Ordinance (2000) 745 ZC 475
Effective: 3/7/00

Z-3-00 Camden Street, and W. Martin Street, northeast intersection, being Wake County Pin Map 1713.05 07 8842. Approximately .25 acre rezoned to Office & Institution-1 Conditional Use.

Conditions: (02/22/00)

A. Permitted uses shall be limited to uses permitted in the Residential-20 District plus a dance studio.

B. Residential character of the building will be maintained and the existing building will not be expanded. The roof pitch a minimum 3:12. The predominant exterior building material shall be brick or lapsiding, at least 75% windows shall be double hung.

C. At least one shade tree will be planted on the Martin Street street side.

D. Reimbursement for any future right-of-way dedication at R-20 rates.

E. Hours of operation shall be from 9 a.m. till 9 p.m. Monday through Saturday. The studio will be closed on Sundays except for special practices prior to major performances lasting no more than 8 hours. The studio will not open earlier than 1 p.m. on Sundays.

F. Signage will be limited to 50% of the allowable requirement for area of signage.

G. Eight maximum parking spaces of off street parking in the rear. Additional space will be obtained for off street parking by rental from existing surrounding businesses as enrollment increases to 40 students per hour.