

AGENDA # 2

City of Madison, Wisconsin

REPORT OF: URBAN DESIGN COMMISSION	PRESENTED: March 12, 2008
TITLE: 5401 West Beltline Highway – Façade Renovation to the “Coppertop Restaurant” in Urban Design District No. 2. 1 st Ald. Dist. (06505)	REFERRED: REREFERRED: REPORTED BACK:
AUTHOR: Alan J. Martin, Secretary	ADOPTED: POF:
DATED: March 12, 2008	ID NUMBER:

Members present were: Lou Host-Jablonski, Marsha Rummel, Bonnie Cosgrove, Jay Ferm, Richard Slayton, Bruce Woods and Richard Wagner.

SUMMARY:

At its meeting of March 12, 2008, the Urban Design Commission **GRANTED FINAL APPROVAL** of a façade renovation located at 5401 West Beltline Highway. Appearing on behalf of the project were Agron Gjinolli and Bujar Jonuzi, both representing Coppertop Restaurant. Gjinolli provided an overview of the plans as follows:

- Review of existing conditions of the building, the overall site shared with the adjacent Vitense Golf and Country Club facility, review of revised building elevation and materials emphasizing enlargement of the roof’s HVAC screen enclosure as requested.
- The elimination of lighting fixtures atop the existing ground sign which is to remain.
- Review of lighting and photometric plan; consistent with City ordinance requirements and the International Energy Conservation Code.
- Review of wall signage details consistent with the provisions for Urban Design District No. 2.
- Bike rack details; City code compliant.

Following review of the revised plans the Commission noted the following:

- Utilize something other than vinyl siding for the roof’s mechanical screen. Use fiber cement siding or panels; painted. Provide alternative to wallpack lighting fixtures if as noted within the rendering a downlight fixture may be OK.
- Question the extensive use of EIFS on the upper elevation where the applicant noted it contains a drainage feature and would consist of soybean based foam board.
- The trash enclosure should match the HVAC screening materials and colors.

ACTION:

On a motion by Slayton, seconded by Woods, the Urban Design Commission **GRANTED FINAL APPROVAL**. The motion was passed on a unanimous vote of (8-0). The motion required that the applicant

look at removing the old drive-up along the building's northeast elevation in favor of landscaping, return to staff and/or the Urban Design Commission for approval in consultation with the property owner, Vitense.

After the Commission acts on an application, individual Commissioners rate the overall design on a scale of 1 to 10, including any changes required by the Commission. The ratings are for information only. They are not used to decide whether the project should be approved. The scale is 1 = complete failure; 2 = critically bad; 3 = very poor; 4 = poor; 5 = fair; 6 = good; 7 = very good; 8 = excellent; 9 = superior; and 10 = outstanding. The overall ratings for this project are 5, 5, 6, 6, 6, 6, 6 and 6.5.

URBAN DESIGN COMMISSION PROJECT RATING FOR: 5401 West Beltline Highway

	Site Plan	Architecture	Landscape Plan	Site Amenities, Lighting, Etc.	Signs	Circulation (Pedestrian, Vehicular)	Urban Context	Overall Rating
Member Ratings	5	5	-	5	5	5	5	5
	-	6	-	-	5	-	-	6
	-	6	-	-	-	-	5	6
	5	7	5	-	-	5	5	6
	-	6.5	-	-	-	-	6	6
	-	-	-	-	-	-	-	5
	-	7	5	5	5	-	5	6
	-	7	5	5	-	-	7	6.5

General Comments:

- Great improvement and a handsome building.
- An improvement. Extensive use of EIFS keeps this project from getting higher marks.
- Nice improvement to façade, like “copper” treatment.
- Encourage applicant/owner to look at asphalt removal to east of building.