

TOPOGRAPHIC SURVEY

Lot 6, Block 6, Mendota Beach Subdivision, being a part of the Southwest 1/4 of the Northeast 1/4 of Section 18, T7N-R9E, City of Madison, Dane County, Wisconsin.

LOT COVERAGE:

Building Footprint: 4752 sf (2322 sf 1st Floor, 432 sf covered and screened porches, 1016 sf garage, 522 sf ADU, 460 sf Boat House) (driveway 730 sf, conc, walks and pads 554 sf)

Paved area: 1284 sf

Total Impervious Area: 6036 sf

Gross Area of Lot: 15,920 sf **38% Lot Coverage**

Landscaped Area: 1380 sf (proposed TBD) Usable Open Space: +/- 4800 sf.

NEW BOATHOUSE:

Footprint of New Boathouse: 460 sqft (including exterior slabs)

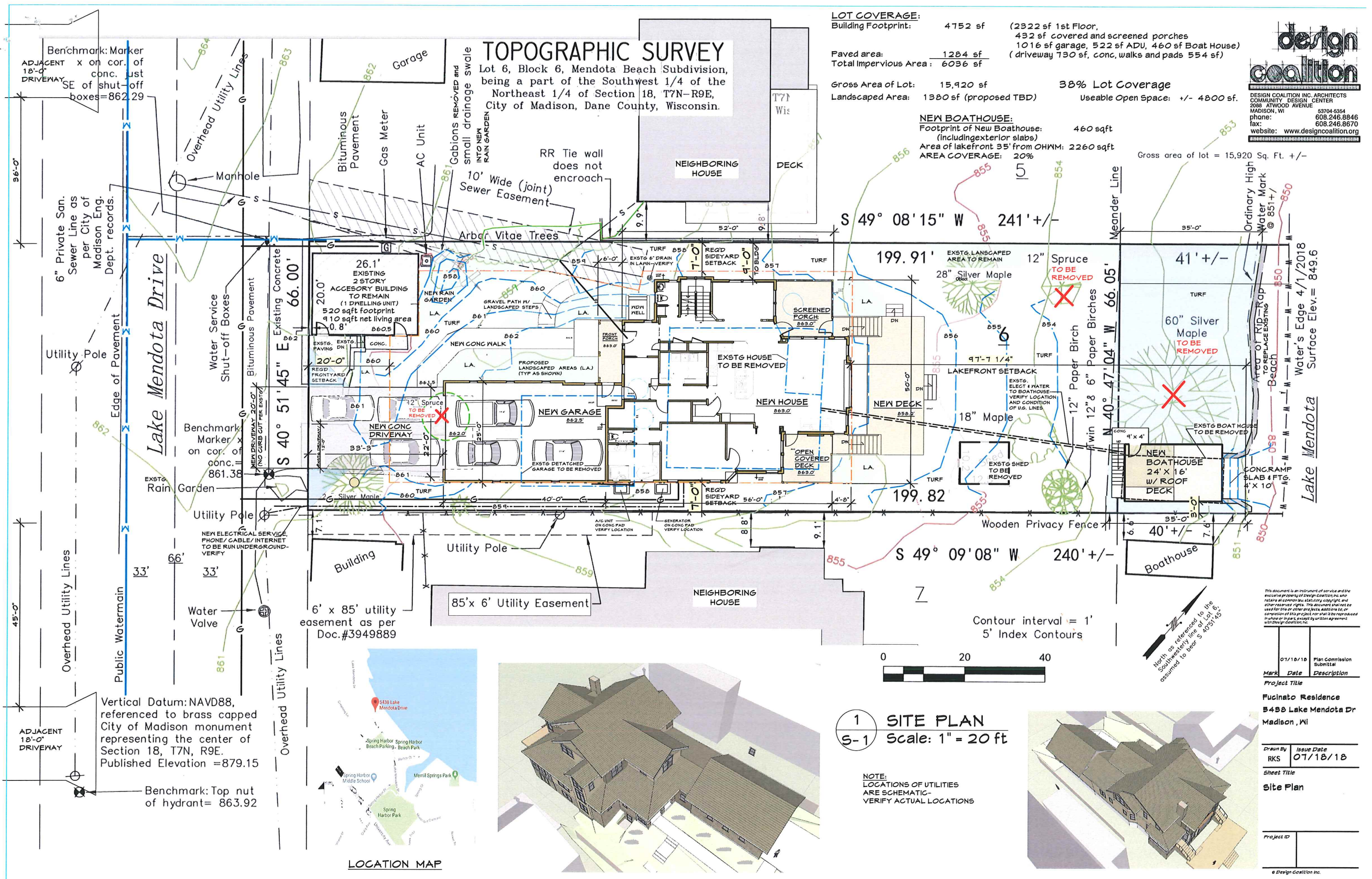
Area of lakefront 35' from OHWM: 2260 sqft

AREA COVERAGE: 20%

Gross area of lot = 15,920 Sq. Ft. +/-

design coalition

DESIGN COALITION INC. ARCHITECTS
COMMUNITY DESIGN CENTER
2088 ATWOOD AVENUE
MADISON, WI 53704-6384
phone: 608.246.8846
fax: 608.246.8670
website: www.designcoalition.org



Benchmark: Marker ADJACENT x on cor. of 18'-0" CONC. JUST SE of shut-off boxes=862.29

6" Private San. Sewer Line as per City of Madison Eng. Dept. records.

Lake Mendota Drive

Overhead Utility Lines

Vertical Datum: NAVD88, referenced to brass capped City of Madison monument representing the center of Section 18, T7N, R9E. Published Elevation = 879.15

Benchmark: Top nut of hydrant = 863.92

6' x 85' utility easement as per Doc. #3949889



1 SITE PLAN
S-1 Scale: 1" = 20 ft

NOTE: LOCATIONS OF UTILITIES ARE SCHEMATIC-VERIFY ACTUAL LOCATIONS



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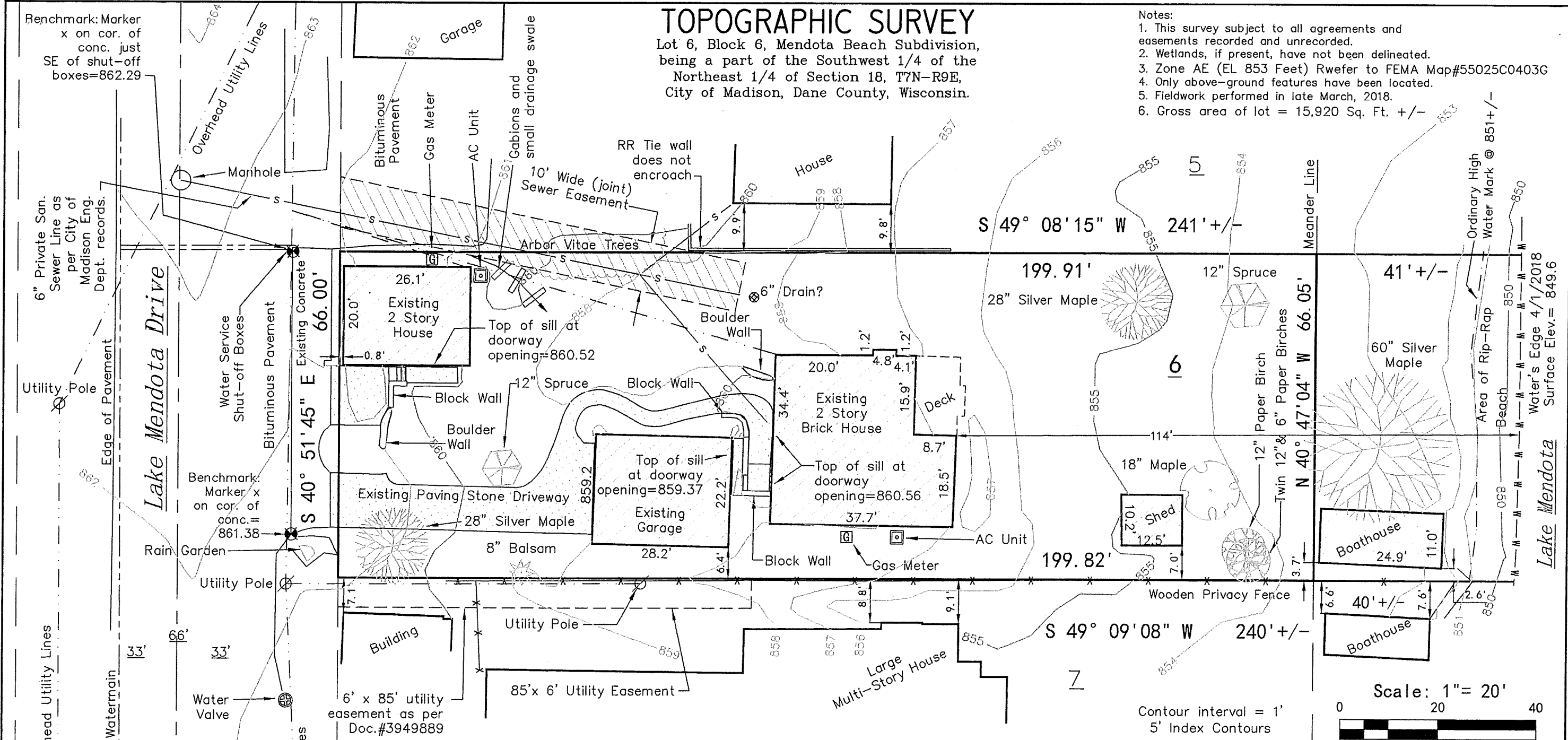
Mark	Date	Description
	07/18/18	Plan Commission Submittal
Project Title		
Fucinato Residence		
5438 Lake Mendota Dr		
Madison, WI		
Drawn By		
RKS	Issue Date	07/18/18
Sheet Title		
Site Plan		
Project ID		

