



## Milwaukee Historic Preservation Commission Staff Report

LIVING WITH HISTORY

**HPC meeting date: 10/6/2025**

**Staff reviewer: Andrew Stern**

**CCF #250828**

**Ald. Brower**

**Property**

2591 N. Summit Ave.

North Point North Historic District

**Owner/Applicant**

Chris Sanger  
2591 N. Summit Ave.  
Milwaukee, WI 53211

**Proposal**

The applicants are seeking to add a solar energy installation to the front (east) roof of their property.

**Staff comments**

The August Rohm House is a Tudor Revival house designed by Henry J. Rotier and constructed in 1909. The staff approval policy for solar energy systems allows staff approval of systems that are facing a rear lot line or within 45 degrees of the rear lot. The proposed system meets as the guidelines for edge setbacks and system height, however, the request to site solar panels on the front façade of the house cannot be approved at staff level.

Rooftop solar systems are most effective on south and east slopes that are rarely affected by shadow. This is a side-gabled house with no south-facing roof faces capable of supporting a solar system. Due to the corner siting of the house, relocating the solar panels to the rear (west) façade would still be visible but would be consistent with a design that staff can approve. The applicant has provided a mock-up system for the rear façade. Though this system requires additional panels and may not be as efficient as a front-facing system, staff recommends approval of the rear facing design.

**Recommendation**

Recommend denial of the east-facing solar energy system.

**Conditions**

**Previous HPC action**

**Previous Council action**