

Tax Map/Block/Parcel
No. 37-14-243

Building Permit/Zoning
Certificate No. 05-2485

Case 5118

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

APPLICANT: Gary W. Sr. & Joan E. Moore
3309 Uniontown Road
Westminster, MD 21158

ATTORNEY: N/A

REQUEST: A variance from the required 3 acre lot size to .4103 acre and a variance from the required 200 ft. setback to 0 ft. (to the property line) to keep up to 20 sheep and goats for 4-H and F.F.A. projects.

LOCATION: The site is located at 3309 Uniontown Road, Westminster, on property zoned "H" Heritage District in Election District 2.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-49 C, 223-16, 223-186A (2) & (3) and 223-181

HEARING HELD: September 22, 2005

FINDINGS AND CONCLUSION

On September 22, 2005, the Board of Zoning Appeals (the Board) convened to hear a request for a variance from the required 3 acre lot size to .4103 acre and a variance from the required 200 ft. setback to 0 ft. (to the property line) to keep up to 20 sheep and goats for 4-H and F.F.A. projects. The Board made the following findings and conclusion:

The Applicants reside on less than ½ acre in historic Uniontown. The lot has very little depth but has extensive frontage along Uniontown Road. They wish to be allowed to continue to board up to 20 farm animals at the property for a "4-H" project. The animals are occasionally sold through the "4-H" or FFA program, but any monies received are used for the care and raising of the animals. Water and feed are trucked in for the animals by the Applicants.

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The Board finds that the size of this lot and its location close to busy Uniontown Road make this an unsuitable location for the raising of this many farm animals. The fence for the animals abuts the property line of their neighbor. While the Board is sympathetic to the desire of the Applicants to participate in these worthy agricultural programs, we cannot approve variances to accommodate the size of this livestock operation here. However, we request that the Zoning Administrator refrain from taking any enforcement action against the Applicants for a period of twelve (12) months from the date of the written decision.

Oct 19, 2005

Date

Jacob M. Yingling
Jacob M. Yingling, Chairman