

BREWERS Hill H.O.



Certificate of Appropriateness

LIVING WITH HISTORY

Milwaukee Historic Preservation Commission/809 N. Broadway/PO Box 324/Milwaukee, WI 53201-0324/414-286-5712

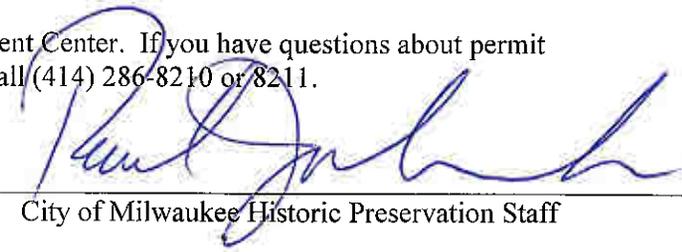
Property 2036 N. 2ND ST., Benjamin and Maureen Lawrenz, owners
Description of work Construct new, 3-car frame garage at rear of property next to alley.
Date issued 1/15/2008 PTS ID 48184 COA, new 3-car frame garage

In accordance with the provisions of Section 308-81(9) 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 be done according to attached drawings. Siding will be smooth, cement board (no wood grain) and exposed no more than 5" to the weather. Sidewall shingles can be cement board or clear wood (If cement board is used, the wood grain texture is acceptable for this detail only.) All trim to be wood. Overhead doors can be made of steel, but must be painted and made to look like swinging or sliding traditional carriage house doors. Sills on windows should be the thick, historic type (readily available from many major window manufacturers) and 1-3/4" thick at the outside edge. Sills can be made of a wood substitute product, if desired. Windows and service doors otherwise made of wood.

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 Paul Jakubovich of the Historic Preservation staff as follows: Phone: (414) 286-5712 Fax: (414) 286-0232 E-mail: pjakub@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.mkedcd.org/build, or call (414) 286-8210 or 8211.



City of Milwaukee Historic Preservation Staff

Copies to: Development Center, Ald. Michael McGee, Inspector Bill Richter (286-2518)



**THE MILWAUKEE
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**THE
BREWERS
HILL 3-CAR
Model 425A-07**

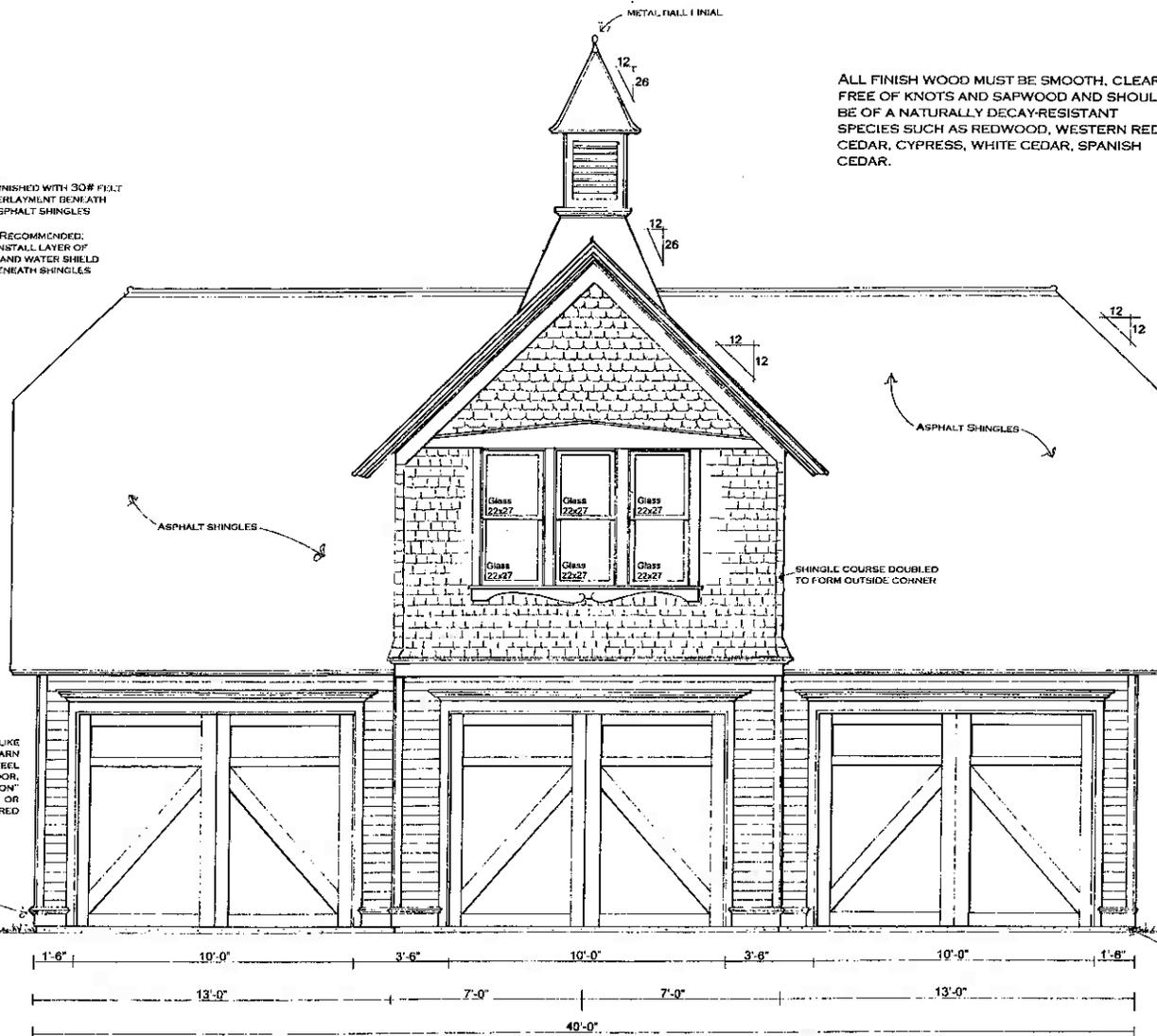
Front Elevation

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ALL FINISH WOOD MUST BE SMOOTH, CLEAR, FREE OF KNOTS AND SAPWOOD AND SHOULD BE OF A NATURALLY DECAY-RESISTANT SPECIES SUCH AS REDWOOD, WESTERN RED CEDAR, CYPRESS, WHITE CEDAR, SPANISH CEDAR.

