

**RESOLUTION** 16-49

WHEREAS, The County Commissioners of Queen Anne's County are authorized under Section 1-104(p) of the Code of Public Laws of Queen Anne's County (Article 18 of the Code of Public Local Laws of Maryland) "to provide that any valid charges or assessments made against real property within the County shall be liens upon such property to be collected in the same manner as County taxes are collected",

AND WHEREAS, Queen Anne's County Ordinance No. 94-04 ("The Nuisance Ordinance") provides, inter alia, that "The County Commissioners of Queen Anne's County shall have the full power and authority to abate any nuisance as set forth herein by an appropriate means and to assess the property owner for the costs thereof. Any damage or assessments made hereunder shall be a lien against the real property benefitted and may be collected in the same manner as County real estate taxes.

AND WHEREAS, pursuant to the authority set forth above, The County Commissioners have abated to have caused to be abated a nuisance on the property described below and have determined that the costs thereof are fair and reasonable and are valid charges and assessments.

NOW THEREFORE IT IS RESOLVED, by The County Commissioners of Queen Anne's County that the amount shown below be assessed as a lien against the property described below and that the same be collected in the same manner as County real estate taxes.

PROPERTY: 1903 Roberta Dr.  
Chester, MD 21619-2204

TAX MAP: 57 GRID: 00 PARCEL: 524 LOT: 14 TAX ID#: 1804036662

OWNER: Heidi Collins

AMOUNT OF ASSESSMENT: \$60.00  
ADMINISTRATIVE FEE : \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 13<sup>th</sup> day of September, 2016.

ATTEST:

Margie A. Houck

THE COUNTY COMMISSIONERS  
OF QUEEN ANNE'S COUNTY

[Signature]  
[Signature]  
[Signature]  
[Signature]  
[Signature]



**Queen  
Anne's  
County**

**County Commissioners:**

James J. Moran, At Large  
Vacant, District 1  
Stephen Wilson, District 2  
Robert Charles Buckey, District 3  
Mark A. Anderson, District 4

**DEPARTMENT OF PLANNING & ZONING**

110 Vincit St., Suite 104  
Centreville, MD 21617

Telephone Planning: (410) 758-1255  
Fax Planning: (410) 758-2905  
Telephone Permits: (410) 758-4088  
Fax Permits: (410) 758-3972

To: County Commissioners

**ACTION ITEM**

From: James H. Barton, III  
Zoning Administrator

Date: September 6, 2016

RE: Map 57 Grid 00 Parcel 524 1903 Roberta Dr. Chester, MD 21619

On July 14, 2016, an independent contractor hired by the Zoning Office cut the grass at the above referenced address after the property owner ignored repeated attempts by the Zoning Inspector to get the site to comply with Queen Anne's County Code **Chapter 19 Article II §19-2.L.(2)** which states: *A person may not allow any vegetation to grow higher than 12 inches on any lot or parcel that is : (a) Less than three acres in size; and (b) located in an approved or recorded residential subdivision or any part of which is within 200 feet of a neighboring residence.*

Attached is the Resolution to place a lien on the subject property so the County can be reimbursed for the cost of the grass cutting.

**Recommended Action:**

I move that we approve the Resolution to place a lien on the property located at 1903 Roberta Dr. in the amount of \$160.00

DEPARTMENT OF PLANNING & ZONING



*Queen  
Anne's  
County*

110 Vincit St., Suite 104  
Centreville, MD 21617

**County Commissioners:**

James J. Moran, At Large  
Jack N. Wilson, Jr., District 1  
Stephen Wilson, District 2  
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Telephone Planning: (410) 758-1255  
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August 17, 2016

Heidi Collins  
1903 Roberta Dr.  
Chester, MD 21619-2204

RE: Tax Map 57 Parcel 524

Dear Ms. Collins:

Queen Anne's County hired an independent contractor to cut the grass on the property referenced above. Attached is a copy of the bill.

Therefore, you have fifteen (15) days from the date of this letter to pay the \$60.00 bill. Plus an administrative fee of \$100.00 for a total of \$160.00. Failure to pay the full amount will result in a lien being placed against your property. Please make the check payable to the Queen Anne's County Commissioners and mail it to the above address.

I can be reached at 410-758-4088 Monday through Friday from 8:00am to 10:00am if you need to contact me.

Sincerely,

Harold L. Veasel  
Nuisance Inspector

Attachments: Invoice: Callahan's Lawn Care



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Anne's  
County**

**County Commissioners:**

James J. Moran, At Large  
Jack N. Wilson, Jr., District 1  
Stephen Wilson, District 2  
Robert Charles Buckey, District 3  
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**DEPARTMENT OF PLANNING & ZONING**

160 Coursevall Drive  
Centreville, MD 21617

Telephone Planning: (410) 758-1255  
Fax Planning: (410) 758-2905  
Telephone Permits: (410) 758-4088  
Fax Permits: (410) 758-3972

July 5, 2016

Heidi Collins  
1903 Roberta Dr.  
Chester, MD 21619-2204

RE: Tax Map 57 Parcel 524

Dear Ms. Collins:

During routine inspections in your neighborhood, I noticed your grass has not been cut. I have determined that you are in violation of Queen Anne's County Code **Chapter 19 Article II §19-2 L. (2)** which states: *A person may not allow any vegetation to grow higher than 12 inches on any lot or parcel that is: (a) Less than three acres in size; and (b) located in an approved or recorded residential subdivision or any part of which is within 200 feet of a neighboring residence.*

You have 7 days from the date of this letter to address the violation. If the grass is not cut, you may be issued a citation or Queen Anne's County may hire an independent contractor to cut the grass. Failure to pay the cost of the grass cutting within 15 days will result in a lien being placed against your property.

