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OBSERVATION REPORT DESCRIPTION:

Performed an observation of the existing fire damage single-family residence located at 1942 S Muskego Ave in Milwaukee, Wisconsin.

Date & Patera Project Number:

August 6, 2024 / 24-314

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Background:

The owner of 1942 S Muskego Ave in Milwaukee, Wisconsin property requested Patera, LLC to structurally observe the existing primarily wood-framed single-family residence due to a recent fire. The observation was performed on July 24th, 2024 at Noon. It is understood that this existing structure is recognized as historic and is registered on the historic registry.

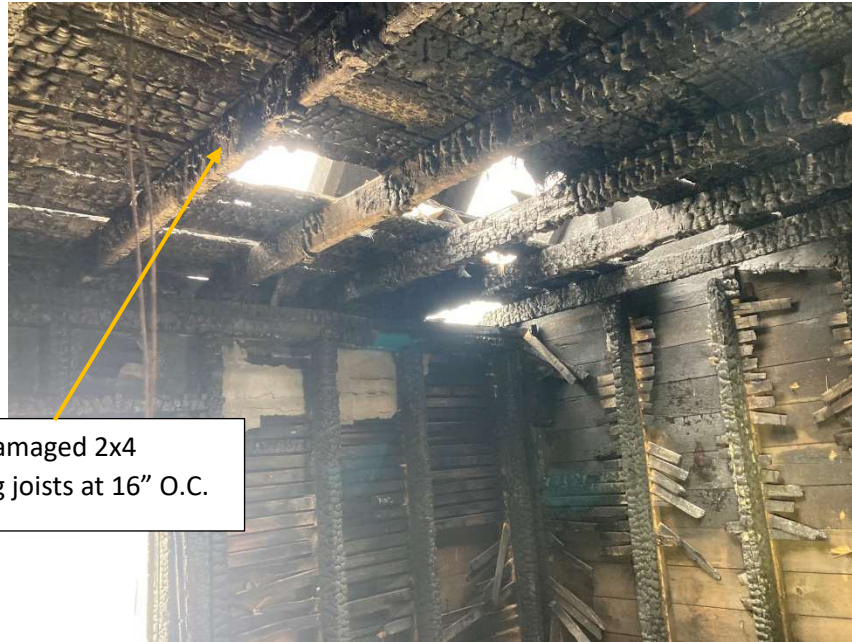
Observation:

The existing main roof and ceiling framing along the northeast side as well as the southeast side were observed to be fire damaged. The existing roof and ceiling framing appears to be actual 2x4's at 16-inches on-center (O.C.) (Picture 1 & 2).

Appears to be 2x4 actual roof rafters at 16" O.C. Portion of framing was removed prior to site visit with temporary framing installed in place.



Picture 1: Existing Roof Framing.



Existing fire damaged 2x4 (actual) ceiling joists at 16" O.C.

Picture 2: Existing Fire Damaged Ceiling Framing.

The southeast portion of the first floor was observed to be fire damaged (wall framing and shed roof framing). New framing appears to have been added recently based on the size and appearance of the dimensional wood members and appears to have been to attempt to relevel the floor, walls and windows as the building appears to be settling to the southwest side (Pictures 3 & 4).



Existing fire damaged shed roof framing.

Existing fire damaged wall framing.

Picture 3: First Floor Southeast Fire Damage.



New floor framing and wall framing was observed. The new framing to create the window is level, picture is facing southeast.

Picture 4: Newer Framing Members Observed.

The existing roof and siding finish appear to be slate tile and all of the existing windows are assumed to have been damaged during the fire (Pictures 5 & 6).



Fire damaged roof, slate tile siding & windows.

Picture 5: Southeast (Rear) Elevation.



All existing windows have been removed, assumed to have occurred during fire event.

Picture 6: West Corner Elevation.

Conclusion:

Based on the visual observation of the existing fire damaged structure, it appears that the cost encountered in order to restore the existing single-family residence to existing or better conditions along with the minimum life safety code required updates is not feasible. The structure in its current state is unsafe and it is recommended that the existing building be razed.

Sincerely,

PATERA, LLC



Paul Ratajczyk, SE, M. ASCE
Structural Engineer – Partner

