

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 CONDITIONAL ZONING AT 125 E. ROSEMARY ST.

June 2, 2020

Recommendation: Approval Approval with Conditions Denial

Motion: Neal Bench moved and Michael Everhart seconded a motion to recommend Resolution A (Consistency with the Comprehensive Plan) for approval.

Vote: 7 – 2

Yeas: John Rees (Chair), Louie Rivers (Vice-Chair), James Baxter, Neal Bench, Michael Everhart, Whit Rummel, Buffie Webber

Nays: Melissa McCullough, Stephen Whitlow

Recommendation: Approval Approval with Conditions Denial

Motion: Neal Bench moved and Whit Rummel seconded a motion that Ordinance A (Approving the Conditional Zoning) be recommended for approval, with the following conditions:

- That the approval be contingent upon successful acquisition of the two access easements to the north and west.
- That approval is tied to a favorable EDA.
- That Council consider the impacts on the Fire Station by traffic turning left from MLK Jr. Blvd onto North St.
- That more conduit and electric vehicle charging stations be provided.

Vote: 6 – 3

Yeas: John Rees (Chair), James Baxter, Neal Bench, Michael Everhart, Whit Rummel, Buffie Webber

Nays: Louie Rivers (Vice-Chair), Melissa McCullough, Stephen Whitlow

Prepared by: Michael Sudol, Planner II

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 E. Rosemary Street Parking Deck (Project #20-025) May 26, 2020

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

Motion: Brian Hageman moved and Jack Whaley seconded to deny the E. Rosemary Street Parking Deck redevelopment project unless the following conditions can be met:

- a) Prioritize pedestrian safety along E. Rosemary Street
- b) Provide 20% of all total parking spaces as electric vehicle ‘ready’, which includes the installation of dedicated electrical circuits and underground conduits.
- c) Conduct a comprehensive traffic impact analysis that includes the entire E. Rosemary Street redevelopment project.
- d) Incorporate the NS BRT project into the traffic impact analysis.
- e) Provide ridesharing spaces

Vote: 8-0

Ayes: Jason Merrill (Chair), Susanne Kjemtrup-Lovelace (Vice-Chair), Rudy Juliano, Heather Brutz, Brian Hageman, Joshua Kastinsky, Jack Whaley, and Winston Hanks

Nays:

Prepared by: Jason Merrill, Chair, Transportation and Connectivity Advisory Board
Jomar Pastorelle, Transportation Planner I

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 CONDITIONAL ZONING FOR PARKING DECK LOCATED AT 125 E ROSEMARY ST

May 12, 2020

Recommendation to Council: Approval Approval with Conditions Denial

Motion: Julie McClintock moved and Greg Ames seconded a motion to recommend that the Council approve the conditional zoning for a parking deck, located at 125 E Rosemary Street, with the following conditions and special consideration.

Vote: 8-0

Yeas: Adrienne Tucker (Chair), Maripat Metcalf (Vice-Chair), Bruce Sinclair, Gregory Ames, Noel Myers, John Wallace, Julie McClintock, Tom Henkel

Nays:

Conditions:

- Provide green walls on the north and east sides of the structure
- Provide the proposed solar PV canopy

Special Consideration:

- Evaluate the potential for rainwater harvesting

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

SUMMARY OF CONDITIONAL ZONING REVIEW: 125 East Rosemary Parking Structure
COMMUNITY DESIGN COMMISSION
May 18th, 2020

The Community Design Commission provided an approval recommendation for 125 E. Rosemary Parking Structure on Monday, May 18th with the following conditions for Council consideration:

- That green screen walls be required for (2) facades as shown in the presented plans dated May 18th, 2020

- That the current pedestrian bridge be eliminated.