



City Clerk
1500 Chapline Street
Wheeling, W V 26003
Phone: (304) 234-6401
wheelingwv.gov

November 21, 2024

The Board of Zoning Appeals met on the above date in City Council Chamber, 1500 Chapline St, City-County Building at 9:30 am.

BOARD MEMBERS: Geese, Felton, Sinclair, and Schaffer

CITY STAFF: BJ Delbert, Building and Planning Director and Howard Klatt Assistant City Solicitor

Mr. Sinclair called the meeting to order at 9:30am.

APPROVAL OF MINUTES

Mr. Geese moved, seconded by Mr. Schaffer, to approve the minutes from the October 17, 2024, meeting. Motion carried. All in favor.

YWCA – 2351, 2349, and 2345 Chapline St.

Wendy Scatterday, architect representing YWCA project presents application for (1) Variance from schedule 5A: to reduce the side yard setback from 12' to 10', side yard from 30' to 0', front yard setback from 30' to 0' and rear setback from 20' to 10'. (2) Variance from schedule 5A to increase the maximum lot coverage from 45% to 80%. Purpose of Request: construct new building on three vacant lots. Ms. Scatterday presented old photos of the building that was demolished prior had a zero-foot setback and this will fit the current characteristic of the neighborhood. The project will have to go to the Planning Commission for Site Plan approval. The specific or final designs have not been completed as wanted variance approval for setbacks. Lot coverage may come in under the 80%. Lori Jones presents the business model: WIND Program. Mr. Sinclair, seconded by Mr. Felton, moved to approve the variance requests as presented. All in favor. Motion Carried.

There being no further business, Mr. Schaffer, seconded by Mr. Geese, moved to adjourn.
Time: 10:07 a.m.