



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

# Madison Landmarks Commission APPLICATION

38096

## 1. LOCATION

Project Address: 117 N. PROSPECT AVENUE Aldermanic District: FIVE

## 2. PROJECT

Date Submitted: APRIL 17, 2015

Project Title / Description: NEW SIDING, NEW ROOFING, REAR ADDITION, AND PORCH ADDITION

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): \_\_\_\_\_

CITY OF MADISON

APR 17 2015

Planning & Community  
& Economic Development

## 3. APPLICANT

Applicant's Name: KYLE DUMBLETON, AIA, LEED ASSOC. Company: MIDWEST MODERN, LLC  
 Address: 510 W. EDGEWATER STREET City/State: PORTAGE, WI Zip: \_\_\_\_\_  
53901  
 Telephone: 608-445-7869 E-mail: kyled@midwestmodern.com  
 Property Owner (if not applicant): PETER & ANNE WADSACK  
 Address: 117 N. PROSPECT AVENUE City/State: MADISON, WI Zip: \_\_\_\_\_

Property Owner's Signature: *Peter Wadsack* Date: 2015-APR-17

### 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](mailto: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-Project Narrative

Owner: Peter & Anne Wadsack  
Address: 117 N. Prospect Avenue  
Madison, WI 53726

Submittal Date: April 17, 2015  
Meeting Date: May 11, 2015

The building is a colonial revival home built in 1935. The home is part of the University Heights Local Historic District. The project involves two main areas of work made up of a request to replace the entire exterior envelope and an kitchen and porch addition.

The envelope replacement involves the removal and replacement of the existing siding and roofing of the house and installation of new storm windows over the existing, original wood windows. The existing asphalt shingle roof is nearing the end of its effective life. The existing painted wood lap and shiplap siding is in various states of deterioration ranging from animal and pest damage, various states of rot, pitting from the poor execution of a previous paint stripping and repainting project, and more commonly found peeling and flaking of paint.

The preferred method replacing the existing siding and roofing would be to remove the existing cladding down to the existing sheathing and decking including architectural trim and details. The roof will be replaced by similar asphalt shingles. The siding will be replaced by pre-finished, wood LP Smartside, lap siding and trim as well as painted cedar shiplap siding. In an effort to also improve the thermal envelope of the home it is proposed to add 2 inches of rigid insulation to the walls and roof of the home thus providing a continuous layer of insulation in keeping with the current energy code's best practices. As part of the residing and reroofing project the architectural details would be rebuilt to replicate documented, existing details. It is important to note that the exterior envelope will "grow" 1 ¾ inches in each direction and therefore it is proposed to also extend the rooflines by the same dimension. It is proposed to also add 2 inches of rigid insulation with a metal clad flashing material that has the appearance and texture similar to that of a cementitious parging coat to a reasonable depth below grade to provide a similar appearance of the base of the home which is currently exposed concrete foundation walls. An additional area that will be affected by the residing is the depth of the inset at the existing, original wood windows. The proposal to ease the appearance of introducing a slightly deeper window inset is to permanently install new aluminum storm windows (such as Larson brand) that will replace the badly deteriorated wood storm windows.

Lastly, the proposed addition will be a 138 square foot indoor kitchen expansion and an adjacent 212 square foot enclosed, unheated porch to the rear of the home. A full basement will be constructed under both addition areas. Due to the existing grades and site lines the addition will not be readily visible from the street, however neighboring properties will be able to see the addition from the sides and rear views from their properties. The kitchen and porch addition are architecturally in keeping with the design of the homes form and rooflines. A step-back of 15 inches from the home's east façade will further lessen the visual impact of the new additions form. The same material palette of wood lap siding, columns, and use of the same railing detail found on the opposite side of the home will be used on the addition.

**28.043 TR-C2 DISTRICT.**

- (1) Permitted and Conditional Uses.  
See Table 28C-1 for a complete list of allowed uses within the residential districts.
- (2) Dimensional Requirements, Permitted and Conditional Uses.  
Requirements represent minimums unless otherwise noted. Dimensions are in feet unless otherwise noted.

TR-C2 District		
	Single-family detached	Nonresidential
Lot Area (sq. ft.)	4,000	4,800
Lot Width	40	40
Front Yard Setback	20	20
Maximum Front Yard Setback	No more than 20% greater than block average, up to 30 max.	n/a
Side Yard Setback	One-story: 5 Two-story: 6 See (a) below	10
Reversed Corner Side Yard Setback	12	20
Rear Yard	Lesser of 30% lot depth or 30	Equal to building height but at least 30
Maximum height	2 stories/35	35
Maximum lot coverage	65%	65%
Usable open space (sq. ft. per d.u.)	750	n/a
Maximum building coverage	n/a	50%

(a) Side Yard Setback. Lots with single-family detached dwellings that are existing on the effective date of this ordinance and have a lot width less than fifty (50) feet shall have a minimum side yard setback of ten percent (10%) of the lot width.

**WADSACK RESIDENCE  
MADISON LANDMARKS COMMISSION**

**APRIL 17, 2015 SUBMITTAL DATE  
MAY 11, 2015 MEETING DATE**

HISTORIC DISTRICT: UNIVERSITY HEIGHTS  
HISTORIC NAME: EMMERT L. WINGERT HOUSE  
ARCHITECTURAL STYLE: COLONIAL REVIVAL  
YEAR BUILT: 1935  
REFERENCE NUMBER: 75648

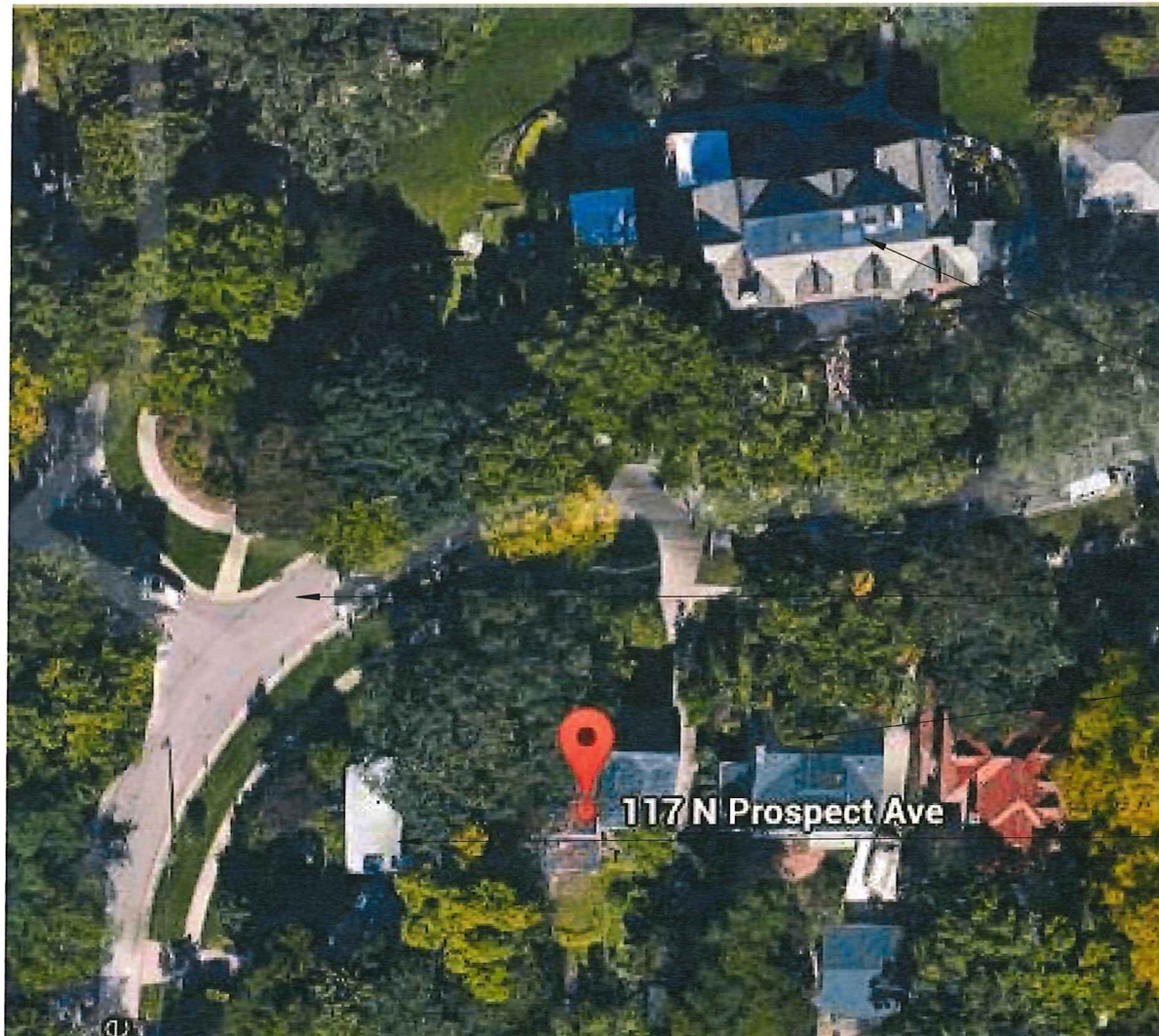
ALDERMANIC DISTRICT: 5,  
ALDER: SHIVA BIDAR-SIELAFF

ZONING: TR-C2 TRADITIONAL RESIDENTIAL - CONSISTENT DISTRICT 2

LOT COVERAGE-EXISTING: 2,819 OF 7,652 SQ. FT. = 36.8%

LOT COVERAGE-PROPOSED: 3,289 OF 7,652 SQ. FT. = 43.0%

REAR YARD: 30% X 121.6 = 36.5' > 30.0' = 30.0'  
ACTUAL: 41'-10" TO STAIR/PORCH OVERHANG



VICINITY MAP : NTS

NORTH

SHEET LIST	
Sheet Number	Sheet Name

CS	COVER SHEET
C100	SITE PLANS
A200	EXISTING ELEVATIONS
A201	EXISTING ELEVATIONS
A202	PROPOSED ELEVATIONS
A203	PROPOSED ELEVATIONS
A900	EXTERIOR PERSPECTIVES AND WINDOW DETAILS
A901	EXTERIOR DETAILS
LM01	EXISTING PHOTOS
LM02	EXISTING PHOTOS
LM03	EXISTING PHOTOS
LM04	EXISTING PHOTOS
LM05	EXISTING PHOTOS
LM06	EXISTING PHOTOS
LM07	EXISTING PHOTOS
LM08	EXISTING PHOTOS
LM09	EXISTING PHOTOS
LM10	EXISTING PHOTOS

