

Tarra Jolly

From: Jean Thomas <raynor.jean@gmail.com>
Sent: Wednesday, July 31, 2019 1:13 PM
To: Tarra Jolly
Subject: Charlestowne HOA letter in support of Trulient
Attachments: Charlestowne HOA letter(1)(1).pdf

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

This is Jean Thomas, president of the Charlestowne HOA. Attached is our letter of support for rezoning the Carmichael property to business. It directly impacted our property. Our property runs parallel to the Trulient property and the Carmichael property which is up for rezoning at your next meeting. We did not make our decision to support Trulient lightly. We did our own research and we listened. We feel strongly that a well landscaped employee driveway is in our best interest. After attending many public meetings and meeting numerous times with Trulient it was obvious that the main opposition to Trulient's proposal is traffic on Burke Mill Road and London Lane. The traffic problems are purely a City problem and not a Trulient problem. The City expects traffic to increase by 1 percent a year. Trulient will add maybe 50 cars a day. It's time the City figured out another route from Ebert to Burke Mill.

July 3rd, 2019

To: The City of Winston-Salem Planning Board and City Council:

The Charlestowne Home Owners Association hereby **supports the Truliant zoning docket request for items W-3417 & W-3418.** Our Homeowners Association and Board have met with representatives of Truliant on three occasions to work together toward a mutual solution. We realize that Truliant is not responsible for the existing traffic issues on Burke Mill Road and many Truliant employees already travel Burke Mill Road to get to and from work. Our neighborhood is the closest neighborhood to the proposed improvements and impacted more than any other. After removing all the emotion out of the discussion and basing our decisions on facts, we support the Truliant rezoning for the following reasons:

1. Truliant is a proven entity that has been a good corporate neighbor for twelve years. maintain their facilities and grounds to the highest standard.
2. Truliant is a good buffer between our neighborhood and Interstate 40. The future building and landscaping will help buffer the noise between us created by the Interstate.
3. Based on Traffic Projections by John Davenport, who is contracted by the city to complete a traffic study, reported that traffic at the peak hour volume will be approximately 1% of the daily volume on Burke Mill Road with the majority of the trips used by Truliant employees living in the Burke Mill Road area. Truliant employees already utilize Burke Mill Road and a new access will take them off Burke Mill sooner.
4. Truliant has agreed to work with our HOA to do the following things that shall be added as conditions to the above zoning cases as follows:
 - a. Work together with Charlestowne and Stonewood to request from the City of Winston-Salem a Traffic Signal at the new 'Private Gated Employee Access Drive' aligning with Stonewood Drive. We feel the light would create gaps in peak traffic flow and allow residents from Stonewood and those entering and leaving Hospice a signal access to allow safer turns in and out of these areas.

- b. Add an additional Landscape buffer along Burke Mill Road from the new private drive to our existing entrance drive. The additional buffer will consist of a double staggered row of Nellie Stevens Hollies installed at 8' height at the time of planting. Additional supplemental shrubs will be installed at a rate of 15 per 100 feet. Locations to be determined subject to final utility locations. This final language shall be worked out with Charlestowne HOA, Truliant and the City.

- c. Add a 30' wide landscape buffer meeting the 15' Type II Bufferyard requirements adjacent to the new private drive for a distance of 250' from Burke Mill Road. The buffer shall supplement existing trees where trees / saplings cannot be saved. Petitioner is willing to install the buffer to 30' feet wide, provided Charlestowne allows the petitioner an access easement where the drive is less than 30' wide near Burke Mill Road. (Note: the drive is located closer than 30' near Burke Mill Road so the entrances can align properly with Stonewood).

Thank you for your time and consideration. Charlestowne is the closest neighborhood to this rezoning petition and we support the rezoning.

Sincerely,



Jean R. Thomas

President, Charlestowne HOA

Tarra Jolly

From: Tammy Walston <frontdesk@stimmelpa.com>
Sent: Wednesday, July 31, 2019 2:13 PM
To: Aaron King; Desmond Corley; Tarra Jolly
Subject: Letter of support-Truliant rezoning
Attachments: Truliant Letter of support_Bob Leak_WSBI.pdf

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Attached is a letter in support of the Truliant rezoning.



LANDSCAPE ARCHITECTURE | CIVIL ENGINEERING | LAND PLANNING

Tammy Walston Administrative Assistant

336.723.1067 x1100
601 N. Trade St. Suite 200 | Winston-Salem, NC 27101
www.stimmelpa.com

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WINSTON-SALEM BUSINESS INC.

July 17, 2019

Mayor Allen Joines and the Winston-Salem City Council
P. O. Box 2511
Winston-Salem, NC 27102

Dear Mayor and City Council Members,

I'm writing in support of Truliant Federal Credit Union's request for rezoning and long-term master plan for its headquarters campus on Hanes Mall Boulevard.

Founded in Winston-Salem in 1952, Truliant has more than 240,000 member-owners, with more than \$2.5 billion in assets. In the last five years it has added more than 50,000 members and 15 new locations, for a total of 33 branches. Truliant employs more than 700 associates, with over 435 at Truliant Way across from Hanes Mall. The Credit Union needs room to expand – and wants to expand– allowing for at least 450 additional employees at its current headquarters.

Additionally, Truliant will soon be the largest financial institution headquartered in Winston-Salem. The organization recently announced plans to retrofit a shopping center near its headquarters that has been vacant for several years. The long-term campus plan you are considering brings desirable long-term economic benefits to our city and region.

- **It brings capacity for 450 additional jobs.** While that's an incentive for area contractors and the labor force, Truliant's plan would develop infrastructure to support growth that creates synergy for even more economic development and jobs.
- **It adds significantly to the city and county's tax income.** Truliant's current annual building, campus and personal property tax bill is more than \$516,000 and they intend to invest more than \$40 million dollars on the new expansion. Therefore, if facilities are built as planned and rates remain constant, Truliant would add an additional \$5 million in revenues over a decade. Truliant is not asking for incentives to build this project.
- **The campus is a gateway to our city.** Truliant is a thoughtful corporate citizen. Its current campus is a tastefully designed complex that serves as a gateway to Winston-Salem off Interstate 40, with attractive signage and a fenced perimeter.

As you review Truliant's request, I ask that you treat its rezoning request as a priority for the sake of our region, our jobs, and our future. Please add my support to Truliant's proposed rezoning request to the Winston-Salem City Council.

Sincerely,

Robert E. Leak, Jr.
President
Winston-Salem Business Inc.

Tarra Jolly

From: Aaron King
Sent: Friday, August 02, 2019 11:05 AM
To: Tarra Jolly
Subject: FW: Truliant- Stonewood HOA Board Letter of Support W3417 & W3418
Attachments: SWHOA Truliant Rezoning Support Letter - signed.pdf

Aaron King
City-County Planning and Development Services Director
100 E. 1st Street, Suite 225
Winston-Salem, NC 27101
Phone: (336)-747-7068
Fax: (336)-748-3163

From: Doug Stimmel <DStimmel@stimmelpa.com>
Sent: Friday, August 02, 2019 11:00 AM
To: Aaron King <aaronk@cityofws.org>; Desmond Corley <desmondc@cityofws.org>; Gary Roberts <garyr@cityofws.org>
Subject: Truliant- Stonewood HOA Board Letter of Support W3417 & W3418

All:
Please add this to your reports for Planning Board & City Council.
Thanks,



LANDSCAPE ARCHITECTURE | CIVIL ENGINEERING | LAND PLANNING

Doug Stimmel, RLA, ASLA CEO

336.723.1067 | cell: 336.978.0192
601 N. Trade St. Suite 200 | Winston-Salem, NC 27101
619 S. Cedar Street, Suite. L | Charlotte, NC 28202
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Stonewood Homeowners Association

July 31, 2019

To: City of Winston Salem Planning Board & City Council

Re: Proposed Truliant / Burke Mill Rezoning items W-3417 & W-3418

To Whom It May Concern:

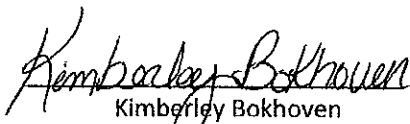
The Stonewood Homeowners Association Board of Directors does declare their support of the proposed rezoning. Truliant has been a good neighbor over the years and both builds and maintains immaculate grounds and facilities. With the proposed buffer of a raised berm, tall trees, shrubs, etc. we think it will add to the overall appearance of the street and community. It is our belief that a traffic light is a much needed addition to help with traffic flow on Bolton / Burke Mill as well as surrounding intersections. A traffic light would make turning left out of Stonewood onto Burke Mill both easier and safer.

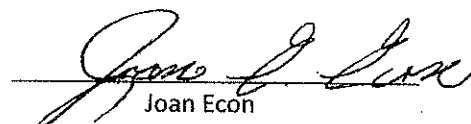
We would like to implement the following conditions:


- 1) The stop light will be installed as soon as possible. It is our understanding that Truliant may not actually build the parking lots or buildings until they deem ready. We would like the stop light be installed as soon as permits allow.
- 2) The stop light will also include a pedestrian crosswalk where feasible. Many families with children and or dog-owners walk to Bolton Park daily. This is currently rather dangerous to cross there.
- 3) The current house on the Carmichael property will be razed and landscaping be established as soon as possible. The house and grounds on the current Carmichael property are in a declining state of dishevel. That condition will only degrade over time and become a blight on the neighborhoods.
- 4) Limit the hours of employee access to the gate to reasonable work hours Monday through Friday.

Sincerely,

Stonewood Homeowner's Association Board of Directors


Kimberley Bokhoven
President


Joan Econ
Vice President


Cheryl Jeffries
Secretary

Aaron,

In light of my being out of the country for the August 8 Planning Board meeting, I want to provide the following comments regarding Truliant's proposed long term expansion plans in Winston-Salem/Forsyth County.

Public comments have largely centered on possible traffic issues, the safety of children boarding school buses, and impact on property values.

To my knowledge, there is no quantifiable data at this time that suggests a traffic capacity or safety problem on that area of Burke Mill Road.

So long as school bus stops have the proper visibility, speed limit restrictions, and the safety equipment on the buses that bring traffic to a stop is maintained, there is no likely correlation between Truliant's proposal and increased danger to children.

As to property values, I would submit that residential property values have been protected and enhanced in this area as a result of the quality of commercial and institutional investment made in this area over the years. The convenience factor of living near such a full range of retail, dining, personal services, health care and public recreation in this area is superb.

Now a few comments on the current Truliant campus and the plans for expansion over the next eight to ten years.

Truliant's current campus is one of the highest quality corporate developments created in Forsyth County since the development of the Hanes Brand corporate campus on Hanes Mill Road a number of years ago. From the 1,000 foot long winding landscaped entrance off Hanes Mall Boulevard, to the public art, landscaping, water features and the community meeting facility immediately surrounding their current building, their commitment to enhancing the quality of the built environment is exemplary. Not only have they created a beautiful setting, they maintain it to the highest standards as well.

In reviewing the proposed site plan and rezoning request, Truliant is continuing this tradition by providing more than adequate landscape buffers adjacent to residential properties, are gating the entrance from Burke Mill Road to their site with employee-only card access in order to eliminate cut through traffic to Hanes Mall Blvd., and propose to develop the remainder of their site at a relatively low density. Just like the development of their current site, buildings will not be visible from the street nor from the area surrounding the site. Few companies have gone to that trouble and expense to do things the right way.

They have employed the highest quality site planners and landscape architects this area has to offer, and are doing so because they genuinely care about creating a campus that will withstand the test of time.

Winston-Salem and Forsyth County residents know all too well the local economic impact of lending institutions' acquisitions and mergers. Truliant's proposal, their projected job creation, average salaries, and increase in the property tax base, should be welcomed and supported. Through their own acquisitions, they have expanded significantly into the Charlotte market in recent years. Their proposed expansion would be more than welcome in the Queen City, if not here.

If there was a way to vote in absentia on these items I would not only vote for approval of the requests, I would gladly make the motions to do so.

Thank you for forwarding this email to the members of the Planning Board in advance of our meeting on August 8. I regret being unable to attend.

Sincerely,

Jack Steelman

I am writing on behalf of the Ardmore Neighborhood Association regarding the Site Plan Amendment of Truliant Federal Credit Union for an Office use in a CPO-S zoning district (Zoning Docket W-3417).

We have followed the request closely, as we are a bordering neighborhood to Burke Mill Road and Hanes Mall Boulevard, and we seek to maintain the residential status of the Ardmore neighborhood.

While we appreciate that Truliant's past actions have been considerate of the surrounding community, we are concerned about additional traffic that will be generated along Burke Mill Road, which feeds into Hawthorne Road. For this reason, the Ardmore Neighborhood Board of Directors voted to endorse a suggested compromise of approving the amendment, *contingent upon* a gate access cap.

We urge the planning board to adopt the addition of a gate access cap to ensure continued harmony in the community.

Sincerely,

Kathy Pearre
VP, Ardmore Neighborhood Association

From: [Carolyn A. Highsmith](#)
To: [Tarra Jolly](#)
Cc: [Gary Roberts](#)
Subject: The New South Community Coalition OPPOSES Zoning Case W-3418's Proposed Change from RS-9 to CPO-S and Zoning Case W-3417's Proposed Additions to the Site Plan
Date: Thursday, August 08, 2019 4:52:01 AM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Planning Board Members:

The **New South Community Coalition stands in support of the London Lane and Burke Mill Road Area Neighbors who are opposing** the change in zoning from RS-9 to CPO-S for land located on the west side of Burke Mill Rd, north of I-40 (**Zoning Case W-3418**), and who are opposing the addition of a parking deck and a three-story office building to the Truliant Federal Credit Union's previous Site Plan (**Zoning Case W-3417**).

We agree that the proposed office building and parking deck construction by Truliant Federal Credit Union would place an undue burden on these neighborhoods secondary to the projected increase in traffic if these Zoning Cases are approved and the Credit Union's building projects are completed. The London Lane and Burke Mill Road Area Neighbors are already confronting severe traffic congestion every day along Burke Mill Road and London Lane, especially during peak rush-hour travel times. We have also learned that Truliant Federal Credit Union has no immediate plans (as much as 10 years out) for completing a major building expansion on their property. As such, changing the zoning from RS-9 to CPO-S plus changing the Site Plan for a project that years off seems premature and has the potential of creating even more unforeseen difficulties.

