

# LANDMARKS COMMISSION APPLICATION

LC

Complete all sections of this application, making sure to note the requirements on the accompanying checklist (reverse).

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call (608) 266-4635

City of Madison  
Planning Division  
215 Martin Luther King Jr Blvd, Ste 017  
PO Box 2985  
Madison, WI 53701-2985  
(608) 266-4635



## 1. LOCATION

Project Address: 506, 510, 514, 516, 518 E. Wilson ; 134, 140 ; 148 S. Blair Aldermanic District: 6

## 2. PROJECT

Project Title/Description: Essen Haus Redevelopment

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

- Alteration/Addition to a building in a Local Historic District or Designated Landmark (specify)\*\*:
  - Mansion Hill
  - Third Lake Ridge
  - First Settlement
  - University Heights
  - Marquette Bungalows
  - Landmark
- Land Division/Combination in a Local Historic District or to Designated Landmark Site (specify)\*\*:
  - Mansion Hill
  - Third Lake Ridge
  - First Settlement
  - University Heights
  - Marquette Bungalows
  - Landmark

Demolition

Alteration/Addition to a building adjacent to a Designated Landmark

- Variance from the Historic Preservation Ordinance (Chapter 41)
- Landmark Nomination/Rescission of Historic District Nomination/Amendment  
*(Please contact the Historic Preservation Planner for specific Submission Requirements.)*
- Other (specify):

## 3. APPLICANT

Applicant's Name: Paul Spetz <sup>Agent for</sup> McGrath Prop. Company: Isthmus Surveying LLC

Address: 450 N. Baldwin Madison WI 53703

Telephone: 608-244-1090 Email: isthmussurveying@sbcglobal.net

Property Owner (if not applicant): Proposed: McGrath Property Group

Address: 730 Williamson Street, Suite 150 Madison WI 53703

Property Owner's Signature: [Signature] <sup>Agent for</sup> McGrath Property Group Date: 6-10-2019

DPCED USE ONLY	Registrar #:
	DATE STAMP
	Preliminary Zoning Review Zoning Staff Initial: Date: / /

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.

## 4. APPLICATION SUBMISSION REQUIREMENTS (see checklist on reverse)

All applications must be filed by 12:00 pm on the submission date with the Preservation Planner, the Department of Planning & Community & Economic Development, Planning Division, located at 215 Martin Luther King Jr Blvd, Suite 017. Applications submitted after the submission date or incomplete applications will be postponed to the next scheduled filing time. Submission deadlines can be viewed here: <https://www.cityofmadison.com/dpced/planning/documents/2019-LCMeetingScheduleDates.pdf>

**APPLICATION SUBMISSION REQUIREMENTS CHECKLIST:**

In order to be considered complete, every application submission shall include at least the following information unless otherwise waived by the Preservation Planner.

- Landmarks Commission Application w/signature of the property owner (1 copy only).
- Twelve (12) collated paper copies 11" x 17" or smaller (via mail or drop-off) of submission materials (see below).
- Electronic files (via email) of submission materials (see below).
- Narrative Description/Letter of Intent addressed to the Landmarks Commission, describing the location of the property and the scope of the proposed project.
  - Photographs of existing conditions;
  - Photographs of existing context;
- Architectural drawings reduced to 11" x 17" or smaller pages which may include:
  - Dimensioned site plans showing siting of structures, grading, landscaping, pedestrian and vehicular access, lighting, signage, and other features;
  - Elevations of all sides showing exterior features and finishes, subsurface construction, floor and roof;
  - Floor Plan views of levels and roof;
  - For proposals of more than two (2) commercial or residential or combination thereof units, a minimum of two (2) accurate street-view normal perspectives shown from a viewpoint of no more than five (5) feet above existing grade.
- \*\*Landmarks Commission staff will preliminarily review projects related to the construction of additions and/or new construction with Zoning staff in order to determine the completeness of the submission materials. Applicants are encouraged to contact Zoning staff to discuss projects early in the process;**
- Any other information requested by the Preservation Planner to convey the aspects of the project which may include:
  - Perspective drawing
  - Photographs of examples on another historic resource
  - Manufacturer's product information showing dimensions and materials;
  - Other \_\_\_\_\_

**CONTACT THE PRESERVATION PLANNER:**

Please contact the Preservation Planner with any questions.

