



URBAN DESIGN COMMISSION 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

This form may also be completed online at:
<http://www.cityofmadison.com/planning/documents/UDCapplication.pdf>

Please complete all sections of the application, including the desired meeting date and the type of action requested.

Date Submitted: <u>September 30, 2015</u>	<input type="checkbox"/> Informational Presentation
UDC Meeting Date: <u>October 7, 2015</u>	<input type="checkbox"/> Initial Approval
Combined Schedule Plan Commission Date (if applicable): _____	<input checked="" type="checkbox"/> Final Approval

1. Project Address: 2524 Winnebago Street, Madison, Wi.
Project Title (if any): Union Corners Buildings 1 & 2

2. This is an application for (Check all that apply to this UDC application):

- New Development
- Alteration to an Existing or Previously-Approved Development

A. Project Type:

- Project in an Urban Design District* (public hearing-\$300 fee)
- Project in the Downtown Core District (DC) or Urban Mixed-Use District (UMX) (\$150 fee, Minor Exterior Alterations)
- Suburban Employment Center (SEC) or Campus Institutional District (CI) or Employment Campus District (EC)
- Planned Development (PD)
 - General Development Plan (GDP)
 - Specific Implementation Plan (SIP)
- Planned Multi-Use Site or Planned Residential Complex

B. Signage:

- Comprehensive Design Review* (public hearing-\$300 fee)
- Street Graphics Variance* (public hearing-\$300 fee)
- Signage Exception(s) in an Urban Design District (public hearing-\$300 fee)

C. Other:

- Please specify: _____

3. Applicant, Agent & Property Owner Information:

Applicant Name: Edward Matkom
Street Address: 200 N. Main Street
Telephone: (414) 617-9997 Fax: (608) 835-6388

Company: Gorman & Company, Inc.
City/State: Oregon, WI Zip: 53575
Email: tmatkom@gormanusa.com

Project Contact Person: Marc Ott
Street Address: 200 N. Main Street
Telephone: (608) 835-6388 Fax: (608) 835-3009

Company: Gorman & Company, Inc.
City/State: Oregon, WI Zip: 53575
Email: mott@gormanusa.com

Project Owner (if not applicant): Gorman & Comapny, Inc.
Street Address: 200 N. Main Street
Telephone: (608) 835-6388 Fax: (608) 835-6388

City/State: Oregon, WI Zip: 53575
Email: mott@gormanusa.com

4. Applicant Declarations:

A. Prior to submitting this application, the applicant is required to discuss the proposed project with Urban Design Commission staff. This application was discussed with Al Martin on 07-21-2015.
(name of staff person) (date of meeting)

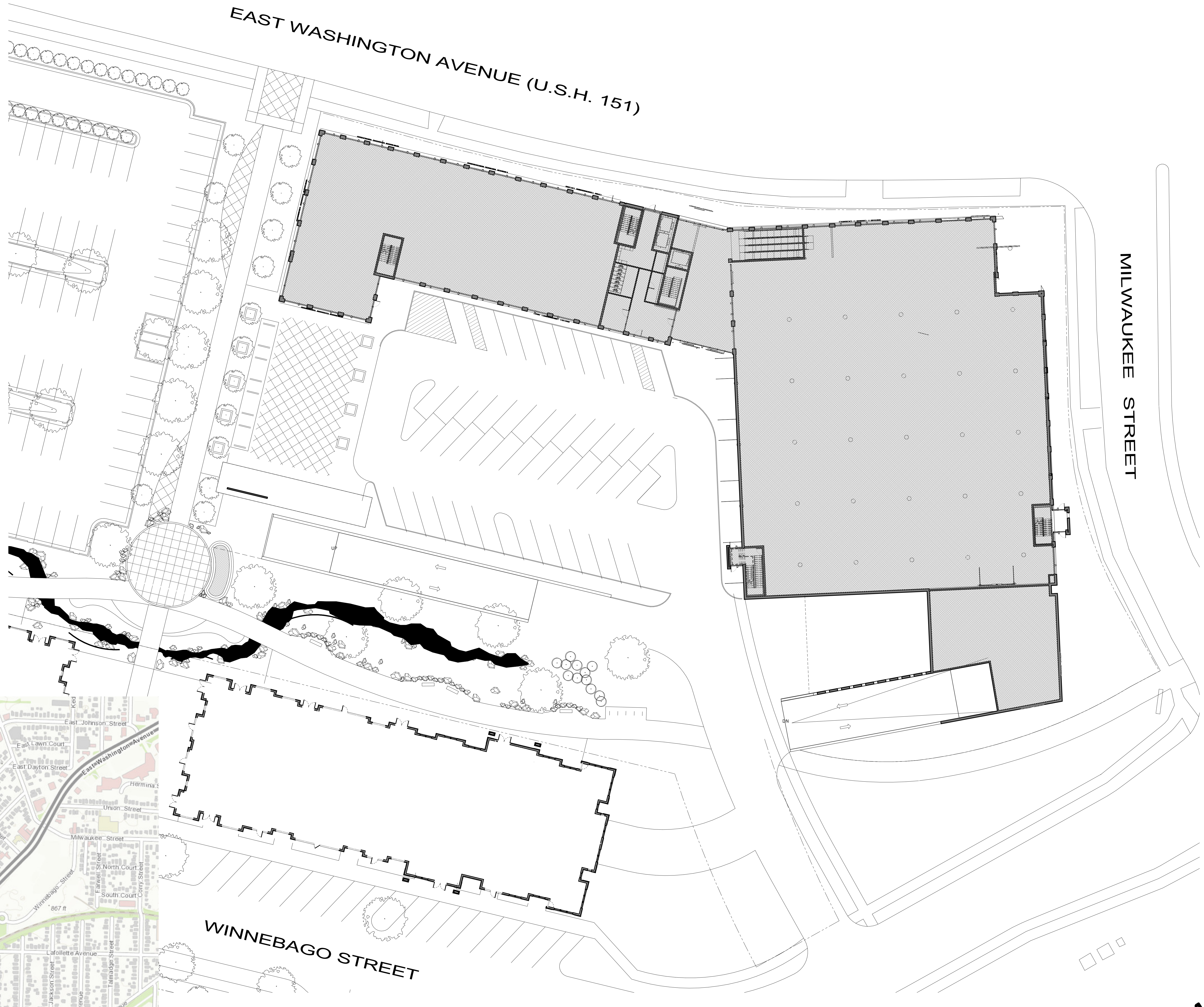
B. The applicant attests that all required materials are included in this submittal and understands that if any required information is not provided by the application deadline, the application will not be placed on an Urban Design Commission agenda for consideration.

Name of Applicant Edward Matkom Relationship to Property Developer

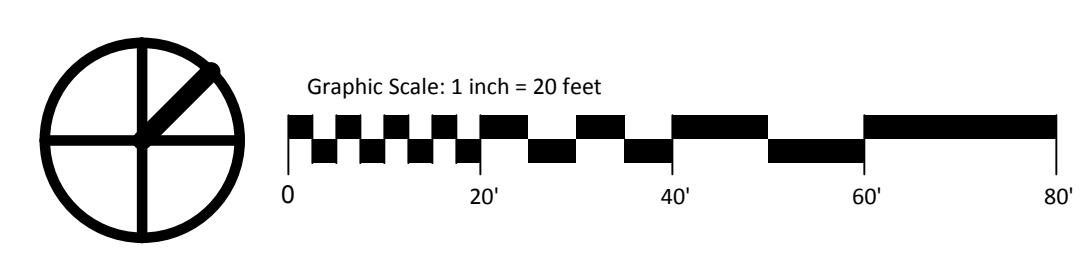
Authorized Signature Date September 30, 2015

UNION CORNERS BUILDING 1

**2524 WINNEBAGO ST
MADISON, WI 53704**



1 ARCHITECTURAL SITE PLAN
SCALE: 1" = 20' 0"

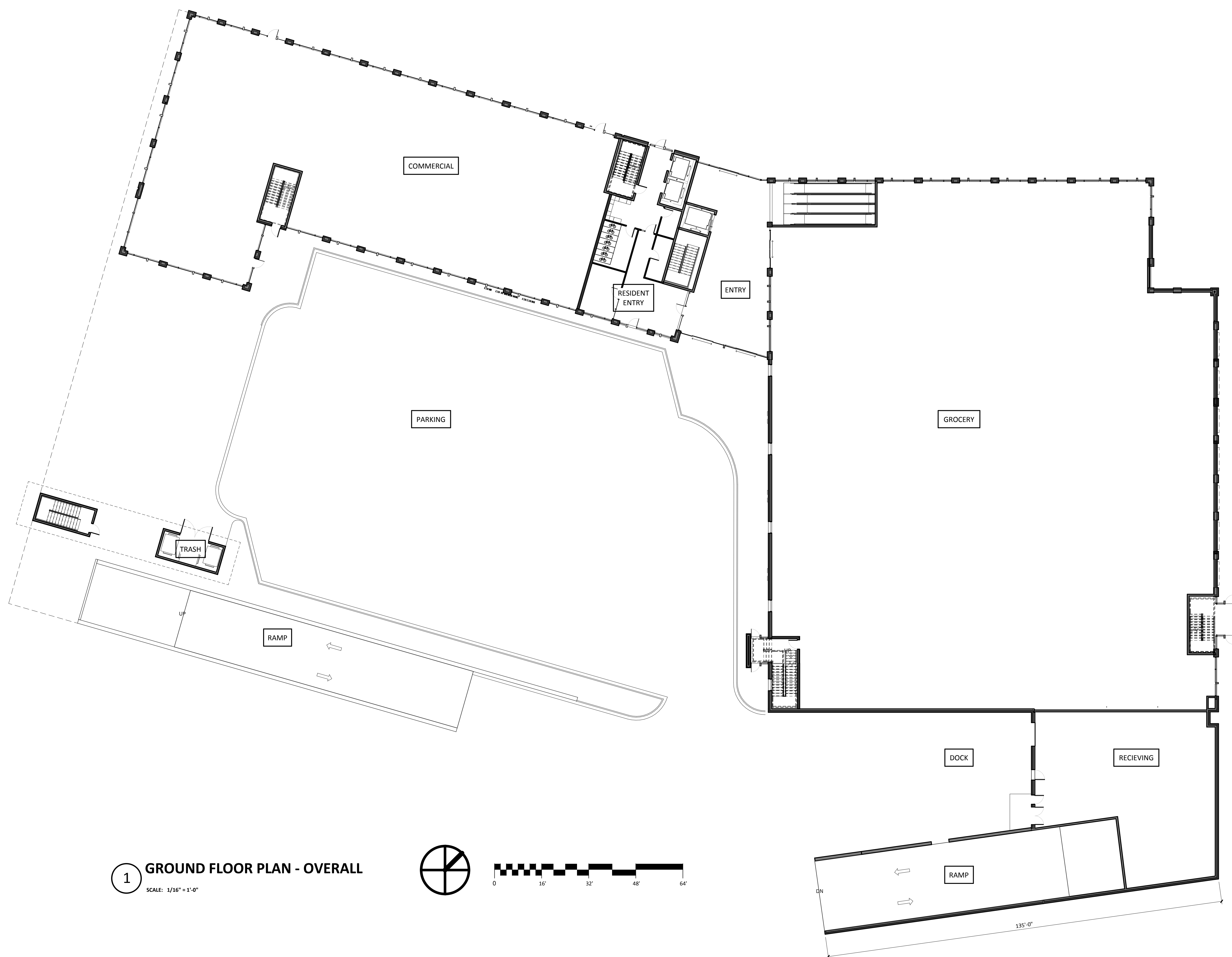


SUBMITTAL	
Project No.	Project Number
Plot Date:	9/30/2015 8:55:54 AM
Drawn by:	ms
Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

