

1.1 | LAND USE APPLICATION

LAND USE APPLICATION

LND-B

City of Madison
Planning Division
126 S. Hamilton St.
P.O. Box 2985
Madison, WI 53701-2985
(608) 266-4635



All Land Use Applications must be filed with the Zoning Office at the above address.

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 found on the City's web site.

FOR OFFICE USE ONLY:

Paid _____ Receipt # _____
Date received _____
Received by _____
Parcel # _____
Aldermanic district _____
Zoning district _____
Special requirements _____
Review required by _____
 UDC PC
 Common Council Other _____
Reviewed By _____

1. Project Information

Address: 4002 Evan Acres Road, Madison, WI 53718
Title: Four Lakes District

2. This is an application for (check all that apply)

- Zoning Map Amendment (rezoning) from General Commercial to PD-GDP
 Major Amendment to an Approved Planned Development-General Development Plan (PD-GDP) Zoning
 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 Peter Tan Company Strang, Inc.
Street address 811 E. Washington Av., #200, City/State/Zip Madison WI 53703
Telephone 608 276-9200 Email ptan@strang-inc.com
Project contact person Peter Tan Company Strang, Inc.
Street address 811 E. Washington Av., #200 City/State/Zip Madison WI 53703
Telephone 608 276-9200 Email ptan@strang-inc.com
Property owner (if not applicant) Daniel Brown, Ho-Chunk Nation
Street address P.O. Box 667 City/State/Zip Black River Falls, WI
Telephone 608 223-9576 x 3538 Email Dan.Brown@ho-chunk.com

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4. Project Description

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

This project creates a cultural and entertainment destination campus that includes the following: Casino expansion/remodeling, Hotel, Conference Center, Parking Structures, Heritage Center, Outdoor Dining, Outdoor Event Space, Restored Wetlands and Interpretive Paths, Athletic and Retail Facilities.

Scheduled start date To be determined Planned completion date 29 months after start date

5. Required Submittal Materials

Refer to the Land Use Application Checklist for detailed submittal requirements.

- Filing fee Pre-application notification Land Use Application Checklist (LND-C)
 Land Use Application Vicinity map Supplemental Requirements
 Letter of intent Survey or existing conditions site plan Electronic Submittal*
 Legal description Development plans

*Electronic copies of all items submitted in hard copy are required. Individual PDF files of each item submitted should be compiled on a CD or flash drive, or submitted via email to pcapplications@cityofmadison.com. The email must include the project address, project name, and applicant name. Electronic submittals via file hosting services (such as Dropbox.com) are not allowed. Applicants who are unable to provide the materials electronically should contact the Planning Division at (608) 266-4635 for assistance.

For concurrent UDC applications a separate pre-application meeting with the UDC Secretary is required prior to submittal. Following the pre-application meeting, a complete UDC Application form and all other submittal requirements must be submitted to the UDC Secretary. An electronic submittal, as noted above, is required. Electronic submittals should be compiled on a CD or flash drive, or sent via email to udcapplications@cityofmadison.com.

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 Tim Parks, Janine Glaeser Date 1/16/2019

Zoning staff Matt Tucker Date 1/16/2019

- Demolition Listserv**

- 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 any nearby neighborhood and business associations in writing no later than 30 days prior to FILING this request. List the alderperson, neighborhood association(s), business association(s), AND the dates you sent the notices:
Aldersperson Mike Tierney, January 22, 2019

The alderperson and the Director of Planning & Community & Economic Development may reduce the 30-day requirement or waive the pre-application notification requirement altogether. Evidence of the pre-application notification is required as part of the application materials. A copy of the notification letters or any correspondence granting a waiver is required as part of the application materials.

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

Name of applicant Peter Tan Relationship to property Architect

Authorizing signature of property owner [Signature] Date 3/11/19