



TOWN OF CHAPEL HILL

Community Design Commission Meeting Agenda

Town Hall
405 Martin Luther King Jr.
Boulevard
Chapel Hill, NC 27514

Volker Mueller
Susana Dancy
Christine Berndt
Lucy Davis

Edward Hoskins
Susan Lyons
Megan Patnaik
Polly Van de Velde

Tuesday, April 23, 2019

6:30 PM

RM 110 | Council Chamber

Opening

Roll Call

Approval of Agenda

Announcements

1. *UNC Undergraduate Site Planning Class poster session-Chapin Reading Room (New East 201) Thursday, April 25th from 3:30-4:45. Site studied is 308-310 W. Franklin Street (across from the Franklin Hotel) extending back to W. Rosemary St.*

2. *Staff has provided admin. approval for removal of rear canopy for Signature Health Care at 1716 Legion Road.*

3. *CDC Applicant Interview will be held prior to the Council Special Meeting on Wednesday, April 24th at 5pm.*

Petitions

1. Staff Response

[\[19-0350\]](#)

1. *Commissioner Berndt requested review of parapet projections at Carraway Village at March 26th meeting. Applicant will be at May meeting to request approval.*

Approval of Minutes

2. March 26th Meeting Minutes

[\[19-0351\]](#)

Attachments: [March 26-Minutes](#)

3. April 1st Special Meeting Minutes [\[19-0352\]](#)

Attachments: [April-Minutes](#)

Consent Agenda

4. Murray Hill at Meadowmont [\[19-0354\]](#)
205 Meadowmont Lane

Attachments: [Application](#)
[Site Plan](#)
[A0.03](#)
[A3.02](#)

Commission is asked to review and consider approval on proposed exterior building elevation modifications. Prior to construction applicant has requested additional windows for end unit to increase marketability.

Old Business

5. Chapel Hill Cooperative Preschool [\[19-0355\]](#)
Alternate Buffer Request

Attachments: [Application & Narrative](#)
[Landscape Plan-Buffer](#)
[Landscape Plan-Buffer w/ Fence](#)
[Neighbors-Support Letter](#)

Commission is asked to review and take action on the proposed Alternate Buffer along the eastern property line. The applicant has submitted two (2) buffer options for review. One directly responds to CDC comments from February regarding plant material. The other buffer uses a combination of a fully opaque fence in combination w/ landscape material. Commission requested buffer revisions at February 26th meeting.

6. Park Apartments [\[19-0356\]](#)

Attachments: [Blue Hill-Design Guidelines](#)
[Design Guidelines-Design Alt](#)
[Opportunities](#)
[CoA Review](#)
[Park Apartments-MOU](#)
[Council Resolution](#)
[Drawing Set](#)

Commission is asked to review and consider approval of the Certificate of Appropriateness request for Park Apartments.

New Business

7. University Mall [\[19-0357\]](#)

Attachments: [Application](#)
[Narrative](#)
[Plan Set](#)

Commission is asked to review and take action on proposed exterior building elevation modifications. Changes include access modifications, facade 'flips' from interior spaces, new paint and canopies.

8. SECU-Charterwood [\[19-0358\]](#)
Final Plan Application

Attachments: [martinApplication](#)
[Plan Set](#)
[Special Use Permit-2012.9.24](#)

*Commission is asked to review and take action on a Final Plan Application. Action would include building elevations, site lighting and a requested alternate buffer.
Note stipulations 8, 46, 47 and 75 of approved SUP.*

9. UNC Health Care Eastowne [\[19-0359\]](#)
Development Agreement Update

Commission will hear a presentaiton update on the Eastowne project and process as well as an overview of the UNC Health Care system. Presentation will be followed by a 10min Q&A session. Item will be heard at approx. 8pm, with consideration given to applicants arrival and current discussion item.

10. CDC Seat Applications[\[19-0360\]](#)**Attachments:** [CDC Applications-04112019](#)

Commission asked to review seat applications and provide appointments for Council consideration.

Adjournment

Next Meeting - Tuesday, May 28th

Order of Consideration of Agenda Items:

- 1. Staff Presentation*
- 2. Applicant's Presentation*
- 3. Public Comment*
- 4. Board Discussion*
- 5. Motion*
- 6. Restatement of Motion by Chair*
- 7. Vote*
- 8. Announcement of Vote by Chair*

Public Charge: The Advisory Body pledges its respect to the public. The Body asks the public to conduct themselves in a respectful, courteous manner, both with the Body and with fellow members of the public. Should any member of the Body or any member of the public fail to observe this charge at any time, the Chair will ask the offending person to leave the meeting until that individual regains personal control. Should decorum fail to be restored, the Chair will recess the meeting until a genuine commitment to this public charge is observed.

Unless otherwise noted, please contact the Planning and Development Services Department at 919-969-5066; planning@townofchapelhill.org for more information on the above referenced applications.

See the Advisory Boards page <http://www.townofchapelhill.org/boards> for background information on this Board.