



Location
1010 Northport Drive

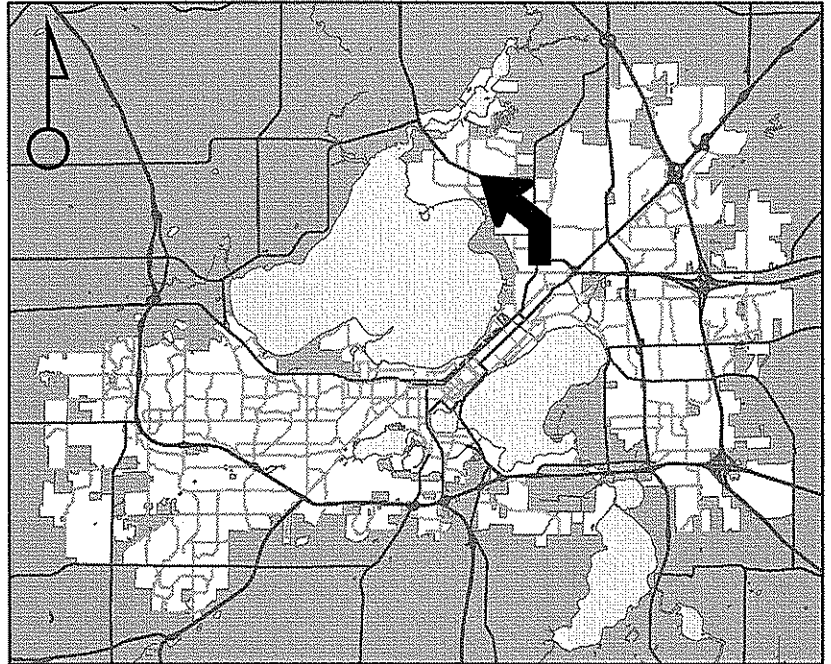
Project Name
Ziebarth Residence

Applicant
Paul Ziebarth

Existing Use
Single-Family Residence

Proposed Use
Demolish Single-Family Residence
and Construct New Residence

Public Hearing Date
Plan Commission
16 November 2009



For Questions Contact: Heather Stouder at: 266-5974 or hstouder@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 03 November 2009

5





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 except subdivisions or land divisions, which should be filed with the Subdivision Application.
- Before filing your application, please review the information regarding the **LOBBYING ORDINANCE** on the first page.
- 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 applications should be filed directly with the Zoning Administrator.

FOR OFFICE USE ONLY:	
Amt. Paid	\$550 ⁰⁰ Receipt No. 104487
Date Received	11/9/09
Received By	JUK
Parcel No.	0809 253 0317 7
Aldermanic District	18 Michael Schumacher
GQ	OK
Zoning District	R1
For Complete Submittal	
Application	✓ Letter of Intent ✓
IDUP	NA Legal Descript. ✓
Plan Sets	✓ Zoning Text NA
Alder Notification	9/16/09 Waiver
Ngrbrhd. Assn Not.	Waiver
Date Sign Issued	11/9/09

1. Project Address: 1010 NORTHPORT DR Project Area in Acres: _____

Project Title (if any): _____

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

3. Applicant, Agent & Property Owner Information:

Applicant's Name: PAUL ZIEBARTH Company: PAUL ZIEBARTH BUILDER
Street Address: 4202 BROWN LANE City/State: MADISON WI Zip: 53704
Telephone: (608) 241-7032 Fax: (-) Email: -

Project Contact Person: PAUL ZIEBARTH Company: _____
Street Address: 4202 BROWN LANE City/State: MADISON WI Zip: 53704
Telephone: (608) 241-7032 Fax: (-) Email: -

Property Owner (if not applicant): _____
Street Address: _____ City/State: _____ Zip: _____

4. Project Information:

Provide a general description of the project and all proposed uses of the site: _____

REMOVE EXISTING 720' HOUSE + FOUNDATION
BUILD NEW 2 STORY, 3 BDR, 1500' HOUSE

Development Schedule: Commencement Nov 15, 2009 Completion APRIL 15, 2010

CONTINUE →

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 1/2 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. For any application for rezoning, the description must be submitted as an electronic word document via CD or e-mail.
- Filing Fee: \$ 550** 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 buildings, **photos** of the interior and exterior 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 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: COMPREHENSIVE Plan, which recommends: LOW DENSITY 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:
MICHAEL SCHUMACHER SEPT 14, 2009
 - NOTE: 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 HEATHER STAUDER Date 10-1-09 | Zoning Staff PATRICK ANDERSON Date 10-1-09

