



# City of Madison

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

## Meeting Minutes - Approved PLAN COMMISSION

*This meeting can be viewed LIVE on Madison City Channel, cable channel 98, digital channel 994, or at [www.madisoncitychannel.tv](http://www.madisoncitychannel.tv).*

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Thursday, July 15, 2010

5:30 PM

215 Martin Luther King, Jr. Blvd.  
Room 260 (Madison Municipal Building)

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### ZONING CODE REWRITE SPECIAL MEETING

**\*\*Note\*\*** Quorum of the Common Council, Plan Commission, Urban Design Commission, Zoning Board of Appeals, Sustainable Design and Energy Committee, Madison Arts Commission, Long-Range Transportation Planning Committee, and Housing Committee may be in attendance at this meeting.

#### CALL TO ORDER/ROLL CALL

**Present:** 8 -

Julia S. Kerr; Nan Fey; Eric W. Sundquist; Judy K. Olson; Michael G. Heifetz; Judy Bowser; Michael A. Basford and Tim Gruber

**Excused:** 2 -

Michael Schumacher and Lauren Cnare

Staff Present: Rick Roll, Kitty Noonan, Michael Waidelich, Matt Tucker, Brad Murphy, Heather Stouder

Fey was chair of the meeting. The meeting was called to order by Fey at 5:37 p.m.

#### MINUTES OF THE June 28, 2010 MEETING

**A motion was made by Basford, seconded by Bowser, to Approve the Minutes of June 28, 2010. The motion passed by voice vote/other.**

#### PUBLIC COMMENT

There were no registrants.

#### ZONING CODE REWRITE

[15932](#)

Adopting and confirming amendments to the Madison General Ordinances as set forth in attached Exhibit F pursuant to Sec. 66.0103, Wis. Stats. to revise the City's Zoning Ordinance.

**This Ordinance was Rerefered to the PLAN COMMISSION**

Discussion and action on Memorandum 1: Committee and Commission Recommendations and Comments received on the City of Madison draft zoning code (Legistar 15932)

Chair Fey recommended a process for reviewing the staff memorandums.

Staff provided an overview of Memorandum 1:

All actions taken were on Memorandum 1 with the exception of the action to add g) to page 184(3) of the red-lined draft of the Zoning Code

**Motion by Bowser, second by Olson to approve the corrections and consent items on pages 1-36 of Memo 1. Commissioners can separate items for further discussion if they so desire. Motion approved by voice vote/other.**

Page 9 #14, Olson asked to separate.

Page 4 #3 Basford asked to separate.

Kerr moved with a second by Sundquist to require a conditional use permit for district heating systems.

Kerr clarified her motion- "district system" would be defined as heating, cooling, or power generation plants to be used by multiple users

**Motion by Sundquist, second by Basford to permit electric power production and/or heating and cooling plants as a conditional use in zoning districts where the draft does not currently allow it, and permitted by right where they are now permitted. Motion approved by voice vote/other.**

**Motion by Basford, second by Kerr to approve Page 2 #4 to approve staff recommendation. Motion approved by voice vote/other.**

**Motion by Olson, second by Sundquist to approve Page 2 #5 as recommended by staff. Motion was approved by voice vote other.**

**Motion by Basford, second by Kerr to approve staff recommendation for Page 3 #6. Motion approved by voice/vote other.**

**Motion by Basford, second by Gruber to approve staff recommendation for Page 3 #7. Motion approved by voice vote/other.**

**Motion by Olson, second by Sundquist to approve staff recommendation for Page 3 #8. Motion approved by voice vote/other.**

**Motion by Olson, second by Kerr to approve staff recommendation for Page 4 #2. Motion approved by voice vote/other. "Future" items will need to be discussed further. Staff will prioritize "future" items.**

**Motion by Basford, second by Gruber that there be no change to Page 4 #3 in the red-lined zoning code. Motion approved by voice vote/ other.**

**Motion by Kerr, second by Bowser to table Page 6 #2. Motion approved by voice vote/other.**

**Motion by Olson, second by Sundquist to approve the staff recommendation on Page 6 #3. Motion approved by voice vote/other.**

**Motion by Olson, second by Bowser to approve the staff recommendation for Page7 #6. Motion approved by voice vote/other.**

**Motion by Basford, second by Sundquist to approve the staff recommendation for Page 7 #12. Motion approved by voice vote/other.**

Motion by Sundquist, second by Olson to approve Page 8 #13j). Staff explained that Page 184 in the red-lined zoning code is the best place to address this issue. Staff will add text to the supplemental regulations.

