



LANDMARKS COMMISSION APPLICATION

Monthly meeting is scheduled the first Wednesday of every month.

Application Deadline is 4:30 p.m. on the last Monday of every month.

Date Received: 3-18-21

Paid: \$15 Rec'd. By ma
Trakit #: _____

I am applying for a:

- ☒ Certificate of Appropriateness (COA) - **\$15 application fee required.**
☒ Paint and Repair Grant (no fee)

A. General Information:

Name: Tony Lanza

Occupation: FP & A Manager

Phone-Home: 262-573-1316

Phone-Work: _____

Spouse's Name: Kellie Lanza

Occupation: Yoga Instructor

Phone-Work: 262-573-1316

E-mail: Anthony.Lanza@yahoo.com

Mailing Address: 1222 E. Broadway Waukesha, WI 53186

B. Income Level Information: (Required only for those applying for a LCP & R Grant.)

Based on the following chart, CHECK ONE OF THE BOXES BELOW to INDICATE WHETHER YOUR FAMILY INCOME IS ABOVE OR BELOW THE GUIDELINE amount for your household:

No. in Family	Income Level (Up to:)	No. in Family	Income Level (Up to:)
1.....	\$37,650	5.....	\$58,050
2.....	\$43,000	6.....	\$62,350
3.....	\$48,400	7.....	\$66,650
4.....	\$53,750	8.....	\$70,950

☒ Income is **Above** Guidelines

☐ Income is **Below** Guidelines

Please note: income information is for CBDG reporting only and is not used to determine whether applicants qualify for grant money.

C. Architectural Information on Property:

Historic Name of Building: George B. Harris / Edward Porter House

Address of Historic Property: 1222 E. Broadway Waukesha, WI 53186

Construction Date/Era: 1860

Architectural Style: Tudor

Historic Background (Brief): _____

Have there been any recent alterations or repairs? ☐ Yes ☐ No

Describe alterations/repairs:

D. Nature of Intended Repair(s)/Proposed Work:

Briefly and accurately describe type and location of proposed work on primary building, carriage house, outbuildings (i.e.: garage), fences (including retaining walls), paved surfaces and landscaping. Attach extra sheets and supplemental material as requested in the criteria checklist found in Section E. Be sure to reference the attached Exhibit A, which summarizes the guidelines from the Secretary of Interior's Standards for Historic Preservation Projects. Your narrative must address any of the following elements related to your project:

Roof: Repair or replacement? Replacement
 Soffits, Fascia, Downspouts All
 Eaves, Gutters All
 Shingle type/style/color _____

Chimney(s): Repair or replacement? Replacement
 Flashing _____
 Tuckpointing _____

Siding: Repair or replacement? _____
 Paint Colors, Materials _____
 Shingling and Ornamentation/Stickwork _____

Windows: Repair or replacement? _____
 Materials, Other _____

Other Exterior Repairs: Side steps
 Awnings _____
 Brickwork/Stonework _____
 Cresting _____
 Doors _____

Foundation: Extent of repair _____
 Tuckpointing _____
 Other _____

Porch: Repair or replacement? _____
 Front or Side, Rear _____
 Ornamentation _____
 Finials, Other _____

Miscellaneous: HVAC
 Landscaping _____
 Fences _____
 Paving/Brick Pavers _____

- **Roof:** Replace carriage house roof and add new gutters/downspouts.
 Replace shed roof and add new gutters/downspouts.
 Replace flat roof on attached 2-car garage and breezeway and add new gutters/downspouts.
 Replace front flat roof on front porch
- **Chimneys:** Rebuild south chimney. New liner, add dampers, chimney caps, and animal guards
 Rebuild east chimney. New liner, damper, chimney cap, and animal guards
 Tear down northwest chimney. Severely cracked, non-functioning and not very visible from main street.
- **Paint:** Prepping and painting of main home, carriage house, and rear shed to include trim, stucco, and brick facade. Replace any rotted wood where needed. May perform work on my own in phases. TBD
 Trim options: Discuss covering soffits with aluminum. Discuss covering fascia with aluminum.
 Included pictures of current areas with aluminum on 1st story.
- **HVAC:** Remove A/C units on roof. Install on ground behind porch, not visible from road.
- **Side Steps:** Tuckpoint and level steps on East side entrance

Estimated start date: 4/15/2021

Estimated completion date: TBD

I/We intend/have already applied for the state's preservation tax credits: X Yes ___ No

Status: Pending. Mailed 3/8/2021

Has owner done any previous restoration or repair work on this property?

