

URBAN DESIGN COMMISSION APPLICATION

UDC

City of Madison
 Planning Division
 126 S. Hamilton St.
 P.O. Box 2985
 Madison, WI 53701-2985
 (608) 266-4635



FOR OFFICE USE ONLY:

Paid _____ Receipt # _____
 Date received _____
 Received by _____
 Aldermanic District 15
 Zoning District 1L
 Urban Design District _____
 Submittal reviewed by _____

Complete all sections of this application, including the desired meeting date and the action requested.

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the phone number above immediately.

1. Project Information

Address: 4150 Commercial Ave.
 Title: Nakoosa Trail Metro Transit Satellite Bus Facility

AGENDA ITEM #	
LEGISTAR #	<u>50627</u>
ALD. DIST.	<u>15</u>

2. Application Type (check all that apply) and Requested Date

UDC meeting date requested March 7, 2018

- New development
- Alteration to an existing or previously-approved development
- Informational
- Initial approval
- Final approval

3. Project Type

- Project in an Urban Design District
 - Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
 - Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
 - Planned Development (PD)
 - General Development Plan (GDP)
 - Specific Implementation Plan (SIP)
 - Planned Multi-Use Site or Residential Building Complex
- Signage**
- Comprehensive Design Review (CDR)
 - Signage Variance (i.e. modification of signage height, area, and setback)
- Other**
- Please specify Public Project

4. Applicant, Agent, and Property Owner Information

Applicant name Ken Anderson, AIA Company Stantec Architecture, Inc.
Street address 1600 Wilson St., Suite 360 City/State/Zip Arlington, VA 22101
Telephone (571) 290-7679 Email ken.j.anderson@stantec.com

Project contact person Ken Anderson, AIA Company _____
Street address (same as above) City/State/Zip _____
Telephone _____ Email _____

Property owner (if not applicant) Metro Transit, Charles Kamp
Street address 1245 E. Washington Ave., Suite 201 City/State/Zip Madison, WI 53703
Telephone (608) 266-4904 Email ckamp@cityofmadison.com

5. Required Submittal Materials

- Application Form
- Letter of Intent
 - If the project is within an Urban Design District, a summary of how the development proposal addresses the district criteria is required
 - For signage applications, a summary of how the proposed signage is consistent with the applicable CDR or Signage Variance review criteria is required.
- Development plans (Refer to checklist provided below for plan details)
- Filing fee
- Electronic Submittal*

Each submittal must include fourteen (14) 11" x 17" collated paper copies. Landscape and Lighting plans (if required) must be full-sized. Please refrain from using plastic covers or spiral binding.

Both the paper copies and electronic copies must be submitted prior to the application deadline before an application will be scheduled for a UDC meeting. Late materials will not be accepted. A completed application form is required for each UDC appearance.

For projects also requiring Plan Commission approval, applicants must also have submitted an accepted application for Plan Commission consideration prior to obtaining any formal action (initial or final approval) from the UDC. All plans must be legible when reduced.

**Electronic copies of all items submitted in hard copy are required. Individual PDF files of each item submitted should be compiled on a CD or flash drive, or submitted via email to udcapplications@cityofmadison.com. The email must include the project address, project name, and applicant name. Electronic submittals via file hosting services (such as Dropbox.com) are not allowed. Applicants who are unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.*

6. Applicant Declarations

1. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Janine Glaeser on 2/14/18.
2. The applicant attests that all required materials are included in this submittal and understands that if any required information is not provided by the application deadline, the application will not be placed on an Urban Design Commission agenda for consideration.

Applicant name Ken Anderson Relationship to property Architect, Design Professional

Authorized signature of Property Owner REPRESENTATIVE  Date 2/20/18

7. Application Filing Fees

Fees are required to be paid with the first application for either initial or final approval of a project, unless the project is part of the combined application process involving the Urban Design Commission in conjunction with Plan Commission and/or Common Council consideration. Make checks payable to City Treasurer. Credit cards may be used for application fees of less than \$1,000.

Please consult the schedule below for the appropriate fee for your request:

- Urban Design Districts: \$350 (per §35.24(6) MGO).
- Minor Alteration in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) : \$150 (per §33.24(6)(b) MGO)
- Comprehensive Design Review: \$500 (per §31.041(3)(d)(1)(a) MGO)
- Minor Alteration to a Comprehensive Sign Plan: \$100 (per §31.041(3)(d)(1)(c) MGO)
- All other sign requests to the Urban Design Commission, including, but not limited to: appeals from the decisions of the Zoning Administrator, requests for signage variances (i.e. modifications of signage height, area, and setback), and additional sign code approvals: \$300 (per §31.041(3)(d)(2) MGO)

A filing fee is not required for the following project applications if part of the combined application process involving both Urban Design Commission and Plan Commission:

