

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: 210 State Street

Aldermanic District: 4

2. PROJECT

Project Title / Description: Replicate existing deteriorated bays on State Street facade with new materials

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
- Alteration / Addition to a building in a Local Historic District (specify):
 - Mansion Hill Third Lake Ridge First Settlement
 - 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	Legistar #

3. APPLICANT

Applicant's Name: James McFadden Company: McFadden & Company

Address: 380 West Washington, Madison, WI 53703

Telephone: (608) 251-1350 E-mail: mcfadden_architect@gmail.com

Property Owner (if not applicant): Eric Fleming, State Street Properties LLC

Address: P.O. Box 1825, Madison, WI. 53701

Property Owner's Signature: _____ Date: _____

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.

APPLICATION SUBMISSION REQUIREMENTS CHECKLIST:

In order to be considered complete, every application submission shall include at least the following information unless otherwise waived by the Preservation Planner.

- Landmarks Commission Application w/signature of the property owner (1 copy only).
- Twelve (12) collated paper copies 11" x 17" or smaller (via mail or drop-off) of submission materials (see below).
- Electronic files (via email) of submission materials (see below).
- Narrative Description/Letter of Intent addressed to the Landmarks Commission, describing the location of the property and the scope of the proposed project.
- Architectural drawings reduced to 11" x 17" or smaller pages which may include:
 - Dimensioned site plans showing siting of structures, grading, landscaping, pedestrian and vehicular access, lighting, signage, and other features;
 - Elevations of all sides showing exterior features and finishes, subsurface construction, floor and roof;
 - Floor Plan views of levels and roof;
 - For proposals of more than two (2) commercial or residential or combination thereof units, a minimum of two (2) accurate street-view normal perspectives shown from a viewpoint of no more than five (5) feet above existing grade.
- Any other information requested by the Preservation Planner to convey the aspects of the project which may include:
 - Photographs of existing conditions;
 - Photographs of existing context;
 - Manufacturer's product information showing dimensions and materials;
 - Other _____

CONTACT THE PRESERVATION PLANNER:

Please contact the Preservation Planner with any questions.

Amy Scanlon, Registered Architect
City of Madison Planning Division
P.O. Box 2985 (mailing address)
Madison, WI 53701-2985
ascanlon@cityofmadison.com
608 266 6552

Letter of Intent

From: McFadden & Company
380 West Washington
Madison, Wisconsin 53703
608 251 1350 mcfadden@mailbag.com



