

**Challenges of the Twenty First Century, Inc.,
437 Goldfloss St., Winston Salem, NC 27127
336-723-6838**

**Rezoning Petition Project
Submitted March 4, 2020**

Hazel Mack, Esq. Founding Board Member, Carter G. Woodson School
Board Chair, Challenges of the Twenty-First Century, Inc.
336-655-5767
hmackconsulting@gmail.com

L. Aynn Daniels, C.P.M.
LIANDA Consulting Group, Inc.
Consulting Resource Development & Compliance Officer for
Carter G. Woodson School
336-577-3054
liandaconsultinggroup@gmail.com

Initial Communication

Residential property owners within 600 feet of the rezoning tract were delivered a copy of the community meeting notice attached as Exhibit A on February 18, 2020. The letter informed the residents of the details of the project and notified them of a neighborhood meeting on March 3, 2020. The notice provided them names, phone numbers and emails for contacting before the meeting if needed. The list of the residents who received the community meeting notice is attached as Exhibit B.

A petition to amend the Zoning Map of Winston-Salem/Forsyth County has been submitted by Challenges of the 21st Century Inc, for 2.42 acres of land located at the corner of Goldfloss and Vargrave Streets, encompassing the building at 409 Goldfloss Street and its adjacent corner lot. Challenges of the Twenty First Century, Inc. is requesting IP-S zoning from GB and RS7 zoning. The current parcel at 409 Goldfloss and its' adjacent corner lot is being proposed for the construction of a school cafeteria building for Carter G. Woodson School.

Pre-meeting communication

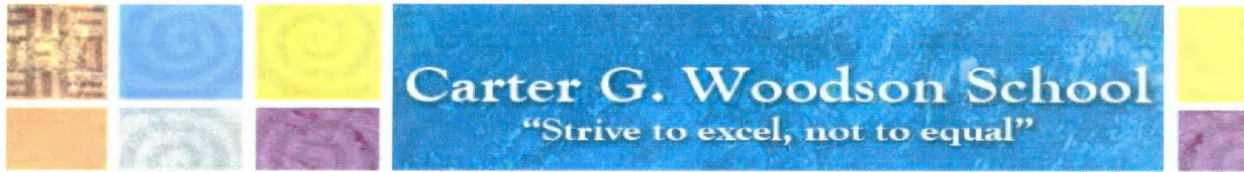
No residents communicated with the petitioner prior to the community residents' meeting.

Community Residents' Meeting

An attendee sign in sheet is attached as Exhibit C. None of contacted residents invited attended the meeting. Of note is that City Councilman, James Taylor, was notified of the meeting on Feb 12 and attended the residents' meeting. We were pleased to have councilman Taylor in attendance.

Exhibit A
Community Meeting Notice

[See following page]



437 Goldfloss Street
Winston-Salem, NC 27127
Telephone: (336) 723-6838



Fax: 336-723-6425
www.cartergwoodsonschool.org

Tuesday Feb.18, 2020

In Cooperation with Challenges of the Twenty-First Century, Inc.

PROPERTY RE-ZONING MEETING NOTICE



Corner of Goldfloss and Vargrave Streets, Winston Salem, NC 27127

Per the Winston Salem City-County Planning Board, we invite you to attend a community re-zoning meeting on Tuesday March 3, 2020 at 6 pm at The Carter G. Woodson School – Main Bldg. Lobby, 437 Goldfloss Street, Winston Salem, NC 27127. Details of the rezoning will be discussed. The building shown above will be replaced with a modern cafeteria building construction for the school nutrition program at Carter G. Woodson School (a K-12 public charter school). Please note: **ONLY** the property cited on the images above are under consideration for a zoning change. No other properties within the vicinity of this case are being requested or considered for re-zoning. You may call 311, give case # W-3435 to confirm. Should you have any questions prior to the meeting, please call: Hazel Mack, Esq. Founding Board Member, Carter G. Woodson School & Board Chair, Challenges of the Twenty-First Century, Inc. 336-655-5767. hmackconsulting@gmail.com or Aynn Daniels, C.P.M., LIANDA Consulting Group, Inc., Consulting Resource Development & Compliance Officer for Carter G. Woodson School. 336-577-3054 liandaconsultinggroup@gmail.com

We look forward to seeing you on Tuesday March 3, 2020 at 6 pm

Exhibit B

List of Residents

[See following pages]

Challenges of Twenty First Century, Inc. Distributed notice to residents on

(Note in addition to those listed on the tracking sheet)

