Tax Map/Block/Parcel
No. 67-20-199

Building Permit/Zoning
Certificate 94-1216

Case ZA-111

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Donald & Danielle Yates
1427 Streaker Road
Sykesville, MD 21784

REQUEST: A variance reducing the minimum required side yard from 12 feet to about 8 feet for an attached garage.

LOCATION: 1427 Streaker Road, in E.D. 14, lot 25 in Woodbine Acres, a subdivision plat recorded at 4/100

APPLICABLE REGULATIONS: Art. 7, Sec. 7.5, Art. 15, Sec. 15.5

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 12 foot side yard requirement for an attached garage are as follows:

a) The property is basically a parallelogram with the side lot lines at a relatively sharp angle to Streaker Road. The house is situated parallel to Streaker Road. The result is a very limited side yard. The front corner of the proposed addition will comply.

b) The area to the rear of the dwelling is impacted by an existing deck and the well, making a detached garage in this area infeasible.

c) Relocation of the driveway to the opposite side of the dwelling is precluded by the location of the septic system.

DATE: June 13, 1994

Solveig L. Smith
Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement
Code: Case 111.DEC