

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: March 10, 2008

To: Plan Commission
From: Patrick Anderson, Assistant Zoning Administrator
Subject: Sherman Ave., CSM

Present Zoning District: Agri.. Temp.

Proposed Use: Divide into two lots, one to be sold to the City. The other for future Res. Development.

Proposed zoning District: AG Temp.

MAJOR OR NON-STANDARD REVIEW COMMENTS (Comments which are special to the project and/or may require additional work beyond a standard, more routine project). NONE

GENERAL OR STANDARD REVIEW COMMENTS: NONE

ZONING CRITERIA

Bulk Requirements	Required	Proposed
Lot Area	5 acres.	18/25 acres
Lot width	300'	440' / 540'
Front yard	60'	
Side yards	80'	
Rear yard	100'	
Building height	2 stories / 35 '	

Site Design	Required	Proposed
Number parking stalls	Depends on use	
Accessible stalls	Dep. # pkg stalls & use	
Loading	Dep. on use & size bldg.	
Number bike parking stalls	Dep. on # pkg stalls & use	
Landscaping	Dep. on # pkg stalls	
Lighting	No	

Other Critical Zoning Items	
Urban Design	No
Historic District	No
Landmark building	No
Flood plain	Yes
Utility easements	No
Water front development	No
Adjacent to park	No
Barrier free (ILHR 69)	Yes

With the above conditions, the proposed project **does** comply with all of the above requirements.