CARROLL COUNTY GOVERNMENT
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Acting Zoning Administrator
Gayle Fritz

**Official Decision**
**Case ZA-1014**
**Permit – 06-0807**
**Acting Zoning Administrator**
**Carroll County, Maryland**

| | |
|---|---|
| **APPLICANT:** | Will Rash |
| **REQUEST:** | A variance from the required minimum rear yard setback from 50 feet to 30 feet for the construction of a detached garage |
| **LOCATION:** | 207 Eisenhower Dr.<br>Sykesville, Md. 21784 |
| **MAP/BLOCK/PARCEL:** | 63/20/152 |
| **APPLICABLE REGULATIONS:** | Code of Public Local Laws and Ordinances, Chapters 223-82 and 181 |
| **HEARING HELD:** | June 7, 2006 |

**FINDINGS AND CONCLUSIONS**

Based on the testimony and evidence presented at the hearing, the variance is granted.

Facts, which support the request for relief from the strict terms of the Ordinance, in this case, a reduction of the minimum required rear setback of 50 feet to 30 feet for the construction of a detached garage are as follows:

This lot is oddly shaped. It is much wider and goes into a "pie" shape in the left rear and then becomes more narrow to the right side and is at the end of Eisenhower Dr. The house was built to the left side of the property, the well is in the left rear and the septic system is on the right of the house. Due to those locations and the shape of the lot this is the only practical location for the garage.

No neighbors were present at the hearing opposing the Applicant's request; therefore, the granting of this variance should have no adverse effect on any adjoining property owners.

This approval is valid for one year from the date of a Zoning Certificate.

**Note:**

**An appeal of a Decision made pursuant to Chapter 223-181.2 may be made to the Board of Zoning Appeals within thirty (30) days of the date of the Zoning Administrator's decision in accordance with Chapter 223-182 and 223-188 of the Code of Public Local Laws and Ordinances.**

**A decision of the Zoning Administrator made pursuant to Chapter 223-181 is final and constitutes a zoning action. Unless timely appealed, parties may not thereafter challenge the Zoning Administrator's decision.**

June 8, 2006
**Date**

Gayle Fritz
**Gayle Fritz**
**Acting Zoning Administrator**