

**Item: 4465-4485 Old Battleground Road and 4715 Pageland Drive  
Rezoning**

Date: November 17, 2020

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

The **Greensboro City Council** believes that its action to recommend **approval/denial** of the rezoning request, for the properties described as **4715 Rear Pageland Drive and 4465-4485 Old Battleground Road** from **R-3 (Residential Single Family – 3) to PUD (Planned Unit Development)** to be **consistent** with the adopted GSO 2040 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 <b>approval</b> of the rezoning request:	Factors that support <b>denial</b> of the rezoning request:
<ol style="list-style-type: none"><li>1. The request is consistent with the Comprehensive Plan's Future Built Form Map and Future Land Use Map.</li><li>2. The property proposed for rezoning can accommodate a satisfactory transition to the existing scale and intensity of existing, adjacent uses.</li><li>3. The PUD, as conditioned, would permit uses that are complimentary to those existing in the surrounding area.</li><li>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.</li><li>5. <b>Other factors raised at the public hearing, if applicable (describe)</b></li></ol>	<ol style="list-style-type: none"><li>1. The request is inconsistent with the Comprehensive Plan's Future Built Form Map and Future Land Use Map.</li><li>2. The property proposed for rezoning cannot accommodate a satisfactory transition to the existing scale and intensity of existing, adjacent uses.</li><li>3. The PUD, as conditioned, would permit uses that are not complimentary to those existing in the surrounding area.</li><li>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.</li><li>5. <b>Other factors raised at the public hearing, if applicable (describe)</b></li></ol>