

City of Madison Landmarks Commission

APPLICATION



City of Madison Planning Division, 126 S Hamilton Street, P.O. Box 2985, Madison, WI 53701-2985

1. LOCATION

Project Address: 2021 Chadbourne Ave Aldermanic District: 5

2. PROJECT

Project Title / Description: Niedermeier Addition

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

- Alteration / Addition to a Designated Landmark
Land Division/Combination of Designated Landmark site
Alteration / Addition to a building adjacent to a Designated Landmark
[X] Alteration / Addition to a building in a Local Historic District (specify):
Mansion Hill Third Lake Ridge First Settlement
[X] University Heights Marquette Bungalows
Land Division/Combination 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 Historic Preservation Ordinance (Chapter 41)
Referral from Common Council, Plan Commission, or other referral
Landmark Nomination/Rescission or Historic District Nomination/Amendment
(Please contact the Historic Preservation Planner for specific submission requirements.)
Other (specify):

PLANNING DIVISION USE ONLY
Registrar #

3. APPLICANT

Applicant's Name: Mark Udvari - Solner Company: Udvari - Solner Design

Address: 2631 University Ave Suite 104 Company

Telephone: (608) 288-1480 E-mail: info@udvari-solner.com

Property Owner (if not applicant): William & Mary Niedermeier

Address: 2021 Chadbourne Ave

Property Owner's Signature: W.R. Niedermeier Date: 5/26/17

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 4:30 p.m. on the submission date with the Preservation Planner, the Department of Planning & Community & Economic Development, Planning Division, located at 126 S Hamilton Street. Applications submitted after the submittal date or incomplete applications will be postponed to the next scheduled filing time.

2631 university avenue, suite 104  
madison, wisconsin 53705  
phone 608.233.1480  
info@udvari-solner.com  
www.udvari-solner.com



June 19, 2017

**Amy Scanlon, Registered Architect**

City of Madison Planning Division  
PO BOX 2985  
Madison, WI 53701

Dear Ms. Scanlon,

Please accept the following application and accompanying materials for review and approval by the City of Madison Landmarks Commission:

**Property Owners/Applicants**

William and Mary Niedermeier

**Project Location**

2021 Chadbourne Avenue  
Madison, WI 53726

The Owner's plan to build a 305 SQFT first floor expanded kitchen addition and a 319 SQFT second floor bedroom and bathroom addition. The addition is at the rear of the existing home and will increase the existing home footprint by 22 feet in length and 13 ½ feet in depth.

District 5 Alderperson, Shiva Bidar-Sielaff and the surrounding neighbors were notified and briefed about the project. No issues were noted.

Thank you,

A handwritten signature in black ink, appearing to read 'Mark Udvari-Solner', with a long horizontal flourish extending to the right.