COVER SHEET	
Project number	13-004
Date	04.17.2015
Scale	CS

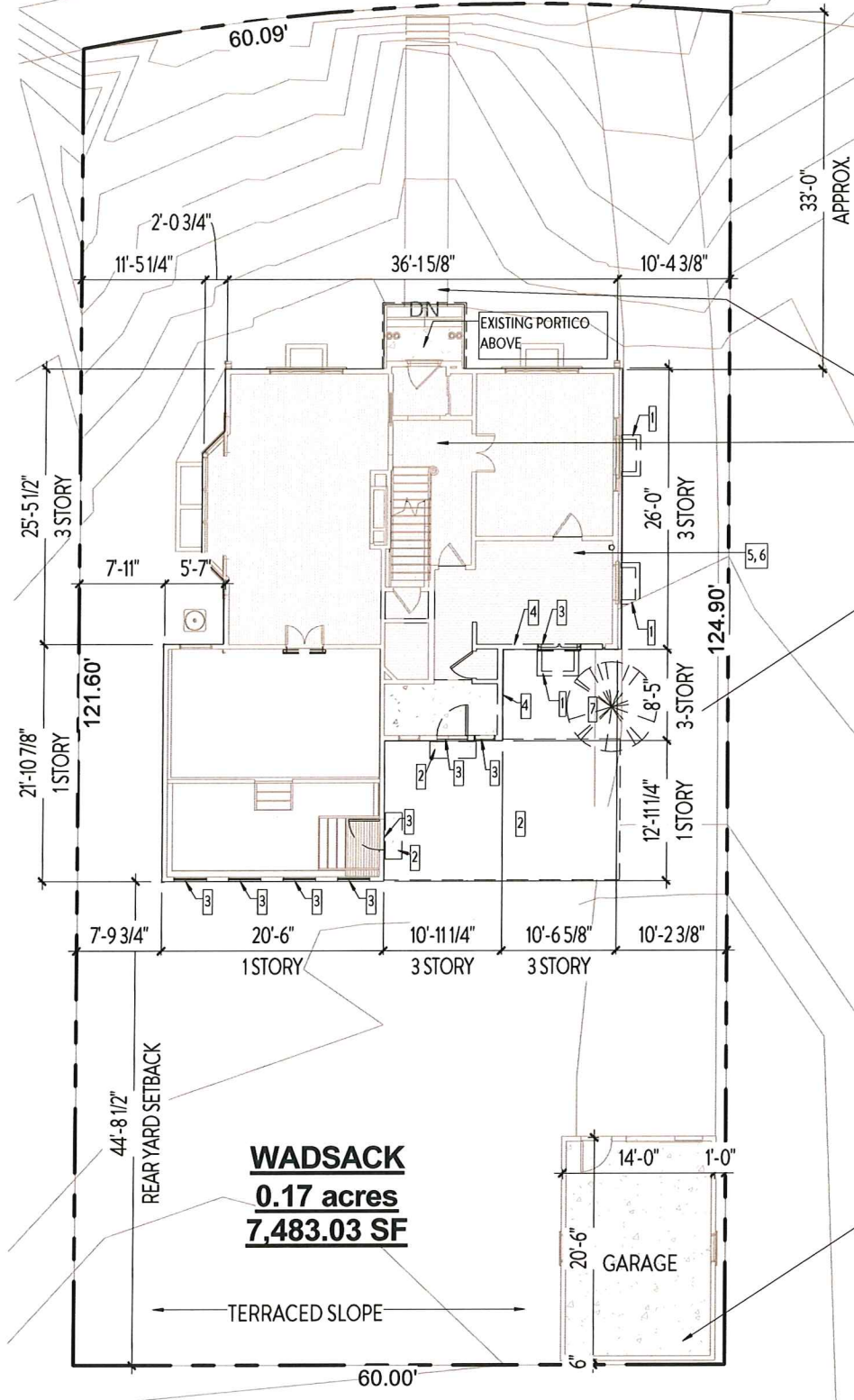
Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
117 N. PROSPECT AVE. MADISON, WI 53726

**MIDWESTMODERN LLC**

510 WEST EDGEWATER ST. PORTAGE, WI 53901 > P 608-445-7869  
WWW.MIDWESTMODERN.COM > INFO@MIDWESTMODERN.COM

N. PROSPECT AVE.



GENERAL NOTES:  
 A. COMPLY WITH ALL LOCAL AND STATE BUILDING AND ENVIRONMENTAL CODES AND ORDINANCES  
 B. DISPOSE OF MATERIAL AS LEGALLY APPROPRIATE  
 C. UTILITY DISCONNECTS TO BE COMPLETED BY APPROPRIATE TRADES  
 D. **THOROUGHLY DOCUMENT ALL EXISTING ARCHITECTURAL DETAILS WITH BOTH PHOTOS AND DIMENSIONS BEFORE BEGINNING DEMOLITION WORK. PRESENT DOCUMENTATION TO OWNER AND ARCHITECT FOR VERIFICATION OF COMPLETEDNESS FOR FUTURE NEW WORK REFERENCE**

DEMOLITION NOTES:  TO BE DEMOLISHED  TO REMAIN

1. WINDOW WELLS TO BE DEMOLISHED.
2. DEMOLISH EXISTING CONCRETE PATIO & STEP & EXCAVATE FOR NEW BASEMENT AS REQ.
3. REMOVE WINDOWS AND DOORS AND PREPARE SURROUNDING AREA FOR NEW WORK
4. DEMOLISH EXISTING WALLS AND PREPARE AREA FOR NEW WORK, SALVAGE EXISTING TRIM AND MOLDING AND SET ASIDE IN A PROTECTED AREA
5. REMOVE ALL EXISTING SIDING AND WEATHER RESISTANT BARRIER DOWN TO EXISTING SHEATHING. SALVAGE EXISTING TRIM AND MOLDING AND SET ASIDE IN A PROTECTED AREA
6. REMOVE ALL EXISTING ROOFING INCLUDING EXISTING WEATHER RESISTANT BARRIER DOWN TO EXISTING DECKING
7. CUT DOWN EXISTING TREE, COORDINATE TRIMMING OTHER EXISTING TREES AND PLANTINGS WITH OWNER TO ALLOW DEMOLITION AND NEW WORK TO BE SAFELY COMPLETED

WALK AREA: 97 SF  
 EXISTING HOME AREA: 1,555 SF

DRIVE AREA: 1,000 SF

UNIVERSITY HEIGHTS,  
 BLOCK 17, LOT 3

RECORDED AREA  
 7,652 SF

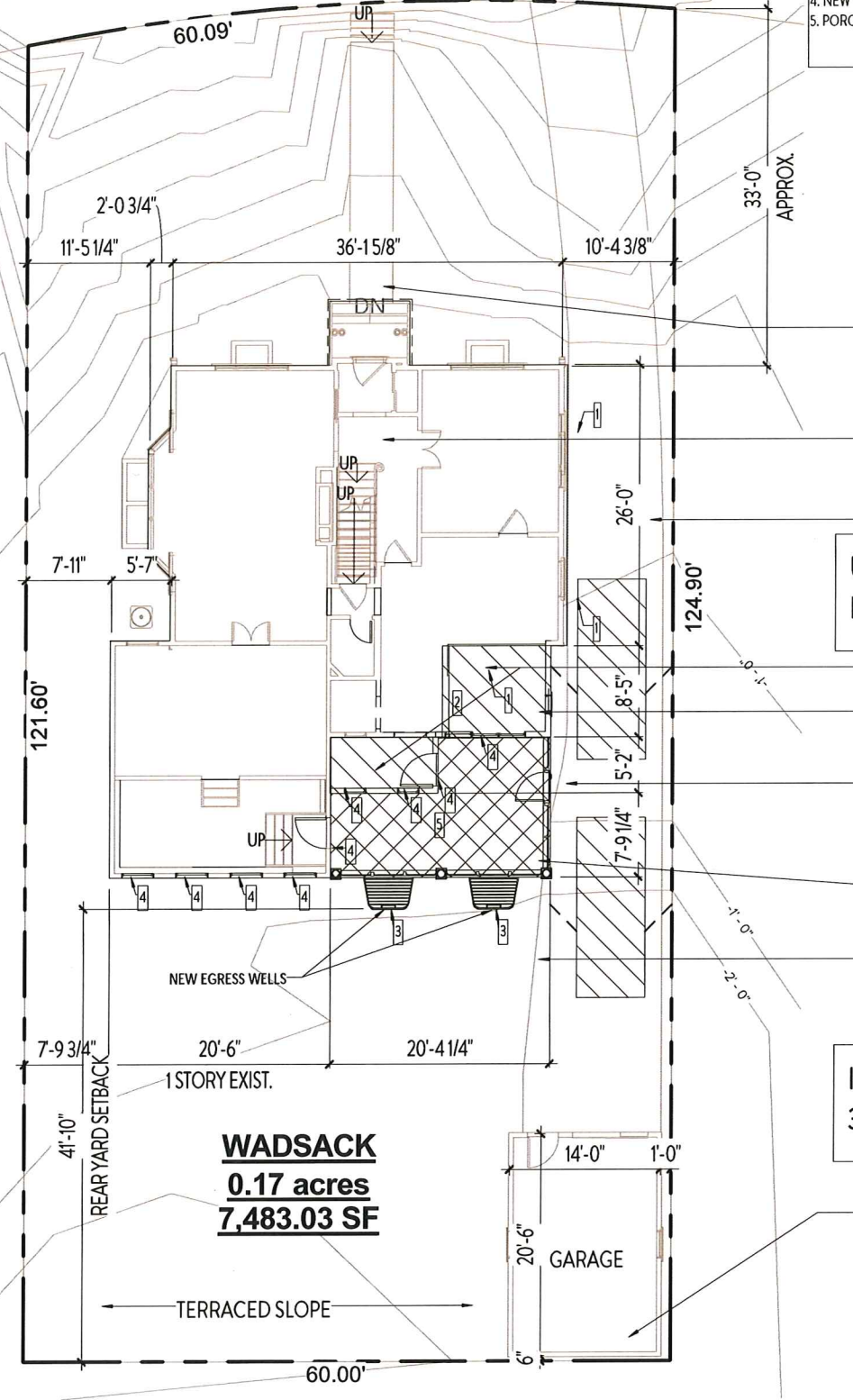
GARAGE AREA: 287 SF

**WADSACK**  
 0.17 acres  
 7,483.03 SF

TERRACED SLOPE

2 EXISTING SITE PLAN  
 1/16" = 1'-0"

N. PROSPECT AVE.



GENERAL NOTES:  
 A. COMPLY WITH ALL LOCAL AND STATE BUILDING AND ENVIRONMENTAL CODES AND ORDINANCES  
 B. UTILITY CONNECTIONS TO BE COMPLETED BY APPROPRIATE TRADES  
 C. CONTACT ARCHITECT & DO NOT PROCEED WITH CONSTRUCTION IF ACTUAL CONDITIONS ARE INCONSISTENT WITH PLANS

NEW WORK NOTES

1. BLOCK IN EXISTING WINDOWS BELOW GRADE APPLY WATERPROOFING, AND BACKFILL WITH COMPACTED GRANULAR FILL
2. KITCHEN ADDITION
3. NEW EGRESS WINDOW WELLS PER ARCHITECTURAL PLANS
4. NEW WINDOWS AND DOORS
5. PORCH ADDITION

WALK AREA: 97 SF

HOME AREA: 1,555 SF

DRIVE AREA: 1,000 SF

UNIVERSITY HEIGHTS,  
 BLOCK 17, LOT 3

NEW ADDITION AREA: 138 SF

CAR OUTLINES  
 FOR REFERENCE TYP.

GRADE AT EXTERIOR DOOR  
 8" MAX. BELOW PORCH FLOOR  
 OR PROVIDE (1) STEP

NEW PORCH AREA: 212 SF

CUT AND TOOTH IN  
 CONCRETE TO FIT STAIR

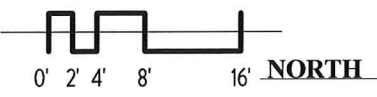
IMPERVIOUS AREA:  
 3,289 SF

GARAGE AREA: 287 SF

**WADSACK**  
 0.17 acres  
 7,483.03 SF

TERRACED SLOPE

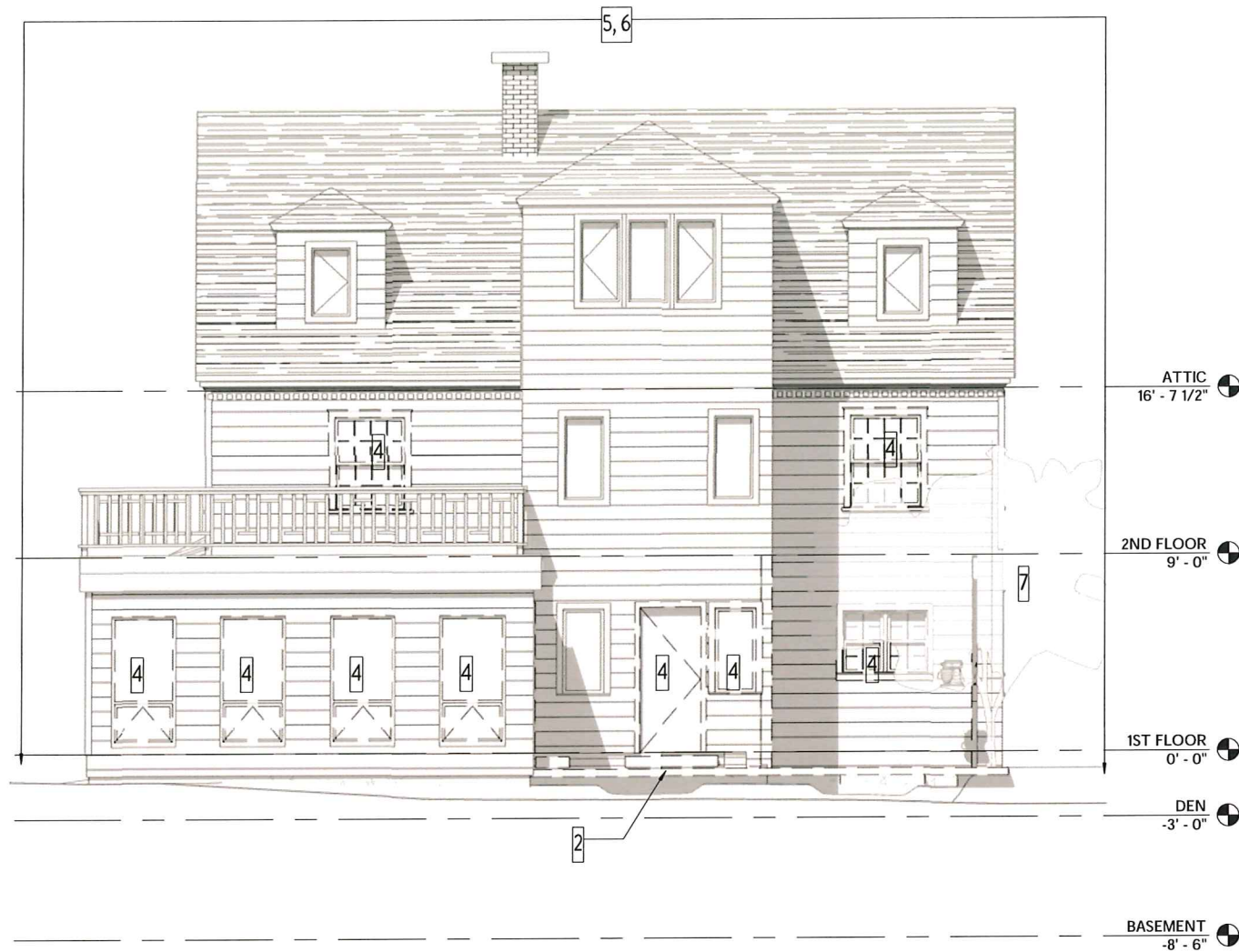
1 PROPOSED SITE PLAN  
 1/16" = 1'-0"



SITE PLANS	
Description	LANDMARKS COMMISSION SUBMITTAL
Date	04.17.2015
Project number	13-004
Date	04.17.2015
Scale	1/16" = 1'-0"
C100	

PETER & ANNE WADSACK  
 EXISTING HOME RENOVATION, REMODEL, & ADDITION  
 117 N. PROSPECT AVE. MADISON, WI 53726

**MIDWESTMODERN LLC**  
 510 WEST EDGEWATER ST. PORTAGE, WI. 53901 > P. 608.445.7869  
 WWW.MIDWESTMODERN.COM > INFO@MIDWESTMODERN.COM



② EXISTING SOUTH ELEVATION  
1/8" = 1'-0"



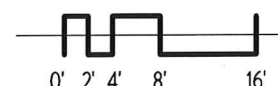
① EXISTING NORTH ELEVATION  
1/8" = 1'-0"

GENERAL NOTES:

- A. COMPLY WITH ALL LOCAL AND STATE BUILDING AND ENVIRONMENTAL CODES AND ORDINANCES
- B. DISPOSE OF MATERIAL AS LEGALLY APPROPRIATE
- C. UTILITY DISCONNECTS TO BE COMPLETED BY APPROPRIATE TRADES
- D. **THOROUGHLY DOCUMENT ALL EXISTING ARCHITECTURAL DETAILS WITH BOTH PHOTOS AND DIMENSIONS BEFORE BEGINNING DEMOLITION WORK. PRESENT DOCUMENTATION TO OWNER AND ARCHITECT FOR VERIFICATION OF COMPLETENESS FOR FUTURE NEW WORK REFERENCE**

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  TO REMAIN

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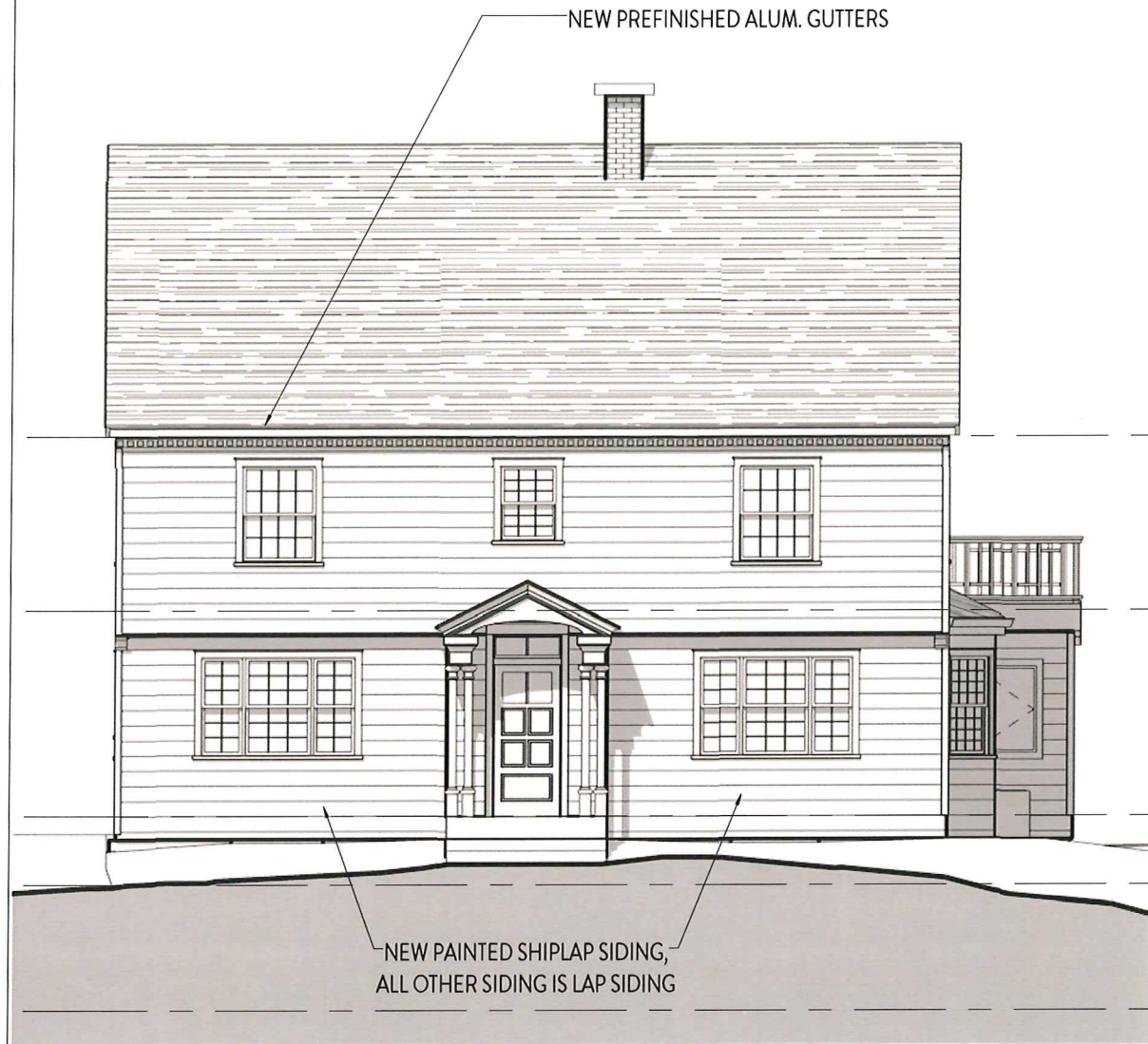
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Project number	13-004
Date	04.17.2015
Scale	1/8" = 1'-0"
A200	

Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

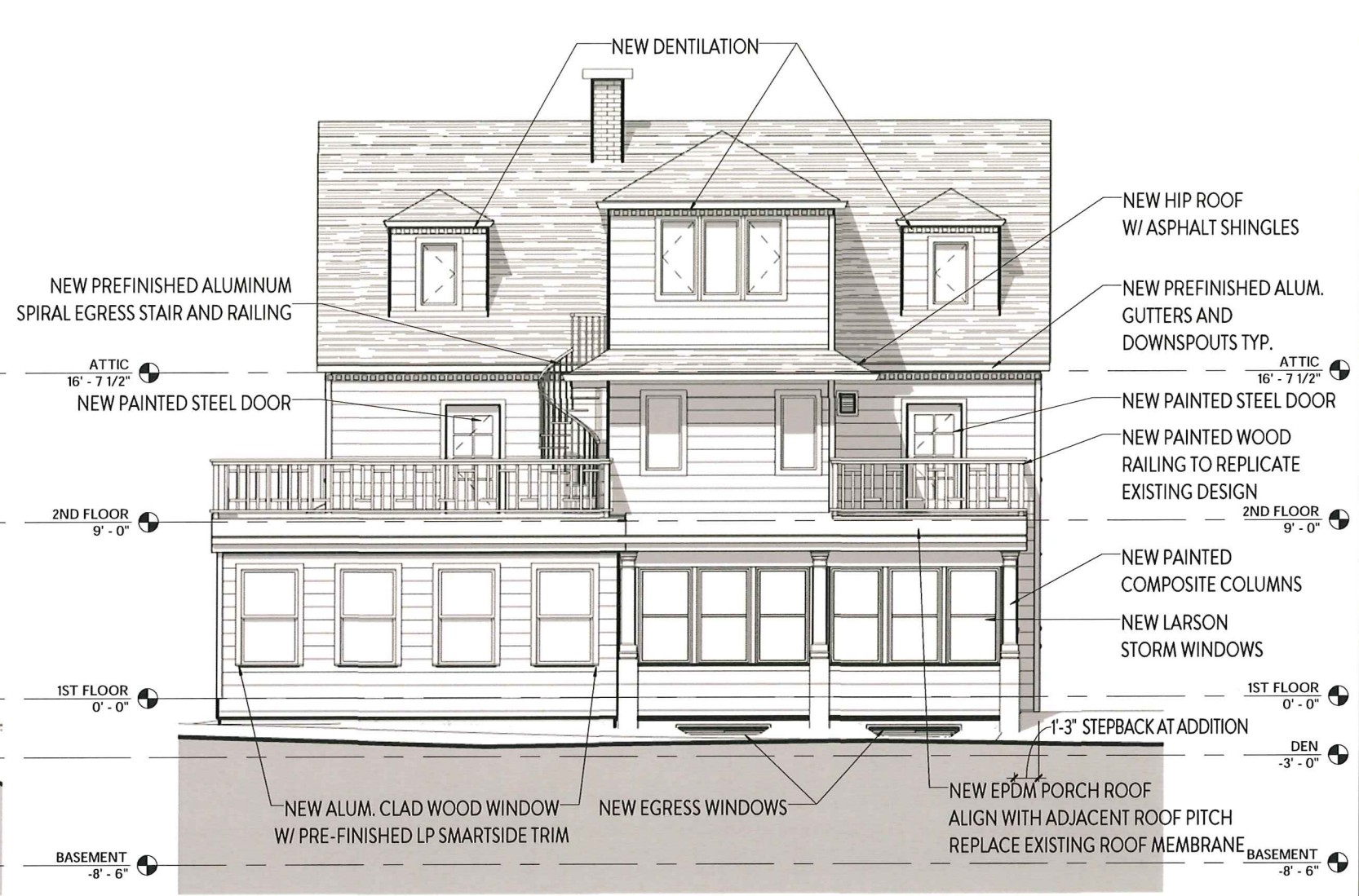
PETER & ANNE WADSACK  
 EXISTING HOME RENOVATION, REMODEL, & ADDITION  
 117 N. PROSPECT AVE. MADISON, WI 53726

**MIDWESTMODERN LLC**  
 510 WEST EDGEWATER ST. PORTAGE, WI 53001 > P. 608-445-7889  
 WWW.MIDWESTMODERN.COM > INFO@MIDWESTMODERN.COM





② PROPOSED NORTH ELEVATION  
1/8" = 1'-0"



① PROPOSED SOUTH ELEVATION  
1/8" = 1'-0"

- NEW WORK NOTES:**
1. INSTALL NEW PREFINISHED LP SMARTSIDE LAP SIDING W/ 7 3/4" EXPOSURE
  2. ALL WINDOW & DOOR TRIM, FASCIA, SOFFET, AND ARCHITECTURAL DETAILS TO BE LP SMARTSIDE TRIM
  3. ALL EXISTING, HISTORIC, ORIGINAL WOOD WINDOWS TO BE FIT WITH INSET, VENTING, SINGLE OR DOUBLE HUNG LARSON STORM WINDOWS
  4. ALL PAINTED WORK TO MATCH COLOR OF EXISTING DETAILING
  5. ROOF TO BE NEW 3-TAB ASPHALT SHINGLES TYP. (MATCH EXISTING COLOR AND DIMENSIONS)
  6. INSTALL NEW SIDING PER MANUFACTURERS INSTRUCTIONS
  7. CAULK DISSIMILAR MATERIALS WITH APPROPRIATE, LIKE-COLORED SEALANT
  8. FLASHING COLORS TO MATCH EXISTING OR ADJACENT MATERIALS
  9. MAINTAIN 6" CLEARANCE FROM BOTTOM COURSE OF SIDING TO GRADE OR ROOF
  10. REPLACE ALL DAMAGED TRIM AND EXTERIOR DETAILS WITH IDENTICAL PROFILE AND SCALE TO ADJACENT FINISHES
  11. UTILITY DISCONNECTS AND RECONNECTS TO BE COMPLETED BY APPROPRIATE TRADES
  12. WALL AND ROOF LINES WILL EXPAND 1 3/4" IN EACH DIRECTION WITH ADDED INSULATION AND NEW SIDING

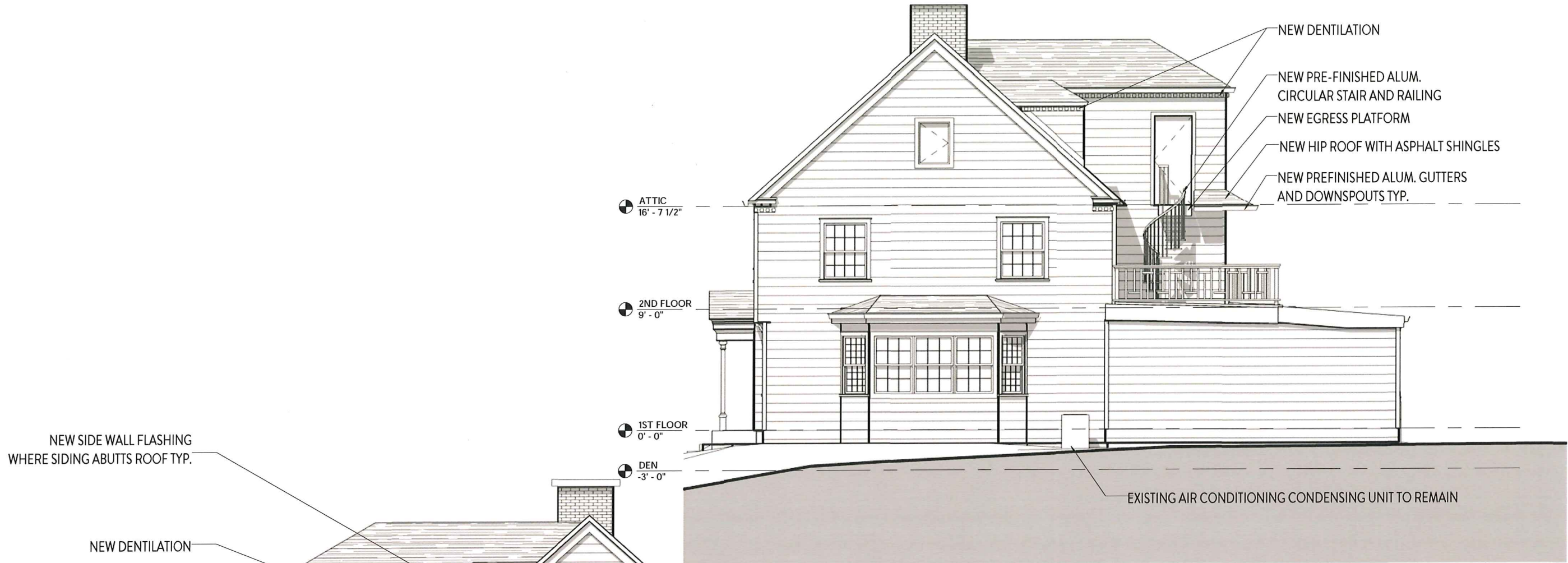
**PROPOSED ELEVATIONS**

Project number	13-004
Date	04.17.2015
Scale	1/8" = 1'-0"