ROOF FINISHED WITH 30# FELT UNDERLAYMENT BENEATH ASPHALT SHINGLES

RECOMMENDED: INSTALL LAYER OF ICE AND WATER SHIELD BENEATH SHINGLES



OVERHEAD DOORS MADE TO LOOK LIKE SWINGING OR SLIDING CARRIAGE BARN DOORS. ILLUSTRATED HERE ARE STEEL DOORS MADE BY TAYLOR OVERHEAD DOOR. WWW.TAYLORDOORS.COM "THE HURON" WITH NO WINDOWS. 989-249-5110 OR 800-248-3600. DOORS CAN BE ORDERED THROUGH MAJOR HOME SUPPLY STORES.

WATER TABLE

*ALL WINDOWS ARE SOLID WOOD INSIDE AND OUT WINDOW UNITS SHOULD BE ORDERED WITH SILL EAR EXTENSIONS OF 5." EXTENSIONS SHOULD BE TRIMMED BACK TO A MAXIMUM OF 1" FROM OUTSIDE EDGE OF CASING. WINDOW UNITS CAN ALSO BE ORDERED READY-MADE WITH FLAT TRIM BOARDS ATTACHED AT THE FACTORY ALONG WITH EXTENDED SILL EARS. WINDOW AND DOOR TOP MOLDINGS CAN BE FIELD INSTALLED.

*WINDOWSILLS SHOULD BE AT LEAST 1-3/4" THICK AT THE OUTSIDE EDGE. AS AN ALTERNATIVE, THE SILL CAN BE MADE OF AZEK® MATERIAL FOR GREATER DURABILITY. JELD-WEN IS ONE MANUFACTURER THAT MAKES NEW WINDOWS TO THIS SPECIFICATION WITH A WOOD SUBSTITUTE MATERIAL. LAMINATED GLASS IS ALSO PREFERRED BECAUSE OF ITS RESISTANCE TO BREAKAGE AND FOGGING, AND THINNER PROFILE. LAMINATED GLASS CAN ALSO BE CUT INTO SMALLER PIECES FOR INSTALLATION IN TRUE DIVIDED LITE WINDOWS SUCH AS THE BARN SASH.

WINDOW MANUFACTURERS THAT INSTALL LAMINATED GLASS AT THE FACTORY INCLUDE MARVAL, ANDERSON, FELLA, HURD, KOLLIE AND KOLBE AND EAGLE.



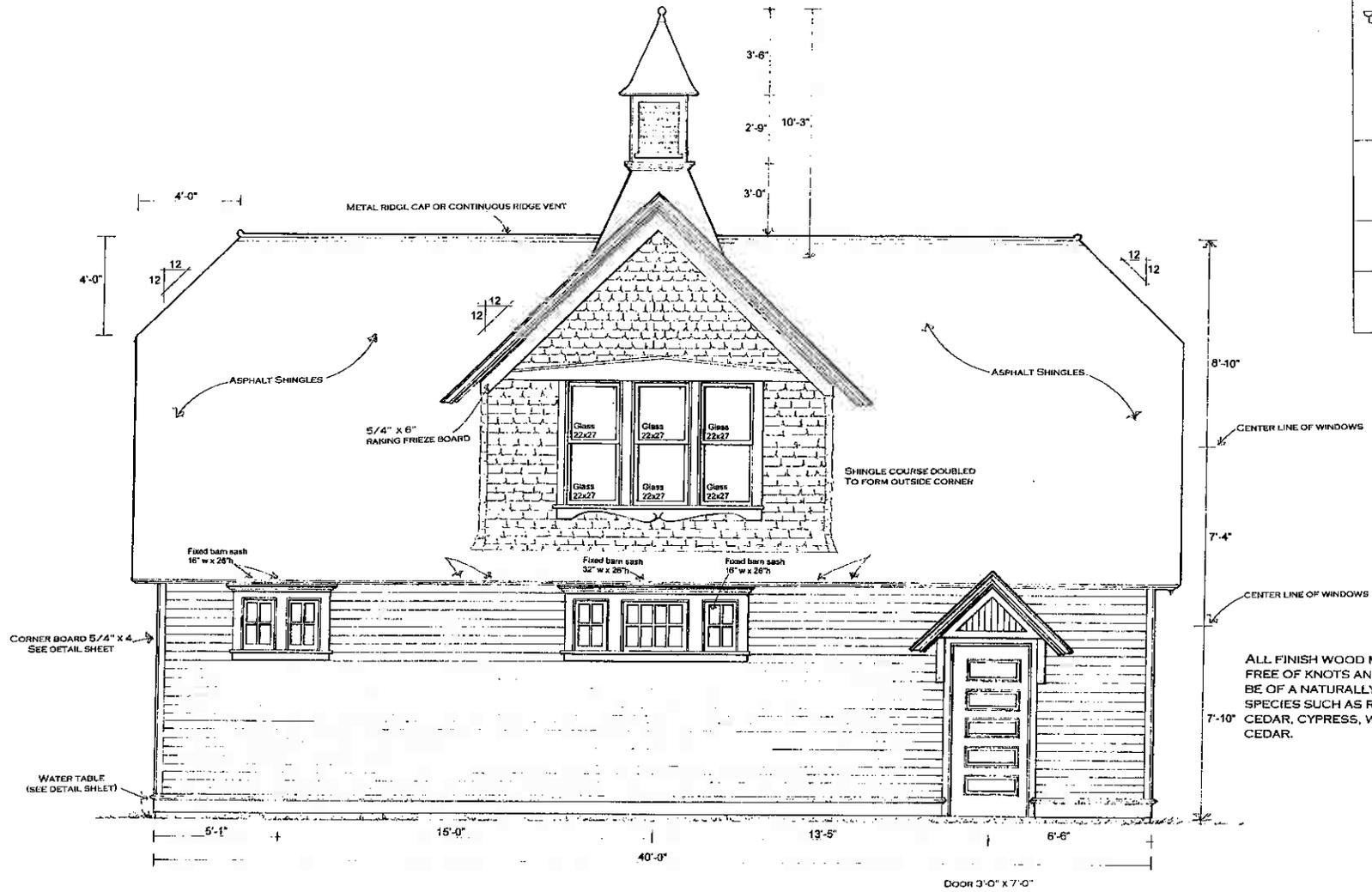
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**THE
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Rear Elevation

