

**Tax Map/Block/Parcel
No. 50-21-309**

**Building Permit/Zoning
Certificate No. 01-2324**

Case 4619

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

APPLICANT: Philip and Victoria Snader
2323 Marston Road
P. O. Box 120
New Windsor, Maryland 21776

ATTORNEY: Daniel Murphy

REQUEST: An application for a conditional use for a contractor's equipment storage yard to store roll off containers at current residence.

LOCATION: The site is located at 2323 Marston Road, New Windsor, MD 21776, on property zoned "A" Agricultural District in Election District 11.

BASIS: Code of Public Local Laws and Ordinances, Chapter 223-71(5)

HEARING HELD: September 25, 2001

FINDINGS AND CONCLUSION

On September 25, 2001, the Board of Zoning Appeals (the Board) convened to hear a request for conditional use for a contractor's equipment storage yard to store "roll off" waste disposal containers at a residence. Based upon the testimony and evidence presented, the Board makes the following findings and conclusions of law.

The Applicant currently runs an organic fertilizer operation at his residence, which is located on a large farm. The area is surrounded by agricultural farmland. The storage of the roll off waste containers would be a subsidiary of the agricultural fertilizer business on the site. Trucks would periodically pick up and drop off the empty containers from the proposed site.

The Board finds the proposed use will not generate adverse affects above and beyond those normally associated with such a use in the zone. Accordingly, the request is granted, conditioned on the following:

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1. No hauling of containers shall take place on Sunday to or from the site.
2. A tree screen of 6 feet or taller pine trees shall be planted by the Applicant around the proposed roll off container storage area.
3. No more than eight (8) containers shall be stored on the site and they shall be empty.

10/25/01

Date

Karl V. Reichlin

Karl V. Reichlin, Chairman