTRACTORS** | **NAME** | **LICENSE #** | **PHONE#** | **PERMIT#** |
|---|---|---|---|---|
| MHIC | SUNRUN INSTALLATION SERVICES INC 30780 SHILOH DR, LAUREL, DE 19956 | MHIC 115875 | (732) 823-7230 | |
| ELECTRICIAN | SUNRUN INSTALLATION SERVICES INC | E-1607 | (732) 823-7230 | TP-000278-2025 |

**DESCRIPTION OF WORK:** INSTALL (37) 410 WATT ROOF MOUNTED SOLAR PANELS TO EXISTING SFD.

**BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)**

**UNFIN. BASEMENT:** **FIN BASEMENT:**
**FIRST FLOOR:** **SECOND FLOOR:**
**THIRD FLOOR:** **FOURTH FLOOR:**
**GARAGE:** **CARPORT:**
**DECK:** **PORCH:**
**OTHER:**
**TOTAL FLOOR AREA:**

**CONSTRUCTION TYPE:**

**# BEDROOMS:** **# BATHROOMS:**
**ROAD TYPE:** **SPRINKLER:**
**WATER TYPE:** PUBLIC **SEWER TYPE:** PUBLIC
**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:**

ANY RESIDENTIAL OCCUPANCY THAT IS EQUIPPED WITH SOLAR PANELS MOUNT ON TO ANY PORTION OF THE DWELLING SHALL BE PROVIDED WITH AN EXTERIOR EMERGENCY POWER SHUT OFF. THIS SHUT OFF SHALL BE CLEARLY IDENTIFIED AND NOT BLOCKED WITH ANY FIXTURES,FURNITURE, BRUSH AND/OR LANDSCAPING. 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** | FT |
| **SIDE** | FT | **SIDE** | FT |
| **REAR** | FT | **REAR** | FT |
| **SIDE STREET** | FT | **SIDE STREET** | FT |
| **MAX. HGHT** | FT | **MAX. HGHT** | FT |

**APPROVALS:**

| | | | |
|---|---|---|---|
| BUILDING | 11/21/2025 HD | FLOODPLAIN ZONE | N/A |
| ZONING | 12/17/2025 RO | 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 | N/A |
| ELECTRICAL | 11/14/2025 | BACKFLOW | N/A |
| FOOD SERVICE | N/A | ENV. HEALTH BP | N/A |

**DATE APPROVED:** 12-17-25 **ADMINISTRATOR APPROVAL:** Vivian J Simpson

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

**BUILDING PERMIT No.: BR25-10-0935**

**Date of Application: 10/16/2025**

# BUILDING PERMIT

**BUILDING LOCATION** 107 THICKET CT
CENTREVILLE

**TAX ACCOUNT** 1806011934

**SUBDIVISION** WILLOW BRANCH EAST PHASE II

**CRITICAL AREA** NO **ACREAGE** 1.25

**TAX MAP** 0037 **GRID** 0016 **PARCEL** 0018

**SECTION** **BLOCK** **LOT** 31

**ZONED** AG **FRONTAGE** **DEPTH**

**PROPERTY OWNERS:** WILLOW BRANCH FARMS LLC
PO BOX 140
CENTREVILLE, MD 21617

**HOME PHONE:** (410) 924-6699

**APPLICANT:**

**STAKED:** ☑ YES ☐ NO ☐ WILL CALL

**EXISTING USE** VACANT LOT

**PROPOSED USE** SINGLE FAMILY DWELLING

**REVISED PROPOSED USE**

**CONSTRUCTION VALUE** $800,000.00

**FEES**

| | | | |
|---|---|---|---|
| **MHB FEE** | $50.00 | **PARKS & REC** | $1,517.40 |
| **SINGLE LOT** | $55.00 | **FIRE DIST 4** | $1,573.60 |
| **BOCA FEE** | $523.04 | **SCHOOLS** | $13,712.80 |
| **SPRINKLER** | $150.00 | **ZONING** | $55.00 |

| CONTRACTORS | NAME | LICENSE # | PHONE# | PERMIT# |
|---|---|---|---|---|
| MHBR | MIKES CUSTOM HOMES<br>126 BURTON AIR DR, CENTREVILLE, MD 21617 | MHBL 1760 | (410) 924-6699 | |
| SPRINKLER | PLATINUM SPRINKLER LLC | MSC-429 | (410) 575-1441 | BF-1306-25 |
| ELECTRICIAN | DIXON BROS ELECTRIC | E-1419 | (443) 262-2616 | TP-000294-2025 |
| HVAC | CLEAN AIR HEATING & AIR | HM-062 | (410) 633-8350 | H-1304-25 |
| PLUMBER | TIM THE PLUMBER | PR-371 | (410) 758-4399 | P-1305-25 |

**DESCRIPTION OF WORK:** CONSTRUCT 2 STORY SFD. FIRST FLOOR 62' X 45' OVERALL TO INCLUDE 28' X 24' GARAGE AND 26' X 6' & 6' X 6' "L" SHAPED PORCH. SECOND FLOOR 41'5" X 38' OVERALL. 1456 SQFT UNFINISHED BASEMENT.

**BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)**

**UNFIN. BASEMENT**: 1,456.00 **FIN BASEMENT**:
**FIRST FLOOR**: 1,478.00 **SECOND FLOOR**: 1,332.00
**THIRD FLOOR**: **FOURTH FLOOR**:
**GARAGE**: 672.00 **CARPORT**:
**DECK**: **PORCH**: 192.00
**OTHER**:
**TOTAL FLOOR AREA**: 5,130

**CONSTRUCTION TYPE:** WOOD FRAME

**# BEDROOMS:** 4.00 **# BATHROOMS:** 3.00
**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:**

AN ELECTRIC VEHICLE CHARGING STATION IS REQUIRED. SWM - MUST FOLLOW APPROVED SUBDIVISION STORMWATER MANAGEMENT PLAN OSHA AND MOSHA REGULATIONS REQUIRE THAT EACH JOBSITE HAVE TOILET FACILITIES PROVIDED. LOCATION SURVEY REQUIRED AT TIME OF THE FOUNDATION INSPECTION. 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.

**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 | 11/25/2025 HD | FLOODPLAIN ZONE | 11/24/2025 KN |
| ZONING | 11/25/2025 WB | PLUMBING | 12/04/2025 CG |
| SEDIMENT | 03/29/2023 AR | PUB. SEWER | N/A |
| HISTORIC | N/A | S.W. MGT. | 11/24/2025 KN |
| SHA | N/A | ENTRANCE | 11/25/2025 AH |
| MECHANICAL | 12/04/2025 CG | FIRE MARSHAL | 12/16/2025 JB |
| ELECTRICAL | 10/21/2025 | BACKFLOW | 12/04/2025 CG |
| FOOD SERVICE | N/A | ENV. HEALTH BP | 12/04/2025 CS |

**DATE APPROVED:** 12-17-25 **ADMINISTRATOR APPROVAL:** Vran J Swinson