

AGENDA
FORSYTH COUNTY ZONING BOARD OF ADJUSTMENT
2:00 P.M. - PUBLIC MEETING ROOM - BRYCE A. STUART MUNICIPAL BUILDING
WEDNESDAY, JULY 19, 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. PRAYER
2. ROLL CALL OF MEMBERS
3. OPENING REMARKS
4. APPROVAL OF MINUTES
5. WITHDRAWAL OR CONTINUANCE REQUESTS

A. SPECIAL USE PERMIT RENEWALS (CONSENT)

CASTILLO, MISAEL MORENO
NOYOLA, MARIA
(CASTILLO, MISAEL MORENO)
Case # **Z2300448**

Requesting permission to continue to place a Manufactured Home, Class A, on a 15.6-acre tract of land located at 5910 Graham Farm Road, on the south side of a private drive, approximately 1800 feet west of Germanton Road. Property is zoned RS40. Tax Block 5147, Tax Lot 321.

LAWSON, DAVID LEE
LAWSON, KATHERINE
(LAWSON DAVID LEE)
Case # **Z2300457**

Requesting permission to continue to place a Manufactured Home, Class A on a 2.02-acre tract of land located at 1612 Contour Lane, at the dead end of this private drive, approximately 1600 feet southwest of Old Hollow Road. Property is zoned RS20. Tax Block 5151, Tax Lot 056C.

MCGEE, NORMA V.
MCGEE, RANDALL
(MCGEE, RANDALL)
Case # **Z2300458**

Requesting permission to continue to place a Manufactured Home, Class B on a 5.74-acre tract of land located at 7800 Vance Road, approximately 850 feet west of Circle M Drive. Property is zoned RS40. Tax Block 5418, Tax Lot 104A.

TUTTLE, KRYSTLE
Case # **Z2300459**

Requesting permission to continue to place a Manufactured Home, Class B on a 3.4-acre tract of land located at 5473 Tobaccoville Road, approximately 870 feet north of Boiling Springs Road. Property is zoned RS20. Tax Block 4740, Tax Lot 049J.

SIMSTEIN, BEVERLY
Case # **Z2300460**

Requesting permission to continue to occupy an accessory dwelling on a 16.43-acre tract of land with an existing dwelling located at 2442 Hilltop Forest Lane (accessory dwelling address is 2436 Hilltop Forest Lane), approximately 900 feet northwest of Hilltop Drive. Property is zoned RS9. Tax Block 4634, Tax Lot 016Q.

BEAUCHAMP JOANN J.
Case # **Z2300469**

Requesting permission to continue to place a Manufactured Home, Class B on a 2.82-acre tract of land located at 300 Beauchamp Road, approximately 1800 feet west of Meadowlark Drive. Property is zoned RS9. Tax Block 4429. Tax Lot 109B.

HICKS ANGELA D.
HICKS MARTY
(HICKS ANGELA D.)
Case # **Z2300480**

Request permission to continue to place a Manufactured Home, Class B on a 2-acre tract of land located at 9780 Sedeca Drive, on the west side of a private drive, approximately 700 feet north of Tobaccoville Road. Property is zoned RS20. Tax Block 4727, Tax Lot 029A.

B. OTHER SPECIAL USE PERMITS (NEW)

ENGLEBERT, MARC
ENGLEBERT, MADISON
(PERFORMANCE CONSTRUCTION SERVICES, INC.; AMY STEADMAN)
Case # **Z2300402**

Requesting permission to place an accessory dwelling unit on a 21.91-acre tract of land with an existing dwelling located at 1344 Shore Road (accessory dwelling address is 1350 Shore Road), approximately 1300 feet northwest of Bethania - Rural Hall Road. Property is zoned RS9. Tax Block 4968, Tax Lot 024H.

C. VARIANCES

NORRIS, BRITTANY
(CLAYTON HOMES, INC; 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