TOPOGRAPHIC SURVEY

Lot 6, Block 6, Mendota Beach Subdivision,
being a part of the Southwest 1/4 of the
Northeast 1/4 of Section 18, T7N-R9E,
City of Madison, Dane County, Wisconsin.

Notes:

1. This survey subject to all agreements and easements recorded and unrecorded.
2. Wetlands, if present, have not been delineated.
3. Zone AE (EL 853 Feet) Rwefer to FEMA Map#55025C0403G
4. Only above-ground features have been located.
5. Fieldwork performed in late March, 2018.
6. Gross area of lot = 15,920 Sq. Ft. +/-



Benchmark: Marker x on cor. of conc. just SE of shut-off boxes=862.29

6" Private San. Sewer Line as per City of Madison Eng. Dept. records.

Utility Pole

Lake Mendota Drive

Benchmark: Marker x on cor. of conc. = 861.38

Water Valve

Vertical Datum: NAVD88, referenced to brass capped City of Madison monument representing the center of Section 18, T7N, R9E. Published Elevation = 879.15

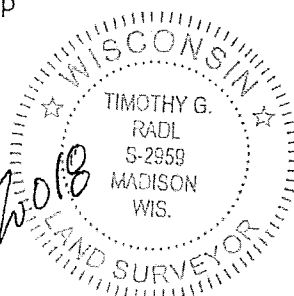
Benchmark: Top nut of hydrant= 863.92

North as referenced to the Southwesterly line of Lot 6, assumed to bear S 40°51'45" E

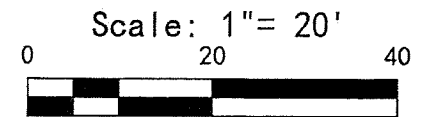
Surveyor's Certificate
I, Timothy G. Radl, Professional Land Surveyor S-2959, hereby certify that: I have surveyed, mapped, and monumented the lands described herein; that such map correctly represents all exterior boundaries of the land surveyed; and that this survey is correct to the best of the my knowledge and belief.
Dated this 11th day of April, 2018.

[Signature]

Timothy G. Radl S-2959 Professional Land Surveyor



Contour interval = 1' 5' Index Contours



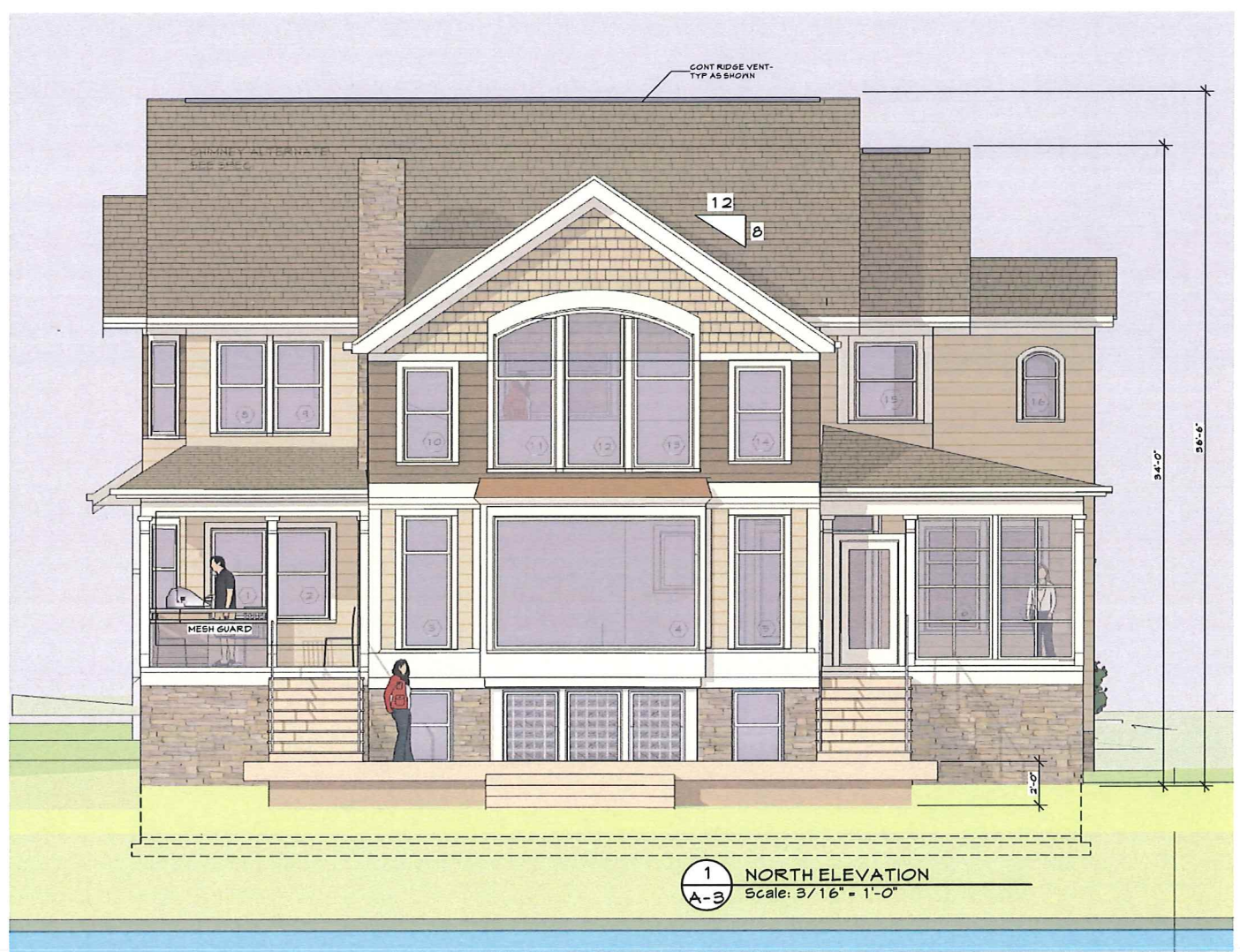
RED OAK LAND SURVEYING LLC

313 WAVERLY PL. MADISON, WI 53705 - (608)233-3142 - REDOAKLS.COM

DRAWN TGR	DATE 4/4/2018	Surveyed for: Mark Fucinato 5438 Lake Mendota Dr. Madison, WI 53705
APPROVED TGR	DATE 4/11/2018	
SCALE 1"=20'	SHEET 1 of 1	PROJECT NO. 2018018



