



AGENDA

Jefferson County Planning Commission

Tuesday, February 11, 2020, 7:00 PM

Planning Commission meetings are held in the Old Charles Town Library Meeting Room located at 200 East Washington Street, at the side entrance on Samuel Street in the City of Charles Town.

All Citizens that desire to speak must sign-in prior to the Agenda Item being addressed.

1. Election of Planning Commission Officers.
2. Approval of Meeting Minutes: December 10, 2019.
3. Citizen Communications: If you wish to comment, please sign-in to speak for issues that are not on the agenda or items that are not open for public comment. Items not open for public comment will be so noted.
4. Request for postponement.
5. **Public Workshop:** Concept Plan for Country Club Commons (File #19-17-SD), formerly known as Breckenridge Commercial Subdivision. A proposed Non Residential Major Subdivision, the owner intends to create 4 lots and a public street for future commercial pad-users. In addition, the developer proposes 2 access points: one right in/out from US340 and one full-access onto Old Country Club Rd (WV Rt. 24). The property is designated as Tax District: Harpers Ferry (04); Tax Map: 11, Parcel: 11; Zoned: Residential Light Industrial Commercial; Size: 9.54 acres.

There is no public comment for the following items.

6. **Work Session:** Petition from landowner Stanley Dunn, represented by Torch Clean Energy, to request that the Planning Commission consider within its work plan a proposed text amendment to the Zoning Ordinance to create a process to allow Solar Farms in the Rural zoning district.
7. **Discussion and Action:** For the Planning Commission to vote to approve or deny the Martinsburg Pike ROCS Site Plan Application (#18-06-S) as completed in accordance with Sections (24.122 and 24.123) of the Subdivision Regulation, for the purpose of scheduling a Public Hearing for this application. The property is designated as Tax District: Shepherdstown (09); Tax Map: 8A; Parcel: 19. Zoned: Residential-Light Industrial-Commercial (RLIC); Size: .2379 acres.
8. **Discussion and Action:** Call a special meeting for the purpose of holding a Public Hearing on 3/24/2020 regarding Greenway's proposed Text Amendments addressing the reorganization of Zoning Ordinance and Subdivision Regulations (Phase I), which requires public notice in the paper.
9. Reports from Legal Counsel
10. Planner's Memo: Quarterly Report for October – December 2019
11. President's Report
12. Actionable Correspondence
13. Non-Actionable Correspondence