



# City of Madison

City of Madison  
Madison, WI 53703  
[www.cityofmadison.com](http://www.cityofmadison.com)

## Agenda - Amended PLAN COMMISSION

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Monday, April 22, 2013

5:30 PM

210 Martin Luther King, Jr. Blvd.  
Room 201 (City-County Building)

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**\*\*Note\*\* Quorum of the Common Council may be in attendance at this meeting.**

If you need an interpreter, translator, materials in alternate formats or other accommodations to access this service, activity or program, please call the phone number below at least three business days prior to the meeting.

Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese al número de teléfono que figura a continuación tres días hábiles como mínimo antes de la reunión.

Yog hais tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntawv ua lwm hom ntawv los sis lwm cov kev pab kom siv tau cov kev pab, cov kev ua ub no (activity) los sis qhov kev pab cuam, thov hu rau tus xov tooj hauv qab yam tsawg peb hnuv ua hauj lwm ua ntej yuav tuaj sib tham.

Please contact the Department of Planning and Community & Economic Development at (608) 266-4635.

### CALL TO ORDER/ROLL CALL

### PUBLIC COMMENT

### DISCLOSURES AND RECUSALS

Members of the body should make any required disclosures or recusals under the City's Ethics Code.

### MINUTES OF THE APRIL 8, 2013 MEETING

April 8, 2013: <http://madison.legistar.com/Calendar.aspx>

### SCHEDULE OF MEETINGS

May 6, 20 and June 3, 17, 2013

### SPECIAL ITEM OF BUSINESS

- Appointing Plan Commission representatives to the the Community Gardens and Joint West Campus Area committees

**ROUTINE BUSINESS**

The following items listed in this section of the agenda are referred to the Plan Commission as required by Section 16.01 of Madison General Ordinances, which generally state that the Common Council shall refer any question concerning the location of any public building, the location, extension or widening of any street, park or other public grounds within the City to the Plan Commission for its consideration and report before final action is taken thereon by the Council. Further, the Plan Commission is required to provide a recommendation to the Council on the acquisition of public land for the establishment or enlarging of streets, parks, playgrounds, sites for public buildings, and reservations pertaining to the same, and the conveyance of any surplus real estate not needed for these purposes with reservations concerning the future use and occupation of such real estate, so as to protect the public works of the City, and to preserve the view, appearance, light, air and usefulness of such public works, and to promote the public health and welfare as recommended in adopted plans and policies.

1.     [29519](#)     Authorizing the execution of an Underground Electric Line Easement to Madison Gas and Electric Company across a portion of the Cypress Spray Park, located at 902 Magnolia Lane.
  
2.     [29550](#)     Authorizing the execution of a Purchase and Sale Agreement between the City of Madison and Badger Mill Creek LLC for the purchase of Outlot 5 and 6, Second Addition to Hawk's Creek subdivision, located at 2554 - 2556 Jeffy Trail for expansion of open space and storm water management purposes.
  
3.     [29654](#)     Authorizing the execution of an Underground Electric Line Easement to Madison Gas and Electric Company across a portion of the Monona Golf Course, located at 111 East Dean Avenue.
  
4.     [29707](#)     Authorizing the execution of an Underground Gas and Electric Line Easement to Madison Gas and Electric Company across a portion of a City Water Utility parcel located at 4901 Tradewinds Parkway.
  
5.     [29709](#)     Authorizing the execution of an Underground Gas Line Easement to Madison Gas and Electric Company across a portion of a City Engineering storm water retention parcel located at 1729 Sawtooth Lane.
  
6.     [29726](#)     Authorizing the execution of a Non-Exclusive Permanent Limited Easement for private sidewalk and fiber optic cable purposes to Dean Health Plan Inc. and Newcomb Properties, LLC across City Stormwater Utility Parcel 533 located at 8308 Excelsior Drive.
  
7.     [29739](#)     SUBSTITUTE Authorizing the purchase of Outlot 2 of World Dairy Campus from World Dairy Campus Owners Association, Inc. in conjunction with the replatting of said Outlot 2 pursuant to the proposed BioAg Gateway Replat; and, amending DPCED Project No. 18 (Account No. 823901) and Water Utility Project No. 2 by adding \$200,000 for the relocation of an existing water main located in Outlot 2.

**UNFINISHED BUSINESS**

8.     [29647](#)     Adopting an updated Plan Commission Rules of Procedure.

Note: The version titled "Plan Commission Rules of Procedure-Draft\_04-17-13.pdf" reflects the revisions discussed at the April 4 meeting.

## **PUBLIC HEARING-6:00 p.m.**

Note: Public Hearing items may be called at any time after the beginning of the public hearing. Those wishing to speak on an item must fill out a registration slip and give it to the Secretary. The Plan Commission uses a consent agenda, which means that the Commission can consider any item at 6:00 p.m. where there are no registrants wishing to speak in opposition regardless of its placement on the agenda.

### **Zoning Text Amendment**

9. [29453](#) Amending Sections 33.24(4)(b) and (c), repealing Section 33.24(7)(a), and creating Section 28.151(g), Multi-Family Building Complexes, of the Madison General Ordinances to replace a reference to "Rowhouses" with "Multi-Family Building Complex."

