

CITY OF MADISON

Proposed Demolition

Location: 2553 Upham Street

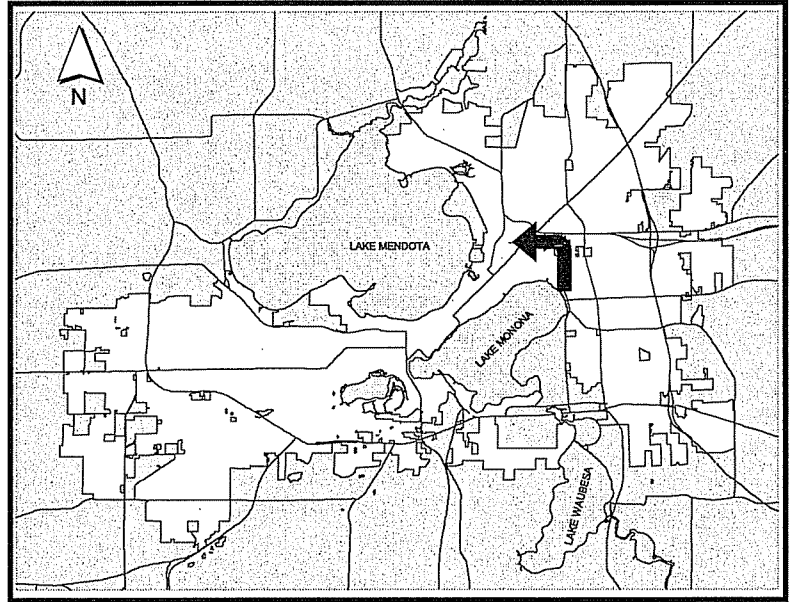
Project Name: Fresh Start Demolition

Applicant: Tim Perry - Operation Fresh Start

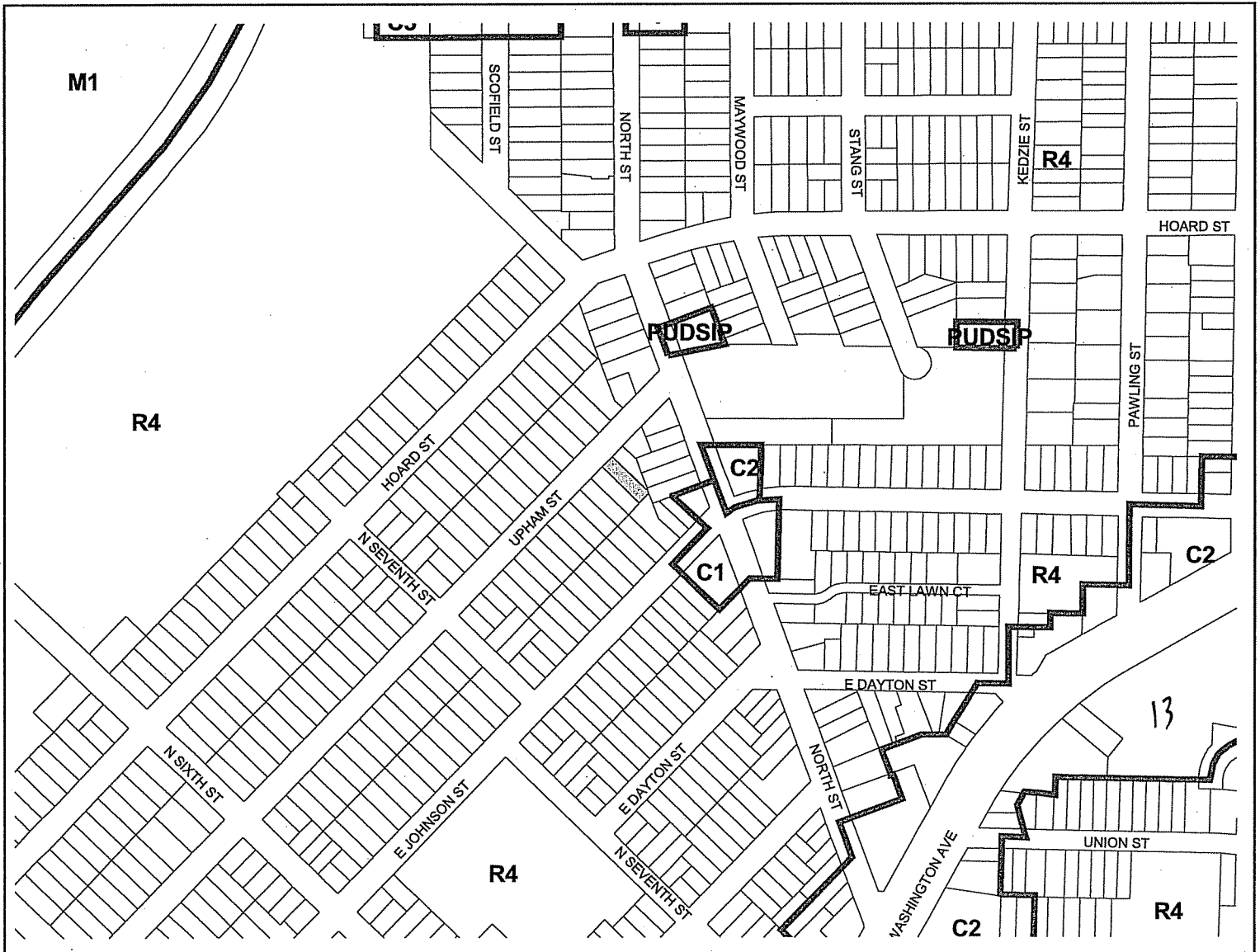
Existing Use: Single Family House

Proposed Use: Demolish Fire-Damaged House
for Future Single Family Home

Public Hearing Date:
Plan Commission 05 June 2006



For Questions contact: Tim Parks at: 261-9632 or tparks@cityofmadison.com or City Planning at 266-4635



2553 Upham Street

100 0 100 Feet

Date of Aerial Photography - April 2000



13



LAND USE APPLICATION Madison Plan Commission

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

- The following information is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed with the Subdivision Application.
- Before filing your application, please review the information regarding the **LOBBYING ORDINANCE** on the first page.
- Please read all pages of the application completely and fill in all required fields.
- This application form may also be completed online at www.cityofmadison.com/planning/plan.html
- All zoning applications should be filed directly with the Zoning Administrator.

JR OFFICE USE ONLY:	
Amt. Paid <u>530⁰⁰</u>	Receipt No. <u>70161</u>
Date Received <u>4-26-06</u>	
Received By <u>RJT</u>	
Parcel No. <u>0710-061-1303-0</u>	
Aldermanic District <u>12, Brian Benford</u>	
GQ <u>OK!</u>	
Zoning District <u>R4</u>	
For Complete Submittal	
Application <input checked="" type="checkbox"/>	Letter of Intent <input checked="" type="checkbox"/>