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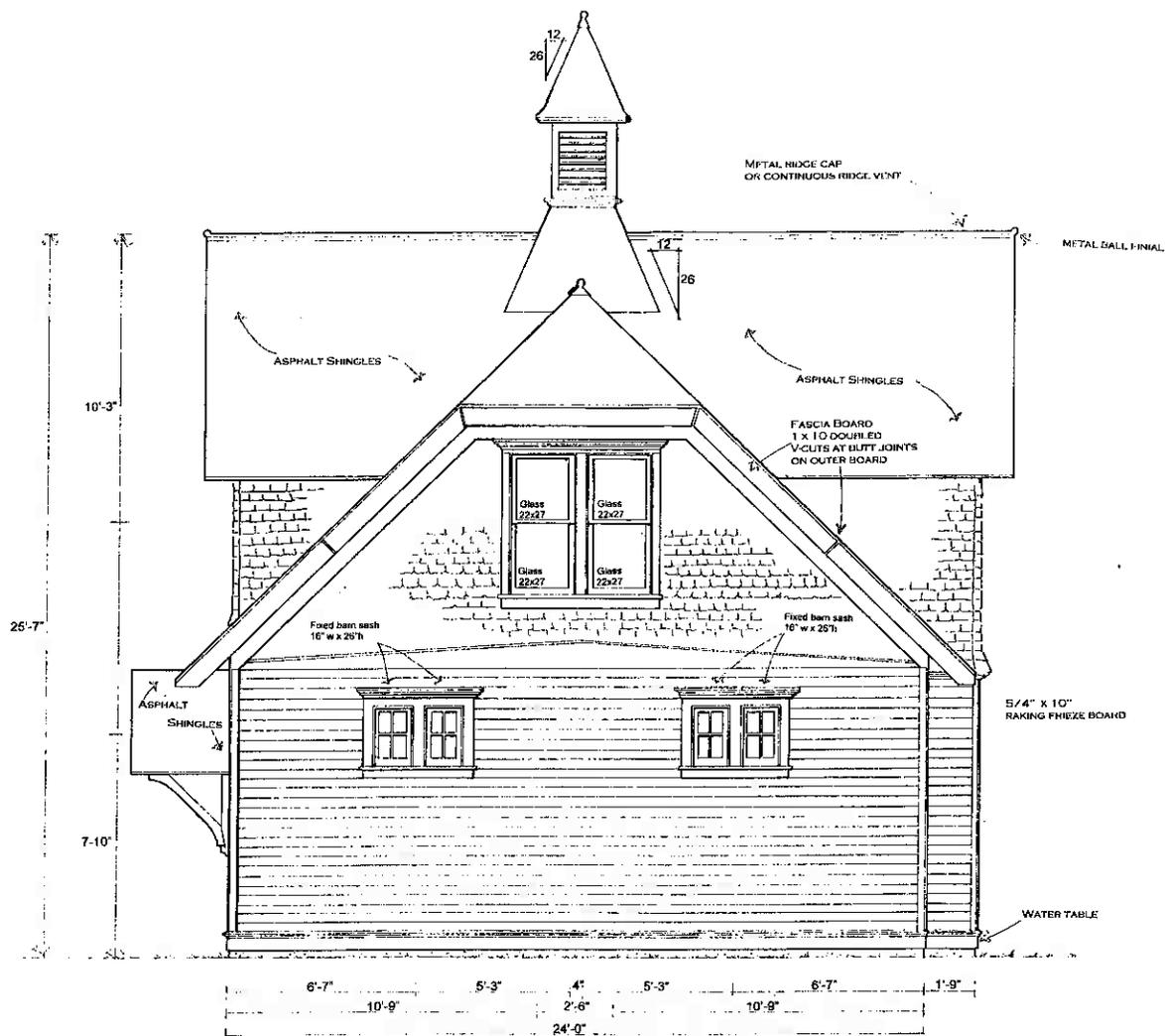
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THE
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Left Elevation

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ALL WOOD FOR TRIM MUST BE SMOOTH,
FREE OF KNOTS AND SAPWOOD.
NATURALLY DECAY-RESISTANT SPECIES
ARE HIGHLY RECOMMENDED SUCH AS
WESTERN RED CEDAR, WHITE CEDAR,
SPANISH CEDAR, CYPRESS, OR
REDWOOD.

