

**CITY OF MADISON
INTER-DEPARTMENTAL
CORRESPONDENCE**

TO: Plan Commission

FROM: Bill Roberts, Planner IV

DATE: March 28, 2006

SUBJECT: Major Alteration to a Conditional Use – 1421 Regent Street

The owner/operator of the existing "Lucky's Bar and Grill" located at 1421 Regent Street is requesting a major alteration to an approved conditional use for the operation of an outdoor eating area approved for UW home football game Saturdays. The applicant has existing City approval for operation of this outdoor eating area in their adjacent parking lot for UW home football game Saturdays only. Usually that is 6-7 days each year. There have been as many as 8 home football games in a given season. The applicant wants to operate this outdoor eating area for two additional dates each year. Those dates being the day of the UW football spring scrimmage, and the day of the "Crazy Legs Run."

Information provided to City staff indicates that the Vilas Neighborhood Association voted on March 1, 2006 to not support this application to operate on these two additional days. As with all conditional use applications (including major modifications to conditional use applications) the Plan Commission will need to determine whether the conditional use standards have been adequately addressed. Staff feels that the additional two days each year to operate this outdoor eating area will have little impact.

To: "Isadore Knox" <district13@council.cityofmadison.com>, "Brad Murphy" <BMurphy@cityofmadison.com>
From: Fraser Gurd <fgurd@inxpress.net>
Subject: Lucky's Bar & Grille
Cc: julia.kerr@sbcglobal.net, jstandri@wisc.edu, chuckerickson@mailbag.com, district10@council.cityofmadison.com
Bcc: fgurd@inxpress.net
Attached:

Madison Plan Commission
Ald Isadore Knox, District 13

Dear Plan Commission Members and Alder Knox:

Lucky's Bar and Grille is on the Plan Commission agenda for April 3, 2006. Expanding the conditional use permit to include two Spring events, the UW Spring Football Game and the Crazy Legs Race, would be a considerable burden on neighbors. The Vilas Neighborhood Association Council recently voted to oppose the expansion of this conditional use permit.

Spring and Summer are the seasons when we can enjoy our properties as we wish without being forced to retreat into our homes or leave our homes altogether in the face of the din of the nearby beer garden.

If these additional dates are given to this tavern, most of the other beer gardens in the area will ask for the same.

Lucky's has already broken its promise to limit the loudness of the amplified music at its beer garden. We had an understanding with the tavern owners as to what was loud enough, but the amplified music has progressively become louder over the past football season. Because Lucky's is unable or unwilling to limit the noise levels, I personally wonder if we should revisit Lucky's being allowed to have outdoor amplified sound at all. The beer garden immediately adjoins residential properties and amplified sound has greatly diminished neighbors' ability to use and enjoy their property, even when the tavern says that they are doing everything that they can do to reduce the noise levels.

Fraser Gurd *F.G.*
1526 Jefferson Street
Madison, WI 53711
608-251-7760

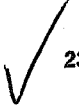
cc:
Julia Kerr
Jon Standridge
Chuck Erickson
Ken Golden

amending Section 15.02(131) of the Madison General Ordinances to add the annexed property to Ward 131.

A motion was made by Boll, seconded by Lanier, to RECOMMEND TO COUNCIL TO ADOPT (15 VOTES REQUIRED) - REPORT OF OFFICER. The motion passed by acclamation.

Registered in support and wishing to speak was Ron Trachtenberg, Murphy Desmond, SC, 2 E. Mifflin Street #800, representing the Roe family.

Conditional Uses/ Demolition Permits



23. 00472

Request of the Common Council to address a noise complaint relating to an approved conditional use located at 1421 Regent Street for a restaurant/bar outdoor eating area operating on UW home football game Saturdays. 13th Ald. Dist.

The Plan Commission found that the property did not violate City noise restrictions and approved the minor alterations to the approved site plan requested by the applicant to change the location of the serving areas and toilets.

A motion was made by Davis, seconded by Boll, to Approve. The motion passed by acclamation.

Speaking in support of this item was Rod Ripley, 5625 Cobblestone Lane, Waunakee, representing Lucky's Bar and Grille. Registered in support and available to answer questions were: Hans Bercherding, 1524 Jefferson Street; Julia Kerr, 1626 Madison Street and Fraser Gurd, 1526 Jefferson Street, both representing the Vilas Neighborhood Association, and; Chuck Erickson, 1541 Jefferson Street.

24. 01870

Consideration of a conditional use for a multi-unit Planned Residential Development located at 6001 Canyon Parkway. 16th Ald. Dist.

A motion was made by Boll, seconded by Bowser, to Rerefer to the PLAN COMMISSION. The motion passed by acclamation.

25. 01871

Consideration of a conditional use for an outdoor eating area for an existing bowling center located at 13 Atlas Court. 3rd Ald. Dist.

The Commission found that the standards were met and granted approval subject to the comments and conditions contained in the Plan Commission materials, including the removal of condition #1 of the Planning Unit report regarding outdoor amplified music or sound.

