



City of Madison

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

Wednesday, August 5, 2009

4:30 PM

215 Martin Luther King, Jr. Blvd.
LL-110 (Madison Municipal Building)

CALL TO ORDER / ROLL CALL

Smith arrived at 5:10 p.m. during consideration of Agenda Item No. 1.

Present: 10 -

Marsha A. Rummel; Mark M. Smith; Dawn O. Weber; Todd R. Barnett;
Bruce F. Woods; Richard L. Slayton; John A. Harrington; Ronald S.
Luskin; R. Richard Wagner and Jay B. Fern

APPROVAL OF July 15 MINUTES

A motion was made by Barnett, seconded by Rummel, to Approve the Minutes of the July 15, 2009 meeting. The motion was passed by voice vote/other.

PUBLIC COMMENT

None.

ANNOUNCEMENTS

None.

SPECIAL ITEMS OF BUSINESS

1. [15511](#) 666 Wisconsin Avenue - PUD(GDP-SIP) - Edgewater Hotel Expansion.
2nd Ald. Dist.

The Urban Design Commission Received an Informational Presentation

2. [15282](#) Adopting the *Northport-Warner Park-Sherman Neighborhood Plan* as a supplement to the *City of Madison Comprehensive Plan*.

The motion provided support and encouragement to extend existing Urban Design District No. 4 down Northport and Packers Avenues, as well as encouraging pedestrian/bicycle issues to be continued to be worked on as part of ongoing efforts between the area's Alder and neighborhoods within the plan area.

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

3. [15557](#) Report of the Facade Grant Staff Team - 701 Wingra Drive and 2 South Mills Street.

The motion required staff to follow up on previous permits relevant to the scope of improvements with the façade grant, as well as the need to provide for adequate notification of public hearing as required by ordinance.

A motion was made by Rummel, seconded by Luskin, to Refer 701 Wingra Drive to the URBAN DESIGN COMMISSION. The motion passed by voice vote/other.

A motion was made by Harrington, seconded by Weber, to ACCEPT the report for 2 South Mills Street. The motion passed by voice vote/other.

UNFINISHED BUSINESS

4. [14907](#) 400 State Street - Lisa Link Peace Park Improvements in the C4 District. 4th Ald. Dist.

The motion noted that the Urban Design Commission makes a finding that based on site specific approval as a one-story building because of its size, scale and context, a park with a pavilion type structure is appropriate with the C4 Central Commercial District.

A motion was made by Wagner, seconded by Barnett, to Grant Initial Approval. The motion passed by the following vote:

Ayes: 8 -

Mark M. Smith; Dawn O. Weber; Todd R. Barnett; Bruce F. Woods; Richard L. Slayton; John A. Harrington; R. Richard Wagner and Jay B. Ferm

Noes: 2 -

Marsha A. Rummel and Ronald S. Luskin

5. [05096](#) 1 Hawks Landing Circle (Lot 62) - Amendment to a Previously Approved PUD-SIP, to change Building "A" from an office building to a 30-unit apartment building. 1st Ald. Dist.

The motion required an additional tree island to be provided within the southerly bay of surface parking adjacent to the drive aisle.

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

6. [13295](#) 2 South Bedford Street - PUD(GDP-SIP), Mixed-Use Development. 4th Ald. Dist.

The motion provides for 6-foot balconies with the original design with vertical breaks and no horizontal bands between the fourth and fifth stories, and the following:

- The signage package is to return.
- There should be no window signage applications or overlays.

- An option is provided to eliminate the brick divider between oval windows on the fourth floor level of Building #2.
- Utilize compact parking stalls within the stalls adjacent to the warehouse building.
- Increase bike groupings from 4 to 6 stalls.

A motion was made by Smith, seconded by Slayton, to Grant Final Approval. The motion passed by the following vote:

Ayes: 9 -

Mark M. Smith; Dawn O. Weber; Todd R. Barnett; Bruce F. Woods; Richard L. Slayton; John A. Harrington; R. Richard Wagner; Jay B. Ferm and Marsha A. Rummel

Noes: 1 -

Ronald S. Luskin

7. [15556](#)

7017 Mineral Point Road - New Construction in a Planned Commercial Site exceeding 40,000 square feet of retail space for a multi-tenant retail building. 9th Ald. Dist.

The motion required modifications to either the south elevation's parking arrangement to provide for relocated handicapped access and more greenspace, or a redo of handicapped access as proposed to eliminate the slope of ramps at the sidewalk/pedestrian area along the building's east elevation, combined with a shifting further south of the handicapped accessible parking stalls abutting South Gammon Road and accessible pathway to the east elevation of the building.

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

8. [14911](#)

115 & 117 South Bassett Street - PUD(GDP-SIP) for the Conversion of a Single-Family Home into a Three-Unit and a Three-Unit into a Four-Unit Building plus a new five-unit house. 4th Ald. Dist.

The motion reiterated the Commission's concern with the lack of appropriately detailed drawings, architecture, as well as consistency in design elements proposed with the plans, noting to the applicant to coordinate plan development with an architect to address the Commission's previously stated concerns with the review of the project.

A motion was made by Luskin, seconded by Ferm, to Refer to the URBAN DESIGN COMMISSION. The motion passed by the following vote:

Ayes: 9 -

Dawn O. Weber; Todd R. Barnett; Bruce F. Woods; Richard L. Slayton; John A. Harrington; Ronald S. Luskin; R. Richard Wagner; Jay B. Ferm and Mark M. Smith

Noes: 1 -

Marsha A. Rummel

NEW BUSINESS

9. [15512](#) 668 State Street - PUD-SIP to Add 4 Stories to an Existing 2-story Building for 20 New Apartment Units. 8th Ald. Dist.

The Urban Design Commission Received an Informational Presentation

BUSINESS BY MEMBERS

None.

ADJOURNMENT

A motion was made by Barnett, seconded by Smith, to Adjourn at 11:32 p.m.
The motion passed by voice vote/other.