

# CITY OF MADISON

# Proposed Conditional Use

Location: 3737 East Washington Avenue

Project Name: Tailgators Outdoor Patio

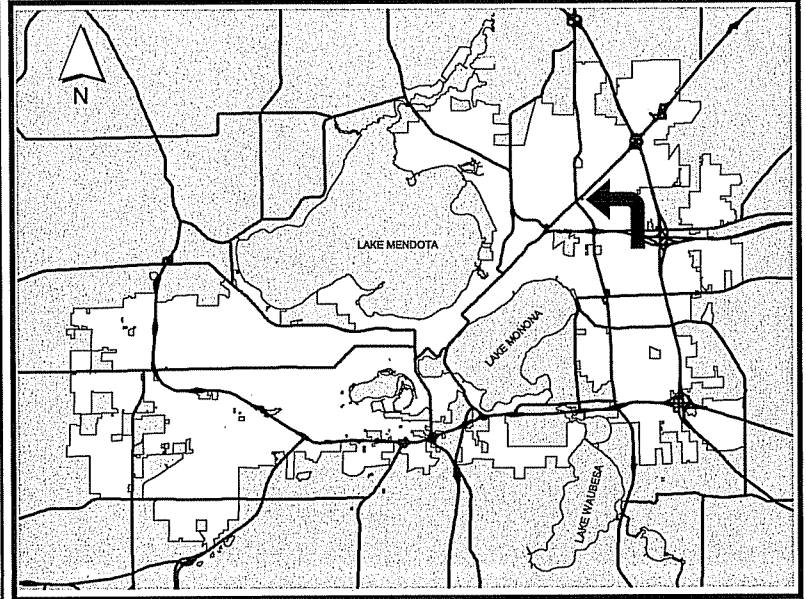
Applicant: Dale Beck - Tailgators

Existing Use: 4 Parking Stalls

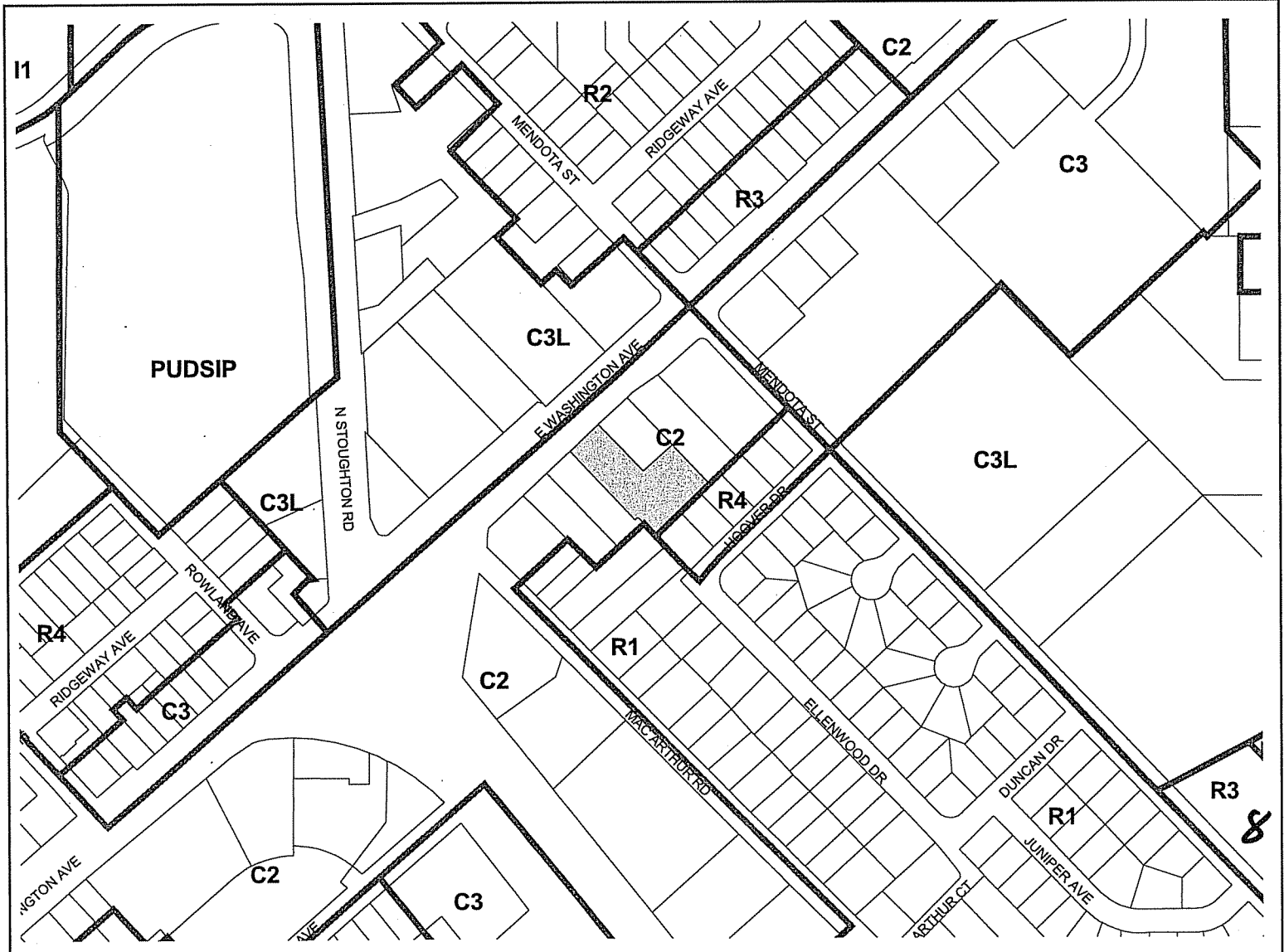
