



Location
946 Spaight Street

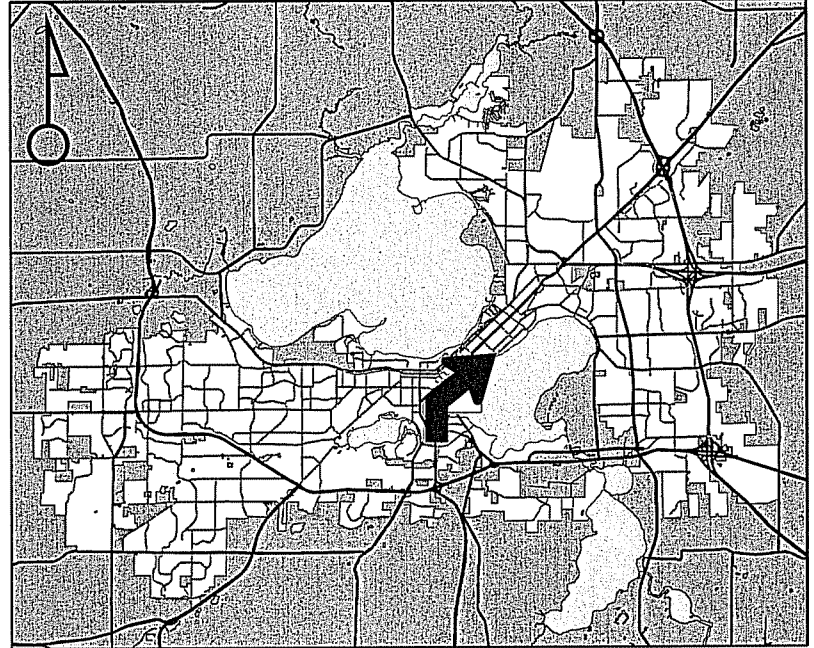
Project Name
Doane & Suska ADU

Applicant
Alger Doane & Martha Blalock/
Henry Doane & Jacki Suska

Existing Use
Single-family residence

Proposed Use
Convert existing accessory building
into accessory dwelling unit

Public Hearing Date
Plan Commission
18 May 2015



For Questions Contact: Heather Stouder at: 266-5974 or hstouder@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 11 May 2015



Date of Aerial Photography : Spring 2013



LAND USE APPLICATION

CITY OF MADISON

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

- All Land Use Applications should be filed with the Zoning Administrator at the above address.
- The following information is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed using the Subdivision Application.
- This form may also be completed online at:
www.cityofmadison.com/developmentcenter/landdevelopment

FOR OFFICE USE ONLY:	
Amt. Paid	600 Receipt No. 2319-0003
Date Received	3/24/15
Received By	[Signature]
Parcel No.	0709-134-0526-7
Aldermanic District	6 - Marsh Runnel
Zoning District	TR-VI
Special Requirements	Hist TL, Landmark
Review Required By:	
<input type="checkbox"/> Urban Design Commission	<input type="checkbox"/> Plan Commission
<input type="checkbox"/> Common Council	<input type="checkbox"/> Other: _____

Form Effective: February 21, 2013

1. Project Address: 946 Spaight Street, Madison, WI 53703

Project Title (if any): _____

2. This is an application for (Check all that apply to your Land Use Application):

- Zoning Map Amendment from _____ to _____
- Major Amendment to Approved PD-GDP Zoning Major Amendment to Approved PD-SIP Zoning
- Review of Alteration to Planned Development (By Plan Commission)
- Conditional Use, or Major Alteration to an Approved Conditional Use
- Demolition Permit
- Other Requests: _____

3. Applicant, Agent & Property Owner Information:

Applicant Name: Henry Doane & Jackie Suska Company: _____
 Street Address: 946 Spaight Street City/State: Madison/WI Zip: 53703
 Telephone: (608) 852-7523 Fax: () Email: hdoane@gmail.com

Project Contact Person: Henry Doane & Jackie Suska Company: _____
 Street Address: 946 Spaight Street City/State: Madison/WI Zip: 53703
 Telephone: (608) 852-7523 Fax: () Email: _____

Property Owner (if not applicant): Alger Doane & Martha Blalock
 Street Address: 1717 Hoyt Street City/State: Madison, WI Zip: 53726

