

Miner, Pamela S

From: Ted Tucker [TTucker@campls.org]
Sent: Friday, April 28, 2006 11:47 AM
To: Miner, Pamela S
Cc: majama@visi.com; ijones@fmr.org; Karen Swanson
Subject: AFCAC additions to CAP

Hi Pam,

The letter from AFCAC will indicate strong support for the most recent draft of the Critical Area Plan but will ask that some specify lateral connections and urban design guidelines be added to the CAP.

AFCAC asks that the following specific lateral connections be added to the CAP, Section 111. A-3, page 22:

Plymouth/ 8th Ave NE
 Broadway
 26th Ave N
 29th Ave N – Lowry Ave
 35th Ave N
 Dowling Ave
 41st Ave N
 29th Ave NE
 27th Ave NE
 22nd Ave NE
 18th Ave NE
 BNSF Bridge
 14th Ave NE
 3th Ave NE

AFCAC asks that these specific points from the Above the Falls Plan 'Urban Design Guidelines' , pp 64 & 65, be included in the CAP:

Open view corridors to river

Favor downstream views wherever possible - for longer views of the river

Maintain north-south block orientation

On west bank match existing grid dimensions and provide access

Preserve views to downtown skyline

On west bank create view corridors wedges flanked by development

Create private open space and varied facades

50% of first 150 foot of the private development facing the riverfront, should be open space to avoid a solid wall of buildings

Allow for sunlight at river edge

4/28/2006

Where development occurs on the west bank close to the riverfront, structures should step back so that sunlight penetrates to the public areas.