

# 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: 1852 Summit Ave

Aldermanic District: 5

## 2. PROJECT

Project Title/Description: 1852 Summit Garage Replacement

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): Replace garage

DPCED USE ONLY	Registrar #:
	<b>DATE STAMP</b> <b>RECEIVED</b>  5/25/20 3:38 pm
	Preliminary Zoning Review  Zoning Staff Initial:  Date:     /     /

## 3. APPLICANT

Applicant's Name: Beth Graue & Clark Landis Company: \_\_\_\_\_

Address: 1852 Summit Ave Street      Madison City      53726 State      WI Zip

Telephone: 608 345 1604 Email: bgraue@mc.com

Property Owner (if not applicant): \_\_\_\_\_

Address: \_\_\_\_\_ Street      \_\_\_\_\_ City      \_\_\_\_\_ State      \_\_\_\_\_ Zip

Property Owner's Signature: Beth Graue Date: 5/28/20

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>

To: Madison Landmarks Commission  
From: Beth Graue & Clark Landis  
Re: Replacement of garage  
Date: May 26, 2020

Our garage (unattached, at the rear of our lot) is original to the house, built almost 100 years ago. It is VERY small making it difficult to fit a twentieth century car in it and certainly nothing additional. In addition it has deteriorated to the point that we would like to replace it. The garage, is not historically significant.

We have a plan for the new garage that fits within the guidelines. The new garage is slightly larger than the original (but less than the 576 sq ft maximum) and its position on the site is indicated in the drawings. The look and feel of the new garage will be very similar to the original: stucco surface, wood trim, asphalt shingles, door with divided lights.

We have included in the accompanying materials photos of the existing garage and our home, the plans for the garage and the Landmarks Commission application. Please let us know if you need further information. You can reach us at [bgraue@me.com](mailto:bgraue@me.com), 608 345-1604

Garage information

Heights of proposed garage: 13'3"

Product list:

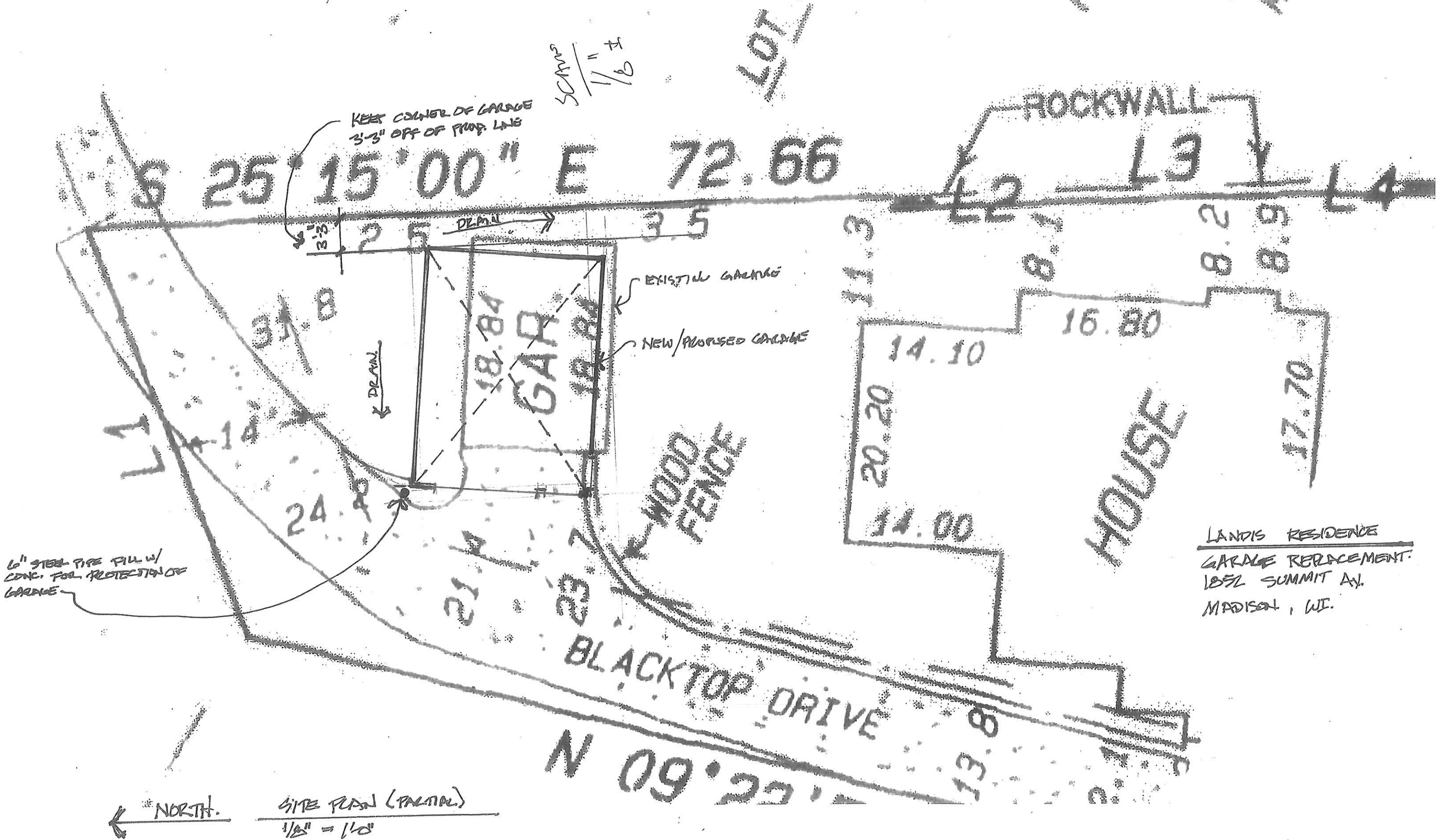
Shingles to match shingles on current garage and the house -  
Elk Premium Shingles Presitque

