

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: November 17, 2006

To: Plan Commission

From: Kathy Voeck, Assistant Zoning Administrator

Subject: 4602 S Biltmore Lane, CSM

Present Zoning District: 0-4

Proposed Use: Adjust a property line between two lots

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

ZONING CRITERIA

Bulk Requirements	Required	Proposed
Lot Area	130,680 sq. ft. (3 acres)	Lot 1-7.88 ac, Lot -2 4 ac
Lot width	300'	adequate
Usable open space	n/a	n/a
Front yard	25'	
Side yards	15', 50' on East Park Blvd	
Rear yard	30'	
Floor area ratio	1.0	
Building height	n/a	

Site Design	Required	Proposed
Number parking stalls	Depends on use	
Accessible stalls	Yes	
Loading	Dep. on use & size of bldg.	
Number bike parking stalls	Dep. on use & # car stalls	
Landscaping	Yes	
Lighting	No (reviewed at plan submit.)	

Other Critical Zoning Items	
Utility easements	Yes
Barrier free (ILHR 69)	Yes

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