

Tax Map/Block/Parcel  
No. 51/24/489

Building Permit/Zoning  
Certificate No. 90-0203

Case 3328

OFFICIAL DECISION  
BOARD OF ZONING APPEALS  
CARROLL COUNTY, MARYLAND

APPLICANT: Carol A. Marzullo  
215 Bertie Avenue  
Westminster, Maryland 21157

AGENT: Michael Wilhelm  
708 Old Westminster Pike  
Westminster, Maryland 21157

REQUEST: A variance reducing one minimum required side yard of 20 feet to about 6 feet for a proposed addition, including a garage, to be attached to the existing dwelling

LOCATION: 215 Bertie Avenue in Election District 7; Mountain View subdivision, Section 9, Lot 31, recorded in Carroll County Plat Records in Book 18, page 36

BASES: Article 5C, Section 5C.5; Article 15, Section 15.5; Ordinance 1E (The Carroll County Zoning Ordinance)

HEARING HELD: March 29, 1990

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 a variance reducing one minimum required side yard of 20 feet to about 10 feet for a proposed addition and garage, in accordance with the amended plot plan submitted to the Board at the Public Hearing. (The original request was for reduction of the minimum required side yard to about 6 feet.) The pertinent findings determining the Board's authorization include the facts that only part of the proposed addition will encroach into the minimum required side yard because of the converging side property line; the proposed addition is architecturally compatible with the existing dwelling only as proposed; and, there is no indication that enlargement of the dwelling, including the garage, will unduly affect adjoining properties or public interest.

April 2, 1990  
Date

  
John Totura, Chairman

JDN/bmb/C3328dec  
March 30, 1990