

LANDMARKS COMMISSION APPLICATION

LC

Complete all sections of this application, making sure to note the requirements on the accompanying checklist (reverse).

If you need an interpreter, translator, materials in alternate formats or other accommodations to access these forms, please call (608) 266-4635

City of Madison
Planning Division
126 S Hamilton St
PO Box 2985
Madison, WI 53701-2985
(608) 266-4635



1. LOCATION

Project Address: 111 S. Hamilton St Aldermanic District: 4

2. PROJECT

Project Title/Description: window replacement

This is an application for: (check all that apply)

- Alteration/Addition to a building in a Local Historic District or Designated Landmark (specify)**:
 - Mansion Hill Third Lake Ridge First Settlement
 - University Heights Marquette Bungalows Landmark
- Land Division/Combination in a Local Historic District or to Designated Landmark Site (specify)**:
 - Mansion Hill Third Lake Ridge First Settlement
 - University Heights Marquette Bungalows Landmark
- Demolition
- Alteration/Addition to a building adjacent to a Designated Landmark
- Variance from the Historic Preservation Ordinance (Chapter 41)
- Landmark Nomination/Rescission of Historic District Nomination/Amendment
(Please contact the Historic Preservation Planner for specific Submission Requirements.)
- Other (specify):

DPCED USE ONLY	Registrar #:
	DATE STAMP CITY OF MADISON JAN 16 2018 12:25 Planning & Community & Economic Development
	Preliminary Zoning Review Zoning Staff Initial: Date: / /

3. APPLICANT

Applicant's Name: Peter Wadsack Company: _____

Address: 111 S. Hamilton St #17 Madison WI 53703
Street City State Zip

Telephone: 608-255-1055 Email: wadsack@tds.net

Property Owner (if not applicant): same

Address: _____
Street City State Zip

Property Owner's Signature: Date: 2018 Jan 16

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.

4. APPLICATION SUBMISSION REQUIREMENTS (see checklist on reverse)

All applications must be filed by 4:30pm on the submission date with the Preservation Planner, the Department of Planning & Community & Economic Development, Planning Division, located at 126 S Hamilton Street. Applications submitted after the submission date or incomplete applications will be postponed to the next scheduled filing time. Submission deadlines can be viewed here: <https://www.cityofmadison.com/planning/documents/LandmarksDates.pdf>

Landmarks Commission - Narrative Description / Letter of Intent
Submitted 2018-Jan-16

The subject property, from:

<http://www.cityofmadison.com/planning/landmark/Madison%20Landmarks.htm>

63: Jackman Building
111 S. Hamilton Street
1913-1914

Claude and Starck, Architects

The Jackman Building is an unusual and valuable example of early twentieth century commercial architecture because it is preserved virtually intact both inside and out. It was built for the law firm of Richmond, Jackman and Swanson. Their successors occupied the second and most of the third floor until 1976. In style the building is a simplified version of the Classical Revival. Classical elements include the decorative cornice and stonework around the main entrance.



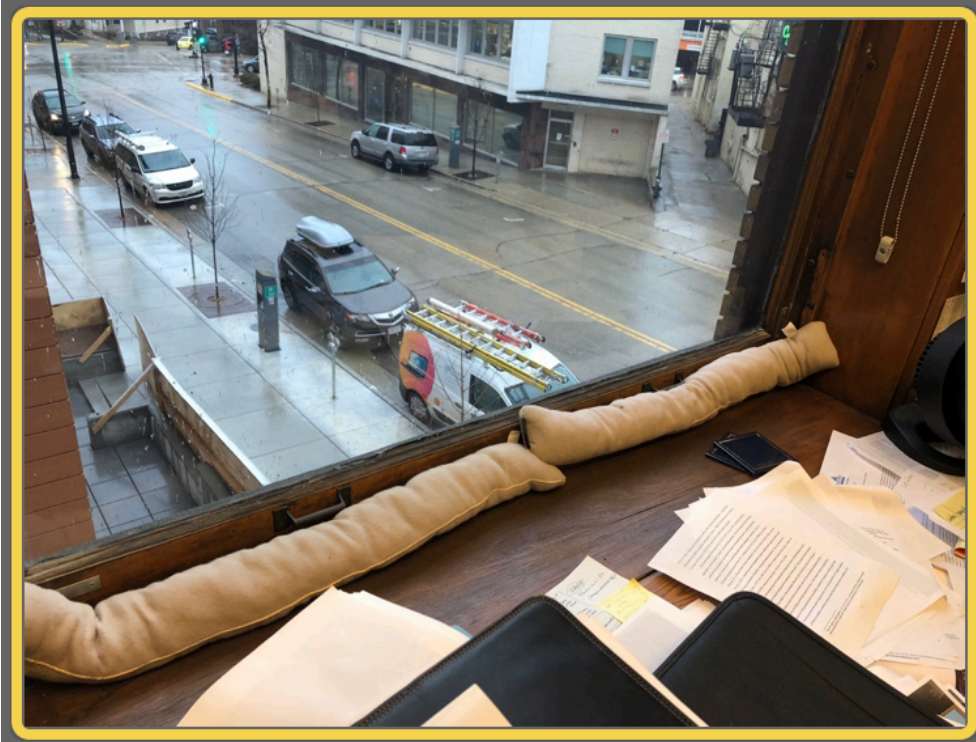
Designated July 21, 1980
National Register of Historic Places
Landmark Nomination Form

The proposed amelioration:

For the last three decades, we have been repairing the windows as needed. Inevitably, a century of frost and thaw cycles (frost on the glass, thaw onto the wood) has taken a toll on the wood. At this time, some of the windows have deteriorated beyond the ability to repair:

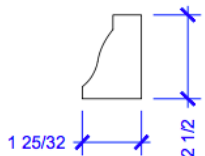






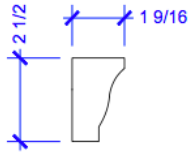
As the photos above show, the air leaks, resulting from the failure of the windows, are considerable. This leads to occupant discomfort, which, in turn, may lead to vacancies. A commercial building is not a hobby, but a business, and so, needs to be used and occupied, with tenants paying sufficient rent to maintain the structure.

The project is to replace windows as needed, subject to available funds, over the course of the coming five years or more. We have engaged Window Design Center, the local Marvin representative, to propose replacements which preserve the appearance of the old windows. Some of the design considerations, based on existing conditions, can be seen in the following preliminary drawings:



INTERIOR WOOD OGEE LUG

SCALE: 3" = 1'-0"



EXTERIOR CLAD OGEE LUG
SCALE: 3" = 1'-0"

The Marvin proposed windows would have a “Bahama Brown Clad Exterior”, based on current exterior trim paint color, and a “Bare Pine Interior”, to blend with existing woodwork.

Submitted by
 Peter Wadsack

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/*****
*           Wadsack Management           *
*   in the landmark Jackman Building since 1976   *
*   *
*   111 S Hamilton St #17           wadsack@tds.net *
*   Madison WI 53703           +1 608.255.1055 [O] *
*   USA           +1 608.358.5938 [C] *
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