

- 3. Z-16-22 - 105 North Boylan Avenue; 706 Hillsborough Street**, located at the northwest corner of the intersection , being Wake County PINs 1703399454 & 1703399558. Approximately 0.89 acres rezoned to Office Mixed Use-20 stories-Urban Limited-Conditional Use (OX-20-UL-CU).

Conditions dated: August 18, 2022

1. The following Principal Uses as listed in UDO Section 6.1.4. that are permitted, limited or special uses in the OX- district shall be prohibited: (i) Detention center, jail, prison.
2. Any structured parking deck façade facing that certain parcel of land, as described in Book of Maps 2017, Page 1199, Wake County Registry (PIN 1703-39-8402), shall comply with UDO Sections 7.2.5.F.2 and 7.2.5.F.3.
3. One public art installation shall be located on the property and visible from either the Hillsborough Street right-of-way or N. Boylan Avenue right-of-way. The Raleigh Arts Commission through its Public Art and Design Board shall be consulted on the scope of the public art project. If the required installation consists of a mural, it shall be no smaller than 120 square feet in area. If the required installation is three-dimensional, it shall be of appropriate scale for the site and no less than six feet (6') in at least one dimension (height or width), including any base or pedestal supporting such installation. If more than one public art installation is provided on the subject site, the applicant shall designate which art installation is the one required by this condition. The public art installation shall have received permitting or City approval (if required) prior to the issuance of a Certificate of Occupancy for any new Principal structure.