To: City of Madison
Landmarks Commission
126 South Hamilton
Madison, WI 53703

Date: May 20, 2017

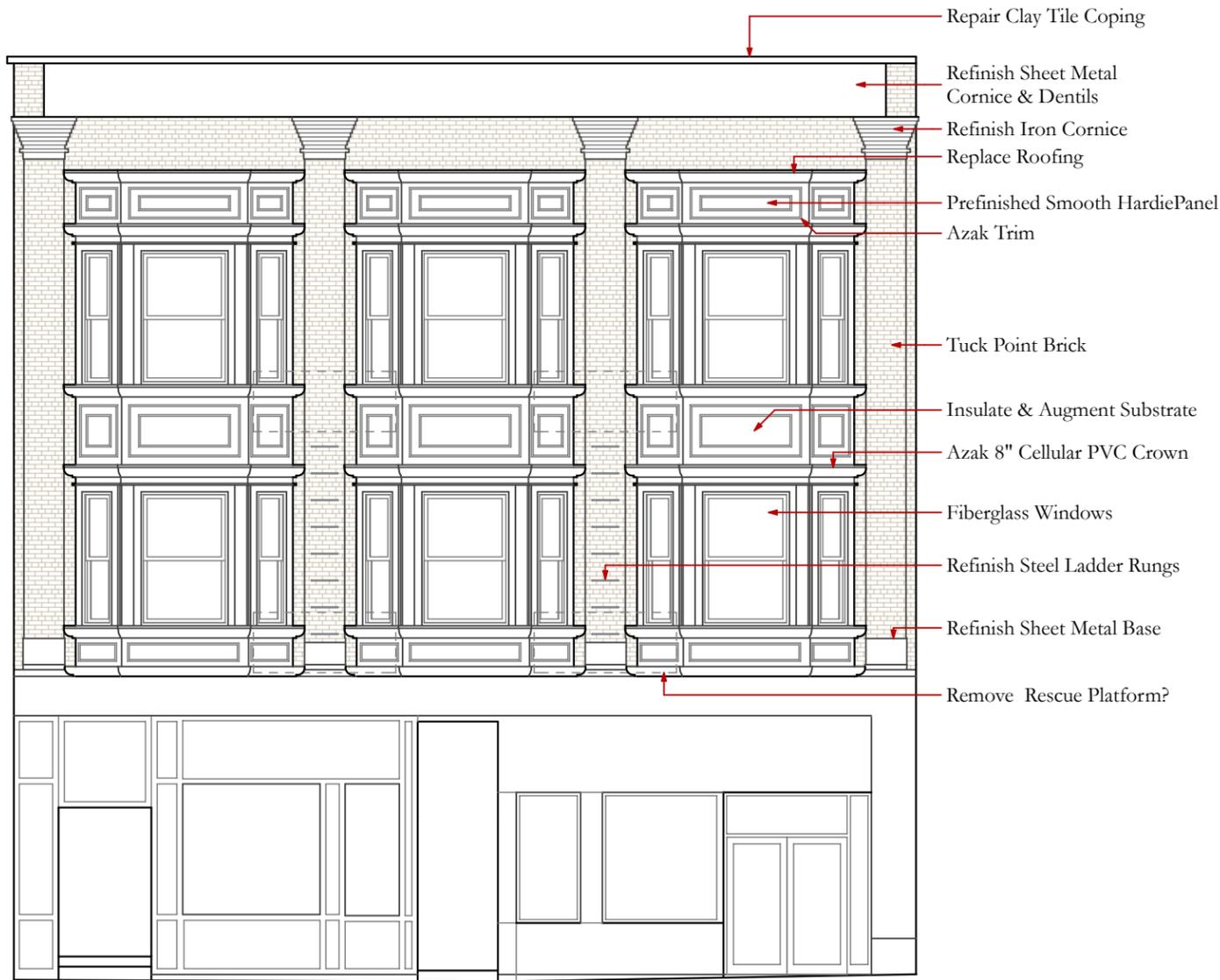
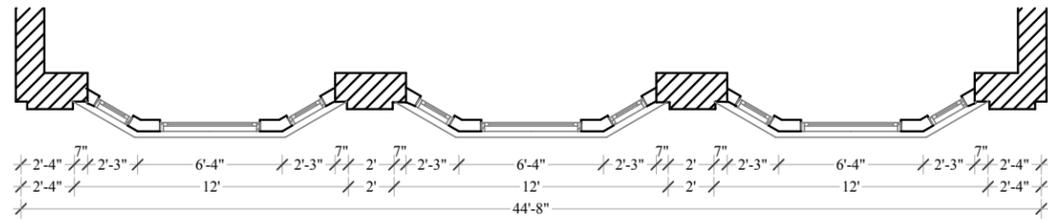
Project: 210 State Street

What is proposed here is the replication in new materials of the existing bays and the restoration of the remainder of the upper floors of the façade.

Starting from the top the clay tile coping will be repaired, the sheet metal cornice and dentils repaired and refinished, the cast iron pilaster capitals refinished, the brick tuck-pointed and the sheet metal pilaster bases repaired and refinished.

Starting from the outside in the bays' windows and sheet metal skin will be removed, the wood framing repaired/replaced/added to, insulation installed and the exterior face replicated with new fiberglass windows surrounded by smooth prefinished HardiePanels accented with Azak cellular PVC moldings and trim.

We do ask one concession. There are four fire escape/rescue platforms constructed with steel angle iron and bar that we wish to not reinstall. They are a liability on two fronts. They encourage and make possible dangerous behavior and their structural support depends on penetrations through the skin leading to leakage. We will be taking them off during construction and we really do not want to have to drill holes through the new installed panels to reinstall a nuisance.



Proposed Elevation



- Clay Tile Coping
- Sheet Metal Cornice & Dentils
- Cast Iron Cornice
- Remove Sheet Metal Skin
- Remove Aluminum Windows
- Brick
- Remove Added Wood Trim
- Embedded Ladder
- Rescue Platform
- Sheet Metal Pier Base

Existing Elevation