

CITY - SPECIAL USE LIMITED DISTRICT PERMIT

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Issued by the City Council

of the City of Winston-Salem

The City Council of the City of Winston-Salem issues a Special Use Limited District Permit for the zoning petition of Capital Bank National Association, (Zoning Docket W-3402). The site shall be developed in accordance with the conditions approved by the Board and the following uses: (Academic Biomedical Research Facility; Academic Medical Center; Arts and Crafts Studio; Banking and Financial Services; Building Materials Supply; Child Care, Drop-in; Club or Lodge; Convenience Store; Food or Drug Store; Furniture and Home Furnishings Store; Government Offices, Neighborhood Organization, or Post Office; Hospital or Health Center; Institutional Vocational Training Facility; Kennel, Indoor; Library, Public; Micro-Brewery or Micro-Distillery; Museum or Art Gallery; Nursery, Lawn and Garden Supply Store, Retail; Offices; Recreation Facility, Public; Restaurant (with drive-through service); Restaurant (without drive-through service); Retail Store; School, Vocational or Professional; Services A; Services B; Shopping Center, Small; Veterinary Services; Adult Day Care Center; Child Care, Sick Children; Child Day Care Center; and School, Private), approved by the Winston-Salem City Council the 6th day of May, 2019" and signed, provided the property is developed in accordance with requirements of the HB-L zoning district of the Zoning Ordinance of the *Unified Development Ordinances*, the Erosion Control Ordinance, and other applicable laws, and the following additional conditions be met:

- **PRIOR TO ISSUANCE OF GRADING PERMITS:**
 - a. Developer shall obtain a driveway permit from NCDOT and the City of Winston-Salem; additional improvements may be required prior to issuance of driveway permit.
 - b. Developer shall obtain a demolition permit from the Inspections Division prior to the removal of the existing structures on the site.
 - c. Developer shall obtain an erosion control permit for any work that creates more than 10,000 square feet of land disturbance. The developer shall submit a professionally engineered Erosion and Sedimentation Control Plan to the Winston-Salem Erosion Control Division.

- d. Developer shall obtain a stormwater management permit that addresses both the high density water quality and the water quantity provisions of the City of Winston-Salem's Post Construction Stormwater Management ordinance.
- **PRIOR TO ISSUANCE OF CERTIFICATE(S) OF OCCUPANCY:**
 - a. All required improvements of the City of Winston-Salem/NCDOT driveway permit shall be completed.
- **OTHER REQUIREMENTS:**
 - a. Any freestanding signage shall be limited to one monument sign with a maximum height of six (6) feet and a maximum copy area of thirty-six (36) square feet.