

Advertise One Time: Thursday, November 21, 2024

Jefferson County Board of Zoning Appeals Public Hearing

Meeting Date & Time: December 12, 2024 at 2:00 p.m.

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

All requests are pursuant to the Jefferson County Zoning Ordinance

File #: 24-2-SE & 24-39-ZV

Request #1: Request for a Special Exception Permit for an 8' tall (24 square foot) Electronic Sign.

Request #2: Variance from Section 10.7H to reduce the distance requirement of a freestanding sign from the southern and northern property line.

Request #3: Variance from Section 10.4B to allow a freestanding sign to face a property that contains a residence to the north & south.

Parcel Info: Middleway Volunteer Fire Company Inc. / Attn: Mike Mood, Applicant
110 Dark Hill Road, Kearneysville, WV

Parcel ID: 07002400020000; Property Size: 6.11 ac; Zoning District: Rural

File #: 24-3-SE

Request: Request for a Special Exception Permit to convert an existing Accessory Dwelling Unit for a family member into a rental unit.

Parcel Info: Julia Reynes, Property Owner
Potomac Ridge Subdivision, Lot 7, 386 Potomac Ridge Lane, Shepherdstown, WV

Parcel ID: 09001000090017; Property Size: 3.01 ac; Zoning District: Rural

File #: 24-8-CUP, 24-40-ZV, & 24-41-ZV

Request #1: Request for a Conditional Use Permit to establish the following land use categories: Storage, Commercial (self-storage units); Retail Sales and Service, General (a private gym); Retail Sales, Limited; Convenience Store, Limited; Professional Office. The applicant is proposing to construct new building(s) and will be expanding the existing parking lot. All new signage will be in accordance with Article 10.

Request #2: Variance from Appendix B and Section 4.6 to reduce the setback and distance requirements for the proposed mixed-use project.

Request #3: Variance from Appendix B and Section 4.11 to reduce the landscaping and buffer requirements for the proposed mixed-use project.

Consultant: Seth Rivard

Parcel Info: Mark Roper, Property Owner
11065 Middleway Pike and 600 Eagle Ave, Charles Town, WV

Parcel IDs: 02001100130000, 02001100130001, 02001100140000, and 02001100120001

Project Size: ~2.2 acres; Zoning District: Residential Growth

Office of Planning & Zoning files may be reviewed during regular business hours or you may view online at www.jeffersoncountywv.org.

Questions or Comments may be directed to 116 E. Washington St., Charles Town, WV 25414, zoning@jeffersoncountywv.org or call 304-728-3228.

Written submissions to the Board must be received no later than one week prior to the meeting for inclusion in the agenda packet that is posted online.

Any party desiring a transcript of these proceedings will be responsible for providing a stenographer at their own expense.

By Order of the Jefferson County Board of Zoning Appeals
Tyler Quynn, Chair