The signer attests that this form is accurately completed and all required materials are submitted:

Printed Name _____ Date _____

Signature _____ Relation to Property Owner _____

Authorizing Signature of Property Owner Paul Zibant Date 10-9-09

October 9,2009

To whom it may concern,

I propose to remove the existing 720 sq. ft. "quonset" hut, single family house at 1010 Northport Dr. Currently, this house has been vacant for over a year and City of Madison Notices have been posted denying occupancy until repairs have been completed. The interior has been stripped of all appliances, counters, cabinets, doors, trim, sinks, toilets, water heater and furnace. Roof leaks have resulted in unusable framing wood. By May 15th 2010 a new 1500 square foot raised ranch home, including 3 bedrooms, 2 baths and a 2 car garage will be built in its place. The lot has three mature trees which will be saved and one that will be removed. The assessed value will be between \$170,000 and \$180,000, similar to the neighboring homes.

Paul Ziebarth (Builder and General Contractor }

SITE PLAN

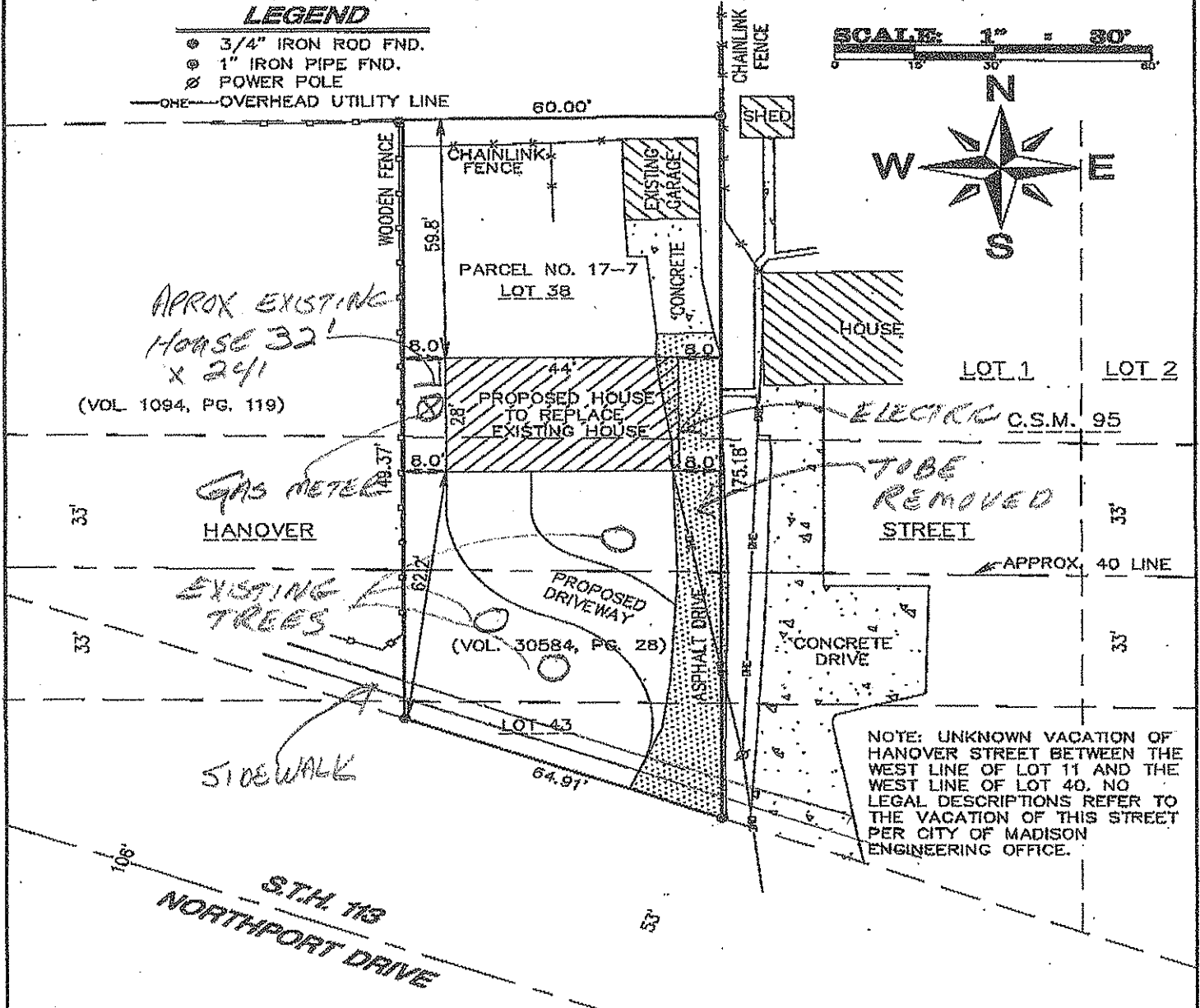
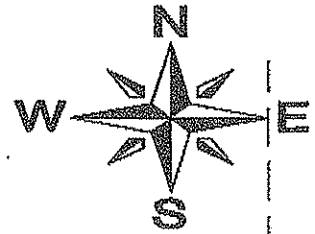
THE PURPOSE OF THIS MAP IS TO SHOW THE INTENDED PLACEMENT OF THE PROPOSED STRUCTURE AND IS TO BE USED BY THE OWNER/CLIENT FOR APPLICATION SUBMITTAL TO REVIEWING DEPARTMENTS FOR THE ISSUANCE OF NECESSARY BUILDING PERMITS AND IS NOT INTENDED TO REPRESENT ACTUAL CONSTRUCTION.

