

**AGENDA**  
**FORSYTH COUNTY ZONING BOARD OF ADJUSTMENT**  
**2:00 P.M. - PUBLIC MEETING ROOM - BRYCE A. STUART MUNICIPAL BUILDING**  
**WEDNESDAY, MAY 17, 2023**

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

**A. SPECIAL USE PERMIT RENEWALS (CONSENT)**

SHELTON, JOHNNY W.  
(SHELTON, BOBBY)  
Case # **Z2300239**

Requesting permission to continue to place an accessory dwelling (Manufactured Home, Class C) on a 2.72-acre tract of land with an existing Manufactured Home, Class A located at 5084 Shelton Bluff Lane (accessory dwelling address is 5091 Shelton Bluff Lane), approximately 1900 feet northwest of Day Road. Property is zoned RS9. Tax Block 3010, Tax Lot 206.

GAITHER, ANNETTE  
Case # **Z2300240**

Requesting permission to continue to place a Manufactured Home, Class B on a 1.59-acre tract of land located at 4253 Mecum Road, approximately 2300 feet north of Pine Hall Road. Property is zoned RS20. Tax Block 5165, Tax Lot 106C.

HUNTER, WALTER V.  
HUNTER, CHAPPELL  
(HOLDEN, EDDIE)  
Case # **Z2300268**

Requesting permission to continue to place a Manufactured Home, Class C on a 4.18-acre tract of land located at 2529 Loeschs Lane, approximately 3/4 mile west of Bethania-Rural Hall Road. Property is zoned RS20. Tax Block 3490, Tax Lot 069G.

QUEEN, BELINDA  
Case # **Z2300269**

Requesting permission to continue to place an accessory dwelling (Manufactured Home, Class B) on a 5.76-acre tract of land with an existing dwelling located at 5051 Dippen Road (accessory dwelling address is 5053 Dippen Road), approximately 600 feet north of Day Road. Property is zoned RS9. Tax Block 3006, Tax Lot 003M.

HOLBROOK, JACK V.  
(HOLBROOK, WILLIAM)  
Case # **Z2300271**

Requesting permission to continue to place a Manufactured Home, Class C on a .73-acre tract of land located at 5632 Davis Road, approximately 2500 feet north of Old Hollow Road. Property is zoned RS40. Tax Block 5152, Tax Lot 049X.

BOWEN, GLENN EMORY  
(BOWEN, REBECCA)  
Case # **Z2300286**

Requesting permission to place an accessory dwelling (Manufactured Home, Class B) on a 1.38-acre tract of land with an existing dwelling located at 6535 Doral Drive (accessory dwelling address is 6527 Doral Drive), approximately 600 feet northwest of Griffin Road. Property is zoned RS20. Tax Block 4772, Tax Lot 060.

EAST, SHEILA HILL  
EAST, CASEY  
(EAST SHEILA HILL)  
Case # **Z2300287**

Requesting permission to continue to place a Manufactured Home, Class C on a 2.37-acre tract of land located at 7600 Salem Chapel Road, approximately 2000 feet southeast of Walnut Cove Road. Property is zoned AG. Tax Block 5228, Tax Lot 005G.

WALKER, SUE  
Case # **Z2300288**

Requesting permission to continue to place a Manufactured Home, Class A on a 2.06-acre tract of land located at 8910 Lasater Road, approximately 400 feet southwest of Bullard Road. Property is zoned RS40. Tax Block 4402, Tax Lot 202A.

COLE, NORMAN WESLEY  
Case # **Z2300293**

Requesting permission to continue to place a accessory dwelling (Manufactured Home, Class C) located at 4639 Kernersville Road on a 4.22-acre tract of land with an existing dwelling, (accessory address is 4643 Kernersville Road), approximately 1000 feet west of Hastings Hill Road. Property is zoned RS9. Tax Block 5641, Tax Lot 031A.

PFUFF, CHRISTOPHER LAITH  
Case # **Z2300295**

Request permission to continue to place an accessory dwelling (Manufactured Home, Class B), on a 9.89-acre tract of land with an existing dwelling located at 5560 Belews Creek Road (accessory dwelling address is 110 Knight Acres Lane), approximately 800 feet south of Woodmere Drive. Property is zoned RS20. Tax Block 5171, Tax Lot 025A.

PARRIS, RACHEL MCINTYRE  
(PARRIS, LESTER)  
Case # **Z2300296**

Requesting permission to continue to place a Manufactured Home, Class C on a .57-acre tract of land located at 7120 Bonanza Drive, approximately 700 feet east of Kerner Road. Property is zoned RS30. Tax Block 5250, Tax Lot 007.

MCGILL, LUCAS B.  
MCGILL, SHELLY  
(MCGILL LUCAS B.)  
Case # **Z2300298**

Requesting permission to continue to place a Manufactured Home, Class B on a 1.43-acre tract of land located at 6881 Baux Mountain Road, approximately 300 feet north of Priddy Road. Property is zoned RS40. Tax Block 5137, Tax Lot 037D

NEWSOME, RICK  
Case # **Z2300299**

Requesting permission to continue to place a Manufactured Home, Class A on a .78-acre tract of land located at 4614 Seward Road, approximately 900 feet west of Seward Circle. Property is zoned RS20. Tax Block 4749, Tax Lot 028F.

ATKINSON, CALVIN L.  
(ATKINSON, RUFUS JR.)  
Case # **Z2300301**

Request permission to continue to place a Manufactured Home, Class C on a 1.99-acre tract of land with an unoccupied dwelling located at 3005 Stewart Park Road (at the dead end of a private drive), approximately 1/2 mile east of Doral Drive. Property is zoned AG. Tax Block 4725, Tax Lot 607.

## B. OTHER SPECIAL USE PERMITS (NEW)

GREEN, LATINA M.  
RUTHERFORD, VICTOR  
(RUTHERFORD, LATINA GREEN)  
Case # **Z2300274**

Requesting permission to establish a Large Home Child Daycare, on a .46-acre tract of land located at 637 Sommerdale Court, approximately 1200 feet east of Bethania - Rural Hall Road. Property is zoned RS9. Tax Block 5026, Tax Lot 008.

BRYANT, RONALD A.  
BRYANT, STACEY  
(BRYANT, RONALD A.)  
Case # **Z2300281**

Requesting permission to occupy an accessory dwelling (Manufactured Home, Class B) on an 8.24-acre tract of land with an existing dwelling located at 7998 Ridge Road (accessory dwelling address is 7994 Ridge Road), approximately 2600 feet southwest of Tobaccoville Road. Property is zoned RS20. Tax Block 4740, Tax Lot 307.

C. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (NEW)

NORRIS, BRITTANY

(CLAYTON HOMES OF LEXINGTON; LESLIE, BARR)

Case # **Z2300297**

Requesting permission to place a Manufactured Home, Class A on a .96-acre tract of land located at 8048 Dillon Acres Drive, approximately 260 feet south of Homeland Circle. Property is zoned AG. Tax Block 5222, Tax Lot 107A.

D. VARIANCES

NORRIS, BRITTANY

(CLAYTON HOMES OF LEXINGTON; LESLIE, BARR)

Case # **Z2300303**

Requesting a variance for a portion of the front side yard setbacks on a .96-acre tract of land located at 8048 Dillon Acres Drive, approximately 260 feet south of Homeland Circle. Property is zoned AG. Tax Block 5222, Tax Lot 107A.

6. UNFINISHED BUSINESS

7. NEW BUSINESS