Tax Map/Block/Parcel
No. 73-11-122

Building Permit/Zonin
Certificate 95-264

Case ZA-199

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Glenn W. Shaffer, Jr.
1540 Bennett Road
Eldersburg, MD 21784

REQUEST: A variance reducing the minimum front yard requirement from 4(feet to about 28 feet from a proposed service road for an autc repair facility.

LOCATION: 1233 Liberty Road., in E.D. 5.

APPLICABLE REGULATIONS: Art. 11, Sec. 11.5; Art. 15, Sec. 15.5;

HEARING HELD: September 6, 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 a40 foot yard requirement for an auto repair facility are as follows:

a) The building size is required in order to support a reasonable operation (3 bays).

b) The building location is a result of a necessary separation from the existing muffler shop to accommodate access doors and maneuvering space for delivery trucks.

c) The staff supports consideration of a reduced setback requirement for service roads.

DATE: 9-22-95

Solveig L. Smith

Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement

Code: Case 199.DEC