

**ORDER GRANTING/DENYING
CONDITIONAL USE PERMIT
TOWN OF MINT HILL, NORTH CAROLINA**

APPLICANT: Mr. Joseph Godfrey

APPLICATION NO. CUP98-6

The John R. McAdams Co., Inc.

ADDRESS: P. O. Box 14005

RTP, NC 27709

A request for a Conditional Use Permit to (state the request) allow construction of a fast food restaurant and instant oil change business to be located at 9020 Lawyers Road. Tax parcel 135-451-97 heard by the Town Board of Commissioners in accordance with the provisions of the Zoning Ordinance on August 13, 1998, has been granted. The decision is as follows (state the reason for granting/denying the request and any conditions set forth in the decision):

Approve the Conditional Use Permit with the following conditions: (1) The existing and future right-of-way need to be labeled on the site plan. (2) Street trees must be located a maximum of 30 ft. apart, 12 ft. in height at time of planting and located outside future right-of-way to prevent future removal and pruning. (3) Signs are limited to two (2) 32 sq. ft. ground mounted signs not to exceed 4 feet in height. (4) All other conditions of ZC98-7 need to be added to the site plan.

If granted, this permit shall expire: August 13, 2000
(Date)

Beeth A. Hamrick
Clerk

[Signature]
Mayor

Copy to Applicant and Zoning Administrator 9/22/98
(Date)

Note: Conditional Use Permits expire two years from date of approval if the Planning Board finds that no progress has been made to develop in accordance with approved plans.