



Zoning Committee

REQUEST

Current Zoning: OFC (Office Flex Campus), N1-B (Neighborhood 1-B)
Proposed Zoning: N2-B (Neighborhood 2-B)

LOCATION

Approximately 1.00 acre located in the northeastern corner of the intersection of Ashley Road and Greenland Avenue.
(Council District 3 - Watlington)

PETITIONER

Conformity Corp

ZONING COMMITTEE ACTION/ STATEMENT OF CONSISTENCY

The Zoning Committee voted 7-0 to recommend APPROVAL of this petition and adopt the consistency statement as follows:

To Approve:

This petition is found to be **consistent** with the *2040 Policy Map (2022)* based on the information from the staff analysis and the public hearing, and because:

- The *2040 Policy Map* recommends Neighborhood 2 place type for the site.

Therefore, we find this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- The petition is consistent with the recommended Neighborhood 2 place type.
- The petition could provide additional housing options in close proximity to goods, services, schools, and transit.
- The petition is located in the Freedom Drive / Wilkinson Boulevard Corridor of Opportunity. Development of the site could help spur additional investment in the corridor.
- The petition could facilitate the following *2040 Comprehensive Plan Goals*:
 - 1: 10 Minute Neighborhoods
 - 2: Neighborhood Diversity & Inclusion
 - 5: Safe & Equitable Mobility
 - 9: Retain Our Identity & Charm

Motion/Second: Sealey / Neeley

Yeas: Lansdell, Neeley, Russell, Sealey, Welton,
Whilden, Winiker
Nays: None
Absent: None
Recused: None

**ZONING COMMITTEE
DISCUSSION**

Staff provided a summary of the petition and noted that it is consistent with the *2040 Policy Map*.

There was no further discussion of this petition.

PLANNER

Joe Mangum (704) 353-1908