

Parks, Timothy

From: Tucker, Matthew
Sent: Thursday, February 11, 2010 4:19 PM
To: 'Brandon Cook'
Cc: Martin, Al; Parks, Timothy; Murphy, Brad; Verveer, Mike
Subject: accessory building

Brandon- I have reviewed your submittal, and I believe a case could be made to accept this project as an "accessory building" as defined and regulated in the zoning code. I believe certain operational characteristics will need to be further defined and clarified in the Zoning Text for this part of the project, specifically to include language that identified the parking, bicycle parking and laundry facilities that will be accessory to the principal residential building on the site.

Please note, I did notice one peculiar feature in this plan: The upper deck (loft level) does not have a door to access it, just a window. I guess we'll have to call it a flat roof underneath a gable roof? If a door was intended to access this space as a deck and the window was inadvertently put in, that will not work because the deck space is outside the loft space (exterior to the building) and it counts as an illegal third story.

Matt Tucker

Zoning Administrator

Department of Planning and Community and Economic Development

Building Inspection Division

215 Martin Luther King, Jr. Blvd.

PO Box 2984

Madison, WI 53701-2984

608/266-4569 PH

mtucker@cityofmadison.com

<http://www.cityofmadison.com>