

[Project Name] DDBP Request
Review of Substantial Compliance with UD Guidelines

Area Wide Guidelines			
	Guideline	Maximum Points (if applicable)	Points Earned
1	AW-1: Create dense development	5	
2	AW-2. Create mixed-use development	5	
3	AW-3. Limit development which closes downtown streets	1	
4	AW-4. Buffer neighborhood edges	1	
5	AW-5. Incorporate civic art in both public and private development	5	
6	AW-6. Protect important public views	1	
7	AW-7. Avoid historical misrepresentations	1	
8	AW-8. Respect adjacent historic buildings	4	
9	AW-9. Acknowledge that rooftops are seen from other buildings and the street	3	
10	AW-10. Avoid the development of theme environments	2	
11	AW-11. Recycle existing building stock	2	
	AW Total Possible	30	
Public Streetscape Guidelines			
12	PS-1. Protect the pedestrian where the building meets the street	5	
13	PS-2. Minimize curb cuts	1	
14	PS-3. Create a potential for two-way streets	1	
15	PS-4. Reinforce pedestrian activity	5	
16	PS-5. Enhance key transit stops	3	
17	PS-6. Enhance the streetscape	5	
18	PS-7. Avoid conflicts between pedestrians and utility equipment	5	
19	PS- 8. Install street trees	5	
20	PS- 9. Provide pedestrian-scaled lighting	4	
21	PS- 10. Provide protection from cars/promote curbside parking	2	
22	PS-11. Screen mechanical and utility equipment	4	
23	PS-12. Provide generous street-level windows	5	
24	PS-13. Install pedestrian-friendly materials at street level	5	

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PS Total Possible	50	
Building Guidelines		
B- 1. Build to the street	4	
B- 2. Provide multi-tenant, pedestrian-oriented development at the street level	5	
B-3. Accentuate primary entrances	5	
B- 4. Encourage the inclusion of local character	3	
B- 5. Control on-site parking	2	
B- 6. Create quality construction	1	
B- 7. Create buildings with human scale	5	
B Total Possible	25	
Plaza and Open Space Guidelines		
PZ-1. Treat the four squares with special consideration	5	
PZ- 2. Contribute to an open space network	3	
PZ- 3. Emphasize connections to parks and greenways	4	
PZ- 4. Incorporate open space into residential development (pool, deck, dog area)	3	
PZ- 5. Develop green roofs	1	
PZ- 6. Provide plazas in high use areas	3	
PZ- 7. Determine plaza function, size, and activity	5	
PZ- 8. Respond to microclimate in plaza design	5	
PZ- 9. Consider views, circulation, boundaries, and subspaces in plaza design	5	
PZ- 10. Provide an appropriate amount of plaza seating	3	
PZ- 11. Provide visual and spatial complexity in public spaces	3	
PZ- 12. Use plants to enliven urban spaces	5	
PZ- 13. Provide interactive civic art and fountains in plazas	3	
PZ- 14. Provide food service for plaza participants	2	

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PZ- 15. Increase safety in plazas through wayfinding, lighting, & visibility	5	
PZ- 16. Consider plaza operations and maintenance	5	
PZ Total Possible	60	
Total number of Possible Points	165	

