

Case ZA-380

OFFICIAL DECISION  
ZONING ADMINISTRATOR  
CARROLL COUNTY, MD.

**APPLICANT:** Joseph & Dorothy Mansfield  
150 Dutrow Road  
Westminster, MD 21157

**REQUEST:** A variance reducing the minimum required side yard from 20 feet to about 13 feet for an attached garage.

**LOCATION:** 150 Dutrow Road, in E.D. 8.

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

**HEARING HELD:** March 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 in the minimum required side yard for an attached garage are as follows:

- a. This property is an old Agricultural zoned parcel that at the time required only a 100 foot width instead of today's requirement of 150 feet. The parcel is narrow and long.
- b. The property line where the variance is requested is lined with a large tree buffer and the adjacent property is a large open field.
- c. A variance of seven (7) feet to the requirement will have no adverse affect on adjoining properties.

3/13/98

  
George L. Beisser, Zoning Administrator

cc: Zoning Enforcement  
Code: Case 380.D98