

# Historic Preservation Commission Meeting December 9, 2014



- Good Afternoon!  
Please sign in at the door
- If you wish to speak on an issue or have your opinion noted by the commission, please fill out a form at the door and hand it to us

**Mothball Certificate**  
**102 E. Wright Street**  
***North 1<sup>st</sup> Street National Register***  
***Historic District***

■ Applicant:  
Olusegun Sejiwade



































**Exterior rehabilitation**  
***Brewers Hill Historic District***  
***2034 N. 1<sup>st</sup> Street***

■ Applicants:  
Josh Nikols  
and Sara Smith









HISTORIC  
BREWERS  
HILL

END  
SCHOOL  
ZONE

2  
0  
3  
0













ROOF PEAK  
EL. 128'-10"

RAFTER SPRING LINE  
EL. 115'-4"

2ND FLOOR  
EL. 109'-4"

GROUND FLOOR  
FINISH GRADE  
EL. 96'-4"



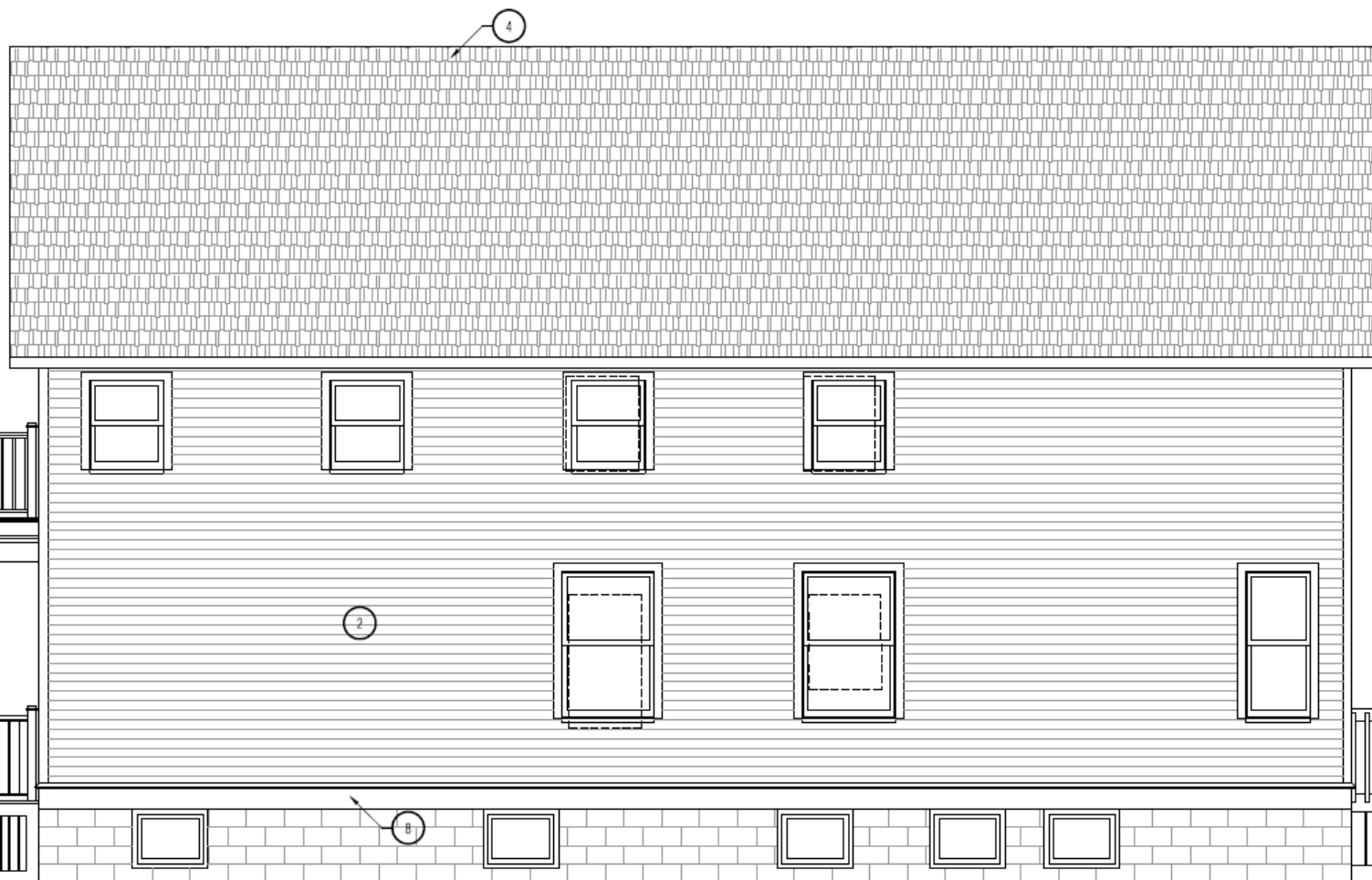
ROOF PEAK  
EL. 129'-10"±

RAFTER SPRING LINE  
EL. 115'-6"

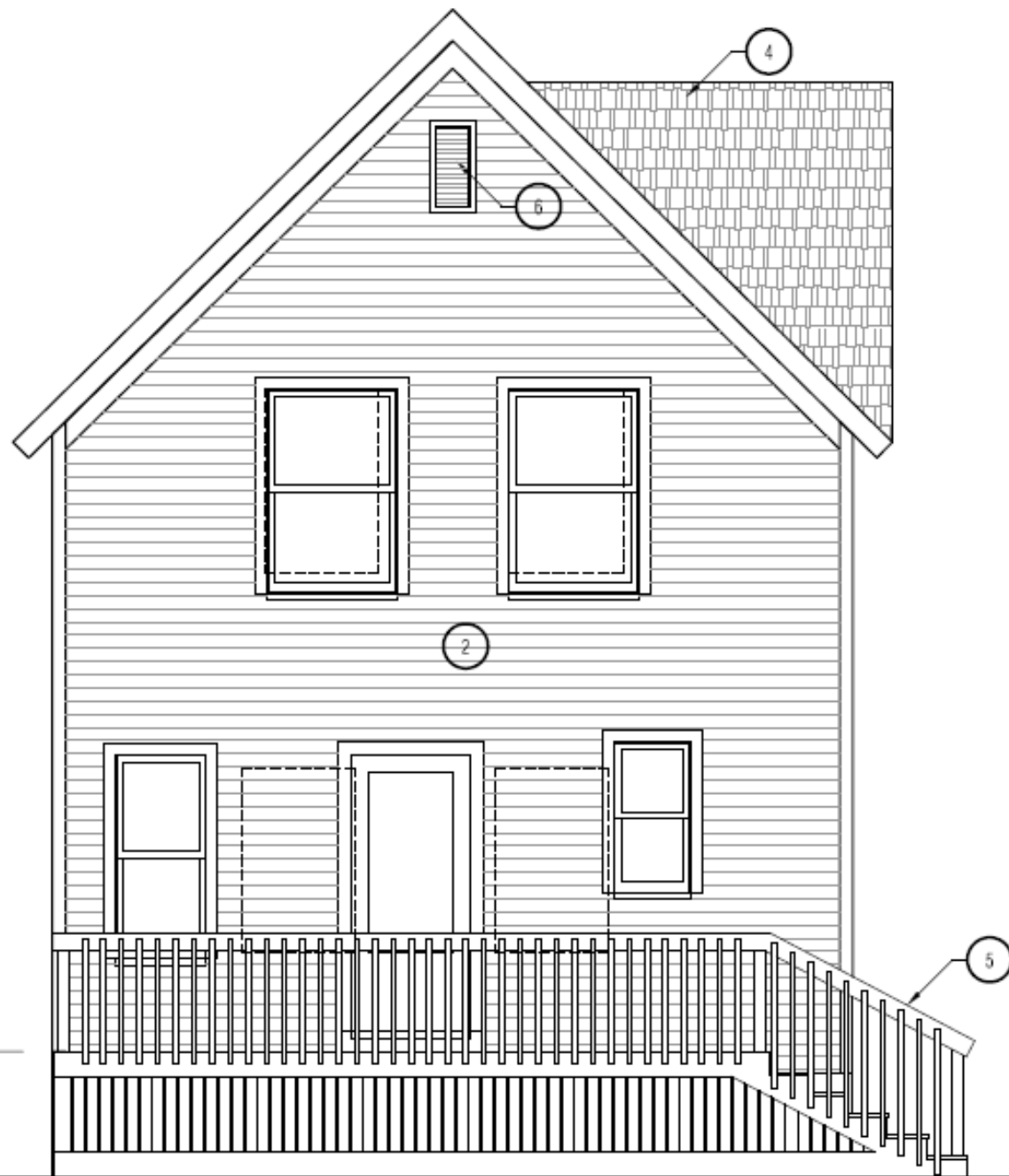
2ND FLOOR  
EL. 109'-7"

GROUND FLOOR  
EL. 100'-4"

FINISHED GRADE  
EL. 96'-4"±













**New 2-car Garage**  
***Concordia Historic District***  
***931 N. 33rd Street***

■ Applicants:  
Marc and Jessica  
Benzakein

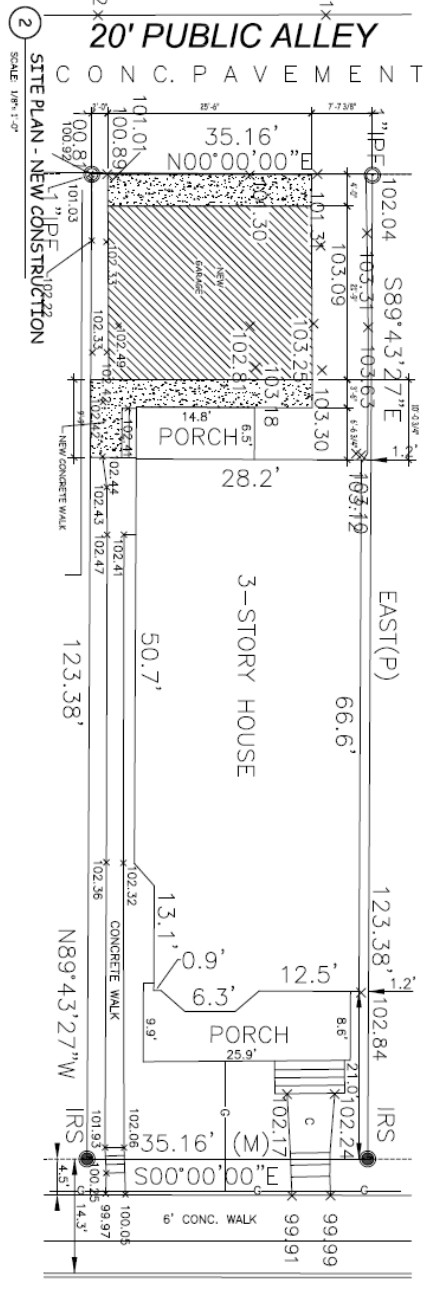






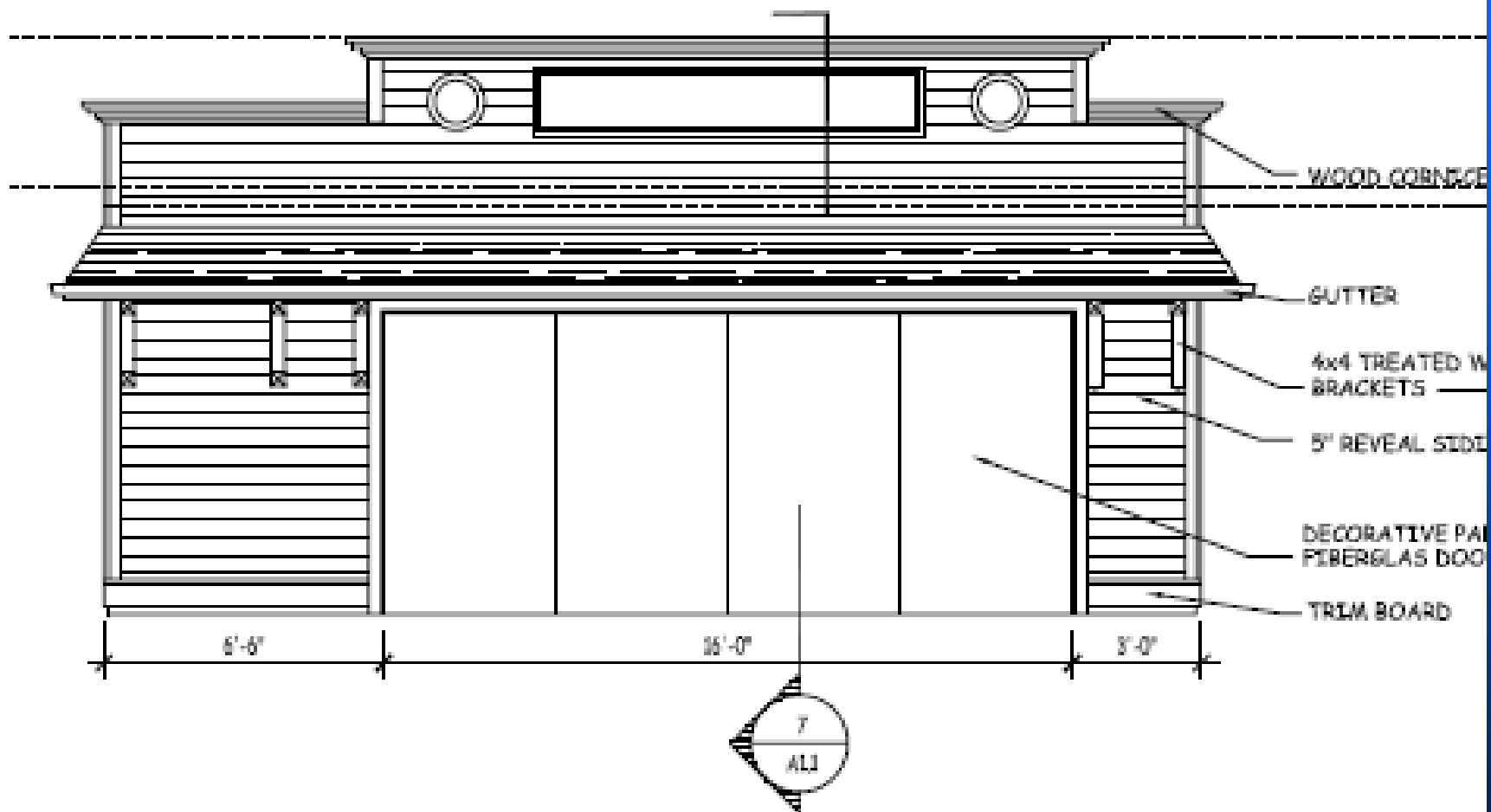


EXISTING SITE: 4,336 SF  
 NEW GARAGE: 535 SF  
 GARAGE IS 12% OF SITE



N. 33RD ST.





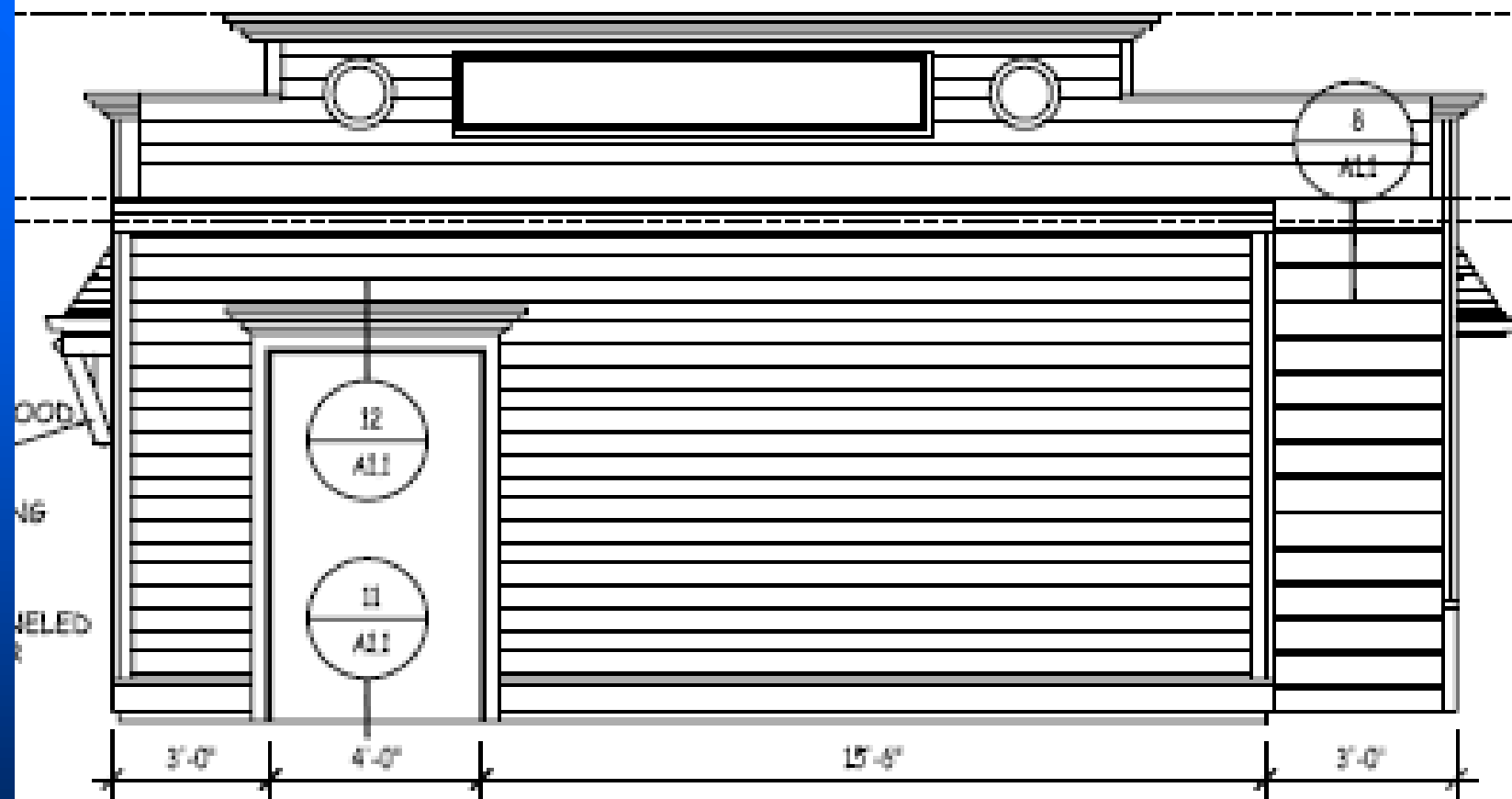
1

## WEST ELEVATION

SCALE: 1/4" = 1'-0"





