



Milwaukee Historic Preservation Commission Staff Report

LIVING WITH HISTORY

HPC meeting date: October 14, 2019

Ald. Khalif J. Rainey District: 7

Staff reviewer: Carlen Hatala

PTS #114842 CC File #190763

Property 3031 N. SHERMAN BL.

Owner/Applicant LAKEIA JONES Lakeia Jones
3047 N SHERMAN BLVD 3047 N. Sherman Blvd.
MILWAUKEE WI 53210 Milwaukee, WI 53210
Phone: (414) 759-6377

Proposal Retroactive approval for a 6 foot dog eared fence

Staff comments This matter came to the attention of the HPC through neighborhood complaints.

The applicant is seeking retroactive approval for a fence. She is also the owner of 3047 N. Sherman Boulevard. A family member occupies this house.

The applicant erected the fence at 3031 N Sherman this year (2019) along the east and west sides of her property. The fence is 6' high dog ear style and built of pressure treated wood. Code requires all fencing back to the back wall of the house be only 4 feet tall or else have the top 2 feet of a 6 foot fence be open such as with lattice. The side yard fences are 6' tall. The applicant now seeks retroactive approval for the fence or conditions/guidance in order to make this fence acceptable by Historic Preservation Standards.

To summarize the main issues with the fence:

1. The fence is too tall at the front per code and blocks the neighbor's window as well as the views out of 3031 N. Sherman Boulevard.
2. The gate is rickety/sagging and not well constructed
3. Pressure treated lumber was used in place of the usual cedar and is knotty and shows numerous imperfections as well as green stains in the wood.
4. There is a question about lot lines and installation. At some places the fence is only 24 inches from the neighbor's property to the south and at others it is 21 inches.
5. Neighbors who observed the setting of the fence posts indicate they were not set deep enough into the ground. The code requires 30 inches. Tags on the fence posts show they measure 4 x 4 x 8, so the posts are set in the ground only 24 inches not 30.
6. The workmanship on the fence is not consistent with other fences built in historic districts. There are gaps in the fence, plugged by blocks where the sections of fence do not meet.

Recommendation

Deny fence as built.

Conditions

If the Commission allows the fence to remain, the modifications required are:

Fence needs to be cut down to 4 feet at front of house and alongside to a point even with the back wall. Reset posts to code and realign fence so that it is a consistent distance from neighbor's property. The gaps in the fence cannot be fudged with wood blocks. Panels need to meet up properly in a craftsmanlike manner so will have to be replaced. Paint or stain with color dark enough to hide the significant imperfections in the wood.

Previous HPC action**Previous Council action**