

mailed - April 7, 2006

## NOTICE OF PUBLIC HEARING

The Common Council of the City of Madison having before it for consideration a proposed ordinance relating to zoning and city planning.

NOTICE IS HEREBY GIVEN, that a public hearing will be held in the Council Chambers, Room 201, in the City-County Building on Monday, April 17, 2006 at 6:00 p.m. before the Plan Commission, where opportunity will be afforded to all interested in being heard; and on Tuesday, May 2, 2006 at 6:45 p.m. before the regular meeting of the Common Council, at which time action on the ordinance will be considered.

**Public Hearing items may be called at any time after the beginning of the Plan Commission public hearings – 6:00 pm. Anyone wishing to speak on an item must fill out a registration slip and give it to the person running the meeting. The registration slips are on a table near the front of the meeting room, just inside the doors to the room.**

**The Plan Commission uses a "consent agenda", which means that the Commission can consider any item at 6:00 pm, if there are no registrants wishing to speak in opposition regardless of where the item is listed on the agenda".**

THE PROPERTY TO BE REZONED IS LOCATED AT : 601 West Wilson Street

Ordinance File # 03142

Sponsor: Common Council By Petition

1. WHEREAS, an Amended PUD(GDP) Planned Community Development (General Development Plan) District has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations.

NOW, THEREFORE, the Common Council of the City of Madison do ordain as follows:

Paragraph 3175. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows:

"28.06(2)(a)3175. The following described property is hereby omitted from the PUD(SIP) Planned Unit Development (Specific Implementation Plan) District and added to the PUD(GDP) Planned Unit Development (General Development Plan) District:

Lots 1, 2, 3, 4 & part of Lot 5, Block 1, Dow Replat, recorded in Volume 7 of Plats, Page 3, Dane County Registry and part of Lots 7, 8 & 9, Block 28, Original Plat of the City of Madison, recorded in Volume A of Plats, page 1, all located in the NW 1/4 of the SE 1/4 of Section 23, T7N, ME, City of Madison, Dane County, Wisconsin, to-

wit: Commencing at the center of said Section 23; thence S89°39'12"E, along the north line of said SE 1/4, 1037.78 feet; thence S00°20'48"W, 520.95 feet to the most westerly corner of said Lot 1, Block 1, Dow Replat and the point of beginning; thence N45°44'14"E, 227.78 feet to a point on a curve; thence southwesterly on a curve to the left which has a radius of 1452.39 feet and a chord which bears N81°15'11"E, 25.46 feet; thence S44°15'06"E, 119.83 feet; thence S46°22'50"W, 248.52 feet; thence N44°15'06"W, 131.83 feet to the point of beginning. The parcel contains 32,953 square feet "

2 WHEREAS, an Amended PUD(SIP) Planned Unit Development (Specific Implementation Plan) District has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations.

NOW, THEREFORE, the Common Council of the City of Madison do ordain as follows:

Paragraph 3176. of Subdivision (a) of Subsection (2) of Section 28.06 of the Madison General Ordinances is hereby created to read as follows: "28.06(2)(a)3176. The following described property is hereby omitted

from the PUD(GDP) Planned Unit Development (General Development Plan) District and added to the PUD(SIP) Planned Unit Development (Specific Implementation Plan) District: Lots 1, 2, 3, 4 & part of Lot 5, Block 1, Dow Replat, recorded in Volume 7 of Plats, Page 3, Dane County Registry and part of Lots 7, 8 & 9, Block 28, Original Plat of the City of Madison, recorded in Volume A of Plats, page 1, all located in the NW 1/4 of the SE 1/4 of Section 23, T7N, ME, City of Madison, Dane County, Wisconsin, to-

wit: Commencing at the center of said Section 23; thence S89°39'12"E, along the north line of said SE 1/4, 1037.78 feet; thence S00°20'48"W, 520.95 feet to the most westerly corner of said Lot 1, Block 1, Dow Replat and the point of beginning; thence N45°44'14"E, 227.78 feet to a point on a curve; thence southwesterly on a curve to the left which has a radius of 1452.39 feet and a chord which bears N81°15'11"E, 25.46 feet; thence S44°15'06"E, 119.83 feet; thence S46°22'50"W, 248.52 feet; thence N44°15'06"W, 131.83 feet to the of beginning. The parcel contains 32,953 square feet."