Garage door

Canyon Ridge Carriage House from Cloplay

Windows – 2

Marvin Elevate Casement



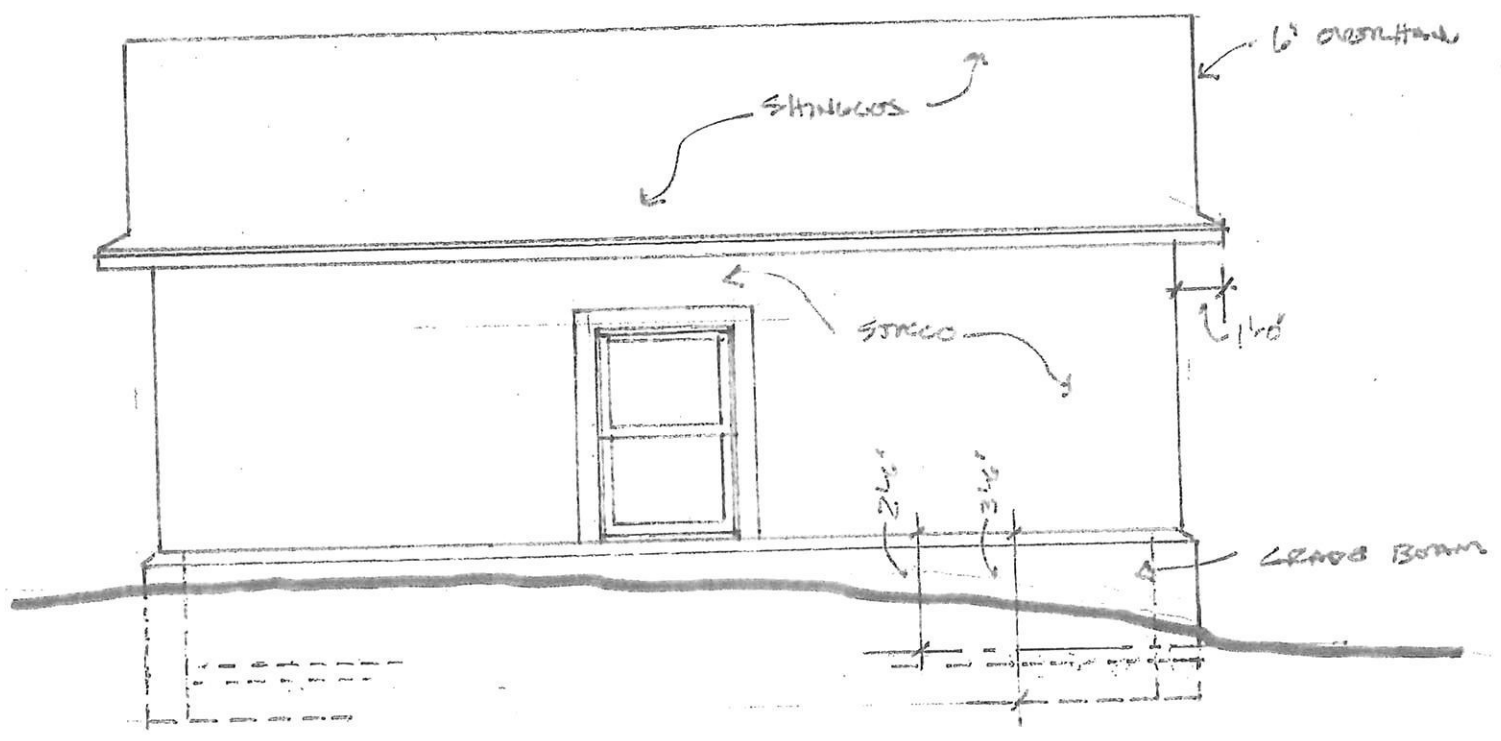
LANDIS RESIDENCE  
 GARAGE REPLACEMENT  
 1852 SUMMIT AV.  
 MADISON, WI.

