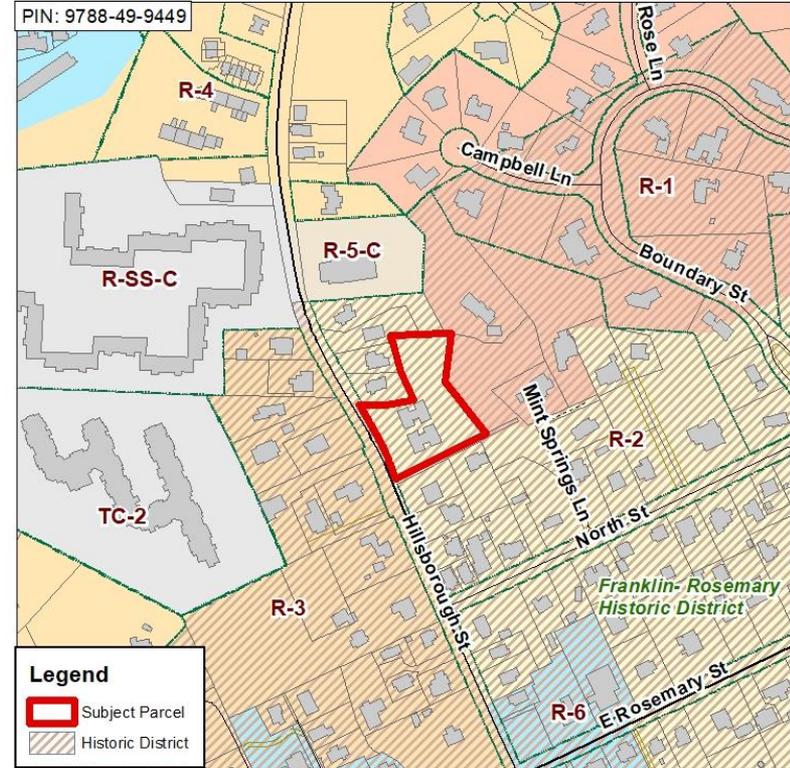


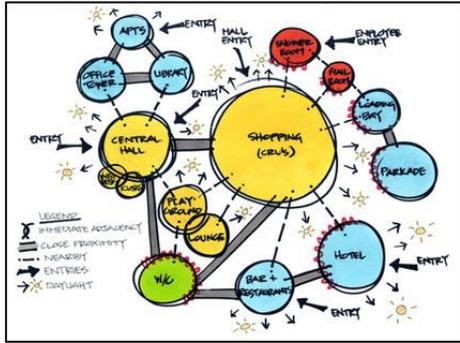


408 Hillsborough Street Concept Plan

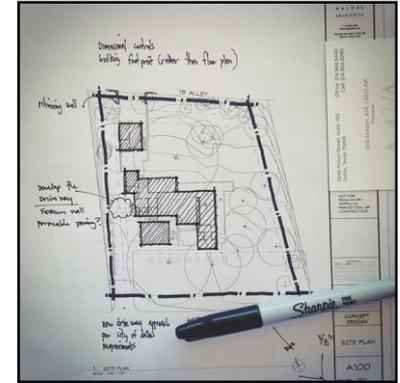
Town Council
Public Hearing

January 8, 2020

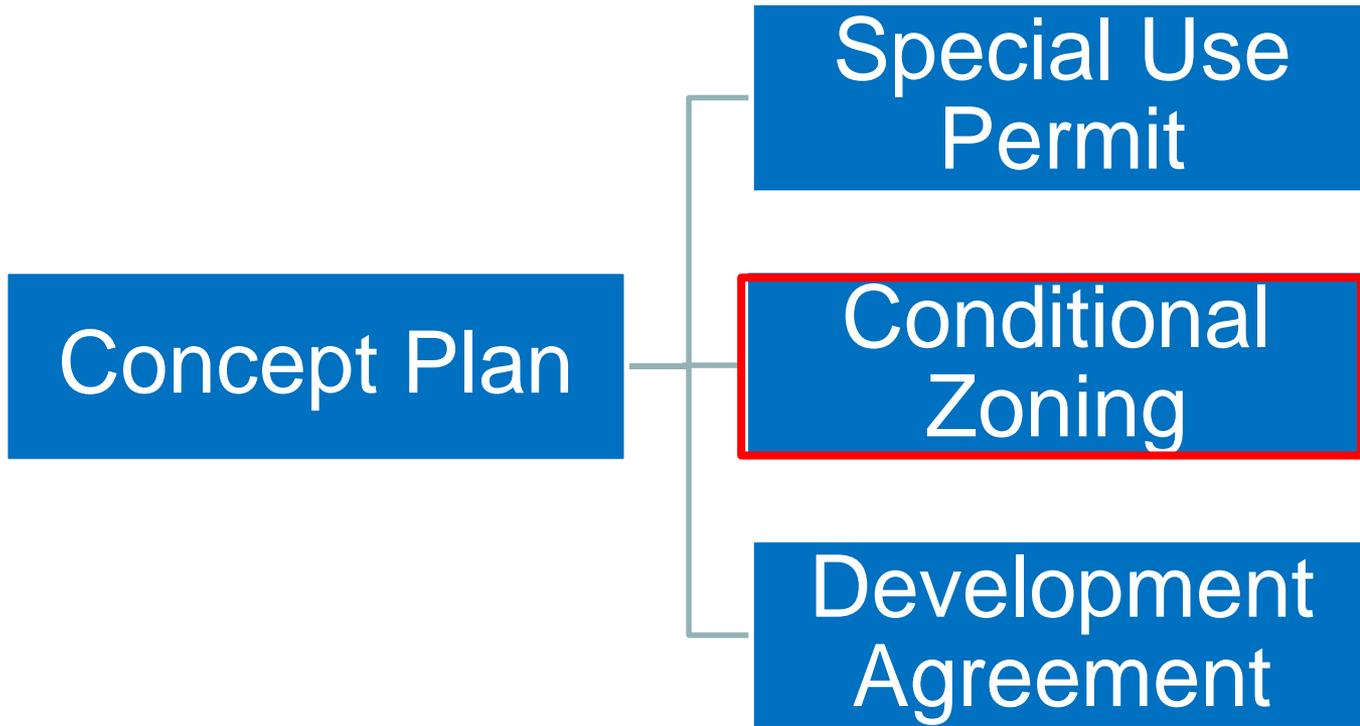




