



## Zoning Bonus Table

	Prior to Zoning Permit Issuance	Prior to Building Permit Issuance	Prior to Certificate of Occupancy (CO)	Post Construction
Public Art (§14-705(5))	Agreement between owner and City posting of financial security between owner and City. §17-702(5)(a)(.5)	Art Commission or Art Selection Committee approval letter. §14-702(5)(b)	-	-
Public Space (§14-702(6))	Submit Draft of a Restrictive Covenant. §14-702(6)(c)(.2)	<ul style="list-style-type: none"> <li>Record a Restrictive Covenant. §14-702(6)(c)(.2)</li> <li>Planning Commission approval. §14-702(6)(c)(.1)</li> </ul>	-	-
Mixed Income Housing (§14-702(7))	Providing Low Income Housing Option: <ul style="list-style-type: none"> <li>Agreement with City to provide low income housing for min. 50 years. §14-702(7)(b)(.2)</li> <li>Planning and Development certifies to L&amp;I that applicant understands requirements. §14-702(7)(d)(.1)</li> </ul>	-	Providing Low Income Housing Option: <ul style="list-style-type: none"> <li>Provide compliance statement. Code Bulletin Z-1501-R2</li> </ul>	-
	Providing Low Income Housing Option: <ul style="list-style-type: none"> <li>Agreement with City to provide payment in lieu of providing housing. §14-702(7)(b)(.6)</li> </ul>	Providing Low Income Housing Option: <ul style="list-style-type: none"> <li>Payment made to City. §14-702(7)(b)(.6)</li> <li>Planning and Development certifies to L&amp;I that applicant has made payment. §14-702(7)(d)(.2)</li> <li>Applicant has filed an Affordable Building Plan. §14-702(7)(d)(.2)(.b)</li> </ul>	Providing Low Income Housing Option: <ul style="list-style-type: none"> <li>CO for low income units must be issued prior to CO of any other dwellings. §14-702(7)(d)(.3)</li> </ul>	-
Transit Improvements (§14-702(8))	<ul style="list-style-type: none"> <li>Submit letter from appropriate Transit Authority. §14-702(8)(a)(.1)</li> <li>Post a bond or letter of credit. §14-702(8)(a)(.4)</li> </ul>	-	Transit Improvement must be constructed. §14-702(8)(a)(.4)	-
Underground Accessory Parking and Loading (§14-702(9))	-	-	-	-
Green Building (§14-702(10))	<ul style="list-style-type: none"> <li>Documentation from LEED-AP Professional or equivalent. §14-702(10)(a)(.1)</li> <li>Signed agreement with City. §14-702(10)(a)(.b)</li> </ul>	-	-	Proof of LEED Certification. §14-02(10)(a)
Trail (§14-702(11))	<ul style="list-style-type: none"> <li>Trail must connect to existing or planned trail as approved by the Commission. §14-702(11)(a)(.1)(.d)</li> <li>Post a bond or letter of credit. §14-702(11)(a)(.1)(.h)</li> <li>Law Department approval of dedication. §14-702(12)(a)(.2)(.b)</li> </ul>	-	Trail must be constructed. §14-702(11)(a)(.1)(.h)	-
Street Extension (§14-702(12))	Dedication of Land Option: <ul style="list-style-type: none"> <li>Law Department approval of dedication. §14-702(12)(a)(.1)(.c)</li> </ul>	-	-	-
	Improvement Option: <ul style="list-style-type: none"> <li>Post a bond or letter of credit. §14-702(12)(a)(.2)(.b)</li> </ul>	-	Improvement Option: <ul style="list-style-type: none"> <li>Street Improvement must be constructed. §14-702(12)(a)(.2)(.b)</li> </ul>	-
Retail Space (§14-702(13))	Submit a draft of a Restrictive Covenant. §14-702(13)(a)(.2)	Record a Restrictive Covenant. §14-702(13)(a)(.2)	-	-
Stormwater Management (§14-702(14))	Water Department approval of on-site stormwater management system. §14-702(14)(a)(.9) & §14-702(14)(b)	-	-	-
Through-Block Connection (§14-702(15))	Written agreement between the record owners of the respective lots (potential requirement). §14-702(15)(a)(.2)	-	-	-