

PROJECT BRIEF

Historic District Board of Review Application for Certificate of Appropriateness at 1205 W Main St. to add front porch. Remove existing windows on the east side and replace them with smaller windows. Replace front door. Extend rear deck. Remove rear windows. Move back door 1-ft east.

Application Date: October 30, 2023 **HDBR Meeting Date:** November 27, 2023



Project Description:

Certificate of Appropriateness application to add front porch. Remove existing windows on the east side and replace them with smaller windows. Replace front door. Extend rear deck. Remove rear windows. Move back door 1-ft east.

Current Zoning:

Residential Medium Density (R-8)

Project Location:

1205 W Main St

Applicant:

Scott Murphy 8479 W Deputy Pike Madison, IN 47250 Owner: Same

Supporting Documents:

COA application Project Summary Photo of property Project plans

Copy of HDBR meeting public sign

Alterations, Historical Information, & Prior Approvals:

Date	C. 1880
Style	Shotgun, L
Evaluation	Contributing
Survey Notes	

Alterations:

Vinyl siding; replacement window on front part of home; replacement door and storm door; addition on rear

Historical Information/Misc. Important Information:

Prior COA Approvals:

LP Smart siding Light fixture on front

Guidelines, Standards, & Ordinances

HDBR Guidelines:

Madison Historic District Design Guidelines – 9.0 DOORS AND ENTRANCES p. 59-61

- **9.5** If historic doors are missing or are deteriorated/damaged beyond repair, install replacement doors that match the originals. Select replacement doors carefully to match the original doors in materials, dimensions, and panel configuration. Appropriate materials may include wood or fiberglass. The new doors should be in keeping with the style and period of the building. Use historic photographs to identify details about original doors if possible.
- **9.6** Never create a new door opening where none existed on a readily visible facade. Creating a new opening in a historically solid wall surface compromises the building's architectural integrity and is not appropriate. A new opening may be permitted on a rear or side elevation if it is not readily visible from the public right-of-way. The new entrance should still be compatible in scale, size, proportion, placement, and style to historic openings.

Madison Historic District Design Guidelines – 14.0 PORCHES p. 68-70

- **14.1** Retain and preserve historic porches, entrances, and doorways including related features such as railings, posts or columns, ceilings, steps, lattice, flooring, piers, ornamental trim, and other character defining elements.
- **14.2** Maintain historic porch features and components. Follow design guidelines for wood or masonry materials as relevant.
- **14.10** Removing a porch that is not repairable and not replacing it, or replacing it with a new porch that does not convey the same visual appearance on contributing historical properties is not appropriate.
- **14.11** Reconstruct missing porches or porch details based on accurate documentation of such features. Such documentation may include evidence found on the building, historic photographs, or compatible details found on another porch in the district of the same period and general style. The owner shall provide the HDBR with such documentation in the application for a COA.
- **14.12** It is not appropriate to add new porches, entrances, or balconies to primary elevations or other areas of a building that are seen from the public view if none existed historically.

Madison Historic District Design Guidelines - 18.0 WINDOWS p. 82-86

18.1 Retain and preserve historic windows including all significant related elements such as frames, sashes, shutters, hardware, old glass, sills, trim and moldings.

