

**ORDINANCE NO. (2020) 79 ZC 796**

**Z-45-19 – 601 West South Street**, 601 W South Street. At the southwest quadrant of the intersection of West South Street and South Saunders Street, approximately 550 feet north of Western Boulevard, being Wake County PIN 1703462163, Approximately 0.82 acres rezoned to Neighborhood Mixed Use-4 stories-Urban Limited-Conditional Use (NX-4-UL-CU).

Conditions dated: November 25, 2019

1. The following uses shall be prohibited on the subject property: bar, nightclub, tavern, lounge; detention center, jail, prison; vehicle sales; vehicle repair (minor); vehicle fuel sales.
2. Building facades shall be constructed from one or more of the following materials: glass, concrete and/or clay brick, cementitious stucco, native and masonry stone, natural wood, precast concrete, and metal panel and/or trim.
3. The following building siding material shall be prohibited in such areas: vinyl siding, fiberboard siding, pressure treated wood, any synthetic stucco (EIFS). Window frames, door frames, soffits, or miscellaneous trim may be constructed of wood, synthetic stucco (EIFS), fiberglass, or metal.