



**AGENDA**  
**Jefferson County**  
**Board of Zoning Appeals**  
**Thursday, August 16, 2012, 3:00 p.m.**

Members  
Jeff Bresee, Chair  
Christy Huddle, Vice Chair  
Edwin Kelly  
Tyler Quynn

The Jefferson County Board of Zoning Appeals will meet on the second floor of the Mason Building, located at 116 East Washington Street in Charles Town, West Virginia. Unless otherwise noted, all requests are pursuant to the Zoning & Land Development Ordinance.

1. Approval of the minutes from the July 19, 2012 meeting.
2. Swearing in of members of the public intending to provide testimony.
3. Variance request by property owners, James Michael and Kari Lynn Somerville, from Section 5.4(B) of the Zoning and Land Development Ordinance for a reduction of the rear setback distance from 20' to 16' to allow for the construction of an 18' x 10' deck with stairs. Property location: Windmill Crossing Subdivision, 244 Monte Carlo Way, Charles Town, West Virginia. District: Charles Town (02); Map: 9C; Parcel: 16; Zoned: Residential-Light Industrial-Commercial; Size: 4,360 sq. ft.; File: #ZV12-25.
4. Director's Report.
5. Legal Update.
6. Signing of written decisions from prior Board of Zoning Appeals meetings.
  - a. Public hearing and action on the Conditional Use Permit application submitted by Wayne and Renee Moore, Developer, for the River Country Store and Deli to establish a general store, restaurant and space for recreational use. Intended uses are to consist of a country store providing general items, a restaurant serving hot and cold food with an ABC license, multiple recreational spaces for game and party rentals, children's play area, seasonal activities (i.e. volley ball, basketball and mini golf), and other associated uses as further described in the application. Property location: 2142 Mission Road, Harpers Ferry, WV. District: Kabletown (06); Map: 6; Parcel: 13; Zoned: Rural; Size: 2.002 acres; File: #CP12-03.
  - b. Public hearing and action on the Conditional Use Permit application submitted by property owners, Scott Bearup and Carroll Rice, for the Black Bear Camp and RV to establish a primitive camp-ground serving 50 campsites. Intended uses are to consist of primitive camping, hiking, horseback riding and stables, biking, fishing, hunting, tubing, canoeing, rafting, historic tourism, and other associated uses as further described in the application. Property location: 2128 Mission Road, Harpers Ferry, WV. District: Kabletown (06); Map: 6; Parcel: 4; Zoned: Rural; Size: 15.47 acres; File: #CP12-02.
7. Correspondence.

# BZA Meeting Parcels

8/16/2012

