

## Petition 2022-064 by Crosland Southeast

### 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 Community Activity Center.

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:

- This rezoning petition does not modify the entitled land uses for the site.
- Through the use of an optional provision, this proposal would allow for the development of one rooftop sign on a building that is less than 30' in height. No other changes to the site or optional provisions are proposed in this rezoning petition.
- The proposed sign would provide a visual identifier along Central Avenue for the planned Commonwealth mixed-use development.
- The limited scope of this rezoning petition maintains the intent of the pedestrian overlay along this corridor in Plaza Midwood and does not significantly alter the pedestrian-level viewsheds of the area.

### To Deny:

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 Community Activity Center.

However, we find this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)

### Motion:

### Approve or Deny

### Maker:

2<sup>ND</sup>:

### Vote:

### Dissenting:

### Recused: