

Tax Map/Block/Parcel
No. 15-12, 21, 22, 72, 84-9
Case 5561

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

APPELLANT: Peter & John Radio Fellowship, Inc.
c/o Jon Bisset
4443 Grave Run Road
Manchester, Maryland 21102

ATTORNEY: Isaac Menasche for Appellant
Jonathon Scruggs for the Zoning Administrator

REQUEST: An appeal of the Zoning Administrator's decision denying a permit for a new house.

LOCATION: The site is located at 4443 Grave Run Road, Manchester, MD 21102, on property zoned "A & C" Agricultural & Conservation Districts in Election District 6.

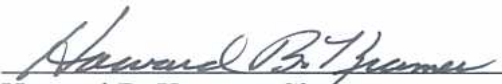
BASIS: Code of Public Local Laws and Ordinances, Chapter 223-72 (P) and 223-188

HEARING HELD: September 28, 2010

ORDER

On September 28, 2010, the Board of Zoning Appeals (the Board) convened to hear the appeal of the Zoning Administrator's decision denying a permit for a new parsonage. During the hearing, the Zoning Administrator and the Appellant reached an agreement which will allow the parsonage to be built as an accessory use to a church. The Agreement is incorporated herein and a copy of the building permit (#10-0467-A) issued for the proposed parsonage with the Zoning Administrator's approval is attached hereto as Exhibit "A".

20 October 2010
Date


Howard B. Kramer, Chairman

Decisions of the Board of Zoning Appeals may be appealed to the Circuit Court for Carroll County within 30 days of the date of the decision pursuant to Article 66B, Section 4.08 of the Annotated Code of Maryland Rules of Procedure.

BUILDING PERMIT

No. 10-0467-A

Date Applied: 04/09/10
Date Superseded: 09/28/10

House #: 4947
Job Location: SCHALK ROAD #1
Subdivision Name: N/A
Site Plan #:
Account #: 005217
Land/Improvement: 0/ 0
Acreage: 97.7300 Plat #:

Lot #:
Sect #:
Tax Map: 015
Block #: 05
Parcel #: 0084

Road Type
St> Co>X Pr>
Census Tract: 5062
Liber/Folio: 2521/0477
Elect. Dist: 06-0

Property Owner: PETER & JOHN RADIO FELLOWSHI
Owner Address: 8713 LIBERTY PLAZA RANDALLSTOWN MD 21133

Phone #: (443)421-7127

Contractor: 2491 SAME AS OWNER
Address: SAME AS OWNER
Md Lic #:
Plans: 2

Phone #: ()

Descr.: PARSONAGE AS AN ACCESSORY USE TO A CHURCH FBUF-PETER & JOHN RADIO FELL

Estimated Cost: \$85,000 Receipt #: 282961 Permit Fee: \$440.98

Table with columns for Foundation, Slab on, 1st Flr, 2nd Flr, 3rd Flr, 4th Flr, Gar/Crpt, Out Bldg, Fin Base, Unf Base, Breezeway, Deck Size, Frt Porch, Sde Porch, Bck Porch, Pool Size.

Living Area: 1248.00 Bedrooms: 3 Public Water> Private Well>X
Nonliv Area: 1576.00 # Apartments: 0 Sewer> Septic>X
Full Baths: 2 Half Baths: 0
Type Heat: EB Chimney: 0 Air Cond>
Wood Stove: 0 Fireplace: 0

Table with columns for Agency, Name, Date. Includes entries for Zoning, Plumb Dept, Build Dept, Elect Dept, Fire Prot Eng, Health Dept, State/Co Rds, City.

Table with columns for Proposed, Min. Includes Lot Tract Area, Lot Area/Family, Front Yd Setback, Right Yd Setback, Left Yd Setback, Rear Yd Setback, Off Street Park, Lot Width.

Site NA

Lot shown on subdivision record plat noted above and approved by planning comm. requires greater setback or yard requirements than min. prescribed by zoning ordinance. Yes> No> NA>X Init>
Special Conditions: ACCESSORY USE TO CHURCH

Issue Date: 09/28/10
Approved by
Jason C. Green, Code Official

Remarks: