

Attachment "D"

THE TOWN OF CARRBORO

CONDITIONAL USE PERMIT GRANTED

JUL 21 1983

On the date(s) listed below, the Board of Aldermen of the Town of Carrboro met and held a public hearing to consider the following application.

Applicant R.S. Lloyd

Property Location Southwest corner of Highway 54 and 54 Bypass
Street Address

Tax Map 108 Block -- Lot 35 (Partial); Tax Map 114, Lot 30

Proposed Use of Property Construction of a shopping center with an
ABC Store

Meeting Date(s) February 22, 1983

Having heard all the evidence and argument presented at the hearing, the Board finds that the application is complete, that the application complies with all of the applicable requirements of the Carrboro Land Use Code for the development proposed, and that therefore the application to make use of the above described property for the purpose indicated is hereby approved, subject to all applicable provisions of the Land Use Code and the following conditions:

- 1) The applicant shall complete the development strictly in accordance with the plans submitted to and approved by this Board, a copy of which is filed in the Carrboro Town Hall.
- 2) If any of the conditions affixed hereto or any part thereof shall be held invalid or void, then this permit shall be void and of no effect.
- 3) That any future access to the property, as shown on the approved site plan, be restricted to internal drive access only. Therefore, driveways for this development will be limited to five(5) driveways shown on the modified site plan dated 2/22/83.
- 4) That if there shall be any stormwater discharge into the University Lake Watershed, the developer shall be required to provide the necessary grading to stop such discharge.
- 5) That bus access be provided for the public transportation system as well as places for bus stops and turn outs at routes and locations to be chosen by mutual agreement by the owner and the Town of Carrboro.
- 6) That when the N.C. Department of Transportation constructs the Highway 54/54 Bypass intersection realignment, the developer shall, by the completion of such construction, open future entrance #2, install the concrete island shown at entrance #1, and install pavement markings at entrance #1 to indicate clearly that entrance #1 shall thereafter allow only right turn in and right turn out traffic.

If this permit authorizes development on a tract of land in excess of one acre, nothing authorized by the permit may be done until the property owner properly executes and returns to the Town of Carrboro the attached acknowledgment of the issuance of this permit so that the town may have it recorded in the Orange County Registry.

PIN: 9778-19-3698

Assigned by: 7.108.35
C.L.R.O.

PIN: 9778-18-16301

Assigned by: 7.114.30
C.L.R.O. *ogp*

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103 JUL 15 AM 9:51

ORANGE CTY. LAND RECORDS

WHEREUP, the Town of Carrboro has caused this permit to be issued
 and the undersigned being all of the property owners of the property
 above described, do hereby accept this Conditional Use Permit, together with all its
 conditions, as binding upon them and their successors in interest.

ATTEST

Sarah C. Williamson (SEAL)
 Town Clerk

THE TOWN OF CARRBORO

BY

Richard F. Hunter
 Town Manager

I, Rachel E. Alford (Graham), a Notary Public in and for said County
 and State, do hereby certify that Richard F. Hunter, Town Manager
 of the Town of Carrboro, and Sarah C. Williamson, Town Clerk for the
 Town of Carrboro, personally came before me this day and being by me duly sworn says
 each for himself that he/she knows the corporate seal of the Town of Carrboro and that
 the seal affixed to the foregoing instrument is the corporate seal of the Town of Carrboro,
 that Richard F. Hunter, Town Manager of said Town of Carrboro and
Sarah C. Williamson, Town Clerk for the Town of Carrboro subscribed
 their names thereto; that the corporate seal of the Town of Carrboro was affixed thereto,
 and by virtue of a resolution of the Board of Aldermen, and that said instrument is the
 act and deed of the Town of Carrboro.

IN WITNESS THEREOF, I have hereunto set my Hand and Notarial Seal this the
22nd day of March, 1983.

Rachel E. Alford
 Notary Public

My Commission Expires:

11/20/84

I, Roy S. Lloyd, owners, do hereby
 acknowledge receipt of this Conditional Use Permit. The undersigned owners do further
 acknowledge that no work may be done pursuant to this permit except in accordance with
 all of its conditions and requirements and that this restriction shall be binding upon
 them and their successors in interest.

Owner

Owner

NORTH CAROLINA
Orange COUNTY

I, Caroline S. Stuck, a Notary Public in and for said State and
 County, do hereby certify that Roy S. Lloyd, owners,
 personally appeared before me this day and acknowledged the due execution of the
 foregoing instrument.

WITNESS my Hand and Notarial Seal, this the 5 day of July, 1983.

Caroline Stuck
 Notary Public

My Commission Expires:

3/16/87

(Not valid until fully executed and recorded)