



Jefferson County
Board of Zoning Appeals
Thursday, March 28, 2019 at 2:00 p.m.

Members
Tyler Quynn, Chair
Jeffrey Bannon, Vice Chair
Deirdre Catterton
Matthew McKinney
Leeds Corbin

Meeting Location: Charles Town Library Conference Room, 200 East Washington Street, Charles Town, WV
Unless otherwise noted, all requests are pursuant to the Zoning & Land Development Ordinance.

Approval of Minutes: January 24, 2019

Public Hearing – Administer Oath

ITEM #1 FILE #: 19-1-CUP – Postponed From February 28, 2019

Request: Request for a Conditional Use Permit for an existing Drive-Through, Fast Food Restaurant (McDonald's) to replace and upgrade the exterior menu boards with digital menu boards.
Applicant: Tracey Diehl, Expedite The Diehl
Parcel Info: McDonald's Corporation
31 Maddex Square Dr, Shepherdstown, WV
Parcel ID: 09008C00680000; Size: 0.88 ac; Zone: Residential-Light Industrial-Commercial

ITEM #2 FILE #: 19-1-ZV – Postponed From February 28, 2019

Request: Variance from Section 5.7B to reduce the rear setback from 50' to 20' for a 31' x 57' inground pool and surrounding concrete patio.
Applicant: Same as Owner
Parcel Info: John and Dawn Grinstead
33 Eldridge Ln, Charles Town, WV,
Parcel ID: 06000900190021; Size: 2.08 ac; Zone: Rural

ITEM #3 FILE #: 19-2-ZV – Postponed From February 28, 2019

Request: Variance request from the following: Section 5.6D to reduce the perimeter setbacks from 25' to 1' for an existing 7' tall fence (proposed parcel 35); and, to reduce the side setback from 25' to 21' for an existing 75' tall cell tower (proposed parcel 36). The purpose of the request is to allow for a boundary line adjustment between parcels 35 and 36.
Applicant: Same as Owner
Parcel Info: Paul & Donna Ashbaugh
121 and 125 Ashland Woods Dr, Harpers Ferry, WV
Parcel ID: 02002100350000 and 02002100360000; Size: 2 and 95 ac; Zone: Rural

ITEM #4 FILE #: 19-3-ZV

Request: Variance from Section 8.17B.1 to reduce the required acreage for a six (6) site campground from 10 acres to six (6) acres.
Applicant: Same as Owner
Parcel Info: Danielle LaRock and Johnathon Carnill
Vacant parcel on the northwest corner of River Rd and Cedar Ridge Ln, Shepherdstown, WV,
Parcel ID: 09001000070000; Size: 6.06 ac; Zone: Rural

ITEM #5 FILE #: 19-4-ZV

Request: Variance from Section 4.10A to waive the requirement of a site plan to process a six (6) site campground.
Applicant: Same as Owner
Parcel Info: Danielle LaRock and Johnathon Carnill
Vacant parcel on the northwest corner of River Rd and Cedar Ridge Ln, Shepherdstown, WV,
Parcel ID: 09001000070000; Size: 6.06 ac; Zone: Rural

ITEM #6 **FILE #: 19-5-ZV**

Request: Variance from Section 5.7(b) to reduce the front setback from 40' to 5' for a 20' x 21' accessory structure.

Applicant: Same as Owner

Parcel Info: Mark & Elaine Boyd
 12615 Leetown Rd, Kearneysville, WV
 Parcel ID: 07000800020018; Size: 1.53 ac; Zone: Rural

Zoning Administrator Report

- a. Monthly Zoning Certificate Activity Report

Legal Update

- a. Possible executive session on the following pending lawsuits. None.
- b. Discussion with possible deliberative session and sign of draft Findings/Decisions

Meeting: January 24, 2019

1. Variance from Sec. 4.3H. Owner: Peggy Ann Triplett Foundation. Applicant: Michael Smith.
File: ZV18-22.
2. Variance from Sec. 9.6B. Owners: Daniel Beans. File: ZV18-23.