

Case ZA-373

OFFICIAL DECISION  
ZONING ADMINISTRATOR  
CARROLL COUNTY, MD.

**APPLICANT:** Michael & Mary E. McEvoy  
1092 Hoods Mill Rd.  
Woodbine, MD 21797

**REQUEST:** A variance reducing the 200 foot setback from adjoining property to 160 feet and a variance to the side yard requirement from 30 feet to about 15 feet for a stable for horses.

**LOCATION:** 1092 Hoods Mill Road, in E.D. 14.

**APPLICABLE REGULATIONS:** Article 4, Section 4.12, Article 6, Section 6.7,  
Article 15, Section 15.5; Zoning Ordinance 1E.

**HEARING HELD:** February 4, 1998


FINDINGS AND CONCLUSION

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 distance from an adjoining dwelling and a reduction of the minimum side yard requirement for a barn for horses are as follows:

- a. This lot meets the lot size requirement for animals but its narrow design is very restrictive and limits where such a structure could be placed.
- b. The property line where the variance of 15 feet was sought is adjacent to Lot 18 which currently has a stable and horses. The applicant made this request to place the barn as far away as possible from the dwelling on adjoining Lot 16.
- c. Additional property to the rear of this lot also currently utilizes the property for the housing of animals.
- d. The addition of this barn will have no adverse affect on adjoining properties.

2/6/98

  
George L. Beisser, Zoning Administrator

cc: Zoning Enforcement  
Code: Case 373.D98