



Winston-Salem

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

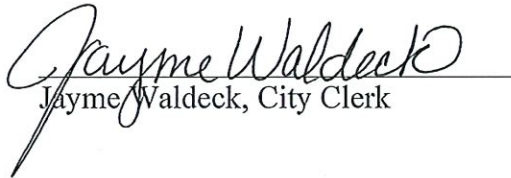
Memorandum

TO: Charles Hendrick, Engineering Department
FROM: Jayme Waldeck, City Clerk
DATE: March 17, 2023
SUBJECT: Street Closing
CC:

We have received a petition to close and abandon a portion of Vestmill Road. The petitioner is Robert Carr (Vestmill Property Owner, LLC). His address is 5313 Hardwood Drive, Winston-Salem, NC 27106. He can be reached at 336-345-5077.

Please have the necessary investigations conducted on this petition for consideration and recommendation to the City Council.

Thank you.


Jayme Waldeck, City Clerk

CityLink311

Call 311 or 336-727-8000
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; John C. Larson, South Ward; Jeff MacIntosh, Northwest Ward; Kevin Mundy, Southwest Ward; Annette Scippio, East Ward; James Taylor, Jr., Southeast Ward; City Manager: Lee D. Garrity

Said portion of Vestmill Road was dedicated to public use upon the public records appearing in 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 Vestmill Road officially be closed and abandoned: **(insert property description of the property listed above)**

III.

No individual owning property in the vicinity of the aforesaid portion of Vestmill Road 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 Vestmill Road described, all as provided by law, particularly by Section 160A-299 of the General Statutes of North Carolina.

RESPECTFULLY SUBMITTED, this the 10th day of March, 20 23.


Signature(s) of Petitioner(s)

Manager
Petitioner's Title (if representing an organization)


ATTESTED BY:


Signature of Witness


Legal Assistant
Witness' Title

NORTH CAROLINA)
)
FORSYTH COUNTY)

I (we) Robert Carr (Vestmill Property Owner LLC), being duly sworn, depose and say that I am (we are) the petitioner(s) in the above entitled matter; that I (we) have read the foregoing petition and know the contents thereof; that the same is true of my (our) own knowledge except as to those matters therein stated on information and belief and as to those matters, I (we) believe it to be true.


Signature(s) of Petitioner(s)

SWORN AND SUBSCRIBED before me, this the 10, day of March, 20 23


Signature of Notary Public

My commission expires: Aug 29, 2027

LANE EVERHART
Notary Public
Forsyth Co., North Carolina
My Commission Expires Aug. 29, 2027

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: _____

FEE PAID: _____

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.

Name: Robby Carr

Mailing Address: 5313 Hardwood Dr.

