

**Tax Map/Block/Parcel  
No. 58-11-77**

**Building Permit/Zoning  
Certificate No. 05-0111**

**Case 5024**

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

**APPLICANT:** Country Care LLC  
2261 Old Westminster Pike  
Finksburg, MD 21048

**ATTORNEY:** N/A

**REQUEST:** A conditional use for a 16-bed assisted living facility.

**LOCATION:** The site is located at 2554 Bird View Road, Westminster, on property zoned "A" Agricultural District in Election District 4.

**BASIS:** Code of Public Local Laws and Ordinances, Chapter 223-71 (24)

**HEARING HELD:** February 22, 2005

**FINDINGS AND CONCLUSION**

On February 22, 2005, the Board of Zoning Appeals (the Board) convened to hear a conditional use request for a 16-bed assisted living facility. The Board made the following findings and conclusion:

The Applicant operates two other assisted living facilities in the County. This site will feature a 6,000 to 7,000 sq. ft. one level building. Between 12 and 16 parking spaces are proposed. Most if not all of the residents are not expected to drive. Sixteen residents will reside there. The administration for the facility will be housed in another building. There will be two sets of two employees on two different shifts. Traffic, noise, and lighting will be negligible.

The Board finds that the proposed use here will not generate adverse effects above and beyond those normally associated with such a use. Accordingly, the request is granted with the condition that approval of a "full" site plan be obtained from the County.

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3/11/05



Jacob M. Yingling, Chairman