

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: August 26th, 2019

To: Plan Commission
From: Jacob Moskowitz, Assistant Zoning Administrator
Subject: 2019 Fisher Street

Present Zoning District: TR-C4
Proposed Use: Establish a school and place of worship in an existing building
Conditional Use: Sec. 28.045(1): A school is a conditional use in the TR-C4 district

MAJOR OR NON-STANDARD REVIEW COMMENTS (Comments which are special to the project and/or may require additional work beyond a standard, more routine project):

None

GENERAL OR STANDARD REVIEW COMMENTS

1. Bicycle parking for the project shall comply with the requirements of Sections 28.141(4)(g) and 28.141(11). Provide a minimum of 4 short-term bicycle parking stalls located in a convenient and visible area on a paved or impervious surface. Bicycle parking shall be located at least as close as the closest non-accessible automobile parking and within one hundred (100) feet of a principal entrance. Note: A bicycle stall is a minimum of two (2) feet by six (6) feet with a five (5) foot wide access area. Provide a detail of the proposed bike rack.

ZONING CRITERIA

Requirements	Required	Proposed
Lot Area (sq. ft.)	4,800	61,380
Lot Width	40 ft	290 ft
Front Yard Setback	20 ft	No change
Side Yard Setback	6 ft	No change
Rear Yard Setback	30 ft	No change
Maximum Lot Coverage	50%	No change
Maximum Building Coverage	50%	No change
Maximum Building Height	35 ft	No change

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Site Design	Required	Proposed
Number Parking Stalls	(47 for church + 3 for school – 5 allowed reduction) = 45	47
Accessible Stalls	2	2
Loading	No	No
Number Bike Parking Stalls	4	0 (1.)
Landscaping	Yes	No change
Lighting	Yes	No change
Building Forms	Yes	No change

Other Critical Zoning Items	
Urban Design	No
Historic District	No
Floodplain	No
Adjacent to Park	No
Barrier Free (ILHR 69)	No
Utility Easements	Yes
Wetlands	No
Wellhead Protection District	Yes

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