



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)

Historic Watertown Neighborhood

ADDRESS OF PROPERTY:

2652 N. Lake Drive Milwaukee WI 53211

2. **NAME AND ADDRESS OF OWNER:**

Name(s): Mark F. Foley and Gretchen M. Farrar-Foley

Address: 2652 N. Lake Drive

City: Milwaukee

State: WI

ZIP: 53211

Email: mffoley@outlook.com

Telephone number (area code & number) Daytime: 4144676275

Evening: 4144676275

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

Name(s): Same as Owner

Address:

City:

State:

ZIP Code:

Email:

Telephone number (area code & number) Daytime:

Evening:

4. **ATTACHMENTS:** (Because projects can vary in size and scope, please call the HPC Office at 414-286-5712 or 414-286-5722 for submittal requirements)

A. REQUIRED FOR MAJOR PROJECTS:

☒ Digital photographs of affected areas & all sides of the building

☐ N.A. Sketches and Elevation Drawings in PDF form. New construction, major storefront remodels, etc., must provide one set of D or E size drawings and sections

☒ Material and Design Specifications (please attach)

B. NEW CONSTRUCTION ALSO REQUIRES:

☐ Floor Plans (show fenestration and approximate wall locations, final floor plans are not required)

☐ 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.

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.

1) Replace gutters, downspouts and adjacent rotted or damaged fascia boards (EXCEPT the copper gutters (located at front (West and North) side of building, which will be preserved). New gutters and downspouts will be aluminum and of same design and color, as existing non-copper gutters. See attached specifications, Ex. A. See photos 1-4.

2) Remove leaking flat roof over family room/garage (located on East side. Re-taper roof to direct water away from third floor walls and windows. An aluminum frame window above the flat roof may need to be replaced due to the need to add pitch. See Ex. B for details. The current aluminum frame window was approved in a prior application approximately 15 years ago. This roof is not visible from ground level on any side of the building. The window is not visible from the street. See Photos 7, 8, and 2.I

3) Inspect and repair or replace, as needed, some exterior wood elements, especially drip boards at junction of first floor brick and second floor stucco walls (approx. 20 feet long and 8 inches high) and deteriorating exterior frames of existing wood frame windows on second and third floors. See photos 9-10. Corners where the drip boards abut the front porch roof may need new flashing. Existing flashing will be matched. See photos 3, 5, 6.

Portions of wood railings that are part of the main entry door porch (South side) may also need replacement (TBD). Wood elements will be custom ordered to match original materials (cedar and pine), size, color and configuration in all respects. Any stucco surfaces damaged by this work will be repaired to match original.

Parts 1 and 2 will cost an estimated \$14,000 to \$17,000.

Part 3 will be done on a time and materials basis, and is estimated to cost \$10,000.

Work is expected to commence in late July to mid August 2025 and be completed before year end.

6. **SIGNATURE OF APPLICANT (owner signature required for demolition):**


Signature

Mark F. Foley

Please print or type name

~~6/18/2025~~

Date

6/26/2025

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.

Email Form to: hpc@milwaukee.gov

Historic Preservation Commission
841 N. Broadway, Rm. B1
Milwaukee, WI 53202

PHONE: (414) 286-5712 or 286-5722

www.milwaukee.gov/hpc

Or click the **SUBMIT** button to automatically email this form, if using an app such as Outlook or Apple Mail. The submit button does not work with web-based email interfaces.

SUBMIT

Ex. A

Foley/Farrar Exterior work

Dated: June 24, 2025

2652 North Lake Drive Milwaukee, WI 53211

Gutter Removal & Installation

We will remove the original metal gutters, leave the copper gutters, and repair/replace all damaged fascia boards with new 1" pine boards. 5" K profile seamless gutters and downspouts (Brown) will then be installed using aluminum gutter hangers and 1-1/2" pole barn is screwed every two feet. End caps and outlets will be installed and caulked with Solar

Seal #900, 4" downspouts and elbows will be installed using color matched zip screws following the original layout as closely as possible, and a 6" K profile gutter will be installed above the Southern porch. Raindrop gutter guards will be installed in all new gutters, and the southern roof heating cables will be replaced with new commercial grade heating cables.

We are responsible for the purchase and delivery of all materials needed to complete the scope of work, and for disposing of all material waste and acquiring a dumpster if necessary

Insurance: Worker's Comp. and Liability.

Material List for this project:

- 5" & 6" Seamless gutters
- 4" Downspouts
- 4" Outlets and 5" end caps
- Aluminum gutter hangers and downspout straps
- Color matched zip screws and rivets
- Solar Seal #900
- Raindrop gutter guards
- 1" pine boards

Ex. B

Flat Roof Tear Off & Repairs

We will tear off the Southeast flat roof to inspect the decking and install a new 1" Polyiso board. sheathing using 3" metal plates and screws. Aluminum gutter aprons will be installed along the perimeter of the flat roof and Mule Hide EPDM bonding adhesive will be applied to the substrate and membrane to install new 60mil Mule Hide EPDM black rubber membrane.

3" seam tape will be used to seal all rubber unions, and 6" rubber flashing will be installed at any outside corners. Two lines of shingles will be removed from the West pitched roof to run the membrane 1' above the flat roof, and the original shingles will be reinstalled. T-bar will be installed as needed using 1-1/2" fasteners and the aluminum wall flashing will be reinstalled and caulked with color matched Solar Seal #900.

We are responsible for the purchase and delivery of all materials needed to complete the scope of work, and for disposing of all material waste and acquiring a dumpster if necessary

Insurance: Worker's Comp. and Liability.

Material List for this project:

- Polyiso boards
- 3" metal plates and screws
- Gutter Apron
- Mule Hide bonding adhesive
- 60 Mil EPDM black rubber membrane
- 6" rubber flashing
- 3" seam tape
- 6" Cured EPDM flashing
- Termination Bar
- Firestone Quick Primer
- Black LAP cement
- Solar seal #900