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, July 15, 2026 **4:30 PM** **Virtual**

Call to Order/Roll Call

Present: 5 - Davy Mayer; Shane A. Bernau; Anina Mbilinyi; Rafeeq D. Asad and Nicholas L. Hellrood

Excused: 2 - Jessica Klehr and David W.J. McLean

Approval of Minutes

A motion was made by Mbilinyi, seconded by Hellrood, to Approve the Minutes of July 1, 2026. The motion passed by voice vote/other.

Public Comment

1. 91178 Urban Design Commission Public Comment

None.

Agenda Overview

Jessica Vaughn gave an overview of the projects.

Disclosures and Recusals

Chair Bernau disclosed that Cherokee Middle School is in his district (Item #6)

Public Hearing Items

2. 93707 117 S Hamilton Street - Comprehensive Design Review for Signage (CDR). (District 4)

The motion to Approve included the conditions contained in the staff report:

1. The CDR Letter of Intent shall be revised as follows:
   - WLI Sign at W Doty Street: Shall be revised to remove the word “blade” from the first bullet point, as this is a wall sign, not a projecting sign.
   - WLI Sign at W Doty Street: Shall be revised to remove the second bullet “This sign is code compliant. The sign code allows for two (2) feet per lineal front of tenant space, not to exceed 100% of the signable area OR 40% of the signable area. In this case that would be 17 SF.”
   - BN-1 and BN-2 Signs at S Carroll Street: Shall be revised to reflect “Blade signs copy to be at least ½” dimensional lettering” to allow for thicker lettering if the tenant chooses in the future.
2. BI-1 sign graphics shall be revised to have consistent sign dimensions (3’6” x 4’3”).
3. BI-2 sign graphics shall be revised to have consistent sign dimensions (2’6” x 2’10”).
4. BI-2 sign graphics shall be revised to reflect a projecting sign, not a hanging sign.

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

3. 93708 4846 Tradewinds Parkway - Major Alteration to an Approved Building in Urban Design District (UDD) 1. (District 16)

The motion passed with the following conditions:

- The building design shall be revised to adjust the base material to bring it up further on the building to better balance the building proportions.
- Revise the landscape plan to switch out the boxwood for a more upright evergreen, like a juniper, and adjust the bed edge to provide a straighter line echoing the building edge.

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

4. 93257 110 E Rusk Avenue/1919 Alliant Energy Center Way - Major Exterior Alterations to an Existing Public Building in Urban Design District (UDD) 1. (District 14)

The motion passed with the following conditions to revise landscape plan as follows:

- Update plant list to swap out the Magnolia, Showy Mountain Ash, Yellow Birch, and Oaks with species that are more appropriate/native for the southern Wisconsin climate zone.
- Diversify the shrub palette.
- Minimize the spacing for the plant Mixed Perennial plugs or increase the plant size.

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

Unfinished Business

5. 92523 502 Pflaum Road - Public Building for MMSD Sennett Middle School. (District 15)

The motion passed with the following consideration:

- Consideration should be given to the pedestrian circulation so that it provides the shortest and most direct path to the main building entrance.

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

6. 92524 4301 Cherokee Drive - Public Building for MMSD Cherokee Middle School. (District 10)

The motion passed with the following condition:

- The building design shall be revised to adjust the massing to incorporate additional articulation and modulation, including bringing up the base material or bringing down the top material to better balance the building proportions, and looking at the canopy and where it terminates and its height at the main entry.

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

Informational Presentation

7. 93233 6302 Driscoll Drive - Major Alteration to an Approved Planned Development (PD). (District 3)

The Urban Design Commission Received an Informational Presentation

Secretary's Report

Business by Members

8. 91179 Business by Members

Adjournment

The meeting was Adjourned at 6:49 p.m. by unanimous consent.