IDUP <u>N/A</u>	Legal Descript. <input checked="" type="checkbox"/>
Plan Sets <input checked="" type="checkbox"/>	Zoning Text <u>N/A</u>
Alder Notification _____	Waiver <input checked="" type="checkbox"/>
Ngrbrhd. Assn Not. _____	Waiver <input checked="" type="checkbox"/>
Date Sign Issued _____	

1. Project Address: 2553 UPHAM ST. Project Area in Acres: .11

Project Title (if any): _____

2. This is an application for: (check at least one)

<input type="checkbox"/> Zoning Map Amendment (check only ONE box below for rezoning and fill in the blanks accordingly)	
<input type="checkbox"/> Rezoning from _____ to _____	<input type="checkbox"/> Rezoning from _____ to PUD/ PCD-SIP
<input type="checkbox"/> Rezoning from _____ to PUD/ PCD-GDP	<input type="checkbox"/> Rezoning from PUD/PCD-GDP to PUD/PCD-SIP
<input type="checkbox"/> Conditional Use	<input checked="" type="checkbox"/> Demolition Permit
<input type="checkbox"/> Other Requests (Specify): _____	

3. Applicant, Agent & Property Owner Information:

Applicant's Name: TIM PERRY Company: OPERATION FRESH START
 Street Address: 1925 WINNEBAGO ST. City/State: MADISON, WI. Zip: 53704
 Telephone: (608) 244-4721 Fax: (608) 244-8162 Email: timofs@hotmail.com
 Project Contact Person: SAME Company: _____
 Street Address: _____ City/State: _____ Zip: _____
 Telephone: () _____ Fax: () _____ Email: _____
 Property Owner (if not applicant): SAME
 Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a general description of the project and all proposed uses of the site: RARE EXISTING HOUSE AND REBUILD SINGLE FAMILY RESIDENCE ON EXISTING FOUNDATION.

