

APPROVAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3631
(PFAFFTOWN CENTER, INC.)

The proposed zoning map amendment from LB (Limited Business) to GB-S (General Business – Special Use) is generally consistent with the recommendation of the *Legacy Comprehensive Plan* to ensure that commercial development in activity centers is compatible with the scale and character of the surrounding neighborhood; and the recommendations of the *West Suburban Area Plan Update (2018)* for commercial land uses for the subject property. Therefore, approval of the request is reasonable and in the public interest because:

1. The request would redevelop an underutilized property within the Yadkinville Road and Transou Road Activity Center; and
2. Existing roads adjacent to the site have ample capacity to handle additional trips generated by the new development.