



# City of Madison

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

## Meeting Minutes - Approved URBAN DESIGN COMMISSION

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Wednesday, March 7, 2012

4:30 PM

215 Martin Luther King, Jr. Blvd.  
Room 260 (Madison Municipal Building)

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### CALL TO ORDER / ROLL CALL

Present: 8 -

Marsha A. Rummel; Dawn O. O'Kroley; Todd R. Barnett; Melissa R. Huggins; Richard L. Slayton; John A. Harrington; R. Richard Wagner and Henry S. Lufler, Jr.

### APPROVAL OF MINUTES

A motion was made by Huggins, seconded by Slayton, to Approve the Minutes of the February 1 and 15, 2012 meetings. The motion passed by voice vote/other.

### PUBLIC COMMENT

None.

### DISCLOSURES AND RECUSALS

None.

### SECRETARY'S REPORT/AGENDA OVERVIEW

### PUBLIC HEARING ITEM

1. [25413](#) 725 & 749 University Row - PUD(SIP) for University Crossing, Buildings 4 and 6. 19th Ald. Dist.

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

### UNFINISHED BUSINESS

2. [25171](#) 1440 Monroe Street - PUD(GDP-SIP), UW-Madison Student Athlete

Performance Center. 5th Ald. Dist.

**A motion was made by Lufler, Jr., seconded by Rummel, to Grant Initial Approval. The motion passed by the following vote:**

**Ayes:** 4 -

Melissa R. Huggins; Richard L. Slayton; John A. Harrington and Henry S. Lufler, Jr.

**Noes:** 3 -

Marsha A. Rummel; Dawn O. O'Kroley and Todd R. Barnett

**Non Voting:** 1 -

R. Richard Wagner

3. [21680](#) 4716 Verona Road - Signage Package Amendment, Ground and Wall. 10th Ald. Dist.

**A motion was made by Harrington, seconded by Huggins, to Grant Final Approval. The motion passed by voice vote/other.**

4. [23786](#) 8301 Old Sauk Road - Amendment to a Previously Approved PUD(GDP-SIP) for an Addition Containing 24 Assisted Units, 14 Private Skilled Nursing Suites and Physical Therapy Center. 9th Ald. Dist.

**A motion was made by Huggins, seconded by Barnett, to Grant Final Approval. The motion passed by voice vote/other.**

The motion provided for the following:

- Work to provide some interest in the verticality and screen rooftop utilities.
- Adjust the front entrance is more in keeping with the modified flat roof.
- Screening will be required.
- Final plans and details to be approved by staff.

5. [25504](#) 439 East Campus Mall & 731 State Street - PUD(GDP-SIP), Modifications to an Administratively Approved Sign Package for a PUD-SIP for "Pres House Student Housing" & "Subway Subs." 8th Ald. Dist.

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

#### **NEW BUSINESS**

6. [25508](#) 502 South Park Street - PUD, New Construction in UDD No. 7, Mixed-Use Development. 13th Ald. Dist.

**The Urban Design Commission Received an Informational Presentation**

**SPECIAL ITEMS OF BUSINESS**

7. [24478](#) 100 Block State Street: 117-119, 121-123, 125, 127-129 State Street; 120, 122 West Mifflin Street - Project that Involves the Demolition, Renovation and Refurbishing of Some Structures, as well as New Construction Including Private Open Space in the C4 Central Commercial District. 4th Ald. Dist.

**A comfort motion was made by Slayton, seconded by Huggins, to state the Urban Design Commission's support for the project and requirements for approval. The motion passed by the following vote:**

**Ayes:** 5 -

Melissa R. Huggins; Richard L. Slayton; John A. Harrington; R. Richard Wagner and Henry S. Lufler, Jr.

**Noes:** 3 -

Dawn O. O'Kroley; Todd R. Barnett and Marsha A. Rummel

**The Urban Design Commission supports the continued exploration of the general concepts of the project. The volume of the buildings as proposed is acceptable with adjustments to State Street fourth-story façade pulled back from the Buell Building (which implies that the space is placed elsewhere). The open space at the corner can be supported if issues are resolved with the public/private interface, including civic programming to invite the community in and which activates Fairchild and Mifflin Streets. The retail presence on Fairchild shall be increased, and on-street parking on Fairchild shall be eliminated and the terraces be expanded to relate design-wise to the corner's open space.**

**Issues of the Schubert building preservation by moving or inclusion shall be worked on. The Plan Commission should undertake the appropriate land use discussions as part of their initial steps.**

**SECRETARY'S NOTE:**

**The motion does not constitute initial approval of the project, but an expression of interest in support with the specification of issues that need to be addressed with future consideration for initial approval of the project by the Urban Design Commission.**

8. [24689](#) 857 Jupiter Drive - Amended PUD-GDP for Grandview Commons Town Center for 109,000 Square Feet of Future Retail/Office, a 24,000 Square Foot Library and 110 Multi-Family Units. 3rd Ald. Dist

**A motion was made by Huggins, seconded by Lufler, Jr., to Grant Final**

**Approval. The motion passed by the following vote:**

**Ayes:** 4 -

Todd R. Barnett; Melissa R. Huggins; Richard L. Slayton and Dawn O. O'Kroley

**Noes:** 1 -

Marsha A. Rummel

**Abstentions:** 2 -

John A. Harrington and Henry S. Lufler, Jr.

**Non Voting:** 1 -

R. Richard Wagner

**BUSINESS BY MEMBERS**

**ADJOURNMENT**

**The meeting was Adjourned at 11:14 p.m. by unanimous consent.**