

SITE MAP

SITE STATISTICS

SITE ACREAGE: 9,936 sq. ft. (0.23 acres)

BUILDING AREA:

BUILDING FOOTPRINT: 8,457 sq. ft. 85.1%
 PAVEMENT: 1,359 sq. ft. 13.7%
 PERVIOUS AREA: 120 sq. ft. 1.2%

USEABLE OPEN SPACE PROVIDED: 1,172 sq. ft.

COMMERCIAL AREA:

GROSS SQUARE FEET: 5,000 sq. ft.

PARKING:

PROVIDED: NONE
 PARKING REQUIRED: NONE

BICYCLE PARKING:

INTERIOR STALLS: 58
 EXTERIOR STALLS: 5

LEGAL DESCRIPTION:

ORIGINAL PLAT, BLOCK 47, LOT 1 & PART OF LOT 10, DESC AS FOLLOWS: BEG NW COR LOT 1, TH N 45 DEG E 46.32 FT, TH S 44 DEG 58 MIN 54 SEC E 132.48 FT, TH N 45 DEG 02 MIN 10 SEC E 10 FT, TH S 44 DEG 59 MIN 54 SEC E 12.07 FT, TH S 44 DEG 44 MIN 58 SEC W 10 FT, TH S 44 DEG 58 MIN 54 SEC E 17.1 FT, TH S 45 DEG W 34.7 FT, TH N 45 DEG 02 MIN 08 SEC W 0.98 FT, TH S 45 DEG W 31.47 FT, TH S 45 DEG W 31.47 FT, TH N 45 DEG 02 MIN 08 SEC W 160.72 FT TO POB.

BUILDING

NUMBER OF STORIES (ABOVE GRADE): 6
 BUILDING HEIGHT: 84'
 COMM. CONSTRUCTION TYPE: 1B,
 AUTOMATIC SPRINKLER SYSTEM PER NFP 13

BUILDING AREA:

1ST:	8,457 sq. ft.
2ND:	8,461 sq. ft.
3RD:	7,949 sq. ft.
4TH:	7,526 sq. ft.
5TH:	7,526 sq. ft.
6TH:	7,526 sq. ft.
TOTAL:	47,445 sq. ft.

UNIT COUNT & AREA

FLOOR	EFF	1BR	TOTAL
2ND	5	4	9
3RD	5	5	10
4TH	6	7	13
5TH	6	7	13
6TH	6	7	13
TOTAL	28	30	58

(58 TOTAL BEDROOMS)

SHEET INDEX

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WEST WASHINGTON AVENUE

FIRE HYDRANT
160' @
FAIRCHILD

8 STORY OFFICE
BUILDING

COURTYARD

ST. RAPHAEL
CATHEDRAL

PROPOSED REMODELING
AND ADDING 3 STORIES TO
AN EXISTING 3 STORY
BUILDING (6 STORIES TOTAL)

4" CONC.
SIDEWALK

APARTMENT
ENTRY

RETAIL/REST
ENTRY

REPLACE EXISTING
CITY SIDEWALK
RAISE 3" AT DOOR
FOR ACCESSIBLE
DOOR ENTRY

OPTIONAL
FUTURE
OUTDOOR
RESTAURANT
SEATING

FIRE
HYDRANT
210'

12.07'

132.48'

10.00'

10.00'

17.10'

34.70'

3 STORY
ST. RAPHAEL
CATHEDRAL
RECTORY

EXIT

EXIT

EXIT

EXIT

EXIT

EXIT

0.98'

31.47'

OPTIONAL
FUTURE
OUTDOOR
RESTAURANT
SEATING

COURTYARD

PLANTING
BEDS

5 STALL
BIKE RACK

REFUSE
ROOM

160.72'

SOUTH HENRY STREET

NEW CONC. DRIVEWAY PER
CITY SPECIFICATIONS

EXISTING STONE RETAINING
WALL TO REMAIN

REMOVE EXISTING STRIPPING &
METERS FOR A SMALL & A REGULAR
STREET PARKING STALL

EXISTING CITY SIDEWALK TO REMAIN.
REPLACE DAMAGED AREAS THAT
OCCURED DURING CONSTRUCTION

EXISTING STREET PARKING STALL
CHANGE METER TO 15 MINUTE PARKING

EXISTING TERRACE TREES
TO REMAIN (TYPICAL)

FIRE
HYDRANT
210'

SITE PLAN

0 10' 20' 40'