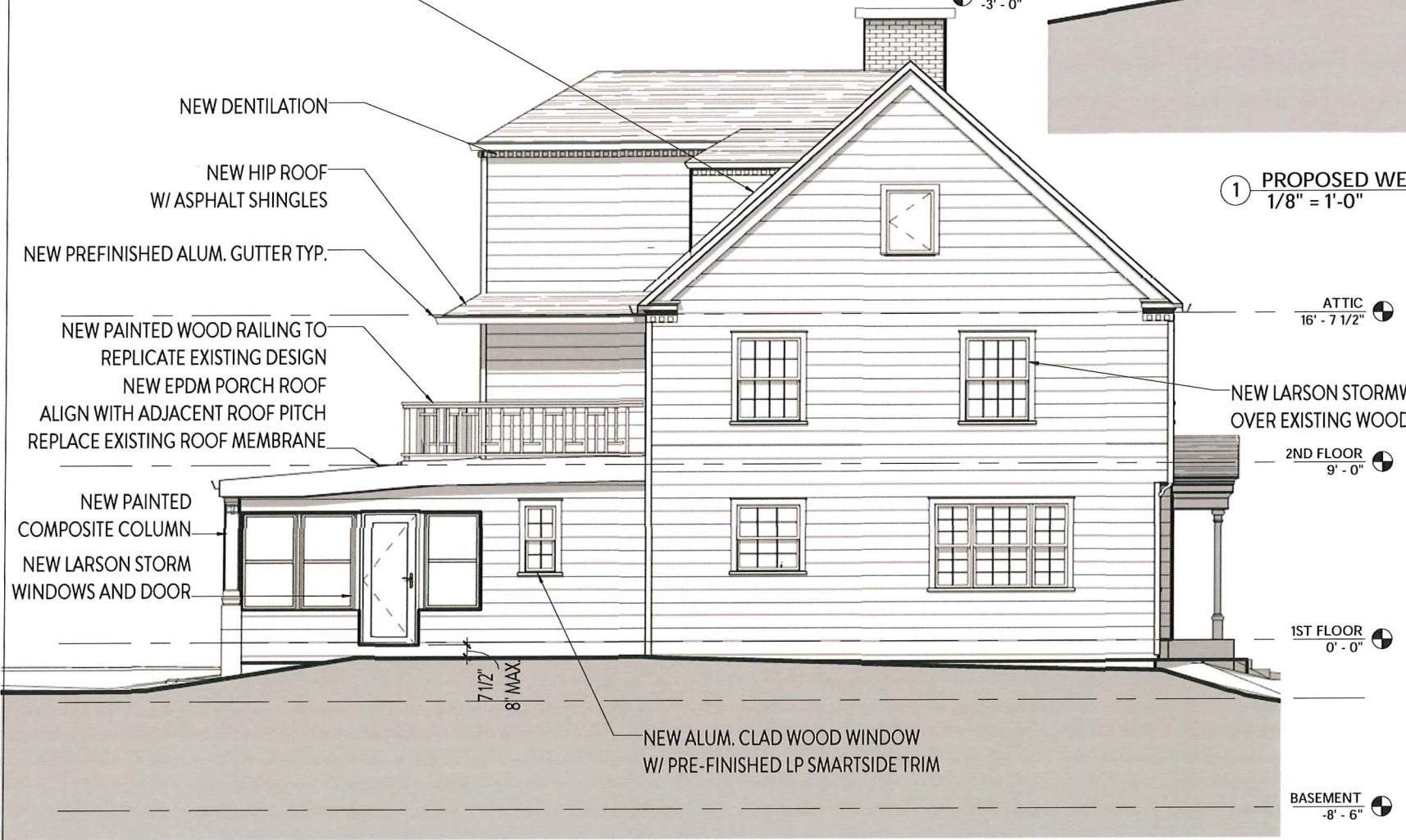
Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

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① PROPOSED WEST ELEVATION  
1/8" = 1'-0"



② PROPOSED EAST ELEVATION  
1/8" = 1'-0"

**NEW WORK NOTES:**

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11. UTILITY DISCONNECTS AND RECONNECTS TO BE COMPLETED BY APPROPRIATE TRADES
12. WALL AND ROOF LINES WILL EXPAND 1 3/4" IN EACH DIRECTION WITH ADDED INSULATION AND NEW SIDING

<b>PROPOSED ELEVATIONS</b>	
Project number	13-004
Date	04.17.2015
Scale	1/8" = 1'-0"
A203	

<b>Description</b>	<b>Date</b>
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

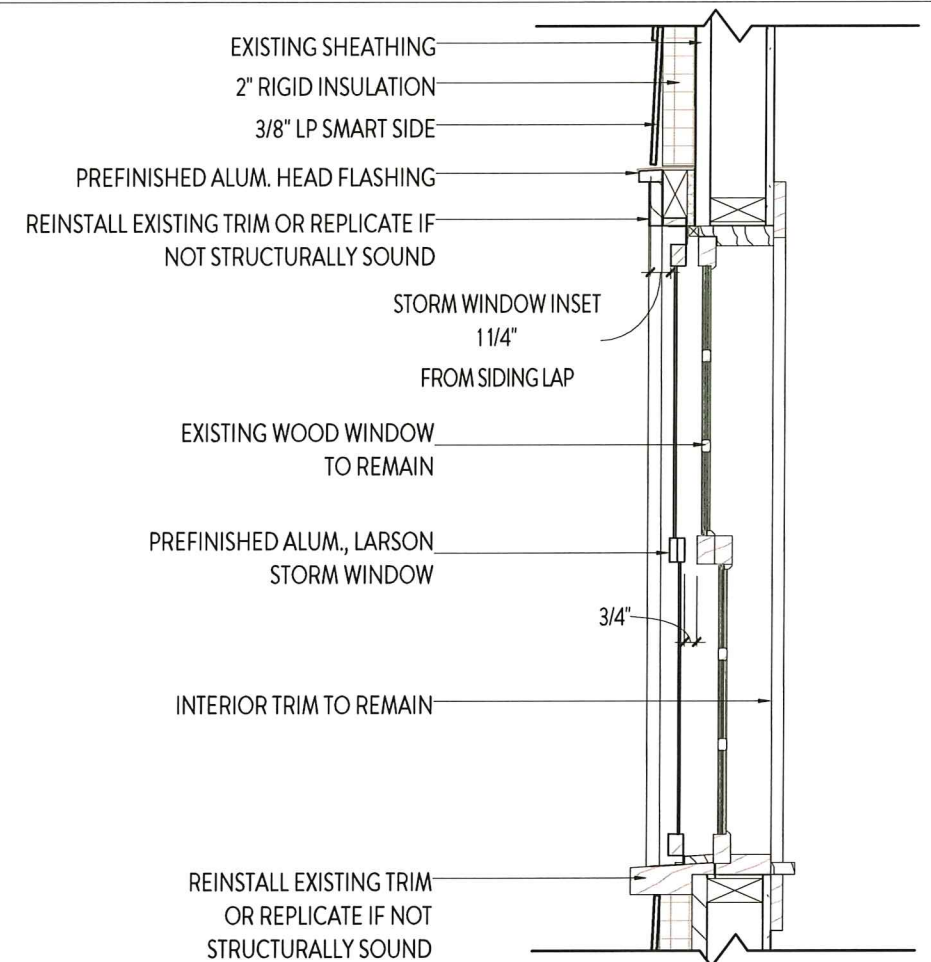
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④ STREET VIEW TO NEW ADDITION



② SECTION AT NEW STORM WINDOW  
1" = 1'-0"



③ VIEW OF ADDITION FROM BACKYARD NEAR GARAGE



ORIGINAL WINDOW W/ NO STORM WINDOW  
(EXISTING STORM WINDOWS ARE FLUSH WITH MULLION)

ORIGINAL WINDOW W/ NEW STORM WINDOW

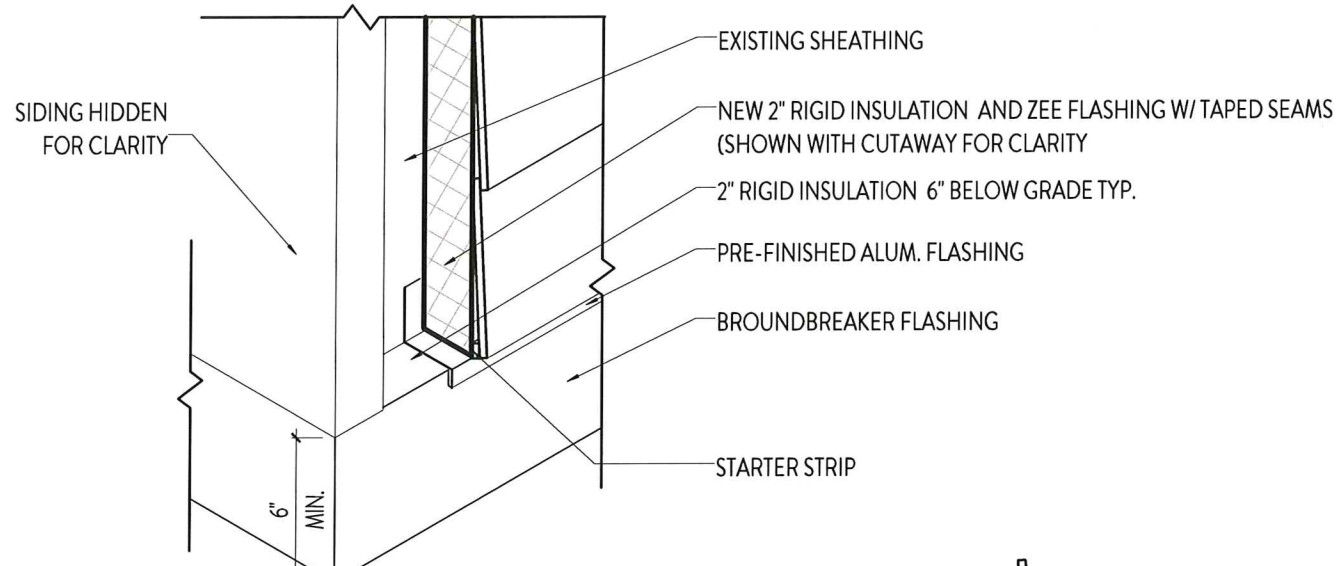
① NEW STORM WINDOW IMAGE  
NTS

<b>EXTERIOR PERSPECTIVES AND WINDOW DETAILS</b>	
Project number	13-004
Date	04.17.2015
Scale	As indicated
A900	

