

2410 Waunona Way , Madison, WI

CONDITION SURVEY

<i>Lustron</i> Home Model 02, Serial No.02470	EXHIBIT - A	"as-altered"
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FRONT ELEVATION - From Factory Brochure

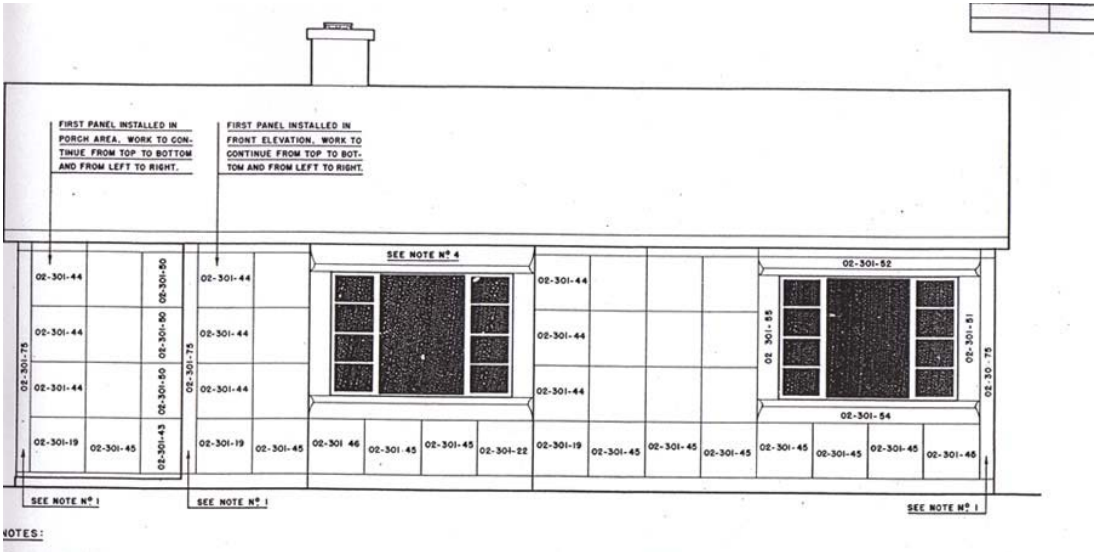


FRONT ELEVATION - Current View at Lakeshore (same view)

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FRONT ELEVATION - From Factory Erection Manual



REAR ELEVATION - Current View at From Street

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Floor Plan as Altered

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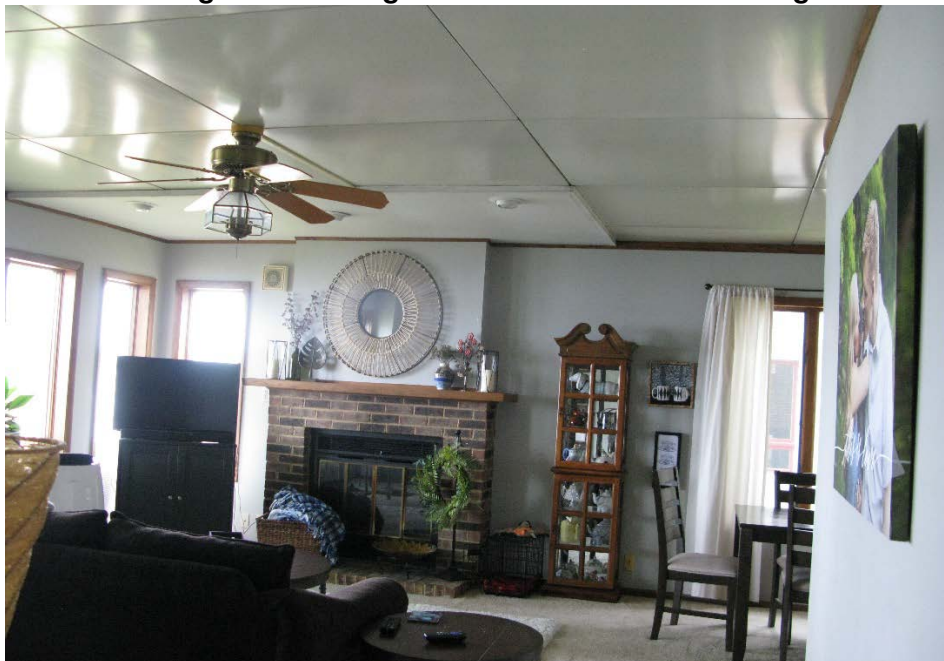
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Kitchen – original ceiling



Kitchen – original cabinet



Living Room – note ceiling drop where porch was enclosed to enlarge room and add brick fireplace.

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Utility Room



Bedroom Closet



2nd Bedroom



Bedroom Closet

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Master Bedroom



Standard Issue - From Catalog



Current Alteration



Manufacturer's Serial Number

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REMARKS and CONCLUSIONS

The extensive exterior and interior alteration of this Lustron Model 02 makes it difficult to easily identify it as such. Previous remodeling has eliminated the standard open porch to enlarge the living room. The addition of a wood frame screen porch and wood deck further obscure the original front elevation, as does the addition of a wood frame chimney for the fireplace. On the street-side, additions have entirely obscured the original elevation. Only one original window remains. No original doors remain.

Great effort has been expended to entirely cover the metal siding with plywood siding and to cover the interior metal walls with drywall, and the original interior metal built-ins are either gone or refaced with oak doors.

Original elements that remain exposed are in serviceable condition and include the metal ceilings, the metal roof shingles and gables and a few small built-ins.

In my professional opinion, as a preservation architect, the house has been irreparably altered so as to be un-restorable. My reasoning is that to apply new plywood siding and drywall over the existing enamel metal panels required puncturing the panels with thousands of mechanical fasteners, thus rendering the panels swiss cheese, full of holes that cannot be easily or adequately repaired. Likewise, all the trademark interior character defining elements have been removed or altered beyond recognition.

My recommendation is to deconstruct the dwelling and offer salvageable elements to other *Lustron* homeowners via the several online networks that exist.

Peter R. Rött, AIA, NCARB
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May 24, 2021