



**CITY OF WAUKESHA**

**Administration**

201 Delafield Street, Waukesha, WI 53188  
Tel: 262.524.3701 fax: 262.524.3899  
www.waukesha-wi.gov

<b>Committee:</b> Landmarks Commission	<b>Date:</b> 4/4/2021
<b>Item Number:</b> ID#21-3194	
<b>Subject:</b> <b>Landmarks Commission Certificate of Appropriateness for 414 McCall St. Review a request to repair windows, replace rear doors, and repair rear stairs.</b>	
<b>Landmarks Commission Paint and Repair Grant for 414-416 McCall St.</b>	

**Details:** The applicant, Zechariah Krueger, would like to make several repairs to the house at 414-416 McCall St.

The house, which is a duplex, has two separate entrances in the rear. The entrance to the first-floor apartment has a short flight of stairs leading to a stoop, and the second story apartment is accessible by an outdoor staircase. The applicant plans to repair both the stoop and the staircase, replacing rotted wood on the railings and deckboards with new treated lumber. New wood will match the existing wood in color and appearance. He will also repair several windows on both the first and second floor, and replace the storm doors for both rear entrances, plus the steel Bilco door to the basement entrance. The replacements will be a similar color and style to the existing doors.

414-416 MCCall St., the John Lacher House, was built in 1890 and has a hybrid Queen Anne/early Colonial Revival architectural style.

**Relevant Secretary of the Interior Standards:**

2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.
6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture,



and where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

**Paint and Repair Grant info:**

- Stair repair estimate: \$3,603.30
- Door replacement estimate: \$1,600.00
- Window repair estimate: \$1,500.00

Total estimated cost of the project is \$6,703.30

**Staff Recommendation:** Staff recommends approval of porch and window repair and storm door replacement at 414-416 McCall Street with the note that a building permit is required for the porch railing repair work.