



## Zoning Text

### **REZONING REQUEST From R6 & C2 to Planned Unit Development (PUD-GDP) for the New South Campus Union, 1308 West Dayton Street**

<b>Statement of Purpose</b>	This document rezoning from R6 & C2 to Planning Unit Development is established to allow for the construction of the South Campus Union and to accommodate, encourage and promote an appropriate social, meeting, dining and guest room environment suitable for a mostly adult population in the southwest portion of the University of Wisconsin–Madison campus while maintaining an intensity of land use compatible with the surrounding neighborhood and enhancing the aesthetic quality of the campus in the area.
<b>Permitted Uses</b>	The permitted uses of this PUD zone will be a university union facility. The property is currently used for identical functions and is zoned R6/C2 along with an existing university library facility. Outdoor dining facilities associated with university athletic and other similar university events will be provided as shown on the approved plans. Outdoor performance venues (movie nights, small musical acts, etc.) are also an permitted use of these facilities and will be accommodated per the approved plans.
<b>Lot Area, Bulk and Yard Requirements</b>	Lot area, building height, floor area ratio; front, side and rear yards; and open space shall be as shown on the approved plans.
<b>Off-Street Parking and Loading</b>	Daily off-street parking will be provided in this zone in an underground parking garage. Short term active loading will be provided off the southeast corner of the building. Deliveries will be accommodated in an underground service area located in the NW corner of the building. Adjacent sidewalks serve as the accessible routes to the major building entrances which are being made accessible.
<b>Bicycle Parking:</b>	Bicycle and moped parking will be provided as shown on the approved plans.
<b>Landscaping:</b>	Landscaping will be as shown on the approved plans and installed by the general contractor or his subcontractor under contract awarded by the State. The approved landscape plans, along with a specification, will be part of the bid documents for this project.
<b>Lighting:</b>	Site lighting will be provided as shown on the approved plans.
<b>Signage:</b>	Building signage is existing on the north side of the building and as shown on the approved plans. New building mounted or engraved signage will be included as part of the project per the approved campus standards.
<b>Alterations &amp; Revisions:</b>	No alteration or revision of this Planned Unit Development shall be permitted unless approved by the City Plan Commission. However, the Zoning Administrator may approve minor alterations which are approved by the Director of Planning and Development and the district Alderperson and are compatible with the concept stated in the underlying Planned Unit Development plan approved by the Plan Commission.

#### **Facilities Planning & Management**