

3. **Z-30-23 – 3319, 3315 Trawick Road**, located one-half mile east of US-1 on the north side, being Wake County PINs 1725339164 and 1725339381. Approximately 0.76 acres rezoned to Neighborhood Mixed Use, 3 Stories, Conditional Use (NX-3-CU).

Conditions dated: November 2, 2023

1. Cross-access pursuant to UDO Sec. 8.3.5.D between properties subject to this conditional zoning district will be required regardless of exemptions, variances, or design alternates otherwise available as provided within the UDO. Upon recombination of 3315 and 3319 Trawick Rd, any condition requiring cross-access between the parcels will become void and not applicable for future development.
2. Any new structures built shall have a sloped roof. The minimum slope shall be 3:12 (Rise:Run).
3. Any structure built on 3315 Trawick Road (Book 011389/Page 01758) shall be setback at least 10 feet from the property line abutting 3304 Kivet Circle (Book 007348/Page 00061) and 3308 Kivet Circle (Book 015990/Page 01810).
4. The apartment building type, as defined in Section 1.4.1 of the Raleigh Unified Development Ordinance, shall not be allowed.