

**Z-35-87 Interstate-40**, east side, at the interchange with future Western Boulevard, being portions of Parcels 3, 4, 7, 757, and 759, Tax Map 547, rezoned to Thoroughfare Conditional Use, according to map on file in the Planning Department.

**CONDITIONS:**

1) The subject property shall not be used for the following purposes, which are otherwise authorized in the Thoroughfare District: outdoor theaters; public utilities plants; storage terminals; industrial uses involving the processing of materials, fabricating, mixing, assembling, cutting or repairing of articles and products; above ground bulk storage of flammable and combustible liquids; indoor operation of solid waste reclamation; outdoor storage as an accessory use to the operation of an industrial or manufacturing use including the storage of coal, ores, minerals, stone, sand, gravel, or earth; emergency shelters; and any outside recreational activity involving motorized vehicles.

2) Upon development of the subject property, the petitioner will dedicate the right of way, two hundred (200) feet in width, for that portion of the extension of Western Boulevard adjacent thereto. Such two hundred (200) feet shall include all slope and planting easements related to the roadway, and the dedication thereof shall be subject to the condition that the City will use its best efforts to locate all utilities and rights of way associated therewith entirely within the aforesaid two hundred (200) feet.