**PRELIMINARY
NOT FOR CONSTRUCTION**

Sheet Title
**ARCHITECTURAL SITE
PLAN**

Sheet No.
A1



1 GROUND FLOOR PLAN - OVERALL
 SCALE: 1/16" = 1'-0"

UNION CORNERS BUILDING 1

**2524 WINNEBAGO ST
 MADISON, WI 53704**

SUBMITTAL

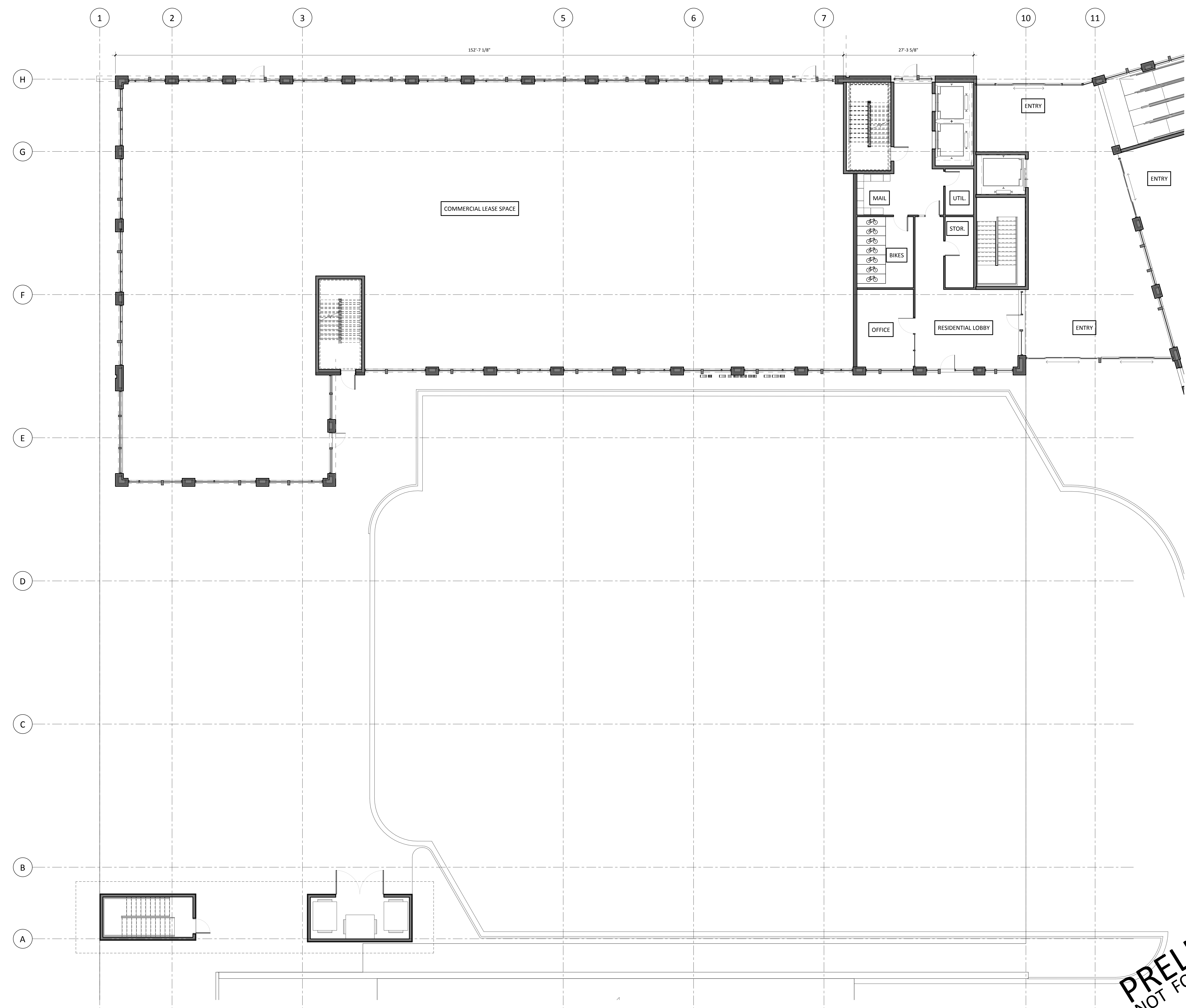
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Drawn by:	cbb

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 OVERALL GROUND FLOOR

Sheet No.
A2



UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704

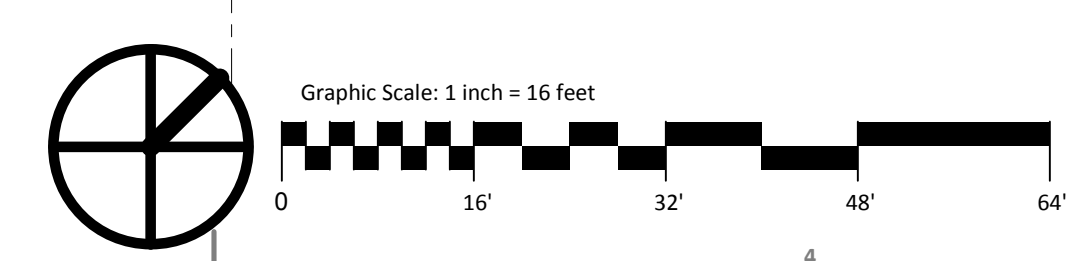
SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 10:36:37 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

