

DENIAL  
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3363  
(EBERLEE FARMS, LLC)

The proposed zoning map amendment from RS9 (Residential, Single Family – 9,000 sf minimum lot size) to RM8-S (Residential, Multifamily – 8 units per acre maximum density – Special Use) and LO-S (Limited Office – Special Use) is generally inconsistent with the recommendations of the *Legacy Comprehensive Plan* and the *Southwest Winston-Salem Area Plan Update (2016)*, in that the plan recommends the site for intermediate density residential development, exclusively. Therefore, denial of the request is reasonable and in the public interest in that the proposed land use map of the area plan does not recommend any office development on the subject property.