

Case ZA-42

OFFICIAL DECISION  
ZONING ADMINISTRATOR  
CARROLL COUNTY, MD.

APPLICANT: Robert & Donna Pittman  
1323 Streaker Road  
Sykesville, MD 21784

REQUEST: A variance reducing the minimum required side yard  
from 50 feet to about 40 feet for an attached  
garage.

LOCATION: 1323 Streaker Road in Election District 14, Lot 4  
of Lauritstead's Addition to Woodbine Acres, a  
subdivision plat recorded at 21/73.

APPLICABLE REGULATIONS: Article 66B, Section 5.04, Article 15,  
Section, 15.5.

HEARING HELD: July 7, 1993

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 50 foot side yard require-  
ment for an attached garage, are as follows:

- a) The lot slopes significantly away from the dwelling to the  
rear, precluding a detached garage located in the rear yard.
- b) Grading of the lot for storm water drainage and driveway  
construction limits an attached garage to the proposed  
location.
- c) The 50 foot minimum building line against Lot 3 exceeds the  
minimum side yard, and even the minimum front yard  
requirement, for the district.

DATE:

July 16, 1993

Solveig L. Smith  
Solveig L. Smith, Zoning Administrator

CC: Zoning Enforcement

Code: Case42.FC