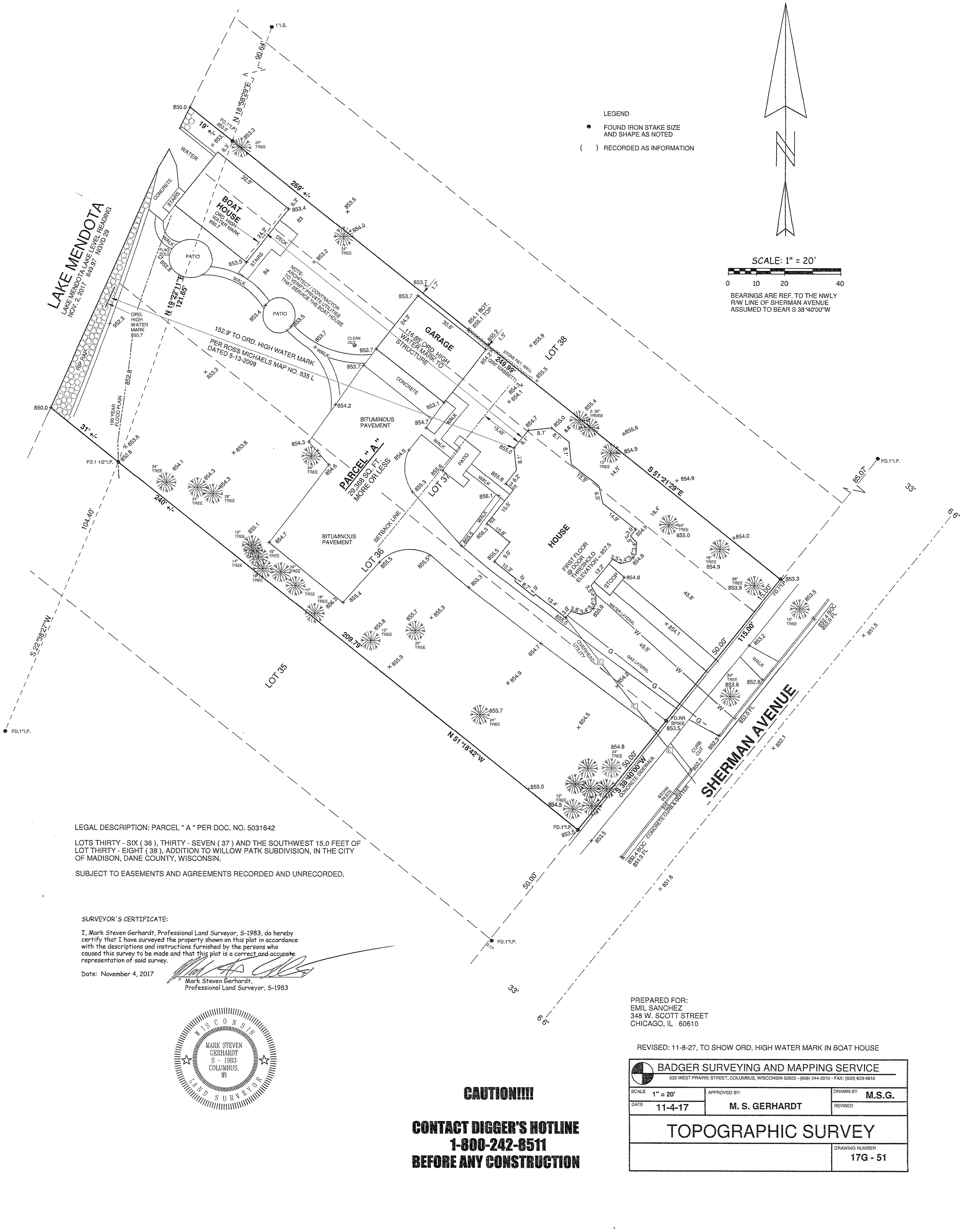


LEGAL DESCRIPTION: PARCEL " A " PER DOC. NO. 5031642

LOTS THIRTY - SIX (36), THIRTY - SEVEN (37) AND THE SOUTHWEST 15.0 FEET OF LOT THIRTY - EIGHT (38), ADDITION TO WILLOW PATK SUBDIVISION, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

SUBJECT TO EASEMENTS AND AGREEMENTS RECORDED AND UNRECORDED.

SURVEYOR'S CERTIFICATE:

I, Mark Steven Gerhardt, Professional Land Surveyor, S-1983, do hereby certify that I have surveyed the property shown on this plat in accordance with the descriptions and instructions furnished by the persons who caused this survey to be made and that this plat is a correct and accurate representation of said survey.

Date: November 4, 2017

Mark Steven Gerhardt,
Professional Land Surveyor, S-1983

WISCONSIN
MARK STEVEN GERHARDT
S - 1983
COLUMBUS, WI
LAND SURVEYOR

CAUTION!!!!

CONTACT DIGGER'S HOTLINE
1-800-242-8511
BEFORE ANY CONSTRUCTION

PREPARED FOR:
EMIL SANCHEZ
348 W. SCOTT STREET
CHICAGO, IL 60610

REVISED: 11-8-27, TO SHOW ORD. HIGH WATER MARK IN BOAT HOUSE

BADGER SURVEYING AND MAPPING SERVICE
525 WEST PRAIRIE STREET, COLUMBUS, WISCONSIN 53925 - (608) 244-2010 - FAX: (920) 623-9810

