

Tax Map/Block/Parcel
No. 67-19-38

Building Permit/Zoning
Certificate No. 04-1413

Case 4941

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

APPLICANT: Sharon & Kenneth Pickett
P.O. Box 400
Woodbine, MD 21797

ATTORNEY: N/A

REQUEST: A conditional use for an antique shop in an existing barn.

LOCATION: The site is located at 5435 Bethel Road, Woodbine, on property zoned "A" Agricultural District in Election District 14.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-71 A (1) and 223-186 A (2)

HEARING HELD: June 23, 2004

FINDINGS AND CONCLUSION

On June 23, 2004, the Board of Zoning Appeals (the Board) convened to hear a conditional use request for an antique shop in an existing barn. Based on the testimony and evidence presented, the Board made the following findings and conclusion:

The Applicants wish to open an antiques sales emporium in the barn that currently exists on their property. They purchase the furniture elsewhere and will bring it to the barn for sale. There will be no employees. They anticipate three persons per day as customers. The Applicants will also repair furniture in the barn.

The Board finds that the proposed use at this location will not generate adverse effects above and beyond those normally associated with such a use. Accordingly, the conditional use is granted.

1. Hours of operation shall be Friday through Monday 9:00 a.m. to 5:00 p.m.; Saturday and Sunday 9:00 a.m. to 7:00 p.m. with other hours by appointment.

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2. Two signs may be erected with a size of no larger than 15 square feet each.
3. A site plan shall be submitted.

Date

7/31/04


Jacob M. Yingling, Chairman