11 STORY
CONDOMINIUM
BUILDING

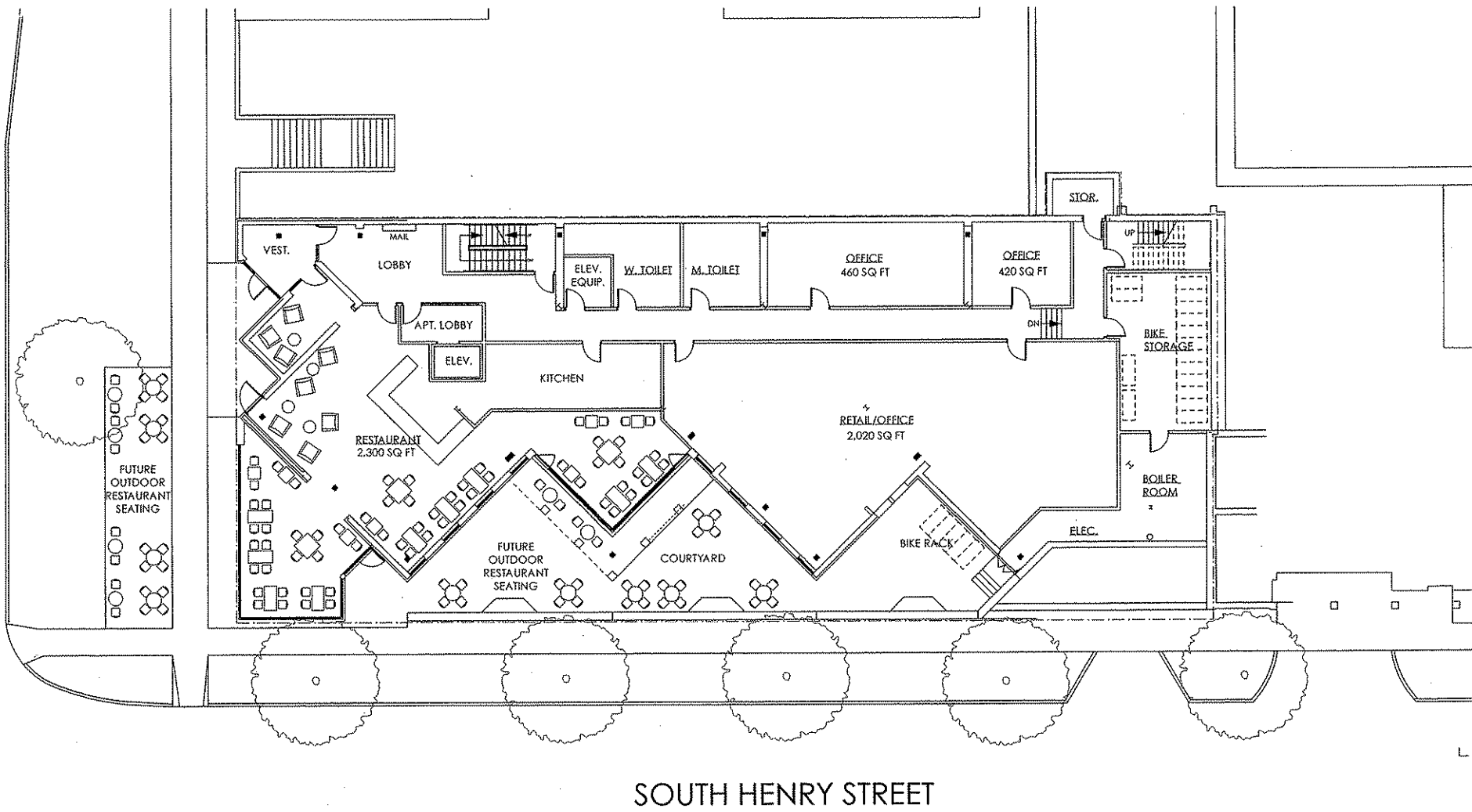
FIRE HYDRANT 360'
ON WEST SIDE OF
WEST MAIN

BUILDING REMODEL & ADDITION
31 South Henry Street, Madison, WI

DAVID FERCH,
ARCHITECTS
204 Greer Street
Madison, WI 53711
608.261.9700 FAX 608.331.9111