- Project in the Downtown Core District (DC), Urban Mixed-Use District (UMX), or Mixed-Use Center District (MXC)
- Project in the Suburban Employment Center District (SEC), Campus Institutional District (CI), or Employment Campus District (EC)
- Planned Development (PD): General Development Plan (GDP) and/or Specific Implementation Plan (SIP)
- Planned Multi-Use Site or Residential Building Complex



Stantec Architecture Inc.
1600 Wilson Boulevard
Suite 360
Arlington VA 22209-2510

LETTER OF MEMORANDUM

To: Janine Glaeser
Secretary of the Urban Design Commission
Department of Planning & Community & Economic Development
Planning Division
126 S. Hamilton St.
Madison, Wisconsin 53701-2985

Date: 2/20/2018

Re: Nakoosa Trail Metro Transit Satellite
Bus Facility

The Project is the site development, design and construction of the proposed future Nakoosa Trail Satellite Bus Facility for Metro Transit. The proposed Madison Metro Transit Satellite Bus Facility will accommodate (20) 40-foot standard buses and (36) 60-foot articulated buses. It will include areas for bus storage, bus wash, maintenance and repairs, parts and materials, operations, administration offices and support spaces.

We are formally submitting our conceptual schematic design to the Urban Design Commission for the purposes of an **Informational Presentation**.

We are requesting a time to present our project to the Urban Design Commission on March 7th to obtain early feedback and direction. We have prepared preliminary drawings to provide details on the context of the existing and new site configurations, design concepts, and site and building design schematics for informational review and feedback by the Urban Design Commission.

We are submitting the design for the preliminary schematic building and site under this scope of work and contract. The submitted Site Plan also shows the footprint for the Fleet/Fire/Radio Shop Facility that is currently in the construction document design phase. The project site is located on Lots 2 through 6 at Nakoosa Trail and Commercial Avenue in Madison, Wisconsin. The former Cub Foods building address is 4141 Nakoosa Trail. The preliminary street address for the proposed Metro Satellite Bus Facility is 4150 Commercial Ave.

Thank you in advance for your time!

Sincerely,

Ken J. Anderson, AIA, LEED AP
Principal, Transit Sector Leader, Buildings
Phone: 571.290.7680




METRO TRANSIT NAKOOSA TRAIL

Satellite Bus Facility

INFORMATIONAL UDC PRESENTATION

03/07/2018

Madison, Wisconsin



Site Context



The Site is currently Zoned Commercial Center District (Retail), but is in process of being rezoned to Industrial Limited.

The surrounding zones are Industrial - Limited District, Conservancy District, Suburban Residential - Varied District 2, and Planned Development District.



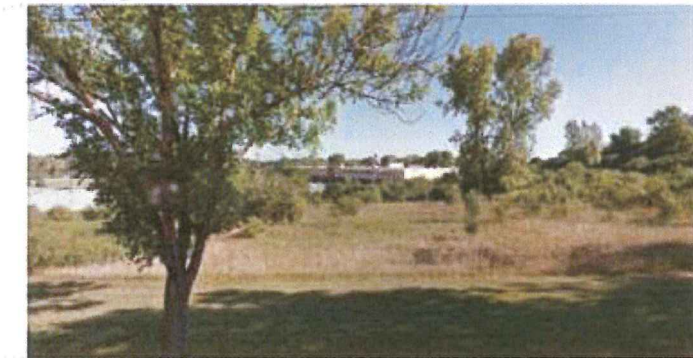
View from Nakoosa Trail to Cub Food Front



