

<i>Staff:</i>	No adverse impact.
<b>(5) Whether the proposed rezoning is in conformity with the policy and intent of the Comprehensive Plan.</b>	
<i>Applicant:</i>	Yes.
<i>Staff:</i>	Yes. R-P zoning is consistent with the TN Character Area designation of the Comprehensive Plan, and well as its applicable Goals and Policies.
<b>(6) Whether there are other existing or changing conditions affecting the use and development of the property that give supporting grounds for either approval or disapproval of the proposed rezoning.</b>	
<i>Applicant:</i>	This is already designated a transitional neighborhood.
<i>Staff:</i>	As accelerated by VSU’s acquisition of properties along the street, the character of this street has already changed to one that is dominated by office type uses.
<b>(7) Whether, and the extent to which, the proposed rezoning would result in significant adverse impacts on the natural environment.</b>	
<i>Applicant:</i>	Should have none.
<i>Staff:</i>	No impact.
<b>(8) Whether the proposed change will constitute a grant of special privilege to the individual owner as contrasted with adjacent or nearby property owners or the general public.</b>	
<i>Applicant:</i>	No.
<i>Staff:</i>	No. The proposed rezoning would not be considered a grant of special privilege

**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.*

**Building Plan Review / Inspections:** Inspections has no comments on these requests .

**Engineering:** No comments at this time. **Fire:** Fire Dept has no comments on this request

**Police:** < No comments received > **GIS:** No comments

**Landscape:** Must comply with LDR Chapter 328 upon redevelopment.

**Public Works:** No comments received **Utilities:** < No comments received >

**Attachments:**

- Zoning Location Map
- Character Area Map
- Aerial Map
- VSU & Office Usage Patterns Map
- Boundary Survey
- Site Sketch