DATE	DESCRIPTION	DATE	BY
02/11	S/19/08		

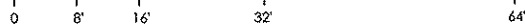
WEST WASHINGTON AVENUE



SOUTH HENRY STREET

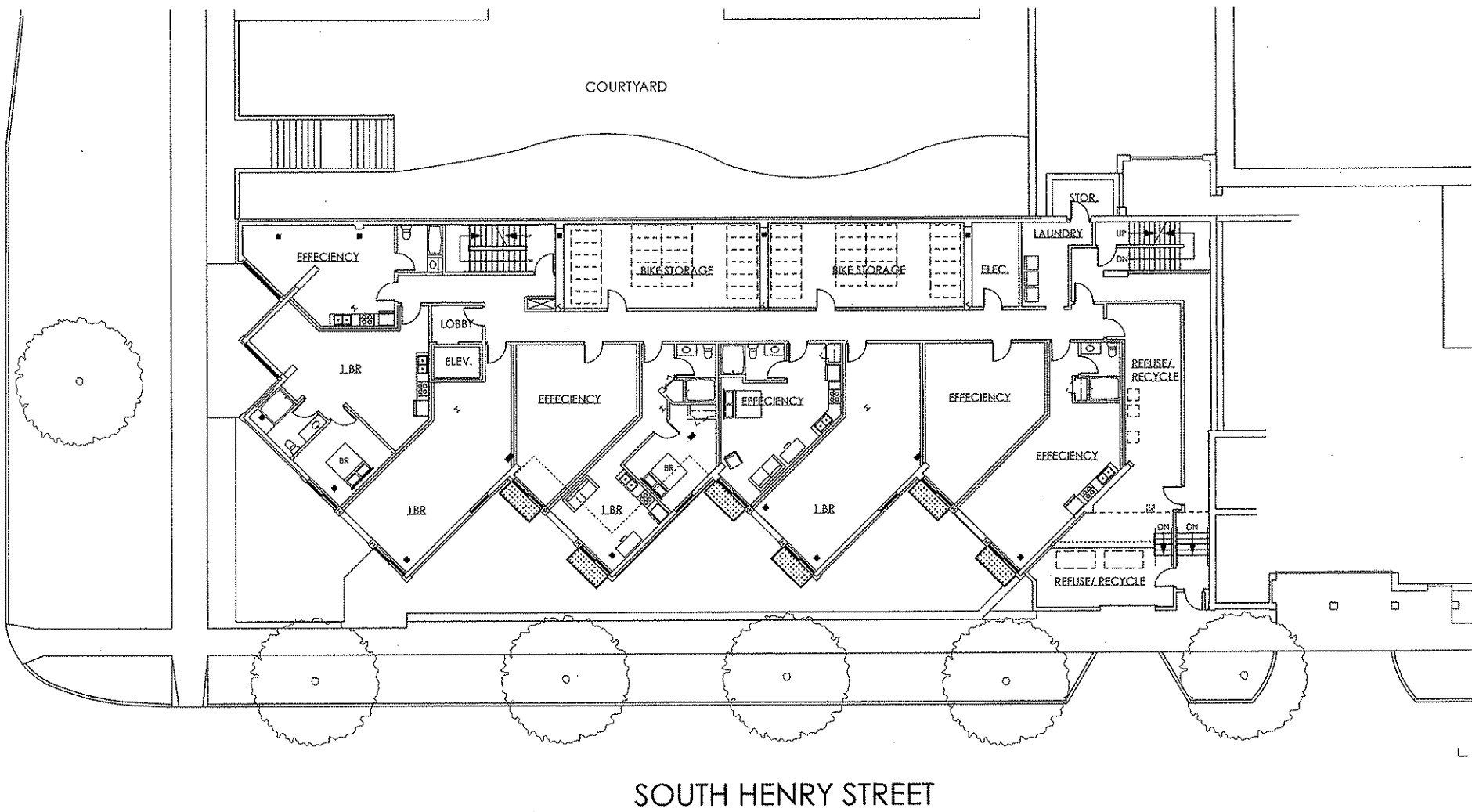


1ST FLOOR PLAN

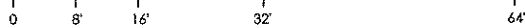


PROJECT		ARCHITECT		DATE													
BUILDING REMODEL & ADDITION		DAVID FERCH, ARCHITECTS		8/18/09													
31 South Henry Street, Madison, WI		214 Gregory Street Madison, WI 53711 608.228.4900 FAX: 608.228.4172		<table border="1"> <tr> <th>No.</th> <th>Rev.</th> <th>Date</th> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> </tr> </table>		No.	Rev.	Date									
No.	Rev.	Date															
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WEST WASHINGTON AVENUE



2ND FLOOR PLAN



PROJECT	ARCHITECT	DATE
BUILDING REMODEL & ADDITION	DAVID FERCH, ARCHITECTS	5/18/09
31 South Henry Street, Madison, WI	2700 Gregory Street, Algonquin, WI 53111 608.258.9102 FAX 608.223.9171	5

WEST WASHINGTON AVENUE

6" WATER MAIN

NEW 6" WATER LATERAL

EXISTING 8" SANITARY SEWER LATERAL
REPLACE W/ NEW IF REQUIRED

EXISTING 8" STORM LATERAL

EXISTING 10" STREET STORM SEWER

DISCONNECT REMOVE EXISTING CATCH BASIN

PROPOSED REMODELING AND ADDING 3 STORIES TO AN EXISTING 3 STORY BUILDING (6 STORIES TOTAL)

