

N. BUTLER ST.

site

N. BLAIR ST.

S. BLAIR ST.

E. WASHINGTON AVE.

Site Aerial
E. Washington Ave.
Madison, WI
January 29, 2020



NEIGHBORHOODS & DISTRICTS

Neighborhood/District



Prepared by City of Madison Planning Division - June 2012



PARCEL ANALYSIS



- Recent Development (circa 1995-2010)
- Potential Redevelopment/Infill (over 1/2 acre)
 - 1 - Surface Parking
 - 2 - Zero Lot Line (Other zero lot line buildings shown with an *)
 - 3 - Underutilized Site and/or Obsolete Building
 - 4 - Public Parking Ramp
 - 5 - Vacant Land

NOTE: Within the Downtown planning area, there are individual buildings and parcels appropriate for redevelopment and/or infill based upon factors such as condition, architectural character and land valuation. The areas shown in yellow constitute the larger opportunities with the Downtown planning area boundary. Other smaller redevelopment and infill opportunities exist throughout the Downtown, but are not shown on this map, and could be considered on a site by site basis.

MAXIMUM BUILDING HEIGHTS

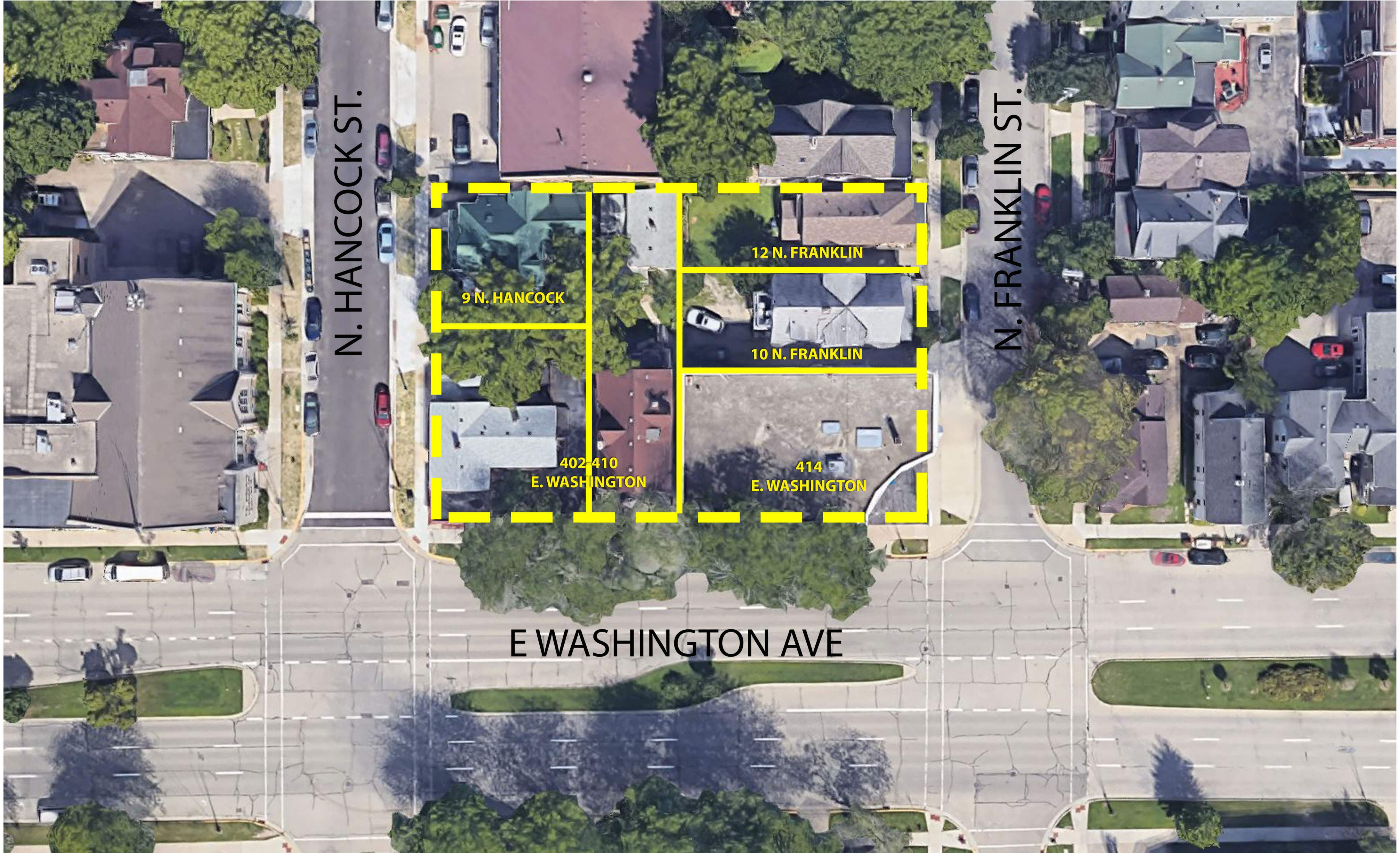
- C - Capitol View Preservation Limit
- 12 Stories
- 10 Stories
- 8 Stories
- 6 Stories
- 5 Stories
- 4 Stories
- 3 Stories
- Additional Building Height Areas
- 15' Stepback Above 4 Stories
- Existing and Proposed Park and Open Space



Note: The Edgewater Hotel Development was approved at 9-stories, but this does not mean that 9-story buildings are appropriate throughout the greater area.

