City of Madison

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Master

File Number: 90552

File ID:	90552	**File Type:**	Ordinance	**Status:**	Council New Business
Version:	1	**Reference:**		**Controlling Body:**	Attorney's Office
				File Created Date :	10/21/2025
File Name:	Housing & Auto-Oriented Uses in TOD District			**Final Action:**	

Title: Amending Sections of Chapter 28 of the Madison General Ordinances related to Housing and Auto-Oriented Uses in the Transit Oriented Development Overlay District.

Notes: 6999ProhibitedUsesTOD

Sponsors:	Satya V. Rhodes-Conway, John W. Duncan, Tag Evers, Derek Field, Yannette Figueroa Cole, MGR Govindarajan, John P. Guequierre, Badri Lankella, Sabrina V. Madison, Dina Nina Martinez-Rutherford, Julia Matthews, Sean O'Brien, Will Ochowicz, Michael E. Verveer And Regina M. Vidaver	**Effective Date:**	
Attachments:	90552Body.pdf	**Enactment Number:**	
Author:	Kate Smith	**Hearing Date:**	
Entered by:	mglaeser@cityofmadison.com	**Published Date:**	

History of Legislative File

Version:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Attorney's Office	10/21/2025	Referred for Introduction				

Action Text: This Ordinance was Referred for Introduction
Notes: Plan Commission Public Hearing (12/1/25), Housing Policy Commission (11/18/25); Common Council (12/9/25)

Text of Legislative File 90552

Fiscal Note

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Title

Amending Sections of Chapter 28 of the Madison General Ordinances related to Housing and Auto-Oriented Uses in the Transit Oriented Development Overlay District.

Body

DRAFTER'S ANALYSIS: This proposed ordinance makes several changes in the Zoning Code, MGO Chapter 28, focused on allowing more housing and further restrict auto-oriented uses in the Transit Oriented Development ("TOD") Overlay District. This proposal allows four (4) dwelling units to be permitted throughout the TOD Overlay District. It eliminates car washes,

automobile sales and rentals, and standalone surface parking lot facilities as allowed land uses within the TOD Overlay District. The proposed changes also amend the drive-through window requirements to curtail their auto-oriented design in the TOD Overlay District. This proposal would only allow drive-throughs in the TOD Overlay District if incorporated into more intensive development.

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Please see Legistar File No. 90552 Body in Attachments.