Tax Map/Block/Parcel
No. 73-17-763

Building Permit/Zoning
Certificate 97-0806

Case ZA-323

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Scott Jendrek
1314 Holt Court
Eldersburg, MD 21784

REQUEST: A variance reducing minimum rear yard requirement from 30 feet to about 26 feet for a deck.

LOCATION: 1314 Holt Court, in E.D. 5.

APPLICABLE REGULATIONS: Article 8, Section 8.5, Article 15, Section 15.3, Section 15.5; Zoning Ordinance 1E.

HEARING HELD: June 4, 1997

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 rear yard requirement for a deck are as follows:

a. Placement of and size of house on this small lot limit where a deck could be placed.

b. Area in the rear of this property is wooded and placement of a dwelling on any lot to the rear would be a great distance.

c. The left side of the house is bordered by a storm water management pond which separates it from the next dwelling.

d. No adverse affect on adjoining properties will occur from the construction of this deck.

DATE: 6/4/97 George L. Beisser

George L. Beisser, Acting Zoning Administrator

cc: Zoning Enforcement
Code: Case 323.D97