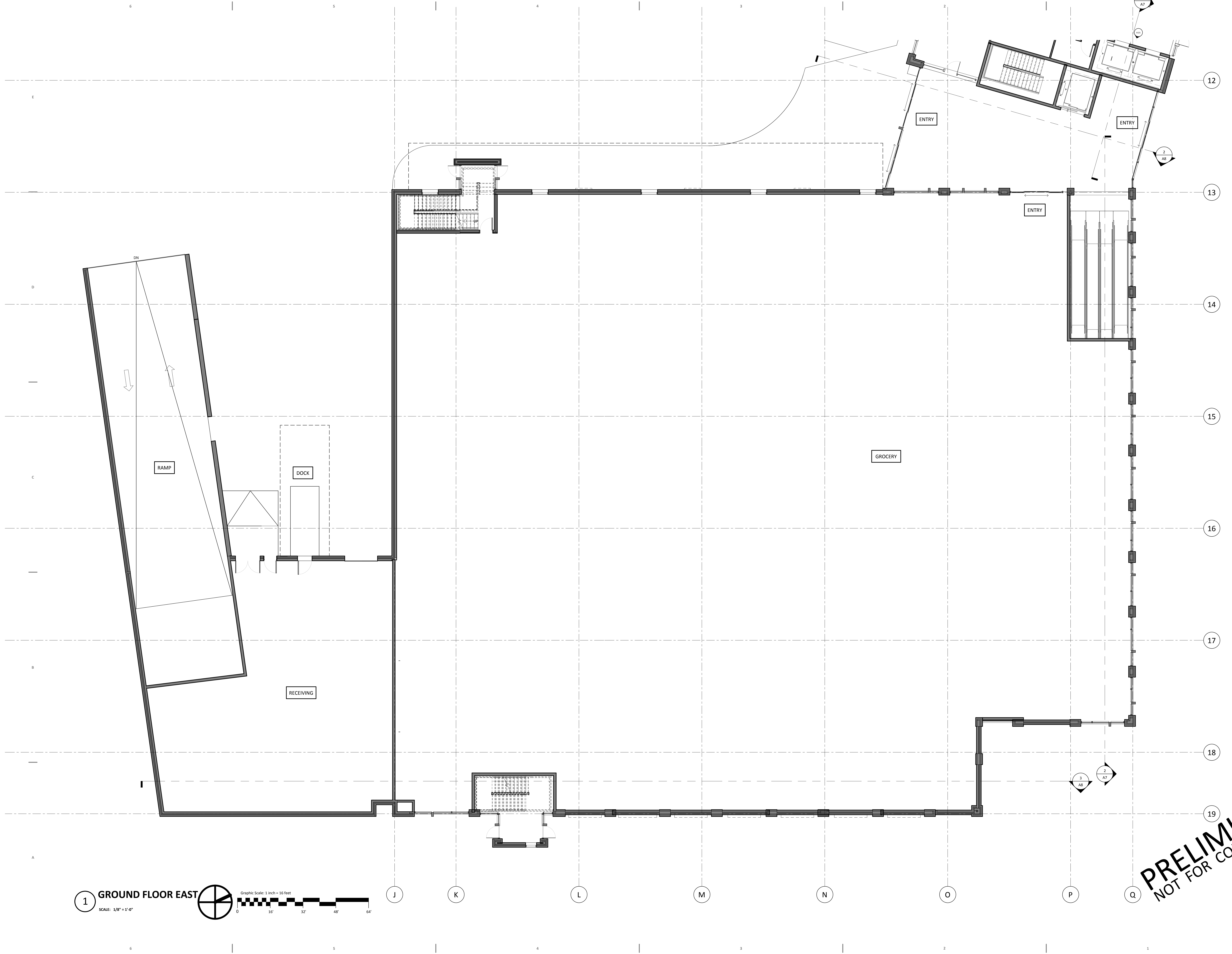
PRELIMINARY
NOT FOR CONSTRUCTION

1 GROUND FLOOR WEST
SCALE: 1/8" = 1'-0"



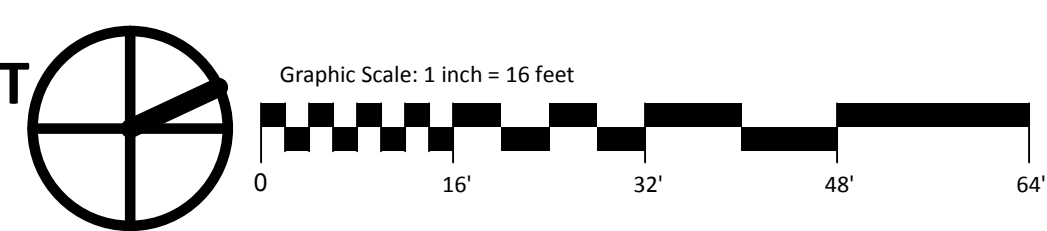
UNION CORNERS BUILDING 1

**2524 WINNEBAGO ST
 MADISON, WI 53704**



1 GROUND FLOOR EAST

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



SUBMITTAL

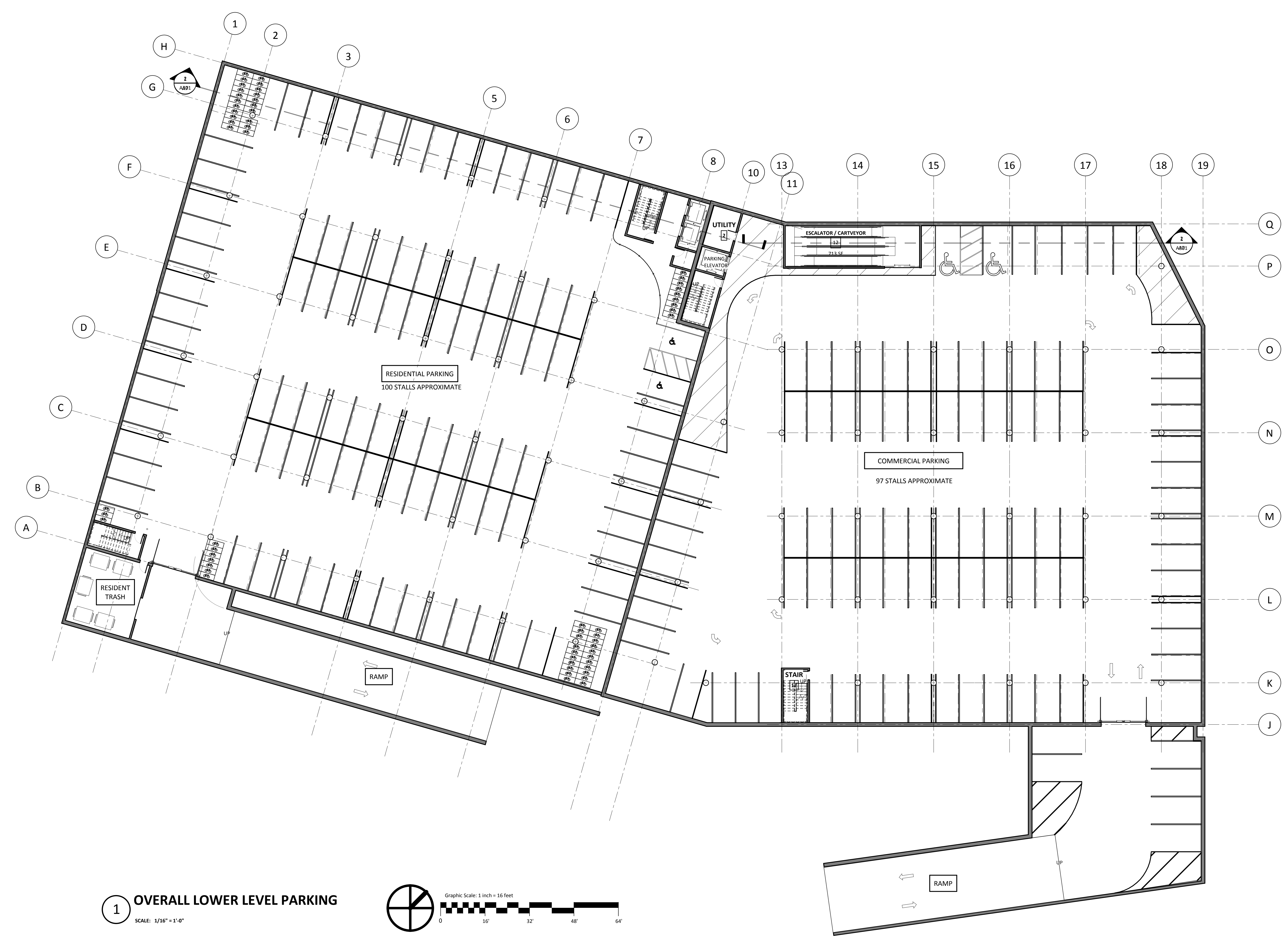
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Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

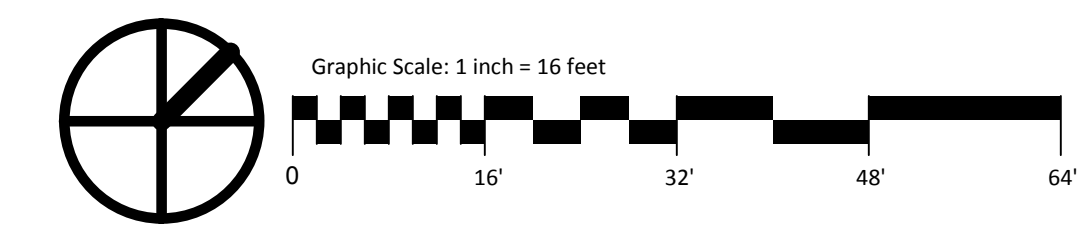
PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 GROUND FLOOR EAST

Sheet No.
A2b



1 OVERALL LOWER LEVEL PARKING
SCALE: 1/16" = 1'-0"



UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704

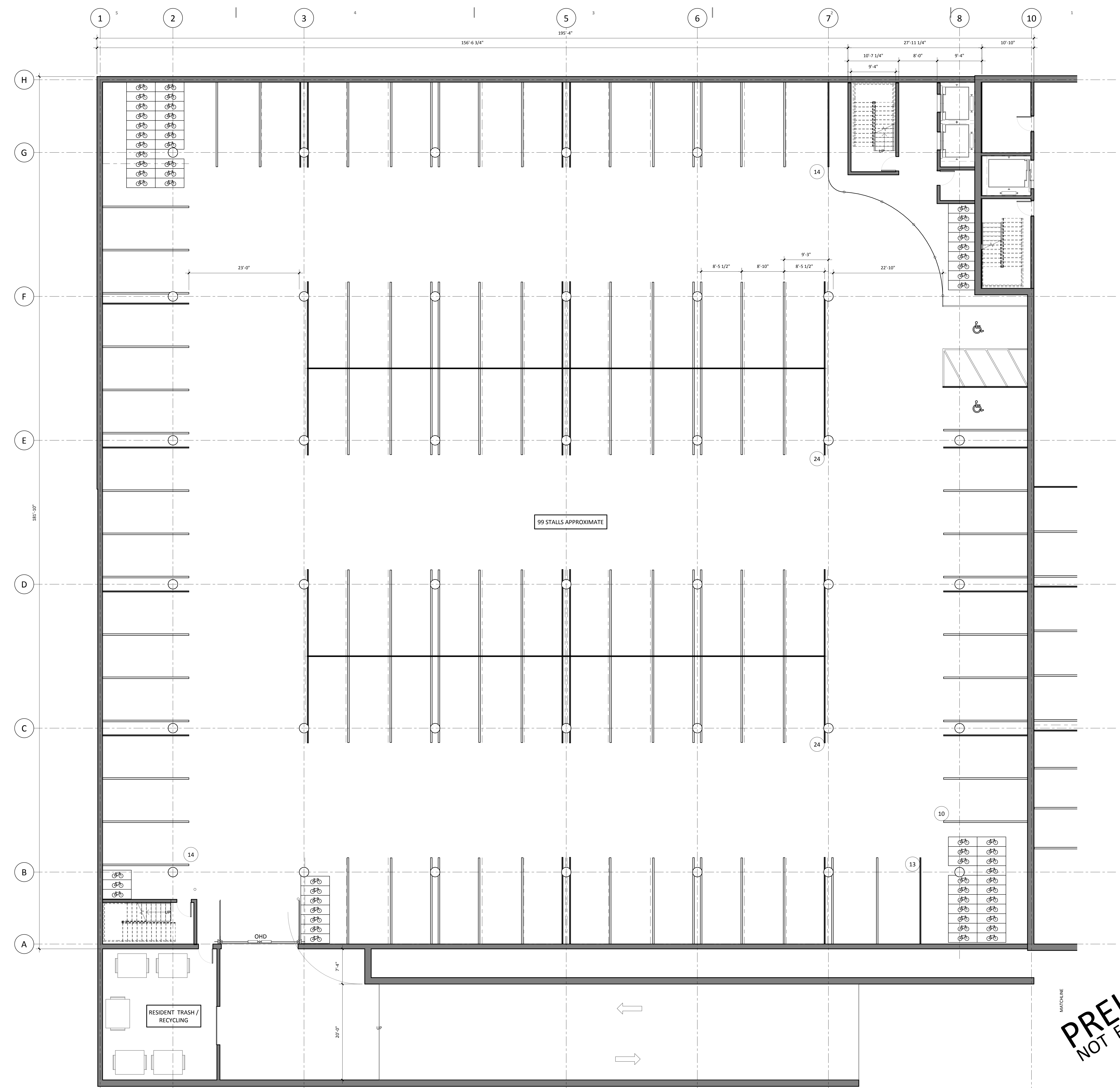
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Project No.	Project Number
Plot Date:	9/30/2015 10:54:53 AM
Drawn by:	ms
Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title
**OVERALL LOWER LEVEL
PARKING**

Sheet No.
A3

UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704



1 PARKING LEVEL WEST RESIDENTIAL
SCALE: 1/8" = 1'-0"

SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 7:20:53 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title	PARKING LEVEL WEST RESIDENTIAL
Sheet No.	A3a

UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704

SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 10:56:21 AM
Drawn by:	Author

