

Zoning Case No.: **W-3537**

Property Address: **4015 Kernersville Road**

Parcel Identification Number(s): **6865-03-8104**

Hereinafter referred to as the "Property"

WRITTEN CONSENT TO CONDITIONS
PURSUANT TO 160D-703

1. I hereby certify that authority has been given to me, by all owners of the Property, to consent to the conditions of the special use district approval.
2. I hereby consent to the following conditions, as required by North Carolina General Statute 160D-703:
 - **PRIOR TO ISSUANCE OF GRADING PERMITS:**
 - a. The developer shall submit a stormwater management study for review by the City of Winston-Salem. If required, an engineered stormwater management plan shall be submitted and approved. Relocation or installation of any stormwater management device into any buffer areas or existing vegetated areas designated to remain, or in close proximity to adjacent property with residential zoning, shall require a Staff Change approval at minimum and may require a Site Plan Amendment.
 - b. The developer shall obtain a driveway permit from the City of Winston-Salem; additional improvements may be required prior to issuance of the driveway permits. Additional improvements include:
 - Extending the Vernon Farms Boulevard median to the north and
 - Payment of a fee in lieu of constructing sidewalk along the Kernersville Road frontage.
 - **PRIOR TO ISSUANCE OF BUILDING PERMITS:**
 - a. The proposed building plans shall be in substantial conformance with the submitted elevations as verified by Planning staff.
 - **PRIOR TO ISSUANCE OF CERTIFICATE(S) OF OCCUPANCY:**
 - a. Buildings shall be constructed in substantial conformance with the approved building elevations as verified by Planning staff.
 - b. The developer shall complete all requirements of the driveway permit(s).
3. I acknowledge that this written consent is a condition precedent to placement of the Property into a special use district.

This the 19 day of July, 2022.

By: 

Name: Barry Siegel

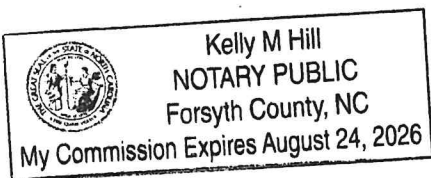
Title: Manager

Date: 7/19/22

STATE OF NORTH CAROLINA

COUNTY OF Forsyth

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Barry Siegel, Manager



Notary Public: Kelly M Hill

Printed Name: Kelly M. Hill

Commission Expires: 8/24/26