Tax Map/Block/Parcel
No. 62-13-254

Building Permit/Zoning
Certificate 95-0164

Case ZA-162

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Ross & Elaine Grone
4102 Winfield Way
Westminster, MD 21157

REQUEST: A variance reducing the minimum side yard requirement from 20 feet to about 16 feet for an attached garage.

LOCATION: 4102 Winfield Way, in E.D. 9, lot 37 of Winfield Heights, a subdivision recorded at 7/26.

APPLICABLE REGULATIONS: Art. 5C, Sec. 5C.5, Art.15, Sec. 15.5.

HEARING HELD: March 1, 1995

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

a) Topography on the lot falls away to the rear. Placement of a garage in the rear yard would require significant fill, would create a drainage problem between the garage and the house, and would require removal of several mature trees.

DATE: 3-10-95

Solveig L. Smith

Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement

Code: Case 162.DEC