



35 Cherry Street Lot

Affordable Housing Design Principles
February 2, 2022



Through conversations with the community about 35 Cherry Street and its development for use as affordable housing, the Community Development Department (CDD) identified the following shared design principles to guide the size, scale, and quality of the development of 35 Cherry Street in a way that best supports the community.

Design Principles and Guidelines

I. Neighborhood Context

Size and scale of new building(s) should fit within the existing neighborhood context.

For example:

- Limit the building to four stories; consider a step-back or gabled top floor
- Articulate top floors articulated with dormers, terraces, sloped roofs, etc.
- Use colors and materials that complement the surroundings
- Include multiple entrances and architectural detail to activate the public realm

II. Site Amenities and Environmental Comfort

- Maximize the amount of street trees along both Cherry St and School St
- Provide amenities, such as stoops, porches, seating, etc.
- Provide small, landscaped areas and open space that can serve as gathering spaces for residents
- Treat driveways as paved courtyards
- Consider balconies and/or upper-level decks
- Visually screen parking to limit visibility from the public way. Avoid street facing garage entries.

III. Building Amenities

- Provide in-unit laundry equipment
- Provide large storage spaces
- Provide large windows for interior daylighting

IV. Prioritize Sustainability & Resilience

- Design for energy efficiency and natural ventilation
- Design for flood protection
- Minimize the urban heat island effect with high albedo roofs or green roofs, and canopy trees
- Consider photovoltaics