

Karen,

The plan is that these will be apartments so we can leverage the main building amenities, etc. I think they are just more valuable as apartments. That said, other than timing and the extra cost, there is no reason we couldn't drop a condo plat on them so they would be condo units but would be rented out. If for whatever reason the apartment concept doesn't work converting to condos would be an alternate exit strategy.

As far as my thinking of why the individual numbers are important:

- 1) Perception. Numbering the building as proposed, with one main address and then sub-units, gives the buildings a definite apartment feel and honestly makes it feel cheap. We are really trying to create a feeling of home.
- 2) Wayfinding. The way we designed the buildings, the front door of each unit isn't visible from the drive. We were using the unit address in large numbers on the garage near the sidewalk that leads to the entrance to each unit to help direct people to that unit. If there is a main address somewhere on the building and then subunits, I don't think we are going to display a giant #1 or "A" in the same way. It would just look silly.
- 3) Clarity. This ties into the wayfinding thing but with our design with individual unit addresses, anyone from visitors to emergency responders can easily tell from the end of John Street where they are going. Under the suggested plan there would be a unit #1 or "A" in each building – which one are you going to? You need to not only identify the correct building but then the unit. Just more confusing.

I am actually very surprised that the City would prefer their approved numbering method. I can produce all sorts of examples from other areas where municipalities have different addresses for each main entry. I would guess if we asked your police and fire folks they would prefer our proposed solution. I honestly can't think of a single advantage, other than it is policy, to number the buildings as the City has suggested.

I know this probably seems silly but I did a bit of crowd sourcing and people pretty much overwhelmingly agreed that the City's proposed numbering gives the buildings a less homey feel and vastly preferred our proposed design.

Feel free to give me a call to chat.

Colin



630

630

630

CA