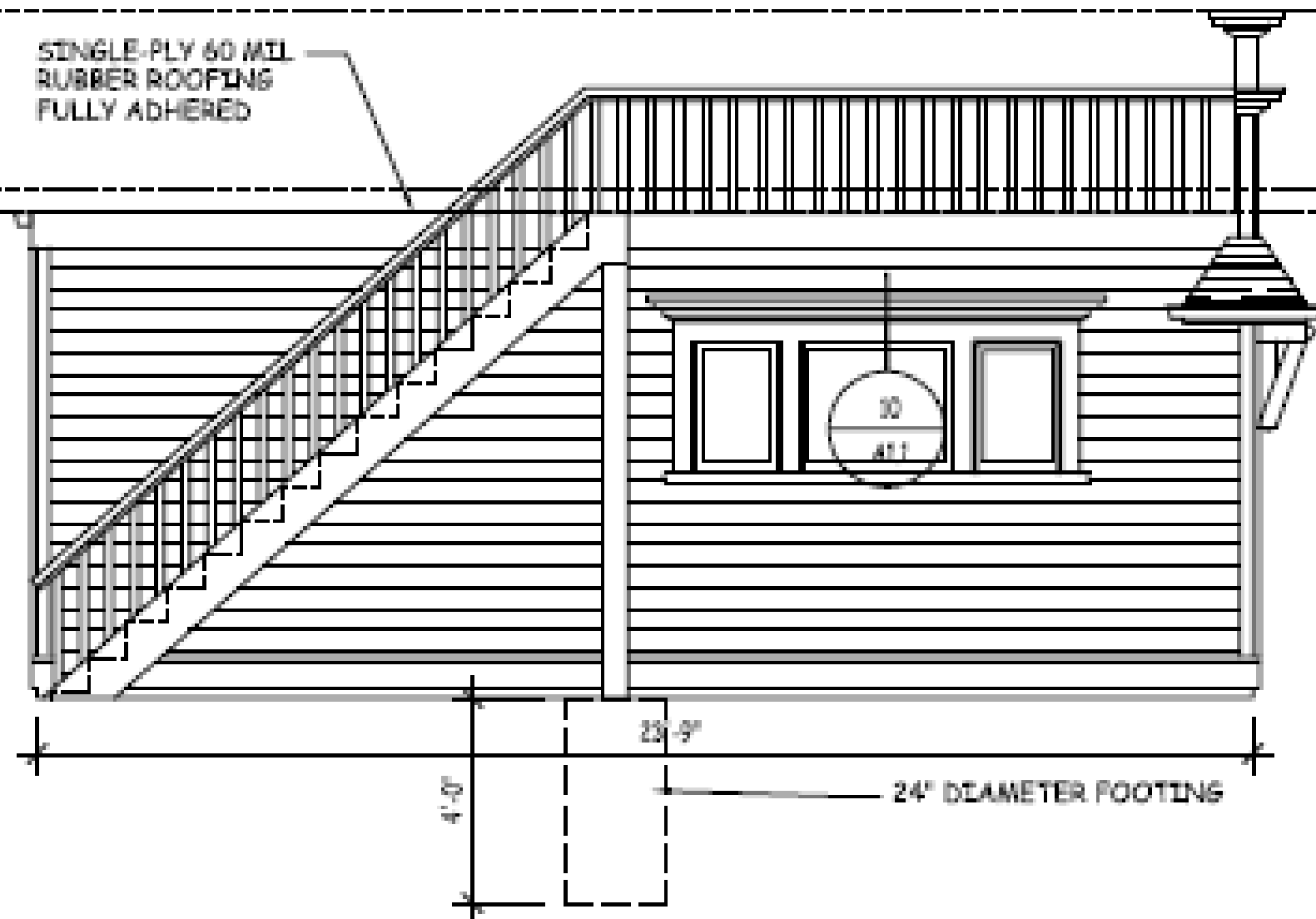


2

EAST ELEVATION

SCALE: 1/4" = 1'-0"

SINGLE-PLY 60 MIL  
RUBBER ROOFING  
FULLY ADHERED

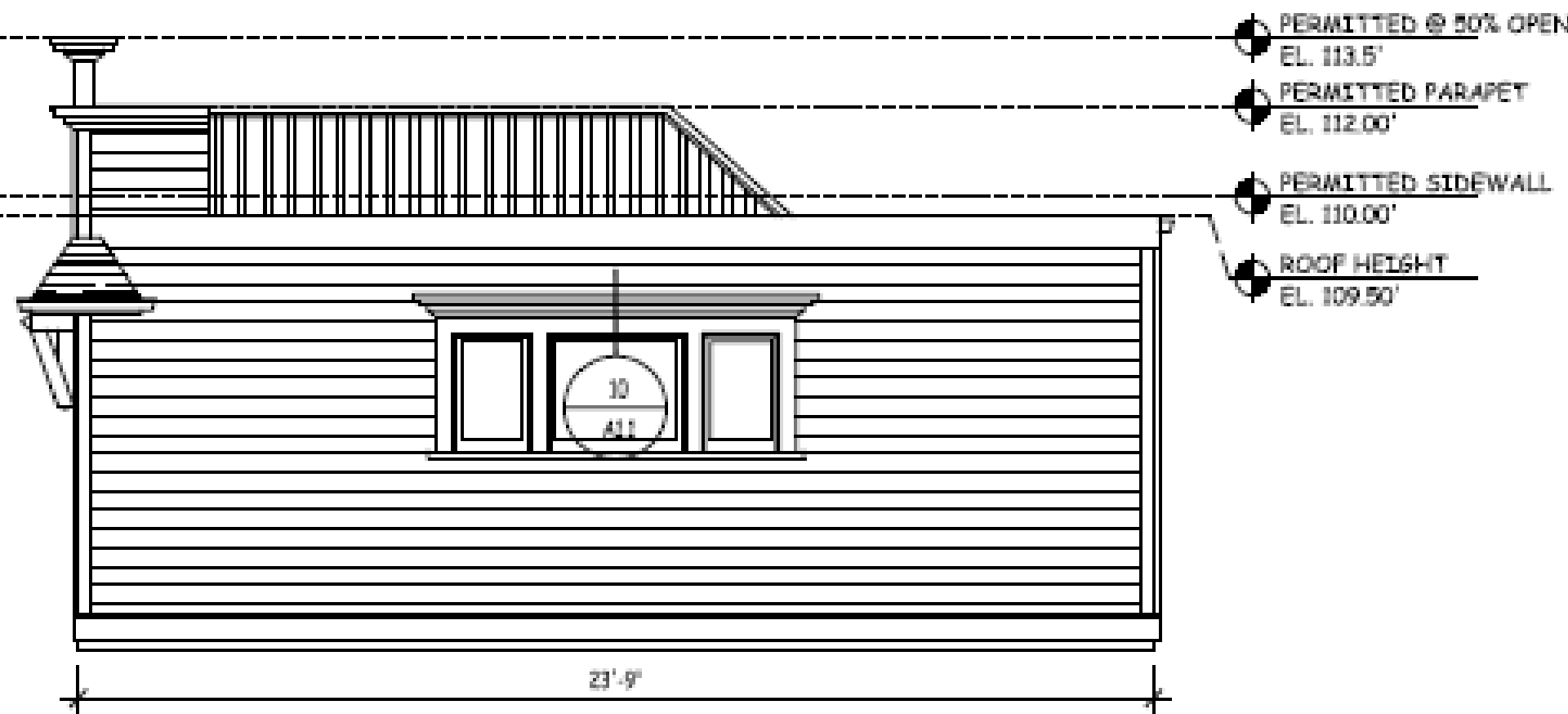


3

NORTH ELEVATION

SCALE: 1/4" = 1'-0"





4

## SOUTH ELEVATION

SCALE: 1/4" = 1'-0"





