



## Milwaukee Historic Preservation Commission Staff Report

LIVING WITH HISTORY

HPC meeting date: 5/7/2018  
Ald. Milele Coggs District: 6  
Staff reviewer: Tim Askin  
PTS #114511 CCF #180048

**Property** 234 E. VINE ST.

**Owner/Applicant** WHITNEY MCALISTER  
MATTHEW ARTHUR SCHAEFER  
2428 N HUMBOLDT BLVD  
MILWAUKEE WI 53212

Jay Knetter  
JAKnetter Architects  
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Waukesha, WI 53188  
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**Proposal** We are adding a new accessible entrance at the west side yard into the existing west facade of the building, per code, for the new uncle Wolfie's breakfast restaurant tavern alteration. There will be a new 5'-0" wide concrete walk approach with slope no greater than 1:20 from the existing city sidewalk on the south side of the building leading patrons North to the new accessible door entry. There will be a new lintel condition created within the existing cream city brick facade for a rough opening of 5' wide x 9' high. Within that opening will be a new black anodized, thermally broken, aluminum frame system with a full-lite 7'-0" tall medium Stile door, sidelite glazing and transom glazing above by Kawneer. We will Incorporate square glass stops in lieu of the standard beveled stops.

**Staff comments** Creation of an entry in this location solves two practical problems: creating an accessible entry without altering a primary elevation and giving good access to what is likely to be eventual outdoor patio service. The location is practical and visually centered, making it unobtrusive.

As a dark-anodized aluminum unit, the new entry is sensitive to the building and its new window paint scheme while being recognizably modern. The proposed hardware is not ideal and something less modern and less rounded would be preferred. The proposed hardware could be acceptable if it is brass, bronze, or matches the dark anodizing of the door. Chrome or stainless steel should not be approved.

**Recommendation** Recommend HPC Approval with conditions on hardware

**Conditions** Exterior hardware must not be stainless steel/chrome/white metal. Less-rounded exterior hardware should be strongly considered.

**Previous HPC action**

**Previous Council action**