

Tax Map/Block/Parcel
No. 45-7-652

Building Permit/Zoning
Certificate No. 92-0930

Case 3727

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

APPLICANTS: John N. Davis, Jr. and Alice P. Davis
446 Rockland Road
Westminster, Maryland 21158

REQUEST: A conditional use for a boarding kennel for dogs and cats,
and a variance reducing the minimum distance requirements of
400 feet where applicable

LOCATION: 446 Rockland Road in Election District 7

BASES: Article 6, Sections 6.3(j) and 6.7; Article 4, Section 4.12;
Article 20, Section 20.24; Article 15, Section 15.5;
Ordinance 1E. (The Carroll County Zoning Ordinance)

HEARING HELD: May 28, 1992

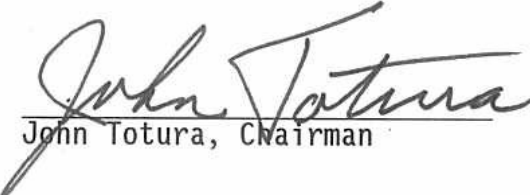
FINDINGS AND CONCLUSION

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 approves the conditional use and variance as requested. The pertinent findings determining the Board's decision include the facts that, initially, the kennel will be designed with 10 interior and exterior runs. In the future, the facilities will be increased to 24 interior and exterior runs. Unless requested by clients with several dogs, only one dog will be kept in a combination interior and exterior run. Cats will be kept in separate cages. Grooming, which has been provided as a service and as a home occupation, will continue to be available. No business identification sign is proposed for erection in conjunction with operation of the kennel.

From the record, there is no indication that establishment and operation of the boarding kennel, including the commercial grooming service, will unduly affect the adjoining properties or public interests.

The provisions of Article 6, Section 6.3(j) do not require a commercial site development plan, nor will the Board require one as a matter of authorization in this case.

June 4, 1992
Date


John Totura, Chairman

JDN/bdc/C3727DEC
June 3, 1992