Mark Udvari-Solner  
Udvari-Solner Design Company

*on behalf of William and Mary Niedermeier*

**Existing Home Images**



**Rear of Home**



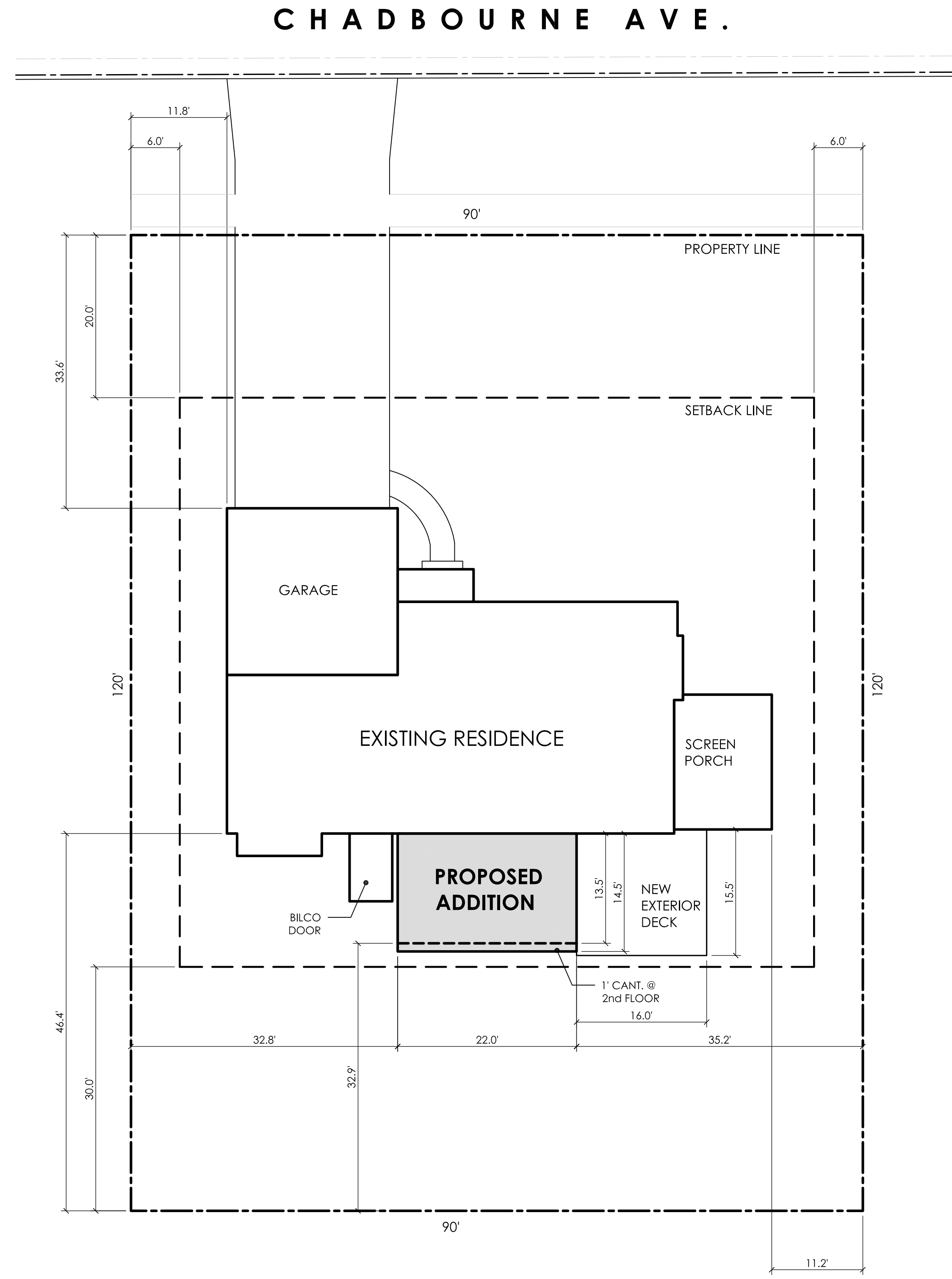
**Front of Home**

THIS SITE PLAN WAS GENERATED BASED ON THE ORIGINAL SURVEY PROVIDED BY THE OWNER AND CREATED BY: BADGER SURVEYING & MAPPING SERVICE MAY 17, 2017



**2 FRONT ELEVATION**  
SCALE: N.T.S.

SQUARE FOOTAGE	EXISTING TO BE		TOTAL
	PROPOSED NEW	CONVERTED	
FIRST FLOOR	305 S.F.	285 S.F.	590 S.F.
SECOND FLOOR	319 S.F.	114 S.F.	433 S.F.
BASEMENT (UNFINISHED)	297 S.F.	--	297 S.F.
<b>TOTAL</b>	<b>921 S.F.</b>	<b>399 S.F.</b>	<b>1,320 S.F.</b>
NEW EXTERIOR DECK	248 S.F.		



**1 PROPOSED SITE PLAN**  
SCALE: 1"= 10'



CHADBOURNE AVE.

