

Zoning Text

Rezoning PUD-GDP to PUD-GDP-SIP

Lot 262, Second Addition to Reston Heights

August 17, 2011

Legal Description: Lot 262 and Outlot 29, Second Addition to Reston Heights, as recorded in Volume 58-066B of Plats, on Pages 346-350, as Document Number 4003594, Dane County Registry. Located in the Northeast Quarter of the Southwest Quarter and the Southeast Quarter of the Southwest Quarter, all in Section 01, Township 07 North, Range 10 East, City of Madison, Dane County, Wisconsin.

- A. **Statement of Purpose:** This zoning district is established to allow for the construction of an 86-unit multifamily housing community.
- B. **Permitted Uses:** Following are permitted uses within the PUD district:
 - 1. An 86-unit multifamily housing community.
 - 2. Accessory uses including parking for residents and guests, swimming pool, clubhouse, pergola type structure, and those accessory uses allowed in the R-4 district.
 - 3. Temporary buildings for storage of building materials and equipment for construction purposes when on the same lot as a principle use for a period not to exceed the duration of such construction.
- C. **Lot Area:** As shown on the approved plans.
- D. **Height Regulations:** As shown on the approved plans.
- E. **Yard Regulations:** As shown on the approved plans.
- F. **Landscaping:** Site Landscaping will be provided as shown on the approved plans.
- G. **Usable Open Space Requirements:** Usable open space will be provided as shown on the approved plans.
- H. **Parking & Loading:** Off-street and surface parking shall be provided as shown on the approved plans.
- I. **Family Definition:** The family definition shall coincide with the definition given in M.G.O.28.03 for the R-4 zoning district.

- J. **Signage:** Signage will be allowed as per Chapter 31 of the Madison General Ordinances as compared to the R4 district or signage will be provided as approved on the S.I.P. plans or as a minor alteration to the approved SIP.

- K. **Alterations and Revisions:** No alteration or revision of this Planned Unit Development shall be permitted unless approved by the City Planning Commission, however, the Zoning Administrator may issue permits for minor alterations or additions which are approved by the Architectural Review Committee, Director of Planning and Development, and the alderperson of the district and are compatible with the concept approved by the City Planning Commission.