300 Block of Devonshire NE:301, 305, 309, 313, 317, 322, 325, 328, 329, 333, 340, 341, 344, 345, 348, 352, 353

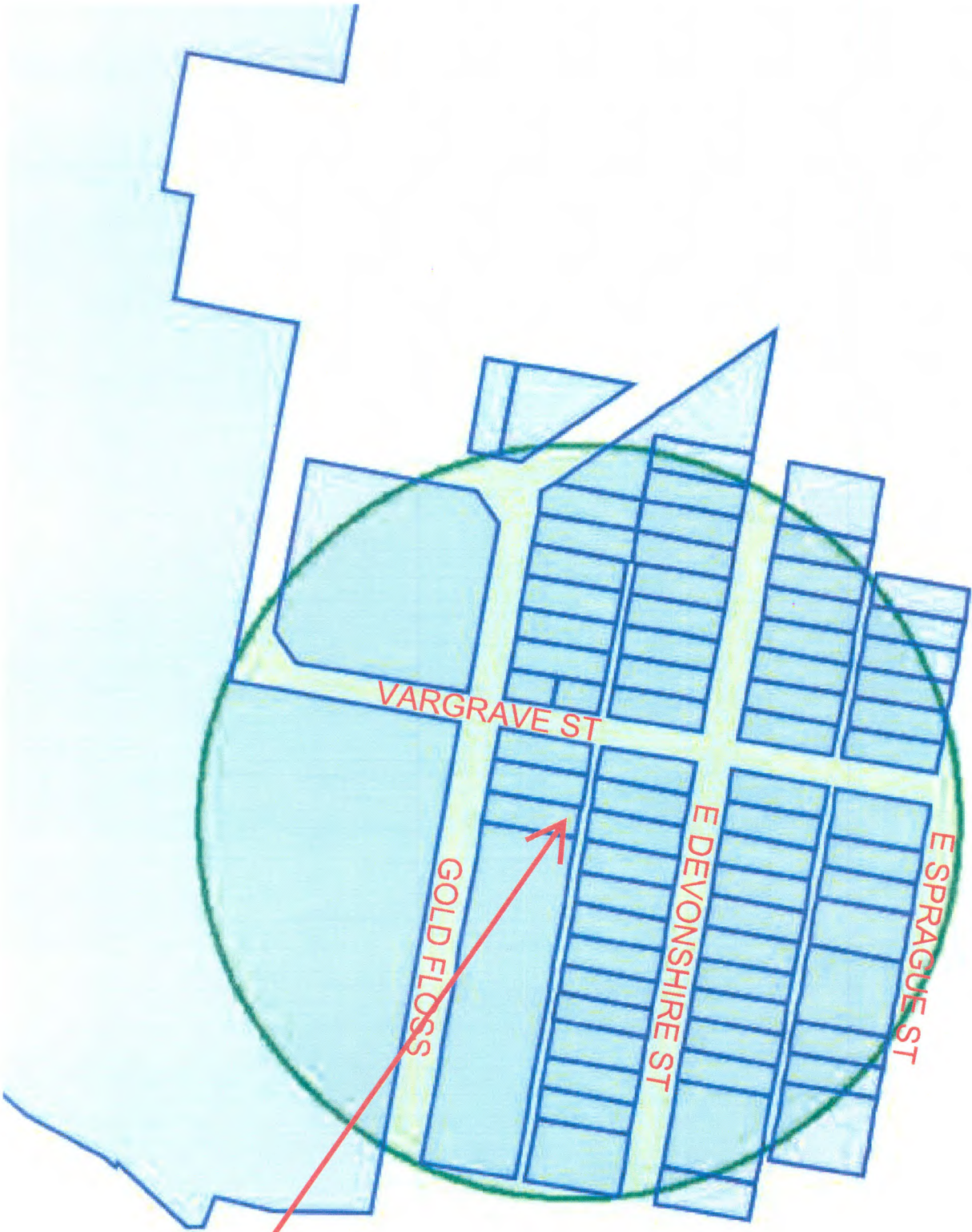
400 Block of Devonshire SE: 400, 401, 404, 405, 408, 409, 412, 416, 417, 418, 421, 424, 428, 429, 431, 437, 441, 442, 444, 445