- **18.2** Maintain existing historic windows where possible. Follow guidelines for wood or metal maintenance, as relevant.
- **18.3** Repair existing historic windows where possible, rather than replacing entire window units. Use techniques such as wood epoxies and wood patches to repair and strengthen deteriorated wood elements. Replace only those elements that cannot be repaired. Reproduction glass is desirable but not required.
- **18.4** Replace in kind, using replacement windows that match the existing historic elements as closely as possible. If replacement is necessary, consider first replacing only the deteriorated element, such as a single sash, rather than the entire frame. Any new replacement windows shall match the original in all dimensions, materials, and detailing as closely as possible. Wood windows or alternative materials such as composite or aluminum-clad with a baked enamel finish may be approvable. Some modern windows do not accurately resemble historic windows and may not be approvable by the HDBR. Replacing sash windows with sliding or fixed-light windows may not be approvable by the HDBR.
- **18.7** New windows must match the originals in overall size and opening area and should have three dimensional muntins with either true divided lights (TDL) or simulated divided lights (SDL) which have three dimensional grilles on both the interior and exterior sides and a shadow bar between the panes. Snap-in grilles or grilles between glass are not appropriate for windows.
- **18.8** New window openings shall not alter the historic character of the building or cause damage to historic materials or other significant architectural features. New window openings shall not be added to the primary façade or elevations readily visible from the public right-of-way. New window openings may be added at rear or side elevations not readily visible.

Madison Historic District Design Guidelines - 27.0 NEW CONSTRUCTION - DECKS p. 109

- **27.1** Locate decks only on the rear ground level of historic buildings or other ground floor level where the deck is not visible from public view. To help reduce the visual impact, the sides of decks should be recessed or set in from each rear corner, rather than flush.
- 27.2 Design decks to eliminate physical or visual damage to significant historic architectural features.
- **27.3** Decks should be attached to the historic building so that they may be removed without significant damage.
- **27.4** Provide proper flashing and other details to reduce or eliminate moisture damage to the historic structure.

Ordinance:

- 151.34 Visual Compatibility Factors
- (C) Proportion of openings within the facility. The relationship of the width of the windows to height of windows in a building shall be visually compatible with buildings, squares, and places to which the building is visually related.
- (D) Rhythm of solids to voids in front facades. The relationship of solids to voids in the front facade of a building shall be visually compatible with buildings, squares, and places to which it is visually related.
- (F) Rhythm of entrance or porch projection. The relationship of entrances and porch projections to sidewalks of buildings, squares, and places shall be visually compatible to the buildings to which it is visually related.

(G) Relationship of materials, and texture. The relationship of materials, and texture of the facade of a building shall be visually compatible with the predominant materials used in the buildings to which it is visually related.

Secretary of the Interior Standards:

Rehabilitation

- 2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces and spatial relationships that characterize a property will be avoided.
- 6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.
- 9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work will be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.
- 10. New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

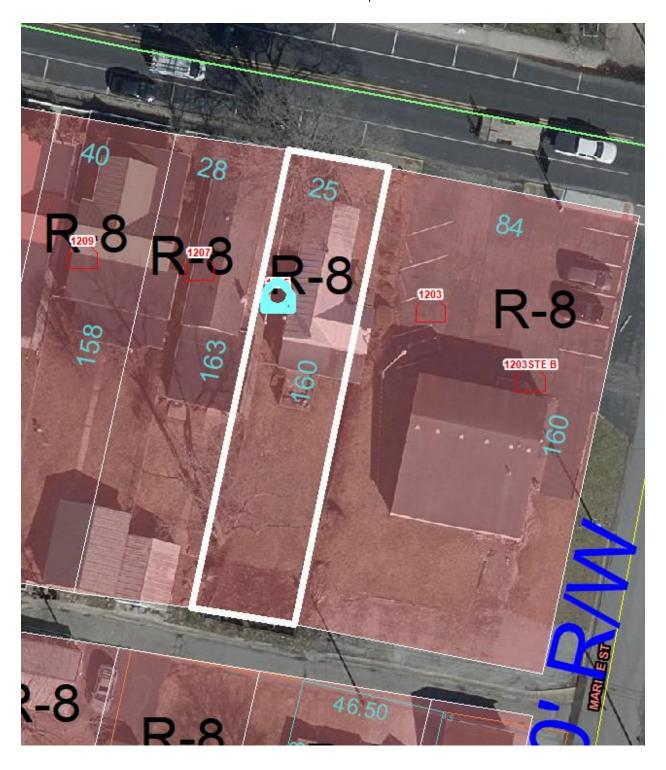
Preservation Brief:

