CAC COMMENTS ON PRELIMINARY SPU MIMP
October 5, 2021

DEVELOPMENT PROGRAM

1. The CAC supports SPU's desire to increase street-level activities, including retail opportunities in the area, but recommends that such development integrate with, and build upon, the area's existing retail.

2. The CAC supports the concept of pedestrian safety and traffic calming measures, particularly on and around Bertona Street, but is interested in learning more about the details of those measures in the Major Institution Master Plan ("MIMP"), including the changes intended to convert Bertona Street to a "Neighborhood Yield Street".

3. The CAC supports the proposal to create a primary, identifiable campus entrance at the intersection of West Cremona Street and West Nickerson Street, with an enhanced West Cremona streetscape design, and looks forward to seeing this concept further developed in the MIMP.

DEVELOPMENT STANDARDS

1. The CAC supports the preservation of historic buildings and structures with architecturally significant features. They enhance a sense of history and contribute to the character of the SPU campus and Queen Anne. While acknowledging that nomination of buildings and spaces for historic preservation will occur as SPU seeks each Master Use Permit ("MUP") to implement its MIMP, the CAC recommends that the college provide an inventory of significant historic structures and places on the campus as part of the MIMP.

2. The CAC strongly supports retaining the density of significant and mature trees on the SPU campus. The high tree canopy and shading contribute to the overall quality of the campus and neighborhood. The CAC recommends that SPU provide an inventory of significant trees located near new structures that are proposed as part of the MIMP.

3. The CAC recommends that the college provide light and shadow studies during the later MUP process for development of structures proposed in the MIMP.

4. The CAC supports SPU's attention to the topography of the campus and surrounding areas and the increase in maximum height in the NE section of the campus.

5. The CAC strongly supports SPU's decision to move proposed student housing away from single family residential areas (Ashton Hall parking lot, and the corner of 7th Avenue West and West Dravus Street) to West Cremona Street. This area is at a lower elevation than other parts of the campus and is closer to transit and other transportation facilities.

6. The CAC expects to see more detailed information in the MIMP concerning enhancements to pedestrian and vehicle safety on West Nickerson Street in light of frequent pedestrian crossings, and the potential for mid-block crossings if future mixed use elements that draw students are located on the north side of the street.

TRANSPORTATION MANAGEMENT ("TMP")

1. The CAC recommends that the on-campus parking supply, and the rate charged for on-campus parking, be designed to meet the needs of students and staff who drive to the campus, while also encouraging students and staff to park on campus rather than in adjacent residential neighborhoods.

2. The CAC recommends that SPU work closely with SDOT, with input from the CAC, to develop methods and parking demand management strategies to reduce the number of single occupant vehicle trips to the campus.

3. The SPU campus is adjacent to a major bicycle trail used by staff and students. The CAC recommends that the TMP include the development of infrastructure to accommodate and encourage alternative modes of transportation through measures such as designated bicycle routes, bicycle racks, showers, and seating near transit stops.

4. While understanding that the city does not often favor street vacations, the CAC recommends that the proposed vacations shown in the MIMP for West Emerson Street between 6th Avenue West and West Bertona Street, and for 6th Avenue West between West Dravus Street and West Cremona Street, in particular, be approved as necessary enhancements for both pedestrian and vehicle safety in those areas.