

LANDMARKS COMMISSION APPLICATION

LC

Complete all sections of this application, making sure to note the requirements on the accompanying checklist (reverse).

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call (608) 266-4635

City of Madison
Planning Division
215 Martin Luther King Jr Blvd, Ste 017
PO Box 2985
Madison, WI 53701-2985
(608) 266-4635



1. LOCATION

Project Address: 1131 Jennifer St Madison Aldermanic District: _____

2. PROJECT

Project Title/Description: KITCHEN WINDOW ALTERATIONS + SCREENED PORCH + DECK

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

Alteration/Addition to a building in a Local Historic District or Designated Landmark (specify)**:

- Mansion Hill Third Lake Ridge First Settlement
 University Heights Marquette Bungalows Landmark

Land Division/Combination in a Local Historic District or to Designated Landmark Site (specify)**:

- Mansion Hill Third Lake Ridge First Settlement
 University Heights Marquette Bungalows Landmark

Demolition

Alteration/Addition to a building adjacent to a Designated Landmark

Variance from the Historic Preservation Ordinance (Chapter 41)

Landmark Nomination/Rescission of Historic District Nomination/Amendment

(Please contact the Historic Preservation Planner for specific Submission Requirements.)

Other (specify):

3. APPLICANT

Applicant's Name: Jim Merett Company: Innovative Carpentry LLC
Address: 1337 GILSON ST MADISON WI 53715
Street City State Zip

Telephone: 608 347 7107 Email: innocarp@gmail.com

Property Owner (if not applicant): CORDELIA FANTOVA
Address: 33 HARBORT DR MADISON WI 53704
Street City State Zip

Property Owner's Signature: [Signature] Date: 7/21/20

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.

4. APPLICATION SUBMISSION REQUIREMENTS (see checklist on reverse)

All applications must be filed by 12:00 pm on the submission date with the Preservation Planner, the Department of Planning & Community & Economic Development, Planning Division, located at 215 Martin Luther King Jr Blvd, Suite 017. Applications submitted after the submission date or incomplete applications will be postponed to the next scheduled filing time. Submission deadlines can be viewed here: <https://www.cityofmadison.com/dpced/planning/documents/2019-LCMeetingScheduleDates.pdf>

Innovative Carpentry LLC
1337 Gilson St.
Madison, WI 53715

Landmarks Commission
City of Madison Planning Division
215 Martin Luther King Jr. Blvd., Suite 017
Madison, WI 53701-2985

July 24, 2020

To the Members of the Landmarks Commission:

Attached are drawings and photos pertaining to the proposed kitchen alterations, screened porch and roof deck addition to the rear of 1131 Jenifer St Madison, Wisconsin, owned by Cordelia Fantova. The property, originally a single-family residence, at some point in its history converted to a two-flat rental, will undergo some proposed changes to make it a more comfortable and practical home for Ms. Fantova and her two sons.

The kitchen alterations include two new single window openings on the left (NE) and right (SW) sides of the building and a triple wide unit above the new kitchen sink location facing into the proposed screened porch. The proposed windows are Marvin double hung units with white exterior cladding and a painted wood interior finish.

The existing windows throughout the house are a white vinyl replacement insert with the original exterior casings and sill left in place (see window.jpg). The house is currently sided with an 8" aluminum siding which will not be removed as part of this project, except within the screened porch, where a 1x6 tongue and groove horizontal cedar siding with a natural oil finish is proposed.

The Marvin windows are a new construction type installation with an exterior nailing fin. To maintain a consistent appearance with the existing windows, the aluminum siding will be cut back wider than the window unit to allow for the nail fin installation and then a 5/4x3 flat painted casing (see casing.jpg) with an attached molding will be applied over the nail fin. A traditional painted wood sill will be added in a similar manner.

The size and proportion of the two single units have been chosen to relate to the existing taller window units on the first floor, matching those header heights. The triple unit sill height is restricted by the countertop height but will also have the same header height as the others. The intention of adding these windows is to allow more natural light and ventilation into the kitchen area.

