

Tax Map/Block/Parcel  
No. 73-18-668 Lot 150

Building Permit/Zoning  
Certificate No. 91-1999

Case 3590

OFFICIAL DECISION  
BOARD OF ZONING APPEALS  
CARROLL COUNTY, MARYLAND

**APPLICANTS:** Michael Krainak and Leslie Krainak  
1611 Andylin Way  
Eldersburg, Maryland 21784

**REQUESTS:** Variances reducing the minimum building line of 30 feet to about 25 feet, and minimum required side yards to about 7 feet and 14 feet, equalling 21 feet instead of a minimum of 25 feet, for a proposed garage to be attached to the existing dwelling

**LOCATION:** 1611 Andylin Way in Election District 5; Carrolltowne subdivision, Section 2A, lot 150 recorded in Carroll County Plat Records in book 20, page 57

**BASES:** Article 8, Article 14, Division VIII, Section 14.8(j); Article 15, Section 15.5; Ordinance 1E. (The Carroll County Zoning Ordinance)

**HEARING HELD:** August 22, 1991

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 variances. The pertinent findings determining the Board's decision include the facts that use of the property is restricted by its configuration; only a small portion of the proposed attached garage will project into the minimum required side yard, and relaxation of the minimum building line to about 25 feet is not considered significant in this case; and, there is no indication that authorization of the variances as requested will unduly affect the adjoining properties or public interest. Attention is directed to the fact that an amended subdivision plat will be required for reason that the proposed garage would otherwise extend into the drainage and utility easement paralleling the side property line. The amended subdivision plat is subject to the approval of the Carroll County Planning and Zoning Commission.

Aug 28, 1991  
Date

  
John Totura, Chairman