



LANDSCAPE ARCHITECTURE  
CIVIL ENGINEERING  
LAND PLANNING

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## Neighborhood Rezoning Notice

Dear Neighbor,

Attached you find a site map showing the location of an approximate 4-acre tract of land for a proposed market rate multifamily residential development. In order to accommodate the multifamily residential use, the site requires rezoning from the Light Industrial (LI) zoning district. The proposed zoning is Pedestrian Business – Limited, which aligns with the approved North Central Area Plan. The North Central Area Plan outlines the flexibility for a mix of development types within the 40-acre area and supports a mixture of residential, commercial, office, and industrial uses.

Plans are still being developed for the proposed development and site plans are not required for the zoning request. The petitioner is working with the City of Winston-Salem Planning Staff on restrictions of uses on the site and additional conditions to attach to the zoning.

Normally, the petitioner would hold a neighborhood drop-in meeting. However, due to the COVID-19 restrictions, holding a meeting is not feasible at this time or in the foreseeable future. If you have any questions or concerns regarding the proposed rezoning, please contact the petitioner's representative, Luke Dickey with Stimmel Associates.

Luke can be reached at (336) 978-1396.

