

Written Justification Statement Detailing Why the Proposed  
Development is in Compliance with Plan 2040 and How  
It is Compatible with the Form District in Which the Development  
Is Proposed to be Located

1944 West Main appears to be built as a corner-commercial use and such uses provide neighborhood goods and services. The proposed change in zoning will enable the property to be restored to commercial use. The proposed use is located along an arterial roadway and the corner of a residential block where demand and infrastructure are adequate. The proposed district encourages neighborhood serving uses within proximity to residents. The site appears to be accessible based on pedestrian and transit network.

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