

Addition to Dimensional Standards

The following should be added at the end of the table located at subsection 3 “Dimensional Standards” of the Munjoy Hill Overlay District.

<u>Building Mass and Scale</u>	<u>(1) the scale and form of the building contribute to and are compatible with the predominant character-defining architectural features of the immediate neighborhood within two blocks of the building, and (2) the massing and roof forms of the building reflect and reinforce the traditional building character of the neighborhood through a well composed form, shape and volume, with compliance with these requirements (1) and (2) to be measured in accordance with the R-6 Infill Development Design Principles & Standards, Principle A, Overall Context and Standard A-1, and Principle B, Massing, and Standards B-1 and B-2, which Standards A-1, B-1 and B-2, the associated Purpose statement and Principle A and B Explanatory Notes, are incorporated by reference as if fully set forth herein.</u>
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The purpose of this addition is to make it clear the compliance with the proportionate massing scale requirements included in the Design Standards is a positive requirement of the R6 overlay district and that compliance with the other dimensional standards alone is not enough if the building does not also comply with the building mass and scale requirements.