



# City of Madison

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

## Meeting Minutes - Approved URBAN DESIGN COMMISSION

*Consider: Who benefits? Who is burdened?  
Who does not have a voice at the table?  
How can policymakers mitigate unintended consequences?*

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Wednesday, November 9, 2022

4:30 PM

Virtual

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### CALL TO ORDER / ROLL CALL

**Present:** 7 - Lois H. Braun-Oddo; Jessica Klehr; Cliff Goodhart; Shane A. Bernau; Christian J. Harper; Amanda T. Arnold and Russell S. Knudson  
**Excused:** 2 - Juliana R. Bennett and Rafeeq D. Asad

### APPROVAL OF MINUTES

A motion was made by Klehr, seconded by Knudson, to Approve the Minutes of October 26, 2022. The motion passed by voice vote/other.

### PUBLIC COMMENT

1. [61804](#) Public Comment  
None.

### DISCLOSURES AND RECUSALS

Chair Goodhart disclosed for Item #5 that prior to his retirement, he worked for Eppstein Uhen Architects, although he had no involvement in this project.

### AGENDA OVERVIEW

Jessica Vaughn gave an overview of the projects.

### PUBLIC HEARING ITEMS

2. [68154](#) 310-322 E. Washington Avenue - Redevelopment of St. John's Lutheran Church to include 126 Market-Rate and Affordable Residential Units in UMX Zoning Located in Urban Design District (UDD) No. 4. 2nd Ald. Dist.  
**A motion was made by Braun-Oddo, seconded by Klehr, to Refer to the URBAN DESIGN COMMISSION meeting of December 14, 2022. The motion passed by voice vote/other.**
3. [73952](#) 1253 John Q Hammons Drive - Signage Exception. 9th Ald. Dist.  
This item was approved as a consent item with the finding that all applicable standards are adequately addressed and with all the staff recommendations contained in the report.

**A motion was made by Braun-Oddo, seconded by Klehr, to Grant Final Approval. The motion passed by voice vote/other.**

4. [74060](#)

5571 Odana Road - Signage Exception. 19th Ald. Dist.

This item was approved as a consent item with the finding that all applicable standards are adequately addressed and with all the staff recommendations contained in the report.

**A motion was made by Braun-Oddo, seconded by Klehr, to Grant Final Approval. The motion passed by voice vote/other.**

#### ROLL CALL

**Present:** 8 - Juliana R. Bennett; Lois H. Braun-Oddo; Jessica Klehr; Cliff Goodhart; Shane A. Bernau; Christian J. Harper; Amanda T. Arnold and Russell S. Knudson

**Excused:** 1 - Rafeeq D. Asad

5. [73342](#)

415 N Lake Street - Planned Development (PD) and Public Building for the New Lake Street Public Parking Ramp and Mixed-Use Building. 2nd Ald. Dist.

**Initial Approval** with the following conditions:

- The building design be revised to eliminate the intrusion into the Capital View Height Limit.
- The applicant shall provide night renderings.
- The north/south end walls shall be refined to incorporate more articulation in the design/materials.
- The applicant shall refine the finish treatment of the concrete columns along Lake Street.
- The applicant shall revise the material colors to provide more contrast between the masonry and the panels on the tower elements.
- The applicant shall provide Hawthorne Court elevations and renderings of the building.

The UDC **Recommends** approval of the Planned Development to the Plan Commission the following conditions/comments:

- Not to approve the building with an elevator overrun exceeding the Capital View Height Limit.
- That more substantial plantings be incorporated along Lake Street.
- Request pedestrian traffic counts for Hawthorne Court and to re-examine the use and design of Hawthorne Court with regard to pedestrian and vehicular traffic, and to refer the design of Hawthorne Court back to UDC.

**A motion was made by Knudson, seconded by Bennett, to Grant Initial Approval. The motion passed by the following vote:**

**Ayes:** 6 - Juliana R. Bennett; Lois H. Braun-Oddo; Jessica Klehr; Shane A. Bernau; Christian J. Harper and Russell S. Knudson

**Noes:** 1 - Amanda T. Arnold

**Excused:** 1 - Rafeeq D. Asad

**Non Voting:** 1 - Cliff Goodhart

6. [74228](#)

535 W Johnson Street - Planned Development (PD) alteration for exterior modifications to the existing building. 4th Ald. Dist.

The motion included the following conditions:

- Future plans show a design that is more cohesive with the existing Art Deco style.
- An appropriate lighting plan should be part of the return as noted in the staff memo.
- A landscape plan shall be submitted.

- Corrected elevations that show what exactly you are asking for.
- The applicant shall provide information related to the repurposing of the pool space when it is not in use.

**A motion was made by Knudson, seconded by Klehr, to Grant Initial Approval.  
The motion passed by the following vote:**

**Ayes:** 5 - Jessica Klehr; Shane A. Bernau; Amanda T. Arnold; Russell S. Knudson and Juliana R. Bennett

**Noes:** 2 - Lois H. Braun-Oddo and Christian J. Harper

**Excused:** 1 - Rafeeq D. Asad

**Non Voting:** 1 - Cliff Goodhart

### NEW BUSINESS

7. [74063](#) 668 State Street - Re-Approval of a Comprehensive Remodel of an Existing 2-Story Building and the Expansion of a 6-Story Area in the Downtown Core District. 2nd Ald. Dist.

**A motion was made by Braun-Oddo, seconded by Knudson, to Grant Final Approval. The motion passed by voice vote/other.**

### INFORMATIONAL PRESENTATION

8. [74526](#) 310-322 E Washington Avenue - Planned Development (PD) in Urban Design District (UDD) No. 4. 2nd Ald. Dist.

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

### SECRETARY'S REPORT

### BUSINESS BY MEMBERS

9. [64940](#) Announcements, Questions and/or Consideration Items for Future Agendas (No Other Action To Be Taken Under This Item)

### ADJOURNMENT

**The meeting was Adjourned at 8:34 p.m. by unanimous consent.**