

(18-1)

**SUMMARY OF
COMMUNITY DESIGN COMMISSION ACTION**

- Subject:** Application for Greenbridge Special Use Permit
- Meeting Date:** December 20, 2006
- Recommendation:** That the Council approve a Special Use Permit for the Greenbridge development with enactment of Resolution A (Attachment 3), as attached to the Staff Report dated December 5, 2006 with four additional stipulations:
1. Residential Units: That the applicant provides 90 to 106 residential units
 2. Affordable Housing: That 14 to 16 dwelling units (depending on the number of dwelling units, 90 to 106) be made affordable and at least 50% of those be on-site.
 3. Sidewalks: That the sidewalks on Merritt Mill Road, North Graham Street, and West Rosemary Street be 12-foot wide.
 4. Green Technology: That the applicant provide all green technologies that the applicant has indicated on the Green Technologies Matrix (handout at the December 19, 2006 Planning Board meeting and attached) have a 90% or greater provability of being implemented.

Vote: 5 – 3

Ayes: George Cianciolo, Chris Culbreth, Kathryn James, Laura King Moore, and Scott Nilsen.

Nay: Mark Broadwell, Mary Margaret Carroll, and Amy Ryan

Reasons for Denial:

- o The project is setting a precedent for future buildings on West Rosemary that is too great of scale for much too much building;
- o The surrounding context is not compatible for the building size; and
- o The building sticks out too much.

Attachment

Prepared by:

Laura King Moore, Deputy Vice Chair *KP for LKM*
Kay Pearlstein, Planning Staff