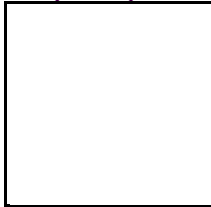


From: Tim Kamps [<mailto:tk.kamps@gmail.com>]
Sent: Tuesday, March 10, 2015 4:00 PM
To: Martin, Alan; Stouder, Heather
Cc: Peggy LeMahieu; Martin, Dennis; Madtown360@gmail.com; Peter Ostlind
Subject: neighborhood comments on CA Ventures Bedford St proposal

The W Mifflin Neighborhood development steering committee appreciates the high level of collaboration and thoughtful incorporation of our feedback by the CA Ventures, Bedford St. development team. The professional courtesy shown to the neighborhood steering committee by its early involvement in the process, carefully listening to its comments for improvement of the project, and great written and verbal communication with the neighborhood steering committee assisted in achieving the best development proposal for the neighborhood area based on zoning rules for the area. CA Ventures made many adjustments to the design of the project to make it unique in architecture while fitting in with the Education Administration building and Bedford and W Mifflin St neighborhoods. They have been sensitive to the landscape design to enhance the pedestrian flow and open space on the roof top areas. The company held two neighborhood meetings; explaining the concept and design as well as listening to their concerns.

There are two items of interest to the neighborhood which had not been fully designed as of our last meeting. The first is the provision of bike parking at the exterior of the building for visitors. Bike parking should be adjacent to the entries to the building to insure that it is functional. In particular the need for bike parking at the northeast entry along Bedford St. should be considered. The second item of interest is the material which will be used for screening the openings into the parking garage. This material should provide visual interest and limit sight lines into the garage and light spillage from the garage to the exterior at night.

A concern voiced by a few citizens involved with the project is its size and density. Though this may be a legitimate concern, the city has zoned the area at the size and density of this proposed project. We feel the proposal meets the “unique” requirement for the additional level of the building.



Overall, we feel that the project meets our expectations for development in the neighborhood.