



Department of Planning & Community & Economic Development

Planning Division

Katherine Cornwell, Director

Madison Municipal Building, Suite LL-100
215 Martin Luther King, Jr. Boulevard
P.O. Box 2985
Madison, Wisconsin 53701-2985
Phone: (608) 266-4635
Fax (608) 267-8739
www.cityofmadison.com

August 26, 2014

Beth Skogen
2110 Linden Avenue
Madison, WI 53704

RE: Approval of a conditional use for a bed and breakfast facility at 2110 Linden Avenue in the TR-C4 (Traditional Residential – Consistent 4) District.

Dear Ms. Skogen:

At its August 25, 2014 meeting, the Plan Commission found the standards met and **approved** your request for a conditional use at 2110 Linden Avenue, subject to the conditions below. In order to receive final approval of the conditional use, and for any necessary permits to be issued for your project, the following conditions shall be met:

Please contact Pat Anderson of the Zoning Office at 266-5978 if you have any questions regarding the following 5 items:

1. Meet supplemental regulations of MGO Section 28.151 for bed and breakfast establishment and all other building codes.
2. Provide a minimum of 2 bicycle parking spaces as required per Sec. 28.141(4) and 28.141(11). Provide a detail of the bike rack design.
3. The petitioner shall obtain all necessary health licenses from the Madison and Dane County Public Health Department for the bed and breakfast establishment before the use is to commence. Contact Ms. Beth Cleary (243-0327) at the Madison and Dane County Public Health Department to discuss these requirements.
4. Establish *Room Tax / Sellers Permit* before the use is to commence. Contact the City of Madison Treasurers Office at 266-4771
5. This approval includes a one-stall parking reduction for the bed and breakfast.

Please contact Bill Sullivan of the Madison Fire Department at 261-9658 if you have any questions about the following item:

6. Ensure smoke alarms are installed in accordance with MGO 34.907.

Specific questions regarding the comments or conditions contained in this letter should be directed to the commenting agency. No building permits shall be issued until the applicant has met all of the conditions of approval stated in this letter.

Please now follow the procedures listed below for obtaining your building permits:

1. Please revise the plans per the above conditions and file **five (5)** sets of complete, fully dimensioned, and to-scale plans, along with the appropriate site plan review application and fee pursuant to Section 28.206 of the Zoning Code. Also provide any other documentation requested herein with the Zoning Administrator, Room LL-100, Madison Municipal Building, 215 Martin Luther King, Jr. Boulevard.
2. This letter shall be signed by the applicant to acknowledge the conditions of approval and returned to the Zoning Administrator when requesting 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.

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 266-5974.

Sincerely,

Heather Stouder, AICP
Planner

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

Signature of Applicant

cc: Pat Anderson, Asst. Zoning Administrator
Bill Sullivan, Fire Department

For Official Use Only, Re: Final Plan Routing			
<input checked="" type="checkbox"/>	Planning Div. (H. Stouder)	<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 type="checkbox"/>	Traffic Engineering	<input type="checkbox"/>	Recycling Coord. (R&R)
<input checked="" type="checkbox"/>	Fire Department	<input type="checkbox"/>	Metro Transit