

**SITE ADDRESS**  
1580 JASPER LANE  
WINSTON-SALEM, NC 27127  
FORSYTH COUNTY  
LATITUDE: 36° 01' 06.1" N  
LONGITUDE: 80° 16' 13.9" W  
TAX/PIN #: 6822-47-8122-00  
ZONING: RS9  
PC LAW NO. 1065-017

# verizon

8921 RESEARCH DRIVE  
CHARLOTTE, NC 28262

**WILSHIRE**

**PROPERTY OWNER**  
PHILLIP & BRENDA FISHEL  
1522 JASPER LANE  
WINSTON-SALEM, NC 27127  
FORSYTH COUNTY  
PHONE: (336) 788-4677

**APPLICANT REPRESENTATIVE**  
BAKER, DONELSON, BEARMAN,  
CALDWELL & BERKOWITZ, PC  
ATTN: LAURA GOODE  
1501 MAIN STREET, STE 800  
COLUMBIA, SC 29201  
PHONE: (803) 251-8817  
EMAIL: lgoode@bakerdonelson.com

**verizon**  
8921 RESEARCH DRIVE  
CHARLOTTE, NORTH CAROLINA 28262

**PROJECT INFORMATION:**  
**VERIZON NAME: WILSHIRE**  
**VERIZON No.: TBD**  
1580 JASPER LANE  
WINSTON-SALEM, NC 27127  
FORSYTH COUNTY

**CURRENT ISSUE DATE:**  
04/06/17

**ISSUED FOR:**  
PRELIMINARY/  
ZONING

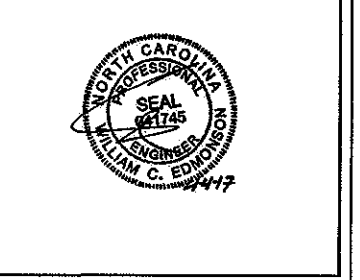
| REV. DATE  | ISSUED FOR  | BY  |
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| 0 02/05/16 | PRELIMINARY | WCE |
| 1 03/03/17 | PRELIMINARY | WCE |
| 2 04/06/17 | ZONING      | WCE |

**CONSULTANT:**  
**Kimley»Horn**  
2 SUN COURT, SUITE 450  
PEACHTREE CORNERS, GA 30092  
PHONE: 770-825-0744  
WWW.KIMLEY-HORN.COM  
NC License F-0102  
COLE EDMONSON: cole.edmonson@kimley-horn.com