GENERAL LOCATION
BEING A PART OF HANOVER STREET RIGHT OF WAY, LOT 38 & LOT 43, HANOVER PLAT, LOCATED IN PART OF THE SW1/4 OF THE SW1/4 AND THE NW1/4 OF THE SW1/4, SECTION 25, T. 8 N., R. 9 E, CITY OF MADISON, DANE COUNTY, WISCONSIN.

LEGEND

- 3/4" IRON ROD FND.
- ⊙ 1" IRON PIPE FND.
- ⊗ POWER POLE
- OVERHEAD UTILITY LINE

SCALE: 1" = 30'



NOTE: UNKNOWN VACATION OF HANOVER STREET BETWEEN THE WEST LINE OF LOT 11 AND THE WEST LINE OF LOT 40. NO LEGAL DESCRIPTIONS REFER TO THE VACATION OF THIS STREET PER CITY OF MADISON ENGINEERING OFFICE.

FOR YOUR AND OR OUR PROTECTION...HAVE THE BUILDING INSPECTOR/DEVELOPER SIGN OFF ON THE PLOT (SITE) PLAN ACCEPTING THE PLAN AS CORRECTLY MEETING SETBACK AND DEED RESTRICTION FOR THE PARCEL PRIOR TO STAKING. PLOT PLAN MUST BE APPROVED BY THE GOVERNING MUNICIPAL BUILDING AUTHORITY. ANY STAKING, WITHOUT MUNICIPAL/DEVELOPER APPROVAL, MAY BE SUBJECT TO CHARGE AT THE CLIENT'S EXPENSE.

