

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: January 31st, 2008

To: Plan Commission
From: Patrick Anderson, Assistant Zoning Administrator
Subject: 1314 West Johnson Street

Present Zoning District: C-2

Proposed Use: Demolish Conditional Use: Demolition of Randall Tower.
28.04(22) - Demolition of principal buildings requires Plan Commission approval.

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).

GENERAL OR STANDARD REVIEW COMMENTS

1. Obtain approval for the submitted reuse/recycling plan from the City's Recycling Coordinator, Mr. George Dreckmann, prior to a demolition permit being issued.
2. Future development shall meet applicable building and zoning ordinances following applicable processes. As the result of no proposed use, the site shall be landscaped and seeded with grass.
3. Install physical barriers at the drive openings onto the property. These barriers shall be in place at the expiration of any approved use to prevent vehicular encroachment until such time as the site will be redeveloped. Show the type of physical barrier to be installed on the final site plan.

ZONING CRITERIA

Bulk Requirements	Required	Proposed
Lot Area	6,000 sq. ft.	As shown on plans.
Lot width	50'	Existing
Front yard	0'	n/a
Side yards	0'	n/a
Rear yard	0'	n/a
Floor Area Ratio	3.0	None proposed

Other Critical Zoning Items	
Reuse/recycling plan	Yes (1)

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