Tax Map/Block/Parcel
No. 65-24-82

Building Permit/Zoning
Certificate 96-3449

Case ZA-294

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: David A. Evans
3611 Marguerite Court
Mt. Airy, MD 21771

REQUEST: A variance reducing the minimum side yard from 50 feet to about 39 feet for an addition.

LOCATION: 3611 Marguerite Court in E.D. 13

APPLICABLE REGULATIONS: Art. 5, Sect. 5.5, Article 15, Section 15.5, Zoning Ordinance 1E.

HEARING HELD: December 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 the minimum side yard requirement for an addition are as follows:

a) Placement of this small saltbox style house, 32x26, did not allow for much expansion on the left side.

b) Due to the location of the lot on the court, driveway access was limited to where it could be placed.

c) The topography in the rear yard and placement of the septic system limit placement of a detached garage.

d) Driveway access makes the proposed location the practical site.

e) Location of the attached garage will have no adverse affect on adjoining properties.

DATE: 12/9/96

George Beisser, Acting Zoning Administrator

cc: Zoning Enforcement
Code: Case 294.D96