

OFFICIAL DECISION
BOARD OF ZONING APPEALS
CARROLL COUNTY, MARYLAND

APPLICANT: Charles J. Miller, Inc.
3514 Basler Road
Hampstead, Maryland 21074

ATTORNEY: William R. MacDonald, Esq.
117 East Main Street, Suite 1-A
Westminster, Maryland 21157

REQUEST: A conditional use for a temporary parking lot in conjunction with and as part of the contractor's equipment and storage yard; and, a variance reducing the minimum distance requirements pertaining thereto.

LOCATION: 3514 Basler Road in Electin Distict 6

BASES: Article 6A, Sections 6A.2(e) and 6A.5; Article 4, Section 4.12; Article 15, Section 15.5; Ordinance 1E.

HEARING HELD: June 1, 1989

FINDINGS AND CONCLUSION

Based on the application, testimony and evidence comprising the record of this case, the Board hereby authorizes the requests, subject to the following conditions. The pertinent findings justifying the authorizations include the facts that the property adjoins the existing contractor's equipment storage facility located on the corner of Hanover Pike (Md. Rt. 30) and Basler Road. The proposed parking lot will facilitate employee parking, and substantially improve vehicular traffic safety on Basler Road. In addition, development and use of the parking lot as proposed will not unduly affect the adjoining properties or public interest. In order to promote the intent and purpose of the zoning ordinance, the Board hereby imposes the following condition:

As proposed, the parking lot is intended only as a temporary facility at this time, and is hereby authorized as requested for a period of two years. In accordance with the applicant's testimony, the parking area shall be removed and the area be established in grass, or principal permitted use. In the event that an extension of time is required, or consideration to authorize the parking lot as a permanent facility, it will be necessary to reapply to this Board.

Date

June 9, 1989

John Totura, Chairman