

FILE NO. 211891

Consideration of the Appeal of the Denial by the HPC for staining brick at 2422 N. Sherman Boulevard, in the Sherman Boulevard Historic District, for David Griffin



REQUIREMENTS

Because your historic property is located in a city historic district, all exterior repairs or changes to your property require a certificate of appropriateness. Your historic property is of great importance and value to the city, and this requirement helps ensure that your property maintains its unique character. The certificate application process is simple, and in most cases, certificates of appropriateness can be administratively issued for work related to:

- repointing and other masonry work
- driveway & sidewalk paving
- landscaping
- fencing
- signage
- window replacement (including security windows)
- door replacement (including security doors)
- railing replacement
- mechanical system upgrades
- roofing or siding replacement

Some cases, however, do require review by the Historic Preservation Commission, which meets monthly. Please check with the **Historic Preservation Office, 414-286-5712 or 414-286-5722**, before starting any work.



Zedler Municipal Building
841 Broadway, Room B.1
Milwaukee, WI 53202

PRESERVING

Preserving the integrity of your historic property

As you undertake the regular maintenance of your property, here are some of the simple items that should be preserved to maintain the history and architectural integrity of your property.

- Windows
- Doors
- Porches
- Railings
- Chimneys
- Brick finishes
- Wood siding
- Landscaping features
- Garages & accessory structures
- Awnings



New owners in your neighborhood?

If you have new neighbors, please share this information with them or contact us so that we can welcome them to the district.

If you have any questions about

- Historic preservation
- Design Guidelines
- Material selection

Call the Historic Preservation Office at
414-286-5712 or 414-286-5722

PRESERVE ONE OF THE MOST IMPORTANT ASSETS IN YOUR NEIGHBORHOOD

CITY REQUIREMENTS FOR YOUR HISTORIC PROPERTY



FINANCIAL ASSISTANCE

As a property owner in a historic district, you may be eligible for valuable financial assistance to help you maintain your property.

State Rehabilitation Income Tax Credit program (20-25% of project costs) for State or National Register Properties through the Wisconsin Historical Society at wisconsinhistory.org/taxcredits

Rehabilitation grants and loans for income-qualified owners are available through the Neighborhood Improvement Development Corporation (NIDC). For more information, contact the NIDC Information Hotline, **414-286-5608 or 414-286-5610**.

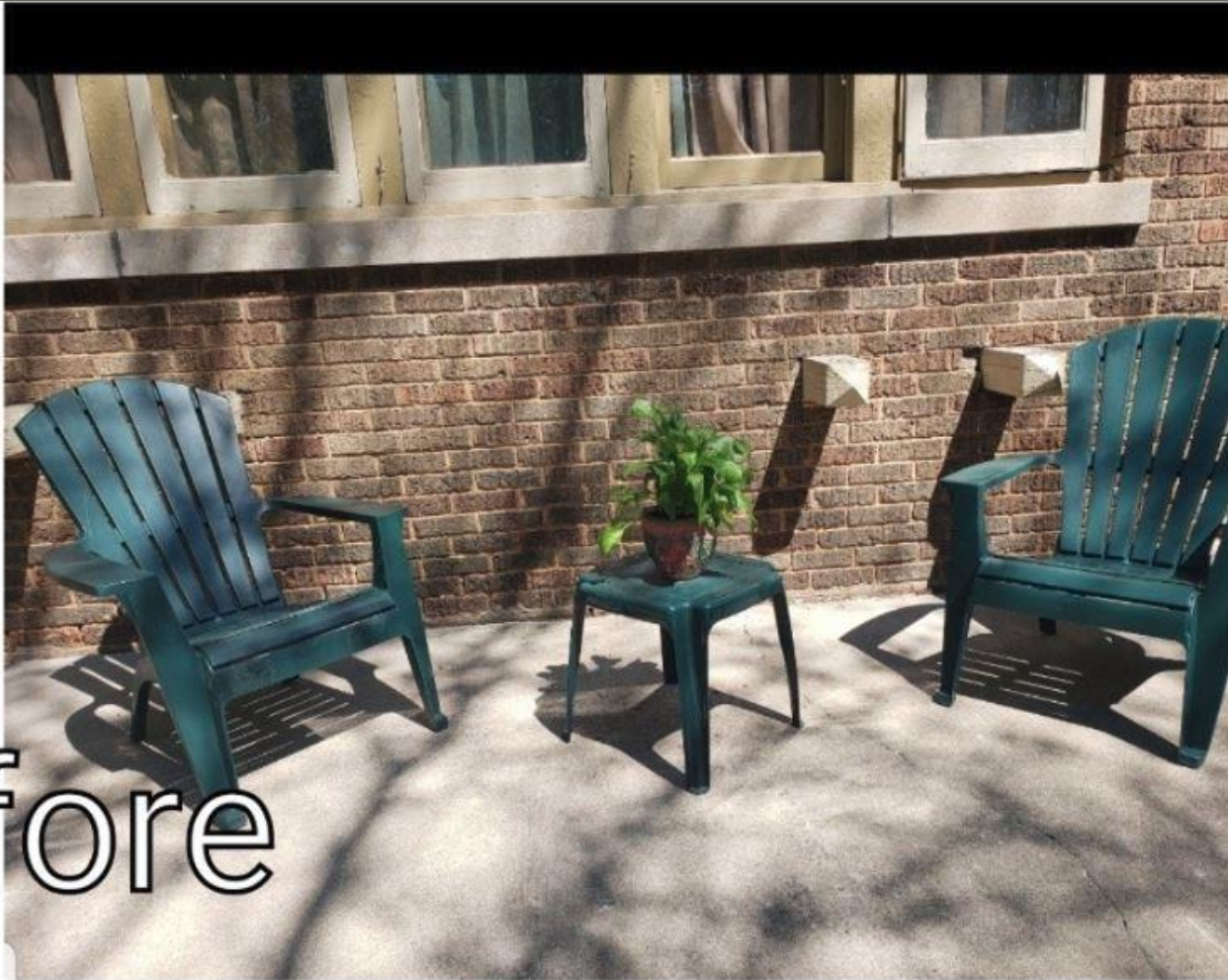
David Griffin has owned this house since June 15, 2020

Brochures Mailed out to Property Owners in Historic Districts on / about January 7, 2021.