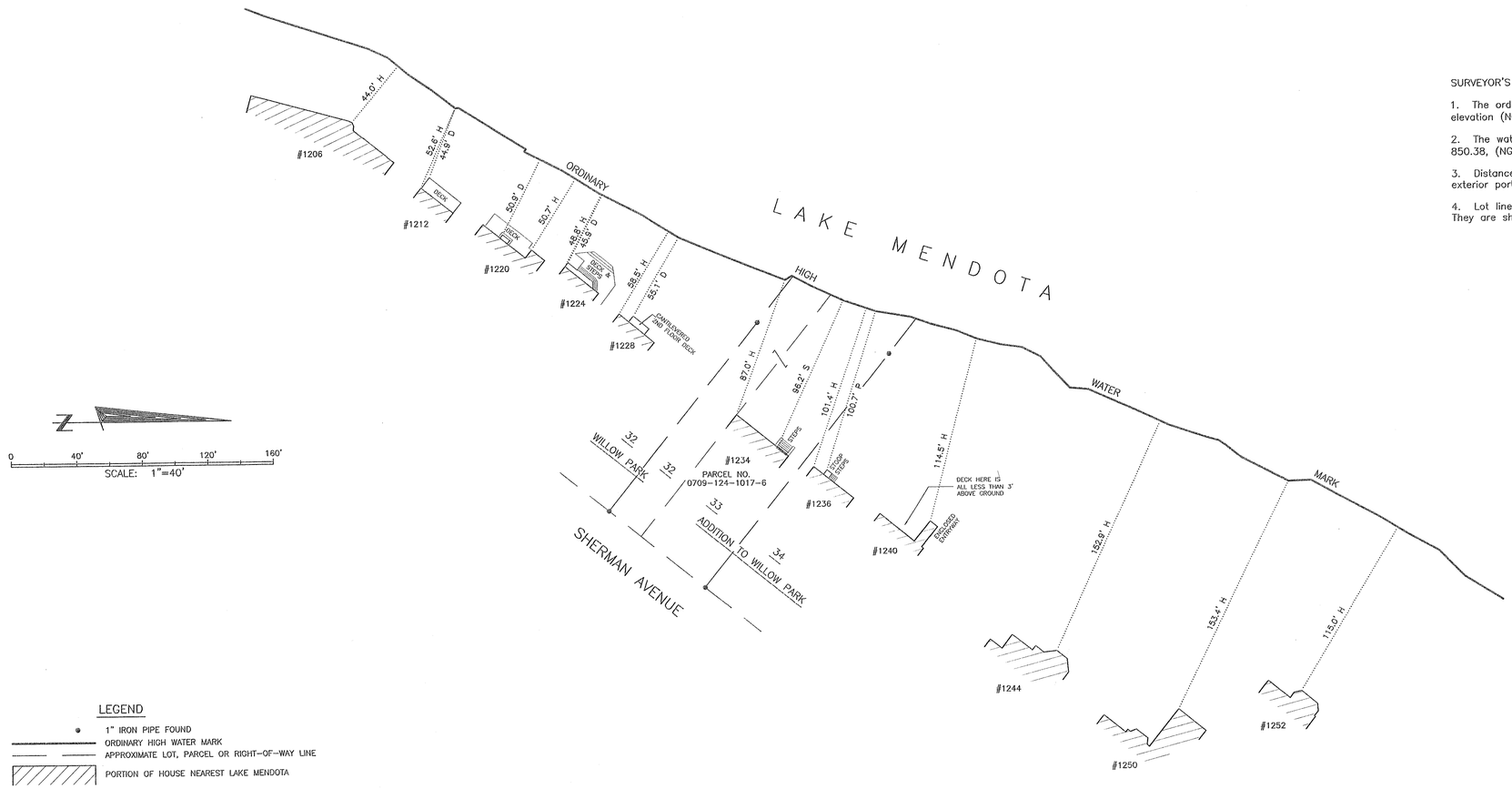
SCALE 1" = 20'	APPROVED BY: M. S. GERHARDT	DRAWN BY M.S.G.
DATE 11-4-17		REVISED

TOPOGRAPHIC SURVEY

DRAWING NUMBER 17G - 51

PLAT OF SURVEY

Existing Building Setbacks from the Ordinary High Water Mark of Lake Mendota to Structures
The Northeast 25' of Lot 32, Willow Park & all of Lot 33, Addition to Willow Park, City of Madison, Dane County, Wisconsin and five adjacent parcels in each direction



LEGEND

●	1" IRON PIPE FOUND
———	ORDINARY HIGH WATER MARK
——— ———	APPROXIMATE LOT, PARCEL OR RIGHT-OF-WAY LINE
▨	PORTION OF HOUSE NEAREST LAKE MENDOTA
———	DECK OR STEPS MORE THAN 3' ABOVE GROUND
———	DECK OR STEPS LESS THAN 3' ABOVE GROUND
##.#' H	DISTANCE FROM ORDINARY HIGH WATER MARK TO NEAREST HOUSE CORNER
##.#' D	DISTANCE FROM ORDINARY HIGH WATER MARK TO NEAREST PORTION OF DECK 3' OR MORE ABOVE GROUND
##.#' S	DISTANCE FROM ORDINARY HIGH WATER MARK TO NEAREST PORTION OF STEP 3' OR MORE ABOVE GROUND
##.#' P	DISTANCE FROM ORDINARY HIGH WATER MARK TO NEAREST PORTION OF STOOP 3' OR MORE ABOVE GROUND

SURVEYOR'S NOTES:

1. The ordinary high water rmark of Lake Mendota is at approximately 850.7 elevation (NGVD29 datum).
2. The water surface elevation of Lake Mendota on May 6, 2009 was elevation 850.38, (NGVD29 datum) as published by Dane County.
3. Distances from the ordinary high water mark to building corners is to the most exterior portion of siding or wall surface of the building.
4. Lot lines shown are approximate and were not surveyed as part of this survey. They are shown to assist the architect in orienting this work with previous surveys.

SURVEYOR'S CERTIFICATE:
I, Ross A. Michaels, Wisconsin Registered Land Surveyor No. S-1696, hereby certify that I have surveyed the ordinary high water rmark of Lake Mendota as shown hereon and that I have surveyed the physical features shown hereon, and that the plat shown is a correct and true scaled representation of that survey. I have not surveyed other boundaries other than the ordinary high water mark. Approximate lot lines shown hereon have not been fully surveyed.