☒ **No** ☐ **Yes** If yes, what has been done?

Are any further repairs or alterations planned for this building for the future?

☐ **No** ☒ **Yes** If yes, please describe:

- Remove tennis court from north end of lot. Lay sod and seed.
- Potentially remove driveway from Broadway and only have alley access to rear of home.
- Add apple, pear, and cherry trees to south portion of lot.
- Replace front flat roof above porch.

E. Criteria Checklist:

REQUIRED FOR ALL PROJECTS

- ☒ Photographs of affected areas and existing conditions from all sides
- ☐ Historic plans, elevations or photographs (if available)
- ☒ Material and design specifications, including samples and/or product brochures/literature when appropriate

REQUIRED FOR ALL PROPOSED NEW CONSTRUCTION, ADDITIONS, EXTERIOR ALTERATIONS, FENCING AND LANDSCAPING

- ☐ Site and/or elevation plan – to scale
(required for all new construction or proposed additions)

REQUIRED FOR EXTERIOR PAINT WORK

- ☒ Color samples (including brand of paint and product ID number) and placement on the structure
↳ paint to match existing colors of home

REQUIRED FOR ALL LCP&R APPLICATIONS

Provide a detailed cost estimate for these repair(s), based on the number of gallons of paint, the amount of lumber, or the number of panes of glass, etc. Be certain to separate material costs from labor. Include a written estimate(s) if available:

Please see enclosed estimates for additional info. Shingles to match home. Paint to match existing home.

I have read and answered the above to the best of my knowledge, and the information I have supplied is accurate to the best of my knowledge. I agree to supply any relevant documentation that is required for the proper review of this application. If I am applying for a LCP & R, I also agree to do the intended paint and/or repair work, as outlined and proposed above, exactly as described, or I agree to return the entire amount of the grant. I understand that I, or my assistants, must finish the proposed project within one hundred twenty (120) days of the payment of the grant. Compensation for the paint/materials, acquired solely for the repairs specified above, will be paid promptly upon the receipt of the properly written billing, or in a manner to be agreed upon between the owner/renter and the landmarks Commission or its authorized representative(s). Once the proposed paint/repair project has been approved, no changes or alterations in design or color scheme are allowed without the express written approval of the Landmarks Commission or its authorized representative(s). Failure to comply with the above is sufficient cause for the grant recipient to be required to immediately repay the entire grant amount. Any and all disputes which may arise under this agreement, or its interpretation, concerning eligibility, approval, procedures or forfeitures, shall be presented in writing to the Landmarks Commission, by the applicant, within ten (10) days of the dispute. The Landmarks Commission will then make a decision, and notify the applicant of its decision in writing, within ten (10) days of receipt of the letter detailing the nature of the dispute. These decisions will be final and binding.

Signed: _____

Date: _____

3/7/2021

Office use only:

Received by: _____

Inspected/Photographed By _____

COA Approved: ☐ Yes ☐ No

Authorized By _____

Moved: _____

Seconded: _____

Vote: _____

Comments: _____

_____LCP & R Approved: ☐ Yes ☐ No

Authorized By _____

Moved: _____

Seconded: _____

Vote: _____

Comments: _____

Tony Lanza

From: Tony Lanza <anthonyjlanza@yahoo.com>
Sent: Monday, March 15, 2021 7:44 PM
To: Tony Lanza
Subject: [EXTERNAL] Fw: James F Tarantino Proposal

----- Forwarded Message -----

From: James Tarantino <jamesttarantino@yahoo.com>
To: AnthonyJLanza@yahoo.com <anthonyjlanza@yahoo.com>
Sent: Friday, March 5, 2021, 12:42:07 PM CST
Subject: James F Tarantino Proposal

FROM:	JAMES F. TARANTINO ROOFING	PROPOSAL #1742
	927 E Kilbourn Ave.	DATE: Mar. 6, 2021
	West Bend, WI 53095	
	(262) 391-9040	

PROPOSAL SUBMITTED TO:	WORK TO BE PERFORMED AT:
Name: Anthony Lanza	Name: Same
Street: 1222 E Broadway	Street:
City: Waukesha	City:
State: WI	State:
Telephone Number: (262) 573-1316	

**WE HEREBY PROPOSE TO FURNISH ALL THE MATERIALS AND PERFORM ALL
THE LABOR NECESSARY FOR THE COMPLETION OF:**

Tear off existing roof (two-layers) replace damaged roof boards if needed; dumpster included

