

DENIAL
STATEMENT OF CONSISTENCY WITH COMPREHENSIVE PLAN W-3396
(DIAMOND STAR PRO INC.)

The proposed site plan amendment from GI (General Industrial) to RS7 (Residential, Single Family – 7,000 sf minimum lot size) is generally inconsistent with the recommendations of the *Legacy Comprehensive Plan* and the *East-Northeast Area Plan Update (2016)*, in that the rezoning, if approved, would establish an island of RS7 zoning within a larger area of GI zoning, leading to negative impacts between incompatible uses. Therefore, denial of the request is reasonable and in the public interest because introducing residential zoning on this site (which is surrounded by industrial zoning) may negatively impact future industrial expansion or redevelopment activities on adjacent properties.