



City of Madison

City of Madison
Madison, WI 53703
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Meeting Minutes - Approved URBAN DESIGN COMMISSION

*Consider: Who benefits? Who is burdened?
Who does not have a voice at the table?
How can policymakers mitigate unintended consequences?*

Wednesday, August 14, 2024

4:30 PM

Virtual

CALL TO ORDER / ROLL CALL

*Rummel arrived during Roll Call

Present: 6 - Marsha A. Rummel; Jessica Klehr; Cliff Goodhart; Christian J. Harper;
Rafeeq D. Asad and Russell S. Knudson

Excused: 2 - Kathryn (Wendy) von Below and Shane A. Bernau

APPROVAL OF MINUTES

A motion was made by Harper, seconded by Knudson, to Approve the Minutes of July 17, 2024. The motion passed by voice vote/other.

PUBLIC COMMENT

1. [81138](#) Public Comment

None.

DISCLOSURES AND RECUSALS

None.

ROLL CALL

Present: 7 - Marsha A. Rummel; Jessica Klehr; Cliff Goodhart; Shane A. Bernau;
Christian J. Harper; Rafeeq D. Asad and Russell S. Knudson

Excused: 1 - Kathryn (Wendy) von Below

AGENDA OVERVIEW

Jessica Vaughn gave an overview of the projects.

UNFINISHED BUSINESS

2. [83068](#) 521 E Washington Avenue - New Mixed-Use Building in Urban Design District (UDD) 4.
(District 6)

The motion passed with the following conditions:

- That the C shaped corner element be revised to lower the element at least one floor and that

the light gray or red material be wrapped across the top of the building. Continued review of this detail can be completed administratively.

· Consideration should be given to more formally securing the patio area. Continued review can be completed administratively by staff.

A motion was made by Asad, seconded by Knudson, to Grant Final Approval. The motion passed by voice vote/other.

3. [78595](#) 4716 Sheboygan Avenue - Major Amendment to an Existing Planned Development (PD) for a New Hotel in Madison Yards at Hill Farms in Urban Design District (UDD) 6. (District 11)

This item was approved as a consent item with the finding that all applicable standards and conditions of approval are adequately addressed and with all the staff recommendations contained in the report.

The motion found that the conditions of Initial Approval have been met.

A motion was made by Asad, seconded by Klehr, to Grant Final Approval. The motion passed by voice vote/other.

NEW BUSINESS

4. [84396](#) 131 East Towne Mall - Major Exterior Alteration to an Existing Building in a Planned Multi-Use Site. (District 17)

The motion passed with the following condition:

· The color scheme shall be adjusted to provide better balance to the composition, including adding pops of color to the wing wall and to not split the etched diamond patterns.

A motion was made by Klehr, seconded by Knudson, to make an advisory recommendation to the Planning Director to Approve. The motion passed by voice vote/other.

SPECIAL ITEMS OF BUSINESS

5. [84627](#) 916 Williamson Street - Facade Grant for Exterior Modifications to an Existing Building. (District 6)

This item was approved as a consent item with the finding that all applicable standards are adequately addressed and with all the staff recommendations contained in the report.

A motion was made by Knudson, seconded by Asad, to Approve the Facade Grant. The motion passed by voice vote/other.

Note: Items 6 and 7 are related and were considered as one public hearing. Following the public hearing, the Urban Design Commission made separate findings and motions on each agenda item.

6. [84382](#) Adopting an amendment to the Comprehensive Plan related to the Northeast Area Plan.

A motion was made by Knudson, seconded by Harper, to Return to Lead with the Recommendation for Approval to the PLAN COMMISSION. The motion passed by voice vote/other.

7. [84379](#) Adopting the Northeast Area Plan, adopting an amendment to the Comprehensive Plan and archiving underlying plans.

A motion was made by Knudson, seconded by Klehr, to Return to Lead with the Recommendation for Approval to the PLAN COMMISSION. The motion passed by voice vote/other.

Note: Items 8 and 9 are related and were considered as one public hearing. Following the public hearing, the Urban Design Commission made separate findings and motions on each agenda item.

8. [84383](#) Adopting an amendment to the Comprehensive Plan related to the West Area Plan.

The motion includes a recommendation that the Plan recommendations related to UDD 3 be updated to "...modify/revise UDD 3, or to include consideration of other areas where a new UDD may be appropriate, including the West Towne Mall area (similar to East Towne Area), and down Mineral Point Road to S High Point Road, to align with the BRT route."

The motion was passed on a vote of (5-1-1) with Knudson, Rummel, Klehr, Harper, and Bernau voting yes; Asad abstaining; and Goodhart non-voting.

A motion was made by Knudson, seconded by Rummel, to Return to Lead with the Recommendation for Approval to the PLAN COMMISSION. The motion passed by the following vote:

Ayes: 5 - Marsha A. Rummel; Jessica Klehr; Shane A. Bernau; Christian J. Harper and Russell S. Knudson

Abstentions: 1 - Rafeeq D. Asad

Excused: 1 - Kathryn (Wendy) von Below

Non Voting: 1 - Cliff Goodhart

9. [84377](#) Adopting the West Area Plan, adopting an amendment to the Comprehensive Plan and archiving underlying plans.

The motion includes a recommendation that the Plan recommendations related to UDD 3 be updated to "...modify/revise UDD 3, or to include consideration of other areas where a new UDD may be appropriate, including the West Towne Mall area (similar to East Towne Area), and down Mineral Point Road to S High Point Road, to align with the BRT route."

A motion was made by Knudson, seconded by Klehr, to Return to Lead with the Recommendation for Approval to the PLAN COMMISSION. The motion passed by voice vote/other.

INFORMATIONAL PRESENTATIONS

10. [84250](#) 2450 E Washington Avenue - New Multi-Family Building in Urban Design District (UDD) 5. (District 12)

The Urban Design Commission Received an Informational Presentation

11. [84628](#) 418-446 W Washington Avenue + 413-417 W Mifflin Street - Alder Referral for an Advisory Recommendation to the Plan Commission for a Multi-Family Building. (District 4)

The Urban Design Commission Received an Informational Presentation

SECRETARY'S REPORT

SCHEDULE OF MEETINGS

BUSINESS BY MEMBERS

12. [81137](#) 2024 Announcements, Questions and/or Considerations for Future Agendas (no other action to be taken under this item).

ADJOURNMENT

The meeting was Adjourned at 7:57 p.m. by unanimous consent.