

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 R

Parcel # _____

Aldermanic District 6/15/21 **RECEIVED** 2:16 p.m. _____

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): 521 Cottage Grove Rd

Title: DIVE L.L.C. dba DIVE INN

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 RYAN RAMIG Company DIVE INN
 Street address 521 Cottage Grove Rd. City/State/Zip Madison, WI 53714
 Telephone (608) 358-1628 Email rjramig@hotmail.com

Project contact person Same as above Company _____
 Street address _____ City/State/Zip _____
 Telephone _____ Email _____

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

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4. Required Submittal Materials

Pursuant to Section 28.181(4), MGO, no application is complete unless all required information is included and all application fees have been paid. **The Zoning Administrator may reject an incomplete application.** Use this checklist to prepare a complete Land Use Application. Make sure to review the *Submittal Requirements for PDFs* (listed on Pages 3 and 4). Note: Not all development plan materials listed below are required for all applications. Submittal materials are as determined by staff. Those application types which have specific additional submittal requirements, as noted below, are outlined in [Land Use Application Form LND-B](#).

Req.	Required Submittal Information	Contents	✓																																				
X	Filing Fee (\$ 600)	Refer to the Fee Schedule on Page 8 and the Revised Fee Submittal Instructions on Page 1.	✓																																				
X	Digital (PDF) Copies of all Submitted Materials noted below	Digital (PDF) copies of all items are required. All PDFs must comply with the <i>Submittal Requirements for PDFs</i> (listed on Pages 3 and 4) and follow the revised submittal procedures outlined on Page 1.																																					
X	Land Use Application	Forms must include the property owner's authorization	✓																																				
	Legal Description (For Zoning Map Amendments only)	Legal description of the property, complete with the proposed zoning districts and project site area in square feet and acres.																																					
X	Pre-Application Notification	Proof of written 30-day notification to alder, neighborhood association, and business associations. In addition, Demolitions require posting notice of the requested demolition to the City's Demolition Listserv at least 30 days prior to submitting an application. For more information, see Page 1 of this document.	✓																																				
X	Letter of Intent (LOI)	Narrative description of the proposal in detail, including, but not limited to, the existing site conditions, project schedule, phasing plan, proposed uses, hours of operation, number of employees, gross square footage, number of units and bedrooms, public subsidy requested, project team, etc.	✓																																				
	Development Plans	For a detailed list of the content requirements for each of these plan sheets, see Land Use Application Form LND-B																																					
	<table border="1"> <thead> <tr> <th>Req.</th> <th></th> <th>✓</th> <th>Req.</th> <th></th> <th>✓</th> <th>Req.</th> <th></th> <th>✓</th> </tr> </thead> <tbody> <tr> <td>X</td> <td>Site Plan</td> <td>✓</td> <td></td> <td>Utility Plan</td> <td></td> <td></td> <td>Roof and Floor Plans</td> <td></td> </tr> <tr> <td></td> <td>Survey or site plan of existing conditions</td> <td></td> <td></td> <td>Landscape Plan and Landscape Worksheet</td> <td></td> <td></td> <td>Fire Access Plan and Fire Access Worksheet</td> <td></td> </tr> <tr> <td></td> <td>Grading Plan</td> <td></td> <td></td> <td>Building Elevations</td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	Req.		✓	Req.		✓	Req.		✓	X	Site Plan	✓		Utility Plan			Roof and Floor Plans			Survey or site plan of existing conditions			Landscape Plan and Landscape Worksheet			Fire Access Plan and Fire Access Worksheet			Grading Plan			Building Elevations						
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	Grading Plan			Building Elevations																																			
	Supplemental Requirements (Based on Application Type)	<p>Additional materials are required for the following application types noted below. See Land Use Application Form LND-B for a detailed list of the submittal requirements for these application types.</p> <ul style="list-style-type: none"> <input type="checkbox"/> The following Conditional Use Applications: <ul style="list-style-type: none"> <input type="checkbox"/> Lakefront Developments <input type="checkbox"/> Outdoor Eating Areas <input type="checkbox"/> Development Adjacent to Public Parks <input type="checkbox"/> Modifications to Parking Requirements (i.e. Parking Reductions or Exceeding the Maximum) <ul style="list-style-type: none"> <input type="checkbox"/> Demolition Permits <input type="checkbox"/> Zoning Map Amendments (i.e. Rezoning) <input type="checkbox"/> Planned Development General Development Plans (GDPs) / Planned Development Specific Implementation Plans (SIPs) <input type="checkbox"/> Development within Downtown Core (DC) and Urban Mixed-Use (UMX) Zoning Districts 																																					

APPLICATION FORM (CONTINUED)

5. Project Description

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

We would like to host local food carts on our property located at 521 Cottage Grove Rd., the Dive INN,

Proposed Square-Footages by Type:

Overall (gross): Commercial (net): Office (net): Industrial (net): Institutional (net):

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

Efficiency: 1-Bedroom: 2-Bedroom: 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: Under-Building/Structured:

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

Indoor: Outdoor:

Scheduled Start Date: Planned Completion Date:

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 06/07/21

Zoning staff Jenny Kirchgatter Date 06/07/21

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 Grant Foster Date

Neighborhood Association(s) Lake Edge Neighborhood Association Date

Business Association(s) Date

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

Name of applicant RYAN RAMIG Relationship to property OWNER

Authorizing signature of property owner [Signature] Date 6/8/21

Land Use Application
Letter of Intent
Food Carts at 521 Cottage Gr Rd-Dive Inn

We would like to host local food carts at 521 Cottage Grove Rd, the Dive Inn. We feel we could aid in adding an eclectic variety of food to the Cottage Grove Rd. corridor. We have ample space as it is a double lot and features a large parking lot.