Please refer to the photos below taken by a neighbor who lives on London Lane. These photos were taken from the neighbor's London Lane house on 8.1.19. These photos show the amount of traffic going to and from Burke Mill Road off of London Lane and also shows why the addition of hundreds more vehicles if these Zoning Cases are approved will make this severely congested traffic absolutely unbearable for the neighbors living in the London Lane and Burke Mill Road neighborhood areas.

The first two top photos were taken at 4:30 PM and are looking west on London Lane heading towards Burke Mill Road.

The second two bottom photos were taken at 5:30 PM and are looking east along London Lane heading towards Ebert Road--coming from Burke Mill Road.



The **New South Community Coalition** respectfully urges the Planning Board members **to not approve Zoning Cases W-3417 and W-3418.**

Sincerely yours,

Carolyn A. Highsmith

President, Konnoak Hills Community Association, konnoak_hills@outlook.com

Vice President, New South Community Coalition, newsouthcommunitycoalition@outlook.com

336-788-9461; carolyn_highsmith@outlook.com

City County Planning Board
Forsyth County North Carolina
100 East First St
5th Floor
Winston Salem NC

RE: Letter of opposition against
Rezoning #W-3417
Rezoning #W-3418

The attached signatures are **against** any rezoning
from RS9 to CPO-S

We respectfully ask for this rezoning to not occur , not based on anti-growth, but rather because we are enthusiastic supporters of smart, planned urban development. Our most compelling reasons include:

The current zoning RS9 is compatible to the surrounding properties

The Davenport Traffic Study (that taxpayers funded) has not been totally completed and any rezoning in our area without all of that information seems premature

There is no circumstance to justify the rezoning in this residential area. For anyone to state there are “justifying circumstances” for the rezoning would be stating that our residential neighborhood has changed or is changing to such a degree that it is in the “public interest” to encourage such

rezoning. And that is simply NOT the case in the 1718 Burke Mill situation. This is simply a large banking facility wishing to subject our residential neighborhood to their wishes for future growth and a individual property owner wishing to up-sell his residential property.

The fact that Truliant/Carmichael have chosen this property for proposed future growth has been supported by Truliant stating that the homeowner decided to stop using his property at 1718 Burke Mill as his residence, therefore, justifying this change in zoning. If the City Council accepts this argument, it would then be allowing property owners who desire the windfall of a significant up-zoning to allow their properties to fall into this same situation.

The attached signatures represent a large percentage of the Stonewood Development located directly across the street from 1718 Burke Mill and we feel strongly against this rezoning.

Multiple surrounding neighbors have signed as well. Their jobs/situations do not allow them to attend today, but it is our moral obligation to present their opinion to the city, for consideration.

The following signatures represent
_____ Stonewood Homeowners

_____ Stonewood Renters

_____ Homes are represented

Also attached are signatures from surrounding neighbors who asked to be represented.

_____ from Wynfield area

_____ from Woodland Hills

_____ from Sanderstead

Regardless of outcome, we were entrusted with these voices and feel it our moral responsibility to present them.

PETITION

On May 16th 2019, we were informed by letter that Truliant Credit Union, will be requesting a **SPOT ZONING** of the currently residential parcel located at 1718 Burke Mill Road, Winston Salem, NC 27103, for their **BUSINESS** use and plan to build a three story commercial building and adjacent parking lot in place of the existing home. This building will house 300 additional employees for Truliant and we do not feel this is the best use of any parcel of land in our residential community. Please sign this petition to show your support in asking that the Zoning Board of Forsyth County North Carolina **NOT** approve the requested commercial re-zoning of this property. Our community, like many surrounding us, is already taxed with heavy traffic and we do not feel that allowing a business to change a residential lot into a **COMMERCIAL** use property is in our best interest. The petition will be presented to the local **ZONING BOARD** and to our current Councilman.

Please sign and give your address.

Thank you in advance for your concern and support

Against

W - 3417
W - 3418



LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
LAND PLANNING
601 N Trade Street, Suite 200
Winston-Salem, NC 27101
www.stimmelpa.com 336.723.1067

May 16th, 2019

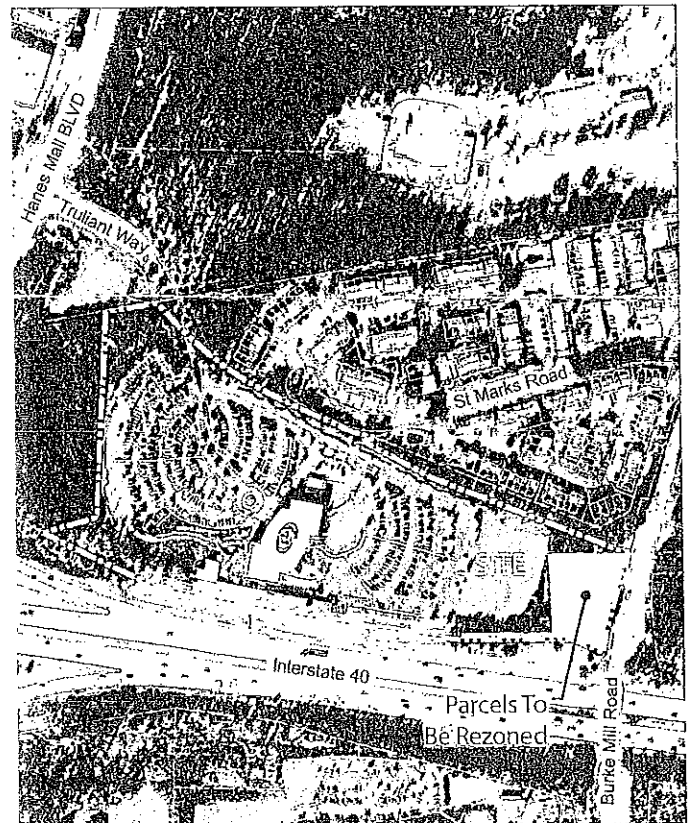
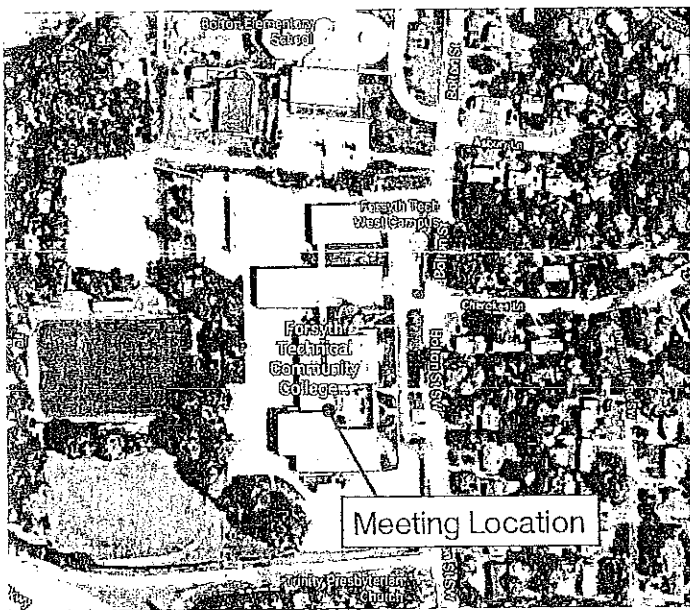
You are invited to: **A Neighborhood Drop-In Meeting**

Regarding: A rezoning of a 0.83 acre +/- parcel from RS9 (Single Family Residential) and approximately 0.37 Acres +/- of NCDOT ROW to be acquired to CPO-S (Corporate Park Office-Special Use) to incorporate into the Existing 17.09 acre +/- Truliant Federal Credit Union Campus. The Southwest Suburban Area Plan recommends Office uses for this area.

Drop-In to See the Plans and Ask Questions

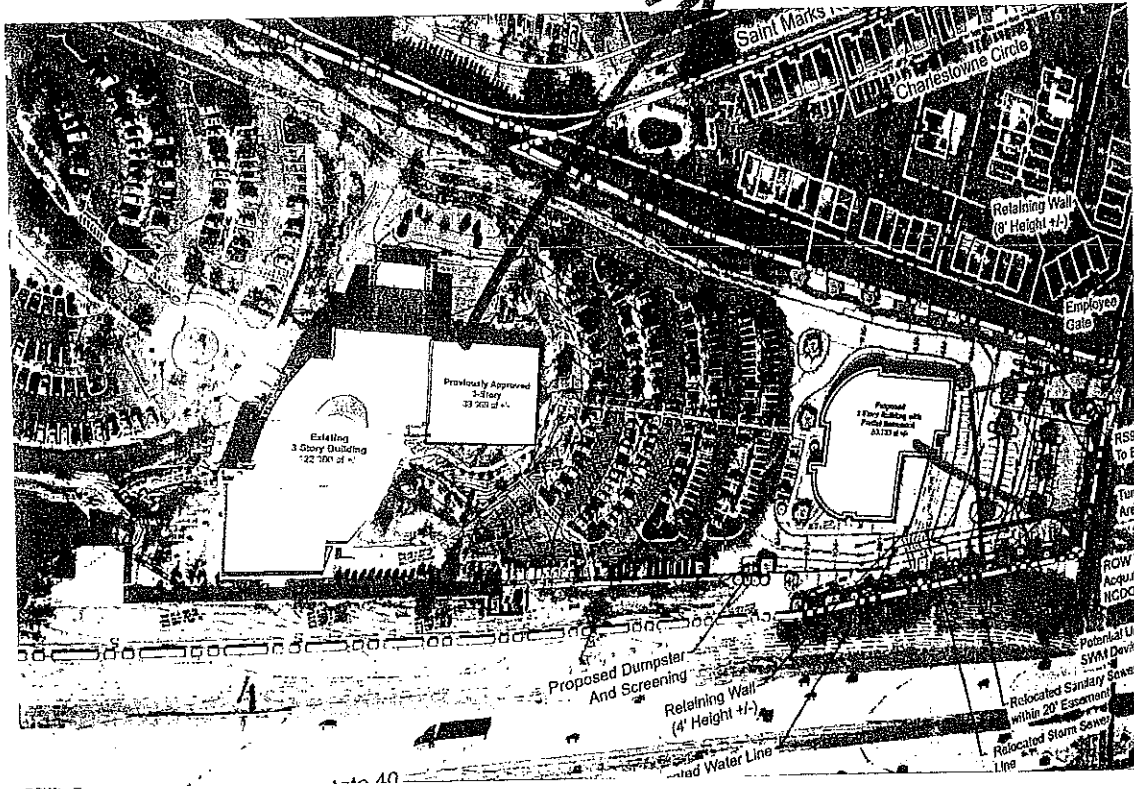
WHEN? Thursday, May 30th, 2019
Anytime between 5:30 - 7:30 p.m.

WHERE? Forsyth Technical Community College - West Campus: Room 17
1300 Bolton Street,
Winston-Salem, NC 27103