**New 2-car Garage**  
**Garden Homes Historic District**  
***4456 N. 25<sup>th</sup> Street***

■ Applicant:  
Rinda McClendon



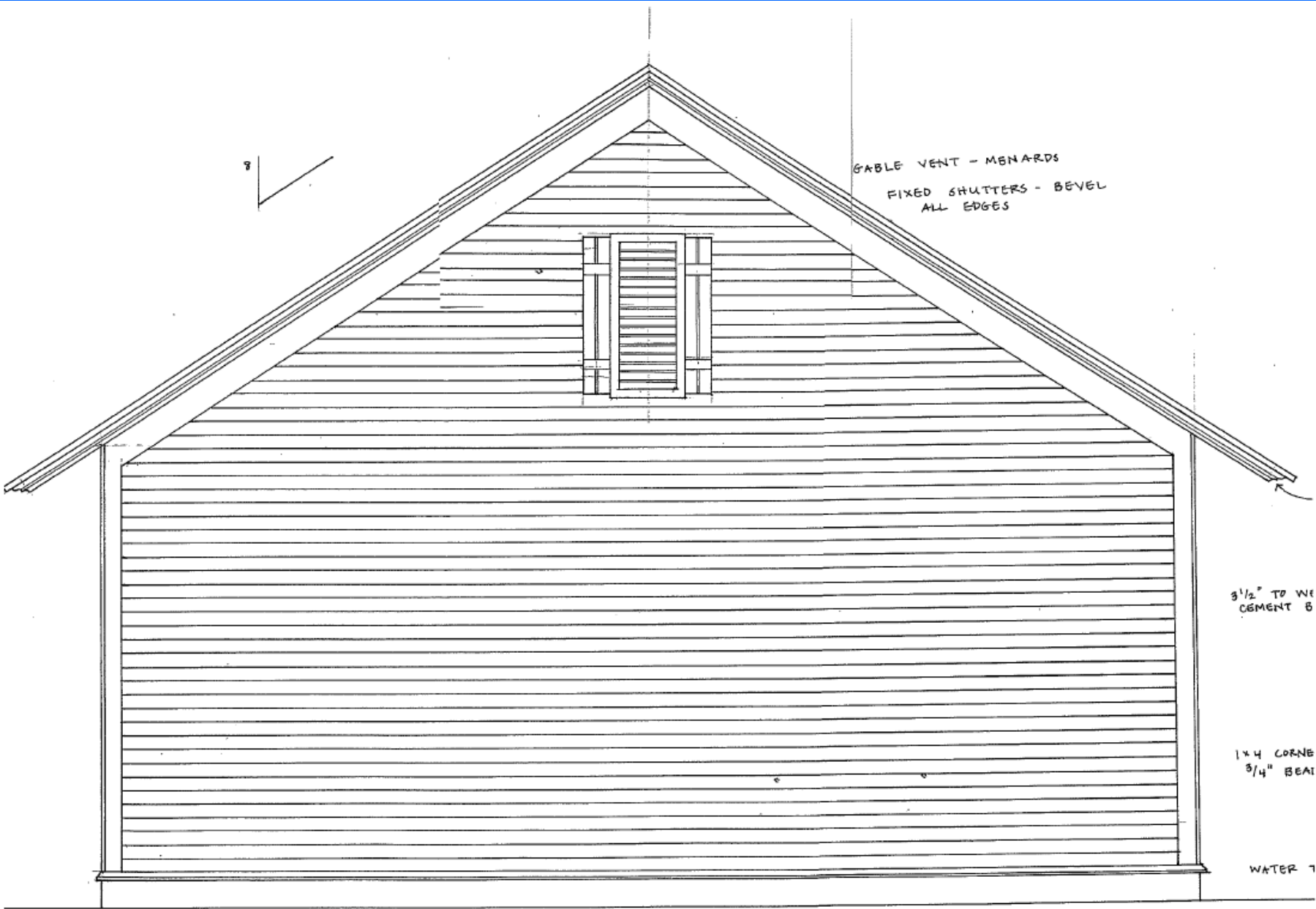












GABLE VENT - MENARDS  
FIXED SHUTTERS - BEVEL  
ALL EDGES

3 1/2" TO WE  
CEMENT B

