



Madison Landmarks Commission APPLICATION

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

1. LOCATION

Project Address: 306 Lathrop St.; Madison, WI 53726 Aldermanic District: 5

2. PROJECT

Date Submitted: October 5, 2015

Project Title / Description: Addition to rear of existing principal building + added detached garage.

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

- Alteration / Addition to a Designated Madison Landmark
- Alteration / Addition to a building adjacent to a Designated Madison Landmark
- Alteration / Addition to a building in a Local Historic District (specify):
 - Mansion Hill
 - Third Lake Ridge
 - First Settlement
 - University Heights
 - Marquette Bungalows
- New Construction in a Local Historic District (specify):
 - Mansion Hill
 - Third Lake Ridge
 - First Settlement
 - University Heights
 - Marquette Bungalows
- Demolition
- Variance from the Landmarks Ordinance
- Referral from Common Council, Plan Commission, or other referral
- Other (specify): _____

3. APPLICANT

Applicant's Name: Molly Cooper Company: COOPER ARCHITECTURE LLC

Address: 418 Hillington Way City/State: Madison/WI Zip: 53726

Telephone: 206-795-1804 E-mail: STEWARTCOOPER@MSN.COM

Property Owner (if not applicant): Carolina C Pezua

Address: 306 Lathrop Street City/State: Madison/WI Zip: 53726

Property Owner's Signature:  Date: October 5, 2015

GENERAL SUBMITTAL REQUIREMENTS

Twelve (12) collated paper copies and electronic (.pdf) files of the following: (Note the filing deadline is 4:30 PM on the filing day)

- Application
- Brief narrative description of the project
- Scaled plan set reduced to 11" x 17" or smaller pages. Please include:
 - Site plan showing all property lines and structures
 - Building elevations, plans and other drawings as needed to illustrate the project
 - Photos of existing house/building
 - Contextual information (such as photos) of surrounding properties
- Any other information that may be helpful in communicating the details of the project and how it complies with the Landmarks Ordinance, including the impacts on existing structures on the site or on nearby properties.

Questions? Please contact the
Historic Preservation Planner:
Amy Scanlon
Phone: 608.266.6552
Email: ascanlon@cityofmadison.com

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.

Madison Landmarks Commission

BRIEF NARRATIVE DESCRIPTION OF THE PROJECT

The subject single-family home is located at 306 Lathrop Street in the City of Madison University Heights Historic District. Originally constructed in 1925 in an “American Four-Square” house style with elements of “Prairie School” style details. The existing home is two finished levels above grade, and a partially finished below grade basement. The existing home has an approximately 931 square-foot footprint (including covered front porch, not including uncovered rear deck) on a 7,200 square foot lot.

The Owner intends.....

1. Demolish existing rear deck and add a two-story addition (with full basement) to the rear of the principal structure. The footprint of the rear addition is proposed to be 352 square feet.
2. To add a detached garage to the rear of the property. The footprint of the rear garage is proposed to be 528 square feet. The height of the rear garage proposed to meet the City’s zoning requirements for height.

Attached to this document are the following items to assist in communicating the details of this project.....

- University Heights Historic District Map – with subject site located.
- Photos of existing house.
- Photos of surrounding context.
- Design drawings; including site plan, floor plans, elevations.



