

MINUTES  
SPECIAL MEETING  
JEFFERSON COUNTY PLANNING AND ZONING COMMISSION  
COMPREHENSIVE PLAN  
OCTOBER 1, 2002

The Jefferson County Planning & Zoning Commission met on Tuesday, October 1, 2002 at 7:00 p.m. with Arnold W. Dailey, Jr., President, presiding. Other Planning Commission members present were: Rosella Kern, Vice President, James Gibson, Secretary, Chris Stiles, Sam Donley, Renny Smith, David Hammer, Mark Schiavone, Russell Roper and Clark Draper. Dean Hockensmith, and David Mills were absent with notification. Richard Childs, Douglas Viara, Barbara Humes and Phillip Coffey were absent without notification. Stephen Bockmiller, Chief Planner, was the only staff present.

Mr. Dailey called the meeting to order at 7:00 p.m.

The minutes of the September 17, 2002 meeting were reviewed. Mr. Schiavone moved to approve the minutes. Mr. Hammer seconded the motion. The motion passed by a vote of 8-0; Mr. Hammer did not vote.

With the rules suspended on this issue at a previous meeting and operating on a voice consensus basis, the Commission reviewed and revised pages 57 to 66 of Chapter 3.

At the conclusion of the discussion, Mr. Hammer moved that all amendments as discussed and approved by consensus voice vote at this meeting be officially adopted. Mr. Schiavone seconded the motion. There was no discussion and the motion passed unanimously. A list of all changes adopted at this meeting can be found attached to these minutes as Attachment .

There being no further business, Mr. Dailey adjourned the meeting at approximately 10:10 p.m.. A recording of this meeting can be found on Tapes 103 and 104. These minutes were prepared by Stephen R. Bockmiller, Chief Planner.

ATTACHMENT  
CHANGES MADE TO THE DRAFT COMPREHENSIVE PLAN  
PLANNING COMMISSION MEETING OF OCTOBER 1, 2002

1. Page 57, 1<sup>st</sup> column, 3<sup>rd</sup> Paragraph, 2<sup>nd</sup> Sentence: Change to After an initial proposal for conventional zoning was defeated at referendum in 1976, a more flexible system was implemented.
2. Page 57, 1<sup>st</sup> column, 4<sup>th</sup> Paragraph: Remove in its entirety.
3. Page 57, 2<sup>nd</sup> Column, 3<sup>rd</sup> Paragraph: Move to end of section.
4. Page 57, 2<sup>nd</sup> Column, 4<sup>th</sup> Paragraph: Change to The LESA system has suffered from poor public perception in recent years. The Planning Commission finds the following problems with the LESA system:
5. Page 58, 1<sup>st</sup> Column: Staff is directed to rewrite the list of problems in order to beef them up .
6. Page 58, 2<sup>nd</sup> Column, 1<sup>st</sup> Paragraph: Change last sentence to end ...number could increase .
7. Page 58, 2<sup>nd</sup> Column, Recommendation 3.26: add and encourage ordinance provisions to provide density incentives in return for additional amenities.
8. Page 59, 1<sup>st</sup> Column, Recommendation 3.27: remove in its entirety.
9. Page 59, 1<sup>st</sup> Column, Recommendation 3.28: Change Agricultural District to Rural-Agricultural District and change stress to conflict .
10. Page 59, 2<sup>nd</sup> Column, Paragraph fragment: add investigating between endorses and the in the 11<sup>th</sup> line.
11. Page 59, 2<sup>nd</sup> Column, Recommendation 3.29: Add and others like it after whether such a program .
12. Page 59, 2<sup>nd</sup> Column: Create recommendation parallel to 3.29 addressing PDR programs.
13. Page 59, 2<sup>nd</sup> Column, 1<sup>st</sup> Paragraph, 1<sup>st</sup> sentence: Conclude the sentence at random .
14. Page 60, Recommendation 3.30: Remove part of recommendation that would require the donation of preservation easements on maxed out residue parcels and change required to encouraged in the 4<sup>th</sup> line from the end of the recommendation.
15. Page 61, 1<sup>st</sup> Column and Recommendation 3.31: Remove recommendation that the Residential Growth District be limited to single family dwellings.
16. No changes to Pages 62-64 and 66.
17. Page 65, Columns 1 and 2, Shepherdstown Study Area : Staff was directed to review the Document "Shepherdstown 2020" and look for materials and issues that may be incorporated into this section.

18. Page 65, Column 2, 2<sup>nd</sup> Paragraph: End the last sentence after the word issue .