



City of Madison

City of Madison
Madison, WI 53703
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Meeting Minutes - Approved DOWNTOWN COORDINATING COMMITTEE

*Consider: Who benefits? Who is burdened?
Who does not have a voice at the table?
How can policymakers mitigate unintended consequences?*

Thursday, March 18, 2021

5:30 PM

Via Virtual Meeting

CALL TO ORDER / ROLL CALL

Present: 8 - Michael E. Verveer; Patrick W. Heck; Gregory O. Frank; Adam J. Plotkin; Ted Crabb; Davy Mayer; Sandra J. Torkildson and Madison T. Taychert
Excused: 1 - Barbara Harrington-McKinney

APPROVAL OF February 18, 2021 MINUTES

A motion was made by Frank, seconded by Crabb, to Approve the February 18, 2021 Minutes. The motion passed by voice vote/other.

PUBLIC COMMENT

1. [61242](#) Public Comment
None

DISCLOSURES AND RECUSALS

2. [63692](#) Report of Mall Maintenance and Special Events 2021

Mark Kiesow, Parks Staff, updated the Committee on Mall Maintenance activities. Kiesow gave an update on snow removal and the cold temperatures. Kiesow and staff continue to work on the Mall Damage Recovery Plan, but have decided to put on hold repairs to the bus shelters and kiosks until later this spring. Kiesow also updated the Committee that their actions to remove the benches on the 500 block of State Street was supposed to last until April 1. They suggested that there be a gradual re-installation of the benches. Kiesow suggested that they start with the benches in front of Collectivo, Urban Outfitters, Taco Bell, and Jimmy John's.

Kiesow said there has been recent uptick in protest activity downtown, including some spray painting. There has been some paint damage to the tall fountains on the Square. Verveer asked staff to follow-up with Karin Wolf to work with the Conservator on fixing the fountains.

Verveer asked staff not to delay repairs to bus shelters and kiosks, as the City needs to set an example for re-opening State Street. Verveer has been working to call many property and business owners, asking them to remove boards, and he needs to point out that the City

has been doing their own repairs on a timely basis. Verveer asked for an update in board removal. Rebecca Cnare, City staff, reported that there are really four types of businesses that still have boards up:

- a few large institutions: Fluno Center, Overture and the Children's Museum,
- Vacant properties sprinkled throughout the downtown,
- Some business and property owners that are nervous and scared about the future, and
- Some properties that still have damage that needs to be repaired.

Cnare thanked the BID for their diligent work in supporting board removal and noted that there is only a fraction of the boards remaining.

Verveer asked staff about remaining funds for repairs. Tom Otto, City Staff, said that there are some remaining funds that are still restricted to historically underrepresented groups. Verveer said that he thought that those groups were only to be prioritized and now that there are only a few left, he would like staff to reconsider and go back to applications that were denied for that reason.

A motion was made by Crabb, seconded by Verveer, that The Downtown Coordinating Committee recommends the gradual reinstallation of benches on the 500 block, noting that due to the continuing pandemic no two benches shall be placed facing one another. City staff should report back on the benches at the next meeting. The motion passed by voice vote/other.

3. [64254](#)

Approving the issuance of a Request for Proposals (RFP) for the redevelopment of 415 N. Lake St., the State Street Campus Garage, (the "Property") and establishing a process for the review of responses to the RFP and selection of a development team for the Property

Recommendation: Approve with amendments and conditions made by the Transportation Commission

Jeff Greger, Planning Staff presented the general timeline and scope of the prosed RFP. Torkildson asked about the student housing component. Greger replied that there is a desire to have affordable student housing mixed in among the other student housing, but that it isn't possible to require it.

Taychert commented that affordable student housing is a very important concern that needs to be addressed, not only by this project, but in other projects and she supports that effort. Mayer asked about the possibility of public restrooms in this project and asked about the ages of the garage and want to clarify that this only applies to the Lake Street garage, not the Frances Street side. Greger said that they do have a public restroom component in the RFP, and confirmed that it is only the Lake Street side, as the Frances street garage is much newer. Verveer asked staff to describe the action taken by the Transit Commission (TC). Greger said that the TC wanted more flexibility in regard to the required number of parking stalls, they want the RFP to determine the minimum number of bus parking stalls, and the TC wants to review the results of the RFP before there are any signed contracts or agreements.