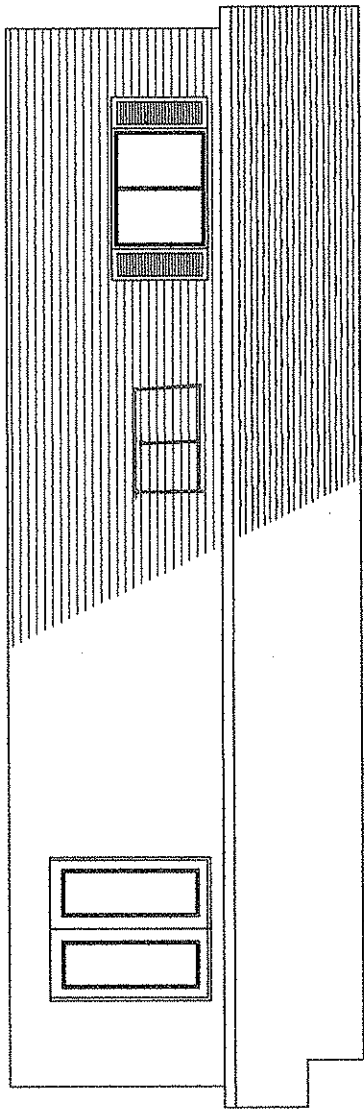


CLIENT: JPI ENTERPRISE LTD.
C/O JACK PERKINS
W7329 WHITE OAK RUN
PARDEEVILLE, WI 53954

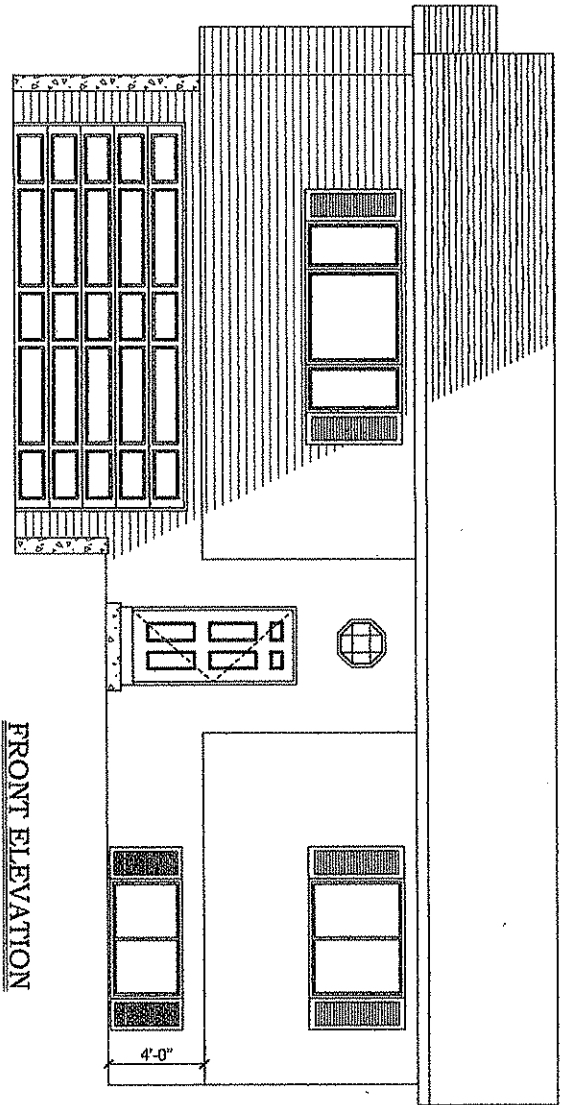
As prepared by:
GROTHMAN & ASSOCIATES, S.C.
LAND SURVEYORS
PO BOX 373 PORTAGE, WI 53901
Phone Portage (608) 742-7788
Phone Sauk (608) 644-8877
Fax (608) 742-0434
e-mail surveying@grothman.com

G & A FILE NO. 208-60

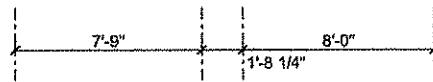
DRAFTED BY: J. ABEGGLEN
CHECKED BY: JLG
PROJ. 208-50
DWG. 20950 SHEET 1 OF 1



