

**Tax Map/Block/Parcel  
No. 73-6-760**

**Building Permit/Zoning  
Certificate No. 05-2851**

**Case 5129**

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

**APPLICANT:** Monica Smith & Tonja Stevens  
1522 Liberty Road, Suite C  
Eldersburg, MD 21784

**ATTORNEY:** N/A

**REQUEST:** A transfer of a similar non-conforming use for a bridal shop\*.

**LOCATION:** The site is located at 1430 Progress Way, Suite 119, Eldersburg on property zoned "I-R" Restricted Industrial District in Election District 5.

**BASIS:** Code of Public Local Laws and Ordinances, Chapter 223-9 B

**HEARING HELD:** September 29, 2005

**FINDINGS AND CONCLUSION**

On September 29, 2005, the Board of Zoning Appeals (the Board) convened to hear a request for a transfer of a similar non-conforming use for a bridal shop\*. The Board made the following findings and conclusion:

The Applicants are seeking to relocate an existing business where bridal dresses, prom gowns, tuxedos, christening gowns and similar apparel items are sold. The proposed shop is 3,000 Sq. Ft. The space is a portion of a building that was formerly used as an indoor sports arena, which featured soccer, field hockey and lacrosse seven (7) days a week.

The bridal shop will typically handle customers on an appointment only basis. They anticipate 20-30 customers per day during April and May and 5-10 during the other months of the year. They would be open every day except Wednesday and Sunday, with hours from 11:00 a.m. to 8:00 p.m. on weekdays and 9:00 a.m. to 5:00 p.m. on Saturdays. There would be a maximum of 3 employees at the shop. There is ample parking at the site, which is within an industrial park.

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The subject property is 7 acres, and the proposed use would occupy less than 15% of the parcel. There will be no structural changes to the exterior of the building.

The Board finds that the proposed shop constitutes an "accessory use" in this industrial park which does not exceed 15% of the parcel. In addition, we find that this use will be much less intense than the sports arena which was the prior occupant of the space. Accordingly, the request for approval of the bridal shop as an accessory use to the Eldersburg Business Center.

Oct 19, 2005

Date

Jacob M. Yingling  
Jacob M. Yingling, Chairman

\*The Board elected to treat the application as the request for approval as an accessory use under Code of Public Local Laws and Ordinances, Chapter 223-19 (B).