Ross A. Michaels, Registered Land Surveyor, S-1696
SURVEYED: May 6, 2009

WISCONSIN ROSS MICHAELS S-1696 MIDDLETON WI LAND SURVEYOR
5/13/2009

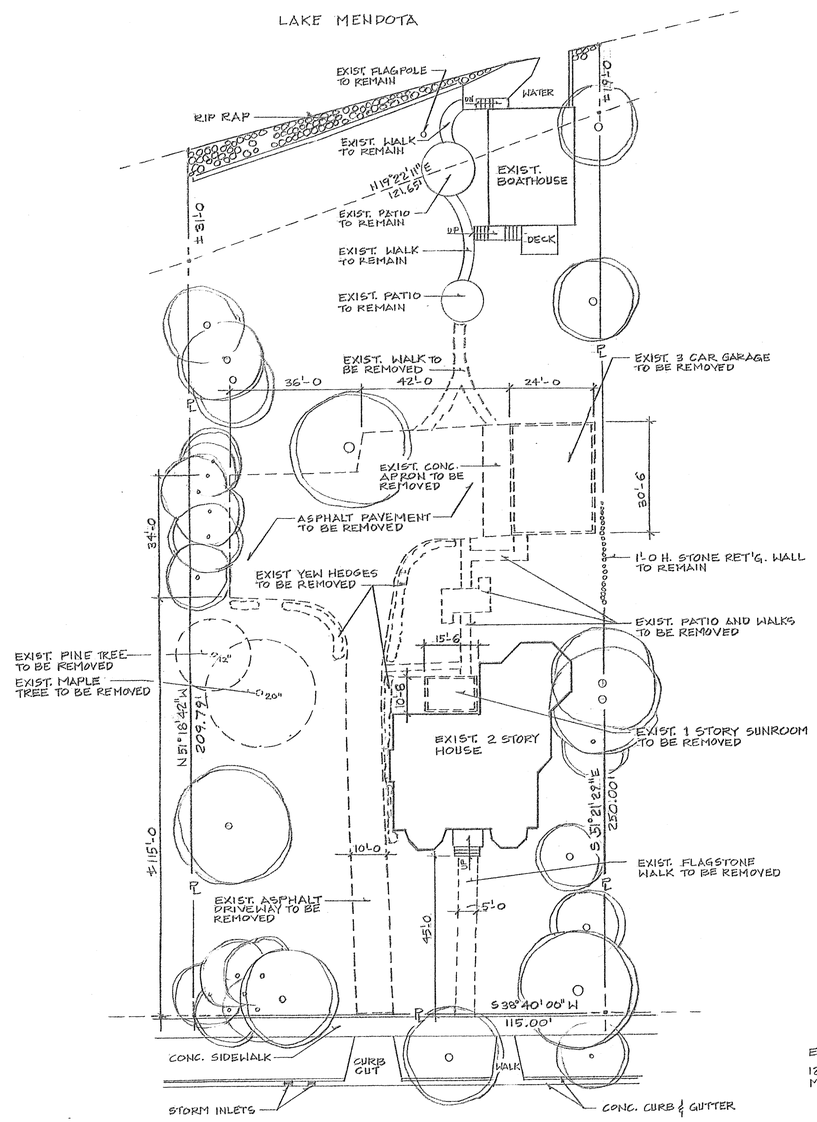
MEDIAN SETBACK PER CITY ZONING 101.4'

