



Jefferson County
Board of Zoning Appeals Agenda
Thursday, August 24, 2023 at 2:00 p.m.

Members
Tyler Quynn, Chair
Matthew McKinney, Vice Chair
Steven Guier, Secretary
David Wiegand
Jacob Harris
Mikala Shremshock, Alternate

Effective July 27, 2023, Public Participation is available in-person only. The meeting will be broadcast live for viewing purposes only.

Meeting Location: County Commission Meeting Room located in the lower level of the Charles Town Library (entrance on Samuel St.)
200 East Washington Street, Charles Town, WV 25414

Broadcast Information: Meeting ID: 890 3088 0337
Meeting Link: <https://us02web.zoom.us/j/89030880337>
Phone Option (Dial by Location): 301-715-8592
Find your local number: <https://us02web.zoom.us/u/kd482iAMld>

**If watching live broadcast, please ensure your microphone is muted and be mindful that your video is streaming to others.*

All requests are pursuant to the Zoning & Land Development Ordinance.

Approval of Minutes: July 27, 2023

Public Hearing – Administer Oath

ITEM #1 FILE #: 23-24-ZV

Request: Variance request from Section 10.4.A.2 to allow an attached business sign to be installed in a location that faces an adjoining residential property.
Owner: Wall Street Partners WV1 LLC
Applicant: Mid-Atlantic Permitting Services, Inc. / Attn: Ken Padgett
Parcel Info: Kramer Nonresidential Subdivision, Lot 1, 45 Amanda Court, Harpers Ferry, WV
Parcel ID: 04001000110005; Size: 2.19 ac;
Zoning District: Residential-Light Industrial-Commercial

ITEM #2 FILE #: 23-25-ZV

Request: Variance request from Section 9.7 to reduce the side setback from 12' to 8' along the southern property line for a proposed 28' x 35' detached garage.
Owner: Adranetta Sine (Weimer)
Parcel Info: John Brown Farm Subdivision, River Section, Lot 145A
50 Wild Dogwood Lane, Harpers Ferry, WV
Parcel ID: 06008E00080009; Size: 1.02 ac;
Zoning District: Rural

ITEM #3 FILE #: 23-26-ZV

Request: Variance request from Section 5.4(b) of the Zoning Ordinance, as amended 07/15/93, to reduce the rear setback from 20' to 15' along the northern property line for a proposed deck and screened-in porch (325 sq ft total).
Owner: Daniel Shelton
Parcel Info: Bon Aire Village, Lot 13, 25 Bon Aire Drive, Shepherdstown, WV 25443
Parcel ID: 09008B01500000; Size: ~0.11 ac;
Zoning District: Rural

Zoning Administrator Report

- a. Monthly Zoning Certificate Activity Report

Legal Update

- a. Discussion of the following pending lawsuits:
 1. Jefferson County Circuit Court Case #CC-19-2022-C-81 (RE: ZTA22-01 Solar Energy Facilities) Rockwell v. JCPC, JCBZA and JCCC
 2. Jefferson County Circuit Court Case #CC-19-2022-C-141 (RE: Rippon Solar Energy Facility / File 22-9-CUP) Rockwell v. JCBZA
 3. Jefferson County Circuit Court Case #CC-19-2023-C-131 f/k/a CC-19-2023-P-95 (RE: Williamson Fence / 23-13-ZV) Gallagher v. JCBZA and Timothy Williamson
- b. Discussion with possible deliberative session and signing of draft Findings/Decisions.

Meeting: July 27, 2023

1. Variance from Section 9.7. Owner: L. & A. Upwright. Applicant: C. Middleton. File: 23-21-ZV.
2. Request for a Conditional Use Permit to operate a homebased federal firearms business, to include limited gunsmithing (proposed land use as listed in Appendix C: Custom Manufacturing). Owner: R. Uhrich. Applicant: BRNDL Custom Works, LLC. File: 23-7-CUP-ZV.
3. Variance from Section 4.12B for Canter Hollow Apartments. Owner: Cantor Hollow, LLC. Applicant: Keane Enterprises File: 23-23-ZV.