

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: October 6, 2014

To: Plan Commission

From: Patrick Anderson, Assistant Zoning Administrator

Subject: 453 W. Gilman Street

Present Zoning District: UMX Urban Mixed-Use District

Proposed Use: Construct outdoor seating area for restaurant-tavern.

Conditional Use: Section 28.072(1): Outdoor eating areas associated with food and beverage establishments is a Conditional Use

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

1. Meet applicable building/fire codes. The current capacity is set at persons and will not be increased with this new outdoor seating. Capacity shall be established by the Building Inspection Unit. Contact Mike VanErem at 266-4559 to help facilitate this process.
2. Bike parking shall comply with City of Madison General Ordinances Table 28I-3 (General Regulations). Provide bike parking stalls for said uses. Bicycle parking design and location shall comply with Sec. 28.141 (11) of the City of Madison General Ordinances. Provide details on final plans, a bike parking stall is two feet by six feet with a five-foot access area. Provide detail of bike rack. A parking adjustment subject to 28.141(5) shall be required if compliance is not met.
3. Provide details of refuse enclosure and fence.

UMX ZONING CRITERIA

Dimensional Requirements	Required	Proposed
Lot Area	3,000 sq. ft.	4,323 sq. ft.
Lot width	30'	33'
Min. Front Yard Setback	0	0 existing
Maximum front yard	10'	n/a
Side Yard Setback	0	0
Rear Yard	10'	27'8"
Maximum lot coverage	90%	No change
Minimum Height	2 stories	2 stories existing

Site Design	Required	Proposed
Number parking stalls	0 (Central Area)	0
Accessible stalls	n/a	n/a
Number bike parking stalls	5% of capacity	TBD
Landscaping	No	Yes
Lighting	No	No change

Other Critical Zoning Items	
Urban Design	No
Historic District	No
Adjacent to Landmark	No
Utility easements	None shown
Barrier free (ILHR 69)	Yes
Well Head Protection	No