A motion was made by Ald. Konkel, seconded by Boll, to Approve. The motion passed by acclamation.

Speaking in support of this request was Robin Goldberg, Dream Lanes, 13 Atlas Court, the applicant.

26. 01872

Consideration of a conditional use for an outdoor eating area for an existing restaurant/tavern located behind the existing business located at 523 State Street. 4th Ald. Dist.

The Commission found that the standards were met and granted approval subject to the comments and conditions contained in the Plan Commission materials.

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Department of Planning & Development
Planning Unit

Website: www.cityofmadison.com

Madison Municipal Building
215 Martin Luther King, Jr. Boulevard
P.O. Box 2985
Madison, Wisconsin 53701-2985
TDD 608 266 4747
FAX 608 267-8739
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September 26, 2005

Rodney Ripley
Rip Van Lucky, LLC
5625 Cobblestone Drive
Madison, WI 53714

RE: 1421 Regent Street – “Lucky’s Bar and Grille”

Dear Mr. Ripley:

At the request of the Madison Common Council, the Plan Commission was asked to address a noise complaint relating to an approved conditional use located at 1421 Regent Street for a restaurant/bar/outdoor eating area operating on UW home football game Saturdays. This matter was originally considered by the Plan Commission on February 7, 2005. After discussion, the Plan Commission decided it would consider this some time after the first home football game in September.

On September 3, 2005, City Zoning staff visited your site prior to and after the first UW home football game to evaluate the noise level and provided the attached report to the Plan Commission for their consideration.

The Plan Commission, at their September 19, 2005 meeting found that the property did not violate City noise restrictions and in addition approved the minor alterations to the approved site plan that you requested to change the location of the serving areas and toilets.

Attached is a copy of the approved site plan for your records. A copy of this plan will be on file in the Zoning Administrator’s records for this site. Please contact me or Kathy Voeck if you have questions.

Sincerely,

Bill Roberts
Planner IV

C: Kathy Voeck
Matt Tucker
John Leach
Greg Patmythes
Ald. Isadore Knox

**CITY OF MADISON
INTERDEPARTMENTAL
CORRESPONDENCE**

Date: September 7, 2005

To: Plan Commission

From: Kathy Voeck, Assistant Zoning Administrator

Subject: 1421 Regent St., Follow-up inspection on conditions of approval

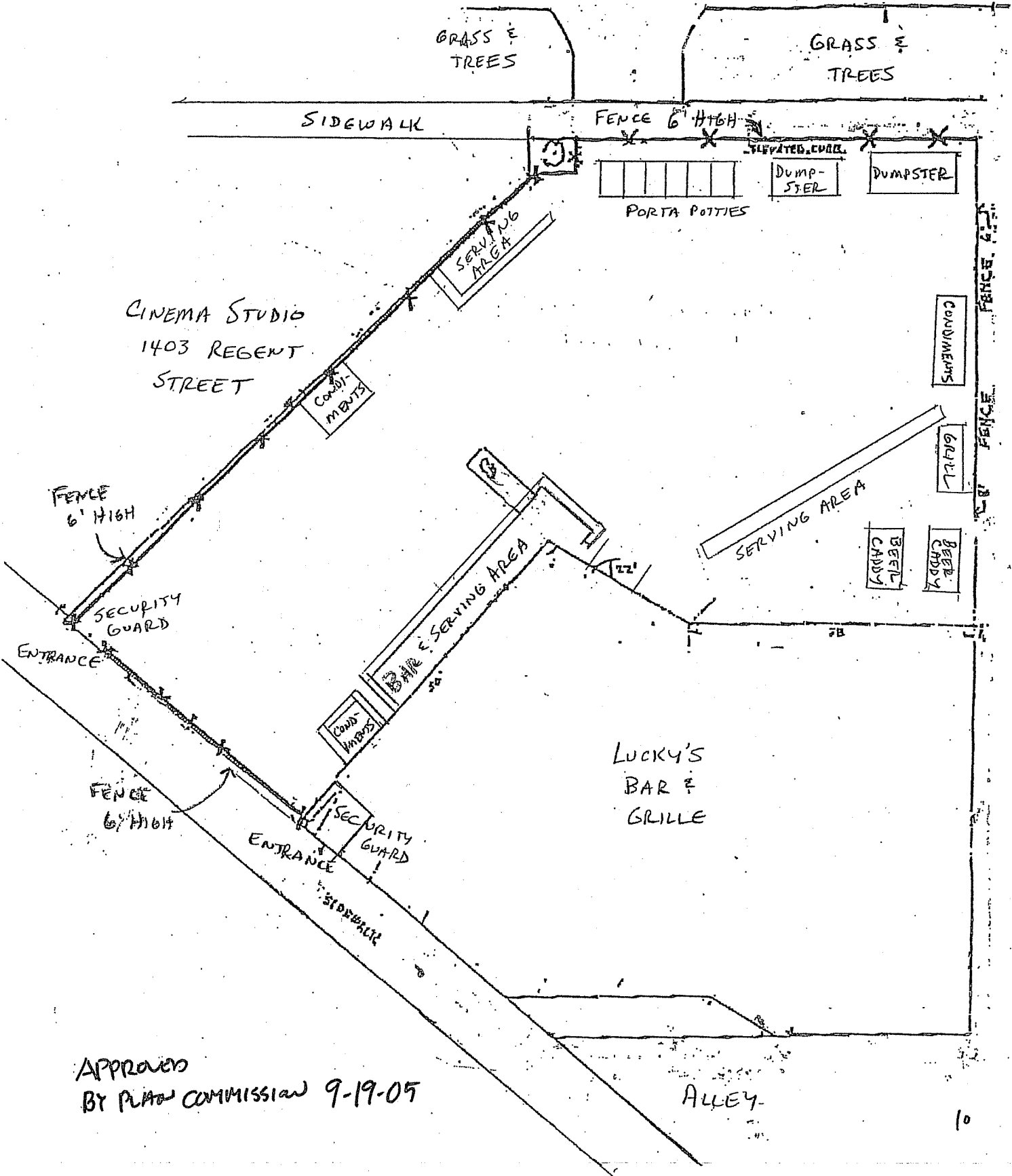
I visited the site prior to the game and after the game on Saturday, September 3. I arrived shortly after 10:00 a.m. I talked to the tenants of the residential building (1514 Jefferson St.) directly behind Lucky's business. They said that the music was turned up a little while ago around 10:00 a.m. (The music was smaller speakers and there was no DJ or live music.) We were able to talk to each other in a normal voice. They said that the music was much quieter than last year and were happy with the level of the music. From the Regent Street side of the property before the game, the music was barely audible as crowd noise and other noise sources on Regent St were greater.

