



LIVING WITH HISTORY

Certificate of Appropriateness

Milwaukee Historic Preservation Commission/200 E. Wells Street/Milwaukee, WI 53202/phone 414-286-5712/fax 414-286-3004

Property

1507 N. MARSHALL ST. Graham Row

Description of work

1. Remove concrete steps at front entrance. We will leave most of removed concrete under existing landing and as a solid base for new concrete pour.
2. Chisel out and repoint damaged mortar joints on both side walls. Rebuild a portion of south side wall at base, grinding is only permitted on thick horizontal joints or if prior repairs a mortar too stiff to chisel.
3. Place 1/2" rebar throughout new step layout, we will add an additional step at bottom of existing steps to bring new steps into code compliance. This new step will sit on top of concrete sidewalk and also extend past end of brick side walls.
4. Form up and place a 3000psi, air entrained, 6 bag mix.

Type O or K mortar for all mortar contacting cream brick.

Date issued

9/11/2018

PTS ID 114629 COA: porch masonry repairs

In accordance with the provisions of Section 320-21 (11) and (12) of the Milwaukee Code of Ordinances, the Milwaukee Historic Preservation Commission has issued 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:

New mortar must match the original mortar in terms of color, texture, grain size, joint width, and joint finish/profile. The compressive strength of the repointing mortar shall be equal or less than the compressive strength of the original mortar and surrounding brick or stone. The replacement mortar shall contain approximately the same ingredient proportions of the original mortar. Mortar that is too hard is subject to premature failure and could damage the masonry. See the city's books As Good As New or Good for Business, Masonry Chapters, for more information. In most cases, this means a lime mortar with natural hydraulic cement rather than Portland cement. No joint of a width less than 3/8" may be cleaned of damaged/decomposed

mortar with power disc grinders. No over-cutting of the joints is permitted. Remove decomposed mortar back into the wall 2.5 times the height of the joint before repointing.

New brick must match as closely as possible the color texture, size, and finish of the original brick.

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/build, or call (414) 286-8210.



City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Nik Kovac, Contractor

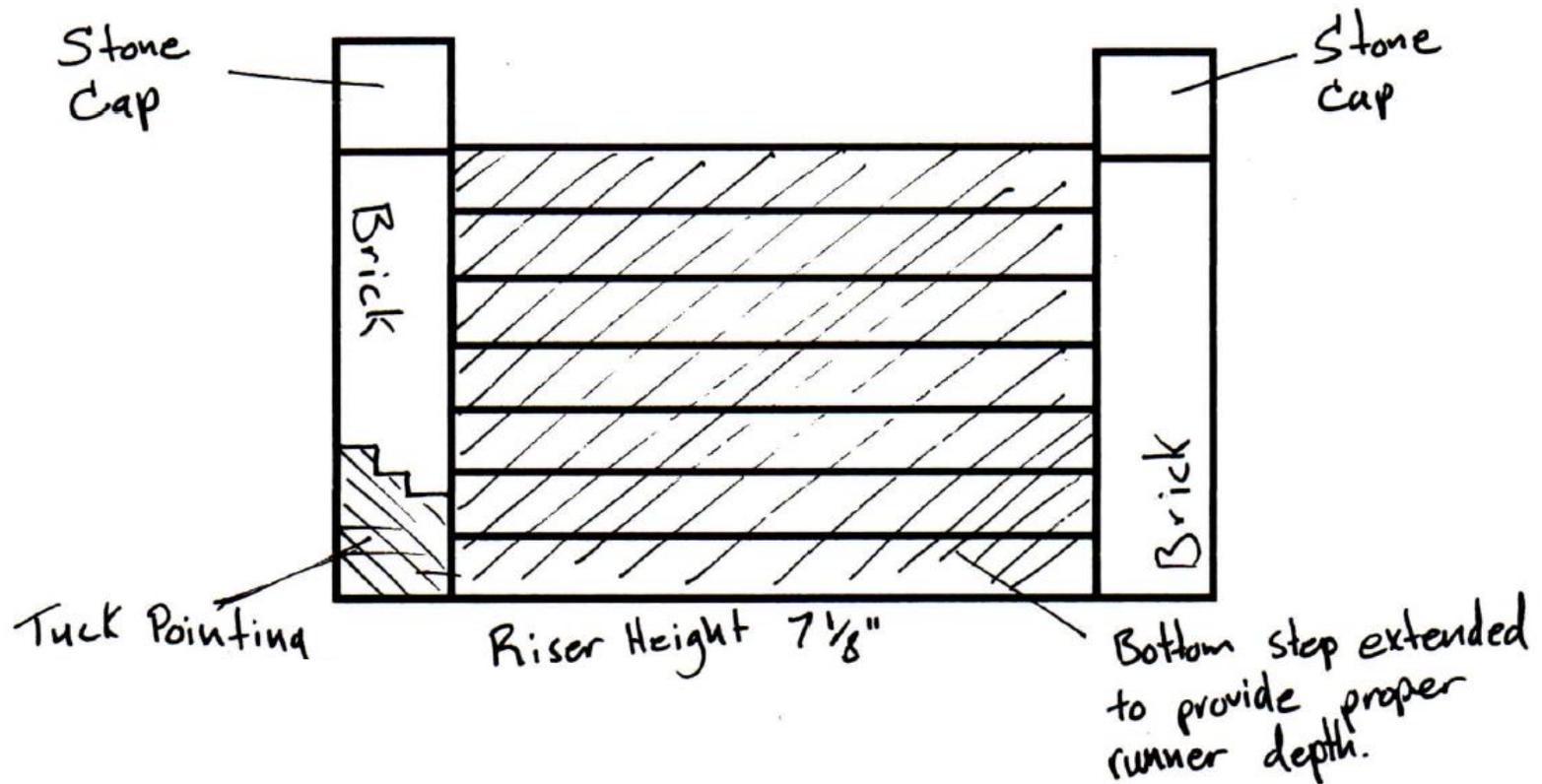


Subject property



Stair condition detail. Note deterioration at left/south

1. 7 Step, + 1 from existing.
2. Areas of work shaded.



Work area diagram