View from Site towards Walmart



View from Commercial - Nakoosa Corner looking towards Cub Foods

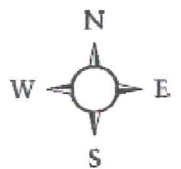


View looking down to Site



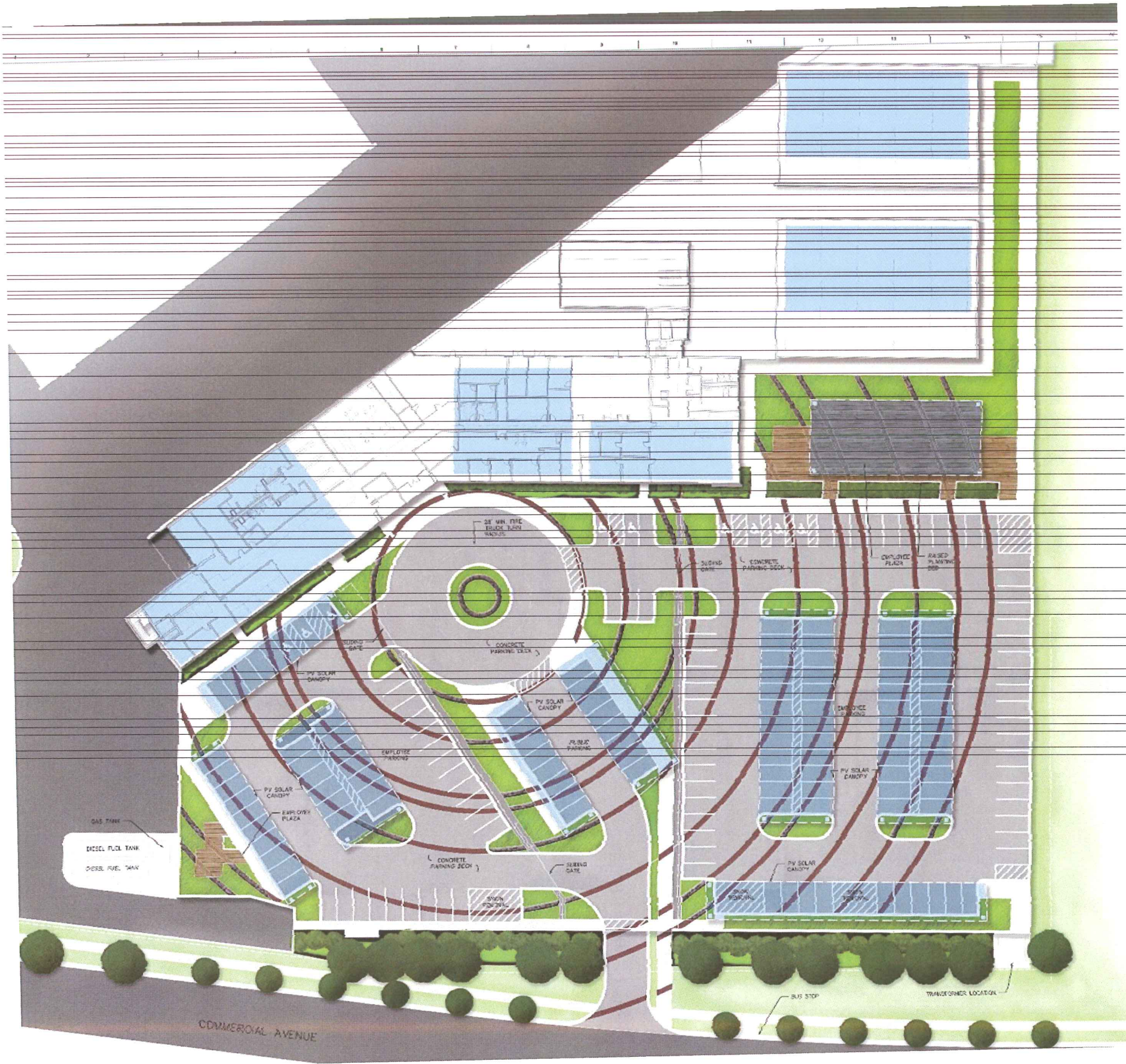
