

CITY OF MADISON

Proposed Demolition

Location: 1801 Beld Street

Project Name: Syed Demolition

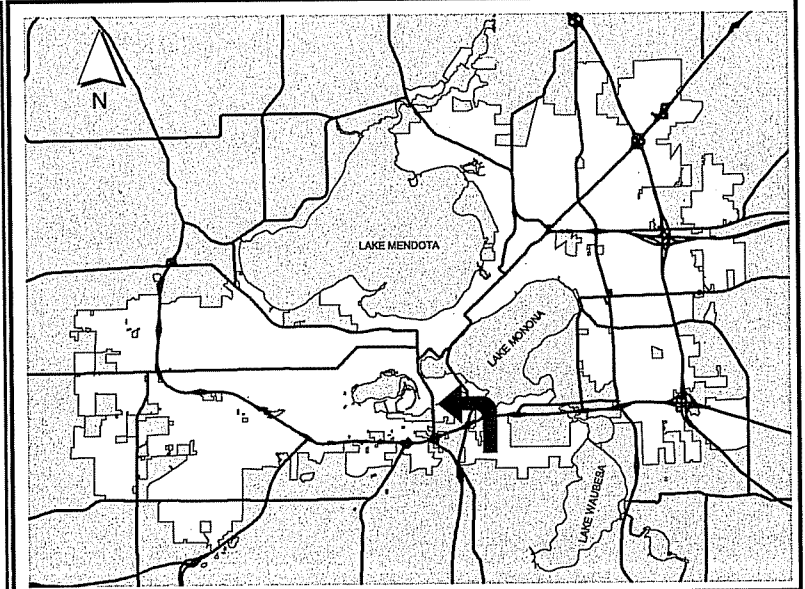
Applicant: Shariff Syed - North American Group Inc

Existing Use: Vacant Residential Structure
Demolish Fire Damaged 2-Flat For

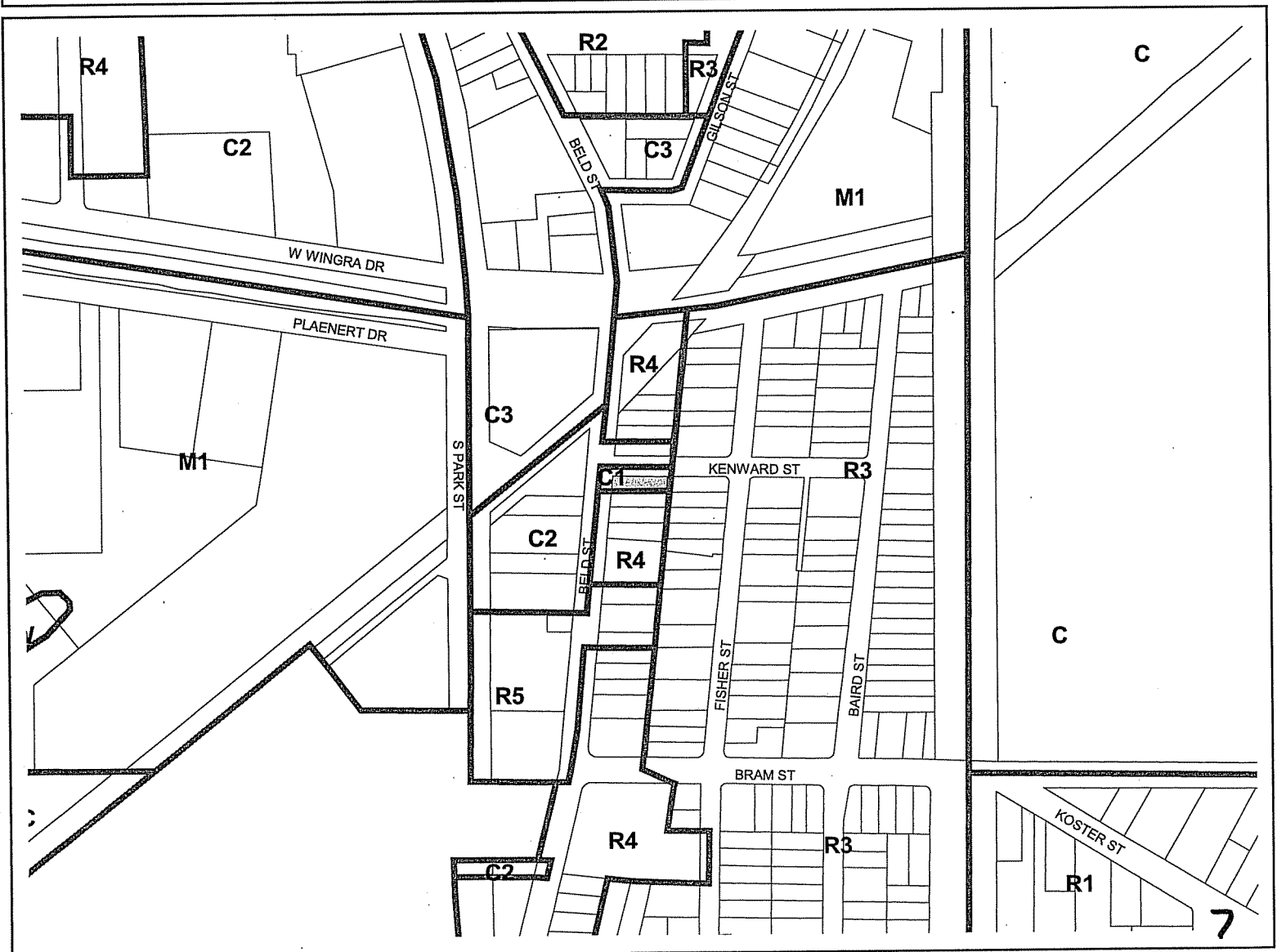
Proposed Use: Future Commercial and Residential
Uses