For more information please contact Luke Dickey at 336-723-1067

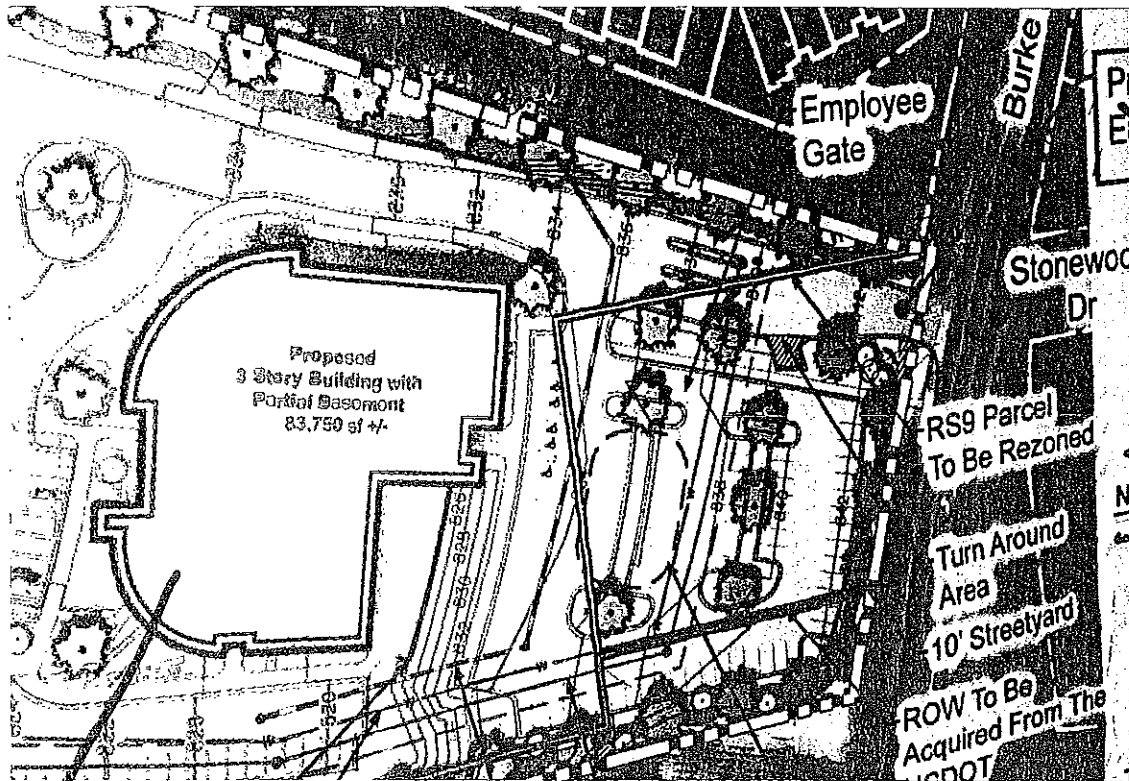
2nd Bldg Already
Appeared



site

3rd

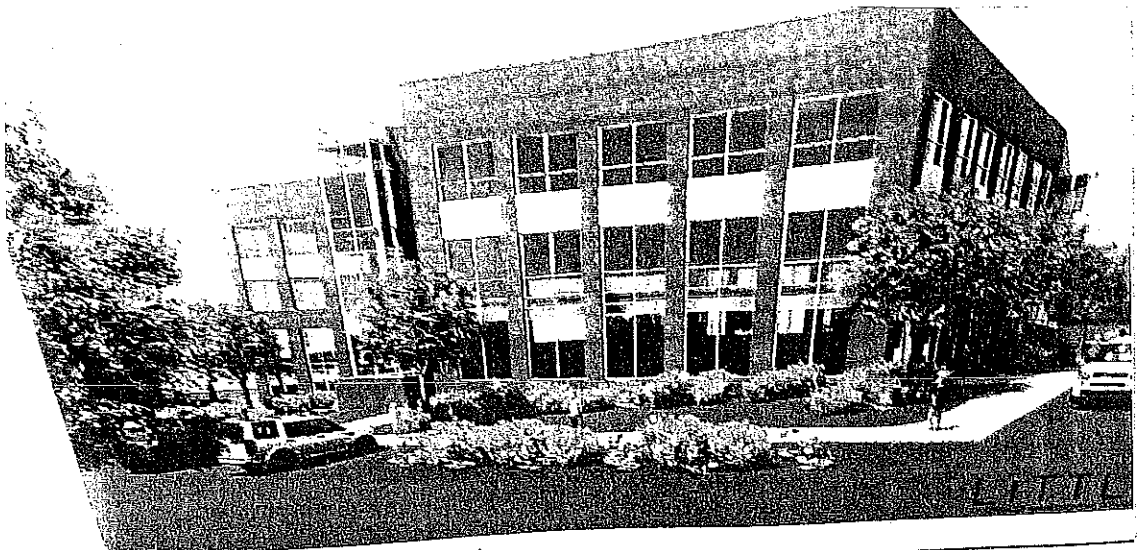
Building they want



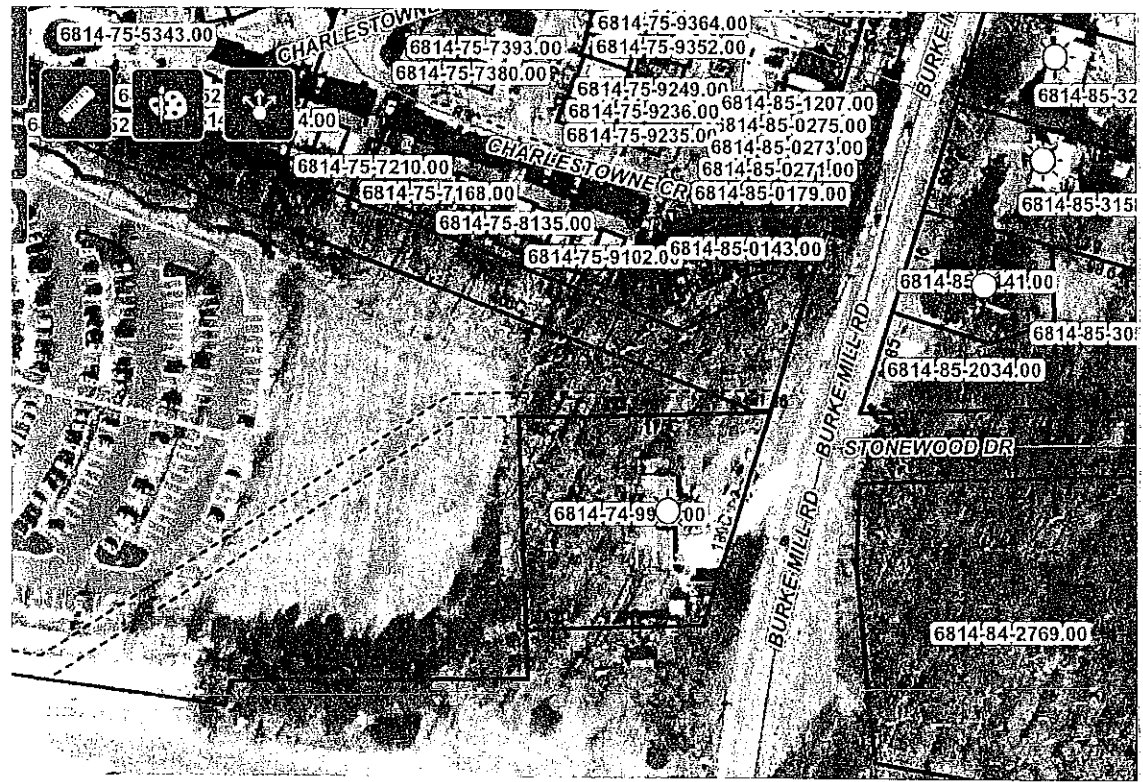
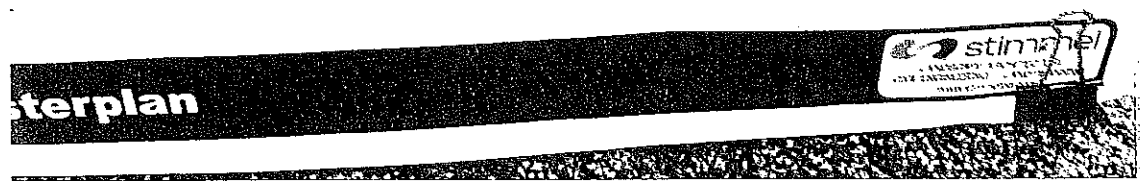
Stonewood

3rd
Bldg

Enlarged View Building
and Parking



Proposed Building Perspective



**The following figures represent the entirety
of Stonewood**

103 Total number of homes in Stonewood

77 Total number of Owner/Residents

26 Total number of Non-Resident Owners

43 Owner Residents Signed

6 Non-resident owners signed

11 Renters who wished to sign.

**So out of 77 owners who reside in Stonewood
these signatures represent 43, which is
55.8% of the 77 resident owners**

Also attached are signatures from surrounding neighbors who asked to be represented.

16 from Wynfield area

9 from Woodland Hills

2 from Sanderstead

(more will follow, did not have at time packets were delivered)

Regardless of outcome, we were entrusted with these voices and feel it our moral responsibility to present them.

Name print and SIGN

Address

email/ phone

Harry Grace	1849	" "	(336) 403 4020
Rebecca Boles	1662 Stonewood Dr		336-708-7248
Jay Majors	1932 Stonewood Dr.		336-692-2214
Tessa Gatt	1674 Stonewood Dr.		336-123-8348
Eddie Spatz	1872 Stonewood Dr		336-408-6619
Anne Patterson	1872	" "	336-760-4127
Linie Brinnan	1736 Stonewood Dr		336-418-1633
Walter Gatt	1913 Stonewood Dr		336-971-6757
Wayl Ball	1933 Stonewood Dr		336-403 465
Sally Hodges	1674 Stonewood Dr.		336 605529
Catherine Singleton	1904 Stonewood Dr		336-816-1473
Jessica Hermisen	1756 Stonewood Av.		336-671 7133
SAUL SULLIVAN	1896 Stonewood Dr.		336.829-0201
Deborah Williams	1920 Stonewood Dr.		704-902-6921
Carm DeLeon	1832 Stonewood dr		336-287-4090
Donna	1840 Stonewood Dr		
Barry D. ...	1940 Stone wood		336 782 0330
John ...	2678 Al ...		336 518 4511
John ...	1936 stone wood Dr		
Richard ...	1944 Stonewood Dr		336 655 7076

neigh
hood

(29) Stonewood
 (1) Neighbor

Name print and SIGN

Address

email/ phone

John's Beaver Street Market 1407 Stonewood Dr 336 812 4131

Gregory Smith 1955 Stonewood Dr 336 653 4786

Johnnie Whitvate 1831 Stonewood Dr 336 401-5755

Jicky Beaver / Judy Bowen 1817 StoneWood Dr 336-416-5929

Reshma Gangwani 1800 Stone wood Dr 336 659 8755

Cheryl Pittman ~~Chiff~~ 1816 Stonewood 336 765 0886

Eileen Kner Eileen 1824 Stonewood 336-408-3706

Duss Sakhar D Jahan 1848 Stonewood Dr. WS NC 27103

owner Stacy Griffin 1888 Stonewood Dr WS NC 27103

Stacy Muff 336-408-8672

↓ DORIS
Home 336 794 3636
email/ phone

Name print and SIGN	Address	email/ phone
Annette S. [unclear]	1924 Stonewood	336-794-3636
Doris Bailey	1924 Stonewood	336-794-3636 336-794-3636
Deborah Williams	1920 Stonewood	Flower32williams@yahoo.com 704-902-6921
LeTeesha Ervin	1900 Stonewood	LeTeesha@Email.com 90(800)779-2991
Candice Johnson	1903 Stonewood	336 671 8226
<u>Renter</u> Paula [unclear]	1888 Stonewood	751 0941
Dale Christ	1896 Stonewood	336-687-7030
[unclear]	1840 Stonewood	305-593-2016

↑ Duplicate NOT COUNTED

5 owners
2 renters

Name print and SIGN

Address

email/ phone

Average Bect

1970 Stonewood Dr. ³³⁶ 918-50610

Jim Pulliam

1948 Stonewood W-S ³³⁶⁻⁷⁶⁸ 1289

Mitchell Gault

1937 Stonewood W-S ³³⁶⁻⁷²¹⁻⁰³²³

Nancy Griffith

1916 Stonewood Dr. W-S ³³⁶⁻³⁸⁷⁻⁴¹⁴¹

Norm Beak

1945 Stonewood Dr. W-S ³³⁶⁻⁷⁸⁴⁻²⁵⁰¹

Cynthia A. Stamp

1825 Stonewood Dr., W-S, NC ³³⁶⁻⁷⁷¹⁻⁷²⁵¹

R • Keith J Bennett

1837 Stonewood dr W-S, NC ³³⁶⁻²⁴⁷⁻⁰²³⁶

R • Donna Bennett

1837 Stonewood Dr. W-S, NC ³³⁶⁻³⁰⁹⁻⁶⁰⁸³

Non Resident
owner

~~Donna Bennett~~

1949 Stonewood Dr W-S, NC ³³⁶⁻³⁴⁵⁻¹¹⁴⁹

Tamra Shoaf

1952 Stonewood Dr, W-S NC ³³⁶⁻ 671-4806

owner ①

② Renters

① Non Resident owner

Against Zoning

W-3417 And #W-3418

Name print and SIGN

Address

email/ phone

Return to 1940 Stonewood

OR put in mailbox Thank You

Tom CRSE / Tom 1825 STONEWOOD DR. 336 382 4376
WINSTON-SALEM, NC 27103

JAY LOVE Jimmy 823 Rivertree Ln. jblow@1969@gmail.com
(neighbor)

- ① Stonewood
- ① Neighbor

Name print and SIGN

Address

email/ phone

Non
Resid

Raymond E. Kuhn 1868 Stonewood Dr. kuhnray@wfu.edu

Non
Resid

Raymond E. Kuhn
Sue A. Kuhn 1912 STONEWOOD DR SUEKUH@WINSTON-Salem.ncs
Sue A. Kuhn

2 NON Resident owners

Name print and SIGN

Address

email/ phone

Toby Green 1941 Stoverwood 336-784-0910
~~Toby Green~~

① Non Resident owner

Name print and SIGN

Address

email/ phone

Jacqueline E Broach

1921 Stonewood Dr
W-5, NC 27103

(336) 816-3886
jacqbroach@aol.com

Jay L Broach

① Non Resident owner

Name print and SIGN

Address

email/ phone

Vella Page 1. Vella Page 1909 Stonewood Dr dpth 7656@yahoo
336-310-4085

① Non Resident Owner

Name print and SIGN

Address

email/ phone

TINA J BATSON 1892 Stonewood Dr. 336-331-5211

Janae Batson

MITCHELL BATSON ~~Mitchell Batson~~ 1892 Stonewood Dr W-S, NC 27103 ^{(336) 331-3211}

Julia Batson ~~J Batson~~ 1892 Stonewood Dr. (336) ~~(1028)~~ 0307

Will D. Batson ~~Will D Batson~~ 1892 Stonewood Dr. (336) 391-1649

4 Rentas

Name print and SIGN

Address

email/ phone
(253) 414-6688
millerk@uncsa.edu

• Kate Miller Kate Miller 11666 Stonewood

Jack & Bonnie Rice 11670 Stonewood

JRice143@gmail.com
(336-765-2646)

1 owner
1 renter

Name print and SIGN

Address

email/ phone

[Signature]
Ann Seofield

2724 Woodlore TR

annseofield@
gmail.com

Caryn Sears Caryn Sears 2646 Merry Oaks Tr. carynssears@triad.rr.com

Tammy Macias *[Signature]* 2701 Merry Oaks Tr ^{tammymacias} @bellsouth.net

Becky Francis 2695 Woodlore Trail rebec0924@yahoo.co

Pamela Moore 2638 Merry Oaks Tr plm.mylife@

Rob Davidson 2752 Woodlore TR. W-S, jamesrdavidson@
gmail.com

[Signature]
MICHAEL MACIAS 2701 MERRY OAKS TR W-S, MACIAS7937@BELLOUTH.
NE

Craig Shari 2650 Merry Oaks Tr elshara@ah.com

Alyssa Botte
Alyssa S. Botte 2113 Merry Oaks Trail alyssa.botte@gmail.com

9

Woodland Hills Residents / Owners

Name print and SIGN	Address	email/ phone
Bill Thornton Bill Thornton	2852 Wynfield Crossing Ln.	thorntw@yahoo.com 336-416-1145
Wynnie Thornton Diane Thornton	2852 Wynfield Crossing	edwthornton@yahoo.com 336-413-0726
Donna Doy DONNA DANIELS Claudetta Wall	2800 Wynfield Crossing	ddaniel5541@hotmail.com 336-705-9466 Claudetawall@att.net
Claudetta A. Wood Hazel Willis - Hazel Willis	2632 Woodington Dr. W-S, NC. 27103	hptalvon@gmail.com W-S, NC 27103
Jack Wilson JACK BOWERS	2801 Wynfield Crossing Lane, W-S, NC 27103 2808 Wynfield Xing LN	jbowers12@triad.rr.com MARHENKE@AOL.COM
James R. Marhenke James R. Marhenke	2708 Sawyers Ct	
Heidi Respass Heidi Respass MARRY RESPASS	2805 Wynfield Crossing Lane	heidirespass@yahoo.com
Clayton Respass	2805 WYNFIELD CROSSING LN	Marryl.respass@qsig.com
BRENDA SHARP Brenda Sharp	2844 WYNFIELD CROSSING LN	bbcplane2@yahoo.com
Evelyn Gentry Howie Evelyn Gentry Howie	2824 Wynfield Crossing Lane	evelynhowie@gmail.com
CYNTHIA REAVIS CYNTHIA REAVIS	2849 WYNFIELD CROSSING Lane	REAVIS.CYNTHIA@gmail.com

16

Wynfield Residents/Owners

WESTMINSTER PLACE ASSOCIATION

August 5, 2019

TO: City of Winston-Salem Planning Board and City Council

FROM: Westminster Place Association

RE: W-3417 Site Plan Amendment (Truliant Federal Credit Union) & W-3418 Zoning Petition (Carmichael)

I am writing on behalf of the Westminster Place Association Board of Directors regarding the proposed rezoning which would establish a corporate component in our residential neighborhood. This rezoning would allow the construction of a Truliant employee entrance on Burke Mill Road. 68 Westminster residents who were reached regarding the proposal have signed a petition opposing the rezoning. Our Board has voted to reflect this. Westminster Place Association opposes the rezoning and the addition of an employee entrance on Burke Mill Road.

