

PLANNING COMMISSION

The charge of the Planning Commission is to assist the Council in achieving the Town's Comprehensive Plan for orderly growth and development by analyzing, evaluating, and recommending responsible town policies, ordinances, and planning standards that manage land use and involving the community in long-range planning.

RECOMMENDATION FOR SPECIAL USE PERMIT MODIFICATION: TIMBERLYNE OFFICES

May 18, 2020

Recommendation: Approval Approval with Conditions Denial

Motion: Melissa McCullough moved and Louie Rivers seconded a motion to recommend that the Council approve Resolution A

Vote: 7-0

Yeas: Michael Everhart (Chair), James Baxter (Vice-Chair), Neal Bench, Elizabeth Losos, Melissa McCullough, Louie Rivers, Stephen Whitlow

Nays:

Prepared by: Michael Everhart, Chair
 Judy Johnson, Planning

COMMUNITY DESIGN COMMISSION

The charge of the Community Design Commission is to assist the Council in guiding the Town's vision on aesthetics, character, and function to focus community growth through advice, advocacy and implementation of the Council's policies and review of proposed development in key areas of the community.

RECOMMENDATION FOR SPECIAL USE PERMIT AT 120 BANKS DRIVE – Timberlyne Offices

April 27, 2021

Recommendation: Approval Approval with Conditions Denial

Motion: John Weis moved and Megan Patnaik seconded a motion to recommend project for approval with no conditions noted.

Vote: 5 - 0

Yeas: Dancy, Hoskins, Lyons, Patnaik and Weis

Nays: NA

Prepared by: Adam Nicholson, Senior Planner

ENVIRONMENTAL STEWARDSHIP ADVISORY BOARD

The charge of the environmental stewardship advisory board will be to assist the Chapel Hill Town Council in strengthening environmentally responsible practices that protect, promote and nurture our community and the natural world through advice and program support.

RECOMMENDATION FOR SPECIAL USE PERMIT MODIFICATION FOR TIMBERLYNE OFFICES LOCATED AT 120 BANKS DRIVE

April 13, 2021

Recommendation to Council: Approval Approval with Conditions Denial

Motion: Bruce Sinclair moved and Julie McClintock seconded a motion to recommend that the Council approve the special use permit modification for the Timberlyne Office project located at 120 Banks Dr., with the following conditions and special considerations.

Vote: 9-0

Aye: Chair Maripat Metcalf, Vice-Chair Adrienne Tucker, Bruce Sinclair, Grace Elliott, Julie Gras-Najjar, Julie McClintock, Marirosa Molina, Thomas Henkel, and Lucy Vanderkamp

Nay:

Conditions:

- Use permeable materials for parking areas and new sidewalk
- Make the building solar-ready
- We ask that the Council inquire about more details regarding the interior planning prior to a decision
- Use the Town's Climate Action Plan as guidelines for further construction within the building

Special Considerations:

- Add more trees and other vegetation, where possible
- Use the LEED-checklist to guide development and design

Prepared by: Maripat Metcalf, Chair, Environmental Stewardship Advisory Board
John Richardson, Community Resilience Officer, Staff Liaison to ESAB

TRANSPORTATION AND CONNECTIVITY ADVISORY BOARD

To assist the Chapel Hill Town Council in creating an inclusive connected community by recommending, advocating and planning for comprehensive, safe, effective and sustainable multi-modal transportation and connectivity

RECOMMENDATION

Timberlyne Offices

(Project # 20-087)

April 27, 2021

Recommendation: **Approved** **Approval with Conditions** **Denied**

Motion: Heather Brutz moved, and Rudy Juliano seconded, to recommend approval of the Special Use Permit modification with the following conditions:

- The developer work with Chapel Hill Transit to include electronic digital signage to alert riders to when the next bus will arrive; and
- To use a comfortable bench without a central divider in the bus shelter

Vote: 8-0

Ayes: Susanne Kjemtrup-Lovelace, Rudy Juliano, Eric Allman, Heather Brutz, Brian Hageman, Denise Matthews, Nikki Abija, Katie Huge

Nays:

Prepared by:

Susanne Kjemtrup-Lovelace, Vice-Chair, Transportation and Connectivity Advisory Board
Bergen Watterson, Transportation Planning Manager