Public Hearing Dates:

Plan Commission 24 October 2005



For Questions contact: Pete Olson at: 267-1150 or polson@cityofmadison.com or City Planning at 266-4635



1801 Beld Street

0 100 Feet

Date of Aerial Photography - April 2000



7

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 \$ 550⁰⁰ Receipt No. 63876
Date Received 8-24-05
Received By RT
Parcel No. 0709-264-1201-9
Aldermanic District 13, Isadore Knox Jr.
GQ Exist. Cond. Use
Zoning District C1
For Complete Submittal
Application Letter of Intent
IDUP N/A Legal Descript.
Plan Sets Zoning Text N/A
Alder Notification 8-23-05 Waiver _____
Ngrhhd. Assn Not. _____ Waiver _____
Date Sign Issued 8-24-05

1. Project Address: 1801 BELD ST Project Area in Acres: 12

Project Title (if any): NEIGHBORHOOD ENHANCEMENT

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: SHARIFF SYED / NORTH AMERICAN GROUP INC Company: NORTH AMERICAN GROUP INC
Street Address: 6025 COTTON TAIL TRAIL City/State: MADISON Zip: 53718
Telephone: (608) 358-1786 Fax: (608) 270-4084 Email: _____
Project Contact Person: SHARIFF SYED Company: AS @ ABOVE
Street Address: AS ABOVE City/State: _____ Zip: _____
Telephone: () _____ Fax: () _____ Email: _____
Property Owner (if not applicant): SHARIFF SYED / NORTH AMERICAN GROUP INC
Street Address: 6025 COTTON TAIL TRAIL City/State: MADISON WI Zip: 53718

4. Project Information:

Provide a general description of the project and all proposed uses of the site: PROPERTY IS A C1 ZONE PARCEL WITH A BURNT SECOND & FLOOR & WILLING TO REDEVELOPE THE PARCEL INTO COMMERCIAL/RESIDENTIAL USE.

Development Schedule: Commencement _____ Completion _____

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.
- Filing Fee:** \$ 500⁰⁰ See the fee schedule on the application cover page. Make checks payable to: *City Treasurer.*

Site Plan

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 _____ Plan, which recommends: _____ 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:

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 Peter Olson Date 8-9-05 | Zoning Staff Ron Toule Date 8-9-05

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

Printed Name _____ Date _____

Signature [Handwritten Signature] Relation to Property Owner [Handwritten Signature] Owner

Authorizing Signature of Property Owner _____ Date 7



North American Group Of Companies Inc.
5787 Auburn Drive
Madison, WI 53711

Madison Plan Commission
215 Martin Luther King Jr. Blvd, Room LL-100
Madison, WI 53701.

August 23, 2005

Subject: Property located at 1801 Beld St Parcel # 0709-264-1201-9

Dear Sir,

The property located at 1801 Beld St was burnt approximately 14 months ago, and this is what we intend to do:

Project Name: Enhancement of 1801 Beld Street, Madison

Construction Schedule: This will be built to suit and we are looking for a tenant.

