



**EXHIBIT B**

**STANDARDS FOR ZONING MAP AMENDMENTS**

Prepared for: ARCO/Murray & Crow Holdings Industrial

Prepared by: Jacob & Hefner Associates, Inc.

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1. Existing uses of property within the general area of the property in questions.

*The properties in the surrounding area are a mix between industrial and residential. The area to west, across Kirk Road, are the Chesapeake Commons and Fields of Geneva East residential neighborhoods while there is a single-family residential house directly to the south. The area to the north, east, and south (past the single family house) are all industrial parks.*

2. The zoning classification of property within the general area of the property in question.

*The neighborhood to the west is zoned R7 within the City of Geneva and the industrial area to the west and south of the single family house is zoned I1. The single family house to the south and the current site property are unincorporated Kane County. The area to the north is in the M-2 zoning for the City of St. Charles.*

3. The suitability of the property in question to the uses permitted under the existing zoning classification as well as the proposed zoning classification.

*The site is currently adjacent to the industrial parks for both the City of Geneva and the City of St. Charles so it fits in with the adjacent properties.*

4. The current comprehensive plan for the City of Geneva.

*The site is mostly shown as Light Industrial/Office Research within the City of Geneva's comprehensive plan which supports the proposed zoning from this request.*