2 WEST ELEVATION
 Scale: 3/16" = 1'-0"



1 NORTH ELEVATION
 Scale: 3/16" = 1'-0"

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07/18/18	Plan Commission Submital
Mark	Date
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Project Title	
Fucinato Residence 5438 Lake Mendota Dr Madison, WI	
Drawn By	Issue Date
RKS	07/18/18
Sheet Title	
North Elevation West Elevation	
Project ID	



2 EAST ELEVATION
 Scale: 3/16" = 1'-0"



1 SOUTH ELEVATION
 Scale: 3/16" = 1'-0"

downspouts not shown

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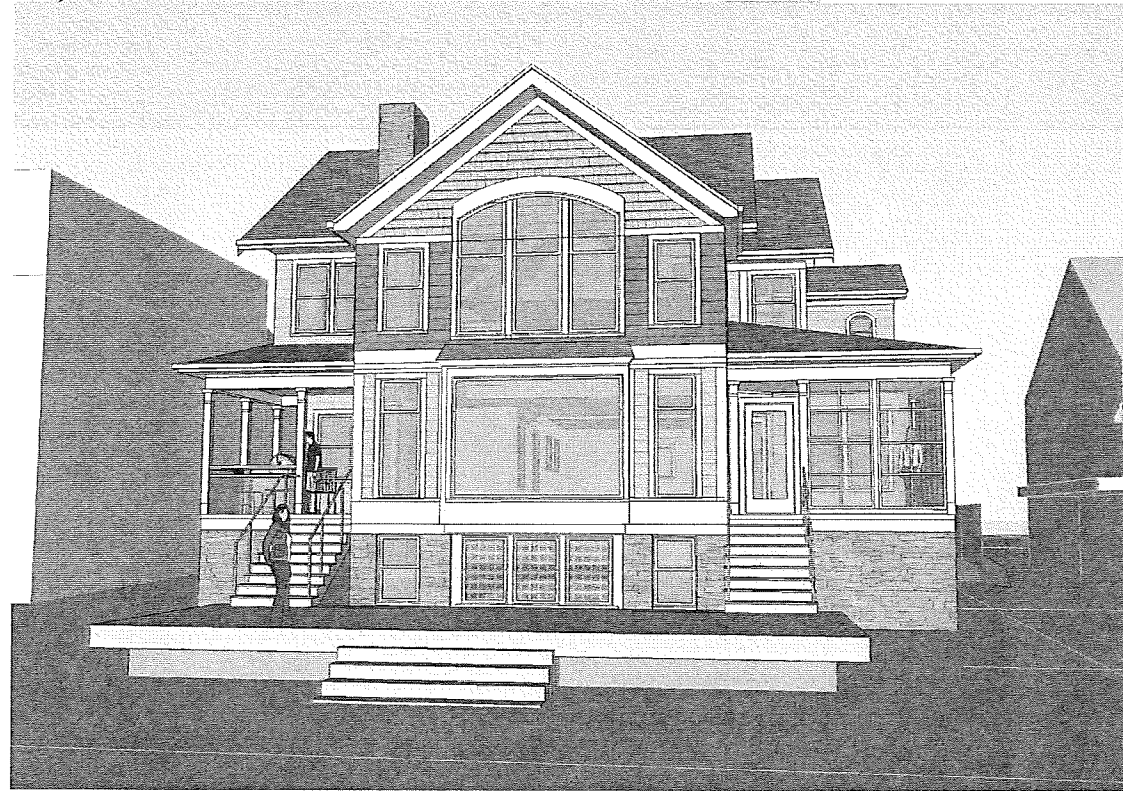
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Sheet Title
South Elevation
East Elevation

Project ID
1



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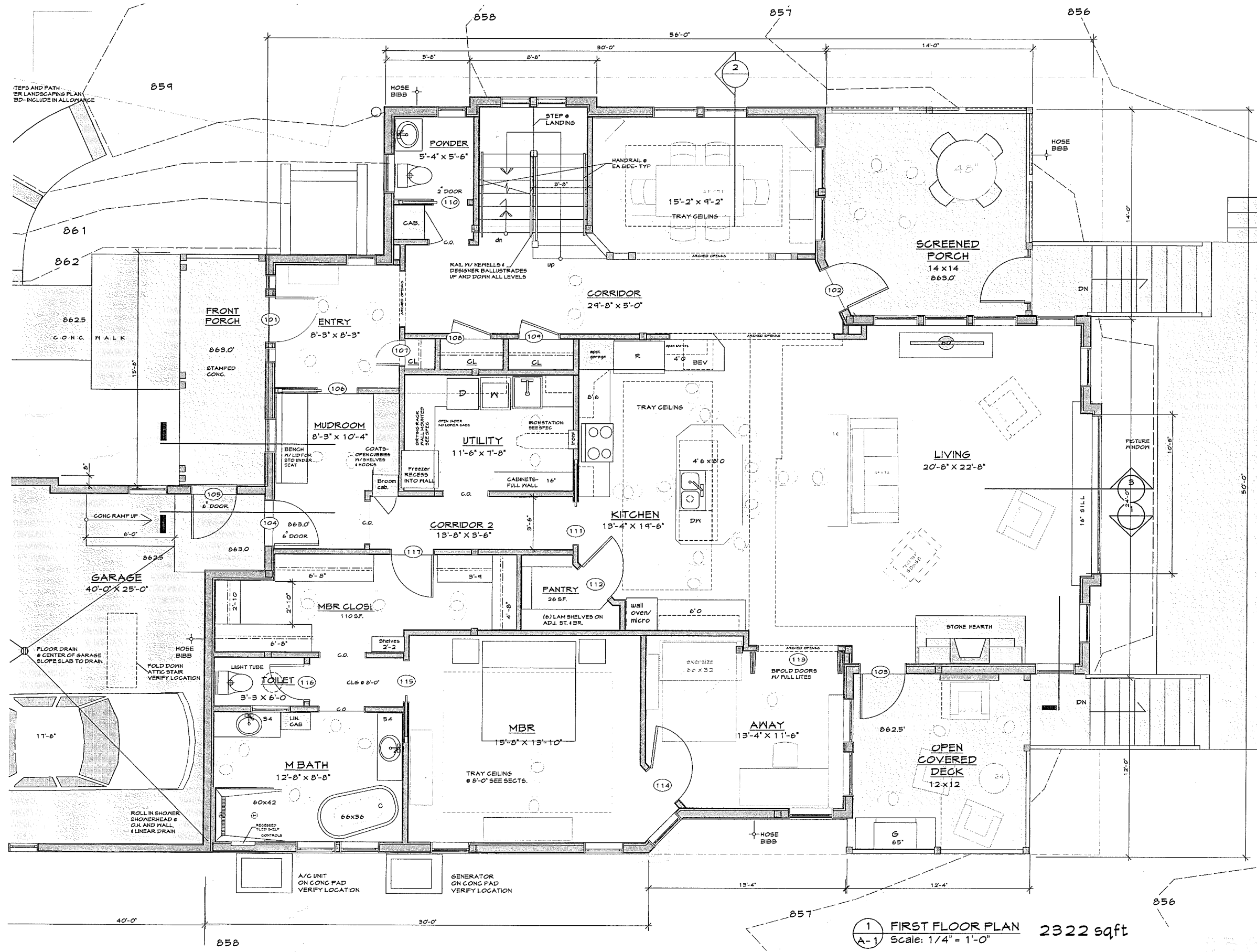


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Madison, WI		
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Sheet Title		

Exterior Views

Project ID



1 FIRST FLOOR PLAN 2322 sqft
 A-1 Scale: 1/4" = 1'-0"

NOTE:
 ALL DIMENSIONS ARE TO FRAMING
 UNLESS OTHERWISE NOTED
 FRAME & DOORWAYS TO PROVIDE
 FULL WIDTH DOOR CASINGS (MIN)