Proposed Use: Outdoor Eating Area

Public Hearing Date:

Plan Commission 24 October 2005



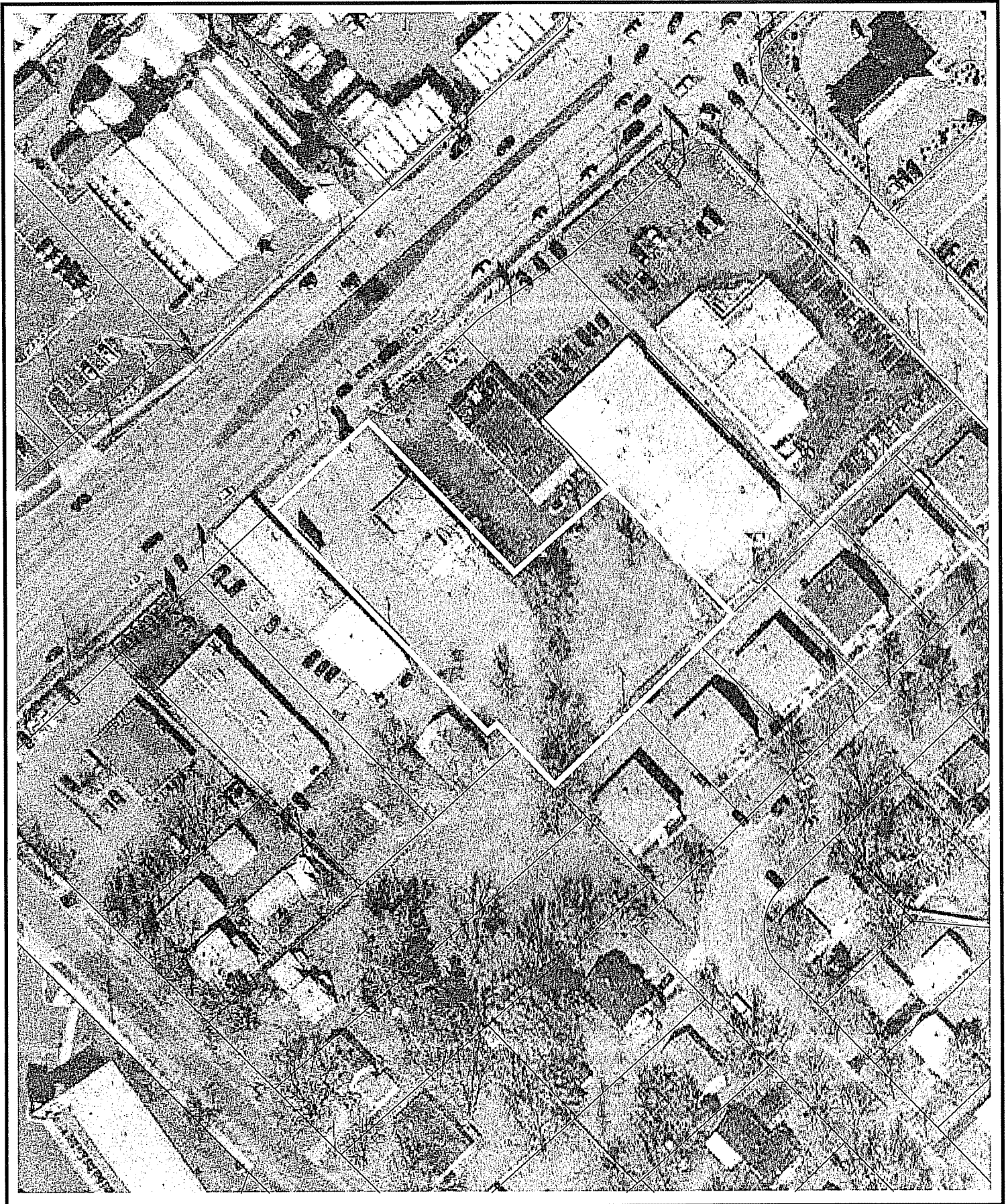
For Questions contact: Pete Olson at: 267-1150 or polson@cityofmadison.com or City Planning at 266-4635



