

Zoning Text: Specific Implementation Plan
Project Name: 430/432 West Dayton Street
Project Address: 430/432 West Dayton Street

Legal Description: NE ½ of Lot 15, Block 41 of Original Plat of City of Madison in the City of Madison, Dane County, Wisconsin.

- A. **Statement of Purpose:** This zoning district is established to permit the construction of a new one dwelling unit accessory structure as defined in City of Madison ordinances 28.07(6)(e)(2)d. An existing four unit apartment building at 430 W. will remain as is. This will bring the total to five apartments. Inside of the accessory structure, the first floor will consist of one garage stall, laundry facility, and indoor bike/moped parking which will serve the all of the residents on this property.
- B. **Permitted Uses:** Residential uses as permitted in the R6 general Residence District, as shown on the approved plans. Accessory uses as shown on the approved plans. Other permitted accessory uses include: laundry, vehicle parking, bike parking, moped parking, storage, space for recreational equipment, and mechanical uses.
- C. **Lot Area:** 4,356 square feet as shown on enclosed survey attachment.
- D. **Height Regulations:** Buildings are restricted to current height. The accessory structure may not exceed 30' in height.
- E. **Yard requirements:** Yard areas will be provided as shown on approved plans.
- F. **Landscaping:** Site landscaping will be provided as shown on approved plans.
- G. **Accessory Off-Street Parking:** Parking shall be as provided on approved plans.
- H. **Lighting:** Lighting will be provided as shown on approved plans.
- I. **Signage:** Signage shall be limited to the maximum permitted in the R6 zoning district, as approved by the Urban Design Commission and Zoning Administrator.
- J. **Family Definition:** The family definition shall coincide with the definition given in M.G.O. 28.03 for the R-6 zoning definition.
- 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 Director of Planning and Development and the alderperson of the district and are compatible with the concept approved by the City Planning Commission.

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