



Location
5017 Femrite Drive

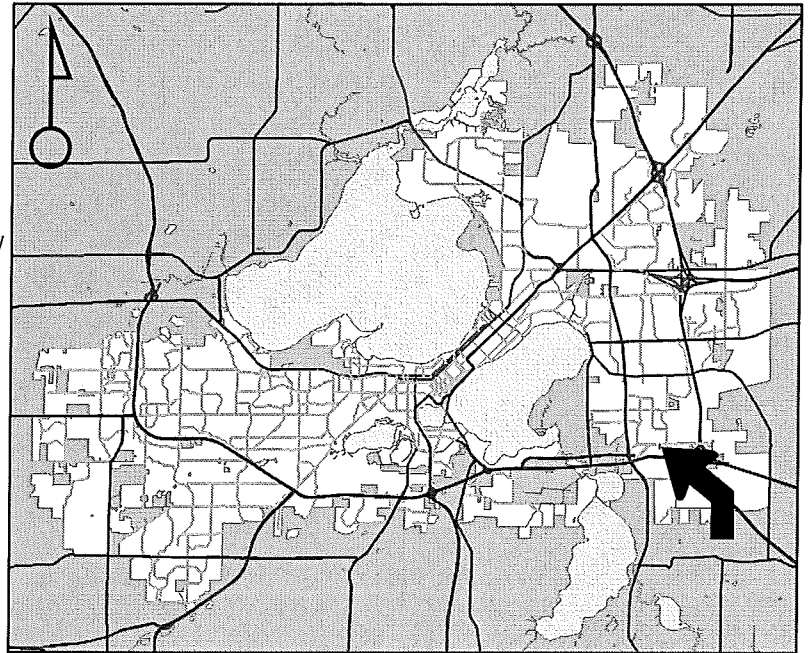
Project Name
Bielinski Demolition

Applicant
Harry Bielinski-Bielinski Development, Inc/
Tim Voeller-Bielinski Development, Inc

