

URBAN DESIGN COMMISSION APPLICATION

UDC

City of Madison
Planning Division
126 S. Hamilton St.
P.O. Box 2985
Madison, WI 53701-2985
(608) 266-4635



FOR OFFICE USE ONLY:

Paid _____ Receipt # _____
Date received _____
Received by _____
Aldermanic District 9
Zoning District _____
Urban Design District _____
Submittal reviewed by _____
58752

Complete all sections of this application, including the desired meeting date and the action requested.

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the phone number above immediately.

1. Project Information

Address: 7213 MINERAL POINT RD
Title: SHOPPES ON MINERAL POINT

2. Application Type (check all that apply) and Requested Date

JAN 15, 2020

UDC meeting date requested _____

- New development Alteration to an existing or previously-approved development
 Informational Initial approval Final approval

3. Project Type

- Project in an Urban Design District
 Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
 Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
 Planned Development (PD)
 General Development Plan (GDP)
 Specific Implementation Plan (SIP)
 Planned Multi-Use Site or Residential Building Complex
- Signage**
 Comprehensive Design Review (CDR)
 Signage Variance (i.e. modification of signage height, area, and setback)
- Other**
 Please specify _____

CITY OF MADISON

DEC 17 2019

Planning & Community
& Economic Development

4. Applicant, Agent, and Property Owner Information

Applicant name ANDREW GOODMAN Company MADISON WTM, LLC
Street address 3000 DUNDEE RD City/State/Zip NORTH BROOK IL 60062
Telephone 847 680 8600 Email asg@gmxre.com
Project contact person SCOTT SHUST Company JTS ARCHITECTS
Street address 450 E. HIGGINS RD City/State/Zip ELK GROVE VILLAGE IL 60007
Telephone 847 952-9970 Email acolombae@jtsarch.com
Property owner (if not applicant) SEE ABOVE Sshust
Street address _____ City/State/Zip _____
Telephone _____ Email _____

URBAN DESIGN DEVELOPMENT PLANS CHECKLIST



The items listed below are minimal application requirements for the type of approval indicated. Please note that the UDC and/or staff may require additional information in order to have a complete understanding of the project.

1. Informational Presentation

- Locator Map
- Letter of Intent (If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan
- Two-dimensional (2D) images of proposed buildings or structures.

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

Requirements for All Plan Sheets

1. Title block
2. Sheet number
3. North arrow
4. Scale, both written and graphic
5. Date
6. Fully dimensioned plans, scaled at 1"= 40' or larger

**** All plans must be legible, including the full-sized landscape and lighting plans (if required)**

2. Initial Approval

- Locator Map
- Letter of Intent (If the project is within a Urban Design District, a summary of how the development proposal addresses the district criteria is required)
- Contextual site information, including photographs and layout of adjacent buildings/structures
- Site Plan showing location of existing and proposed buildings, walks, drives, bike lanes, bike parking, and existing trees over 18" diameter
- Landscape Plan and Plant List (*must be legible*)
- Building Elevations in both black & white and color for all building sides (include material callouts)
- PD text and Letter of Intent (if applicable)

Providing additional information beyond these minimums may generate a greater level of feedback from the Commission.