Fleet Services Facility

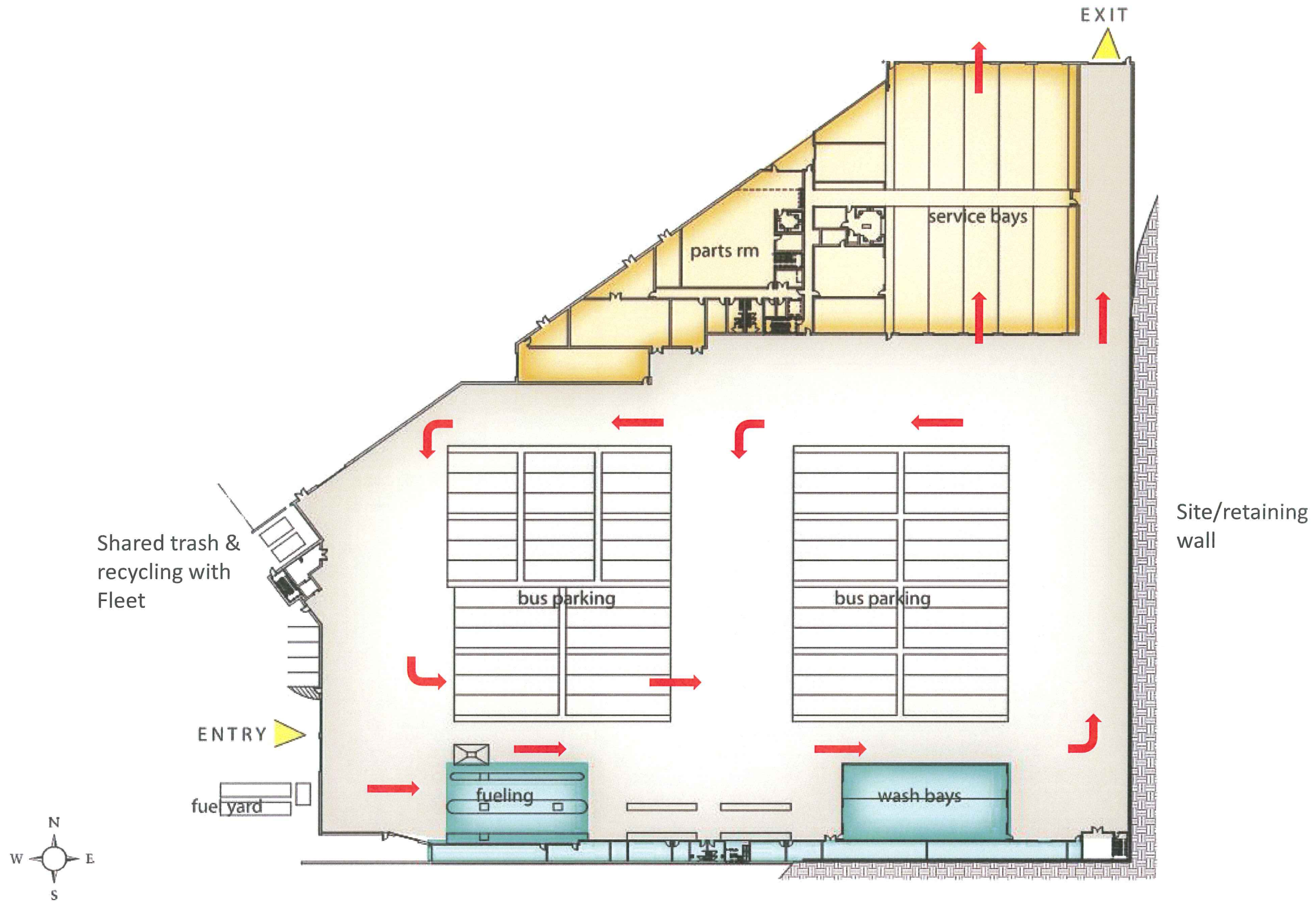
MADISON Metro Site boundary



OVERALL SITE PLAN

Metro Transit Nakoosa Trail Satellite Bus Facility
Madison, Wisconsin | March 07, 2018