Will install up to 6 sheets of 7/16" OSB (Additional sheathing \$50.00 per unit)

Replace damaged fascia & soffit on back shed

Install CertainTeed Landmark dimensional shingle over Synthetic Roof Wrap (Detached garage & back shed only)
Install ice & water shield membrane along eaves & protrusions
Install new soil pipe flashing & new prefinished (D) style edging
Install new prefinished gutter apron
Install new painted custom bent chimney flashing
Install ½" fiber board over decking on flat section & install .60 mil. EPDM rubber over flat roof
Install termination Bars
(Back roof only)
(Front flat areas additional \$7000.00)
Tear off Existing gutters & install new 5" aluminum seamless gutters (4" downspouts)
attached garage front section, detached garage front section, & back shed building only
Clean up completely & caulk all flashing
Ten yr. Warranty workmanship ***CertainTeed 4 Star sure start warranty*** (50 Yrs. NON prorated)

ALL MATERIAL IS GUARANTEED TO BE AS SPECIFIED, AND THE ABOVE WORK TO BE PERFORMED IN ACCORDANCE WITH THE DRAWINGS AND SPECIFICATIONS SUBMITTED FOR ABOVE WORK AND COMPLETED IN A SUBSTANTIAL WORKMANLIKE MANNER FOR THE SUM OF

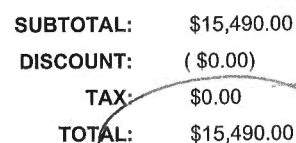
DOLLARS (\$16,800.00)

WITH PAYMENTS TO BE MADE AS FOLLOWS: ½ down

ANY ALTERATION OR DEVIATION FROM ABOVE SPECIFICATIONS INVOLVING EXTRA COSTS, WILL BE EXECUTED ONLY UPON WRITTEN ORDERS, AND WILL BECOME AN EXTRA CHARGE OVER AND ABOVE THE ESTIMATE. WORKMAN'S COMPENSATION AND PUBLIC LIABILITY INSURANCE ON ABOVE WORK TO BE TAKEN OUT BY JAMES TARANTINO. THIS PROPOSAL SUBJECT TO ACCEPTANCE WITHIN 30 DAYS AND IT IS VOID THEREAFTER AT THE OPTION OF THE UNDERSIGNED.

RESPECTFULLY SUBMITTED: _____

Acceptance of Proposal





5601 State Rd. 36
Burlington, WI 53105
(847) 234-4114 (262) 862-1695
prattschimney@gmail.com~prattschimney.com

BILL TO

Tony Lanza
1222 East Broadway
Waukesha,Wi
262-573-1316

JOB ADDRESS

1222 East Broadway
Waukesha, Wi

ESTIMATE	Date
690922	01-23-2021

Deposit	Technician
0.00	Steve R Pratt

DESCRIPTION	PRICE	TAX
Chimney Rebuilds:	\$ 0.00	T
Remove fireplace chimney down to flashing and dispose of materials. Rebuild chimney back up to original height with best possible brick/mortar match. Form and pour new concrete crown, with overhanging drip edges. Inserting vapor barrier and expansion joints as needed. Installation of new top tile.	\$ 7,894.00	T
Remove fireplace/boiler chimney down to flashing and dispose of materials. Rebuild chimney back up to original height with best possible brick/mortar match. Form and pour new concrete crown, with overhanging drip edges. Inserting vapor barriers and expansion joints as needed. Installation of new top tiles.	\$ 9,487.00	T
Chimneys are deteriorated beyond just tuckpointing them. The brick are loose and bond is broken. If you are getting estimates to just tuckpoint the chimneys they have not gotten up on the roof and properly inspect the chimneys. Once the brick become loose the only way to repair is to remove the chimney down to the roofline and rebuild them.	\$ 0.00	T
Waterproof both chimneys with Chimsaver Water Repellent. (This is a 10 Year Sealant.)	\$ 600.00	T

We Hereby Propose to furnish labor/materials complete in accordance with the above specifications with payment due upon completion. All credit card payments will incur a 3% charge. Permits/local requirements are the homeowners responsibility. This proposal may be withdrawn by us if not accepted within 30 days. Please sign and return to: prattschimney@gmail.com_____

SUBTOTAL:	\$17,981.00
DISCOUNT:	(\$0.00)
TAX:	\$0.00
TOTAL:	\$17,981.00

AGREEMENT

BINTZ

HEATING & SHEET METAL, INC.
2729 W. Carmen Avenue
Milwaukee, WI 53209
Phone: (414) 463-6490

Home Phone (262) 573-1316 .