Development Schedule: Commencement IMMEDIATELY Completion SUMMER '07

5. Required Submittals:

Site Plans submitted as follows below and depicts all lot lines; existing, altered, demolished or proposed buildings; parking areas and driveways; sidewalks; location of any new signs; existing and proposed utility locations; building elevations and floor plans; landscaping, and a development schedule describing pertinent project details:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of one inch equals 20 feet (collated and folded)
- **Seven (7) copies** of the plan set reduced to fit onto 11 inch by 17 inch paper (collated, stapled and folded)
- **One (1) copy** of the plan set reduced to fit onto 8 1/2 inch by 11 inch paper

Letter of Intent: Twelve (12) copies describing this application in detail but not limited to, including: existing conditions and uses of the property; development schedule for the project; names of persons involved (contractor, architect, landscaper, business manager, etc.); types of businesses; number of employees; hours of operation; square footage or acreage of the site; number of dwelling units; sale or rental price range for dwelling units; gross square footage of building(s); number of parking stalls, etc.

Legal Description of Property: Lot(s) of record or metes and bounds description prepared by a land surveyor.

Filing Fee: \$ 550 See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*

IN ADDITION, THE FOLLOWING ITEMS MAY ALSO BE REQUIRED WITH YOUR APPLICATION; SEE BELOW:

For any applications proposing demolition of existing buildings, **photos** of the interior and exterior of the structure(s) to be demolished shall be submitted with your application. Be advised that a **Reuse and Recycling Plan** approved by the City's Recycling Coordinator is required prior to issuance of wrecking permits.

A project proposing **ten (10) or more dwelling units** may be required to comply with the City's Inclusionary Zoning requirements outlined in Section 28.04 (25) of the Zoning Ordinance. A separate INCLUSIONARY DWELLING UNIT PLAN application detailing the project's conformance with these ordinance requirements shall be submitted concurrently with this application form. Note that some IDUP materials will coincide with the above submittal materials.

A **Zoning Text** must accompany **all** Planned Community or Planned Unit Development (PCD/PUD) submittals.

FOR ALL APPLICATIONS: All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as **INDIVIDUAL** Adobe Acrobat PDF files compiled either on a non-returnable CD to be included with their application materials, or in an e-mail sent to pcapplications@cityofmadison.com. The e-mail shall include the name of the project and applicant. Applicants who are unable to provide the materials electronically should contact the Planning Unit at (608) 266-4635 for assistance.

6. Applicant Declarations:

Conformance with adopted City plans: Applications shall be in accordance with all adopted City of Madison plans:
→ The site is located within the limits of the: _____ Plan, which recommends: _____ for this property.

Pre-application Notification: Section 28.12 of the Zoning Ordinance requires that the applicant notify the district alder and any nearby neighborhood or business associations by mail no later than **30** days prior to filing this request:

→ List below the Alderperson, Neighborhood Association(s), Business Association(s) AND dates you sent the notices:

BRIAN BELFORD

NOTE: If the alder has granted a waiver to this requirement, please attach any such correspondence 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 Counter and Planning Unit staff; note staff persons and date.

Planner TIM PARKS Date 4-12-06 | Zoning Staff KATHY VOECK Date 4-14-06

The signer attests that this form is accurately completed and all required materials are submitted: 13

Printed Name TIM PERRY Date 4-26-06

Signature Tim Perry Relation to Property Owner HOUSING DEVELOPER

Authorizing Signature of Property Owner Tim Perry Date 4-26-06



Operation Fresh Start, Inc.

Member YouthBuild Affiliated Network

People & Houses

April 25, 2006

To the City of Madison Plan Commission:

Operation Fresh Start, Inc. (OFS) is in the process of purchasing a single story, 920 sq. ft. single family residence at 2553 Upham St. This past winter, a serious fire resulted in major structural damage to this house, and it is currently sitting vacant and boarded up. Close to half of the structural components of the house have suffered significant fire damage, water damage is widespread, and virtually all of the interior is heavily coated in black soot due to smoke. It does not seem financially practical to repair this damage.

