

**Item: Rezoning
4019-R2 South Holden Road and 1311 Glendale Road**

Date: October 20, 2020

**Zoning Amendment Statement by City Council on Consistency with
Adopted Comprehensive Plan**

The **Greensboro City Council** believes that its action to recommend **approval/denial** the rezoning amendment, for the property located at **4019-R2 South Holden Road and 1311 Glendale Road** from **CD-PI (Conditional District – Public and Institutional)** to **O (Office)** to be **consistent** with the adopted Connections 2025 Comprehensive Plan and considers the action taken to be reasonable and in the public interest for the following reasons: **[choose from the following based on the motion]**

Factors that support approval of the rezoning request:	Factors that support denial of the rezoning request:
1. The request is consistent with the Comprehensive Plan's Future Built Form Map and Future Land Use Map. 2. The uses requested are of a similar scale, intensity, or off-site impact as existing nearby uses and the request accommodates a satisfactory transition to the existing scale and intensity of existing, adjacent uses. 3. The proposed O zoning district permits uses that are compatible with uses present in the surrounding area. 4. The request is reasonable due to the size, physical conditions, and other attributes of the area, it will benefit the property owner and surrounding community, and approval is in the public interest. 5. Other factors raised at the public hearing, if applicable (describe)...	1. The request is inconsistent with the Comprehensive Plan's Future Built Form Map and Future Land Use Map. 2. The uses requested are not of a similar scale, intensity, or off-site impact as existing nearby uses and the request does not accommodate a satisfactory transition to the existing scale and intensity of existing, adjacent uses. 3. The proposed O zoning district permits uses that are incompatible with uses present in the surrounding area. 4. The request is not reasonable due to the size, physical conditions, and other attributes of the area, it will be a detriment to the neighbors and surrounding community, and denial is in the public interest. 5. Other factors raised at the public hearing, if applicable (describe)...