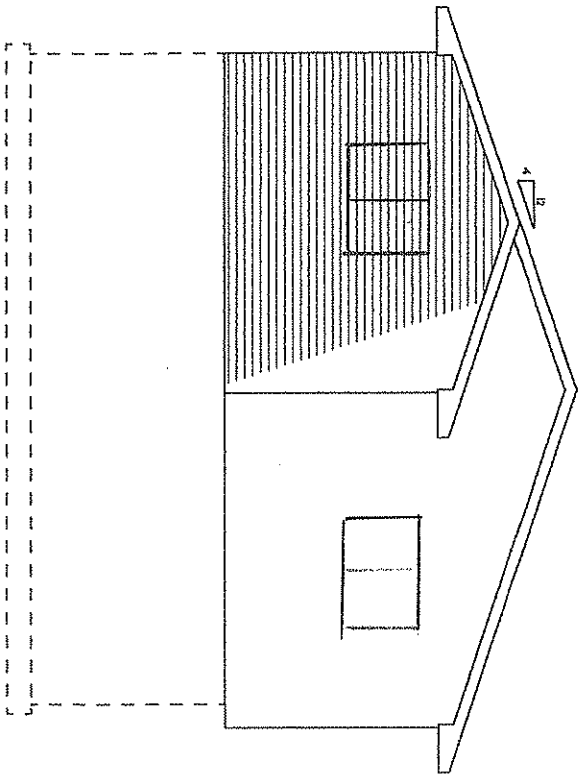
REAR ELEVATION



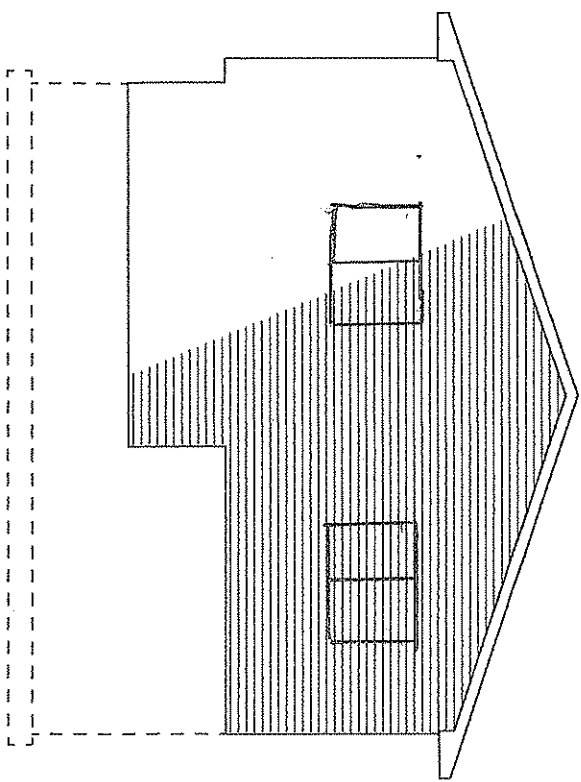
FRONT ELEVATION



JPI - 1010 NORTHPORT	
SCALE 1/8" = 1'-0"	DRAWN BY PARAMOUNT
DATE June 15, 2009	REVISED
NEW HOME	
ELEVATION VIEWS	DRAWING NUMBER
	1

