



Certificate of Appropriateness

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

Property

2525 N. SHERMAN BL. Washington High School Sherman Boulevard Historic District

Description of work

The original chimney at Washington High School is still in use but the appliances venting into the stack now do so mechanically. The stack no longer needs to be 107 feet tall.

The proposal is to reduce the height of the stack in order to reduce future maintenance costs caused by condensation that is leading to masonry damage.

The top 36 feet of the chimney will be removed leaving a 71 foot tall structure that will still allow proper drafting. An additional 12 feet of outer wythe masonry brick will also be removed and any inner wythe masonry will be repaired. The existing top 12 feet of the chimney including the cap, Bedford stone bands and masonry brick will be reconstructed in kind at the lower height. Bedford stone will be salvaged from the original top to use at the new location. The procedure will be identical to that followed at Townsend Elementary School, also in the Sherman Boulevard Historic District, approved by the HPC on January 12, 2016.

The remainder of the chimney will be 100% repointed using mortar to match in composition, color, hardness and joint profile.

Date issued

2/16/2017

PTS ID 114210 COA Reduce chimney height

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:

The rebuilt portion of the chimney must match the original in color and size of brick and in color, size and type of stone. Mortar will match the original in terms of color, texture, strength, and finish.

New stone samples must be reviewed by Historic Preservation staff before purchase and installation. Mortar samples are to be reviewed by staff before work can begin.

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) 286-3004 E-mail: carlen.hatala@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.

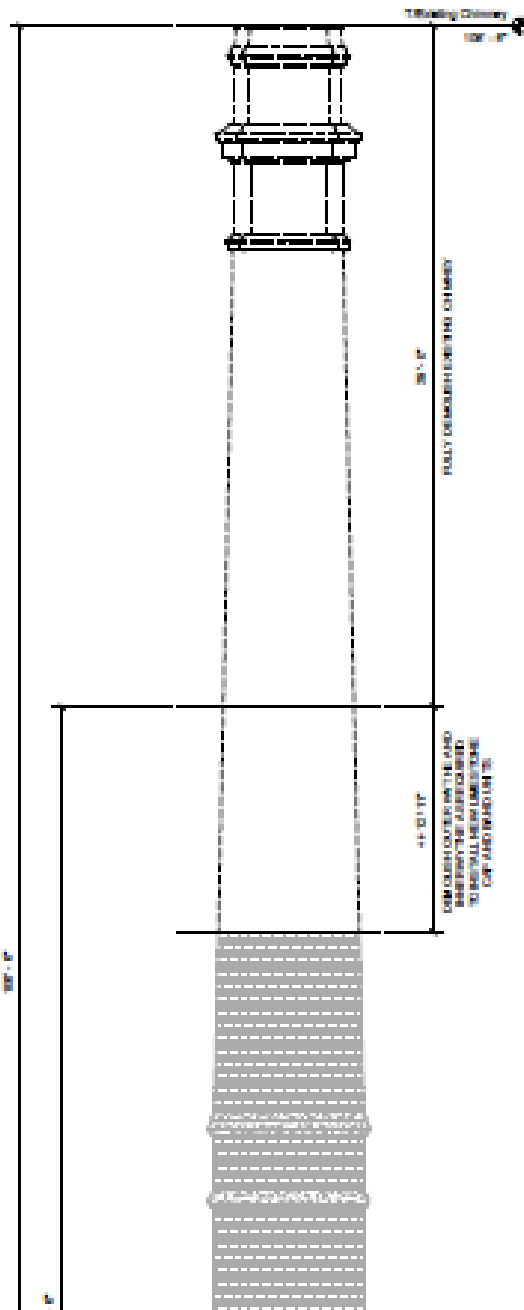


City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Russell Stamper II, Contractor , Inspector Bob McInnes (286-2518)



Historic view of west elevation with power plant and chimney



The top 36 feet of the chimney will be removed, an additional 12 feet of masonry will be removed and rebuilt to recreate the ornamental features of the current/original chimney top. Stone will be salvage where possible and new stone will be cut to match where needed.



These details will be recreated at the new chimney top. The new chimney height (71 feet) will extend one-foot above the parapet wall of the school. Stone will be salvaged where possible. Mortar samples and any new stone must be approved by staff before work begins.