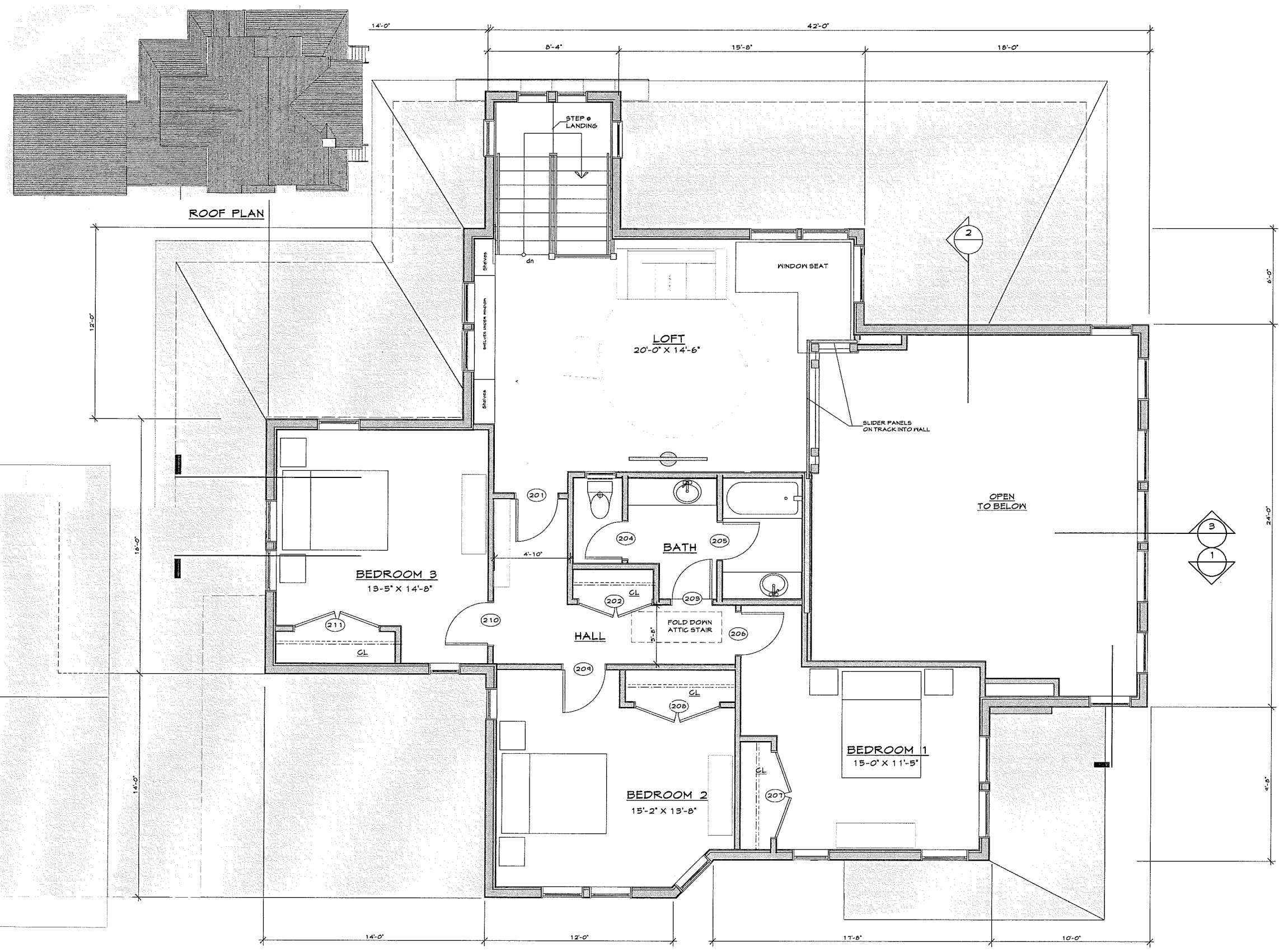
ALL EXTERIOR DOORS ARE 3'-0" X 7'-0" UNLESS OTHERWISE NOTED
 ALL INTERIOR DOORS ARE 2'-10" X 6'-8" UNLESS OTHERWISE NOTED

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		5/01/18
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Fucinato Residence		
5438 Lake Mendota Dr		
Madison, WI		

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Sheet Title	
First Floor Plan	

Project ID



1 SECOND FLOOR PLAN 1244 sqft
 A-2 Scale: 1/4" = 1'-0"

NOTE:
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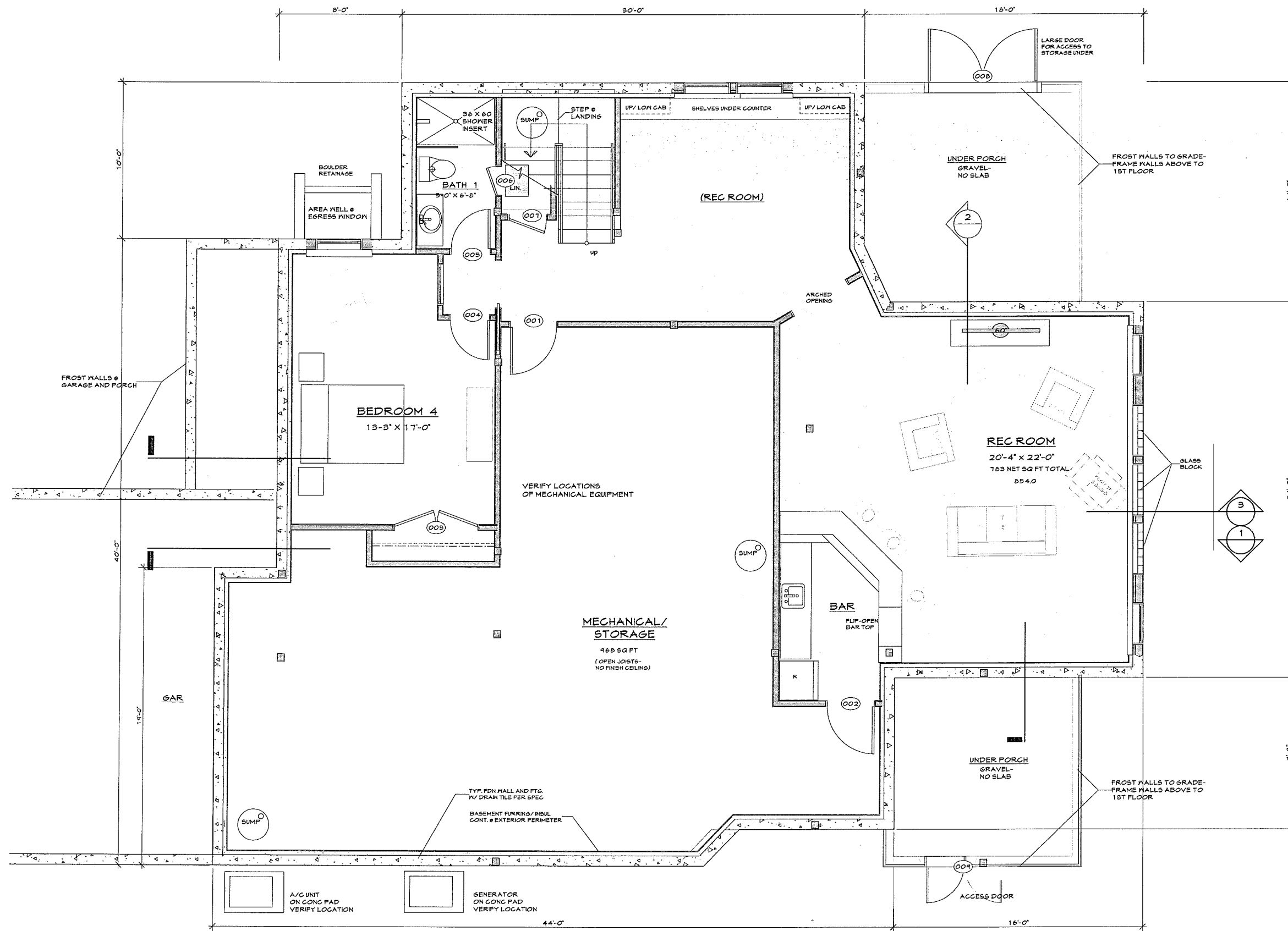
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 5438 Lake Mendota Dr
 Madison, WI