NORTH.

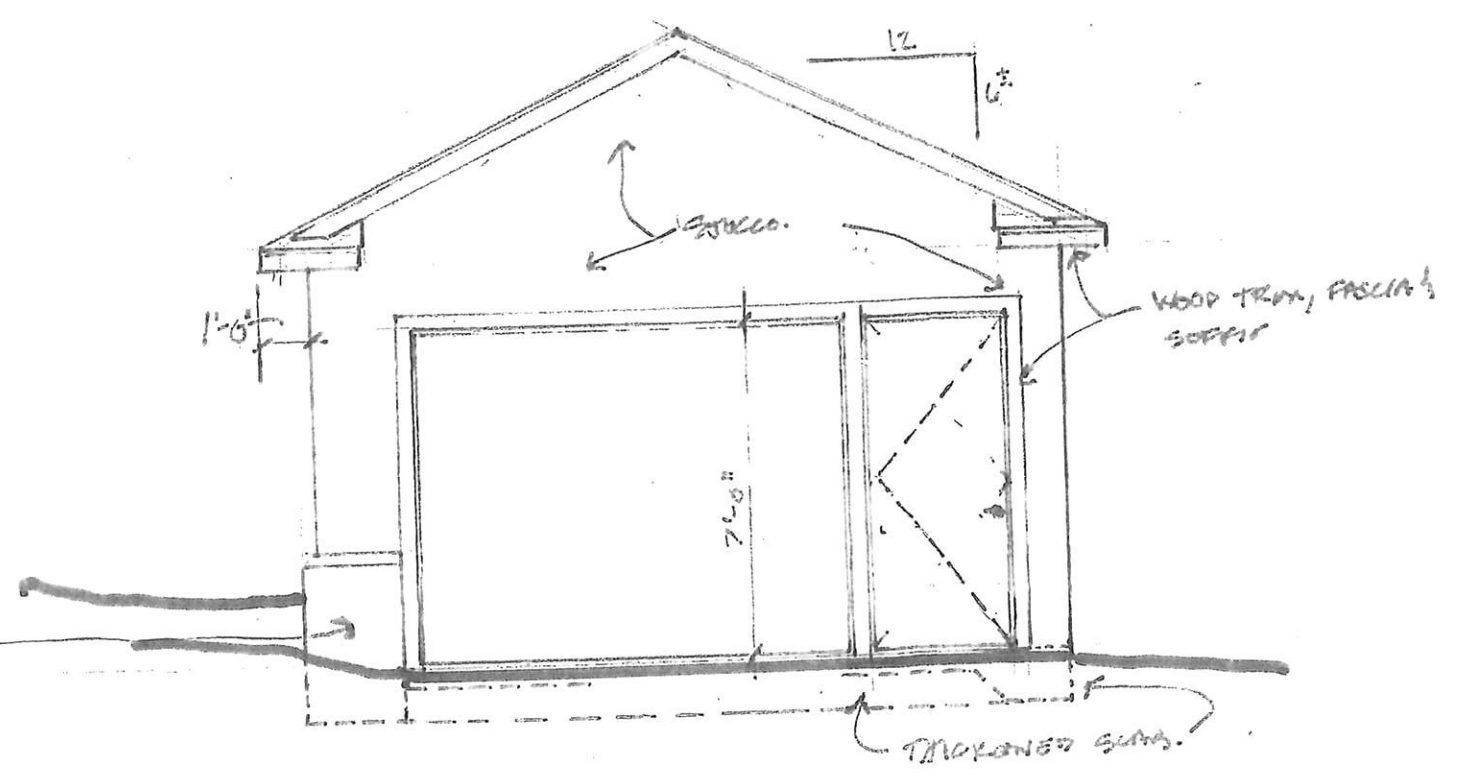
SITE PLAN (PARTIAL)  
 1/8" = 1'







