Tax Map/Block/Parcel
No. 13/21/228

Building Permit/Zoning
Certificate 96-2747

Case ZA-277

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: John F. Martin
3949 Rinehart Road
Westminster, MD 21158

REQUEST: A variance reducing the minimum side yard requirement from 20 feet to about 10 feet for a garage.

LOCATION: 3949 Rinehart Road in Election District 3

APPLICABLE REGULATIONS: Art. 6, Section 6.2(d),6.7, Article 15, Section 15.5, Zoning Ordinance 1E

HEARING HELD: September 4, 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 reduction of front and side yard requirement for an addition are as follows:

a) Garage placement on this side of the house where the driveway is located would have the least impact on any neighbor. Placement anywhere else on the property would be difficult and be a financial hardship to the applicant.

b) The house on the adjoining property is built closer to the opposite side property line and not the property line where the variance was sought by the applicant.

c) Other residences in the area will not be adversely affected by the placement of this garage.

DATE: 9/16/96

George L. Beisser

George Beisser, Acting Zoning Administrator

cc: Zoning Enforcement
Code: Case 277-D96