



CERTIFICATE OF APPROPRIATENESS APPLICATION FORM

Incomplete applications will not be processed for Commission review.

Please print legibly.

1. **HISTORIC NAME OF PROPERTY OR HISTORIC DISTRICT:** (if known)
Church in the City (Local Designation) within North Point North (National District) INDIVIDUALLY-DESIGNATE

ADDRESS OF PROPERTY:

2658 North Hackett Avenue, Milwaukee, WI 53211

2. **NAME AND ADDRESS OF OWNER:**

Name(s): Mike Weidner - Church in the City

Address: 2648 North Hackett Avenue

City: Milwaukee

State: WI

ZIP: 53211

Email: mathmanmike@gmail.com

Telephone number (area code & number) Daytime: 414/ 659-3588

Evening: _____

3. **APPLICANT, AGENT OR CONTRACTOR:** (if different from owner)

Name(s): Donna Weiss

Address: 5027 North Berkeley Avenue

City: Whitefish Bay

State: WI

ZIP Code: 53217-5502

Email: donna@preservedesignstudio.com

Telephone number (area code & number) Daytime: 262/ 617-1408

Evening: _____

4. **ATTACHMENTS:** (Because projects can vary in size and scope, please call the HPC Office at 414-286-5712 for submittal requirements)

A. REQUIRED FOR MAJOR PROJECTS:

Photographs of affected areas & all sides of the building (annotated photos recommended)

Sketches and Elevation Drawings (1 full size and 1 reduced to 11" x 17" or 8 1/2" x 11")
A digital copy of the photos and drawings is also requested.

Material and Design Specifications (see next page)

B. NEW CONSTRUCTION ALSO REQUIRES:

Floor Plans (1 full size and 1 reduced to a maximum of 11" x 17")

Site Plan showing location of project and adjoining structures and fences

**PLEASE NOTE: YOUR APPLICATION CANNOT BE PROCESSED UNLESS
BOTH PAGES OF THIS FORM ARE PROPERLY COMPLETED
AND SIGNED.**

5. **DESCRIPTION OF PROJECT:**

Tell us what you want to do. Describe all proposed work including materials, design, and dimensions. Additional pages may be attached.

The scope for this project includes work associated with masonry stabilization and restoration for the Church in the City.

TEMPORARY STABILIZATION OF HEAVILY DAMAGED OR MISSING TERRA COTTA UNITS

Stabilization Treatment 1: Temporary repair of large cracks/voids.

- a. Carefully remove material from any previous repair attempts.
- b. Cut away all loose and deteriorated terra cotta (retain and tag any pieces that can be repaired at a later date).
- c. Clean the area with clean water and a bristle brush to remove any loose particles.
- d. Install a backer rod inside the crack to reinforce terra cotta and sealant.
- e. Seal crack with an elastomeric sealant, such as Sonneborn NP1, color to match terra cotta.
- f. On certain horizontal (skyward) facing cracks, cover terra cotta units with ice and water shield membrane along the length of the crack to further prevent water infiltration.

Stabilization Treatment 2: Temporary repair of badly broken or missing units.

- a. Remove broken portions of unit carefully, including loose and deteriorated terra cotta, to avoid damaging surrounding intact units.
- b. Catalog and carefully document or store any original fragments that might be needed to faithfully reproduce units in the future.
- c. Clean the area with clean water and a bristle brush to remove any loose particles.
- d. Create a clay plug, carefully fitting the remaining void to prevent any further water infiltration or cover with ice and water shield membrane.

SEALING HORIZONTAL (SKYWARD) FACING JOINTS AT LOGGIA

Areas of work: Projecting loggia cornice, west elevation and loggia railing wall coping, 1st floor west elevation.

1. Cut and reseal cracked and open horizontal (skyward) joints and their returns where appropriate.
 - a. Remove existing sealant in cracked and open joints down to bedding mortar.
 - b. Hand cut and use pneumatic chisels to remove any remaining sealant, using care not to damage surrounding units.
 - c. Install an elastomeric sealant, such as Sonneborn NP-11, color to closely match surrounding units, to reseal all exposed joints.