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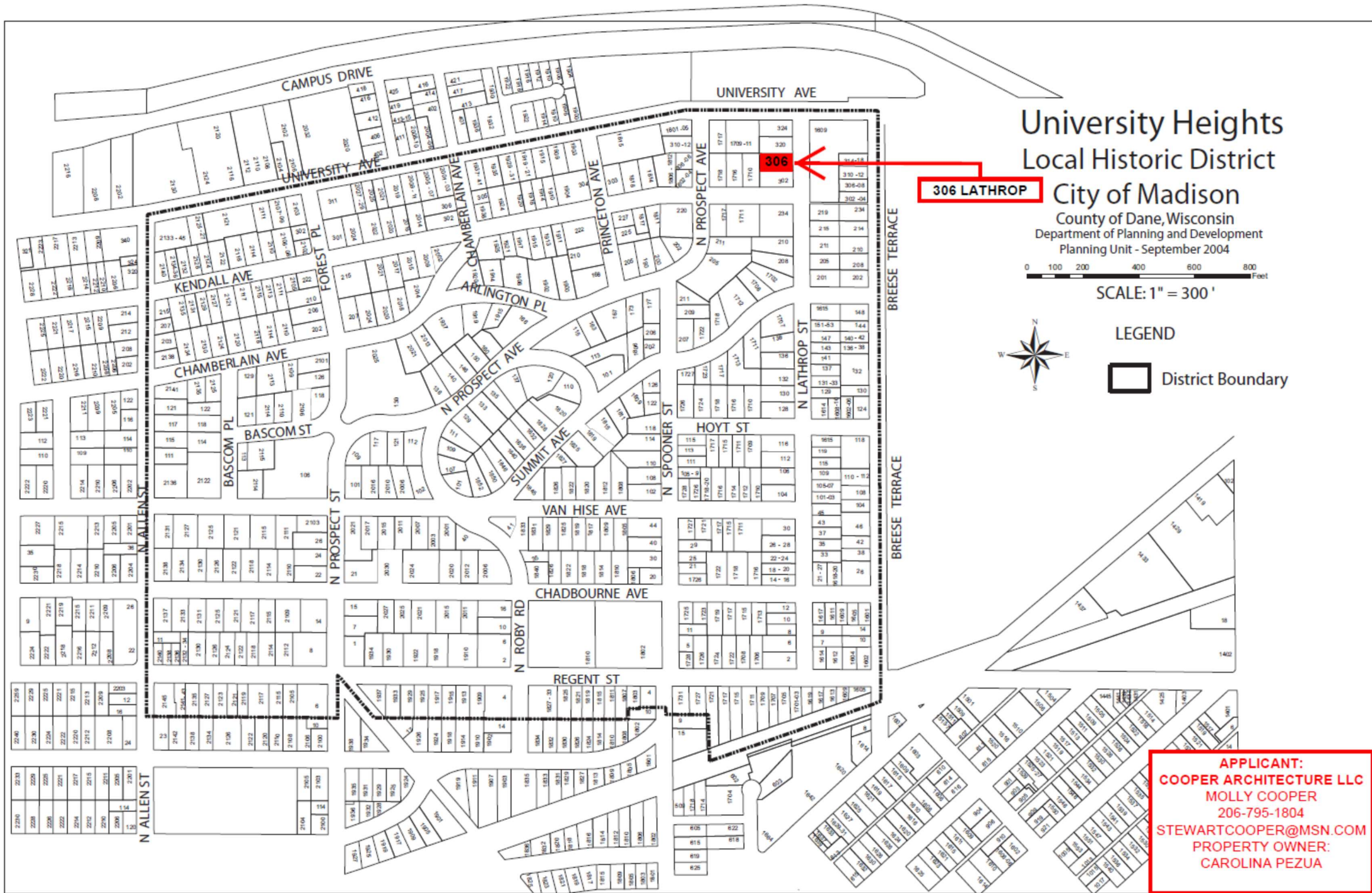
3. APPLICANT

Cooper Architecture LLC

Molly Cooper
418 Hillington Way
Madison, WI 53726
206.795.1804
stewartcooper@msn.com

PROPERTY OWNER

Carolina C Pezua
306 Lathrop Street
Madison, WI 53726



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**University Heights
Local Historic District**
City of Madison
County of Dane, Wisconsin
Department of Planning and Development
Planning Unit - September 2004



SCALE: 1" = 300'



LEGEND

District Boundary

APPLICANT:
COOPER ARCHITECTURE LLC
MOLLY COOPER
206-795-1804
STEWARTCOOPER@MSN.COM
PROPERTY OWNER:
CAROLINA PEZUA



306 Lathrop, Front – East Elevation



306 Lathrop, Side – Southwest Elevation



306 Lathrop, Rear – West Elevation



306 Lathrop, Northwest Elevation

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306 Lathrop Street

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302 Lathrop on Left, 306 Lathrop