Drawn By	Issue Date
RKS	07/18/18

Sheet Title
Roof Framing Plan

Project ID	
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LVL BEAMS AS SHOWN
 FLUSH WITH FLOOR FRAMING
 1 1/8" T.J. 230 FLOOR JOISTS
 TYP EXCEPT AS NOTED

NOTE:
 ALL DIMENSIONS ARE TO FRAMING
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 FRAME & DOORWAYS TO PROVIDE
 FULL WIDTH DOOR CASING (MIN)

1 BASEMENT PLAN 1072 sqft Net Finished Space
 A-0 Scale: 1/4" = 1'-0" Incl. stairway

NOTE: FINAL ENGINEERING TO BE DETERMINED

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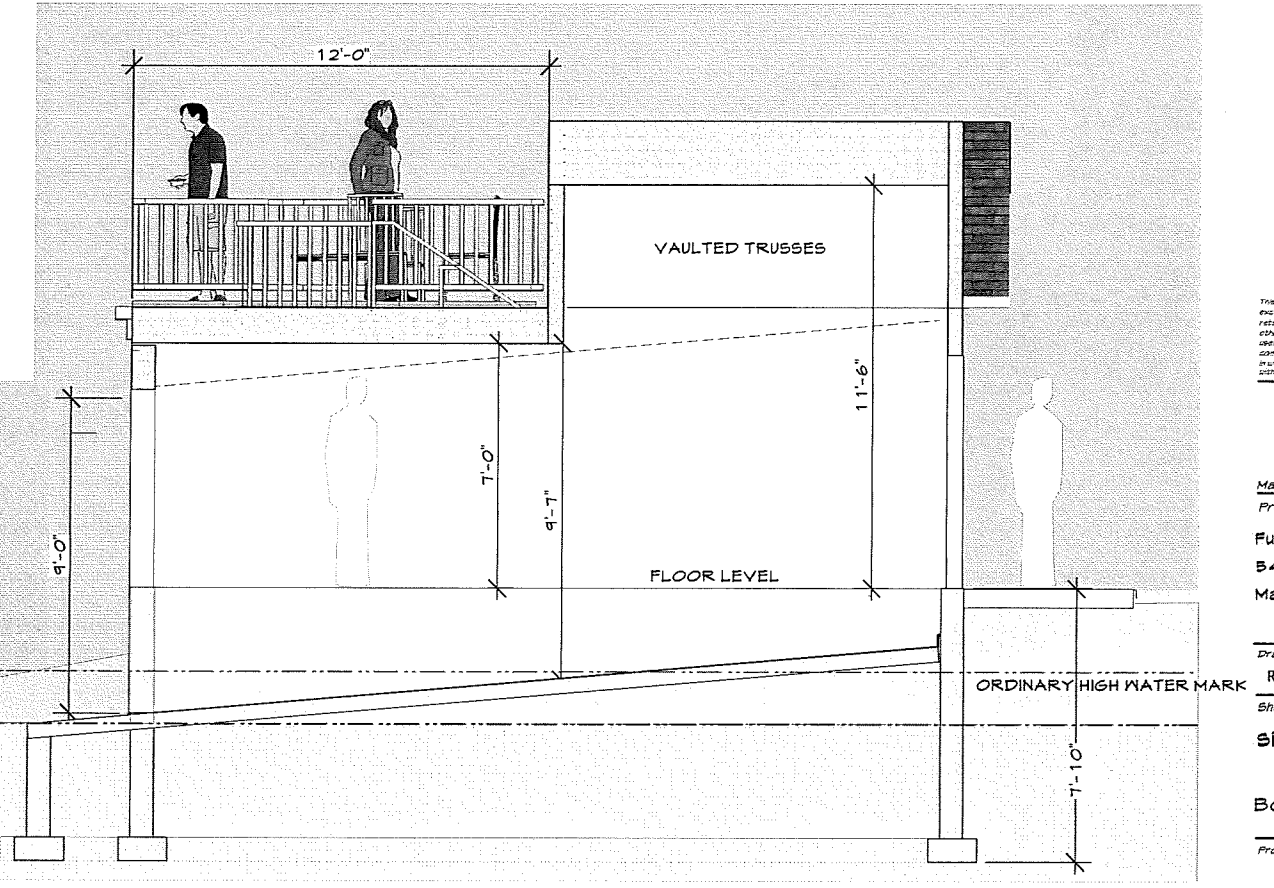
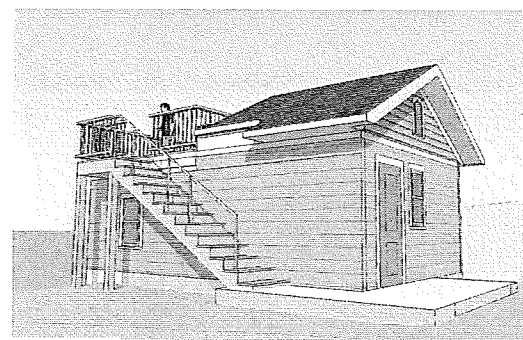
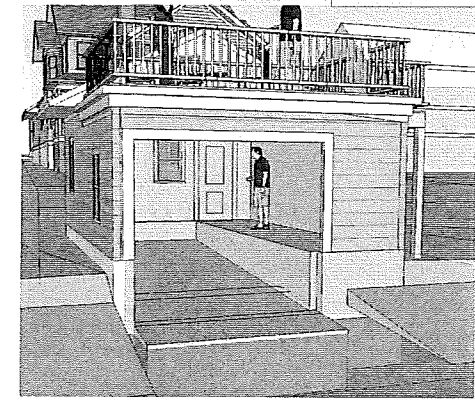
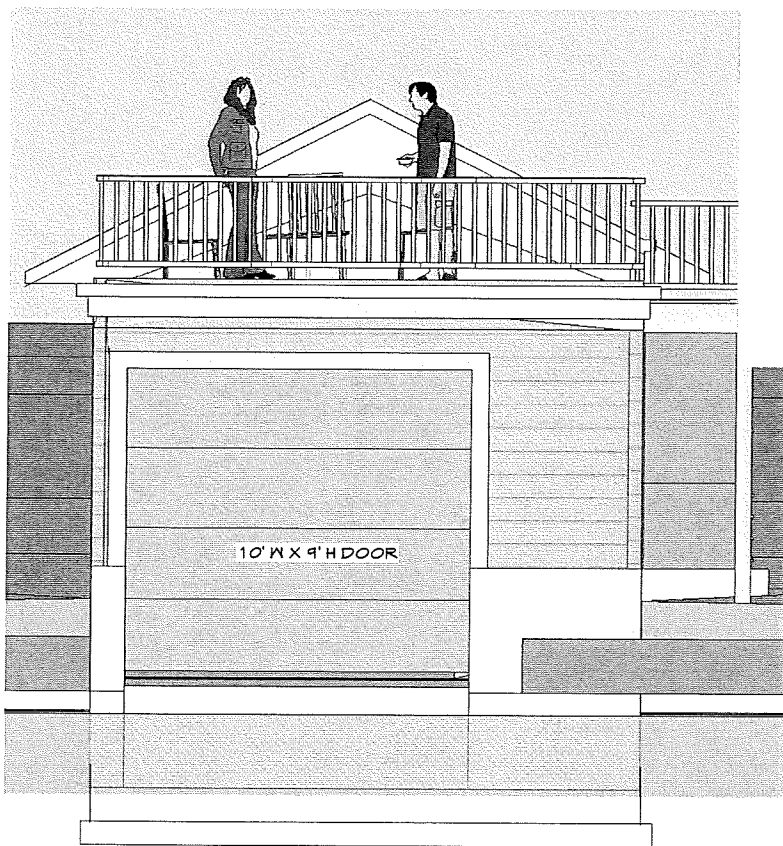
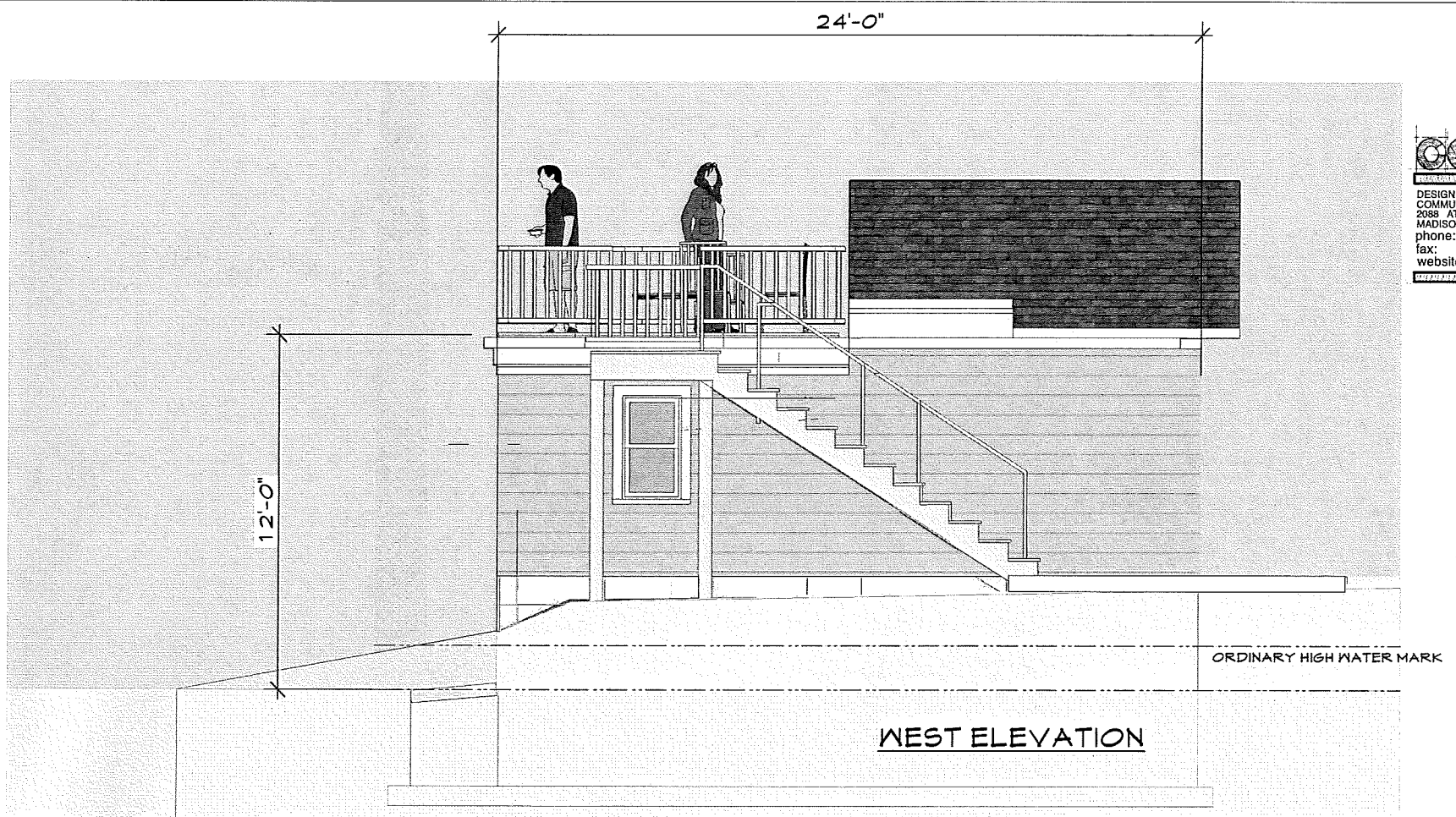
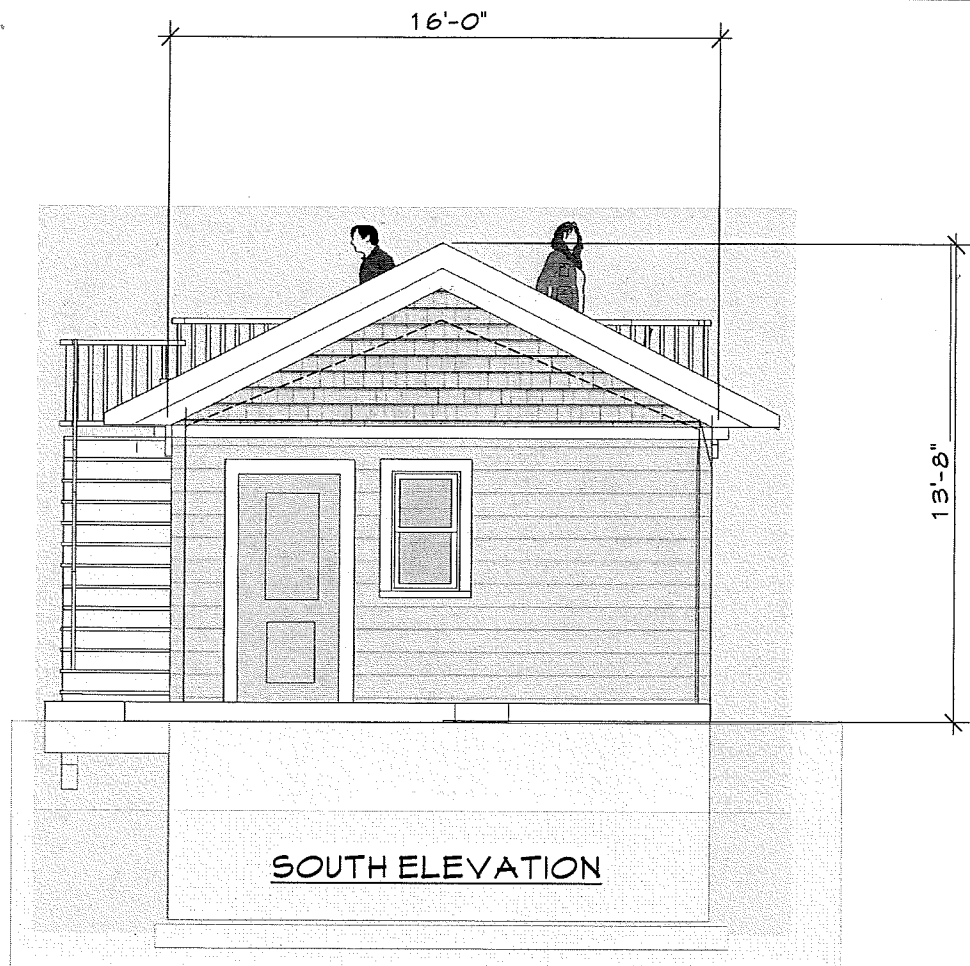
Mark	Date	Plan Commission	Submit Description
	07/18/18		

Fucinato Residence
 5438 Lake Mendota Dr
 Madison, WI

Drawn By	Issue Date
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Project ID	Drawing No



BOAT HOUSE
 16'-0" X 24'-0"