NA

Conformance with Guidelines, Ordinance & Standards:

The project *may be in* conformance with the Guidelines. The proposed location of the rear door is questionable as to whether it is historic. The proposed new doors are more appropriate than the existing replacement doors. The new front porch addition is questionable due to the lack of evidence showing that a porch existed on that structure. The window portion of the project *is in* conformance with the guidelines as they are mostly replacement windows or on the newer rear addition. The questionable portion of the window project is size and location of the proposed east wall windows near the front of the structure. The deck portion of the project *is in* conformance with the guidelines; and *is mostly in* conformance with the Ordinance with the exception of (C)Proportion of openings within the facility; *is in* conformance to the SOI for Rehabilitation.

Think GIS Map





101 W Main St Madison, IN 47250 (812) 265-8324

<u>Application for</u> <u>Certificate of Appropriateness</u>

HDBR Staff Review Fee \$ 10.00 HDBR Application Fee* \$ 25.00 HDBR Ad Fee* \$ 15.00 Sign Fee* \$ 2.00 per street

Purpose: All exterior changes visible from the public right-of-way (streets/alleys) within the Madison Historic District requires a Certificate of Appropriateness (COA). Applications must be complete before the HDBR or Staff can begin the review process. Submit this application form, all supplemental documentation as required, and the required fee(s).

This application must be filed <u>at least 15 days prior</u> to scheduled meeting to be eligible for consideration at that meeting. Actual deadlines vary due to holidays, office business hours and operating schedule, media publishing deadlines, etc. Deadlines are published publicly and can also be provided by contacting the Planning Office.

APPLICANT INFORMATION	OWNER INFORMATION (IF DIFFERENT*)
Name: Suft Muyly	Name: Herry fraging be
Street: 8479 W. De pung Pike	Street: 8479 W. Deputy like
City: Ma Zisu State: In Zip: 77250	City: Madisin State: 1 Zip: 47 250
Phone (Preferred): \$12 - 70) - 9668	Phone (Preferred): Y12 701-966
Phone (Alternate):	Phone (Alternate):
Email: Stowphytan: 1, 0 gmail, com	Email: <u>Same</u>
* If Applicant is not Owner, MUST submit documentation from	owner authorizing applicant on their behalf.
PROPERTY FOR WHICH THE WORK IS REQUESTED	
Address and/or Legal Description of Property: 1265	d. Main Madison \$2 47250
Zoning Classification: <u>Ry: dential</u>	
Type of Project (Check all that apply)	
□ New Building	Restoration, Rehabilitation, or Remodel
Addition to Building	☐ Fence or Wall
☐ Relocating a Building	☐ Sign
Demolition	Other:
Description of Existing Use: Valent Ry den	٨, ۵)
Description of Proposed Use: Ry, den L'41	
Name of Contractor (If applicable): be	rajaed

^{*} Required for applications being heard before the HDBR.

Per the City of Madison Historic District Ordinance, an application must include the following in addition to the usual material required for a building permit at the time of application. For site plans all four (4) setbacks from property line MUST be labeled. Only one (1) copy of each supporting document is necessary. Repair, Replace, or Repair/Replace: Structure Plan - Elevations (Only required if making changes to openings or adding/removing features) Site Plan MUST have all four (4) setbacks labeled. (Only if changing footprint) ☐ Photographs (current/proposed) with captions Samples/brochures New Buildings and New Additions: ☐ Structure Plan - Elevations (Only required if making changes to openings or adding/removing features) ☐ Site Plan MUST have all four (4) setbacks labeled. Floor Plan Photographs of proposed site and adjoining properties with captions Samples/brochures Sign and Fence/Walls: Photograph of Existing with captions ■ Sketches/Photo of proposed Samples/brochures COA Addendum Moving Buildings: Map showing existing location Map showing proposed location Photographs of structure with captions Demolition: Photographs with captions Provide a detailed Narrative statement describing the proposed scope of work. If the project includes more than one type of project, please divide the description into sections.

