



City of Madison

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

Agenda - Approved PLAN COMMISSION

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Monday, August 10, 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 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 toj 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 JULY 27, 2015 MEETING

July 27, 2015: <http://madison.legistar.com/Calendar.aspx>

SCHEDULE OF MEETINGS

Regular Meetings: August 24 and September 21, 2015

Note: The August 24 meeting is tentatively scheduled to start at 5:00 p.m. to accommodate an informational presentation regarding the 2015 Campus Master Plan update by University of Wisconsin-Madison Facilities Planning and Management staff

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. [39374](#) Authorizing the Mayor and the City Clerk to execute a Release of Water Main Easement and the grant of a Water Main Easement over a portion of Lot 1 of CSM 9518, located at 4198 Nakoosa Trail.
2. [39473](#) Authorizing the execution of an assignable Private Driveway Access Easement Agreement with Madison Area Rehabilitation Centers, Inc. for a private driveway across City of Madison Fire Station No. 8 property, located at 3945 Lien Road.
3. [39499](#) Authorizing the execution of a Purchase and Sale Agreement between the City of Madison and Reverend Larry V. Jackson and Katherine M. Jackson for the purchase of a parcel located at 2049 Baird Street.

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.

Tax Incremental District

4. [39435](#) Approving the Creation of and the Project Plan and Boundary for Tax Incremental District (TID) #46 (Research Park), City of Madison.

Zoning Map Amendment & Related Request

Note: Items 5 and 6 are related and should be considered together.

5. [39050](#) SUBSTITUTE Creating Section 28.022-00175 of the Madison General Ordinances to change the zoning of property located at 109 East Lakeside Street, 13th Aldermanic District, from TR-V1 (Traditional Residential - Varied 1) District to LMX (Limited Mixed Use) District.
6. [38935](#) Consideration of a conditional use to allow the establishment of a furniture and households goods store at 109 East Lakeside Street; 13th Ald. District.

Conditional Use & Demolition Permits

Note: Item 7 should be referred to August 24, 2015 at the request of the applicant.

7. [38731](#) Consideration of a demolition permit to allow demolition of an existing single-family residence and construction of a new single-family residence at 4022 Manitou Way; 10th Ald. Dist.
8. [39088](#) Consideration of a conditional use to allow construction of an accessory building exceeding 800 square feet in floor area on a SR-C1-zoned property at 729 Pulley Drive; 15th Ald. Dist.

BUSINESS BY MEMBERS**SECRETARY'S REPORT****- Upcoming Matters - August 24, 2015**

- Plan Commission appointment to the Community Gardens Committee
- Zoning Text Amendment - Amend Sections 28.042, 28.043, 28.044, 28.045, 28.047, 28.048, 28.050, 28.051 and 28.053 to allow a maximum front yard setback of greater than 30 feet in the TR-C1, TR-C2, TR-C3, TR-C4, TR-V1, TR-V2, TR-U1, TR-U2 and TR-P zoning districts
- Zoning Text Amendment - Amend Sections 28.151, 28.211 and 28.061 to allow limited production and processing as a conditional use in TSS, CC-T and the CC zoning districts
- Zoning Text Amendment - Create Section 28.102(28) of the Madison General Ordinances to establish Wellhead Protection District No. 31.
- 3520-3546 E. Washington Avenue - Demolition Permit and Conditional Use - Demolish restaurant and construct auto service station, convenience store and car wash in Urban Design Dist. 5
- Adjacent to 5000 N. Sherman Avenue - Annexation from Town of Westport of land adjacent to Cherokee Country Club clubhouse for future residential project
- 115-117 S. Bassett Street - PD(GDP-SIP) to Amended PD(GDP-SIP) - Construct four-unit apartment building
- 6851 McKee Road - PD(GDP) to PD(SIP) - Construct 80 apartments in 2 buildings and create 2 lots for residential development and future mixed-use development
- 5902 Tranquility Trail - TR-C3 to CN - Rezone Outlot 60 of the approved Village at Autumn Lake Replat for private open space
- 5922 Lien Road - TR-P to CC-T - Rezone Lot 1059 of the approved Village at Autumn Lake Replat for future mixed-use development
- 1702 Autumn Lake Pkwy. - TR-P to CC-T - Rezone Lot 564 of the approved Village at Autumn Lake Replat for future mixed-use development
- 9603 Mid Town Road and 2052 Woods Road - Preliminary and Final Plat - Re-Approval of Hawks Valley, creating 99 single-family lots, an outlot for a public park, and an outlot for public stormwater mgmt (Requesting re-approval of 2014 plans)
- 1902 Tennyson Lane - Revised Preliminary Plat and Final Plat - Tennyson Ridge, creating 15 single-family lots and 1 lot for multi-family development
- 5235 High Crossing Blvd. - Conditional Use - Construct 10,030 sq. ft. multi-tenant retail building
- 133 Silver Road - Demolition Permit - Demolish fire-damaged single-family residence and construct new residence

- 502 S. Park Street - PD(SIP) Alteration and Conditional Use - Allow dog daycare in a tenant space in existing mixed-use building
- 2055 Winnebago Street - Conditional Use - Convert single-family residence into two-family two-unit dwelling
- 1803-1805 Dondee Road - Conditional Use - Construct two-family-twin residence
- 1821-1823 Dondee Road - Conditional Use - Construct two-family-twin residence
- 2107-2249 Sherman Avenue - Demolition Permit and Conditional Use - Demolish 3 commercial buildings to construct 6,700 sq. ft. of commercial space and 60 apartments
- 821 E. Johnson Street - Conditional Use - Construct restaurant-tavern in existing building in NMX

- Upcoming Matters - September 21, 2015

- Accepting the Greening America's Capitals: Brittingham - Triangle Green Project Report
- 4525 Secret Garden Drive - SR-V2 to TR-P and Conditional Use - Construct residential building complex containing 113 multi-family dwellings in 16 buildings
- 2524 Winnebago Street - PD(GDP) to PD(SIP) - Construct mixed-use building with 28,000 sq. ft. grocery store, 10,000 sq. ft. of general commercial space and 100 apartments at Union Corners
- 723 State Street - PD(GDP-SIP) Alteration - Revised plans for place of worship and student center to eliminate one floor of building
- 215 Martin Luther King Jr. Blvd. & 215 S. Pinckney Street - Certified Survey Map Referral - Create 2 lots for Judge Doyle Square development (local landmark site—Madison Municipal Building)
- Zoning Text Amendment - Amend Section 28.185(6) to exempt from the demolition approval process single-family dwellings destroyed by fire where the bulk and placement of the replacement building meets certain requirements

ANNOUNCEMENTS

ADJOURNMENT