

Petition 2019-056 by White Point Partners, LLC

To Approve:

This petition is found to be **consistent** with the *Bryant Park Land Use and Streetscape Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends mixed use for this site.

([Therefore, we find](#)) this petition to be reasonable and in the public interest, based on the information from the staff analysis and the public hearing, and because:

- The proposed uses of office and retail are consistent with the mixed-use land use recommendation for the site, as per the *Bryant Park Land Use and Streetscape Plan*.
- The proposed development will adaptively reuse an existing building, in what was a formerly industrial area, which is now seeing more residential, office and retail developments.
- The petition will contribute to pedestrian and vehicular improvements to the network in this area through pedestrian crossings with refuge island, coordinated improvements with petition 2019-053 on Bryant Park Drive, and new turn lanes on W. Morehead Street.
- This proposal continues infill development and reinvestment in this area around the future Silver Line, and further facilitates the mixed-use land use recommendations in the Plan.

To Deny:

This petition is found to be **consistent** with the *Bryant Park Land Use and Streetscape Plan* based on the information from the staff analysis and the public hearing, and because:

- The plan recommends mixed use.

([However, we find](#)) this petition to not be reasonable and in the public interest based on the information from the staff analysis and the public hearing, and because:

- (To be explained by the Zoning Committee)

Motion:

Approve or Deny

Maker:

2ND:

Vote:

Dissenting:

Recused: