



LIVING WITH HISTORY

Certificate of Appropriateness

Milwaukee Historic Preservation Commission/200 E. Wells Street/Milwaukee, WI 53202/phone 414-286-5712/fax 414-286-3004

Property

3330-3332 W. MC KINLEY BL. Cold Spring Park Historic District

Description of work

This city-owned property will be renovated and the work will include:

- dismantling of rear chimney to below roofline
- re-roofing with GAF Timberline, natural shadow in Pewter Gray
- installation of half round gutters
- removal of substitute siding and restoration of original wood siding, shingles and trim
- repairing/replacing gable return flashing
- repairing deteriorated portions of the front porch
- front porch to have built in gutters, tongue & groove ceiling, new tapered wood porch piers and railings, new footings if required
- repair of rear porch railings
- installation of concrete pad for the front porch stair landing and new concrete steps
- removal of volunteer trees and shrubs in yard, along foundation and along fence line
- removal of fence at west side of property

Date issued

11/16/2015

PTS ID 107189 COA Whole building rehab

In accordance with the provisions of Section 320-21 (11) and (12) of the Milwaukee Code of Ordinances, the Milwaukee Historic Preservation Commission has issued a certificate of appropriateness for the work listed above. The work was found to be consistent with preservation guidelines. The following conditions apply to this certificate of appropriateness:

All work to follow the specifications outlined by the city including:

- finish wood to be smooth and free of knots and sapwood
- finish wood to be of decay resistant species such as western red cedar, domestic Spanish cedar, redwood
- wood to be treated with Woodlife wood preservative prior to priming and painting
- built in gutters to be lined with copper
- all wood surfaces to be primed and painted upon completion of repairs

NOTE: COA FOR FRONT GABLE ORNAMENT WILL BE ISSUED SEPARATELY.

All work must be done in a craftsman-like manner, and must be completed within one year of the date this certificate was issued. Staff must approve any changes or additions to this certificate before work begins. Work that is not completed in accordance with this certificate may be subject to correction orders or citations. If you require technical assistance, please contact Carlen Hatala of the Historic Preservation staff as follows: Phone: (414) 286-5722 Fax: (414) 286-5722 E-mail: chatal@milwaukee.gov.

If permits are required, you are responsible for obtaining them from the Milwaukee Development Center. If you have questions about permit requirements, please consult the Development Center's web site, www.milwaukee.gov/build, or call (414) 286-8210.

A handwritten signature in black ink, reading "Carlen Hatala". The signature is written in a cursive style with a long horizontal line extending to the right from the end of the name.

City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Robert Bauman, Contractor , Inspector John Cunningham (286-2538)

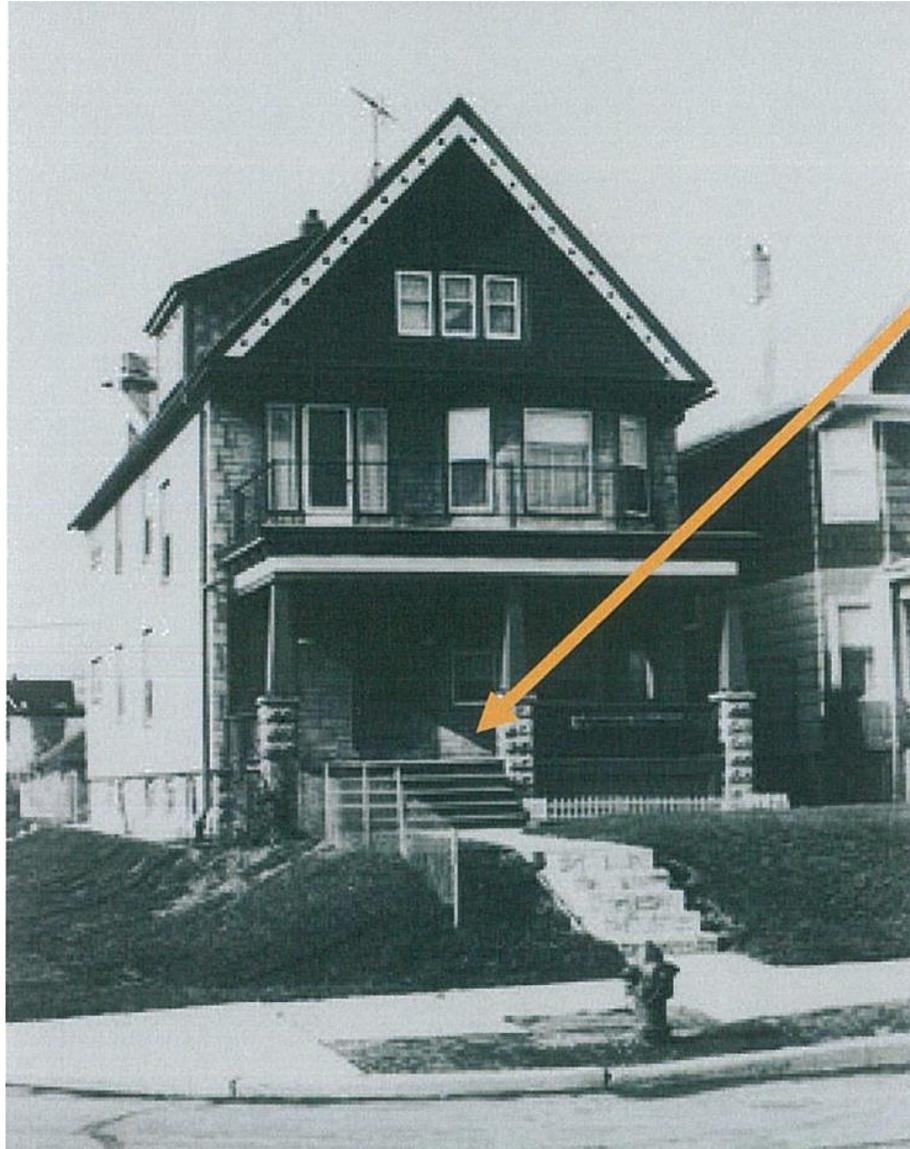


The duplex at 3330-3332 West McKinley Boulevard as it appears today. Note: the railings and porch posts seen in this image were installed after 1984.

3330-32 West McKinley Boulevard - Repairs



- Restore house to original details and dimensions
- Remove all asphalt trim and siding and restore original wood trim and siding
- Replace roof, install half round gutters
- Rebuild Front Porch



- Restore front porch, rebuild tapered box columns according to historic photo
- Note brackets on front porch, built in gutters etc...

This photo dates to 1984 and shows railings and tapered porch posts that were replaced with current ones.



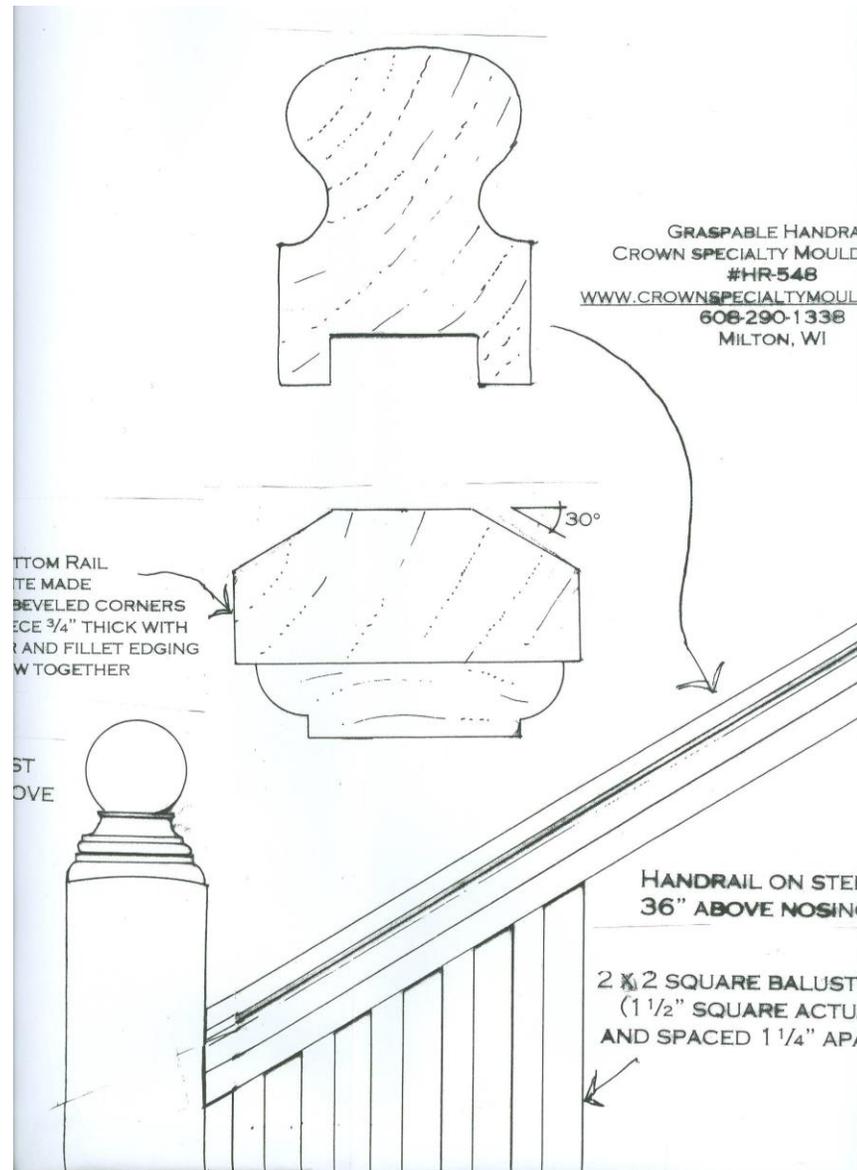
- Back porch requires minimal repair to guardrails.



