RALEIGH COUNTY BOARD OF ZONING APPEALS
MINUTES
April 14, 2026

Clyde Smith called the meeting to order. Members present were, Dan Snead, James Songer, Rebecca Callaway, and Detlef Ulfers, Alternate.

Minutes:
Clyde Smith called for a motion to approve the minutes of the February 10, 2026 and March 10th, 2026 meetings. Rebecca Callaway made a motion to approve the minutes, second by Dan Snead and the motion carried.

New Business:
Beckley Water Co – Water Treatment Plant.
Billy Michael announced that the conditional use request for the Water Treatment Plant would not be presented to the board. According to **WV State Code 8A-1-3(f)** and **8A-7-3**, "essential utilities and equipment"—including water and sewer systems governed by the Public Service Commission—are considered a permitted use in any zoning district. Therefore, the application submitted by Beckley Water Co. does not require board approval for the proposed water plant. Citizens who attended the meeting regarding this request were given the opportunity to meet with representatives from the water company in the conference room to discuss the project and obtain additional information.

Douglas Jarrell - Public hearing was held for a conditional use request for a **Veterinarian Center** on property located at **628 Mountain Lane, Shady Spring, WV, Shady Spring District, Tax Map 27, Parcel 44, Raleigh County, West Virginia.** Following discussion, Clyde Smith called for a vote on the application. All members voted in favor, and the **petition was granted unanimously**.

BOTR Properties, LLC – Public hearing was held for a conditional use request for a **setback variance** on property located at **115 Hankwood Drive, Beckley, WV**, **Town District, Tax Map 1006, Parcels 108–110**, **Raleigh County, West Virginia**. Following discussion, Clyde Smith called for a vote on the application. All members voted in favor, and the **petition was granted unanimously**.

There being no further business, the meeting was adjourned.