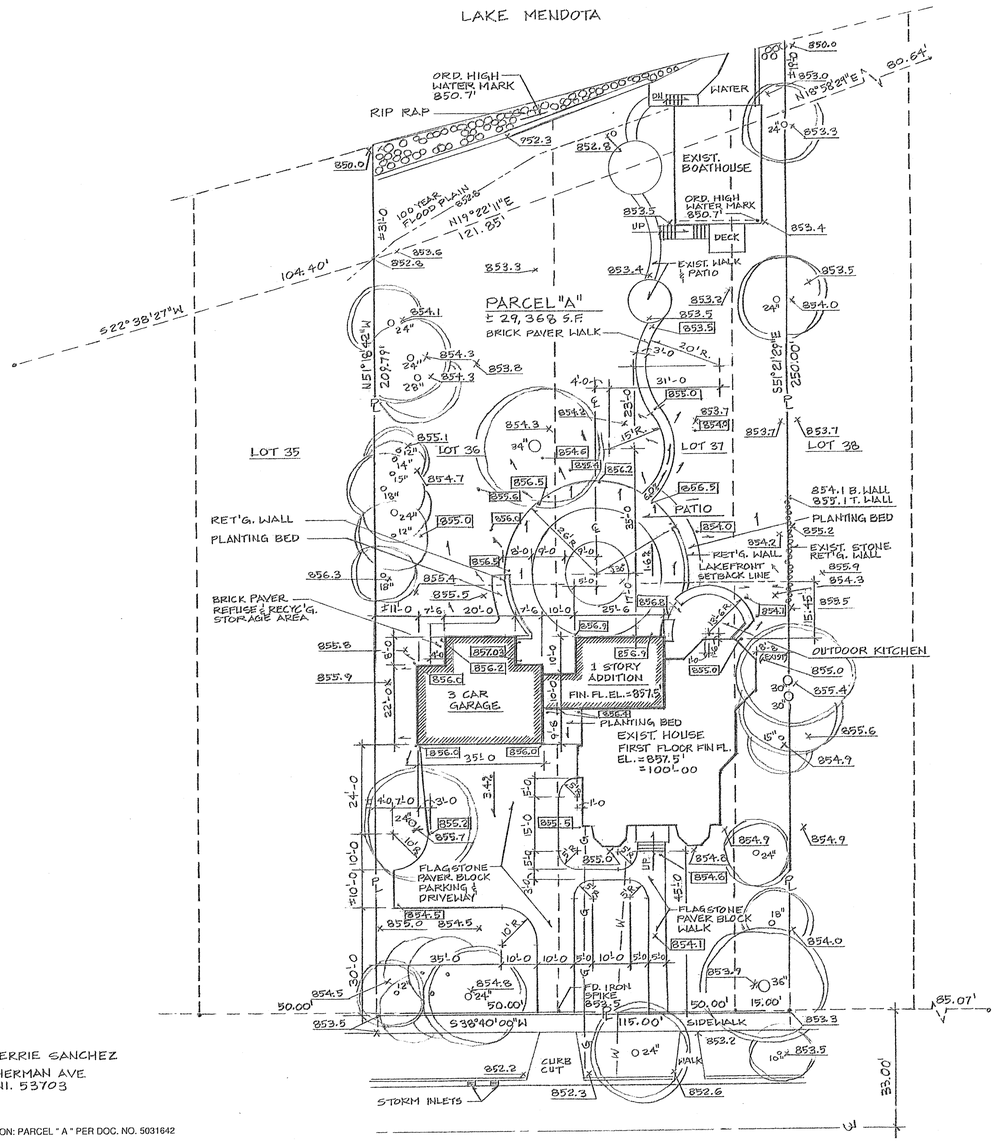
11-7-17
MATT TUCKER

SURVEYED FOR:
Robert Holz
1234 Sherman Avenue
Madison, WI 53703

Notbohm Michaels Surveying, Inc.
6314 Odana Road
Madison, WI 53719
(608) 277-0503

OFFICE MAP NO. 836 L





EMIL & CHERRIE SANCHEZ
1244 S. SHERMAN AVE.
MADISON, WI. 53703

LEGAL DESCRIPTION: PARCEL " A " PER DOC. NO. 5031642

LOTS THIRTY - SIX (36), THIRTY - SEVEN (37) AND THE SOUTHWEST 15.0 FEET OF LOT THIRTY - EIGHT (38), ADDITION TO WILLOW PATK SUBDIVISION, IN THE CITY OF MADISON, DANE COUNTY, WISCONSIN.

SITE PLAN - DEMOLITION

SCALE: 1" = 20'-0

N.

SITE PLAN

SCALE: 1" = 20'-0

0 10 20 40

SANCHEZ RESIDENCE-
ADDITION & REMODEL

SITE PLANS

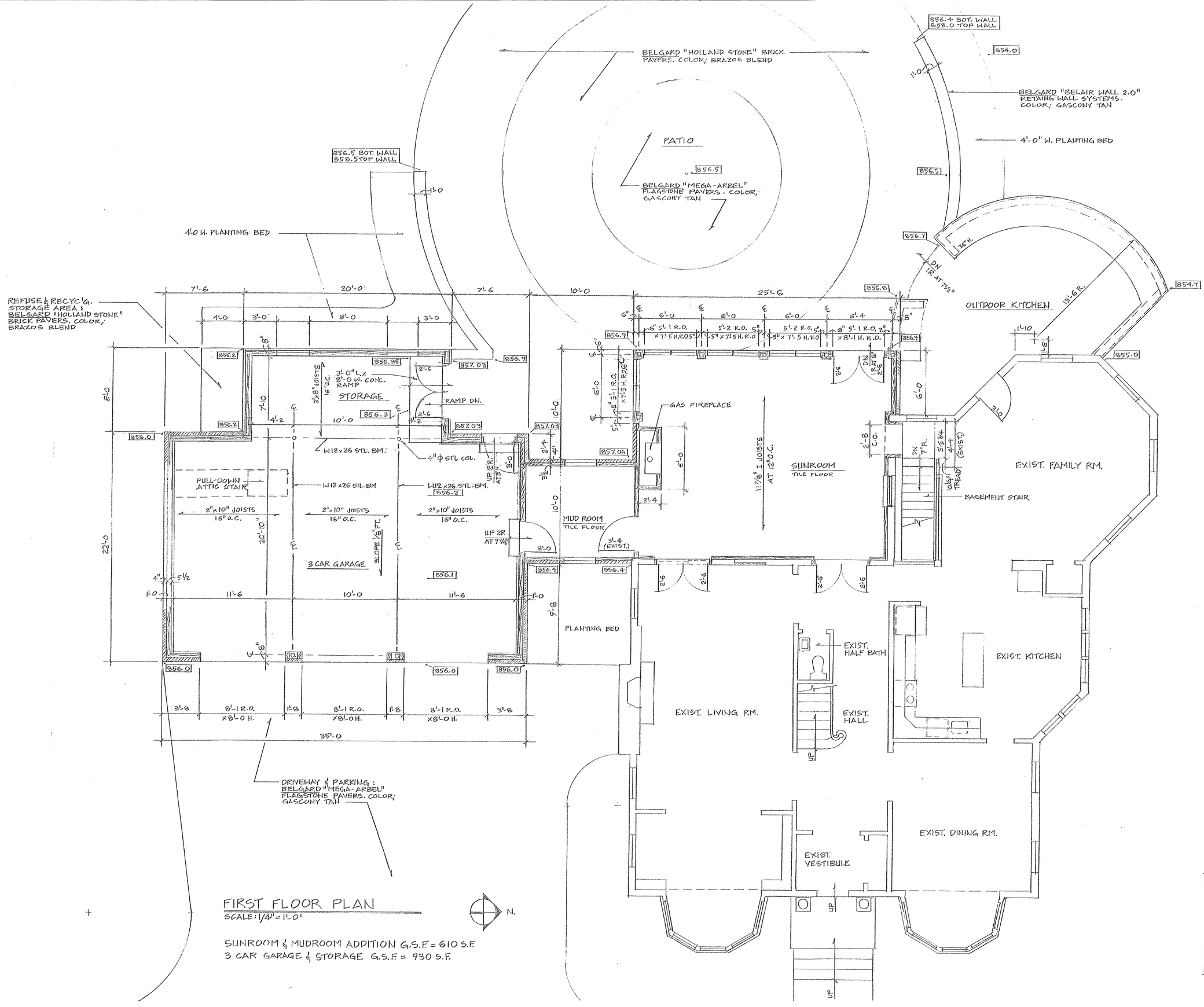
A1

DATE: 2-12-18

DRAWN BY: ANN McGARRITY

REVISED:

1 OF 6



FIRST FLOOR PLAN

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

SUNROOM & MUDROOM ADDITION G.S.F. = 610 S.F.
3 CAR GARAGE & STORAGE G.S.F. = 930 S.F.