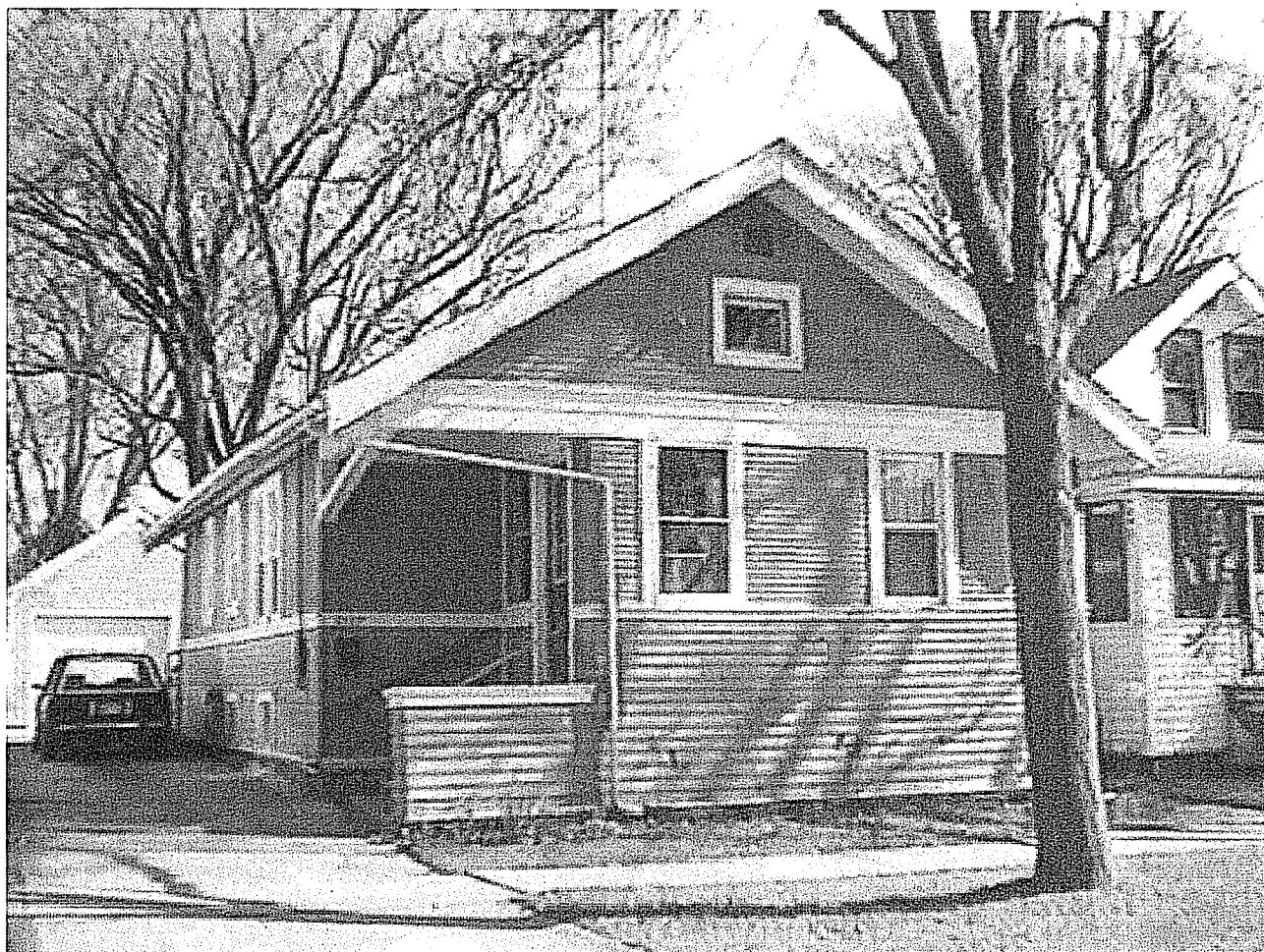
OFS requests a demolition permit to raze the existing structure and to rebuild a new, identical home of the same size on the existing foundation. We will attempt to duplicate both the interior room layout and the exterior appearance of the original house as closely as possible. The only alteration that we propose is to replace the existing outside entrance into the basement with an interior set of stairs in the same location. The basement currently has no interior access.

If a demolition permit is approved, our intention would be to immediately apply for a building permit, and to begin demolition and the subsequent construction as soon as we are able.

