

**Tax Map/Block/Parcel
No. 24-18-482**

**Building Permit/Zoning
Certificate No. 00-3228**

Case 4575

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

APPLICANT: Brian and Joyce Corcoran
5021 Michael's Meadow Drive
Hampstead, Maryland 21074

ATTORNEY: N/A

REQUEST: An appeal of the Zoning Administrator's decision to deny a variance for the construction of an equipment storage building with a three-stall barn.

LOCATION: The site is located at 5021 Michael's Meadow Drive, Hampstead, MD 21074, on property zoned "A" Agricultural District in Election District 8.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-188(B)

HEARING HELD: March 28, 2001

FINDINGS AND CONCLUSION

On March 28, 2001, the Board of Zoning Appeals (the Board) convened to hear an appeal of the Zoning Administrator's decision to deny a variance for the construction of an equipment storage building with a three-stall barn 77 Ft. from a property line instead of the required 200 Ft. The Board makes the following findings and conclusions:

Brian and Joyce Corcoran, (the Appellants), wish to build a 42' x 68' Conestoga type steel pole building to be used as a three-stall horse barn and for equipment storage. They purchased the 10.8 acre parcel in August 1999 with the intent to keep their horses at their residence rather than having to board them. Approximately two-thirds of the proposed building would be used for equipment storage. The terrain of the property is very hilly and few places are conducive to buildings.

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The Board finds the Appellants have met their burden of demonstrating a hardship due to the hilly terrain of the property at the proposed location for the building. Accordingly, the Zoning Administrator's decision regarding the construction of an equipment storage building with a three-stall horse barn is reversed and the Appellants may proceed with the construction of this project thereby reducing the minimum required setback from 200 Ft. to 77 Ft.

4-17-01

Date

Ronald F. Hoff

Ronald F. Hoff, Chairman