

APPROVAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3558
(PCCI LAND, INC.)

The proposed zoning map amendment from GB-L (General Business – Limited) to GB-L (General Business – Limited) is generally consistent with the recommendation of the *Legacy Comprehensive Plan* to increase infill development in the serviceable land arear and recycle and reuse land and buildings; and the recommendations of the *Southwest Winston-Salem Area Plan Update (2016)* to develop a site with a mixture of uses that includes residential, commercial, and office in a well-designed development that connects streets, transit, and pedestrian facilities. Therefore, approval of the request is reasonable and in the public interest because:

1. The proposed uses are consistent with existing uses along Peters Creek Parkway; and
2. The request would allow for redevelopment of a vacant commercially-zoned property.