The Residences at Berkeley Plaza

City of Berkeley
Zoning Adjustments Board
March 14, 2013
The Residences at Berkeley Plaza – Downtown Context
The Residences at Berkeley Plaza – Project Amenities

- @355 sustainable infill housing units
- Programmed roof top open spaces
- **Sustainable Design** – materials, water usage and drainage, transit accessibility, renewable energy production, LEED Gold or equivalent design
- On site parking garage
- **AC transit passes** for every unit, extensive **bike facilities**
- **Generous common areas** for residents
- Proximity to **retail and arts uses**
- Proximity to job centers
The Residences at Berkeley Plaza – Public Amenities

- @700 or more new residents in the heart of Downtown
- Public Plaza
- Potential for public and Hotel Shattuck Plaza parking
- 32 units of Below Market Rate Housing
- 150+ new construction jobs for 2+ years and 40+ new permanent jobs
- Significantly increased property, retail, and business license taxes and fees
- SOSIP sidewalk and streetscape design and amenities
- Pedestrian activity nodes/connections and an attractor for additional investment
- Potential Hotel Shattuck Plaza amenities
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SECTIONS
The Residences at Berkeley Plaza

EAST - WEST SECTION & PERSPECTIVE VIEWS

CORNER OF HAROLD & KITTRIDGE

CORNER OF SHATTUCK & KITTRIDGE
The Residences at Berkeley Plaza

EXISTING VIEWS & RENDERINGS
The Residences at Berkeley Plaza – Harold Way to South
The Residences at Berkeley Plaza – Harold Way to North
The Residences at Berkeley Plaza – Kittredge to East
The Residences at Berkeley Plaza- View from Shattuck Ave.
The Residences at Berkeley Plaza – Publicly Accessible Plaza
The Residences at Berkeley Plaza – Roof Top Open Spaces
The Residences at Berkeley Plaza - Streetscape
The Residences at Berkeley Plaza – Street Furniture
The Residences at Berkeley Plaza – Green Features

<table>
<thead>
<tr>
<th>Green Building Features</th>
<th>Green Transportation Features</th>
<th>Green Site Features</th>
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<tbody>
<tr>
<td>LEED Gold Building Performance*</td>
<td>Free Transit Pass* (for each household and employee)</td>
<td>Stormwater Retention* (for water quality and to reduce downstream surge)</td>
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<tr>
<td>On-Site Energy Production** (wind turbine and photovoltaic panels)</td>
<td>Adjacent to Transit (BART plus over thirty bus lines)</td>
<td>Urban Runoff Filtration* (filtration retention basins, flow-through planters &amp; permeable pavements)</td>
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<td>Energy Conservation** (low emissivity glass, window shading &amp; resident climate control)</td>
<td>Car Sharing Pods* (for residents and others)</td>
<td>Rainwater Reuse** (soil and storage for irrigation and other use)</td>
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<td>Green Roofs** (landscaping, gardening and rainwater capture)</td>
<td>Unbundled Parking* (parking spaces rented separately)</td>
<td>Community Garden** (rooftop use by residents)</td>
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<tr>
<td>Durable High-Quality Materials** (glass fiber reinforced concrete panels &amp; aluminum window systems)</td>
<td>Electric Vehicle Hookups and Smaller** Urban Car Parking</td>
<td>Green Walls** (for air quality and enjoyment)</td>
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<tr>
<td>On-Site Recycling Facilities**</td>
<td>Secure Bicycle Parking*</td>
<td>Drought-Tolerant Plants* Recycled Materials**</td>
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