Tax Map/Block/Parcel
No. 73-18-764

Building Permit/Zoning
Certificate 95-2675

Case ZA-202

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Michael J. Carney
6351 Georgetown Blvd.
Eldersburg, MD 21784

REQUEST: A variance reducing the minimum rear yard requirement from 26.25 feet to about 23 feet for an open deck.

LOCATION: 6351 Georgetown Blvd., in E.D. 5, Lot 30, in Section 1 of Hunters Crossing, a subdivision recorded at 36/81.

APPLICABLE REGULATIONS: Art. 14, Sec. 14.8(j); 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 a 26.25 foot rear yard requirement for an open deck are as follows:

a) The usable yard is severley affected by a steep slope.

b) The area of the deck protruding into the yard requirement is only 2'x12'.

c) There is no dwelling proposed to be located directly behind this lot.

DATE: 9-22-95

Solveig L. Smith

Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement

Code: Case 202.DEC