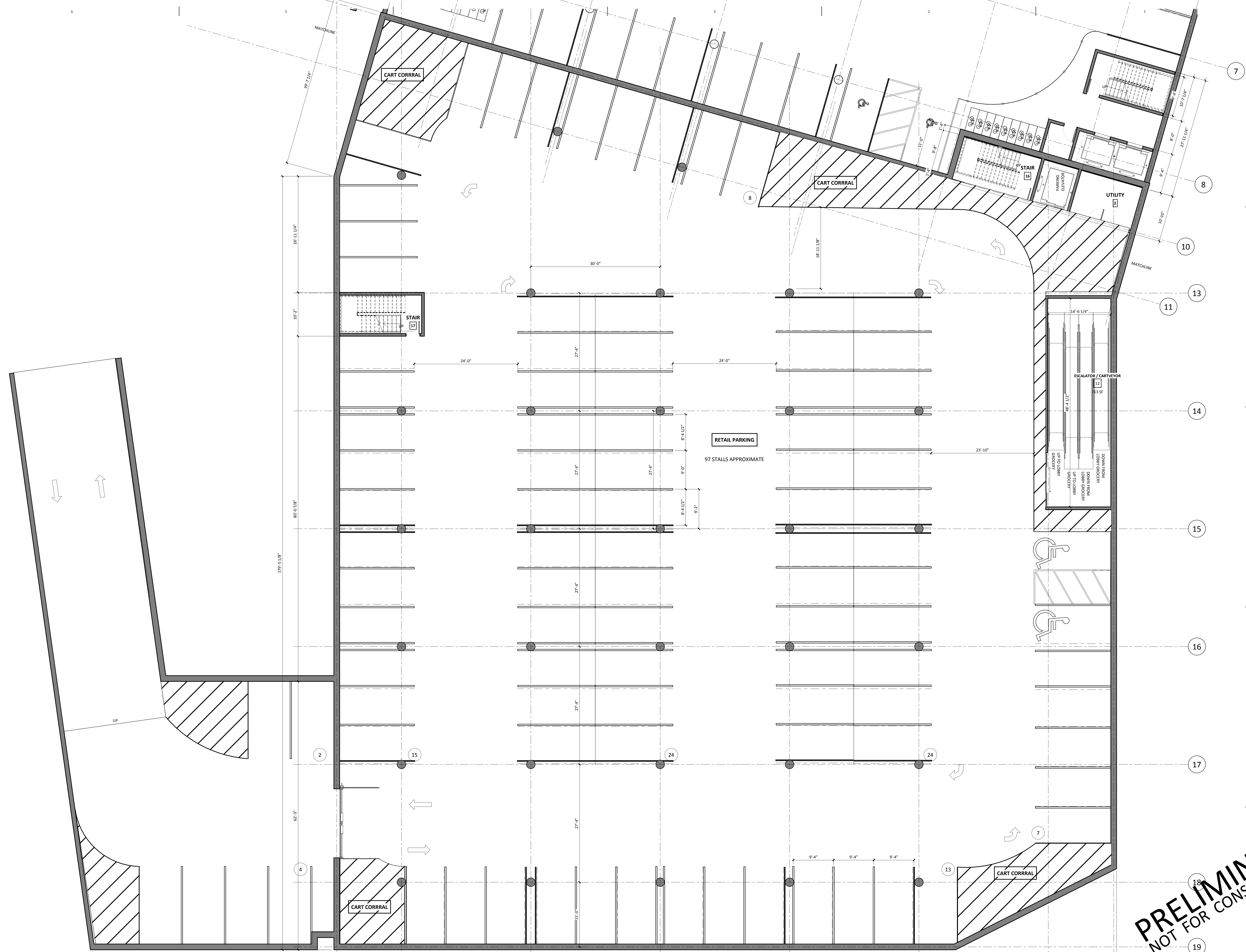
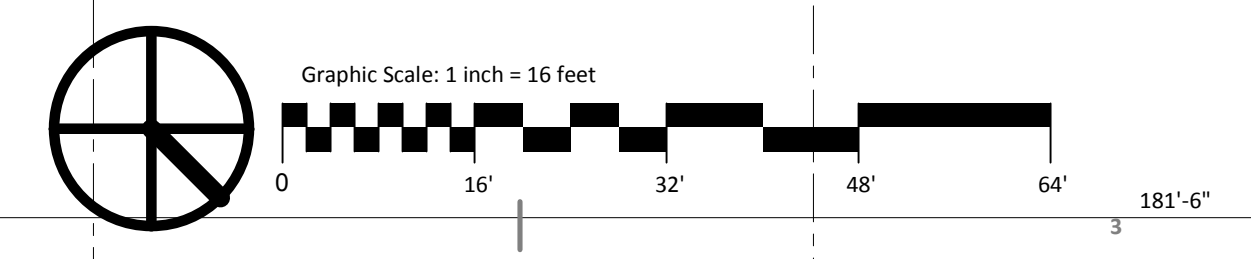
Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

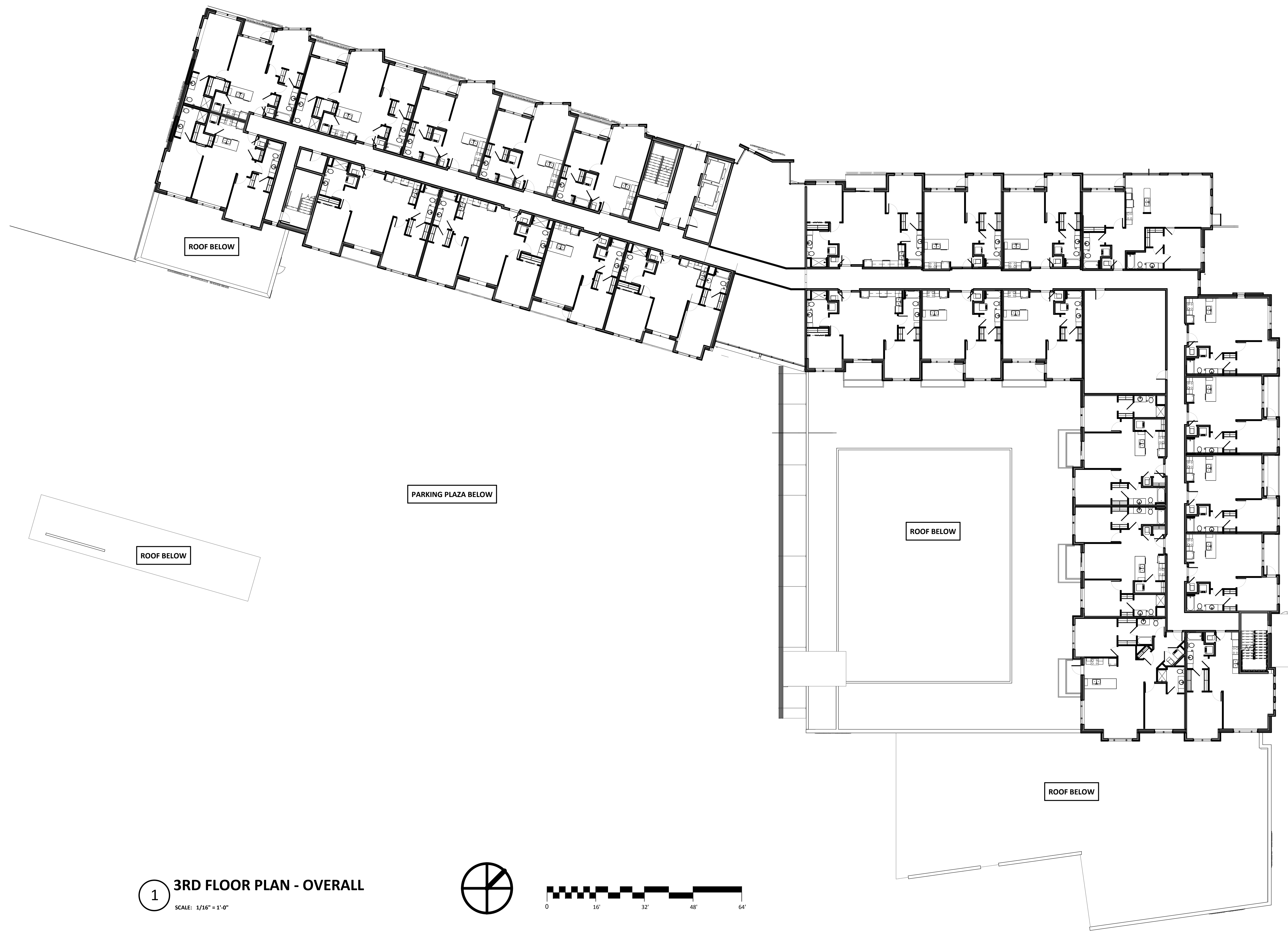
PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title
PARKING LEVEL EAST
RETAIL

Sheet No.
A3b

1 PARKING LEVEL EAST RETAIL
SCALE: 1/8" = 1'-0"





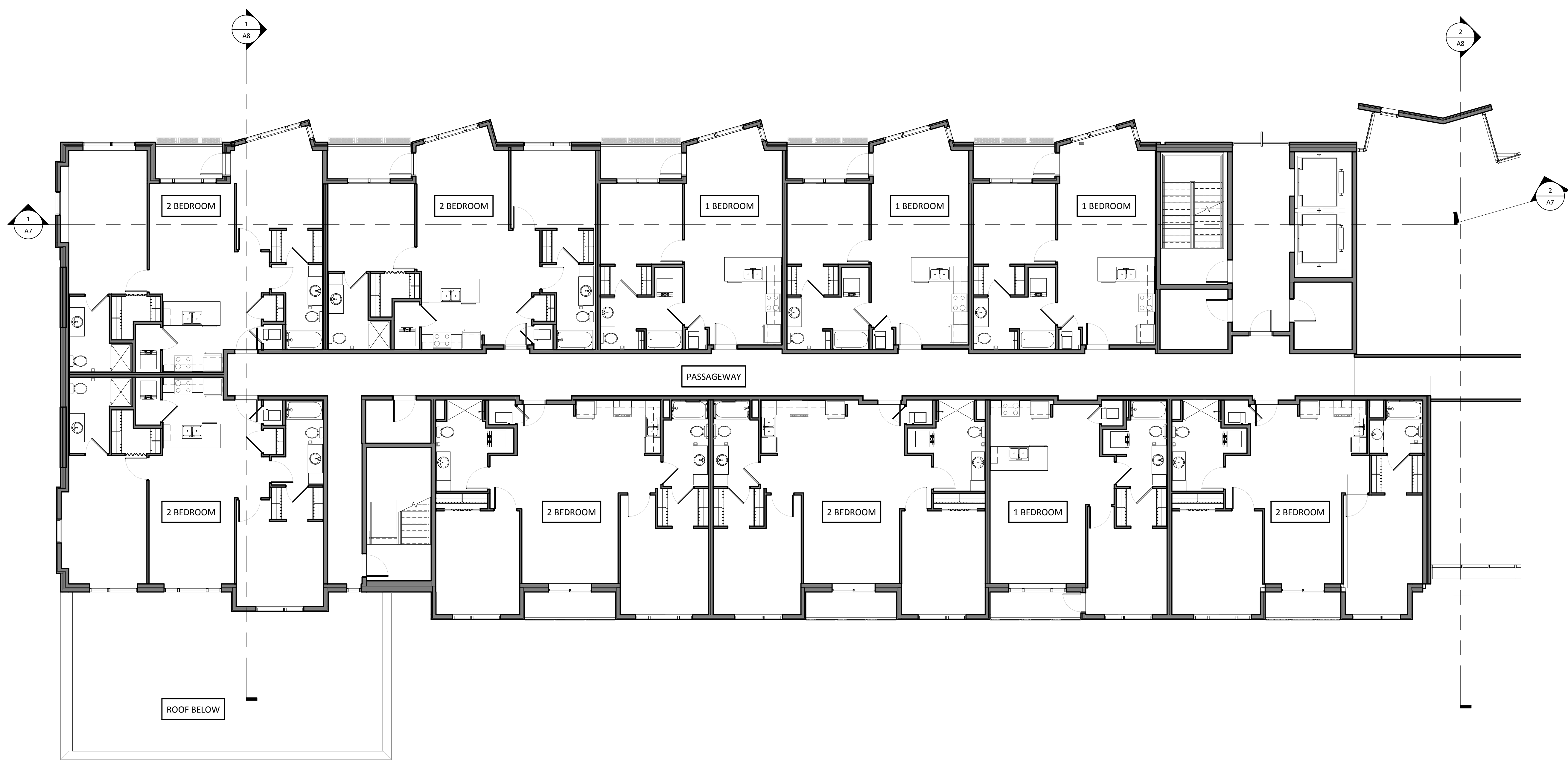
1 3RD FLOOR PLAN - OVERALL
 SCALE: 1/16" = 1'-0"

UNION CORNERS BUILDING 1
 2524 WINNEBAGO ST
 MADISON, WI 53704

SUBMITTAL	
Project No.	Project Number
Plot Date:	9/30/2015 11:01:43 AM
Drawn by:	cbb
Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title	OVERALL 3RD FLOOR PLAN
Sheet No.	A4



1 03-FP WEST
 SCALE: 1/8" = 1'-0"

UNION CORNERS BUILDING 1
 2524 WINNEBAGO ST
 MADISON, WI 53704

SUBMITTAL

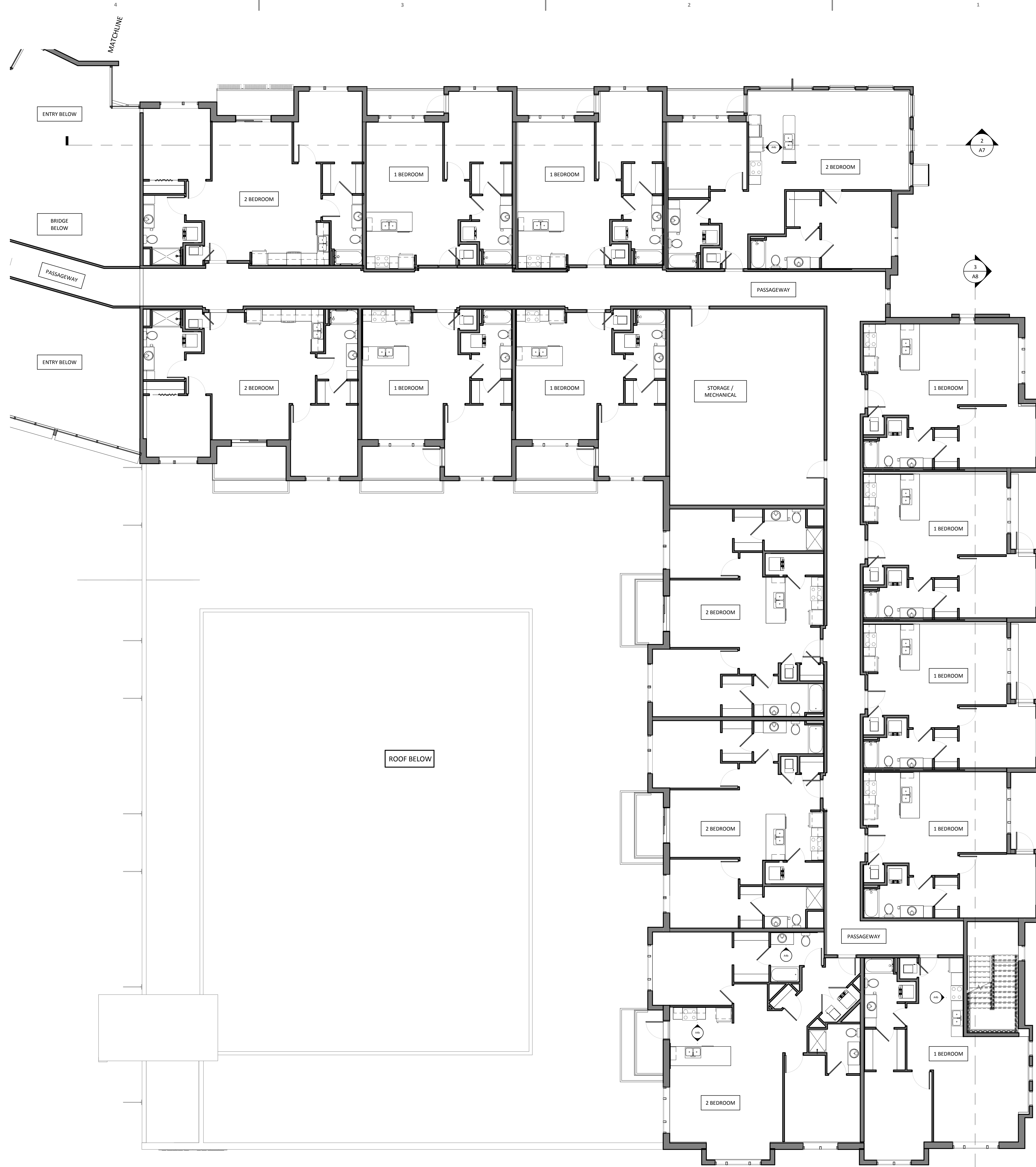
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Plot Date:	9/30/2015 9:03:42 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 3RD FLOOR WEST -
 RESIDENTIAL

Sheet No.
A4a



UNION CORNERS BUILDING 1

**2524 WINNEBAGO ST
 MADISON, WI 53704**

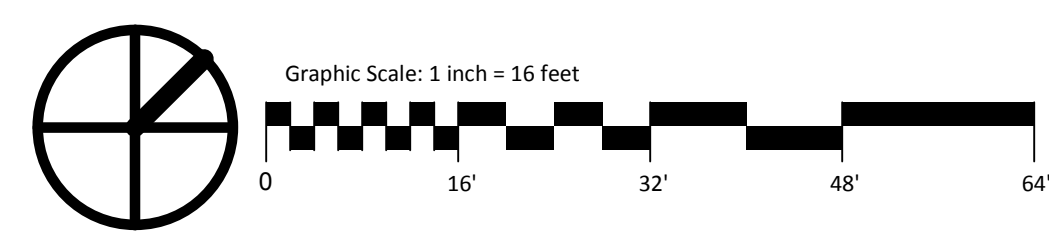
SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 9:04:06 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

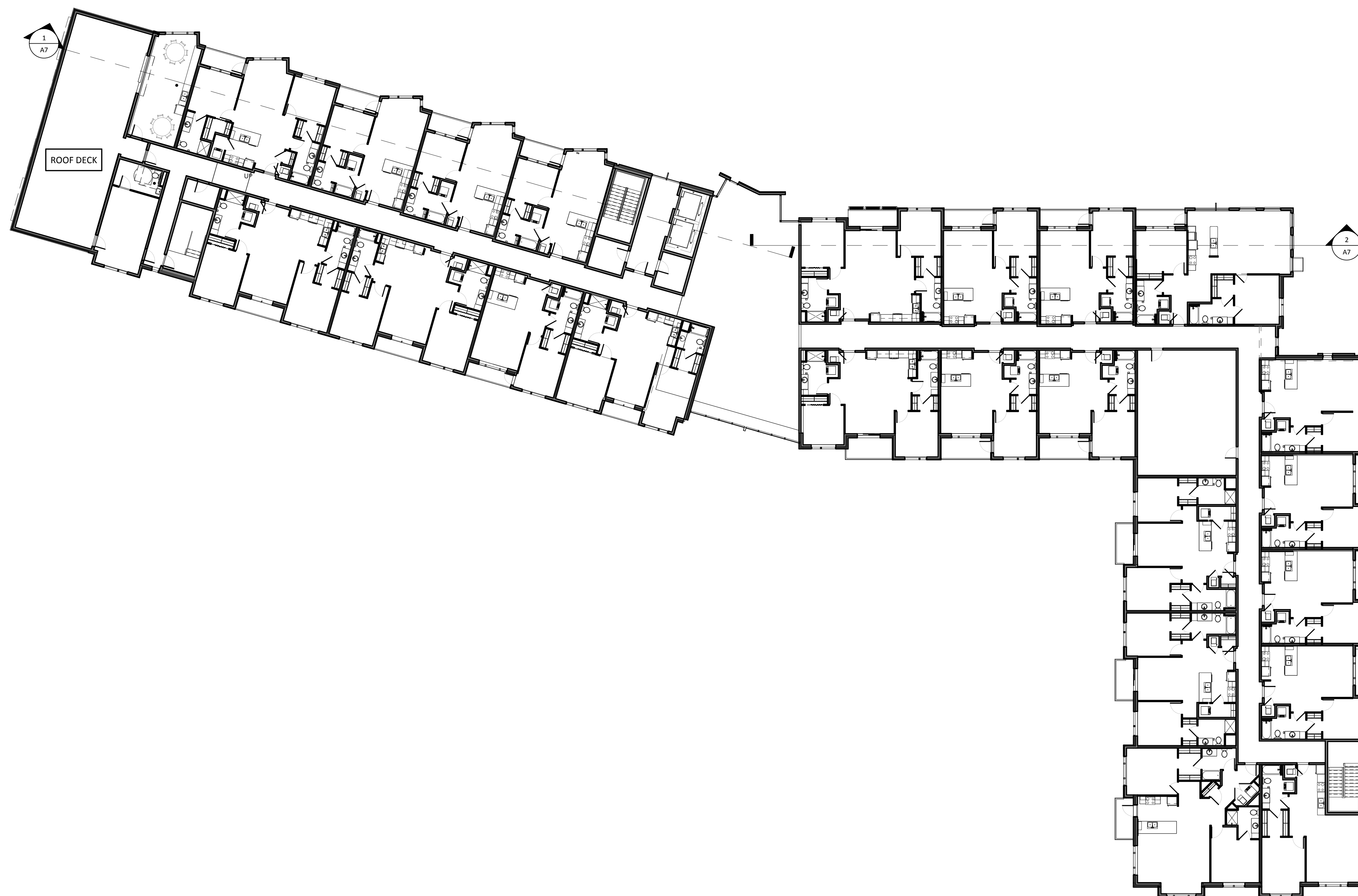
PRELIMINARY
 NOT FOR CONSTRUCTION

1 03-FP EAST
 SCALE: 1/8" = 1'-0"