Existing Use
Single-family residence

Proposed Use
Demolish single-family residence
with no proposed use

Public Hearing Date
Plan Commission
25 July 2016

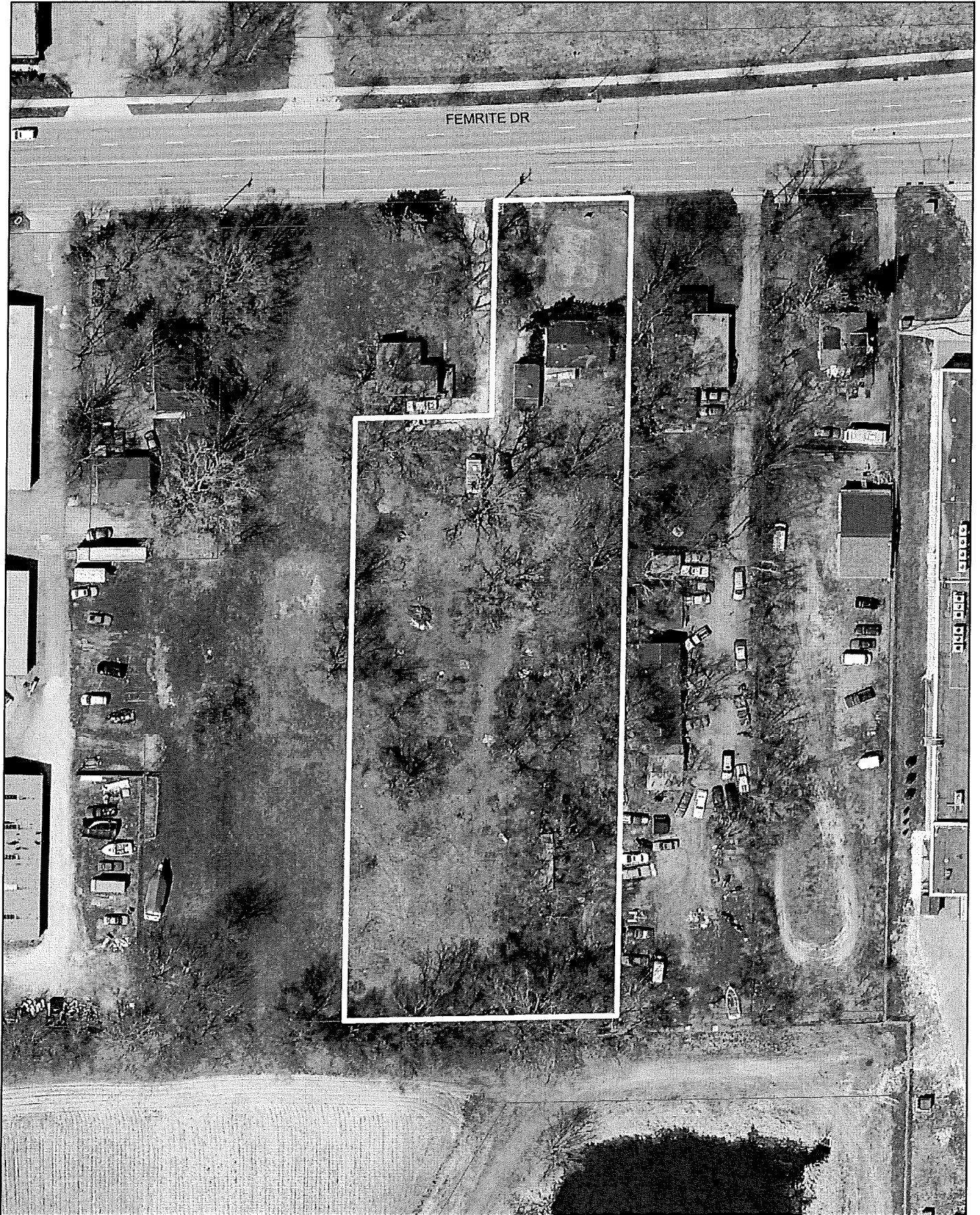


For Questions Contact: Chris Wells at: 261-9135 or cwells@cityofmadison.com or City Planning at 266-4635



Scale : 1" = 400'

City of Madison, Planning Division : RPJ : Date : 18 July 2016





LAND USE APPLICATION

CITY OF MADISON

215 Martin Luther King Jr. Blvd; Room LL-100
PO Box 2985; Madison, Wisconsin 53701-2985
Phone: 608.266.4635 | Facsimile: 608.267.8739

- All Land Use Applications should be filed with the Zoning Administrator at the above address.
- The following information is required for all applications for Plan Commission review except subdivisions or land divisions, which should be filed using the Subdivision Application.
- This form may also be completed online at:
www.cityofmadison.com/developmentcenter/landdevelopment

FOR OFFICE USE ONLY:	
Amt. Paid <u>\$600</u>	Receipt No. <u>012400-0001</u>
Date Received <u>6/10/16</u>	Received By <u>[Signature]</u>
Parcel No. <u>0710-224-0113-8</u>	Aldermanic District <u>16 - DeMarb</u>
Zoning District <u>IL</u>	Special Requirements <u>UDD #1, Near Wetland</u>
Review Required By:	
<input type="checkbox"/> Urban Design Commission	<input type="checkbox"/> Plan Commission
<input type="checkbox"/> Common Council	<input type="checkbox"/> Other: _____

Form Effective: February 21, 2013

1. Project Address: 5017 Femrite Drive
Project Title (if any): _____

2. This is an application for (Check all that apply to your Land Use Application):

- Zoning Map Amendment from _____ to _____
- Major Amendment to Approved PD-GDP Zoning Major Amendment to Approved PD-SIP Zoning
- Review of Alteration to Planned Development (By Plan Commission)
- Conditional Use, or Major Alteration to an Approved Conditional Use
- Demolition Permit
- Other Requests: _____

3. Applicant, Agent & Property Owner Information:

Applicant Name: Harry Bielinski Company: Bielinski Development, Inc.
 Street Address: 1830 Meadow Lane, Suite A City/State: Pewaukee, WI Zip: 53072
 Telephone: (262) 542-9494 Fax: (262) 547-6331 Email: hbielinski@bielinski.com

Project Contact Person: Tim Voeller Company: Bielinski Development, Inc.
 Street Address: 1830 Meadow Lane, Suite A City/State: Pewaukee, WI Zip: 53072
 Telephone: (262) 542-9494 Fax: (262) 547-6331 Email: tvoeller@bielinski.com

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

4. Project Information:

Provide a brief description of the project and all proposed uses of the site: to raze the single family home and garage from the site then to fill and grade the site.