I returned to the site toward the end of the game and talked to the neighbors at 1524 Jefferson St. They were happy with the noise level of the music that day. They also stated that the music was way quieter than last year.

During the game Lucky's had the radio (of the game) going through their speakers but we were still able to talk in a normal voice right outside their fence at the residence behind. The noise level was slightly higher after the game but still a tolerable level.

The Jefferson Street gate was locked per the conditions of approval. There were Dane County Officers at the gate on Regent Street and at the building entrance. There were portable toilets in the enclosure. I saw no litter at or around their business during the periods that I was there.

PROPOSED LAYOUT FOR 9/19/05
 PLANNING COMMISSION MEETING



APPROVED
 BY PLANNING COMMISSION 9-19-05

September 12, 2005

Mr. Brad Murphy
Department of Planning and Administration
215 Martin Luther King, Jr. Blvd.
PO Box 2984
Madison, WI 53701-2984

Dear Mr. Murphy:

Per your request, we are submitting a summary of modifications we completed to address concerns with the Conditional Use Permit for Rip Van Lucky, LLC d/b/a Lucky's Bar & Grille. I also want to take this opportunity to update you on meetings with the Vilas Neighborhood Association regarding their concerns with our Conditional Use Permit. We understand these items will become the basis for the agenda item related to Lucky's Bar & Grille scheduled before the Planning Commission agenda on September 19, 2005.

Modifications:

Over the past year, the Vilas Neighborhood Association has expressed concern over the invasive nature of music from the Oakcrest Tavern for Jefferson Street neighbors. We made two major changes to the operation of our beer garden to address this concern. First, we modified the music set-up from two large speakers on scaffolding to sixteen small speakers mounted around the beer garden. The use of multiple speakers allows us to keep the music loud enough to satisfy patrons while not so loud that the sound carries through the neighborhood. The speakers we used are rated for an area of 400 square feet. By using 16 speakers we can effectively "flood" the beer garden yet have minimal carry outside the beer garden. Second, we attempted to stop sound leaking into the neighborhood by installing large banners along Jefferson Street and the lot line with the first house on the southwest corner of our parking lot. The banners hang roughly 12 feet in the air and are installed and removed on football Saturdays.

Vilas Neighborhood Reaction:

On August 21st we set-up the music and banners for a game day test-run to obtain initial neighborhood reaction. Although the music could be heard several houses away, the neighbors we met with all agreed that the music level was dramatically better than it was in the past. Overall, the reaction was one of cautious optimism. The cautiousness related to how it would sound on game days and whether or not we would turn the music louder for crowd demands. We assured the neighbors that the same system would be used for all game days and they would notice a significant improvement compared to 2004.

After the first game, we had discussions with two neighbors: Julia Kerr (Vilas Neighborhood Association President) and Theresa Hyman (Jefferson St. resident). Both Julia and Theresa noticed a marked reduction in the level of sound on Jefferson Street and applauded the efforts we made. Concern over future incremental level of sound were somewhat alleviated based on the assertion we made that the sound level was as loud as it can get with our new system.

