



City of Madison Planning Division
215 Martin Luther King Jr. Blvd. | Room LL.100 | P.O. Box 2985 | Madison, WI 53701-2985

Madison Landmarks Commission APPLICATION

1. LOCATION

Project Address: 809 WILLIAMSON ST Aldermanic District: 6

2. PROJECT

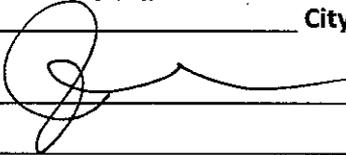
Date Submitted: 9/10/12

Project Title / Description: UNDERGROUND FOOD COLLECTIVE

This is an application for: (check all that apply)

- Alteration / Addition to a Designated Madison Landmark
- Alteration / Addition to a building adjacent to a Designated Madison Landmark
- Alteration / Addition to a building in a Local Historic District (specify):
 - Mansion Hill
 - Third Lake Ridge
 - First Settlement
 - University Heights
 - Marquette Bungalows
- New Construction in a Local Historic District (specify):
 - Mansion Hill
 - Third Lake Ridge
 - First Settlement
 - University Heights
 - Marquette Bungalows
- Demolition
- Variance from the Landmarks Ordinance
- Referral from Common Council, Plan Commission, or other referral
- Other (specify): _____

3. APPLICANT

Applicant's Name: JOHN MARTENS Company: MARTENS DESIGN
 Address: 4118 HEGG AVE City/State: MADISON, WI Zip: 53716
 Telephone: 608-221-2828 E-mail: JOHN.MARTENS@STC.GLOBAL.NET
 Property Owner (if not applicant): SAME
 Address: _____ City/State: _____ Zip: _____
 Property Owner's Signature:  Date: _____

GENERAL SUBMITTAL REQUIREMENTS

Twelve (12) collated paper copies and electronic (.pdf) files of the following: (Note the filing deadline is 4:30 PM on the filing day)

- Application
- Brief narrative description of the project
- Scaled plan set reduced to 11" x 17" or smaller pages. Please include:
 - Site plan showing all property lines and structures
 - Building elevations, plans and other drawings as needed to illustrate the project
 - Photos of existing house/building
 - Contextual information (such as photos) of surrounding properties
- Any other information that may be helpful in communicating the details of the project and how it complies with the Landmarks Ordinance, including the impacts on existing structures on the site or on nearby properties.

Questions? Please contact the
 Historic Preservation Planner:
 Amy Scanlon
 Phone: 608.266.6552
 Email: ascanlon@cityofmadison.com

NOTICE REGARDING LOBBYING ORDINANCE: If you are seeking approval of a development that has over 40,000 square feet of non-residential space, or a residential development of over 10 dwelling units, or if you are seeking assistance from the City with a value of \$10,000 (including grants, loans, TIF or similar assistance), then you likely are subject to Madison's lobbying ordinance (Sec. 2.40, MGO). You are required to register and report your lobbying. Please consult the City Clerk's Office for more information. Failure to comply with the lobbying ordinance may result in fines.

Commentary on 809 Williamson St.

We would like to convert an existing warehouse/contractor shop at 809 Williamson St. into a restaurant with outdoor seating.

Traditionally Williamson St. has had a combination of residences and retail and service buildings. After World War II there was also an influx of small warehouses and service buildings. 809 Williamson was one such building, built by Badger Sign Company as a welding shop. It was constructed of heavy 12" concrete block, one story with a high ceiling, two garage doors in the front, and no windows. In the 1970s it was used for storing automobiles, then as a contractor shop and warehouse up until the present. In the 1980s one of the garage doors was filled in with three rows of glass block above a 12 inch concrete block wall. In the fall of 2010 remodeling was begun to turn the building into a photography studio. A mezzanine and a partially raised roof were added, but the lease was never finalized and the work was not completed.

Attached to the concrete block is a smaller wood and stucco shed roof structure of unknown origin, most likely originally a garage or storage building. It has been modified significantly throughout the years. The current proposed remodeling consists of replacing siding, windows, and door in the basic configuration most recently utilized.

