

# OUR CITY OF MADISON



## Building Inspection Division

Matt Tucker, Director



CITY OF MADISON



# Vision and Mission



People - Places - Possibilities

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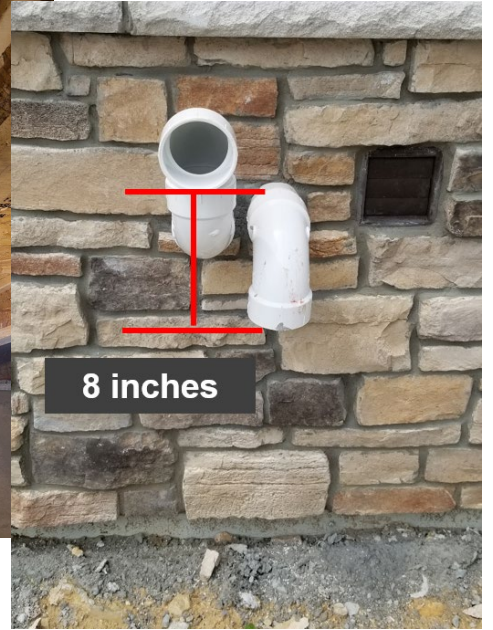
# Our Agency's Vision and Mission

## Vision

- *Our Madison: Inclusive, Innovative, & Thriving*

## Mission

- *To educate first and enforce when necessary*
- *To provide the highest quality service for the common good of our residents and visitors.*