Beer Garden Lay-out:

Jefferson Street Access

The beer garden that was operated under Jim Luedtke and the Oakcrest Tavern included access in and out onto Jefferson Street. This access has been a point of contention with the neighbors and per discussion with your staff, the access was never approved for the Oakcrest Tavern and must be part of a public hearing before formal approval can be granted.

In the first two games, the lack of access was not an issue. However, business for the first game was approximately 50% of the business we saw in the final two games last year. Although we respect the concern of the neighbors over people exiting onto Jefferson Street and impacting their personal privacy, people will continue to park cars on Jefferson Street, in driveways and yards. Thus, the patrons will need to funnel back thru this area sooner or later anyway.

Although we cannot point to the safe movement of people in and out of the beer garden for the first two games, we feel it is important to revisit this issue if safety of our patrons becomes an issue.

For the time being and as long as it does not cause major issues with service or the safety of our customers, we will concede access onto Jefferson Street.

Site Plan

Your office granted temporary approval of our beer garden site plan over the summer. When we applied for the site plan lay-out, we thought we would eventually have access to Jefferson Street. Without the Jefferson Street access, we need to operate with an efficient lay-out that minimizes log-jams of people at the narrow entrance to the beer garden. The primary issue in the site plan you modified is the location of the porta potties. In your lay-out, you moved the porta potties to the wall along the salon in the parking lot. This leaves the fence against Jefferson Street an area of wasted space and pushes the serving area along the salon too close to the main serving area along our building. We feel this will create a log-jam in the narrowest part of our bar. If Jefferson Street were open, this would not be an issue since people could get in or out on Jefferson Street. However, with Jefferson Street closed, we would like to propose the porta potties are lined up in the parking lot parallel to the sidewalk. This allows the serving area against the salon to be pushed to the corner and should promote an efficient distribution

of beverages and food to our patrons. This also creates an additional sound buffer at the back our beer garden to minimize noise for the neighborhood.

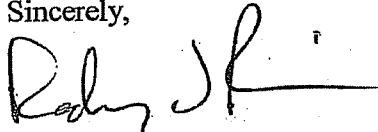
We outlined this proposal with the Vilas Neighborhood Association and have received their blessing as long as we continue to concede the Jefferson Street access.

We have also made one small change regarding the location of a condiment stand. I have attached a copy of the site plan you approved and another plan with our proposed modifications as outlined above.

We ask for your approval of this site layout as our permanent site lay-out for football Saturdays and any other event covered by our Conditional Use Permit.

Thank you for your consideration on these matters. We look forward to discussing this in detail on September 19, 2005.