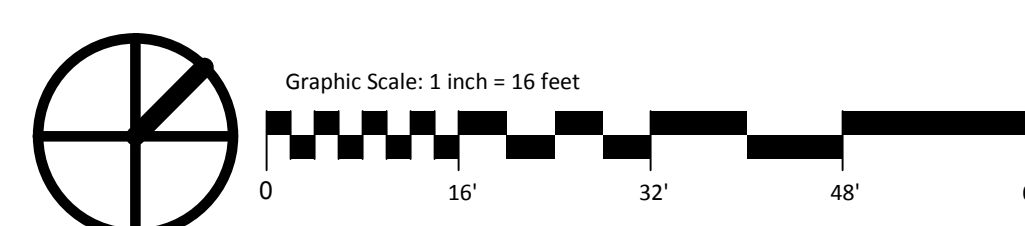


Sheet Title
**3RD FLOOR EAST -
 RESIDENTIAL**

Sheet No.
A4b



1 05 - 5TH FLOOR PLAN - OVERALL
SCALE: 1/16" = 1'-0"



UNION CORNERS BUILDING 1

**2524 WINNEBAGO ST
MADISON, WI 53704**

SUBMITTAL

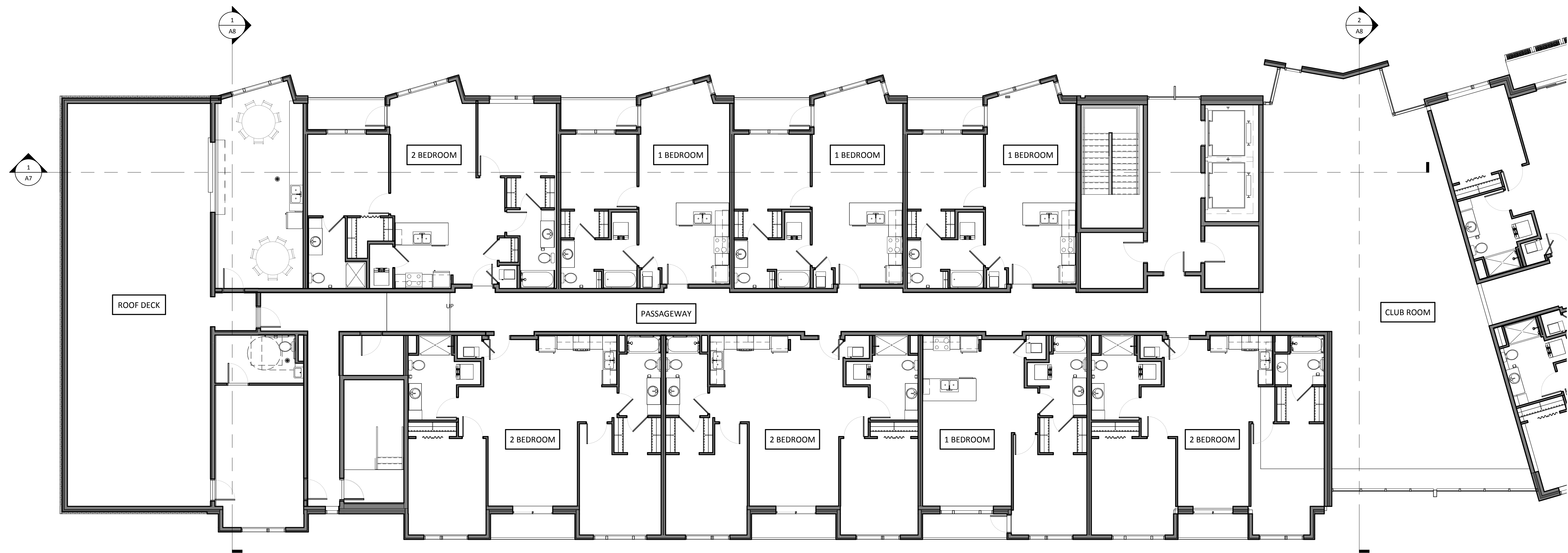
Project No. _____ Project Number _____
Plot Date: 9/30/2015 9:06:04 AM
Drawn by: _____ Author _____

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

**PRELIMINARY
NOT FOR CONSTRUCTION**

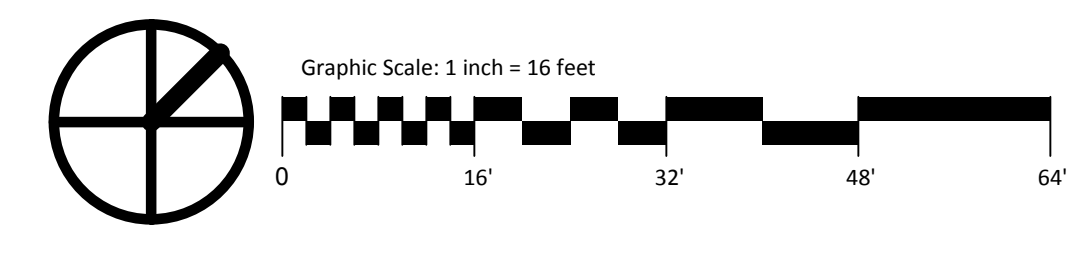
Sheet Title
OVERALL FIFTH FLOOR

Sheet No.
A5



UNION CORNERS BUILDING 1
 2524 WINNEBAGO ST
 MADISON, WI 53704

1 05-FP WEST
 SCALE: 1/8" = 1'-0"

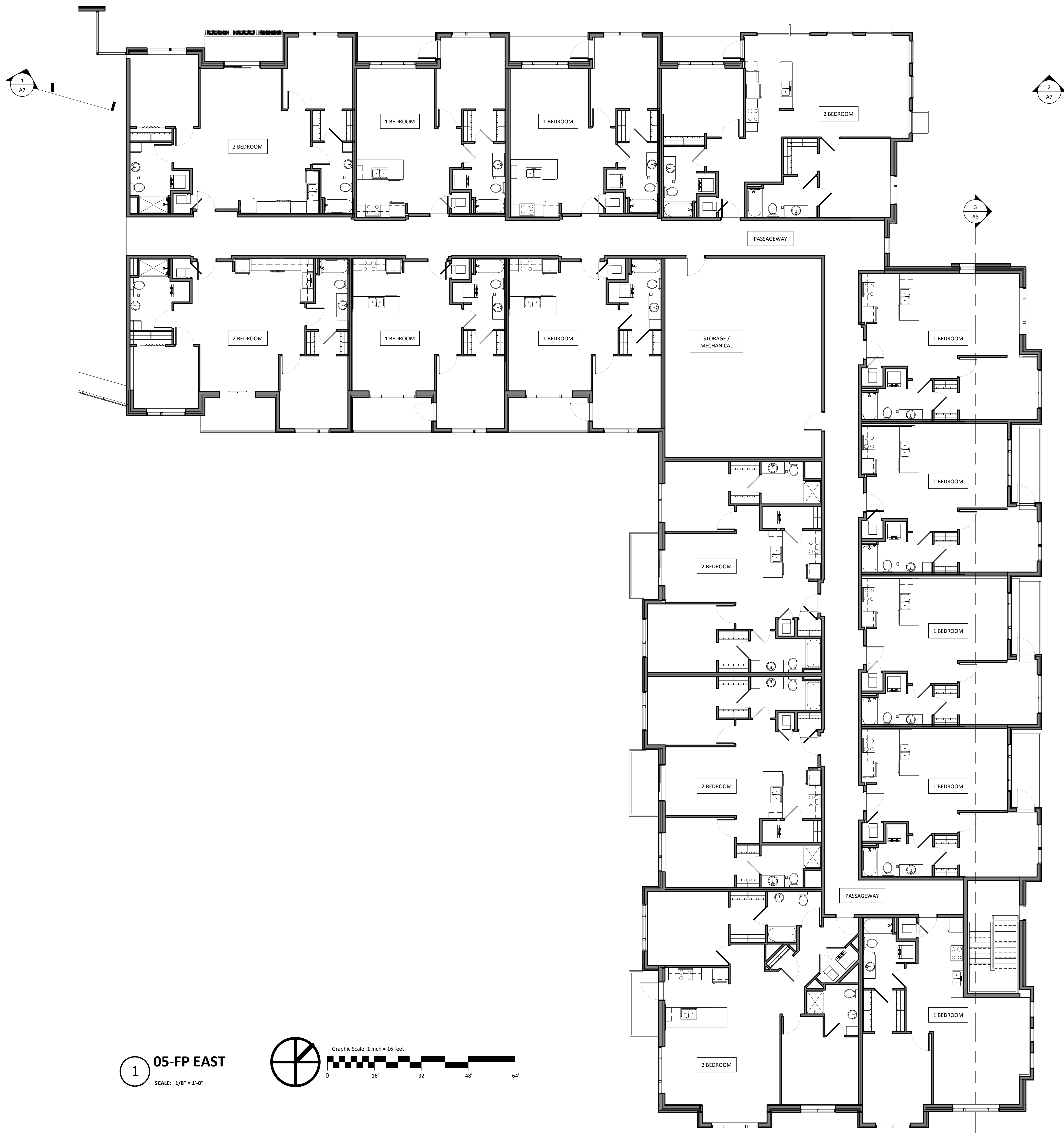


SUBMITTAL	
Project No.	Project Number
Plot Date:	9/30/2015 9:06:22 AM
Drawn by:	Author
Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

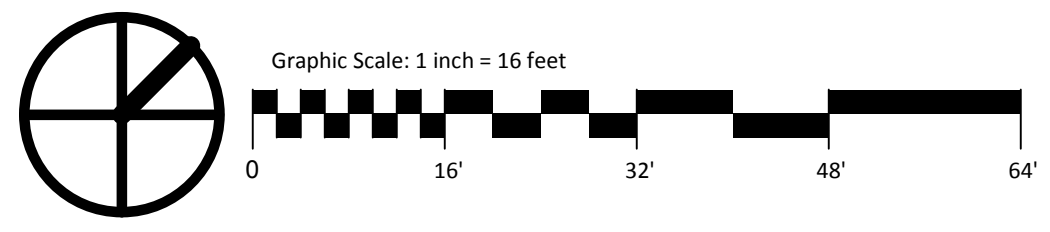
PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 5TH FLOOR WEST

Sheet No.
A5a



1 05-FP EAST
 SCALE: 1/8" = 1'-0"



UNION CORNERS BUILDING 1
 2524 WINNEBAGO ST
 MADISON, WI 53704

SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 9:06:52 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 5th FLOOR EAST

