Tax Map/Block/Parcel
No. 72-19-385

Building Permit/Zoning
Certificate 96-0279

Case ZA-237

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Marsden Furlow
P.O. Box 829
Arnold, MD 21012

REQUEST: A variance reducing the lot area requirement from 3 acres to 2.98 acres and 2.96 acres to allow the establishment of private stables.

LOCATION: 6680 and 6720 Woodbine Rd., E.D. 14, lots 1 & 2 of Rolling Carroll Estates, a subdivision recorded at 18/13.

APPLICABLE REGULATIONS: Art. 5, Sec. 5.5; Art. 15, Sec. 15.5.

HEARING HELD: March 6, 1996

FINDINGS AND CONCLUSION

Based on the testimony and evidence presented at the hearing, the variance is granted as modified for lot #1 only. The variance for lot 2 is denied.

Facts which support the request for relief from the strict terms of the ordinance, in this case a 3 acre lot area requirement for a private stable are as follows:

a) Applicant relied on Health Department information in advertising the property as suitable for a private stable.

b) Lot 1 is sold, contingent on the ability to establish a private stable for horses.

c) Use of the lot for horses is consistent with other properties in the neighborhood and will have no adverse affect on other properties.

d) The variance requested is minor in scope.

DATE: 3-21-96

Solveig L. Smith

Solveig L. Smith, Zoning Administrator

cc: Zoning Enforcement

Code: Case 237.D96