



City of Madison

City of Madison
Madison, WI 53703
www.cityofmadison.com

Agenda - Approved PLAN COMMISSION

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Monday, November 22, 2010

5:30 PM

210 Martin Luther King, Jr. Blvd.
Room 201 (City-County Building)

****Note** Quorum of the Common Council may be in attendance at this meeting.**

If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below at least three business days prior to the meeting.

Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese al número de teléfono que figura a continuación tres días hábiles como mínimo antes de la reunión.

Yog hais tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntawv ua lwm hom ntawv los sis lwm cov kev pab kom siv tau cov kev pab, cov kev ua ub no (activity) los sis qhov kev pab cuam, thov hu rau tus xov tooj hauv qab yam tsawg peb hnuv ua hauj lwm ua ntej yuav tuaj sib tham.

Если Вам необходима помощь устного или письменного переводчика, а также если Вам требуются материалы в иных форматах либо у Вас имеются особые пожелания в связи с доступом к данной услуге, мероприятию или программе, пожалуйста, позвоните по указанному ниже телефону и сообщите об этом не менее чем за три рабочих дня до соответствующей встречи.

Please contact the Department of Planning and Community & Economic Development at (608) 266-4635, TTY/Textnet (866) 704-2318.

CALL TO ORDER/ROLL CALL

PUBLIC COMMENT

DISCLOSURES AND RECUSALS

Members of the body should make any required disclosures or recusals under the City's Ethics Code.

MINUTES OF THE November 8, 2010 MEETING

November 8, 2010: <http://legistar.cityofmadison.com/calendar/#current>

SCHEDULE OF MEETINGS

December 6, 20, 2010 and January 10, 24, 2011

SPECIAL ITEM OF BUSINESS

1. [20586](#) Informational presentation by St. Paul's University Catholic Center regarding redevelopment of its facility at 723 State Street. 8th Ald. Dist.

ROUTINE BUSINESS

2. [20415](#) Determining a Public Purpose and Necessity and adopting Transportation Project Plat No. 5420-03-21-4.01 Amendment No. 1 - Relocation Order STH 113- (First Street to Knutson Drive) City of Madison for the acquisition of Plat of Land Interests required for the STH 113- (First Street to Knutson Drive) Engineering Project No. 53W0321 and authorizing the Mayor and City Clerk to execute all necessary documents relative to the acquisition of the necessary real estate interests to perform the improvements for STH 113- (First Street to Knutson Drive), WDOT Right-of-Way Transportation Project Plat No. 5420-03-21-4.01 Amendment No. 1.
3. [20436](#) Determining a Public Purpose and Necessity and adopting a City of Madison Relocation Order for the acquisition of Plat of Land Interests required for the relocation of a portion of the Southwest Commuter Trail Bike Path between West Washington Avenue and East Campus Mall in connection with the future renovation and expansion of the University's Charter Street Heating Plant

And

Authorizing the Mayor and City Clerk to Enter into an Agreement with the University of Wisconsin-Madison for financing costs related to the relocation of a portion of the Southwest Commuter Trail Bike Path between West Washington Avenue and East Campus Mall in connection with the renovation and expansion of the University's Charter Street Heating Plant
4. [20460](#) Authorizing the execution of a Purchase and Sale Agreement with East Washington LLC and East Washington II, LLC (collectively the "Seller") for the purchase of properties owned by the Seller located in Blocks 133, 143 and 144 of the Original Plat of the City of Madison and authorizing the use of Land Banking Funds for the acquisition.
5. [20461](#) Authorizing the execution of a Purchase and Sale Agreement with Perry J. Schappe 1987 Revocable Trust (the "Seller") for the purchase of property owned by the Seller located at 819 East Washington Avenue and authorizing the use of Land Banking Funds for the acquisition.

NEW BUSINESS

6. [20239](#) Providing the Wisconsin Department of Transportation with the City of Madison's comments on the Supplemental Draft Environmental Impact Statement (SDEIS) for the Verona Road/USH 18/151 Project.

