



**City Council  
City Clerk's Office**

City of Winston-Salem  
P.O. Box 2511  
Winston-Salem, NC 27102  
Tel 336-727-2224  
Fax 336-727-2880  
[www.cityofws.org](http://www.cityofws.org)

DATE: July 7, 2025  
TO: Tiffany Easter, Engineering Department  
FROM: Tanya Banner, Deputy City Clerk  
SUBJECT: Petition to Close and Abandon a portion of Polo Road alleyway

We have received a petition to close and abandon a portion of Polo Road. The petitioner/owner is Juventus Investments, LLC, located at 807 N. Trade Street, Winston-Salem, NC 27101.

Please have the necessary investigations conducted on this petition and place this item on the Public Works Committee agenda for consideration and recommendation to the City Council.

Thank you,

Tanya Banner  
Deputy City Clerk

/te

YOUR LINK TO CITY SERVICES

**CITYLINK**

CALL: 311 [336-727-8000]  
TEXT: 855-481-LINK [5465]  
[citylink@cityofws.org](mailto:citylink@cityofws.org)

**City Council:** Mayor Allen Joines; Denise D. Adams, Mayor Pro Tempore, North Ward; Barbara Hanes Burke, Northeast Ward; Robert C. Clark, West Ward; Vivian V. Joiner, South Ward; Regina Ford Hall, Northwest Ward; Scott Andree-Bowen, Southwest Ward; Annette Scippio, East Ward; James Taylor, Jr., Southeast Ward; City Manager: W. Patrick Pate

# COMBS LAW FIRM, PLLC

John R. Combs, Attorney at Law  
One N. Marshall Street, Suite 100  
Winston-Salem, NC 27101  
336-748-0447 / 336-245-1323 (facsimile)

July 2, 2025

City Clerk's Office  
City of Winston-Salem  
PO Box 2511  
Winston-Salem, NC 27102-2511

**RE: Juventus Investments, LLC 101 Polo Road Alleyway Closure**

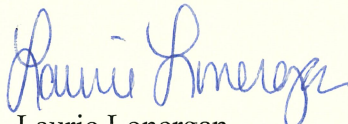
To Whom it May Concern:

We are submitting the attached Petition to Close and Abandon Portion of Alleyway in Plat Book 4, Page 111, along with a check for administrative & advertisement fees.

If you require anything further, please do not hesitate to contact our office.

Thank you for your assistance with this matter.

Sincerely,



Laurie Lonergan  
Assistant to John Combs

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Attachments

NORTH CAROLINA       )  
                                  )  
FORSYTH COUNTY        )

**Petition to Close and Abandon Portion of Alleyway  
in Plat Book 4, Page 111**

TO HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF WINSTON-SALEM The undersigned respectfully petitions the Honorable Mayor and City Council of the City of Winston-Salem as follows:

I.

Your petitioner declares that they are the owner of 101 Polo Road, Winston-Salem, Parcel ID 6827-84-9119.000 and that as to other property abutting the portion of Alleyway on Plat Book 4, Page 111, which he wants to have closed and abandoned, the following are the owners:

<u>Owner</u>	<u>Address</u>
<u>Juventus Investments, LLC</u>	<u>807 N. Trade Street, Winston-Salem, NC 27101</u>

Please state your reason/purpose for closing a portion of said street / alleyway:

The alleyway is not in use and Juventus Investments, LLC owns all the property subject to and benefitting from the alleyway.

Said portion of Alleyway on Plat Book 4, Page 111 was dedicated to public use upon the public records appearing at the Office of the Register of Deeds of Forsyth County, North Carolina. Its use as a street or public way is unnecessary for the normal flow of traffic through the surrounding area.

II.

Your petitioner respectfully petitions that the following described portion of said Alleyway on Plat Book 4, Page 111 officially be closed and abandoned: **(insert property description of the property listed above)**

Alleyway as shown on Plat Book 4, Page 111 running along the southern line of Lots 60-62 on Plat Book 4, Page 111 and northern line of Lots 54 & 55 and Lot 82 of the said plat at Book 4, Page 111.

III.

No individual owning property in the vicinity of the aforesaid portion of Alleyway on Plat Book 4, Page 111 will be deprived of reasonable means of ingress to and from his property, nor is the closing thereof contrary to the public interest.

WHEREFORE, your petitioner respectfully requests the City of Winston-Salem, acting through its City Council to close and abandon for street purposes that portion of said Alleyway on Plat Book 4, Page 111 described, all as provided by law, particularly by Section 160A-299 of the General Statutes of North Carolina.

RESPECTFULLY SUBMITTED, this the 10<sup>th</sup> day of June, 2025.

Juventus Investments, LLC

By: James H. Perkins  
James H. Perkins, Petitioner

Petitioner's Title: Managing Member

ATTESTED BY:

Laurie Lomergan  
Signature of Witness

agent for firm  
Witness' Title



NORTH CAROLINA )  
 )  
FORSYTH COUNTY)

I, James H. Perkins, Managing Member of Juventus Investments, LLC, being duly sworn, depose and say that I am the petitioner in the above entitle matter; that I have read the foregoing petition and know the contents thereof; that the same is true of my own knowledge except as to those matters therein stated on information and belief and as to those matters, I believe it to be true.