The project also includes replacing the door from the house to the roof deck and the rear entry door. In both cases the door will be a full single light, insulated glass, fiberglass door with a light wood stained appearance exterior finish. The exterior casings will match those of the windows. Both doors have been chosen to be more durable, energy efficient, and allow more natural light into the house.

The existing two-level deck is in poor structural condition and is in need of removal and replacement (rear.jpg) The proposed structure is an entry deck and stairs to the yard similar to the existing with a 12x12 first floor screened porch and a 12x12 second floor roof deck above, where an existing door to the house is located. Deck floor surfaces will be 5/4x6 Ipe lumber decking with a natural oil finish. Railings and rail posts will be cedar with a natural oil finish. All treated lumber 4x4 posts will wrapped in 1x cedar, balusters will be 2x2 square edged cedar, hand and bottom rails will be 2x4 routed edged cedar. The ceiling of the screened porch will have a 5/8x4 tongue and groove beaded ceiling board with a natural oil finish.

The intent of the porch project is to replace the aging structures and provide a mosquito free area to dine and extend the use and enjoyment of the backyard space.

The two photos (adjoining1.jpg and adjoining2.jpg) show the rear of the two adjoining Jenifer St rental properties. Each indicate multi-story porch and deck structures that are common in the neighborhood.

Thank you for your time and consideration. Not only will I be acting as the carpenter/builder for this project, I am a long-time family friend of Delia's and I'm excited and honored to help her achieve her goals. Please notify me if any additional information is needed.

