



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)

Brady Street District

ADDRESS OF PROPERTY:

1627 N Warren Ave.

2. NAME AND ADDRESS OF OWNER:

Name(s): Nomadic Ventures (Mike Eitel)

Address: 1401 E. Brady St.

City: Milwaukee

State: WI

ZIP: 53202

Email: uncledude@mac.com

Telephone number (area code & number) Daytime: 414-224-8111

Evening:

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

Name(s): Chris Socha (The Kubala Washatko Architects)

Address: W61 N617 Mequon Ave

City: Cedarburg

State: WI

ZIP Code: 53012

Email: csocha@tkwa.com

Telephone number (area code & number) Daytime: 262-377-6039

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.

Work at the Nomad World Pub Biergarten involves creating a more permanent seasonal biergarten than what is currently found on site. The existing bar area will remain, with a new pass-through window(3'W x 4'H) placed in Nomad's existing building at the back wall of the biergarten's back wall. A new awning will also be built over the existing outdoor bar area (corrugated metal roof deck on 2x8 roof joists). A short length of new CMU wall will finish out the Northeast wall at the back-bar, with the existing wood fence spanning the remaining distance between Nomad World Pub and the neighboring building to the East. New concrete will be poured to replace the existing gravel ground-scape.

The Southwest portion of the site will have the existing wood fence be replaced by a 12'-0" tall CMU wall with a translucent fiberglass roof (on 2x8 joists) spanning 5'-0" out from the wall, creating a covered area for tables and chairs. A new 6'-0" wide concrete ramp will also be installed just South of the CMU wall between the neighboring building to the South, with a metal exit gate at Warren Ave.

The major work begins roughly 55'-0" into the site off of Warren Avenue, where a new 2x6 wood-framed outbuilding will be constructed. The outbuilding will be two-stories tall and be approximately 44'x19', with a gabled roof on the Western side of the building, similar to the house historically found on site. This building will contain bathroom facilities for the outdoor biergarten along with a new kitchen with a pick-up window on the first floor, with a new office space located on the second floor. The Western face of the outbuilding will be clad with reclaimed wood siding at the ground level, which will then transition to painted wood siding on the second floor and along the remaining elevations.

The remaining site East of the outbuilding will remain the existing graded crushed stone, with the exception of a concrete slab for storing of dumpsters. A new storage shed will also be located in this "backyard".

6. SIGNATURE OF APPLICANT:

Chris Socha
Signature

CHRIS SOCHA
Please print or type name

10/18/16
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

Or click the **SUBMIT** button to automatically email this form for submission.

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