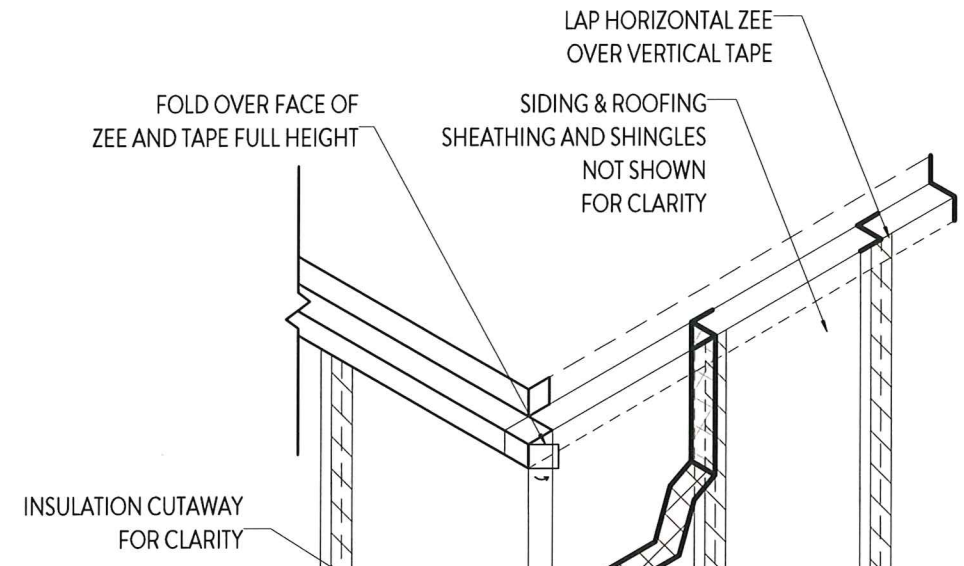
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<b>Date</b>	04.17.2015

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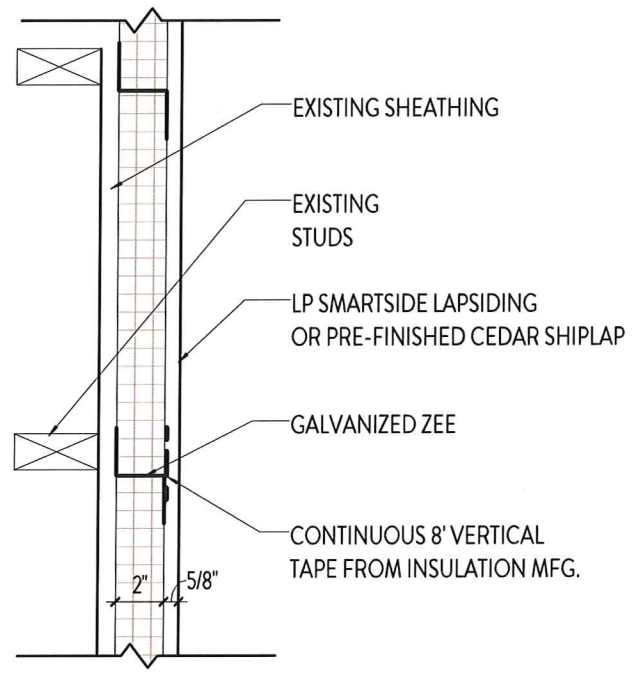
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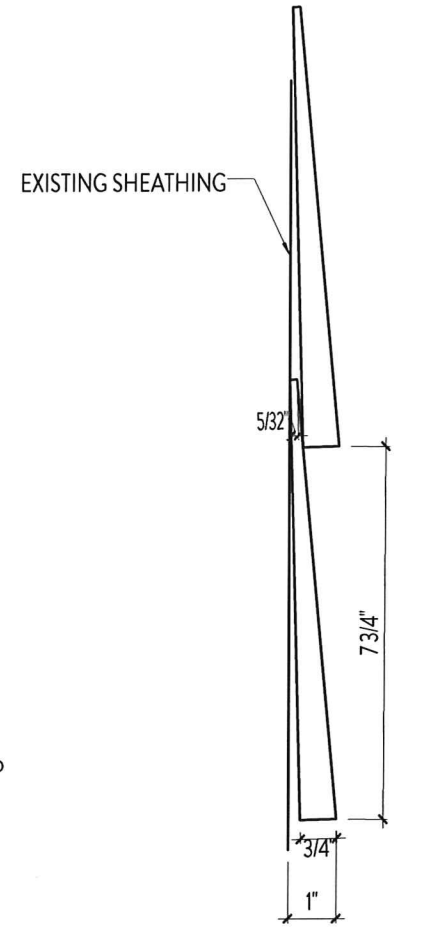
4 BASE FLASHING DETAIL  
1 1/2" = 1'-0"



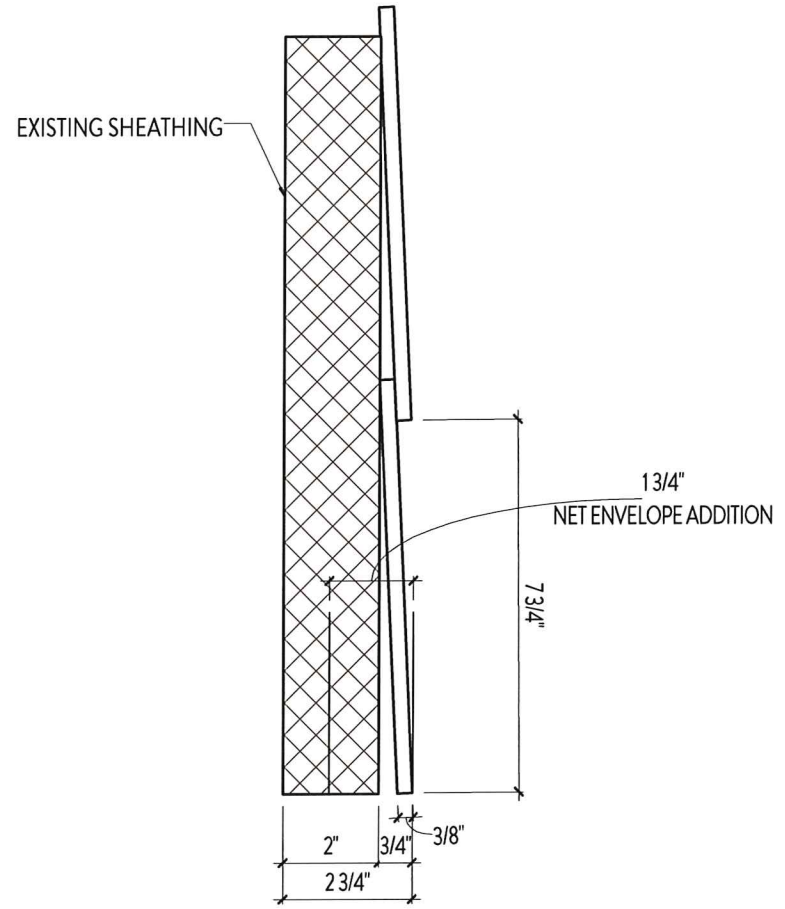
1 INSULATION ISOMETRIC  
3/4" = 1'-0"



3 SIDING AND INSULATION DETAIL  
1 1/2" = 1'-0"



2 SIDING DETAIL  
3" = 1'-0"



PROPOSED SIDING DETAIL WITH RIGID INSULATION R-11 2" ADDED

<b>EXTERIOR DETAILS</b>	
<b>Description</b> LANDMARKS COMMISSION SUBMITTAL	<b>Date</b> 04.17.2015
<b>Project number</b> 13-004	<b>Date</b> 04.17.2015
<b>Scale</b> As indicated	<b>Sheet</b> A901

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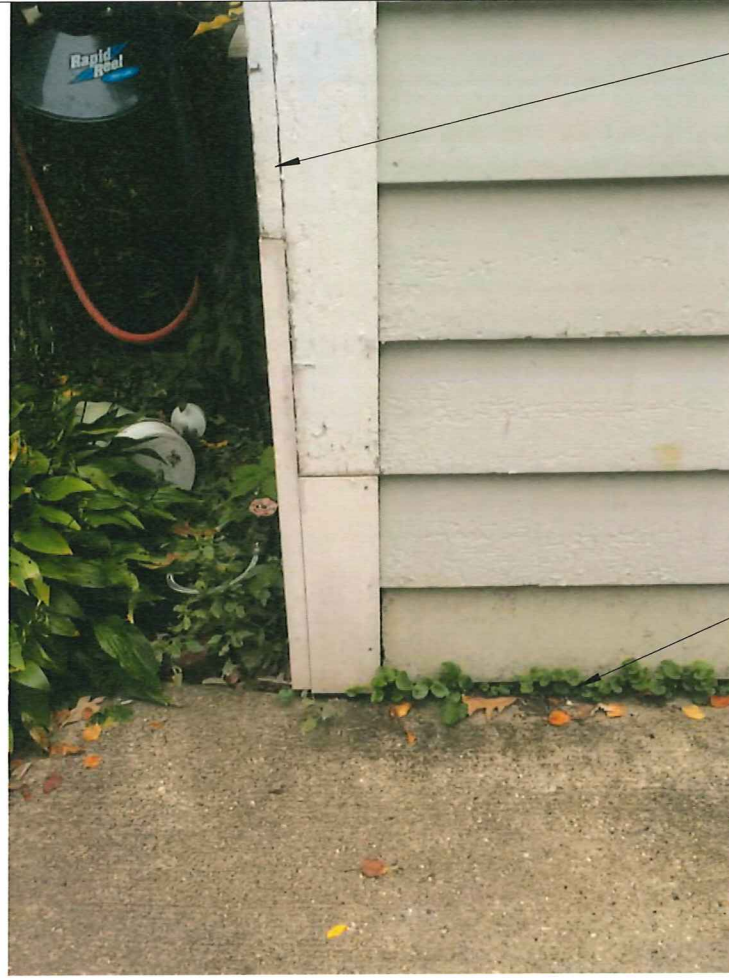


PEELING PAINT

FLAKING PAINT

CRACKED SIDING

4



CRACKS AT JOINED TRIM

SIDING TOO CLOSE TO GRADE

2



CRACKED SIDING

EXPOSED WOOD DUE TO EXPANSION AND CONTRACTION AT FACE NAILS

PEELING PAINT AT END OF SIDING

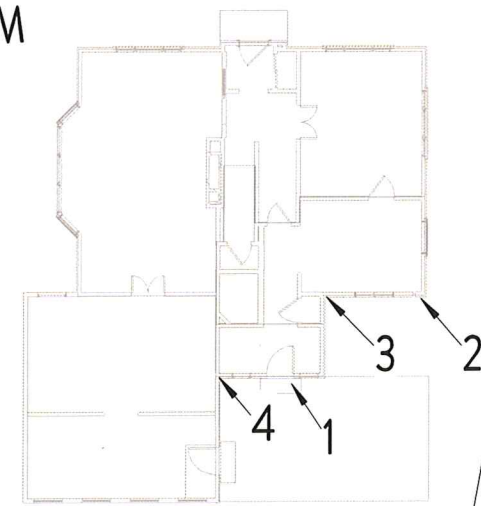
3



BIRD DAMAGED ROTTEN TRIM

TRIM INSTALLED TOO CLOSE TO SILL, UNPROTECTED END OF TRIM

1



① KEY PLAN  
1" = 20'-0"

