SMALL SCALE DEVELOPMENT OPTION
LOW-RISE: 4 STORIES

- Historic buildings can be protected
- Existing buildings at Atlantic Salt can be landmarks and noise barriers
- Zoning can regulate building height at rear of deep lots on Van Buren
- Building height and bulk regulations can preserve harbor views
- Parking regulations can require lots to be wrapped, stacked, or landscaped
- Improvements to Richmond Terrace can catalyze job expansion and maritime growth
- Shallow vacant lots can be developed in context
- Historic buildings can be protected
MEDIUM SCALE DEVELOPMENT OPTION MID-RISE: 6 - 7 STORIES

- Historic buildings can be protected
- Existing buildings at Atlantic Salt can be landmarks and noise barriers
- Zoning can regulate building height at rear of deep lots on Van Buren
- Building height and bulk regulations can preserve harbor views
- Zoning can be site specific: Shallow lots = shorter buildings
  Deep lots = taller buildings
- Parking regulations can require lots to be wrapped, stacked, or landscaped
- Improvements to Richmond Terrace can catalyze job expansion and maritime growth
- Shallow vacant lots can be developed in context
- Historic buildings can be protected
LARGE SCALE DEVELOPMENT OPTION
SLENDER TOWER - UP TO 12 STORIES

- Historic buildings can be protected
- Existing buildings at Atlantic
- Salt can be landmarks and noise barriers
- Zoning can regulate building height at rear of deep lots on Van Buren
- Building height and bulk regulations can preserve harbor views
- Zoning can be site specific: Shallow lots = shorter buildings, Deep lots = taller buildings
- Parking regulations can require lots to be wrapped, stacked, or landscaped
- Improvements to Richmond Terrace can catalyze job expansion and maritime growth
- Shallow vacant lots can be developed in context
- Historic buildings can be protected