**DRAWN BY:** CHK: APV:  
KMP KRM WCE  
**LICENSER:**

**SHEET TITLE:**  
**ZONING**

**SHEET NUMBER:** 1 **OF 2** **2**  
012055841

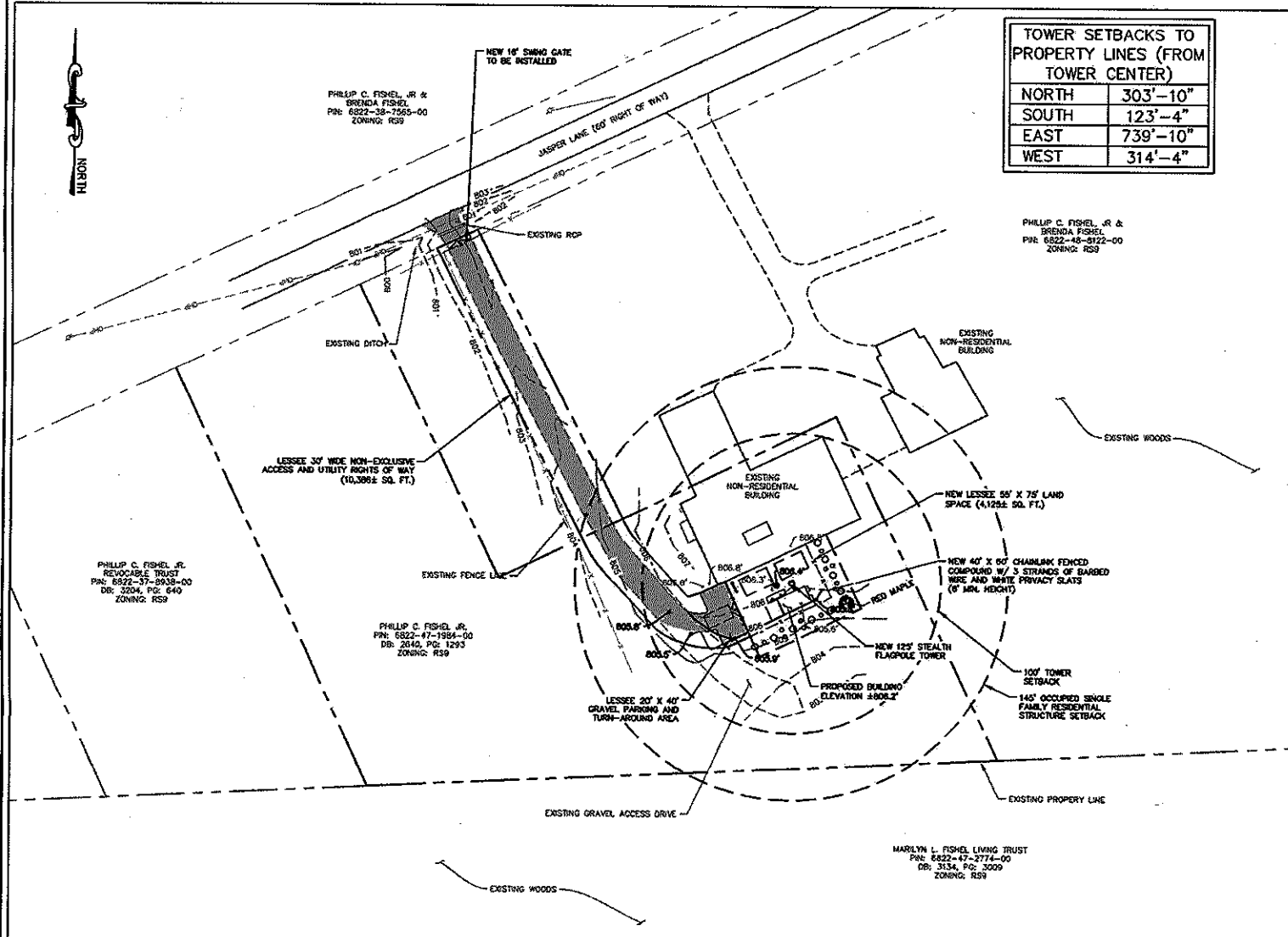


**NOTE: SITE IS LOCATED WITHIN FEMA FLOOD MAP AREA 3710682200J DATED 01/02/2009 WITHIN FLOOD ZONE X.**

**NOTE: SITE NOT LOCATED WITHIN A WATERSHED AREA**

**NOTE: NOT DISTURBING MORE THAN 10,000 SQ. FT. THEREFORE A TREE SAVE IS NOT REQUIRED.**

W-3330 File Copy



**OVERALL SITE PLAN**  
SCALE: 1" = 50'

**NOTE: PARCELS 6822-47-1984-00 AND 6822-48-8122-00 TO BE MERGED INTO ONE SINGLE PARCEL TO ALLOW FOR SETBACKS.**

### REVIEW INFORMATION

**TYPE OF REVIEW:**  
SPECIAL USE ZONING  
SPECIAL USE PERMIT (ELECTED BODY ONLY)  
FINAL DEVELOPMENT PLAN  
PRELIMINARY SUBDIVISION  
PLANNING BOARD REVIEW

**JURISDICTION**  
X CITY OF WINSTON-SALEM  
FORSYTH COUNTY  
VILLAGE OF CLEMMONS  
TOWN OF WALKERTOWN

**PURPOSE STATEMENT:** THE PURPOSE OF THIS REQUEST IS TO RECEIVE APPROVAL FOR THE CONSTRUCTION OF A NEW (125') STEALTH TELECOMMUNICATION TOWER (FLAGPOLE).