The introduction of more traffic to an already high-volume thoroughfare in this residential area is a great concern. Regardless of low number estimates of employee usage, these are only estimates and are no guarantee that more employees wouldn't use the entrance if it were available.

Also, assurances that public access would not be permitted through this entrance doesn't ensure that it would stay that way. Would future rezoning or another site amendment alter those assurances?

Obviously there are existing concerns with traffic in the area already and these are being analyzed under the Burke Mill Road Corridor Study. Wouldn't it be prudent for the study to be complete before allowing changes that will have obvious impact?

I urge you to consider the wishes of the Westminster homeowners and residents who are opposed to the rezoning and addition of an employee entrance on Burke Mill Road.

Sincerely,



Anna Messina
HOA President

Name print and SIGN	Address	email/ phone
Kaitlin Slater (Lori Stephens)	2962 E. Saint Marks Rd. 11	336-749-5335 kaitlin@kpmoto.com
Carolyn Boles	2962-D Saint Marks Rd	336-659-9889
Ruth Leele	2962-I Saint Marks Rd	336-760-2177
Stacie Griffin	2962-B Saint Marks Rd	336-995-7625
Glenda Denney	2962-A Saint Marks Rd	336-480-6967
Adoy Seibert	2966-E St Marks Rd	336-837-9960
Jo Sapp	2966 C St Marks Rd	336-768-3315
Dorell Moses	2966B St. Marks Rd	336-624-0760
Barbara Jew	2952 F St Marks Rd	336-416-5700
Charles Church	2966 E saint Marks Rd	336-977-5676
Nathan Robson Nathan Robson	2946-H St. Marks Road	336-765-8453
Ktm Smith	2946-A St Marks Rd	336-972-5763
Sims Bulluck	2946-E St Marks Rd	336-575-7443
CF BAKER	2950-C St Marks Rd	336-659-2369
Edward Wheeler	2950-B ST MARKS Rd	336-659-9993
Donny Bell	2958-C St. Marks Rd	336-692-4199
Susan Noll	2958-D St. Marks Rd	336-624-4798
Wanda Shiner	2958-E " " "	336-391-7428
Louise Johnson	2930 D St. Marks Rd	336-768-6042
Arturo Reyes	2942 E St. Marks Rd	614-373-1519
Stacey McIntyre	2938 St Marks Rd	336-858-6522

Name print and SIGN

Address

email/ phone

DAVID IRWIN 2942 F SAINT MARKS RD. 624-6914

JOEL HAYES 2942 A ST. MARKS RD. 336-391-1363

Clyde Beck 2954-D St. Marks Rd 336-765-3067

Tony Sabio 2906-G St. Marks Rd coachsabio@gmail.com

Anna Sabio 2906-G St. Marks Rd umchamiss@gmail.com

Joslyna Rominger 2906-F St. Marks Rd. jrominger@gmail.com

Kathyl L. Smith 2902 H St. Marks Rd. Kat.bird10@yahoo.com

Rusty G. Smith 2902 H St. Marks Rd. 336-600-0397

Carolyn County 2902 F St. Mark Rd 608-4485 (336)

Katelln Hamilton 2902 E Saint Marks Rd 616-644-3183

Clake Hamilton 2902 E Saint Marks Rd 616-822-7112

PAMELA BANNER 2902 B Saint Mark Rd 336 926 4954

Nekko Banner 2902 B Saint Marks Rd 240-435-9424

Charlie Brown 2902 " " " 767-7754

Matthew Bie Meruik 2910 B St. Marks Rd eurobui@yahoo.com

Marla Primm 2914A Saint Marks Rd. 27103

Jann Fowl Jann Fowler 2914 B Saint Marks Rd 27103

Rosa Blake 2914 St Mark St. Apt C 27103

Alman. Makore 2918 St Mark Rd makore44@gmail.com

Mary Newsome 2972 St. Marks Rd, Apt E. 336-97-7816 marykathnewsome@gmail.com

Michele Holt 2926 F St. Marks Rd. 336-549-7211

Name print and SIGN

Address

Email/phone

Mike Smith Mult	2946-B ST Marks Rd	336-972-9968
Mike Long Mull	2942-D Saint Marks Rd	619-888-8982
Jill Walters	2942 H "	336 986 4710
Danna Montgomery	2938-A "	336-760-1432
Mary Montgomery	2938-A "	336-760-1432
Austin Moore	2966 F "	728-674-0625
Kyle McNamara	2966 F "	239-357-4967
Karen Lilly	2970 A "	704-658-5652
Patricia Roberts	2970 E "	336-403-2180
Jean J. Hall	2958 B " "	336 765 1095
Jessica Bonilla	2958A "	336-971-0662
Matt Buro-Mervik	2910 B "	9287 573-808
Jerry Wood	2938 D "	768-4046 6917
Richel Sequerra	2942C "	326-6927379
Jessica Blackburn	2938 B "	336-582-1314
Robert Matin Robyn Martin	2942-B Saint Marks	336-473-1958

Name print and SIGN

Address

email/ phone

ANNA MESSINA 2926 SAINT MARKS UNIT 6 ~~William~~

Christopher Spaw 2926 Saint Marks Rd Unit B rcangechr@gmail.com

REBECCA BROWN 2930 SAINT MARKS UNIT 6 336-466-2883

Joanne Hamlet 2930 Saint Marks Rd. #F ³³⁶ 765-9377

ESPOSITO DANIELA 2926 SAINT MARKS RD 3367498321

Jared Robertson 2930 Saint Marks Rd jsc2351@grail.com

Keisha Wilkes 2930 Saint Marks Rd Keishateewilkes@gmail.com

~~Just Hayes~~



British Woods

Neighborhood Association

bwna18@gmail.com (585)474-1680

Winston-Salem, NC



August 8th, 2019

City of Winston-Salem
Planning Division
Stuart Municipal Building
100 East First Street, Suite 201
Winston-Salem, NC 27101

Re: Rezoning Case W3418

Dear Planning Board Members,

Traffic on London Lane has been a rapidly growing problem since it was opened in 1999. Since then the British Woods neighborhood has seen an increase in noise pollution, litter, traffic volume, road rage, accidents, and a major decrease in pedestrian safety and general livability of the area. The city's leadership, planning department, and WSDOT has done little to nothing over the last 20 years to quell the resident's concerns and the surrounding community's issues regarding the massive volume increases and the problems that stem from it.

While we know that Truliant has not caused the traffic problems on London Lane and agree with other area HOA's that Truliant has been a good neighbor over the years. Truliant's growth and prosperity, which we fully support, should not come at the expense of the local residents.

Therefore, the British Woods Neighborhood Association consisting of 226 homes does not support the rezone of residential property 1718 Burke Mill road, the property that is needed to construct the access road for Truliant employees. We believe this access road will further increase traffic on London Lane causing more congestion and facilitate greater risks to residents and family safety in the British Woods Neighborhood.

If the planning board and city council approve the rezone of case W-3418, the city will be allowing the known traffic problems to continue and compound with no actionable solution. Making our neighborhood safer from the growing dangers of the increase in daily vehicle traffic should be your primary concern. There is a difference between smart planning for growth and just allowing development, any part of any rezoning request that would purposely permit more vehicles onto Burke Mill Road, and by consequence through the British Woods residential area, should be denied. We ask that the planning board and city council members vote against the rezoning of case W-3418 that allows for the access road.

Thank you,
Siobhan Murphy
British Woods Neighborhood Association President

PETITION

On May 16th 2019, we were informed by letter that Truliant Credit Union, will be requesting a **SPOT ZONING** of the currently residential parcel located at 1718 Burke Mill Road, Winston Salem, NC 27103, for their **BUSINESS** use and plan to build a three story commercial building and adjacent parking lot in place of the existing home. This building will house 300 additional employees for Truliant and we do not feel this is the best use of any parcel of land in our residential community. Please sign this petition to show your support in asking that the Zoning Board of Forsyth County North Carolina **NOT** approve the requested commercial re-zoning of this property. Our community, like many surrounding us, is already taxed with heavy traffic and we do not feel that allowing a business to change a residential lot into a **COMMERCIAL** use property is in our best interest. The petition will be presented to the local **ZONING BOARD** and to our current Councilman.

Please sign and give your address.

Thank you in advance for your concern and support

Against # W = 3417

W = 3418



LANDSCAPE ARCHITECTURE
CIVIL ENGINEERING
LAND PLANNING
601 N Trade Street, Suite 200
Winston-Salem, NC 27101
www.stimmelpa.com 336.723.1067

May 16th, 2019

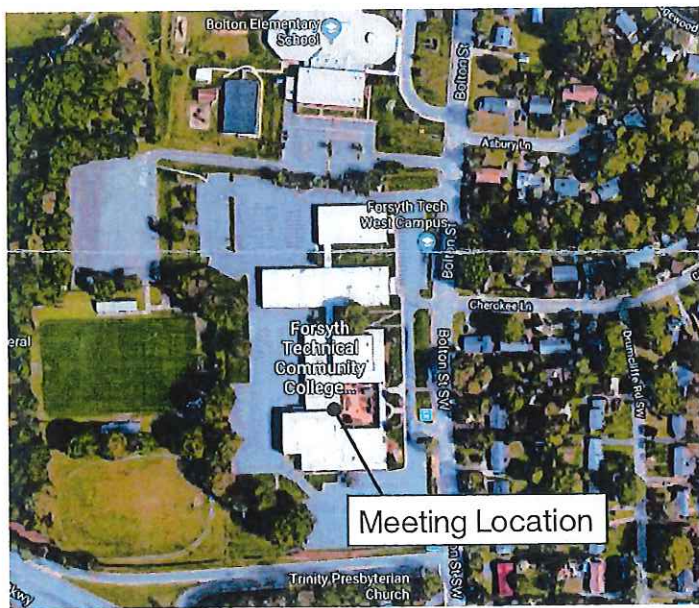
You are invited to: **A Neighborhood Drop-In Meeting**

Regarding: A rezoning of a 0.83 acre +/- parcel from RS9 (Single Family Residential) and approximately 0.37 Acres +/- of NCDOT ROW to be acquired to CPO-S (Corporate Park Office-Special Use) to incorporate into the Existing 17.09 acre +/- Truliant Federal Credit Union Campus . The Southwest Suburban Area Plan recommends Office uses for this area.

Drop-In to See the Plans and Ask Questions

WHEN? Thursday, May 30th, 2019
Anytime between 5:30 - 7:30 p.m.

WHERE? Forsyth Technical Community College - West Campus: Room 17
1300 Bolton Street,
Winston-Salem, NC 27103