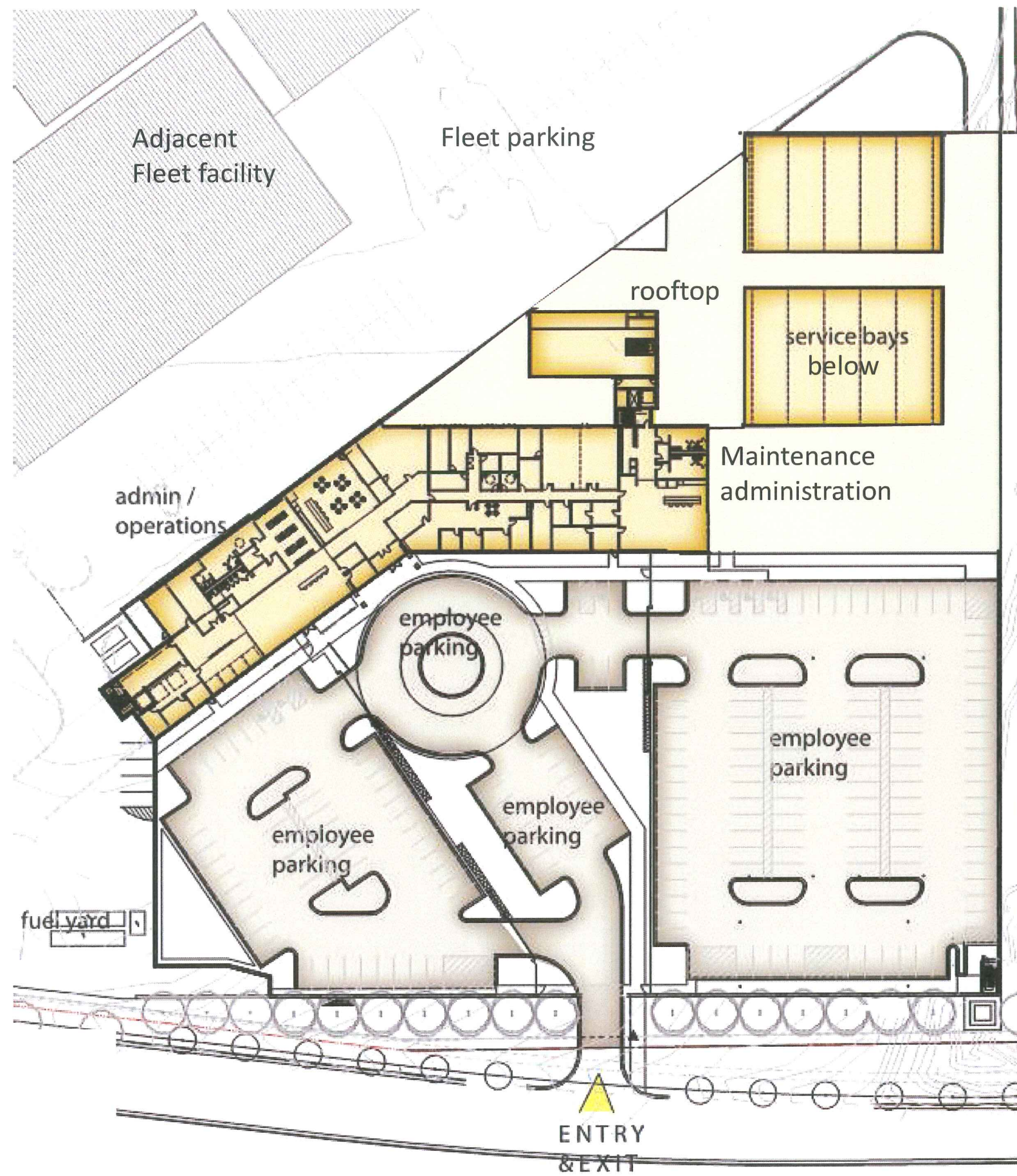
LEVEL 1 OVERALL FLOOR PLAN

Metro Transit Nakoosa Trail Satellite Bus Facility
Madison, Wisconsin | March 07, 2018

RNL now



Maintenance Design Group



LEVEL 2 OVERALL FLOOR PLAN

Metro Transit Nakoosa Trail Satellite Bus Facility
 Madison, Wisconsin | March 07, 2018

