



- a. Beginning at the southern edge of the existing brick retaining wall and continuing to the Park Rd. Bridge, a fourteen (14) foot setback as measured from the back of the existing curb along Park Rd. will be provided subject to the Optional Provisions. The setback shall include expansion of the existing sidewalk to an eight (8) foot sidewalk immediately adjacent to the existing curb, where feasible with the existing grading, and a planting strip between the sidewalk and the existing fence, as generally depicted on the Site Plan.
- b. In order to maintain alignment with the existing brick retaining wall and the existing sidewalks Petitioner may retain the existing streetscape on Selwyn Ave., the corner of Selwyn Ave. and Park Rd. and for the entire length of the existing brick wall on Park Rd., as generally depicted on the Site Plan.
- c. Addition of street trees and interior trees as generally shown on the site plan shall be planted
8. *Environmental Features*
 - a. Tree save areas – N/A
9. *Parks, Greenways and Open Space*
 - a. Reservation/Dedication of park and/or greenway: N/A
 - b. Park and/or greenway improvements: N/A
10. *Fire Protection*
 - a. Per applicable Ordinance.
11. *Signage*
 - a. Sign limitations – Per Ordinance requirements.
12. *Lighting*
 - a. All new outdoor lighting to be screened and shielded lighting per 12.402 of the Ordinance.