For more information please contact Luke Dickey at 336-723-1067

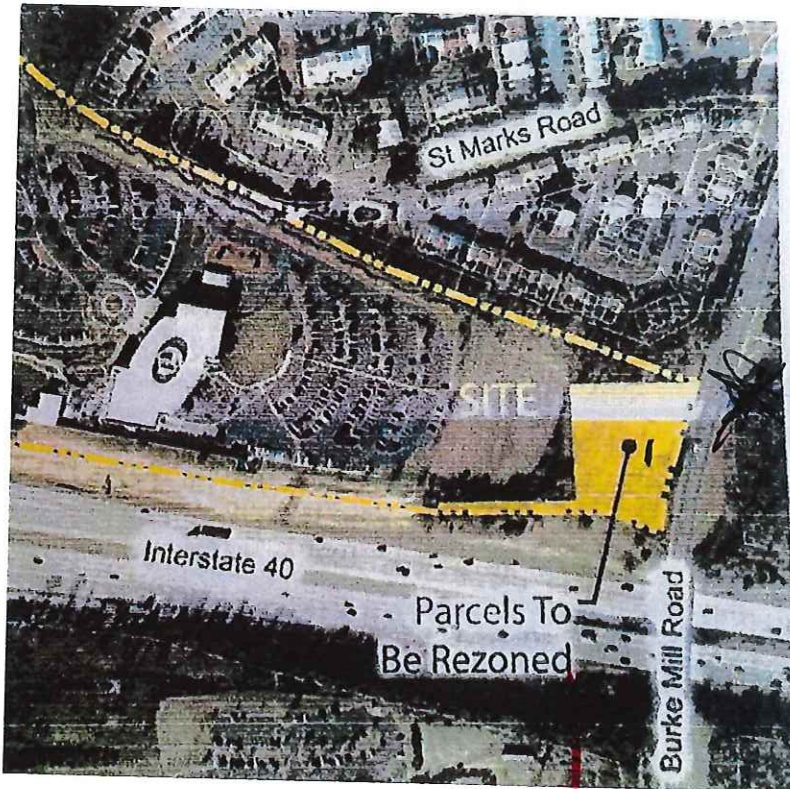


Proposed Building Perspective

sterplan



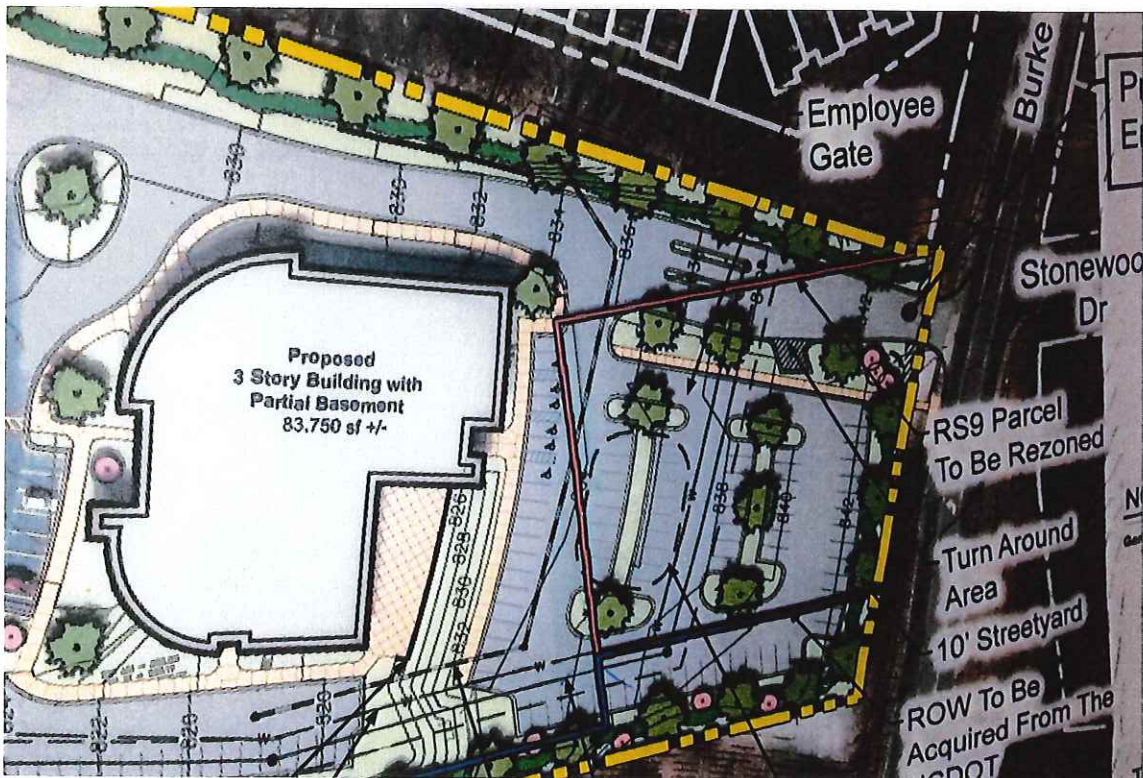
Proposed Building



Parcel to be ReZoned



site
→



Enlarged View Building
And Parking

Name print and SIGN	Address	email/ phone
Stephen McCarroll	2654 London Ln. WS 27103	st99mc@gmail.com (702) 525-0215
Ka Weon	2660 London Lane WS NC 27103	(333) 889-7829
Robert C Morris	2706 London WS NC 27103	336 6823723
Marilyn Schenck	2718 LONDON LANE 27103 WINSTON SALEM NC	336-403-1662
Melissa Richard	2742 London Lane WS 27103	mrsrichard26@yahoo.com
W. Southern	2760 London Ln WS 27103	csouthern@kim.com
Kimberly Whitaker	2766 London Lane W-S NC 27103	Kazifance@northhealth.org
Jeanne Pearson	2772 London Ln	jhbpearson@yahoo.com
Evelyn Acevedo	2831 London Ln.	alyadayan@gmail.com
Steve Webster	2755 London Ln	336-602-4440
Erik Bowen	2737 LONDON LANE W-S, NC 27103	
Bradley Rabel	2725 London Lane W-S NC 27103	
Connie Dodson	2701 London Lane W-S 27103	
Cathy Bynum	2655 London Lane W-S 27103	
Shel Bynum	2655 London Lane	940.447.5633
ARON ROSS	2707 LONDON LN	336.817.0480
Caitlin Bunneman	2701 London Lane WS 27103	828 012-6200

Name print and SIGN

Address

email/ phone

Wilhelmina Mobley 2767 LONDON LANE W-S 27103

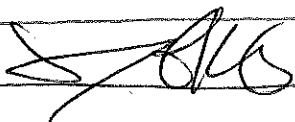
Wilhelmina S. Mobley

Billie Smead L. ^{com}
336-978-6305

LEONARD MORLEY, 2767 LONDON LN, WINSTON SALEM, NC 27103

Leonard Morley - 336-682-4456

SPOT ZONING

O/R	Name print and SIGN	Address NEWCASTLE DR	email/ phone
0	Erma Hunt Erma Hunt	2181 Newcastle Dr	ermahunt@live.com
0	Dan Hunt Daniel D Hunt	2181	danohunt@live.com
0	Ann Combs Ann Combs	2179	NH
0	Edwin Combs ELC III	2179	NH
0	Tommy Thomas Tommy Thomas	2177	TTHOMAST11@AOL.COM
0	Dickey Warford Dickey Warford	2175	
0	Margaret U. Warford	2175	pegwarf@gmail.com
0	Richard S. WARFFORD Rich Warford	2173	Rwarford@gmail.com
0	Beth Warford Beth Warford	2173	
0	Woodruff F. Sink Woodruff F. Sink	2171	wsink1@triad.rr.com
0	Betty Z. Sink Betty Z. Sink	2171	" "
0	Tina Whiteheart Tina Whiteheart	2169	tina.whiteheart@gmail.com
0	Michael R Whiteheart Michael R Whiteheart	2169	Michael.Whiteheart@gmail.com
0	ARZATA B. THOMAS thomasarzaia@yahoo.com	2167	
0	Arthur Oler Arthur Oler	2165	
0	JUDITH OLER Judith Oler	2165	
0	E. A. Edelmira Acedo	2163	
0	RAY FREEMAN Ray Freeman	2159	
0	Edgar Bias Edgar Bias	2155	
	Declined	2153	
	DECLINED	2161	
0	Jeremy Ellis 	2151	

NH

OWN/RENT

SPOT ZONING

O/R	Name print and SIGN	Address NEW CASTLE DR	email/ phone	
		2151		
		2149		NH
o	Ginny Vellari Murrin	2147	ginnyvellari@gmail.com	
o	Florence Wiley Florence Wiley	2145		
o	Bill Farrell	2144	Bill Farrell	
	Jean G Beam Jean G Beam	2143		
church	Geraldine Rogers Geraldine Rogers	2141		
		2139		
o	Greg Brown Greg Brown	2133	jgregory@thebrown ^s .com	
o	Michael DRAGAN M. Dragan	2126	mdragan@bellsouth.com	
o	Nikki Elston N. Elston	2117	nekblastic@yahoo.com	✓
		2113		NH
		2105		NH
o	R. Brown R. Brown	2101		
o	Shirley Brown	2102		
x		2100		x
		2108		NH
o	WILLIAM M. MOORE William M. Moore	2108		
o	GARY BOGUNIA G. Bogunia	2112		
o	Tina Bogunia Christina Bogunia	2112		
o		2115		VAC
		2120		
		2107		NH
		2125		NH
OWN/RENT		2129		EMPTY

SPOT ZONING

O/R	Name print and SIGN	Address NEW CASTLE DR	email/ phone
	DECLINED	2124	
□	Rachelle m. Veschio <i>Rm Veschio</i>	2128	neshelenka@aol.com
□	Joseph Fitzgerald <i>J. Fitzgerald</i>	2140	
		2144	
□	Andrew Starnet <i>Andrew Starnet</i>	2146	
□	RAFAEL DUJEE <i>Rafael Dujee</i>	2148	
□	Jason Kremidas <i>JRK</i>	2152	WC 27103
□	Paul Skordas <i>Paul Skordas</i>	2154/WS	27103
		2158	NH
		2162	NH
□	IRAIYA Polyakova <i>I Poly</i>	2164	
		2166	NH
		2168	NH
□	NORMAN STEPHENS <i>Norman H Stephens</i>	2172	NORM.STEPHENS@OUTLOOK.COM
□	Helen Norris <i>Helen Norris</i>	2176	
□	Doris Byrd <i>Doris Byrd</i>	2178	dbyrd04@triad.rr.com
□	GORDON ALLEN <i>Gordon Allen</i>	2137	

OWN/RENT

Name print and SIGN

Address

email/ phone

Drew Stanley 2730 London Ln drew.stanley.2@velvo.com
W-S, NC 27103

Kristin Stanley 2730 London Ln Krlauric@gmail.com
W-S, NC 27103

We cannot make the June 27 meeting.
Feel free to e-mail any updates or support
opportunities

Thank You

Name print and SIGN

Address

email/ phone

TERENCE SCOTT HILLMAN

919 384 5024

Terence Hillman

jynx1968@

yahoo.com

FRANK R. HILLMAN

919 384 5023

Frank Hillman

frankieontheroad@

yahoo.com

2773 LONDON LANE

WINSTON-SALEM, NC 27103

Name print and SIGN

Address

email/ phone

<i>M. de Varona</i> Angela de Varona (585) 474-1680	2724 London Lane	angeladevarona@gmail.com
Stephen Murphy	2215 New Castle Dr	336-692-4701
<i>William Scheidt</i> Bill Scheidt	2721 Cardiff Ct	bill@tmws.com
<i>Leah Roy</i> LEAH ROY	2721 Cardiff Ct	lroye@domain.com

Name print and SIGN

Address

email/ phone

Rachel Larkin	2655 London Ln.	rachela.larkin@gmail.com
Rob Larkin	2655 London Ln.	bawtieguny73@gmail.com
GENE SCHEPKER	2648 London Ln.	

Name print and SIGN

Address

email/ phone

Kristen King/Kustard King 2800 London Ln kakc76@yahoo.com
336-971-4511

James Richard JONES 2800 London Ln 336-400-1036
muddy2ep70@yahoo

W. MAX HERRIN 2148 Ludlow Ln wherrin3@KIAAd.com

Name print and SIGN

Address

email/ phone

Ann B. Chipman 2820 London Lane Kachipman@wsfcs.K12.
Ann B. Chipman 2820 London Lane 336-413-4549

Katharine A. Chipman Kachipman@wsfcs.K12.nc.
Katharine A. Chipman 2820 London Ln. 336-413-4547

3045
45

Name print and SIGN

Address

email/ phone

Helen Carnos Tsiolkas 1532 Abbey Ct 336-765-8559

Dionne D. Nagle 1538 Abbey Ct. 336 481 554

Margie Ader 1543 Abbey Ct WSNK 27103 336-768153

Ed + Lillie Arnold 1525 Abby Ct 765-6790

Harriet D. Smith 1537 Abbey Ct, WSNK 27103 336-448-5835

Elline Layman, 1632 ³³⁶⁻⁷⁶⁵⁻⁷⁹⁰¹ Pembroke Av.

Name print and SIGN

Address

email/ phone

Justin Moorman *JM* 2736 Edinburg Dr 434 426 3691

Joye & Steve Munson 2737 Edinburg Dr 336-765-5468

Michael Hauser *MH* 2772 Edinburg Dr 336 480-8567

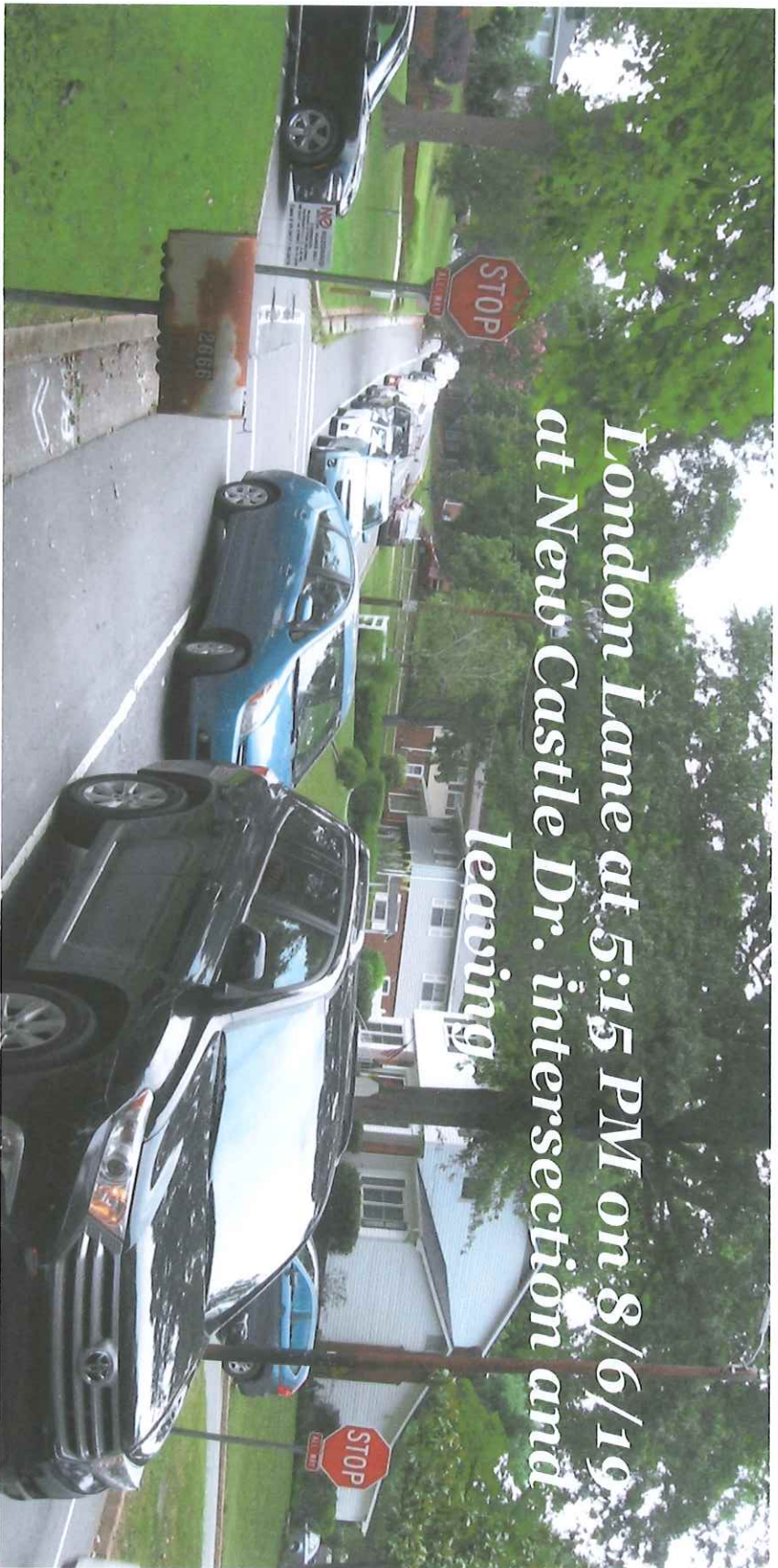
CYNTHIA WHITFIELD *CW* 2128 LEEDS LANE 336-865-3472

