

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:

Paid _____ Receipt # _____

Date received _____

Received by _____

Original Submittal Revised Submittal

Parcel # _____

Aldermanic District _____

Zoning District _____

Special Requirements _____

Review required by _____

UDC PC

Common Council Other _____

Reviewed By _____

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](#).

APPLICATION FORM

1. Project Information

Address (list all addresses on the project site): 826 Williamson St and 302 S Paterson St

Title: _____

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 Tyler Krupp **Company** Threshold Development
Street address 1954 Atwood Avenue **City/State/Zip** Madison, WI 53704
Telephone (415) 260-0113 **Email** tyler@thresholddevelopmentgroup.com

Project contact person Kevin Burow **Company** Knothe & Bruce Architects
Street address 7601 University Ave., Ste 201 **City/State/Zip** Middleton, WI 53562
Telephone (608) 836-3690 **Email** kburow@knothebruce.com

Property owner (if not applicant) Mark Herring
Street address 421 Bryce Canyon Circle **City/State/Zip** Madison, WI 53705
Telephone _____ **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:

New development of 2 mixed use buildings on separate parcels, but on a single zoning lot. Building on 826 Williamson Street will be a 3 story stepping up to 4 story structure.

The building on 302 S. Paterson will be a 5 story building. There will be a shared plaza at ground level between the two buildings. Two separate parking structures are below ground with a single ramp.

Proposed Square-Footages by Type: Listed as 826 Williamson St / 302 S Paterson St

Overall (gross): 67,236 / 174,185 Commercial (net): 3,374 / 864 Office (net): _____
Industrial (net): _____ Institutional (net): _____

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

Efficiency: 39/5 1-Bedroom: 13/87 2-Bedroom: 3/41 3-Bedroom: _____ 4+ Bedroom: _____

Density (dwelling units per acre): _____ Lot Size (in square feet & acres): _____

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

Surface Stalls: 9 Under-Building/Structured: 140

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

Indoor: 188 Outdoor: 20

Scheduled Start Date: Spring 2024 Planned Completion Date: Fall 2025

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 Chris Wells Date 10/12/22

Zoning staff Jacob Moskowitz Date 10/12/22

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

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.

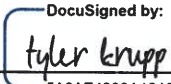
District Alder Alder Brian Benford District 6 Date 2/23/23

Neighborhood Association(s) Marquette Neighborhood Association Date 2/23/23

Business Association(s) _____ Date _____

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

Name of applicant Tyler Krupp Relationship to property Developer

Authorizing signature of property owner  Date 3/26/2023
DocuSigned by: 5A9AE4330A16404...