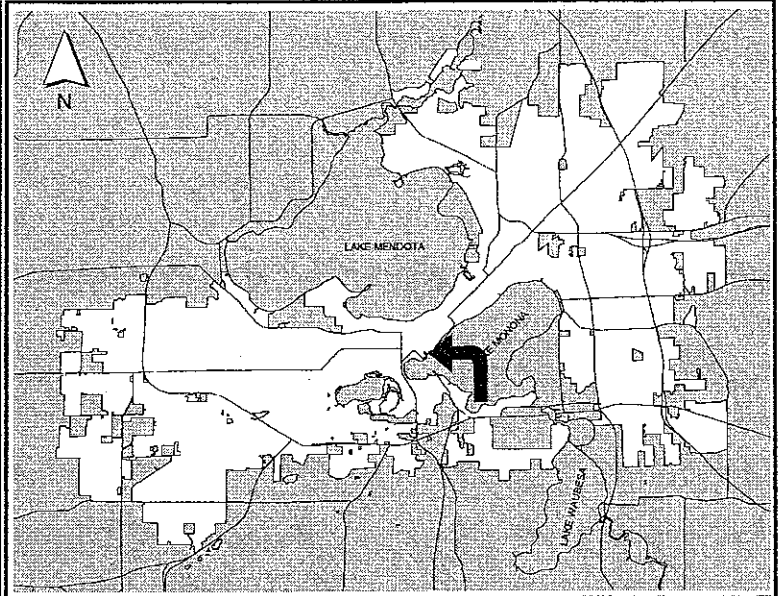
ICT: April 3 & 10, 2006

SHARON CHRISTENSEN, DEPUTY CITY CLERK

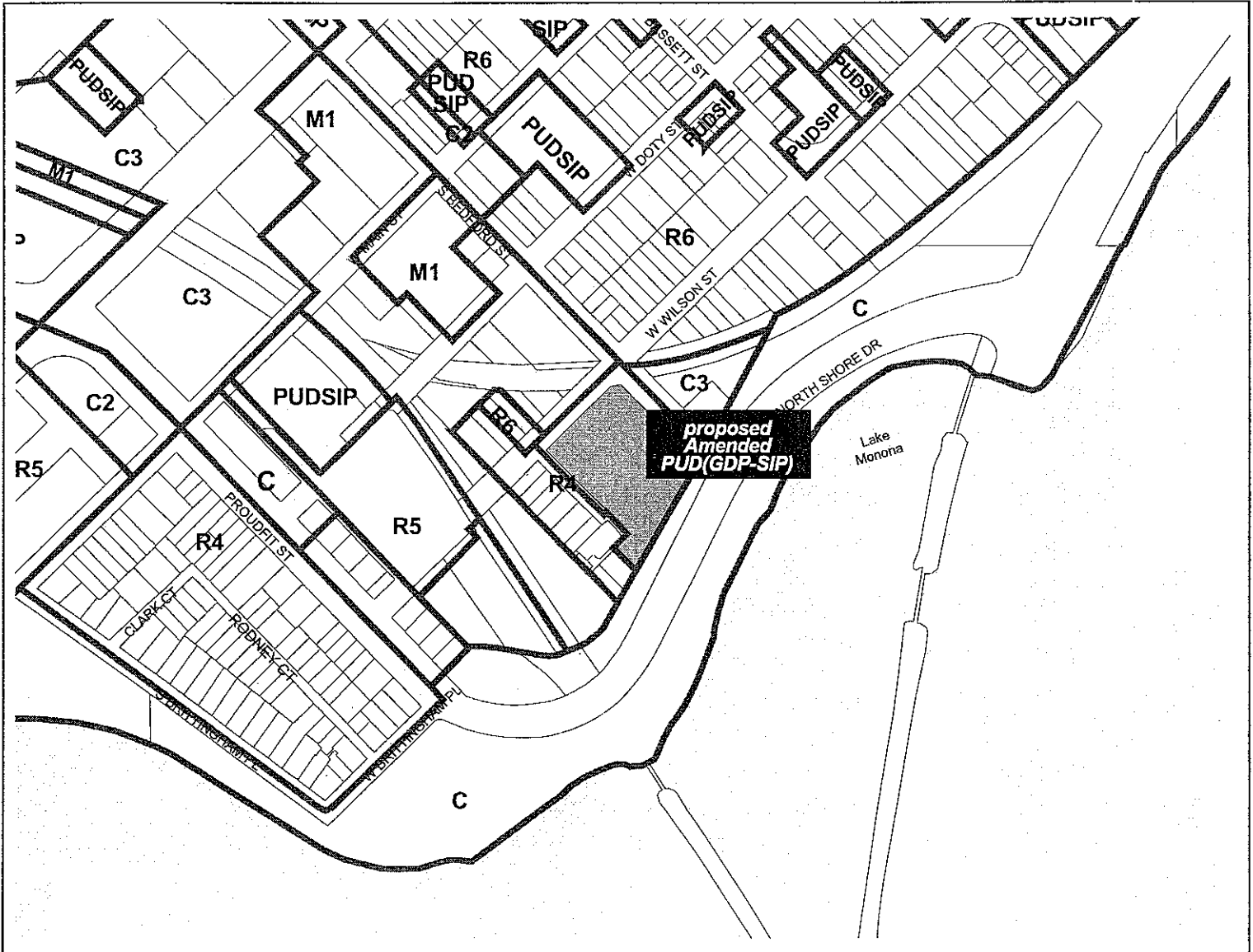
# CITY OF MADISON

# Proposed Demolition & Rezoning

Location: 601 West Wilson Street  
Applicant: Erica Moeser - NCBE/  
Doug Hursh - Potter Lawson  
From PUD(SIP) District(s)  
To Amended PUD(GDP-SIP) District(s)  
Existing Use: Vacant Commercial Building  
Proposed Use: Demolish Existing Commercial  
Building & Build 4-Story, 45,000sf  
Commercial Building  
File No. \_\_\_\_\_  
Public Hearing Dates: \_\_\_\_\_  
Plan Commission 17 April 2006  
Common Council 02 May 2006



For Questions contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635





COMMON COUNCIL OFFICE  
