Tax Map/Block/Parcel
No. 46-17-1568

Building Permit/Zoning
Certificate 98-0015

Case ZA-372

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Janet Foote
1157 Canon Way
Westminster, MD 21157

REQUEST: A variance reducing the minimum required rear yard from 35 feet to about 26 feet for an addition.

LOCATION: 1157 Canon Way, in E.D. 7.

APPLICABLE REGULATIONS: Article 14, Section 14.5.1, Article 15, Section 15.5; Zoning Ordinance 1E.

HEARING HELD: February 4, 1998

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 variance reducing the minimum rear yard requirements for a sun room addition are as follows:

a. This property is in a subdivision of small lots where the builder placed the largest house's possible and therein limited the area for decks, porches or additions.

b. A steep grade is in the back of this property which will virtually hide any view of most of this addition to the dwellings to the rear.

c. Construction of this addition will have no adverse affect on adjoining properties.

2/4/98 George L. Beisser
George L. Beisser, Zoning Administrator

cc: Zoning Enforcement
Code: Case 372.D98