



City of Madison

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

Agenda - Cancelled PLAN COMMISSION

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

*This meeting may be viewed LIVE on Charter Spectrum Channel 994, AT&T U-Verse
Channel 99 or at www.madisoncitychannel.tv.*

Monday, January 8, 2024

5:30 PM

****Virtual Meeting****

****Due to a technical issue with the City's system-wide Zoom account, this evening's Plan Commission meeting is Cancelled. All Items on the January 8, 2024 agenda will automatically be placed on the January 22, 2024 agenda. The January 22 meeting is scheduled to be a virtual meeting.****

Important information regarding how to listen to or watch and participate in this meeting:

1. WRITTEN COMMENTS: You can send comments on agenda items to pccomments@cityofmadison.com. Comments received after 3:00 p.m. on the day of the meeting may not be added to the public record until after the meeting.

2. REGISTER BUT DO NOT SPEAK: You can register your support, opposition, or neither support or opposition to an agenda item without speaking at <https://www.cityofmadison.com/MeetingRegistration>.

3. REGISTER TO SPEAK or TO ANSWER QUESTIONS: If you wish to speak to an agenda item at the virtual meeting in support, opposition, or neither support or opposition, you MUST register.

You can register at <https://www.cityofmadison.com/MeetingRegistration>. When you register to speak OR answer questions, you will be prompted to provide contact information so that you can be sent an email with the information you will need to join the virtual meeting.

4. WATCH THE MEETING: You can listen to or watch the Plan Commission meeting in several ways:

- Livestream on the Madison City Channel website:
<https://media.cityofmadison.com/mediasite/showcase>

- Livestream on the City of Madison YouTube Channel:
<https://www.youtube.com/user/CityofMadison>

- Television: Watch live on Charter Digital 994 and AT&T U-Verse 99

- Listen to audio via phone: (877) 853-5257 (Toll Free) | Webinar ID: 826 1369 0440

****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 immediately.

Si necesita un intérprete, un traductor, materiales en formatos alternativos u otros arreglos para acceder a este servicio, actividad o programa, comuníquese inmediatamente al número de teléfono que figura a continuación.

Yog tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntaub ntawv ua lwm yam los sis lwm cov kev pab kom siv tau qhov kev pab, kev ua num los sis kev pab cuam no, thov hu rau tus xov tooj hauv qab no tam sim no.

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

CALL TO ORDER/ROLL CALL

PUBLIC COMMENT

1. [60306](#) Plan Commission Public Comment Period

COMMUNICATIONS, DISCLOSURES AND RECUSALS

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

MINUTES OF THE DECEMBER 11, 2023 REGULAR MEETING

[https://madison.legistar.com/View.ashx?
M=M&ID=1008311&GUID=36CB069D-EBCF-45C1-9C96-62CDE055F545](https://madison.legistar.com/View.ashx?M=M&ID=1008311&GUID=36CB069D-EBCF-45C1-9C96-62CDE055F545)

SCHEDULE OF MEETINGS

Regular Meetings:
- Monday, January 22 and February 5, 26, 2024 at 5:30 p.m. (Virtual Meetings)

AGENDA NOTE:

Note: Hearing items may be called at any time after the beginning of the meeting. Those wishing to speak on an item must register with the Secretary. The Plan Commission uses a consent agenda, which means that the Commission can consider any item where there are no registrants wishing to speak in opposition regardless of its placement on the agenda.

PUBLIC HEARINGS

Development-Related Requests

2. [81076](#) 1738 Roth Street (District 12): Consideration of a conditional use in the Commercial Corridor-Transitional (CC-T) District for a mission house.

Note: Item 3 should be referred to March 11, 2024 at the request of the applicant.

3. [80686](#) 529 University Avenue (District 2): Consideration of a demolition permit to demolish a restaurant-tavern.

Note: At the time that the public hearing notices were sent for the January 8 meeting, the subject sites for Items 4 and 5 were part of a larger parcel addressed as 2007 Roth Street pending the recording of a Certified Survey Map (CSM) of that property to create three lots and one outlot. Since the notices for these items were published consistent with Section 28.181 of the Zoning Code, the CSM of 2007 Roth was recorded and new addresses assigned to each of the parcels created by the CSM. The addresses below reflect the new parcel addresses.

