



Legislation Details (With Text)

**File #:** 58012      **Version:** 1      **Name:** Rezone the northwestern quadrant of Mineral Point Road and Bear Claw Way

**Type:** Ordinance      **Status:** Passed

**File created:** 10/30/2019      **In control:** PLAN COMMISSION

**On agenda:** 1/7/2020      **Final action:** 1/7/2020

**Enactment date:** 1/17/2020      **Enactment #:** ORD-20-00001

**Title:** Creating Section 28.022 - 00410 of the Madison General Ordinances to change the zoning of property located at 9620 Brader Way, 9th Aldermanic District, from PD (Planned Development) to PD and approving a General Development Plan, and creating Section 28.022 - 00411 to approve a Specific Implementation Plan; creating Section 28.022 - 00412 to change the zoning of property located at 9601, 9701, 9801 and 9802 Brader Way, 9th District, from PD (Planned Development) District to SE (Suburban Employment) District; creating Section 28.022 - 00413 of the Madison General Ordinances to change the zoning of property located at 9501 Brader Way, 9th District, from PD (Planned Development) District to NMX (Neighborhood Mixed Use) District; and creating Section 28.022-00414 of the Madison General Ordinances to change the zoning of property located at 128-180 Bear Claw Way, 177 Veritas Drive, and 9502-9514 Brader Way 9th District, from PD (Planned Development) District to TR-U1 (Traditional Residential - Urban 1) District.

**Sponsors:** Planning Division

**Indexes:**

**Code sections:**

**Attachments:** 1. Locator\_Maps.pdf, 2. Application.pdf, 3. Letter\_of\_Intent\_Plans.pdf, 4. Staff\_Comments.pdf, 5. Registrant.pdf, 6. Disposition\_Letter.pdf

Date	Ver.	Action By	Action	Result
1/7/2020	1	COMMON COUNCIL	Adopt with Conditions and Close the Public Hearing	Pass
12/9/2019	1	PLAN COMMISSION	RECOMMEND TO COUNCIL TO ADOPT WITH CONDITIONS - PUBLIC HEARING	Pass
11/5/2019	1	COMMON COUNCIL	Referred for Public Hearing	
10/30/2019	1	Attorney's Office	Referred for Introduction	

No City appropriation required.

Creating Section 28.022 - 00410 of the Madison General Ordinances to change the zoning of property located at 9620 Brader Way, 9th Aldermanic District, from PD (Planned Development) to PD and approving a General Development Plan, and creating Section 28.022 - 00411 to approve a Specific Implementation Plan; creating Section 28.022 - 00412 to change the zoning of property located at 9601, 9701, 9801 and 9802 Brader Way, 9th District, from PD (Planned Development) District to SE (Suburban Employment) District; creating Section 28.022 - 00413 of the Madison General Ordinances to change the zoning of property located at 9501 Brader Way, 9th District, from PD (Planned Development) District to NMX (Neighborhood Mixed Use) District; and creating Section 28.022-00414 of the Madison General Ordinances to change the zoning of property located at 128-180 Bear Claw Way, 177 Veritas Drive, and 9502-9514 Brader Way 9th District, from PD (Planned Development) District to TR-U1 (Traditional Residential - Urban 1) District.

DRAFTER'S ANALYSIS: This ordinance rezones portions of the Blackhawk Church Town Center development in the northwestern quadrant of Mineral Point Road and Bear Claw Way; 9th Ald. Dist. from PD (Planned Development) District to SE (Suburban Employment), NMX (Neighborhood Mixed-Use), and TR-U1 (Traditional Residential - Urban 1) zoning districts. The existing church, parking structure and an adjacent future development site would be rezoned into a new, smaller PD district.

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The Common Council of the City of Madison do hereby ordain as follows:

1. A Planned Development District General Development Plan has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations.

2. Map Amendment 00410 of Section 28.022 of the Madison General Ordinances is hereby created to read as follows:

"28.022-00410. A Planned Development District General Development Plan is hereby approved for the following described property:

Lots 10, 11, Blackhawk Church Town Center Plat, located in the SE1/4 or the SW1/4 of Section 21, T7N, R8E City of Madison, Dane County, Wisconsin; and Lot 1 of Certified Survey Map No. 14313 as recorded in Dane County Register of Deeds Volume 97 page 265 of certified surveys, containing 11.82 acres."

3. A Planned Development District Specific Implementation Plan has been duly filed for approval of the Madison Common Council and is hereby made an integral component of the zoning district regulations.

4. Map Amendment 00411 of Section 28.022 of the Madison General Ordinances is hereby created to read as follows:

"28.022-00411. A Planned Development District Specific Implementation Plan is hereby approved for the following described property:

Lots 10, 11, Blackhawk Church Town Center Plat, located in the SE1/4 or the SW1/4 of Section 21, T7N, R8E City of Madison, Dane County, Wisconsin; and Lot 1 of Certified Survey Map No. 14313 as recorded in Dane County Register of Deeds Volume 97 page 265 of certified surveys, containing 11.82 acres."

5. Map Amendment 00412 of Section 28.022 of the Madison General Ordinances is hereby created to change the zoning of the following described property to SE (Suburban Employment) District:

"Lots 1, 2 and 12 and Outlot 1, Blackhawk Church Town Center Plat, located in the SE1/4 or the SW ¼ of Section 21, T7N, R8E City of Madison, Dane County, Wisconsin containing 8.88 acres."

6. Map Amendment 00413 of Section 28.022 of the Madison General Ordinances is hereby created to change the zoning of the following described property to NMX (Neighborhood Mixed-Use) District:

"Lot 3 Blackhawk Church Town Center Plat, located in the SE1/4 or the SW ¼ of Section 21, T7N, R8E City of Madison, Dane County, Wisconsin, containing 2.24 acres."

7. Map Amendment 00414 of Section 28.022 of the Madison General Ordinances is hereby created to change the zoning of the following described property to TR-U1 (Traditional Residential - Urban 1) District:

"Lots 4, 5, 6, 9 Blackhawk Church Town Center Plat, located in the SE1/4 or the SW ¼ of Section 21, T7N, R8E City of Madison, Dane County, Wisconsin, Lot 2 of Certified Survey Map 14313 as recorded in the Dane County Register of Deeds Volume 97 Page 264 of certified surveys, also that part of Lot 10, Blackhawk Church Town Center plat located in the SE1/4 of SW ¼ of SEC 21, T7N R83 as described in Document #5356522: Beginning at the NE corner of SD Lot 10, SD Point also being a SLY corner of Lot 7 of SD Blackhawk Church Town Center Plat; then along the boundary of SD Lot 10 S 00 DEG 00 minutes 00 SEC E, 286 feet; then continue along SD boundary of Lot 10 S 9000 MIN 00 SEC W, 168.61 feet to a point of intersection with an EFLY LN of SD Lot 10, SD point also begin a NWLY corner of lot 6 of SD Blackhawk Church Town Center Plat; then N 00 DEG 00 MIN 00 SEC W along the NLY EXT OF SD ELY LN OF LOT 10, 286 feet to the N line of said Lot10; then N 90 DEG 00 MIN 00 SEC E along SD N line, 168.61 feet to the point of beginning, containing 9.02 acres."