





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

BUILDING PERMIT No.: BR25-09-0832  
 Date of Application: 09/17/2025

**BUILDING PERMIT**

<b>BUILDING LOCATION</b> 615 KIMBERLY WAY STEVENSVILLE  <b>TAX ACCOUNT</b> 1804002873 <b>SUBDIVISION</b> CLOVERFIELDS <b>CRITICAL AREA NO</b> <b>ACREAGE</b> 0.3443 <b>TAX MAP</b> 0049 <b>GRID</b> 0000 <b>PARCEL</b> 0050 <b>SECTION</b> <b>BLOCK</b> V <b>LOT</b> 2 <b>ZONED</b> NC-15 <b>FRONTAGE</b> <b>DEPTH</b>		<b>PROPERTY OWNERS:</b> CROWTHER, FRANK & SANDRA 615 KIMBERLY WAY STEVENSVILLE, MD 21666  <b>HOME PHONE:</b> (410) 924-7225 <b>APPLICANT:</b>  <b>STAKED:</b> <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> WILL CALL																										
<b>EXISTING USE</b> RESIDENCE  <b>PROPOSED USE</b> ADDITION TO RESIDENCE  <b>REVISED PROPOSED USE</b>  <b>CONSTRUCTION VALUE</b> \$10,000.00		<b>FEES</b> <b>ZONING</b> \$55.00 <b>ELECT. ADMIN.</b> \$10.00 <b>ELECT. PERMIT</b> \$80.00 <b>BOCA FEE</b> \$119.96																										
<table border="1"> <thead> <tr> <th>CONTRACTORS</th> <th>NAME</th> <th>LICENSE #</th> <th>PHONE#</th> <th>PERMIT#</th> </tr> </thead> <tbody> <tr> <td>MHBR</td> <td>B Z B CONSTRUCTION SERVICES 1864 ROBERTA DR, CHESTER, MD 21619</td> <td>7726</td> <td>(410) 353-4216</td> <td></td> </tr> <tr> <td>ELECTRICIAN</td> <td>JQ ELECTRIC LLC</td> <td>E-1586</td> <td>(301) 221-2164</td> <td>ER25-09-0832</td> </tr> <tr> <td>HVAC</td> <td>SHORELINE COMFORT LLC</td> <td>HM-585</td> <td>(410) 739-4232</td> <td>H-1160-25</td> </tr> <tr> <td>PLUMBER</td> <td>MARITIME PLUMBING LLC</td> <td>PR#012</td> <td>(410) 758-3456</td> <td>P-1159-25</td> </tr> </tbody> </table>				CONTRACTORS	NAME	LICENSE #	PHONE#	PERMIT#	MHBR	B Z B CONSTRUCTION SERVICES 1864 ROBERTA DR, CHESTER, MD 21619	7726	(410) 353-4216		ELECTRICIAN	JQ ELECTRIC LLC	E-1586	(301) 221-2164	ER25-09-0832	HVAC	SHORELINE COMFORT LLC	HM-585	(410) 739-4232	H-1160-25	PLUMBER	MARITIME PLUMBING LLC	PR#012	(410) 758-3456	P-1159-25
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<b>DESCRIPTION OF WORK:</b> CONSTRUCT ADDITION TO EXISTING SFD. 22' X 27' OVERALL ATTACHED BY 11'10" X 8' BREEZEWAY WITH CLOSET. ADDITION TO INCLUDE BEDROOM, OFFICE, AND BATHROOM. CONSTRUCT 12' X 20' DECK EXTENSION TO EXISTING DECK.																												
<b>BUILDING DESCRIPTION DIMENSIONS (IN SQUARE FEET)</b>		<b>CONSTRUCTION TYPE:</b> WOOD FRAME																										
<b>UNFIN. BASEMENT:</b> <b>FIRST FLOOR:</b> 613.00 <b>THIRD FLOOR:</b> <b>GARAGE:</b> <b>DECK:</b> 264.00 <b>OTHER:</b> 95 BREEZEWAY <b>TOTAL FLOOR AREA:</b> 972	<b>FIN BASEMENT:</b> <b>SECOND FLOOR:</b> <b>FOURTH FLOOR:</b> <b>CARPOR:</b> <b>PORCH:</b>	<b># BEDROOMS:</b> 1.00 <b>ROAD TYPE:</b> COUNTY <b>WATER TYPE:</b> PUBLIC <b>HEATING SYSTEM:</b> SPLIT SYSTEM <b>FIREPLACE:</b> NONE	<b># BATHROOMS:</b> 1.00 <b>SPRINKLER:</b> NO <b>SEWER TYPE:</b> PUBLIC <b>CENTRAL AIR:</b> YES																									