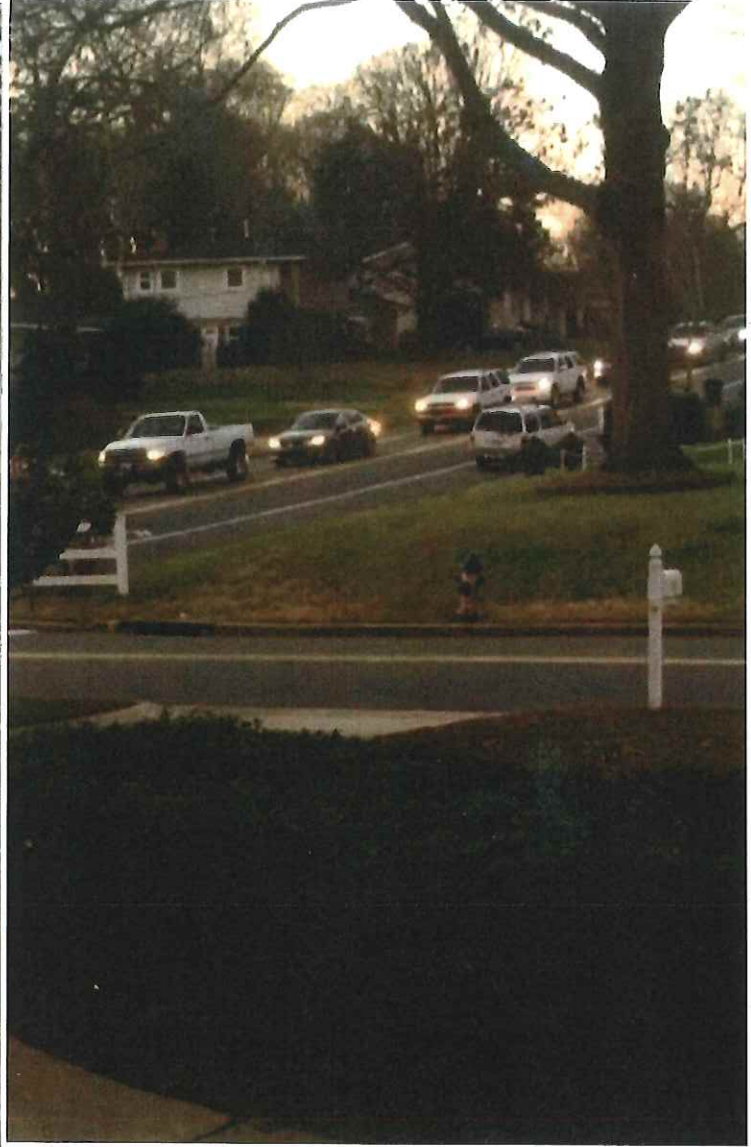
Eriley Parker 2749 Edinburg Dr. 336 - 669-0230

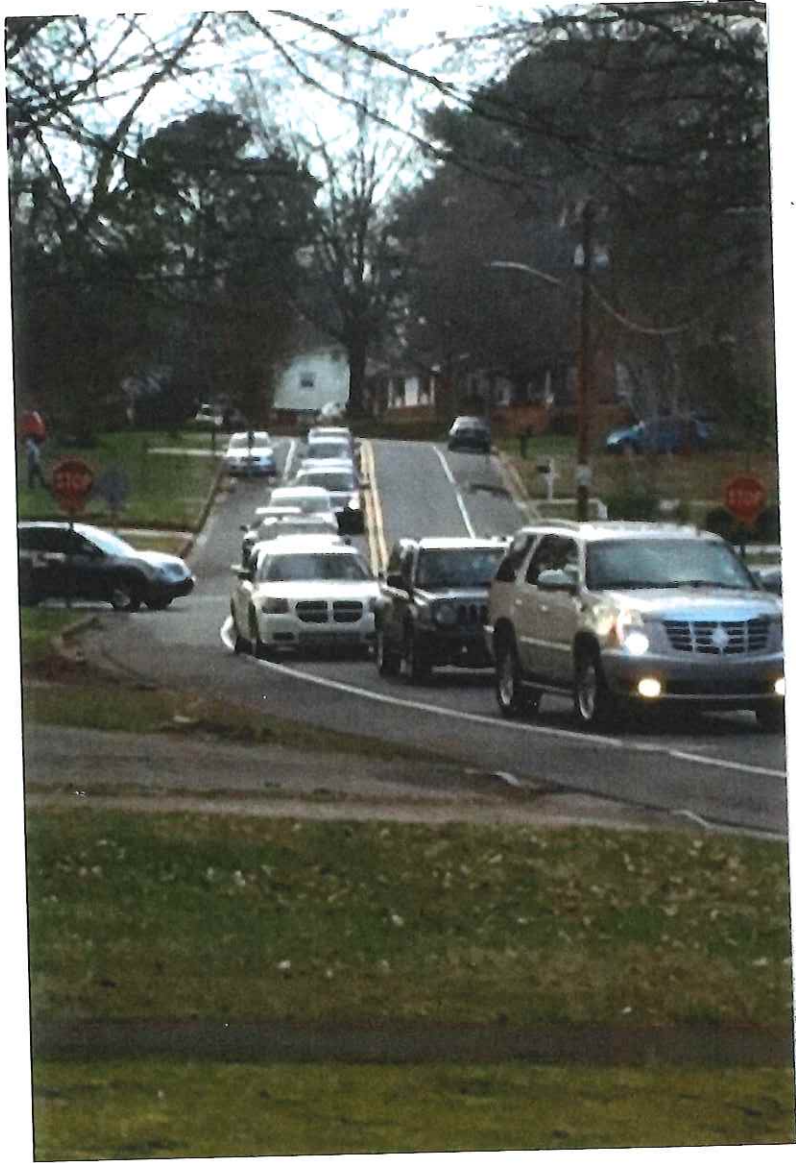
Carla Falkenberg 2730 Edinburg DR. 336-929-9231

Melissa Lemme man 2715 Cardiff Ct. 336 575 2995

Rachael & Chris West 2742 Edinburg Dr. 336-590-0150

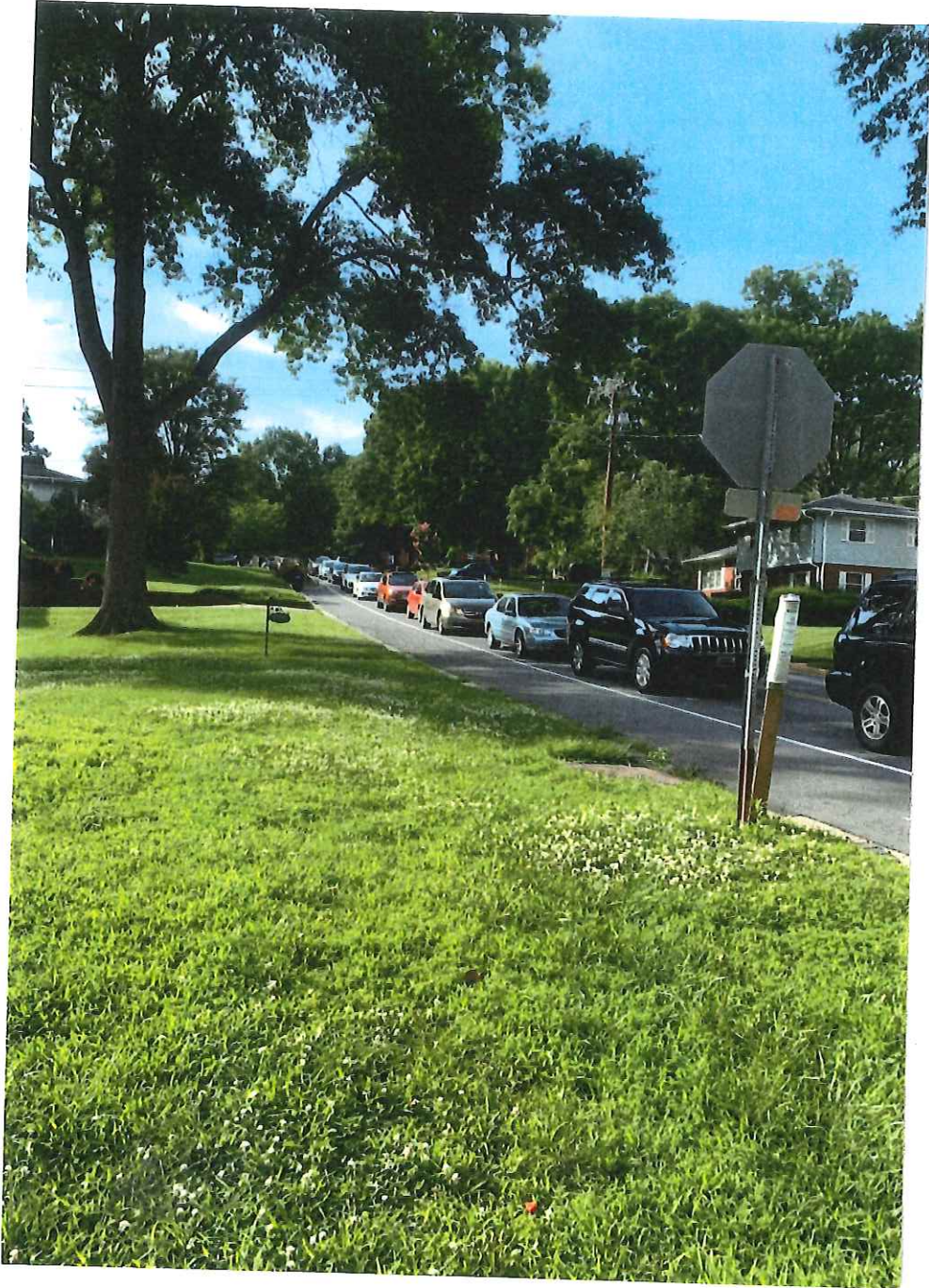












Guinevere Lane

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

Our concerns are:
That the present infrastructure will not support the significant increase in traffic on all streets surrounding this property, especially North Cliffdale Drive.

These 65 additional homes will generate additional storm water runoff and soil erosion into the existing streams and yards within the petitioned area and surrounding neighborhoods of N. Cliffdale Drive, Gordon Manor, Guinevere Lane, Guinevere Court, The Glade, and Candlewyck.

A 200 year old hardwood forest, unique in its location, in the heart of a residential area will be destroyed, and the wildlife that goes with it.

As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Kamilla S. McHugh	3786 Guinevere Ln. W-S 27104	Kamilla McHugh	7/1/19
William Fisher	3530 Brillmore Ln	Wes Fisher	7/1/19
Lynn Fisher	3830 Guinevere Ln	Lynn Fisher	7/1/19
Preeti Madan	3776 Guinevere Ln.	Preeti Madan	7/1/19
Anna Higgins	3925 Guinevere Lane	Anna Higgins	7/1/19

Guinevere - 4NE

Name	Address	Signature	Date Signed
Cathy White	5916 Guinevere Ln	Cathy White	7/1/19
Garnett Higgins	3925 Guinevere Ln	Garnett Higgins	7/1/19
William + Pamela	3850 Guinevere Ln	William + Pamela	7/1/19
Kethon G. Coffey	3900 Guinevere Lane	Kethon G. Coffey	7/1/2019
Ashley F. Lyons	3500 Guinevere Lane	Ashley F. Lyons	7/1/19
Phillip Pledger	3901 Guinevere Lane	Phillip Pledger	7/1/19
Sarah Bond	3911 Guinevere Lane	Sarah Bond	7/1/19
Brian Bond	3911 Guinevere Ln.	Brian Bond	7/1/19
Andrea Pledger	3901 Guinevere Lane	Andrea Pledger	7/1/19
Brian Acker	3795 Guinevere Ln	Brian Acker	7/1/19
Rami Madan	3776 Guinevere Ln	Rami Madan	7-1-19
KATHIE WASH	3851 GUINEVERE LN	Katie Wash	7-1-19
BOB WASH	3851 GUINEVERE LN	Bob Wash	7-1-19
Marie Steele	3796 Guinevere Ln.	Marie Steele	7/1/19
Nicole Acker	3795 Guinevere Ln	Nicole Acker	7/1/19
Peter McHugh	3786 Guinevere Lane	Peter McHugh	7/1/19
David Hinton	3766 Guinevere Lane	David Hinton	7/1/19

Guinevere Lane

Name	Address	Signature	Date Signed
Natalie Hinton	3766 Guinevere Ln.	Natalie Hinton	7-1-19
Phyllis Culbertson	3810 Guinevere Ln.	Phyllis Culbertson	7-2-19
Brian Thompson	3820 Guinevere Ln	Brian Thompson	7-2-19
Lisa Thompson	3820 Guinevere Ln	Lisa Thompson	7-2-19
Mary Virginia Smith	3908 Guinevere Ln	Mary Virginia Smith	7-2-19
Lucks Shields	3908 Guinevere Ln	Lucks Shields	7-2-19
Ann Kint	3821 Guinevere	Ann Kint	7-2-19
Pam & Scott Reed	3861 Guinevere Lane	Scott E. Reed	7-2-19
Katie Spurb	3840 Guinevere Ln, Nc 2104	Katie Spurb	7-2-19
SMC JAMB	5840 GUINEVERE LANE, Nc 2104	SMC JAMB	7-2-19
Hester Ringer	3807 Guinevere Lane	Hester Ringer	7-2-19
Sam Ringer	11	Sam Ringer	7-2-19
Ben Coleman	3880 Guinevere Ln	Ben Coleman	7/2/19
Sylvia Coleman	11	Sylvia Coleman	7/2/19

Guinevere CT

Petition Against Rezoning Land on North Cliffdale Drive

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These 65 additional homes will generate additional storm water runoff and soil erosion into the existing streams and yards within the petitioned area and surrounding neighborhoods of N. Cliffdale Drive, Gordon Manor, Guinevere Lane, Guinevere Court, The Glade, and Candlewyck.

A 200 year old hardwood forest, unique in its location, in the heart of a residential area will be destroyed, and the wildlife that goes with it.

As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Jennifer Champagne	233 Guinevere Ct	J-F Champagne	7/1/2019
Allison Dupuis	233 Guinevere Ct	Allison Dupuis	7/11/2019
Vicky Boesse	417 Everhardt	Vicky Boesse	7/11/2019
Wanda Holland	220 Guinevere Ct	Wanda Holland	7/11/19
Jonathan Walker	209 Guinevere Ct	Jonathan Walker	7/2/19

King Arthur

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

Our concerns are:
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These 65 additional homes will generate additional storm water runoff and soil erosion into the existing streams and yards within the petitioned area and surrounding neighborhoods of N. Cliffdale Drive, Gordon Manor, Guinevere Lane, Guinevere Court, The Glade, and Candlewyck.

A 200 year old hardwood forest, unique in its location, in the heart of a residential area will be destroyed, and the wildlife that goes with it.