**GENERAL NOTES:**  
ALL CONSTRUCTION TO BE EXECUTED IN CONFORMANCE WITH THE FOLLOWING: PLANS AND SPECIFICATIONS; STATE OF WISCONSIN UNIFORM DWELLING CODE; ALL OTHER APPLICABLE CODES.  
CONTRACTOR TO CONTACT DIGGER'S HOTLINE AT LEAST THREE DAYS PRIOR TO THE START OF CONSTRUCTION.  
CONSTRUCTION LIMITS WITHIN THE SITE PLAN: ALL CONTRACT WORK, MATERIALS, STORAGE AND CONTRACTORS EQUIPMENT SHALL BE CONFINED TO THESE CONSTRUCTION LIMITS. CONTRACTOR SHALL NOT USE NEIGHBORING PROPERTY FOR ANY PURPOSE. DAMAGE TO THE OWNER'S PROPERTY OR ADJACENT PROPERTIES SHALL BE REPAIRED OR RESTORED TO ITS ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE.  
THESE DRAWINGS ARE FOR BIDDING AND CONSTRUCTION PURPOSES ONLY.  
THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ALL ACCURACY AND DIMENSION VERIFICATION FOR ALL CONDITIONS.  
THESE CONSTRUCTION DOCUMENTS ARE THE PROPERTY OF UDVARI-SOLNER DESIGN CO. AND MAY NOT BE REPRODUCED IN WHOLE OR IN PART, NOR MAY THEY BE UTILIZED IN ANY MANNER WITHOUT EXPRESS WRITTEN AUTHORIZATION FROM UDVARI-SOLNER DESIGN COMPANY. UNAUTHORIZED USE OF THESE DOCUMENTS SUBJECTS THE USER TO LIABILITY FOR DAMAGES. ANY DESIGN CHANGE OR STRUCTURAL MODIFICATION MUST BE APPROVED BY THE OWNER IN WRITING.

**udvari solner design company**  
2631 university ave.  
madison, wi  
608.233.1480  
udvari-solner.com

**PLAN INDEX**

1.0	SITE PLAN
4.1	FIRST FLOOR PLAN
4.2	SECOND FLOOR PLAN
5.0	SECTION
6.0	ELEVATIONS



**PROPOSED ADDITION FOR  
BILL AND MARY  
NIEDERMEIER**

2021 CHADBOURNE AVENUE  
CITY OF MADISON  
DANE COUNTY, WISCONSIN

udvari-solner design company

PLAN APPROVAL SIGNATURES:

CLIENT NAME \_\_\_\_\_ DATE \_\_\_\_\_

CLIENT NAME \_\_\_\_\_ DATE \_\_\_\_\_

**IMPORTANT NOTES:**  
THESE DRAWINGS ARE FOR BIDDING PURPOSES ONLY. FINAL STRUCTURAL SYSTEMS AND DETAILS TO BE DETERMINED. THESE CONSTRUCTION DOCUMENTS ARE THE PROPERTY OF THE OWNER AND MAY NOT BE REPRODUCED IN WHOLE OR IN PART, NOR MAY THEY BE UTILIZED IN ANY MANNER WITHOUT EXPRESS WRITTEN AUTHORIZATION FROM THE OWNER. UNAUTHORIZED USE OF THESE DOCUMENTS SUBJECTS THE USER TO LIABILITY FOR DAMAGES.

**NIEDERMEIER RESIDENCE**  
MADISON, WISCONSIN  
2021 CHADBOURNE AVENUE

**SITE PLAN**  
THIS DOCUMENT IS THE PROPERTY OF UDVARI-SOLNER DESIGN COMPANY, AND MAY NOT BE REPRODUCED IN WHOLE OR IN PART, NOR BE UTILIZED IN ANY MANNER WITHOUT EXPRESS WRITTEN AUTHORIZATION, AND ARE FOR BIDDING AND CONSTRUCTION PURPOSES ONLY. GENERAL CONTRACTORS RESPONSIBLE FOR ALL DIMENSION VERIFICATION FOR ALL CONDITIONS.

PROJECT NO: 05-17  
CAD TECH: ERC  
PLAN REVIEWER: MUS  
DOCUMENT RELEASE DATES:

