



# 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)**

Concordia

**ADDRESS OF PROPERTY:**

2804 W. State St, Milwaukee, WI

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

Name(s): Patricia L. Miner

Address: 3272 S. Illinois Ave.,

City: Milwaukee

State: WI

ZIP: 53207

Email: patminer@live.com

Telephone number (area code & number) Daytime: 414-481-7732

Evening: C-414-807-7775

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

Name(s): City of Milwaukee Lead Abatement Program-Richard Gaeta or Neal Rice (inspector)

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 for submittal requirements)**

**A. REQUIRED FOR MAJOR PROJECTS:**

Photographs of affected areas & all sides of the building (annotated photos recommended)

Sketches and Elevation Drawings (1 full size and 1 reduced to 11" x 17" or 8 1/2" x 11")

A digital copy of the photos and drawings is also requested.

Material and Design Specifications (see next page)

**B. NEW CONSTRUCTION ALSO REQUIRES:**

Floor Plans (1 full size and 1 reduced to a maximum of 11" x 17")

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  
AND SIGNED.**

**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.

Replace inside windows with window inserts that are approved by the City of Milwaukee for lead abatement. The outside storms are wood combination storm and screen that were purchased by me when the building was worked on. These meet the historic code for the area and these could stay on the building to keep the historic look. They are newer and have no lead pain on them. I think they are Marvin brand. The inside windows and especially sashes and sills have tested positive for lead. The only effective way to get rid of the lead is to replace with new window inserts so the sashes and sills are new and will contain the lead paint that is on the old windows, sashes and sills.

By keeping the historic storms on the building we will retain the historic look. By replacing the windows as I've described we will remove the lead risk. The lower tenant has a child that is I think about a year old and they have lived in this building since this child was born. She has tested positive for lead according to the mother. She has not been in a daycare or the care of someone else that would account for her positive lead test. She does pull herself up and play by the window sills (which are low to the ground) which is probably where she's picked the lead up from. This tenant is now moving to the second floor as those tenants are moving and the new tenant that will be moving into the first floor unit is pregnant. I'm concerned about the risk of lead to this baby also. We need to be careful about the risk (and liability) of lead poisoning in the children. Also, a factor but not as important, the windows are very drafty and plastic is put up on many of them in the winter. Their budget gas and electric bill for the lower unit is \$186 a month.

In the past there were plastic inserts that could be put on the sides of the sashes to cover the old paint but these contract with the weather and the windows come slamming down. That would be especially dangerous with these large windows. I don't think the city uses this method, but if they do, I think there are risks of injury with use of these. So I am requesting that you will approve new windows for the inside of the building.

I understand I need to take photos of the outside of the building and also the windows. I will be working on getting these and submitting them.

**6. SIGNATURE OF APPLICANT:**

  
\_\_\_\_\_  
Signature

Patricia L. Miner  
Please print or type name

9-15-15  
Date

This form and all supporting documentation **MUST** arrive by 12:00 noon 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.

**Hand Deliver or Mail Form to:**  
Historic Preservation Commission  
City Clerk's Office  
200 E. Wells St. Room B-4  
Milwaukee, WI 53202

**PHONE: (414) 286-5722**

**FAX: (414) 286-3004**

**[www.milwaukee.gov/hpc](http://www.milwaukee.gov/hpc)**

**Or click the SUBMIT button to automatically email this form for submission.**

**SUBMIT**