

APPROVAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3673
(SOUTHERN PROPERTIES OF THE TRIAD, LLC)

The proposed zoning map amendment from GO-S (General Office – Special Use) to LO (Limited Office) is generally consistent with the recommendations of *Forward 2045* to prioritize neighborhood-serving uses, such as cafes, medical offices, and grocery stores, instead of large-scale commercial uses, near residential areas, and the *Southwest Winston-Salem Area Plan Update (2016)* for office uses for the subject property. Therefore, approval of the request is reasonable and in the public interest because:

1. The proposed rezoning allows for the continued use of the site for small-scale, low-intensity commercial uses; and
2. The proposed LO zoning would reinforce the small-scale office character of the surrounding area.