

ORDINANCE 339 ZC 434
EFFECTIVE 6/2/98

Z-40-98 Exposition Place, south side, north of Weathergreen Drive and west of Falls of Neuse Road, being Wake County Tax Map Parcel 1707.08 99 9148, 9323, 1717.05 09 0281, and 0078. Approximately 2 acres rezoned to Office & Institution-1 Conditional Use.

Conditions: (04/15/98)

A. The Stormwater discharge plan will exceed the guidelines for CR 7107 and the rate of Stormwater discharge will be 15% less than the rate required by CR 7107.

B. Developer to limit height to one story with a height not to exceed 20 ft.

C. A 6 ft. closed fence will be installed along the south and west property lines.

D. Developer will use similar and compatible brick exterior and roof finished similar to existing building at 7901 Strickland Road and the Southtrust Bank at 7801 Falls of Neuse (both within Bent Tree Office Park).

E. In addition to the city landscape ordinance, landscaping will be similar and seamless to the existing landscaped yards at 7801 Falls of Neuse (Southtrust Bank) and 7901 Strickland Road (existing building within Bent Tree Office Park) including irrigation, foundation, plans, and oversized plants and trees throughout subject property. All plants in front of building will be minimum of 25% larger than required.

F. All lights attached to the building will not be higher than 15 feet. Free standing lights will not exceed 15 ft.