1 x 4 CORNE  
3/4" BEAT

WATER 7

ASPHALT  
SHINGLES TO  
MATCH HOUSE

3/2" TO WEATHER  
CEMENT BOARD  
SIDING

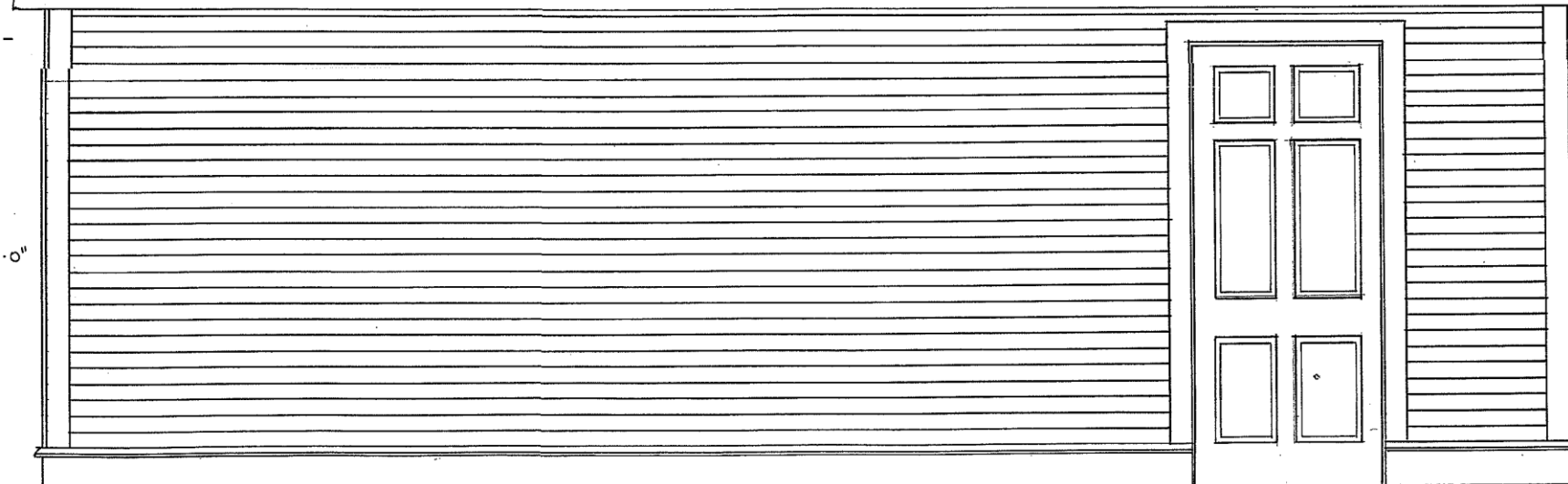
1x4 CORNER BOARD  
3/4" BEAD

WATER TABLE

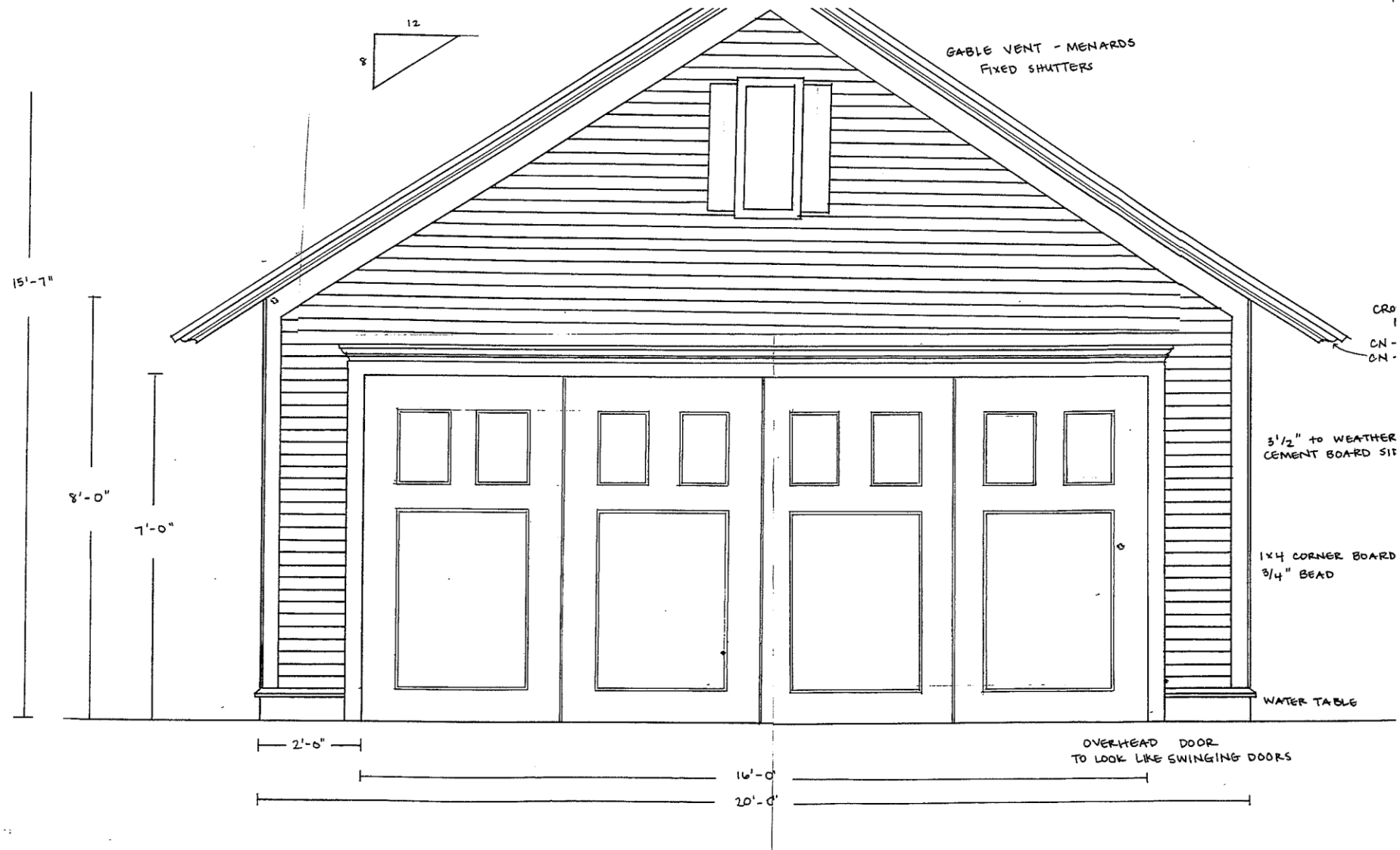
6 PANEL DOOR

3'-0" 3'-0"

0"