I can be reached at 410 758-4088 Monday thru Friday from 8am to 10am if you need to contact me.

Sincerely,

Harold L. Veasel  
Zoning Inspector

SEND CONTRACTOR



Queen  
Anne's  
County

DEPARTMENT OF PLANNING & ZONING

160 Coursevall Drive  
Centreville, MD 21617

Telephone Permits: (410) 758-4088  
Fax Permits: (410) 758-3972

REQUEST FOR NUISANCE INSPECTOR

DATE: 7/1/16 - DATE OF VIOLATION: \_\_\_\_\_  
PROPERTY ADDRESS: 1903 Roberta Dr Harbor View  
TAX ACCOUNT NUMBER: 1804036662  
MAP: 57 BLOCK: T PARCEL: 524 Lot 14  
PROPERTY OWNER: Collins, Heidi  
COMPLAINANT'S NAME: \* Eric Levasseur. Pres HOA.  
COMPLAINANT'S ADDRESS: \* 1911 Churchill Ln Chestn  
COMPLAINANT'S TELEPHONE NUMBER: \* 410-999-4143

NATURE OF VIOLATION: Tall Grass

FOLLOW UP: \_\_\_\_\_

UNFOUNDED:

CITATION ISSUED:

\*OPTIONAL

**Callahan's Lawn Care**

**P.O. Box 241**

**Queenstown, MD 21658**

**Invoice**

DATE	INVOICE #
8/1/2016	5381

<b>BILL TO</b>
Queen Annes County Att. Jim Barton Coursavalle Drive Centreville , Md 21617

amount enclosed

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TERMS

ITEM	DESCRIPTION	SERVICED	AMOUNT
Cut Lawn	1903 Roberta Drive Cut, trim , and blow lawn and walks.	7/14/2016	60.00
Thank you for your business.		<b>Total</b>	<b>\$60.00</b>

Search Result for QUEEN ANNE'S COUNTY

<a href="#">View Map</a>		<a href="#">View GroundRent Redemption</a>			<a href="#">View GroundRent Registration</a>				
<b>Account Identifier:</b>		<b>District - 04 Account Number - 036662</b>							
Owner Information									
<b>Owner Name:</b>		COLLINS HEIDI			<b>Use:</b>		RESIDENTIAL		
<b>Mailing Address:</b>		1903 ROBERTA DR CHESTER MD 21619-2204			<b>Principal Residence:</b>		YES		
					<b>Deed Reference:</b>		/01612/ 00586		
Location & Structure Information									
<b>Premises Address:</b>		1903 ROBERTA DR CHESTER 21619-0000			<b>Legal Description:</b>		LOT 14, BLK T-SEC 2A HARBOR VIEW		
<b>Map:</b>	<b>Grid:</b>	<b>Parcel:</b>	<b>Sub District:</b>	<b>Subdivision:</b>	<b>Section:</b>	<b>Block:</b>	<b>Lot:</b>	<b>Assessment Year:</b>	<b>Plat No:</b>
0057	0000	0524		4043	2A	T	14	2015	
<b>Special Tax Areas:</b>					<b>Town:</b>		NONE		
					<b>Ad Valorem:</b>				
					<b>Tax Class:</b>		1		
<b>Primary Structure Built</b>		<b>Above Grade Enclosed Area</b>		<b>Finished Basement Area</b>		<b>Property Land Area</b>		<b>County Use</b>	
1969		1,416 SF				17,376 SF			
<b>Stories</b>	<b>Basement</b>	<b>Type</b>	<b>Exterior</b>	<b>Full/Half Bath</b>	<b>Garage</b>	<b>Last Major Renovation</b>			
1	YES	STANDARD UNIT	SIDING	1 full	1 Attached				
Value Information									
		<b>Base Value</b>		<b>Value</b>		<b>Phase-In Assessments</b>			
				<b>As of</b>		<b>As of</b>		<b>As of</b>	
				<b>01/01/2015</b>		<b>07/01/2016</b>		<b>07/01/2017</b>	
<b>Land:</b>		117,300		117,300					
<b>Improvements</b>		142,100		116,000					
<b>Total:</b>		259,400		233,300		233,300		233,300	
<b>Preferential Land:</b>		0						0	
Transfer Information									
<b>Seller:</b> COLLINS, JOHN J JR AND HEIDI			<b>Date:</b> 10/26/2006			<b>Price:</b> \$0			
<b>Type:</b> NON-ARMS LENGTH OTHER			<b>Deed1:</b> SM /01612/ 00586			<b>Deed2:</b>			
<b>Seller:</b> LANE, DERREL M AND SIGLINDE			<b>Date:</b> 07/28/1994			<b>Price:</b> \$124,900			
<b>Type:</b> ARMS LENGTH IMPROVED			<b>Deed1:</b> MWM /00471/ 00355			<b>Deed2:</b>			
<b>Seller:</b>			<b>Date:</b>			<b>Price:</b>			
<b>Type:</b>			<b>Deed1:</b>			<b>Deed2:</b>			
Exemption Information									
<b>Partial Exempt Assessments:</b>		<b>Class</b>		<b>07/01/2016</b>		<b>07/01/2017</b>			
<b>County:</b>		000		0.00					
<b>State:</b>		000		0.00					
<b>Municipal:</b>		000		0.00 0.00		0.00 0.00			
<b>Tax Exempt:</b>		<b>Special Tax Recapture:</b>							
<b>Exempt Class:</b>		NONE							
Homestead Application Information									
<b>Homestead Application Status: Approved 09/03/2013</b>									

1. This screen allows you to search the Real Property database and display property records.
2. Click [here](#) for a glossary of terms.
3. Deleted accounts can only be selected by Property Account Identifier.