



Madison Landmarks Commission APPLICATION

1. LOCATION

Project Address: 2136 Regent Street Aldermanic District: District 5

2. PROJECT

Date Submitted: July 13, 2015

Project Title / Description: Regent Street Market Co-Op Expansion. Expanding into adjacent store space, interior remodeling and small additions.

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

- Alteration / Addition to a Designated Madison Landmark
- Alteration / Addition to a building adjacent to a Designated Madison Landmark
- Alteration / Addition to a building in a Local Historic District *(specify):*
 - Mansion Hill
 - University Heights
 - Third Lake Ridge
 - Marquette Bungalows
 - First Settlement
- New Construction in a Local Historic District *(specify):*
 - Mansion Hill
 - University Heights
 - Third Lake Ridge
 - Marquette Bungalows
 - First Settlement
- Demolition
- Variance from the Landmarks Ordinance
- Referral from Common Council, Plan Commission, or other referral
- Other *(specify):* _____

3. APPLICANT

Applicant's Name: James Widder Company: Regent Market Cooperative
 Address: 2136 Regent Street City/State: Madison, WI Zip: 53714
 Telephone: 608 515-9439 E-mail: jwidder@greenwave.mn
 Property Owner *(if not applicant):* _____
 Address: _____ City/State: _____ Zip: _____

Property Owner's Signature: _____ Date: July 13, 2015

GENERAL SUBMITTAL REQUIREMENTS

Twelve (12) collated paper copies and electronic (.pdf) files of the following: *(Note the filing deadline is 4:30 PM on the filing day)*

- Application
- Brief narrative description of the project
- Scaled plan set reduced to 11" x 17" or smaller pages. Please include:
 - Site plan showing all property lines and structures
 - Building elevations, plans and other drawings as needed to illustrate the project
 - Photos of existing house/building
 - Contextual information (such as photos) of surrounding properties
- Any other information that may be helpful in communicating the details of the project and how it complies with the Landmarks Ordinance, including the impacts on existing structures on the site or on nearby properties.

Questions? Please contact the Historic Preservation Planner:
 Amy Scanlon
 Phone: 608.266.6552
 Email: ascanlon@cityofmadison.com

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.



116 East Dayton Street P: 608.825.0094 kontextarchitects.com
Madison, WI 53703 P: 608.251.7515
F: 866.926.9351

July 13, 2015

Amy Scanlon
City of Madison Preservation
Planner 215 Martin Luther King
Jr Blvd Madison, WI 53701-
2985

Dear Amy,

The Regent Market Cooperative is planning to expand its store with the acquisition of the adjacent Wine Store. The project will include interior remodeling as well as exterior modifications.

Exterior modifications include:

Rear of the building - New stair addition including an open stair up to the second floor and an enclosed stair down to the basement directly under the new stair up to the second floor. Removal of windows and a door and small metal balcony to accommodate the new stair. There is a new roof cover over the new exit / access route to the second floor. There is also a new stair down to the basement. The stair to the basement is enclosed.

Regent Street - New aluminum storefront framing at the windows and entrance with clear insulated glass, new brick under the new windows to match existing brick, new fabric awning, and accent wall treatment to the wall above the entrance to the store. The window sills on either side of the entrance will be equal in height above the floor.

East side of building at the second floor / roof level- New exit / access door to the second floor, new roof over the exit access route.

I hope you can agree that the proposed work is appropriate and beneficial to the building, and vote to approve a certificate of appropriateness.

