



Department of Planning & Community & Economic Development

## Planning Division

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Madison Municipal Building, Suite LL-100  
215 Martin Luther King, Jr. Boulevard  
P.O. Box 2985  
Madison, Wisconsin 53701-2985  
Phone: (608) 266-4635  
Fax (608) 267-8739  
[www.cityofmadison.com](http://www.cityofmadison.com)

July 18, 2016

Bryant Moroder  
Sustainable Resource Group  
29 Farwell St  
Madison, WI 53703

Re: Certificate of Appropriateness for 109 S Fair Oaks

At its meeting on June 20, 2016, the Madison Landmarks Commission reviewed, in accordance with the Madison General Ordinances pertaining to provisions of the Landmarks Ordinance, your plans to alter the landmark site located at 3244 Atwood/109 S Fair Oaks by altering the exterior of the landmark building and the landmark site. At that meeting, the Landmarks Commission voted to reaffirm the approval of a Certificate of Appropriateness related to the new information provided. The status of the previous conditions of approval is shown below.

1. The Applicant shall provide information about the seating terrace appearance and perimeter materials.
- ~~2. The Applicant shall provide window materials and details. Complete~~
3. The applicant shall provide door details.
4. The applicant shall provide details regarding brick repair.
5. The applicant shall provide details for the entrance addition.
- ~~6. The applicant shall confirm that the brick hatch shown on the elevations on drawing A-1.1 does not indicate a larger scale masonry infill material. Complete~~
- ~~7. The proposed mechanical equipment should be exposed (not screened). Complete~~
8. Due to the varying nature of the designs of the micro-lodges, the applicant shall work with staff to review the designs of the structures related to the adjacency issues and the landmark site compatibility issues. Staff has the discretion to send the revisions to the Commission for review and approval if necessary.

This letter will serve as the "Certificate of Appropriateness" for the project. When you apply for a building permit, take this letter with you to the Building Inspection Counter, Department of Planning and Development, Lower Level Suite LL-100, Madison Municipal Building, 215 Martin Luther King, Jr. Boulevard.

Please note that any design changes from the plans submitted must receive approval by the Landmarks Commission, or staff designee, prior to the issuance of the building permit.

Please also note that failure to comply with the conditions of your approval is subject to a forfeiture of up to \$250 for each day during which a violation of the Landmarks Commission ordinance continues (see Madison General Ordinances Sec. 33.19).

Please contact me with any questions (266-6552 or [ascanlon@cityofmadison.com](mailto:ascanlon@cityofmadison.com)).

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Sincerely,

A handwritten signature in black ink that reads "Amy Loewenstein Scanlon". The signature is written in a cursive, flowing style.

Amy Loewenstein Scanlon, Registered Architect  
Preservation Planner

Cc: City of Madison preservation file  
Building Inspection Plan Reviewers