Tax Map/Block/Parcel
No. 32 22 376

Building Permit/Zoning
Certificate 98-1992

Case ZA-411

Official Decision
Zoning Administrator
Carroll County, Maryland

APPLICANT:	Timothy Norton 1606 Amalfi Drive Westminster, MD 21157
REQUEST:	A variance reducing the minimum side yard requirement from 20 feet to about 10 feet for an addition
LOCATION:	1606 Amalfi Drive Westminster, MD 21157 Election District #8
APPLICABLE REGULATIONS:	Article 6, Section 6.7, Article 15, Section 15.5, Zoning Ordinance 1E
HEARING HELD:	August 5, 1998

FINDINGS & CONCLUSIONS

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:

The parcel for which this variance application applies fronts on two roadways, Elizabeth Drive and Amalfi Drive. Each road frontage requires a minimum setback of (40) forty feet. The setback on Amalfi Drive was set at (70) seventy feet due to the location of the septic system. The buildable area for the residence therein was reduced drastically. The irregular placement of the dwelling within the envelope further reduced how any expansion could occur.

The property line adjacent to the proposed addition has some large trees which create a buffer and the dwelling which sets on that property is not directly adjacent to the addition but further to the rear.

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

August 11, 1998
Date

George L. Beisser
George L. Beisser
Zoning Administrator

cc: Zoning Enforcement

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