

APPROVAL  
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3461  
(CAROL L. LONG AND THE CITY OF WINSTON-SALEM)

The proposed zoning map amendment from RS9 (Residential, Single Family – 9,000 sf minimum lot size) to RM18-S (Residential, Multifamily – 18 units per acre maximum density) is generally consistent with the recommendations of the *Legacy Comprehensive Plan* to facilitate the development of affordable housing for seniors and people with special needs and to use the area plan process to promote a variety of housing types, including those that cater to seniors within the same neighborhood. Furthermore, the *South Suburban Area Plan Update (2017)* recommends intermediate density (8.1-18 DU/Ac) residential development for this site. Therefore, approval of the request is reasonable and in the public interest because:

1. The proposal would accommodate senior housing within walking distance to basic services and transit;
2. The site demonstrates good connectivity with adjacent properties; and
3. Stafford Village Boulevard has ample capacity.