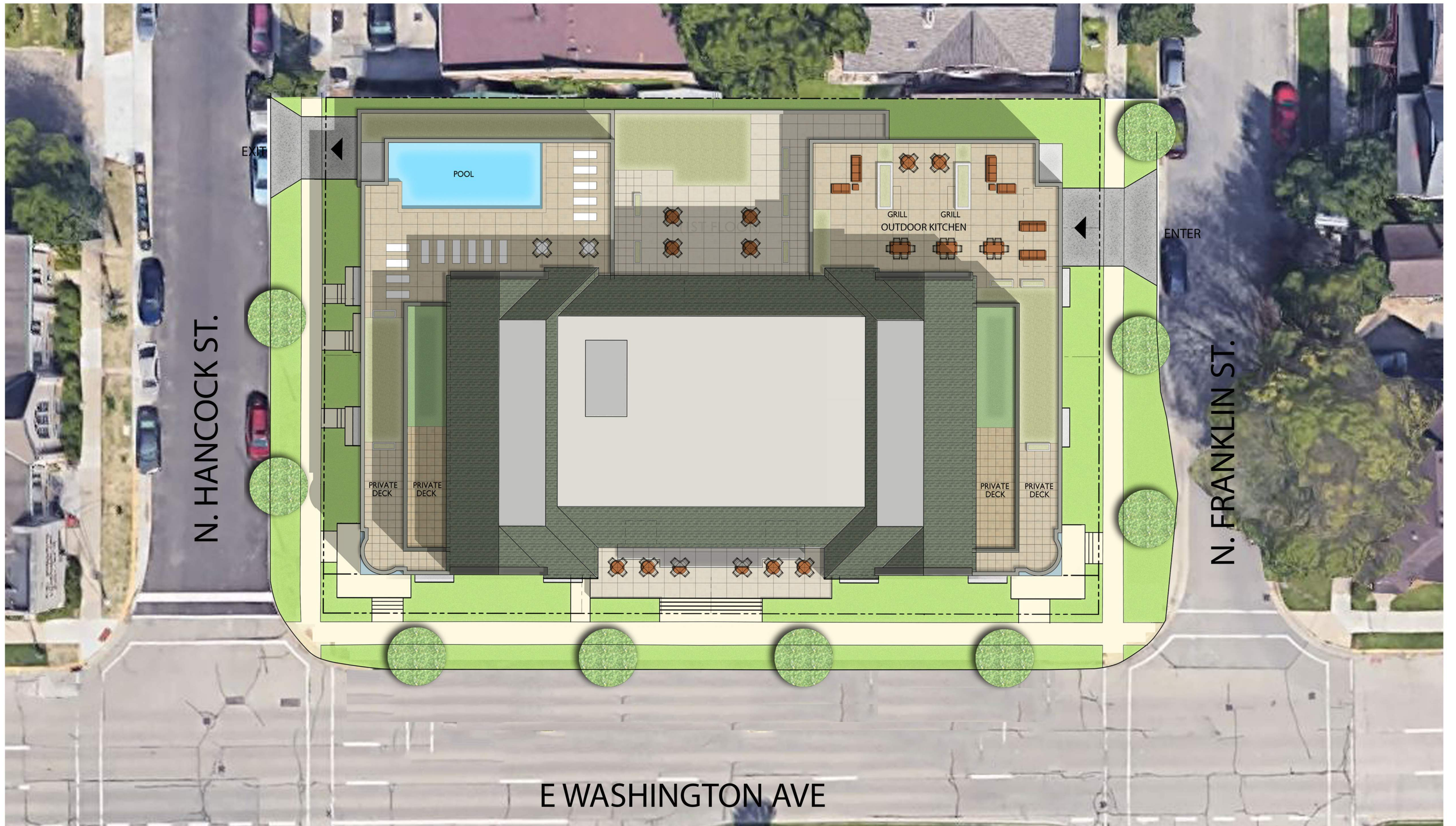
Prepared by City of Madison Planning Division - September 2012

DOWNTOWN



Site Aerial
E. Washington Ave.
Madison, WI
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N. HANCOCK ST.

