

AGENDA

WINSTON-SALEM ZONING BOARD OF ADJUSTMENT

2:00 P.M. - PUBLIC MEETING ROOM - BRYCE A. STUART MUNICIPAL BUILDING

THURSDAY, AUGUST 6, 2009

1. PLEDGE OF ALLEGIANCE
2. ROLL CALL OF MEMBERS
3. OPENING REMARKS
4. APPROVAL OF MINUTES
5. WITHDRAWAL OR CONTINUANCE REQUESTS
6. HEARING & DETERMINATION OF CASES

A. MANUFACTURED HOME RENEWALS (CONSENT)

TONY HODGES
(ELIZABETH HODGES)

Case # **3120**

*Approved – 3 years w/previous conditions
(Removed from Consent Agenda)*

Request permission to continue to place a Manufactured Home, Class C on a .57-acre tract of land with an existing Manufactured Home, Class A located at 5049 Beckerdite-Stewart Road, approximately 1450 feet north of Jones Road. Property is zoned RS9. Tax Block 2747, Tax Lot 016B.

MICHAEL STACK
(BRANDY BODFORD)

Case # **3137**

*Continued to September 3, 2009
Sign not posted*

Request permission to continue to place a Manufactured Home, Class A on a .22-acre tract of land located at 3508 Chevy Chase Street, approximately 800 feet north of Glencarin Road. Property is zoned RS-9. Tax Block, 2664 Lot 102B.

GUY REECE
(AARON MARCRUM)

Case # **3146**

Approved – 3 years

Request permission to continue to place a Manufactured Home, Class B on a .44-acre tract of land located at 300 Stanleyville Manor Court, approximately 1200 feet west of University Parkway. Property is zoned RS9. Tax Block 4946, Tax Lot 015A.

MYONG LOFLIN
(ERNEST LEWIS)

Case # **3147**

Approved – 3 years

Request permission to continue to place a Manufactured Home, Class A, on a .32 acre tract of land located at 4885 Mount Pleasant Drive, approximately 1500 feet north from Old Walkertown Road between Bristol Street and School Street. Property is zoned RS-9. Tax Block 2081, Lot 201.

MYONG LOFLIN

(DIANNE MACIAS)

Case # **3148**

Approved – 3 years

Request permission to continue to place a Manufactured Home, Class B on a .61 acre tract of land located at 4749 Mount Pleasant Drive, approximately 600 feet north of Old Walkertown Road. Property is zoned RS-9. Tax Block 3016, Lot 36.

B. MANUFACTURED HOME RENEWALS (NONCONSENT)

No Applications

C. OTHER SPECIAL USE PERMIT RENEWALS

No Applications

D. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (NEW)

No Applications

E. OTHER SPECIAL USE PERMITS (NEW)

RUTH HOPKINS

(CLARE MACK)

Case # **3150**

Continued to September 3, 2009

(for applicant to submit floor plan/elevations)

Request permission to construct and occupy a secondary dwelling on a .31-acre tract of land with an existing dwelling located at 16 E. Sprague Street, (secondary address to be determined), approximately 220 feet northeast of South Main Street. Property is zoned RS7. Tax Block 1285, Tax Lot 063.

JUDY JERNIGAN

Case # 3159

*Approved for maximum of five chickens,
Per plot plan on file, per staff recommendation*

Request permission to obtain a Special Use Permit on a .32-acre tract of land for chickens sheltered, housed or enclosed by a fence closer than 150 feet to an adjoining property line. Property is located at 3602 Cherry Street, approximately 250 feet southwest of Howell Street. Property is zoned RS9. Tax Block 2306, Tax Lot 101B.

F. VARIANCES

RAYMOND ANDERSON
LISA ANDERSON
SPRAGUE GARDEN APARTMENTS

Case # 3157

*Approved per plot plan on file,
Per staff recommendation*

Request permission for a variance of Type II Bufferyard Requirements on a 1.45-acre tract of land as per plot plan on file. Property is located at 2750 Sprague Street, on the south side of Sprague Street at the intersection with Cole Road. Property is zoned RMU. Tax Block 2597, Tax Lots 035A, 036A, 036C and 036D.

G. APPEALS No Applications

7. UNFINISHED BUSINESS