

Askin, Tim

From: Alliance Premium <alliancepremiumproperties@gmail.com>
Sent: Tuesday, October 25, 2022 9:20 PM
To: Askin, Tim; rwood@shorewest.com
Cc: Rusnak, Jason
Subject: Re: 2652 N Grant Blvd
Attachments: 2019_Vs_1992.jpg; Google_View_2652_N_Grant_2015_2019.docx

Hi Tim/Rusnak,

We just want to help clarify the misunderstanding regarding the window replacement.

If this helps clear the misunderstanding, we did a little research about the windows at Grant, as your suggestion we looked up in google maps, and yes there it was, these windows were showing up in 2019 and before. Also, we called the prior owner's niece "Nicole Lipinski" who sold us this property and inherited it for a few days from her late Aunt and previous occupant/Owner "Klein Ann E Todd". She specifically remembered her Aunt took a reverse mortgage to update the windows years back and willing to testify if needed to validate that those windows were installed far long back then 2022 by late "Klein Ann E Todd".

As you can see from the attached picture "2019_vs_1992.png", the windows were already different and newer in 2019 and some pictures even go back to 2015, the black and white picture like you said was taken in 1992, and the colored picture is in google pictures taken in 2019/2015. This 2015/2019 picture matches current windows and also the same confirmed by "Niocle Lipinski" niece of late "Klein Ann E Todd".

There is another word document "Google_View_2652_N_Grant_2015_2019.docx", which shows different views of 2652 N Grant Blvd from google and as you could see from these pictures, the windows were already replaced in year of 2015/2019 as shown in some of the picture from google with the time stamps.

Specific differences that can be pointed out from the pictures

- 1) The front downstairs windows were different strom windows
- 2) The upstairs grids from 1992 are different then the grids from google pictures taken in 2015 and 2019.

These newer windows were not installed by us "Alliance Premium Properties, LLC" or the GC, as we acquired the property in Jan 2022. And by the time we got your update on the 21st, we had already sold property on the 18th to "Veronica Renee Reel-Nolden and Antonio Lee Nolden" and I confirmed with the GC, the only updates that were done was stucco paint and one metal handrail, and as you mentioned Stucco paint was permitted for us to do so, that could be why the GC didn't apply for the permit, I am not sure about it. We want to make sure we follow all the regulations as needed, but this property is not owned by us anymore and as for the windows, we never did any modifications to them when we owned it.

We have informed the new owners with your notice and asked them to follow up with us and you as soon as possible.

On Mon, Oct 24, 2022 at 12:50 PM Alliance Premium <alliancepremiumproperties@gmail.com> wrote:
Hi Tim/Jason,

Just to bring into your notice, that this property was sold/closed already on the 18th Oct, 2022 to a new party and your letter was received by us on the 21st Oct, 2022, we have informed the agent of the buyer(s). We were not aware of this problem before we received your notice, which was after the property closing.

Please note there was no work done by "Alliance Premium Properties, LLC" on any exterior windows, there is contractual agreement with the GC company (please let us know if you need the GC info) for painting the exterior Stucco of the house and thank you so much for confirming that painting of the exterior Stucco is permitted.

So, just to clarify things, "Alliance Premium Properties, LLC" is not responsible for any windows updates done to 2652 Grant Blvd, but is responsible for the GC work done for painting the Exterior Stucco.

Previous Owner, who sold us this property, on January 26th, 2022:
Nicole Lipinski, 240254 County Road HH, Aniwa, WI 54408

Current Owner: Veronica Renee Reel-Nolden and Antonio Lee Nolden, owner occupied I believe at grant.

Please note below is our agent not the buyers agent,

Hi Rob,

Please forward this communication to whoever you think appropriate on the new owner's side, also find attached the notice that came to us on the 21st of Oct 2022. The notice indicated that the inspection was done on the 17th Oct, 2022, a day before the closing 18th Oct, 2022, which we were not aware of till the 21st Oct, 2022, when this notice was received by us.

On Mon, Oct 24, 2022 at 10:23 AM Askin, Tim <Tim.Askin@milwaukee.gov> wrote:

Please find attached the application form for changes to historic properties. Someone must apply to KEEP or CHANGE the existing vinyl windows. New windows would have to match the originals to the maximum extent possible. This means non-clad, solid wood windows. Windows can be double-paned if the muntins are exterior and have a spacer bar in the glass. A sample of the acceptable kind of SDL window is attached. Please match the muntin grid pattern of windows that are still all wood.

Also attached the photos we have from 1992.

The paint is acceptable. We do allow the painting of previously painted stucco and we do not regulate paint color.

Tim Askin, Senior Planner

Historic Preservation Commission

City of Milwaukee

414-286-5712

Tim.Askin@Milwaukee.gov

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