

**Winston-Salem City Council**  
**APPROVED**  
**April 21, 2025**

CITY - SPECIAL USE DISTRICT PERMIT

SPECIAL USE DISTRICT PERMIT

Issued by the City Council

of the City of Winston-Salem

The City Council of the City of Winston-Salem issues a Special Use District Permit for the site shown on the site plan map included in this zoning petition of Shyam Shlock, LLC, (Zoning Docket W-3637). The site shall be developed in accordance with the plan approved by the Board and bearing the inscription: "Attachment A, Special Use District Permit for LB-S (Convenience Store and Food or Drug Store), approved by the Winston-Salem City Council the 21st day of April, 2025" and signed, provided the property is developed in accordance with requirements of the LB-S zoning district of the Zoning Ordinance of the *Unified Development Ordinances*, the Erosion Control Ordinance, and other applicable laws, and the following additional conditions be met:

- **PRIOR TO THE ISSUANCE OF GRADING PERMITS:**
  - a. The developer shall obtain a driveway permit from the NCDOT; additional improvements may be required prior to issuance of the driveway permits.
- **PRIOR TO THE ISSUANCE OF BUILDING PERMITS:**
  - a. The proposed building plans shall be in substantial conformance with the submitted elevations as verified by Planning staff.
- **PRIOR TO THE ISSUANCE OF OCCUPANCY PERMITS:**
  - a. The proposed building plans shall be in substantial conformance with the submitted elevations as verified by Planning staff.
- **OTHER REQUIREMENTS:**
  - a. Freestanding signage shall be limited to one sign, with a maximum height of six (6) feet and a maximum copy area of thirty-six (36) square feet.
  - b. A minimum 6-foot-tall opaque fence shall be built along the southern and eastern property lines in addition to the required bufferyard plantings.
  - c. A an enhanced 10-foot-wide streetyard meeting the Type I Bufferyard planting requirements shall be installed along the entire frontages of Burke Mill Road and Griffith Road.
  - d. No exterior amplification, exterior loudspeakers, or similar devices (including a customer call system) that are audible beyond the boundaries of the subject property shall be installed.