Sincerely,



Rodney J. Ripley

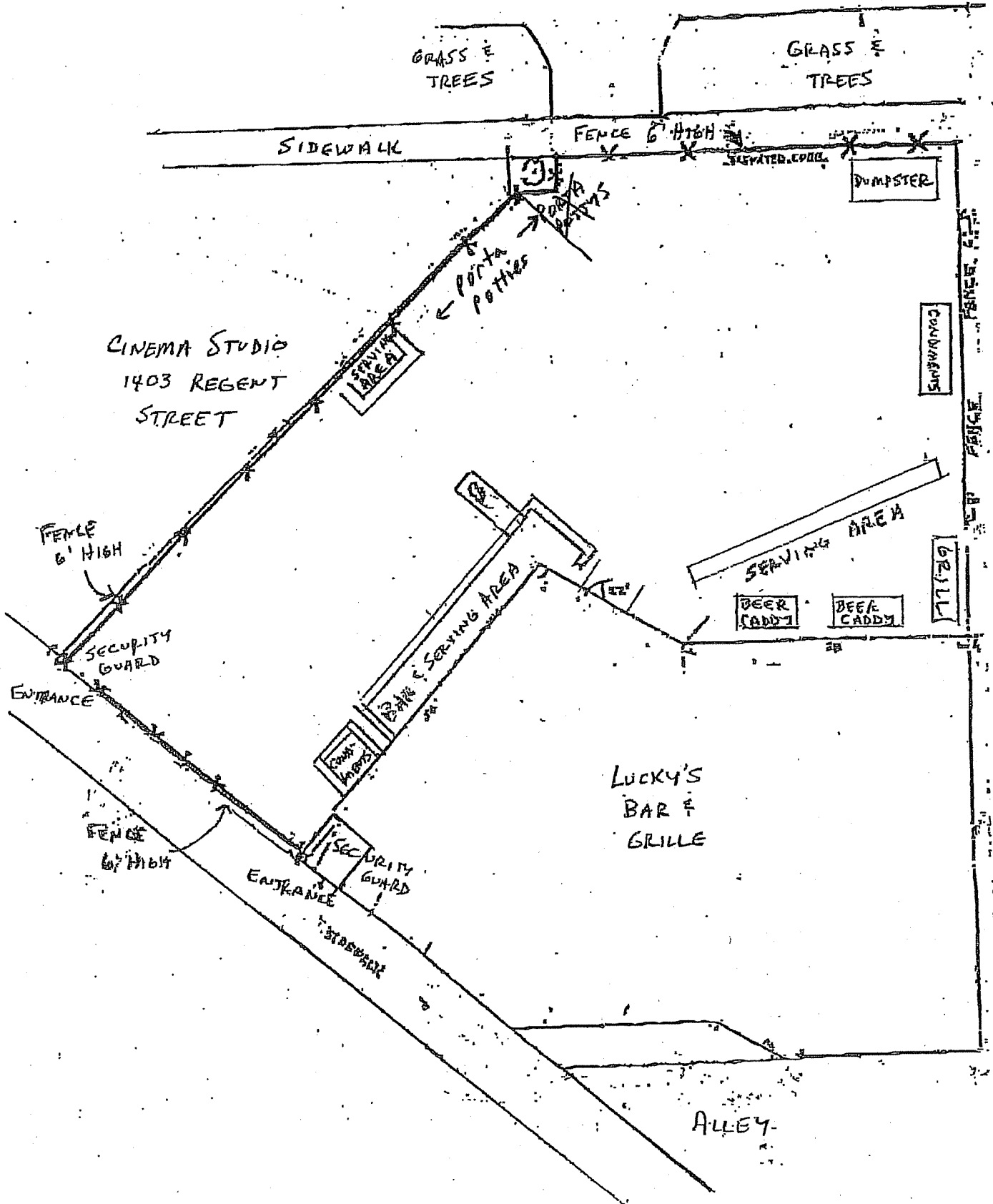
Owner

Rip Van Lucky, LLC

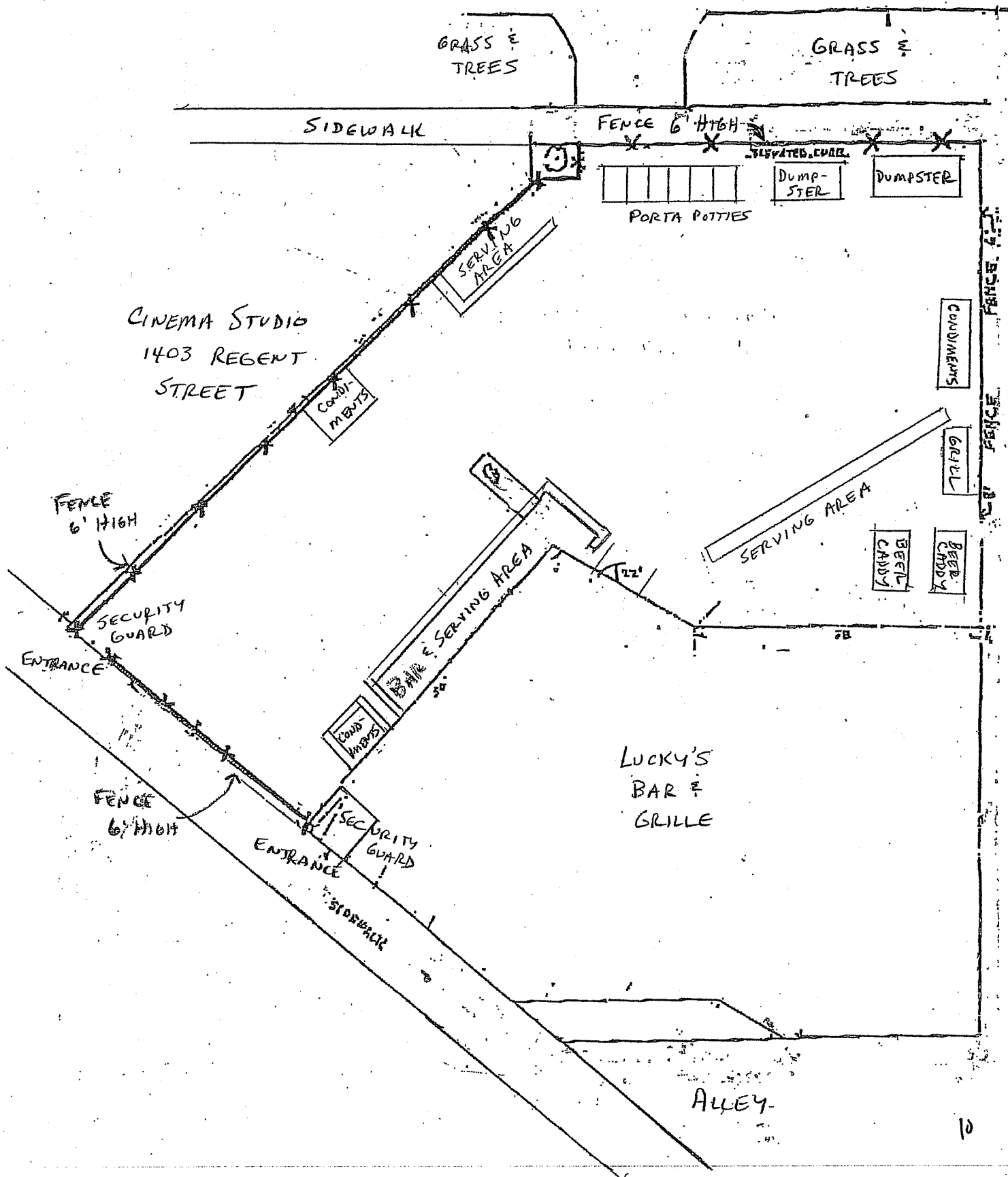
DBA Lucky's Bar & Grille

Cc: Julia Kerr, President of Vilas Neighborhood Association
Alder Isadore Knox, Jr.
TJ Van Wie
William Van Wie
R. Timothy Lucke

TEMPORARY APPROVAL THRU
9/19/05



PROPOSED LAYOUT FOR 9/19/05
PLANNING COMMISSION MEETING





Department of Planning & Development
Planning Unit

Website: www.cityofmadison.com

Madison Municipal Building
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March 1, 2005

Mr. Rod Ripley
5625 Cobblestone Drive
Madison, WI 53714

RE: 1421 Regent Street

Dear Mr. Ripley:

At the request of the Madison Common Council, the Plan Commission was asked to address a potential noise complaint relating to an approved conditional use located at 1421 Regent Street for a restaurant/bar/outdoor eating area operating on UW home football game Saturdays. This matter was considered by the Plan Commission on February 7, 2005. After discussion, the Plan Commission decided it would consider this some time after September 19, 2005.

The Plan Commission requested that prior to this matter returning to the Plan Commission, that City Zoning staff conduct a review of the site to ensure the conditions of approval of the conditional use are being implemented. The Commission asked that we give you a copy of the City's noise ordinance. It was also suggested that City staff send you a letter strongly encouraging compliance with the conditions of your conditional use approval. The property has had a conditional use permit to operate an outdoor eating area on Saturdays of UW home football games for some time. Attached are the standards which are applicable to all conditional use applications in the City of Madison.

On May 23, 1994, the Plan Commission approved a conditional use permit for this site for the business known as Terrazzo's Restaurant. A copy of the Plan Commission's approval letter dated May 25, 1994 is attached for your information. Attached is a copy of the approved site plan specifically noting conditions related to the access gates being closed on Jefferson Street and the location of the portable toilets. This site plan is the approved plan for the operation of the outdoor eating area and must be used for the continuing operation of your facility. It was noted by the neighborhood that the previous owner/operator serviced the portable toilets between 2:00 a.m. and 4:00 a.m. Please instruct your portable toilet provider to refrain from servicing these facilities at late hours. The recently approved City-wide sound-noise regulation ordinance prohibits the collection of refuse with a collection truck between 10:00 p.m. and 6:00 a.m. within 200-feet of any residential zoned district. This applies to truck placement and collection of portable toilets.