LISA VELDRAN  
417 CCB

CITY PLANNING & DEVELOPMENT  
MARK OLINGER  
MMB

BOARD OF EDUCATION  
545 W DAYTON ST  
MADISON WI 53703



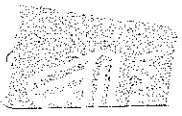
AIRPORT DIRECTOR  
DANE COUNTY REGIONAL AIRPORT  
4000 INTERNATIONAL LN  
MADISON WI 53704

CITY ENGINEER  
GARY DALLMANN  
115 CCB

CITY TRAFFIC ENGINEER  
DAN MCCORMICK  
MMB

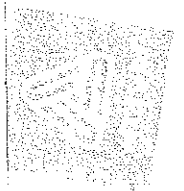


www.avery.com  
1-800-GO-AVERY



DANE COUNTY ZONING ADMIN  
116 CCB

WATER UTILITY  
AL LARSON  
523 E MAIN ST  
119 E Olin Ave



Jam and Smudge Free Printing  
Use Avery® TEMPLATE 5160®

AVERY® 5160®

601wvs 0709-234-0401-9  
Location: 603 W Doty St  
0222 S BEDFORD ST BLD PR  
% H VAN CAMP  
222 S BEDFORD STREET  
MADISON WI 53703-3620