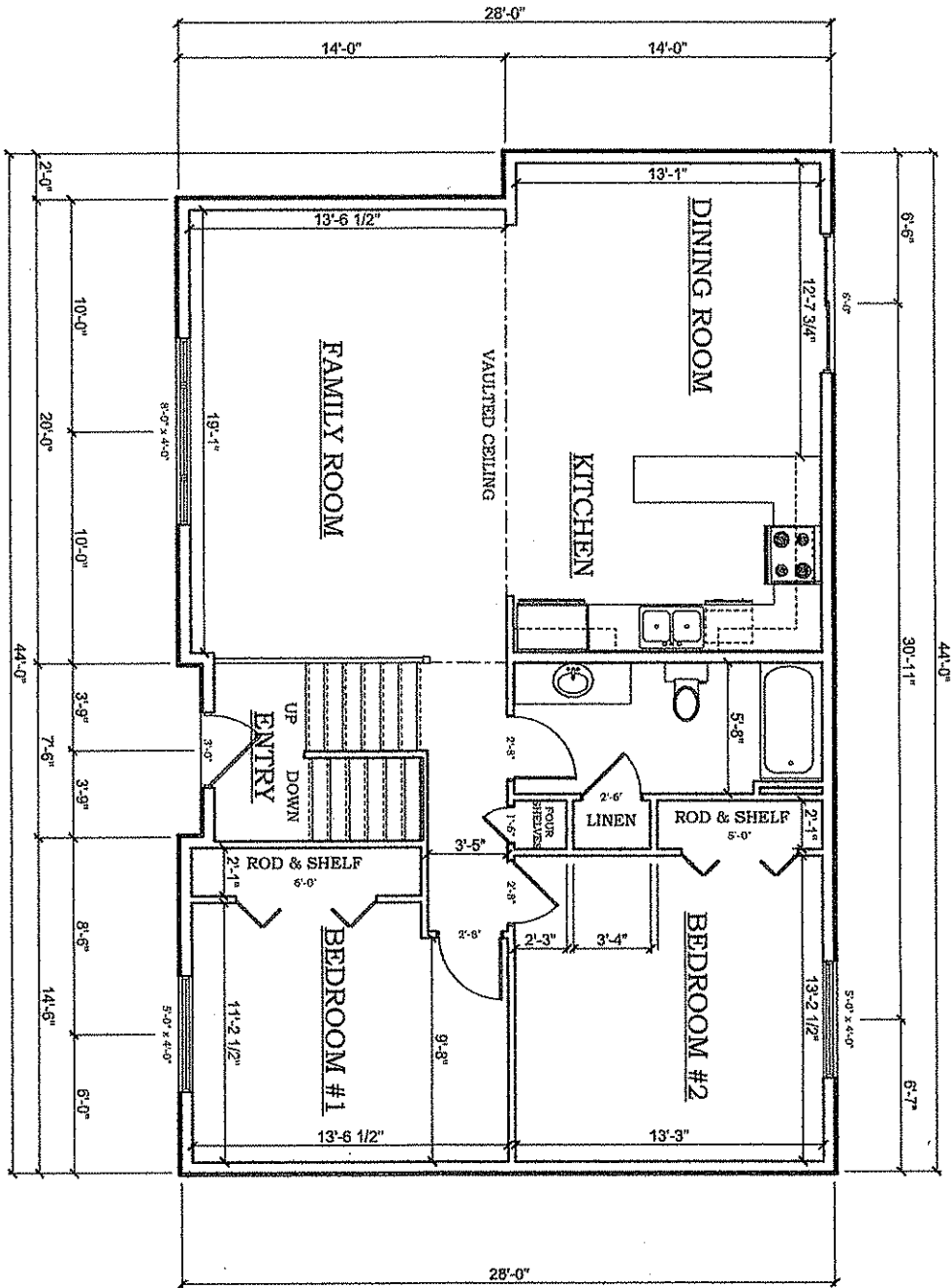


LEFT ELEVATION



RIGHT ELEVATION

JPI - 1010 NORTHPORT	
SCALE 1/8" = 1'-0"	DRAWN BY PARAMOUNT
DATE June 15, 2009	REVISED
NEW HOME	
ELEVATION VIEWS	DRAWING NUMBER
	2