Concept Plans



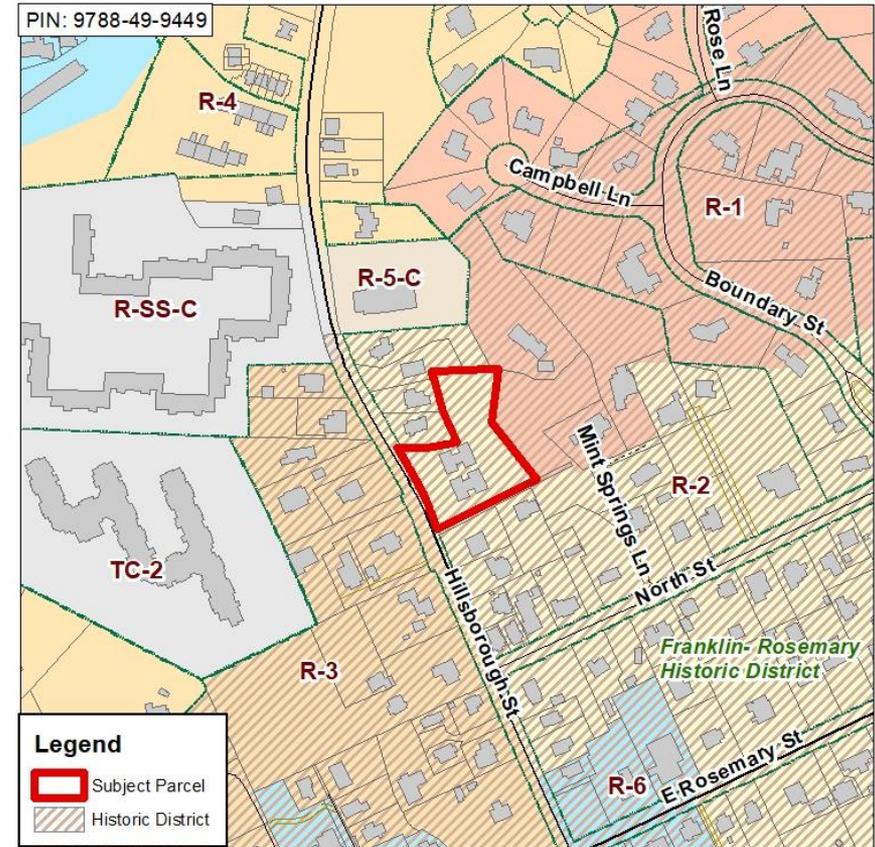
- **No Decision; Feedback Only**
 - Applicant presents rough initial sketch
 - Staff does not conduct formal review of concept
 - Instead forwards sketch for preliminary feedback