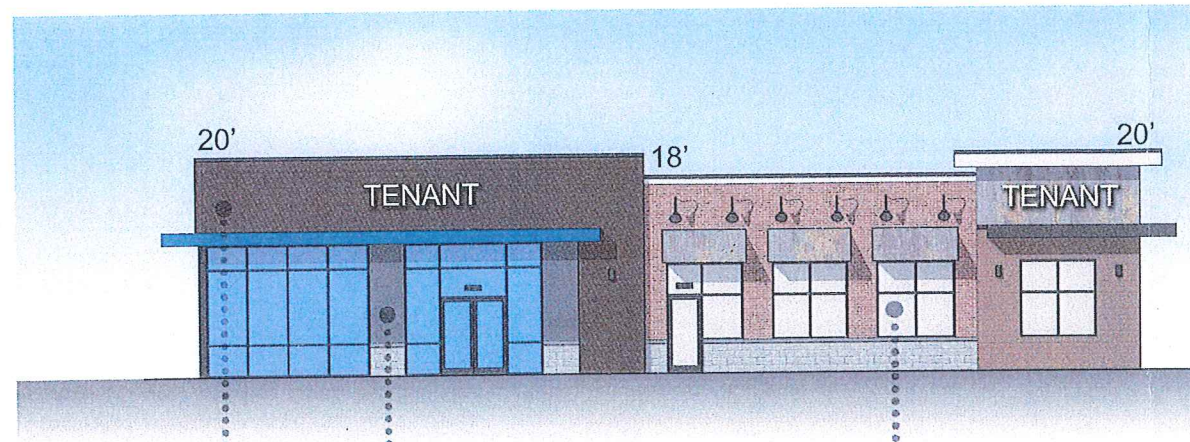
3. Final Approval

All the requirements of the Initial Approval (see above), **plus**:

- Grading Plan
- Proposed Signage (if applicable)
- Lighting Plan, including fixture cut sheets and photometrics plan (*must be legible*)
- Utility/HVAC equipment location and screening details (with a rooftop plan if roof-mounted)
- PD text and Letter of Intent (if applicable)
- Samples of the exterior building materials (presented at the UDC meeting)

4. Comprehensive Design Review (CDR) and Variance Requests (*Signage applications only*)

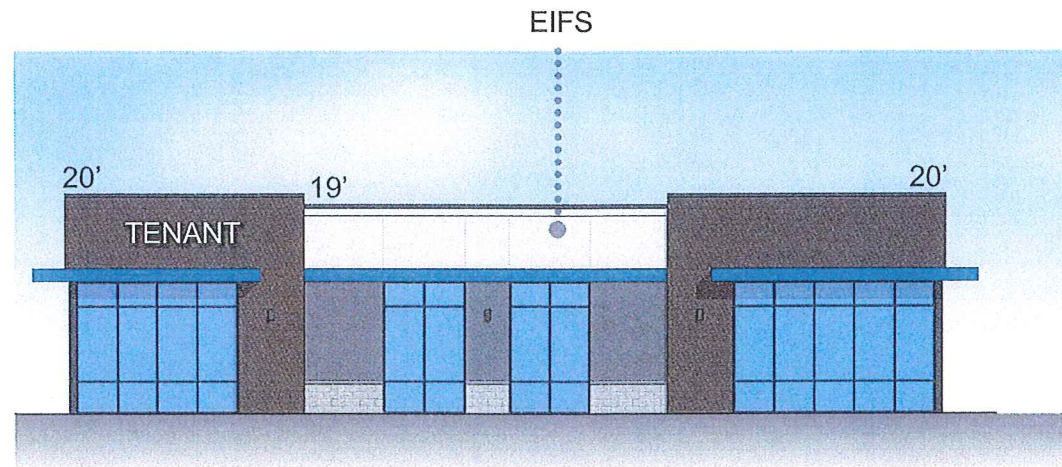
- Locator Map
- Letter of Intent (a summary of how the proposed signage is consistent with the CDR or Signage Variance criteria is required)
- Contextual site information, including photographs of existing signage both on site and within proximity to the project site
- Site Plan showing the location of existing signage and proposed signage, dimensioned signage setbacks, sidewalks, driveways, and right-of-ways
- Proposed signage graphics (fully dimensioned, scaled drawings, including materials and colors, and night view)
- Perspective renderings (emphasis on pedestrian/automobile scale viewsheds)
- Graphic of the proposed signage as it relates to what the Ch. 31, MGO would permit