306 Lathrop on Left, 320 Lathrop on Right



1609 University Avenue, across the street from 306 Lathrop



1609 University Avenue, across the street from 306 Lathrop

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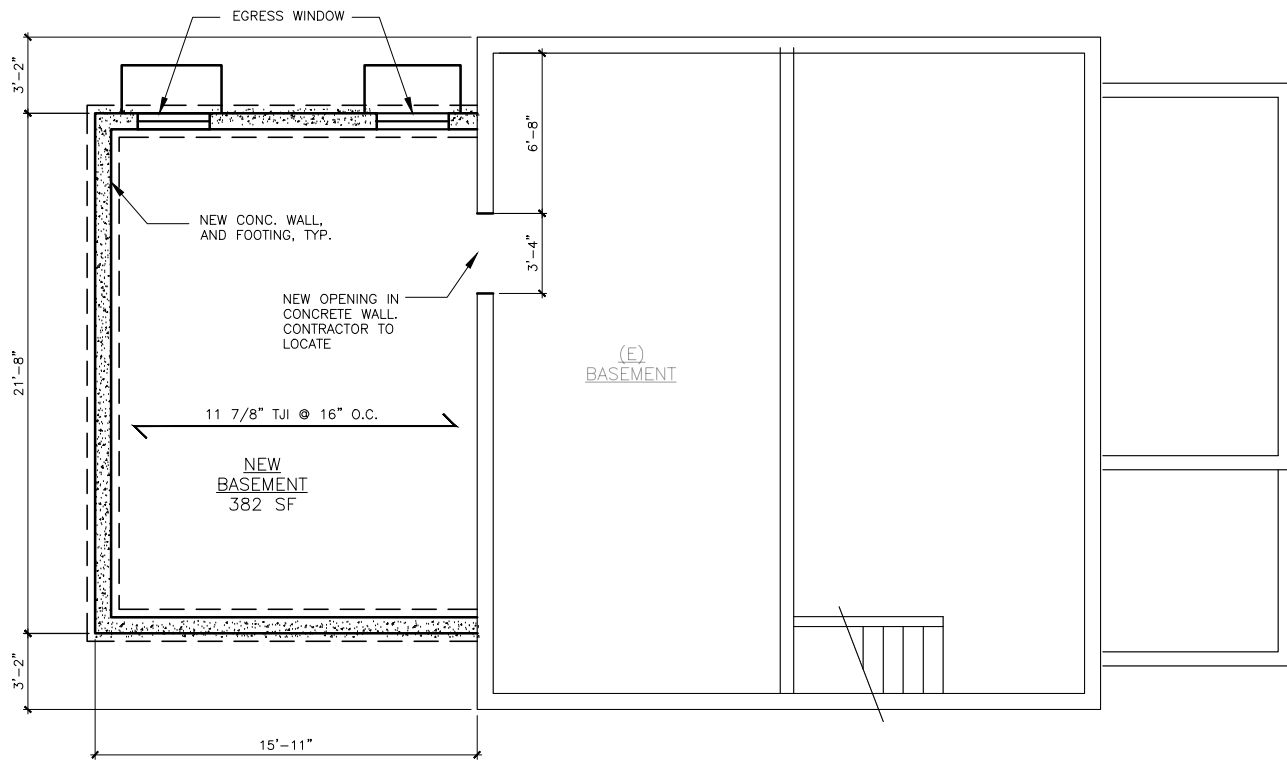
stewartcooper@msn.com