601wvs 0709-234-0215-4  
Location: 547 W Wilson St  
CITY OF MADISON ENGINEER  
FUTURE TRANSPORTATION 535  
210 MLK JR BLVD RM 115  
MADISON WI 53703-3342

601wvs 0709-234-0101-5  
Location: 617 North Shore Dr  
CITY OF MADISON PARKS  
BRITTINGHAM BOAT HOUSE  
215 MLK JR BLVD STE 120  
MADISON WI 53703-3348

601wvs 0709-231-3325-4  
Location: 544 W Wilson St  
COUTRE', SCOTT D  
544 W WILSON ST  
MADISON WI 53703

601wvs 0709-234-0216-2  
Location: 301 S Bedford St  
COX, ROBERT C  
1709 S PARK ST  
MADISON WI 53713

601wvs 0709-231-3318-9  
Location: 211 S Bedford St  
DOTY STREET PARTNERS LLC  
% RICK MCKY  
6902 OLD SAUK RD  
MADISON WI 53717

601wvs 0709-231-3322-0  
Location: 552 W Wilson St  
ELMER, DONALD G  
& FREDERICK J MUCI  
552 W WILSON ST  
MADISON WI 53703

601wvs 0709-231-3321-2  
Location: 219 S Bedford St  
ENDRES & VAN ROOY  
% WI MANAGEMENT CO INC  
2040 S PARK ST  
MADISON WI 53713-1218

601wvs 0709-234-0313-6  
Location: 322 Dow Ct  
FINDORFF DEV CO INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0312-8  
Location: 324 Dow Ct  
FINDORFF DEV CO INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-1009-0  
Location: 639 W Wilson St  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0318-6  
Location: 308 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0317-8  
Location: 312 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0315-2  
Location: 318 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0314-4  
Location: 320 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0319-4  
Location: 306 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0409-3  
Location: 620 W Wilson St  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0410-0  
Location: 616 W Wilson St  
FINDORFF DEVELOPMENT CO  
INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0311-0  
Location: 334 Dow Ct  
FINDORFF DEVELOPMENT CO  
INC  
300 S BEDFORD ST  
MADISON WI 53703

601wvs 0709-234-0405-1  
Location: 636 W Wilson St  
FINDORFF DEVELOPMENT CORP  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0404-3  
Location: 633 W Doty St  
FINDORFF DEVELOPMENT CORP  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-1004-0  
Location: 639 W Doty St  
FINDORFF DEVELOPMENT CORP  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-231-3324-6  
Location: 546 W Wilson St  
HANSEN LIVING TRUST  
N & F HANSEN, TRUSTEES  
3258 GAMMON RD  
MADISON WI 53719

601wvs 0709-234-0316-0  
Location: 314 Dow Ct  
J H FINDORFF & SON INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0309-5  
Location: 300 S Bedford St  
J H FINDORFF & SON INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0402-7  
Location: 613 W Doty St  
J H FINDORFF & SON INC  
PO BOX 1647  
MADISON WI 53701-1647

601wvs 0709-234-0408-5  
Location: 624 W Wilson St  
LOSHAW, CAROLYN & FRED C  
& FREDRICK CARSON JR  
W2609 STORY CREEK CIR  
BELLEVILLE WI 53508

601wvs 0709-234-0407-7  
Location: 630 W Wilson St  
LOSHAW, CAROLYN & FRED C  
& FREDRICK CARSON JR  
W2609 STORY CREEK CIR  
BELLEVILLE WI 53508

601wvs 0709-234-0406-9  
Location: 632 W Wilson St  
LUETKE, ARIHUR F  
% FAIRCREST MANAGEMENT  
1865 NORTHPORT DR  
MADISON WI 53704

601wvs 0709-231-3323-8  
Location: 548 W Wilson St  
MEYER, JEFFREY J  
2349 ALLIED DR  
MADISON WI 53711-4507