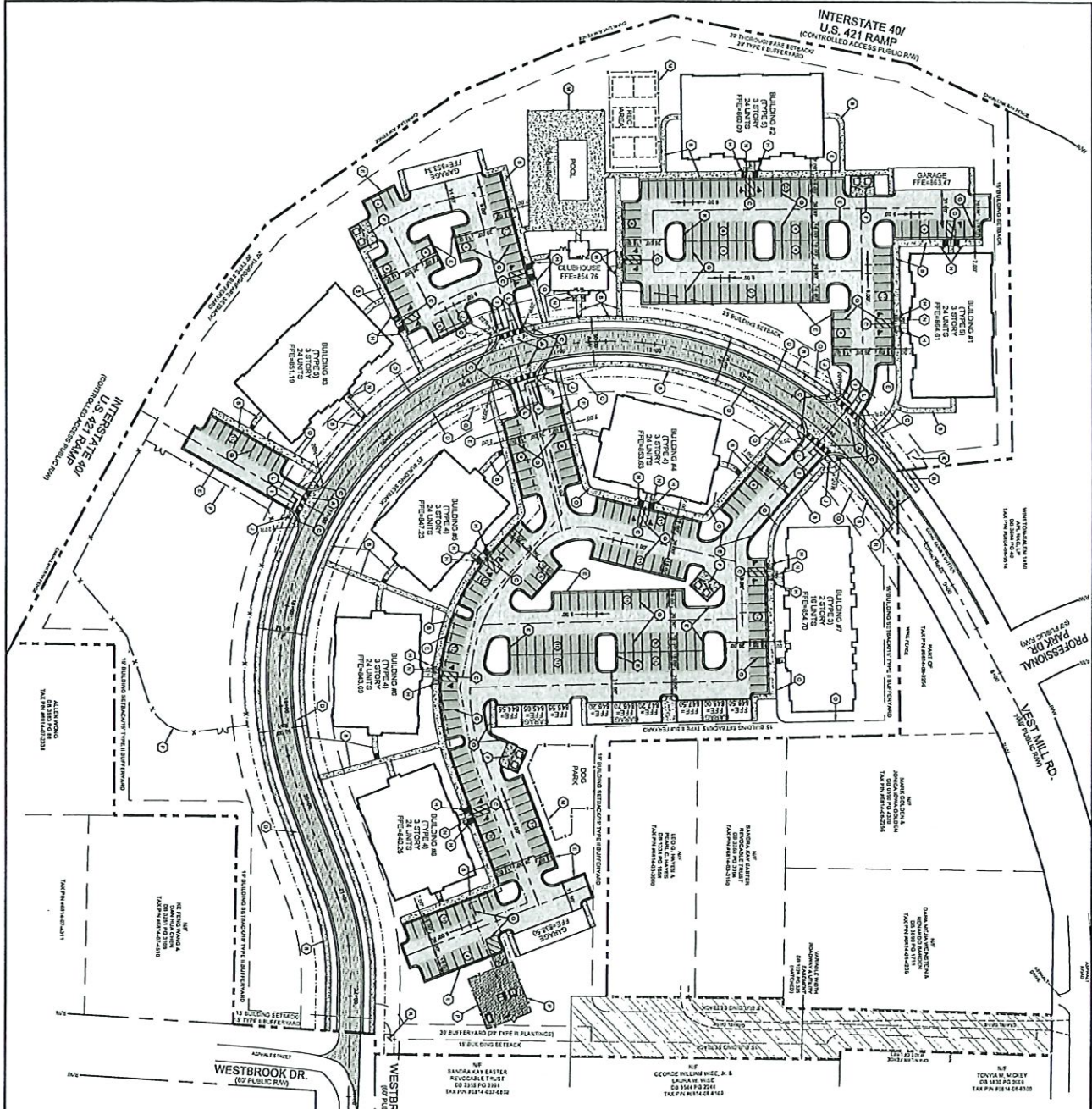
Winston-Salem, NC 27106

Daytime telephone number (landline and/or mobile): 336-345-5077

LEGAL DESCRIPTION – VEST MILL ROAD FROM 200 +/- FEET WEST OF PROFESSIONAL PARK DRIVE TO THE INTERSTATE 40 / U.S. 421 RAMP

All that certain Right-of-Way, being generally 60 feet in width located in the City of Winston-Salem, Winston Township, Forsyth County, North Carolina, lying between the ramp from U.S. Interstate 40 westbound to U.S. Highway 421 eastbound and a point approximately 200 feet west of the intersection of Vest Mill Road and Professional Park Drive, being more particularly described as follows:

