

City of Madison, Wisconsin

REPORT OF: URBAN DESIGN COMMISSION **PRESENTED:** February 8, 2017

TITLE: 201-213 North Blount Street – PD, New 8-
Unit Residential Apartment Building, 2nd
Ald. Dist. (45920) **REFERRED:**

REREFERRED:

REPORTED BACK:

AUTHOR: Alan J. Martin, Secretary **ADOPTED:** **POF:**

DATED: February 8, 2017 **ID NUMBER:**

Members present were: Richard Wagner, Chair; John Harrington, Tom DeChant, Rafeeq Asad, Cliff Goodhart, Michael Rosenblum and Sheri Carter (left meeting at 7:00pm).

SUMMARY:

At its meeting of February 8, 2017, the Urban Design Commission **RECEIVED AN INFORMATIONAL PRESENTATION** for a PD, new 8-unit residential apartment building located at 201-213 North Blount Street. Appearing on behalf of the project were Chris Oddo, representing RPF; and Michael Matty. This project has been in the works since May of 2015. Two existing houses will be either relocated or demolished to make way for the proposed building. One goal of the project is to improve the parking lot and to make it conform to City requirements. There are two entry aprons for vehicles. There are three different materials on existing houses: asphalt shingles, hardboards, and narrow wood clapboard, painted siding.

Comments and questions from the Commission were as follows:

- Who is your target for occupants?
 - There are four one bedrooms and four two bedrooms with dens. It could be used for professionals and couples.
- I would recommend different trees for each house, rather than the same tree in every yard.
- The parking lot in the back is not desirable, even with the revisions. Parking lots do not really help neighborhoods generate solid character. Please look at reducing it if possible.
- Is it impossible to have a driveway be two ways to eliminate some of the asphalt? Given that there are only ten spaces, there likely won't be that much traffic.
 - They discussed this with Eric Halverson, and, given Traffic Engineering requirements, it is not possible.
- Do the angles on the roof utility meet screening requirements?
 - They'd be limited by what the standard code says. Other zone districts have those distance requirements, but PD does not. The driving factor for the PD in this case is the existing three homes.
- Is each unit going to have its own residential recycling and trash cart?
 - A recycling/trash solution has yet to be arrived upon.
- Do you need all the walkways to exist between buildings?

- They're existing, and may not be able to be effectively changed/removed.
- What's the City's position on these backyard parking lots?
 - There is no official position when it comes to PD.

ACTION:

Since this was an **INFORMATIONAL PRESENTATION** no formal action was taken by the Commission.