4. Project Information:

Provide a brief description of the project and all proposed uses of the site: To obtain permission to use an existing highly finished accessory building as an accessory dwelling unit

Development Schedule: Commencement NA Completion NA

5. Required Submittal Information

All Land Use applications are required to include the following:

Project Plans including:*

- Site Plans (fully dimensioned plans depicting project details including all lot lines and property setbacks to buildings; demolished/proposed/altered buildings; parking stalls, driveways, sidewalks, location of existing/proposed signage; HVAC/Utility location and screening details; useable open space; and other physical improvements on a property)
- Grading and Utility Plans (existing and proposed)
- Landscape Plan (including planting schedule depicting species name and planting size)
- Building Elevation Drawings (fully dimensioned drawings for all building sides, labeling primary exterior materials)
- Floor Plans (fully dimensioned plans including interior wall and room location)

Provide collated project plan sets as follows:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of 1 inch = 20 feet (folded or rolled and stapled)
- **Twenty Five (25) copies** of the plan set reduced to fit onto 11 X 17-inch paper (folded and stapled)
- **One (1) copy** of the plan set reduced to fit onto 8 1/2 X 11-inch paper

* For projects requiring review by the **Urban Design Commission**, provide **Fourteen (14) additional 11x17 copies** of the plan set. In addition to the above information, all plan sets should also include: 1) Colored elevation drawings with shadow lines and a list of exterior building materials/colors; 2) Existing/proposed lighting with photometric plan & fixture cutsheet; and 3) Contextual site plan information including photographs and layout of adjacent buildings and structures. The applicant shall bring samples of exterior building materials and color scheme to the Urban Design Commission meeting.

Letter of Intent: Provide one (1) Copy per Plan Set describing this application in detail including, but not limited to:

- | | | |
|---|---|--|
| • Project Team | • Building Square Footage | • Value of Land |
| • Existing Conditions | • Number of Dwelling Units | • Estimated Project Cost |
| • Project Schedule | • Auto and Bike Parking Stalls | • Number of Construction & Full-Time Equivalent Jobs Created |
| • Proposed Uses (and ft ² of each) | • Lot Coverage & Usable Open Space Calculations | • Public Subsidy Requested |
| • Hours of Operation | | |

Filing Fee: Refer to the Land Use Application Instructions & Fee Schedule. Make checks payable to: *City Treasurer*.

Electronic Submittal: All applicants are required to submit copies of all items submitted in hard copy with their application as Adobe Acrobat PDF files on a non-returnable CD to be included with their application materials, or by e-mail to pcapplications@cityofmadison.com.

Additional Information may be required, depending on application. Refer to the Supplemental Submittal Requirements.

6. Applicant Declarations

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), and business association(s) AND the dates you sent the notices:
Marsha Rummel, District 6 Alderperson & Lynn Lee, MNA Board President, sent 2/24/2015

→ If a waiver has been granted to this requirement, please attach any correspondence to this effect 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 and Planning Division staff; note staff persons and date.

Planning Staff: _____ Date: _____ Zoning Staff: Matt Tucker Date: 2/23/2015

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

Name of Applicant Henry Doane & Jackie Suska Relationship to Property: Renters

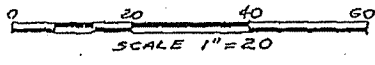
Authorizing Signature of Property Owner [Signature] Date 3/23/2015