N. FRANKLIN ST.

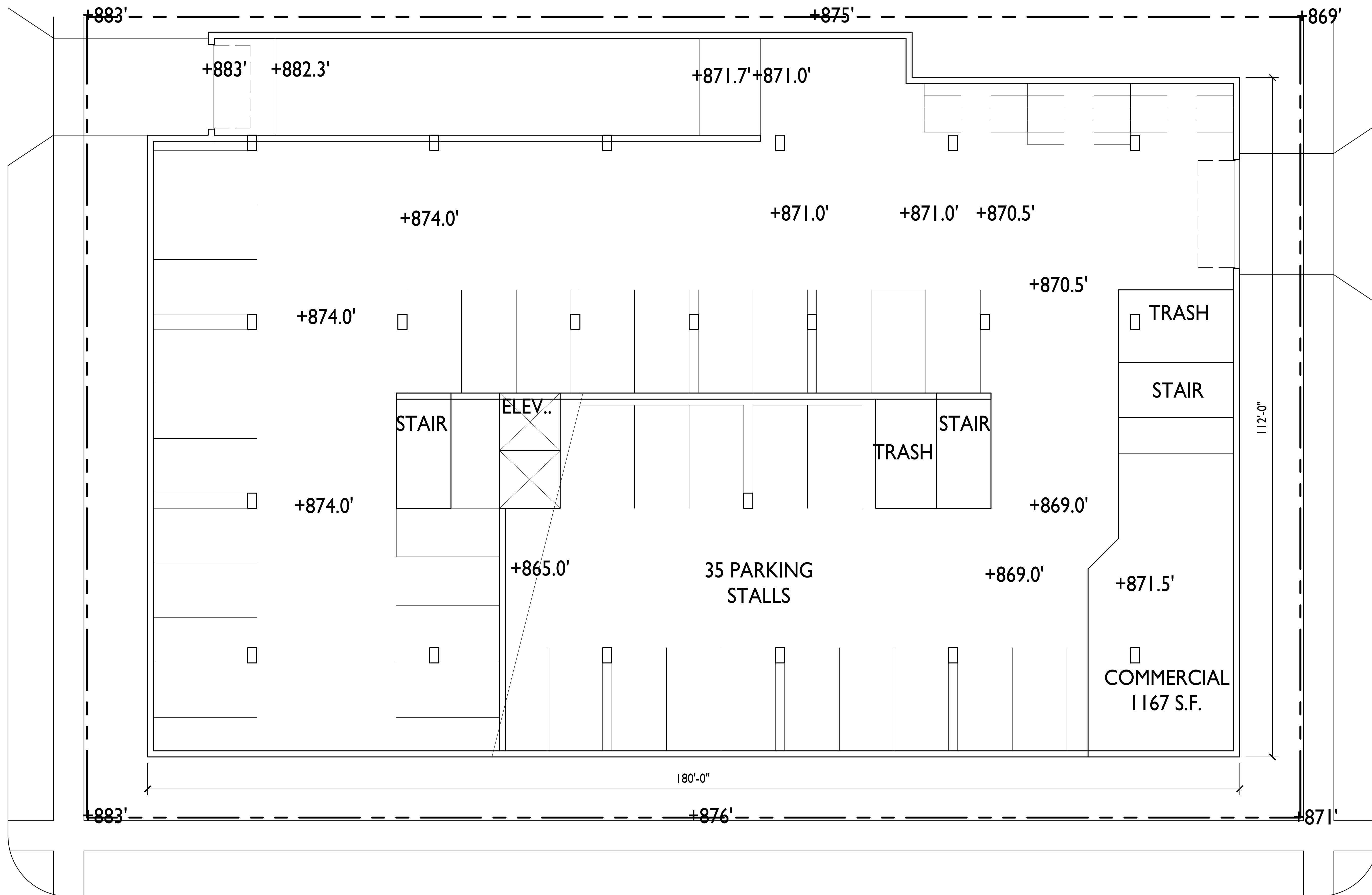
E WASHINGTON AVE

Colored Site Aerial
E. Washington Ave.
Madison, WI
January 29, 2020



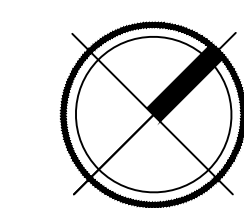
N. HANCOCK STREET

N. FRANKLIN STREET



E. WASHINGTON

GROUND FLOOR

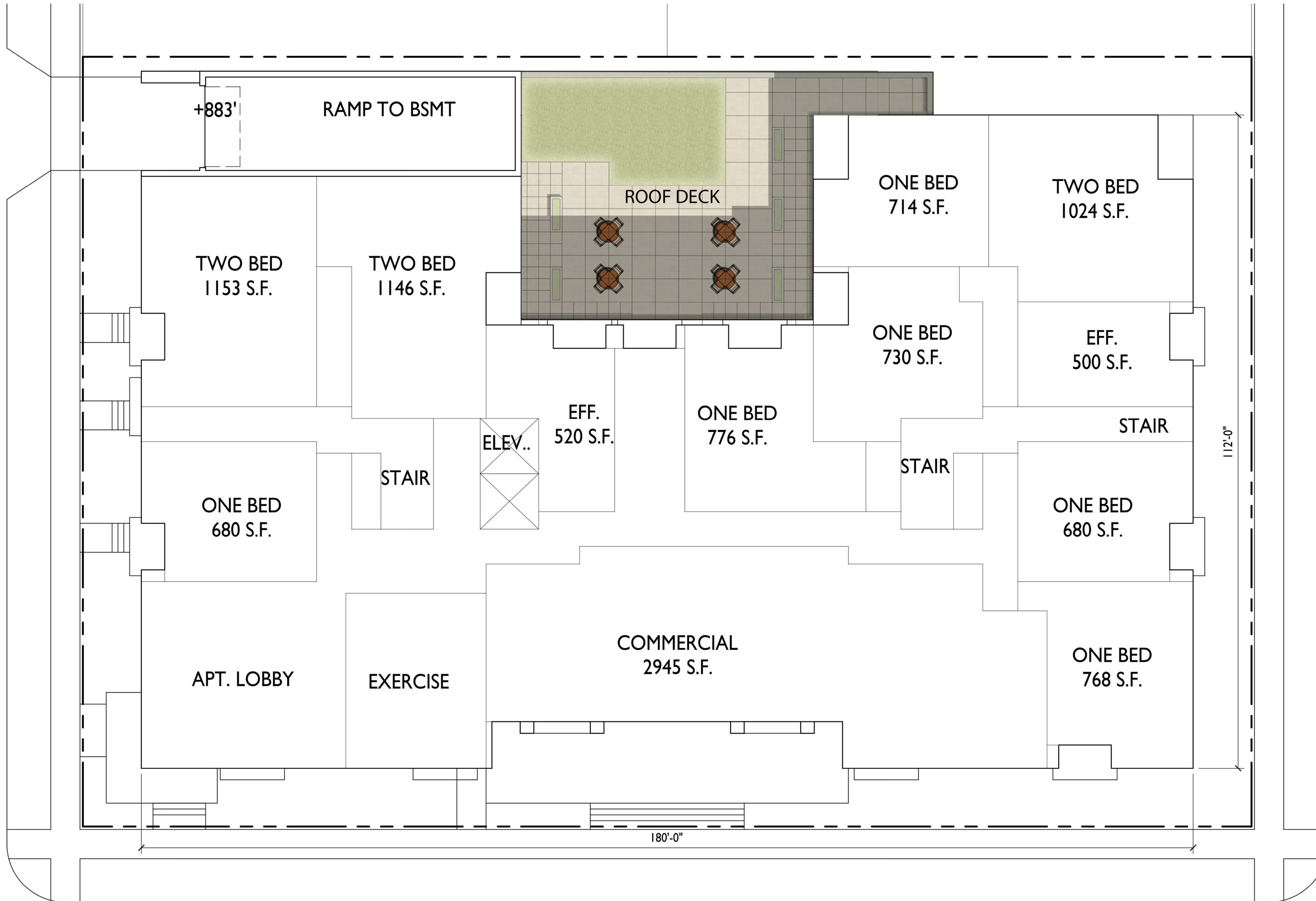


Floor Plans
 E. Washington Ave.
 Madison, WI
 January 22, 2020



N. HANCOCK STREET

N. FRANKLIN STREET



UNIT MIX	
