

Rules and Procedures

- Persons supporting the zoning request have up to 12 minutes total.
- Persons opposing the rezoning request have up to 12 minutes total.
- There are no rebuttals.
- During the work session, no one is permitted to speak unless the Planning Board asks them a specific question.
- For general use zoning requests, the Planning Board must consider the full range of uses allowed in the zoning district being requested. The petitioner may not refer to a specific intended use of the property.
- For special use district zoning requests, the petitioner must identify the intended use or uses of the site and give specific details on how the site will be developed.
- Most requests listed under agenda item “B” require final action by an elected body (the City Council for cases within the City of Winston-Salem zoning jurisdiction and the Board of Commissioners for cases within Forsyth County zoning jurisdiction). As such, votes taken by the Planning Board concerning these items are recommendations which are considered by the elected bodies during their review of the requests.

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Two-Way Communication Devices.**

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**AGENDA
CITY-COUNTY PLANNING BOARD
FEBRUARY 10, 2022
4:30 P.M.
VIRTUAL**

<https://cityofws-org.zoom.us/j/81873380140>

CALL TO ORDER

A. ACTION ON MINUTES

- January 13 Public Hearing
- January 27 Work Session

B. PUBLIC HEARING ITEMS

1. Zoning petition of Iffet Saeed and Muhammad Azam from RS9 to NO-S (Offices and Residential Building, Single Family): property is located on the west side of Cole Road, south of Waughtown Street (Zoning Docket W-3415).
 - a. Zoning Recommendation.
 - b. Site Plan Recommendation.

CONTINANCE HISTORY: December 9, 2021 to February 10, 2022

2. Zoning petition of Elizabeth McCracken White, Philip Eldridge McCracken, Timothy Jay McCracken, and W. Bradford Schulz from AG to RS9-S (Residential Building, Single Family and Planned Residential Development): property is located on the north side of Ogden School Road, west of Davis Ridge Road (Zoning Docket F-1612).
 - a. Zoning Recommendation.
 - b. Site Plan Recommendation.

CONTINANCE HISTORY: January 13, 2022 to February 10, 2022

3. Zoning petition of Elizabeth McCracken White, Philip Eldridge McCracken, Timothy Jay McCracken, W. Bradford Schulz, Tracy P. Nuckolls, J. Devin Shropshire, and Shropshire Family Trust from AG to RS15-S (Residential Building, Single Family and Planned Residential Development): property is located on the south side of Ogden School Road, west of Davis Ridge Road (Zoning Docket F-1613).
 - a. Zoning Recommendation.
 - b. Site Plan Recommendation.

CONTINANCE HISTORY: January 13, 2022 to February 10, 2022

4. Zoning petition of Allan Wayne Stewart, Elizabeth Ann Burke, Fallie Myers Shoaf Family Trust, Myra Mize, and Rosemary Shoaf Stewart from RS9 to RM12-S (Adult Day Care Home; Child Day Care, Small Home; Church or Religious Institution, Neighborhood; Family Group Home A; Habilitation Facility A; Habilitation Facility B; Library, Public; Nursing Care Institution; Police or Fire Station; Recreation Facility, Public; Residential Building, Duplex; Residential Building, Single Family; Residential Building, Twin Home; Swimming Pool, Private; Child Day Care, Large Home; Church or Religious Institution, Community; Family Group Home B; Family Group Home C; Life Care Community; Planned Residential Development; Residential Building, Multifamily; Residential Building, Townhouse; School, Private; School, Public; Utilities; Adult Day Care Center; Child Care, Sick Children; Child Day Care Center; Group Care Facility A; Habilitation Facility C; Park and Shuttle Lot; Urban Agriculture; Access Easement, Private Off-Site; and Parking, Off-Site, for Multifamily or Institutional Uses): property is located on the north and south sides of Vest Mill Road at its western terminus (Zoning Docket W-3515).
 - a. Zoning Recommendation.
 - c. Site Plan Recommendation.
5. Final Development Plan of Hanes Mill Summit, LLC for Storage Services, Retail in a HB-S (Two-Phase) zoning district: property is located on the south side of E. Hanes Mill Road, west of Brassfield Drive (Zoning Docket W-1714).
 - a. Final Development Plan
6. An ordinance amendment proposed by Planning and Development Services staff, in consultation with the City and County Attorneys, to eliminate criminal penalties as an enforcement action for various sections of the *Unified Development Ordinances*, as required by NC Senate Bill 300 (UDO-CC16).

C. PRELIMINARY SUBDIVISION APPROVALS

1. #2022007; Aher Builders, Inc. (Lavender Hill Subdivision); west side of N. Peace Haven Road, south of Aquadale Lane; 10-lot subdivision in RS9; Winston-Salem; 3.7 acres.

D. STAFF REPORT

E. FOR THE GOOD OF THE ORDER