300 Block of Goldfloss NE: 305, 309, 317, 320, 321

2000 Block of Sunny Side, NE: 2404, 2420, 2423, 2428

LIST OF PROPERTY OWNERS AROUND 420 GOLDFLOSS STREET

Martinez VARGAS Jeronimo	333 E Devonshire ST	Winston Salem NC 27127
Trinidad Elisea Noyola	337 E Devonshire St	Winston Salem NC 27127
Rodriquez Odilon	409 E Devonshire St	Winston Salem NC 27127
Hardy Carolyn R	406 E Sprague ST	Winston Salem NC 27127
Oliver Joye	436 E Devonshire St	Winston Salem NC 27127
GUERRERO ERIC BRIAN	442 E Devonshire St	Winston Salem NC 27127
Sunnyside Neighborhood Assoc	8 E Devonshire ST	WINSTON-SALEM NC 27127
LEWIS KAREN ANN	321 Goldfloss St	Winston Salem NC 27127
Holleman John Spencer	2428 Sunnyside Ave	Winston Salem NC 27127
Merritt Ronald G	329 E Devonshire St	Winston Salem NC 27127
Mcintosh Christine S	341 E Devonshire St	Winston Salem NC 27127
Pursley Eunice M	352 E Sprague St	Winston Salem NC 27127
Hatchett Elroy E	417 E Devonshire St	Winston Salem NC 27127
Hutchins Billy D	421 E Devonshire St	Winston Salem NC 27127
White Robert G	441 E Devonshire St	Winston Salem NC 27127
Challenges Of The 21st Century	437 Goldfloss ST	Winston-Salem NC 27127
Challenges Of The 21st Century	437 Goldfloss ST	Winston-Salem NC 27127
Castro Guillermo J	416 E Devonshire St	Winston Salem NC 27127
Challenges Of The 21st Century	437 Goldfloss ST	Winston-Salem NC 27127
HOLLEMAN STEPHEN LEE	2423 Sunnyside Ave	Winston Salem NC 27127
CORTEZ RAUL BERNAL	313 Goldfloss St	Winston Salem NC 27127
Congregation Of Ub Of Salem	324 Goldfloss ST	Winston-Salem NC 27127
Nesbitt Ervin	353 E Devonshire St	Winston Salem NC 27127
Roman Ramiro A	416 E Sprague St	Winston Salem NC 27127
Beal Sheila O	431 E Devonshire St	Winston Salem NC 27127
Beal Sheila M	431 E Devonshire St	Winston Salem NC 27127
CHALLENGES OF THE TWENTY FIRST CENT	420 GOLDFLOSS ST	WINSTON SALEM NC 27127
Challenges Of The 21st Century	437 Goldfloss ST	Winston-Salem NC 27127
HOLLEMAN JOHN III	2428 Sunnyside Ave	Winston Salem NC 27127
HICKS JOHN FRANKLIN	309 Goldfloss St	Winston Salem NC 27127
Williams Hope Anna F	349 E Devonshire St	Winston Salem NC 27127
Current Jackie S	350 E Sprague St	Winston Salem NC 27127
GUTIERREZ MOLINA ADALID	400 E Sprague St	Winston Salem NC 27127
Hutchins Billy D	421 E Devonshire St	Winston Salem NC 27127
Hayes Kevin H	424 E Sprague St	Winston Salem NC 27127
Holcomb James	445 E Devonshire St	Winston Salem NC 27127
Elledge Karen S	400 E Devonshire St	Winston Salem NC 27127
Lomax Scott A	418 E Devonshire St	Winston Salem NC 27127
Carter Earl T	432 E Devonshire St	Winston Salem NC 27127
HUTCHINS LINDA	322 E Devonshire St	Winston Salem NC 27127
CAMERO FAUSTINO	332 E Devonshire St	Winston Salem NC 27127
KOHAN ANDREW JOSEPH	2414 Vargrave St	Winston Salem NC 27127
ESTRADA MARIO M	328 E Devonshire St	Winston Salem NC 27127

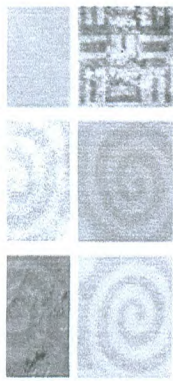


SITE

Exhibit C

Community Meeting Attendee Sheet

[See following page]



Carter G. Woodson School
 "Strive to excel, not to equal"



437 Goldfloss Street
 Winston-Salem, NC 27127
 Telephone: (336) 723-6838



Fax: 336-723-6425
www.cartergwoodsonschool.org

Property Re-Zoning Meeting with Community Residents
 Tuesday March 3, 2020 at 6 – 7:30 pm

Presenters (Name & Company):

Hazel Mack 
 Twenty First Century, Inc.

CGWS Board Member/Founder and Board Chair, Challenges of the

Jimmie Carson, Vice President – Smithson Construction



Eddie MacEldowney, Representative with Davis-Martin-Powell Engineers and Surveyors



Aynn Daniels, CGWS Consulting Project Manager with LIANDA Consulting Group, Inc.



James Taylor, Jr., WS City Councilman





Community Attendees (signature):

Name:

Address

²³⁶ Phone #

Email

1. Yolanda Taylor

101 N. Main St.

408-8618

yolandataylor.org

2. Ms. Taylor Represents the office of

Councilman Taylor,

3. _____

4. _____

5. _____

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18. _____