PROPERTY OWNER

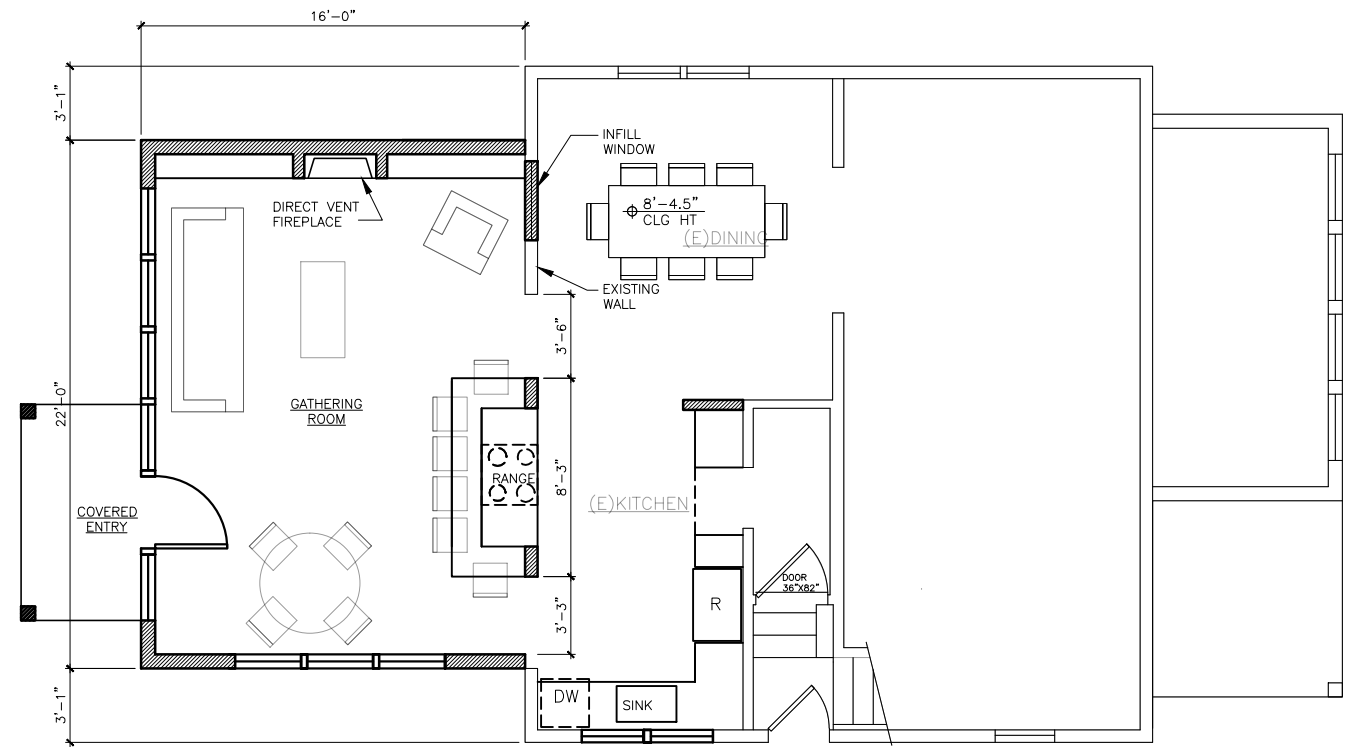
Carolina C Pezua

306 Lathrop Street

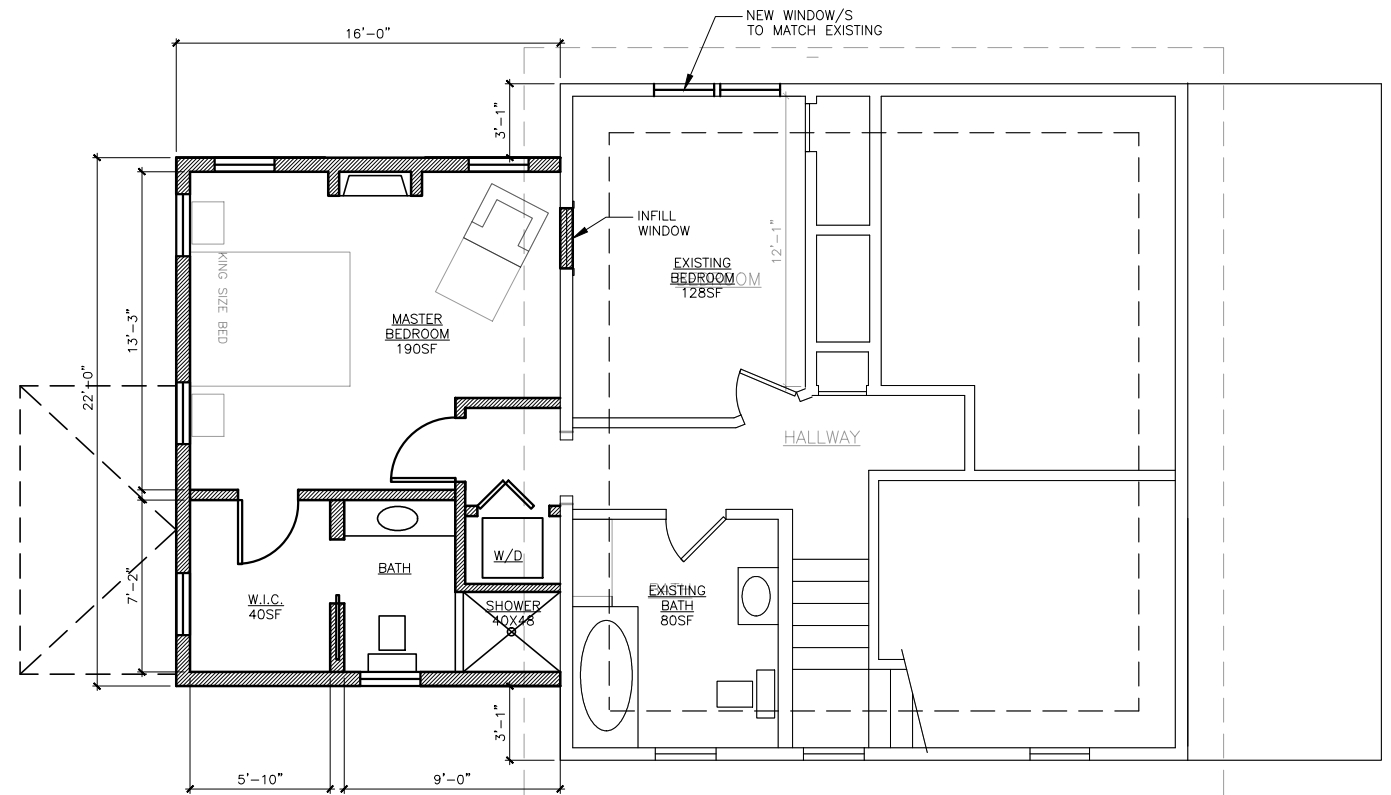
Madison, WI 53726



A FLOOR PLAN — LEVEL 0
SCALE: 1/8" = 1'-0"



B FLOOR PLAN — LEVEL 1
SCALE: 1/8" = 1'-0"



C FLOOR PLAN — LEVEL 2
