



Certificate of Appropriateness

Milwaukee Historic Preservation Commission/841 N Broadway/Milwaukee, WI 53202/phone 414-286-5712

Property Description of work

1815 N. 2nd Street

Brewers Hill

Front porch repair and partial reconstruction.

Remove the damaged wood to include the 1st floor, 2nd floor porch deck system. Upon removal, the joists will be inspected and we anticipate replacing 50% of them. New solid 6" x 6" cedar posts will replace the old system and will be installed over 48" footings. The posts will be wrapped with cedar cladding. The stair stringers, railings, spindles and balusters will be replaced with cedar wood matching the same designs. The floor decking will be replaced with cedar planks or tongue and groove Douglas Fir (like existing).

The 2nd story floor joists will be built to have a pitch shedding water away from the house. The railing system will match the lower in design and cedar wood. The roofing material on the 2nd floor will be with Certainteed Flintastic asphalt base low pitched roll roofing material. The flashings will be made of steel and then primed and painted to match the deck color. The skirting will be replaced with cedar wood matching the existing design. All wood that will be installed will be primed and painted on all sides to match the existing color of the deck.

Date issued

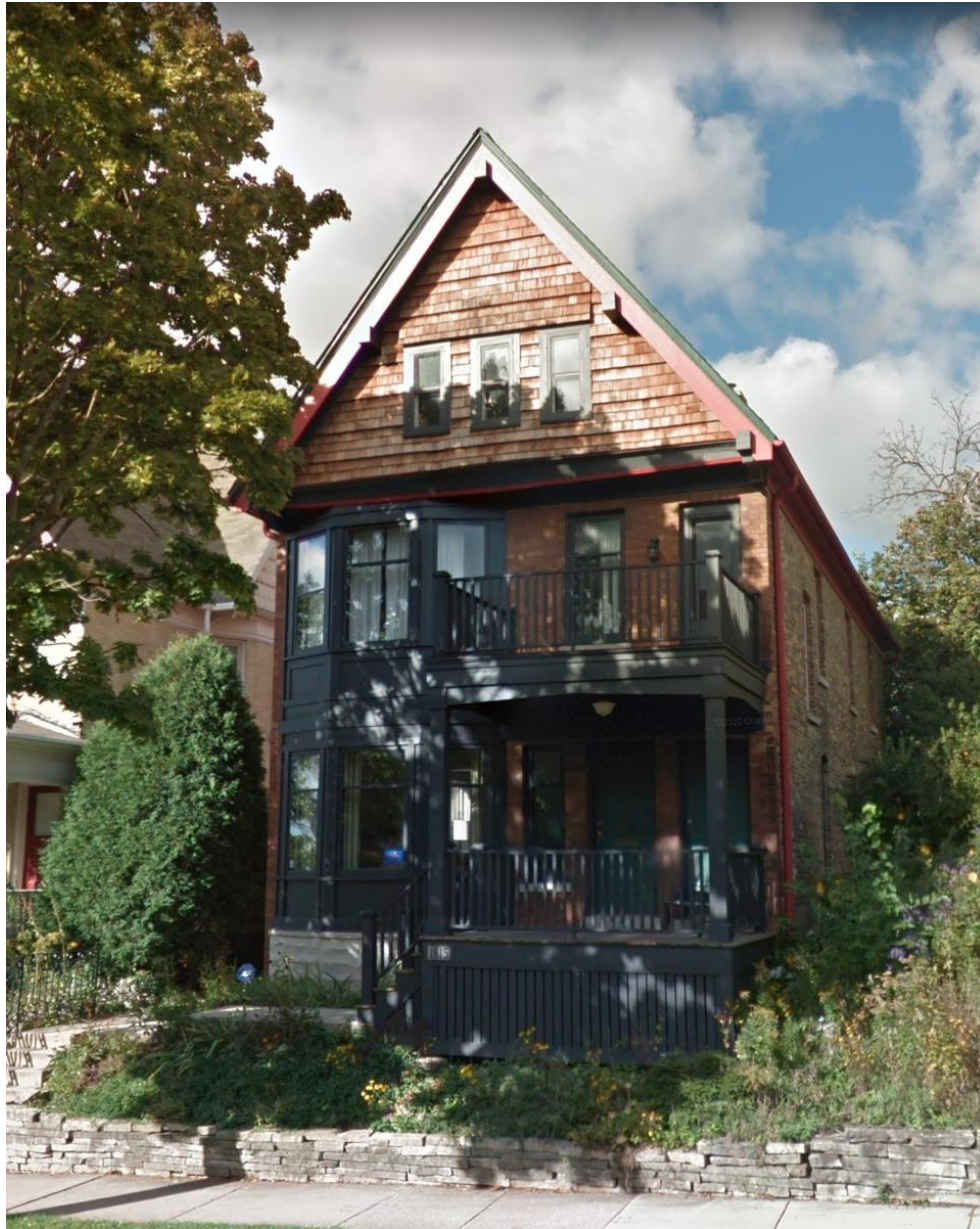
8/2/2023

Under the provisions of Section 320-21 (11) and (12) of the Milwaukee Code of Ordinances, the Milwaukee Historic Preservation Commission has granted 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 finish wood must be smooth and free of knots and must be painted or treated with an opaque stain upon completion. Note: when new, bare wood is left exposed to the exterior elements for a period of only a week or two, the life of the paint job subsequently applied to it will be decreased.

Only those porch materials that have deteriorated beyond repair may be replaced and then only with materials that match the originals in material, dimension, design and detail. All lumber used in construction must be painted or finished with an opaque stain. If a large amount of replacement is required, you must submit photographic evidence of the extent of the deterioration prior to commencing the work. The

only exception to this requirement is that of the porch decking, which may be replaced in total if more than 1/3 of the original decking boards have deteriorated beyond repair.



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 Historic Preservation staff as follows: Phone: (414) 286-5712 E-mail: hpc@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.milwaukee.gov/lms, or call (414) 286-8210.

City of Milwaukee Historic Preservation Staff