RECORDED
JAN 25 1995

CHENEY - LAND SURVEYORS - MADISON
SINCE 1952 -

Wm. M. Krause
946 Spaight St.
Madison, WI. 53703

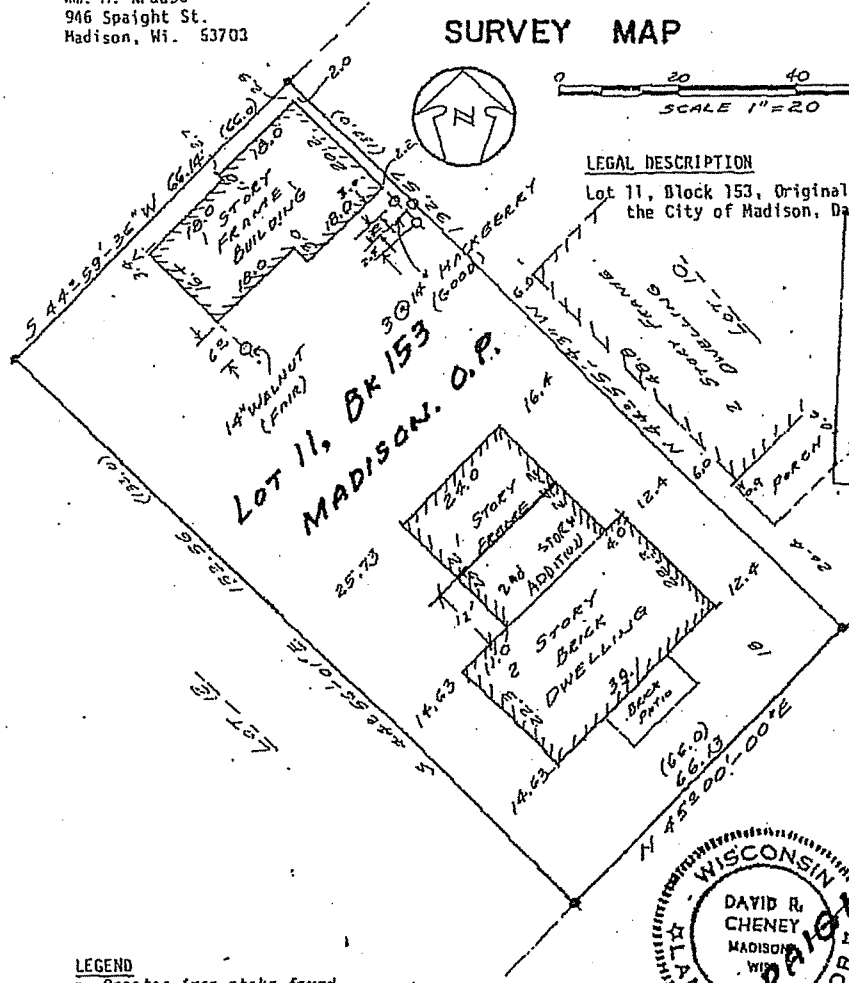
SURVEY MAP



LEGAL DESCRIPTION

Lot 11, Block 153, Original Plat of the City of Madison, Dane Co., WI.

Address 946 Spaight St
 Permit # Z012820011
 Permit For 17x24 2nd floor Addition
ZONING APPROVED
 Date 10/25/01
 By J. P. Burns
 Zoning Administrator, Madison, Wisconsin
 Zoning R4 Special Art Handwork
 Conditions 3rd floor Ridge



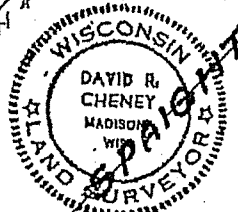
LEGEND

- Denotes iron stake found
- Denotes iron stake driven
- ⊗ Denotes Survey Monument