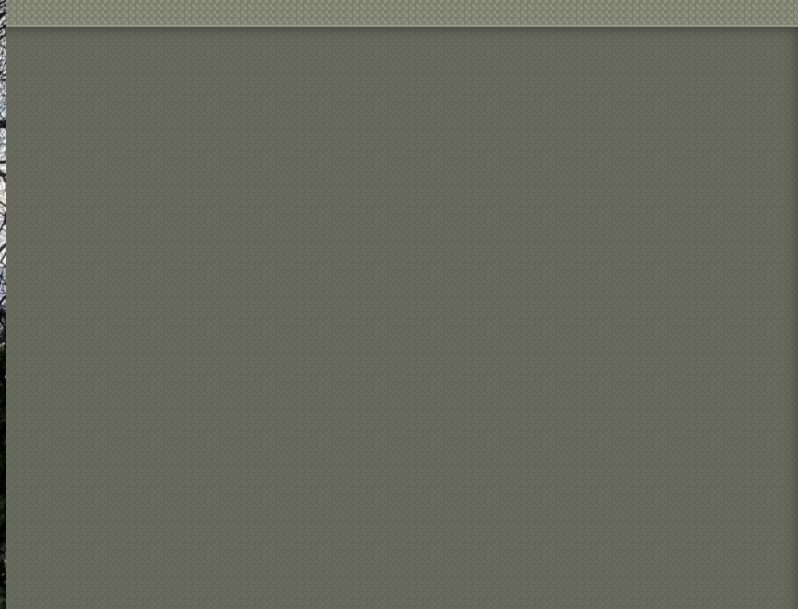
The brochure outlined the requirements for obtaining a Certificate of Appropriateness.







before



David Belasco, 2422 N Sherman Bl





Staining in progress. Original brick visible at upper right



David Belasco, 2422 N Sherman Bl



SHERWIN-WILLIAMS 703512 09/26/21
414-466-8100 Order# 0092406

EXTERIOR
WOODSCAPES
FLAT

STAINS
LATEX
IFC 8012NP

COMP(P003) 2305 RIALTO
CUSTOM SHER-COLOR MATCH

CCE*COLORANT	02	32	64	128
L1-Blue	30	40	-	-
R2-Maroon	18	2	1	1
Y3-Deep Gold	10	20	-	-

FIVE GALLON
A15H00053

DEEP
640333200

Receipt for stain

NOT RECOMMENDED FOR USE ON VERTICAL SURFACES

EXTERIOR SURFACES NOT INCLUDED FOR PAINT REMOVAL ON HOME...

Painted Wood Trim & Stucco Surfaces - Rear Painted Concrete Patio

EXTERIOR PAINTING WORK DESCRIPTION FOR SURFACES INCLUDED...

- > Home was built post 1978 & in order to follow the Wisconsin Department Of Health & Family Services guidelines for the proper handling of lead based paint films we will cover & seal all previously painted wood trim & stucco surfaces
- > To cover ground below each area removal is being performed
- > To apply an environmentally friendly commercial paint stripper paste on painted brick, mortar, concrete, wash off stripper & paint with power washer - this process will be repeated as many times needed to achieve complete paint removal - this will be performed & accomplished approximately every twenty five (25) square feet
- > To pick up all ground coverings, paint pieces if any, remove all sealed coverings & discard

OTHER...

- > All labor standard of the trade.
- > All materials commercial quality.

DUE TO THE UNKNOWN AMOUNT OF TIME OR MATERIAL NEEDED TO COMPLETELY REMOVE PAINT FROM BRICK, MORTAR & CONCRETE THIS WORK WILL BE PERFORMED & ACCOMPLISHED ON A TIME & MATERIAL BASIS AT THE HOURLY RATE OF \$60.00 PER MAN HOUR PLUS MATERIAL & THE PICK UP & DELIVERY OF ANY MATERIAL OR EQUIPMENT

A BALL PARK ESTIMATION COST WOULD BE APPROXIMATELY...\$25,000.00 GIVE OR TAKE

Snyder estimate



OLD-WORLD COMPOSITION, CHARACTERISTICS AND PERFORMANCE

An ancient material

Lime is an ancient building material and has been used for centuries. The desire to preserve historic walls and facades and the use of compatible and faithful materials demands finishes whose composition, characteristics and performance have been demonstrated over the years, much like the genuine originals. With Romanit you can count on a natural and honest finish that is true to lime's heritage in both composition and aesthetics.

Lime as a binder in paint has its own, very special characteristics. Brilliance and vibrant lightness of color characterize lime finishes, but not with a perfectly uniform surface. Whether new or old, the accelerated ageing process of lime coatings is a specific and authentic feature that is contradictory to current paint technologies.

Truly reversible

The use of lime products also delivers reversible and temporary coatings which are essential for true preservation efforts.



Lime Wash colors are vibrant and brilliant, will not fade or yellow and deliver a highly desired less-than-perfect finish.



Lime Wash can be installed as opaque in the image at top or as a translucent wash, pictured immediately above, popular on brick and masonry construction.

7/25/2022