



City of Bloomington Common Council

Legislative Packet – Addendum

(Issued on Wednesday, 31 March 2021)

Wednesday, 31 March 2021

6:30 pm – Land Use Committee

For a schedule of upcoming meetings of the Council and the City's boards and commissions, please consult the City's [Calendar](#).

***** Reasonable Conditions Form *****

Ordinance #: 21-07 (Parcel E of Thompson PUD)

Reasonable Condition #: 01

Submitted By: Cm. Piedmont-Smith, District V

Date: March 31, 2021

Proposed Reasonable Condition:

The primary structure height of the building identified as Building 7 on Commercial Lot 4 shall be limited to 50 feet or 4 stories

Synopsis

This Reasonable Condition is sponsored by Cm. Piedmont-Smith and would limit the height of Building 7 on Lot 4 to 50 feet or 4 stories. The intent of this reasonable condition is to reduce the impact of the development's density on neighboring properties.

Committee Recommendation (03/31/21): Pending

Regular Session Action: Pending

***** Reasonable Conditions Form *****

Ordinance #: 21-07 (Parcel E of Thompson PUD)

Reasonable Condition #: 02

Submitted By: Cm. Flaherty, At-large Rep.

Date: March 31, 2021

Proposed Reasonable Condition:

Each residential unit or door that fronts on the B-Line trail shall have a direct sidewalk connection to the B-Line trail.

Synopsis

This Reasonable Condition is sponsored by Cm. Flaherty and would require a direct sidewalk connection for each residential unit that fronts on the B-Line trail. The intent of this reasonable condition is to promote a greater level of connectivity to surrounding developments, as called for in Bloomington Municipal Code 20.06.070(c)(4)(C).

Committee Recommendation (03/31/21): Pending

Regular Session Action: Pending

***** Reasonable Conditions Form *****

Ordinance #: 21-07 (Parcel E of Thompson PUD)

Reasonable Condition #: 03

Submitted By: Cm. Flaherty, At-large Rep.

Date: March 31, 2021

Proposed Reasonable Condition:

The roof of each building shall meet the Cool or Vegetated Roof standards of Bloomington Municipal Code 20.04.110(d)(2)(A)(iv). Any portion of the roofs utilized for solar energy shall not be subject to this requirement.

Synopsis

This Reasonable Condition is sponsored by Cm. Flaherty and would require buildings within the development to meet the Cool or Vegetated Roof standards of BMC 20.04.110(d)(2)(A)(iv). The intent of this reasonable condition is to mitigate urban heat island effects and to provide a greater level of design quality than would be required by the UDO if the project were not being developed in a PUD zoning district, as called for in Bloomington Municipal Code 20.06.070(c)(4)(D).

Committee Recommendation (03/31/21): Pending
Regular Session Action: Pending