



**CAPITOL BAKERY
& BISTRO**

& RESIDENTIAL APARTMENTS

453 W. WASHINGTON AVE.
MADISON, WISCONSIN

PROJECT DESCRIPTION

CONVERT EXISTING FIRST FLOOR
AREAS OF TWO RESIDENTIAL
BUILDINGS INTO COMBINED
COMMERCIAL SPACE WITH A
CONNECTING ADDITION.

PROJECT TEAM

OWNER:
CAPITOL BAKERY LLC
18 SHEPARD TERRACE
MADISON, WI 5705

ARCHITECT
MARK J. SCHMIDT
2040 WINNEBAGO ST
MADISON, WI 53704
608-271-0140

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OWNER
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MADISON, WI 53705

ALTERATIONS FOR:
CAPITOL BAKERY & BISTRO
& RESIDENTIAL APARTMENTS
461 & 463 W. WASHINGTON AVENUE MADISON, WI

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TITLE
SHEET

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SITE AREA: 5,604 sq ft

BUILDING AREA CALCULATIONS:

451 W. WASH
1,008 sq ft

EXISTING PORCH 168 sq ft

453 W. WASH
1,376 sq ft

EXISTING REAR PORCH 42 sq ft

PROPOSED NEW PORCH
106 sq ft

PROPOSED ADDITION
613 sq ft

TOTAL BUILDING AREA
3,298 sq ft

EXISTING & NEW BASEMENT AREA
2,868 sq ft

EXISTING & NEW SECOND FLOOR AREA
2,425 sq ft

EXISTING THIRD FLOOR AREA
1,410 sq ft

TOTAL BUILDING FLOOR AREA

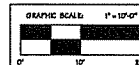
10,001 sq ft

LANDSCAPING SCHEDULE

(A) —

(B) —

(C) —



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Mark J. Schmidt
Architect

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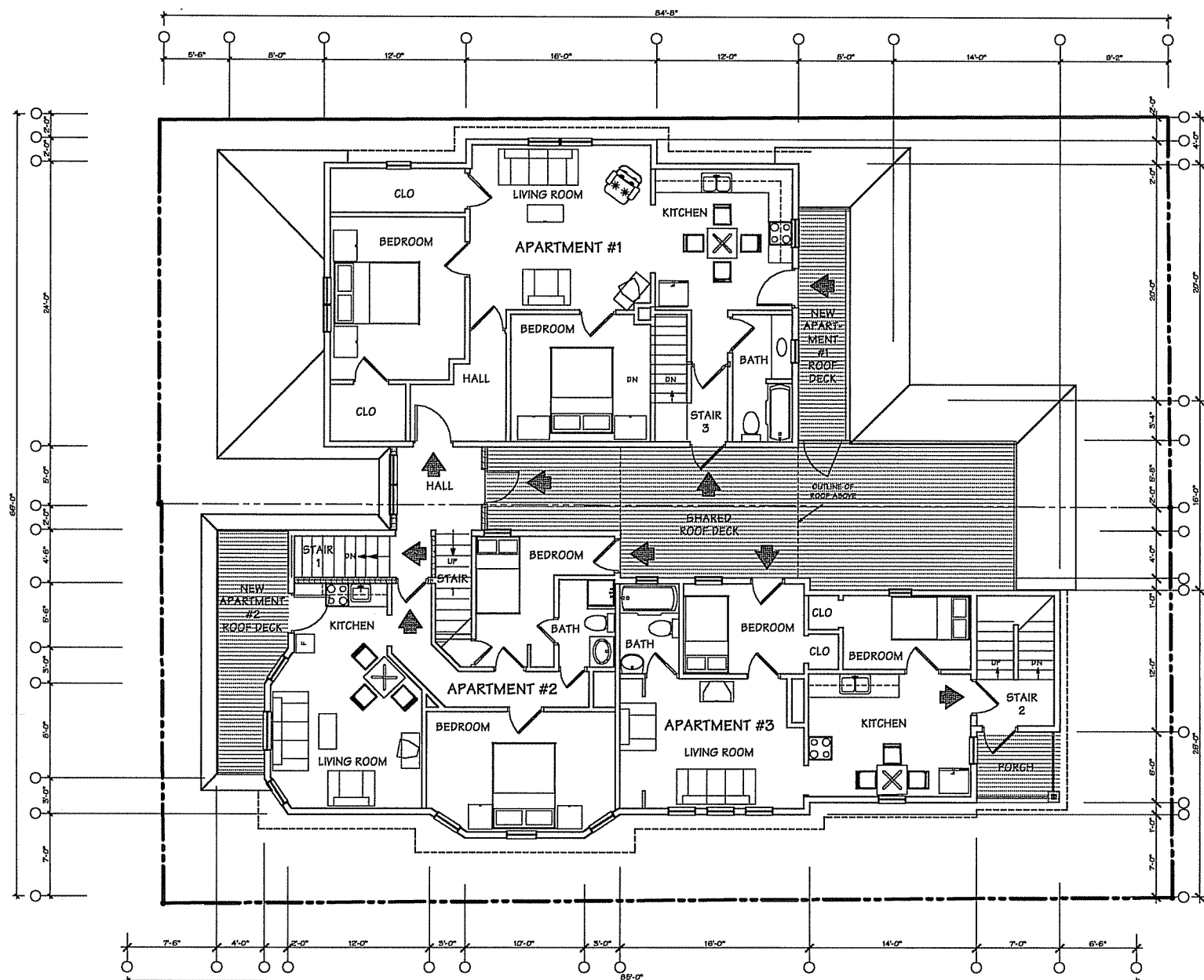
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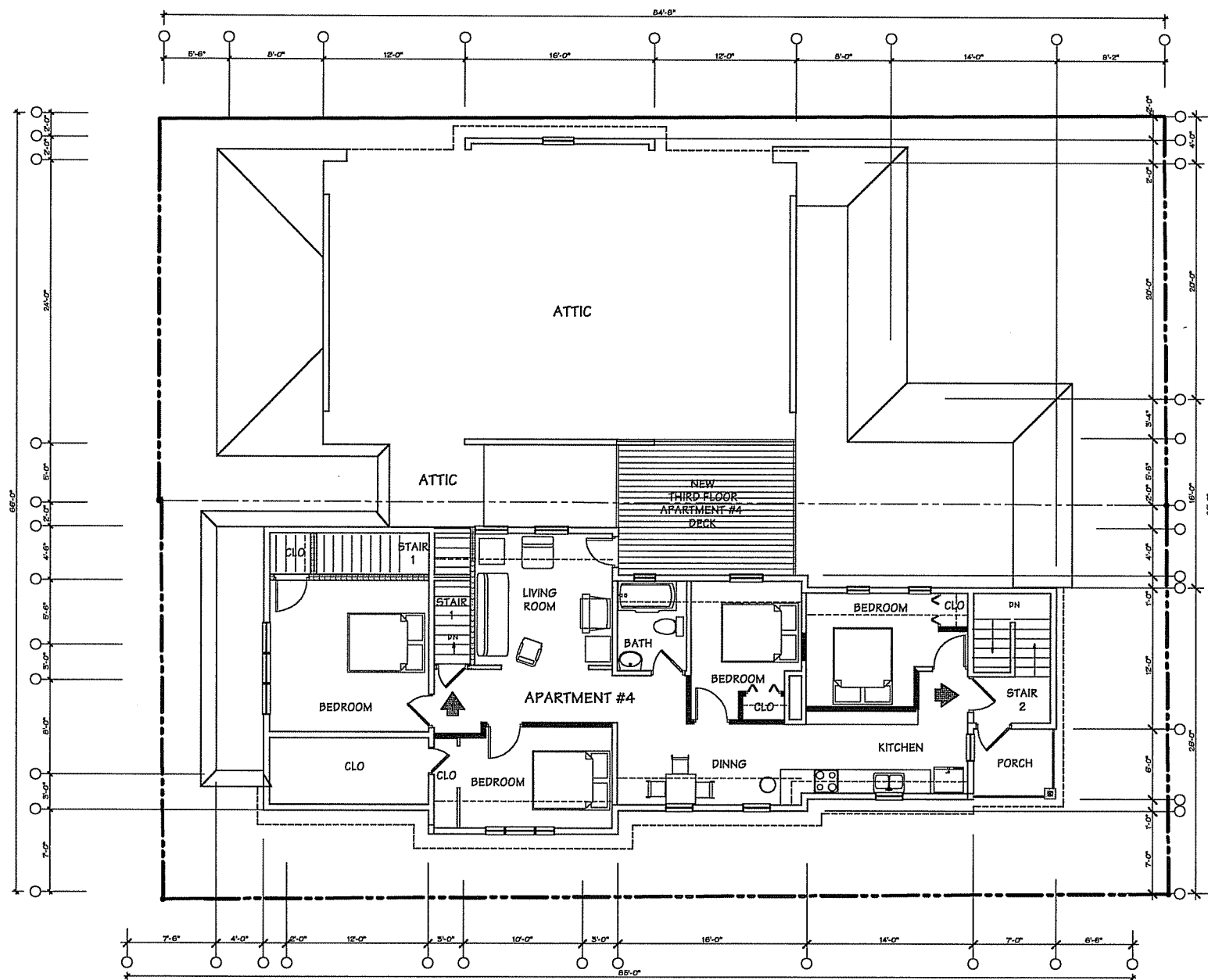
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SITE PLAN

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ADDITION TO CONNECT TWO BUILDINGS
AT BASEMENT, FIRST FLOOR &
SECOND FLOOR LEVELS.

