



Town of Rolesville Planning Department
Property Owner Consent & Authorization Form
planning@rolesvillenc.gov

Voluntary List of Proposed Conditions: (Please use additional pages as needed)

1. Please see attached document

2. _____

3. _____

4. _____

5. _____

6. _____

7. _____

8. _____

9. _____

10. _____

Property Owner (First name on Deed)

Printed Name: Comm Dev LLC, Attn Matthew Shuey

Signature: _____

***A signature is required before submitting this list to the Town Board for approval at the Legislative Hearing.**

Property Owner (Second name on Deed)

Printed Name: _____

Signature: _____

***A signature is required before submitting this list to the Town Board for approval at the Legislative Hearing.**

Scarboro Village | Conditional Rezoning: Voluntary List of Proposed Conditions

1. The Development shall be in general compliance with the Concept Plan dated July 1, 2025. Approval of this rezoning and Concept Plan shall not preclude the Developer from pursuing any administrative amendments to the Concept Plan as prescribed in LDO Section 3.4.
2. Prior to the submittal of a demolition permit for the removal of the existing single-family home at 201 S. Main Street (PIN 1758-99-8909), the Development shall document the existing structure through photographs and detailed exterior elevation drawings. The Development shall send the documentation to the Town of Rolesville Planning Department and Board of Commissioners. Prior to the demolition, the Development shall have first priority to relocate or remove any items of historic significance and building materials for reuse.
3. If the Development chooses not to relocate the existing home, the following Condition shall apply: Prior to the demolition, the Development will allow any non-profit entity, individual or for-profit entity to relocate any of the existing single-family home at no cost to the Development and without payment to the Development so long as the party relocating the single-family home is solely responsible for the relocation, including without limitation, securing all permits and approvals required by law. The Development will provide general public notice in the News & Observer of the offer for relocation or salvage. Public notice shall occur at least one hundred eighty (180) days prior to the scheduled demolition of the home. Prior to demolition of the single-family home that has not been relocated within thirty (30) days prior to demolition, the Development will allow the Town of Rolesville or any local organization (such as Habitat for Humanity) at least fifteen (15) days to remove items of historic significance and building materials for reuse. This condition shall not require the Development to demolish or remove the single-family home.
4. Vehicular ingress and egress via School Street are prohibited. Any existing access shall be removed. This condition shall not act as a prohibition on pedestrian access to School Street, nor shall it require pedestrian access to School Street.