Tax Map/Block/Parcel
No. 37-16-335

Building Permit/Zoning
Certificate 94-3039

Case ZA-138

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Beverly Cecil
2522 Uniontown Road
Westminster, MD 21157

REQUEST: A variance reducing the minimum lot area requirement from 3 acres to about 2.618 acres and the minimum distance requirement from 200 feet to the dwelling on the adjoining property to about 187 feet for a private stable.

LOCATION: 2522 Uniontown Road, in E.D. 2, Lot 17, in Sect. 1, of the Meadows, a subdivision recorded at 10/88.

APPLICABLE REGULATIONS: Article 6, Section 6.4 (h), Article 5, Section 5.3(b), Article 4, Sec. 4.12; Art. 15, Sec. 15.5

HEARING HELD: October 5, 1994

FINDINGS AND CONCLUSION

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

Facts which support this denial are as follows:

a) This lot is one of seven (7) lots in a row, each less than 3 acres.

b) Neighbors testified that they purchased their property relying on the knowledge that there was no livestock on the adjoining properties and that 3 acres was required for keeping livestock.

c) There is nothing on the record plat to indicate that the developer intended livestock be allowed on this lot or the other lots under 3 acres.

DATE: 10-13-94

Solveig L. Smith
Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement

CASE138.DEC