EFFICIENCY:	44
ONE BEDROOM:	74
TWO BEDROOMS:	39
	157
PARKING	149

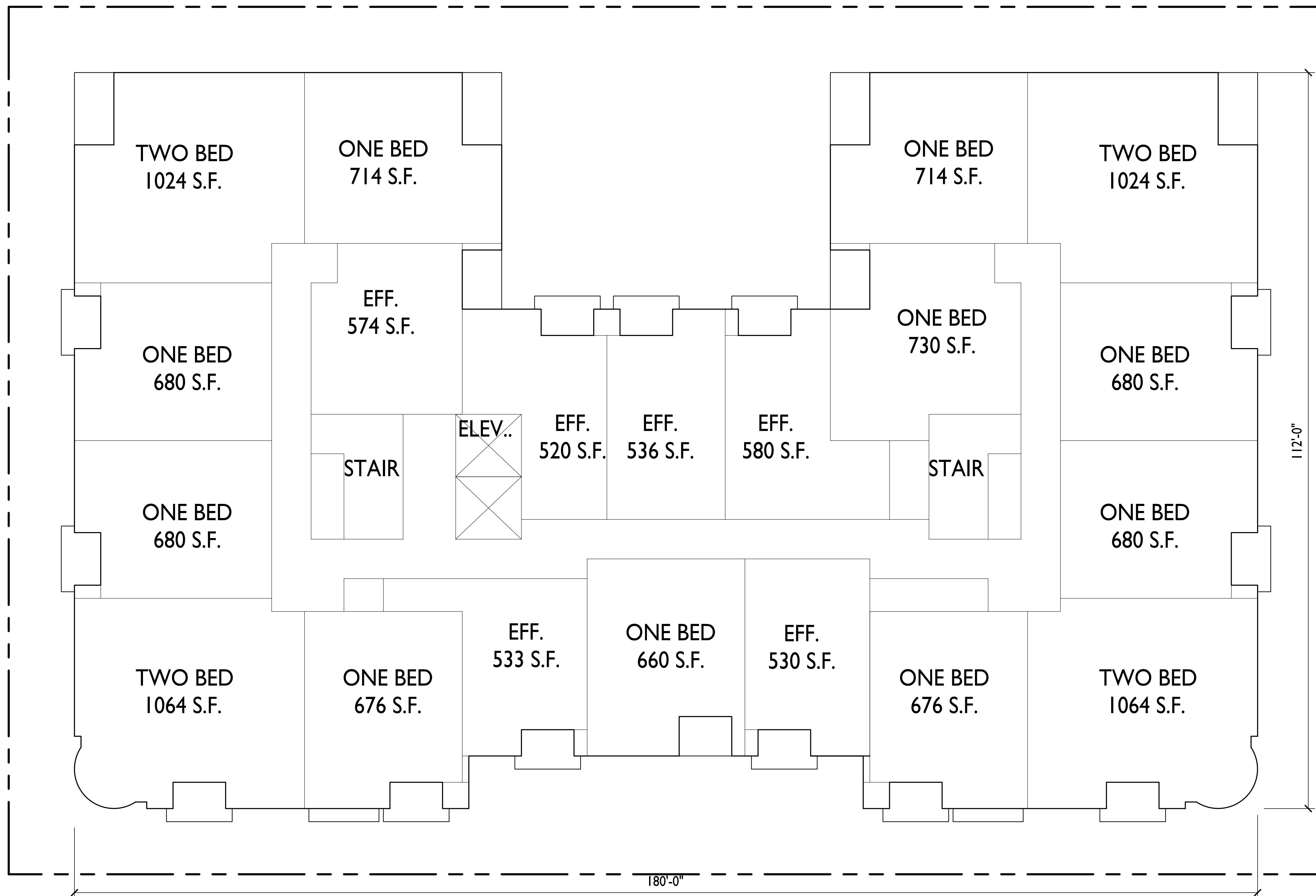
E. WASHINGTON
FIRST FLOOR

GROSS AREA: 16,685 S.F.



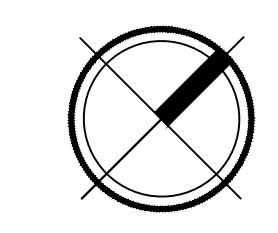
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 Madison, WI
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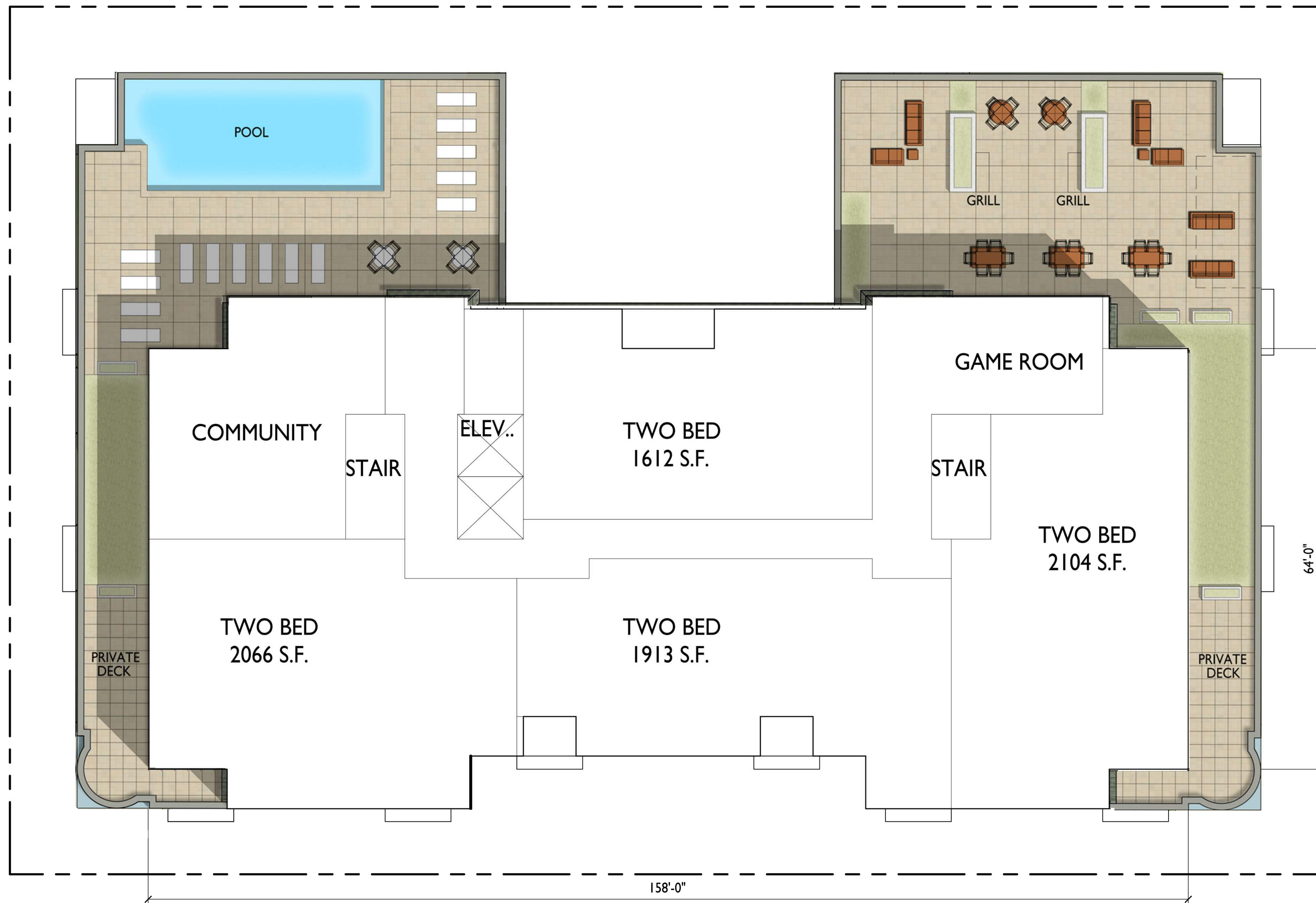
SECOND-SEVENTH FLOOR

GROSS AREA: 17,018 S.F.



