

DENIAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3370
(DREIT, LLC (SHAKEEL DURRANI))

The proposed site plan amendment for IP-S zoned property to increase the number of children in Child Day Care Center from 20 to 100, is generally inconsistent with the recommendations of the *Legacy Comprehensive Plan* and the *Northwest Winston-Salem Area Plan Update (2017)*, in that these plans call for protecting residential areas from incompatible land uses. Through a fivefold increase in the number of children attending daycare on the subject property, adjacent residents would be subject to increased traffic which would have a negative effect on residents. Therefore, denial of the request is reasonable and in the public interest in that the request would increase the number of children at a Child Day Care Center and its impact on adjacent residential single-family properties.