



City of Waukesha
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Committee: Landmarks Commission	Meeting Date: 3/11/2026
Item Number: ID#26-03107	
Subject: <ul style="list-style-type: none"> • Landmarks Commission Certificate of Appropriateness for 915 N. Hartwell Ave. Review a request to replace 400+ windows (Resthaven Hotel). 	

Details: The applicant, Ethnos 360 Bible Institute, would like to replace most of the windows at 915 N. Hartwell Ave., the former Resthaven Hotel. The applicants believe the existing vinyl windows were installed in the early 1990's. They are now in a state of disrepair, and virtually all of them need to be replaced. The only windows which will be retained are large plate glass windows which don't open or close.

The new windows will be fiberglass, rather than vinyl. They are intended to match the appearance and profile of the original windows as closely as reasonably possible. They will be colored brown, rather than white, to fit in better with the surrounding building.

915 N. Hartwell Ave., the former Resthaven Hotel and current Ethnos 360 Bible Institute, is the last intact example of the grand Springs Era resort hotels in the City. It was built in 1905, with Classical Revival architecture, and operated as a hotel until 1919. It was used as a hospital for veterans until 1958. It was purchased in 1963 by what was then the New Tribes Bible Institute, now Ethnos 360. It has been used as a college for missionaries ever since.

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: Ethnos 360 Bible Institute is not eligible for a Paint and Repair Grant.

Staff Recommendation: Staff recommends approval of a Certificate of Appropriateness for the proposed window replacement at 915 N. Hartwell Ave.