

DENIAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3435
(CHALLENGES OF THE 21ST CENTURY, INC.)

The proposed zoning map amendment from GB (General Business) and RS7 (Residential, Single-Family – 7,000 sf minimum lot size) to IP-S (Institutional and Public – Special Use) is generally inconsistent with the recommendations of the *Legacy Comprehensive Plan* and the *South Central Winston-Salem Area Plan Update (2014)* in that the plans call for development that does not negatively affect surrounding neighborhoods. Therefore, denial of the request is reasonable and in the public interest because the request would remove a contributing structure within the Sunnyside-Central Terrace National Register of Historic Places District.