

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

Building Permit/Zoning
Certificate No. 04-3431

Case 4986

OFFICIAL DECISION
BOARD OF ZONING APPEALS
CARROLL COUNTY, MARYLAND

APPLICANT: Friendship School, Inc.
6220 Georgetown Blvd., Suite 102
Eldersburg, MD 21784

ATTORNEY: J. Brooks Leahy

REQUEST: A conditional use for a private school, grades K through 8.

LOCATION: The site is located at Lot 8, Progress Way, Eldersburg, on property zoned "I-R" Restricted Industrial District in Election District 5.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-118B and 223-186 A (2)

HEARING HELD: October 21, 2004

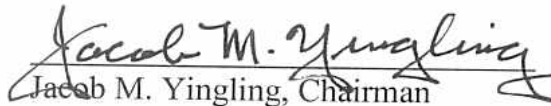
FINDINGS AND CONCLUSION

On October 21, 2004, the Board of Zoning Appeals (the Board) convened to hear a request for a private school, grades K through 8. Based on the testimony and evidence presented, the Board made the following findings and conclusion:

The subject property is a lot within an established industrial park. The Applicant is a school that has outgrown their facility in the Eldersburg Business Complex. The new site will allow for adequate parking, a bus turnaround and outdoor recreational space for the children. Hours will be from 8:00 a.m. to 4:00 p.m. Their current enrollment is 54 students, with a maximum capacity of 100. There is currently a staff of 30 at the school. Traffic improvements at Rt. 32 and Progress Way, including a light, are planned by the State in the near future.

The Board finds that the proposed use will fill a need in the County and will not generate adverse effects greater here than elsewhere in the zone. Accordingly, the conditional use is granted.

11/17/04
Date


Jacob M. Yingling, Chairman