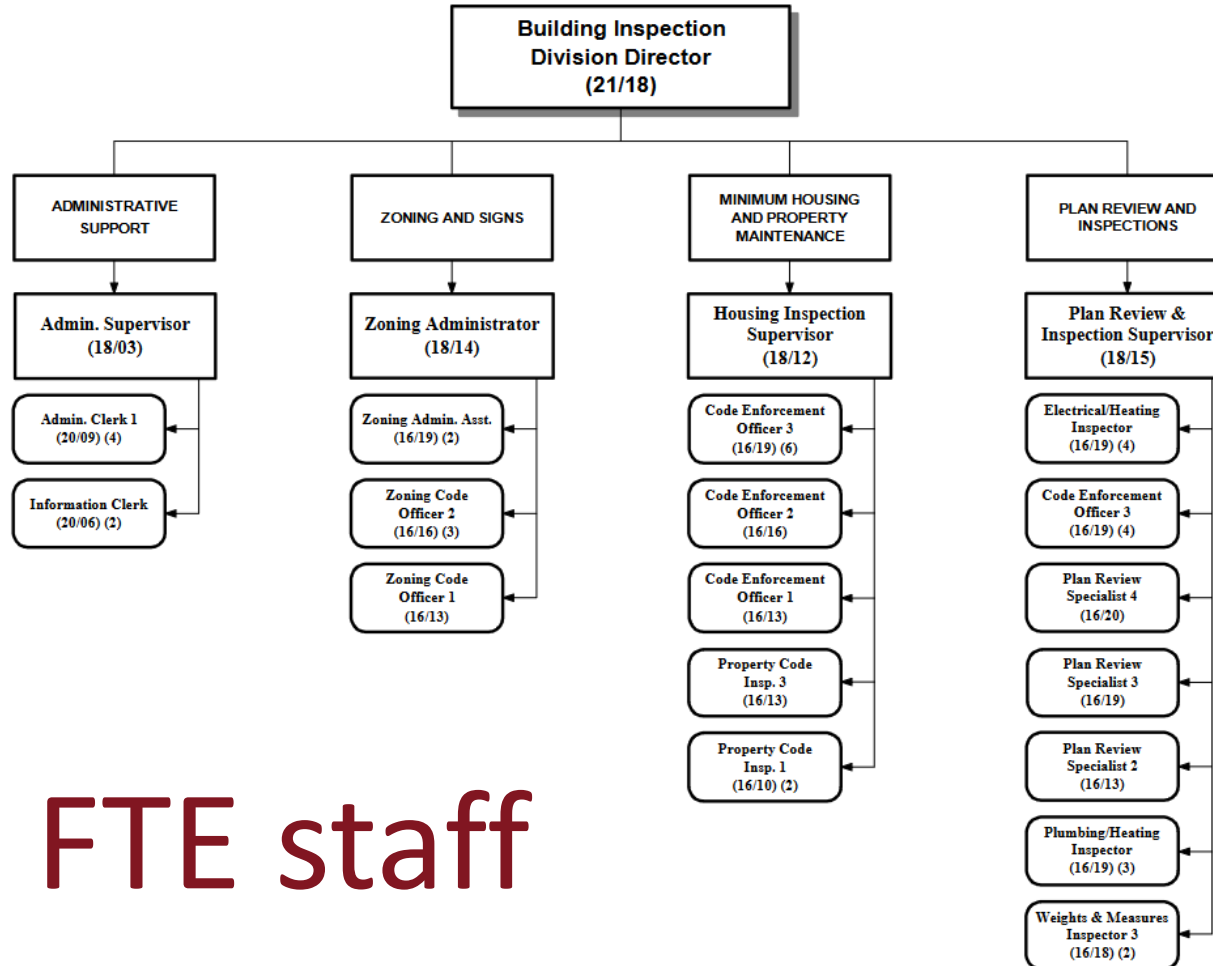
# Structure, Services, and Staff



People - Places - Possibilities

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# Structure



43 FTE staff



# Services/Areas

## *Consumer Protection (Weights and Measures)*

- *Gas pumps, bar code scanners, grocery store and other scales, taxi meters, timing devices: coin operated dryer, etc.*
- *About 1000 licensed locations per year*
- *20k-25k devices*



# Services/Areas

## *Health and Welfare*

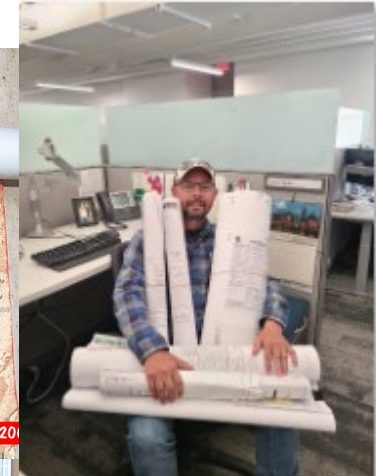
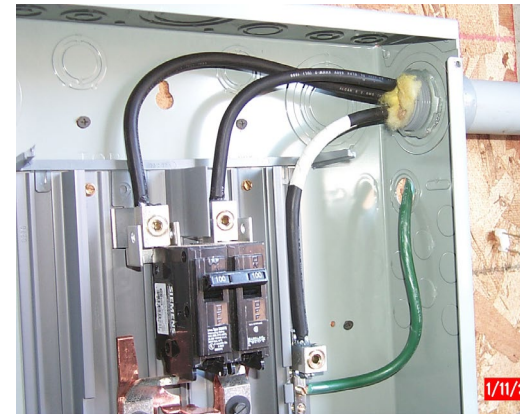
- *Exterior Property Maintenance*
  - *Junk / Trash / Debris*
  - *Tall Grass / Weeds*
  - *Snow / Ice clearing of public sidewalks (580 snow citations this season)*
  - *Dead / dying trees*
  - *Street / sidewalk obstructions / vision clearance*
  - *1 and 2 family erosion control*
- *3,999 cases (2022)*



# Services/Areas

## *Plan Review and Inspection*

- *\$651 million in new construction in 2022*
- *Added 3633 dwelling units (90% apartments)*
- *1546 plan reviews*
- *11 inspectors, average 15 inspections a day*
- *Inspectors carry about 2500+ open permits*





# Services/Areas

## *Systematic Code Enforcement*

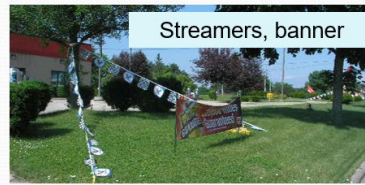
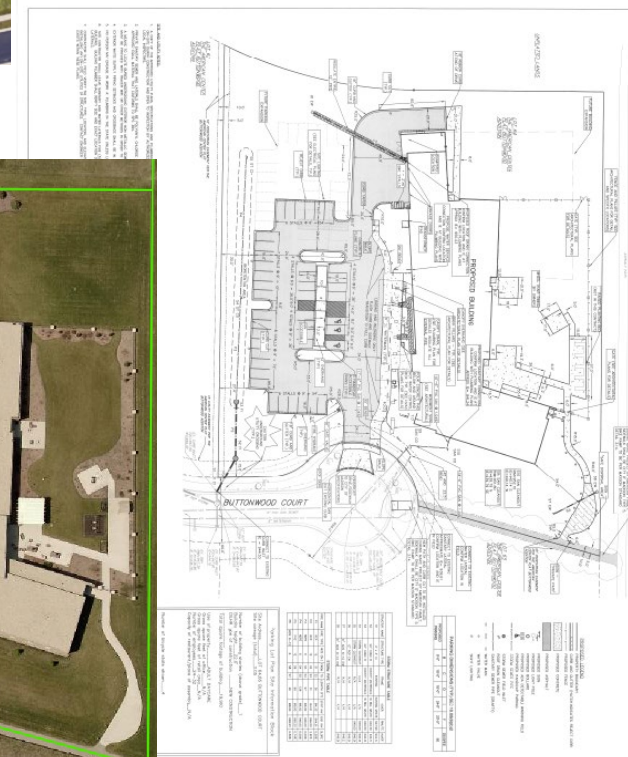
- *Exterior of Existing buildings: Inspections of any building*
- *Interior inspections: residential common areas rental dwelling units, also any other building upon complaint or referral.*
- *We inspect, educate on code requirements and instruct on matters to be corrected*
- *1,077 Housing cases (2022)*
- *10 inspectors*