RADIALLY SAWN WOOD CLAPBOARDS ARE RECOMMENDED
BECAUSE THEY LAY FLATTER, HOLD PAINT BETTER AND LAST
LONGER THAN PLAIN-SAWN CLAPBOARDS. ONE SOURCE OF THIS
MATERIAL IS WWW.WARDCLAPBOARD.COM

NOTE: RESEARCH HAS SHOWN THAT WHEN NEW BARE WOOD
IS EXPOSED TO THE ELEMENTS FOR A PERIOD OF ONLY A WEEK
OR TWO, THE LIFE OF THE PAINT JOB APPLIED TO IT IS LIKELY TO
BE DECREASED. ALL WOOD TO BE PRIMED AND PAINTED. BARE
WOOD SHOULD NOT BE LEFT EXPOSED TO THE WEATHER.



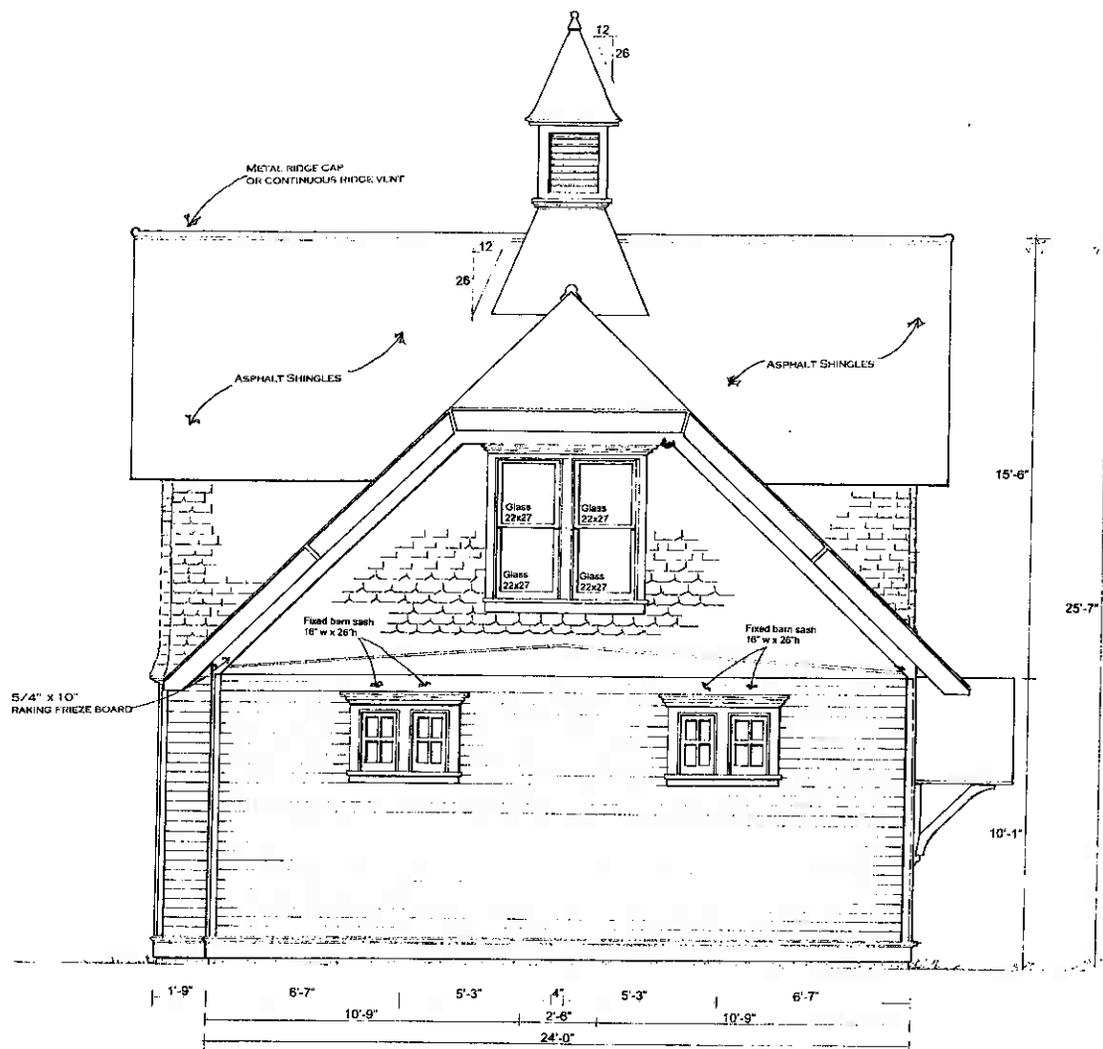
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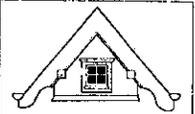
THE
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Right Elevation

