

PLANNING DIVISION STAFF REPORT - **ADDENDUM**

March 25, 2024

PREPARED FOR THE PLAN COMMISSION



Project Address: 633-711 West Badger Road (District 14 – Alder Knox)

Application Type: Zoning Map Amendment, Demolition Permit

Legistar File ID # [81559](#), [81954](#)

Prepared By: Kevin Firchow, AICP, Principal Planner

The Traffic Engineering Division has revised their recommended conditions and have **recommended comments 13-24 in the original staff report be deleted**. Traffic has clarified that they have no recommended conditions on the demolition itself. The referenced conditions were intended to apply to the future use, which has been determined to be a permitted use and is not before the Plan Commission. Consistent with practice, a rezoning ordinance to a conventional (non-Planned Development) district only changes the designated zoning designation, and does not include site plan or building plan conditions. Future permitted use site plans will require review by Traffic Engineering and other agencies for conformance with all applicable standards and regulations.

As a further note, two Traffic Engineering conditions were included in the recently approved Certified Survey Map (CSM). That CSM was not referred to the Plan Commission, but was conditionally approved by the Common Council under Legislative File: [81561](#) on March 19, 2024. As a reference, a direct link to that [approval letter](#) is also provided here which includes the approved recommendations and other related considerations from other reviewing agencies.

At the time of addendum writing, staff continues to recommend approval of these items on the consent agenda, with this clarifications.