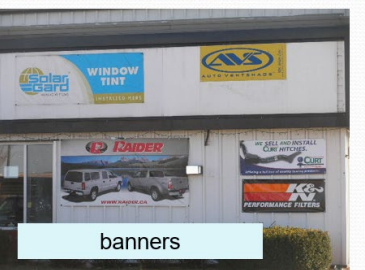
# Services/Areas

## Zoning and Signs

- Process about 650 sign permits annually
- Site Plan Review, 475 projects in 2022
- Complaint inspections



Streamers, banner



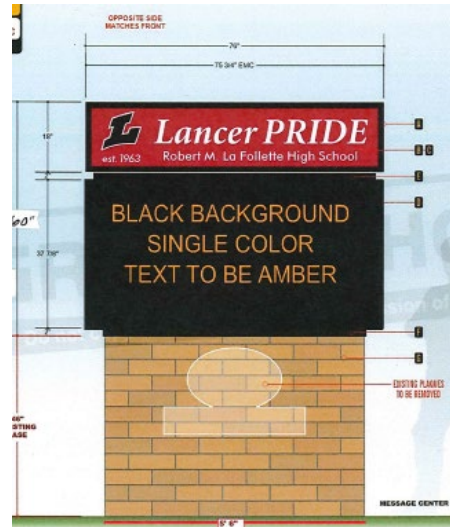
banners



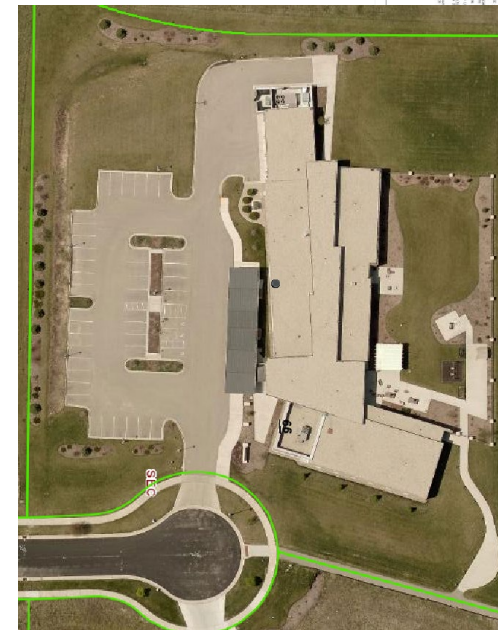
Adversail, commercial flag



Dancing windsock creature



THE CLIENT HAS THE SOLE RESPONSIBILITY FOR THE CORRECTNESS AND SAFETY OF ALL EXISTING STRUCTURES TO SUPPORT THE MESSAGE CENTER. THE CLIENT SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF MADISON. PLEASE REVIEW SPEC. & PROOF.



# Services/Areas

## Zoning and Signs

- Code changes (policy initiatives)
- Programs and codes
- 7 staff

### QUESTIONS AND ANSWERS

## Q&A

### TOURIST ROOMING HOUSES (TRHs) IN THE CITY OF MADISON

**What is the Zoning Tourist Rooming House Permit?**  
The ZTRHP1 Permit allows the operation of a TRH for stays of one night or more. If host is present when guests stay, there is no limit to the number of rental nights; if host is not present there is a 30-night maximum that the TRH may operate. This must be host's primary residence.\*

**Who can operate a TRH?**  
TRHs can be operated by home owners, or by tenants if explicitly allowed in the lease.

**Can I operate a Tourist Rooming House in my apartment?**

City of Madi:  
Building Insp.  
Madison Mu  
215 Martin I  
P.O. Box 298  
Madison, WI  
phone: (608)  
web: cityofr  
email: zonir