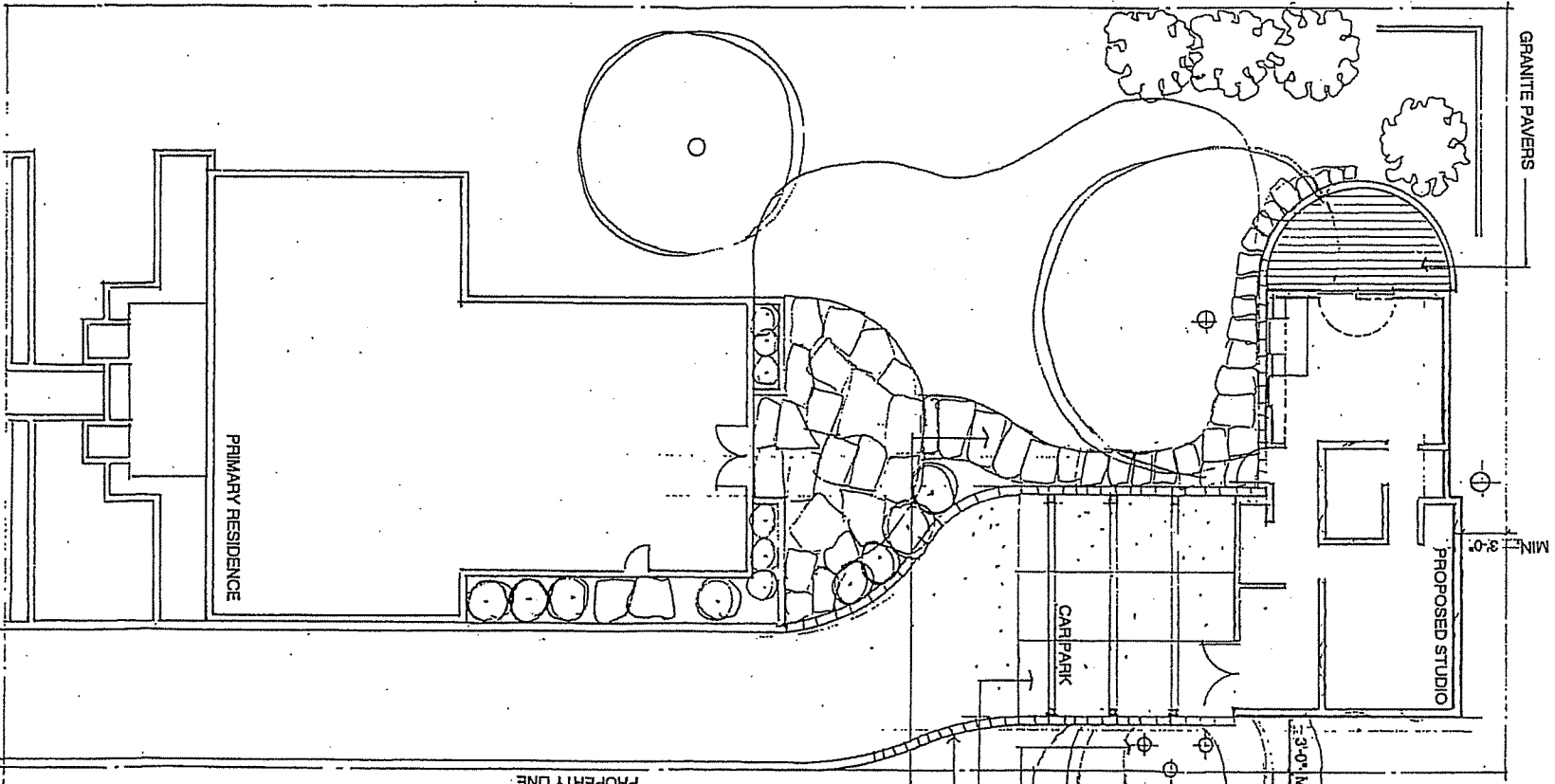
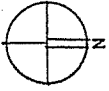
SURVEYOR'S CERTIFICATE I, David R. Cheney, S-45, Registered Wisconsin Land Surveyor, do hereby certify that I have surveyed the above described property and the above is a true representation thereof and shows the location of the property, the exterior boundaries, the location of all visible structures, the dimensions of all buildings thereon, boundary fences, apparent easements, roadways and visible encroachments, if any. This survey is made for the exclusive use of the present owners of the property and those who purchase, mortgage or guarantee the title thereto within one year from the date thereof and as to them I certify the accuracy of said survey and map.

Dated this 20 day of JAN, 1995

David R. Cheney
David R. Cheney, S-45



MAP NO. 954



new sign height not to exceed 5'