Sce	atached	Charatie-	(rapusa)	

Include a list of existing and proposed materials for each applicable category.

hat apply	Building Element	Guideline Page #	Approval Types	Existing Mater	rial	Proposed Materia
	New Construction - Residential	94	HDBR			
	New Construction – Outbuildings	101	HDBR			
	New Construction – Commercial	103	HDBR			
	New Construction – Additions	109	HDBR			1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
	New Construction – Decks	109	HDBR/STAFF	the state of the s		
	New Construction –Accessibility	110	HDBR/STAFF			
	New Construction –Energy Retrofit	112	HDBR/STAFF			
	Relocation	115	HDBR			
	Demolition	116	HDBR			
	Other:		HDBR/STAFF			
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Include a list of existing and proposed materials for each applicable category. New Construction, Relocation, or Demolition are on the next page.

Check all that apply	Building Element	Guideline Page #	Approval Types	Existing Material	Proposed Material
	Brickwork & Masonry	40	STAFF		
	Concrete & Stucco	42	STAFF		
	Siding	44	HDBR/STAFF		
	Metal	49	STAFF		
	Architectural Details	52	HDBR/STAFF		
	Awnings & Canopies	54	STAFF		
	Cornices	56	HDBR/STAFF		
	Chimneys	57	HDBR/STAFF		
	Doors & Entrances	59	HDBR/STAFF		
	Fire Escapes & Staircases	62	HDBR/STAFF		
	Foundations	63	STAFF		
	Historic Garages & Outbuildings	64	HDBR/STAFF		
	Light Fixtures	66	STAFF		
	Porches	68	HDBR/STAFF		
	Roofs	71	HDBR/STAFF		
	Signs	74	STAFF	10.74 - A 2010 (17.74)	
	Storefronts	78	HDBR/STAFF		
	Windows	82	HDBR/STAFF		
	Window Shutters and Screens	87	HDBR/STAFF		
	Fences and Walls	88	STAFF		
	Mechanical Units	91	STAFF		
	Pools, Fountains, Gazebos & Pergolas	93	STAFF		

Scott Murphy Harvest Properties LLC 1205 West Main Madison, IN

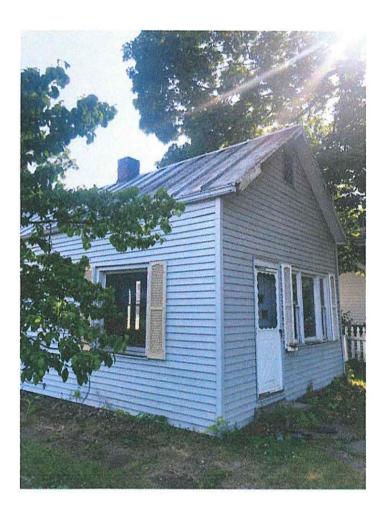
We propose the following exterior changes in renovating the property:

- 1. Add front porch similar to nearby house except with roof line parallel to existing structure (see attached pictures and sketch).
- 2. Remove existing window on east side of house to minimize lights from westbound traffic shining into living room. Add small windows above for added lighting (see sketch)
- 3. Replace front door.
- 4. Extend back deck to width of house.
- 5. Move back door 1 foot east to line up front door and back for visual opening upon entering the home.
- 6. Remove windows on the back of house to accommodate bathrooms on the back.
- 7. All windows to be aluminum.
- 8. Exterior to be LP smart siding.
- 9. New shingle roofing.
- 10. Chimneys to be tuck pointed.
- 11. Front porch light to be chosen per Historic Board recommendations.
- 12. Move west side windows as needed to accommodate interior design.