Jim Merett
Innovative Carpentry LLC
innocarp@gmail.com
608-347-7107

1131 JENIFER ST
MADISON, WI

SCREENED PORCH
and DECK ADDITION
KITCHEN ALTERATIONS



NORTH EAST ELEVATION

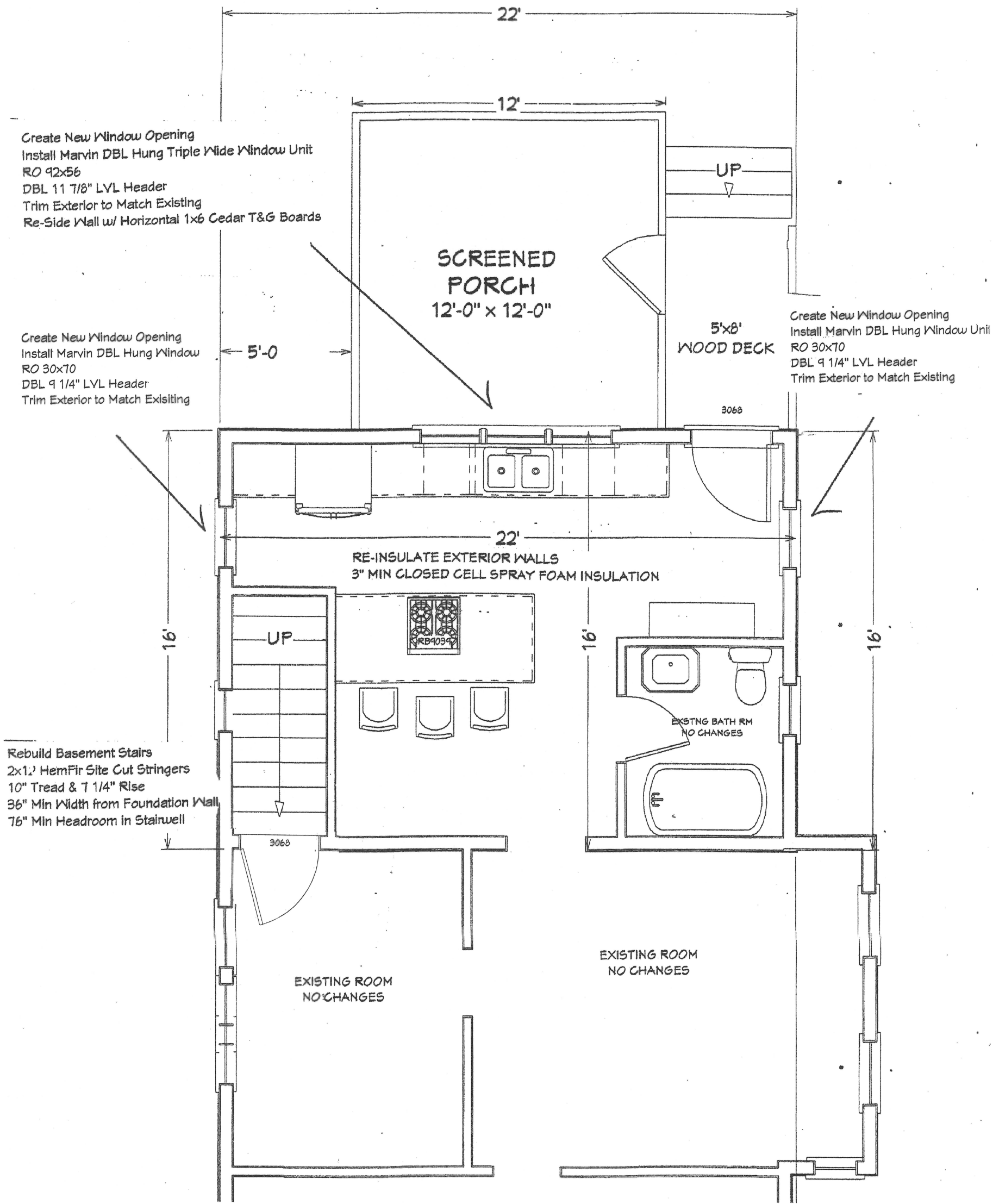
1131 JENIFER ST
MADISON, WI

SCREENED PORCH
and DECK ADDITION
KITCHEN ALTERATIONS



SOUTH WEST ELEVATION

1131 JENIFER ST
MADISON, WI



Create New Window Opening
Install Marvin DBL Hung Triple Wide Window Unit
RO 92x56
DBL 11 7/8" LVL Header
Trim Exterior to Match Existing
Re-Side Wall w/ Horizontal 1x6 Cedar T&G Boards

Create New Window Opening
Install Marvin DBL Hung Window
RO 30x70
DBL 9 1/4" LVL Header
Trim Exterior to Match Existing

Create New Window Opening
Install Marvin DBL Hung Window Unit
RO 30x70
DBL 9 1/4" LVL Header
Trim Exterior to Match Existing

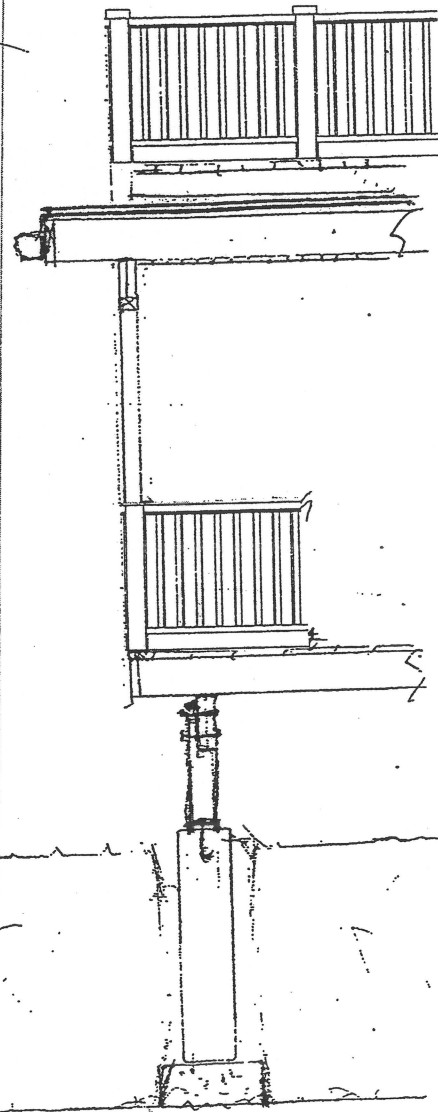
Rebuild Basement Stairs
2x12 HemFir Site Cut Stringers
10" Tread & 7 1/4" Rise
36" Min Width from Foundation Wall
76" Min Headroom in Stairwell