LANDMARKS COMMISSION REVIEW	
06-19-2017	

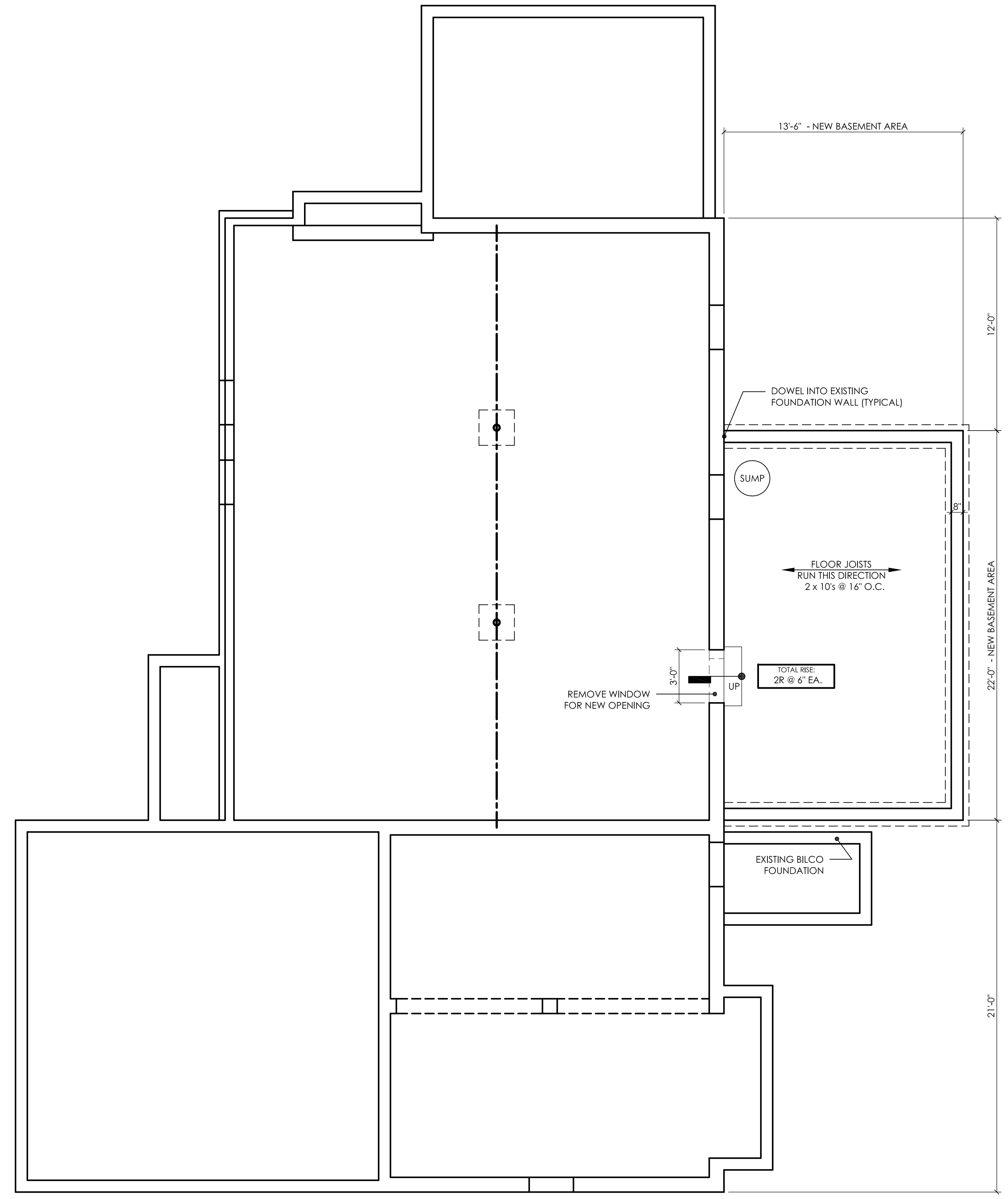
**1.0**

**PLAN SYMBOLS**

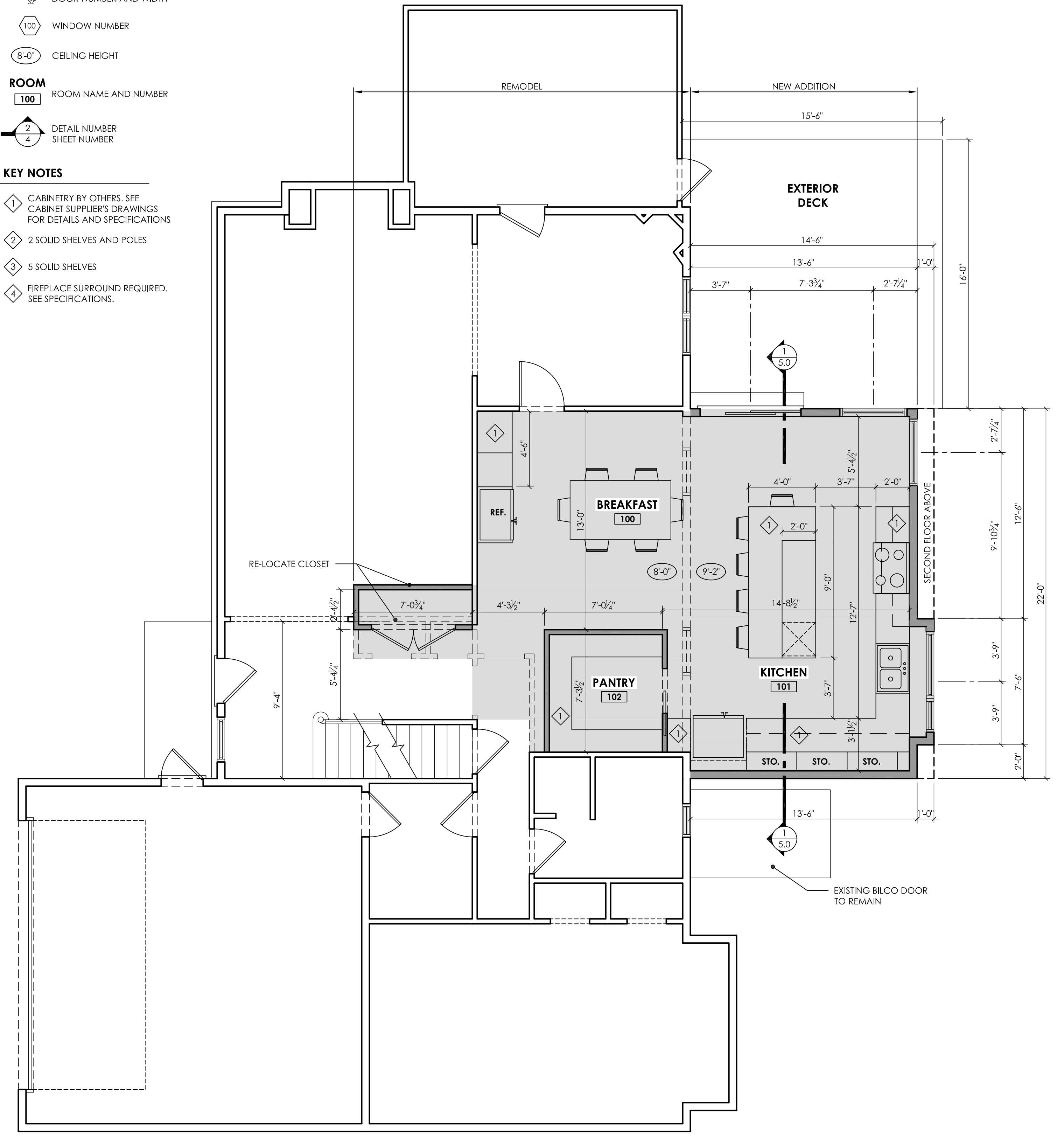
- C.O. CASED OPENING
- S SINK
- DW DISH WASHER
- U.C. UNDER COUNTER
- REF REFRIGERATOR
- W WASHING MACHINE
- D DRYER
- WC WATER CLOSET
- FD FLOOR DRAIN
- 100 DOOR NUMBER AND WIDTH
- 100 WINDOW NUMBER
- 8'-0" CEILING HEIGHT
- ROOM**
- 100 ROOM NAME AND NUMBER
- 2 / 4 DETAIL NUMBER SHEET NUMBER

**KEY NOTES**

- 1 CABINETS BY OTHERS. SEE CABINET SUPPLIER'S DRAWINGS FOR DETAILS AND SPECIFICATIONS
- 2 2 SOLID SHELVES AND POLES
- 3 5 SOLID SHELVES
- 4 FIREPLACE SURROUND REQUIRED. SEE SPECIFICATIONS.



