



DEPARTMENT OF DEVELOPMENT SERVICES

Findings of Fact: Development Plan

Project Name:	Starbucks
Address/Location:	5050 Cambridge Way, Plainfield, IN 46168
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:	The proposed development as designed complies with the development standards of the district. Consideration of the Town and staff has been requested as outlined on the attached supplemental narrative.
2. The Development Plan complies with all applicable provisions of the Subdivision Control Ordinance for which a waiver has not been granted because:	The proposed development complies with the Subdivision Control Ordinance. No waivers or variances are needed.
3. The Development Plan complies with all applicable provisions for Architectural and Site Design Review for which a waiver has not been granted because:	The proposed development complies with all applicable provisions for architectural and site design review. No waivers or variances are needed.
4. The proposed development is appropriate to the site and its surroundings because:	The proposed development meets most of the current ordinances and uses for the area. The building/use would compliment the adjacent uses for the benefit of the residents of the Town of Plainfield. See attached supplemental narrative.
5. The proposed development is consistent with the intent and purpose of the Plainfield Zoning Ordinance because:	The proposed development meets the current ordinance standards and requirements.

PLAINFIELD PLAN COMMISSION

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

Bruce Smith,
President, Plainfield Plan Commission