Verveer asked DCC members if they wanted to also have that approval. Crabb said that he doesn't see a need to approve the RFP. But would like the development project to come before the DCC at some point so that they can review the development in respect to the public spaces and uses. Other committee members concurred.

A motion was made by Verveer, seconded by Crabb, to Return to Lead with the Recommendation for Approval with the amendments and conditions made by the Transportation Committee to the FINANCE COMMITTEE. The motion passed by voice vote/other.

4. [64207](#)

Downtown Transit Discussion

Fire Marshall Ed Ruckriegel and Fire Chief Steven Davis gave a brief introduction and explanation of the required 20 ft fire lane on all streets. They also gave a plug for sprinklers in every building, as that is one of the best ways to save both lives and structures. Davis mentioned that it isn't only fire apparatuses that require space, access for EMS services is especially important in areas where large groups of people gather.

Verveer asked about obstacles in the roadway, what kinds of obstacles are permitted. Ruckriegel clarified that they do not use fire equipment to run over barriers, the fire personal gets off of the truck to move things that are in the way. Verveer asked about the enforcement at other events. Staff re-iterated that the 20 ft lane is maintained for Maxwell street days, the night market and all other events.

Crabb noted that the idea of a pedestrianized State Street is all predicated on the removal of the buses. Crabb asked about the necessity of curbs and noted that the State Street right-of-way is 66 feet, and if 20 feet is taken out of the middle, that leaves 23 feet on each side. Ruckriegel said that curbs are not needed as long as there is some idea of where the fire lane is for enforcement.

Frank made a motion to close State Street for a pedestrian pilot on the 400 block as the BID feels like it can successfully program the 400 block as a test to see if closing off the entirety of State Street makes sense long term. Crabb asked Frank if there had been any discussion with Metro. Frank said that there has been some discussions, but that the DCC should go on record supporting a pilot. Crabb asked why not a three block test instead of just one block in the middle. Frank asked Tiffany Kenney (BID) to explain that the BID only has the budget and resources to properly programing one block. Heck noted that ride shares, deliveries etc. could still use the 500-600 blocks.

Heck asked Mike Cechvala, Metro Staff, about the public approval process to change a bus route. Cechvala said that it depends on the scale of a change. Permanent changes would need to go through the Transportation Commission, this usually include route studies and equity analysis, which can take 4-6 months. A proposal to close off three routes for 4 months would likely need to go through that process. Metro aligns these route changes administratively the four times a year that Metro changes routes and schedules. Detours can be approved administratively. Cechvala then gave some information about the BRT design competition.

A motion was made by Frank, seconded by Mayer, The Downtown Coordinating Committee authorizes City Staff to work with the BID to create a pedestrian pilot project for the closure of the 400 block of State Street mall between May 1 and September 1, 2021 to evaluate accessibility, safety and economic development with an evaluation to be completed by the Downtown Coordinating Committee after the conclusion of the pilot. The motion passed by voice vote/other.

5. [64588](#) Amending the 2021 Operating Plan for Madison's Central Business Improvement District.

A motion was made by Crabb, seconded by Mayer, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.

6. [64671](#) Authorizing a \$75,550 contract with Madison's Central Business Improvement District (BID) for \$75,550 to fund the continuation of the Downtown Activities Program focused on existing plazas around the Capitol Square and State Street (2nd, 4th and 8th AD), and to support the administration of a Downtown BLINK temporary art program.

A motion was made by Crabb, seconded by Frank, to Return to Lead with the Recommendation for Approval to the FINANCE COMMITTEE. The motion passed by voice vote/other.

ADJOURNMENT

A motion was made by Frank, seconded by Crabb, to Adjourn at 7:30 p.m. The motion passed by voice vote/other.