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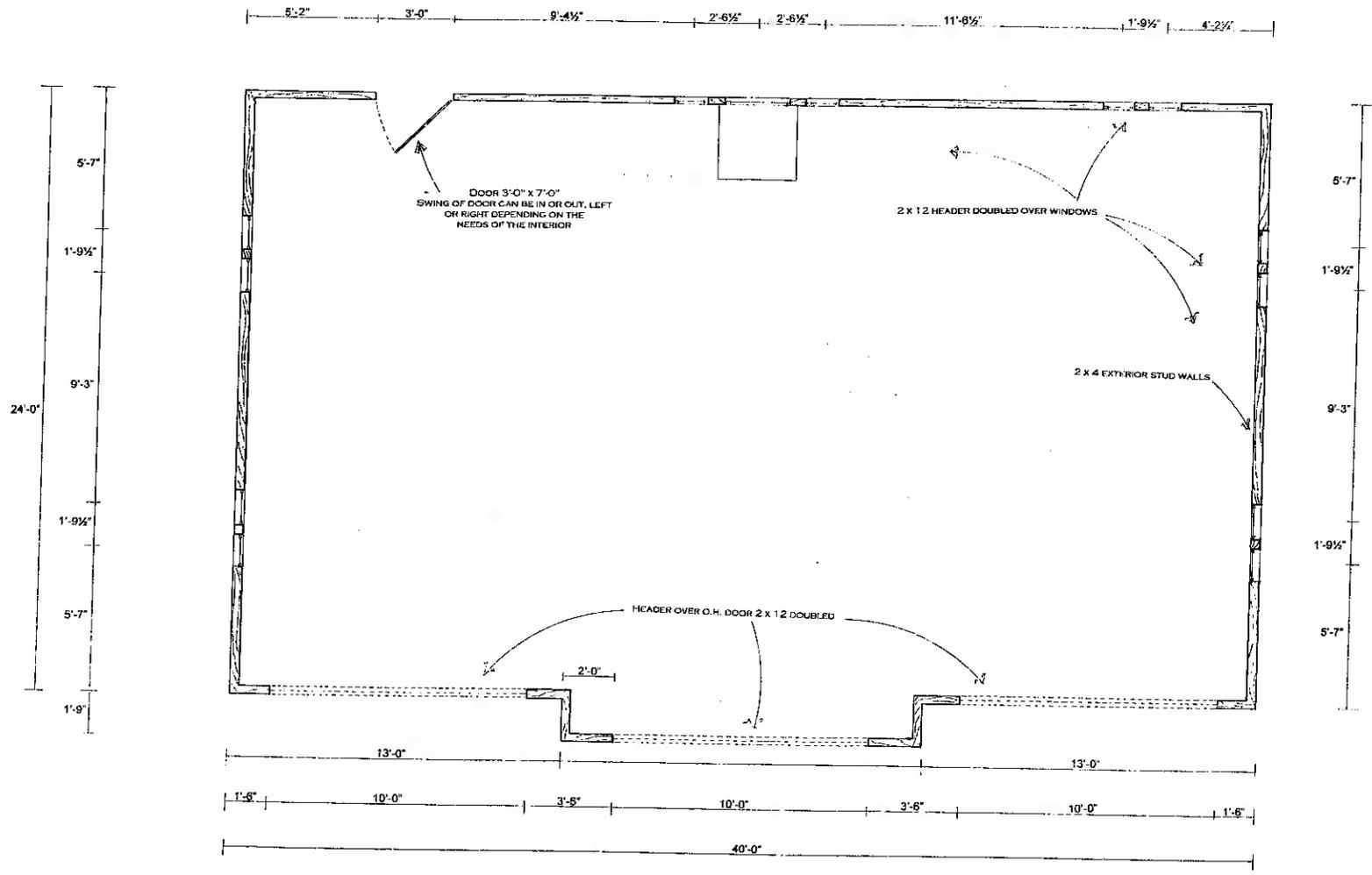
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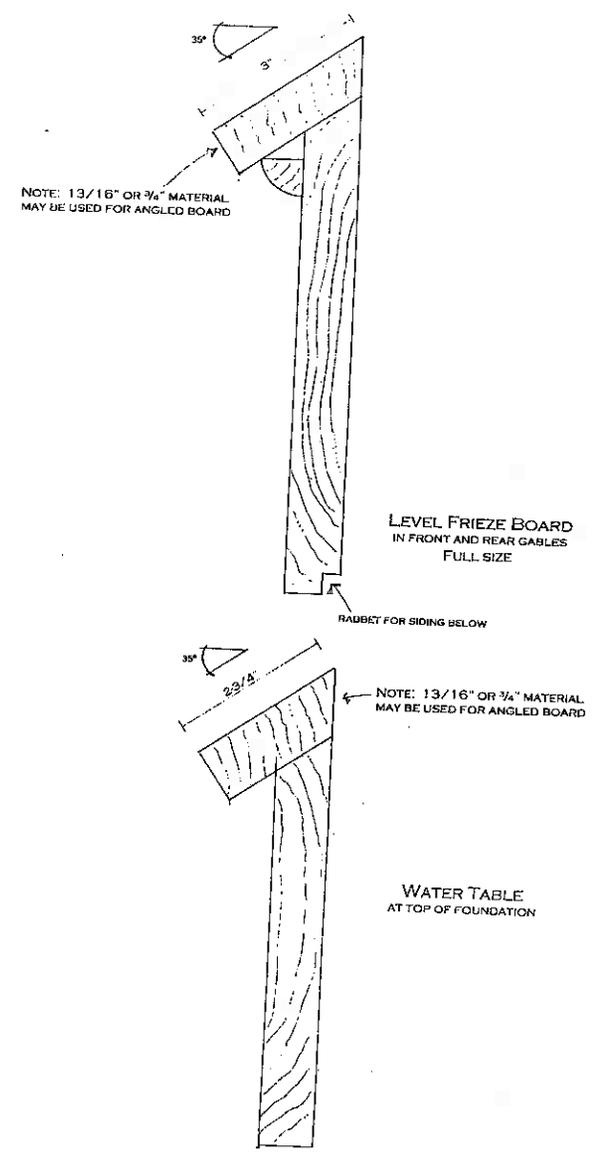
