CARROLL COUNTY GOVERNMENT
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Office of
Zoning Administration

Official Decision
Case ZA-1146
Zoning Administrator
Carroll County, Maryland

APPLICANT: Carol Gibson
Susan Kline

REQUEST: Variance from the minimum required side yard setback of 20 feet to 11 feet for a detached garage

LOCATION: 1903 Sulaine Ct.
Finksburg, Md.

MAP/BLOCK/PARCEL: 59/19/536

APPLICABLE REGULATIONS: Code of Public Local Laws and Ordinances, Chapters 223-66 and 223-181

HEARING HELD: August 5, 2009

FINDINGS AND CONCLUSIONS

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

Facts which support the request for a variance from the minimum required side yard setback of 20 feet to 11 feet for a detached garage are as follows:

The applicants would like to construct a detached garage at the end of the existing driveway as it is the most practical location. The septic system is in the rear yard and not only would it be impractical to build a garage on the right side of the house but there is no room. The well is located in the front yard. The requested location is the most practical with the least amount of disturbance.

No neighbors were present at the hearing opposing the variance; 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 this decision.

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.

August 6, 2009
Date

Gayle Fritz
Gayle Fritz
Zoning Administrator