6. **SIGNATURE OF APPLICANT:**



Signature

Donna M. Weiss
Please print or type name

July 8, 2014
Date

This form and all supporting documentation **MUST** arrive by 12:00 noon on the deadline date established to be considered at the next Historic Preservation Commission Meeting. Any information not provided to staff in advance of the meeting will not be considered by the Commission during their deliberation. Please call if you have any questions and staff will assist you.

Hand Deliver or Mail Form to:
Historic Preservation Commission
City Clerk's Office
200 E. Wells St. Room B-4
Milwaukee, WI 53202

PHONE: (414) 286-5722

FAX: (414) 286-3004

www.milwaukee.gov/hpc

CERTIFICATE OF APPROPRIATENESS APPLICATION IMAGES

CHURCH IN THE CITY
2648 NORTH HACKETT AVENUE
MILWAUKEE, WI

2014 Masonry Stabilization and Restoration



Image A: East façade of the Church in the City showing the loggia at the center of the building.

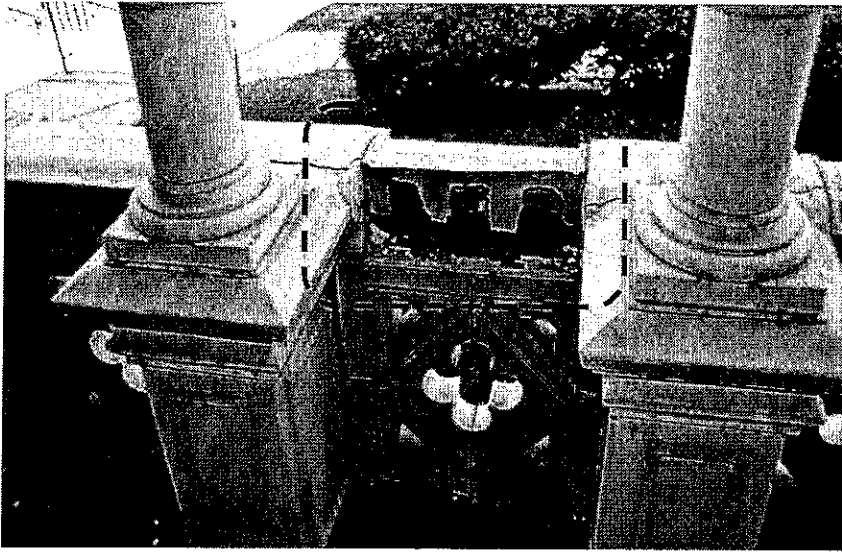


Image B: Terra cotta units are almost completely missing in several locations. These units can be temporarily plugged with clay but eventually require permanent replacement with custom-made units.



Image C: Terra cotta units are almost completely missing in several locations. These units can be temporarily plugged with clay but eventually require permanent replacement with custom-made units.

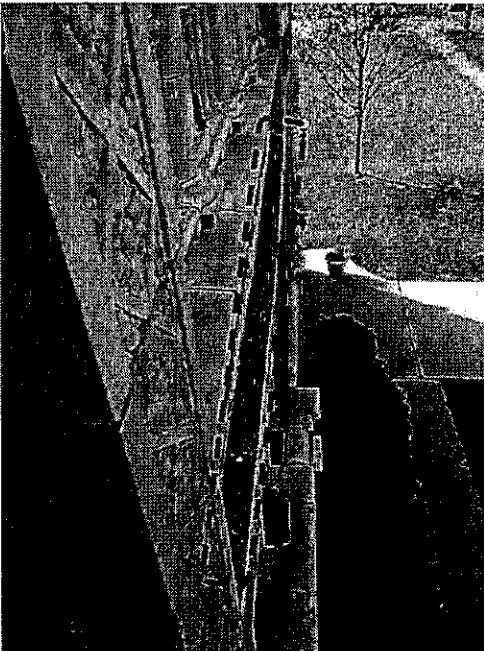


Image D: Cracking along top of projecting signage fascia. A later application of tar is apparent, though crack has reformed.