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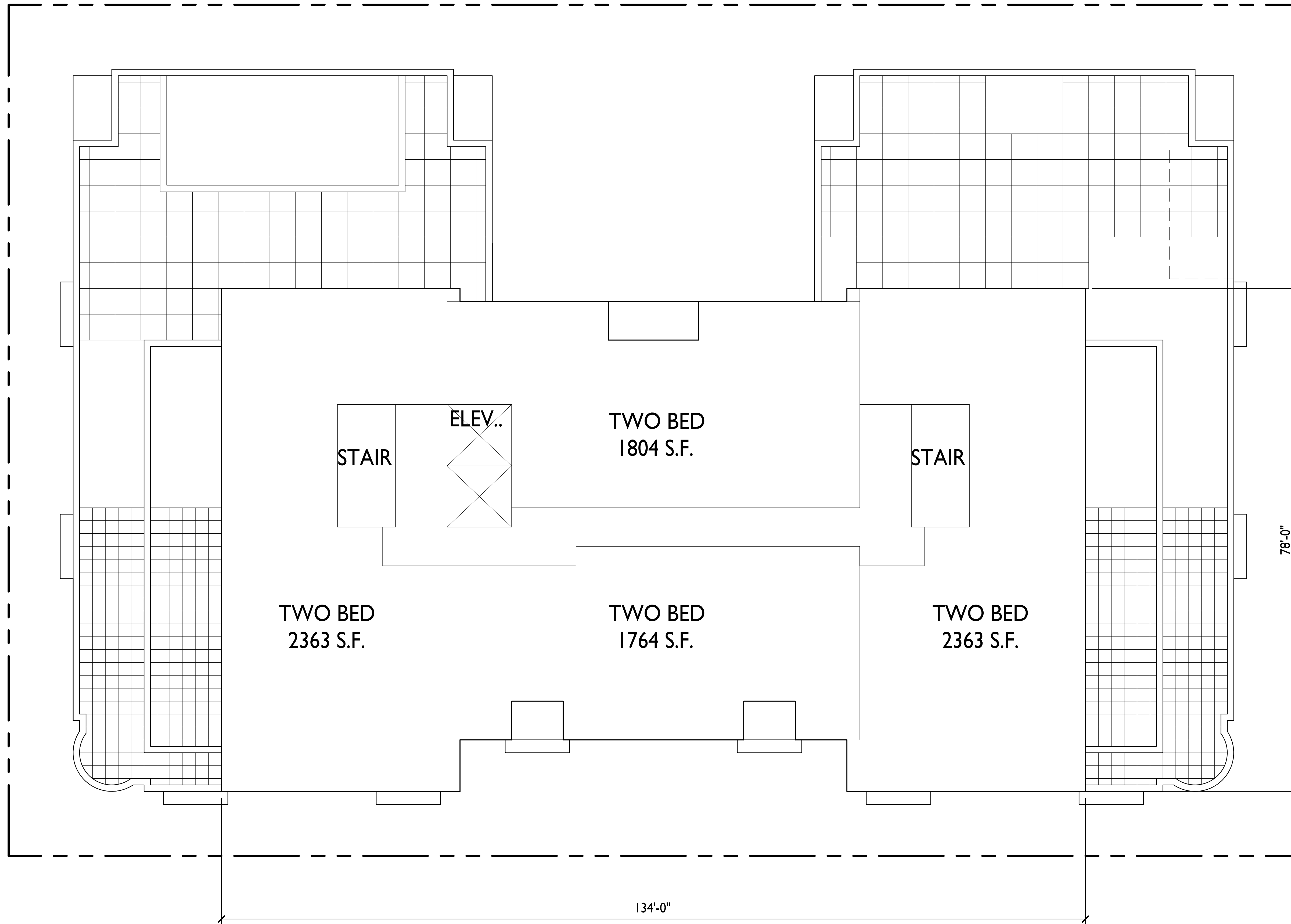
NINTH FLOOR

GROSS AREA: 11,208 S.F.



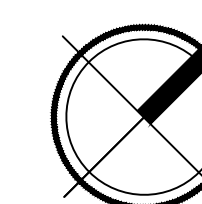
Floor Plans
 E. Washington Ave.
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TENTH FLOOR

GROSS AREA: 9,672 S.F.



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3D Aerial
E. Washington Ave.
Madison, WI
January 8, 2020





E. WASHINGTON AVE.

MADISON, WI
JANUARY 29, 2020





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MADISON, WI
JANUARY 29, 2020