Sincerely yours,

Kent Calloway

The Regent Street Market Co-Op Expansion

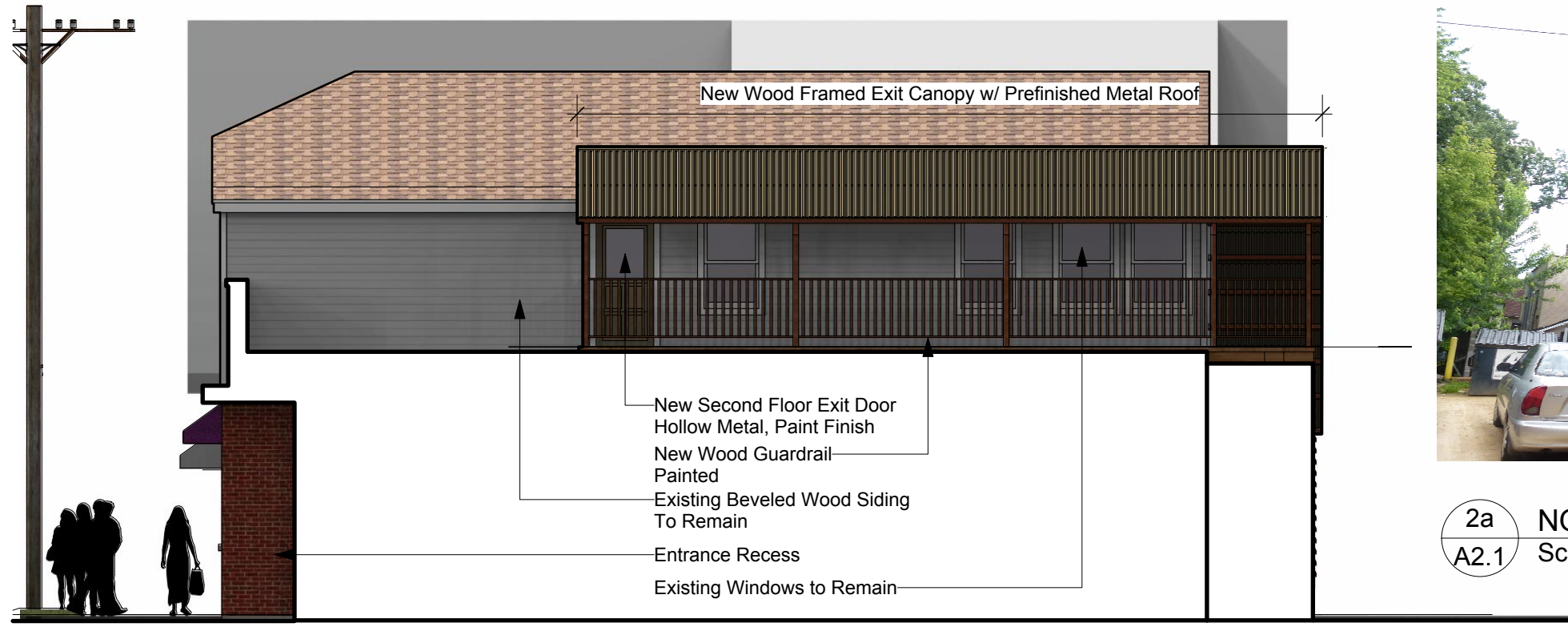
Project Address
2136 Regent Street
Madison, Wisconsin 53705

Sheet Title
Regent Street Elevation

| | |
|----------------|---------------------|
| Project Number | 1518 |
| Set Type | Landmarks Submittal |
| Date Issued | July 13, 2015 |
| Sheet Number | A-2.0 |



1a REGENT STREET PHOTO
A2.0 Scale: 1/8" = 1'-0"



1 EAST ELEVATION
A2.1 Scale: 1/8" = 1'-0"



2a NORTHWEST PHOTO
A2.1 Scale: 1/8" = 1'-0"



