



# City of Madison

City of Madison  
Madison, WI 53703  
[www.cityofmadison.com](http://www.cityofmadison.com)

## Agenda - Approved URBAN DESIGN COMMISSION

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Wednesday, September 16, 2015

4:30 PM

210 Martin Luther King, Jr. Blvd.  
Room GR-27 Central Community Room (City  
County Building)

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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

### APPROVAL OF MINUTES

[September 16, 2015]: <http://madison.legistar.com/Calendar.aspx>

### PUBLIC COMMENT

### DISCLOSURES AND RECUSALS

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

### SECRETARY'S REPORT/AGENDA OVERVIEW

### SPECIAL ITEMS OF BUSINESS

1. [40036](#) Report of the Facade Grant Staff Team - 101 King Street, "101 King, LLC." 4th Ald. Dist.

**ADDITIONAL SPECIAL BUSINESS**

2. [35034](#) SUBSTITUTE Amending Section 31.13 of the Madison General Ordinances modifying method of approval of signs in Historic Districts, Landmarks, and Landmarks sites, creating new procedures for sign approval in PD Districts, and designating the UMX district as a District of Special Control; amending Section 31.043(1) regarding Zoning Administrator Appeals; amending Section 33.24 (the UDC ordinance); and Section 28.098(6) consistent with the foregoing changes to Chapter 31.
  
3. [39847](#) Amending, creating and repealing various sections of Chapter 31, the Sign Control Ordinance, of the Madison General Ordinances to modify the criteria for menu or merchandise boards, allow additional ground signs on certain lots, make a technical correction to measurement of awning signs, modify the measurement of wall signs on large buildings, allow accessory window signs, and to allow certain nonconforming signs to remain in place with a change of use.

**PUBLIC HEARING ITEMS**

The Urban Design Commission uses a consent agenda, which means that the Commission can consider any item at 4:30 p.m. where there are no registrants wishing to speak in opposition regardless of its placement on the agenda.

Due to the length of any one agenda, the Urban Design Commission will take an unscheduled break when necessary. The break will last from 10-15 minutes with resumption of the meeting immediately following.

4. [38977](#) 2524 Winnebago Street - One 5-Story, Mixed-Use Structure with a Mix of Retail Spaces, Residential Units and Common Spaces and a 28,000 Square Foot Grocery Store in UDD No. 5. 6th Ald. Dist.  
Owner: Gorman & Company, Inc.  
Applicant: Gorman & Company, Inc.  
Final Approval is Requested
  
5. [02222](#) 222 West Washington Avenue - Comprehensive Design Review of a Sign Package in the Downtown Core District. 4th Ald. Dist.  
Owner: The Fiore Companies  
Applicant: Ryan Signs, Inc.  
Final Approval is Requested
  
6. [40012](#) 4630 East Washington Avenue - Facade Renovations in UDD No. 5. 17th Ald. Dist.  
Owner: Storm Peak Capital, LLC  
Applicant: Brad Koning, Shulfer Architects, LLC  
Initial/Final Approval is Requested

**UNFINISHED BUSINESS**

7. [39390](#) 4747 Waukesha Street - School Building, Addition and Renovation to Hamilton Middle/Van Hise Elementary School. 11th Ald. Dist.  
Owner: Madison Metropolitan School District, Rick Hopke  
Applicant: Steve Kieckhafer, Plunkett Raysich Architects  
Final Approval is Requested
  
8. [39391](#) 3344 Concord Street - School Building, Addition and Renovation to Hawthorne Elementary School. 15th Ald. Dist.  
Owner: Madison Metropolitan School District, Rick Hopke  
Applicant: Steve Kieckhafer, Plunkett Raysich Architects  
Final Approval is Requested
  
9. [38452](#) 3520 & 3546 East Washington Avenue - New Auto Service Station with Detached Car Wash and Convenience Store for "PDQ" in UDD No. 5. 15th Ald. Dist.  
Owner: PDQ Food Stores, Mike Arnold  
Applicant: Tate Walker, OPN Architects  
Final Approval is Requested
  
10. [39566](#) 2107-2249 Sherman Avenue - Advisory Recommendation at Planning Staff's Request for a New Mixed-Use Development Containing 60 Market-Rate Apartments and Approximately 6,700 Square Feet of Commercial/Retail Space, in addition to a 6,667 Square Foot Commercial/Retail Pad Site to be Developed in the Future. 12th Ald. Dist.  
Owner: McKenzie Place, LLC  
Applicant: Plunkett Raysich Architects
  
11. [37170](#) 718 Gilmore Street - PD, Addition to "Wingra School" to Improve Accessibility, Consolidate Administrative Functions and Provide a Supervised Entry Sequence. 13th Ald. Dist.  
Owner: Wingra School  
Applicant: Jon Robelia, Eppstein Uhen Architects  
Initial/Final Approval is Requested
  
12. [39396](#) 518-542 (Formerly 550) Junction Road - PD(GDP-SIP), Mixed-Use Community Consisting of Three Buildings with Commercial and Residential Uses. 9th Ald. Dist.  
Owner: LZ Ventures, LLC  
Applicant: Knothe & Bruce Architects, LLC  
Initial Approval is Requested

**NEW BUSINESS**

13. [40094](#) 201 South Gammon Road - Facade Alteration, Color Change for Painting of Existing Steel Fascia, "James Madison Memorial High School." 19th Ald. Dist.  
Owner: Madison Metropolitan School District  
Applicant: Bill Montelbano  
Final Approval is Requested
14. [40093](#) 820 South Park Street - PD(GDP-SIP), Multi-Phase Affordable Housing Development. 13th Ald. Dist.  
Owner: JT Klein, Inc.  
Applicant: Knothe & Bruce Architects, LLC  
Informational Presentation
15. [40049](#) 1000 East Washington Avenue - New Development in UDD No. 8. 6th Ald. Dist.  
Owner: Rich Arnesen, Stonehouse Development  
Applicant: Paul Raisleger, Eppstein Uhen Architects  
Informational Presentation
16. [40007](#) 7933 Tree Lane - PD(GDP-SIP), 46-Unit Multi-Family Apartment Building. 9th Ald. Dist.  
Owner: Heartland Housing, Inc.  
Applicant: Valerio Dewalt Train Associates, Inc.  
Informational Presentation

**BUSINESS BY MEMBERS****ADJOURNMENT**