



City of Madison

City of Madison
Madison, WI 53703
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Master

File Number: 29644

File ID: 29644

File Type: Ordinance

Status: Council Public
Hearing

Version: 1

Reference:

Controlling Body: PLAN
COMMISSION

Lead Referral: PLAN COMMISSION

Cost:

File Created Date : 04/01/2013

File Name: Rezone 9601 Elderberry Road

Final Action:

Title: Creating Section 28.022 -- 00050 of the Madison General Ordinances rezoning property from A (Agricultural) District to TR-U1 (Traditional Residential - Urban District 1) District. 9th Aldermanic District; 9601 Elderberry Road

Notes: 5245elderberry

Code Sections:

CC Agenda Date: 04/16/2013

Indexes:

Agenda Number: 13.

Sponsors: Planning Division

Effective Date:

Attachments: Maps&Plans.pdf, Link to Plans, Staff Comments.pdf, Comments.pdf, Link UDC File 28969, Link Plat File 29561, Staff alternatives-Highlands.pdf, Skidmore comments 050613.pdf, Guenther letter 050613.pdf, UFG reference ltrs.pdf, UFG public outreach.pdf, Nelson-Fry comments 050613.pdf, 050613 PC Registrations.pdf

Enactment Number:

Author: Maureen O'Brien

Hearing Date:

Entered by: smautz@cityofmadison.com

Published Date:

Approval History

Version	Date	Approver	Action
1	04/01/2013	Michael May	Approved as to Form
1	04/01/2013	Daniel Bohrod	Approve

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Attorney's Office	04/01/2013	Referred for Introduction				
	Action Text:	This Ordinance was Referred for Introduction					
	Notes:	Plan Commission; Public Hearings: Plan Commission 5/6/13, Common Council 5/21/13					

1	COMMON COUNCIL	04/16/2013	Referred for Public Hearing	PLAN COMMISSION	05/06/2013	Pass
	Action Text: A motion was made by Schmidt, seconded by Resnick, to Referred for Public Hearing to the PLAN COMMISSION. The motion passed by voice vote/other. Notes:					
1	PLAN COMMISSION	05/06/2013	RECOMMEND TO COUNCIL TO ADOPT WITH CONDITIONS - PUBLIC HEARING			Pass
	Action Text: A motion was made by Sundquist, seconded by King, to RECOMMEND TO COUNCIL TO ADOPT WITH CONDITIONS - PUBLIC HEARING. The motion passed by the following vote: Notes: On a motion by Sundquist, seconded by Ald. King, the Plan Commission found that the standards and criteria met and recommended approval of the proposed zoning map amendment and the related subdivision plat (ID 29561) subject to the comments and conditions contained in the Plan Commission materials and the following revisions: - That the the zoning map amendment for the 33.2 acres to be rezoned be revised per the staff recommendation as follows: That Lots 1, 3, 4 and 6 as shown on the preliminary plat of Highlands Community be zoned SR-V2 (Suburban Residential-Varied 2 District), and that Lot 5 of same be zoned TR-V2 (Traditional Residential-Varied 2 District). - That condition 2b of the Planning Division staff report be revised to now read: "That the applicant explore the connection of Street A to Veritas Drive across proposed Lot 7." - That the first sentence of condition 34 be revised as follows: "Provide fire apparatus access as required by IFC 503 2009 edition, MGO Section 34.503, as follows <u>and as approved by the Fire Department</u> ." The motion to recommend approval of the rezoning and subdivision passed on the following 7-1 vote: AYE: Ald. King, Ald. Resnick, Ald. Zellers, Andrzejewski, Berger, Rewey, Sundquist; NAY: Heifetz; NON-VOTING: Cantrell, Hamilton-Nisbet. Ayes: 7 Ledell Zellers; Scott J. Resnick; Eric W. Sundquist; Anna Andrzejewski; Michael W. Rewey; Melissa M. Berger and Steve King Noes: 1 Michael G. Heifetz Non Voting: 2 Bradley A. Cantrell and Tonya L. Hamilton-Nisbet					

Text of Legislative File 29644

Fiscal Note

No appropriation is required.

Title

Creating Section 28.022 -- 00050 of the Madison General Ordinances rezoning property from A (Agricultural) District to TR-U1 (Traditional Residential - Urban District 1) District.
9th Aldermanic District; 9601 Elderberry Road

Body

DRAFTER'S ANALYSIS: Rezone 9601 Elderberry Road. Highlands Community, creating 6 lots for future residential development with up to 390 dwelling units, 1 lot for future development, and 2 outlots for stormwater management.

The Common Council of the City of Madison do hereby ordain as follows:

Map Amendment 00050 of Section 28.022 of the Madison General Ordinances is hereby created to read as follows:

"28.022-00050. The following described property is hereby omitted from the A (Agricultural) District and added to the TR-U1 (Traditional Residential - Urban District 1) District:

All that part of the Northwest 1/4 and Northeast 1/4 of the Southwest 1/4 of Section 21, Town 7 North, Range 8 East, in the City of Madison, Dane County, Wisconsin, now being more particularly bounded and described as follows:

Commencing at the South 1/4 corner of said Section 21; thence N01°55'07"E and along the East line of the said Southwest 1/4 Section, 1336.48 feet to the place of beginning of lands hereinafter described;

Thence S89°49'58"W and along the North line of "Blackhawk Church Town Center Plat" (A Subdivision Plat of Record), 793.54 feet to a point; thence N00°10'02"W, 127.49 feet to a point of curvature; thence Northwesterly 95.10 feet along the arc of a curve, whose center lies to the Southwest, whose radius is 750.00 feet, whose central angle is 07°15'54", and whose chord bears N03°47'59"W, 95.03 feet to a point of tangency; thence

N07°25'56"W, 143.46 feet to a point of curvature; thence Northwesterly 94.61 feet along the arc of a curve, whose center lies to the Northeast, whose radius is 750.00 feet, whose central angle is 07°13'41", and whose chord bears N03°49'05"W, 94.55 feet to a point of tangency; thence N00°12'15"W, 110.52 feet to a point; thence South 89°47'45" West, 498.68 feet to a point on the East line of unplatted lands; thence N01°37'41"E and along the said East line, 738.93 feet to a point on the North line of the said Southwest 1/4 Section; thence N89°42'50"E and along the said North line, 1314.53 feet to a point; thence S01°14'47"W and along the West line of "Woodstone Replat" and "Woodstone" (Subdivision Plats of Record), 411.83 feet to a point; thence S88°45'47"E and along the said West line of said "Woodstone", 27.67 feet to a point on the said East line of the said Southwest 1/4 Section; thence South 01°55'07"W and along the said East line, 898.71 feet to the point of beginning of this description, containing 1,448,735 square feet (or 33.2584 acres) of land, more or less."