NORTH

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
LM01	

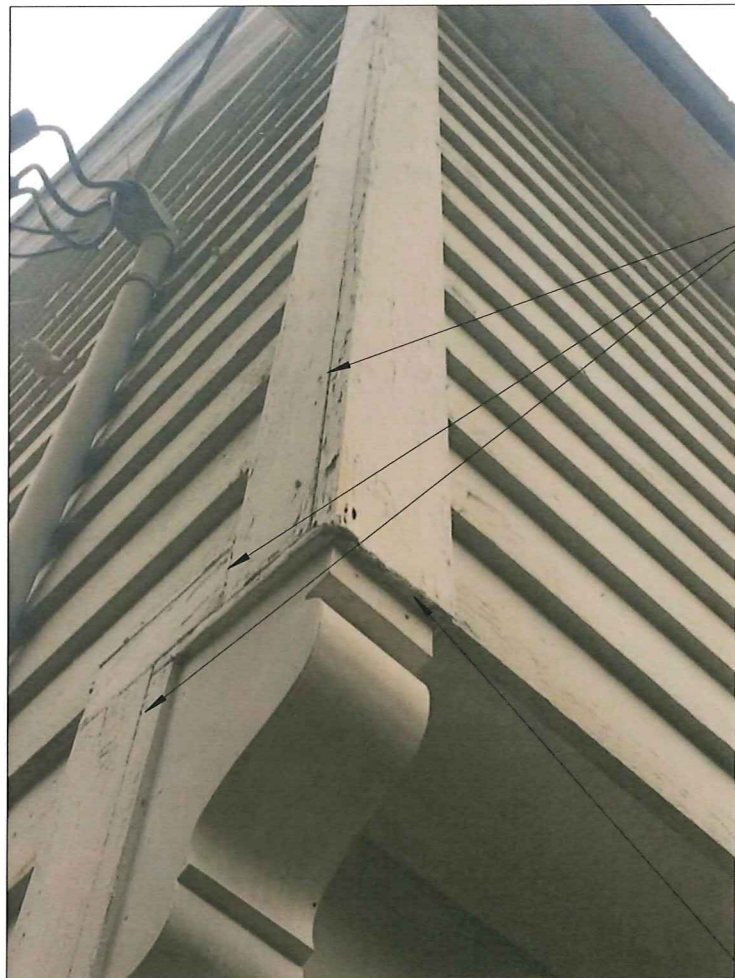
Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
117 N. PROSPECT AVE. MADISON, WI 53726

**MIDWESTMODERN LLC**

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OPEN JOINTS

3.1



2



2.1



ROTTING ENDS OF CORNER TRIM

EXPOSED WOOD & CUPPING SIDING

3

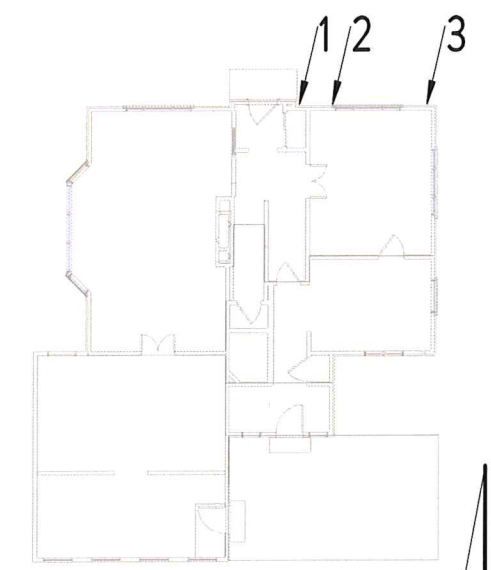


1

ROTTING & MILDEW

SQUIRREL DAMAGE

SIDING TOO CLOSE TO ROOF



1 KEY PLAN  
1" = 20'-0"

NORTH

Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
LM03	

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
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SIDING TOO CLOSE TO ROOF

PEELING AT JOINED TRIM BOARDS

4

PORTICO DETAILS FOR REFERENCE



FLAKING PAINT

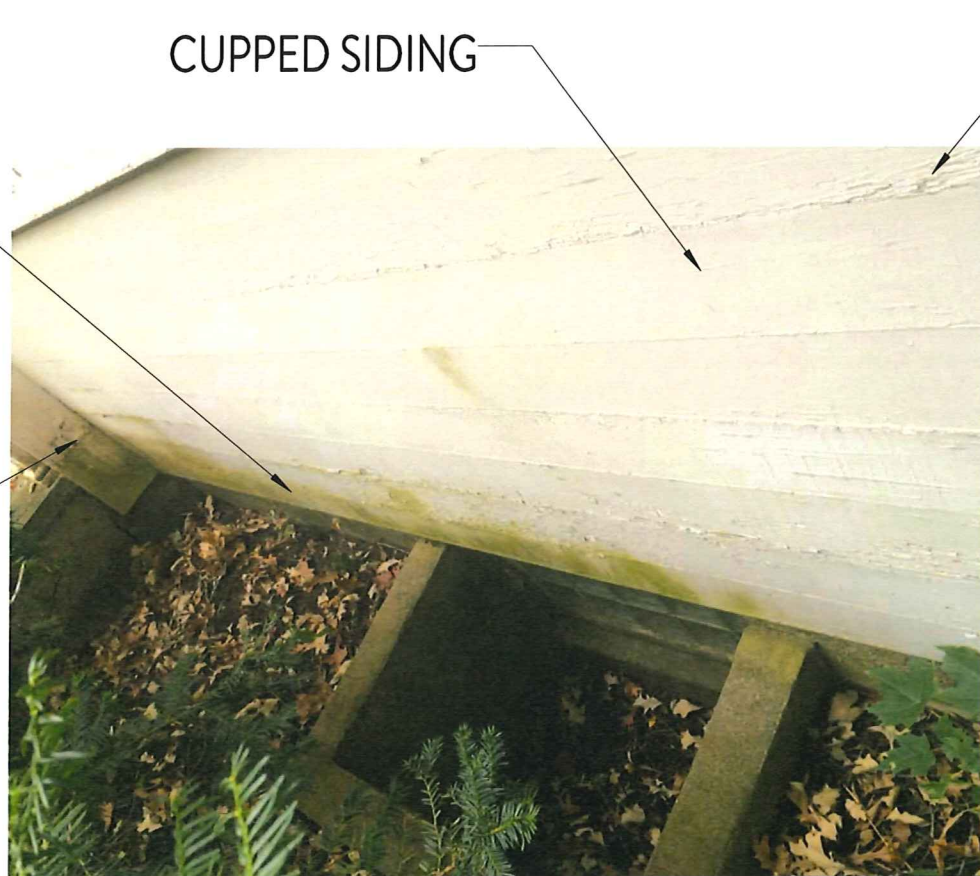
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MILDEW

PEELING AT JOINED TRIM BOARDS

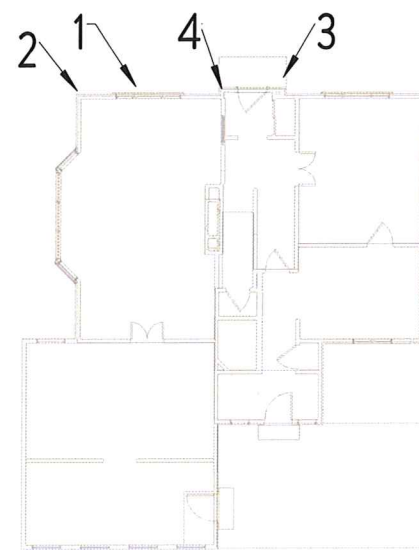
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CUPPED SIDING

FLAKING PAINT

1



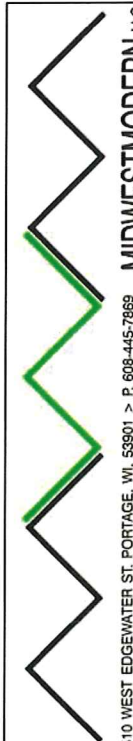
1 KEY PLAN  
1" = 20'-0"

NORTH

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
LM04	

Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
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5

ROTTEN END OF FASCIA



3

EXTENSIVE PAINT PEELING



2

OPEN JOINTS AT STORM WINDOWS



4

PEELING GLAZING PUTTY

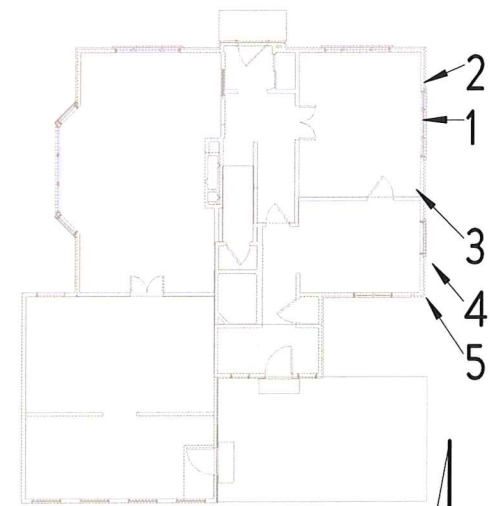
ROTTING STORM WINDOW FRAME



1

INSUFFICIENT GAP AT HEAD FLASHING

ROTTING STORM WINDOW FRAME



① KEY PLAN  
1" = 20'-0"

NORTH

PETER & ANNE WADSACK  
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Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
	LM05



GLASS PANE  
FALLING OUT

4



DETERIORATING  
GLAZING PUTTY

SEPARATION OF  
STORM WINDOW  
FRAME

3



CRACKING PAINT

ROTTEN AND REMOVED  
WINDOW SILL

OPEN JOINTS AT ENDS  
OF SIDING

2



ROTTEN AND REMOVED  
WINDOW SILL

1



① KEY PLAN  
1" = 20'-0"

NORTH

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
LM06	

Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, &  
ADDITION  
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3