As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Deant Peste	3910 King Arthur Ct.	Deant Peste	7-2-19
Roger T. Bristo	3910 King Arthur Ct.	Roger T. Bristo	7-2-19
Leslie D. Davis	3912 King Arthur Ct.	Leslie D. Davis	7-2-19
John M. Blue	3912 King Arthur Ct.	John M. Blue	7-2-19
Geoff H. Blue	3916 King Arthur Ct.	Geoff H. Blue	7-2-19
Heather Johnson	3908 King Arthur Ct.	Heather Johnson	7-2-19

Monroe

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Taylor Larkin	129 Monroe St	[Signature]	7/2/19
Jon Akers	129 Monroe St	[Signature]	7/7/19
Global Wiggins	126 W Monroe St	[Signature]	7/11/19
Smet Orlando	121 Monroe St	[Signature]	7/21/19
Rosa Orlando	121 Monroe St	[Signature]	7/2-19

Lucerne Lane / Bradberry Lane

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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Name	Address	Signature	Date Signed
Adelle Casanova	252 Lucerne Lane	Adelle Casanova	7-2-2019
LISA SHARPE	241 Legett Lane	Lisa Sharpe	7-2-2019
BRADLEY ALBERNETHI	205 Lucerne Lane	Bradley Albernethi	7-2-2019
W.R. WYATT, SR	214 Kuceras Lane	W.R. Wyatt, Sr.	7-2-2019
Jeff Montgomery	252 Lucerne Ln	Jeff Montgomery	7-2-2019

Carolyn Shaffer 216 Bradberry Lane Carolyn Shaffer 7-3-2019

Bradberry Lane / King Arthur Drive | Avalier Kyle

Petition Against Rezoning Land on North Cliffdale Drive





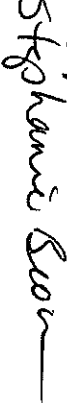
To the Winston-Salem City Council and Planning Board - Case #3416:

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 As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
CYNTHIA E. HAMILTON <small>W. Peirson S. Hamrick</small>	3907 KING ARTHUR CT	 Cynthia E. Hamilton	July 2, 2019
Scott Beck	226 Bradberry Ln		7-2-19
MARCOLO LINDS	4103 CAROLER		7-2-19
Virginia Shaffer	216 Bradberry Ln	 Virginia Shaffer	7-2-19
Stephanie Bean	209 Bradberry Lane	 Stephanie Bean	7/3/2019

Country Club Kyle Coventry

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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 As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Stephen Cooney	3606 Cowenby Rd	Stephen Cooney	7/1/19
Andrew	" "		7/1/19
David P...	217 Bradbury	David P...	7-2/19
ALISA MEDLEY	549 Kyle Rd.	ALISA MEDLEY	7-2/19
Amy D. Medley	549 Kyle RD	Amy Medley	7-2-19
Kandi Thrust	305 Coventry Park Lane	Kandi Thrust	7-3-19
Kaye Thrust	305 Coventry Park Lane	Kaye Thrust	7-3-19

Bauer / Janet H. Rouse

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Jerry Panwicker	4220 Bauer Ln	Jerry Panwicker	7/2/19
Madley Bennett	395 Janet Ave.	Madley Bennett	7/2/19
Nick Bennett	585 Janet Ave	Nick Bennett	7-2-19

Bishop / Coventry

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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Name	Address	Signature	Date Signed
Elin Balourdos	118 Bishop St W.S	Elin Balourdos	7/2/19
Beverly Jarrell	140 Bishop St W.S	Beverly Jarrell	7/3/19
Mary X	106 Bishop St W.S	Mary X	7/2/19
Michael	106 Bishop St W.S	Michael	7.2.19
Anna Jane S Richardson	106 Bishop St W.S	Anna Jane S Richardson	7.2.19

ALONZO DR

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
Vick House	3999 Alvin Dr.	[Signature]	7/01/2019
Verna Thomas	42200 Alonzo D	[Signature]	7/01/2019
Dud Jones	3599 Alonzo Dr	[Signature]	7-1-19
Frank Polivka	42201 Alonzo Dr	[Signature]	7-1-19
Cristal Ogle	4017 Alonzo Dr	[Signature]	7-1-19

N Cliffdale

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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Name	Address	Signature	Date Signed
Stephanie Eby	214 N. Cliffdale	[Signature]	7/1/19
Glen Batten	114 N. Cl. St. Reale	[Signature]	7/1/19
Tommy Parker	100 N. Cliffdale	[Signature]	7/1/2019
Leah's Prunty	122 N. Cliffdale Dr.	[Signature]	7/1/2019
Winston W. Doolittle	102 N. Cliffdale Dr.	[Signature]	07-02-2019

The Glade

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

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Name	Address	Signature	Date Signed
Bridget Hudson	4576 Fernhove Cir	<i>[Signature]</i>	7-2-2019
JANE CRANDALL	4544 Fernhove Cir	<i>[Signature]</i>	7-2-2019
Bucke Toliver	4556 Fernhove Cir	<i>[Signature]</i>	7-2-2019
Ping-Chieh Lin	4560 Fernhove Circle	<i>[Signature]</i>	7-2-2019
<i>[Signature]</i>	4556 Fernhove Circle	<i>[Signature]</i>	7-2-2019

N. Gordon

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

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Name	Address	Signature	Date Signed
DOLE & DIAMANTE LUMBER CO	406 N. COBB DR.	D. Wheeler	7-1-2019
Diane Wheeler	406 N. Gordon Dr.	Diane Wheeler	7-1-2019
Natalie Givskivi	138 N. Gordon Dr.	Natalie Givskivi	2 July 2019
Stacie Rowen	201 N. Gordon Dr.	Stacie Rowen	7-2-2019
Renee Dancy	4061 Alouzo Dr.	Renee Dancy	July 2, 2019

Placid

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

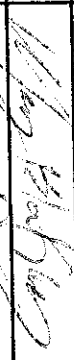



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Name	Address	Signature	Date Signed
Marcus Blakley	231 Placid St		July 2, 2019
Amanda Butler	241 Placid St		July 2, 2019
Marcus Blakley	231 Placid St		
Jasmine Hall	260 Placid St.		07/02/19

Kyle Rd + Verita Ct ALONZO DR

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

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Name	Address	Signature	Date Signed
Barbara Brussell	311 Kyle Rd.	Barbara Brussell	7/1/19
Gail Arrowood	355 Verita Ct.	Gail Arrowood	7-1-19
Josha Huddy	361 Kyle Rd	Josha Huddy	07-01-19
Margaret Clapp	420 Kyle Rd	Margaret Clapp	07-01-19
THELMA ELAIN CARTER	415 Kyle Road	Thelma Elain Carter	07-01-19

CHARIS ATKINS 4108 ALONZO DR.
 Helen Strates 412 Kyle Rd.
 Helen Strates
 7-03-2019

7-03-19

KYLE GAVILIER

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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Name	Address	Signature	Date Signed
J. Bowman	405 Kyle Rd	J. Bowman	7-3-19
Dennis Lee	308 Kyle Rd	Dennis Lee	7-3-19
Rayel Swadlow	207 Kyle Rd	RAYMOND BIEA SWADLOW	7-3-19
Lee Swadlow	320 Kyle Rd	Lee Swadlow	7-3-19
Harvey Swadlow	320 Kyle Rd	Harvey Swadlow	7-3-19

[Handwritten signature]

GAVILIER DK

VERITA CT KYLE ROAD ALDEN 20 DR

Name	Address	Signature	Date Signed
Paul Cassa	433 KYLE RD	<i>Paul Cassa</i>	7/12/19
Carol Jaxon	433 KYLE RD	<i>Michael Radwin</i>	7/12/19
Bill McElicity	7109 Alonzo Dr	<i>Bill McElicity</i>	7/11/19
Dorothy Vennen	527 Kyle Rd.	<i>Dorothy V. Vennen</i>	7-2-19
Jessica Magrick	421 Kyle Rd	<i>Sharon Magrick</i>	7-2-19
Carol Steele	421 Kyle Rd	<i>Carol Steele</i>	7-2-19
Gay Magrick	421 Kyle Rd	<i>Gay Magrick</i>	7/2/19
Chris Withers	4231 Alonzo Dr	<i>Chris Withers</i>	7/2/19
Ann Brown	421 Kyle Rd	<i>Ann Brown</i>	7/2/19
Rob Bell	424 Kyle Rd	<i>Rob Bell</i>	7-2-19
Rob Bell	424 Kyle Rd	Rob Bell	7-2-19
Grace Sklyten	429 Kyle Rd	<i>Grace Sklyten</i>	7/2/19
John Mills	429 Kyle Rd	<i>John Mills</i>	7/2/19
Shirley Webb	422 Kyle Rd	<i>Shirley Webb</i>	7/2/19
Frank Moore	427 Kyle Rd	<i>Frank Moore</i>	7/2/19
Paul Smith Sr	421 Alonzo Dr	<i>Paul Smith Sr</i>	7/2/19

Brenda Magrick
 350 Verita Court
 350 Verita Court
 Sam Sklyten

Brenda Magrick
 Sam Sklyten
 7/2/19
 7/2/19

Candlewycck

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

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Name	Address	Signature	Date Signed
Ken Troens	111 Candlewycck Dr		7/11/19
Scott Rhodes	111 Candlewycck Dr.		7/11/19
Gabe O'Brien	3705 Bramwick Green		7/11/19
Rita Behler	3705 Bradwycck Cir		7/11/19
David & Cathy Stowers	1444 Candlewycck Dr	 David Stowers	7-1-19

CANDREWYCK

Name	Address	Signature	Date Signed
KAROL SWERS	109 CHILBROOK DR		7/1/2019
Ann Sanders	109 Cambridge Dr		7/1/2019
Elin Mando	3702 Cambridge Road		7/1/2019
Tina Jarrell	101 Chesapeake Lane	Gina B. Jarrell	7/1/19
Edna Austin	1303 Cambridge Manor	Edna S. Austin	7/2/19
MARIA ANTHONY	102 Cherry Creek Farm	Maria Anthony	7/2/19
Mandy Zolack	102 Chamwick Ln	Mandy Zolack	7/2/19
Daphne Rose	105 Cambridge Dr		7-2-19
Michael Ray	105 Cambridge Dr		7-2-19
Kara Womack	3902 Cambridge M.Dr		7-2-19
Amra Ahmed	101 Kingsway Circle	Amra	7-2-19
Elizabeth	3700 Cambridge Manor		7-2-19
Liber Suarez	103 Chesapeake Lane		7/2/19

Langwood

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

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Name	Address	Signature	Date Signed
Jack South	206 Longwood Dr	Jack South	7-2-19
Brenda Allred	213 Longwood Dr	Brenda Allred	7-2-19
Archie Allred	213 Longwood Dr	Archie Allred	7-2-19
Debra Strates	217 Longwood Dr	Debra Strates	7-2-19
Paul Strates	217 Longwood Dr	Paul Strates	7-2-19

Cavalier Drive

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:






We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

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Name	Address	Signature	Date Signed
Estee Beckie	3830 Cavalier Dr		7/1/19
Emily Biele	3830 Cavalier Drive		7/1/2019
John	3834 Cavalier Dr		7-1-19
Charlotte Hill	4174 Cavalier Dr		7-2-19
Kenneth Danks	4220 Cavalier Dr		7-2-19

Cavalier Dr

Petition Against Rezoning Land on North Cliffdale Drive

To the Winston-Salem City Council and Planning Board - Case #3416:

We, the undersigned citizens and voters of Winston-Salem, do hereby protest the proposed zoning change requested by parties who wish to develop a presently undisturbed 16.19 acre tract of land bounded by Gordon Manor Neighborhood, Guinevere Lane, and North Cliffdale Drive, and a 3.17 acre tract on N. Cliffdale Dr., with a total of 19.36 acres.

Our concerns are:
That the present infrastructure will not support the significant increase in traffic on all streets surrounding this property, especially North Cliffdale Drive.

These 65 additional homes will generate additional storm water runoff and soil erosion into the existing streams and yards within the petitioned area and surrounding neighborhoods of N. Cliffdale Drive, Gordon Manor, Guinevere Lane, Guinevere Court, The Glade, and Candlewyck.

A 200 year old hardwood forest, unique in its location, in the heart of a residential area will be destroyed, and the wildlife that goes with it.

As current residents of the affected neighborhoods, we request that the zoning board deny the request to change the zoning from RS9.

Name	Address	Signature	Date Signed
KEITH CAMERON	3822 CAMERON DRIVE	[Signature]	07/02/2019
Judy Cook	3820 Cavalier Dr.	[Signature]	7/02/2019
Phillip Fogarty	3823 Cavalier Dr.	[Signature]	7.02.2019
Charles Pruitt	3825 Cavalier Dr.	[Signature]	7-2-2019
Eric McHaren	3804 Cavalier Drive	[Signature]	7-2-2019

Hello Mr King,

I am writing to ask you to oppose the rezoning of the residential property on Burke Mill Rd. I have a number of concerns including...

- 1) Rezoning a residential property to commercial (there currently no commercial properties north of I-40 on Burke Mill Rd this area is purely residential, we feel this could open the gate for more commercial development in the future. The area residents also want to keep it residential - period).
- 2) The Burke Mill Rd Truliant employee gated entrance could cause an increase in traffic and be used as a cut-through between Hanes Mall blvd and Burke Mill. I am concerned that if re-zoned to commercial at some point in the future, (maybe after Truliant leaves) the property could be opened as a public road connecting Hanes Mall and Burke Mill (like Frontis).
- 3) The city has paid \$150,000 in tax payer money for the Burke Mill Rd Traffic Study, which is currently in progress, to allow possible new traffic devices (stop light, gated road, turning lane, etc) before the study is complete is an irresponsible use of tax payer money as we do not know what the current results will yield. The study may need to be extended, delayed, cost more tax dollars with the unplanned introduction of a new access road.
- 4) In my view it is completely out of integrity that both the city's traffic study consultant and Truliant's traffic consultant are the same firm - Davenport Engineering. This is a clear and obvious conflict of interest, and this alone should be cause for stopping the entire project until a more un-biased approach is taken.
- 5) The design and placement of the 3rd proposed building (the one that would be built closest to Burke Mill Rd) is suspect as the building is separated by a large distance from Truliant's existing campus. Many residents believe that this standalone building could be sold and not used by Truliant at all, and we would not know how many employees would then be using the gated access and at what hours.
- 6) The time line of the construction is also questionable. The 2nd building's planned construction is 3-5 years and the 3rd building is 8-10, but the access road is 1-3 years to allow use for current employees. I feel this all boils down to purchasing the property as a plain grab for road access. Truliant's current entrance off Hanes Mall Blvd. is a 4 lane road with designated turn lanes and protected turn signals at the stop light. Many of us residents, feel this is more than adequate access for employees to enter and exit their work place.
- 7) The current Truliant propety is roughly 17 / 18 acres and if the site plans were reworked they own more than enough space / land to build and expand to their proposal specifications (putting \$\$ into the economy, jobs, keeping WS the headquarters, etc) by building closer to their current campus and building leveled parking decks / garages, basically building up instead of out. Again many see this just as a grab for road access to Burke Mill.