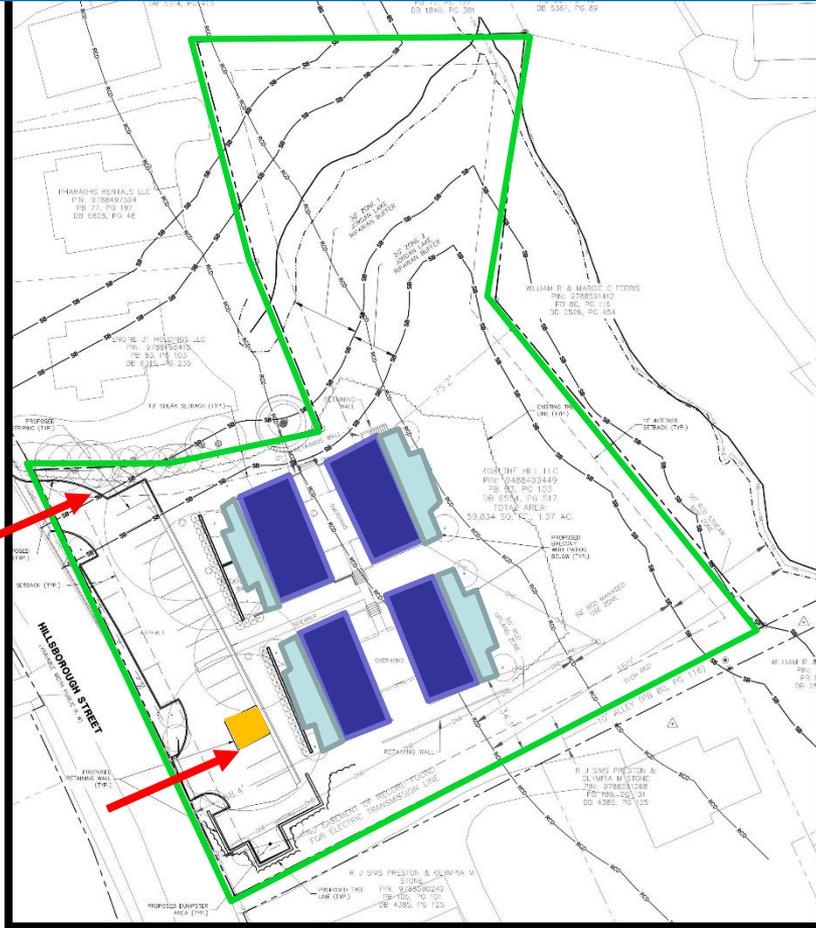
Adopt Resolution (2020-01-08/R-8),
transmitting comments to the applicant
regarding the proposed development.

408 Hillsborough– Project Summary

- 1.37 acre site
- Zoning
 - Currently R-2 and Franklin-Rosemary Historic District
 - Proposing OI-1-CZ
- Historic District Design Guidelines
- Rehab existing building and make site improvements



408 Hillsborough Street– Concept Plan



Proposed Improvements:

- Construction of balconies/decks
- Relocation of solid waste and recycling storage
- Slight modification of parking lot

Historic District Commission, 9.10.2019:

- Changes to the parking lot addresses what is unattractive about the site.
- Wanted to maintain the horizontality of the façade designs in the renovations.
- Supportive of preservation of the property, but did not want to encourage multi-family development in the neighborhood.

Adopt Resolution (2020-01-08/R-8),
transmitting comments to the applicant
regarding the proposed development.