Tax Map/Block/Parcel
No. 62 3 343

Building Permit/Zoning
Certificate BP-01-0905

Case ZA-565

Official Decision
Zoning Administrator
Carroll County, Maryland

APPLICANT:	Carol A. Rothenberger 1202 Frizzel Road Westminster, Maryland 21157
REQUEST:	A variance to reduce the minimum side yard setback from 50 feet to 38 feet for a two-story addition to existing dwelling
LOCATION:	1202 Frizzel Road Westminster, Maryland 21157
APPLICABLE REGULATIONS:	Code of Public Local Laws and Ordinances, Chapters 223-37 and 223-181
HEARING HELD:	May 2, 2001

FINDINGS & CONCLUSIONS

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

The Applicant is requesting a 12 Ft. variance for the construction of a two-story addition. The proposed two-story addition would create practical difficulty for the applicant if the addition were located in the rear of the property due to the grade, which would cause improper drainage. The septic system is located in the front of the property. The proposed location for the addition is most practical due to the layout of the residence and accessibility to and from the garage.

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.

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

NOTE:

Appeals of decision made pursuant to Chapter 223-183 may be made to the Board of Zoning Appeals within thirty (30) days of the date of the Zoning Administrators decision in accordance with Chapter 223-188 of the Code of Public Local Laws & Ordinances.

A decision of the Zoning Administrator made pursuant to Chapter 223-183 is final, and constitutes a zoning action. Unless timely appealed, parties may not thereafter challenge the Zoning Administrator's decision.

5/14/01
DATE

ROBERT A. BAIR
ZONING ADMINISTRATOR

cc: Zoning Enforcement