NEW VINYL SIDING

NEW WINDOWS IN EXISTING OPENINGS

29'-6" EXISTING ROOF HEIGHT
(33'-6" ABOVE ADJACENT SIDEWALK)

NEW VINYL SIDING

25'-2" THIRD FLOOR PLAN

NEW FRONT PORCH & SECOND FLOOR
APARTMENT DECK

15'-8" THIRD FLOOR PLAN

SUSPENDED SIGN 6 FT X 2 FT

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WEST ELEVATION

WASHINGTON AVENUE SIDE

NEW VINYL SIDING

10'-0" SECOND FLOOR

ALUMINUM WRAP WINDOW CASINGS AND MID-POINT BORDER

NEW WELDED STEEL GUARDRAILS.

SLPIT FACE CONCRETE BLOCK RETAINING WALL

0'-0" FIRST FLOOR

-2'-0" NEW DECK FLOOR

4'-0" EXISTING STREET SIDEWALK

8'-0" BASEMENT FLOOR

RESIDENTIAL
ENTRY

BICYCLE
PARKING

RESIDENTIAL &
RESTAURANT
ENTRY

NEW PORCH

NEW OUTDOOR DINING AREAS

A
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SOUTH ELEVATION

BASSETT STREET SIDE

WELDED STEEL GUARDRAILS.

NEW MASONRY RETAINING WALL

0'-0" FIRST FLOOR

-2'-4" NEW DECK FLOOR

-4'-0" SIDEWALK

RESIDENTIAL ENTRY
&
COMMERCIAL DECK

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Schmidt
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LLC**