NORTH ELEVATION  
 $\frac{1}{4}'' = 1'-0''$

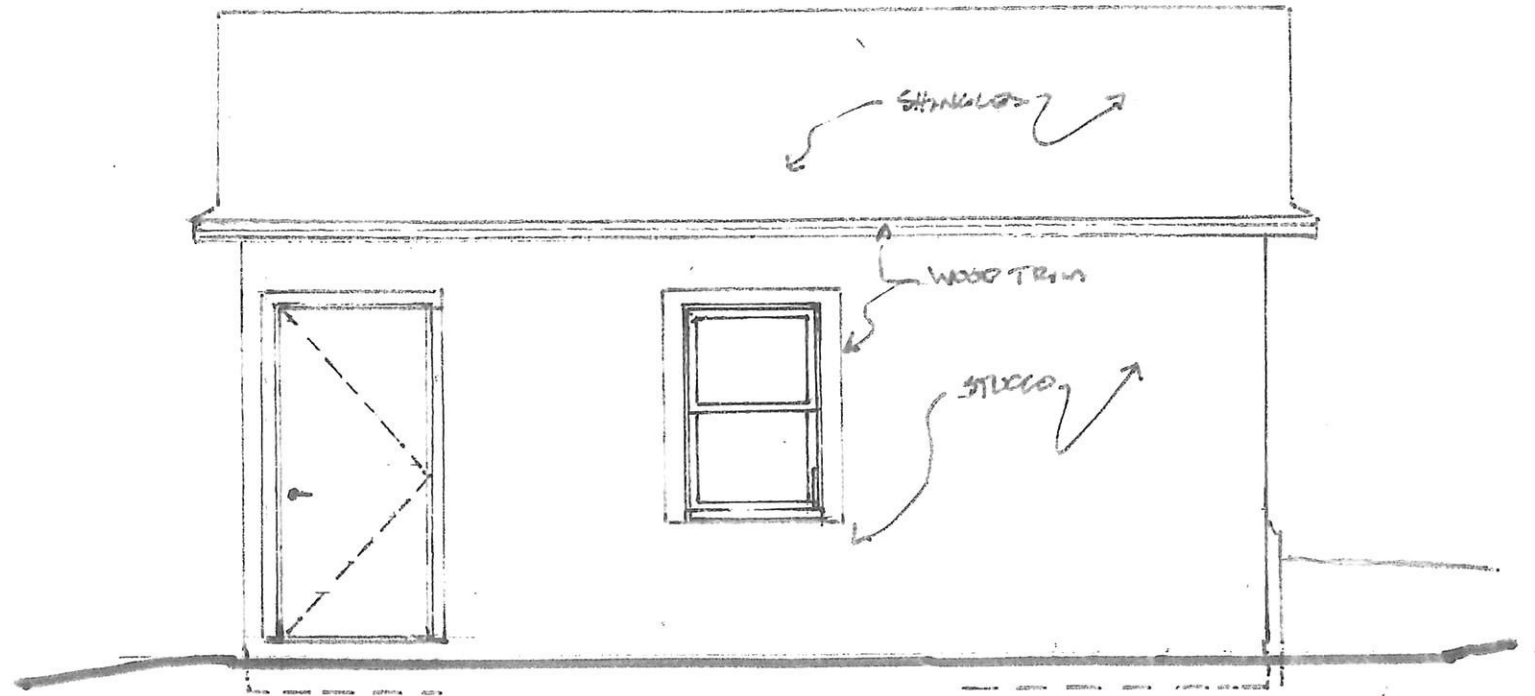


WEST ELEVATION  
 $\frac{1}{4}'' = 1'-0''$

LANDS RESERVE  
 GARAGE REPLACEMENT  
 1052 SUMMIT AV.  
 MADISON WI

NOTES:

- POURED CONC. SLAB WITH THICKENED EDGE ON SOUTH & WEST SIDES. POLE OVER 6" GRAVEL (COMPACTED BASE) SLID TO DOOR.
- GRADE BEAM ON NORTH & EAST SIDES HELD (SIF) OF GRADE BEAM TO BE VENTILATED IN FIELD WITH EXCAVATION! KEEP F.M. NEW GARAGE POSITIVE.
- 6x6-10 TO W/M IN SLAB AS INDICATED WITH REBAR IN THICKENED EDGE. #4 REBAR @ 12" O.C. VERTICAL AND 3 HORIZONTAL IN GRADE BEAM.
- 2x4 @ 16" O.C. STUD WALLS WITH 3/4" SHIMMITAL. COVER SHIMMITAL WITH TRUSS. COVER TYVEK WITH KEENE DRYWALL RAINSCREEN 10MM, TO REMOVE SOILED BASE COAT AND FINISH COAT TO MATCH HOUSE STYCO. KEEP AIR GAP OPEN AT TOP AND BOTTOM FOR DRAINAGE AND VENTILATION.
- PREVIOUS FLASHING (PAINTED ALUM.) AT TOP & BOTTOM FOR DRAINAGE. (ABOVE WINDOWS AND DOOR TRIM ALSO)
