

**AGENDA**  
**WINSTON-SALEM ZONING BOARD OF ADJUSTMENT**  
**2:00 P.M. - PUBLIC MEETING ROOM - BRYCE A. STUART MUNICIPAL BUILDING**  
**Thursday, June 3, 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. PLEDGE OF ALLEGIANCE
2. ROLL CALL OF MEMBERS
3. OPENING REMARKS
4. APPROVAL OF MINUTES
5. WITHDRAWAL OR CONTINUANCE REQUESTS

**A. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (CONSENT)**

PLEMMONS, RONALD  
Case # **Z2100226**

Requesting permission to continue to place a Manufactured Home, Class A on a .45-acre tract of land located at 445 Rickard Road, approximately 1900 feet east of Reidsville Road. Property is zoned RS9. Tax Block 3257 Lot 004T.

- Application - Case #Z2100226
- Picture of Sign Posting(s) - Case #Z2100226
- Picture of Manufactured Home - Case #Z2100226

GILLESPIE, DONALD L.  
GILLESPIE, COLLEEN  
Case # **Z2100244**

Request permission to continue to occupy an accessory dwelling (Manufactured Home, Class B) on a 2.03-acre tract of land with an existing dwelling located at 3861 High Point Road (accessory dwelling address is 2690 Meadowood Drive), approximately 500 feet north of Glenn Hi Road and approximately 50 feet northeast of High Point Road. Property is zoned RS9. Tax Block 2621, Tax Lot 012B.

- Application - Case #Z2100244
- Picture of Sign Posting(s) - Case #Z2100244
- Picture of Manufactured Home - Case #Z2100244

BETHEL, DOREEN K.  
Case # **Z2100247**

Requesting permission to continue to place a Manufactured Home, Class A on a .39-acre tract of land located at 4465 Stowe Street, approximately 900 feet north of Old Walkertown Road. Property is zoned RS9. Tax Block 2240, Tax Lot 203A.

- Application - Case #Z2100247
- Picture of Sign Posting(s) - Case #Z2100247
- Picture of Manufactured Home - Case #Z2100247

ONEAL, MONICA MICHELLE  
Case # **Z2100303**

Requesting permission to continue to place a Manufactured Home, Class A on a .51-acre tract of land located at 2850 Bailey Street (private drive), approximately 100 feet east of Ottawa Street. Property is zoned RS9. Tax Block 3490, Tax Lot 020B.

- Application - Case #Z2100303
- Picture of Sign Posting(s) - Case #Z2100303
- Picture of Manufactured Home - Case #Z2100303

## B. SPECIAL USE PERMITS FOR MANUFACTURED HOMES (NEW)

GARCIA, ERNESTO SANDOVAL  
JASSO, OSCAR  
Case # **Z2100284**

Requesting permission to place a Manufactured Home, Class A on a .97-acre tract of land located at 2272 Fanning Road, approximately 3/4 of a mile west of Willard Road. Property is zoned RS9. Tax Block 2605, Tax Lot 006E.

- Application - Case #Z2100284
- Picture of Sign Posting(s) - Case #Z2100284
- Picture of Manufactured Home - Case #Z2100284
- Site Plan - Case #Z2100284

FARROW, HAROLD T.  
(DE LOS SANTOS, VAL)  
Case # **Z2100292**

Requesting permission to place a Manufactured Home, Class A on a .54-acre tract of land located at 4507 Renigar Street, at the intersection of Renigar Street and Old Walkertown Road. Property is zoned RS9. Tax Block 2240, Tax Lot 113.

- Application - Case #Z2100292
- Picture of Sign Posting(s) - Case #Z2100292
- Picture of Manufactured Home - Case #Z2100292
- Site Plan - Case #Z2100292

FARROW, HAROLD T.  
(DE LOS SANTOS, VAL)  
Case # **Z2100293**

Requesting permission to place a Manufactured Home, Class A on a .54-acre tract of land located at 4515 Renigar Street, approximately 250 feet north of Old Walkertown Road. Property is zoned RS9. Tax Block 2240, Tax Lot 113.

- Application - Case #Z2100293
- Picture of Sign Posting(s) - Case #Z2100293
- Picture of Manufactured Home - Case #Z2100293
- Site Plan - Case #Z2100293

### C. APPEALS

SORIANO, JEFFREY A.  
SORIANO, CHRISTINA TSOULES  
Case # **Z2000626**

Appeal of Historic Resource Commission's decision. Property is a 0.39-acre tract of land located at 923 West End Boulevard, located on the northwest side of the intersection of West End Boulevard and W. First Street. Property is zoned RSQ HO. Tax Block 0118, Tax Lot 184.

- Application - Case #Z2000626
- Picture of Sign Posting(s) - Case #Z2000626
- Picture of Manufactured Home - Case #Z2000626
- Site Plan - Case #Z2000626

### 6. UNFINISHED BUSINESS

### 7. NEW BUSINESS

#### A. Discussion Related to Consent Item Attendance Requirement