Development Schedule: Commencement 2016 Completion 2016

5. Required Submittal Information

All Land Use applications are required to include the following:

Project Plans including:*

- Site Plans (fully dimensioned plans depicting project details including all lot lines and property setbacks to buildings; demolished/proposed/altered buildings; parking stalls, driveways, sidewalks, location of existing/proposed signage; HVAC/Utility location and screening details; useable open space; and other physical improvements on a property)
- Grading and Utility Plans (existing and proposed)
- Landscape Plan (including planting schedule depicting species name and planting size)
- Building Elevation Drawings (fully dimensioned drawings for all building sides, labeling primary exterior materials)
- Floor Plans (fully dimensioned plans including interior wall and room location)

Provide collated project plan sets as follows:

- **Seven (7) copies** of a full-sized plan set drawn to a scale of 1 inch = 20 feet (folded or rolled and stapled)
- **Twenty Five (25) copies** of the plan set reduced to fit onto 11 X 17-inch paper (folded and stapled)
- **One (1) copy** of the plan set reduced to fit onto 8 ½ X 11-inch paper

* For projects requiring review by the **Urban Design Commission**, provide **Fourteen (14) additional 11x17 copies** of the plan set. In addition to the above information, all plan sets should also include: 1) Colored elevation drawings with shadow lines and a list of exterior building materials/colors; 2) Existing/proposed lighting with photometric plan & fixture cutsheet; and 3) Contextual site plan information including photographs and layout of adjacent buildings and structures. The applicant shall bring samples of exterior building materials and color scheme to the Urban Design Commission meeting.

Letter of Intent: Provide one (1) Copy per Plan Set describing this application in detail including, but not limited to:

- | | | |
|---|---|--|
| • Project Team | • Building Square Footage | • Value of Land |
| • Existing Conditions | • Number of Dwelling Units | • Estimated Project Cost |
| • Project Schedule | • Auto and Bike Parking Stalls | • Number of Construction & Full-Time Equivalent Jobs Created |
| • Proposed Uses (and ft ² of each) | • Lot Coverage & Usable Open Space Calculations | • Public Subsidy Requested |
| • Hours of Operation | | |

Filing Fee: Refer to the Land Use Application Instructions & Fee Schedule. Make checks payable to: *City Treasurer*.

Electronic Submittal: All applicants are required to submit copies of all items submitted in hard copy with their application as Adobe Acrobat PDF files on a non-returnable CD to be included with their application materials, or by e-mail to pcapplications@cityofmadison.com.

Additional Information may be required, depending on application. Refer to the Supplemental Submittal Requirements.

6. Applicant Declarations

Pre-application Notification: The Zoning Code requires that the applicant notify the district alder and any nearby neighborhood and business associations in writing no later than **30 days prior to FILING this request**. List the alderperson, neighborhood association(s), and business association(s) AND the dates you sent the notices:
Alder DeMarb was contacted on May 24, 2016. See attached waiver. There is no association.

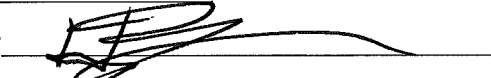
→ If a waiver has been granted to this requirement, please attach any correspondence to this effect to this form.

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 and Planning Division staff; note staff persons and date.

Planning Staff: Jenny Kirchgatter Date: 5/23/2016 Zoning Staff: Chris Wells Date: 5/23/2016

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

Name of Applicant Harry Bielinski Relationship to Property: President of Owner

Authorizing Signature of Property Owner  Date 6-10-2016



June 10, 2016

Via Email and Personal Delivery

City of Madison Planning Department
Madison Municipal Building, Room LL-100
215 Martin Luther King, Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985

Re: 5017 Femrite Drive

Dear Planning Department:

Enclosed herewith are the following documents pertaining to a request for a Demolition Permit regarding the above referenced property:

1. Land Use Application;
2. 7 full sized copies of 11/7/2003 ALTA survey of subject property (Parcel D on survey);
3. 25 11" X 17" copies of 11/7/2003 ALTA survey of subject property (Parcel D on survey);
4. 1 8 ½" X 11" copy of 11/7/2003 ALTA survey of subject property (Parcel D on survey);
5. 33 copies of this letter attached to each of the survey copies indicated above;
6. Photos of home and garage located on subject property; and
7. Check in the amount of \$600 for the application fee.

