

AGENDA # 9

City of Madison, Wisconsin

REPORT OF: URBAN DESIGN COMMISSION **PRESENTED:** April 18, 2012

TITLE: 211 South Bedford Street – PUD, 59-Unit
Apartment Building. 4th Ald. Dist. (25976) **REFERRED:**

REREFERRED:

REPORTED BACK:

AUTHOR: Alan J. Martin, Secretary

ADOPTED:

POF:

DATED: April 18, 2012

ID NUMBER:

Members present were: Henry Lufler, Acting Chair; Dawn O’Kroley, Marsha Rummel, Melissa Huggins, Richard Slayton and John Harrington.

SUMMARY:

At its meeting of April 18, 2012, the Urban Design Commission **RECEIVED AN INFORMATIONAL PRESENTATION** for a PUD located at 211 South Bedford Street. Appearing on behalf of the project were John W. Sutton and Douglas Kozel. Sutton presented initial plans for a 58-unit apartment building with 54 parking stalls on one level. A bicycle garage is also included with space for 44 bikes with 8 visitor stalls outside. The apartments will be marketed as high end, market-rate apartments with wood floors, granite counters, and individual HVAC units. The building is “L” shaped allows for a recessed courtyard on the long side, and the short side provides for the main entry into the building. The units are mostly a variety of one-bedroom units. Kozel provided a view of the courtyard, but changes have been made and the latest elevations were not shown. Masonry, lap siding and metal are the proposed building materials. Staff noted the requirement and necessity to provide site context for the project, review of the existing conditions on the combined sites including buildings to be demolished, completely detailed site plans and elevations. Rummel asked that they look into this being a transit corridor and the possibilities of marketing these to Epic employees.

ACTION:

Since this was an **INFORMATIONAL PRESENTATION** no formal action was taken by the Commission.

After the Commission acts on an application, individual Commissioners rate the overall design on a scale of 1 to 10, including any changes required by the Commission. The ratings are for information only. They are not used to decide whether the project should be approved. The scale is 1 = complete failure; 2 = critically bad; 3 = very poor; 4 = poor; 5 = fair; 6 = good; 7 = very good; 8 = excellent; 9 = superior; and 10 = outstanding. The overall rating for this project is 7.

URBAN DESIGN COMMISSION PROJECT RATING FOR: 211 South Bedford Street

	Site Plan	Architecture	Landscape Plan	Site Amenities, Lighting, Etc.	Signs	Circulation (Pedestrian, Vehicular)	Urban Context	Overall Rating
Member Ratings	7	8	-	-	-	-	7	7

General Comments:

- Good ideas!
- Nice rendering Doug!