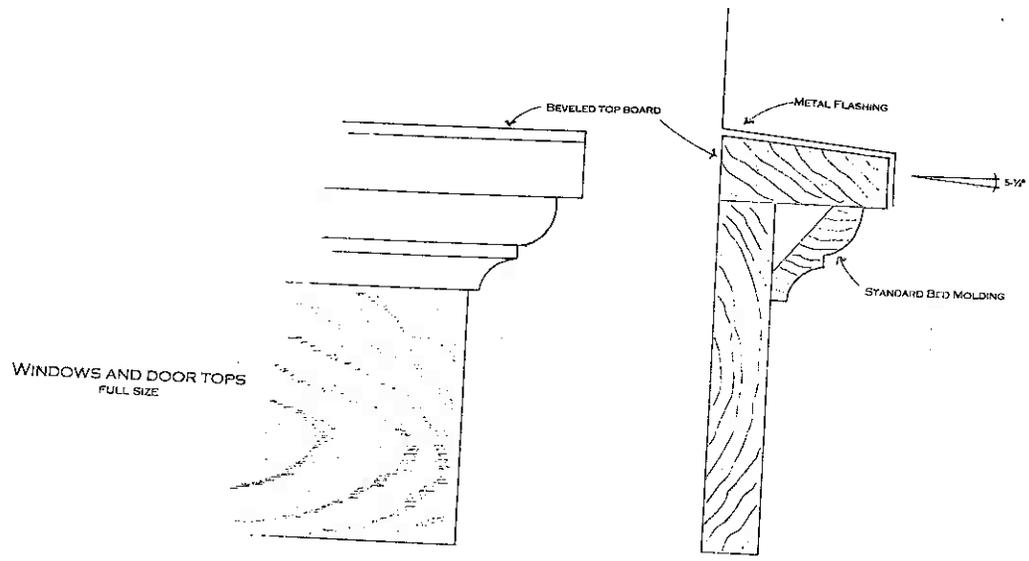
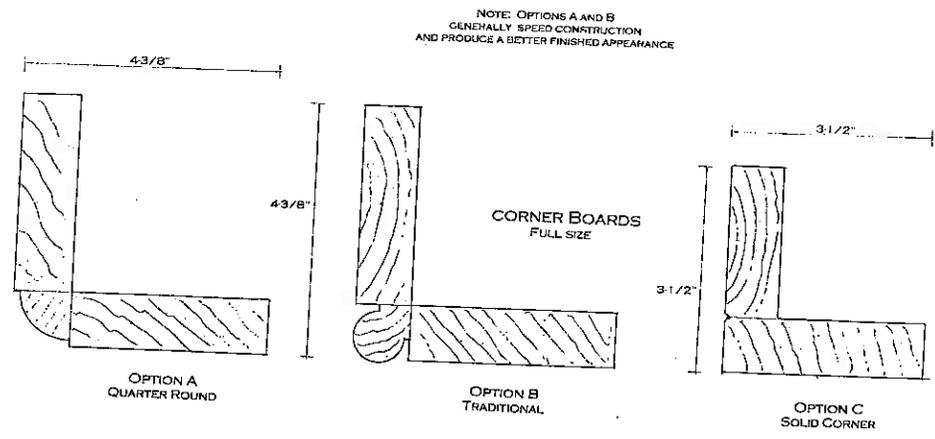
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THE
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Ground level plan