**Substitute motion by Gruber, second by Basford that (g) be added to Page 184(3). The**

recommendation would require that pedestrians and bicyclists are allowed to be served at drive-throughs. Motion by Kerr, second by Sundquist that pedestrians be separated from bicyclists in the motion. Motion to require that bicyclists be permitted to be served at vehicle service access service windows was approved by voice vote/other.

Motion to require allowing pedestrians to use vehicle access service windows failed with Gruber, Bowser and Basford voting yes and Alder Kerr, Olson, Heifitz and Sundquist voting no.

Motion by Sundquist, second by Kerr to approve staff recommendation for Page 9. K). Motion withdrawn by Sundquist.

Motion by Olson, second by Kerr to approve the staff recommendation on Page 9,#14a) and d) with a change of 300 feet to 200 feet. Motion approved by voice vote/other.

Motion by Kerr, second by Bowser to replace the bike parking reduction text on Pages 152 and 153 of the red-lined draft of the zoning code with the boxed section on Page 9 of Memo 1 and change 300 feet to 200 feet. Motion passed by voice vote/other.

Motion by Gruber, second by Bowser to approve staff recommendations for Page 9 c), e), f), g). Motion approved by voice vote/other.

Motion by Sundquist, second by Basford to approve the staff recommendation on Page 9k) increasing bike parking for transportation uses on page 151 to 1 per 5 employees and specify that 50% of parking should be long-term parking as spelled out in Memo 1 item 17. Motion approved by voice vote/other.

Motion by Bowser, second by Heifitz to approve the staff recommendation for Page 10#16. Motion passed by voice vote/other.

Motion by Sundquist, second by Bowser to approve the staff recommendation on for Page 11 j)).

Substitute motion by Kerr, second by Heifitz to place Page 11 j) on file. Motion approved by voice vote/other.

Motion by Basford second by Kerr to approve staff recommendation for Page 11 n). Motion approved by voice vote/other.

Motion by Heifitz, second by Olson to approve the staff recommendation for Page 12 #18.

Sundquist made a substitute motion, for Page 12#18 (Section 28.141 of the red-lined zoning code), to include a restriction on idling trucks and buses for more than five minutes. Second by Kerr.

Gruber made a friendly amendment to the substitute motion. Limit on idling would only occur when vehicles are not actively loading or unloading, staging, etc. Sundquist agreed that the amendment was friendly.

Motion by Sundquist, second by Gruber to approve the substitute motion and friendly amendment. The motion passed on a vote of four ayes and three noes. Aye: Gruber, Olson, Sundquist, Basford. No: Bowser, Heifitz, Kerr.

Page 13 #21. Motion by Sundquist, second by Bowser to prohibit charging for bicycle parking in cases where free auto parking is provided on site. Motion passed with five ayes and two noes. Aye: Gruber, Bowser, Olson, Sundquist, Basford. No: Heifitz, Kerr.

Motion by Basford, second by Sundquist to approve the staff recommendation for Page 13#24. Motion passed by voice vote/other.

Motion by Sundquist, second by Basford to approve the staff recommendation for Page 13 #25. Motion passed by voice vote/other.

### **UPCOMING MEETINGS**

Monday July 19, 5:30 p.m. Room 260, MMB  
Monday August 2, 5:30 p.m. Room 260 MMB  
Monday August 16, 5:30 p.m. Room 260 MMB  
Monday August 30, 5:30 p.m. Room 300 MMB

### **ADJOURNMENT**

A motion was made by Olson, seconded by Bowser, to Adjourn at 7:55 p.m.  
The motion passed by voice vote/other.