

City of Madison, Wisconsin

REPORT OF: URBAN DESIGN COMMISSION

PRESENTED: August 17, 2016

TITLE: 489 Commerce Drive – New 4-Story, 79-Unit Multi-Family Development. 9<sup>th</sup> Ald. Dist. (43951)

REFERRED:

REREFERRED:

REPORTED BACK:

AUTHOR: Alan J. Martin, Secretary

ADOPTED:

POF:

DATED: August 17, 2016

ID NUMBER:

Members present were: Richard Wagner, Chair; Lois Braun-Oddo, Cliff Goodhart, John Harrington, Dawn O’Kroley and Richard Slayton.

**SUMMARY:**

At its meeting of August 17, 2016, the Urban Design Commission **RECEIVED AN INFORMATIONAL PRESENTATION** for a 4-story, 79-unit multi-family development. Appearing on behalf of the project was Randy Bruce, representing Rouse Development. The building is L-shaped with 1-½ levels of underground parking. Building materials are large format with texture. A rooftop plaza is planned for the 3<sup>rd</sup> floor roof.

Comments and questions from the Commission were as follows:

- The flat roof is nice.
- I’m a bit concerned about the dead end in the parking lot.
- It feels a little commercial and less residential, but maybe it’s just the articulation of the windows within the masonry volumes. Once we see that there are operable windows it will feel more residential.
- Could you push those patios out a little bit? Maybe a front porch for those folks.

**ACTION:**

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