

AGENDA
FORSYTH COUNTY ZONING BOARD OF ADJUSTMENT
2:00 P.M. - City Hall, Council Chamber, Room 230
Wednesday, April 21, 2021

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. PRAYER
2. ROLL CALL OF MEMBERS
3. OPENING REMARKS
4. APPROVAL OF MINUTES
5. WITHDRAWAL OR CONTINUANCE REQUESTS

A. SPECIAL USE PERMIT RENEWALS (CONSENT)

JAMES ELSTON FISHER REVOCABLE
TRUST
(FISHER, JAMES ROBERT)
Case # **Z2000558**

Requesting permission to continue to occupy an accessory dwelling (Manufactured Home, Class B) on a 22.17-acre tract of land located at 4961 Charnel Road (accessory dwelling address is 3501 Fisherville Lane), approximately 1600 feet west of Fraternity Church Road. Property is zoned RS9. Tax Block 3892, Tax Lot 024L.

COBB, ERIC W.
Case # **Z2000568**

Requesting permission to continue to place a Manufactured Home, Class B on a 4.97-acre tract of land located at 9990 Reynolda Road, approximately 500 feet of Donnaha Road. Property is zoned YR. Tax Block 4734, Tax Lot 130.

CESAR, JENNIFER W.
Case # **Z2100111**

Requesting permission to continue to place a Manufactured Home, Class A on a 2.88-acre tract of land located at 2220 Tobaccoville Road, approximately 400 feet east of Jefferson Church Road. Property is zoned RS20. Tax Block 4972, Tax Lot 326.

EDWARDS, STACIE N.
Case # **Z2100125**

Requesting permission to continue to place a Manufactured Home, Class A on a 1.00-acre tract of land located at 5388 Seven Hills Road, approximately 2600 feet west of Whitman Road. Property is zoned RS40. Tax Block 4736, Tax Lot 029C.

EDWARDS, STACIE N.
Case # **Z2100126**

Requesting permission to continue to place a Manufactured Home, Class B on a 1.18-acre tract of land located at 5394 Seven Hills Road (at dead end), approximately one mile northwest of Vienna-Dozier Road. Property is zoned RS40. Tax Block 4736, Tax Lot 029E.

RUSSELL, SHARON W.
Case # **Z2100143**

Requesting permission to continue to place a Manufactured Home, Class B on a .62-acre tract of land located at 3570 Shirley Street, approximately 800 feet north of Salem Road. Property is zoned RS20. Tax Block 2157, Tax Lot 008P.

BROWN, ANDREW BAXTER
(CORNS, KIMBERLY DIANNE)
Case # **Z2100158**

Requesting permission to continue to place a Manufactured Home, Class B on a 5.06-acre tract of land with an existing dwelling (dwelling is unoccupied and will be used for storage) located at 7281 Pegram Road, approximately 650 feet north of Belews Creek Road. Property is zoned AG. Tax Block 5235, Tax Lot 108.

HARTMAN, ROBERT LEE
Case # **Z2100159**

Requesting permission to continue to place a Manufactured Home, Class B on a 2.83-acre tract of land located at 5057 Dock Davis Road (south side of a private drive), approximately one mile southwest of Hampton Road. Property is zoned RS40. Tax Block 4203, Tax Lot 022N.

BOWMAN, SHEILA FAY
BOWMAN, DONNIE RAY
Case # **Z2100170**

Requesting permission to continue to place a Manufactured Home, Class B on a 9.4-acre tract of land located at 6064 Richmond Oaks Road, approximately 950 feet west of Tobaccoville Road. Property is zoned RS40. Tax Block 4739, Tax Lot 027M.

GORE, THOMAS P.
GORE, SANDRA S.
Case # **Z2100172**

Requesting permission to continue to place a Manufactured Home, Class C on a 1.91-acre tract of land located at 4290 Dixie Drive, approximately 2800 feet northeast of High Point Road. Property is zoned AG. Tax Block 5617, Tax Lot 038H.

JOHNSON, CARLA MARIE
Case # **Z2100174**

Requesting permission to continue to place a Manufactured Home, Class C on a .92-acre tract of land located at 2784 Evans Road, approximately one half mile west of Ebert Street. Property is zoned RS9. Tax Block 3888, Tax Lot 202A.

