

# 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:**

Date Received 2/26/25 5:10 p.m.  Initial Submittal  
 Paid \_\_\_\_\_  Revised Submittal

**All Land Use Applications must be filed with the Zoning Office. Please see the revised submittal instructions on Page 1 of this document.**

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](#). If your project requires both Land Use and Urban Design Commission (UDC) submittals, a completed [UDC Application](#) and accompanying submittal materials are also required to be submitted.

*If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call the Planning Division at (608) 266-4635.*

*Si necesita interprete, traductor, materiales en diferentes formatos, u otro tipo de ayuda para acceder a estos formularios, por favor llame al (608) 266-4635.*

*Yog tias koj xav tau ib tug neeg txhais lus, tus neeg txhais ntawv, los sis xav tau cov ntaub ntawv ua lwm hom ntawv los sis lwm cov kev pab kom paub txog cov lus qhia no, thov hu rau Koog Npaj (Planning Division) (608) 266-4635.*

## APPLICATION FORM

### 1. Project Information

Address (list all addresses on the project site):

Minocqua Brewing Company Taproom at 2927 E. Washington Ave. Madison, WI.

Title: Conditional Use Application for Amplified Outdoor Music and Sound

### 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)
- 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** Kirk Bangstad      **Company** Minocqua Brewing Company  
**Street address** 2927 E Washington Ave      **City/State/Zip** Madison, WI 53704  
**Telephone** 312-371-6431      **Email** kirk@minocquabrewingcompany.com

**Project contact person** Amy Thomas      **Company** Minocqua Brewing Company  
**Street address** 320 W Ellsworth Lane      **City/State/Zip** Bayside, WI 53217  
**Telephone** 319-594-0512      **Email** amythomas@minocquabrewingcompany.com

**Property owner (if not applicant)** Nancy Koberle  
**Street address** 2927 E Washington Ave      **City/State/Zip** Madison, WI 53704  
**Telephone** 608-335-8237      **Email** \_\_\_\_\_

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## APPLICATION FORM (CONTINUED)

### 5. Project Description

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

We are requesting a Conditional Use Permit to allow amplified outdoor sound and music in the beer garden. It will be limited to specified hours and will comply with city noise regulations. The space is enclosed by an 8' fence, and events will not exceed 8:50pm.

#### Proposed Square-Footages by Type:

Overall (gross): 1900 Sqft Commercial (net): \_\_\_\_\_ Office (net): \_\_\_\_\_  
 Industrial (net): \_\_\_\_\_ Institutional (net): \_\_\_\_\_

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

Efficiency: \_\_\_\_\_ 1-Bedroom: \_\_\_\_\_ 2-Bedroom: \_\_\_\_\_ 3-Bedroom: \_\_\_\_\_ 4 Bedroom: \_\_\_\_\_ 5-Bedroom: \_\_\_\_\_  
 Density (dwelling units per acre): \_\_\_\_\_ Lot Area (in square feet & acres): \_\_\_\_\_

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

Surface Stalls: \_\_\_\_\_ Under-Building/Structured: \_\_\_\_\_ Electric Vehicle-ready<sup>1</sup>: \_\_\_\_\_ Electric Vehicle-installed<sup>1</sup>: \_\_\_\_\_

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

Indoor (long-term): \_\_\_\_\_ Outdoor (short-term): \_\_\_\_\_

<sup>1</sup> See [Section 28.141\(8\)\(e\), MGO](#) for more information

Scheduled Start Date: \_\_\_\_\_ Planned Completion Date: \_\_\_\_\_

### 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 Matt Tucker, Chris Wells Date 12/16/2024 1:00 pm

Zoning staff Jenny Kirchgatter Date 12/16/2024

- Posted notice of the proposed demolition on the [City's Demolition Listserv](#) (if applicable).** Date Posted \_\_\_\_\_

- 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 Dina Nina Martinez-Rutherford Date 1/15/2025

Neighborhood Association(s) Schenk-Atwood -Starkweather-Yahara Neighborhood + Date 1/15/2025

Business Association(s) Northside Business Association Date 1/15/2025

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

Name of applicant Kirk Bangstad Relationship to property Business Owner

Authorizing signature of property owner Kirk Bangstad Date 2/26/2025