In addition to those conditions, the City developed some uniform conditions which apply to all outdoor

areas that operate on football game days. Those conditions were delineated in a June 1, 1998 letter to James Luedtke and are listed as the following:

1. **HOURS OF OPERATION**

For University of Wisconsin, or Green Bay Packer afternoon football games the outdoor eating area shall be open no later than 8 p.m. For games with kick-off after 5 p.m. the outdoor area shall be open no later than 10 p.m.

2. **OUTDOOR MUSIC**

Outdoor live or amplified music or sound shall not be permitted before 10:00 a.m. and shall be allowed only if already specifically approved by the Plan Commission at the time of granting your original conditional use permit. This is one of the biggest issues for nearby residents. Please try to keep music volume at a reasonable level. The City will be applying the decibel level limitations in the provisions of the noise ordinance if complaints are received regarding the operation of any outdoor facility that has music or amplified sound (copy attached). The current Madison General Ordinances prohibit noise levels within outdoor eating areas above 65 dba. A copy of the City's noise ordinance is attached. If complaints are received that are found to exceed this level, we will schedule a new public hearing before the Plan Commission which may result in the modification or revocation of your conditional use permit.

3. **FENCE ENCLOSURE, SECURITY GUARDS, LITTER CONTROL AND PORTABLE TOILETS**

If you have a license to sell alcohol in an outdoor eating area, the Alcohol License Review Committee has established conditions for operation for these applications that involve fencing, security guards, toilet facilities, litter, etc. All businesses that sell alcohol must comply with the requirements imposed by the Alcohol License Review Committee at the time of issuance of your original application to expand or change your licensed premises to include the outdoor eating area.

4. **STADIUM CONCERTS**

If you open the outdoor eating area for any proposed stadium concerts (U2, Rolling Stones, etc.) the outdoor eating area shall close no later than 1 hour after the start of the concert and remain closed for the evening.