E. WASHINGTON AVE.

MADISON, WI
JANUARY 29, 2020

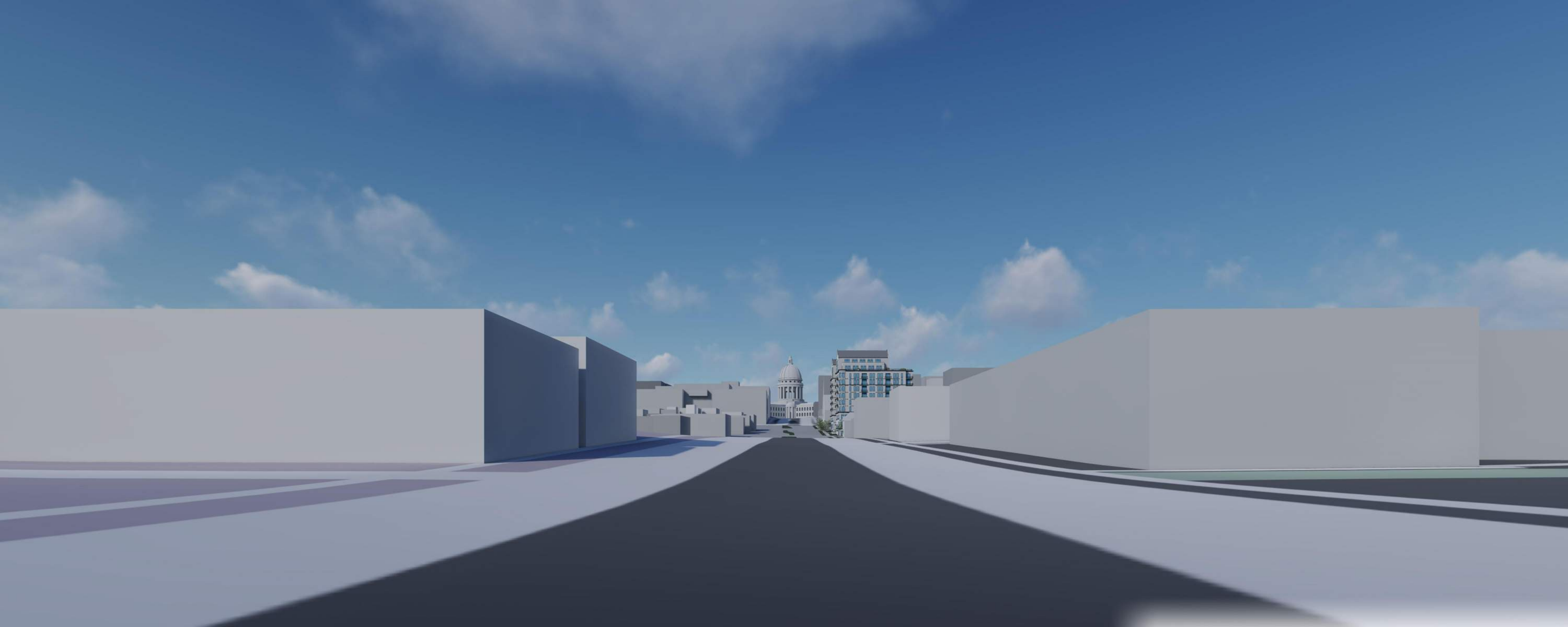




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JANUARY 29, 2020

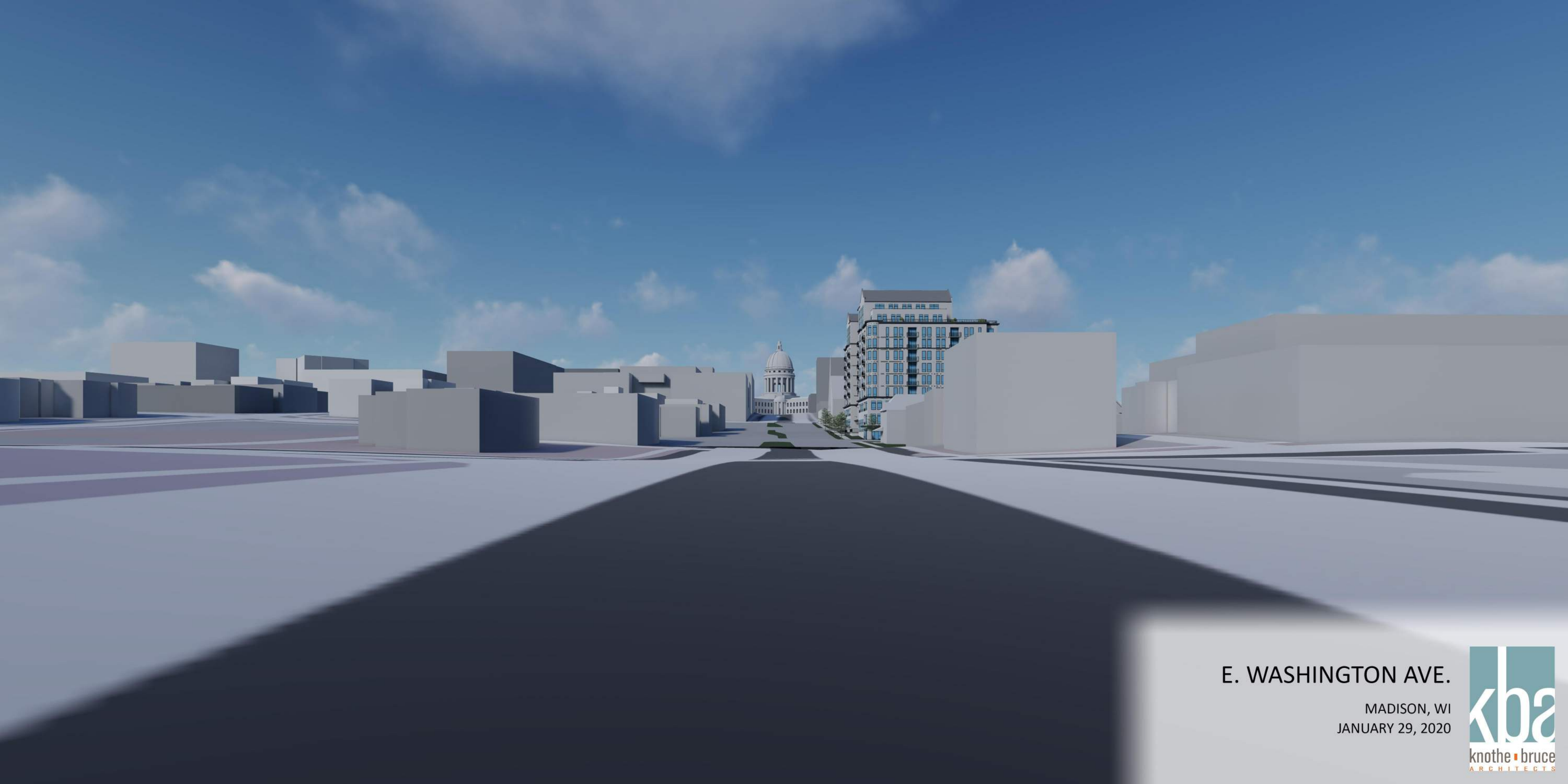