Note: The full Verona Road SDEIS is an approximately 1,006-page document and was not copied and included in the Plan Commission's packet. The executive summary of the SDEIS, a staff report comparing the 2010 SDEIS with the 2004 DEIS for the Verona

Road project, and a copy of the October 21, 2010 WisDOT presentation to the Long Range Transportation Planning Committee are included in the Commission's materials. Links to the full SDEIS (available in 2 volumes) can be found online as attachments to this legislative file.

PUBLIC HEARING-6:00 p.m.

Note: Public Hearing items may be called at any time after the beginning of the public hearing. Those wishing to speak on an item must fill out a registration slip and give it to the Secretary. The Plan Commission uses a consent agenda, which means that the Commission can consider any item at 6:00 p.m. where there are no registrants wishing to speak in opposition regardless of its placement on the agenda.

Zoning Map Amendments

7. [20138](#) Creating Section 28.06(2)(a)3504. of the Madison General Ordinances rezoning property from R3 Single-Family and Two-Family Residence District to C2 General Commercial District. Proposed Use: Demolish former school building and construct Resilience Research Center containing school, neighborhood center, office and retail with outdoor eating area and aquaculture; 14th Aldermanic District; 501 East Badger Road.
8. [20141](#) Creating Section 28.06(2)(a)3502. of the Madison General Ordinances rezoning property from PUD(SIP) Planned Unit Development (Specific Implementation Plan) District to Amended PUD(GDP) Planned Unit Development (General Development Plan) District, and creating Section 28.06(2)(a)3503. of the Madison General Ordinances rezoning property from Amended PUD(GDP) Planned Unit Development (General Development Plan) District to Amended PUD(SIP) Planned Unit Development Plan (Specific Implementation Plan) District. Proposed Use: Amend Kohl Center PUD to allow construction of an addition to Kohl Center and Nicholas Johnson Pavilion with an ice hockey arena, locker room facilities and athletic offices; 4th Aldermanic District; 601 West Dayton Street.

Conditional Use/ Demolition Permits

9. [20587](#) Consideration of a demolition permit to allow a former restaurant to be demolished and a multi-tenant retail building to be constructed at 1902 Northport Drive. 12th Ald. Dist.
10. [20588](#) Consideration of a conditional use for an accessory off-site parking lot at 2223 Atwood Avenue to serve a business at 2305 Atwood Avenue. 6th Ald. Dist.
11. [20589](#) Consideration of a major alteration to an existing conditional use for a public utility and public service use in R2 Single-Family Residence zoning to allow an existing generator to remain and for three additional wireless communication antennas to be installed at Larkin Tower, 125 Larkin Street. 11th Ald. Dist.

12. [20590](#) Continuning jurisdiction review by the Plan Commission of an approved conditional use for an automobile upholstery business at 3863 Clover Lane. 15th Ald. Dist.

BUSINESS BY MEMBERS

COMMUNICATIONS

SECRETARY'S REPORT

November 17, 2010 memo summarizing Plan Commission comments on Economic Development Committee report on the Development Review Process

Upcoming Matters - December 6, 2010

- Downtown Plan draft recommendations
- 120 East Lakeside Street - PUD-SIP to Amended PUD(GDP-SIP) to construct fourth floor addition to existing office building to create 1 residential unit and additional office space
- 4002 Nakoosa Trail - M1 and W to C2 and W rezoning to facilitate future residential development
- 2103 Zeier Road - Conditional use to establish payday loan business in existing retail space
- 1515 Morrison Street - Conditional use to construct accessory building on a lakefront lot

Upcoming Matters - December 20, 2010

- 2052 Woods Road - Temp. A to R1 and R2T and Preliminary Plat of Hawks Valley, creating 82 future single-family lots and 3 outlots for public parkland and stormwater managment
- 2508-2544 University Avenue & 516-518 Highland Avenue - C2 to PUD(GDP-SIP) and demolish 6 buildings to construct mixed-use building with 130 residential units and approximately 8,600 square feet of retail space
- 3897 Vilas Hope Road - Extraterritorial Certified Survey Map to create 3 lots in the Town of Cottage Grove

ANNOUNCEMENTS

ADJOURNMENT