

PROPOSED DEVELOPMENT CONDITIONS

FDPA 88-M-077-2 and FDP 1999-MA-014

July 7, 1999

If it is the intent of the Planning Commission to approve FDPA 88-M-077-2 and FDP 1999-MA-014 located at Tax Map 61-4 ((1)) 14-20 and 61-4 ((42)) 52-67, C (formerly 61-4 ((1)) parts of 1-4 and 14-20), the staff recommends that the approval be subject to the following development conditions:

1. Development of the subject property shall be in conformance, as defined by Section 16-403 of the Zoning Ordinance, with the Final Development Plan entitled "Partial Conceptual/Final Development Plan Amendment, Madison Lane," prepared by Bowman Consulting Group, and dated May 1997 as revised through June 10, 1999.
2. A comprehensive landscape plan which includes diverse native species, inclusive of groundcover, shrubs and trees, shall be submitted at the time of site plan review for review and approval by the Urban Forestry Branch of DPWES. At a minimum, landscaping shall be consistent with the quality, quantity and locations depicted on Sheet 1 of the FDP, as determined by the Urban Forestry Branch of DPWES.