Tax Map/Block/Parcel
No. 6 24 159

Building Permit/Zoning
Certificate BP-00-3188

Case ZA-538

Official Decision
Zoning Administrator
Carroll County, Maryland

APPLICANT:	Lawrence R. and Susan R. Burbank 1429 Pleasant Valley Road Westminster, Maryland 21158
REQUEST:	A variance to reduce the minimum required rear yard setback from 50 feet to 34 feet to construct a two car garage
LOCATION:	3200 Teapot Dome Manchester, Maryland 21102
APPLICABLE REGULATIONS:	Article 6, Section 6.7, Article 15 Section 15.5; Zoning Ordinance 1E
HEARING HELD:	January 3, 2001

FINDINGS & CONCLUSIONS

Based on the testimony and evidence presented at the hearing, the variance is granted.

The Applicants are requesting a variance to reduce the minimum required rear yard setback from 50 Feet to 34 Feet to construct a two-car garage on the northwest corner of their rancher/residence currently under construction. Due to the topography of the land, only one corner of the proposed garage is affected by the required variance.

There were no neighbors present at the hearing opposing the applicant's request; therefore, the granting of this variance should have no adverse effect on any adjoining property owners, and failure to grant the requested relief will result in undue hardship to the Applicant.

This approval is valid for one year from the date of this decision.

NOTE:

Appeals of decision 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.

1/11/2001
DATE

Karl V. Reichlin
KARL V. REICHLIN
ZONING ADMINISTRATOR'S DESIGNEE

cc: Zoning Enforcement