

<i>Staff:</i>	Yes, R-P zoning is allowable in the Transitional Neighborhood (TN) character area and is in line with the stated Goals and Policies of the Plan.
(6) What existing or changing conditions affecting the use and development of this property, support grounds for either approval or disapproval of the proposed rezoning?	
<i>Applicant:</i>	The existing church use that has been in place for years supports the approval of the rezoning.
<i>Staff:</i>	Rezoning this property as proposed is appropriate as it will bring the area further into compliance with existing and emerging land use patterns.
(7) To what extent will the proposed rezoning result in significant adverse impacts on the natural environment (including trees, wetlands, floodplain, groundwater, air quality, water quality, etc...) ?	
<i>Applicant:</i>	There will be no adverse impacts to the natural environment.
<i>Staff:</i>	No impacts.
(8) Will the proposed change constitute a grant of special privilege to the individual owner as contrasted with adjacent or nearby property owners or the general public?	
<i>Applicant:</i>	No.
<i>Staff:</i>	No.

Supplemental Standards of the LDR Applicable to the Proposed Use

[none]

Development Review Comments

The following comments are provided by the reviewing departments and are only intended to provide the developer with useful information for planning purposes. This list should not be considered all-inclusive as additional items may appear during the plan review process.

Engineering: No comments

Fire: < No comments received >

Building Plan Review: No comments

Public Works: No comments or concerns

Police: < No comments received >

Landscaping: No comments

Utilities: < No comments received >.

Attachments:

- Zoning Location Map
- Character Area Map
- Aerial Location Map
- Boundary Survey