SIDING TOO CLOSE TO ROOF  
 OPEN JOINT AT END  
 OF SIDING  
 ROTTEN TRIM



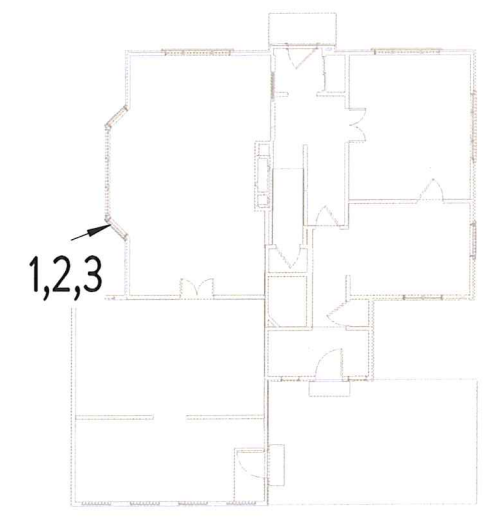
2

ROTTING TRIM



1

PEELING PAINT



① KEY PLAN  
 1" = 20'-0"

NORTH

**EXISTING PHOTOS**

Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"

Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

PETER & ANNE WADSACK  
 EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
 117 N. PROSPECT AVE. MADISON, WI 53726

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 510 WEST EDGEWATER ST. PORTAGE, WI 53001 > P. 608-446-7669  
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4

SIDING TOO CLOSE TO ROOF



2

SIDING TOO CLOSE TO ROOF



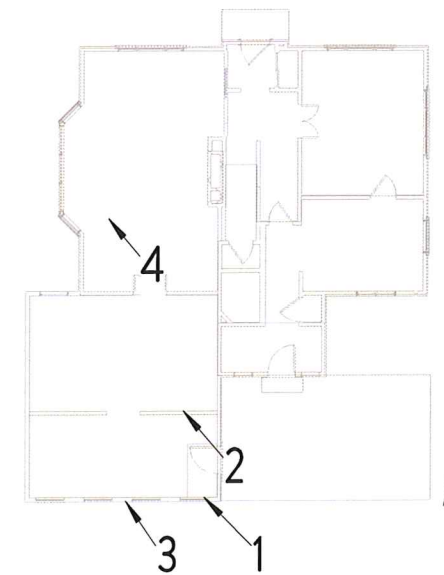
3

NO EGRESS STAIR OR BALCONY



1

ROTTEN SILL AND CASING TRIM



① KEY PLAN  
1" = 20'-0"

NORTH

EXISTING PHOTOS	
<b>Description</b>	LANDMARKS COMMISSION SUBMITTAL
<b>Date</b>	04.17.2015
<b>Project number</b>	13-004
<b>Date</b>	04.17.2015
<b>Scale</b>	1" = 20'-0"
	LM08

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DENTIL DETAIL FOR REFERENCE

3



INSUFFICIENT GAP AT WINDOW HEAD CAUSING SIDING ROT

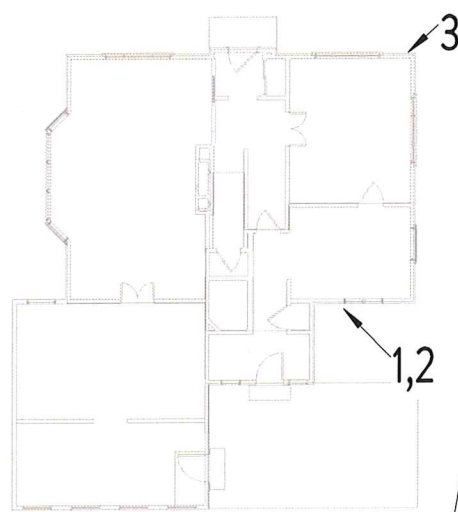
CRACKED SIDING

2



ENLARGED VIEW OF CRACKED SIDING

1



1 KEY PLAN  
1" = 20'-0"

NORTH

EXISTING PHOTOS	
<b>Description</b>	LANDMARKS COMMISSION SUBMITTAL
<b>Date</b>	04.17.2015
<b>Project number</b>	13-004
<b>Date</b>	04.17.2015
<b>Scale</b>	1" = 20'-0"
<b>LM09</b>	

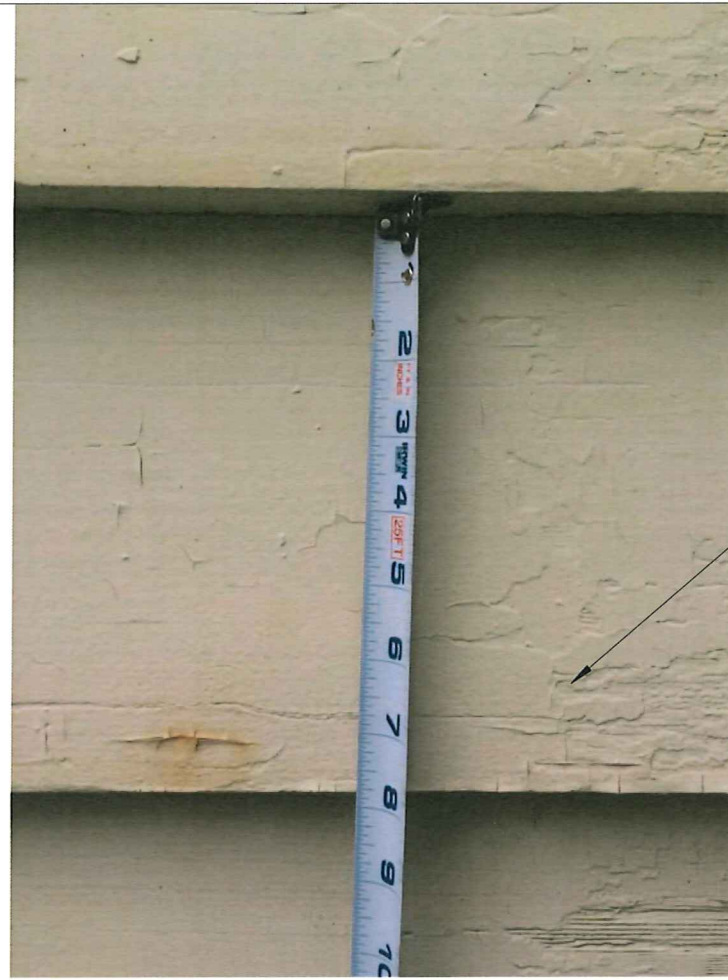
PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, & ADDITION  
117 N. PROSPECT AVE. MADISON, WI 53726

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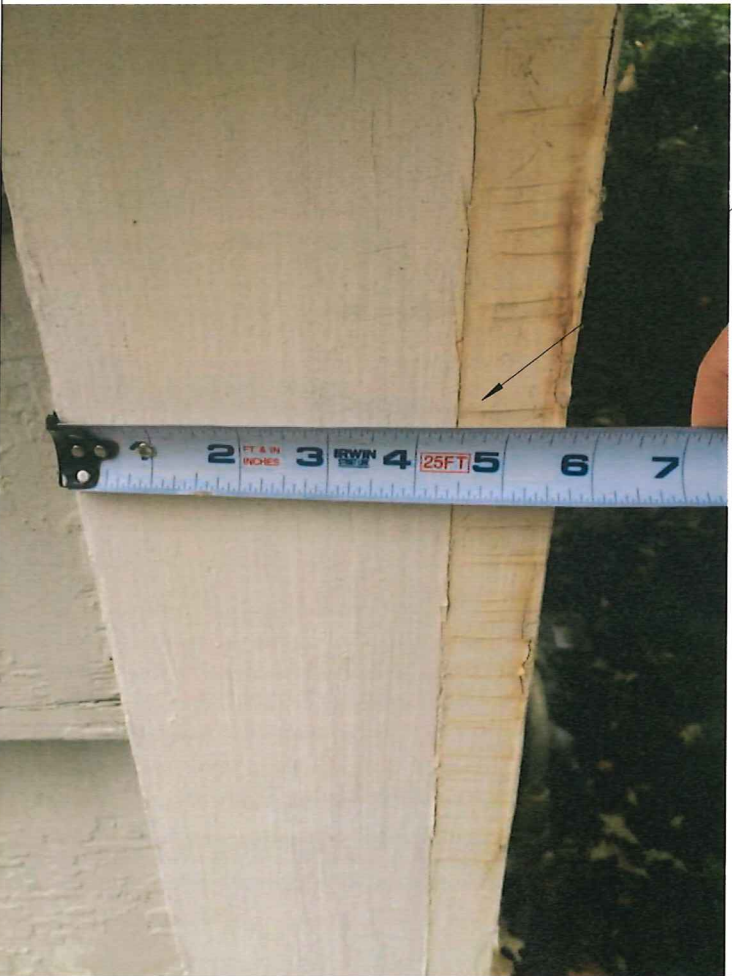
SILL PROFILE  
FOR REFERENCE

4



TYPICAL LAP SIDING  
COURSE HEIGHT  
FOR REFERENCE

2



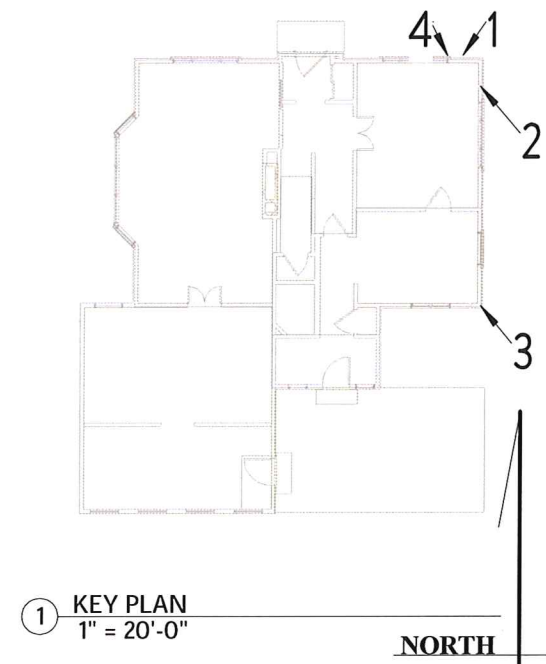
CORNER  
TRIM  
DIMENSION  
FOR REFERENCE

3



SHIPLAP  
COURSE HEIGHT  
FOR REFERENCE

1



① KEY PLAN  
1" = 20'-0"

NORTH

PETER & ANNE WADSACK  
EXISTING HOME RENNOVATION, REMODEL, &  
ADDITION  
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Description	Date
LANDMARKS COMMISSION SUBMITTAL	04.17.2015

EXISTING PHOTOS	
Project number	13-004
Date	04.17.2015
Scale	1" = 20'-0"
	LM10