Tax Map/Block/Parcel
No. 62-17-287

Building Permit/Zoning
Certificate 96-2505

Case ZA-269

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Thomas & Anna Johnson
539 Oak Tree Road
Westminster, MD 21157

REQUEST: A variance reducing the minimum front and side yard requirement from 50 feet to about 47 feet 50 feet to about 38 feet respectively for enclosure of an existing porch and addition of an attached garage.

LOCATION: 539 Oak Tree Road, in E.D. 14

APPLICABLE REGULATIONS: Art. 5, Section 5.5; Article 15, Section 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 50 foot front and side yard requirement for a porch enclosure and attached garage are as follows:

a) The front and side property lines of this property have large established trees which buffer it from adjoining properties.

b) The property line opposite the proposed garage addition abuts an airport runway.

c) Other residences in the area will not be adversely affected by the enclosure and additions.

DATE: 8/14/96

George Beisser, Acting Zoning Administrator

cc: Zoning Enforcement
Code: Case 269.D96