JPI - 1010 NORTHPORT

SCALE 1/8" = 1'-0" DRAWN BY PARAMOUNT

DATE June 15, 2009 REVISED

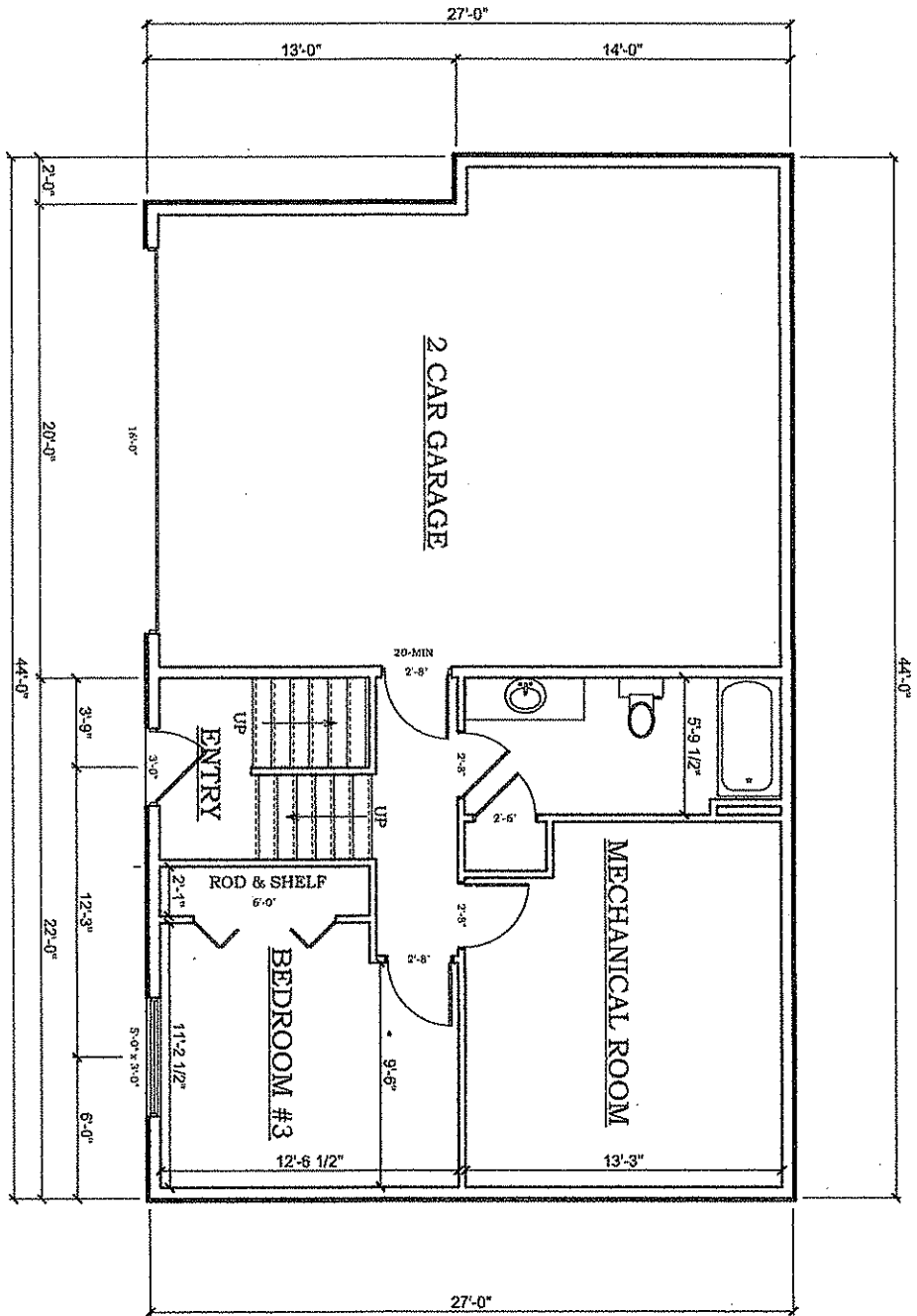
NEW HOME

MAIN FLOOR PLAN

DRAWING NUMBER

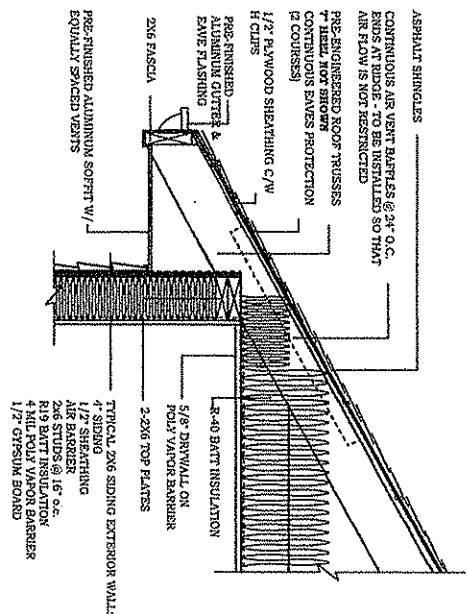
3

5

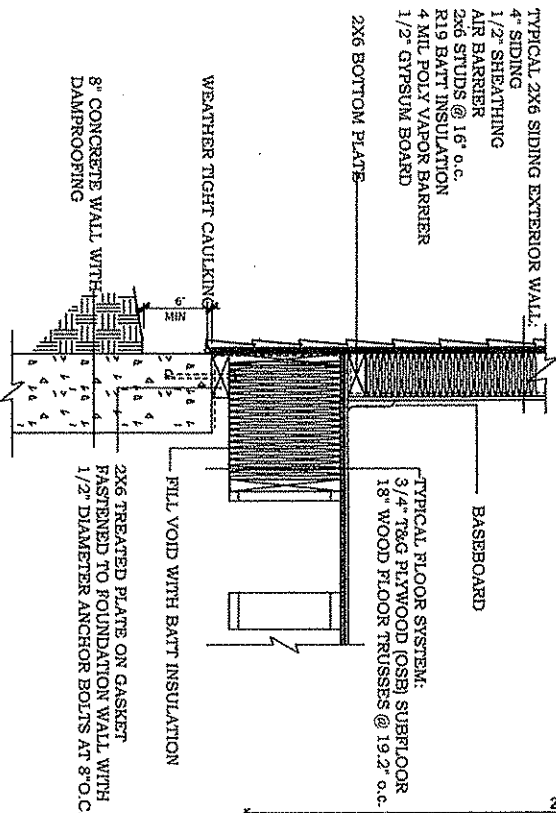


JPI - 1010 NORTHPORT	
SCALE 1/8" = 1'-0"	DRAWN BY PARAMOUNT
DATE June 15, 2009	REVISED
NEW HOME	
LOWER LEVEL PLAN	DRAWING NUMBER 4

