

25 January 2011

Juliet Gunkel
1708 Summit Avenue
Madison, WI 53726

Landmarks Commission
City of Madison
c/o Amy Scanlon
RE: Plans for 209 North Prospect

Esteemed Members of the Landmarks Commission;

This letter is in support of the plans for 209 North Prospect submitted for your consideration. My property at 1708 Summit Avenue borders the lot at 209 North Prospect; our "backyards" share a lot line. I have had the opportunity to review the plans and discuss them with the owners, Matthew and Julie Sager.

I favor the proposed position of the planned residence at the rear of the lot. This will make the structure unobtrusive from the street, maintaining the grand and impressive presence of the historic home at 205 North Prospect. A structure placed toward the front of this "pie-shaped" lot would appear crowded and busy, detracting from the extant architecture and complementary green space of this historic street.

I am pleased that the owners' have exercised restraint when sizing their proposed home. While the lot was zoned to permit a home up to 4000 square feet, the owners' have designed a 2000 square foot home better suited to the lot and sensitive to the integrity of the neighborhood.

The owners' are working with a respected architectural firm and will be adding to the richness of residential design in this neighborhood. Like the unique homes surrounding it, this home will be a contemporary architectural iteration. Furthermore, its clean lines, simplicity, construction materials, and natural palette will not compete with the diverse historic structures sharing its landscape.

Construction of a new family dwelling in University Heights ensures that we remain a vital community. Construction of a well-designed, unique residence with aesthetic integrity ensures that we remain an architectural treasure. I am so pleased I live in a neighborhood where the two are not mutually exclusive.

Respectfully,

Juliet Gunkel