

REYNOLDS OLIVEIRA LLC

ATTORNEYS

407 EAST MAIN STREET
MADISON, WI 53703

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*PRINCIPAL ATTORNEY

July 6, 2015

Madison Landmarks Commission
215 Martin Luther King, Jr. Blvd.
P.O. Box 2985
Madison, WI 53701-2985

Re: Certificate of Appropriateness for 409 East Main Street (File No. 38968)
Letter of Support on Behalf of Marcel S. Oliveira and Glenn C. Reynolds

Dear Commissioners:

On behalf of Mr. Glenn Reynolds and myself, I am writing to convey support for Hawks Quindel's request for a certificate of appropriateness (the "Proposal") for the property located at 409 East Main Street (the "Property").

Mr. Reynolds owns the historic Wood-Curtis House, located at 407 East Main Street. Mr. Reynolds leases the first floor of the Wood-Curtis House to my law firm, in which he serves as an of-counsel attorney. Mr. Reynolds also leases the second floor of the Wood-Curtis House to tenants, who reside in two separate apartments.

As landlord and tenant of the neighboring property, Mr. Reynolds and I enthusiastically support the Proposal. We believe granting the Proposal would provide significant benefits to our neighborhood while also preserving the Property's historical nature, character and value.

We believe the Proposal strikes an excellent balance between preservation and revitalization. The Proposal preserves the existing exterior of the Property, which will remain virtually identical to its current state – and immediately identifiable for its history. The proposed new floor's façade, while different from the existing façade, blends with the key traits of the rest of the Property. The new floor's more modern design adds a subtle but immediately identifiable impression that the Property has been revitalized and properly maintained. This appearance, combined with the boost to movement Hawks Quindel will bring to the Property and the 400 block of East Main Street, can only add to property value in our neighborhood.

Neither Mr. Reynolds nor I have any concerns regarding the effect an additional floor would have on our property. The additional floor would not be physically or visually intrusive. To the contrary, we believe the restoration and revitalization of the Property would be an excellent complement to the restoration and revitalization of the Woods-Curtis House.

The same is true of the effect of construction. We have discussed construction timetables, hours and operations with Hawks Quindel, and are confident that the construction process will disrupt neither the commercial nor the residential use of our property. To the contrary, we have volunteered to help make the construction process as easy as possible for Hawks Quindel, for our neighborhood, and for ourselves. We are willing and able to grant whatever easements are needed to facilitate permitting and construction, and have offered access to our parking lot and back yard to facilitate equipment access to the Property.

It is worth noting that the Proposal, and our strong support for it, is in large part a result of Hawks Quindel's exemplary outreach effort to our neighborhood. From the start, they have actively sought – and incorporated – feedback, requests and concerns from our neighbors and ourselves. Mr. Reynolds and I believe that this level of thoughtfulness makes not only good design ideas, but good neighbors.

Thank you for your time and consideration. Should you have any questions or concerns about our position, our property, or what we can do to help Hawks Quindel realize the Proposal, please do not hesitate to contact me.

Sincerely,

Marcel S. Oliveira and Glenn C. Reynolds

A handwritten signature in black ink, consisting of a stylized 'M' inside a circle followed by a horizontal line.

By: Marcel S. Oliveira
Owner, Reynolds Oliveira LLC

MSO

cc: Mr. Glenn Reynolds (via email)
Mr. William Parsons (via email)