ZONING APPROVED
 DATE 4/25/95
 BY Steve Mulvaney
 ZONING ADMINISTRATOR - MADISON, WISCONSIN

EXISTING TREES
 TO BE MAINTAINED
 CONCRETE TERRACE
 STONE EDGING
 MATCH EXISTING
 STONE PAVERS
 MATCH EXISTING

GRANITE PAVERS

PROPOSED STUDIO

CARPARK

PRIMARY RESIDENCE

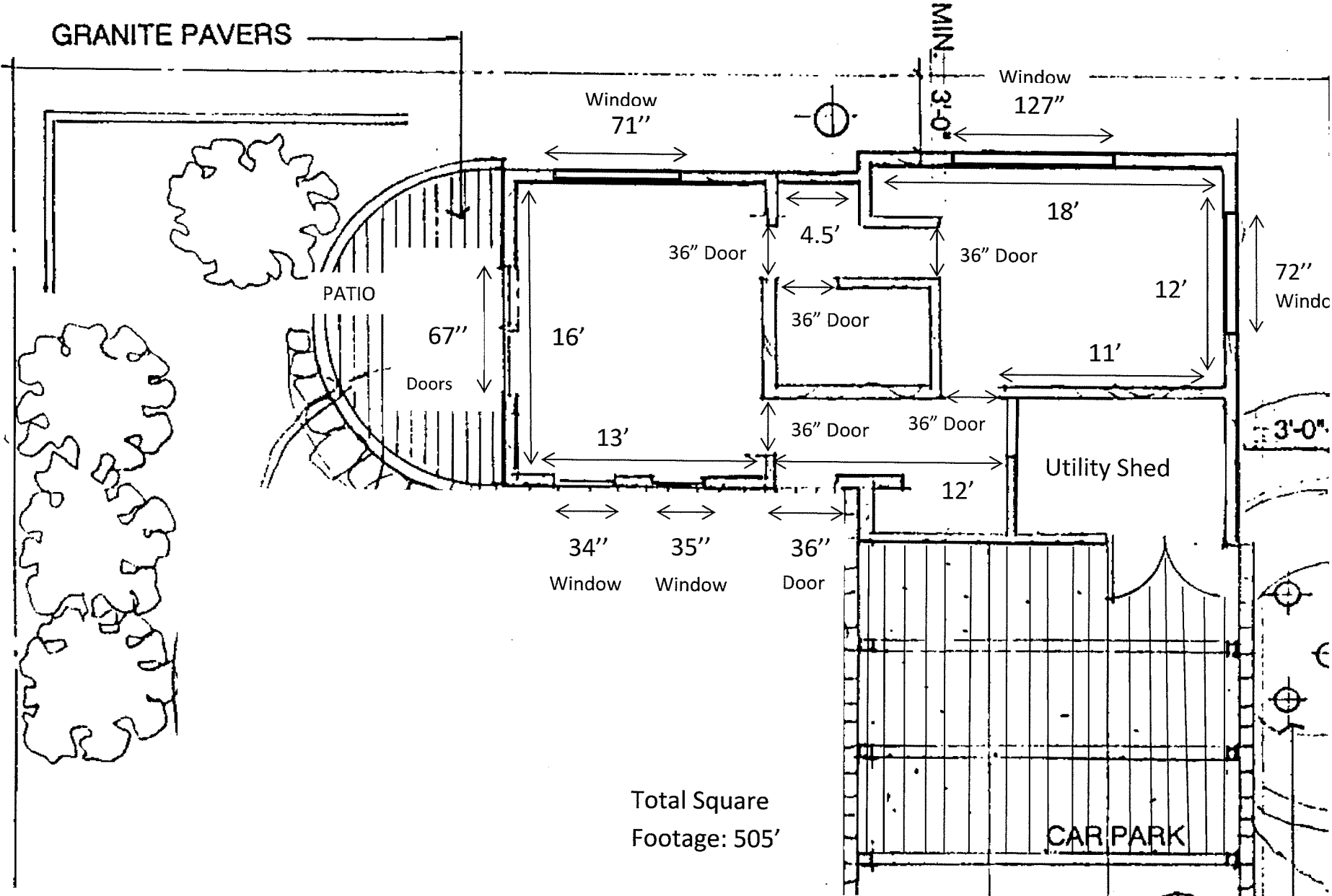
PROPERTY LINE

MIN. 3'-0"

3'-0" MIN.

946 Spaight Street- Existing Accessory Building

2.24.15



Total Square Footage: 505'

3/23/2014

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

Letter of Intent regarding conditional use application 946 Spaight Street

To Whom It May Concern:

Our intent is to change the zoning of existing backyard studio space into accessory dwelling unit. The highly finished unit, built in 1995, is in the backyard of our primary residence. It is approximately 505 square feet and is attached to our carport.

Upon acquiring the house two years ago, we thought that the studio was zoned as living space but we surprised to find out it is still zoned as a garage. We would like to allow guests to stay in the space over night, therefore, we would like the space to be designated an accessory dwelling unit.

Sincerely,

Handwritten signatures of Henry Doane and Jackie Suska. The signature on the left is a stylized 'H' followed by a horizontal line. The signature on the right is 'Suska' written in a cursive script.

Henry Doane and Jackie Suska
946 Spaight Street
Madison, WI 53703
608.852.7523
hdoane@gmail.com



