

DRAFT SUMMARY OF A COURTESY SITE PLAN REVIEW
411 N Columbia St
COMMUNITY DESIGN COMMISSION

February 23, 2021

The Community Design Commission conducted a courtesy review of the Site Plan for a single-family addition at 411 N Columbia St during a virtual meeting on February 23, 2021. The Northside and Pine Knolls Community Plan encourages CDC courtesy review for residential additions of 600 sq ft or more. Key points made by members of the Commission are listed below.

- Make sure the front building setback is consistent with the neighboring property to the south, as a way to support neighborhood character.
- Incorporate landscaping into the front yard and around the parking area.
- Consider adding a sidewalk for the parcel's frontage along N Columbia St, since the Northside guiding documents encourage sidewalks.
- The Commission supported the Optional Front Elevation that included an additional second-floor window.
- Commission members encouraged adding more windows to the house, particularly to add more articulation on the north side (Right Elevation). One member did note that privacy was a consideration, and therefore preferred focusing on more front elevation windows.
- Commission members appreciated having the parking located in the rear, but one member expressed concern about the potential for parking along the driveway.