



## Milwaukee Historic Preservation Commission Staff Report

LIVING WITH HISTORY

**HPC meeting date: 3/4/2019**

**Ald. Russell Stamper II District: 15**

**Staff reviewer: Tim Askin**

**PTS #114690 CCF #181641**

<b>Property</b>	2879 N. GRANT BL.	
<b>Owner/Applicant</b>	Valerie Duncan 2879 N Grant Blvd	Valerie Duncan 2879 N Grant Blvd
<b>Proposal</b>	Add aluminum system solarium to top of rear bumpout on house. Size would be 216" by 96" with a low-sloped roof.	
<b>Staff comments</b>	<p>The addition guidelines for Grant Boulevard are as follows.</p> <p>5. Addition</p> <p>a. Make additions that harmonize with the existing building architecturally and are located so as not visible from the public right-of-way, if at all possible. Avoid making additions that are unsympathetic to the original structure and visually intrude upon the principal elevations.</p> <p>As currently designed, the proposal is not sufficiently harmonious with the home or the historic district. Staff has met with the applicant to encourage design modifications and she seemed receptive to the idea. Staff believes it is possible to achieve an acceptable design for the solarium, but with the materials provided as of Friday March 1, it is not an approvable design. Staff requests that the Commission give some design direction on the project at this meeting, but to HOLD the application as currently presented.</p> <p>Alternatively, the Commission may choose to HOLD for a revised design as is common with commercial new construction projects.</p>	
<b>Recommendation</b>	Recommend HOLD for revised design.	
<b>Conditions</b>		
<b>Previous HPC action</b>		
<b>Previous Council action</b>		