



Department of Planning & Development
Planning Unit

Website: www.cityofmadison.com

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August 23, 2006

John Gray
Ideal Bar
1968 Atwood Avenue
Madison, WI 53704

SUBJECT: 1968 Atwood Avenue – Ideal Bar – Outdoor Service Area

Dear Mr. Gray:

The Plan Commission, at its August 21, 2006 meeting, determined that the ordinance standards could be met subject to the conditions below for a conditional use for an outdoor eating area for your existing bar located at 1968 Atwood Avenue.

In order to receive final approval of your proposal, the following conditions must be met:

PLEASE CONTACT KATHY VOECK, THE ASSISTANT ZONING ADMINISTRATOR, AT 266-4551 IF YOU HAVE QUESTIONS REGARDING THE FOLLOWING TWO ITEMS:

1. Obtain approval of a parking stall reduction from Zoning staff.
2. Provide 2 bike-parking stalls in a safe and convenient location on an impervious surface to be shown on the final plan. The lockable enclosed lockers or racks or equivalent structures in or upon which the bicycle may be locked by the user shall be securely anchored to the ground or building to prevent the lockers or racks from being removed from the location. NOTE: Bike stalls shall be a minimum dimension of 6' x 2' with a 5' access area. Structures that require a user-supplied locking device shall be designed to accommodate U-shaped locking devices.

THE PLAN COMMISSION IMPOSED THE FOLLOWING CONDITIONS OF APPROVAL:

3. The 26' x 10' expansion will be located only in back of the Ideal Bar, directly behind the building. The expansion will not extend into the alley between 1962 Atwood Avenue and 1968 Atwood Avenue.
4. The Ideal Bar will build an 8-foot tall solid wall to block along the western property line and a 6-foot tall solid wall with two-foot decorative lattice top on the other two edges of the patio (subject to plans approved by the Planning Unit). This wall will not have any openings other than for a solid door for emergency exiting and utility use.
5. The Ideal Bar will provide lighting in the alley between the two buildings at night during regular open hours.

6. There will be no music, either piped into or performed in the outdoor patio space. Any televisions in the outdoor patio space will have their sound turned off by 10:00 p.m., subject to negotiation with the neighbors.
7. The outdoor patio area will close to customers at 1:00 a.m. every night.

Approval of this proposal does not include any approval to prune, remove or plant trees in the public right-of-way. Permission for such activities must be obtained from the City Forester, 266-4816. The trees shown in the street rights-of-way shall not be shown on the sign-off plan or construction plans unless they have previously been approved by the City Forester. If these are existing trees or species and locations that have been approved by the Forester, they shall be so labeled on plans.

Please follow the procedures listed below to receive your conditional use approval.

1. Please revise plans per the above conditions and submit seven (7) sets of the final site plans to the Zoning Administrator. The final plans are reviewed and approved by Traffic Engineering, Fire Department, City Engineering, and Zoning. Any of these agencies may call you to request additional information or to resolve problems.
2. This letter shall be signed by the applicant to acknowledge the conditions of approval and returned to the Zoning Administrator when requesting cover sheet approval.
3. No alteration of this proposal shall be permitted unless approved by the City 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 Plan Commission approval unless the use is commenced, construction is under way, or a valid building permit is issued and construction commenced within six months of the date of issuance of the building permit. See Section 28.12(11)(h)(3), Madison General Ordinances. The Plan Commission shall retain jurisdiction over this matter for the purpose of resolving complaints against this approved conditional use.

IF YOU HAVE ANY QUESTIONS REGARDING OBTAINING YOUR BUILDING PERMIT OR OCCUPANCY PERMIT, PLEASE CALL KATHY VOECK OF THE CITY ZONING STAFF AT 266-4551.

Sincerely,

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

Bill Roberts
Planning & Development

Applicant

cc: Zoning Administrator
City Engineering
Traffic Engineering

Zoning City Engineering Traffic Engineering
