

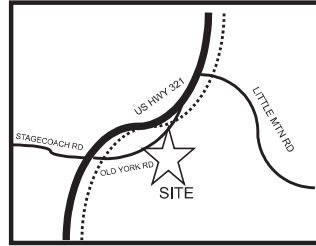
4024 OLD YORK RD

Property Line	
Fence Line	
Signage	
Existing Tree Line	



Scale 1" = 40'

PID: 145191
 ZONED C-3
 0.70 ACRE
 OWNER: LEASE SERVICES LLC



VICINITY MAP

Areas of Relief

- Section 8.2.10.A – Setbacks – From both street rights-of-way and residential zoning district
- Section 8.2.10.C – Delineated parking spaces for wrecked/damaged vehicles
- Section 8.2.10.F – Automotive storage in rear yard only
- Section 11.3.2.A.2 – Buffer between a commercial district and lots in a residential district
- Chapter 12 – Signage (On the Fence)

Proposed Conditions of Approval

Future office must meet required setbacks and North Carolina Building Code

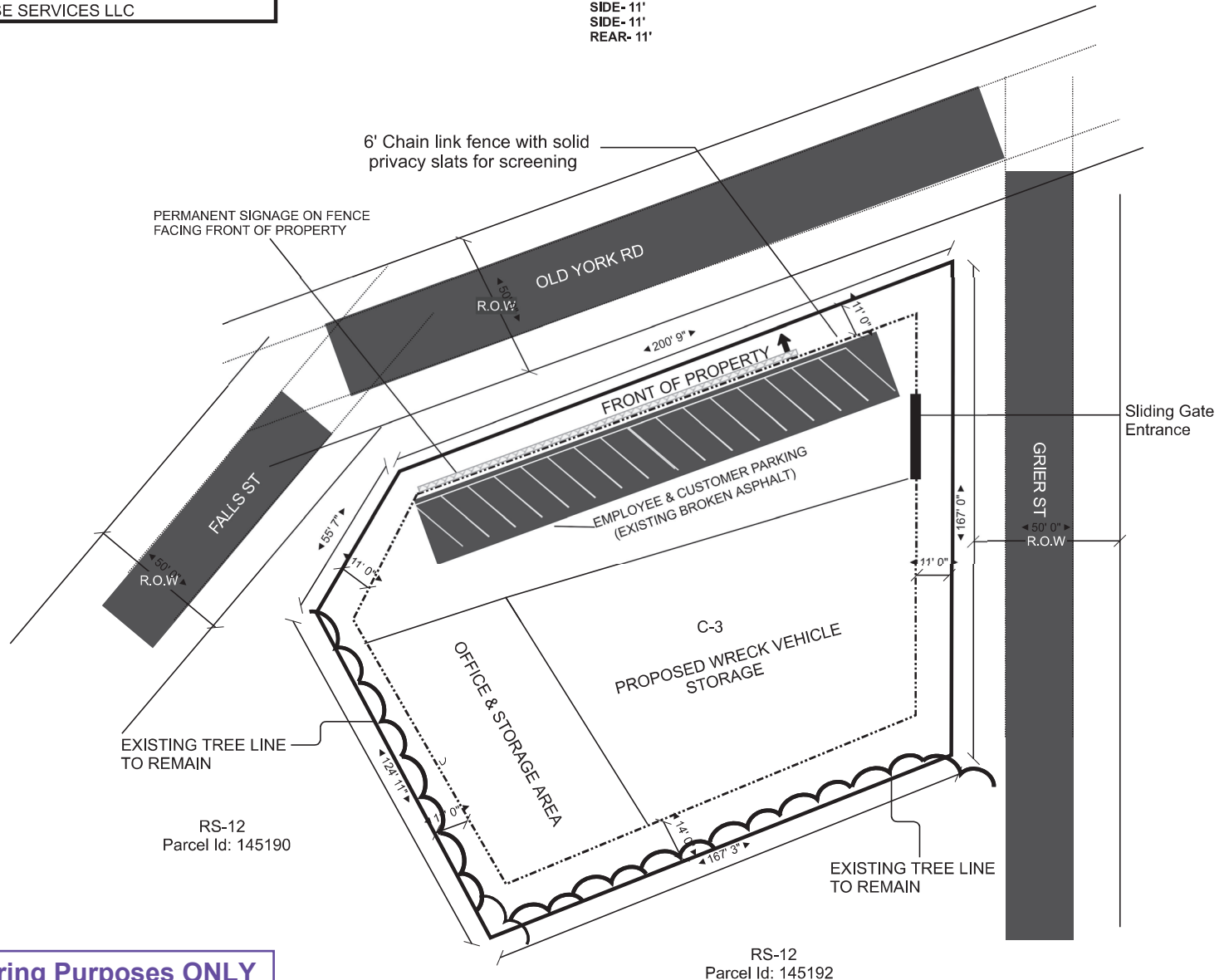
Proposed Wreck Vehicle Storage

The maximum number of wreck vehicle parking spaces to be provided is 100

Proposed Setbacks for CD/C-3

Eleven Feet all the way around

- FRONT- 11'
- SIDE- 11'
- SIDE- 11'
- SIDE- 11'
- REAR- 11'



RS-12
 Parcel Id: 145190

RS-12
 Parcel Id: 145192

Approved for Public Hearing Purposes ONLY
 by Peyton Wiggins on 9/24/2024