1131 JENIFER ST
MADISON, WI

**SCREENED PORCH
and DECK ADDITION
KITCHEN ALTERATIONS
REBUILD BASEMENT STAIRS**

Delia Fantova Residence
 1131 Jenifer St
 Madison, WI 53703

FRAMING CROSS SECTION



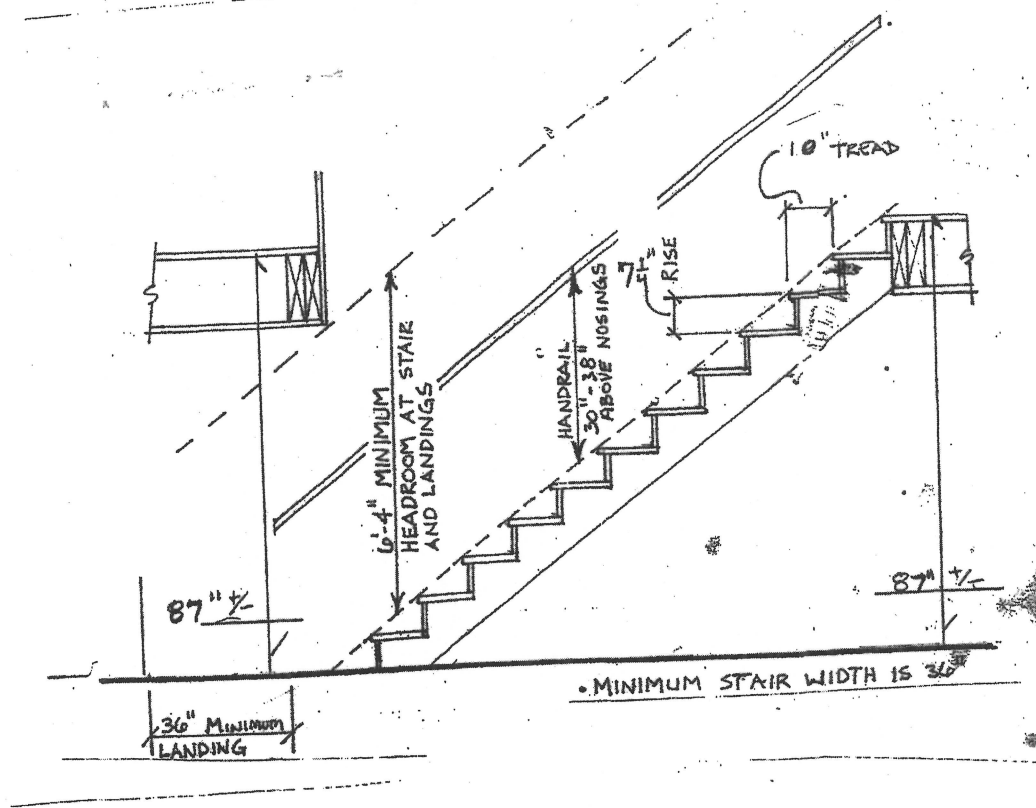
1x Cedar Board Post Wrap
 2x2 Cedar Baluster Railing 4" OC
 2x4 Cedar Horizontal Railing 36" HT Min
 5/4x6 Ipe Decking
 Treated 2x6 Joist Framing
 45 mil EPDM Roofing
 1/2" Fiberboard Underlayment
 3/4" OSB Sheathing
 2x10 Ceiling Joists 16" OC
 Simpson Joist Hangers and Rafter Ties
 2x10 Ledger Attached to House Structure
 with 5" LedgerLok Bolts 16" OC
 5/8" Beaded Ceiling Board
 9 1/4" DBL LVL Beams
 Treated Lumber 4x4 Vertical Columns 48" OC
 Simpson 1000 lb Strap Top and Bottom of Posts
 1x Cedar Board Post Wrap
 2x2 Cedar Baluster Railing 4" OC
 2x4 Cedar Horizontal Railing 36" HT Min

