



City of Madison

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

Agenda - Approved PLAN COMMISSION

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Monday, January 12, 2015

5:30 PM

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

****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.

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Yog tias koj xav tau ib tug neeg txhais lus, ib tug neeg txhais ntawv, cov ntaub ntauv 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

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 15, 2014 MEETING

December 15, 2014: <http://madison.legistar.com/Calendar.aspx>

SCHEDULE OF MEETINGS

Regular Meetings: January 26 and February 9, 23, 2015

Note: Planning staff will also be in contact with the Plan Commission to discuss members' availability to attend special meetings regarding revisions to the new Zoning Code.

ROUTINE BUSINESS

The following items listed in this section of the agenda are referred to the Plan Commission as generally required by Section 62.23(2), Wis. Stats. and Section 16.01 of Madison General Ordinances, which require that the Common Council 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 regarding consistency with the City's comprehensive plan before final action is taken. 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. [36351](#) Authorizing the acceptance of a Permanent Limited Easement for grading and sloping purposes from Fountain of Life Ministries, Inc. on property located at 711 W. Badger Road.
2. [36522](#) Authorizing the Mayor and the City Clerk to execute a Consent to Occupy Easement for the benefit of Geovani, LLC to permit private improvements within a public sidewalk easement at 1824 S. Park Street.
3. [36542](#) Authorizing the acceptance of a Public Sanitary Sewer Easement from Dane County and Madison Area Technical College for an existing sanitary sewer facility located at 1750 Pearson Street.
4. [36599](#) Authorizing the acceptance of a Quit Claim Deed from Madison Metropolitan Sewerage District dedicating a portion of property at 402 Walter Street for public purposes.

PUBLIC HEARING-5:45 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 Map Amendments & Related Requests

Note: Items 5-7 should be considered together.

5. [36328](#) Creating Section 28.022 -- 00154 of the Madison General Ordinances to change the zoning of property located at 1910 Tennyson Lane, 12th Aldermanic District, from SR-C1 (Suburban Residential-Consistent 1) District to SR-V2 (Suburban Residential-Varied 2) District to provide zoning for residential building complex containing 72 apartment units in 2 buildings.
6. [36101](#) Consideration of a conditional use alteration for a residential building complex to allow construction of 72 apartments in 2 buildings at 1910 Tennyson Lane; 12th Ald. Dist.
7. [36298](#) Approving the preliminary plat of Tennyson Ridge on property addressed as 1818-1910 Tennyson Lane; 12th Ald. Dist.

Conditional Use & Demolition Permits

8. [36299](#) Consideration of a conditional use to convert a warehouse into a brewery at 1602 Gilson Street; 13th Ald. Dist.

Subdivisions

9. [36297](#) Approving the final plat of Autumn Ridge Reserve on land generally addressed as 403 and 404 Schewe Road; 9th Ald. Dist.
10. [36296](#) Approving the preliminary plat of The Willows on property addressed as 9803 Old Sauk Road; 9th Ald. Dist.

Zoning Text Amendments

11. [36337](#) Amending Sections 28.211 and 28.137 of the Madison General Ordinances to amend the definition of Planned Multi-Use Site.
12. [36338](#) Creating Section 28.150 of the Madison General Ordinances to ensure consistency between Chapter 28 and Chapters 16 and 20 regarding park impact fees.
13. [36340](#) Amending Section 28.211 of the Madison General Ordinances to modify the definition of "Machinery Equipment Sales and Service."
14. [36341](#) Amending Sections 28.151 and 28.032 of the Madison General Ordinances to allow temporary outdoor events as permitted/conditional uses in Residential Districts.
15. [36342](#) Amending Sections 28.151 and 28.032 of the Madison General Ordinances to allow non-accessory parking facilities as a conditional use in Residential Districts excluding Traditional Residential-Rural and Traditional Residential-Planned Districts.

Alteration to Planned Development District

16. [36300](#) Consideration of an alteration to an approved Planned Development (General Development Plan) to call for a future 80-unit apartment building to be used for family housing instead of senior housing as previously approved at 6901-6921 McKee Road; 7th Ald. Dist.

BUSINESS BY MEMBERS**SECRETARY'S REPORT****- Upcoming Matters - January 26, 2015**

- City of Verona's North Neighborhood Plan

- 2504 Winnebago Street - PD (SIP) to Amended PD (SIP) - Construct 2 mixed-use buildings containing a total of 18,000 square feet of leasable non-residential space and 90 apartments
- 22 S. Carroll Street - Conditional Use - Approve major exterior alterations and addition to existing hotel
- 802 Stewart Street - Conditional Use - Allow weightlifting instruction school (arts/ technical/ trade school) in IG zoning

- Upcoming Matters - February 9, 2015

- 516-530 Cottage Grove Road - Conditional Use - Construct mixed-use building with 41,200 square feet of leasable non-residential space and 89 apartments
- 4198 Nakoosa Trail - Demolition Permit and Conditional Use - Demolish street-facing façade of large retail establishment to allow construction of an addition with drive-thru windows and approve outdoor sales and display areas
- 2165 Rimrock Road - SE to CC-T - Convert existing commercial building into auto sales business
- 617 Jupiter Drive and 610 Hercules Trail - PD (GDP) to Amended PD (GDP-SIP) - Construct 80-unit apartment building
- 202 E. Washington Ave. and 15 N. Webster Street - Demolition Permit and DC to PD(GDP-SIP) - Demolish auto repair facility and four-unit apartment to allow construction of 164-room hotel (Revised plans)
- 740 University Avenue - Conditional Use - Construct UW Music Performance Facility (referred to UDC for advisory recommend.)
- 144 Langdon Street - Conditional Use - Allow renovation of lodging house/ fraternity
- 1924-1926 Tarragon Drive - Conditional Use - Construct two-family-twin residence
- 734 Holy Cross Way - Conditional Use - Construct building exceeding 10,000 square feet of floor area in SR-C1 zoning
- 849 E. Washington Avenue - Conditional Use - Establish tavern in TE zoning in existing multi-tenant building

ANNOUNCEMENTS**ADJOURNMENT**