**2 FOUNDATION/BASEMENT PLAN**  
SCALE: 1/4" = 1'-0"



**1 FIRST FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

**PLAN SYMBOLS**

- C.O. CASER OPENING
- S SINK
- DW DISH WASHER
- U.C. UNDER COUNTER
- REF REFRIGERATOR
- W WASHING MACHINE
- D DRYER
- WC WATER CLOSET
- FD FLOOR DRAIN

100/32 DOOR NUMBER AND WIDTH

100 WINDOW NUMBER

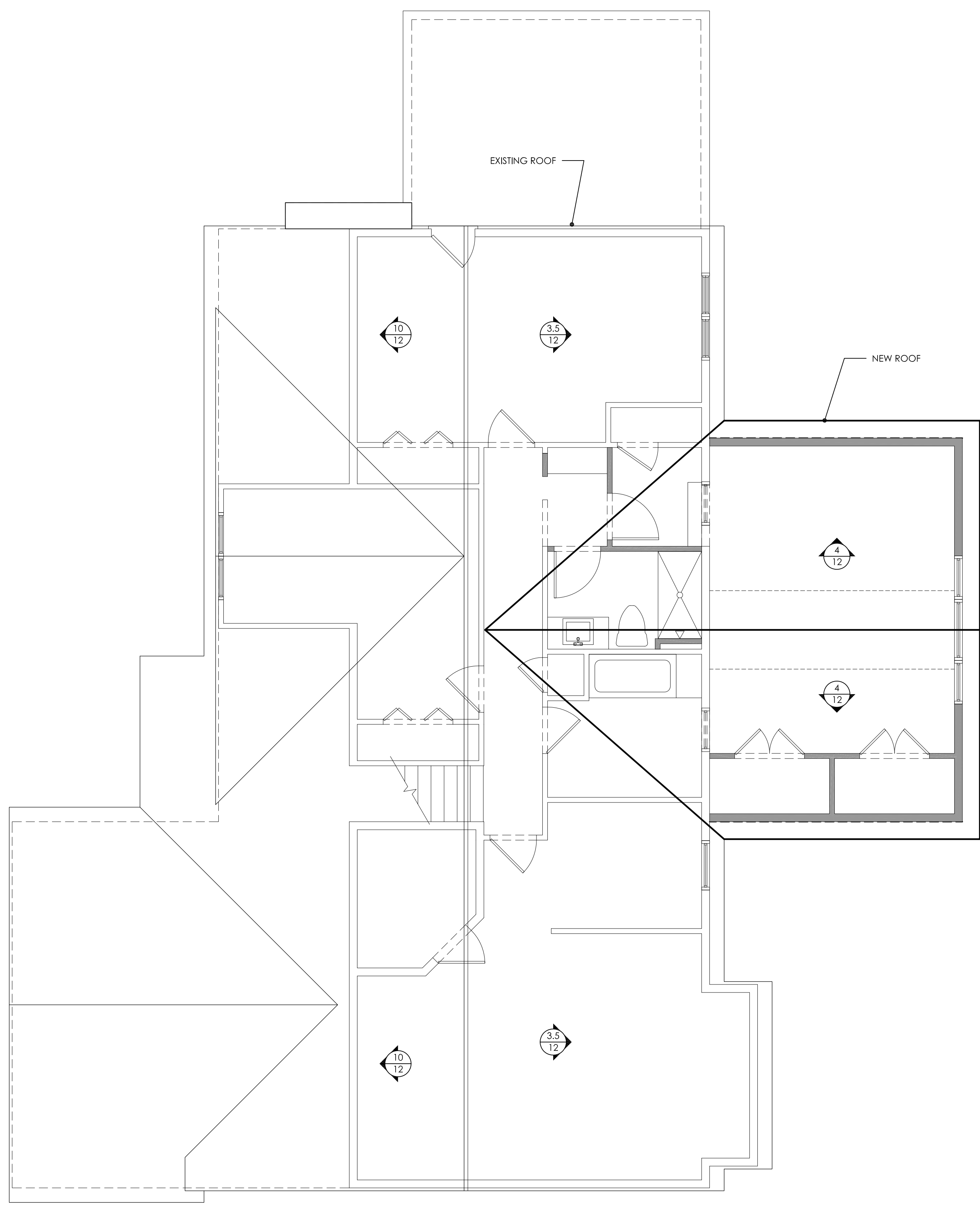