5

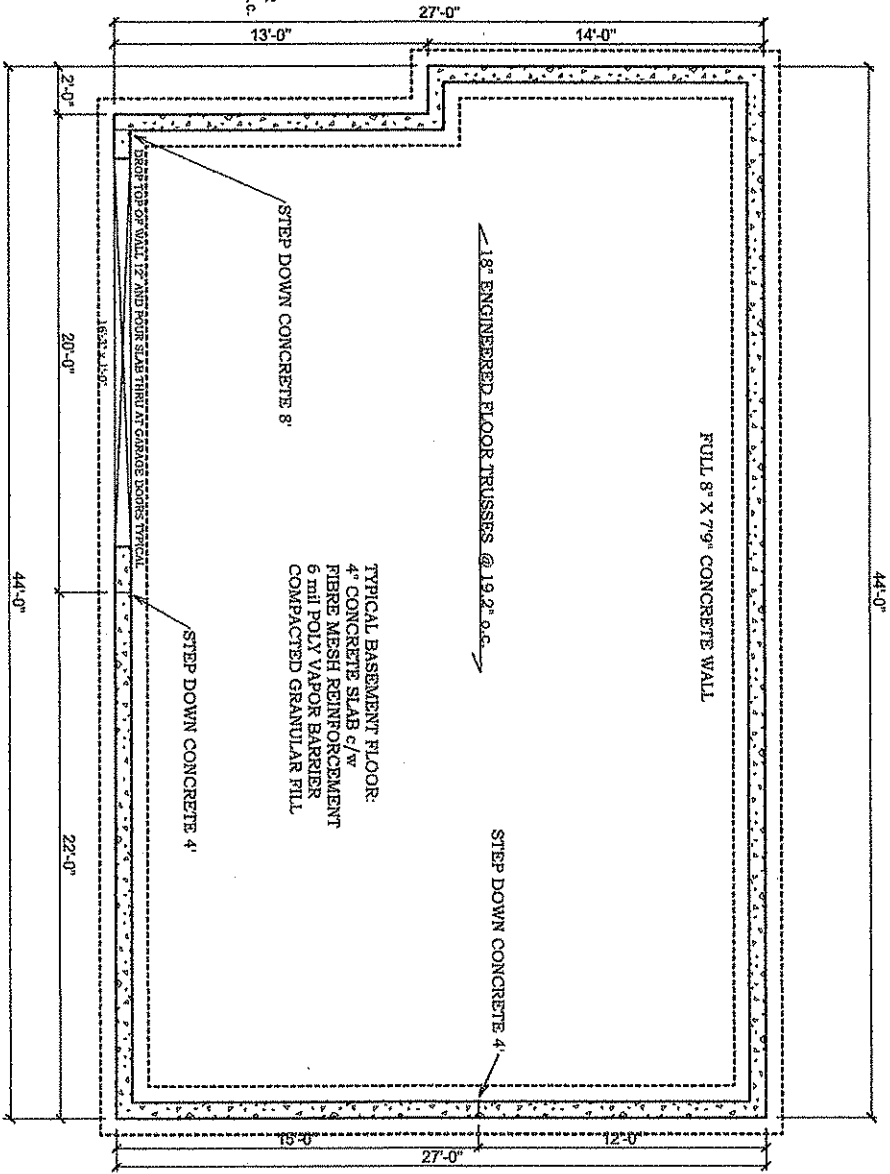


SIDING EAVE



SIDING WALL AT FOUNDATION

NOT TO SCALE



JPI - 1010 NORTHPORT	
SCALE 1/8" = 1'-0"	DRAWN BY PARAMOUNT
DATE June 15, 2009	REVISED
NEW HOME	
FOUNDATION PLAN	DRAWING NUMBER
	5

5

