

LAND USE APPLICATION - INSTRUCTIONS & FO

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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 U NLV:

Date Received _____ ☐ Initial Submittal
aid _____ ☐ Revised Submittal

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](#). If your project requires both Land Use and Urban Design Commission (UDC) submittals, a completed [UDC Application](#) and accompanying submittal materials are also required to be submitted.

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6-4635.

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ng Division) (608) 266-4635.

APPLICATION FORM

1. Project Information

Address (list all addresses on the project site):

2222 & 2304 City View Dr

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 Patrick Carroll **Company** Investors Associated, LLP
Street address 810 Cardinal Lane, Ste. 210 **City/State/Zip** Hartland, WI 53029
Telephone (414) 856-7311 **Email** _____

Project contact person Kevin Burow **Company** Knothe & Bruce Architects
Street address 8401 Greenway Blvd., Ste. 900 **City/State/Zip** Middleton, WI 53562
Telephone 608-836-3690 **Email** kburow@knothebruce.com

Property owner (if not applicant) _____
Street address _____ **City/State/Zip** _____
Telephone _____ **Email** _____

APPLICATION FORM (CONTINUED)

5. Project Description

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

4-story mixed use building with 60 dwelling units and approximately 4,606 SF commercial space sharing an underground parking level with a new 4-story multi-family building with 47 dwelling units, and (2) 5-story, multi-family buildings, one with 39 dwelling units and the other with 40 dwelling units.

Proposed Square-Footages by Type:

Overall (gross): 301,026 Sq. Ft. Commercial (net): 4,606 Sq. Ft. Office (net): _____
Industrial (net): _____ Institutional (net): _____

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

Efficiency: 20 1-Bedroom: 94 2-Bedroom: 68 3-Bedroom: 4 4 Bedroom: _____ 5-Bedroom: _____
Density (dwelling units per acre): 38.43 Lot Area (in square feet & acres): 210,667 SF / 4.84 acres

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

Surface Stalls: 105 Under-Building/Structured: 189 Electric Vehicle-ready¹: 30 Electric Vehicle-installed¹: 0

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

Indoor (long-term): 189 Outdoor (short-term): 24

¹ See [Section 28.141\(8\)\(e\), MGO](#) for more information

Scheduled Start Date: Spring 2026 Planned Completion Date: Spring 2027+

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 Date 4/3/25 (DAT Meeting)

Zoning staff Jenny Kirchgatter Date 4/3/25 (DAT Meeting)

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

- ☐ 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 Sabrina Madison Date 4/7/25

Neighborhood Association(s) _____ Date _____

Business Association(s) _____ Date _____

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

Name of applicant Patrick Carroll Relationship to property Owner

Authorizing signature of property owner  Date 5/27/25