

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)

Jacob Nunnemacher House

ADDRESS OF PROPERTY:

3774 S. 27th Street

2. NAME AND ADDRESS OF OWNER:

Name(s): Rakesh Rehan

Address: 7703 S Cambridge Ct

City: Franklin

State: WI

ZIP: 53132

Email: cafe.india@yahoo.com

Telephone number (area code & number) Daytime: 414-627-9463

Evening: 414-627-9463

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

Name(s): Thomas Stachowiak - Stack Design Group

Address: 413 N 2nd Street

City: Milwaukee

State: WI

ZIP Code: 53203

Email: stackgroup@aol.com

Telephone number (area code & number) Daytime: 414-807-8033

Evening: 414-807-8033

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:

- X Photographs of affected areas & all sides of the building (annotated photos recommended)
- X Sketches and Elevation Drawings (1 full size and 1 reduced to 11" x 17" or 8 ½" x 11")
A digital copy of the photos and drawings is also requested.
- X Material and Design Specifications (see next page)

B. NEW CONSTRUCTION ALSO REQUIRES:

- X Floor Plans (1 full size and 1 reduced to a maximum of 11" x 17")
- X 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 via email.

The Jacob Nunnemacher home currently exists in an extremely dilapidated state. The proposed redevelopment of the property will include a complete restoration of the original architectural features of the building. The original windows were reduced in size with masonry infill added at upper portion of most of the windows. The windows will be brought back to their original size with a new window being installed to replicate the appearance and detailing of the home. All of the visible cream city brick will be repaired and restored including the replacement and reconstruction of the two brick chimneys that have been patched with a brick that does not match the original building. There are portions of the original roof cupola remaining. The renovation includes the complete recreation of this original roof adornment. The existing (non-original) front entry canopy will be removed. The existing grade will be lowered at the front of the building so that the original front porch can be recreated, inclusive of the double wood columns and roof detailing. The footprint of the original structure is approximately 2,800 square feet. To the rear of the existing building we are proposing the construction of an addition entirely designed to match and compliment the architectural character of the original building. Every material proposed for the addition is one that is also found on the original building. The addition is proposed as 14,452 square feet all on one level and designed to not overpower the stature of the original building. The proposed use of the existing portion of the building is a sit-down restaurant and the addition to the building will add a commercial kitchen, ADA compliant toilet rooms and a 9,800 square foot event center/banquet hall. The original interior formal staircase located directly inside the front door remains relatively intact and will be restored to its original condition. The staircase will lead to the second floor of the building where two additional meeting rooms will be located. An outdoor dining patio will be added to the north west corner of the building with an access door being added at the location of an existing window opening. The new door opening, which does not face the primary street facade, will be trimmed out in an identical manner as the original and new windows of the home. The patio will have cream city brick piers with limestone caps and a wrought iron railing with a double balluster pattern that compliments the detailing of the front entrance. A secondary entrance will be created on the north facade to allow for an ADA compliant entry that is convenient to the parking. This entrance is designed to mimic the architectural detailing of the main entrance without overpowering the importance of the front facade.

6. SIGNATURE OF APPLICANT:


Signature

Thomas Stachowiak
Please print or type name

02-14-24
Date

This form and all supporting documentation MUST arrive by 4:00 pm (11:59 pm via email) 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) 286-5712 or 286-5722 hpc@milwaukee.gov www.milwaukee.gov/hpc

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

SUBMIT