HICKS, KATIE

Case # **Z2100175**

Requesting permission to continue to place a Manufactured Home, Class B on a .92-acre tract of land located at 2975 Tesh Road, approximately 500 feet west of Joyner Road. Property is zoned AG. Tax Block 5129, Tax Lot 004Q.

BRADY, MICHAEL ALLEN

Case # **Z2100177**

Requesting permission to continue to place a Manufactured Home, Class C on a 2.84-acre tract of land located at 2042 Union Cross Road, on the north side of a private drive, approximately 1200 feet west of Talton Drive. Property is zoned RS20. Tax Block 2633, Tax Lot 201.

RIGGS, RENE LEE

RIGGS, MARY ANN BOWMAN

Case # **Z2100185**

Requesting permission to continue to place a Manufactured Home, Class B on a 1-acre tract of land located at 5773 Green Park Road, approximately 300 feet south of Ridge Road. Property is zoned RS40. Tax Block 4740, Tax Lot 304.

KIGER, HILDA L.

KIGER, ANGELA M.

Case # **Z2100187**

Requesting permission to continue to occupy an accessory dwelling (Manufactured Home, Class C) on a 2.07-acre tract of land with an existing dwelling located at 2001 Tobaccoville Road (accessory dwelling address is 1995 Tobaccoville Road), approximately 800 feet southwest of Helsabeck Road. Property is zoned RS20. Tax Block 4972, Tax Lot 023D.

LAKEVIEW FARM PROPERTIES LLC

Case # **Z2100188**

Requesting permission to continue to place a Manufactured Home, Class C on an 85.4-acre tract of land located at 8111 Squire Marshall Road, on the south side of private drive at dead end, approximately 1000 feet south of Squire Marshall Road. Property is zoned RS40. Tax Block 5169, Tax Lot 007C.

STAPLES, ELEANOR E.

Case # **Z2100189**

Requesting permission to continue to occupy an accessory dwelling (Manufactured Home, Class B) on a 1.42-acre tract of land with an existing Manufactured Home, Class C, located at 180 Evans Court (accessory dwelling address is 190 Evans Court), at dead end. Property is zoned RS9. Tax Block 3888, Tax Lot 205A.

GRIFFIN, LARRY E.

(KIGER, CAMERON)

Case # **Z2100191**

Requesting permission to continue to place a Manufactured Home, Class A on a .41-acre tract of land located at 2575 Abshire Road, approximately 600 feet northwest of Germanton Road. Property is zoned RS30. Tax Block 5129, Tax Lot 110.

DAVIS, KENNETH ALFRED
(THOMAS, LORI)
Case # **Z2100193**

Requesting permission to continue to place a Manufactured Home, Class A on a 3.4-acre tract of land located at 5625 Pumpkin Grove Lane, approximately 200 feet east of Dennis Road. Property is zoned AG. Tax Block 5125, Tax Lot 021C.

B. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (NONCONSENT)

RIGGS, DANIEL LEE
Case # **Z2100186**
(Requesting permanent status)

Requesting permission to continue to place a Manufactured Home, Class A on a .5-acre tract of land located at 5791 Green Park Road, approximately 200 feet southeast of Ridge Road. Property is zoned RS40. Tax Block 4740, Tax Lot 022C.

C. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (NEW)

KIGER, JANET B.
(CLAYTON HOMES OF WINSTON-SALEM)
Case # **Z2100156**

Requesting permission to place a Manufactured Home, Class A on a 1.19-acre tract of land located at 8955 Dennis Road, approximately 350 feet east of Baux Mountain Road. Property is zoned AG. Tax Block 5127, Tax Lot 005T.

D. VARIANCES

ARDEN GROUP LLC
(LANGE, AARON)
Case # **Z2100180**

Requesting a variance of a portion of the required front yard setback, on a .80-acre tract of land located at 1727 Ramhurst Drive, approximately located at the intersection of Ramhurst Drive and Millbridge Road. Property is zoned RS30. Tax Block 4404C. Tax Lot 089.

- Application - Case #Z2100180
- Site Plan - Case #Z2100180
- Staff Report - Case #Z2100180

6. UNFINISHED BUSINESS

7. NEW BUSINESS