



LIVING WITH HISTORY

# Certificate of Appropriateness

Milwaukee Historic Preservation Commission/200 E. Wells Street/Milwaukee, WI 53202/phone 414-286-5712/fax 414-286-3004

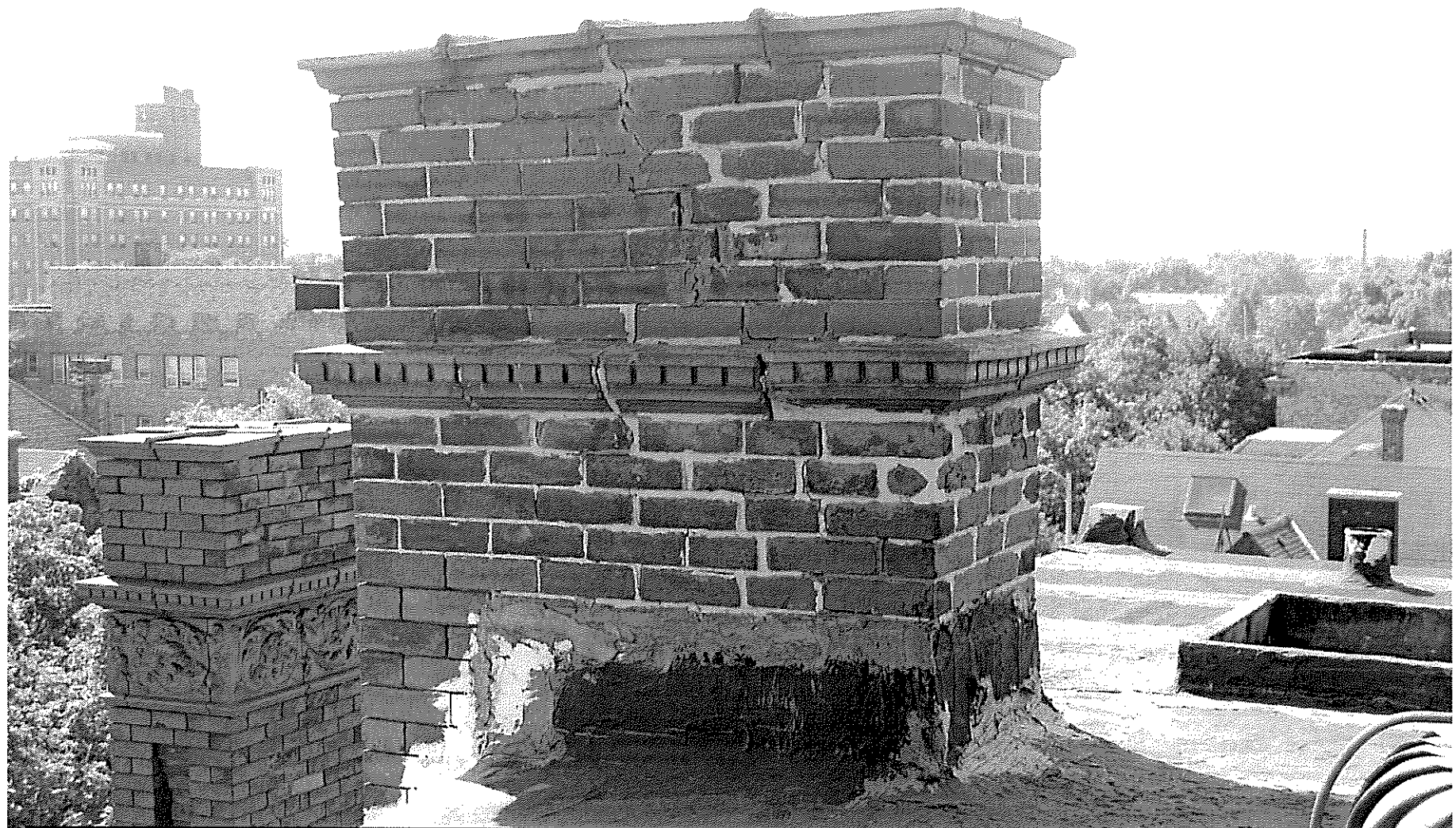
**Property** 3209 W. WELLS ST. **Schuster House Historic Structure**  
**Description of work** Rebuild brick chimney in middle of roof. Original brick and terra cotta trim to be salvaged and reused. All new mortar will have significant lime content per the original mortar on the house.  
**Date issued** 9/10/2011 PTS ID 75253 COA, rebuild chimney

In accordance with the provisions of Section 308-81(9) of the Milwaukee Code of Ordinances, the Milwaukee Historic Preservation Commission has issued a certificate of appropriateness for the work listed above. The work was found to be consistent with preservation guidelines. The following conditions apply to this certificate of appropriateness:

All work will be done according to attached photos and specifications. The chimney must match the design and details of the existing chimney. All mortar joints must match the width, color and texture of the mortar joints on the main walls of the original part of the house. These joints are very narrow and commonly referred to as butter joints. Please note that mortar that is too hard is subject to premature failure. Please see the masonry chapter in As Good As New for more information on the proper formulation of mortar. All work must be done in a craftsman-like manner, and must be completed within one year of the date this certificate was issued. Staff must approve any changes or additions to this certificate before work begins. Work that is not completed in accordance with this certificate may be subject to correction orders or citations. If you require technical assistance, please contact Paul Jakubovich of the Historic Preservation staff as follows: Phone: (414) 286-5712 Fax: (414) 286-3004 E-mail: [pjakub@milwaukee.gov](mailto:pjakub@milwaukee.gov). If permits are required, you are responsible for obtaining them from the Milwaukee Development Center. If you have questions about permit requirements, please consult the Development Center's web site, [www.mkedcd.org/build](http://www.mkedcd.org/build), or call (414) 286-8210.

Paul Jakubovich  
City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Robert Bauman, Contractor Total Masonry Repair, Inspector Joel Walloch (286-8160)



**Looking south at the chimney that will be rebuilt from the roof up. The new mortar will match the color of the original mortar on the oldest part of the house. White or gray mortar must not be used.**



**Original Terra cotta to be salvaged and reinstalled. Brick to be reclaimed and reinstalled. Any new brick must match the original in terms of color, texture and size.**