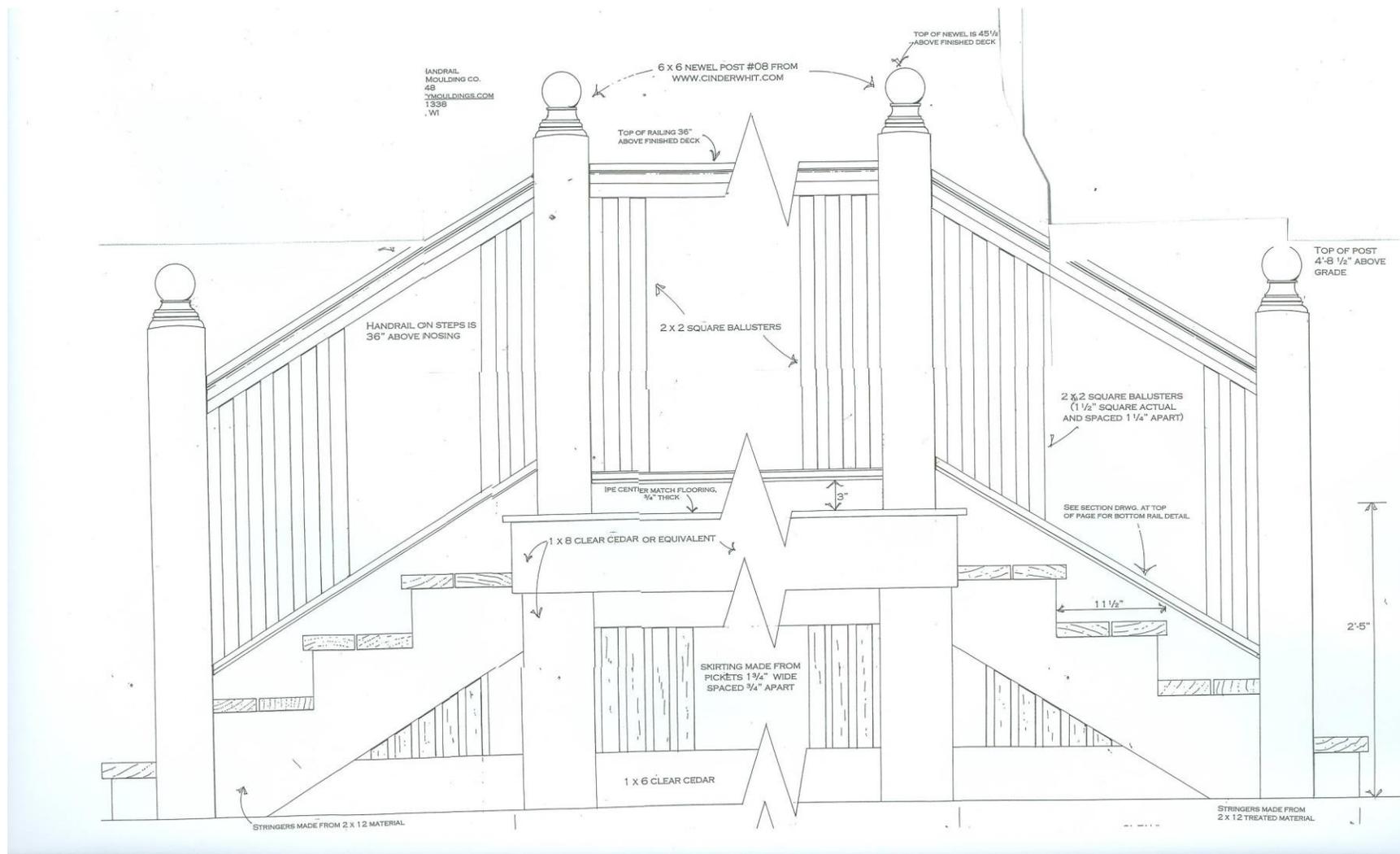
- Remove fence at west edge of yard and remove trees that have grown along fence.
- Do not remove street trees at curb.



- Replace and rebuild front steps at front sidewalk.



Basic handrail and bottom rail design is meant to shed water. Handrail must be graspable.



Simple picket balusters, guardrails and porch skirting are appropriate for this porch.