



# Carroll County Zoning Administration

Within Department of Planning & Land Management

As of March 31, 2024

## Code Chapter 158

### Responsibility Highlights

- Provide information to public re: Zoning Code and individual properties
- Respond to citizen complaints
- Review proposed projects for conformance to County Zoning Code & issue zoning certificates
- Participate in Zoning Code review and amendment process
- Coordinate with Board of Zoning Appeals (BZA)

### Website



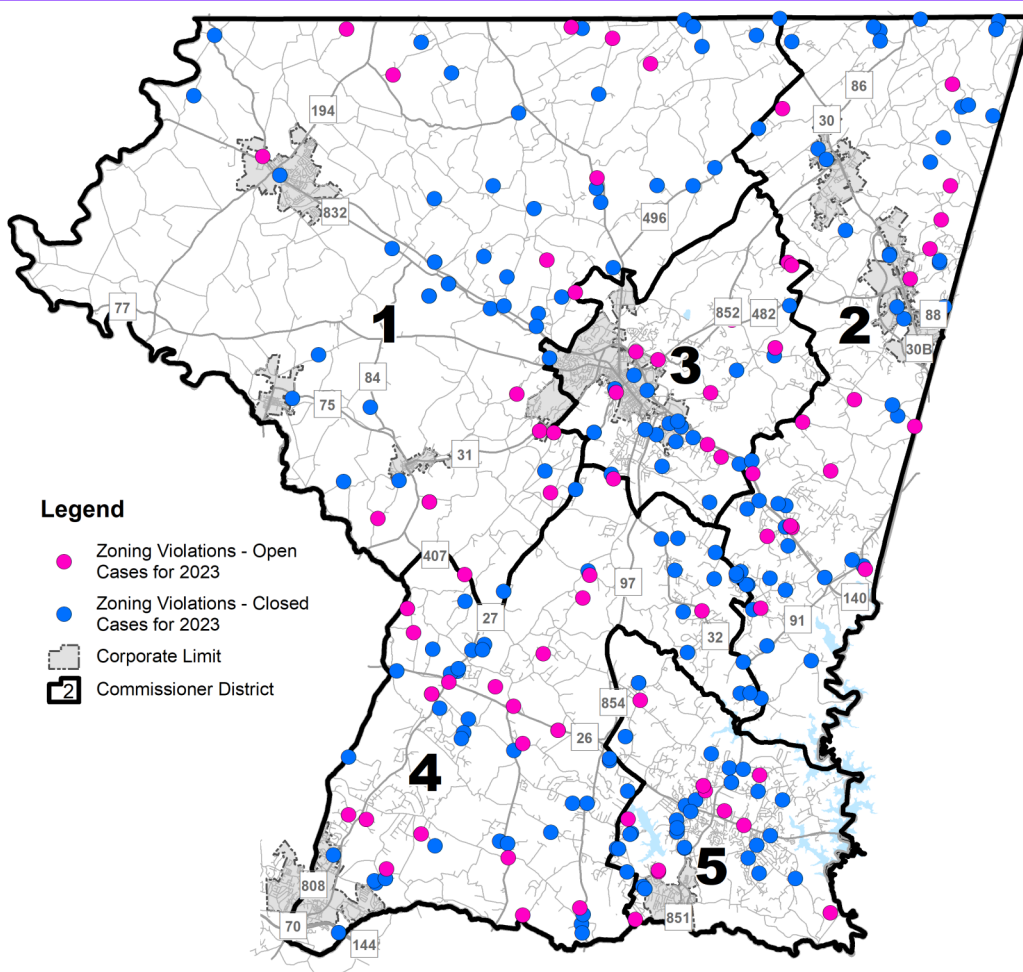
[www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/](http://www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/)

### Zoning Maps



[www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/zoning-map-index/](http://www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/zoning-map-index/)