SANCHEZ RESIDENCE~ ADDITION & REMODEL

FIRST FLOOR PLAN

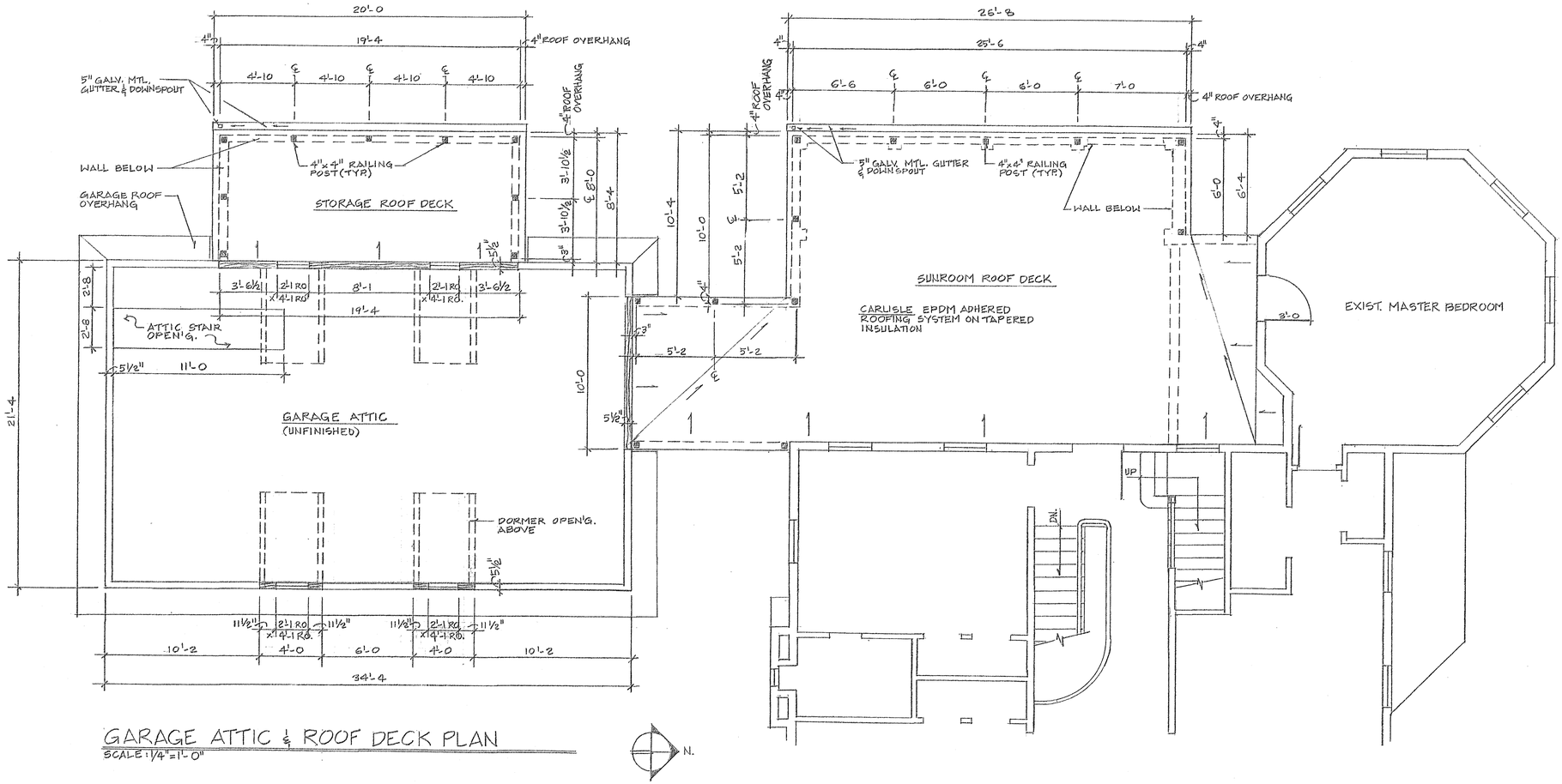
A2

DATE: 2-12-18

DRAWN BY: ANN McGARITY

REVISED:

2 OF 6



GARAGE ATTIC & ROOF DECK PLAN

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

SANCHEZ RESIDENCE- ADDITION & REMODEL		
GARAGE ATTIC PLAN ROOF DECK PLAN		A3
DATE: 2-12-18	DRAWN BY: ANN McGARRITY	
	REVISED:	3 OF 6



EAST ELEV.

