LIVING WITH HISTORY

Milwaukee Historic Preservation Commission
Staff Report

HPC meeting date: 1/14/2019
Ald. Nik Kovac District: 3
Staff reviewer: Tim Askin
PTS #114665 CCF #181247

Property	2210 N. LAKE DR.	North Point South Historic District
Owner/Applicant	JAGPAL SINGH WARAICH 2210 N LAKE DR MILWAUKEE WI 53202	Jagpal Waraich 2864 N Maryland Av Milwaukee, WI 53211 Phone: (262) 496-2821
Proposal	Multiple railings were installed without a COA from the sidewalk, up the berm steps, across the front yard to the entrances and the pathway to the back.	
Staff comments	This file comes before us because of a telephone complaint. There is also a written letter of objection on file. The railings are of unpainted wood that may be pressure-treated. Some of the wood is also of inadequate quality showing knots and other defects. Construction quality is utilitarian as it is built of multiple varieties of 2x stock that lacks any moldings or posts. The top rail uses interior-style handrail brackets to create a graspable railing. Materials, design, and details are not up to the required standards of the Historic District. Pressure-treated wood is never permitted to be visible, even when painted.	
Recommendation	Recommend HPC Denial	
Conditions		
Previous HPC action		
Previous Council action		