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 _____11-3-25 2:19 p.m.

Received by _____

Parcel # _____

Aldermanic district _____

Zoning district _____

Special requirements _____

Review required by _____

☐ UDC ☐ PC

☐ Common Council ☐ Other _____

Reviewed By _____

1. Project Information

Address: 1936 Tennyson Lan Madison WI 53704

Title: Listening Hearts Childcare Center

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

☒ Zoning Map Amendment (rezoning) from PD to SR-V2

☐ 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 Ericka Brown **Company** Listening Hearts Childcare Center

Street address 2617 Mission Cir **City/State/Zip** Madison WI 53713

Telephone 6083546691 **Email** [redacted]

Project contact person Dan Holvick **Company** NAI Madison

Street address 6300 University Ave. **City/State** Middleton, WI 53562

Telephone 608 220 7740 **Email** [redacted]

Property owner (if not applicant) Lokre Companies

Street address 1820 Plover Rd., Suite E **City/State/Zip** Plover, WI 54467

Telephone 715-342-9200 **Email** _____

4. Project Description

Provide a brief description of the project and all proposed uses of the site:
remodel lower level of current space for childcare

Scheduled start date Oct 2025 Planned completion date Jan 2026

5. Required Submittal Materials

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

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

**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 Colin Punt Date 10/15/2025

Zoning staff Jacob Moskowitz Date 10/15/2025

☐ 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:

Carmella Glenn, District 18: waived the 30 day notice on 10/15/2025

Northside Business Association: 10/31/2025 (there is no neighborhood association)

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 Ericka Brown Relationship to property Lease

Authorizing signature of property owner DocuSigned by: 7444188CECE3405... Date 10/18/2025