Bielinski Development, Inc., the owner of the subject property, desires to raze the single family home and garage from the property. The foundation will be filled in, and the yard will be graded and seeded. Further, the driveway curb cut will be closed up and that area will also be graded and seeded.

The owner has no current plans for the property after the razing is completed. The property has been listed for sale and will continue to be for sale.

Let me know if there are any questions or comments regarding this request. This information will also be emailed to the Planning Department to fulfill the electronic submission requirement.

Sincerely,

A handwritten signature in black ink, appearing to read 'T. Voeller', written over the printed name.

Timothy J. Voeller
General Counsel

Enclosures

ALTA/ACSM LAND TITLE SURVEY

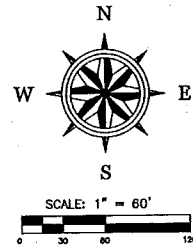
A PART OF THE SE 1/4 OF THE NE 1/4 OF THE SW 1/4 OF SECTION 23;
AND LOT 35, FOURTH ADDITION TO WORLD DAIRY CENTER;
OUTLOT 32 AND A PART OF OUTLOT 35 BLOOMING GROVE ASSESSOR'S PLAT NO. 3;
ALL IN TOWNSHIP 7 NORTH, RANGE 10 EAST, CITY OF MADISON, DANE COUNTY, STATE OF WISCONSIN

SURVEYOR:
DAVID T. BOSSHARD, RLS S-2641
WELCH HANSON ASSOCIATES
355 AUSTIN CIRCLE, SUITE 100
DELAFIELD, WI 53018
(262) 848-6855

SURVEY FOR:
BIELINSKI INVESTMENTS
FIRST AMERICAN TITLE INSURANCE CO.
FIRST BUSINESS BANK



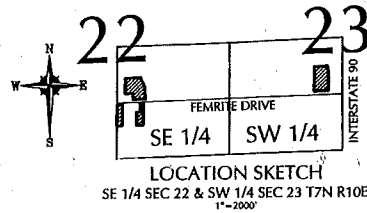
ENGINEERS • ARCHITECTS
SURVEYORS • PLANNERS
LANDSCAPE ARCHITECTS
355 AUSTIN CIRCLE, SUITE 100
DELAFIELD, WISCONSIN 53018
262-848-6855
FAX 262-646-6864
EMAIL INFO@WELCHHANSON.COM



BOUNDARIES ARE REFERENCED TO THE
WISCONSIN STATE PLANE COORDINATE
SYSTEM SOUTH ZONE, GRID NORTH (M.D.
1993) ON THE WEST LINE OF THE 1/4
22-07-10 AS 9002946"W

LEGEND:

- - FOUND 1 1/4" REBAR UNLESS OTHERWISE NOTED
- ◆ - SECTION CORNER
- ⑫ - SCHEDULE B-II (EXCEPTIONS)
- (with line) - RECORDED AS
- ⊕ - POWER POLE
- ☆ - LIGHT POLE



NOTES:

1. EASEMENT LOCATIONS BASED ON INFORMATION FURNISHED BY WISCONSIN TITLE SERVICE COMPANY, INC., TITLE POLICY NO. NCS-614589-MAD DATED SEPTEMBER 19, 2003.
2. THE MISSING LOT CORNER MONUMENTS WERE NOT RESET AT THIS TIME PER THE CLIENT'S REQUEST. SIGNED LOT MONUMENT PLACEMENT WAIVER ON FILE IN ACCORDANCE WITH AE 7.01(2) OF WISCONSIN ADMINISTRATIVE CODE.