Cell Phone _____ .

Email AnthonyJLanza@yahoo.com .

This agreement made and entered into this 18th day of February A.D. 2021 by and between the BINTZ HEATING AND SHEET METAL, INC., for the purpose of convenience, hereinafter referred to as the Contractor, and

Tony Lanza

For the purpose of convenience, hereinafter to as purchaser

WITNESSETH:

Contractor hereby agrees to furnish all labor and material necessary to supply the following work:

Furnish and install on second floor:

- One Luxaire 95% high-efficiency single-stage furnace.
- One Honeywell media air purifier.
- One Luxaire 4-ton air conditioner with R410A refrigerant.
- A-Coil, refrigeration lines, and base.
- Fabricate and install all new ductwork in attic, supplies and returns as per conversation.
- Furnace and air purifier will be installed in second-floor closet.
- Vent furnace out side of house with PVC piping.
- All ductwork will be sealed and insulated with R-8 ductwrap.
- Connect gas line to furnace.
- Wire to present service.
- 701 thermostat.
- Remove equipment from attic including ductwork.
- Owner to patch existing holes from current Unico system.

Furnish and install on first floor:

- One Luxaire 95% high-efficiency single-stage furnace.
- Vent furnace out side of house with PVC piping.
- One Honeywell media air purifier.
- One Luxaire 3.5-ton air conditioner with R410A refrigerant.
- A-Coil, refrigeration lines, and base.

TERMS AND CONDITIONS CONFORMING TO WISCONSIN CONSTRUCTION LIEN LAW

"As required by the Wisconsin Construction Lien Law, Builder hereby notifies Owner that persons or companies furnishing labor or materials for the construction on Owner's land and buildings if not paid. Those entitled to lien rights, in addition to the undersigned Builder, are those who contract directly with the Owner or those who give the Owner notice within 60 days after they first furnish labor or materials for the construction.

Accordingly, Owner probably will receive notices from those that furnish labor or materials for the construction, and should give a copy of each notice received to his mortgage lender, in any. Builder agrees to cooperate with the Owner and his lender, if any, to see that all potential lien claimants are duly paid."

This is a home improvement instrument and is non-negotiable. Every holder takes subject to all claims and defenses of the maker or obligator. The undersigned Purchaser, by signing this agreement, acknowledges having reviewed and understands this contract and the energy guide presented to him/them by the seller.

IN WITNESS WHEREOF the undersigned has (have) hereunto set his (their) hand(s) and seal(s) the day and year first above written.

BINTZ HEATING & SHEET METAL, INC.

2729 W. Carmen Avenue
Milwaukee, WI 53209

_____(Seal)
(Husband or Purchaser)

By _____
(Bintz Heating & Sheet Metal, Inc.)

(Wife or Joint Purchaser)

President (Seal)
(Title)

_____(seal)
(Address)

**NOT BINDING UNLESS ACCEPED BY OFFICER
OF CONTRACTOR COMPANY.**

Monday, March 1, 2021

JM Restorations LLC.

2815 W Grant St

Milwaukee WI. 53215

414 759 7639

Tony Lanza

1222 E Broadway

Waukesha WI 53186

262 573 1316

Exterior Restoration:

JM Restoration LLC. hereby proposes to furnish labor, materials, and insurance to complete the work as described. JM Restoration LLC. has examined the masonry steps there was found to be severally deteriorated mortar joints and step stone loose, some deteriorated mortar joints on the wall next to it. The proposed restoration is as follows:

- Rout out the stone steps (100% tuckpointing)
- Remove and relay loose step stone. Chisel mortar underneath the step to a clean solid surface and remove debris, slightly dampen surface, and apply even bed of mortar to set on the entire surface and set the step tuck-point and strike mortar joints.
- Rout out the small wall and tuckpoint as deemed necessary.
- Clean up and remove debris.
- Additional work Fix some cracks on the east side wall. Grind out and patch the cracks.

This project, in accordance with the specifications, to complete repairs for the sum of:

Nine hundred dollars.

\$900 .00

All material is guaranteed to be as specified and all work shall be completed in a workmanlike manner, according to standard practice. Any alteration or deviation from the noted specifications, involving additional costs, will be executed only upon written consent, and will incur an extra charge over and above the proposal.

I Appreciate the opportunity to provide you with a written proposal for you and will take great pride and workmanship with your project.

If you wish to proceed with the proposed work, please sign and date below.

Respectfully Submitted,

Esau Soto

X

X