### INFRASTRUCTURE

|         | PUBLIC | PRIVATE |
|---------|--------|---------|
| WATER   | X      |         |
| SEWER   |        | X       |
| STREETS | X      |         |

**LINEAR FEET OF PUBLIC STREET:** 0 FT.

### SITE SIZE AND COVERAGES

**TOTAL ACREAGE:** 19.4 ACRES  
**TOTAL # OF IMPERVIOUS AREA:** 24,169 SF.  
**SITE COVERAGES:**  
BUILDING TO LAND 1.44%  
PAVEMENT TO LAND 1.42%  
OPEN SPACE 97.14%

**BUILDING SQUARE FOOTAGE:** 339 SF.  
**BUILDING HEIGHT:** 10'-3"

### ZONING

**EXISTING ZONING:** RS9

**PROPOSED ZONING:** RS9

**PROPOSED USES:** PROPOSED TELECOMMUNICATION TOWER AND UNMANNED EQUIPMENT SHELTER

### DENSITY CALCULATIONS

**# OF UNITS OR LOTS:** N/A

**DENSITY:** N/A UNITS/LOTS PER ACRE

**(NOTE: IF MORE THAN ONE TYPE OF RESIDENTIAL PRODUCT IS PROPOSED, PROVIDE THE NUMBER OF UNITS & DENSITY BROKEN DOWN BY TYPE.)**

### PROPERTY INFORMATION

**PIN #'S:** 6822-47-1984-00 & 6822-48-8122-00

### OFF-STREET PARKING (IF APPLICABLE)

**PROPOSED USE(S):** TELECOMMUNICATIONS

**REQUIRED PARKING:** 1 SPACES/ 1 (MORE THAN ONE CALCULATION MAY BE NEEDED)

**PARKING PROVIDED:** 1

### OFF-STREET LOADING (IF APPLICABLE)

**LOADING/UNLOADING SPACES REQUIRED:** N/A

**LOADING/UNLOADING SPACES PROVIDED:** N/A

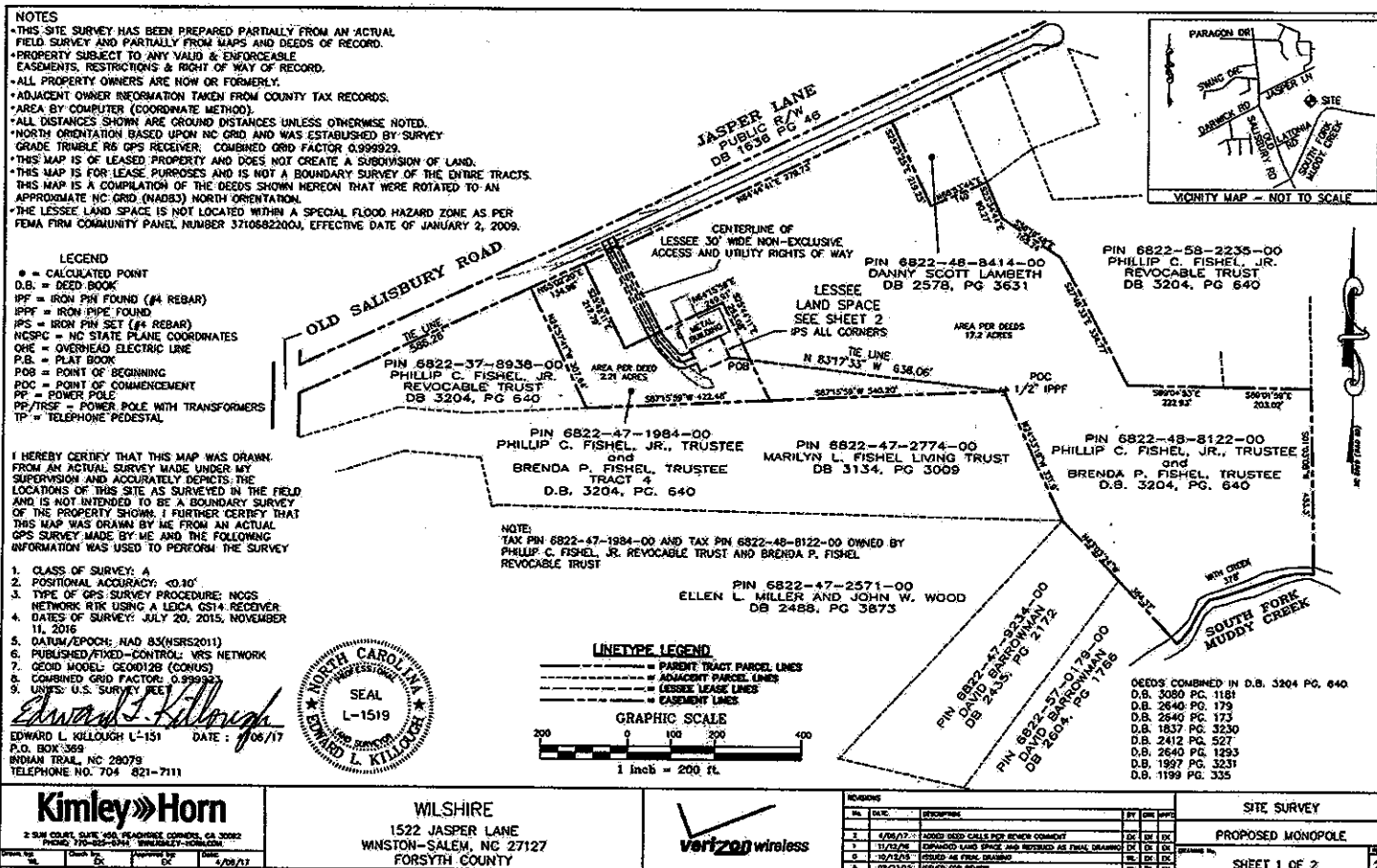
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### BUFFERYARDS