Underground Food Collective, a local food processing organization would now like to use this space to replace a restaurant that was irreparably damaged by fire in 2011. Exterior modifications are necessary, and our intention is to do them with an eye on contemporary detailing but with a significant respect for the heritage of the building as an industrial structure. Numerous windows will be added, a garage door will be replaced, and a canopy and concrete deck will also be added. Plantings watered by runoff from the upper roof will be added to the lower roof of the building, and a vertical garden watered by runoff from the lower roof will be added to the front of the building. Lavish landscaping and herb and vegetable gardens will also be added to the site.

John Martens

Owner/architectural designer/construction manager of 809 Williamson St.



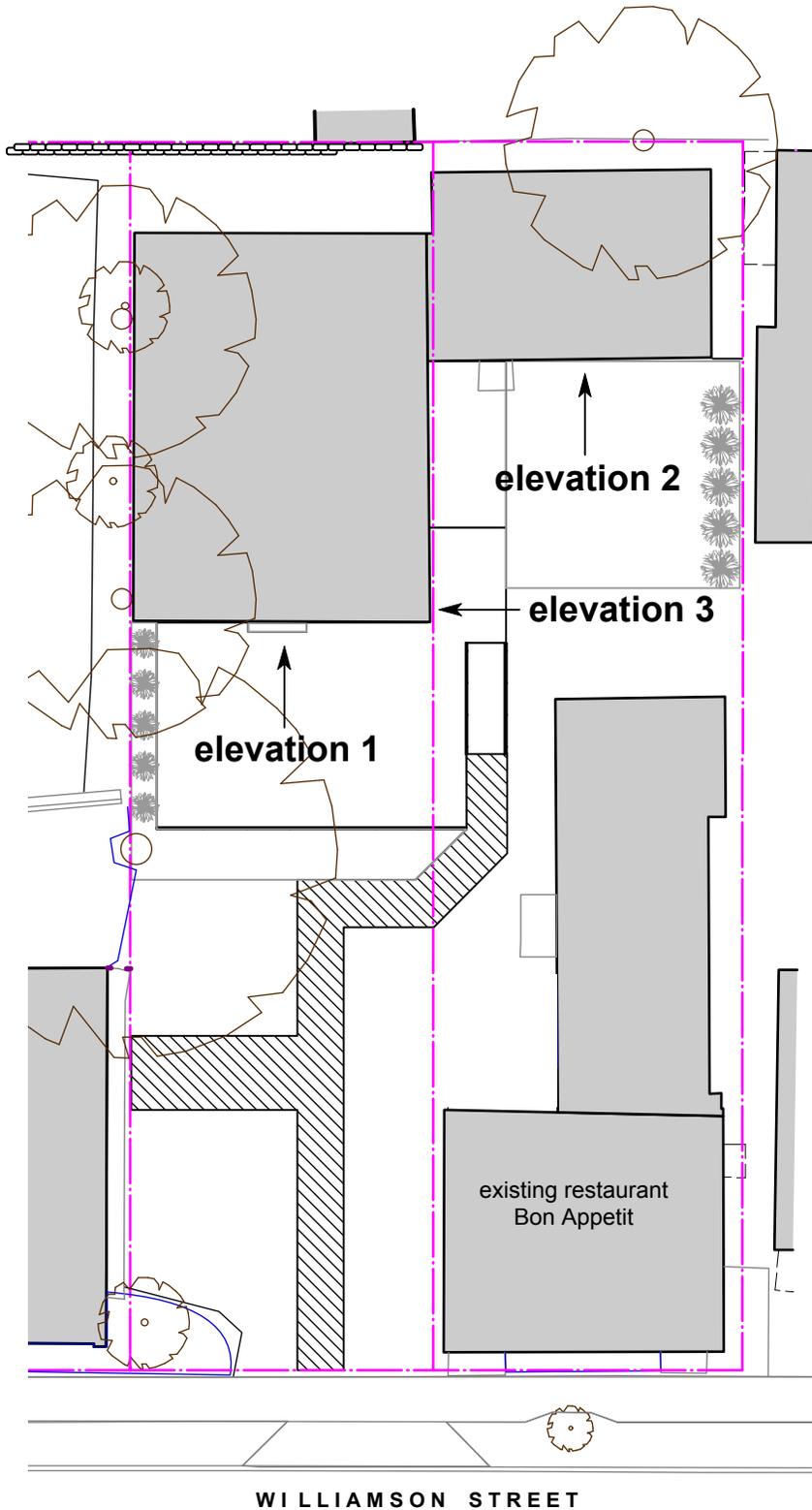
Existing



Existing

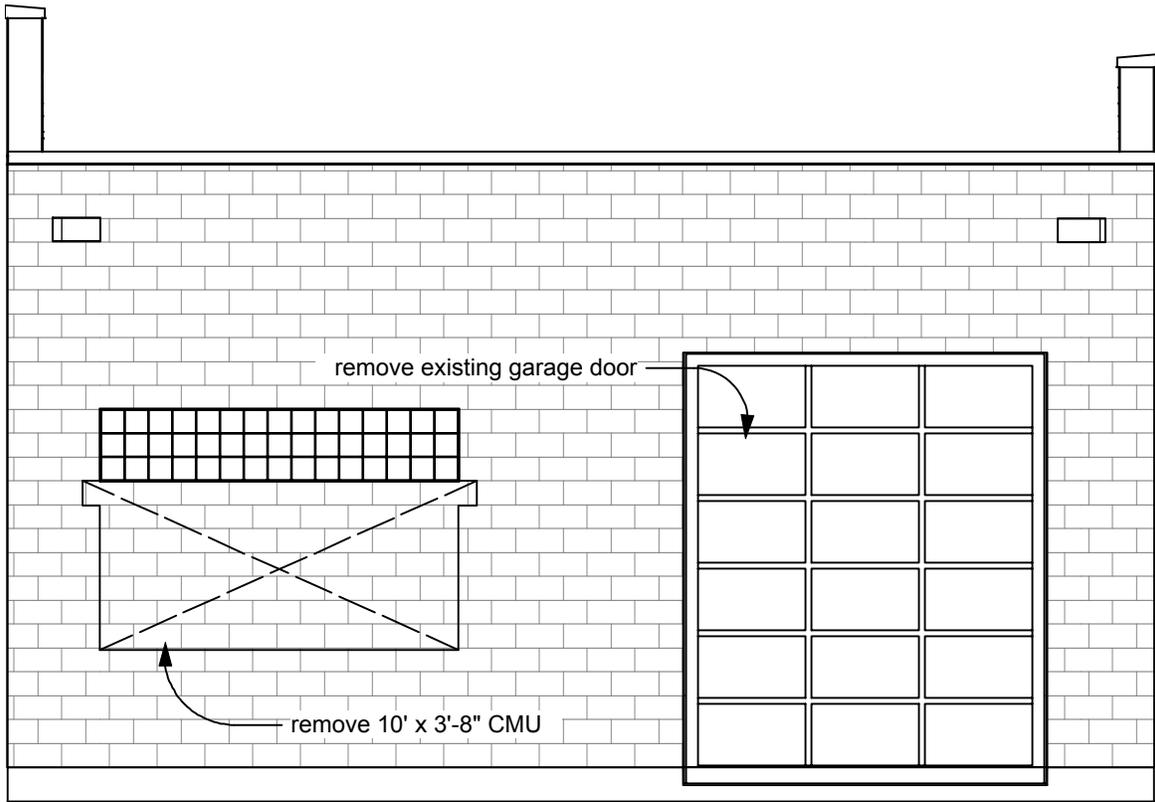


Proposed

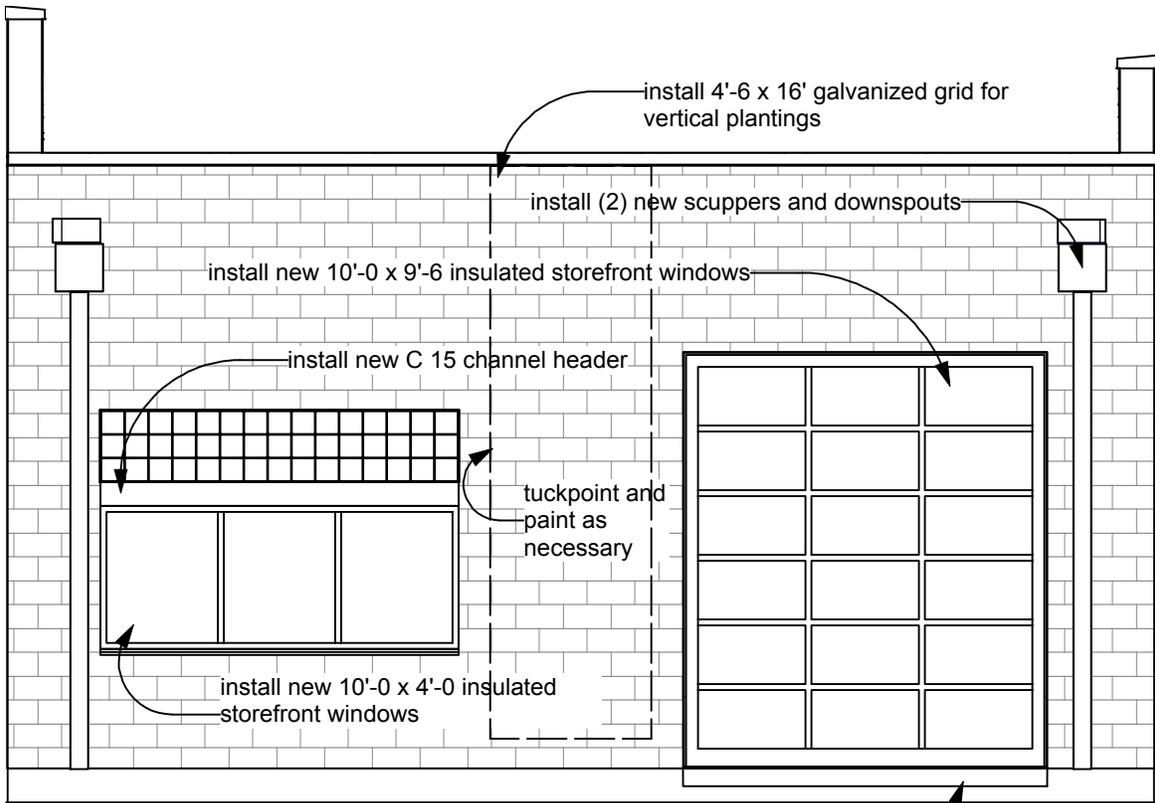


1 Site - Proposed
 F2 Scale: 1" = 20 ft

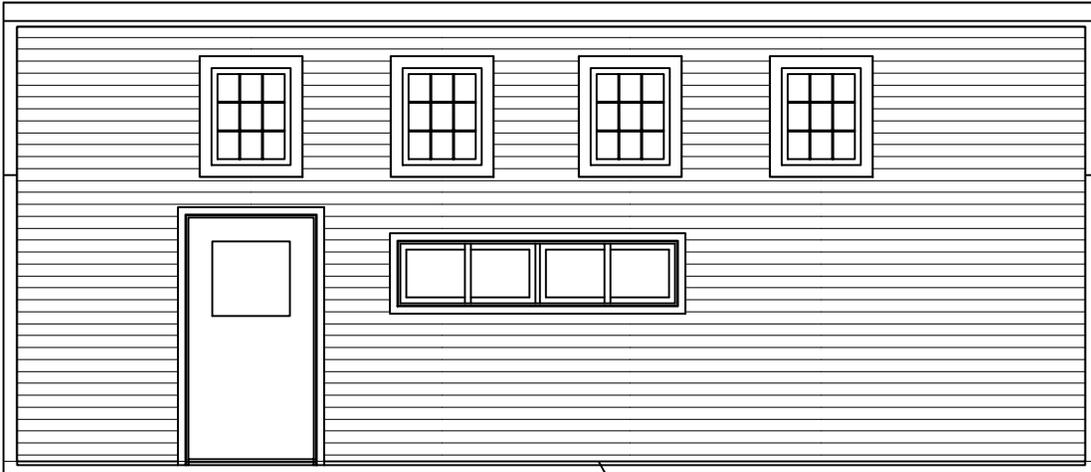
©MARTENSDESIGN 2012 608-221-2828	
PAGE # F-2	DESCRIPTION Site
DATE 9/9/12	