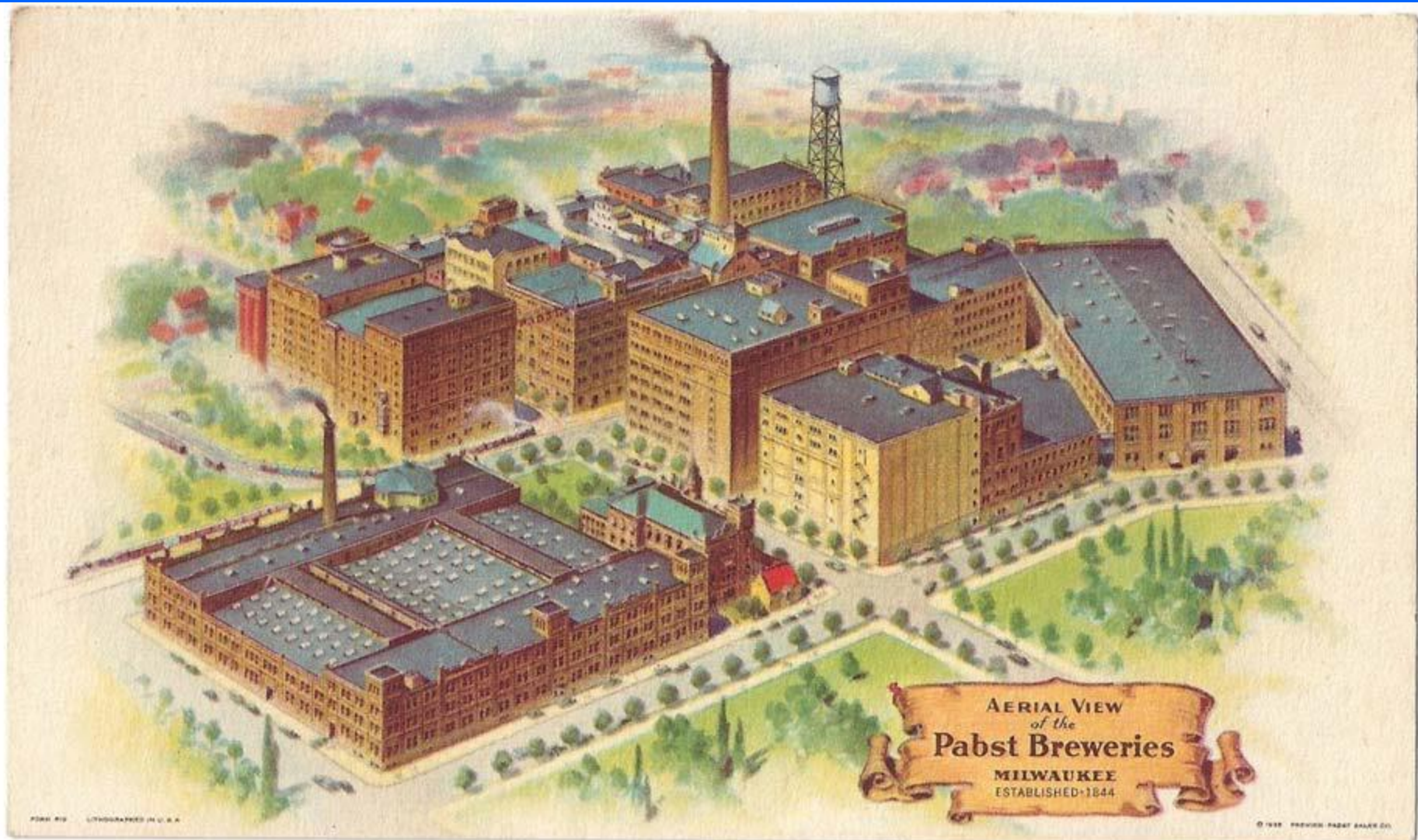






**Exterior rehabilitation**  
**Pabst Brewery Historic District**  
***1128 N. 10<sup>th</sup> Street***

■ Applicant  
Blue Ribbon Suites,  
LLC

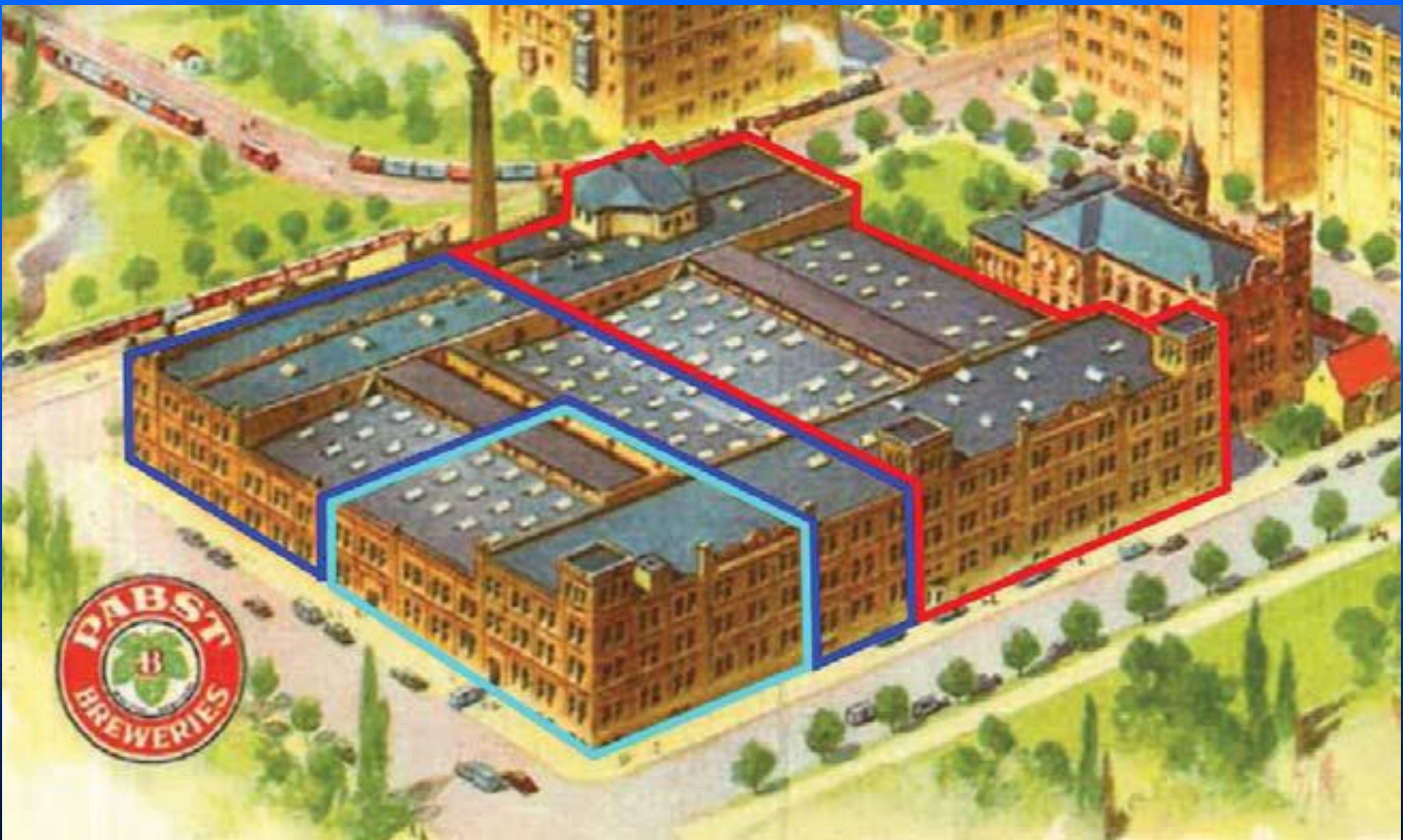


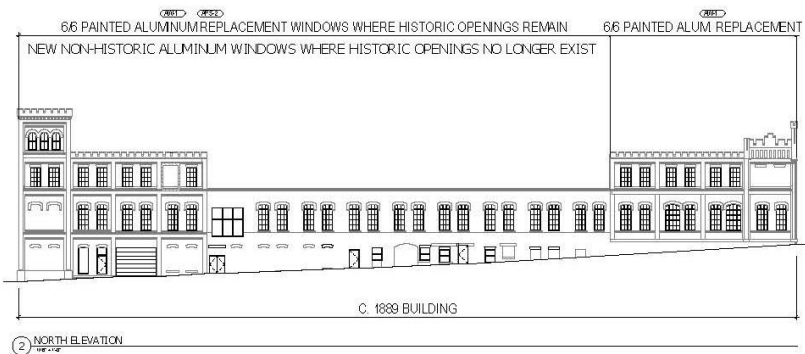
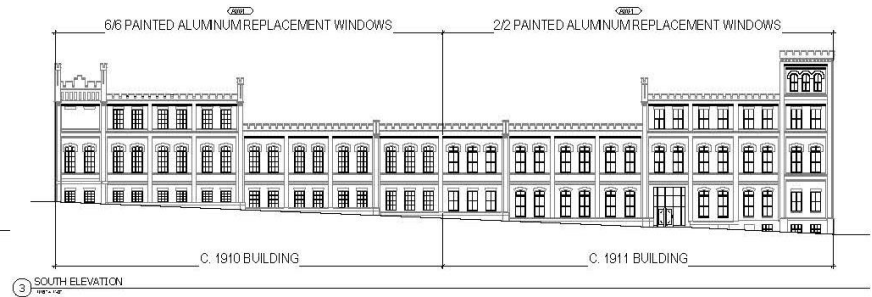
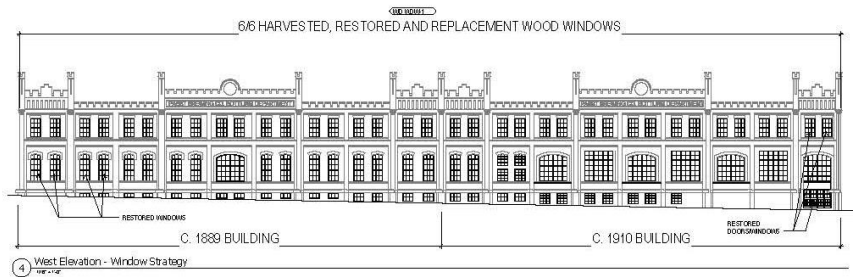
AERIAL VIEW  
of the  
**Pabst Breweries**  
MILWAUKEE  
ESTABLISHED 1844

FORM 819 LITHOGRAPHED IN U.S.A.

© 1935 BREWERY PABST SALES CO.

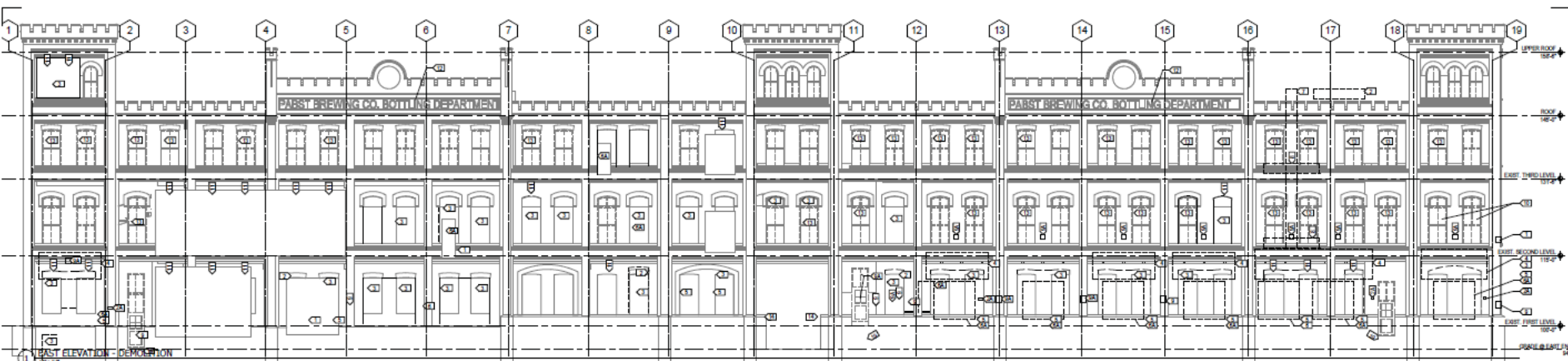






# Window replacement plan





2 EAST EXTERIOR ELEVATION - MASONRY RESTORATION



3 CURRENT CONDITION PHOTOGRAPH - FOR REFERENCE ONLY

**MASONRY TREATMENT REQUIREMENT (MTR) KEY**

MTR-1	SELECTIVE DECONSTRUCTION AND MATERIAL HARVESTING
MTR-2	SUBSTITUTE STONE REPAIR - NOT USED
MTR-3	RECONSTRUCTING STONE IN SITU
MTR-4	CUSTOMARY STONE REPAIR
MTR-5	REMOVE, CLEAN, AND RETURN STONE
MTR-6	REMOVE AND REPLACE STONE
MTR-7	REMOVE AND REPLACE STONE WITH CMU BACK UP (SEE DETAIL)
MTR-8	CRACK INJECTION REPAIR
MTR-9	HISTORIC BRICK RECONSTRUCTION
MTR-10	MORTAR REMOVAL
MTR-11	LINE MORTAR REPOINTING