EXISTING UNDERGROUND ELECTRIC TO REMAIN

ABANDON EXISTING 2" WATER LATERAL

NEW COURTYARD CATCH BASIN, CONNECT TO 8" STORM LATERAL

SOUTH HENRY STREET

PRELIMINARY NOT FOR CONSTRUCTION
VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO CONSTRUCTION

GRADING & UTILITY PLAN



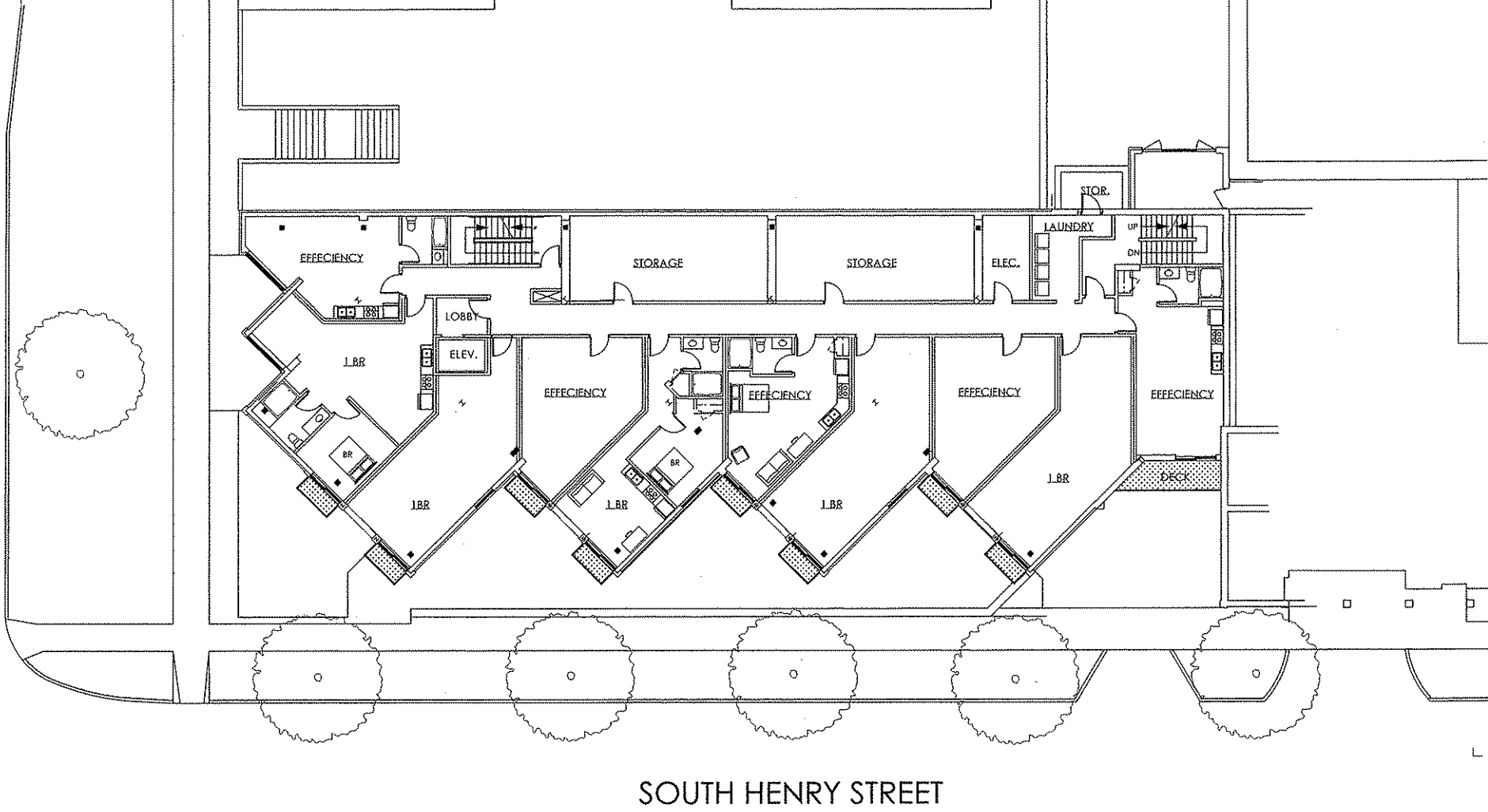
0 10' 20' 40'

BUILDING REMODEL & ADDITION
31 South Henry Street, Madison, WI

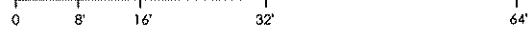
DAVID FERCH,
ARCHITECTS
2754 Oakport Street
Madison, WI 53714
608.262.8900 FAX: 608.262.9171