1 Elevation 1 809 - Existing
 F3 Scale: 3/16" = 1'-0"

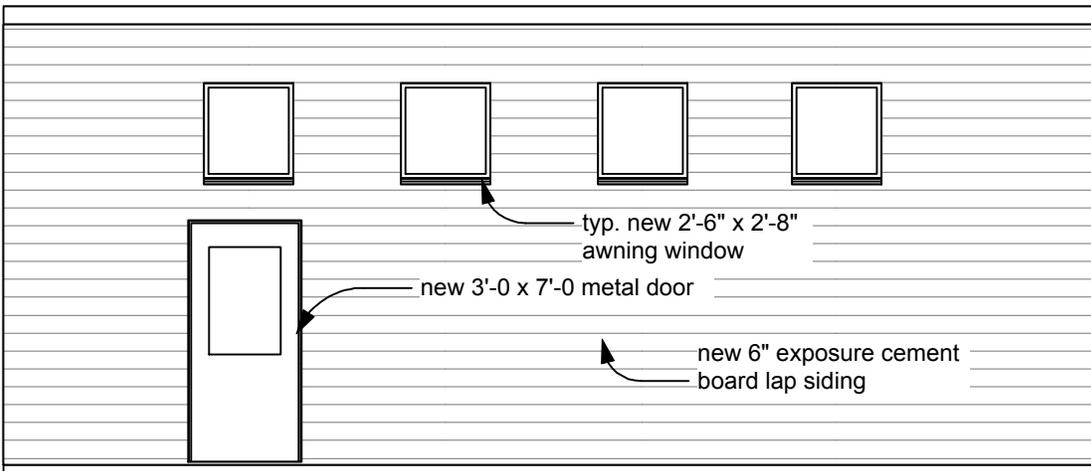


2 Elevation 1 809 - Proposed
 F3 Scale: 3/16" = 1'-0"



1 Elevation 2 809 - Existing
 F4 Scale: 3/16" = 1'-0"

remove deteriorated windows, door,
 and box car siding

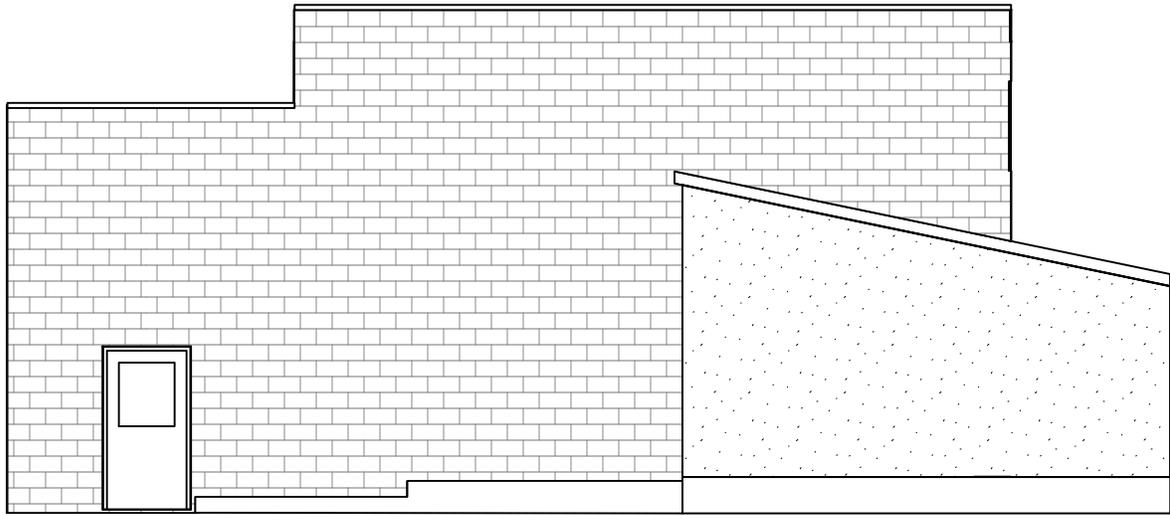


2 Elevation 2 - 809 Proposed
 F4 Scale: 3/16" = 1'-0"