8'-0" CEILING HEIGHT

**ROOM**  
100 ROOM NAME AND NUMBER

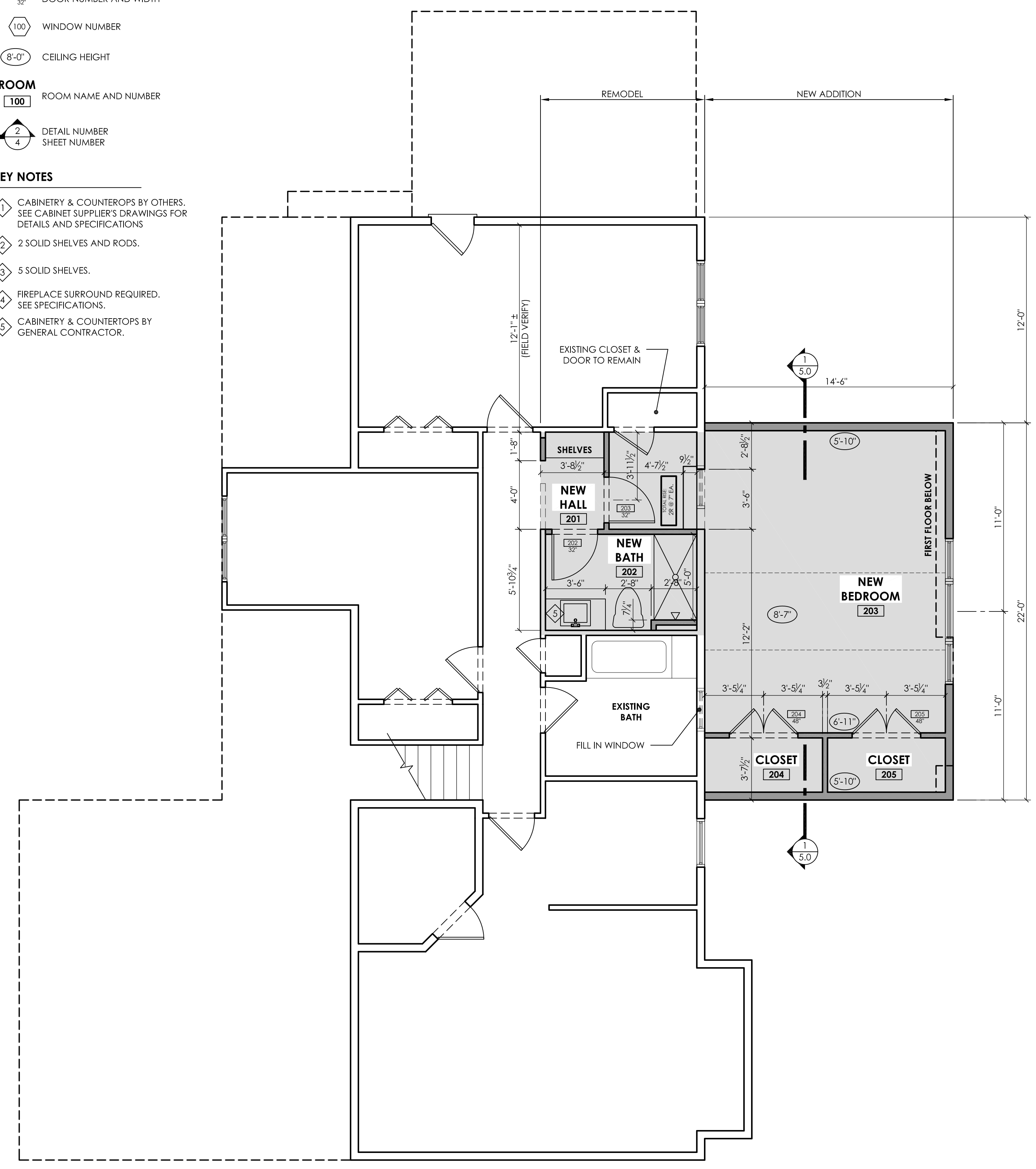
2/4 DETAIL NUMBER SHEET NUMBER

**KEY NOTES**

- 1 CABINERY & COUNTERTOPS BY OTHERS. SEE CABINET SUPPLIER'S DRAWINGS FOR DETAILS AND SPECIFICATIONS
- 2 2 SOLID SHELVES AND RODS.
- 3 5 SOLID SHELVES.
- 4 FIREPLACE SURROUND REQUIRED. SEE SPECIFICATIONS.
- 5 CABINERY & COUNTERTOPS BY GENERAL CONTRACTOR.