Juventus Investments, LLC

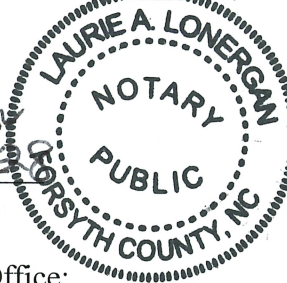
By: James H. Perkins  
James H. Perkins, Managing Member, petitioner

SWORN AND SUBSCRIBED before me, this the 10<sup>th</sup> day of June, 2025.

Laurie A. Loneragan  
Notary Public

My Commission expires: 3.27.2028

2028



Date Petition Received in Engineering Office:

\_\_\_\_\_  
Signature of Engineering Office staff member verifying information in this petition:

DATE PETITION RECEIVED IN CITY CLERK'S OFFICE: 7.7.2025

FEE PAID: \$1400.00

## AUTHORIZED AGENT

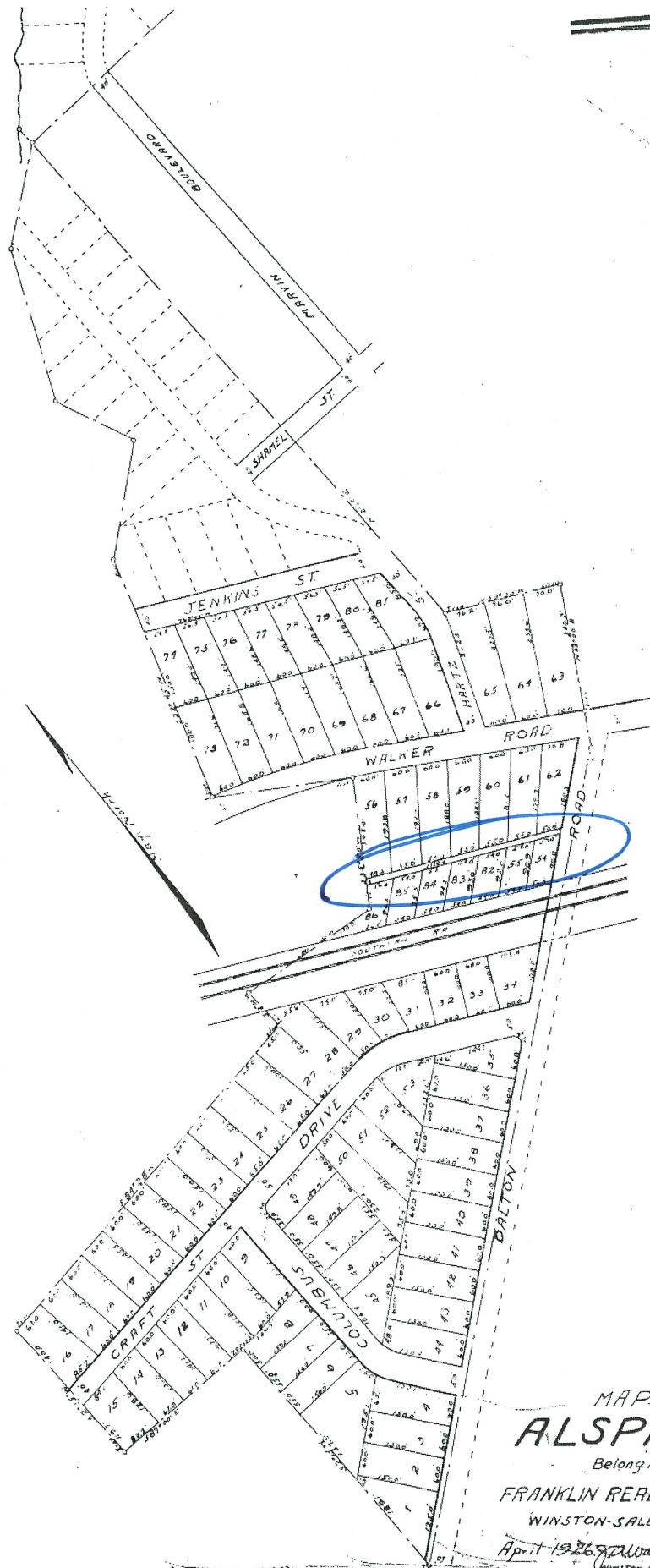
The authorized agent may be the petitioner, or another person designated by the petitioner to answer questions and to represent the petition at public hearings. All correspondence will be sent to this agent:

John R. Combs, Attorney at Law  
1 N. Marshall Street, Suite 100  
Winston-Salem, NC 27101  
336-748-0447









# MAP OF **ALSPAUGH**

Belonging To  
**FRANKLIN REAL ESTATE CO.**  
WINSTON-SALEM, N.C.

April 1926 *W. A. Walker, Eng. Scales 1"=100'*  
WINSTON-SALEM, N.C.

*Scale: at North Carolina, Fourth County.  
T. A. Walker, being duly sworn, says that this map  
is true and correct to the best of his knowledge  
and belief, and was made by him or under his  
supervision, and was made on the 10th day  
of April, 1926.*

*Deed Book of Superior Court*