



CITY OF WAUKESHA

Administration

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Committee: Landmarks Commission	Date: 11/3/2021
Item Number: ID#21-3069	
Subject: Landmarks Commission Certificate of Appropriateness for 518 McCall Street. Review a request to replace the flat roof and several windows (McCall Street Historic District).	

Details: The applicant, Alice Korach, would like to replace the flat roof on the rear of her house. She also hopes to repair or replace several windows. The flat roof is on an addition to the rear of the house. The new roof will be an EDPM rubber membrane and will not be visible from the street.

Several windows, including windows on the front of the house, are in very rough shape and have been repaired several times already with wood putty. The windows appear to be original. The applicant is open to having an assessment of the windows from a window repair contractor but she would prefer to replace them rather than repair them. She hopes to get the Landmarks Commission's advice on what can be approved, and understands that she may need to come back for final approval once she has an estimate.

518 McCall Street, the Maude Weaver House, was built in 1918 and has Dutch Colonial Revival architecture and stucco siding.

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: The applicant will apply for a Paint and Repair Grant for the window work once she has an estimate.

Staff Recommendation: Staff recommends approval of a Certificate of Appropriateness for flat roof replacement at 518 McCall Street. Window replacement may need to be held until a later meeting for approval.