Tax Map/Block/Parcel
No. 13 8 384
Case ZA-414

Building Permit/Zoning
Certificate 98-2234

Official Decision
Zoning Administrator
Carroll County, Maryland

APPLICANT: Mark MacLean-Blevins
679 Arbor Drive
Westminster, MD 21158

REQUEST: A variance reducing the minimum rear yard requirement from 37-1/2 feet to 27-1/2 feet for a deck

LOCATION: 679 Arbor Drive
Election District 3

APPLICABLE REGULATIONS: Article 5, Section 5C5, Article 15, Section 15.3(a), Article 15, Section 15.5

HEARING HELD: September 2, 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 in the minimum rear yard requirement for a deck, are as follows:

The deck in this case has already been constructed. This is a ground level deck coming off the rear of the house and is not visible by any adjoining property. The parcel on which this dwelling is located is at the end of a use in common driveway which enters off of a cul-de-sac. The property is surrounded by large established trees which buffer the dwelling from other properties.

Approval of this (10) ten foot variance will have no adverse affect on adjoining properties.

September 15, 1998
Date

George L. Beisser
Zoning Administrator

cc: Zoning Enforcement

Code: C:\MyFiles\September98\ZA414 Blevins.wpd