Propose porch similar to nearby house except with roof line parallel to existing structure



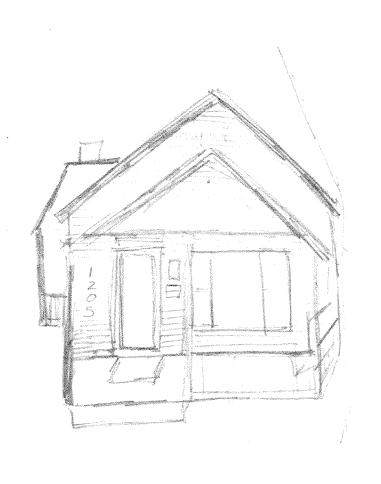


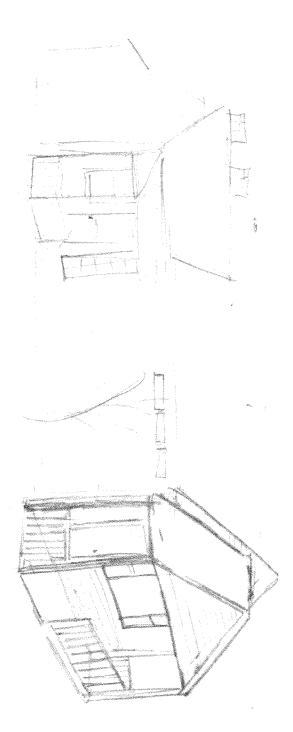
Propose removal of east side window (not original to the house) and add small windows above to allow lighting (see sketches)

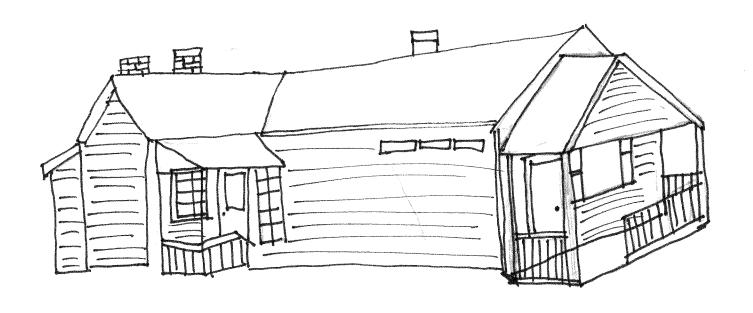


For back of house:

- 1. New deck to extend the width of the house
- 2. Move back door 1 foot east
 3. Remove remaining windows to allow bathrooms on back of house

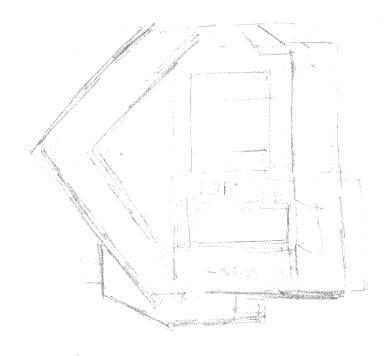






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Date: 1699232903343

Design Name: Mastercraft Designer

Design ID: 317459769191 Estimated Price: \$646.00





How to recall and purchase your design at home:

Scan here to recall your design or chat with a specialist

or chat with a specialist

OR

1 On Menards.com, enter "Design & Buy" in the search bar

2. Select the Your Door, Your Way

Designer

3.Recall your design by entering Design ID:317459769191

4. Follow the on-screen purchasing

instructions

How to purchase your design at the store:

1. Enter Design Id: 317459769191 at the Design-It Center Kiosk in the Building Materials Department

2. Follow the on-screen purchasing

See a Menards Team Member if you have questions.

	nave questions.	
QTY	DESCRIPTION	SKU
1	Prehung 36" x 80" 3 Panel Mission w/ 22 1/2"x16" Lite, Single Door, Prefinished Woodgrain Fiberglass ,Clear 22 1/2"x16" Left Hand Inswing Bore and Mortised for hinges with Deadbolt Bore 4 9/16" [2x4 construction] Primed ready to paint frame Brickmould Removed No sill Satin Nickel Hinges No Kickplate Interior Antique Sienna , Exterior Antique Sienna Rough Opening 38.25" X 82" Brick Opening 40" X 82.75" ** Estimated lead time for this item is 7 days **	4000442
Case		

Features	Glass	Outside View	Inside View
Prompt Ship caseds			

PLEASE NOTE THE FOLLOWING

Door image and accessories are for representation only.

