



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	827 N. CASS ST. Cass/Wells Historic District
Description of work	Re-line all built-in gutters with new soldered copper. Repair/replace any rotted or damaged soffit and fascia with new, clear wood. Remove all non-original aluminum storm windows from front and rear elevations and install new wood combination storm/screen or wood storm window only. Re-line built-in gutters with new soldered copper on projecting bay on front elevation. Restore projecting bay window on west elevation to its original design after removing substitute covering. Restore all exterior wood window trim and sills as needed.
Date issued	6/20/2014 PTS ID 95710 COA, exterior 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:

All work will be according to the specifications and photos included in this certificate. Built-in gutters will have soldered seams. Owners will work closely with preservation staff as needed. All new finish wood will be smooth and free of knots. Although not required, the use of a naturally-decay resistant wood for finish purposes is strongly recommended. The use of Ponderosa pine or western white pine is not recommended because it has not natural decay resistance in an exterior environment and can rot in a little as three years. All wood must be painted upon completion. Please note that research has shown that when new, bare wood is 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.

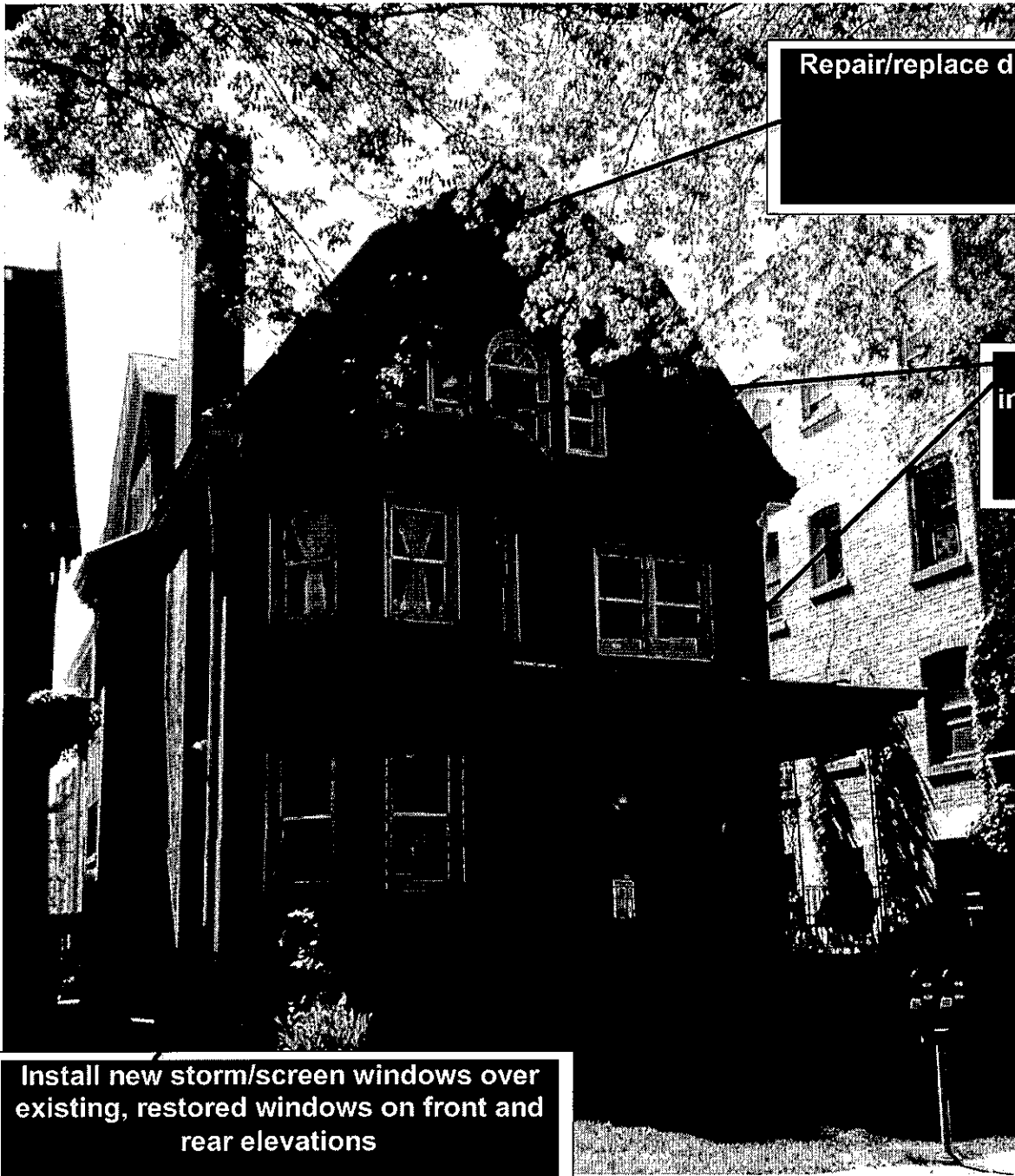
All work must be done in a craftsman-like manner, and must be completed within one year of the date this certificate was issued. Staff must approve any changes or additions to this certificate before work begins. Work that is not completed in accordance with this certificate may be subject to correction orders or citations. If you require technical assistance, please contact Paul Jakubovich of the Historic Preservation staff as follows: Phone: (414) 286-5712 Fax: (414) 286-3004 E-mail: pjakub@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.

A handwritten signature in black ink, appearing to read "Paul Jakubovich". The signature is written in a cursive style with a horizontal line underneath it.

Paul Jakubovich
City of Milwaukee Historic Preservation

Copies to: Development Center, Ald. Robert Bauman, Contractor Brian Hollenbeck, Contractor Norman Dunkelberger, Inspector Bill Richter (286-2518), Inspector Heidi Weed



Repair/replace damage or rotted soffit and fascia

Re-line all built-in gutters including the gutter on top of the front bay and front porch with new, soldered copper sheets

Install new storm/screen windows over existing, restored windows on front and rear elevations