# 3737 East Washington Avenue

0 100 Feet

*Date of Aerial Photography - April 2000*



8

# LAND USE APPLICATION

## Madison Plan Commission

215 Martin Luther King Jr. Blvd; Room LL-100  
 PO Box 2985; Madison, Wisconsin 53701-2985  
 Phone: 608.266.4635 | Facsimile: 608.267.8739

- The following information is required for all applications for Plan Commission review.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at [www.cityofmadison.com/planning/plan.html](http://www.cityofmadison.com/planning/plan.html)
- All zoning application packages should be filed directly with the Zoning Administrator's desk.
- All applications will be reviewed against the applicable standards found in the City Ordinances to determine if the project can be approved.

### FOR OFFICE USE ONLY:

Amt. Paid \$ 500<sup>00</sup> Receipt No. 64262  
 Date Received 9-7-05  
 Received By RT  
 Parcel No. 0810-332-0439-8  
 Aldermanic District 17, Santiago Roses  
 GQ UDC  
 Zoning District C2  
**For Complete Submittal**  
 Application  Letter of Intent   
 IDUP N/A Legal Descript.   
 Plan Sets  Zoning Text N/A  
 Alder Notification  Waiver \_\_\_\_\_  
 Nbrhd. Assn Not.  Waiver \_\_\_\_\_  
 Date Sign Issued \_\_\_\_\_

1. **Project Address:** 3737 E Washington Av **Project Area in Acres:** 1.025

**Project Title (if any):** Tailgators Outdoor patio

2. **This is an application for:** (check at least one)

<input type="checkbox"/> Zoning Map Amendment (check only ONE box below for rezoning and fill in the blanks accordingly)	
<input type="checkbox"/> Rezoning from _____ to _____	<input type="checkbox"/> Rezoning from _____ to PUD/PCD-SIP
<input type="checkbox"/> Rezoning from _____ to PUD/PCD-GDP	<input type="checkbox"/> Rezoning from PUD/PCD-GDP to PUD/PCD-SIP
<input checked="" type="checkbox"/> Conditional Use	<input type="checkbox"/> Demolition Permit
<input type="checkbox"/> Other Requests (Specify): _____	

3. **Applicant, Agent & Property Owner Information:**

Applicant's Name: Dale Beck Company: \_\_\_\_\_

Street Address: 1810 Roth St City/State: Madison, WI Zip: 53704

Telephone: (608) 225-1329 Fax: ( ) Email: \_\_\_\_\_

Project Contact Person: Dale Beck Company: \_\_\_\_\_

Street Address: 1810 Roth St City/State: Madison, WI Zip: 53704

Telephone: (608) 225-1329 Fax: ( ) Email: \_\_\_\_\_

Property Owner (if not applicant): SAME

Street Address: \_\_\_\_\_ City/State: \_\_\_\_\_ Zip: \_\_\_\_\_

4. **Project Information:**

Provide a general description of the project and all proposed uses of the site: Replace four (4) existing parking stalls adjacent to the rear of the building with a 1,021 Sq. Ft. patio surrounded by a 6' tall wooden fence.

Development Schedule: Commencement upon permit issuance Completion 30 days from commencement

**5. Required Submittals:**

**Site Plans** submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
- **Seven (7) copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
- **One (1) copy** of the plan set reduced to fit onto 8 ½ inch by 11 inch paper

**Letter of Intent: Twelve (12) copies** describing this application in detail but not limited to, including: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.

