



Certificate of Appropriateness

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

Property 2632 N. DOWNER AV. Downer Avenue Commercial Historic District
Description of work Applicant proposes to completely remove existing storefront and rebuild to match. New storefront windows of insulated glass will be installed in existing openings. The aluminum frames will have a clear finish. A new full light entry door will be installed to match existing. A new transom panel will be installed above the door. There will be ADA compliant hardware. Bulkhead to be made of cedar panels with cedar trim. Soffit above entry door to be sheathed in beadboard paneling. A new black awning will be installed with white lettering that matches the current lettering. The large sign above will not be replaced.
Date issued 12/11/2018 PTS ID 114617 COA Rebuild Storefront

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:

All conditions will be met as described in the submission.

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 Carlen Hatala of the Historic Preservation staff as follows: Phone: (414) 286-5722 E-mail: carlen.hatala@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.



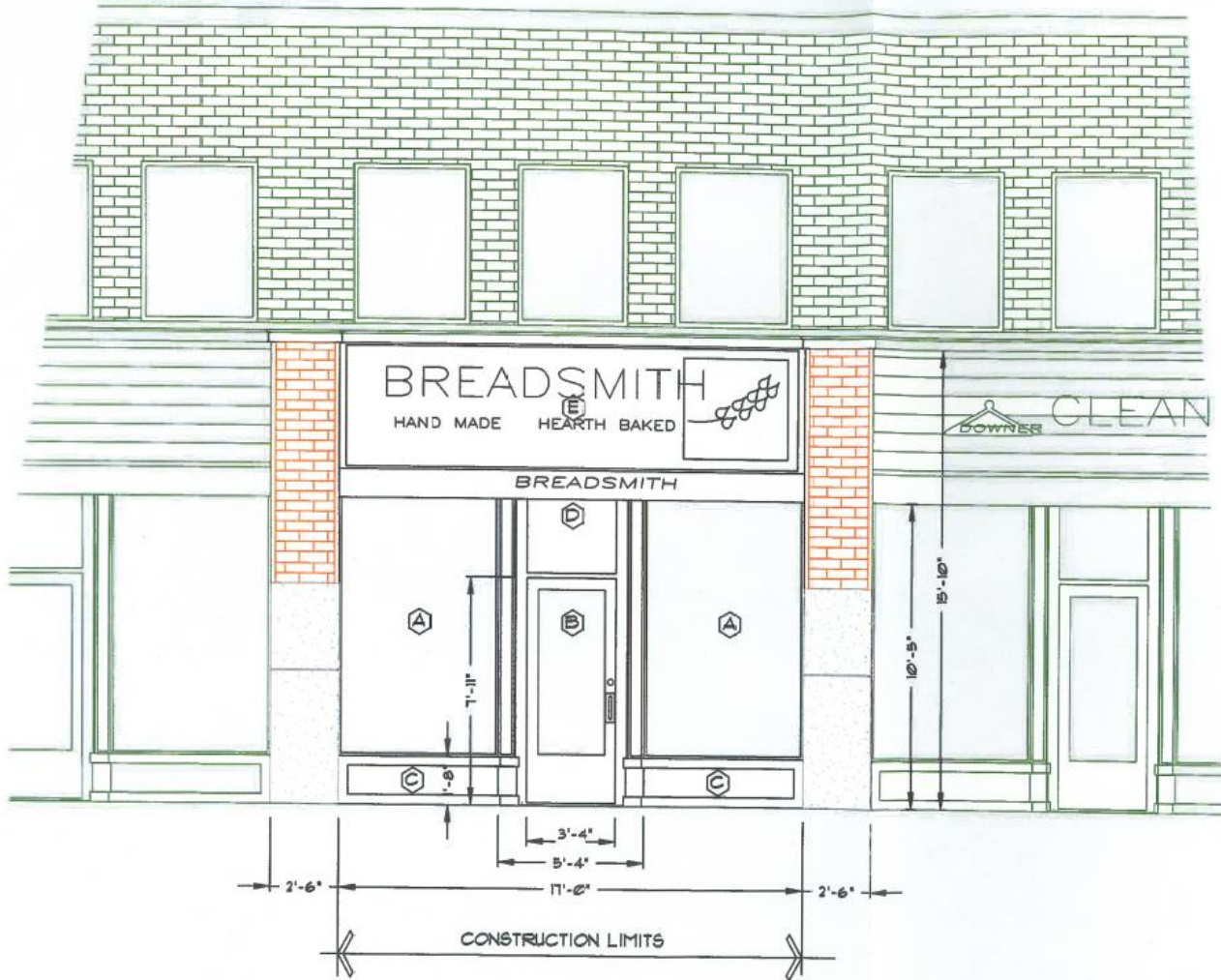
City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Nik Kovac, Contractor , Inspector Paul Wolfgramm (286-2590)



Image of existing storefront

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SCOPE OF WORK

SCOPE OF WORK INCLUDES RESTORATION OF THE FRONT FACADE OF THE TENANT SPACE AND INCLUDES REPLACEMENT OF THE FOLLOWING COMPONENTS :

- (A) REPLACE STORE FRONT WINDOWS IN EXISTING OPENINGS WITH ANODIZED ALUMINUM FRAMES AND INSULATED GLASS. FRAME COLOR TO MATCH OTHER UPDATED FRAMES IN BUILDING
- (B) REPLACE ENTRY DOOR AND TRANSOM PANEL IN EXISTING OPENINGS WITH SAME FRAME MATERIAL AS WINDOWS. PROVIDE ADA COMPLAINT HARDWARE.
- (C) PANELS TO BE 1' X 12" CEDAR PANELS WITH D4 CEDAR TRIM STRIPS. STAIN PANELS TO MATCH COLOR OF PANELS ON STONE CREEK COFFEE TENANT SPACE
- (D) INSTALL BEAD BOARD PANELING IN SOFFIT ABOVE ENTRY DOOR. STAIN TO MATCH COLOR OF CEDAR PANELS
- (E) REPLACE AWNING WITH BLACK AWNING WITH WHITE LETTERING TO BE SAME SIZE AS ON EXISTING AWNING

CONTRACTOR TO FIELD MEASURE EXISTING FACADE PRIOR TO DEMOLITION.



Building Evaluation and Design LLC

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FRONT ELEVATION

1/4" = 1'-0"

FACADE RESTORATION

BREADSMITH TENANT SPACE

2632 N DOWNER AVE
MILWAUKEE, WI

A-1

SHEET

10/30/2018

Proposed new storefront

NOTE: The new windows will match the existing in height and width, will be clear glass and not tinted, and will consist of large panes of glass

