



City of Madison

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

Agenda - Approved 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 13, 2025

5:30 PM

****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://www.cityofmadison.com/watchPlanCommission>
- 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: 871 4771 4480

****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 16, 2024 REGULAR MEETING

<https://madison.legistar.com/View.ashx?M=M&ID=1132533&GUID=45A40ADF-80B5-4FC6-93C9-37E114371D7F>

SCHEDULE OF MEETINGS

Regular Meetings:

- Mondays, February 3, 17 and March 3, 17, 2025 at 5:30 p.m. (Virtual)

Special Meeting:

- Thursday, February 13, 2025 at 5:00 p.m. (Room 215, Madison Municipal Building; 215 Martin Luther King, Jr. Blvd.)

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

Zoning Text Amendment

2. [86288](#) Amending Section 28.022(3)(a) of the Madison General Ordinances to facilitate the incorporation of additional floodplain maps.

Development Review-Related Requests

3. [83924](#) Creating Section 28.022-00702 of the Madison General Ordinances to change the zoning of property located at 709 Northport Drive from SR-C1 (Suburban Residential-Consistent 1) District to TR-U1 (Traditional Residential-Urban 1) District. (District 18)
4. [86416](#) 908 E Main Street (District 6): Consideration of a conditional use in the Traditional Employment (TE) District for an arts, technical, or trade school to allow a cosmetology and esthiology school in a multi-tenant commercial building.
5. [86417](#) 506-518 E Wilson Street and 132-150 S Blair Street (District 6): Consideration of a conditional use in the Urban Mixed-Use (UMX) District for two adjacent restaurant-nightclubs; consideration of a conditional use in the UMX District for an outdoor eating area open after 9:00 PM to be shared by three adjacent restaurant-nightclubs; consideration of a conditional use in the UMX district for an outdoor eating area with amplified sound for three adjacent restaurant-nightclubs; and consideration of a conditional use in the UMX district for outdoor recreation, all to allow an outdoor eating area to be shared by three adjacent restaurant-nightclubs to operate after 9:00 PM with live music and outdoor recreation (sand volleyball).
6. [86418](#) 913 Woodward Drive (District 18): Consideration of a conditional use to allow construction of an accessory building on a lakefront parcel.
7. [86419](#) 2121 Jefferson Street and 1007 Edgewood Avenue (District 13): Consideration of a demolition permit to demolish two single-family residences.
8. [86420](#) 2449 Fox Avenue (District 13): Consideration of a demolition permit to demolish a street-facing facade of a single-family residence.

Land Divisions

9. [86415](#) Approving a Certified Survey Map of property owned by Claire Mangasarian/ Mangasarian Survivor's Trust located at 6021 Old Middleton Road (District 19), which proposes a deep residential lot.
10. [86421](#) 4952 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 are due on January 7, 2025. Statements of Interest filings may be submitted electronically at www.cityofmadison.com/statementofinterests.

- Upcoming Matters – February 3, 2025

- ID 86521 - 5001-5013 Femrite Drive - Demolition Permit - Demolish two single-family residences and three storage buildings
- ID 86522 - 7869 Big Sky Drive - Conditional Use to allow auto body shop in existing commercial building

- Upcoming Matters – February 17, 2025

- ID 86523 - 3915 Lien Road - Conditional Use - Construct coffee shop with drive-thru window in Urban Design District 5
- ID 86649 - Zoning Text Amendment - Repealing and recreating MGO Section 28.185 and creating MGO Section 41.28 related to demolition of buildings to update the approval processes
- ID 86650 - Zoning Text Amendment - Amending Sections in Chapter 28 of the Zoning Code related to single-family homes, accessory dwelling units, and small residential infill projects

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 86598, Registrants for 2025 Plan Commission Meetings.