

RALEIGH APPEARANCE COMMISSION
Minutes of the Meeting
Thursday, August 20, 2015

Members attending: Julieta Sherk, Cari Jones, Jamie Ferguson, Kelli Goss, John Koonce, Brandy Thompson, Jedidiah Gant, Michael Kelly, Brian O’Haver

Members excused: Dean Rains, Andre Johnson, Robby Johnston, Candice Andre, Rolf Blizzard, Asa Fleming

Staff attending: Elizabeth Alley, Rotonda McKoy

Administrative Alternate

AAD-4-15 5520 Louisburg Rd

Owner’s representative from SEPI Engineering presented the case

The Commission finds that:

Sec. 7.2.3. Administrative Alternate Findings

A. The approved administrative alternate meets the intent of the landscaping and screening regulations;

A. The intent of the landscaping regulations is to provide meaningful and well-designed screening and buffering.

Commission response: The site is heavily screened and buffered, and does a superior job than the required protective yard

B. Tree and shrub plantings should not interfere with the safe vehicular and pedestrian circulation on the site.

Commission response: The plantings do not appear to interfere with vehicular and pedestrian circulation

B. The approved administrative alternate conforms with the Comprehensive Plan and adopted City plans; and

Commission response: Any time we can save what is in place, we are meeting the intent of the conservation goals of the Comprehensive Plan

C. The approved administrative alternate is considered equal to or better than the standard.

Commission response: The proposed alternate is superior to the required protective yard.

Chair Sherk called for a vote, with all present voting unanimously to approve the Administrative Alternate.

Site Plan Review

SP-44-15 Charter Square North Tower

- The Commission recommends further study to add an additional retail entrance onto Fayetteville Street.
- The Commission recommends further effort to add visual prominence to the corner building entrance through the additional vertical elements, or narrowing of the opening in the stone base to further celebrate the primary building entrance.
- The Commission suggests further integration of the access ramp into the design of the building.
- The Commission suggests considering the integration of art into the design of the building entry columns, and further study of the entry design to clarify the entry location and pathway.
- The Commission appreciates the mirrored glass and mullion treatment and commends the effort to approach the design of a glass box from a new perspective.
- The Commission suggests further study to add visual interest to the skyline view.
- The Commission supports the design of the northern plaza in a pedestrian friendly and pedestrian scale, and the inclusion of public art, and would appreciate the opportunity to review the plaza design as it is further refined, prior to issuance of building permits.
- The Commission compliments the development team for their continued investment in the area.

SP-35-15 Poole Rd and S. New Hope Rd

- The Commission suggests a more durable approach the finish of the split face masonry front façade, perhaps through the use of a three color CMU block.
- The Commission suggests the addition of planters at the base of the commercial buildings
- The Commission suggests the addition of windows or additional façade articulation to the elevation facing New Hope Road.
- The Commission suggests that the mullions and cornice on all three buildings match.
- The Commission suggests the inclusion of tree plantings or landscaping in the sidewalk area to the east and west of the retail building as shown in the rendering.
- The Commission suggests the expansion of the tree planting palette in the parking lot, in an effort to mark entrances, and add order to the site circulation.

Election of Officers

Cari Jones and Brandy Thompson presented the slate.

Brian O’Haver was elected Chair and John Koonce vice-chair by majority vote.

Working Group reports

Sir Walter Raleigh awards project update- The Commission reviewed fundraising success, script refinements, and next steps in terms of event coordination.

The group discussed possible placement of a Hopscotch bar inside the SWRA event, and possible issues. The working group with will work to refine the concept.

ADJOURNMENT

There being no further business, the meeting was adjourned at approximately 6:45 pm.