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**THE
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Full Size Details

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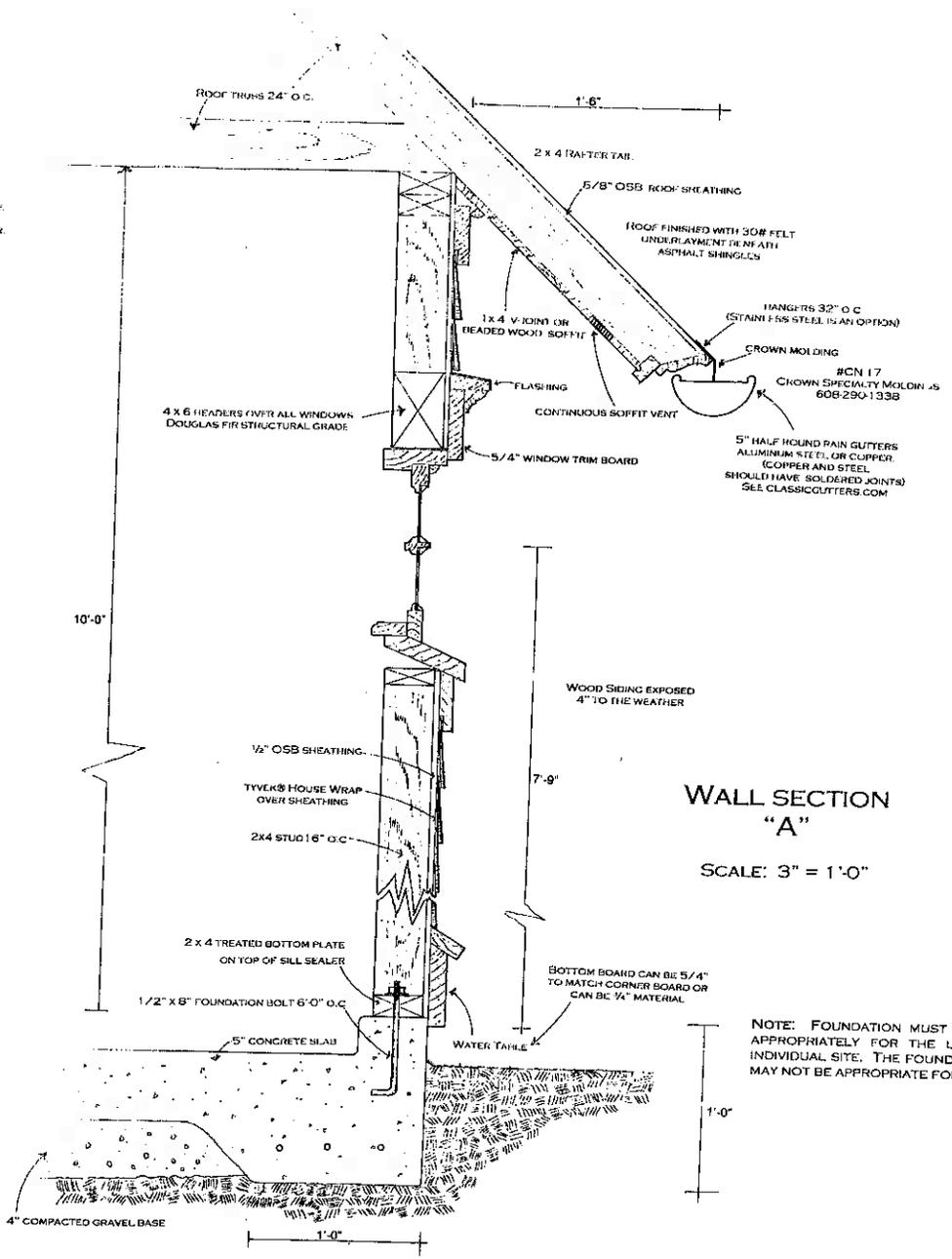
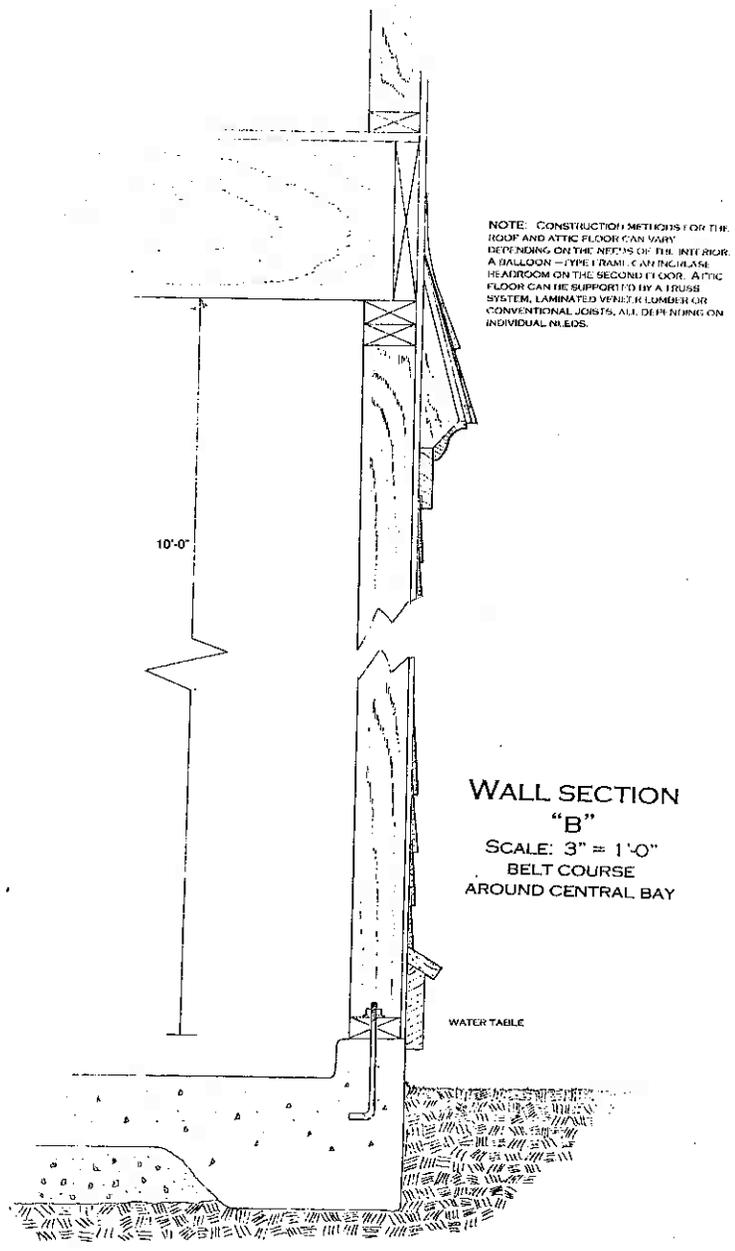


