



PREPARED FOR THE PLAN COMMISSION

Project Address: 421 South Yellowstone Drive (District 19 – Alder Slack)
Application Type: Demolition Permit, Conditional Use, Zoning Map Amendment
Legistar File ID # [80224](#), [80225](#), [80632](#)
Prepared By: Kevin Firchow, AICP, Principal Planner

Planning Division staff has been made aware that the applicant team did not submit all of the required Street Tree reports as part of the initial land use submittal. In addition, while the demolition plan shows the removal of street trees along Yellowstone Drive, the applicant team has since advised they are intending to maintain those trees. Per Madison General Ordinance, City Forestry must approve the removal or pruning of all street trees.

In order for the City Forester to have time to review the necessary information, the Planning Division, in consultation with Forestry Staff, recommends the following additional condition to replace Condition #50.

The applicant shall provide all required street tree materials including Street Tree Report performed by International Society of Arboriculture Certified Arborist for review by the City Forestry prior to final sign-off and the issuance of permits. The City Forester (or designee) shall review this information and advise the applicant and Planning Division Director (or designee) on recommended changes to the development plans to protect/preserve street trees. If resulting changes are recommended and result in significant differences to the approved plans, a major or minor amendment to the Conditional Use may be necessary based on the Zoning Code alteration process defined in MGO 28.183(8).