**ADJOINING ZONING:** RS9

**TYPE REQUIRED:** TYPE IV BUFFERYARD

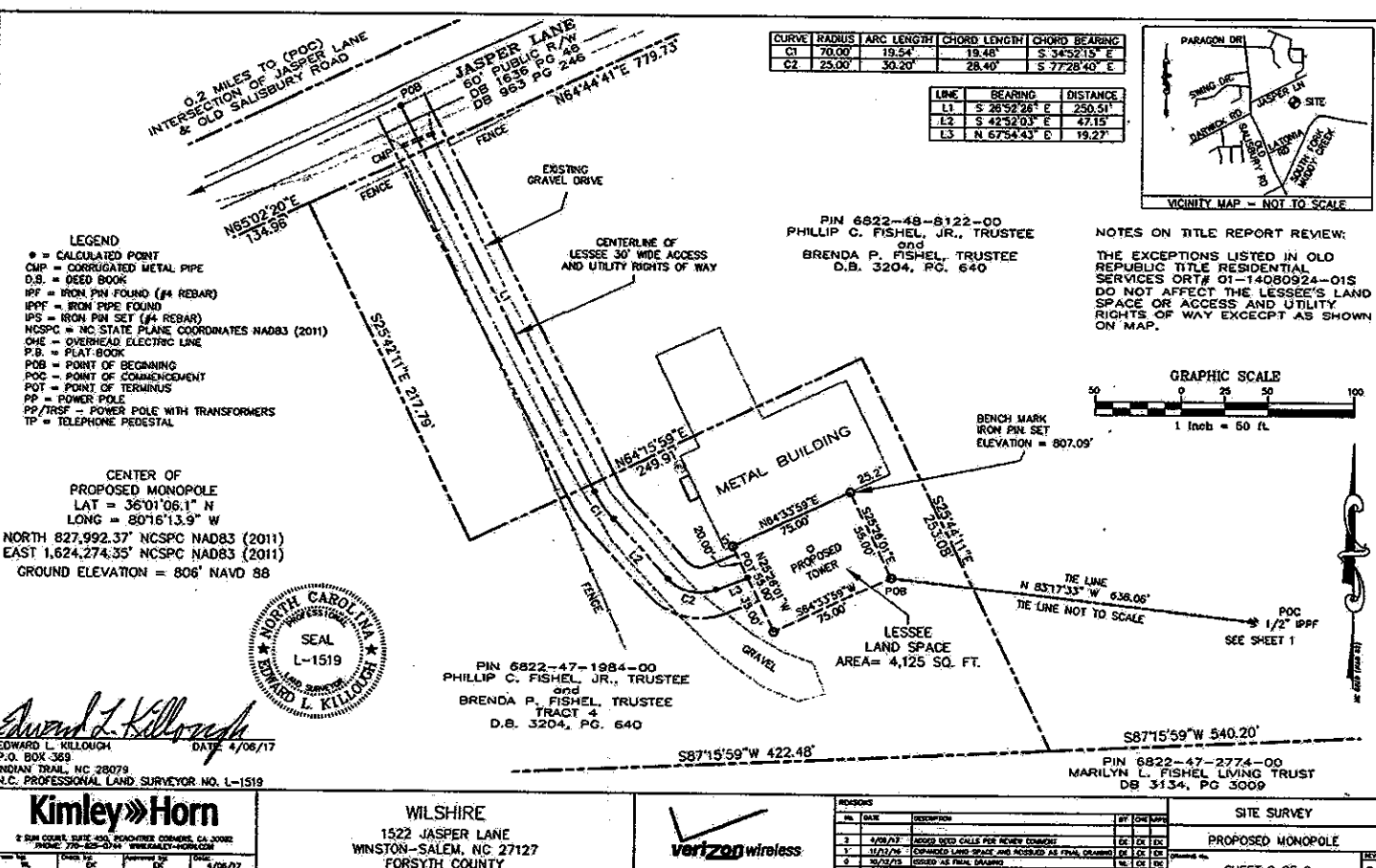
**WIDTH PROVIDED:** 15 FT.