BEGINNING at a right-of-way monument found at the intersection of the easterly right-of-way line of the ramp leading from US Interstate 40 westbound to US Highway 421 eastbound and the southeasterly right-of-way line of Vest Mill Road, said monument having North Carolina Grid Coordinates NAD 83/2011 of North = 847,799.84 feet and East = 1,609,581.86 feet; thence North 22 deg. 33' 24" West a distance of 63.03 feet to a point in the southerly line of that property conveyed to the North Carolina Department of Transportation in Deed Book 1521 Page 308 and Deed Book 1616, Page 283, Forsyth County Register of Deeds Office, thence with the southerly line of said NCDOT property North 50 deg. 19' 57" a distance of 88.98 feet to a point in the northwesterly right-of-way line of Vest Mill Road; thence with the northwesterly right-of-way line of Vest Mill Road the following four (4) courses and distances: 1) with a curve to the left an arc distance of 161.27 feet to a point, said curve having a chord bearing of North 44 deg. 45' 43" East, a chord length of 161.17 feet, and a radius of 1301.70 feet; 2) North 41 deg. 11' 19" East a distance of 197.41 feet to a point; 3) with a curve to the right an arc distance of 92.47 feet to a point, said curve having a chord bearing of North 45 deg. 22' 36" East, a chord length of 92.39 feet, and a radius of 632.52 feet; and 4) North 50 deg. 17' 45" East a distance of 24.92 feet to an iron pipe found, a corner with property owned, now or formerly by Vest Mill I, LLC (Deed Book 3411, Page 4291 Forsyth County Register of Deeds); thence a new line the following two (2) courses and distances: 1) South 06 deg. 17' 55" East a distance of 13.61 feet to an iron pipe found; and 2) North 89 deg. 17' 43" East a distance of 83.75 feet to an iron pipe found in the southeasterly right-of-way line of Vest Mill Road, a corner with property owned, now or formerly by Mark and Jonica Golden (Deed Book 6596, Page 4320, Forsyth County Register of Deeds); thence with the southeasterly right-of-way line of Vest Mill Road the following eight (8) courses and distances: 1) with a curve to the left an arc distance of 38.75 feet to a point, said curve having a chord bearing of South 54 deg. 47' 04" West, a chord length of 38.74 feet, and a radius of 946.64 feet; 2) South 53 deg. 12' 01" West a distance of 20.52 feet to a point; 3) South 50 deg. 17' 45" West a distance of 23.40 feet to an iron pipe found; 4) with a curve to the left an arc distance of 83.70 feet to a point, said curve having a chord bearing of South 45 deg. 22' 36" West, a chord length of 83.62 feet, and a radius of 572.52 feet; 5) South 41 deg. 11' 19" West a distance of 197.41 feet to a point; 6) with a curve to the right an arc distance of 172.88 feet to a point, said curve having a chord bearing of South 44 deg. 50' 59" West, a chord length of 172.77 feet, and a radius of 1361.70 feet; 7) South 37 deg. 42' 32" East a distance of 5.08 feet to an iron pipe set; and 8) South 53 deg. 01' 21" West a distance of 105.41 feet to the point and place of BEGINNING, containing 0.824 acres [35,891 Sq.Ft.], more or less, BEING that portion of the right-of-way of Vest Mill Road lying between the ramp from U.S. Interstate 40 westbound to U.S.



OWNER REVIEW OFFER:
 THIS OFFER IS SUBJECT TO THE REVIEW AND APPROVAL OF THE LOCAL GOVERNMENT AND THE STATE OF NORTH CAROLINA. THE OWNER'S REVIEW OFFER IS NOT A CONTRACT AND DOES NOT CONSTITUTE AN OFFER OF ANY SERVICE OR PRODUCT. THE OWNER'S REVIEW OFFER IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT TO BE USED AS A BASIS FOR ANY DECISION. THE OWNER'S REVIEW OFFER IS SUBJECT TO CHANGE WITHOUT NOTICE AND IS VALID FOR 30 DAYS FROM THE DATE OF ISSUANCE.

GENERAL NOTES:

- ALL DIMENSIONS SHALL COMPLY WITH THE EXISTING COUNTY VARIANCE DECISION.
- CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND LOCATIONS OF ALL UTILITIES AND STRUCTURES PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITIES AND STRUCTURES UNLESS OTHERWISE NOTED.
- ALL UTILITIES AND STRUCTURES SHALL BE PROTECTED AND NOT TO BE MOVED OR REMOVED UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL MAINTAIN ACCESS TO ALL EXISTING UTILITIES AND STRUCTURES AT ALL TIMES.
- CONTRACTOR SHALL MAINTAIN ALL EXISTING UTILITIES AND STRUCTURES UNLESS OTHERWISE NOTED.
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REVISIONS:

NO.	DATE	DESCRIPTION
1	11/13/22	ISSUED FOR PERMITS REVIEW
2	11/13/22	REVISED FOR PERMITS REVIEW

PROJECT NO.: 22-055
DRAWN BY: WAB
CHECKED BY: SAC
DATE: 02/02/23

ONE SALEM LUXURY APARTMENTS
 VESTMILL PROPERTY OWNER, LLC
 4030 VEST MILL ROAD
 WINSTON-SALEM, NORTH CAROLINA

GRAPHIC SCALE: 1" = 20' (SEE PLAN)