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

SANCHEZ RESIDENCE ADDITION & REMODEL

EAST ELEVATION

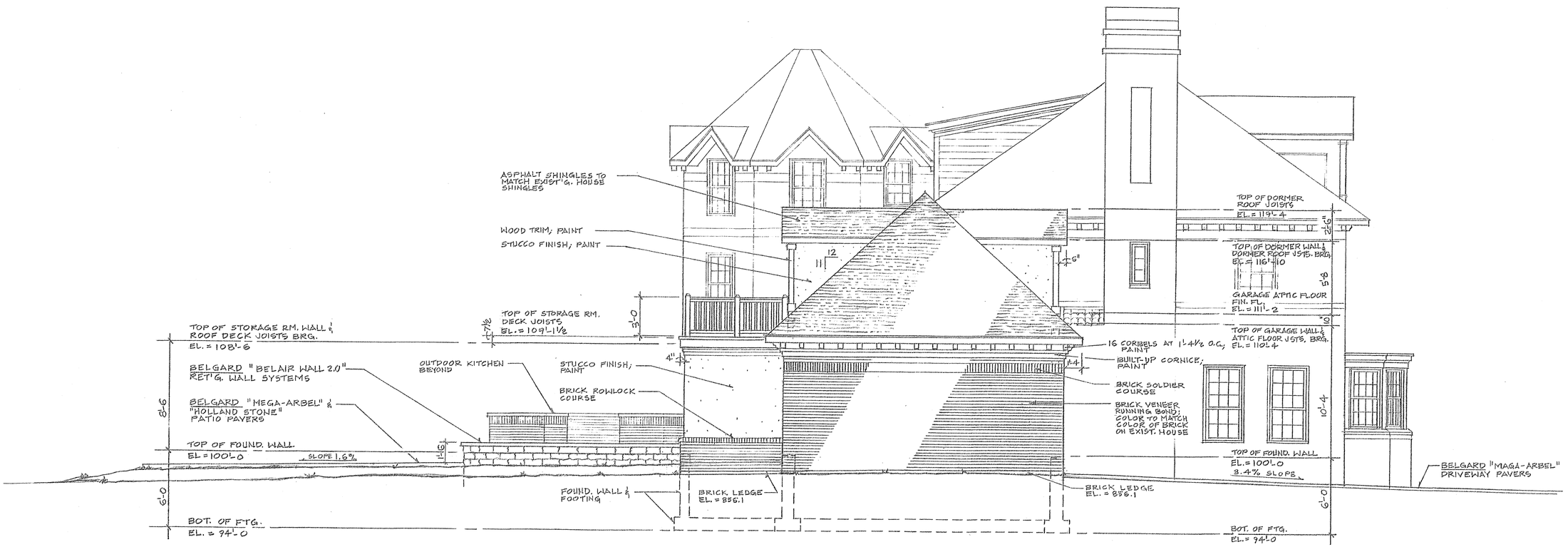
A4

DATE: 2-12-18

DRAWN BY: ANN McGARITY

REVISED:

4 OF 6



SOUTH ELEV.

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

SANCHEZ RESIDENCE~ ADDITION & REMODEL.

SOUTH ELEVATION

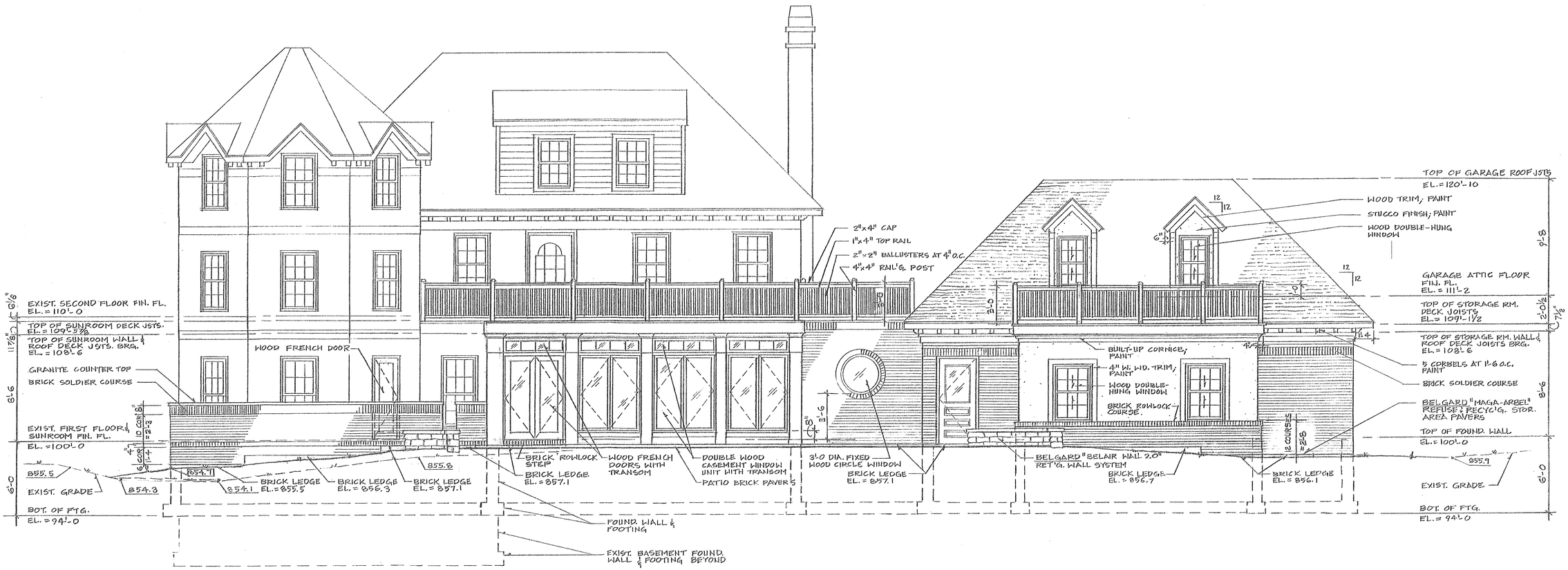
DATE: 2-12-18

DRAWN BY: ANN McGARITY

REVISED:

A5

5 OF 6



WEST ELEV.