No.	Date	Revised	DATE PLOTTED	DATE PLOTTED
			9/18/08	

WEST WASHINGTON AVENUE



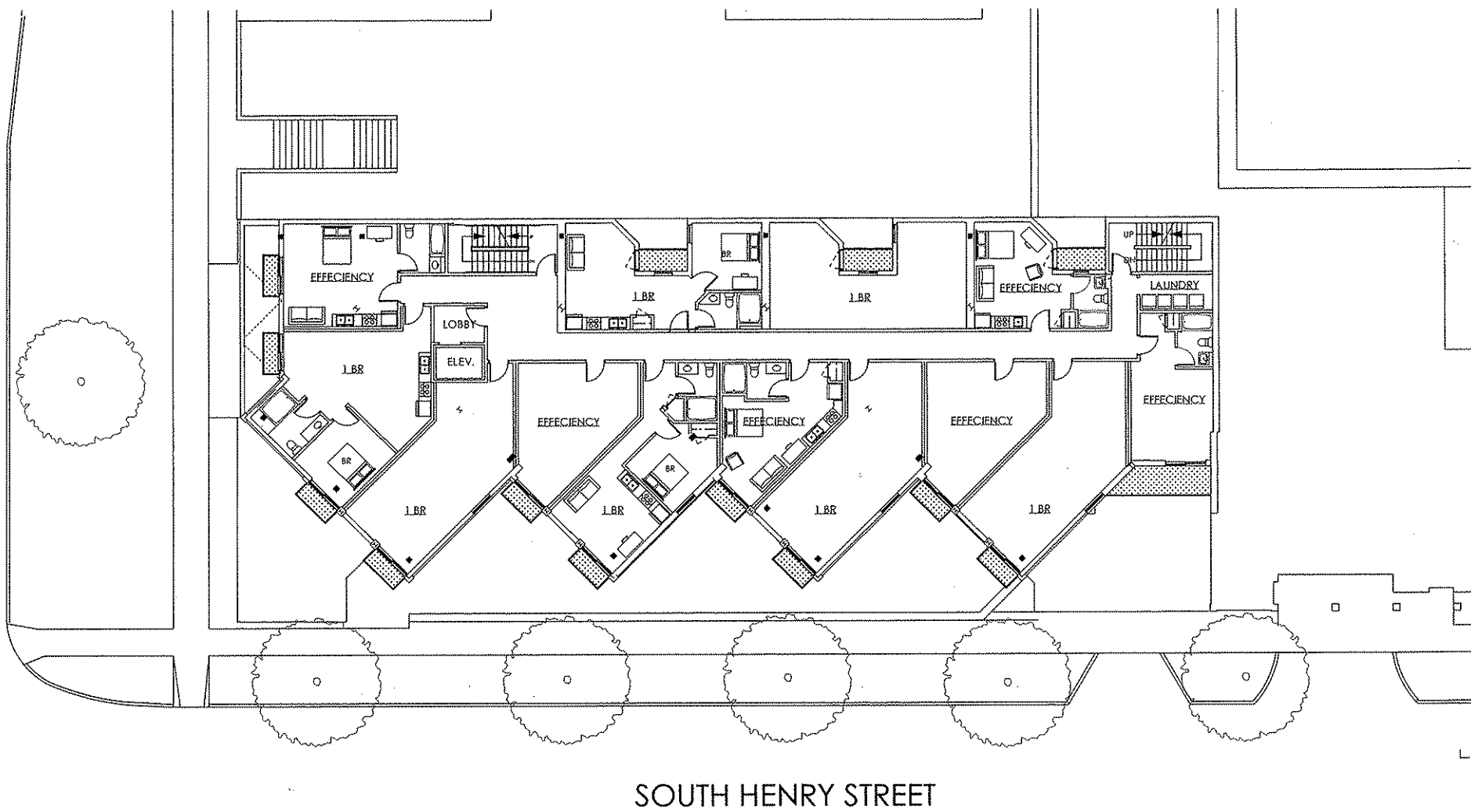
3RD FLOOR PLAN



SOUTH HENRY STREET

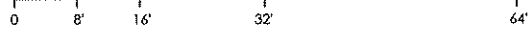
PROJECT	BUILDING REMODEL & ADDITION	ARCHITECT	DAVID FERCH, ARCHITECTS	DATE	5/18/08
	31 South Henry Street, Madison, WI		304 Gregory Street, Madison, WI 53715		
			608.224.8700 FAX: 608.253.1471		
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WEST WASHINGTON AVENUE