CURB AND GUTTER TURNOUT: THE TOP IS TO BACK OF CURB AND GUTTER

NEIGHBORING PROPERTIES:
 1. 15 BUILDING SETBACK TYPE B PLANTINGS
 2. 16 BUILDING SETBACK TYPE B PLANTINGS
 3. 17 BUILDING SETBACK TYPE B PLANTINGS
 4. 18 BUILDING SETBACK TYPE B PLANTINGS
 5. 19 BUILDING SETBACK TYPE B PLANTINGS
 6. 20 BUILDING SETBACK TYPE B PLANTINGS
 7. 21 BUILDING SETBACK TYPE B PLANTINGS
 8. 22 BUILDING SETBACK TYPE B PLANTINGS
 9. 23 BUILDING SETBACK TYPE B PLANTINGS
 10. 24 BUILDING SETBACK TYPE B PLANTINGS

C5.2 SHEET LAYOUT PLAN	Project No.: 22-055 Drawn By: WAB Checked By: SAC Date: 02/02/23	Client: ONE SALEM LUXURY APARTMENTS Address: VESTMILL PROPERTY OWNER, LLC 4030 VEST MILL ROAD WINSTON-SALEM, NORTH CAROLINA	Professional Seal: ALLIED DESIGN, INC. CIVIL ENGINEERING & LAND SURVEYING 4720 KESTER MILL ROAD WESTGATE SQUARE, NORTH CAROLINA 27103 PHONE: (336) 762-2277 FAX: (336) 762-8888 http://www.allied-engineer.com
	Site Plan Description: ONE SALEM LUXURY APARTMENTS VESTMILL PROPERTY OWNER, LLC 4030 VEST MILL ROAD WINSTON-SALEM, NORTH CAROLINA		



UNLESS THIS MAP IS SIGNED, SEALED AND DATED, THIS IS A PRELIMINARY PLAN, NOT FOR RECORDING, SALES OR CONVEYANCE.

SURVEYOR'S CERTIFICATE
 I, MICHAEL A. MCKIBBEN, do hereby certify that this plot was drawn under my personal supervision, that the measurements were taken by me or by a duly licensed assistant, and that the boundaries and area shown on this plan were determined by actual surveying, and that the title of this plan is correct and that the same is in accordance with the laws of the State of North Carolina. My commission expires on 12/31/2023. This survey is of another category, to-wit: a boundary survey, and the purpose of this survey is to establish the boundaries of the property shown on this plan. The purpose of this survey is to establish the boundaries of the property shown on this plan. The purpose of this survey is to establish the boundaries of the property shown on this plan.

LETTER NUMBER: L-4519
PROFESSIONAL LAND SURVEYOR
 N/F
 VEST MILL, LLC
 DB 3683 PG 3529
 TAX PIN #6804-98-7350

NOTES:
 THE PURPOSE OF THIS EXHIBIT IS TO SHOW THAT PORTION OF THE RIGHT-OF-WAY OF VEST MILL ROAD WHICH IS TO BE CLOSED
 THIS EXHIBIT WAS PREPARED FROM A BOUNDARY SURVEY OF THIS PROPERTY BY SACKS SURVEYING & MAPPING DATED 14 JANUARY, 2022
 APPARENT SOURCES OF TITLE: DB 3683 PG 3529; DB 1521 PG 308; DB 1616 PG 283
 TAX PIN #s 6804-98-6468-7350 & 6804-97-9911
 TOTAL AREA OF RIGHT-OF-WAY CLOSURE: 0.925 Ac. [40,310 Sq.Ft.], MORE OR LESS
 ALL DEBS AND MAPS NOTED HEREON WERE USED AS REFERENCES IN PREPARING THIS SURVEY. ALSO:
 + NCDOT PLANS FOR STATE HIGHWAY PROJECT 8.1620402
 THIS SURVEY WAS PREPARED WITHOUT REFERENCE TO A TITLE REPORT. THERE MAY BE EASEMENTS, RIGHTS-OF-WAY, OR OTHER MATTERS AFFECTING THIS PROPERTY WHICH ARE NOT SHOWN HEREON.
 N.C. STATE PLANE GRID COORDINATES SHOWN HEREON WERE ESTABLISHED USING THE LEAST-SQUARES AVERAGE OF THREE INDEPENDENT GPS OBSERVATIONS MADE ON 02 DECEMBER, 2021 USING SPECTRA PRECISION SP-80 GPS EQUIPMENT, HOLDING LOCAL CONTROL STATIONS AS A FIXED HORIZONTAL REFERENCE.
 ALL DISTANCES ARE HORIZONTAL GROUND MEASUREMENTS UNLESS NOTED OTHERWISE.
 ACCORDING TO FEMA FLOOD INSURANCE RATE MAP COMMUNITY PANELS 2209, THIS PROPERTY DOES NOT LIE WITHIN THE 100-YEAR OR OTHER SPECIAL FLOOD HAZARD AREA. THIS PROPERTY IS LOCATED IN FEMA ZONE "X" (AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).
 THERE ARE IMPROVEMENTS TO THIS PROPERTY NOT SHOWN HEREON
 ANY UNDERGROUND IMPROVEMENTS ARE SHOWN HEREON BASED ON SURFACE EVIDENCE ONLY. THIS SURVEYOR CANNOT CERTIFY TO NOR ACCEPT LIABILITY FOR THE PRESENCE AND OR LOCATION OF BURIED OR OTHERWISE NON-VISIBLE IMPROVEMENTS TO THIS SITE.