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

SANCHEZ RESIDENCE~ ADDITION & REMODEL

WEST ELEVATION

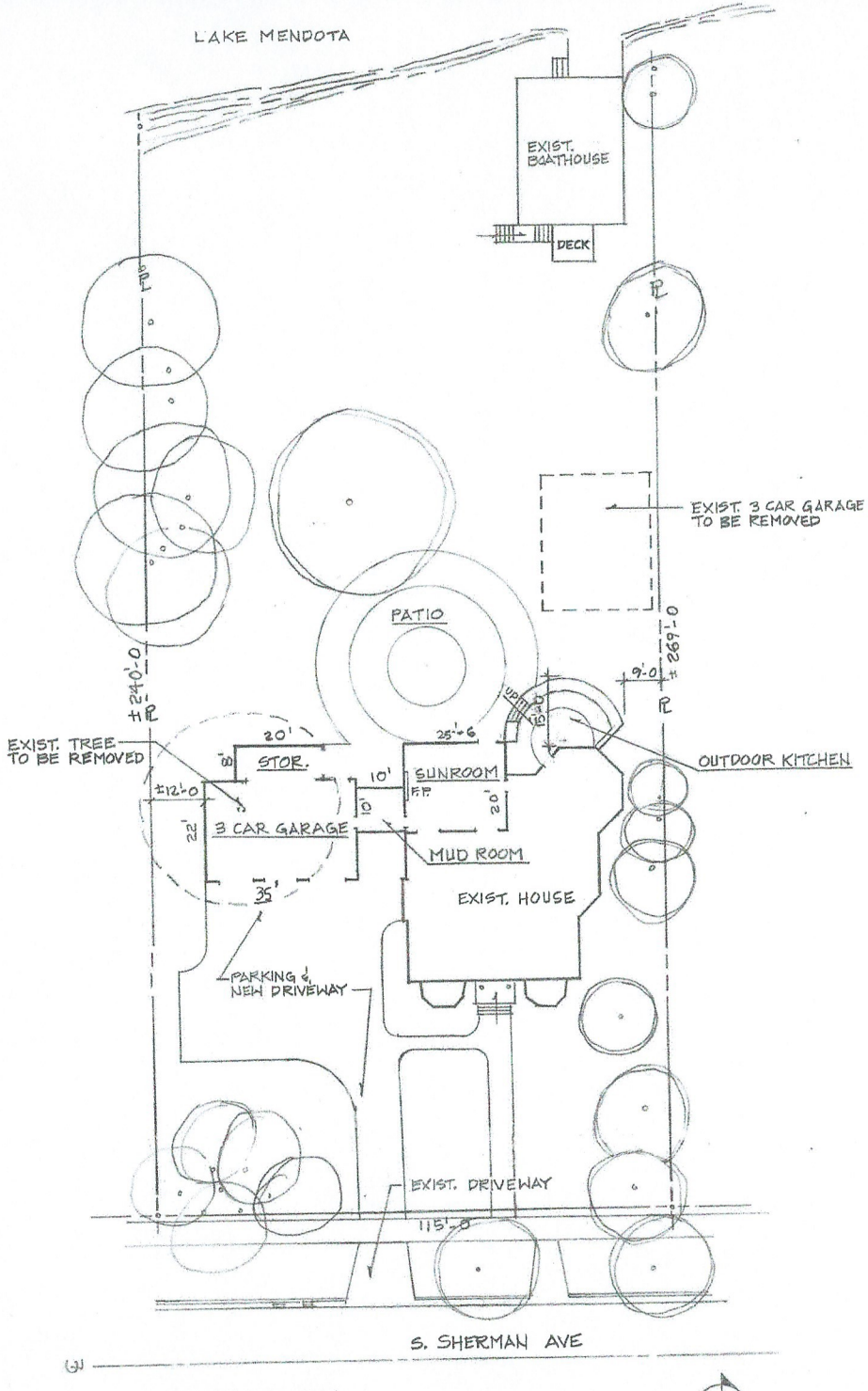
A6

DATE: 2·12·18

DRAWN BY: ANN McGARITY

REVISED:

6 OF 6

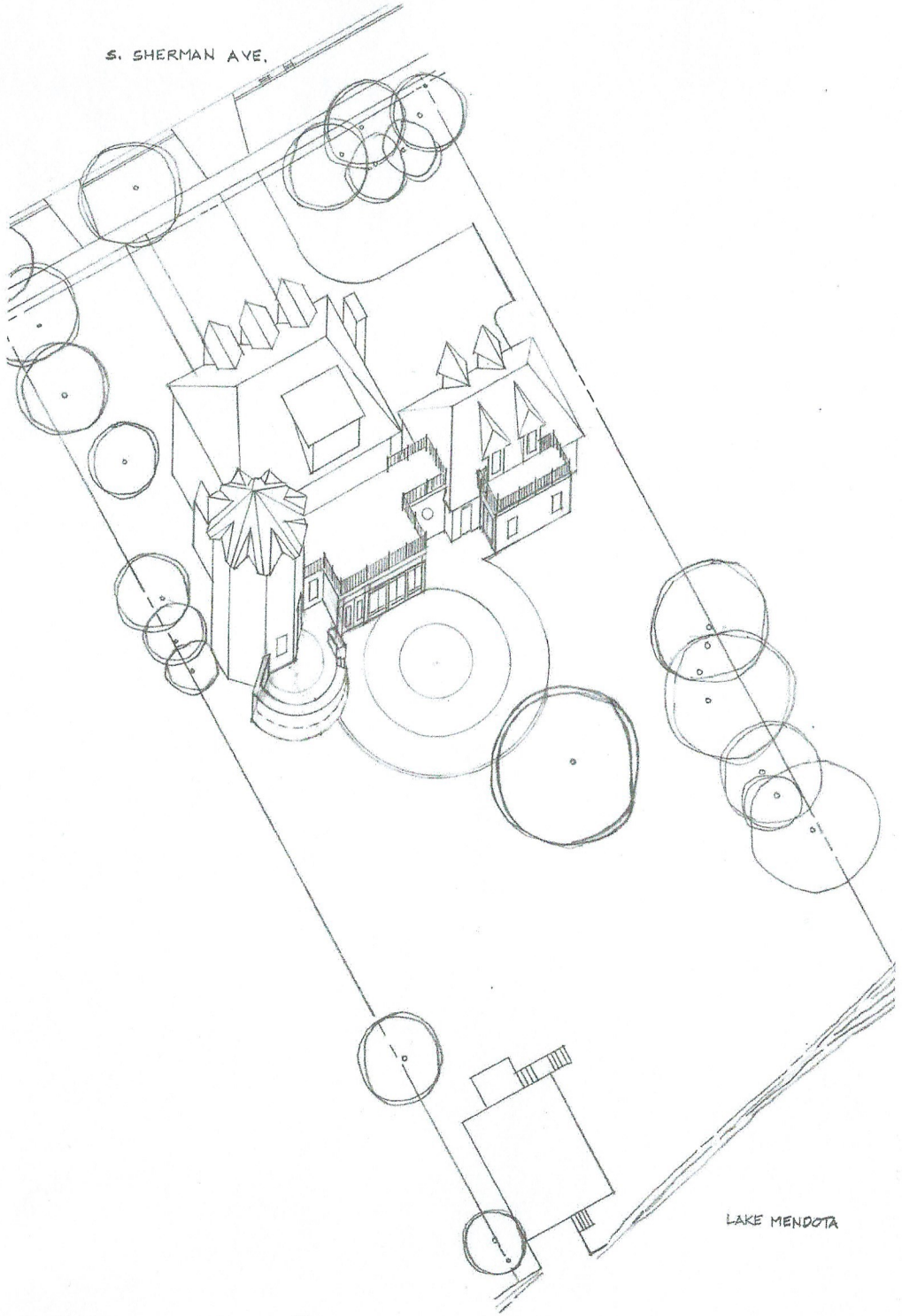


SITE PLAN

SCALE: 1"=20'-0

N.

1244 S. SHERMAN AVE.
DATE 11-08-2017 REV. 11-17-2017


S. SHERMAN AVE.
LAKE MENDOTA

Emil Sanchez

From: Scanlon, Amy <AScanlon@cityofmadison.com>
Sent: Tuesday, February 13, 2018 3:10 PM
To: 'Emil Sanchez'
Cc: 'Justin F. Oeth'
Subject: RE: 1244 Sherman Ave. - Nat'l Register

Mr. Sanchez,
Thank you for the email. 1244 Sherman is not located in a local historic district and is not subject to the provisions of the Historic Preservation Ordinance. The property is located in the NRHD and as the property owner, you would be eligible to participate in the historic tax credit program.
Thanks for checking.
Best,
Amy

From: Emil Sanchez [mailto:emilsanchez@uwalumni.com]
Sent: Tuesday, February 13, 2018 11:20 AM
To: Scanlon, Amy <AScanlon@cityofmadison.com>
Cc: 'Justin F. Oeth' <joeth@reinhartlaw.com>
Subject: FW: 1244 Sherman Ave. - Nat'l Register

Dear Ms. Scanlon,

I am the purchaser of the home at 1244 Sherman Ave., and Mr. Oeth and his firm represented me in this purchase. Mr. Oeth sent me a copy of your email below for my reference.

The email below references 1224 Sherman Ave., but my home is on 1244 Sherman Ave. I believe that this is simply a typing oversight but as I am planning some construction on the property, I want to confirm that my home at 1244 Sherman Ave. is not protected by the City of Madison Landmarks Ordinance.

I will be submitting my Land Use Application to the City of Madison Planning Division in advance of the February 21 submittal deadline and will be referencing that my home is not subject to the Landmarks Ordinance. I just want to confirm that this is the case before making this statement in the application.

Thank you very much. If you have any questions, please feel free to contact me.

Regards,

Emil Ray Sanchez
E: emilsanchez@uwalumni.com
C: 312-972-6558

From: Scanlon, Amy [mailto:AScanlon@cityofmadison.com]
Sent: Friday, September 20, 2013 12:32 PM
To: Justin F. Oeth
Subject: FW: 1244 Sherman Ave. - Nat'l Register

Mr. Oeth,

1224 Sherman is located in the Sherman Avenue National Register Historic District (NRHD) and is not protected by the City of Madison Landmarks Ordinance. Attached please find a map of the historic district. Inclusion in the NRHD does not provide protection or regulation on the property. Inclusion in the NRHD allows property owners to voluntarily participate in the homeowners tax credit program which is administered by the State. For information on the program, please contact Jen Davel at the Wisconsin Historical Society at jen.davel@wisconsinhistory.org or 264 6490. The City takes pride in its numerous historic districts (local and National) and supports the continued preservation of these areas. Please contact me with any questions or concerns.
Best regards,
Amy

Amy Loewenstein Scanlon, Registered Architect
Preservation Planner
City of Madison
Department of Planning & Community & Economic Development
Madison Municipal Building Ste LL.100
215 Martin Luther King Jr Blvd
Madison WI 53701-2985
ascanlon@cityofmadison.com
608.266.6552

From: Patmythes, Gregory
Sent: Friday, September 20, 2013 9:05 AM
To: Scanlon, Amy
Subject: 1244 Sherman Ave. - Nat'l Register

Good morning Amy,

Attorney Justin Oeth, joeth@reinhartlaw.com, will be contacting you. He is representing the people interested in purchasing 1244 Sherman Ave. and is wondering what, if any, impact the home being listed on the National Register of Historic Places would have on his client. I did advise him that Madison does not have local control on a NRHP, but I could not offer him anymore specifics.

Gregory Patmythes
Department of Planning & Community & Economic Development
Building Inspection Division
Madison Municipal Building, Suite LL-100
215 Martin Luther King Jr. Blvd.
P.O. Box 2984
Madison, WI 53701-2984
(608)-261-9662

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LEGAL DESCRIPTION

1244 SHERMAN AVE., MADISON, WI 53703

Lots Thirty-Six (36), Thirty-Seven (37) and the Southwest 15.0 feet of lot Thirty-Eight (38), Addition to Willow Park subdivision, in the City of Madison, Dane County, Wisconsin.

February 10, 2018

Re: 1244 Sherman Avenue

To City of Madison Planning Division:

Emil Sanchez presented plans for 1244 Sherman Avenue to the Tenney-Lapham Neighborhood Association (TLNA) Council on February 8, requesting support for a project involving the demolition of the existing garage, building a new garage on the west end of the house. It also includes the replacement of the existing sunroom with a larger all-season room in that place, along with a patio in the back of the house. The neighbors on either side of them are supportive, and actually will benefit from a better view of Lake Mendota. Correspondingly, there will be a loss of view from the street. They indicated that two trees will be removed, but most will be preserved. The style of the house will be repeated in the addition, maintaining one consistent look.

The TLNA Council voted to support the proposed new garage and sunroom.

Sincerely,



Patty Prime
TLNA President