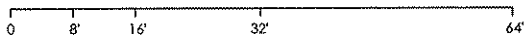
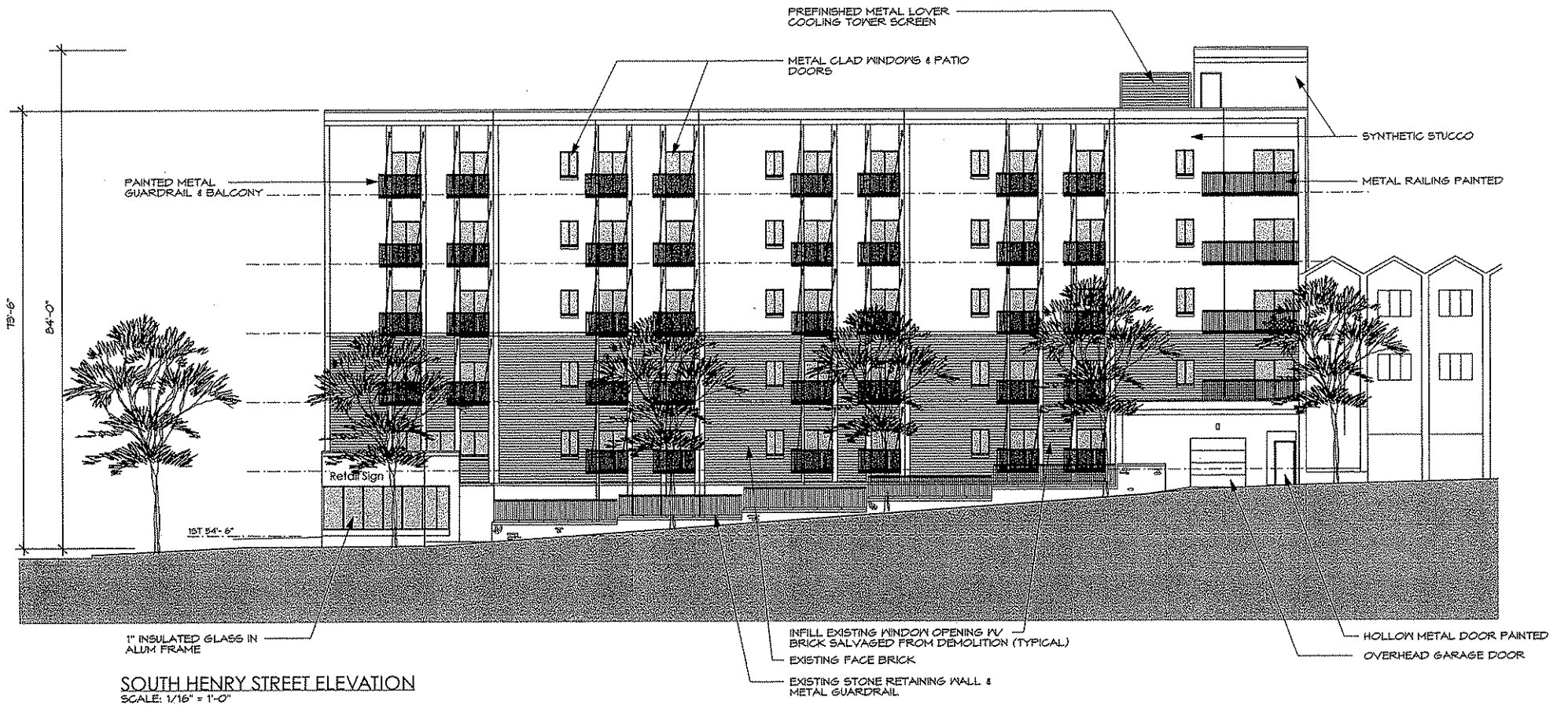