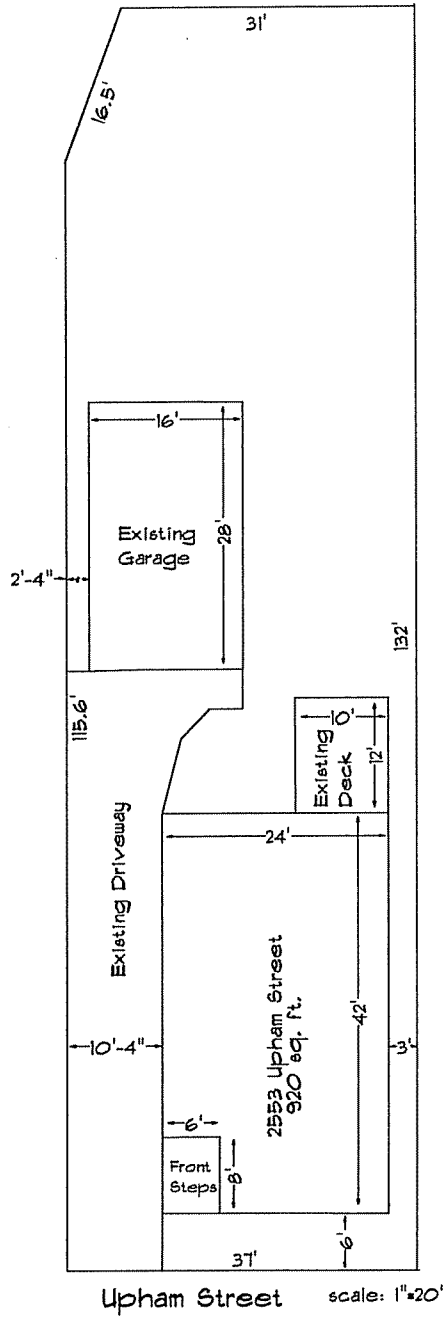
Tim Perry
OFS Housing Developer

1993 President's
Volunteer Action
Award Recipient





13



Upham Street scale: 1"=20'

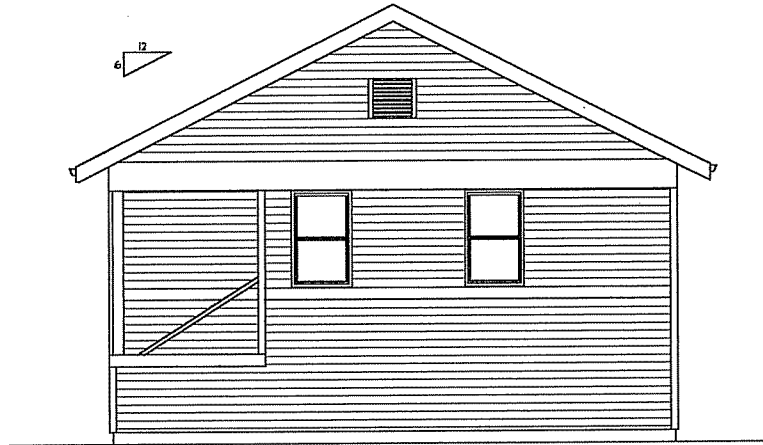
Site Plan

Operation Fresh Start

Site acreage: 4835 SQ.FT.

2553 Upham Street

Operation Fresh Start

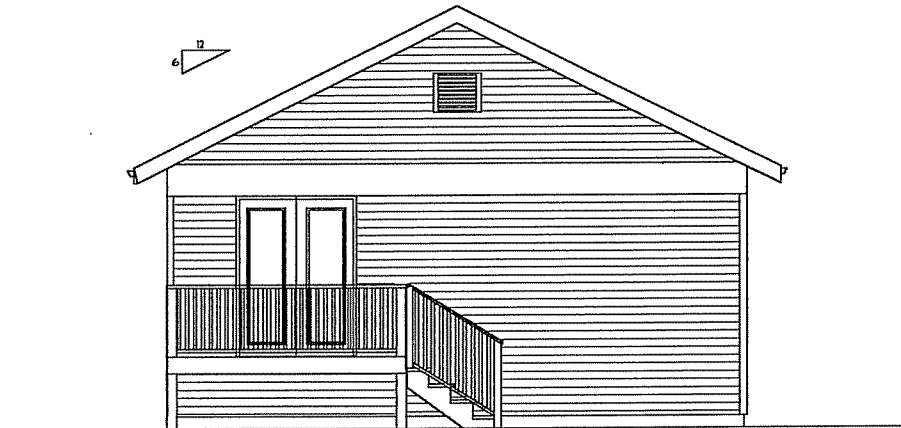


Front Elevation

scale: 1/8"=1'

