

# LAND USE APPLICATION

## Madison Plan Commission

215 Martin Luther King Jr. Blvd; Room LL-100  
 PO Box 2985; Madison, Wisconsin 53701-2985  
 Phone: 608.266.4635 | Facsimile: 608.267.8739

- The following information is required for all applications for Plan Commission review.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at [www.cityofmadison.com/planning/plan.html](http://www.cityofmadison.com/planning/plan.html)
- All zoning application packages should be filed directly with the Zoning Administrator's desk.
- All applications will be reviewed against the applicable standards found in the City Ordinances to determine if the project can be approved.

### FOR OFFICE USE ONLY:

Amt. Paid \$ 2450 Receipt No. 78508  
 Date Received 2-7-07  
 Received By PT  
 Parcel No. 0708-344-0803-5  
 Aldermanic District 1, Jed Sanborn  
 Cn Eng. hold  
 Zoning District PUDSIP

**For Complete Submittal**

Application	<input checked="" type="checkbox"/>	Letter of Intent	<input checked="" type="checkbox"/>
Map	<input type="checkbox"/>	Legal Description	<input checked="" type="checkbox"/>
Man Pets	<input checked="" type="checkbox"/>	Zoning Text	<input checked="" type="checkbox"/>
Alder Notification	<input checked="" type="checkbox"/>	Waiver	<input type="checkbox"/>
Ngbrhd. Assn Not.	<input checked="" type="checkbox"/>	Waiver	<input type="checkbox"/>
Date Pign Issued	<u>2-7-07</u>		

1. Project Address: 8102 Mid-town Road Project Area in Acres: 6.6 ac

Project Title (if any): MIDTOWN CENTER

2. This is an application for: (check at least one)

<input checked="" type="checkbox"/> Zoning Map Amendment (check only ONE box below for rezoning and fill in the blanks accordingly)			
<input checked="" type="checkbox"/> Rezoning from <u>PUD-GDP</u> to <u>AMENDED PUD-GDP</u>	<input type="checkbox"/> Rezoning from _____ to PUD/PCD-SIP		
<input type="checkbox"/> Rezoning from _____ to PUD/PCD-GDP	<input type="checkbox"/> Rezoning from PUD/PCD-GDP to PUD/PCD-SIP		
<input type="checkbox"/> Conditional Use	<input type="checkbox"/> Demolition Permit	<input type="checkbox"/> Other Requests (Specify): _____	

3. Applicant, Agent & Property Owner Information:

Applicant's Name: KARYL RICE Company: W.C. DEVELOPMENT  
 Street Address: 3553 UNIVERSITY AVE. City/State: MADISON Zip: 53705  
 Telephone: (608) 310-8133 Fax: (608) 236-0573 Email: rice@mailbag.com

Project Contact Person: \_\_\_\_\_ Company: \_\_\_\_\_  
 Street Address: \_\_\_\_\_ City/State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Telephone: ( ) \_\_\_\_\_ Fax: ( ) \_\_\_\_\_ Email: \_\_\_\_\_

Property Owner (if not applicant): \_\_\_\_\_  
 Street Address: \_\_\_\_\_ City/State: \_\_\_\_\_ Zip: \_\_\_\_\_

4. Project Information:

Provide a general description of the project and all proposed uses of the site: A MIXED-USE DEVELOPMENT WITH 70,000 - 100,000 SQ FT. OF COMMERCIAL AREA AND 156 - 186 DWELLING UNITS. (MAXIMUM AMOUNTS)

Development Schedule: Commencement SPRING 2007 Completion 2010

CONTINUE →

**5. Required Submittals:**

**Site Plans** submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
- **Seven (7) copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
- **One (1) copy** of the plan set reduced to fit onto 8 1/2 inch by 11 inch paper

**Letter of Intent: Twelve (12) copies** describing this application in detail but not limited to, including: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.

**Legal Description of Property:** Lot(s) of record or metes and bounds description prepared by a land surveyor.

**Filing Fee:** \$ 2450 See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*

**IN ADDITION, THE FOLLOWING ITEMS MAY ALSO BE REQUIRED WITH YOUR APPLICATION; SEE BELOW:**

For any applications proposing demolition of existing (principal) buildings, photos of the structure(s) to be demolished shall be submitted with your application. Be advised that a *Reuse and Recycling Plan* approved by the City's Recycling Coordinator is required to be approved by the City prior to issuance of wrecking permits.

\*  A project proposing **ten (10) or more dwelling units** may be required to comply with the City's 'Inclusionary Zoning requirements outlined in Section 28.04 (2R) of the Zoning Ordinance. A separate **INCLUSIONARY ZONING** application detailing the project's conformance with these ordinance requirements shall be submitted concurrently with this application form. Note that some **IP** materials will coincide with the above submittal materials.

\* **To be submitted with future SIP applications.** A Zoning Text must accompany **all** Planned Community or Planned Unit Development (PCU/PUA) submittals.

**FOR ALL APPLICATIONS:** All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as **INDIVIDUAL** Adobe Acrobat PDF files compiled either on a non-returnable CD to be included with their application materials, or in an e-mail sent to [pcapplications@cityofmadison.com](mailto:pcapplications@cityofmadison.com). The e-mail shall include the name of the project and applicant. Applicants who are unable to provide the materials electronically should contact the Planning Unit at (608) 266-463R for assistance.

**6. Applicant Declarations:**

**Conformance with adopted City plans:** Applications shall be in accordance with all adopted City of Madison plans:  
→ The site is located within the limits of HIGH POINT - RAYMOND NEIGHBORHOOD Plan, which recommends:

FLEX-USE, MIXED-USE for this property.

**Pre-application Notification:** Section 28.12 of the Zoning Ordinance requires that the applicant notify the district alder and any nearby neighborhood or business associations by mail no later than **30** days prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:

JED SANBORN ALDERMANIC DISTRICT #1 JANUARY 2, 2007

If the alder has granted a waiver to this requirement, please attach any such correspondence to this form.

**Pre-application Meeting with staff:** Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning Counter and Planning Unit staff; note staff persons and date.

Planner TIM PARCS Date 12/19/06 | Zoning Staff MATT TUCKER Date 12/19/06

**The signer attests that this form has been completed accurately and all required materials have been submitted:**

Printed Name KARIL RICE Date 2/5/07

Signature [Signature] Relation to Property Owner OWNER

Authorizing Signature of Property Owner [Signature] Date 2/5/07