TODAY'S ESTIMATED PRICE

\$646.00

Price is good for all items on this page.

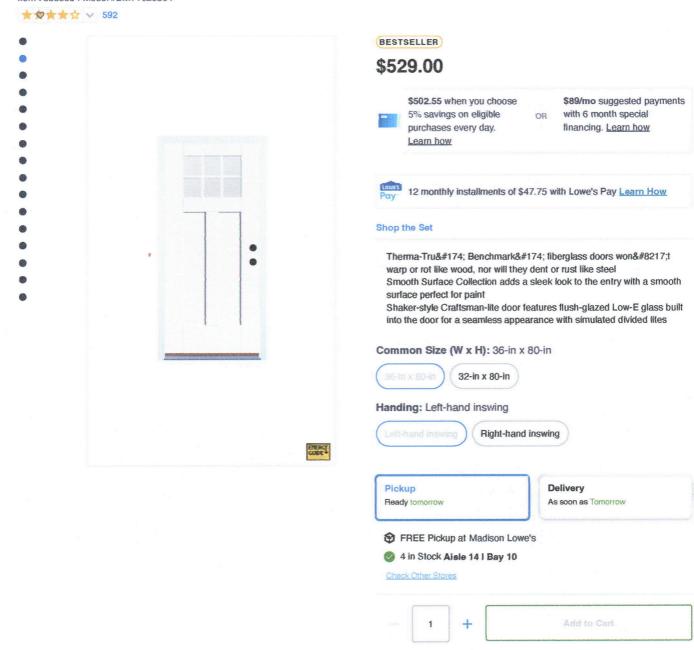
Total price for all items

\$646.00

This is an estimate. It is given only for general price information. This is not an offer and there can be no legally binding contract between the parties based upon this estimate. The prices stated herein are subject to change depending upon the market conditions. The prices stated on this estimate are not firm for any time period unless specifically written otherwise on this form. The availability of materials is subject to inventory conditions. MENARDS IS NOT RESPONSIBLE FOR ANY LOSS INCURRED BY THE GUESTY WHO RELIES ON PRICES SET FORTH HEREIN OR ON THE AVAILABILITY OF ANY OF THE MATERIALS STATED HEREIN. All information on this form, other than price, has been provided by guest and Menards is not responsible for any errors in the information on this estimate, including but not limited to quantity, dimension and quality. Please examine this estimate carefully. MENARDS MAKES NO REPRESENTATIONS, ORAL, WRITTEN OR OTHERWISE THAT THE MATERIALS LISTED ARE SUITABLE FOR ANY PURPOSE BEING CONSIDERED BY THE GUEST, BECAUSE OF WIDE VARIATIONS IN CODES, THERE ARE NO REPRESENTATIONS THAT THE MATERIALS LISTED HEREIN MEET YOUR CODE REQUIREMENTS.

Therma-Tru Benchmark Doors Shaker 36-in x 80-in Fiberglass Craftsman Left-Hand Inswing Ready To Paint Prehung Single Front Door with Brickmould Insulating Core

Item #833538 | Model #BMTT626364



▲ In-use/lifestyle images – sidelites and transom not included

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MADISON HISTORIC DISTRICT BOARD OF REVIEW Request for Certificate of Appropriateness



Application has been made by: (name) Scott Murphy

Property Address: (address) 1205 W Main St

Proposed Action to: (explain) Add front porch. Remove existing windows on the east side and replace with smaller windows.

