

APPROVAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3684
(FIRST BAPTIST CHURCH)

The proposed zoning map amendment from RM18 (Residential, Multifamily – maximum of 18 units per acre) to IP (Institutional and Public) is generally consistent with the recommendations of *Forward 2045* to create compatible transitions between land uses and prioritize neighborhood-serving uses, such as churches, medical offices, and grocery stores, instead of large-scale commercial uses, near residential areas; and the recommendations of the *East/Northeast Winston-Salem Area Plan Update (2016)* for Institutional land use for the subject property. Therefore, approval of the request is reasonable and in the public interest because:

1. The proposed IP zoning is compatible with the existing community scale church on the site and the surrounding residential development pattern; and
2. There are no anticipated traffic impacts associated with this request.