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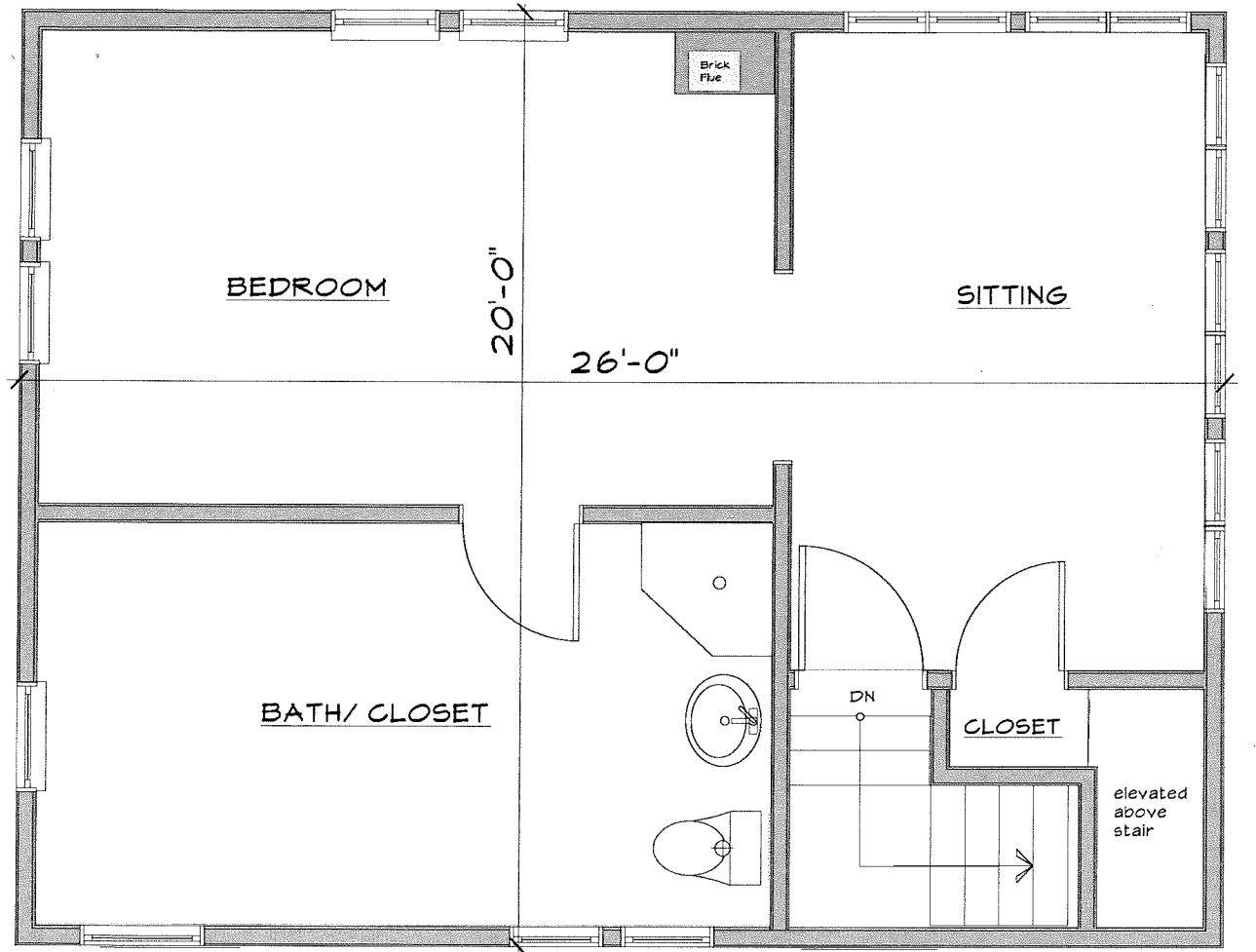
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Madison, WI		
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RKS	07/18/18	
Sheet Title		
Site Plan		
Boat House		
Project ID		

Areas shown are net floor areas of living space measured from the interior of exterior walls (including interior walls area).

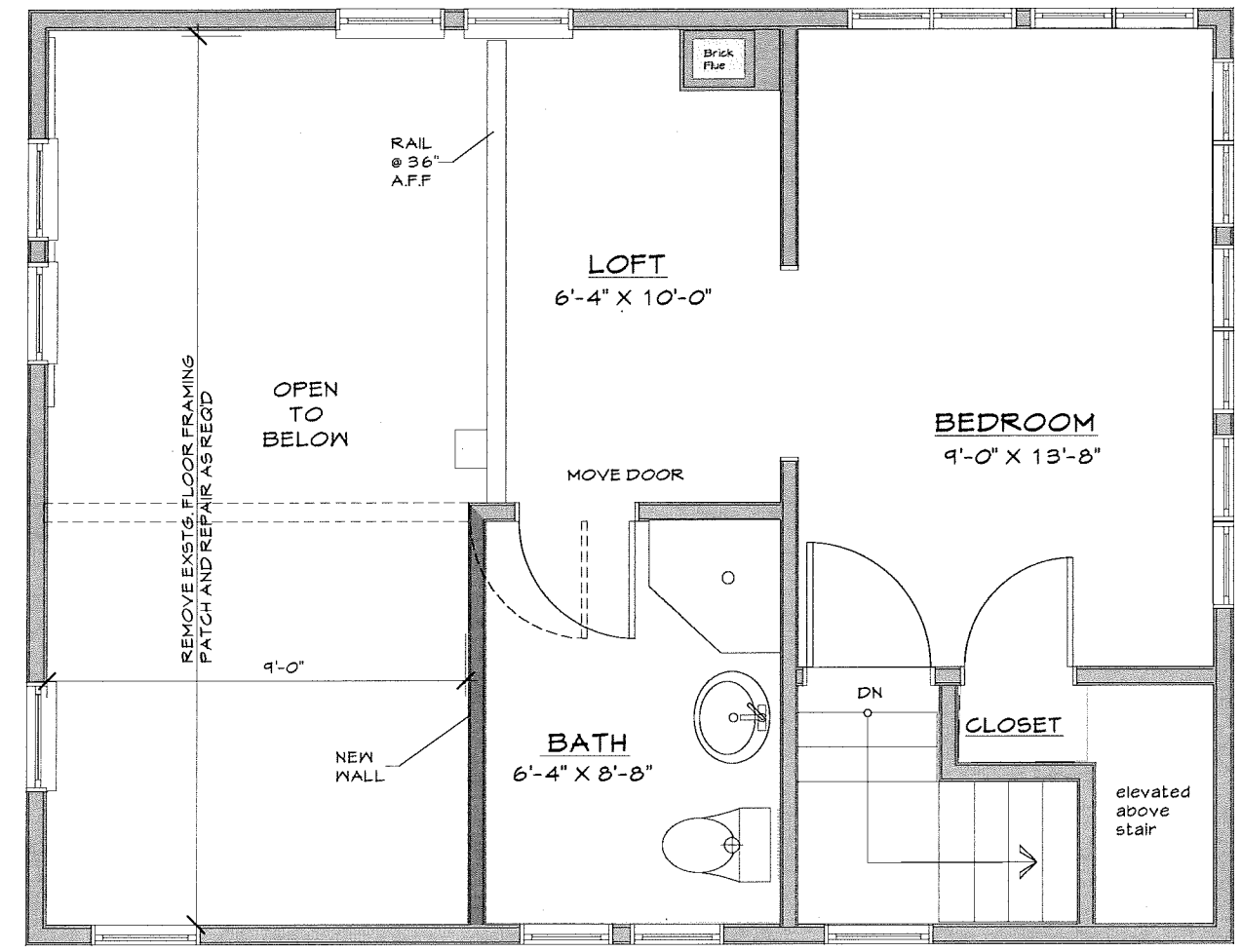
Net Floor Area of Remodeled ADU: 698 sf

Scope of remodeling is at interior only- No proposed changes to exterior.

