

# LAND USE APPLICATION - INSTRUCTIONS & FORM

# LND-A

City of Madison  
Planning Division  
Madison Municipal Building, Suite 017  
215 Martin Luther King, Jr. Blvd.  
P.O. Box 2985  
Madison, WI 53701-2985  
(608) 266-4635



## FOR OFFICE USE ONLY:

Paid \_\_\_\_\_ Receipt # \_\_\_\_\_

Date received \_\_\_\_\_

Received by \_\_\_\_\_

Original Submittal       Revised Submittal

Parcel # \_\_\_\_\_

Aldermanic District \_\_\_\_\_

Zoning District \_\_\_\_\_

Special Requirements \_\_\_\_\_

Review required by \_\_\_\_\_

UDC                                       PC

Common Council                       Other \_\_\_\_\_

Reviewed By \_\_\_\_\_

**All Land Use Applications must be filed with the Zoning Office at the above address.**

This completed form is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed using the Subdivision Application found on the City's web site. (<http://www.cityofmadison.com/development-services-center/documents/SubdivisionApplication.pdf>)

## APPLICATION FORM

### 1. Project Information

Address: A portion of 4202-4210 Hoepker Road (a CSM is in progress creating the off site lot)

Title: Package Distribution Facility - Off Site Parking Lot

### 2. This is an application for (check all that apply)

- Zoning Map Amendment (Rezoning) from \_\_\_\_\_ to \_\_\_\_\_
- Major Amendment to an Approved Planned Development-General Development Plan (PD-GDP) Zoning
- Major Amendment to an Approved Planned Development-Specific Implementation Plan (PD-SIP)
- Review of Alteration to Planned Development (PD) (by Plan Commission)
- Conditional Use or Major Alteration to an Approved Conditional Use
- Demolition Permit
- Other requests \_\_\_\_\_

### 3. Applicant, Agent and Property Owner Information

**Applicant name** David Nelsen Company Ruedebusch Dev. & Construction, Inc.

Street address 4605 Dovetail Dr. City/State/Zip Madison, WI 53704

Telephone 608-249-2012 (ext. 250) Email dave@ruedebusch.com

**Project contact person** Same as applicant Company \_\_\_\_\_

Street address \_\_\_\_\_ City/State/Zip \_\_\_\_\_

Telephone \_\_\_\_\_ Email \_\_\_\_\_

**Property owner (if not applicant)** Hooper Corporation

Street address 2030 Pennsylvania Ave. City/State/Zip Madison, WI 53704

Telephone 608-249-0451 Email rschaller@hoopercorp.com

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## APPLICATION FORM (CONTINUED)

### 5. Project Description

Provide a brief description of the project and all proposed uses of the site:

The Conditional Use Application is for an offsite parking lot associated with the construction of a 385,000+ s.f. package distribution facility and associated structures. The facility operates 24/7.

**Proposed Dwelling Units by Type** (if proposing more than 8 units):

Efficiency: \_\_\_\_\_ 1-Bedroom: \_\_\_\_\_ 2-Bedroom: \_\_\_\_\_ 3-Bedroom: \_\_\_\_\_ 4+ Bedroom: \_\_\_\_\_

Density (dwelling units per acre): \_\_\_\_\_ Lot Size (in square feet & acres): \_\_\_\_\_

**Proposed On-Site Automobile Parking Stalls by Type** (if applicable):

Surface Stalls: 222 on off-site lot Under-Building/Structured: \_\_\_\_\_

**Proposed On-Site Bicycle Parking Stalls by Type** (if applicable):

Indoor: \_\_\_\_\_ Outdoor: Located on main site

Scheduled Start Date: July, 2019 Planned Completion Date: August 2020

### 6. Applicant Declarations

- Pre-application meeting with staff.** Prior to preparation of this application, the applicant is strongly encouraged to discuss the proposed development and review process with Zoning and Planning Division staff. Note staff persons and date.

Planning staff Tim Parks, DAT meeting and previous meetings Date 12/6/18

Zoning staff Matt Parks & Jacob Moskowitz (telecon & DAT meeting) Date 12/10/18

- Demolition Listserv** ([https://www.cityofmadison.com/developmentCenter/development/development/notification/notificationForm.cfm](https://www.cityofmadison.com/developmentCenter/development/development/development/notification/notificationForm.cfm)).

- Public subsidy is being requested (indicate in letter of Intent)

- Pre-application notification:** The zoning code requires that the applicant notify the district alder and all applicable neighborhood and business associations in writing no later than 30 days prior to FILING this request. Evidence of the pre-application notification or any correspondence granting a waiver is required. List the alderperson, neighborhood association(s), business association(s), AND the dates notices were sent.

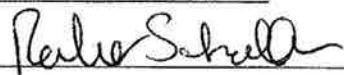
District Alder Alder Samba Baldeh (received waiver of 30 day notice) Date January 3, 2019

Neighborhood Association(s) None listed on City Website Date \_\_\_\_\_

Business Association(s) None shown on City Website Date \_\_\_\_\_

The applicant attests that this form is accurately completed and all required materials are submitted:

Name of applicant David Nelsen Relationship to property Project Manager

X Authorizing signature of property owner  Date 6/13/19  
See T Files