Tax Map/Block/Parcel
No. 46 15 587

Building Permit/Zoning
Certificate BP99-3029

Case ZA-514

Official Decision
Zoning Administrator
Carroll County, Maryland

APPLICANT: Bair Outdoor Advertising Company
209 Greenwood Avenue
P. O. Box 225
Westminster, MD 21158

REQUEST: A variance from the required minimum side yard setback of 10 feet to 5 feet for a sign

LOCATION: 725 Baltimore Boulevard
Westminster, MD 21158, E.D. 7

APPLICABLE REGULATIONS: Article 14, Section 14.24 (b)(3), Article 15, Section 15.5; Zoning Ordinance 1E

HEARING HELD: July 5, 2000

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 setback from 10 feet to 5 feet for a sign, are as follows:

Mr. Scott Bair from Bair Outdoor Advertising Company presented his case for a variance. To comply with the 10-foot side yard setback would have an adverse effect on the face of the existing curbing required for the handicapped parking which has been established on the property located at 7i25 Baltimore Boulevard. Steve Thomas, Outdoor Advertising Inspector, for State Highway Administration had already done the inspection and reviewed the application, saying that State Highway Administration did not have a problem with this sign. When questioned by Karl Reichlin, Scott Bair stated the unipole itself is 22 feet in height and the proposed double-faced sign is 8 foot x 24 feet. Total height of the proposed sign is 30 feet as measured from road grade and is shown on a plot plan submitted with Zoning Administrator's application.

It should be noted that the applicant be advised to file a revised site plan to accompany original BP#99-3029. Approval of this variance will have no adverse effect on any adjoining property owners.

NOTE:

Appeals of decisions made pursuant to Section 15.5 may be made to the Board of Zoning Appeals within thirty (30) days of the date of the Zoning Administrators decision in accordance with Section 17.4 of the Carroll County Zoning Ordinance 1E.

A decision of the Zoning Administrator made pursuant to Section 15.5 is final, and constitutes a zoning action. Unless timely appealed, parties may not thereafter challenge the Zoning Administrator's decision.

July 12, 2000
Date

Karl V. Reichlin
Zoning Administrator's Designee

cc: Zoning Enforcement

Code: D:\July00\Official Decision July 5 2000 Bair Outdoor Adv Company.wpd