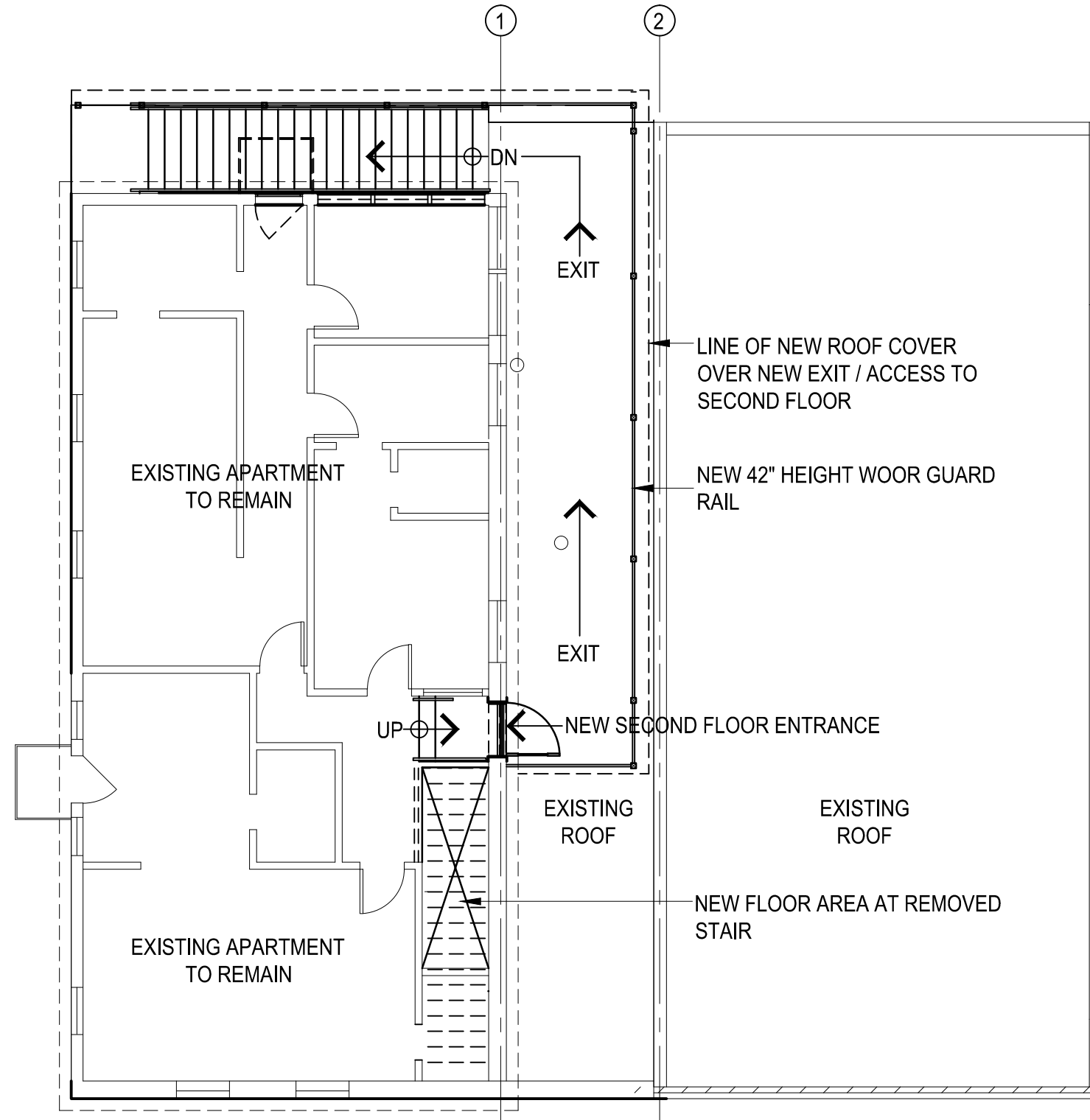
2 NORTH ELEVATION
A2.1 Scale: 1/8" = 1'-0"

The Regent Street Market Co-Op Expansion

Project Address
2136 Regent Street
Madison, Wisconsin 53705

Sheet Title
Off-Street Elevations

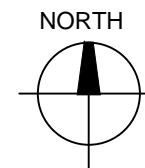
| | |
|----------------|---------------------|
| Project Number | 1518 |
| Set Type | Landmarks Submittal |
| Date Issued | July 13, 2015 |
| Sheet Number | A-2.1 |



1
A1.2

SECOND FLOOR / ROOF PLAN

Scale: 1/8"=1'-0"



The Regent Street Market Co-Op Expansion

Project Address
2136 Regent Street
Madison, Wisconsin 53705

SECOND FLOOR ROOF PLAN

| | |
|----------------|---------------|
| Project Number | 1518 |
| Set Type | Progress Set |
| Date Issued | July 13, 2015 |
| Sheet Number | A1.2 |

0 10 20 40 60

SCALE : ONE INCH = TWENTY FEET

B L O C K 2 3

U N I V E R S I T Y H E I G H T S

ASSUMED NORTH

BEARINGS ARE BASED UPON THE
WISCONSIN COUNTY COORDINATE
SYSTEM (DANE ZONE)

N A L L E N S T R E E T
60' R/W WIDTH

P.O.B.

N00°28'53"E 24.68'

S89°13'26"E
31.39'

EGRESS/INGRESS
EASEMENT

BUILDING

S00°35'02"W
24.68'

EXISTING GRAVEL
DRIVEWAY

BUILDING

NEW STAIR
ADDITION

N89°13'26"W
31.35'

BUILDING

REGENT MARKET
CO-OP

N00°28'53"E 55.71'

P.O.C.

MARKET
ENTRY

NEW BUILD-OUT
UNDER EXISTING
SOFFIT

R E G E N T S T R E E T

66' R/W WIDTH

PREPARED FOR :
Regent Market Cooperative
2136 Regent Street
Madison, WI 53714

PREPARED BY :

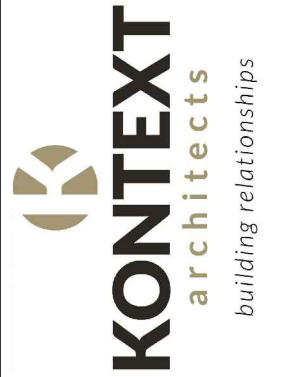
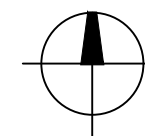
Burse

surveying & engineering inc.

