



DEPARTMENT OF DEVELOPMENT SERVICES

Findings of Fact: Development Plan

Project Name:	Arby's
Address/Location:	6007 Gateway Drive
Docket Number:	

The Plan Commission or the Director may approve a Development Plan for Architectural and Site Design Review upon a finding that:

<u>FINDING</u>	<u>APPLICANT RESPONSE</u>
1. The Development Plan complies with all applicable Development Standards of the District in which the site is located because:	Exclusive of items subject to waiver request, the proposed remodel is in compliance with Development Standards. Items in waiver request: red band/eyebrow canopy and wall height at rear
2. The Development Plan complies with all applicable provisions of the Subdivision Control Ordinance for which a waiver has not been granted because:	Exclusive of items subject to waiver request, the proposed remodel is in compliance with Subdivision Control Ordinance.
3. The Development Plan complies with all applicable provisions for Architectural and Site Design Review for which a waiver has not been granted because:	Exclusive of items subject to waiver request, the proposed remodel is in compliance with Architectural and Site Design Review provisions that are applicable.
4. The proposed development is appropriate to the site and its surroundings because:	The proposed remodel represents an improvement of the building design and brings the building more into compliance with development and design standards for the surrounding area.
5. The proposed development is consistent with the intent and purpose of the Plainfield Zoning Ordinance because:	For the proposed remodel we have attempted to bring the building more into compliance with local zoning ordinance as much as possible without going over the budget that would allow for the remodel to move forward. We believe this illustrates consistency with the intent and purpose of the Plainfield Zoning Ordinance.

PLAINFIELD PLAN COMMISSION

The Development Plan is hereby Approved this _____ day of _____, 20_____.

Bruce Smith,
President, Plainfield Plan Commission