

Case 3160

OFFICIAL DECISION
BOARD OF ZONING APPEALS
CARROLL COUNTY, MARYLAND

APPLICANT: Jeffrey Franklin & Charen Rubin
18606 New Hampshire Avenue
Ashton, Maryland 20861

AGENT: BPR, Incorporated
359 Manchester Road
Westminster, Maryland 21157

REQUEST: A variance reducing the minimum required lot area
of 3 acres to about 2.3 acres for a proposed
residential lot

LOCATION: On the southeast corner of Hampstead-Mexico Road
(Md. Route 482) and Broadbeck Road intersection
in Election District 8

BASES: Article 5, Sections 5.1(e) and 5.5; Article 15,
Section 15.5; Ordinance 1E

HEARING HELD: June 5, 1989

FINDINGS AND CONCLUSION

The application, testimony and evidence comprising the record of this case are hereby included by reference in this decision. Based on the record, the Board hereby authorizes the request, subject to the condition of authorization imposed below. The pertinent findings justifying the authorization include the facts that reduction of the minimum required lot area is judged to be minimal, and is necessary to allow establishment of the sewerage disposal system and its replacement area on the proposed adjoining lot to the east. Establishment of the adjoining lot, for purposes of residential development, will facilitate completion of the restoration of the historic buildings located on the premises. In addition, the Board finds no evidence that authorization of the request will unduly affect the adjoining properties or public interest.

June 15, 1989
Date

John Totura
John Totura, Chairman