- WOOD TRUSS ROOF SYSTEM WITH P/FLW TO MATCH EXISTING HOUSE AND/OR GARAGE. 3/4" ROOF SHIMMITAL, COVER WITH 105' & WEST SHIMM. SHINGLES TO MATCH EXISTING HOUSE. METAL DRIP EDGE, CLEAN SCAPES & TRIM PAINTED TO MATCH HOUSE TRIM.
- PREVIOUS GUTTERS AND DOWNSPOUTS ON BOTH SIDES.
- WATER PROOF HOLLOW PORTION OF BOND BEAM.
- PAINTED STEEL INSULATED (R. 12) GARAGE DOOR & DOOR DOORS DOOR TO BE 3'x7' AND 9'x7' (OVERHANG)
- WOOD DOUBLE HUNG WINDOWS PAINTED TO MATCH HOUSE.



SOUTH ELEVATION  
1/4" = 1'-0"

LANDS RESIDENCE  
GARAGE REPLACEMENT  
1852 SUMMIT AV  
MADISON, WI

- VERIFY SIZE OF GARAGE ON SITE PER LOCAL LOSS LINES AND CONFORMANCE. ADJUST SIZE AS REQ'D.
- SET FLOOR OF GARAGE HEIGHT TO WORK WITH EXISTING ALLEY. FLOOR NEW APPROX AS REQ'D.
- PROVIDE 6" Ø STEEL BUMPOR POLE AT NORTHWEST CORNER OF GARAGE AND ALLEY. FILL WITH CONC. SET APPROX 1'-0" OFF CORNER OF GARAGE.