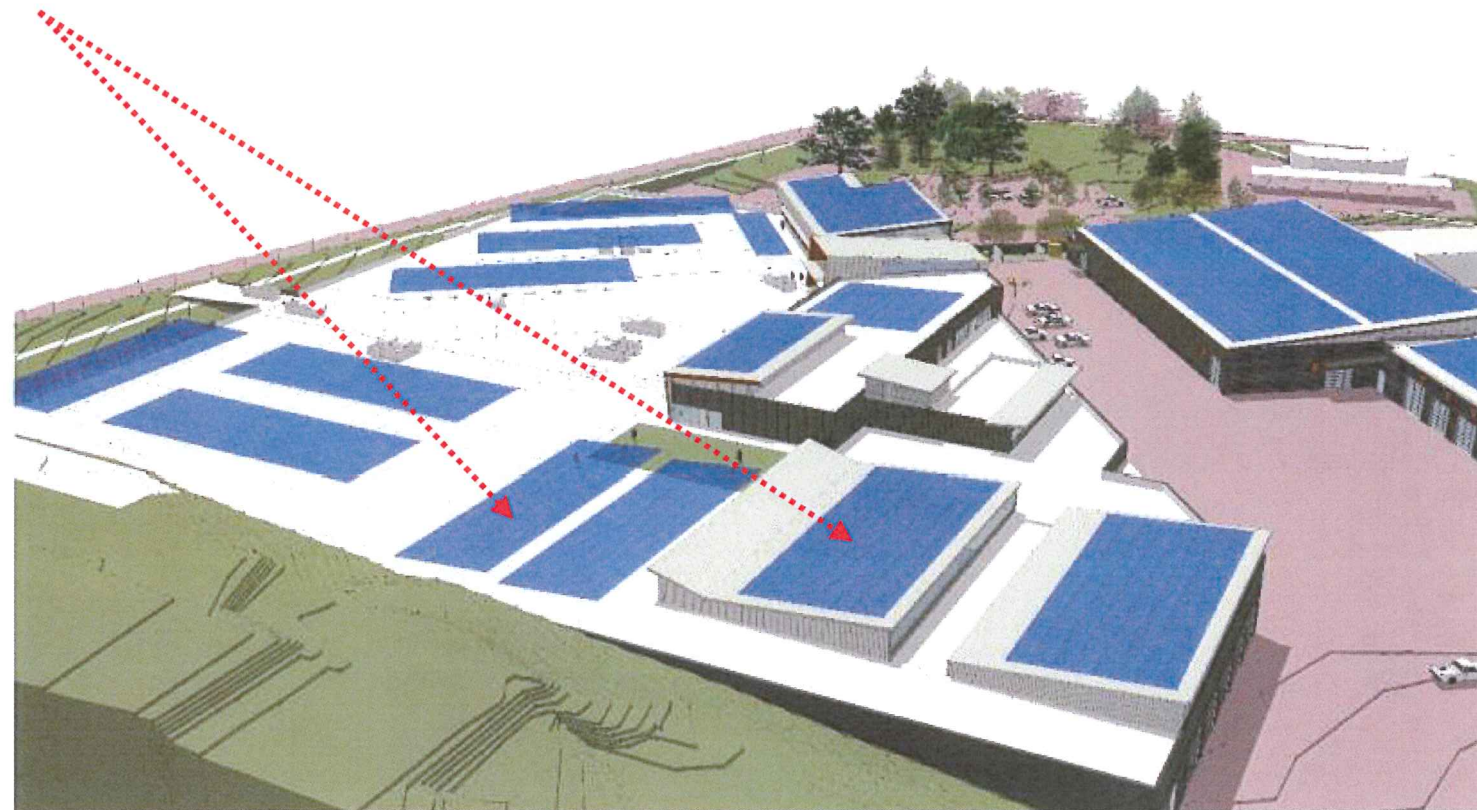
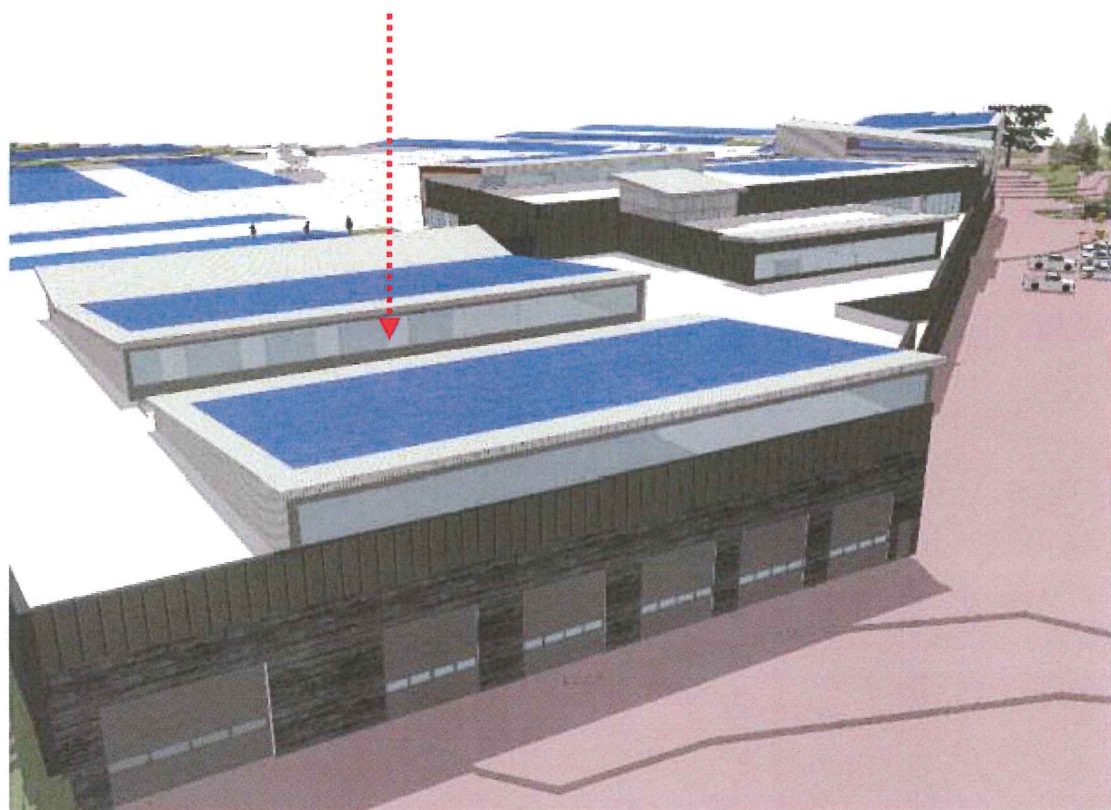




