



CITY OF WAUKESHA

Administration

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Committee: Landmarks Commission	Date: 7/7/2021
Item Number: ID#21-2467 and ID#21-2468	
Subject: Landmarks Commission Certificate of Appropriateness for 730 N. Grand Ave. Review a request to repair cornice, awnings, window trim, and other exterior features (Five Points Downtown Historic District). Landmarks Commission Certificate of Appropriateness for 730 N. Grand Avenue.	

Details: The applicant, Eric Larson of Municipal Law and Litigation Group, would like to do a several minor repairs to the exterior at 730 N. Grand Ave.

The repairs will include replacement of damaged plywood under two awnings, replacement of the awnings themselves, cleaning the tiles under the first floor windows and touching up grout as needed. They will also replace two rear emergency exit doors, neither of which is visible from the street. The metal lintels over several windows on the southeast corner of the building were replaced several years ago and never painted, so they will paint those now as well.

730 N. Grand Ave., the Dr. David Roberts Building, was built in 1927 and has Meterranian Revival style architecture.

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.



7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.

Paint and Repair Grant Info: 730 N. Grand Ave. is a commercial property, so it is ineligible for Paint and Repair Grants, but the applicants have also applied for a Façade and Awning Grant.

Staff Recommendation:

Staff recommends approval of a Certificate of Appropriateness for the proposed exterior repairs at 730 N. Grand Ave. If the Landmarks Commission chooses not to allow power washing the tile sections, or to hold it for more information, the other items may be approved separately.