

**Tax Map/Block/Parcel  
No. 12-20-513**

**Building Permit/Zoning  
Certificate No. 03-0097**

**Case 4779**

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

**APPLICANT:** Silver Run Properties, LLC  
567 Leppo Road  
Westminster, Maryland 21158

**ATTORNEY:** Robert H. Lennon

**REQUEST:** An application for a conditional use to establish a contractor's equipment storage facility.

**LOCATION:** The site is located at 4001 Littlestown Pike, Westminster, MD 21158, on property zoned "I-G" General Industrial District in Election District 3.

**BASIS:** Code of Public Local Laws and Ordinances, Chapter 223-118 A and 223-126 C

**HEARING HELD:** February 25, 2003

**FINDINGS AND CONCLUSION**

On February 25, 2003, the Board of Zoning Appeals (the Board) convened to hear the request for a conditional use to establish a contractor's equipment storage facility. Based on the testimony and evidence presented, the Board made the following findings and conclusion:

The subject property is currently a vacant parcel in the North Carroll Industrial Center. It is in an area zoned "I-G" General Industrial. The Applicant wishes to build a metal steel building (90 Ft. x 40 Ft.) on a slab foundation with three garage bays and utilities. He wishes to store contractors' equipment at the site for his underground utility inspection and repair service. His equipment includes trailers and trucks used in his business. The property is well screened from the public and roads. The Applicant expects two employees to work at the site, with hours from 6:00 a.m. to 7:00 p.m. Monday through Friday.

The Board finds that the proposed use at this location will not generate adverse effects above and beyond those normally associated with a contractor's equipment storage yard. It is compatible with the neighborhood and will generate minimal traffic and noise. Accordingly, the conditional use is granted.

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Date

Karl V. Reichlin

Karl V. Reichlin, Chairman