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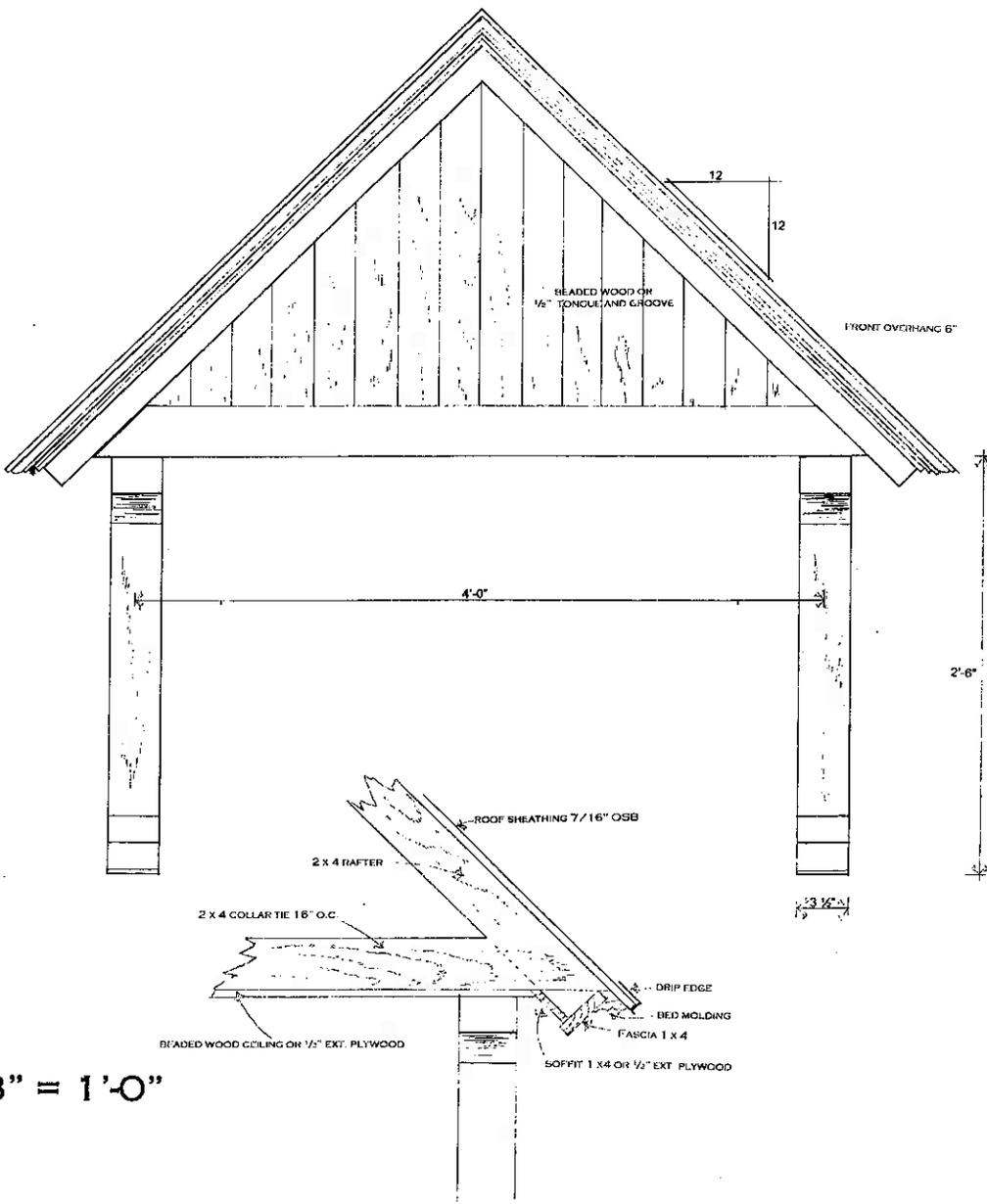
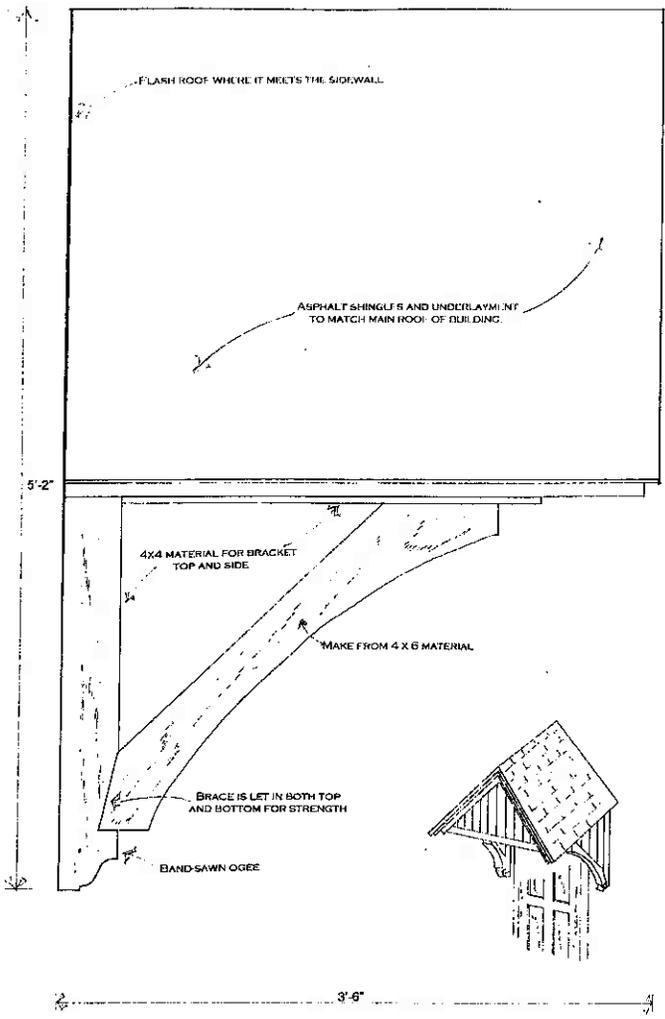
**The Brewers
Hill
Model 425-05e**

Wall sections

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NOTE: FOUNDATION MUST BE DESIGNED AND SIZED APPROPRIATELY FOR THE UNIQUE NEEDS OF EACH INDIVIDUAL SITE. THE FOUNDATION ILLUSTRATED HERE MAY NOT BE APPROPRIATE FOR ALL SITES OR NEEDS.



SCALE: 3" = 1'-0"

THE MILWAUKEE PRESERVATION PORTFOLIO ©

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Optional Door Hood

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