601wws 0709-231-3318-9  
Location: 211 S Bedford St # 1  
OCCUPANT  
211 S Bedford St # 1  
Madison WI 53703

601wws 0709-231-3318-9  
Location: 211 S Bedford St # 2  
OCCUPANT  
211 S Bedford St # 2  
Madison WI 53703

601wws 0709-231-3320-4  
Location: 215 S Bedford St  
OCCUPANT  
215 S Bedford St  
Madison WI 53703

601wws 0709-231-3321-2  
Location: 219 S Bedford St # 1  
OCCUPANT  
219 S Bedford St # 1  
Madison WI 53703

601wws 0709-231-3321-2  
Location: 219 S Bedford St # 2  
OCCUPANT  
219 S Bedford St # 2  
Madison WI 53703

601wws 0709-234-0401-9  
Location: 222 S Bedford St  
OCCUPANT  
222 S Bedford St  
Madison WI 53703

601wws 0709-234-0401-9  
Location: 222 S Bedford St # A  
OCCUPANT  
222 S Bedford St # A  
Madison WI 53703

601wws 0709-234-0401-9  
Location: 222 S Bedford St # B  
OCCUPANT  
222 S Bedford St # B  
Madison WI 53703

601wws 0709-234-0309-5  
Location: 300 S Bedford St  
OCCUPANT  
300 S Bedford St  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # 1  
OCCUPANT  
301 S Bedford St # 1  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # 2  
OCCUPANT  
301 S Bedford St # 2  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # 217  
OCCUPANT  
301 S Bedford St # 217  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # 4  
OCCUPANT  
301 S Bedford St # 4  
Madison WI 53703

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Location: 301 S Bedford St # 4B  
OCCUPANT  
301 S Bedford St # 4B  
Madison WI 53703

601wws 0709-234-0216-2  
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OCCUPANT  
301 S Bedford St # 5  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # 7  
OCCUPANT  
301 S Bedford St # 7  
Madison WI 53703

601wws 0709-234-0216-2  
Location: 301 S Bedford St # MX  
OCCUPANT  
301 S Bedford St # MX  
Madison WI 53703

601wws 0709-234-0320-1  
Location: 304 Dow Ct  
OCCUPANT  
304 Dow Ct  
Madison WI 53703

601wws 0709-234-0217-0  
Location: 305 S Bedford St  
OCCUPANT  
305 S Bedford St  
Madison WI 53703

601wws 0709-234-0318-6  
Location: 310 Dow Ct  
OCCUPANT  
310 Dow Ct  
Madison WI 53703

601wws 0709-234-0315-2  
Location: 318 Dow Ct  
OCCUPANT  
318 Dow Ct  
Madison WI 53703

601wws 0709-234-0214-6  
Location: 543 W Wilson St # 1  
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543 W Wilson St # 1  
Madison WI 53703

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543 W Wilson St # 2  
Madison WI 53703

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543 W Wilson St # 543  
Madison WI 53703

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Location: 546 W Wilson St # 1  
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546 W Wilson St # 1  
Madison WI 53703

601wws 0709-231-3324-6  
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OCCUPANT  
546 W Wilson St # 2  
Madison WI 53703

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Location: 546 W Wilson St # 3  
OCCUPANT  
546 W Wilson St # 3  
Madison WI 53703

601wws 0709-231-3324-6  
Location: 546 W Wilson St # 4  
OCCUPANT  
546 W Wilson St # 4  
Madison WI 53703

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Location: 548 W Wilson St # 1  
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548 W Wilson St # 1  
Madison WI 53703

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OCCUPANT  
548 W Wilson St # 2  
Madison WI 53703



601wws 0709-231-3323-8  
Location: 548 W Wilson St # 22  
OCCUPANT  
548 W Wilson St # 22  
Madison WI 53703

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Location: 548 W Wilson St # 3  
OCCUPANT  
548 W Wilson St # 3  
Madison WI 53703