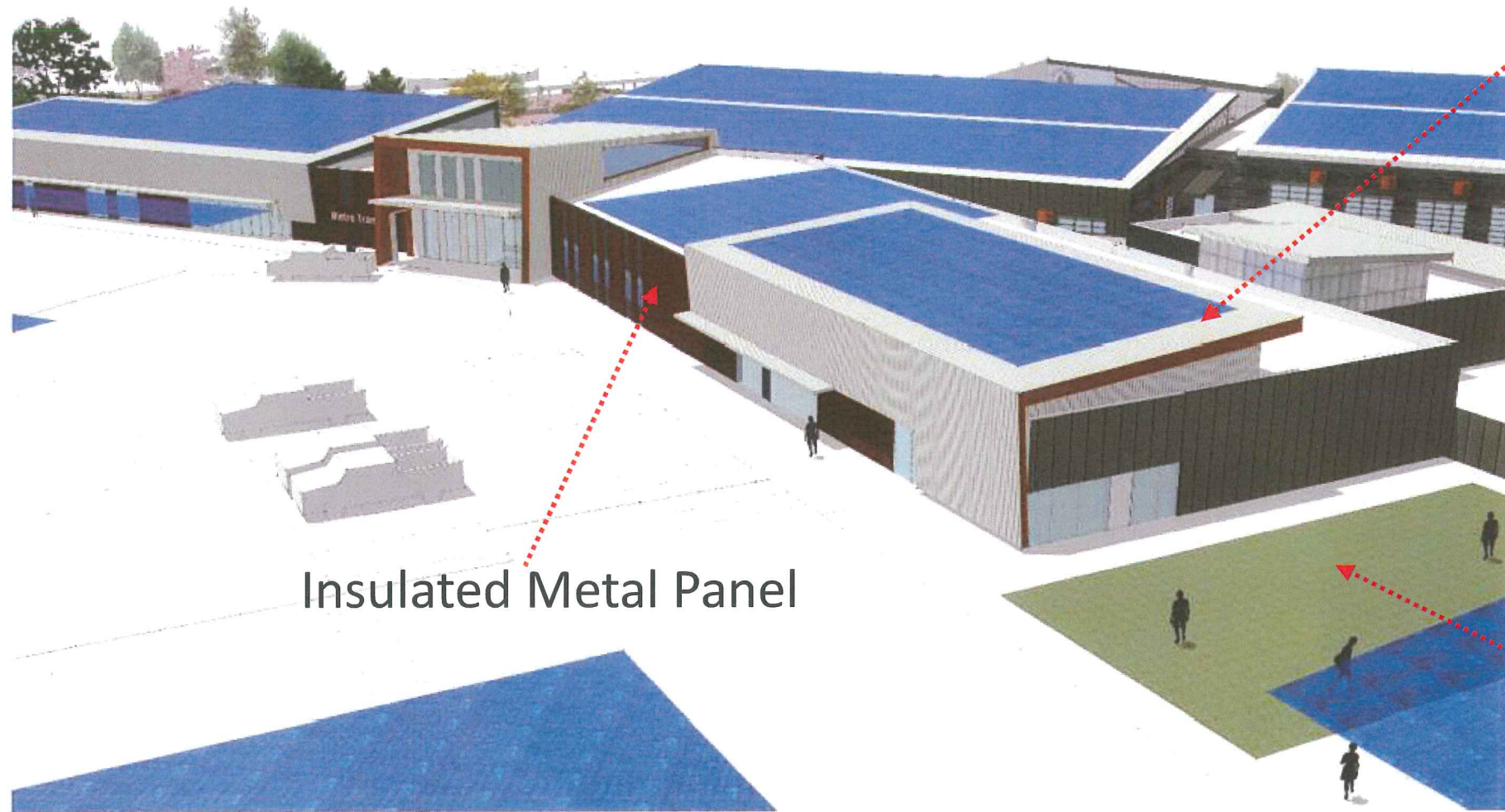
Translucent Skylight

Photovoltaic Panels

Precast Wall Panels

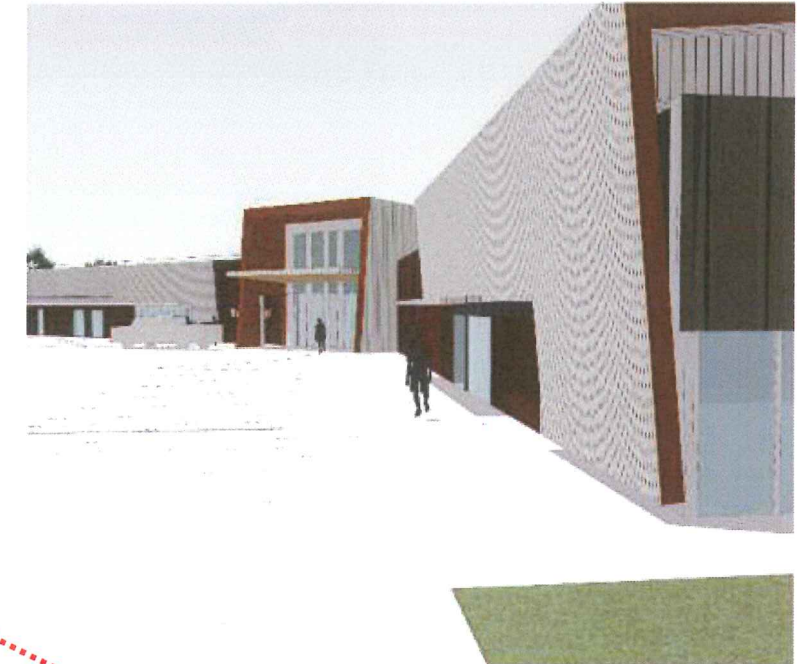


PERSPECTIVES

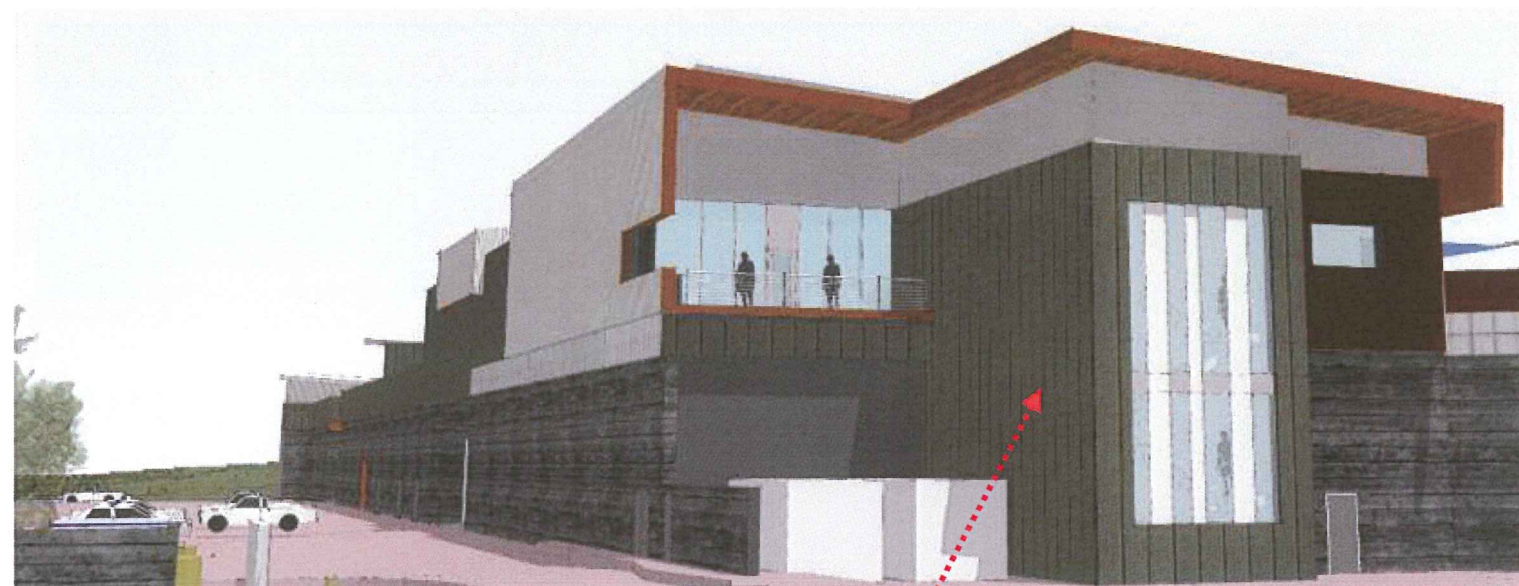