City of Madison Planning Division  
 215 Martin Luther King Jr Blvd, Suite 017  
 PO Box 2985 (mailing address)  
 Madison, WI 53701-2985  
[landmarkscommission@cityofmadison.com](mailto:landmarkscommission@cityofmadison.com)  
 (608) 266-6552



# CERTIFIED SURVEY MAP

## LOCATED IN

Lots Five (5), Six (6), Seven (7) Eight (8), Nine (9), Ten (10) and Eleven (11), and all of Lots Twelve (12), Thirteen (13) and Fourteen (14) Block One Hundred and Fifteen (115), Pritchette Original Plat of Madison, located in Government Lot 4, or the SE  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Fractional Section 13, T7N, R9E, in the City of Madison, Dane County, Wisconsin

### Surveyor's Certificate

I, Paul A. Spetz, Registered Land Surveyor for Isthmus Surveying LLC, hereby certify that under the direction of Lance T. McGrath, of McGrath Property Group, owner of said land, I have surveyed, divided, and mapped the following parcel(s) of land:

A parcel of land being parts of Lots Five (5), Six (6), Seven (7) Eight (8), Nine (9), Ten (10) and Eleven (11), and all of Lots Twelve (12), Thirteen (13) and Fourteen (14) Block One Hundred and Fifteen (115), Pritchette Original Plat of Madison, located in Government Lot 4, or the SE  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Fractional Section 13, T7N, R9E, in the City of Madison, Dane County, Wisconsin, more particularly described as follows:

Commencing at the Computed Southwest Corner of Fractional Section 13, T7N, R9E, thence S 88°53'32" E, along the South line of said Fractional Southwest  $\frac{1}{4}$  of Section 13, 507.11 feet to a point being, S 01°06'28" W, 0.38' from the Meander Corner East of the said Southwest corner of Fractional Section 13; Thence continue S 88°53'32" E, along said South line, 1388.78 feet to the Meander Corner West of the South  $\frac{1}{4}$  Corner of said Fractional Section 13; thence N 02°14'09" E, along a random line, 524.10 feet to a point on the Southwesterly platted boundary line of said Lot 8, Block 115, said line also being the northeasterly right-of-way line of South Franklin Street, and the point of beginning of this description;

thence N 43°48'19"W, along said southwesterly line of said Lot 8, Block 115 and right-of-way line of South Franklin Street, 29.51 feet;

thence N 46°11'41"E, 58.15 feet;

thence N 41°39'09"W, 8.08 feet to a point of curvature;

thence 10.28 feet along the arc of a 7.20 foot radius curve to the right, a chord bearing of N 03°07'58"E, 9.43' and a delta angle of 81°46'19";

thence N 46°11'41"E, 12.34 feet;

thence N 43°48'19"W, 203.99 feet;

thence N 46°11'41"E, along the northwesterly platted boundary line of said Lot 5, Block 115, 55.39 feet;

thence N 45°44'04"E, along the northwesterly platted boundary line of said Lot 14, Block 115, 132.27 feet;

thence S 43°48'02"E, along the northeasterly platted boundary line of said Lots 14, 13, 12 and 11, Block 115, said line also being the southwesterly right-of-way line of South Blair Street, 231.68 feet;

thence S 46°04'44"W, 67.00 feet;

thence S 43°48'02"E, 99.25 feet;

thence S 46°11'41"W, along the southeasterly platted boundary line of Lots 10 and 9, Block 115, said line also being the northwesterly right-of-way line of East Wilson Street, 154.21 feet;

thence N 43°48'19"W, 82.00 feet;

thence S 46°11'41"W, 44.10 feet to the point of beginning,

This description contains an area of 60,655 Square Feet or 1.39 Acres.

I further certify that the map on sheet one (1) is a correct representation of the exterior boundaries of the land surveyed and that I have fully complied with the provisions of Chapter 236.34 of the State Statutes and the Land Division Ordinance of the City of Madison in surveying, dividing, and mapping the same.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

\_\_\_\_\_  
Paul A. Spetz, Wisconsin Professional Surveyor 2525

1. All lots created by this Certified Survey Map are individually responsible for compliance with Chapter 37 of the Madison General Ordinances in regard to storm water management at the time they develop.

2. No changes in the drainage patterns associated with development on any or all lots within this Certified Survey Map shall be allowed without prior approval of the City Engineer.

3. Lands in this CSM are located in Wellhead Protection District WP-17. The Proposed use is allowed in this district. Any proposed changes in use shall be approved by the Water Utility General Manager or his designee.

MAP NO. \_\_\_\_\_

DOCUMENT NO. \_\_\_\_\_

VOLUME \_\_\_\_\_ PAGE \_\_\_\_\_