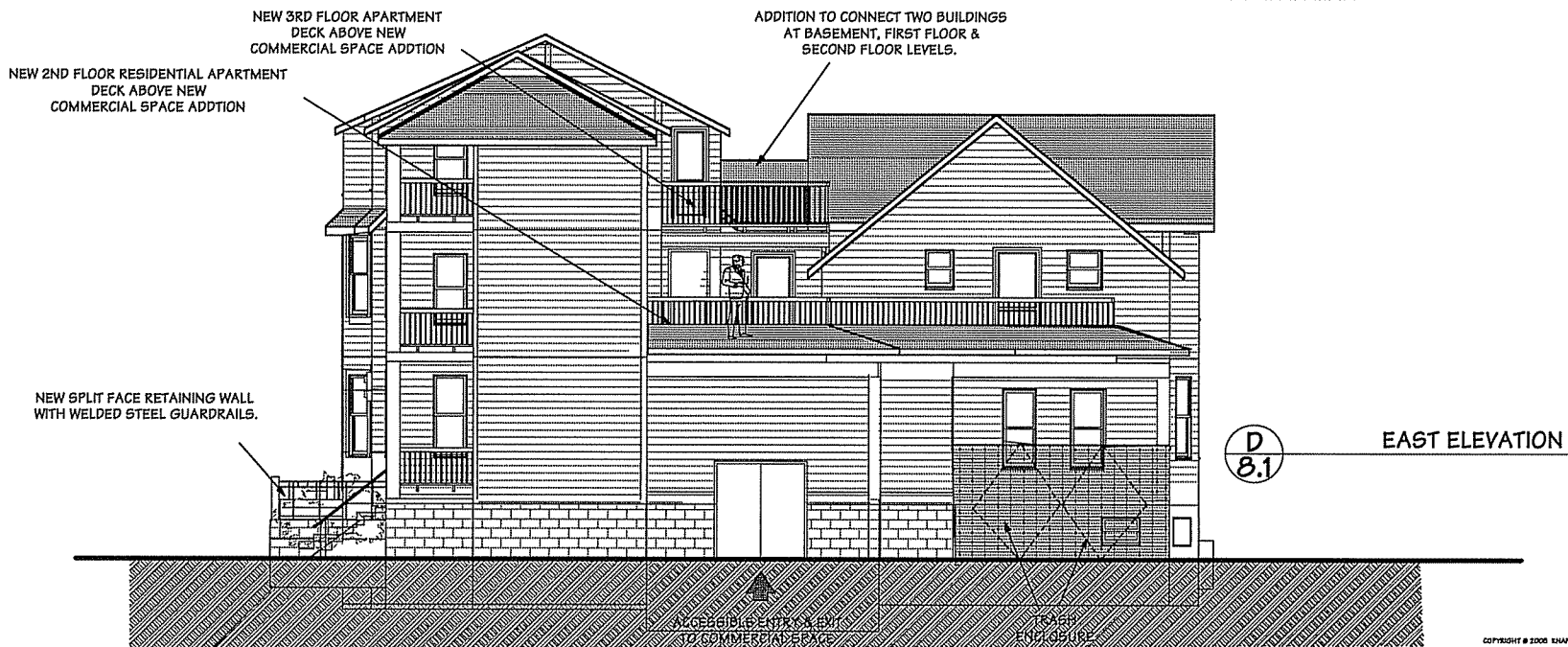
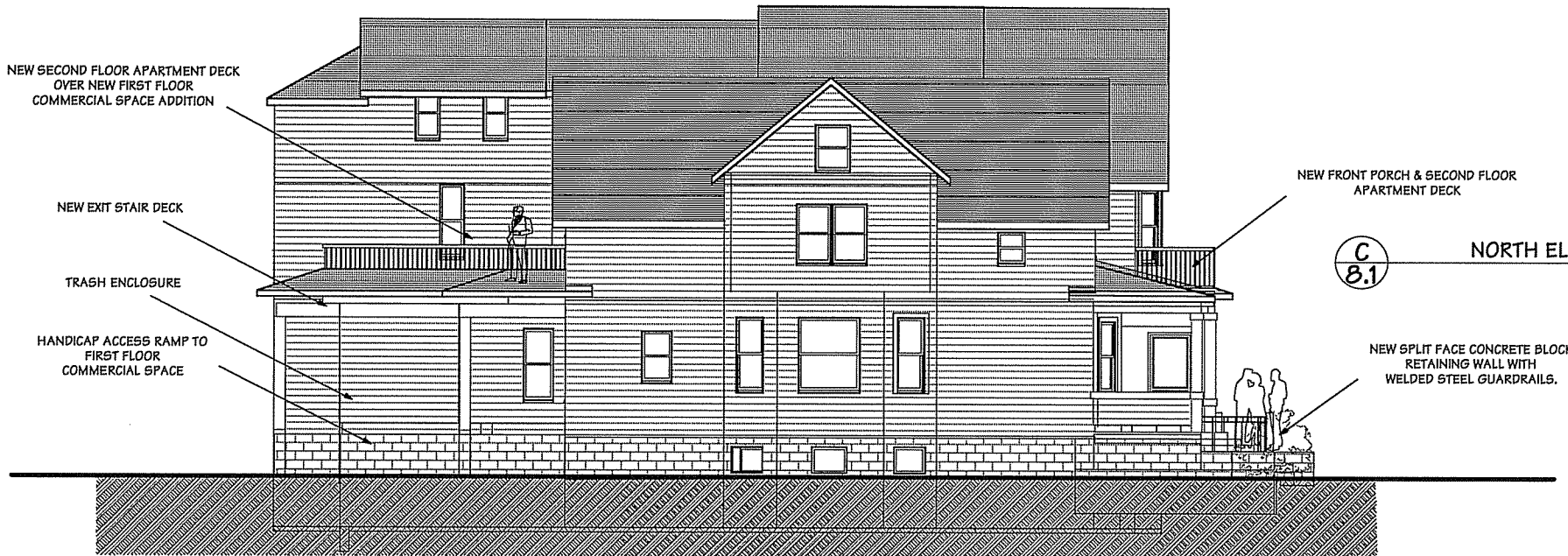
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DATE	ISSUED	BY	APP	DATE
6/27/06	6/27/06	6/27/06	6/27/06	6/27/06
6/27/06	6/27/06	6/27/06	6/27/06	6/27/06
6/27/06	6/27/06	6/27/06	6/27/06	6/27/06
6/27/06	6/27/06	6/27/06	6/27/06	6/27/06

EXTERIOR
ELEVATIONS

SHEET No. **8.1**



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DATE	ISSUED	FOR APPLICATION	JOB NO.
6/27/2006			50605

EXTERIOR
ELEVATIONS

SHEET NO. 8.1

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