### **Alteration to Planned Development-Specific Implementation Plan**

10. [29444](#) Consideration of an alteration to an approved Planned Development - Specific Implementation Plan to establish an outdoor recreation area for a restaurant-tavern at 514 E. Wilson Street; 6th Ald. Dist.

### **Conditional Use/ Demolition Permits**

11. [29228](#) Consideration of a conditional use to allow construction of a new Madison Water Utility booster station at 110 Glenway Street; 5th Ald. Dist.
12. [29437](#) Consideration of a conditional use for a planned multi-use site at 2 E. Gilman Street to allow construction of a subterranean parking connection; 2nd Ald. Dist.
13. [29439](#) Consideration of a conditional use to allow an existing distillery to expand at 931 E. Main Street; 6th Ald. Dist.
14. [29440](#) Consideration of a conditional use to establish a bicycle repair home occupation at 2838 Milwaukee Street; 6th Ald. Dist.  
Note: Items 15 and 16 should be considered together.
15. [29226](#) Consideration of a demolition permit to allow former industrial buildings to be demolished as part of a three-lot land division for future development at 1902 Tennyson Lane; 12th Ald. Dist.

### **Certified Survey Map Referrals**

16. [29227](#) Approving a Certified Survey Map of property owned by Tennyson Terrace, LLC located at 1902 Tennyson Lane and 3802 Packers Avenue; 12th Ald. Dist.

17. [29432](#) Approving a Certified Survey Map of property owned by St. Raphael's Congregation located at 120-142 W. Johnson Street and 129-139 W. Gorham Street; 4th Ald. Dist.

## **BUSINESS BY MEMBERS**

## **COMMUNICATIONS**

## **SECRETARY'S REPORT**

### **- Upcoming Matters - May 6, 2013**

- (Tentative) Election of Chair and Vice-Chair
- 7960 Raymond Road - Temp. A, TR-C3, SR-C1 & SR-C2 to CN & TR-C3 and Preliminary Plat and Final Plat - Wolfe Addition to Hawks Creek, creating 16 single-family lots and 2 outlots for public open space
- 5202-5402 Graham Place, 5402-5502 Fen Oak Drive - PD-GDP to SE and Preliminary Plat and Final Plat - BioAg Gateway Replat, creating 4 lots for future office/employment uses, 1 outlot for future development, and converting existing private streets to public streets
- 9601 Elderberry Road - A to TR-U1 and Preliminary Plat - Highlands Community, creating 6 lots for future residential development with up to 390 dwelling units, 1 lot for future development, and 2 outlots for stormwater management
- 6602 Dominion Drive - PD-SIP to Amended PD-GDP-SIP -Construct addition to Door Creek Church to include two 300-seat worship venues, meeting rooms, and office space, and construct additional parking
- 310-402 Cottage Grove Road & 904 Dempsey Road - A to TE, TR-U2 & TR-C3 and Preliminary Plat and Final Plat - Royster Clark Development, creating 53 residential lots, 3 retail/ office lots, 1 lot for an existing utility use, 1 outlot for public stormwater management and 2 private outlots
- Zoning Text Amendment - Amending Zoning Code to comply with Wis. Admin. Code § NR 116 (ID 29671)
- Zoning Text Amendment - Updating various sections of MGO regarding obsolete references to Zoning Code (ID 29731)
- 2635 University Avenue - Demolition Permit - Demolish retail building to allow construction of a medical office building
- 5236 Harbor Court - Demolition Permit - Demolish single-family residence to allow construction of new residence
- 311 Highland Avenue - Demolition Permit - Demolish single-family residence to allow construction of new residence
- 1001 Woodward Drive - Demolition Permit and Conditional Use - Demolish single-family residence to allow construction of new residence and accessory building on lakefront property
- 1314 Parkside Drive - Conditional Use - Construct telecommunications facility
- 6525 Odana Road - Demolition Permit - Demolish street-facing wall of car dealership bldg. to allow construction of addition

### **- Upcoming Matters - May 20, 2013**

- 1924 Atwood Avenue - PD-GDP to PD-SIP - Construct 50-unit apartment building
- 3370 Burke Road - Extraterritorial Final Plat - Wood Ger, creating 9 commercial lots, 1 lot for an existing single-family residence, and 1 lot for future other development in the Town of Burke
- 1030 Vilas Avenue - Conditional Use - Construct accessory building exceeding

- permitted size with accessory dwelling unit
- 418 E. Wilson Street - Conditional Use - Construct walk-up service window for a restaurant
  - 1437 Morrison Street - Demolition Permit and Conditional Use - Demolish single-family residence and construct new residence and 2 accessory buildings on a lakefront property
  - 10 Whitefish Court, generally - PD-SIP Alteration - Amend zoning text for Lots 1-53 and Lots 83-226 of Door Creek subdivision to allow the construction of one accessory building per lot
  - 201 S. Bedford Street - PD-SIP Alteration - Add 59th dwelling unit to approved apartment building under construction

## **ANNOUNCEMENTS**

## **ADJOURNMENT**