4. [81251](#) 1003 Huxley Street (District 12) (Noticed as "2007 Roth Street (Lot 1 of proposed Certified Survey Map")): Consideration of an alteration to an approved conditional use in the Traditional Residential-Urban 2 (TR-U2) District for a multi-family dwelling with greater than 60 units to allow architectural changes to an approved six-story, 250-unit apartment building
5. [81252](#) 905 Huxley Street (District 12) (Noticed as "2007 Roth Street (Lot 2 of proposed Certified Survey Map")): Consideration of an alteration to an approved conditional use in the Traditional Residential-Urban 2 (TR-U2) District for a multi-family dwelling with greater than 60 units to allow architectural changes to an approved seven-story, 303-unit apartment building.

Note: Items 6 and 7 are related and will be considered as one public hearing. Following the public hearing, the Plan Commission shall make separate findings and motions on each agenda item.

6. [81024](#) Creating Section 28.022-00663 of the Madison General Ordinances to change the zoning of property located at 33 West Johnson Street from UMX (Urban Mixed Use) District to PD (GDP) (Planned Development-General Development Plan) District and creating Section 28.022-00664 to approve a Specific Implementation Plan. (District 4)
7. [81199](#) 33 W Johnson Street (District 4): Consideration of a conditional use pursuant to MGO Section 28.134(3) for projections into the Capitol View Preservation Limit to allow conversion of a former six-story school into a six- to eleven-story mixed-use building with 16,000 square feet of commercial space, 134 apartments, and 341 hotel guest rooms.

Extraterritorial Land Division

8. [77936](#) 5048 Thorson Road, Town of Sun Prairie: Consideration of a Certified Survey Map within the City's Extraterritorial Jurisdiction to create two residential lots

BUSINESS BY MEMBERS

SECRETARY'S REPORT

- Annual Statement of Interest Forms

** Note: The Plan Commission is asked to file their annual Statement of Interest form with the City Clerk's Office. The forms were due on January 2, 2024. Statements of Interest filings may be submitted electronically at www.cityofmadison.com/statementofinterests.

- Upcoming Matters – January 22, 2024

- 5000 N Sherman Avenue - Annexation of nine parcels and 159.19 acres from the Town of Westport, including all of TPC Wisconsin (former Cherokee Country Club) golf course and clubhouse
- 6110 Schroeder Road/ 1-15 Ellis Potter Court - Demolition Permit, Conditional Use and Certified Survey Map Referral - Demolish office building to construct three-story, 54-unit apartment building and two-story, 11-unit townhouse building on one lot in Urban Design Dist. 2
- 531 W Mifflin Street - Demolition Permit and Conditional Use - Demolish single-family residence to develop a residential building complex containing a relocated four-unit apartment building and single-family residence
- 702-734 E Washington Avenue - Demolition Permit and Conditional Use - Demolish commercial building to construct 15-story mixed-use building with up to 15,000 sq. ft. of commercial space and 244 apartments in Urban Design Dist. 8
- 929 E Washington Avenue - Conditional Use Alteration - Construct 15-story, 265-room hotel in Urban Design Dist. 8
- 2413 S Park Street - Demolition Permit - Demolish auto repair garage
- 6402 Femrite Drive - Demolition Permit - Demolish single-family residence
- 7901 E Buckeye Road - Demolition Permit - Demolish two-story commercial building (also addressed as 3737 CTH AB)
- 506-518 E Wilson Street & 134-148 S Blair Street - PD(SIP) Alteration - Amend Specific Implementation Plan for Essen Haus, etc. to allow outdoor recreation, weekly outdoor events, and special seasonal events in parking lot

- Upcoming Matters – February 5, 2024

- 139 W Wilson Street - Demolition Permit and Conditional Use - Demolish apartment building and construct 16-story apartment building with 320 units in UMX zoning
- 1410 Engineering Drive (Parcel-323 N Breese Terrace) - Amended CI District Master Plan for UW-Madison to allow construction of a 385,000 sq. ft. academic building (for College of Engineering) following demolition of existing two-story academic building
- 7751 Mid Town Road, 2150 Marty Road, and 7342-7362 Raymond Road - Temp. A to A, TR-P and CC-T and Preliminary Plat of Midpoint Meadows, creating 148 lots for single-family residences, 96 lots for 48 two-family twin buildings, 2 lots for future multi-family development, 1 lot for future mixed-use development, 7 outlots for public uses, and 5 outlots for private uses

The Plan Commission may preview these projects online at <https://www.cityofmadison.com/dpced/planning/current-projects/1599/>.

Projects are generally grouped by Plan Commission date. The information on the Current Projects pages may be different than the information in the Plan Commission materials for the meeting when a particular item will be considered.

ANNOUNCEMENTS**ADJOURNMENT**

REGISTRATIONS

Following adjournment of the meeting, a final, complete list of persons registered for items on the agenda will be attached to File ID 81428, Registrants for 2024 Plan Commission Meetings.