

2. Yes; the proposed amendment will result in a character area classification that is more compatible with the current and future character area classifications of adjacent and nearby property. The Property is directly bordered on the west by property currently classified as Community Activity Center.
3. Yes; the proposed amendment will result in a more efficient use of publicly financed community facilities and infrastructure. In addition, the proposed amendment will potentially allow the Property to be used in a manner that increases utility revenue for the City of Valdosta and increases the personal property taxes generated by any business operated on the Property.
4. No; the proposed amendment will not have significant adverse impacts on the natural environment. The Property will continue to engage in the use established prior to the Property's classification as an Established Residential Area.
5. No; the proposed amendment will not reduce dependence on the automobile. The Property will continue to engage in the use established prior to the Property's classification as an Established Residential Area.
6. No, the proposed amendment will not increase adverse impacts on historic or cultural resources. The Property will continue to engage in the use established prior to the Property's classification as an Established Residential Area.
7. The proposed amendment affects three parcels of land and will be part of an area-wide review of future land use policy that includes review of the subject parcel and other surrounding properties.
8. The proposed amendment will not have an adverse impact on the land in adjacent municipalities and local governments. The Property will continue to engage in the use established prior to the Property's classification as an Established Residential Area.
9. No, the proposed amendment will not result in any negative impacts on the public water supply and the wastewater collection and treatment systems, nor will it conflict with adopted long-term water and sewer plans. The Property will continue to engage in the use established prior to the Property's classification as an Established Residential Area.
10. The commercial use and structure existing on the Property predate the Property's classification as an Established Residential Area. The Property was classified Established Residential Area in connection to the Property's annexation into the City of Valdosta.

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