Sheet No.
A5b



5 NORTH
SCALE: 1/2" = 1'-0"

STOREFRONT MAIN ENTRY RESIDENTIAL ENTRY STOREFRONT



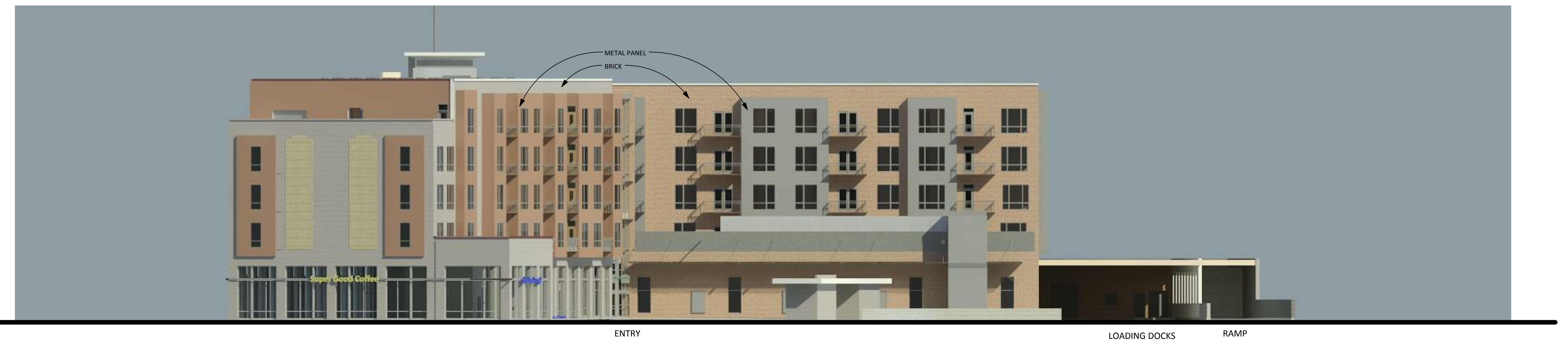
2 EAST
SCALE: 1/2" = 1'-0"

RESIDENTIAL ENTRY ART WALL INSTALLATION MAIN ENTRY



G SOUTH
SCALE: 1/2" = 1'-0"

RESIDENTIAL ENTRY MAIN ENTRY LOADING DOCKS



4 WEST
SCALE: 1/2" = 1'-0"

ENTRY LOADING DOCKS RAMP

UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704

SUBMITTAL	
Project No.	Project Number
Plot Date:	9/30/2015 10:34:40 AM
Drawn by:	Author
Date	Issue Description
9.9.15	UDC INITIAL

PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title
3D ELEVATIONS FOR
RENDER

Sheet No.
A6

Seal

Consultant

UNION CORNERS BUILDING 1
 2524 WINNEBAGO ST
 MADISON, WI 53704



1 EAST ORTHO ELEV
 SCALE: 1/2" = 1'-0"



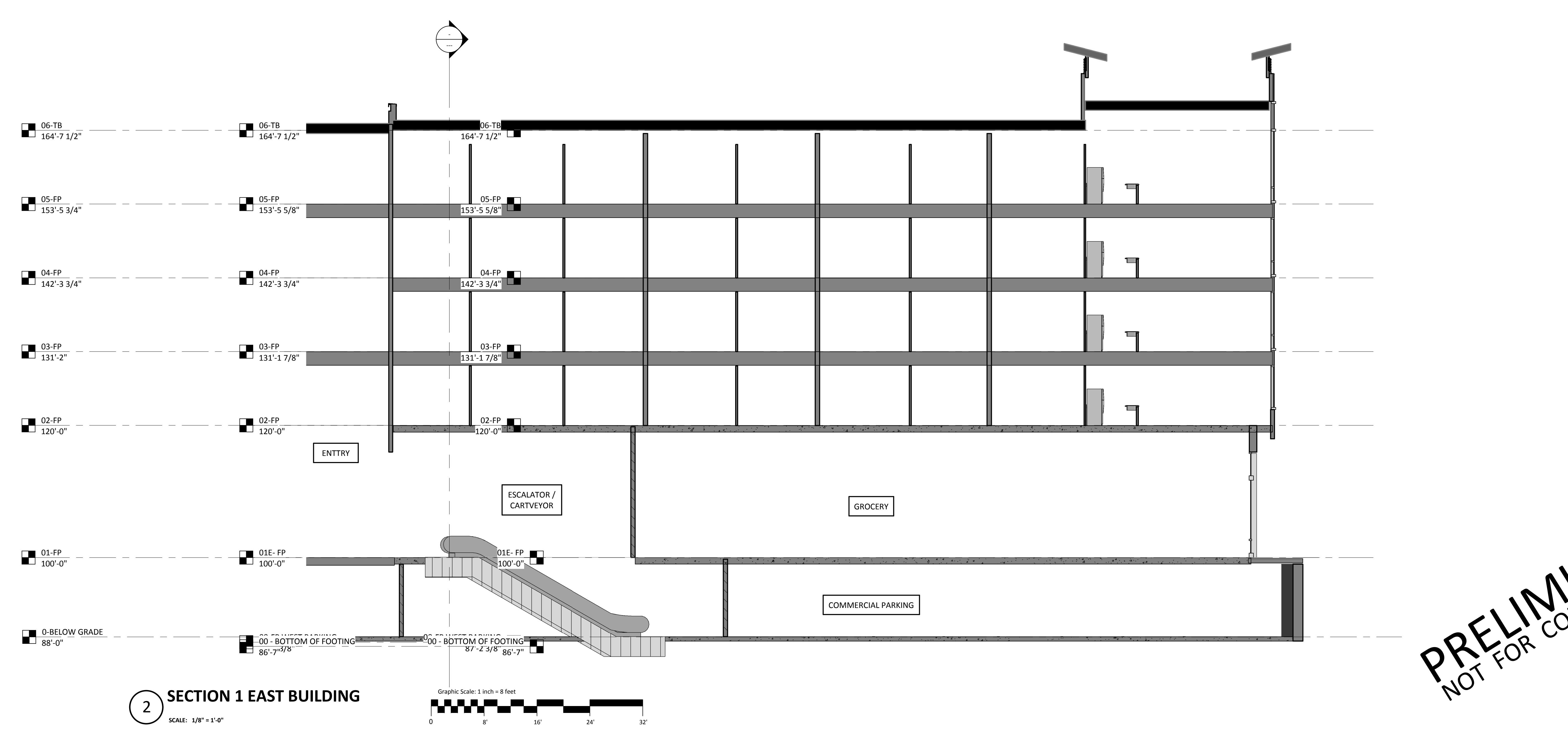
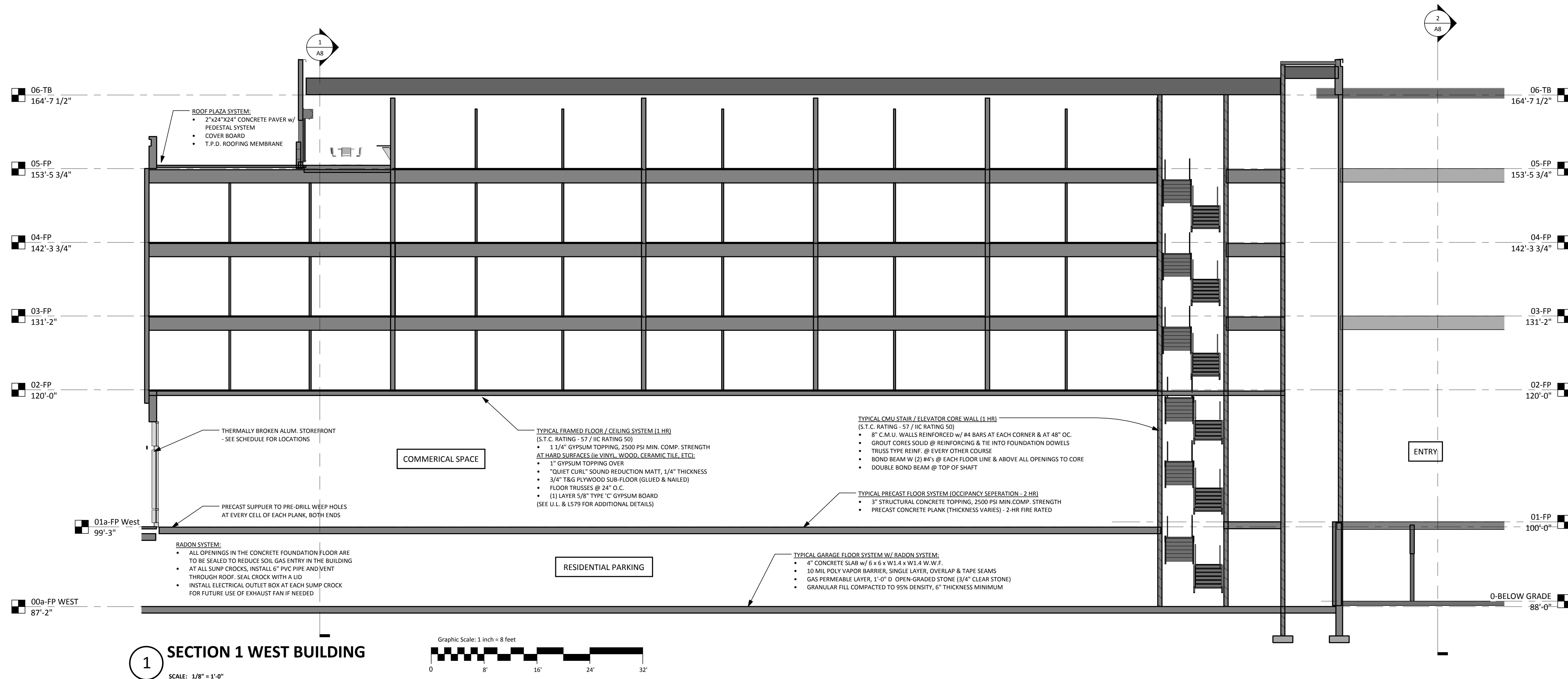
2 NORTH ORTHO ELEV - EAST BLDG
 SCALE: 1/2" = 1'-0"

SUBMITTAL	
Project No.	Project Number
Plot Date:	9/30/2015 10:17:55 AM
Drawn by:	Author
Date	Issue Description
9.30.15	UDC FINAL