Replace front door. Extend rear deck. Remove rear windows. Move back door 1-ft east.

Meeting will be held on: (date) November 27, 2023

Place of Meeting: City Hall — 101 W. Main Street, Madison, IN 47250

Time of Meeting: 5:30 PM

All interested persons are welcome to attend this hearing to voice their objections or support for the application.

For further information, Contact the Office of Historic Preservation (812) 274-0253 or Plan Commission (812) 265-8324

POSTING DEADLINE

11/17/23

Resource Address: 1205 W Main St Madison Indiana 47250 USA				
County: Jefferson				
Historic name:				
Present name:			7	
Local place name:			Sm [] 7 7	
Visible from public right of way: Yes		4010		
Ownership:				
Owner/Address:		No. of the last of		
Land unit size:				
Site/Setting: There is a path leading to the front hedge, shrubs at one side and a low picket fence	and rear doors. There is a front on the other side.		ga de Sala	
		Lat/Long: 38.740153000000000, -85.4021444	4000000000 [WGS84]	
		UTM: Zone 16S, 638869.7073 mE, 4289153.6	727 mN	
		Parcel No.		
Historical Information				
Historic Function: Domestic: Single Dwelling		Current Function: Domestic: Single Dwellin	ng	
Construction Date: ca. 1880-1889 , circa 1880*		Architect:		
Original or Significant Owners:		Builder:		
Significant Date/Period:		Developer:		
Areas of Significance: Architecture				
Architectural Information				
Category: building, House	Style:		Additions (c.1910)	
Structural:	Exterior Material(s):	Exterior Material(s): vinyl siding		
Stories: 1, Bays:	Roof Material: stand	ling seam metal	Moved	
Form or Plan: Shotgun, L	Roof Type: Cross ga	ble	Other Ancillary structures:	
Foundation: rubblestone				
General condition: Fair	Chimney(s): one brid straddle ridge	ck center straddle ridge and one brick side left		
Racament:	Porch: single story s	ingle-bay open porch		

Historical Summary:

Status (Current Listing or Designation)	Evaluation (Preparer's Assessment of Eligibility)				
National: indiv. district landmrk.	Recommendation	Level of potential eligibility	Landmark potential		
State/Province: indiv. district landmrk.	Individually eligible	National	National		
Local: indiv. district landmrk.	Eligible as contributing resource	State	State		
	Not eligible / non-contributing	Local	Local		
2006, Madison National Historic Landmark District	Not determined				
1982, Madison Local Historic District	Eligibility: Applicable NHL Criteria: 1, 4				



Description/Remarks

This is a 1-story house built in 1880. The foundation is rubblestone. Exterior walls are vinyl siding. The building has a cross gable roof clad in standing seam metal. There is one center, straddle ridge, brick chimney and one side left, straddle ridge, brick chimney. Windows are replacement wood, 1-light fixed. At the front of the house is a picture window with a narrow double-hung window on each side. At the side (and toward the front) is another picture window. The front windows have shutters. At the rear wing are original wood 4-over-4 windows. There is a single-story, single-bay open porch characterized by a shed roof clad in standing seam metal. There is a porch at the junction where the side wing meets the main block. Replacement door with a metal storm door added. There is an addition.

Survey and Recorder		
Project: Madison, Indiana	Sequence/Key no.:	Survey Date: February 2022
Prepared By: Peggy Veregin, The Lakota Group/Douglas Gilbert Architect	*	Previous Surveys: Madison Reconnaissance Survey (2002-2004), surveyed Jun 24, 2002, Site Number 1-038
Inventoried: 09/20/2021 11:42:51 am Last updated: 06/22/2022 7:45:43 pm by Doug Kaarre / 312.467.5445 x 220	Level of Survey: ☑ Reconnaissance	Additional Research Recommended? Yes No