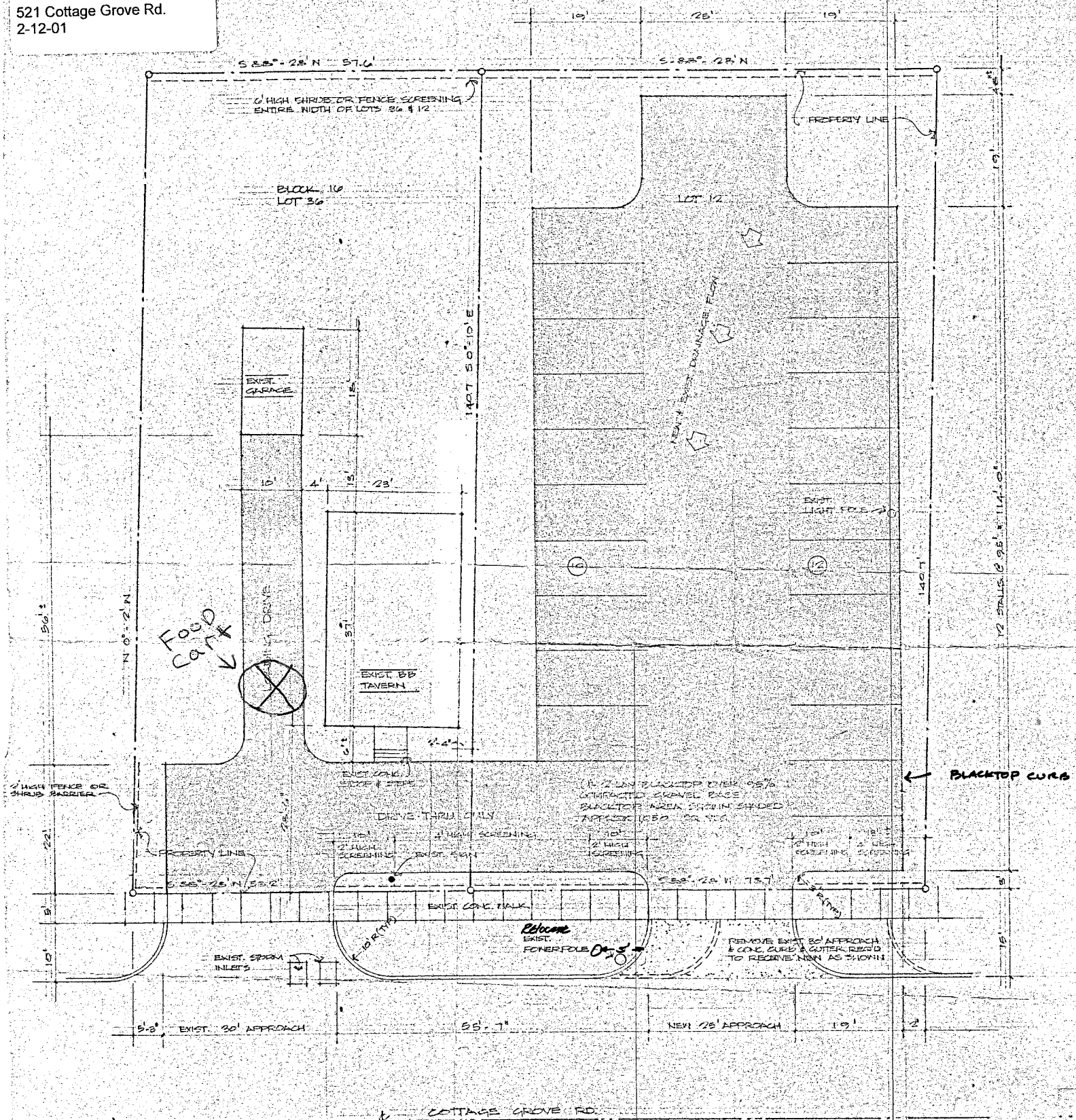
We would like to have a consistent rotation of a taco truck weekly on Tuesdays, and possibly JD's chicken and fish or something similar on Fridays. We would host the food carts for lunch and/or dinner. Lunch hours would be 11-2 and dinner hours would be 4-8. We would like to host a variety of food carts throughout the summer, spring and fall. Possibly continuing, to a lesser degree, in the winter.

We are also supporting our neighbor next door, the Red Lion, by encouraging carry ins into the bar from the Red Lion. Red Lion boasts some of the best, most authentic asian food in Madison. Furthermore, I have talked to the owner about our desire to host food carts and we have his blessing.

As a new small business owner I've recently experienced how difficult it can be to get up and running and operate. We feel we can create a symbiotic relationship with some of these small local food cart operations. They will have a great place to set up shop in our large parking lot, right across the street from the new Pinney library, while we can advertise that the Dive Inn has food carts!

Thank you for your time and consideration.

521 Cottage Grove Rd.
2-12-01



PLAT SURVEY BY ANDREW DAHLEN, SURVEYOR, 1954
ASSESSORS' PLAT No. 7
VOL. 117 PAGE 5

Approved entrances must
be constructed by a
licensed cement finisher.

**PARKING LOT PLAN
APPROVED**
in accordance with Section 10.08 of the
General Ordinances
CITY OF MADISON
[Signature]
10/21/15
POLICE DEPT.

City Eng.		
Police		
Traffic Eng.		
Plan		
Zoning		
PARKING FACILITIES APPROVED		
Date	Conditionally	
CITY OF MADISON		

BB TAVERN
521 COTTAGE GROVE ROAD
MADISON, WI.
File 521 COTTAGE GROVE RD.

DRAWN BY: STEVEN R. RING 227-5165 REVISED 10/5/15

SITE PLAN
1" = 10'