SCALE: 1/8" = 1'-0"

cooper architecture

Sun Carpentry & Homes
Larry George
608.527.3320

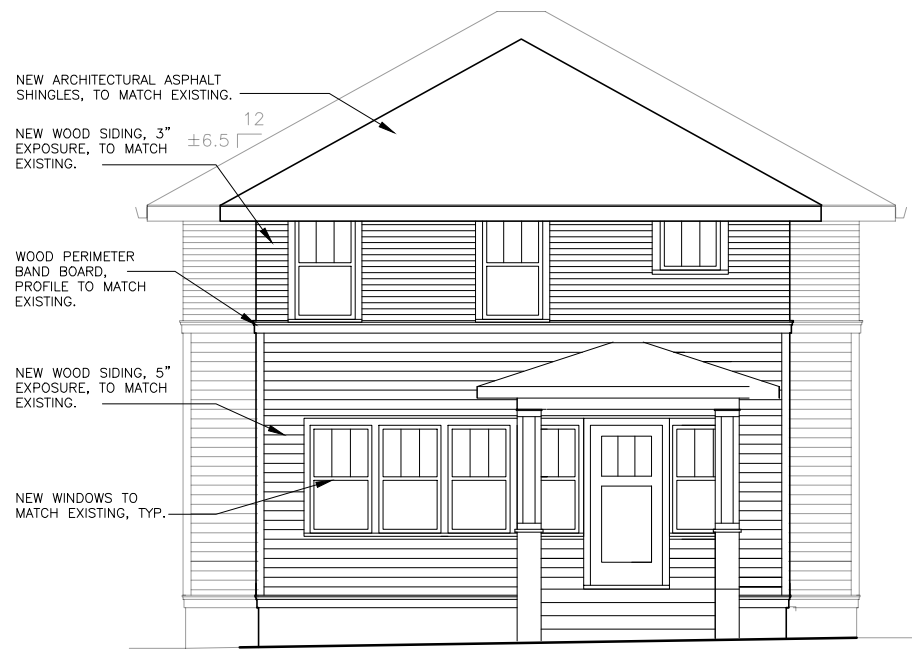
418 hillington way
madison, wisconsin 53726
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stewartcooper@msn.com