601wws 0709-234-0301-1  
Location: 601 W Wilson St  
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601 W Wilson St  
Madison WI 53703

601wws 0709-234-0410-0  
Location: 616 W Wilson St  
OCCUPANT  
616 W Wilson St  
Madison WI 53703

601wws 0709-234-0409-3  
Location: 620 W Wilson St  
OCCUPANT  
620 W Wilson St  
Madison WI 53703

601wws 0709-234-0408-5  
Location: 624 W Wilson St # 1  
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624 W Wilson St # 1  
Madison WI 53703

601wws 0709-234-0408-5  
Location: 624 W Wilson St # 2  
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624 W Wilson St # 2  
Madison WI 53703

601wws 0709-234-0408-5  
Location: 624 W Wilson St # 4  
OCCUPANT  
624 W Wilson St # 4  
Madison WI 53703

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Location: 628 W Wilson St  
OCCUPANT  
628 W Wilson St  
Madison WI 53703

601wws 0709-234-0407-7  
Location: 628 W Wilson St # 2  
OCCUPANT  
628 W Wilson St # 2  
Madison WI 53703

601wws 0709-234-0407-7  
Location: 630 W Wilson St  
OCCUPANT  
630 W Wilson St  
Madison WI 53703

601wws 0709-234-0406-9  
Location: 632 W Wilson St # 1  
OCCUPANT  
632 W Wilson St # 1  
Madison WI 53703

601wws 0709-234-0406-9  
Location: 632 W Wilson St # 2  
OCCUPANT  
632 W Wilson St # 2  
Madison WI 53703

601wws 0709-234-0101-5  
Location: 711 W Brittingham Pl  
OCCUPANT  
711 W Brittingham Pl  
Madison WI 53715

601wws 0709-234-0217-0  
Location: 305 S Bedford St  
ROTTIER, BARBARA J  
2605 COVALL ST  
MADISON WI 53713-1019

601wws 0709-234-0214-6  
Location: 543 W Wilson St  
SCHEIB, ROD J  
5606 TECUMSEH AVE  
MONONA WI 53716

601wws 0709-234-0320-1  
Location: 304 Dow Ct  
SWEET INVESTMENTS LID  
PRTSHP  
3454 NAPPE DR  
MIDDLETON WI 53562-2372

601wws 0709-234-0321-9  
Location: 302 Dow Ct  
SWEET, A J  
PO BOX 8608  
MADISON WI 53708-8608

601wws 0709-234-0301-1  
Location: 601 W Wilson St  
THE NATIONAL CONFERENCE  
OF BAR EXAMINERS  
402 W WILSON ST  
MADISON WI 53703

601wws 0709-231-3320-4  
Location: 215 S Bedford St  
TRAN, THANH  
819 S PARK ST  
MADISON WI 53715-1831

601wws 0709-234-1008-2  
Location: 651 W Wilson St  
WISCONSIN & SOUTHERN RR  
5300 N 33RD ST  
MILWAUKEE WI 53209

601wws 0709-234-0220-3  
Location: 555 W Wilson St  
WISCONSIN & SOUTHERN RR  
5300 N 33RD ST  
MILWAUKEE WI 53209

601wws 0709-234-0412-6  
Location: 602 W Wilson St  
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5300 N 33RD ST  
MILWAUKEE WI 53209

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Location: 608 W Wilson St  
WISCONSIN & SOUTHERN RR  
5300 N 33RD ST  
MILWAUKEE WI 53209

601wws 0709-234-0411-8  
Location: 610 W Wilson St  
WISCONSIN & SOUTHERN RR  
5300 N 33RD ST  
MILWAUKEE WI 53209

rd601wws  
Michael Verveer  
Alder District 4  
City of Madison Common Council  
Room 417 CCB

4-17

rd601wws  
Capitol Neighborhoods  
Ledell Zellers  
510 N Carroll St  
Madison WI 53703

4-17