

CITY ORDINANCE – ZONING JURISDICTION CONVERSION

Zoning Petition of City of Winston-Salem, Docket W-3378

AN ORDINANCE AMENDING THE
WINSTON-SALEM CITY
ZONING ORDINANCE AND THE
OFFICIAL ZONING MAP OF
THE CITY OF WINSTON-SALEM, N.C.

BE IT ORDAINED by the City Council of the City of Winston-Salem as follows:

Section 1. The Winston-Salem City Zoning Ordinance and the Official Zoning Map of the City of Winston-Salem, N.C. are hereby amended by changing from County MU-S to City MU-S and County RS9 to City RS9 as shown on the location map for W-3378 and described as follows:

BEGINNING at an existing 7/8" iron (having North Carolina Grid Coordinates of North 865,177.83, East 1,596,364.70 in the southern right-of-way of Meadowlark Drive, said iron being an easternmost corner of PIN 5896-55-6034, JCS Properties, North LLC, as recorded in Deed Book 2833, Page 1451 and Plat Book 43, Page 16, and a northern most corner of PIN 5896-64-3628, Meadowlark Developers, LLC, as recorded in Deed Book 3340, Page 375; thence with the right-of-way of said Meadowlark Drive the five (5) following courses and distances: 1) S. 51°34'27" E. 364.81' to an existing 7/8" iron; thence 2) S. 50°08'09" E. 185.06' to a 7/8" iron placed; thence 3) on a curve to the right (having a radius of 3220') a chord bearing and distance of S. 44°07'55" E. 36.25' to a 7/8" iron placed; thence 4) on a curve to the right (having a radius of 3220') a chord bearing and distance of S. 42°34'37" E. 138.53' to a 7/8" iron placed; thence 5) on a curve to the right (having a radius of 3220') a chord bearing and distance of S. 40°12'19" E. 72.36' to point; thence S. 30°18'37" W 103.72' to a point; thence S. 21°57'38" E 109.51' to a point in the northern line of Brookberry Farm Phase IV, Map V Revised as recorded in Plat Book 64, Page 94; thence with the lines of Meadowlark Developers, LLC the two (2) following courses and distances S. 89°57'58" W. 227.79' to an existing 7/8" iron; thence S. 33°18'10" W. 545.02' to a point (crossing an existing 7/8" iron at 515.05') in the north line of Lot 364 Brookberry Farm Phase IV, Map IV as recorded in Plat Book 64, Page 24 and a southeast corner of the said Meadowlark Developers, LLC; thence with the southern line of said Meadowlark Developers, LLC the three (3) following courses and distances: 1) N. 89°27'17" W. 674.54' to an existing 1/2" rebar; thence 2) N. 01°38'24" W. 15.90' to an existing 1/2" rebar; thence 3) N. 82°04'38" W. 198.99' to an existing 1/2" rebar in the eastern line of Lot 354, Brookberry Farm Phase IV, Map III as recorded in Plat Book 63, Page 147; thence continuing with the western line of said Meadowlark Developers, LLC the two (2) following courses and distances: 1) N. 29°55'44"W. 394.06' to an existing 1/2" rebar; thence 2) N. 00°51'26" E. 79.08' to an existing 3/4" iron, the northwest corner of said Meadowlark Developers, LLC and the southwest corner of said JCS Properties; thence with the northern line of said Meadowlark Developers the two (2) following courses and distances: 1) S. 85°07'44" E. 399.85' to an existing 7/8" iron;

thence 2) N. 39°43'07" E. 960.80' to the point and place of **BEGINNING**, and being PIN 5896-64-3628.00 and part of PIN 5896-64-9573.00, and containing 22.80 acres.

Section 2. This Ordinance shall be effective from and after its adoption.

