

**Z-40-90 Strickland Road**, at its southwestern intersection with Falls of Neuse Road, being Parcel 1038, Tax Map 325, rezoned to Office and Institution-1 Conditional Use District.

Conditions:

A) A minimum 20 foot transitional protective yard will be maintained along the western boundary adjacent to Millbrook Middle School, identified as Tax Map 303, Parcel 108.

B) Upon development, the rate of stormwater runoff will comply with C.R. 7107; provided, however, that if the developer of the property proposes an alternate stormwater management plan which is approved by the City of Raleigh, such alternative plan may be used rather than the plan prescribed by C.R. 7107.

C) Right-of-way needed for widening of Falls of Neuse Road and Strickland Road (1/2 of 110') will remain at Residential-4 value of reimbursement.

D) At all times prior to the development of Tax Map Parcel 325/1038, any water detention facility or pond upon such parcel shall be fenced by and at the expense of the petitioner named in rezoning case Z-15-90, with a chain link fence six (6) feet in height.

E) Driveway accesses to Falls of Neuse Road and Strickland Road shall not exceed a total of three (3).

F) No building shall be constructed to a height which is more than four (4) stories above ground level or more than fifty (50) feet above ground level (exclusive of air conditioning or other mechanical equipment mounted on the roof of a building).