## 2024 Active Zoning Violation Cases



## Carroll County Zoning Code (Chapter 158)



## Cont@ct Us

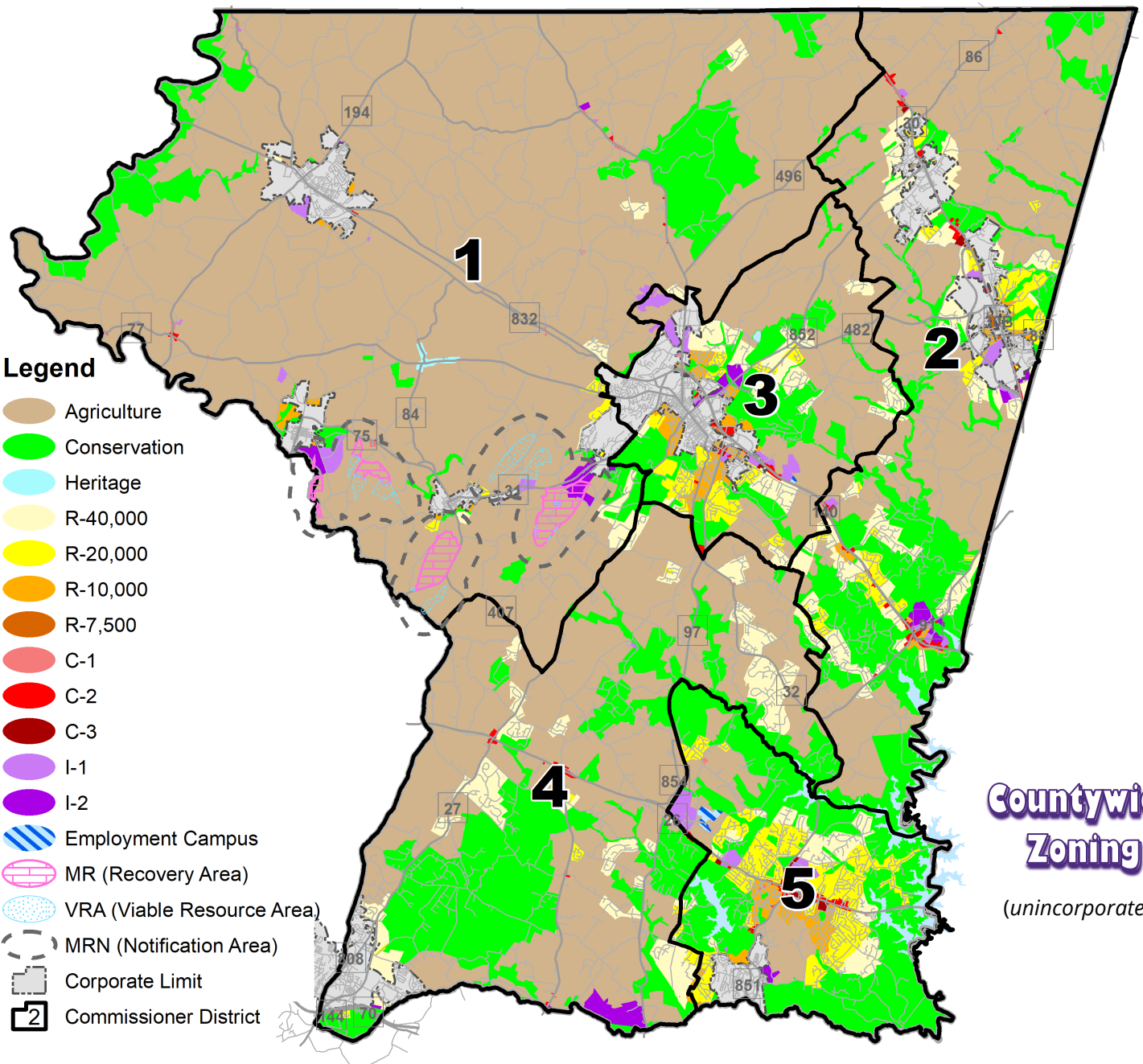
**Zoning Administrator—Anastasiya Yemelyanova**

- ↳ Zoning Inspector II—vacant
- ↳ Zoning Inspector—Scott Robinson
- ↳ Office Technician—Robin Crouse

**Phone:** 410-386-2980

**Email:** [CCZoning@CarrollCountyMD.gov](mailto:CCZoning@CarrollCountyMD.gov)

**Website:** [www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/](http://www.carrollcountymd.gov/government/directory/planning-land-management/zoning-administration/)



**Countywide Zoning**  
(unincorporated)

| County Zoning Districts  |            |            |            |            |            |                |
|--|------------|------------|------------|------------|------------|----------------|
| Acreage of Each Carroll County Zoning District in Each Commissioner District |            |            |            |            |            |                |
| As of December 31, 2023  |            |            |            |            |            |                |
| Zoning District  | District 1 | District 2 | District 3 | District 4 | District 5 | Totals         |
| Agricultural   | 107,372    | 30,809     | 10,638     | 33,584     | 2,733      | 185,126        |
| C-1 Commercial   | 106        | 65         | 1          | 26         | 38         | 236            |
| C-2 Commercial   | 73         | 456        | 183        | 147        | 211        | 1,070          |
| C-3 Commercial   | 0          | 64         | 39         | 0          | 218        | 321            |
| I-1 Industrial   | 549        | 391        | 598        | 10         | 541        | 2,089          |
| I-2 Industrial   | 540        | 294        | 196        | 507        | 69         | 1,606          |
| Employment Campus  | 0          | 0          | 14         | 0          | 118        | 132            |
| Conservation   | 9,850      | 13,516     | 5,080      | 16,593     | 12,492     | 57,531         |
| Heritage   | 156        | 0          | 0          | 0          | 0          | 156            |
| R-10,000 Residential   | 295        | 443        | 1,274      | 64         | 1,039      | 3,115          |
| R-20,000 Residential   | 301        | 1,943      | 1,489      | 293        | 4,075      | 8,101          |
| R-40,000 Residential   | 1,077      | 4,633      | 2,542      | 5,529      | 1,693      | 15,474         |
| R-7,500 Residential  | 0          | 47         | 32         | 0          | 1          | 80             |
| VRA Viable Resource Area*  | 740        | 0          | 0          | 0          | 0          |                |
| MR Mineral Resource *  | 1,497      | 0          | 0          | 0          | 0          |                |
| <b>Total Acres</b>   |            |            |            |            |            | <b>275,210</b> |

\*Note: VRA and MR are overlay zones; the acreage numbers are included in the Ag district totals.

Scan Me

Interactive Zoning Map

Z  
Zoning