2553 Upham Street

Operation Fresh Start

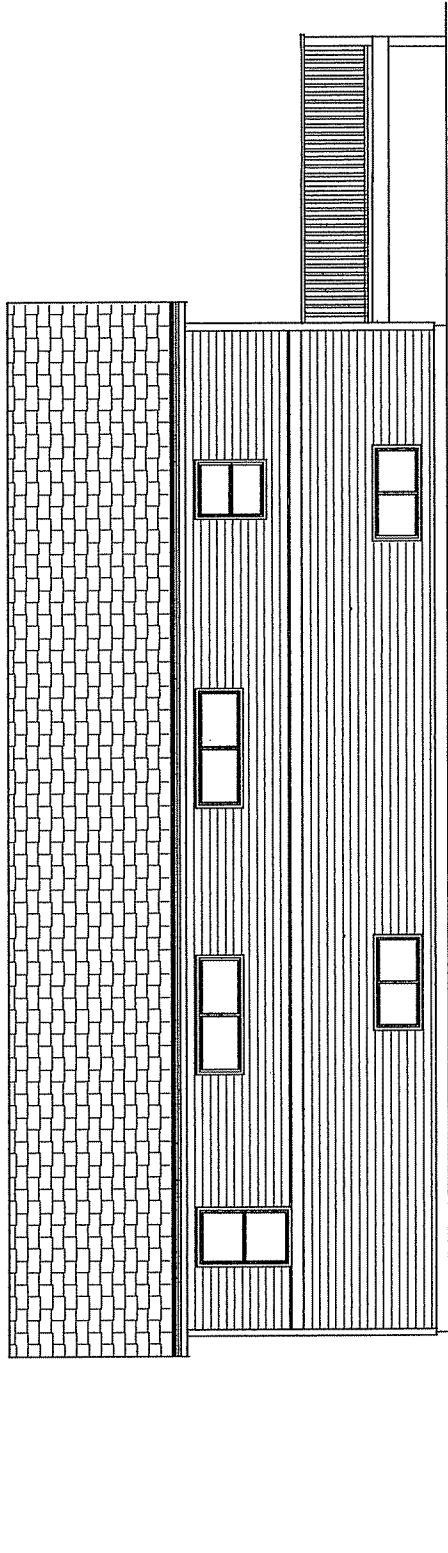


Rear Elevation

scale: 1/8"=1'

2553 Upham Street

Operation Fresh Start

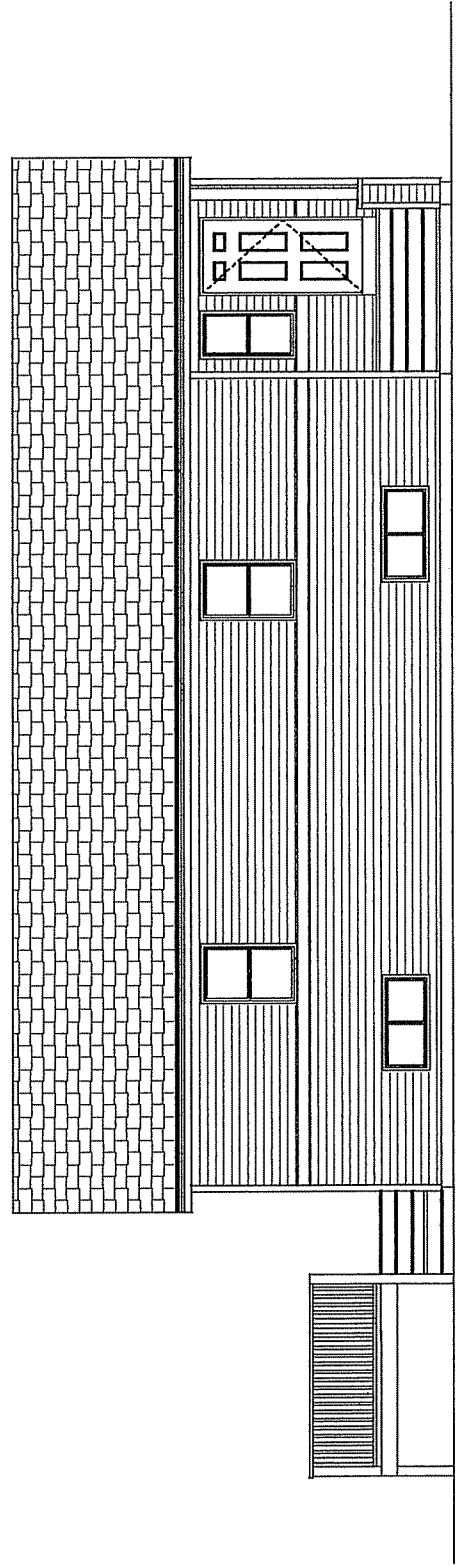


scale: 1/8"=1'