#### TRH DEFINITION

### What is a Tourist Rooming House?



## ELECTRIC VEHICLE CHARGING

EV Ready / EV Installed Requirements for Parking

**NEW ORDINANCE** Effective 1/20/2021

28.141(8)(e)

### ELECTRIC VEHICLE CHARGING STATION REQUIREMENTS.

Parking facilities shall be designed and built to meet the following requirements:

28.141(8)(e)(1)

### APPLICABILITY.

- Any new parking facility
- Any parking facility expanded by 50%, as measured in parking spaces being



## Putting Up a Fence or a Hedge



## Family Definition Revision

The family definition is part of our zoning code. It restricts the number of people who can live in an apartment or house together in Madison based on:

- zoning district;
- whether they are renters or homeowners; and
- whether they are related to one another.

Over 1/3 of the land area in Madison is zoned to prohibit more than two unrelated renters from living together. In these same areas, owner-occupied housing units can house up to five unrelated individuals. These

## Voicing Your Opinion

### CITY OF MADISON SIGN ORDINANCE

NO PERMIT OR FEE REQUIRED

### Types of opinion signs



◀ **ELECTION CAMPAIGN SIGNS:** Temporary non-commercial sign displayed during an "Election Campaign Period" on private property. Cannot have any electrical, mechanical or audio aspect. Mounted on a post in a yard or on a building if not blocking ventilation.



NONCOMMERCIAL SIGNS: Signs expressing



Department of Planning & Community & Economic Development

#### Building Inspection Division

Madison Municipal Building, Suite 017  
215 Martin Luther King Jr. Blvd.  
P.O. Box 2984  
Madison, Wisconsin 53701-2984  
Phone: (608) 266-4551

[www.cityofmadison.com/dpced/bi/signs/106](http://www.cityofmadison.com/dpced/bi/signs/106)

▶ "Election Campaign Period" dates:

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# Key Staff



JoseMaria Donoso (First name JoseMaria)  
Housing and Property Maintenance Supervisor



Katie Bannon  
Zoning Administrator

# Key Staff



Gabriela Arteaga  
Administrative Supervisor



Kyle Bunnow  
Plan Review and Inspection Supervisor

# Common Citywide Collaborations



People - Places - Possibilities

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# Common Citywide Collaborations

Staff in our agency most often collaborate with these agencies across TeamCity:

Agency	Topic(s)
Private property development reviewers	Site Plan Review, enforcement
Streets, parks, Metro, Engineering	Snow Team
Streets and Recycling	Large item pickup, Junk/Trash/Debris, Tree concerns, intersection sight clearance
Fire Department, City facilities	Safe buildings
Planning	Development review -> permitting
IT department	Software advancements, website development

# Boards, Committees, Commissions

Our agency staffs the following City of Madison Boards, Committees and Commissions:

Board, Committee, Commission	Key Staff
Building Code, Fire Code, Conveyance Code and Licensing Appeals Board (BUILDING BOARD)	Kyle Bunnow
Zoning Board of Appeals	Katie Bannon
Landlord and Tenant Issues Committee	JoseMaria Donoso, Gabriela Arteaga
Urban Design Commission	Katie Bannon
Plan Commission	Katie Bannon



# Agency Resources



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# Our Agency's Key Links

Agency Website: <https://www.cityofmadison.com/dpced/bi/>

Development Services Center:

<https://www.cityofmadison.com/development-services-center>

## Wisconsin State Statutes

- SPS 320-325 Wisconsin Uniform Dwelling Code (for 1 and 2 family dwellings), 2015 IBC (all buildings other than 1 and 2 family dwellings)

## Madison General Ordinances

- Ch. 18 (Plumbing), 19 (Electrical), 22 (Consumer Protection and Weights/Measures), 24 (Offences Against Peace and Quiet), 29 (Building Code) 30 (HVAC)
- Ch. 27 ( minimum Housing and Property Maintenance), 32 (Landlord/Tenant), 37 (Erosion Control)
- Ch. 28 (Zoning), 31 (Sign Control)
- Enforcement authority for most chapters, to assist other City agencies

## Other state and federal mandated laws

# Our Agency's Acronyms

Common acronyms used by our agency include:

“CB” cases

- Enforcement cases you will see in monthly reports

JTD

- Junk/Trash/Debris, complaint response and enforcement cases

BI

- Building Inspection Division

UDC

- Uniform Dwelling Code (1 and 2 family building code)

IBC

- International (Commercial) Building Code

PD

- Planned Development Zoning District

# OUR CITY OF MADISON



## Let's Connect!

Matt Tucker, Building Inspection Division Director

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608-266-4849

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