

**AGENDA**  
**WINSTON-SALEM ZONING BOARD OF ADJUSTMENT**  
**2:00 P.M. - PUBLIC MEETING ROOM - BRYCE A. STUART MUNICIPAL BUILDING**  
**Thursday, October 4, 2018**

NOTE: ALL cases on the Zoning Board of Adjustment agenda are quasi-judicial in nature; as a result, NO communications should take place between yourself and the Zoning Board of Adjustments members prior to the public hearing.

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)

QUALITY HOMES OF THE TRIAD  
LLC  
(MOTLEY, DWAYNE)  
Case # **Z1800836**

Request permission to continue to place a secondary dwelling (Manufactured Home, Class A) on a 1.12- acre tract of land with an existing dwelling located at 2820 Willard Road (secondary dwelling address is 2824 Willard Road), approximately 800 feet north of Union Cross Road. Property is zoned AG. Tax Block 2648, Tax Lot 021B.

*Approved 10 years*

- Application - Case #Z1800836
- Picture of Sign Posting(s) - Case #Z1800836
- Picture of Manufactured Home - Case #Z1800836
- Site Plan - Case #Z1800836
- Other Supporting Documentation - Case #Z1800836

HAYNES, LINDA C.  
(SAPP, BETTY)  
Case # **Z1800914**

*Approved 10 years*

Request permission to continue to place a secondary dwelling (Manufactured Home, Class) A on a 3-acre tract of land with an existing dwelling located at 4790 Bell West Drive (secondary dwelling address is 4792 Bell West Drive), approximately 1500 feet north of Linville Road. Property is zoned RS9. Tax Block 5341, Tax Lot 120A.

- Application - Case #Z1800914
- Picture of Sign Posting(s) - Case #Z1800914
- Picture of Manufactured Home - Case #Z1800914
- Site Plan - Case #Z1800914
- Other Supporting Documentation - Case #Z1800914

SIFUENTES, CLEMENTE  
LUIS, MARISOL RAYNA  
(SIFUENTES, CLEMENTE)  
Case # **Z1800925**

*Approved 10 years*

Request permission to continue to occupy a secondary dwelling (Manufactured Home, Class B) on a .99-acre tract of land with an existing Manufactured Home, Class A located at 110 Hines Drive (secondary dwelling address is 114 Hines Drive), approximately 450 feet south of High Point Road. Property is zoned RS9. Tax Block 2330, Tax Lots 003 and 004.

- Application - Case #Z1800925
- Picture of Sign Posting(s) - Case #Z1800925
- Picture of Manufactured Home - Case #Z1800925
- Site Plan - Case #Z1800925
- Other Supporting Documentation - Case #Z1800925

ALEXANDER, ARTHUR  
ALEXANDER, NANCY ROSE  
(MOSS, MARION FAYE)  
Case # **Z1800932**

*Approved 10 years*

Request permission to continue to place a Manufactured Home, Class C on a .37-acre tract of land located at 2809 Midpines Drive, approximately 560 feet west of Old Salisbury Road. Property is zoned RS9. Tax Block 3846, Tax Lot 34C.

- Application - Case #Z1800932
- Picture of Sign Posting(s) - Case #Z1800932
- Picture of Manufactured Home - Case #Z1800932
- Site Plan - Case #Z1800932
- Other Supporting Documentation - Case #Z1800932

EVERHART, NORMA S.  
STINSON, TERRI E  
(STINSON, TERRI E)  
Case # **Z1800942**

*Approved 10 years*

Request permission to continue to place a Manufactured Home, Class A with an existing dwelling on a .69-acre tract of land located at 111 Brevard St.(primary address is 109 Brevard St.), approximately 400 feet west of Old Belews Creek Road. Property is zoned RS9. Tax Block 3218, Tax Lots 128, 129, 130, and 131.

- Application - Case #Z1800942
- Picture of Sign Posting(s) - Case #Z1800942
- Picture of Manufactured Home - Case #Z1800942
- Site Plan - Case #Z1800942
- Other Supporting Documentation - Case #Z1800942

EVERHART, NORMA S.  
STINSON, TERRI E  
(EVERHART, NORMA S.)  
Case # **Z1800943**

*Approved 10 years*

Request permission to continue to place a Manufactured Home, Class B on a 0.69-acre tract of land with an existing Manufactured Home, Class A located at 109 Brevard Street (secondary dwelling address is 111 Brevard Street), approximately 400 feet west of Old Belews Creek Road. Property is zoned RS9. Tax Block 3218, Tax Lot 128.

- Application - Case #Z1800943
- Picture of Sign Posting(s) - Case #Z1800943
- Picture of Manufactured Home - Case #Z1800943
- Site Plan - Case #Z1800943
- Other Supporting Documentation - Case #Z1800943

MILLER, EVELYN R.  
(MILLER, KATHY)  
Case # **Z1800944**

*Approved 10 years*

Request permission to continue to place a Manufactured Home, Class A on a 3-acre tract of land located at 5170 Jones Court (private drive), approximately 800 feet south of Jones Road. Property is zoned RS9. Tax Block 2712, Tax Lot 005K.

- Application - Case #Z1800944
- Picture of Sign Posting(s) - Case #Z1800944
- Picture of Manufactured Home - Case #Z1800944
- Site Plan - Case #Z1800944
- Other Supporting Documentation - Case #Z1800944

MILLER, EVELYN R  
(VANCE, AL)  
Case # **Z1800945**

*Approved 10 years*

Request permission to continue to place a Manufactured Home, Class A on a 3-acre tract of land located at 5150 Jones Court (private drive), approximately 800 feet south of Jones Road and approximately 1/4 mile east of S. Main Street. Property is zoned RS9. Tax Block 2712, Tax Lot 5K.

- Application - Case #Z1800945
- Picture of Sign Posting(s) - Case #Z1800945
- Picture of Manufactured Home - Case #Z1800945
- Site Plan - Case #Z1800945
- Other Supporting Documentation - Case #Z1800945

E. OTHER SPECIAL USE PERMITS (NEW)

CITY OF WINSTON SALEM  
(BANNER, MICHAEL)  
Case # **Z1800948**

*Approved*

Request permission to establish the zoning use Urban Agriculture, on a .12-acre tract of land, located 260 feet north of the intersection of N Graham Avenue and E Fifth Street . Property is zoned RS7. Tax Block 1260, Tax Lot 089.

- Application - Case #Z1800948
- Picture of Sign Posting(s) - Case #Z1800948
- Picture of Manufactured Home - Case #Z1800948
- Site Plan - Case #Z1800948
- Other Supporting Documentation - Case #Z1800948

7. UNFINISHED BUSINESS

8. NEW BUSINESS