

STATUS UPDATE REGARDING THE DEVELOPMENT OF HOTELS IN THE CITY OF MADISON SINCE JANUARY 2016*

Address	Project Name	Date Submitted	Hotel Rooms	Project Description	Status Notes	Legistar Files			
						LU 1	LU 2	UDC	Ldmk
Completed									
4601 Frey Street	Springhill Suites Hotel	2/8/2017	182	Construct a mixed-use bldg. containing 182 hotel rooms, 26,350 sq. ft. of office space & 207 pkg stalls.		46314		45165	
760-780 Regent Street	UW Campus Hotel (Hilton Garden Inn)	3/6/2019	176	Construct 176-room hotel with 239-stall parking garage.		55385		54466	
901-939 E. Washington Avenue & 910-924 E. Main Street	Hotel Indigo	8/2/2017	144	Demo 3 commercial bldgs & an existing addition to construct a new 5-sty, 38,419 sq. ft. addition as part of the conversion of an existing 5-sty commercial bldg (Kleuter Wholesale Grocery Warehouse) into a 144-room hotel in Urban Design District No. 8.		48263		47700	
2147-2201 Rimrock Road	Home2 Suites	1/3/2018	143	Demolish 4 commercial bldgs to construct 4-story, 143-room hotel.		49924	50895	49613	
4802-4824 Tradewinds Parkway	Sleep Inn & Suites Hotel	2/7/2017	72	Addition to an existing hotel at 4802-4824 Tradewinds Parkway. Replaced original proposal (Legistar #'s 41557 & 41843)		41399			
2810 Coho Street	Baymont Inn and Suites	12/6/2017	112	Construct 5-story, 112-room hotel		48769		49396	
8102 Watts Road	Tru by Hilton Hotel	9/7/2016	105	Construct a 4-story, 105-room hotel on a vacant lot in the Ganser Heights Planned Development.		44733		43729	
412-414 S. Baldwin Street	Marquette Hotel	6/15/2016	11	11-room hotel proposal involves 4-sty, 6,880 sq. ft. addition, two outdoor seating areas, and a caretaker's unit on the project site.		43695	43417		42148
130 E. Gilman Street		6/28/2017	8	Convert single-family residence (Historic Governor's Mansion/Knapp House, a Designated Madison Landmark) into 8-room hotel w/ café & event space in Mansion Hill Hist. Dist..		48230		47494	47422
Under Construction									
211 N. Carroll Street	Madison College Downtown Campus Redevelopment	7/18/2018	310	Renovate the historic 178,000 sq. ft. Madison College Downtown Campus property into a 195-room hotel and then construct a 190,000 sq. ft., 8-story addition with 115 hotel rooms, 12,000 sq. ft. of leasable commercial space	Constructon Permit has been pulled but construction is paused. Drury Hotels does not anticipate resuming construction in 2021.	52574		51390	
2301 East Springs Drive	Home 2 Suites / TRU Hotel	4/10/2019	220	Demolish commercial building to construct five-story, 220-room dual-brand hotel with 211 surface parking stalls. A Planned Multi-Use Site.	Constructon Permit has been pulled but construction not started. Applicant hopes to start constructon in the Spring of 2022.	55462		54629	
1501 Monroe Street	Hotel Red	6/28/2017	39	Construct 3-story, 39 guest room addition to existing hotel (Hotel Red) for 87 total rooms, as well as an 7th floor event spaces.	Constructon Permit has been pulled.	47853		48105	

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Approved									
825 E. Washington Avenue	Hotel Moxie	4/1/2020	151	Demo 2 commercial bldgs to construct an 8-story, 151-room hotel with 2 restaurant-taverns and outdoor eating areas (one a rooftop restaurant and lounge) in Urban Design Dist. No. 8. Will also have rooftop meeting an event space open to public use. Will have 6 off-street auto stalls.	Construction is estimated to commence in 1st Quarter of 2022	60172		59850	
5130 High Crossing Boulevard	Avid Hotel	8/28/2019	95	New Development of a Four-Story, 95-Room Avid Hotel.	While applicant does eventually plan to construct the hotel, has no immediate plans to start construction.	57319		56491	
118-126 State Street	The Dayton-Carroll Hotel Project	6/20/2018	133	Demolish 4 commercial bldgs to construct 9-story, 130-room hotel with 1st floor restaurant-tavern and rooftop lounge. Required Landmark Advisory Recommendation for development adjacent to Designated Madison Landmark (Orpheum Theater), 4th Ald. Dist.	Properties currently for sale. Staff uncertain if hotel, as approved by the Common Council on Sept. 25, 2018, is proceeding. Note: the 2018 Planned Development approval is valid until September 25, 2023.	52535	52218		51562
Submitted									
223 S. Pinckney Street	Judge Doyle - Block 105 Hotel	12/2/2020	262	9-story, 262-room Block 105 Judge Doyle Hotel with restaurant-tavern and outdoor eating area in the Downtown Core. Proposal is an alteration of the request for an Amended PD(SIP) (Legistar File # 56288) which was Approved by the CC on 9/3/2019.	Still requires Final Approval from UDC.	63856		62784	
Placed on File / Inactive									
502-506 E. Washington Avenue and 7-11 N. Franklin Street		11/8/2017	45	Demolish 4 residential bldgs (502 E.Wash, a 2-unit; 505 E.Wash, a 2-unit; 7 Frkln, a single-family home; & 11 Frkln, a 4-unit) to construct 5-story, 45-room hotel.	Referred by the PC on 2/5/2018, at request of the applicant (Considered On Hold).	49535		48451	
701 Gardener Road	Madison Yards at Hill Farms - Block 2	3/4/2020	150	Madison Yards at Hill Farms Block 2 in Urban Design Dist. No. 6. Planned Development District. Project consists of a ~50,000 sq. ft grocery store, a 6-story, 150-room hotel, 135 structured parking stalls, and associated loading.	On Hold		TBD	58985	

* This list is limited to those hotel proposals which were reviewed by the Plan Commission