SOUTH HENRY STREET

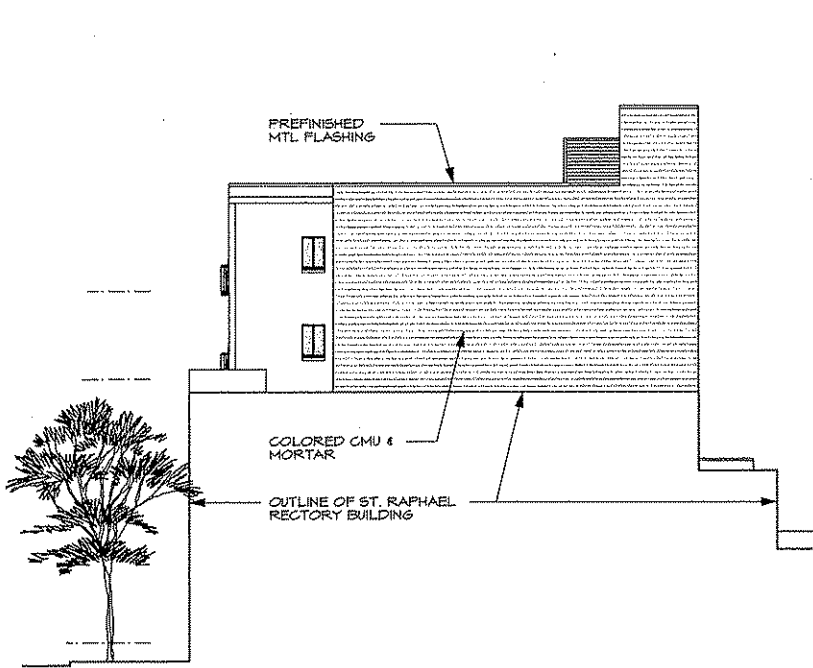
4TH-6TH FLOOR PLAN



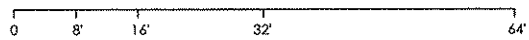
PROJECT	BUILDING REMODEL & ADDITION 31 South Henry Street, Madison, WI	ARCHITECT	DAVID FERCH, ARCHITECTS 2704 Gregory Street, Madison, WI 53711 608.262.1700 FAX 608.223.1171	DATE	08/11 3/16/08
NO.	00811	DATE		PROJECT	
BY		SCALE		NO.	
CHECKED		DATE		DATE	
APPROVED					
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PROJECT	BUILDING REMODEL & ADDITION 31 South Henry Street, Madison, WI	ARCHITECT	DAVID FERCH, ARCHITECTS 2704 Gregory Street, Madison, WI 53713 608.263.4242 FAX 608.263.1331	DATE	00011 3/18/08
NO.	001	DATE		ISSUED	
TITLE		DATE		ISSUED	
NO.		DATE		ISSUED	



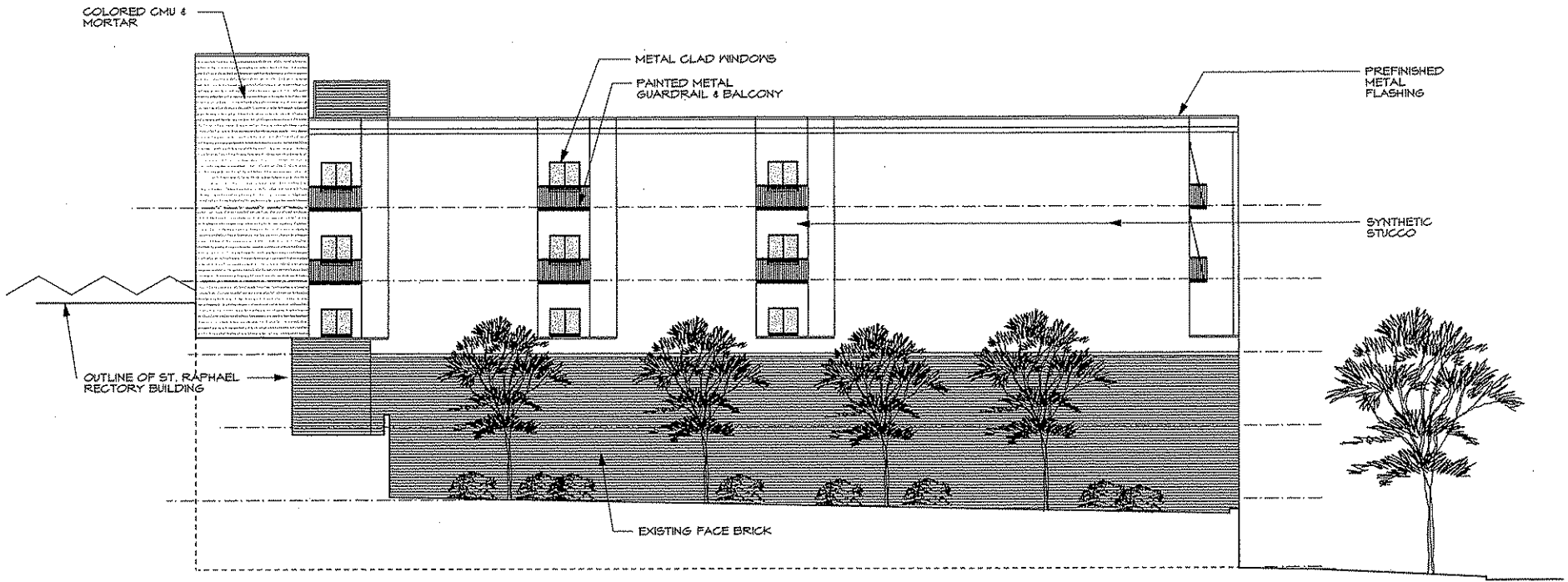
SOUTH ELEVATION
SCALE: 1/16" = 1'-0"



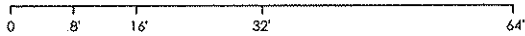
WEST WASHINGTON ELEVATION

1" TEMPERED INSULATED GLASS IN ALUM FRAME
 1" TEMPERED INSULATED GLASS DOOR IN ALUM FRAME
 EXISTING STONE

PROJECT	DATE	ARCHITECT	NO.	DATE
BUILDING REMODEL & ADDITION	3/18/08	DAVID FERCH, ARCHITECTS	00811	3/18/08
31 South Henry Street, Madison, WI		274 Gregory Street, Madison, WI 53705		
		608.235.9900 FAX 608.233.1777		