PRELIMINARY
 NOT FOR CONSTRUCTION

Sheet Title
 Exterior Elevations

Sheet No.
A6b



UNION CORNERS BUILDING 1
2524 WINNEBAGO ST
MADISON, WI 53704

SUBMITTAL

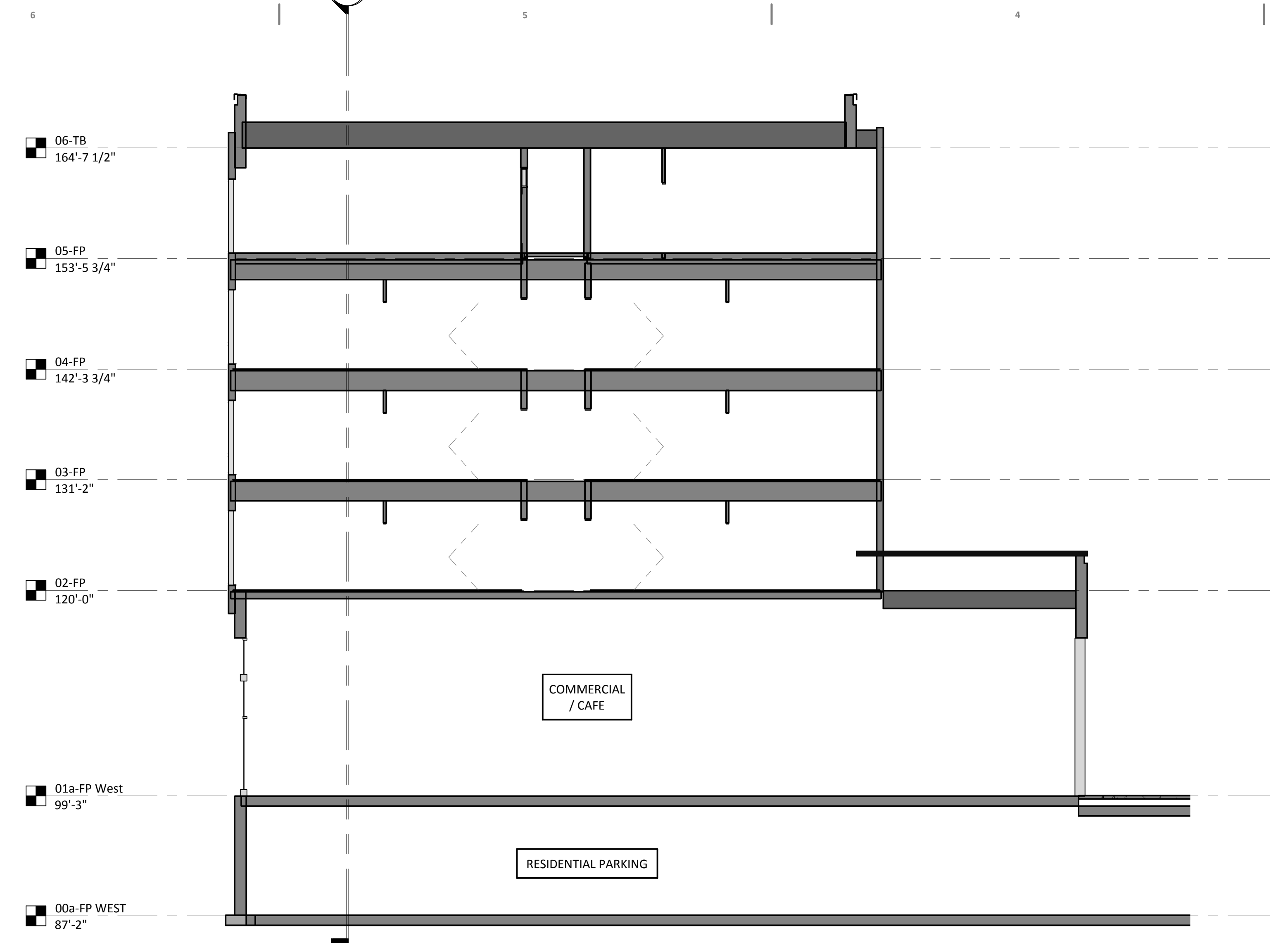
Project No.	Project Number
Plot Date:	9/30/2015 9:08:06 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

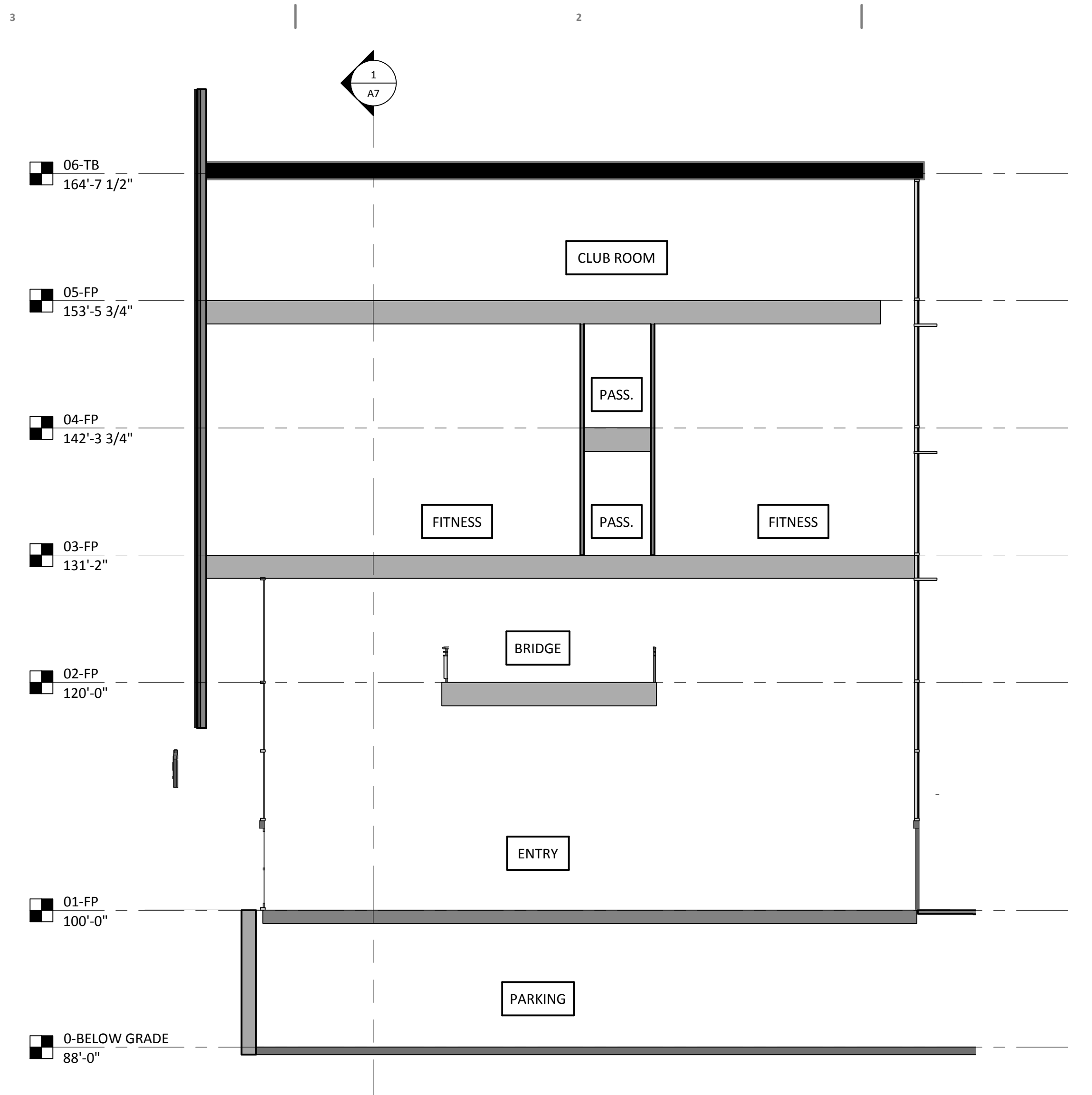
PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title
BUILDING SECTIONS

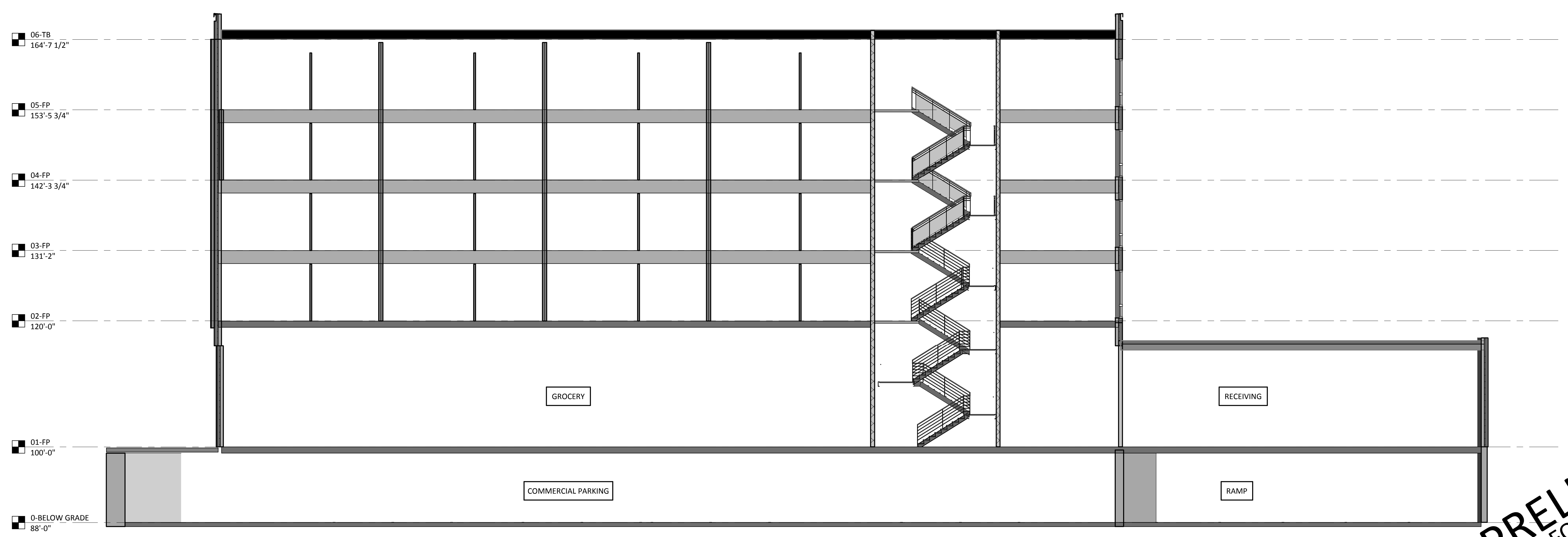
Sheet No.
A7



1 WEST BUILDING SECTION
SCALE: 1/8" = 1'-0"
Graphic Scale: 1 inch = 8 feet



2 SECTION 8 @ ATRIUM
SCALE: 1/8" = 1'-0"
Graphic Scale: 1 inch = 8 feet



3 EAST BUILDING SECTION
SCALE: 1/8" = 1'-0"
Graphic Scale: 1 inch = 8 feet

SUBMITTAL

Project No.	Project Number
Plot Date:	9/30/2015 9:08:29 AM
Drawn by:	Author

Date	Issue Description
9.9.15	UDC INITIAL
9.30.15	UDC FINAL

PRELIMINARY
NOT FOR CONSTRUCTION

Sheet Title
BUILDING SECTIONS

Sheet No.
A8