Existing Condition: Burnt down second floor and water damage to the property.

Names of people involved: At present we are trying to get approval to demolish the site.

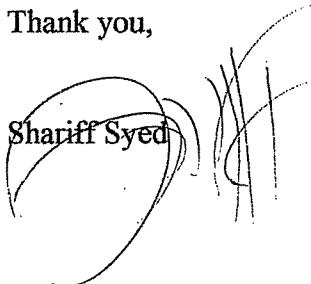
Uses of the building: This will depend on the future tenant.

Total Gross square footage: Depending on the future tenant and Plan Commission.

In short we would like to demolish the burned down building and look for a tenant whose presence in the neighborhood will be an asset to the community.

Thank you,

Shariff Syed



GO/A Architects, Inc.
7878 Big Sky Dr., Madison, WI 53719
608-831-5255 voice 608-831-2963 fax

August 23, 2005

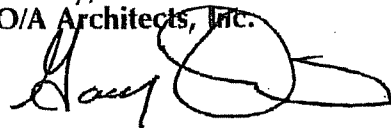
Mr. Shariff Syed
6025 Cottontail Tr.
Madison, WI 53718

RE: 1801 Beld St.

Dear Shariff:

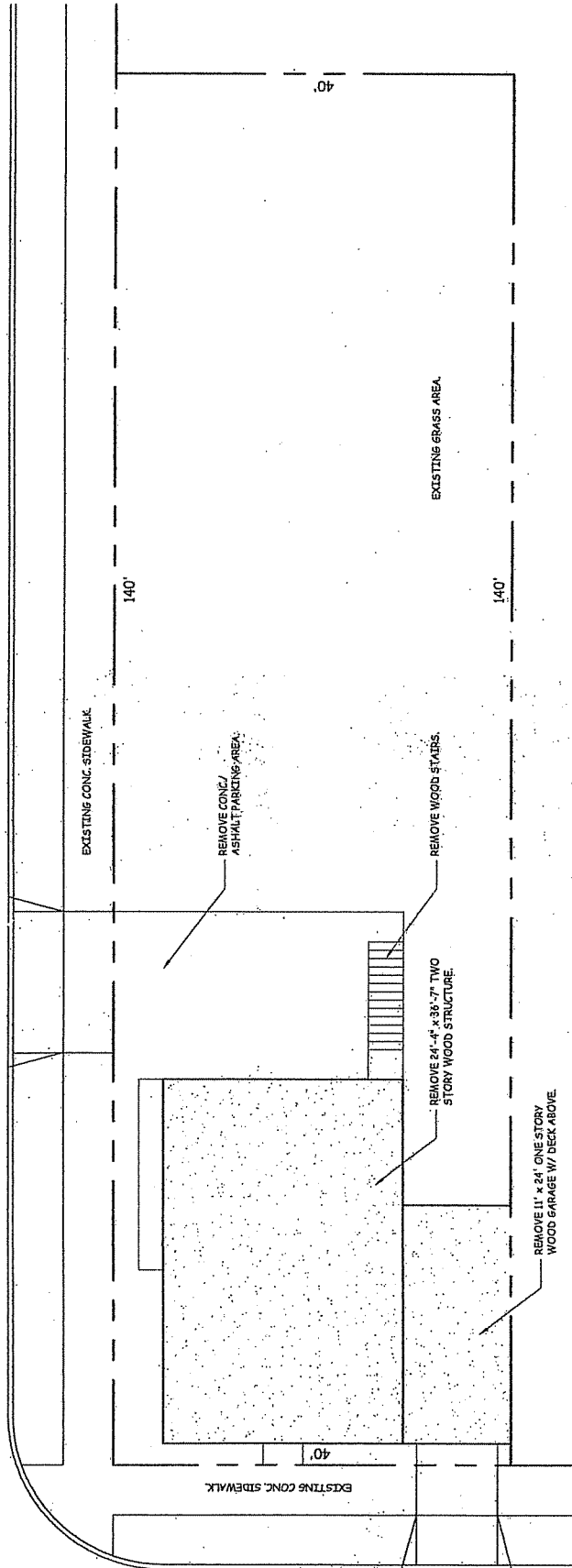
After visiting and reviewing the above project and due to the fact that it is substantially burnt I recommend that the project be razed/demolished and a new commercial structure built in it's place.

Sincerely,
GO/A Architects, Inc.



Gary Oien, President

KENWARD ST.



SITE DEMO PLAN

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

7

