Tax Map/Block/Parcel
No. 74-13-681

Building Permit/Zoning
Certificate 95-1094

Case ZA-184

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Geoffrey Black
1818 Fallstaff Court
Sykesville, MD 21784

REQUEST: A variance reducing the minimum rear yard requirement from 26.25 feet to about 19 feet for an open deck.

LOCATION: 1818 Fallstaff Ct., in E.D. 5, lot 264 in Section 4A of Carrolltown, a subdivision recorded at 37/18.

APPLICABLE REGULATIONS: Art. 14, Sect. 14.8(j); Art.15, Sec. 15.5

HEARING HELD: June 7, 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 rear yard requirement for an open deck, are as follows:

a) The lot falls steeply behind the house. The proposed deck will provide usable back yard space.

b) The dwelling fills the buildable area.

DATE: June 19, 1995

Solveig L. Smith

Solveig L. Smith, Zoning Administrator

cc: Zoning Enforcement

Code: Case 184.DEC