



CITY OF BURLINGTON  
DEPARTMENT OF PUBLIC WORKS

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*To: City of Burlington Zoning/Development Review Board  
Eric Farrell – Cambrian Rise*

*From: Caleb Manna, Excavation Inspector  
Laura K. Wheelock P.E. - Public Works Engineer, DPW*

*Date: April 4, 2022*

*Subject: Cambrian Rise, BCCH, LLC & 329-375 North Ave.  
Zoning Amendment (ZP 22-32)*

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The Burlington Development Review Board issued Corrected Findings of Fact for the project known as Cambrian Rise at a Deliberative Hearing on Monday, February 6, 2017.

Several conditions of approval listed under section 6 have not been met. Of these conditions from the deliberative hearing include subsections DPW is asking the DRB for consideration of the following additional provisions:

- 1. Within 30 days of receiving approval of zoning permit amendment installation of improved crosswalk warning (rectangular rapid flashing beacons) at the project drive or complete the as approved crosswalk at the southern end of the project proximate to the new Parks & Recreation redeveloped path.**
2. Under the original approval the following condition was applied to the approval of the project. “The signal at North Ave and South Road should be installed during phase two of the project and left in flash, until either trip/pedestrian warrants are met, at which time the signal should become active.” The intent was that within the first construction season of the project that signal infrastructure at the Cambrian Way/North Avenue intersection be installed to facilitate the anticipated pedestrian crossing in this location to the bus stop on the east side of the road. The applicant has altered the phasing plan for the project in such a way that this condition has not yet been satisfied despite several significant buildings having been completed and occupied and years since the first construction season. This has created a condition where crossing on North Avenue for pedestrians is of concern and there is no infrastructure to assist with the crossing. The mid-construction conditions for transit and pedestrian accommodations on North Avenue are not acceptable for an established and still growing development. **DPW is asking that a firm date for completion of this portion of the work be set no later than June 30, 2023; or that this condition be satisfied before any additional buildings receive their Certificate of Occupancy whichever the DRB finds more reasonable.**