issue	date
PRELIM DESIGN	9/17/15
DD	9/27/15
LANDMARKS	10/4/15

306 Lathrop Street
Madison, WI

sheet
FLOOR PLANS &
ELEVATIONS

A2



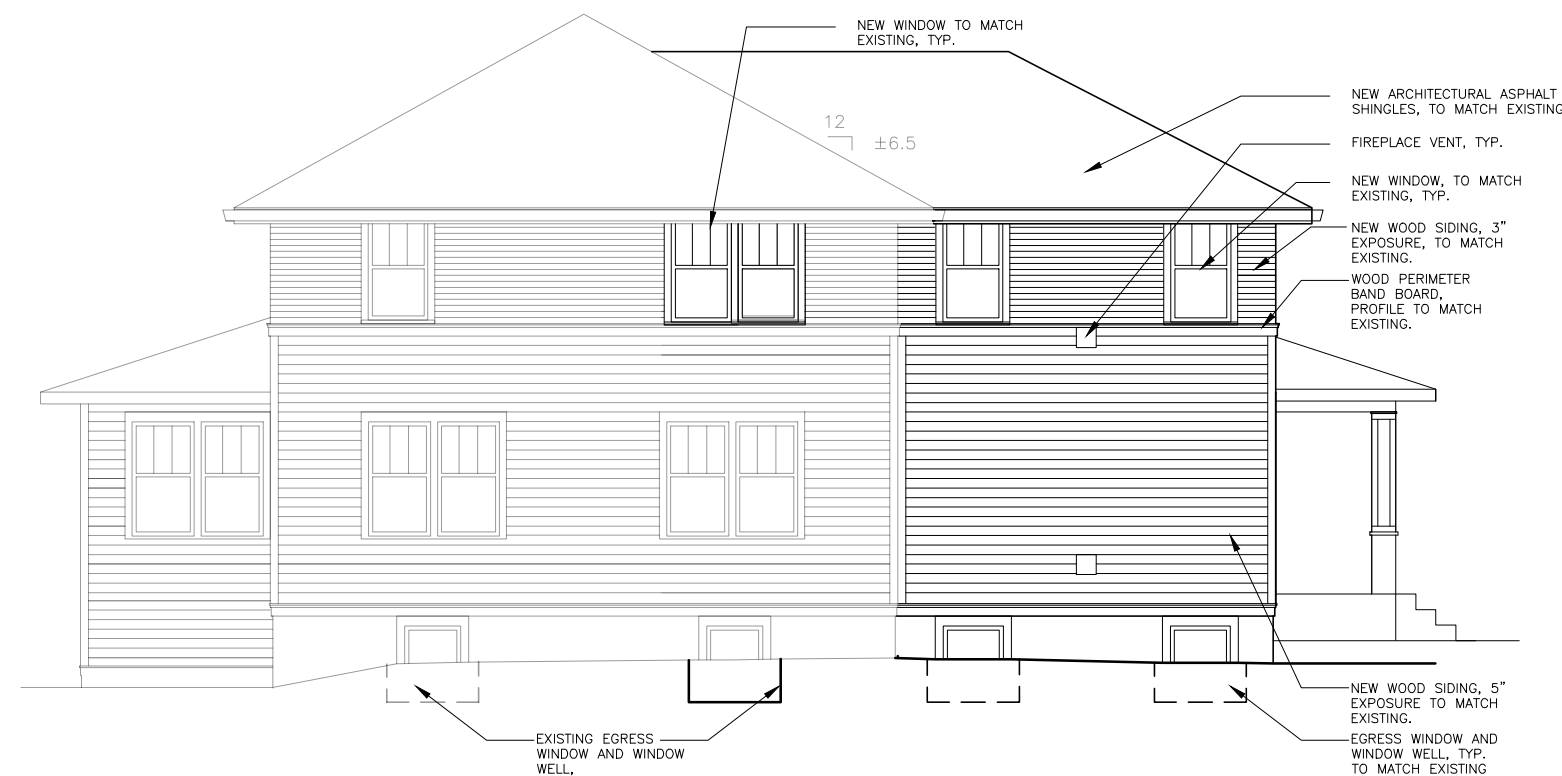
WEST - BACK ELEVATION



SOUTH - FRONT ELEVATION



EAST-FRONT ELEVATION - EXISTING