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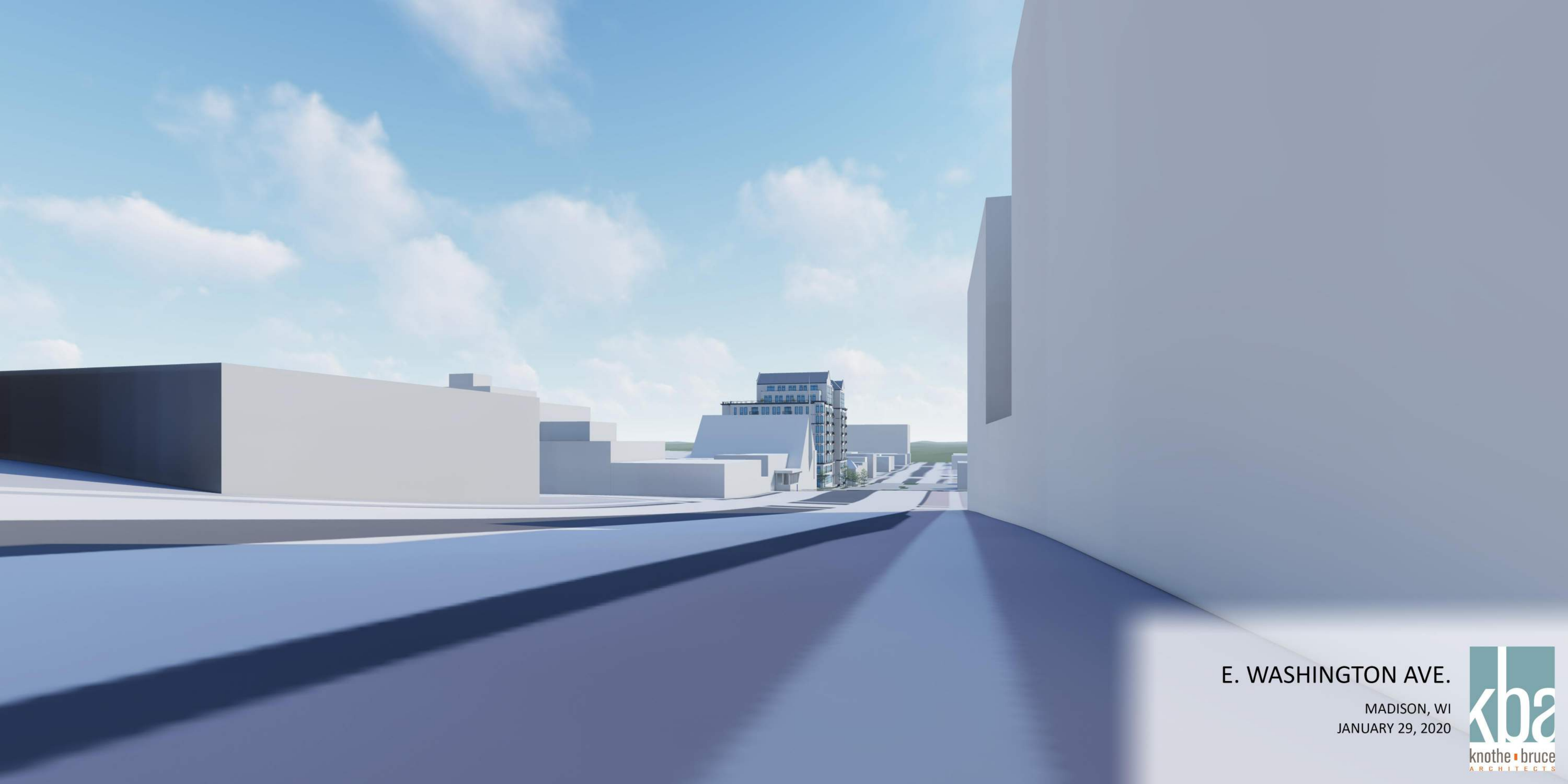




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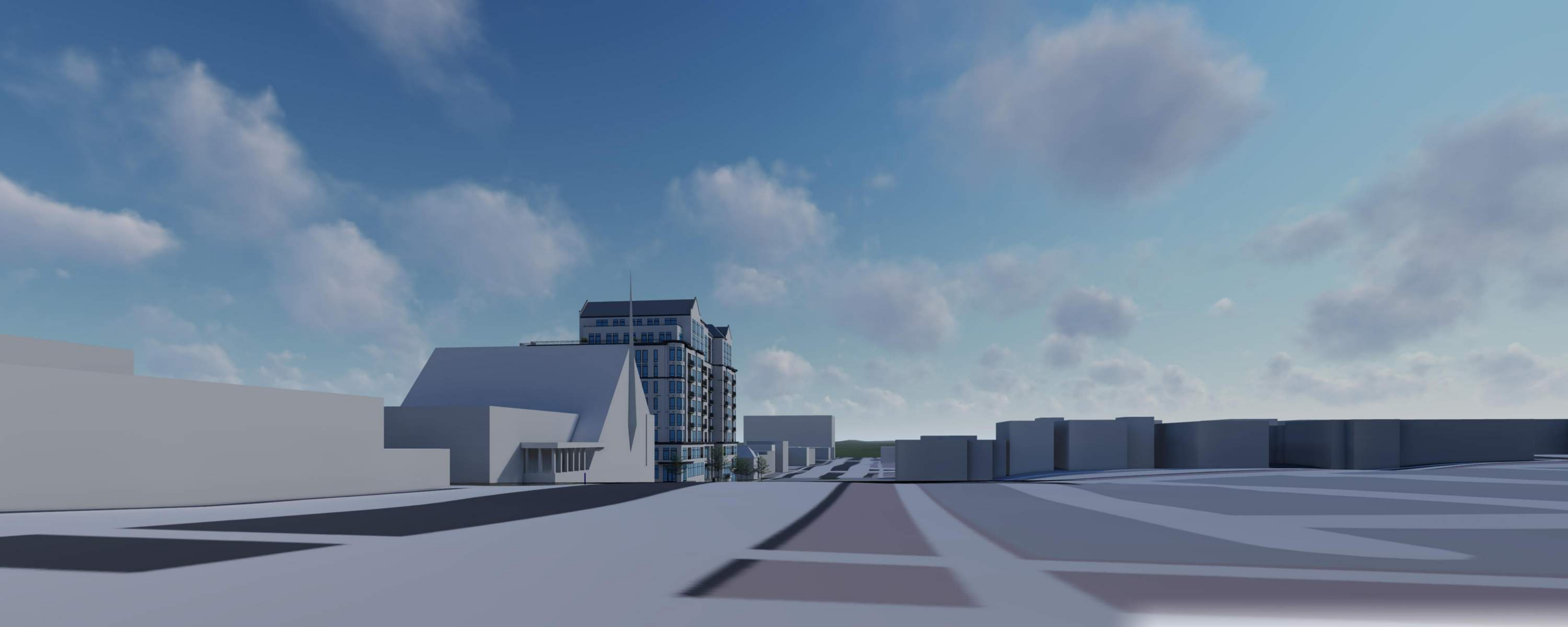