Again, I ask you to oppose this rezoning.

Sincerely,
Bill Scheidt

2721 Cardiff Court
Winston-Salem, NC 27103
www.ttmws.com
bill@ttmws.com
336-774-3898

Williamsburg Square Homeowners Association

RECEIVED

AUG 08 2019

August 8, 2019

**City-County Planning Board of Forsyth County and Winston-Salem, North Carolina
Bryce A. Stuart Municipal Building
100 E. First Street, Winston-Salem, North Carolina**

Re: Letter of Opposition, Case Number W-3418. Rezoning of the current residential parcel located at 1718 Burke Mill Road, Winston-Salem, N.C. 27103

Dear Planning Board Members

The Board of Directors ("Board") of The Williamsburg Square Homeowners Association ("Association") is writing to you to express our opposition to case number W-3418. The petitioners for the rezoning are Bobby Joe Carmichael and NCDOT. The request is to rezone the existing property from RS9 to CPO-S.

It is understood that if the parcel is rezoned, Truliant Credit Union will purchase the land and their plan is to build a gated entrance road from the property onto Burke Mill Road. We have been told that the road will be used by service and emergency vehicles as well as the employees of Truliant Credit Union within 1-3 years. The associated case number W-3417 is to also rezone the existing property that Truliant presently owns to CPO-S. If approved Truliant plans to build a three story office building and parking lot within 3-5 years. We have been told that Truliant would like to add approximately 450 new jobs in 8-10 years by adding an expansion to their existing facility.

The primary reason for our opposition is that there is no property that is zoned as a commercial property along Burke Mill Road and the property owners want to keep this area as residential property only. We feel that once the property is rezoned there is a real possibility that the neighborhood property values will be reduced. It should be pointed out that there has been no change to the surrounding neighborhoods that

would justify the rezoning.

It is the Boards' position that employees of Truliant Credit Union already have adequate access from Hanes Mall Blvd. Based on the estimated start dates that have been projected we feel that Truliant could modify their plans for the expansion to avoid creating a road that could potentially be used as a cut through between Hanes Mall Blvd and Burke Mill Road.

In an effort to respond to the increasing complaints about the traffic congestion from residents along Burke Mill Road, London Lane, and other streets within this area, the City of Winston-Salem has implemented a traffic study. As of this date the study is not complete. Until the city reviews the study and implements some or none of the study's recommendations we will not have a true understanding of the traffic problems. The Board does have a major concern that if Truliant Credit Union adds the access road for their employees the result will only increase the traffic congestion in the area.

In closing, the proposed location of the new Truliant Credit Union entrance road is in a highly residential area and could disrupt the residents quality of life and lower their property values. As such, the Board of Directors of Williamsburg Square HOA opposes the approval of case number W-3418

Sincerely,

The Board of Directors of the Williamsburg Square Homeowners Association

2012 Clayburne Drive, Winston-Salem, NC 27103

CC: Dan Besse, Winston-Salem City Council Member, Southwest Ward

CC: John Larson, Winston-Salem City Council Member, South Ward

Generated by James Mitchell from Winston-Salem Police Department on May 28, 2018 at 1:34:4 PM



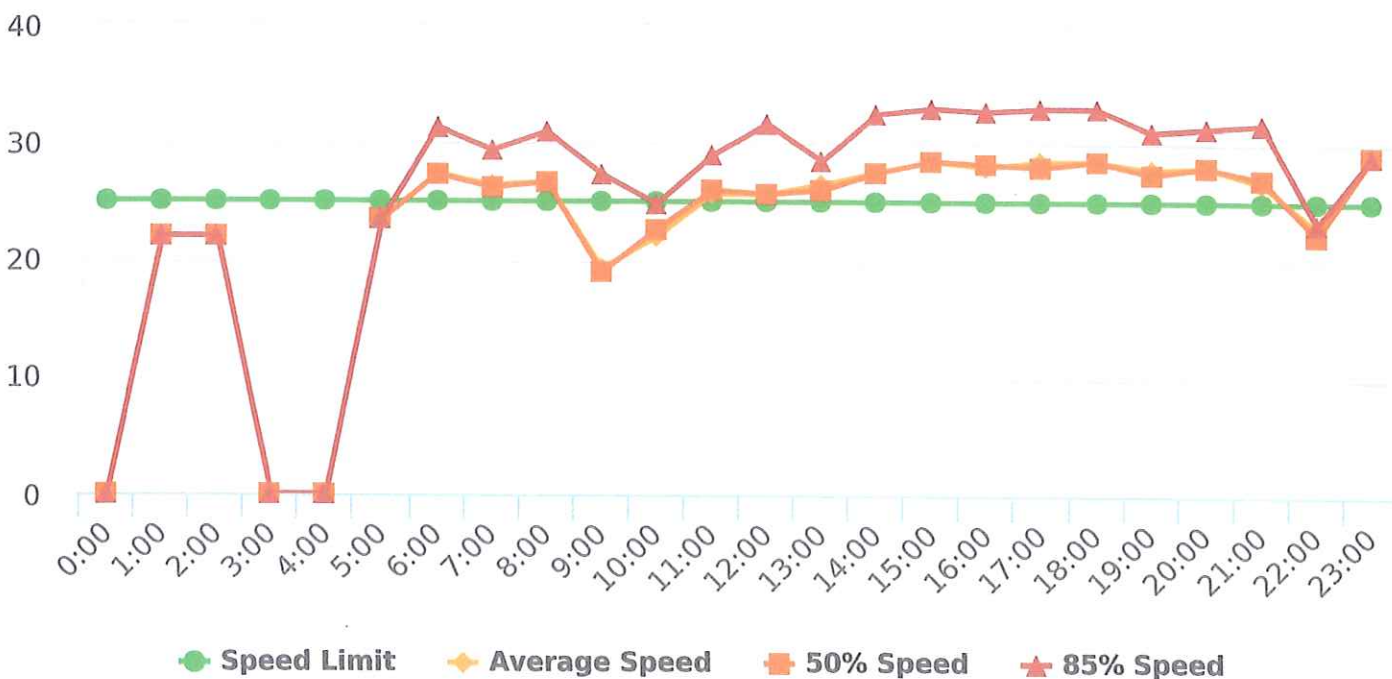
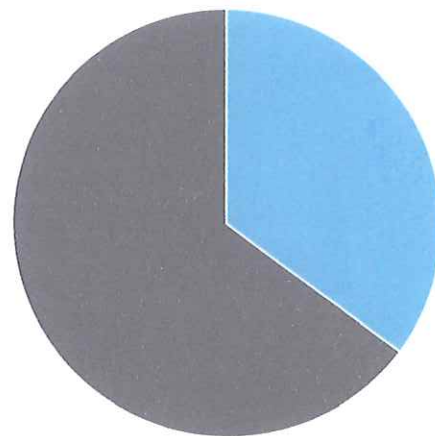
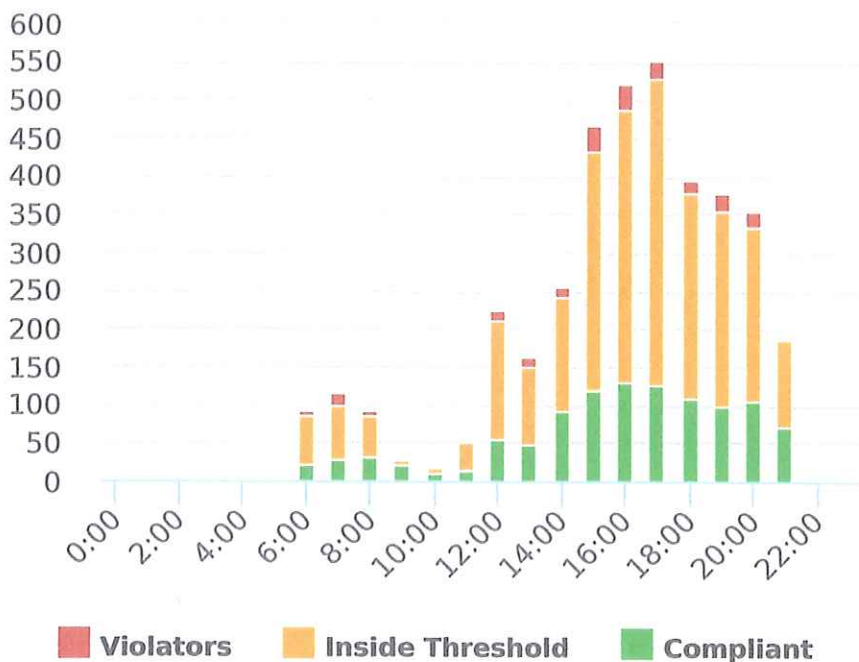
Time of Day: 0:00 to 23:59
Dates: 5/22/2018 to 5/25/2018

Site: 2700 London Lane, EB

Overall Summary

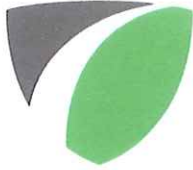
→ Total Days of Data: 4
Speed Limit: 25
Average Speed: 22.6
50th Percentile Speed: 22.55
85th Percentile Speed: 25.46
Pace Speed Range: 21.0-31.0

Minimum Speed: 5.0
Maximum Speed: 49.0
Display Status: Speed Display
Average Volume per Day: 977.5 ↙
Total Volume: 3910.0



Extended Speed Summary Report

Generated by James Mitchell from Winston-Salem Police Department on May 28, 2018 at 1:34:4 PM



Time of Day: 0:00 to 23:59
Dates: 5/22/2018 to 5/25/2018

Site: 2700 London Lane, EB

Hours	Sign Mode	Speed Limit	Total # Vehicles	Total # Violator	% Violator	Avg # Vehicles	Avg # Violator	Min Speed	Max Speed	Avg Speed	50% Speed	85% Speed	Sign Effectiveness
0:00	Speed Display	25	0.0	0.0	N/A	0.0	0.0	0.0	0.0	0.0	0.0	0.0	N/A
1:00	Speed Display	25	1.0	0.0	0.0 %	1.0	0.0	22.0	22.0	22.0	22.0	22.0	0.0 %
2:00	Speed Display	25	1.0	0.0	0.0 %	1.0	0.0	22.0	22.0	22.0	22.0	22.0	0.0 %
3:00	Speed Display	25	0.0	0.0	N/A	0.0	0.0	0.0	0.0	0.0	0.0	0.0	N/A
4:00	Speed Display	25	0.0	0.0	N/A	0.0	0.0	0.0	0.0	0.0	0.0	0.0	N/A
5:00	Speed Display	25	3.0	0.0	0.0 %	1.5	0.0	22.0	25.0	23.5	23.5	23.5	0.0 %
6:00	Speed Display	25	92.0	8.0	8.7 %	30.7	2.7	16.0	42.0	27.3	27.3	31.3	43.7 %
7:00	Speed Display	25	115.0	17.0	14.8 %	38.3	5.7	15.0	42.0	26.4	26.2	29.4	54.0 %
8:00	Speed Display	25	92.0	8.0	8.7 %	30.7	2.7	6.0	44.0	26.7	26.7	31.0	40.0 %
9:00	Speed Display	25	26.0	0.0	0.0 %	8.7	0.0	6.0	30.0	19.3	19.0	27.3	22.0 %
10:00	Speed Display	25	18.0	0.0	0.0 %	6.0	0.0	7.0	31.0	22.0	22.6	24.8	38.4 %
11:00	Speed Display	25	52.0	1.0	1.9 %	17.3	0.3	15.0	41.0	25.7	26.0	29.0	34.7 %
12:00	Speed Display	25	225.0	15.0	6.7 %	75.0	5.0	10.0	42.0	25.7	25.7	31.7	56.7 %
13:00	Speed Display	25	162.0	13.0	8.0 %	81.0	6.5	13.0	41.0	26.5	26.0	28.5	24.0 %
14:00	Speed Display	25	257.0	14.0	5.4 %	128.5	7.0	6.0	42.0	27.5	27.5	32.5	51.5 %
15:00	Speed Display	25	468.0	34.0	7.3 %	234.0	17.0	5.0	41.0	28.5	28.5	33.0	50.0 %
16:00	Speed Display	25	520.0	31.0	6.0 %	260.0	15.5	6.0	49.0	28.0	28.3	32.8	57.3 %
17:00	Speed Display	25	552.0	25.0	4.5 %	276.0	12.5	10.0	42.0	28.5	28.0	33.0	55.0 %
18:00	Speed Display	25	395.0	18.0	4.6 %	197.5	9.0	5.0	44.0	28.5	28.5	33.0	57.5 %
19:00	Speed Display	25	380.0	27.0	7.1 %	126.7	9.0	12.0	43.0	27.8	27.4	31.0	41.0 %
20:00	Speed Display	25	354.0	19.0	5.4 %	118.0	6.3	16.0	41.0	28.0	28.0	31.3	37.7 %
21:00	Speed Display	25	189.0	3.0	1.6 %	63.0	1.0	5.0	37.0	26.7	27.0	31.7	49.7 %
22:00	Speed Display	25	6.0	0.0	0.0 %	2.0	0.0	18.0	27.0	22.8	22.2	23.2	80.0 %
23:00	Speed Display	25	2.0	0.0	0.0 %	1.0	0.0	25.0	33.0	29.0	29.0	29.0	50.0 %
Total Volumes/Avg Speeds	Speed Display	25	3910.0	233.0	3.8 %	1697.8	100.2	5.0	49.0	22.6	22.6	25.5	35.1 %
Total/Avg w/o Feedback			0.0	0.0	0.0 %	0.0	0.0	0.0	0.0	0.0	0.0	0.0	0.0 %
Total/Avg w/ Feedback			3910.0	233.0	4.3 %	1697.8	100.2	5.0	49.0	25.8	25.8	29.1	40.2 %

* 3 95/4 DAYS = 98.75 cars/day