NORTH- ELEVATION

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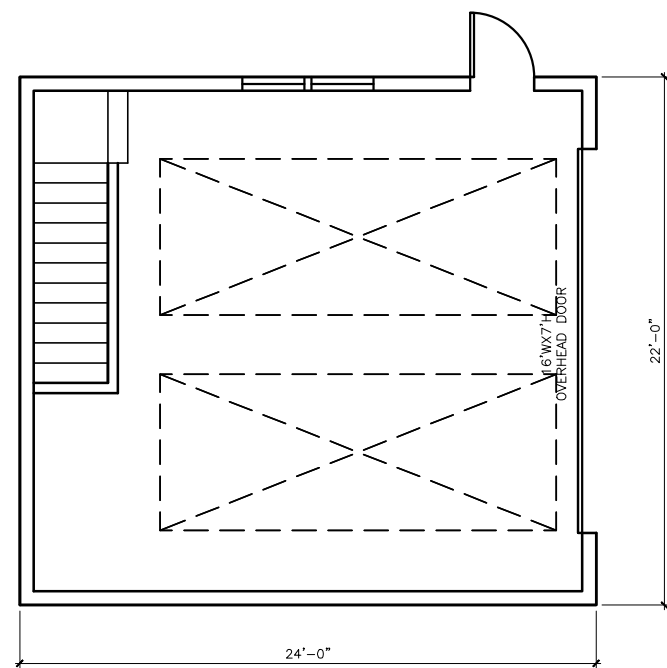
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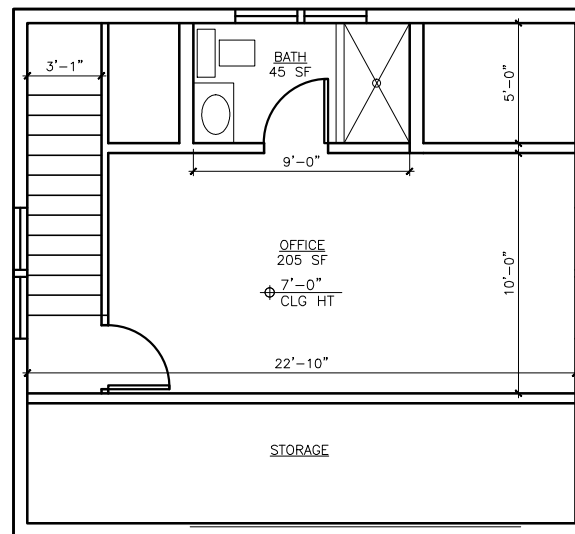
306 Lathrop Street
 Madison, WI

