Z-29-05 – Louisburg Road and Southall Road, northeast quadrant, being Wake County PIN 1737644043. Approximately 1.66 acres are rezoned from Residential-4 w/ Special Highway Overlay District-4 to Shopping Center Conditional Use.

Conditions dated: 6/27/05

1. Upon development, vehicular and pedestrian cross access will be provided to the existing adjacent parcel which is referenced in that deed recorded in Book 11333 Page 1870 Wake County Register of Deeds.

2. The following uses will be prohibited: Cemetery, Correctional/penal facility, Crematory, Day care facility, Adult establishment, Hotel/Motel, Movie theater (both indoor and outdoor), all Residential uses.

3. All outdoor lighting fixtures upon the Property shall be of full cut-off (shielded) design.

4. There will be a SHOD-4 yard along Louisburg Road.

5. Prior to development of the Property, Petitioner will return to Planning Commission for site plan review.

6. Any ground sign for the Property will be no greater than six (6) feet in height and no more than seventy (70) square feet in area.