Standing Seam Metal Roof

Insulated Metal Panel

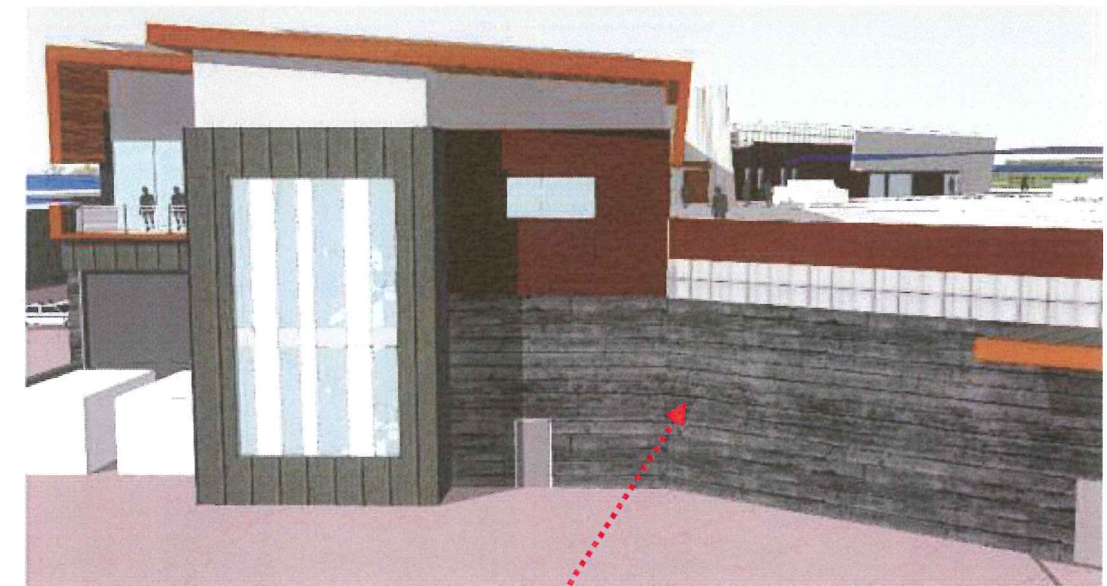


Vegetative Roof Areas



PERSPECTIVES

Insulated Metal Panel



Precast Wall Panels