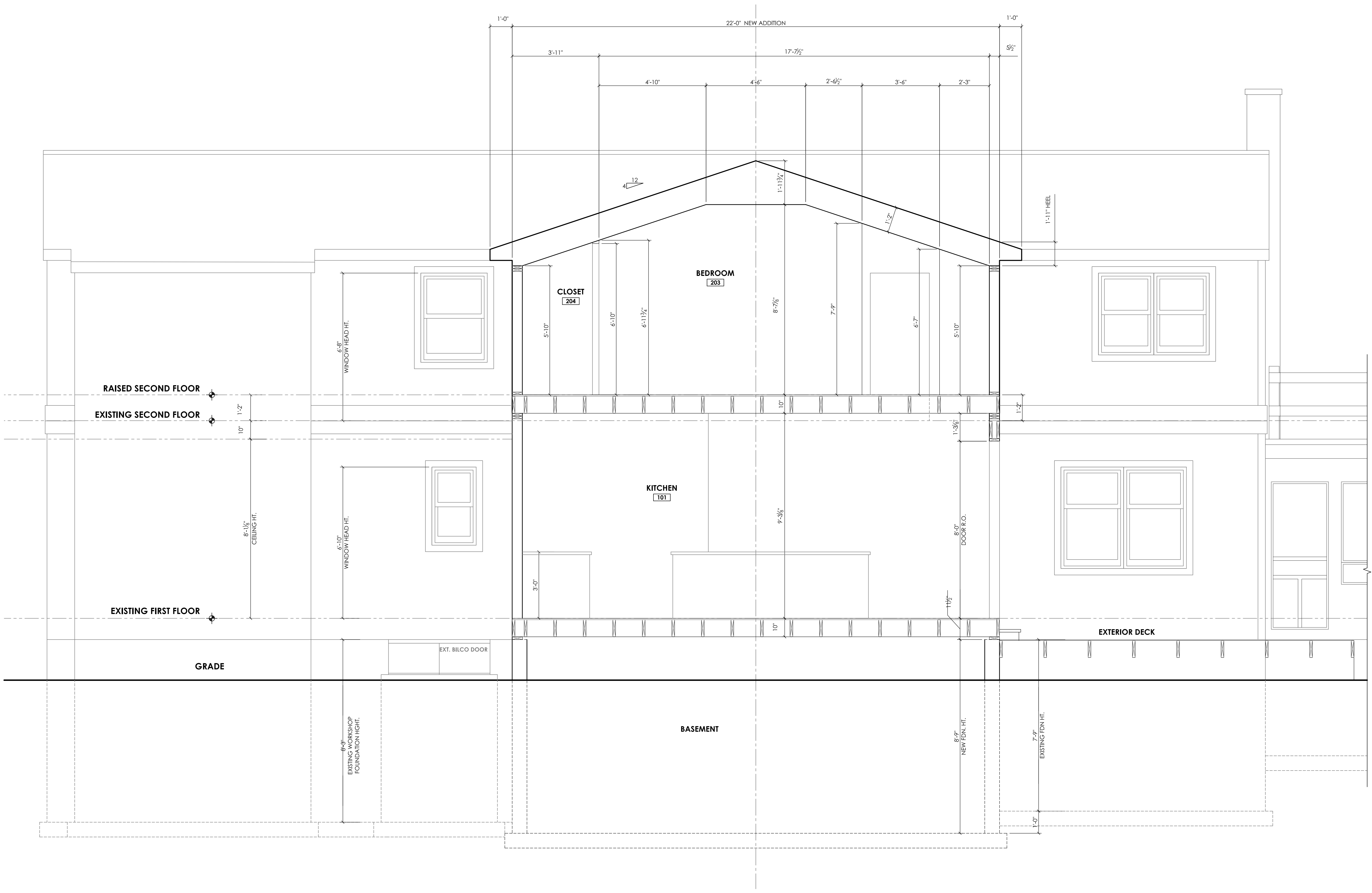
**2 ROOF PLAN**  
SCALE: 1/4" = 1'-0"



**1 SECOND FLOOR PLAN**  
SCALE: 1/4" = 1'-0"



LANDMARKS COMMISSION REVIEW



**1**  
**5.0** BUILDING SECTION  
SCALE: 1/2" = 1'-0"

06.19.2017	LANDMARKS COMMISSION REVIEW