LEGEND
 SD — STORM WATER LINE
 SS — SANITARY SEWER LINE
 OW — OVERHEAD WIRES
 W — BURIED WATER LINE
 M — METAL FENCE LINE
 U — UTILITY POLE
 CA — CONCRETE YARD DRAIN
 CH — CHORO
 TP — TYPICAL
 CM — CONCRETE MANHOLE
 IPF — IRON PIPE FOUND
 RBF — IRON REBAR FOUND
 S/W — S/W MONUMENT FOUND
 RWMF — R/W MONUMENT FOUND
 CS — COMPUTED POINT (NO CORNER MONUMENT FOUND OR SET)
 R/W — RIGHT OF WAY
 N/F — NOW OR FORMERLY
 CH — CHORO
 TP — TYPICAL
 CM — CONCRETE MANHOLE
 C/L — CENTERLINE

CURVE TABLE:

CURVE	BEARING	ARC LENGTH	CHORD LENGTH	DELTA ANGLE
C101	N 89°17'43" E	172.77	172.77	172.77
C102	S 45°39'59" W	172.77	172.77	172.77
C103	N 89°17'43" E	172.77	172.77	172.77
C104	S 45°39'59" W	172.77	172.77	172.77
C105	N 89°17'43" E	172.77	172.77	172.77
C106	S 45°39'59" W	172.77	172.77	172.77
C107	N 89°17'43" E	172.77	172.77	172.77
C108	S 45°39'59" W	172.77	172.77	172.77
C109	N 89°17'43" E	172.77	172.77	172.77
C110	S 45°39'59" W	172.77	172.77	172.77
C111	N 89°17'43" E	172.77	172.77	172.77
C112	S 45°39'59" W	172.77	172.77	172.77
C113	N 89°17'43" E	172.77	172.77	172.77
C114	S 45°39'59" W	172.77	172.77	172.77
C115	N 89°17'43" E	172.77	172.77	172.77
C116	S 45°39'59" W	172.77	172.77	172.77
C117	N 89°17'43" E	172.77	172.77	172.77
C118	S 45°39'59" W	172.77	172.77	172.77
C119	N 89°17'43" E	172.77	172.77	172.77
C120	S 45°39'59" W	172.77	172.77	172.77



ROAD CLOSURE EXHIBIT
VEST MILL ROAD
 FROM A POINT 200' ± WEST OF PROFESSIONAL PARK DRIVE TO THE U.S. 421/1-40 RAMP
 CITY OF WINSTON-SALEM, FORSYTH COUNTY, N.C.
 DATE PLAT PREPARED: 24 JUNE, 2022
 SCALE 1 INCH = 40 FEET

OWNERS:
 VESTMILL, LLC
 112 LUZELLE DRIVE
 WINSTON-SALEM, NC 27103

SURVEYOR:
 MICHAEL A. MCKIBBEN, PLS-4519

DRAWING FILE NAME: VESTMILL-RW-PLAT.dwg

SSM
 SACKS SURVEYING & MAPPING, P.C.
 LAND SURVEYORS
 110 S. 10TH STREET, SUITE 100
 WINSTON-SALEM, NC 27103
 PHONE: 703.422.1111
 FAX: 703.422.1111
 WWW.SSM-NC.COM