



City of Madison

City of Madison
Madison, WI 53703
www.cityofmadison.com

Meeting Minutes - Approved LANDMARKS COMMISSION

Monday, March 14, 2011

4:45 PM

215 Martin Luther King, Jr. Blvd.
Room LL-110 (Madison Municipal Building)

CALL TO ORDER / ROLL CALL

Present: 6 -

Stuart Levitan; Christina Slattery; Daniel J. Stephans; Robin M. Taylor;
Michael J. Rosenblum and Erica Fox Gehrig

Excused: 1 -

Bridget R. Maniaci

APPROVAL OF MINUTES

Mr. Levitan suggested that the minutes have staff recommendations in the title information or formatted into the document in some way so that the minutes can be more comprehensive.

A motion was made by Slattery, seconded by Levitan to APPROVE the February 28, 2011 minutes with the following revisions:

- 1. Add the address of the Ely House to the title of Legistar #20928.**
 - 2. Add the word "informally" to the last sentence of the first paragraph on page 5.**
 - 3. Verify that the typos were corrected in the two paragraphs on page 4.**
- The motion passed by a voice vote/other.

PUBLIC COMMENT

There was no public comment.

DISCLOSURES AND RECUSALS

There were no disclosures or recusals.

NEW BUSINESS

- 21454** Accepting the Development Process Initiative Report dated January 31, 2011 as amended and approved by the Economic Development Committee on February 16, 2011; and, directing the City Attorney and responsible department/division directors to begin immediate implementation of the recommendations contained therein, including the formulation of ordinance modifications and budget proposals where necessary.

Steven Cover, Aaron Olver, Brad Murphy, Matt Mikolajewski, and Mark Clear briefly presented the recommendations in the report. There was general discussion about the report and the following amendments were drafted:
AMENDMENT 1
F. GOAL: Reduce development approvals required and overlapping jurisdictions authority and conflicts among development approval entities.
 - ~~1. Identify and eliminate overlapping jurisdictions of boards and commissions where possible.~~
Clarify respective authority of respective Boards and Commissions and eliminate

potential overlaps.

For example, for projects involving landmark properties or projects within historic districts, consider review only by the Landmarks Commission rather than by both the Landmarks Commission and the Urban Design Commission. For projects within the Downtown core, mixed-use commercial district (currently the C\$ District) require review of additions and alterations by just the Urban Design Commission rather than by both the Plan Commission and Urban Design Commission. For demolitions of landmark buildings or buildings on historic districts, require approval by only Landmarks Commission instead of both Landmarks and Plan Commission.

2. ~~Redefine super majority requirement for Common Council to be 2/3 of Alders present or eleven Alders, whichever is greater, to reverse decisions of boards and commissions.~~

The Common Council will need to decide if ordinance amendments are appropriate. The following decisions currently require a super majority vote:

- a. ~~Certificates of appropriateness by the Landmarks Commission.~~
- b. ~~Conditional Use permits by the Plan Commission.~~
- c. ~~Demolition permits by the Plan Commission.~~

AMENDMENT 2

- G. **10. For advisory boards/commissions, including, but not limited to such as Landmarks and UDC, acting in an advisory capacity, require that, unless otherwise requested by the applicant, a recommendations be made at a single meeting, of the body unless the applicant requests referral.**

A motion was made by Levitan, seconded by Slattery, to recommend approval of the report with Amendment 1(for specific wording, refer to discussion above).

The motion passed by a voice vote/other.

A motion was made by Levitan, seconded by Taylor, to recommend approval of the report with Amendment 2 (for specific wording, refer to discussion above).

The motion passed by a voice vote/other.

A motion was made by Levitan, seconded by Rosenblum, to recommend approval of aspects of the report related to the Landmarks Commission as amended.

The motion passed by a voice vote/other.

2. [17835](#) Landmarks Ordinance Revisions

Staff explained that Ordinance discussions would be placed on agendas that had few other issues for review. Mr. Levitan explained that according to Statute, the Landmarks Commission may not be able to change the name of the body to the Historic Preservation Commission.

3. [21101](#) Landmarks Commission Procedures

A motion was made by Levitan, seconded by Slattery, APPROVE the procedures document with the following revisions:

- 1. Strike "in most circumstances".**
- 2. Strike "(excluding garden sheds)".**
- 3. Revise #11 to read, "The construction of a small garden shed in the rear yard of a property provided that the shed does not adversely affect the primary structure."**

The motion passed by voice vote/other.4. [20957](#)

Buildings proposed for demolition - 2011

Staff noted that the Madison Trust comments related to the demolition report from the previous meeting were included for Commission review. There was general discussion about the review of the demolition report and about buildings proposed for demolition that may be of historic interest that are not otherwise within the purview of the Landmarks Commission. It was decided that the Landmarks Commission will provide recommendations regarding buildings and sites of historic interest to the Plan Commission.

A motion was made by Gehrig, seconded by Levitan, to OPPOSE the demolition of the building at 3502 Monroe Street because

- 1) the property is the prototypical example of the box-type service station that was developed in the 1930s and dominated gas station design until the 1960s;**
- 2) the property reflects the broad cultural and social history of the nation, state, and community, and the building embodies the distinguishing characteristics of an architectural style which is inherently valuable for the study of a period in history;**
- 3) and the building's prominent location on Monroe Street and adjacent to a residential neighborhood makes it a good candidate for commercial rehabilitation or adaptive re-use.**

The motion passed by a voice vote/other.

5. [07804](#)

Secretary's Report

Staff explained that the joint meeting with the Urban Design Commission will be rescheduled. Staff also explained that the Madison Cultural Plan will be introduced on Wednesday March 23, 2011 and the Commissioners are invited to attend the event and provide comments.

Staff explained that Chairperson Dan Stephans does not wish to be reappointed to the Landmarks Commission when his term expires in April. There was general discussion about the Commission's appreciation of Dan's expertise, professionalism, and good humor. Staff requested that Commissioners provide suggestions of registered architects that may be interested in the position for review by the Mayor's Office.

ADJOURNMENT

A motion was made by Taylor, seconded by Rosenblum, to ADJOURN at 6:40 P.M.

The motion passed by a voice vote/other.