

RESOLUTION 16-53

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: Queen Anne Rd.
Stevensville, MD 21666

TAX MAP: 70 GRID: 00 PARCEL: 101 LOT: 57 & 59 TAX ID#: 1804027132

OWNER: Cora L. Kane

AMOUNT OF ASSESSMENT: \$135.00
ADMINISTRATIVE FEE : \$100.00

WITNESS, the hands and seals of the County Commissioners of Queen Anne's County this 13th 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**

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

County Commissioners:

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

To: County Commissioners

ACTION ITEM

From: James H. Barton, III
Zoning Administrator

Date: September 6, 2016

RE: Map 70 Grid 00 Parcel 101 Queen Anne Rd. Stevensville, MD 21666

On July 1, 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 Queen Anne Rd. in the amount of \$235.00



*Queen
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August 17, 2016

Cora Kane
2800 Nicodemus Rd.
Westminster, MD 21157-7506

RE: Tax Map 70 Parcel 101 (Queen Anne Rd. Stevensville, MD 21666)

Dear Ms. Kane:

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 \$135.00 bill. Plus an administrative fee of \$100.00 for a total of \$235.00. 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

Callahan's Lawn Care

P.O. Box 241

Queenstown, MD 21658

Invoice

DATE	INVOICE #
8/1/2016	5379

BILL TO
Queen Annes County Att. Jim Barton Coursavalle Drive Centreville , Md 21617

amount enclosed

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TERMS

ITEM	DESCRIPTION	SERVICED	AMOUNT
Cut Lawn	Queen Anne rd (fenced triangle lot) Cut, trim , and blow lawn and walks.	7/1/2016	135.00
Thank you for your business.		Total	\$135.00



Queen
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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: 6/28/16 DATE OF VIOLATION: _____

PROPERTY ADDRESS: Queen Anne Rd lot 57/59

TAX ACCOUNT NUMBER: 1804027132

MAP: 0070 BLOCK: _____ PARCEL: 0101

PROPERTY OWNER: Copa Kane

COMPLAINANT'S NAME: * _____

COMPLAINANT'S ADDRESS: * _____

COMPLAINANT'S TELEPHONE NUMBER: * 410-643-1360

NATURE OF VIOLATION: Grass Overgrown

FOLLOW UP: SENT LETTER IN MAY

SENT CONTRACTOR

UNFOUNDED:

CITATION ISSUED:

*OPTIONAL

Real Property Data Search (w3)

Guide to searching the database

Search Result for QUEEN ANNE'S COUNTY

View Map	View GroundRent Redemption	View GroundRent Registration
Account Identifier: District - 04 Account Number - 027132		
Owner Information		
Owner Name:	KANE CORA L	Use: Principal Residence:
Mailing Address:	2800 NICODEMUS RD WESTMINSTER MD 21157-7506	Deed Reference:
		RESIDENTIAL NO /00124/ 00134
Location & Structure Information		
Premises Address: QUEEN ANNE RD STEVENSVILLE 21666-0000		Legal Description: LOT 57 AND 59 BLK B, SECT I KENT ISLAND ESTATES
Map:	Grid:	Parcel:
0070	0000	0101
Sub District:	Subdivision:	Section:
	4009	1
Block:	Lot:	Assessment Year:
B	57 59	2015
Plat No:	Plat Ref:	
Special Tax Areas:	Town:	NONE
	Ad Valorem:	
	Tax Class:	9
Primary Structure Built	Above Grade Enclosed Area	Finished Basement Area
		Property Land Area 12,370 SF
County Use		
Stories	Basement	Type
		Exterior
		Full/Half Bath
		Garage
		Last Major Renovation
Value Information		
	Base Value	Value As of
		01/01/2015
Land:	10,000	10,000
Improvements	0	0
Total:	10,000	10,000
Preferential Land:	0	0
		Phase-in Assessments
		As of 07/01/2015
		As of 07/01/2016
		10,000
		10,000
		0
		0
Transfer Information		
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Exemption Information		
Partial Exempt Assessments:	Class	07/01/2015
County:	000	0.00
State:	000	0.00
Municipal:	000	0.00 0.00
Tax Exempt:	Special Tax Recapture:	
Exempt Class:	NONE	
Homestead Application Information		
Homestead Application Status: No Application		

1. This screen allows you to search the Real Property database and display property records.
2. Click here for a glossary of terms.