**Legal Description of Property:** Lot(s) of record or metes and bounds description prepared by a land surveyor.

**Filing Fee:** \$ 500.00 See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*

**IN ADDITION, THE FOLLOWING ITEMS MAY ALSO BE REQUIRED WITH YOUR APPLICATION; SEE BELOW:**

For any applications proposing demolition of existing (principal) buildings, photos of the structure(s) to be demolished shall be submitted with your application. Be advised that a *Reuse and Recycling Plan* approved by the City's Recycling Coordinator is required to be approved by the City prior to issuance of wrecking permits.

A project proposing **ten (10) or more dwelling units** may be required to comply with the City's Inclusionary Zoning requirements outlined in Section 28.04 (25) of the Zoning Ordinance. A separate INCLUSIONARY DWELLING UNIT PLAN application detailing the project's conformance with these ordinance requirements shall be submitted concurrently with this application form. Note that some IDUP materials will coincide with the above submittal materials.

A *Zoning Text* must accompany **all** Planned Community or Planned Unit Development (PCD/PUD) submittals.

**FOR ALL APPLICATIONS:** All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as **INDIVIDUAL** Adobe Acrobat PDF files compiled either on a non-returnable CD to be included with their application materials, or in an e-mail sent to [pcapplications@cityofmadison.com](mailto:pcapplications@cityofmadison.com). The e-mail shall include the name of the project and applicant. Applicants who are unable to provide the materials electronically should contact the Planning Unit at (608) 266-4635 for assistance.

**6. Applicant Declarations:**

**Conformance with adopted City plans:** Applications shall be in accordance with all adopted City of Madison plans:

→ The site is located within the limits of Carpenter-Hawthorne-Ridgeway-Sycamore-Truax Plan, which recommends:

Commercial use for this property.

**Pre-application Notification:** Section 28.12 of the Zoning Ordinance requires that the applicant notify the district alder and any nearby neighborhood or business associations by mail no later than **30** days prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:

*If the alder has granted a waiver to this requirement, please attach any such correspondence to this form.*

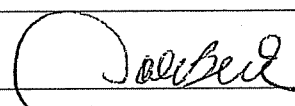
**Pre-application Meeting with staff:** Prior to preparation of this application, the applicant is required to discuss the proposed development and review process with Zoning Counter and Planning Unit staff; note staff persons and date.

Planner \_\_\_\_\_ Date \_\_\_\_\_ | Zoning Staff Matt Tucker Date 9-6-05

**The signer attests that this form has been completed accurately and all required materials have been submitted:**

Printed Name Dale Beck Date 9/7/05

Signature  Relation to Property Owner SAME

Authorizing Signature of Property Owner  Date 9/7/05

8

Letter of Intent  
Project Name - Tailgators Outdoor Patio

Proposal is to replace 4 parking stalls adjacent to the rear of the building with an outdoor patio 1,021 square feet in area surrounded by a 6 foot tall wood fence.

Owner – Dale Beck 1810 Roth St. Madison, WI 53704 225-1329

Construction Schedule – 30 days from date of permit issuance to completion.

Existing Conditions – 4 parking stalls adjacent to rear of existing building.

Contractor – ICON, LLC - Peter Iaquina 5101 Flambeau Rd. Madison, WI 53705 233-7737.

Current building use – 4,149 Square Feet devoted to Bar & Grill.

Total Gross Square Footage of Building - 4,149 Square Feet.

4,149 Square Feet Devoted to Bar & Grill.

Number of employees – 10 Bartenders.

Capacity – 167 persons.

Parking Spaces – 153 spaces existing, 4 spaces to be replaced by outdoor patio.

Hours of Operation – 10:30am – 2:00am Sun-Thurs, 10:30am – 2:30am Fri & Sat.

Square Footage of Site – 44,665 Square Feet.

No dwelling units are involved; no school children will be generated by the project.

Trash will be removed from the area and disposed of in the existing trash facilities of the building. Snow removal and maintenance will be performed by the existing vendors for the existing business

Legal description;

LOT ONE (1) OF CERTIFIED SURVEY MAP NO. 1528 RECORDED IN THE DANE COUNTY REGISTER OF DEEDS OFFICE IN VOLUME 6 OF CERTIFIED SURVEY MAPS, PAGE 245, AS DOCUMENT NO. 1410147, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