5/4x6 Ipe Decking
 Treated 2x10 Joists 16 OC 10' Span btwn Beams
 Treated DBL 2x12 Beams
 Joists Attached w Simpson Ties to Beams
 Treated 6x6 Notched Columns 12" OC
 1/2"x7 Galv Bolt Thru Beam and Post
 Simpson Galv Stand-Off Post Attachment to Poured Concrete Column
 12" Diameter Poured Concrete Column w 4- 48"x #3 Rebar
 24"x10" Poured Concrete Footer w 4- 24"x #3 Rebar
 48" min Footer Depth

REAR ELEVATION



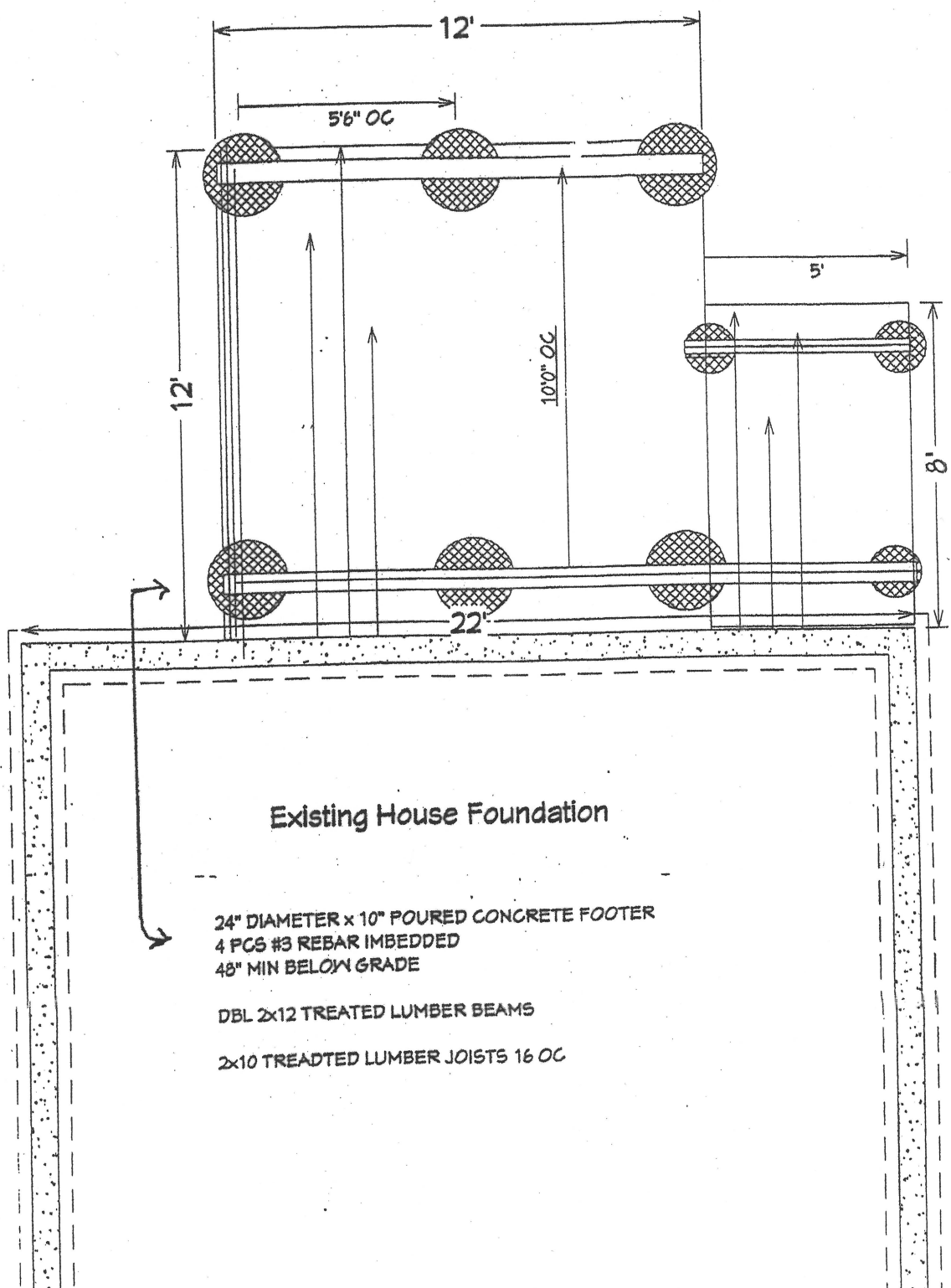
Delia Fantova Residence
 1131 Jenifer St
 Madison, WI 53703
 Kitchen Alterations
 and
 Screened Porch Addition w/ Roof Deck



