

Tax Map/Block/Parcel  
No. 63-21-433

Building Permit/Zoning  
Certificate No. 92-0831

Case 3723

**OFFICIAL DECISION  
BOARD OF ZONING APPEALS  
CARROLL COUNTY, MARYLAND**

**APPLICANTS:** John Ballas and Susan Ballas  
4388 Cherry Tree Lane  
Sykesville, Maryland 21784

**REQUEST:** A variance reducing the minimum required yard of  
50 feet to about 43 feet for a proposed addition  
to the existing dwelling

**LOCATION:** 4388 Cherry Tree Lane in Election District 14

**BASES:** Article 6, Section 6.7; Article 15, Section  
15.5; Ordinance 1E (The Carroll County Zoning  
Ordinance)

**HEARING HELD:** May 27, 1992

**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 reduction of the minimum required rear yard of 50 feet to about 43 feet as requested. The pertinent findings determining the Board's decision include the facts that the topography, the area reserved for the on-site sewerage disposal system, and the configuration of the lot affected the initial construction of the dwelling, the addition is architecturally compatible with the existing dwelling only as proposed, and there is no evidence that the proposed addition will unduly affect the adjoining properties or public interest.

June 3, 1992  
Date

John Totura  
John Totura, Chairman

JDN/bmh/c3723dec  
June 2, 1992