

Tax Map/Block/Parcel
No. 35-9-293

Building Permit/Zoning
Certificate No. 02-3692

Case 4738

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

APPLICANT: APC Realty & Equipment Company LLC
One International Boulevard, Suite 800
Mahwah, New Jersey 07495

ATTORNEY: Charles B. Heyman/Nicole Lacoste

REQUEST: An application for a conditional use to install a 150 ft. monopole communications tower and accompanying equipment cabinets.

LOCATION: The site is located at 6450 Middleburg Road, Keymar, MD 21757, on property zoned "A" Agricultural District in Election District 10.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-15 (C)

HEARING HELD: November 27, 2002

FINDINGS AND CONCLUSION

On November 27, 2002, the Board of Zoning Appeals (the Board) convened to hear the request for a conditional use to install a 150 ft. monopole communications tower and accompanying equipment cabinets. Based on the testimony and evidence presented, the Board made the following findings and conclusion:

The Applicant is a telecommunications company specializing in wireless communication. A tower is needed in the proposed area because of gaps in service resulting in "blackouts" of cellular phone calls. There are no existing towers or structures in the area that are capable of supporting the necessary antennae. A 150 Ft. tower at this location will be adequate. The subject property is agricultural land and it has an existing stand of trees on the property line, which will help screen the tower. No traffic or noise will result from this tower. The owner of the site also intends to plant a large grove of trees at the location. There will be no lights on the tower.

Based on the above, the Board finds that the proposed use will not generate adverse effects here above and beyond those normally associated with such a use. Accordingly, the conditional use is granted.

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12-23-02
Date

Ronald F. Hoff
Ronald F. Hoff, Acting Chairman