Tax Map/Block/Parcel
No. 47-8-142

Building Permit/Zoning
Certificate 98-0189

Case ZA-380

OFFICIAL DECISION
ZONING ADMINISTRATOR
CARROLL COUNTY, MD.

APPLICANT: Joseph & Dorothy Mansfield
150 Dutrow Road
Westminster, MD 21157

REQUEST: A variance reducing the minimum required side yard from 20 feet to about 13 feet for an attached garage.

LOCATION: 150 Dutrow Road, in E.D. 8.

APPLICABLE REGULATIONS: Article 6, Section 6.7, Article 15, Section 15.5; Zoning Ordinance 1E.

HEARING HELD: March 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 reduction in the minimum required side yard for an attached garage are as follows:

a. This property is an old Agricultural zoned parcel that at the time required only a 100 foot width instead of today's requirement of 150 feet. The parcel is narrow and long.

b. The property line where the variance is requested is lined with a large tree buffer and the adjacent property is a large open field.

c. A variance of seven (7) feet to the requirement will have no adverse affect on adjoining properties.

3/13/98 George L. Beisser
George L. Beisser, Zoning Administrator

cc: Zoning Enforcement
Code: Case 380.D98