1131 JENIFER ST
MADISON, WI
REBUILD BASEMENT STAIRS

1131 JENIFER ST
MADISON, WI

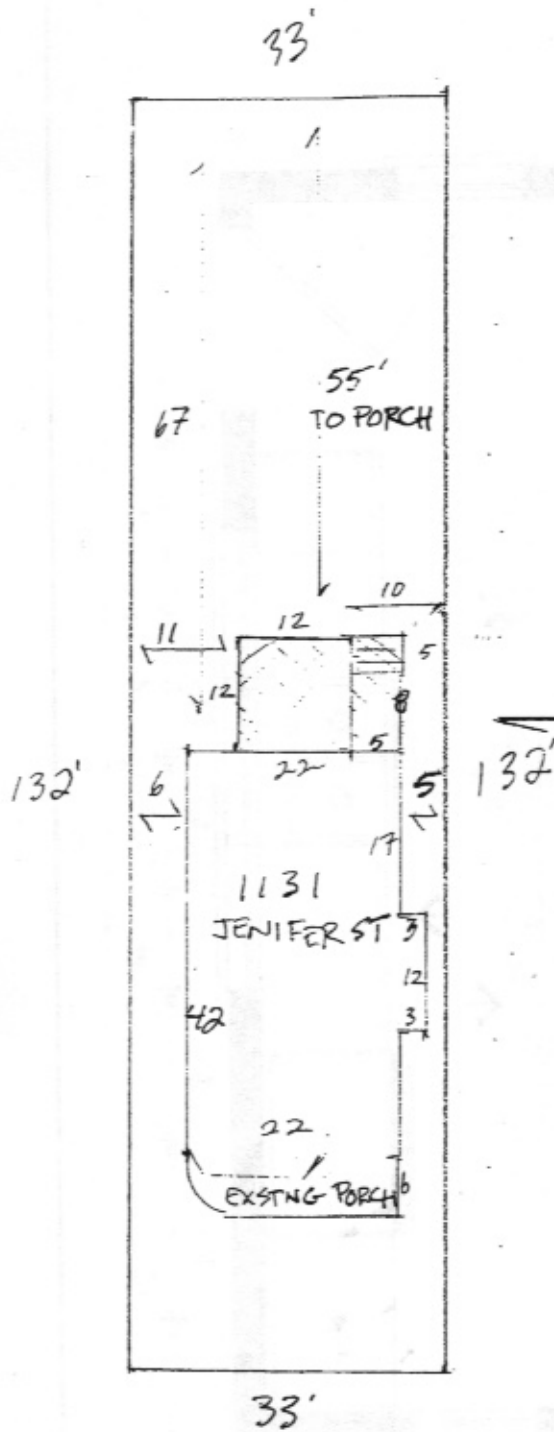
SCREENED PORCH and DECK
FOUNDATION PLAN



EXTRA

N
SCALE
1:20

Delia Fantova Residence
1131 Jenifer St
Madison, WI 53703



Replace Existing 1st & 2nd Floor Decks

Proposed 12'x12' Screened Porch w/
Second Floor 12'x12' Roof Deck
5'x8' Deck and Stairs to Grade

7.3.20







25ft

ft

2

STANLEY

®

3

4

5

6

7

P.R. APPO
NO. 339 TC-

8

in.







