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

Building Permit/Zoning
Certificate 96-2389

Case ZA-262

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Dan Thomas
1801 Fallstaff Ct.
Eldersburg, MD 21784

REQUEST: A variance reducing the minimum rear yard requirement from 26.25 feet to about 24.6 feet for an addition of an open deck.

LOCATION: 1801 Fallstaff Ct., in E.D. 5

APPLICABLE REGULATIONS: Art. 8, Sect. 8.1(a), Article 15, Section 15.3(a) and 15.5

HEARING HELD: August 7, 1996

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) This dwelling is in a subdivision where homes were built on small lots using most of the buildable envelope, therefore, limiting the size and placement of decks.

b) A minute variance for this deck will not adversely affect other residences in this area.

c) Forty percent of the homes in this subdivision have previously received variances for decks.

DATE: 8/14/96

George Beisser, Acting Zoning Administrator

cc: Zoning Enforcement
Code: Case 262.D96