sheet

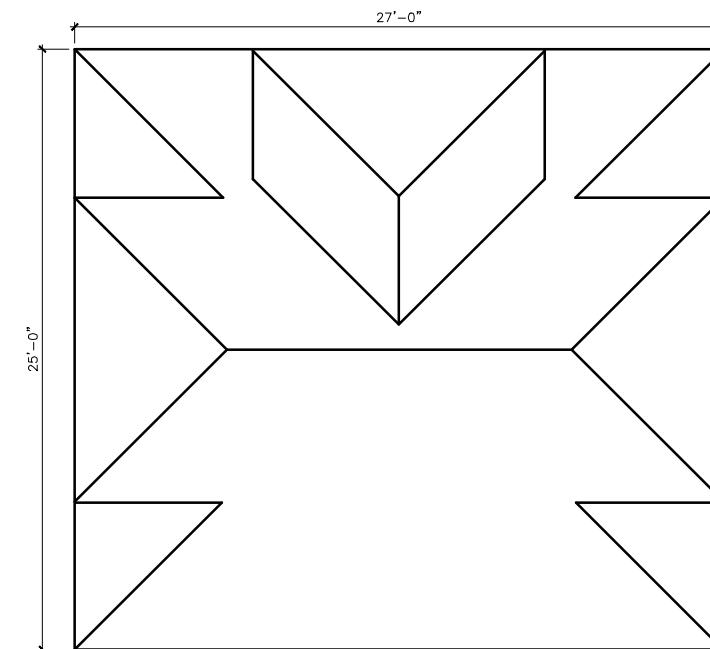
ELEVATIONS
A3



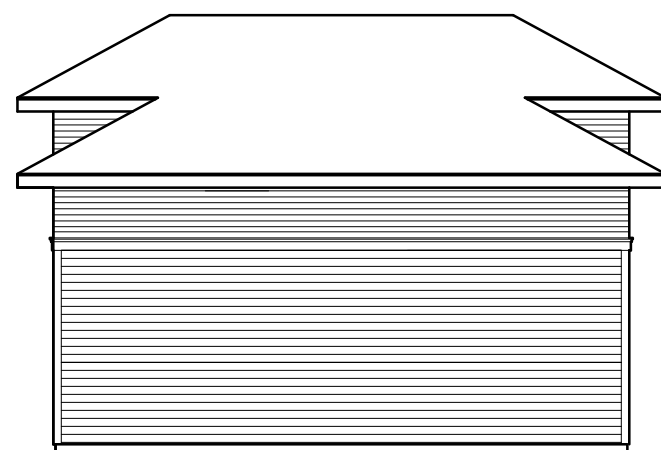
LEVEL 1
SCALE: 1/8"=1'-0"



LEVEL 2
SCALE: 1/8"=1'-0"



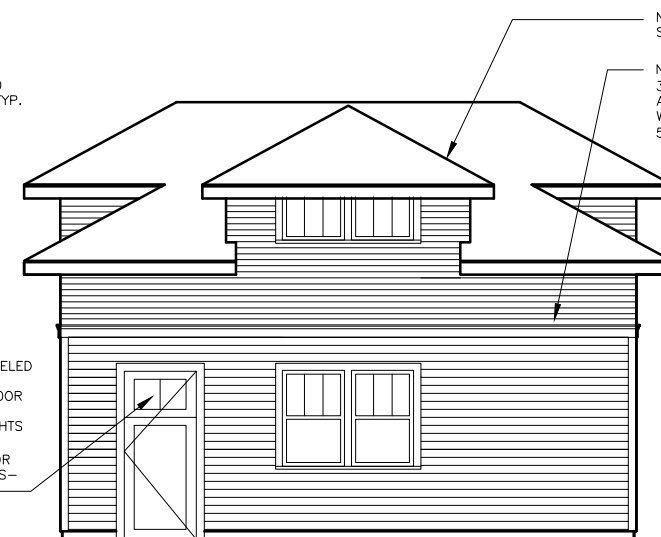
ROOF PLAN
SCALE: 1/8"=1'-0"



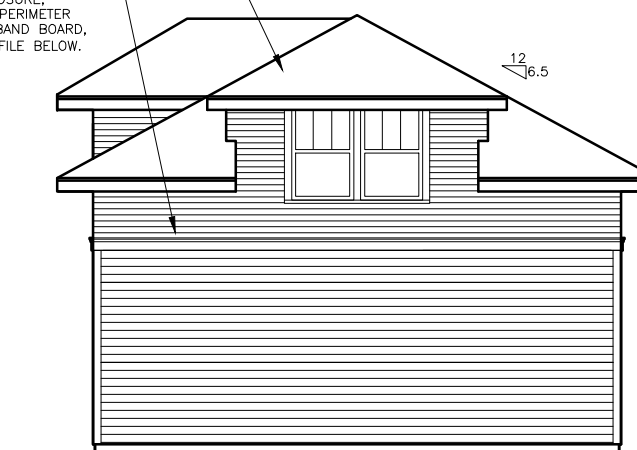
GARAGE SIDE ELEVATION (SOUTH)



GARAGE FRONT ELEVATION (EAST)



GARAGE SIDE ELEVATION (NORTH)



GARAGE FRONT ELEVATION (WEST)

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sheet
 GARAGE
 PLANS & ELEVS
A4