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:**

THIS STRUCTURE IS NOT APPROVED AS A DWELLING UNIT. 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                        8/18 FT
REAR                       FT	REAR                       50 FT
SIDE STREET              FT	SIDE STREET              FT
MAX. HGHT                FT	MAX. HGHT                40 FT

**APPROVALS:**

BUILDING	10/06/2025 HD	FLOODPLAIN ZONE	N/A
ZONING	11/03/2025 MO	PLUMBING	10/15/2025 CG
SEDIMENT	N/A	PUB. SEWER	10/06/2025 RC
HISTORIC	N/A	S.W. MGT.	N/A
SHA	N/A	ENTRANCE	N/A
MECHANICAL	10/15/2025 CG	FIRE MARSHAL	N/A
ELECTRICAL	11/12/2025	BACKFLOW	N/A
FOOD SERVICE	N/A	ENV. HEALTH BP	10/03/2025 JEN

DATE APPROVED: 11-24-25

ADMINISTRATOR APPROVAL: *Kieran J. Spinson*



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

ZONING CERTIFICATE #: Z25-11-0573

Date of Application: 10/16/2024

**ZONING CERTIFICATE**

TAX ACCOUNT #	STREET ADDRESS	CITY NAME
1804067754	205 TACKLE CIR A	CHESTER

OWNER INFORMATION		PROPERTY INFORMATION		
OWNER:	CHESTER RIVER INN GROUP LLC	TAX MAP 0049	BLOCK	PARCEL 0017
OWNER ADDRESS:	100 BRYANS CHANNEL WAY QUEENSTOWN, MD 21658	LOT	SECTION	ZONED KISC
HOME PHONE:		CRITICAL AREA YES		ACREAGE 0.77
		SUBDIVISION		
		BUILDING VALUE		
		WATER TYPE PUBLIC	SEWER TYPE PUBLIC	

APPLICANT INFORMATION		PERMIT FEES	
NAME:	IVANO SCOTTO	ZONING FEE: \$55.00	FM FEE: \$100.00
ADDRESS:	444 Kent Narrows Way GRASONVILLE, MD 21638	ELECTRICAL PERMIT #:	
PHONE:	(410) 708-5220	PLUMBING PERMIT #:	
		GAS PERMIT #:	
		STAKED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> WILL CALL	

EXISTING USE: POUR HOUSE PUB	PROPOSED USE: TEMPORARY TENT
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MINIMUM YARD REQUIREMENTS:				
FRONT: FT	SIDE: FT	REAR: FT	SIDE STREET: FT	HEIGHT: FT

WORK DESCRIPTION: INSTALL 30' X 30' TEMPORARY TENT FOR SANTA CON 12/06/25-12/07/25 11AM-2AM

-TENT WILL HAVE SIDES  
 -NO COOKING UNDER TENT  
 -CAPACITY APPROX. 50

AGENCY APPROVALS:	
Name	Completed Date
ENV. HEALTH BP	11/17/2025 JEN
FIRE MARSHAL	11/17/2025 JM
ZONING	11/19/2025 RO

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:  
 THE FIRE DEPT ACCESS ROAD FROM POUR HOUSE PUB TO CASTLE HARBOR MARINA ENTRANCE SHALL REMAIN FREE AND CLEAR OF PARKING TO ALLOW EMERGENCY ACCESS TO THE MARINA PROPERTY.  
 FINAL FIELD INSPECTION BY FIRE MARSHAL REQUIRED PRIOR TO OPENING FOR BUSINESS. PLEASE CALL 410-758-4500 TO SCHEDULE YOUR INSPECTION.

ADMINISTRATOR APPROVAL: Ivan J. Stinson DATE APPROVED: 11-25-25