



City of Madison

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

Meeting Minutes - Approved URBAN DESIGN COMMISSION

Wednesday, May 7, 2008

4:30 PM

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

CALL TO ORDER / ROLL CALL

Barnett arrived during announcements at 4:35 p.m. Slayton arrived during consideration of Item No. 3 at 6:05 p.m.

Present: 9 -

Marsha A. Rummel; Todd R. Barnett; Bruce F. Woods; Richard L. Slayton; John A. Harrington; Bonnie A. Cosgrove; R. Richard Wagner; Jay B. Ferm and Lou W. Host-Jablonski

APPROVAL OF MINUTES

PUBLIC COMMENT

PUBLIC HEARING ITEMS

1. [04800](#) 702 North Midvale Boulevard - Amended PUD(GDP-SIP), Hotel/Office/Retail Buildings in UDD No. 6. 11th Ald. Dist.

The motion provided for address of the following:

- Extend the canopy to better cover the portions of the plaza area for the southerly building.
- Provide more detail on the design as well as views to and from the southerly retail building.
- Provide more detail on all plaza areas especially the second plaza area located between the face of the hotel and newly extended elevator stair.
- Eliminate the use of EIFS on portions of the upper elevations, consider alternatives to the use of EIFS on both the hotel and retail components.
- Add a clearstory treatment below the parapet of the retail component.
- Investigate providing more doors along the main drive for the southerly retail/commercial building.
- Provide more details on all plaza/terrace areas as well as proposed building elevations.

A motion was made by Rummel, seconded by Ferm, to Grant Initial Approval. The motion passed by voice vote/other.

2. [09802](#) Amending Sections 31.03(2), 31.04(2)(b) and creating Section 32.04(2)(c) and (d) of the Madison General Ordinances to revise the procedure for the Urban Design Commission to conduct a Comprehensive Design Review for the approval of certain street graphics (signs) on private property, and creating a timeline and modifying the appeal process for UDC decisions under Chapter 31.

A motion was made by Cosgrove, seconded by Harrington, to RECOMMEND TO COUNCIL TO ADOPT - REPORT OF OFFICER. The motion passed by voice vote/other.

SPECIAL ITEMS OF BUSINESS

3. [10286](#) 2317 Allied Drive - Allied Neighborhood Revitalization, Phases I and II, PUD(GDP) and Phase I, PUD-SIP. 10th Ald. Dist.

The Urban Design Commission Received an Informational Presentation.

4. [09785](#) Accepting the proposal of Common Wealth Development for the redevelopment of the Garver Feed Mill and directing City staff to negotiate a development agreement with Common Wealth Development.

A motion was made by Ferm, seconded by Rummel, to Refer to the URBAN DESIGN COMMISSION. The motion passed by the following vote:

Excused: 2 -

Bruce F. Woods and Richard L. Slayton

Ayes: 6 -

Marsha A. Rummel; Todd R. Barnett; John A. Harrington; Bonnie A. Cosgrove; Jay B. Ferm and Lou W. Host-Jablonski

Abstentions: 1 -

R. Richard Wagner

UNFINISHED BUSINESS

5. [09841](#) 6502 Town Center Drive (Lot 4, Metrotech Plat) - Amended PUD(GDP-SIP) for an Office Building. 3rd Ald. Dist.

The Urban Design Commission Received an Informational Presentation.

BREAK - 6:15 p.m.

6. [09853](#) 31 South Henry Street - PUD(GDP-SIP) to Remodel an Existing 3-Story Structure and Adding 3 Additional Stories to Accommodate 59 Apartment Units and 5,000 Sq. Ft. of First Floor Commercial Space. 4th Ald. Dist.

The motion required address of the following:

- All balconies are to be a minimum of 5 feet in width.
- Relook at the appearance of the restaurant addition.
- Deal with moped parking issue. Investigate converting on-street parking stalls to “moped” parking in consultation with the Traffic Engineer.

A motion was made by Slayton, seconded by Cosgrove, to Refer to the URBAN DESIGN COMMISSION. The motion passed by voice vote/other.

7. [06302](#)

119, 123 & 125 North Butler Street and 120 & 124 North Hancock Street - PUD(GDP) and PUD-SIP for a New 38-Unit Apartment Building with the Retention of Two Existing 2-Unit Buildings. 2nd Ald. Dist.

Rummel noted issues with the new building being oversized for the block and neighborhood as a change in the development pattern of the area. The motion required that bike parking be provided on the outside of the new building, especially near building entrances, as well as the overall site. In addition, approval of the landscape plan required further consideration based on the concept of the plan presented with initial approval of the project to be further developed with further consideration of the PUD-SIP with a planting schedule that relates to the details shown within the overall plan, especially the rain garden function. Relevant to the review of the PUD-SIP, since this was **AN INFORMATIONAL PRESENTATION** on this component, no formal action was taken by the Commission.

A motion was made by Cosgrove, seconded by Wagner, to Grant Final Approval of the GDP. The motion passed by voice voice/other.

The Urban Design Commission Received an Informational Presentation regarding the PUD-SIP. The motion passed on a vote of (7-2) with Woods and Rummel voting no.

8. [07629](#)

520 East Johnson Street - PUD(GDP-SIP), Relocated Three-Unit Building. 2nd Ald. Dist.

The motion to refer cited the need to provide for a landscape plan as originally required.

A motion was made by Slayton, seconded by Barnett, to Refer to the URBAN DESIGN COMMISSION. The motion passed by voice vote/other.

NEW BUSINESS

9. [10050](#)

701 & 737 Lorillard Court, 159-171 Proudfit Street - Two, Three-Story Office Buildings, Amended PUD(GDP-SIP). 4th Ald. Dist.

A motion was made by to Received an Informational Presentation. The motion passed by voice vote/other.

10. [10258](#) 4021 Grand Crossing Road - Amended PUD(GDP-SIP) for Retail, Large Retail, office and Movie Theater. 17th Ald. Dist.

A motion was made by to Received an Informational Presentation. The motion passed by voice vote/other.

ROLL CALL

Present: 8 -

Marsha A. Rummel; Todd R. Barnett; Bruce F. Woods; Richard L. Slayton; John A. Harrington; Bonnie A. Cosgrove; R. Richard Wagner and Lou W. Host-Jablonski

Excused: 1 -

Jay B. Ferm

11. [10261](#) 5714 Odana Road - Building Demolition for Auto Dealership Inventory Lot in UDD No. 3. 19th Ald. Dist.

A motion was made by to Received an Informational Presentation. The motion passed by voice vote/other.

ADJOURNMENT

A motion was made by Barnett, seconded by Cosgrove, to Adjourn the meeting at 11:03 p.m. The motion passed by voice vote/other.