EXCEPTIONS:

- (per commitment NCS-614589-MAD)
11. Restriction on access to Interstate 90 as disclosed by Instrument Recorded September 16, 1960 volume 328 of Misc., Page 393, as Document No. 1010144 (Parcel A) The right of way for Interstate 90 is shown.
 12. Reservations for and dedications of easements and rights of way, building setback lines, conditions, notations and other matters shown on the recorded plat of subdivision. Modified by Affidavit of Correction Recorded June 18, 2002 as Document No. 3502452. (Parcel B) Easements and setbacks are shown hereon.
 13. Grant of easement to Michigan - Wisconsin Pipe Line Company recorded on August 24, 1949 in Volume 233 of Misc., Page 508, as Document No. 785032 and modified on January 27, 1970 in Volume 156 of Records, Page 375, as Document No. 1258014. (Parcel B) The 50' Gas Line Easement is shown hereon. The document recorded on April 8, 1991 in Volume 15661 of Records, Page 7, as Document No. 2254459 is not on this parcel.
 14. Grant of Easement to Madison Gas & Electric Company recorded on December 8, 1994 in Volume 28988 of Records, Page 41, as Document No. 2649315 (Parcel B) is shown hereon.
 15. Declaration of Cross-Easements recorded on July 15, 1994 in Volume 27965 of Records, Page 51, as Document No. 2617613 (Parcel B). This item is a blanket easement over Lots 3, 4, 6, 7, 8, and 9 of Megal Madison Industrial Park for access to Femrite Drive.
 16. Declaration of Conditions and Covenants recorded on November 4, 1996, as Document No. 2809414 (Parcel B). (Not Graphically Reproducible).
 17. Declaration of Conditions and Covenants recorded on July 10, 1998, as Document No. 2992358 (Parcel B). (Not Graphically Reproducible).
 18. Temporary Limited Easement in favor of City of Madison recorded on March 14, 2002, as Document No. 3459942 (Parcel B) This item is East of this property on Lot 34 and not shown hereon.
 19. Declaration of Covenants, Conditions and Restrictions for the Fourth Addition to World Dairy Center recorded May 24, 2002, as Document No. 3493078 (Parcel B). (Not Graphically Reproducible).
 20. Declaration of Conditions and Covenants recorded on December 17, 2002, as Document No. 3613798 (Parcel B). (Not Graphically Reproducible).
 21. Declaration of Conditions and Covenants recorded on December 17, 2002, as Document No. 3613799 (Parcel B). (Not Graphically Reproducible).
 22. Mortgage between Femrite Area Properties, LLC and William T. Graham, as mortgagor, and Tri City National Bank, as mortgagee, in Document No. 3758961 (Parcel A, B, and D). (Not Graphically Reproducible).

LEGAL DESCRIPTION

(PER TITLE POLICY NCS-614589-MAD):

PARCEL A: That part of the Southeast 1/4 of the Northeast 1/4 of the Southwest 1/4 of Section Twenty-three (23), Township Seven (7) North, Range 10 East, lying West of Interstate 90 and North of Femrite Drive, also known as Femrite Road, in the City of Madison, Dane County, Wisconsin.

PARCEL B: Lot Thirty-five (35), Fourth Addition to World Dairy Center, in the City of Madison, Dane County, Wisconsin.

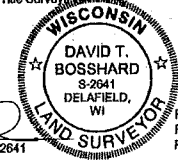
PARCEL C: Outlot Thirty-two (32), Blooming Grove Assessor's Plat No. 3, Blooming Grove Assessor's Plat #3 in the City of Madison, Dane County, Wisconsin. Except that portion conveyed to the City of Madison in Document No. 3459945.

PARCEL D: Outlot 35, Blooming Grove Assessor's Plat No. 3, except the North 190 feet of the West 1/2 thereof, located in the City of Madison, Dane County, Wisconsin.

To: Bielinski Investment
First American Title Insurance Company
First Business Bank

This is to certify that this map or plat and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 1989, and includes NO items of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS, and ACSM and in effect on the date of this certification, undersigned further certifies that proper field procedures, instrumentation and adequate survey personnel were employed in order to achieve results comparable to those outlined in the "Minimum Angle, Distance and Closure Requirements for Survey Measurements Which Control Land Boundaries for ALTA/ACSM Land Title Surveys."

DATED THIS 7 DAY OF NOVEMBER, 2005.



DAVID T. BOSSHARD, RLS 2641

PROJECT: 13704
FILE: 13704 ALTA2.DWG
PATH: P:\13704\DWG\