South

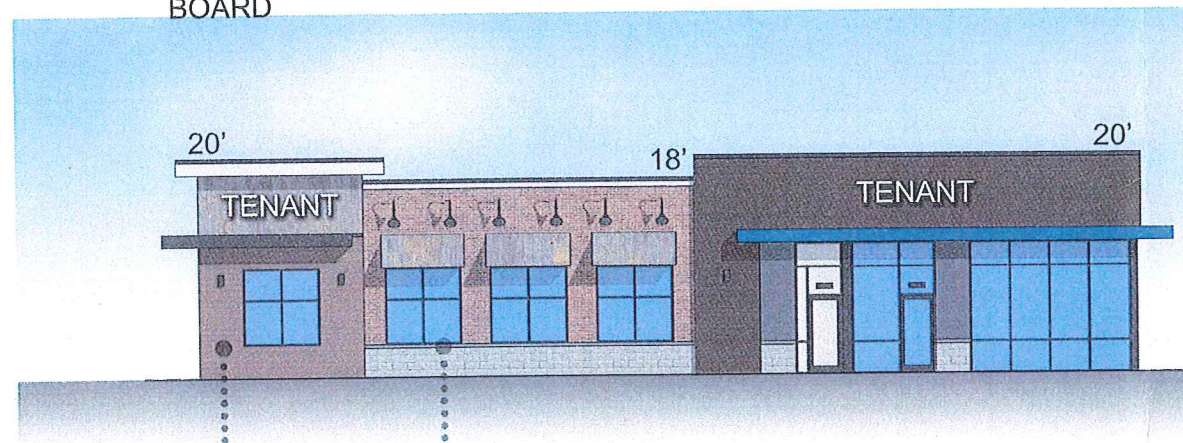
CEMENT BOARD
EIFS

SPANDREL



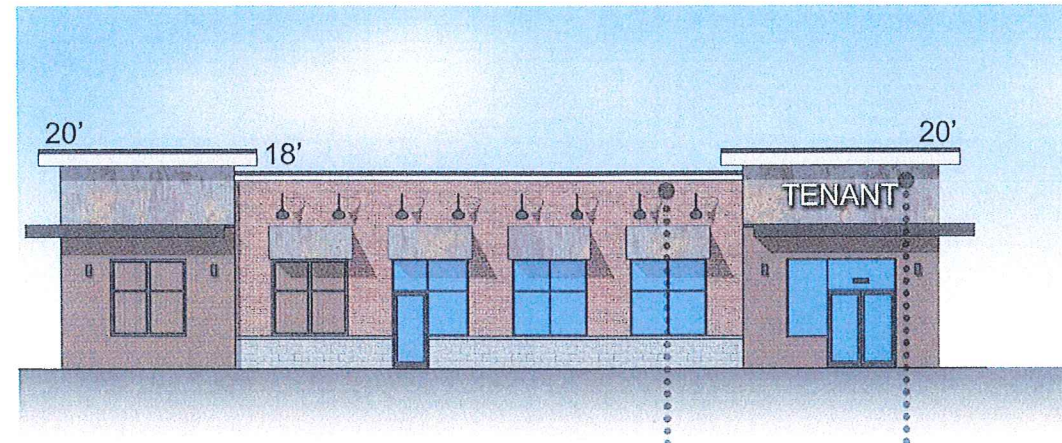
West

EIFS



North

CEMENT BOARD
STONE



East

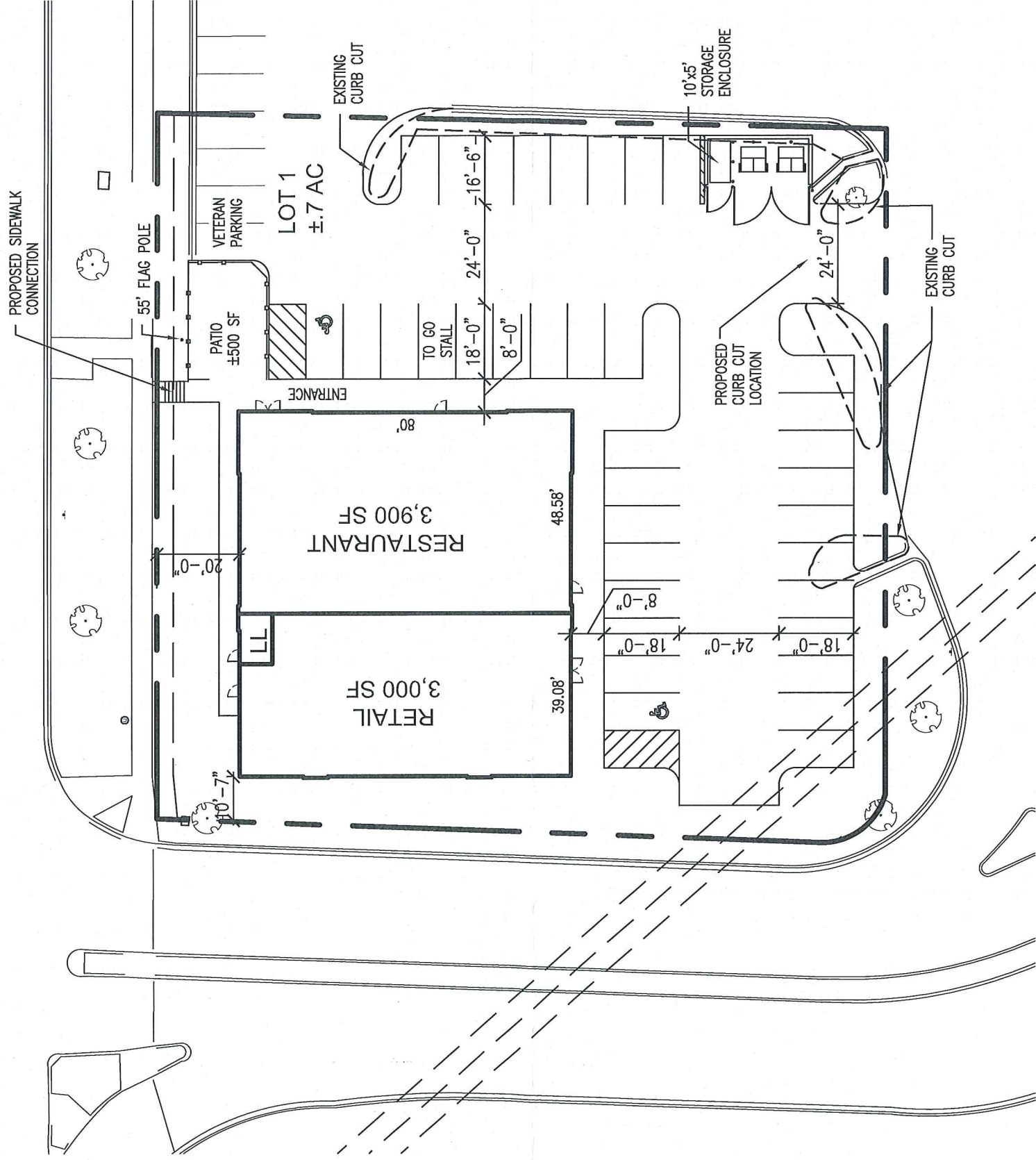
BRICK
CORRUGATED METAL

GLAZING CALCULATIONS

| | GLAZING LENGTH | WALL LENGTH | GLAZING PERCENTAGE (PER LENGTH) | GLAZING AREA (SF) | WALL AREA (SF) | GLAZING PERCENTAGE (PER AREA) |
|-------|----------------|-------------|---------------------------------|-------------------|----------------|-------------------------------|
| NORTH | 56'-2" | 87'-6" | 64.1% | 546 | 1,225 | 44.6% |
| EAST | 31'-0" | 80'-8" | 38.4% | 246 | 1,129 | 21.8% |
| SOUTH | 56'-2" | 87'-6" | 64.1% | 546 | 1,225 | 44.6% |
| WEST | 49'-8" | 80'-0" | 62.1% | 596 | 1,120 | 53.2% |

NOTE:
SPANDREL GLAZING AMOUNTS FOR 13.3% OF TOTAL BUILDING GLAZING AREA.

| | |
|-----------------------|------------------|
| LOT AREA | ±.7 ACRES |
| LOT 1: | |
| BUILDING AREAS | |
| LOT 1 | |
| RETAIL | 3,000 SF |
| RESTAURANT | 3,900 SF |
| LANDLORD ROOM | 100 SF |
| TOTAL | 7,000 SF |
| PARKING DATA | |
| LOT 1: | 40 STALLS |



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JTS Architects

GMX REAL ESTATE, LLC
 SITE PLAN

WEST TOWNE MALL OUTLOT

MADISON, WISCONSIN

Date: 08/15/19

Scale: 1/32" = 1'-0"

Job # 2881

ASK

1h2