2801 International Lane, Suite 101
Madison, WI 53704 608.250.9263

1 **SITE PLAN**
C1.1 Scale: 1"=20'-0"

NORTH

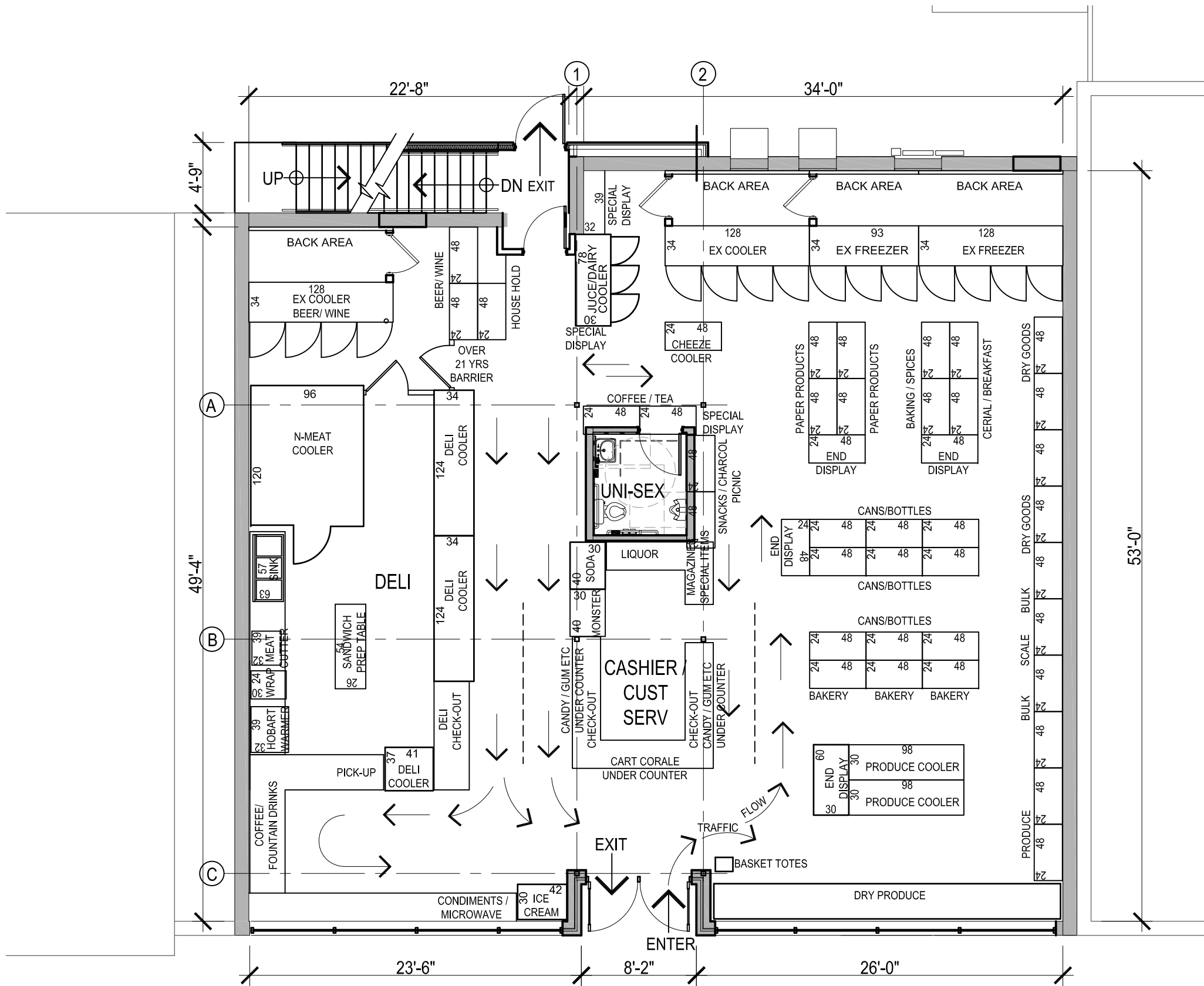


The Regent Street Market Co-Op Expansion

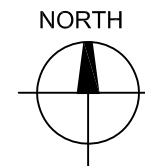
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2136 Regent Street
Madison, Wisconsin 53705

Sheet Title
SITE PLAN

| | |
|----------------|--|
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| Sheet Number | C1.1 |



1
A1.3 **NEW FLOOR PLAN**
Scale: 1/8"=1'-0"



The Regent Street Market Co-Op Expansion

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Sheet Title
EQUIPMENT FLOOR PLAN

| | |
|----------------|---------------|
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| Sheet Number | A1.3 |