

EXHIBIT C

The City has agreed to accept the following variances to development standards and/or other development conditions based on the current engineering and design for the Project:

- Sidewalks will be required on both sides of the street to include pedestrian connections to adjacent phases and future school site
- Sidewalks along NCDOT maintained streets on development side of Project will be required
- Block Length and Connectivity Index compliance will be waived in locations where topographic constraints exist, i.e. wetlands, that limit adherence to standards
- Entry Points compliance will be waived for the Project
- Fire Flow requirement for Project will be reduced to 500 gpm at 20 psi until PWC completes and operates water system improvements (Booster Pump Station and Elevated Storage Tank) to north fayetteville service area
- CITY accepts (and approves in content) all permits secured to date relative to the Project as referenced in Article 7., PERMITS ISSUED, of this Developer Agreement