



Department of Planning & Community & Economic Development
Planning Division

Website: www.cityofmadison.com

Madison Municipal Building
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August 7, 2012

Charlene Malueg
Agrace HospiceCare
5395 East Cheryl Pkwy
Madison, WI 53711

RE: Conditional Use approval for Agrace Hospice Care to operate a non-accessory event area (beer garden) at **1445 Regent Street** for events at Camp Randall Stadium

Dear Ms. Malueg:

At its August 6, 2012 meeting, the Plan Commission, meeting in regular session, conditionally approved your conditional use request for Agrace Hospice Care to operate a non-accessory event area (beer garden) at 1445 Regent Street for events at Camp Randall Stadium. In order to receive final approval of the conditional use and for the conditional use to be in effect, the following conditions must be met and this letter signed and returned to the Zoning Administrator:

Please contact Dan McCormick, Traffic Engineering Division, at 267-1969 if you have questions regarding the following item:

1. Two site plans shall be provided—1) showing the existing, normal site plan / parking lot conditions; and 2) showing the proposed beer garden.

Please contact Pat Anderson, Zoning Administrator, at 266-5978 if you have any questions regarding the following two(2) items.

2. Meet applicable building and fire codes for the additional outdoor capacity and for ingress and egress of the establishment with the areas and uses for the site.
3. Beer garden site plan shall be in effect only for Wisconsin Badger home football games and stadium concerts, as outlined in the 1998 uniform operating conditions letter.

Please contact Bill Sullivan, Madison Fire Department, at 261-9658 if you have any questions regarding the following two (2) items:

4. The Madison Fire Department does not object to this proposal provided the project complies with all applicable fire codes and ordinances.
5. Please submit the site plan, the operational plan, staffing plan and safety plan to Joe Seifert at the Madison Fire Department. Once received, the department will issue the required capacity sign.

Please contact Dennis Cawley, Water Utility at 261-9632, if you have any questions regarding the following item:

6. Lands in this project limits are included in City of Madison Wellhead Protection District WP-27. This proposed use is allowed in this district. All proposed changes in land use shall be reviewed by the Madison Water Utility General Manager or his/her designee in accordance with Madison General Ordinances 13.22 and 28.107.

All operating private wells shall be identified and permitted by the Water Utility in accordance with Madison General Ordinance 13.21. All unused private wells shall be abandoned in accordance with Madison General Ordinance 13.21. The Water Utility will not need to sign off the final plans, nor need a copy of the approved plans.

Please contact my office, at 267-1150 if you have any questions regarding the following five (5) items. Please note, item 11 was added by the Plan Commission at their August 6, 2012 meeting.

7. This use shall be operated in accordance with the Uniform Operating Conditions approved for beer gardens associated with events at Camp Randall Stadium, except that the beer garden shall be closed at the end of the first quarter of each football game.
8. That as stated in the operating plan, that the exit to the rear parking area shall be for emergency exiting only.
9. That the final capacity is approved by the Fire Department, but shall not exceed 75 persons.
10. Amplified sound is approved, when operated in accordance to the Uniform Operating Conditions.
11. On event days, the back area of the property [adjacent to the alley] shall not be used for a party or tailgate unrelated to the beer garden.

Please now follow the procedures listed below for obtaining your conditional use:

1. Please revise your plans per the above and submit **six (6) copies** of a complete plan set to the Zoning Administrator for final review and comment. Also be sure to include any additional materials requested by these departments for their approval prior to sign off.
2. This letter shall be signed by the applicant to acknowledge the conditions of approval and returned to the Zoning Administrator when requesting demolition and/or building permit approval.
3. No alteration of this proposal shall be permitted unless approved by the Plan Commission, provided, however, the Zoning Administrator may issue permits for minor alterations. This approval shall become null and void one year after the date of the Plan Commission unless the use is commenced, construction is under way, or a valid building permit is issued and construction commenced within six months of the issuance of said building permit. The Plan Commission shall retain jurisdiction over this matter for the purpose of resolving complaints against the approved demolition permit.

If you have any questions regarding obtaining the conditional use approval, please contact the Zoning Administrator at 266-4551. If you have any questions or if I may be of any further assistance, please do not hesitate to contact my office at 267-1150.

Sincerely,

Kevin Firchow, AICP
Planner

cc: Dan McCormick, Traffic Engineering Division
Patrick Anderson, Zoning Administrator
Bill Sullivan, Madison Fire Department

I hereby acknowledge that I understand and will comply with the above conditions of approval for this conditional use.

Signature of Applicant

Signature of Property Owner (if not the applicant)

For Official Use Only, Re: Final Plan Routing			
<input checked="" type="checkbox"/>	Planning Div. (Firchow)	<input type="checkbox"/>	Engineering Mapping Sec.
<input checked="" type="checkbox"/>	Zoning Administrator	<input type="checkbox"/>	Parks Division
<input type="checkbox"/>	City Engineering	<input type="checkbox"/>	Urban Design Commission
<input checked="" type="checkbox"/>	Traffic Engineering	<input type="checkbox"/>	Recycling Coord. (R&R)
<input checked="" type="checkbox"/>	Fire Department	<input type="checkbox"/>	Other: