



Location
2008 Waunona Way

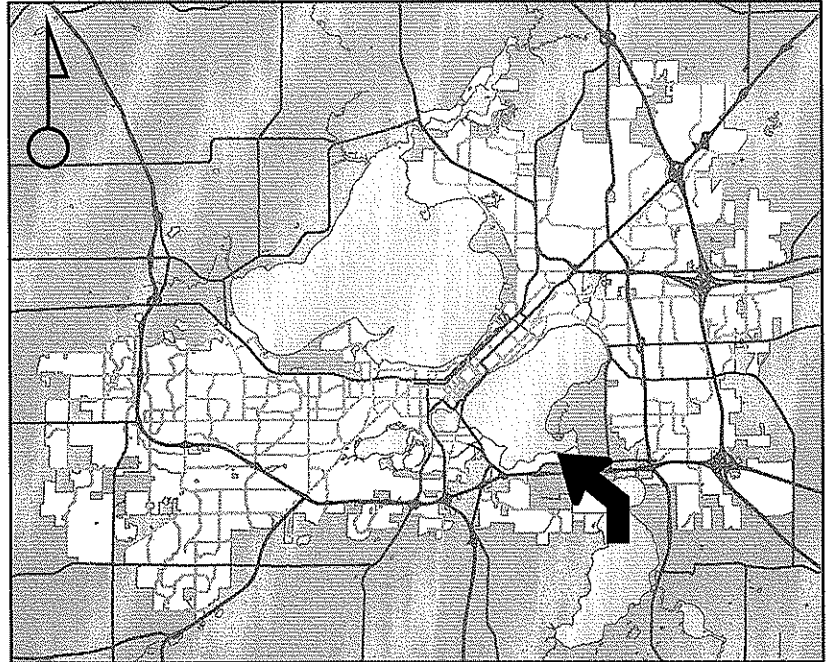
Project Name
Lien Addition

Applicant
John Lien & Jennifer Lu/
Horst Lobe - Architectural Design

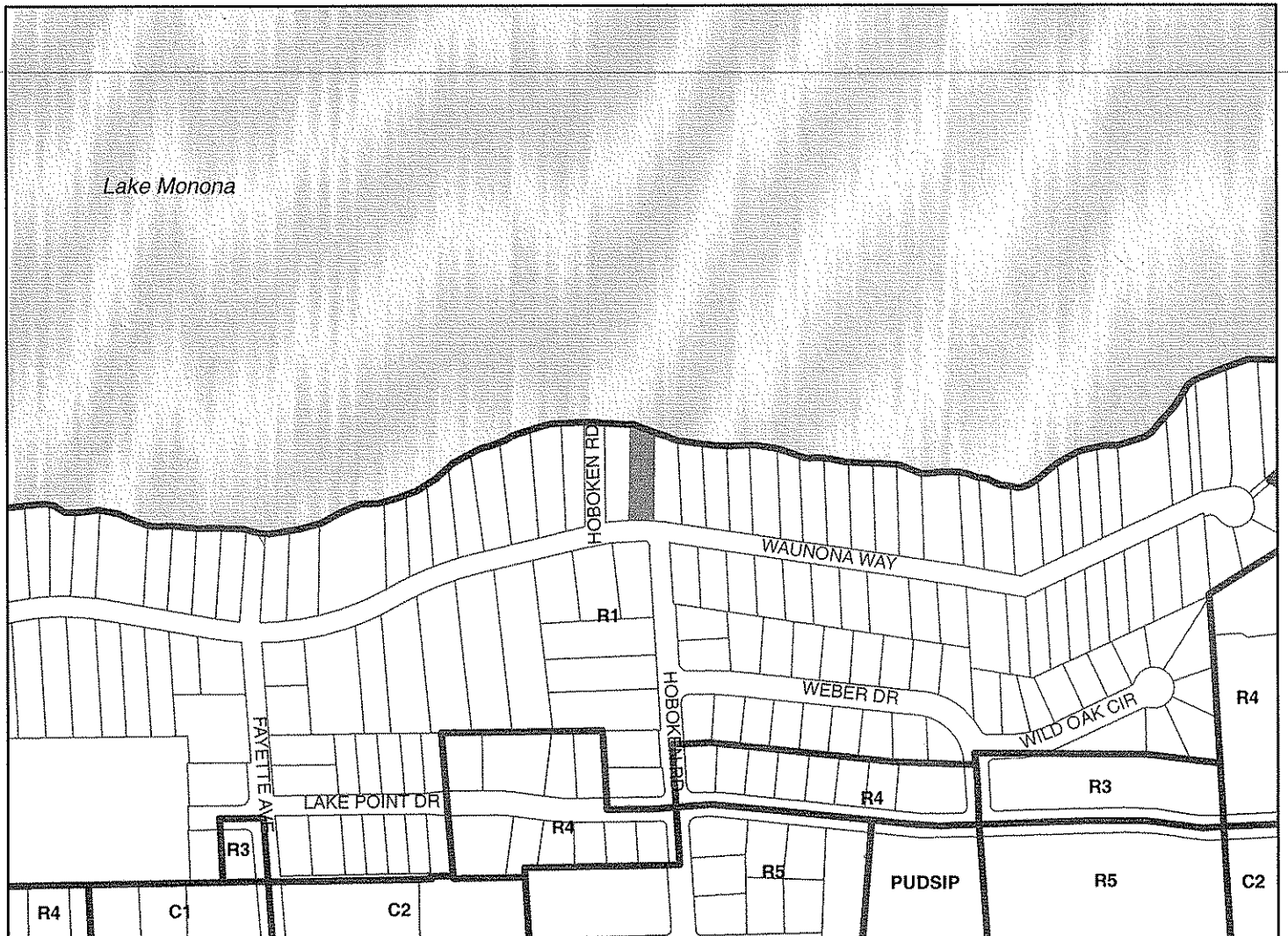
Existing Use
Single-Family Residence

Proposed Use
Major Alteration to Conditional Use To
Allow Addition to Single-Family
Residence on Lakefront Lot

Public Hearing Date
Plan Commission
15 December 2008



For Questions Contact: Kevin Firchow at: 267-1150 or kfirchow@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'



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.
- 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 application packages should be filed directly with the Zoning Administrator's desk.
- All applications will be reviewed against the applicable standards found in the City Ordinances to determine if the project can be approved.

FOR OFFICE USE ONLY:	
Amt. Paid _____	Receipt No. _____
Date Received <u>11/12/08</u>	
Received By <u>APF</u>	
Parcel No. <u>0710-194-0102-6</u>	
Aldermanic District <u>14- Bruer</u>	
GQ <u>ZBA, C.U., Waterfront</u>	
Zoning District <u>R1</u>	
For Complete Submittal	
Application <input checked="" type="checkbox"/>	Letter of Intent <input checked="" type="checkbox"/>
IDUP _____	Legal Descript. <input checked="" type="checkbox"/>
Plan Sets <input checked="" type="checkbox"/>	Zoning Text _____
Alder Notification <input checked="" type="checkbox"/>	Waiver _____
Ngrbrhd. Assn Not. <input checked="" type="checkbox"/>	Waiver _____
Date Sign Issued <u>11/12/08</u>	

1. Project Address: 2008 waunona way, madison, WI 53713 **Project Area in Acres:** 0.30

Project Title (if any): lien property- 2008 waunona way

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 checked="" type="checkbox"/> Conditional Use	<input type="checkbox"/> Demolition Permit	<input type="checkbox"/> Other Requests (Specify): _____

3. Applicant, Agent & Property Owner Information:

Applicant's Name: John and Jennifer Lien Company: _____

Street Address: 2008 Waunona Way City/State: Madison, WI Zip: 53713

Telephone: (608) 223 9684 Fax: (306) 223 9689 Email: jlien@itlis.com

Project Contact Person: Horst W. Lobe AIA Architect Company: Architectural Design

Street Address: 7339 Tree Lane City/State: Madison, WI Zip: 53717

Telephone: (608) 833 4641 Fax: () Email: hwlobe@wisc.edu

Property Owner (if not applicant): same as above

Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a general description of the project and all proposed uses of the site: existing residence to remain, add two-story

Development Schedule: Commencement April 2009 Completion November 2009

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 ½ 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:** \$500 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 (principal) buildings, photos 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 to be approved by the City 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.

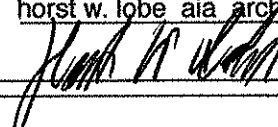
FOR ALL APPLICATIONS: All applicants are required to submit copies of all items submitted in hard copy with their application (including this application form, the letter of intent, complete plan sets and elevations, etc.) as **INDIVIDUAL** Adobe Acrobat PDF files compiled either on a non-returnable 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.

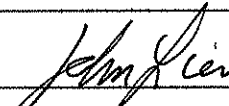
6. Applicant Declarations:

- 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 broadway simpson *Plan, which recommends:*
 - the comprehensive plan, single family residential *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:*
 - alderperson tim bruer phyllis tschumper- waunona neighborhood association
 - 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* kevin firchow, planner *Date* 10.24.08 | *Zoning Staff* patrick anderson, zoning *Date* 10.24.08

The signer attests that this form has been completed accurately and all required materials have been submitted:

Printed Name horst w. lobe aia architect Date 11.10.08

Signature  Relation to Property Owner consultant

Authorizing Signature of Property Owner  Date 11/10/08 10

architectural design
horst wolfgang lobe
architect aia. llc

7339 tree lane, madison,wi 53717

November 11 20 2008

Mark Olinger
Secretary
City of Madison Plan Commission

Department of Planning and Development
Inspection Unit
215 Martin Luther King, Jr. Boulevard
Madison, WI 53710

Re:

Conditional Use Permit

Property at 2008 Waunona Way
Owner: John and Jennifer Lien
2008 Waunona Way
Madison, WI 53713

Name of Project: Lien Property 2008 Waunona Way

Aproximate Construction Schedule:

Start Construction April 1 2009
Completion: November 2009

Scope and existing condition:

The property is located at 2008 Waunona Way and consists of Lot 2, Block 3 of the Hoboken Beach subdivision. The lot is approximately 60' wide and has an average depth of 220 feet. There is an existing two-story single family residence located on this lot.

This letter is intended to serve as a notice of intent by John and Jennifer Lien to the City of Madison Plan Commission to construct a 14' x 38' two-story addition at 2008 Waunona Way at the street-side of the existing residence. The footprint of the existing residence is approximately 1,360 square feet. The existing residence is substantially remaining unchanged. It remains within the existing building height.

The location of the addition does not reduce the distance of the residence to the lake shore. General topography of

the site remains unchanged. Existing drainage patterns will be maintained. No trees will be removed.

Total Gross Square Footage of Addition Footprint occurring at the street side:

14' x 38' = 538 SF/ floor x 2 = 1,076 SF Total

Total Square Footage of the site: 13,046 square feet

Attached are a completed application, a plot plan showing the above property at a scale of 1"=20' Floor Plan at 1/8" scale and exterior elevations at 1/8" scale.

The property will continue to be used as a single family residence.

Legal Description: Parcel No. 251 //0710-194-0102-6
2008 Waunona Way,
City of Madison, Wisconsin

Lot 2 of Block 3 of Hoboken Beach 1
located in Section 19, Township 7 North.
Range 10 East, City of Madison, Dane
County, Wisconsin

Total Area of Site 13,046 square feet {0.30 acre}


Number of Dwelling units: 1

Number of Bedrooms 3

At this point architect and engineer have been employed to prepare the contract documents for the addition

Horst W. Lobe, AIA Architect,
7339 Tree Lane, Madison, WI 53717

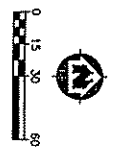
Stephen P. Harman, P.E.
Harman Consulting
5566 Mary Lake Rd.
Waunakee, WI 53597


Sincerely
Horst W. Lobe AIA



LEGEND

- EXISTING BUILDING
- PROPOSED BUILDING
- PARCELS



DEVELOPMENT PATTERN MAP 2008 WAUNONA WAY JOHN LIEN CITY OF MADISON, DANE COUNTY, WISCONSIN		FILE NO.: 0120521 PROJECT NO.: 04/15/2008 DATE: 04/15/2008 DRAWN BY: JAD CHECKED BY: TSP SCALE: AS SHOWN	SHEET NO.: 7 TOTAL SHEETS: 7 DATE: 03/20/2011	MSA TRANSPORTATION • MUNICIPAL DEVELOPMENT • ENVIRONMENTAL 201 Grandview Lane Madison, WI 53718 (608) 241-7777 • 1-800-445-0079 Fax: (608) 241-0664 MSB License # WIS-00000000000000000000000000000000 © MSA PROFESSIONAL SERVICES
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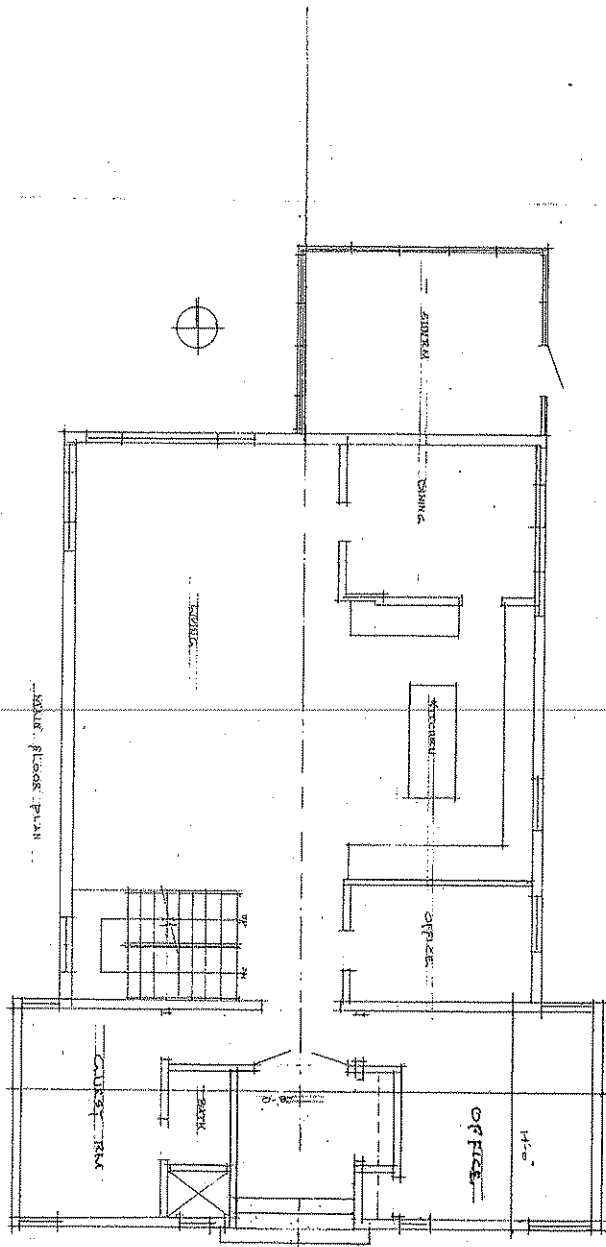
2008 Waunona Way - John Lien and Jennifer Lu
 Development Pattern Summary

Existing Setback Distances on Neighboring Properties

Property Address	Lake Setback ⁽¹⁾
2118	78.24'
2112	81.79'
2108	66.95'
2100	60.14
2012	62.58'
2008	45.84'
2006	0.96'
2002	52.74'
1910	76.01'
1906	69.97'
1904	67.22'
Average Lake Setback: 61.66'	

Project Location

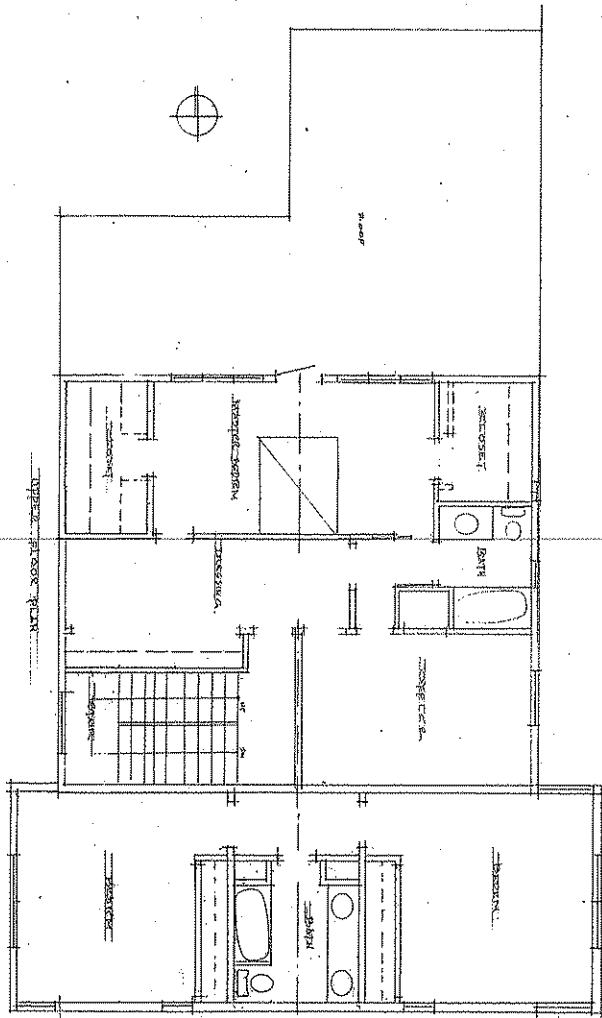
⁽¹⁾ Setback distances from survey completed on May 5, 2008
 by MSA Professional Services, Madison, WI.
 See attached Development Pattern Map

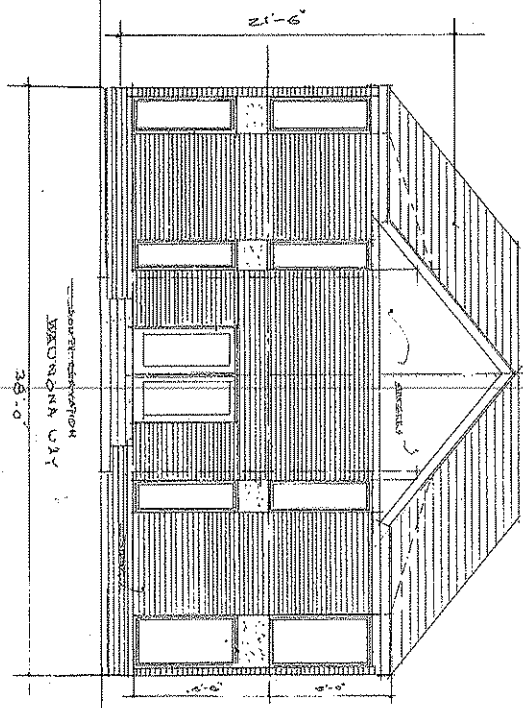


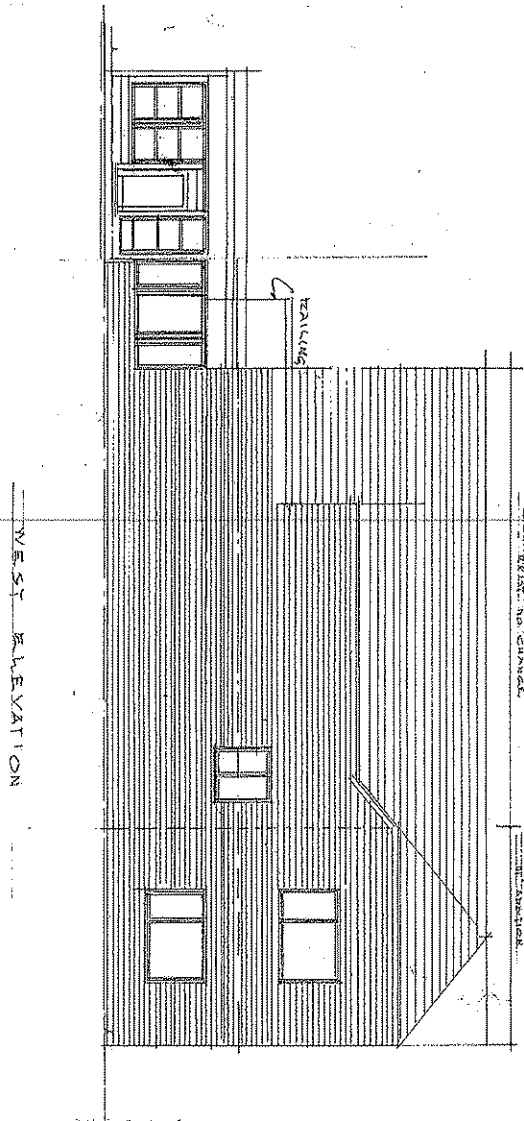
FLOOR PLAN, MAIN
1/8" = 1'-0" 0

ADDITION & ALTERATIONS TO EXISTING RESIDENCE
AT 2008 WAUNONA WAY MADISON, WI
JOHN LIEN AND JENNIFER LU

HORST W. LOBEAIA
ARCHITECT



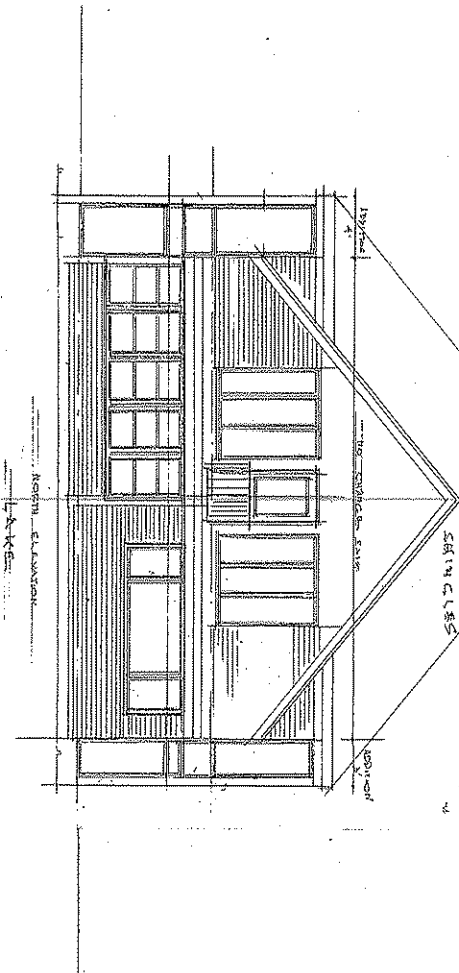


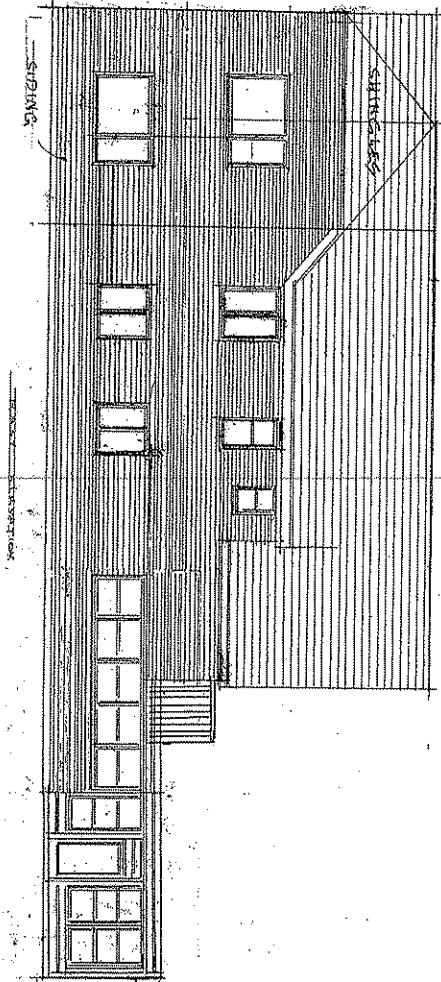


WEST ELEVATION

RAILING

WEST ELEVATION

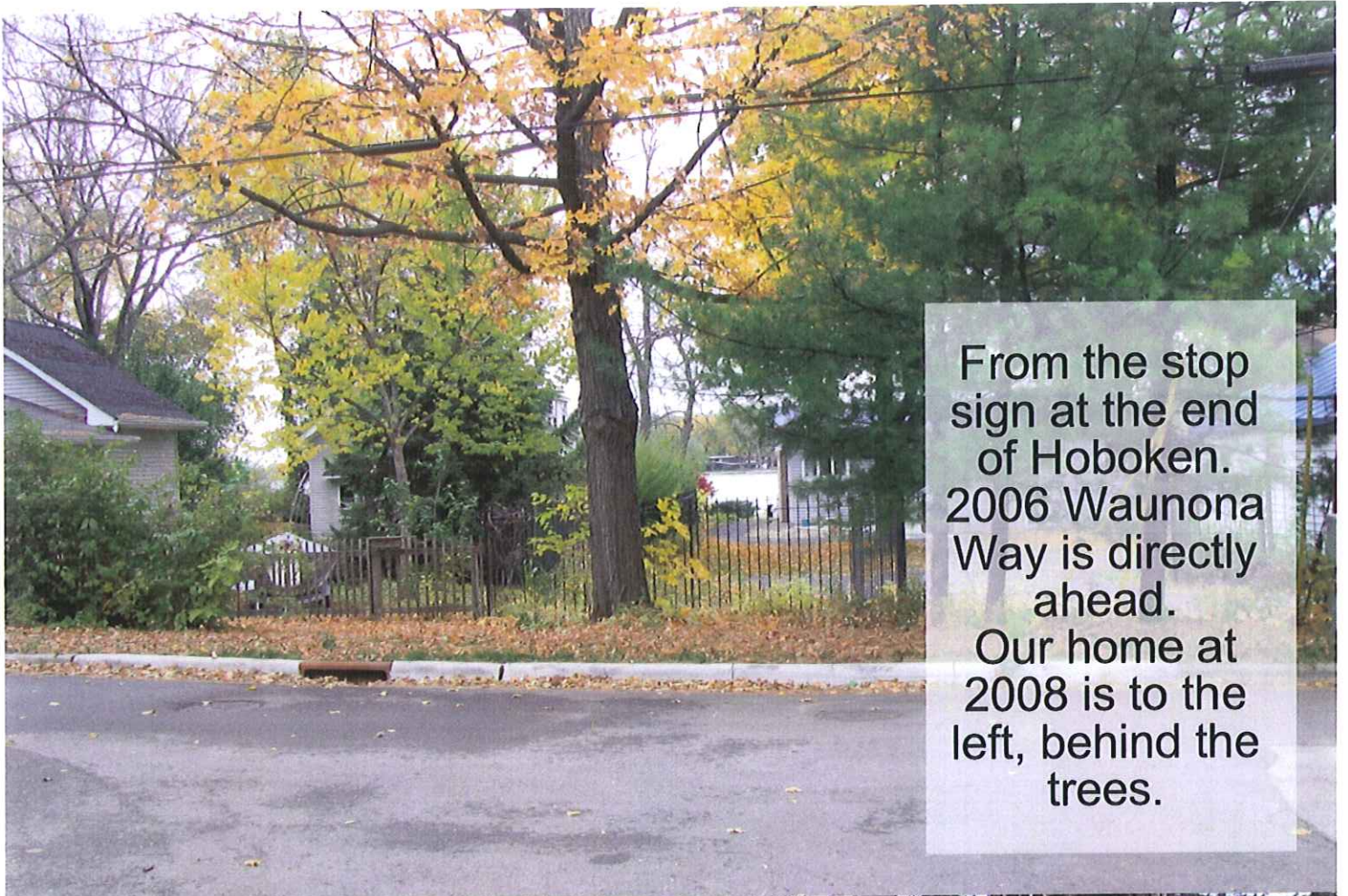




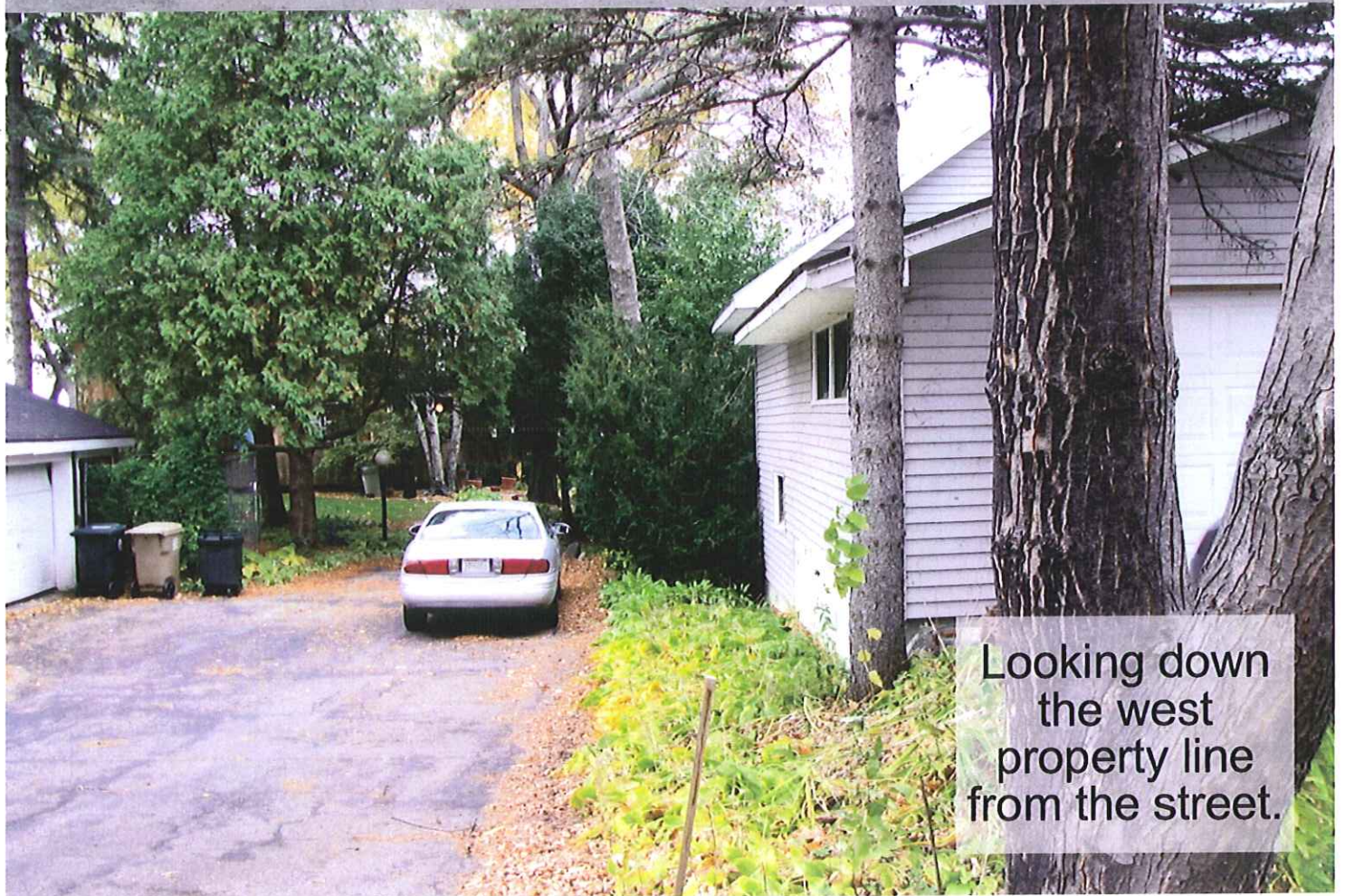
SHINGLES

SHINGLES

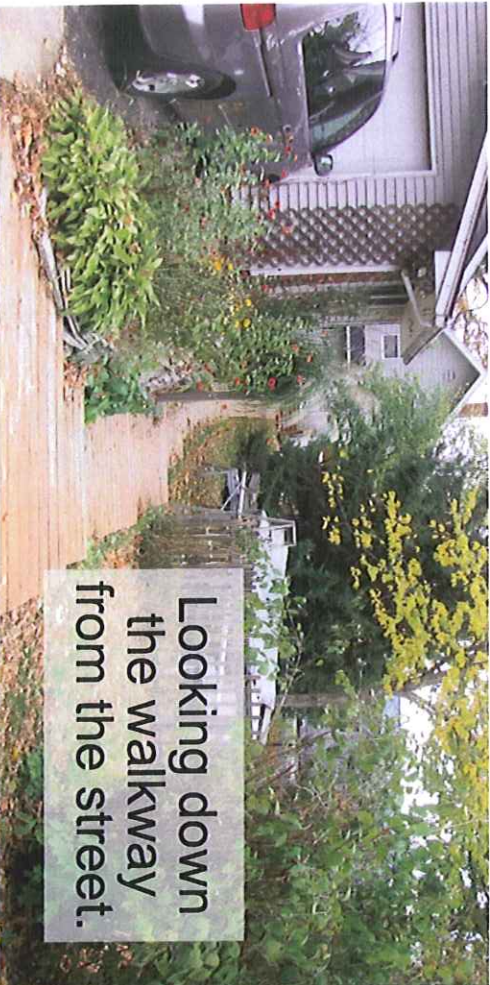
SHINGLES



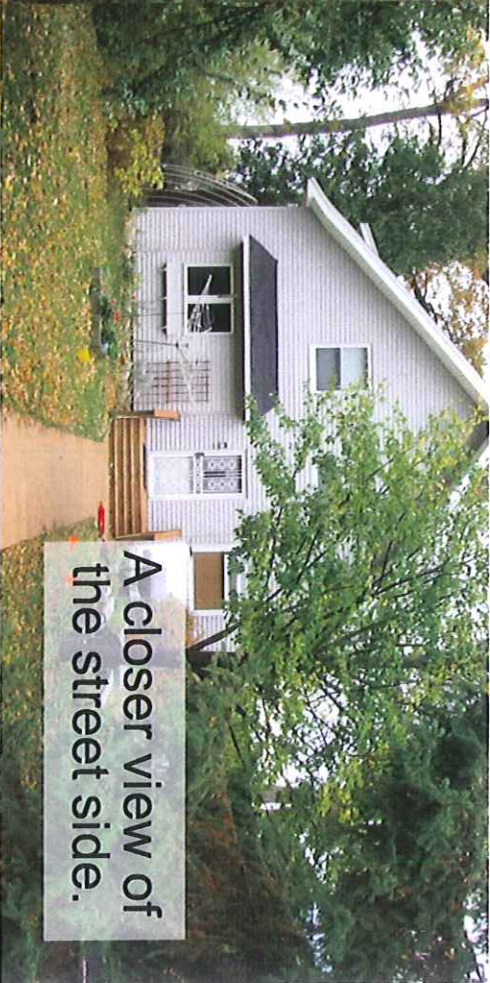
From the stop sign at the end of Hoboken. 2006 Waunona Way is directly ahead. Our home at 2008 is to the left, behind the trees.



Looking down the west property line from the street.



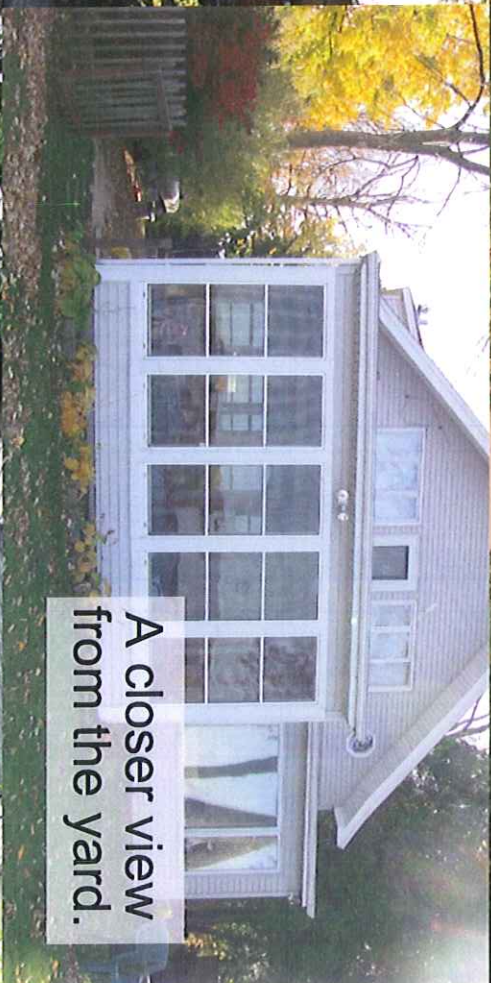
Looking down the walkway from the street.



A closer view of the street side.



The lake side of 2008 Waunona Way



A closer view from the yard.



View of 2008 Waunona Way from 2006 Waunona Way.



View of 2008 Waunona Way from 2012 Waunona Way.