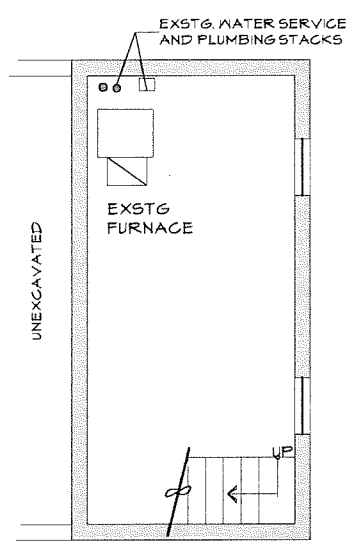
Drawing Scale: 1/4" = 1'-0"



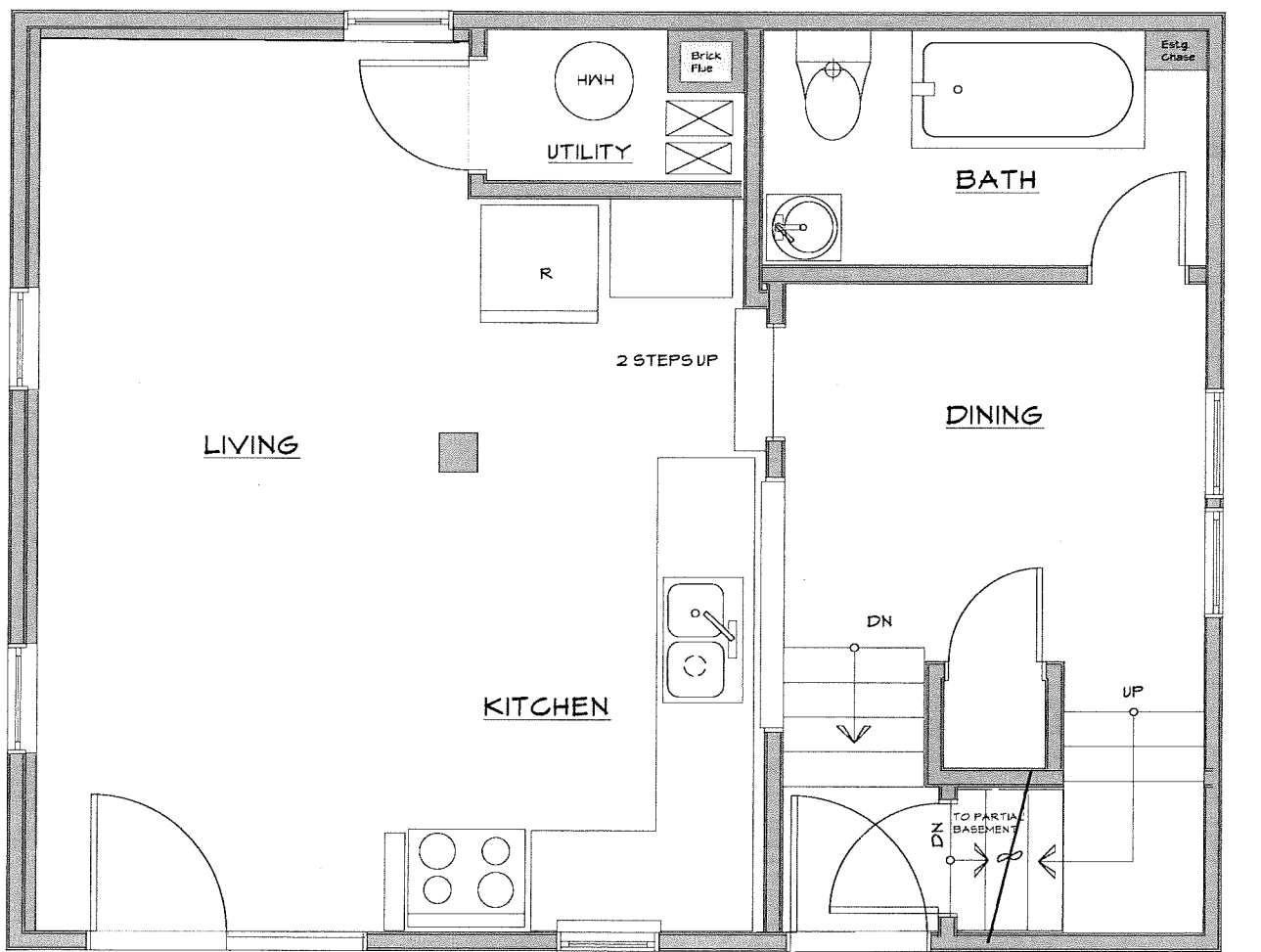
SECOND FLOOR 430 SQFT



SECOND FLOOR 244 SQFT

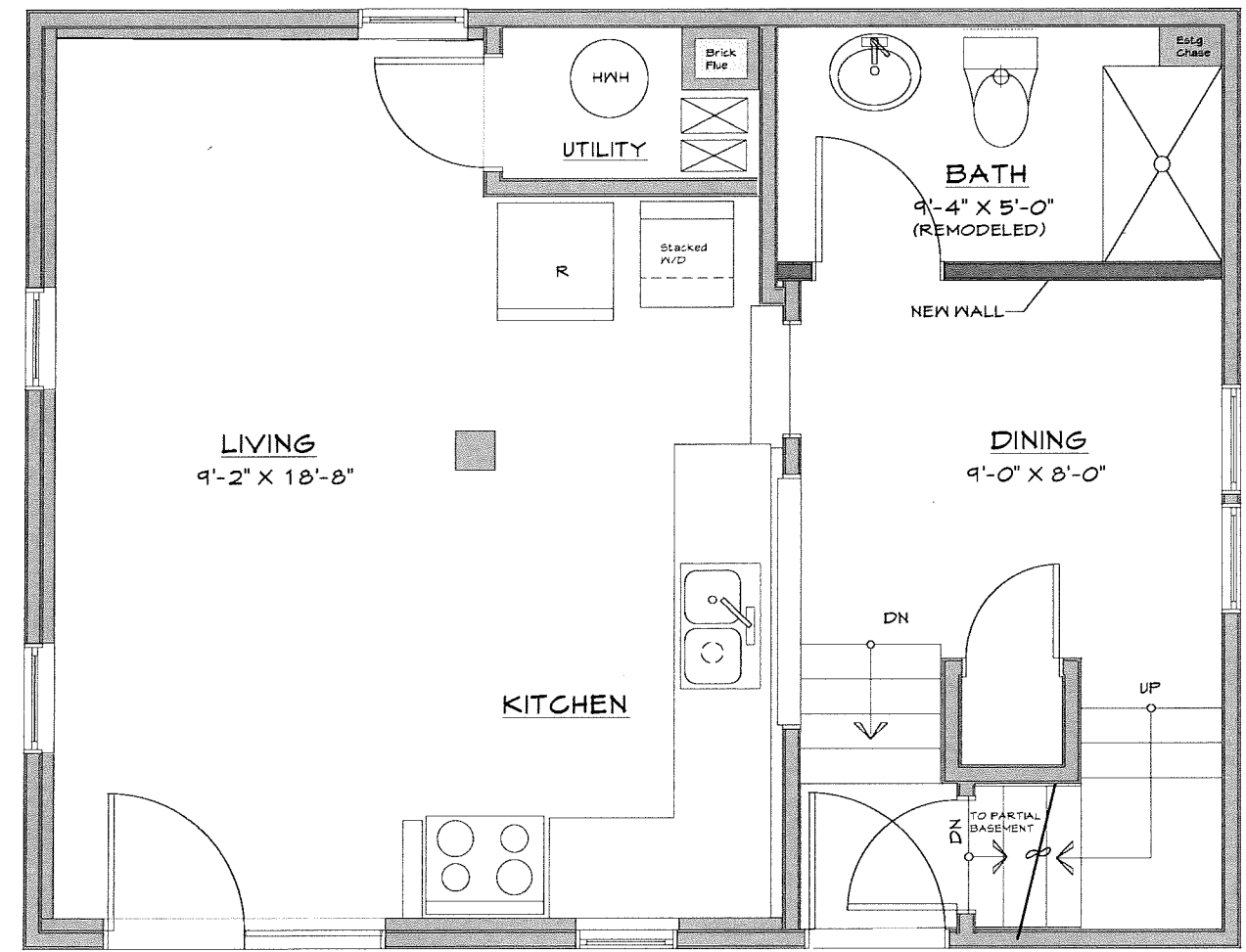


EXISTING BASEMENT (6'-0" HIGH TO CEILING) 1/8" = 1'-0"



EXISTING

FIRST FLOOR 454 SQFT



REMODELED

FIRST FLOOR 454 SQFT

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 (5440)
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Proposed Remodeling for Existing Accessory Structure into ADU

Project ID