Right Elevation

2553 Upham Street

Operation Fresh Start

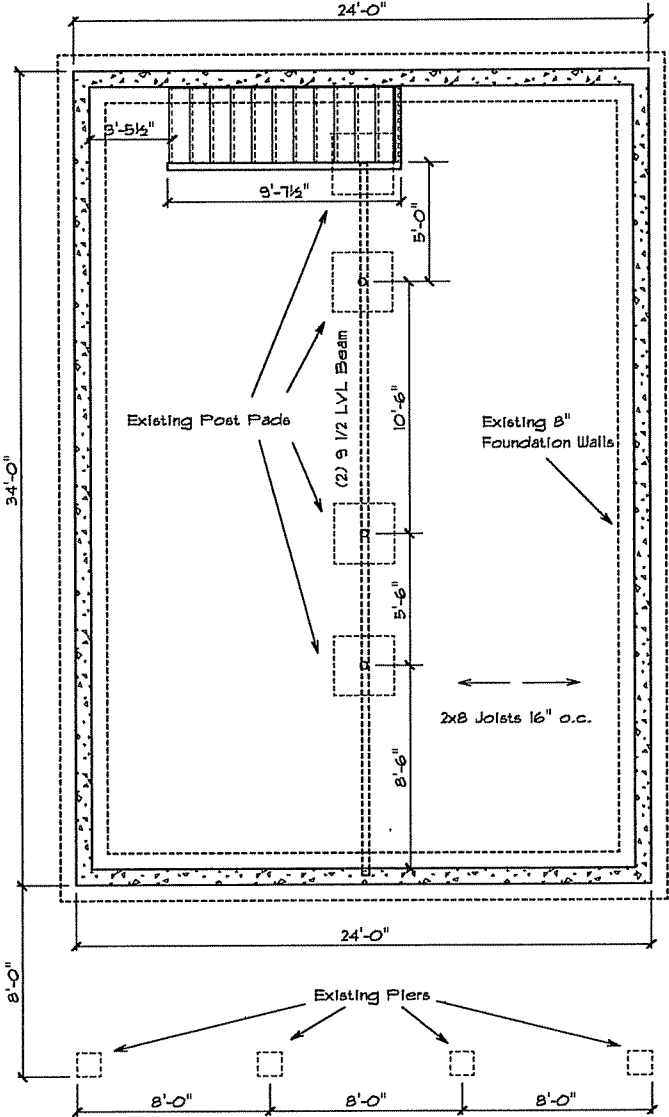


scale: 1/8"=1'

Left Elevation

2553 Upham Street

Operation Fresh Start

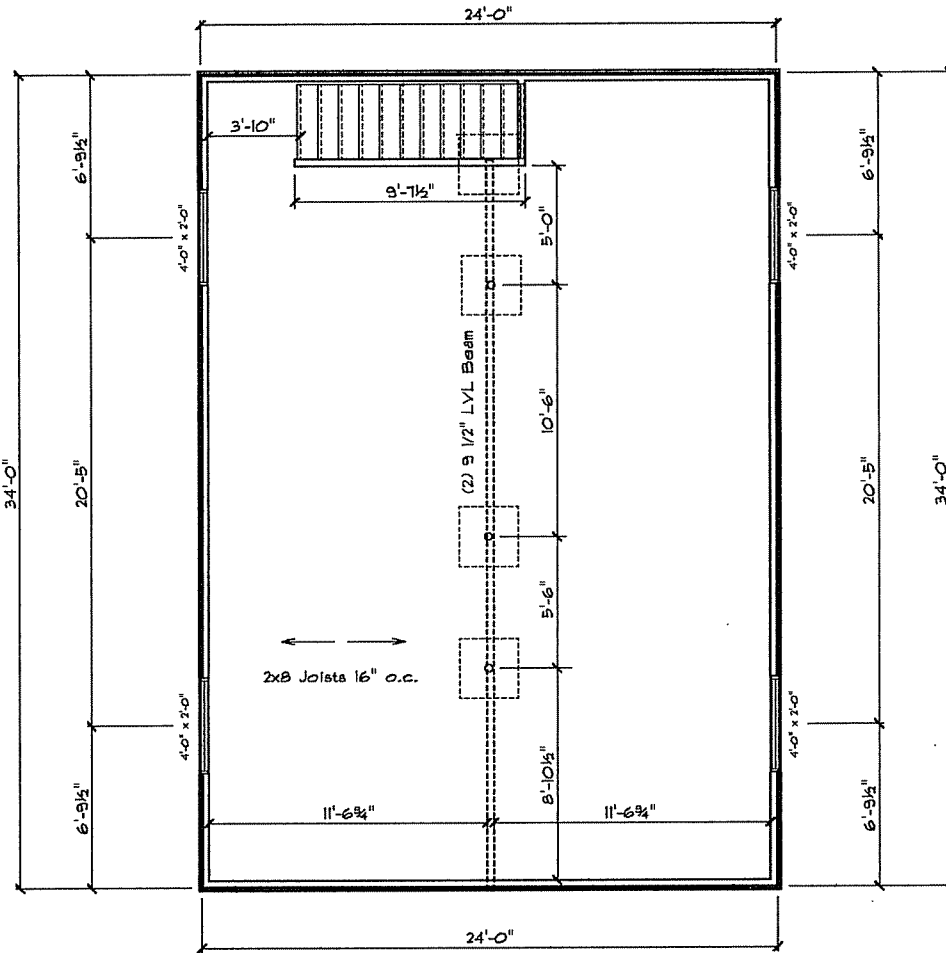


Foundation Plan

Scale: 1/8" = 1'

