

## AGENDA # 4

City of Madison, Wisconsin

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REPORT OF: URBAN DESIGN COMMISSION      **PRESENTED:** May 9, 2018

TITLE: 53 West Towne Mall – Redevelopment of  
Portions of the Sears Department Store and  
Auto Center, and the Addition of Outpads  
on the Property. 9<sup>th</sup> Ald. Dist. (43732)      **REFERRED:**  
**REREFERRED:**

**REPORTED BACK:**

AUTHOR: Janine Glaeser, Secretary      **ADOPTED:**      **POF:**

DATED: May 9, 2018      **ID NUMBER:**

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Members present were: Richard Wagner, Chair; Lois Braun-Oddo, Dawn O’Kroley, Cliff Goodhart, John Harrington, Christian Harper and Tom DeChant.

### **SUMMARY:**

At its meeting of May 9, 2018, the Urban Design Commission **GRANTED FINAL APPROVAL** of changes to the redevelopment of the Sears Department Store located at 53 West Towne Mall. Registered in support of the project were Jeff Vercauteren and Peri Peng, both representing Seritage SRC Finance, LLC. Vercauteren and Peng reviewed what the Commission has previously seen of the east façade of the Sears building. The metal band has been restored and some EIFS has been replaced with metal panel. This is very similar to what was originally proposed. A metal trellis feature will be separate from the building.

Comments and questions from the Commission were as follows:

- Typically we wouldn’t approve EIFS on the two remaining large columns under where it says “Sears,” so I would recommend that those be consistent with what we’ve said on other projects and be metal or masonry.
  - The only reason they’re there is because it’s an existing tower and we just refreshed it with new paint. We could suggest to the owner, I’m sure we have leftover metal panels on the other side of the building. We just have to coordinate with Sears, it disturbs their business.
- This is much better.

### **ACTION:**

On a motion by Goodhart, seconded by Harrington, the Urban Design Commission **GRANTED FINAL APPROVAL**. The motion was passed on a vote of (6-0). The motion provided that the material on the main columns is substituted with metal panels.