NOTE: SEE ALSO FOR MTR NOTES

**DECONSTRUCTION & DEMOLITION KEYNOTES**

KEYNOTE	DESCRIPTION
1	REMOVE SPEAKERS
2A	REMOVE LIGHT FIXTURE AND ASSOCIATED INFRASTRUCTURE
2B	REMOVE & SALVAGE LIGHT FIXTURE, REMOVE ASSOCIATED INFRASTRUCTURE
3	REMOVE MASONRY/FILL MATERIAL
4	REMOVE AND SALVAGE CANOPY
5	REMOVE LOADING DOCK & MISC. BUILDING ACCESSORIES, WORK TO BE DONE BY OTHERS
6A	REMOVE DOOR & FRAME, WORK TO BE DONE BY OTHERS
6B	REMOVE & SALVAGE DOOR & FRAME, WORK TO BE DONE BY OTHERS
7	REMOVE & SALVAGE LADDER
8	REMOVE & SALVAGE BALCONY
9A	REMOVE SIGNAGE
9B	REMOVE & SALVAGE SIGNAGE
10	REMOVE & SALVAGE SECURITY SCREEN AND HARDWARE
11	REBUILD ARCHIVED HEADERS
12	REMOVE LETTERING AS NECESSARY FOR MASONRY RESTORATION, SALVAGE AND RESTORE FOR REINSTALLATION
13	REMOVE INSET SCREEN
14	DESIGN NEWLY EXPOSED SARCOPHAGUS STONE FACES AT EXISTING JOINTS
15	REMOVE LOUVER, WORK TO BE DONE BY OTHERS
16	REMOVE & SALVAGE WINDOW, WORK TO BE DONE BY OTHERS
17	REMOVE ELECTRICAL CONDUIT
18	BRICK TO REMAIN, SEE ALL MTR
19	REMOVE STAIR INFILL WITH STONE
20	REMOVE STEEL STRUCTURAL HEADERS AND RESTORE BRICKWORK
21	SALVAGE WINDOW, SILL AND STOOL FOR RECONSTRUCTION



③ CURRENT CONDITION PHOTOGRAPH - FOR REFERENCE ONLY

**Blue Ribbon Suites LLC**

HGA

KRM  
KRM DEVELOPMENT CORP.

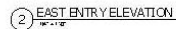
WISCONSIN

NO.	DESCRIPTION
1	APPENDIX A

# Highland Elevation

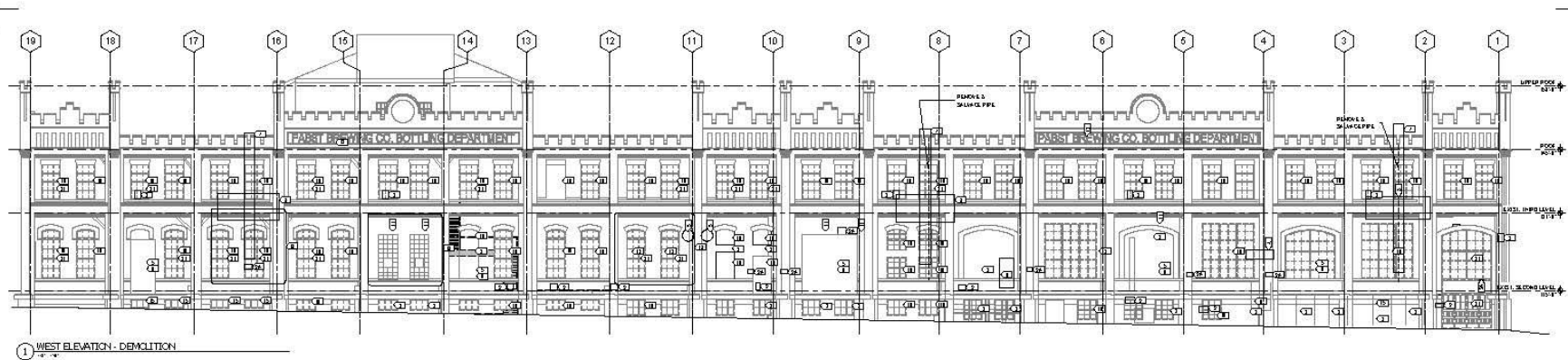






## A4







③ CURRENT CONDITION PHOTOGRAPH - FOR REFERENCE ONLY

**Blue Ribbon Suites LLC**  
Building 29

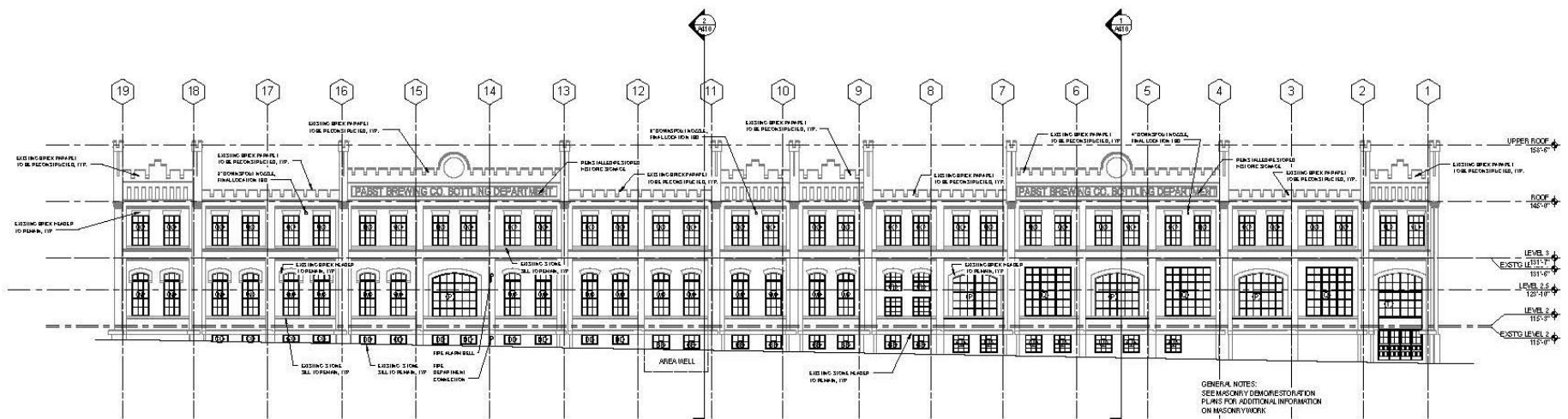
**HGA**  
Architects | Engineers | Planners

**KM**  
KM DEVELOPMENT CORP

W3202426

NO	DESCRIPTION
1	APPENDIX A
2	
3	





1 West Elevation  
3/27 - 1/18

# N. 10<sup>th</sup> Street Elevation

**New Single Family House**  
**2131 N. Terrace Avenue**  
***North Point South Historic***  
***District***

Applicant:

Robert Schmidt







NORTHWORKS  
ARCHITECTS + PLANNERS





# Front Elevation







Rear Elevation



South Elevation





North Elevation



PRE-FINISHED STANDING SEAM METAL OR SIM.





TEXTURED STUCCO