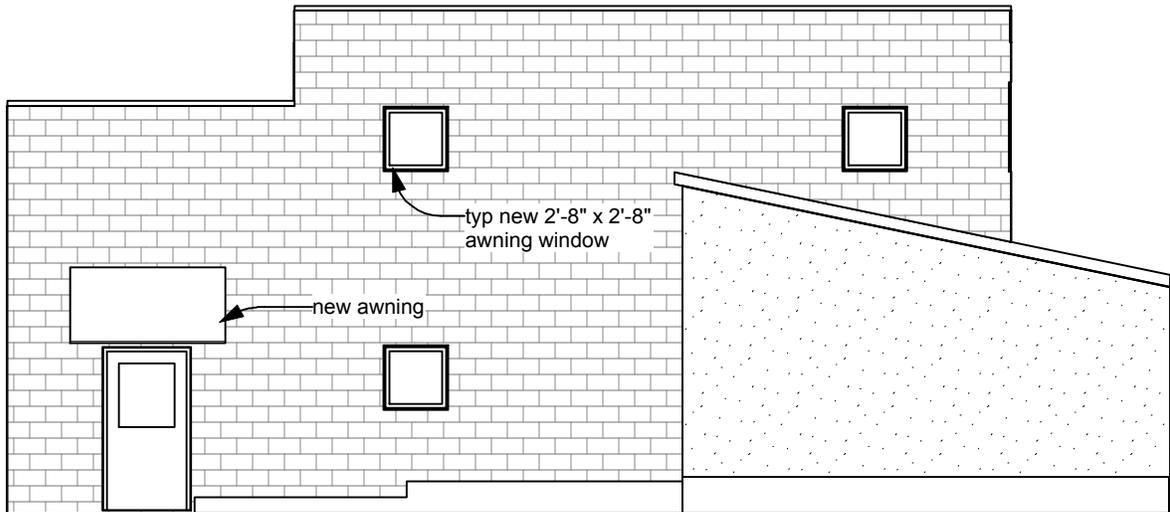
typ. new 2'-6" x 2'-8"
 awning window

new 3'-0 x 7'-0 metal door

new 6" exposure cement
 board lap siding



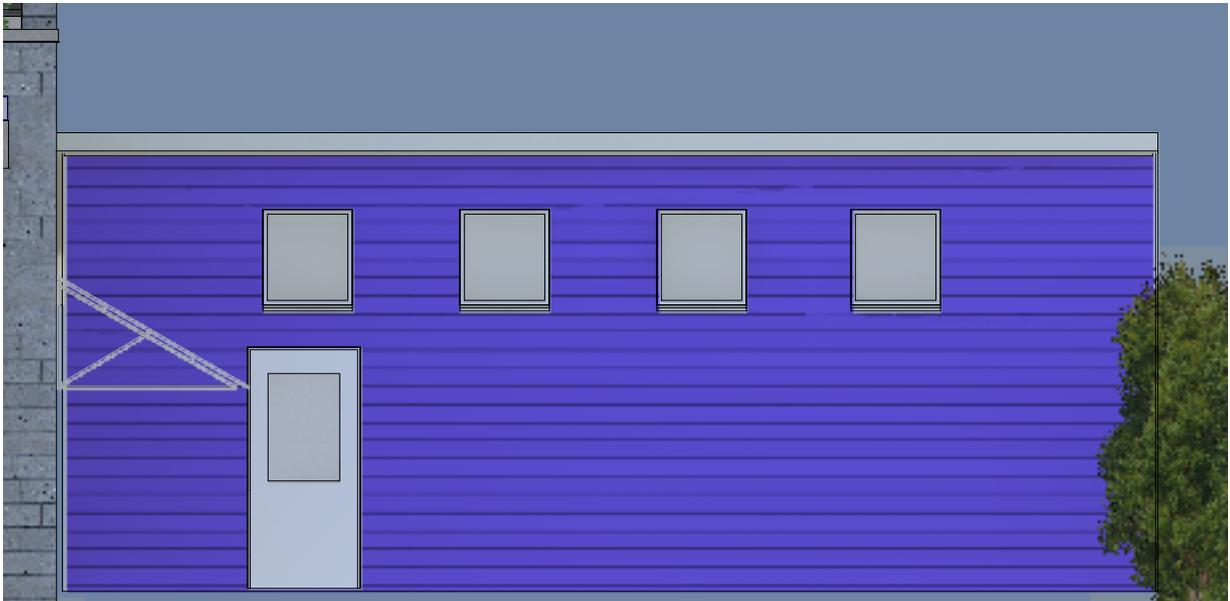
1 Elevation 3 809 - Existing
F5 Scale: 1/8" = 1'-0"



2 Elevation 3 809 - Proposed
F5 Scale: 1/8" = 1'-0"



1 Elevations-809-1 New
F6 Scale: 3/16" = 1'-0"



2 Elevations-809-2 New
F6 Scale: 3/16" = 1'-0"