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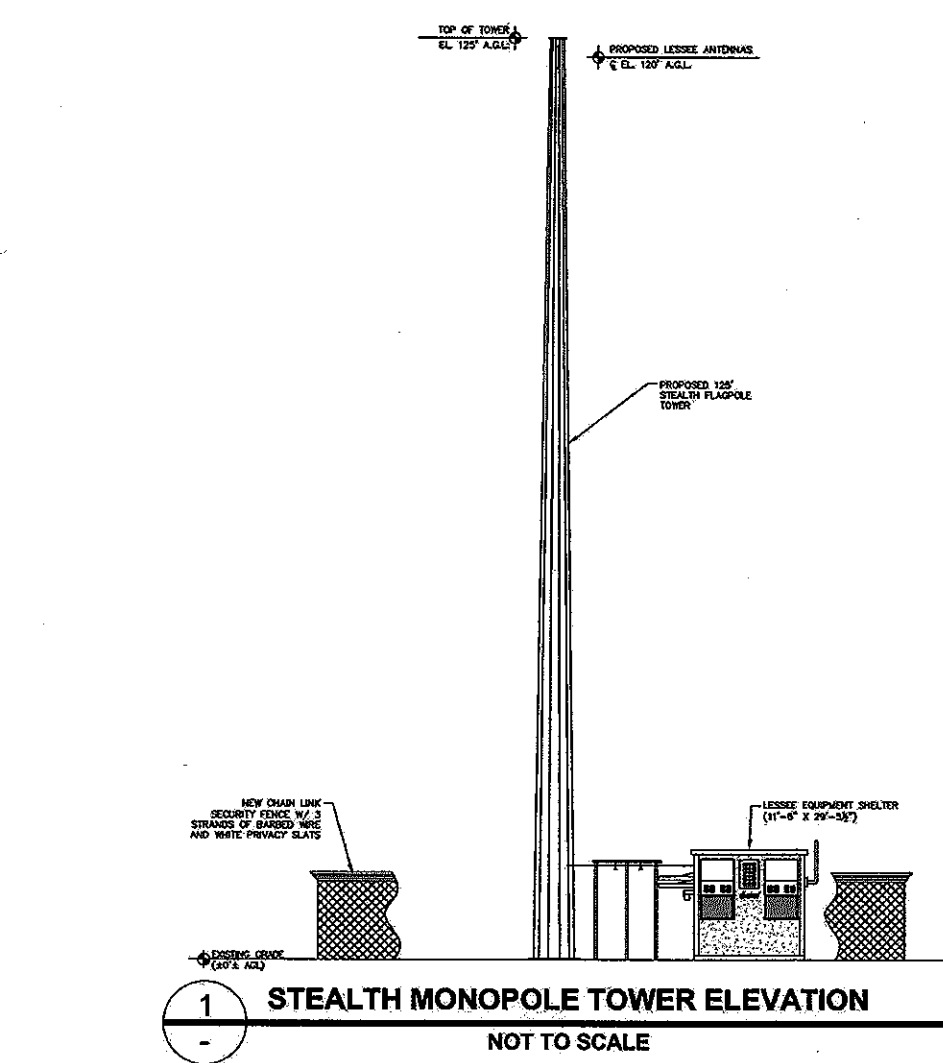
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**STEALTH MONOPOLE TOWER ELEVATION**

NOT TO SCALE

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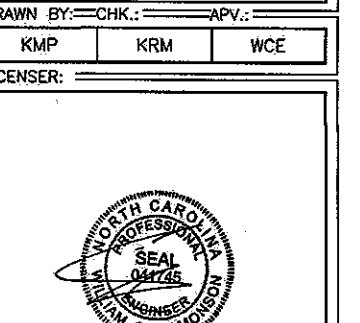
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