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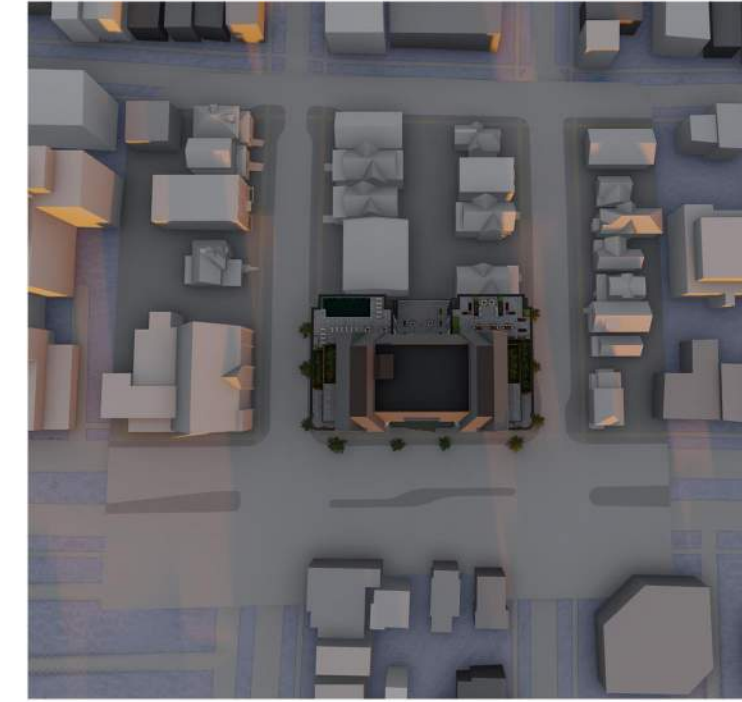
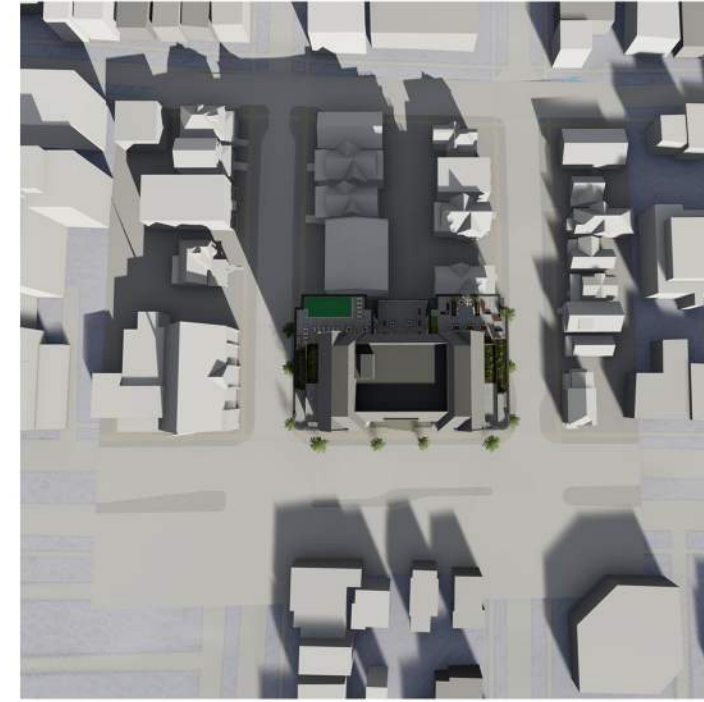
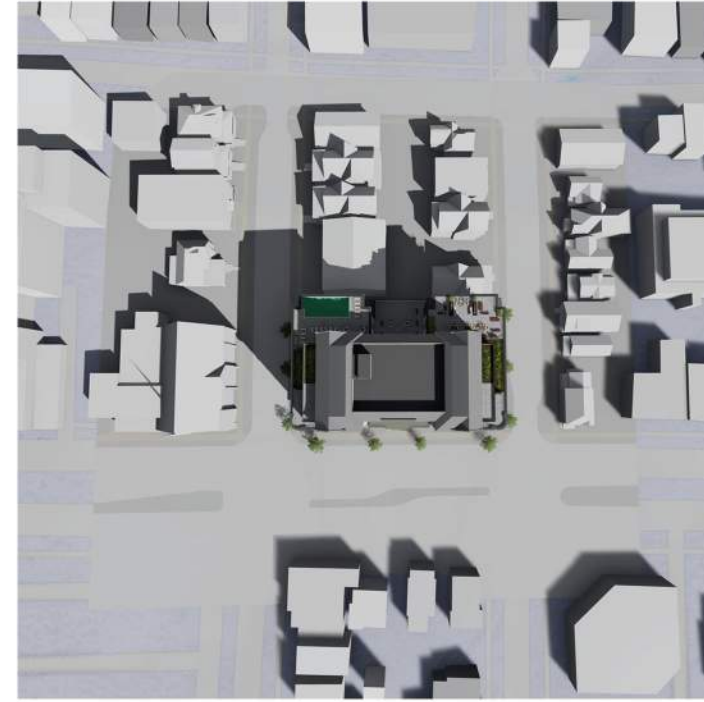
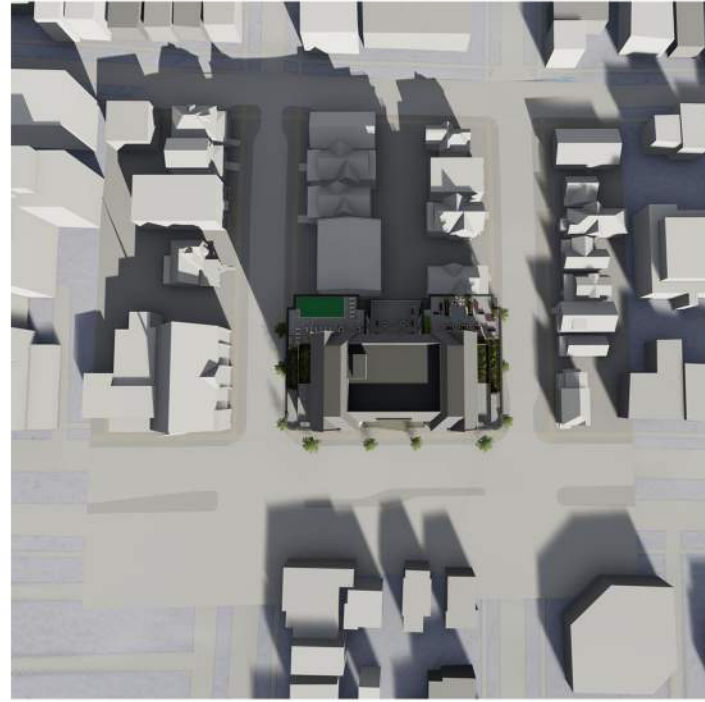
SPRING EQUINOX

SUMMER SOLSTICE

FALL EQUINOX

WINTER SOLSTICE

9:00 AM



12:00 PM



3:00 PM