2553 Upham Street

Operation Fresh Start

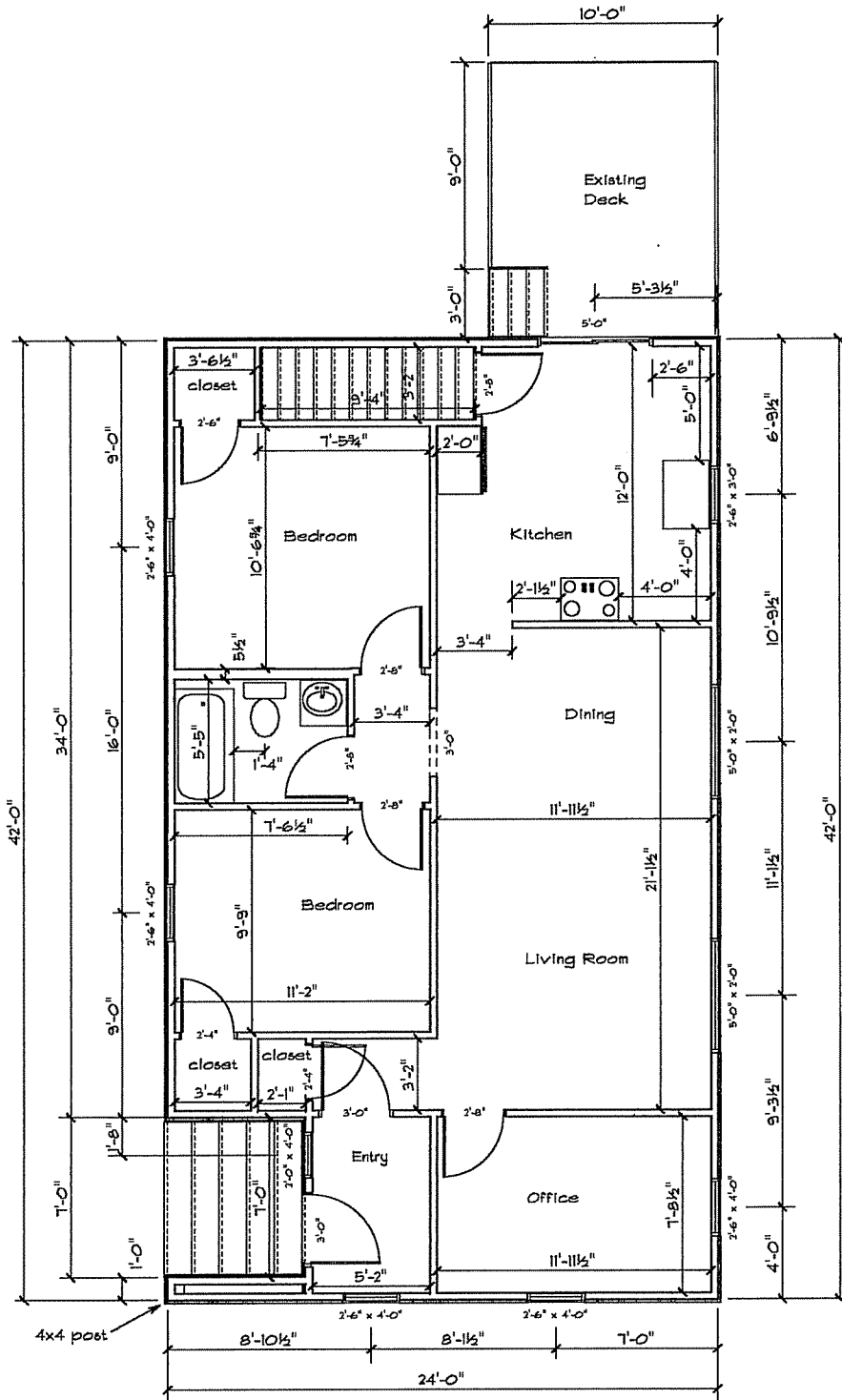


Basement Knee Wall Plan

Scale: 1/8" = 1'

2553 Upham Street

Operation Fresh Start



Floor Plan

scale: 1/8"=1'