All of these standards and conditions are in addition to any applied by the Alcohol License Review Committee. These standards and conditions are enforced by the Zoning Administrator and the Plan Commission under the Plan Commission's continuing jurisdiction of conditional uses. One of the purposes for this "continuing jurisdiction is to resolve complaints against previously approved conditional uses.

The Plan Commission is expecting that Zoning staff will closely monitor the management and operation of this tavern under your ownership and management to ensure that the above standards are complied with. It is staff's intent to monitor the operation of your outdoor seating area on UW home football days and provide the results of these inspections to the Plan Commission and neighborhood association. The Plan Commission will consider this matter following the first home football game and may, at that time, and could conclude that the conditional use standards are no longer being satisfactorily met and may reopen the conditional use permit for the purpose of applying additional standards and limitations on this outdoor eating area. We are hoping that this is not necessary.

It is very important that you share this letter with any managers, operators or staff of your business to

ensure that they clearly understand the conditions of approval applicable to this outdoor eating area.

Finally, after two pages of warnings and rules, I would like to welcome you and your partners as the new owners, wish you the best of luck and offer our assistance if you have questions. Please feel free to contact me or Bill Roberts at 266-4635.

Sincerely,

Bradley J. Murphy, Planning Unit Director

C: Attorney Michael May
Mark A. Olinger, Director, Department of Planning and Development
Bill Roberts, Planner IV
Ald. Heidt
Noble Wray, Police Chief
Julie Kerr, Vilas Neighborhood Association

The Zoning Code Sec. 28.12(11) includes the following provisions regarding conditional uses:

- (a) Statement of Purpose. The development and execution of this ordinance is based upon the division of the City into districts, within which districts the use of land and buildings, and bulk and location of buildings and structures in relation to the land, are mutually compatible and substantially uniform. However, there are certain uses which, because of their unique characteristics, cannot be properly classified as unrestricted permitted uses in any particular district or districts, without consideration, in each case, of the impact of those uses upon neighboring land or public facilities, and of the public need for the particular use at a particular location. Such uses, nevertheless, may be necessary or desirable to be allowed in a particular district provided that due consideration is given to location, development, and operation of such uses. Such uses are classified as conditional uses and fall into two (2) categories:

1. Uses publicly operated or traditionally affected with a public interest.
2. Uses entirely private in character, but of such an unusual nature that their operation may give rise to unique problems with respect to their impact upon neighboring property or public
3. facilities.

The following provisions are thus established to regulate these conditional uses which require special consideration.

- (g) Standards. No application for a conditional use shall be granted by the City Plan Commission unless such Commission shall find all of the following conditions are present:

1. That the establishment, maintenance or operation of the conditional use will not be detrimental to or endanger the public health, safety, or general welfare.
2. That the City be able to provide municipal services to the property where the conditional use is proposed, given due consideration of the cost of providing such services.
3. That the uses, values and enjoyment of other property in the neighborhood for purposes already established shall be in no foreseeable manner substantially impaired or diminished by the establishment, maintenance or operation of the conditional use.
4. That the establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.
5. That adequate utilities, access roads, drainage, parking supply, internal circulation improvements, including but not limited to vehicular, pedestrian, bicycle, public transit, and other necessary site improvements have been or are being provided.
6. That measures, which may include transportation demand management (TDM) and participation in a transportation management association, have been or will be taken to provide adequate ingress and egress, including all off-site improvements, so designed as to minimize traffic congestion and to ensure public safety and adequate traffic flow, both on-site and on the public streets.
7. That the conditional use shall conform to all applicable regulations of the district in which it is located.
8. That when applying the above standards to an application by a community living arrangement the City Plan Commission shall:

- a. Bear in mind the City's general intent to accommodate community living arrangements.
 - b. Exercise care to avoid an over-concentration of community living arrangements which could create an institutional setting and seriously strain the existing social structure of a community. Considerations relevant for this determination are:
 - i. The distance separating the proposed community living arrangement from other such facilities.
 - ii. The capacity of the community living arrangement and the percent the facility will increase the population of the community.
 - iii. The total capacity of all the community living arrangements in the community.
 - iv. The impact on the community of other community living arrangements.
 - v. The success or failure of integration into communities of other community living arrangements operated by the individual or group seeking the conditional use permit.
 - vi. The ability of the community to meet the special needs, if any, of the applicant facility.
9. That when applying the above standards to any new construction of a building or an addition to an existing building, the City Plan Commission:
- a. Shall bear in mind the statement of purpose for the zoning district, such that the proposed building or addition at its location does not defeat the purposes and objective of the zoning district; and
 - b. May require the applicant to submit plans to the Urban Design Commission for comments and recommendations; and
 - c. May consider the use of the proposed building as it relates to the City's Land Use Plan.

When a Conditional Use application is denied, the Plan Commission shall furnish the applicant in writing those standards that are not met and enumerate reasons the Commission has used in determining that each standard was not met.