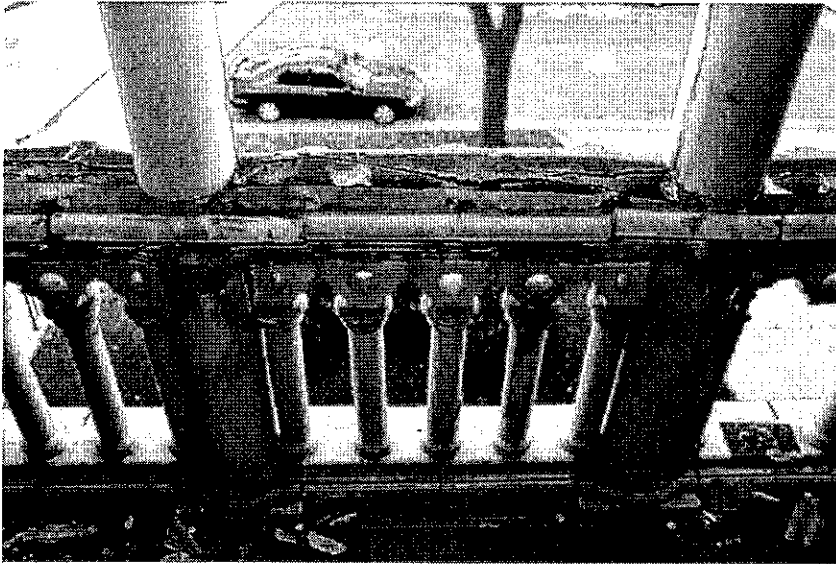


Image E: Multiple prior repairs have attempted to address cracking along the railing of the second-floor loggia. All remnants of prior repair attempts need to be removed before proceeding with new repairs.

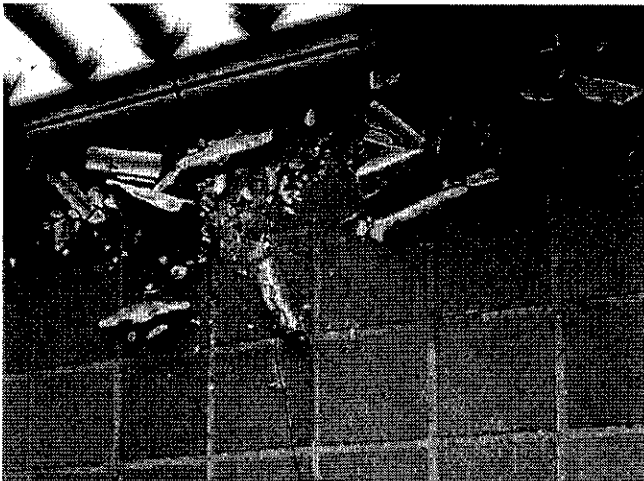


Image F: Some portions of terra cotta are crumbling and broken into too many fragments for an effective repair.

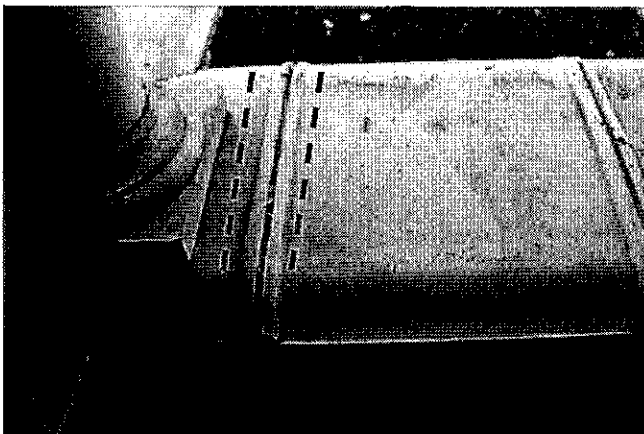


Figure F: Open joints between railing units allow water to seep into railings and walls, hastening the deterioration of terra cotta and masonry below.