



City of Madison

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

Agenda - Approved PLAN COMMISSION

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Monday, August 29, 2016

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.**

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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 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 AUGUST 8, 2016 MEETING

August 8, 2016: <http://madison.legistar.com/Calendar.aspx>

SCHEDULE OF MEETINGS

Regular Meetings: Monday, September 19, 2016

Special Meeting: Thursday, September 8, 2016 at 5:00 p.m. (Room 260, Madison Municipal Building; Agenda TBA)

Plan Commission Bus Tour of west side project sites: September 22, 2016 (Time and itinerary TBA)

SPECIAL ITEM OF BUSINESS

1. [44190](#) Planning Division staff update on Comprehensive Plan revision process

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.

2. [43884](#) Determining a Public Purpose and Necessity and adopting a Transportation Project Plat No. 5992-09-81 - 4.04 thru 5992-09-81 - 4.10, including Transportation Project Plat 5992-09-81 - 4.08 Amendment No. 1, South Pleasant View Road CTH M - Cross Country Road to Prairie Hill Road for the acquisition of Plat of Land Interests required. Located in part of Section 3, T6N, R8E and part of Section 34, T7N, R8E, in the City of Madison, Town of Verona and Town of Middleton.

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 5:45 p.m. where there are no registrants wishing to speak in opposition regardless of its placement on the agenda.

Tax Incremental District

3. [43889](#) Approving an Amendment to the Project Plan for Tax Incremental District (TID) #25 (Wilson St Corridor), City of Madison.
4. [43890](#) Approving the Amendment of the Project Plan for Tax Incremental District (TID) #41 (University / Whitney), City of Madison.

Zoning Map Amendments & Related Requests

Note: Items 5 and 6 should be referred to October 17, 2016 at the request of the applicant

5. [43823](#) Creating Section 28.022 -- 00249 of the Madison General Ordinances to change the zoning of property located at 7902 Watts Road, 9th Aldermanic District, from A (Agricultural) District to TR-U1 (Traditional Residential - Urban 1) District.
6. [43579](#) Consideration of a conditional use for a residential building complex to allow construction of 156 apartments in two buildings at 7902 Watts Road; 9th Ald. Dist.

Note: Items 7 and 8 were previously before the Plan Commission on August 8, 2016, and following a public hearing, were placed on file without prejudice as outlined in the minutes of that meeting. The requests have been placed on the agenda for the purposes of reconsideration, as requested by an eligible member of the Plan Commission, and a new public hearing has been noticed. In the event that a motion to reconsider is successful, the Plan Commission should open a new public hearing and take new actions on these matters.

7. [43648](#) Creating Section 28.022 - 00246 of the Madison General Ordinances to change the zoning of property located at 418 Division Street, 6th Aldermanic District, from TE (Traditional Employment) District to TSS (Traditional Shopping Street) District to demolish industrial building to construct 29-unit apartment building.
8. [44126](#) Reconsideration of a demolition permit and conditional use (ID 43416) to allow demolition of an industrial building and construction of an apartment building containing 31 units at 418 Division Street; 6th Ald. Dist.

Note: Items 9 and 10 should be referred to a future meeting at the request of the applicant

9. [43696](#) Creating Section 28.022 -- 00247 of the Madison General Ordinances to change the zoning of properties located at 707-713 East Johnson Street, 2nd Aldermanic District, from TR-V2 (Traditional Residential - Varied 2) District to NMX (Neighborhood Mixed-Use) District.
10. [43418](#) Consideration of a demolition permit and conditional use to allow demolition of 2 two-family residences and construction of a mixed-use building containing 2,900 square feet of commercial space and 21 apartments at 707-713 E. Johnson Street; 2nd Ald. Dist.

Subdivision

11. [43585](#) Consideration of the final plat of Aspen Meadow Estates at 3391 Meadow Road in the Town of Middleton in the City of Madison's Extraterritorial Jurisdiction.

Land Division

12. [43795](#) Consideration of a Certified Survey Map within the City's Extraterritorial Jurisdiction creating one lot at 3427 Bailey Road, Town of Sun Prairie.

Conditional Use & Demolition Permits

Note: Item 13 should be referred to a future meeting at the request of the applicant and pending a recommendation by the Urban Design Commission

13. [42563](#) Consideration of a demolition permit and conditional use to allow two commercial buildings to be demolished and an automotive sales facility to be constructed at 5702-5712 Odana Road; Urban Design District 3; 19th Ald. Dist.
14. [43577](#) Consideration of a conditional use for a private parking facility at 3331 Agriculture Drive to serve an expanded industrial facility at 3322 Agriculture Drive; Urban Design Dist. 1; 16th Ald. Dist.
15. [43578](#) Consideration of a demolition permit to allow a two-family residence at 219 W. Gilman Street to be demolished for an addition to a place of worship/ student center at 223 W. Gilman Street; 4th Ald. Dist.
16. [43789](#) Consideration of a conditional use to convert an office building into a private school at 2802 International Lane; 12th Ald. Dist.
17. [43790](#) Consideration of a conditional use to allow limited production and processing and an outdoor eating area for food and related goods sales business in TSS (Traditional Shopping Street District) zoning at 2503 Monroe Street; 13th Ald. Dist.
18. [43791](#) Consideration of a conditional use to allow construction of a detached garage in excess of 576 square feet in TR-C3 (Traditional Residential-Consistent 3 District) zoning at 1325 Vilas Avenue; 13th Ald. Dist.
19. [43792](#) Consideration of a conditional use to construct a two-family-twin dwelling at 1810-1812 Dondee Road; 16th Ald. Dist.

Note: Item 20 should be referred to September 19, 2016 at the request of the applicant

20. [43793](#) Consideration of a demolition permit and conditional use to demolish a two-family residence and construct a single-family residence with accessory dwelling unit at 940 E. Dayton Street; 2nd Ald. Dist.
21. [43794](#) Consideration of a conditional use to allow construction of a detached garage in excess of 576 square feet in TR-C2 (Traditional Residential-Consistent 2 District) zoning on a lakefront parcel at 834 Prospect Place; 2nd Ald. Dist.

22. [44180](#) Consideration of a conditional use to allow construction of an addition to the University of Wisconsin-Madison Police Station in CC-T (Commercial Corridor-Transitional District) zoning at 1429 Monroe Street; 5th Ald. Dist.

BUSINESS BY MEMBERS

SECRETARY'S REPORT

- Upcoming Matters - September 19, 2016

- 961 S. Park Street - Conditional Use - Allow limited production and processing in existing coffeehouse in TSS zoning
- 940 E. Dayton Street - Demolition Permit and Conditional Use - Demolish two-family residence to construct single-family residence with accessory dwelling unit (Revised plans)
- 2022 Monroe Street - Conditional Use - Construct detached garage with accessory dwelling unit
- 3120 Syene Road - Conditional Use - Allow animal daycare in existing building
- 3226 Commercial Avenue - Demolition Permit - Demolish single-family residence to construct printing and publishing business
- 2725 Atwood Avenue - Conditional Use - Convert existing accessory building into accessory dwelling unit
- 6906 Colony Drive - Conditional Use and Certified Survey Map Referral - Construct daycare center, and CSM to create one lot for existing place of worship and one lot for proposed daycare center
- 6510 Cottage Grove Road - Demolition Permit - Demolish single-family residence with no proposed use
- 910 Ann Street - Demolition Permit - Demolish motel to construct auto sales facility

ANNOUNCEMENTS

ADJOURNMENT