Tax Map/Block/Parcel
No. 73-12-49

Building Permit/Zoning
Certificate 94-1174

Case ZA-110

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Bryan Tissue
1121 Dundee Road
Sykesville, MD 21784

REQUEST: A variance reducing the minimum setback requirement for a freestanding, on-premise sign located closer than 100 feet to another property on which a building is located, from 40 feet to about 2 feet.

LOCATION: 1522 Liberty Road, in E.D. 5

APPLICABLE REGULATIONS: Art. 14, Div. II, Sec. 14.23(f)

HEARING HELD: June 1, 1994

FINDINGS AND CONCLUSION

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 40 foot front yard requirement for a freestanding on-premise sign are as follows:

a) The building on the site is located well in excess of the minimum front yard requirement from Liberty Road as a result of the placement of the storm water management structure. Signing on the building or at the 40 foot setback will have limited effectiveness for traffic on Liberty Road.

b) The SHA right of way extends well beyond the paved portion of the road, again with the result that the sign on the property at the setback requested will be at a considerable distance from the travelled portion of Liberty Road.

c) The proposed sign location will be consistent with other signs nearby along Liberty Road.

DATE: June 13, 1994

Solveig L. Smith
Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement
Code: Case 110.DEC