RESOLUTION

The Vilas Neighborhood Association council voted on March 1, 2006 does not support the application by Lucky's Bar and Grille for conditional use approval to operate their beer garden on the days on which the spring UW football game and Crazylegs Race are held.

From: Julia kerr <julia.kerr@sbcglobal.net>
To: <bmurphy@cityofmadison.com>
Date: 9/16/2005 12:27:49 PM
Subject: RipVan Lucky, LLC d/b/a Lucky's Bar and Grille

Dear Brad:

Please accept this note from the Vilas Neighborhood Association supporting RipVan Lucky, LLC d/b/a Lucky's Bar and Grille request for Plan Commission approval on September 19, 2005. As the applicant points out in their letter dated September 12, 2005, the new owners have upgraded the outdoor sound system. There is a general feeling among the bar's closest residential neighbors that this has decreased sound carrying into the surrounding residential areas. We appreciate the owners consulting closely with the association and nearby neighbors on this important quality-of-life issue.

The applicant's letter also references changing the layout in the beer garden. I do not object to the changes that they are proposing as it relates to the internal layout of the beer garden. However, the association and nearby neighbors will not support opening Jefferson Street access to the beer garden. We consider restricting access from the beer garden onto a street that is entirely residential to be a reasonable accommodation for residents while allowing the applicant to successfully operate their business.

Please feel free to give me a call if you have any questions or require additional information.

Julia Kerr

President

Vilas Neighborhood Association

CC: Chuck Erickson <chuckerickson@mailbag.com>, Isadore Knox <district13@council.ci.madison.wi.us>, Fraser Gurd <fgurd@inxpress.net>, Rod Ripley <rodriley@alliantenergy.com>

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JKB



March 29, 2006

Bradley J. Murphy, Planning Unit Director
Madison Department of Planning and Development
215 Martin Luther King Jr. Boulevard
Municipal Building, Room LL100
Madison, Wisconsin 53703

Dear Mr. Murphy:

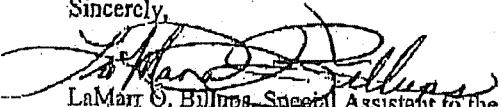
As you and the members of the Madison Plan Commission know, alcohol abuse and high risk drinking is a community wide issue here in Wisconsin and in our city. It has been a particularly sensitive issue and acute problem in the downtown and campus areas of Madison. Earlier this year, several downtown and campus area neighborhood associations sent a letter to Mayor Dave Cieslewicz and Chancellor John Wiley asking them to engage residents in a city-wide discussion aimed at working together to develop a set of strategies to address several alcohol related issues. Since that time, the Mayor's office and the Chancellor's office has been working with citizens to identify effective program and policy plans and actions that can be implemented to address the problems. An initial meeting was held on February 20th. The next meeting will be held in April on the UW Madison campus.

As a part of these discussions, everyone involved has agreed to identify and to act cooperatively in areas where each can have an impact either as citizens, through official city policies or as a university community. The neighborhood residents and their associations have identified a number of problem areas such as outdoor beer gardens and amplified music, noise, distasteful, loud and boisterous behavior in the residential areas of the neighborhoods as a result of intoxication, public drunkenness, illegal parking, driving impaired and other issues. On campus an alcohol issues group made up of university administrators reviews issues and problems, and then develops and implements campus wide policies as they relate to and affect students, campus events and surrounding neighbors. As an example we have already formed a more critical view of some of the events held on campus by taking steps to minimize alcohol surrounding those events, particularly on game days. In the coming seasons on football game days, we will implement a plan to limit the use of open parking lots to five hours prior to kick-off time in an effort to reduce the amount of alcohol related pre-game activity that takes place on University property. In addition, we have designated game day parking lot 34, at the lakefront along the lakeshore path, as an alcohol free family friendly lot.

As a good neighbor, we want to demonstrate greater control over, and we want to discourage the expansion of alcohol related activities around university events, especially those that have obvious impacts on the surrounding neighborhoods. As a result, we will not support new or expanded events on campus, or in surrounding areas, which promote high risk drinking, and expand the use and abuse of alcohol.

Accordingly, we want to officially register our opposition to the granting of any new beer garden permits with the City of Madison and the Madison Plan Commission. Expansion of alcohol use and related events like beer gardens through the permit process for land use is inconsistent with and violates the agreements we have committed to with our neighbors, and with university's own goals to working closely with the city to reduce the abuse of alcohol, to monitor and to assist in controlling violations of alcohol related ordinances, and to foster a healthy and safe environment on campus and in our city's neighborhoods. We are prepared and available to discuss these issues with you and the Commission at your convenience.

Sincerely,


LaMarr Q. Phillips, Special Assistant to the Chancellor
Community Relations

cc: Nan Fey, Chair, Madison Plan Commission
Mario Mendoza, Mayoral Assistant

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Office of the Chancellor
97 Bascom Hall University of Wisconsin-Madison 500 Lincoln Drive Madison, Wisconsin 53706-1380
608/263-5510 Fax: 608/265-8011