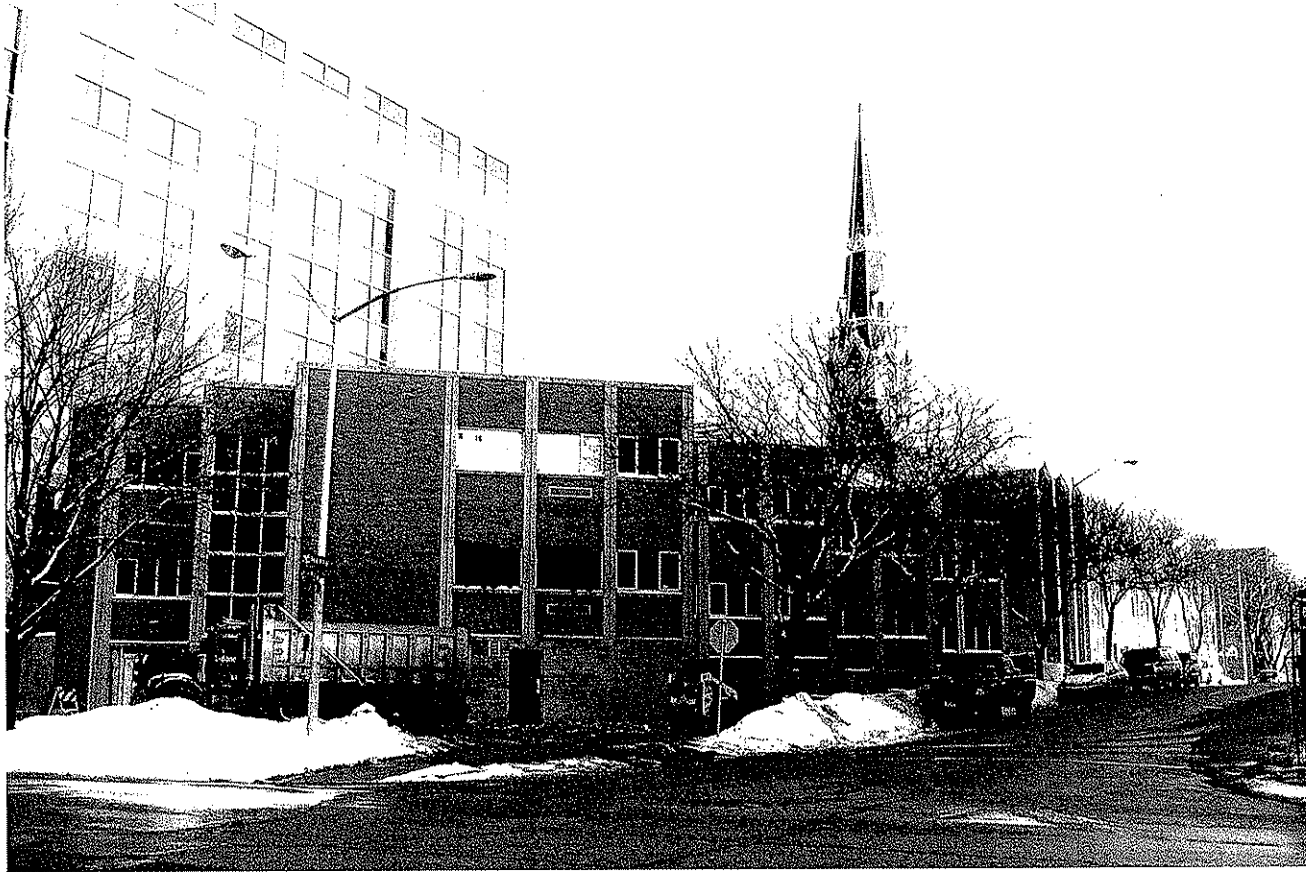


NORTH ELEVATION
SCALE: 1/16" = 1'-0"



PROJECT	BUILDING REMODEL & ADDITION 31 South Henry Street, Madison, WI	ARCHITECT	DAVID FERCH, ARCHITECTS 2144 Gregory Street Madison, WI 53713 608.224.9275 FAX 608.223.8171	DATE	06/11 3/18/08
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PROJECT
BUILDING REMODEL & ADDITION
 31 South Henry Street, Madison, WI

ARCHITECT
DAVID FERCH,
ARCHITECTS
 224 Grandview
 Madison, WI 53711
 608.261.4700 FAX 608.233.9131

No.	Date	Revision

DATE	BY
5/18/08	

PROJECT NO. **12**