



Meeting Minutes
Jefferson County Historic Landmarks Commission
January 15, 2025, 7 pm Special Meeting

The purpose of this special meeting is to review the concept plan for Mountain Pure bottling facility (24-6-SP). Parcel information: 1 Grace St, Kearneysville, WV Parcel ID: 07002200090000; Size: ~260 acres; Zoning District: Industrial Commercial Parcel ID: 07002200340000; Size: 13.22 acres; Zoning District: Rural (supply well) Parcel ID: 07002200330009; Size: 8.31 acres; Zoning District: Rural (waterline easement).

Commissioner Reese called the meeting to order at 7 pm. All commissioners were present.

Public Comment

All public commenters opposed the concept plan due to the portions of development which would directly impact the Middleway Historic District. Commenters expressed concerns about the safety of the village, the potential damage to foundations and underground historic resources, and the disruption to the community. They also discussed the potential for accidents and the difficulty of clearing the road in case of an accident. The following individuals spoke during public comment: Greg Coble (Preservation Alliance of WV), Giuliana Brogna, Margaret Lisky, Jessie Norris (Middleway Conservancy Association), Christine Wimer (Jefferson County Foundation), and Jan Hafer.

After receiving public comments, the board went through maps and street view images (Google) to look at where the water transport pipe would cut through the district as well as the roads that would be the primary entrance and exit to the facility. Commissioners expressed serious concerns for historic structures in the village of Middleway, some dating back to the 1700s as well as the underground archeological resources that could be disturbed through portions of this development. The water transport line would pass multiple cemeteries with a history of unmarked graves, as well as beside an old soldiers burial ground that could potentially still contain the remains of soldiers who died in the area. Many of the structures have irreplaceable materials and repairs can cost thousands. Commissioners considered impacts on individual historic resources and the district as a whole.

The board unanimously agreed that this concept plan should be denied due to its impact on the historic district—going against the zoning ordinance that states, “Any development which would destroy the historical character of a property listed on the WV or National Register of Historic Places, shall not be permitted.” The board also agreed to recommended conditions including all connections to the facility (including the water transport pipe) should be rerouted around the district, there should be a bypass road for traffic associated with this development, and other future elements of the development should be considered for their impact on the historic



character of the district. Commissioner Reese agreed to compile all of the historic information and outline recommended conditions in the reviewing agency response to the concept plan. Commissioner Benzinger moved, Commissioner Carroll seconded. The board will review/edit the letter and report before submitting.

Commissioner Benzinger moved to close the meeting, Commissioner Reese seconded. Meeting closed at approximately 8:01 pm.