

## NOTICE

A meeting of the City of Evansville Historic Preservation Commission will be held on the date and at the time stated below in City Hall, 31 South Madison Street, Evansville, Wisconsin 53536. Notice is further given that members of the City Council might be in attendance. Requests for persons with disabilities who need assistance to participate in this meeting should be made by calling City Hall: (608)-882-2266 with as much advance notice as possible. Please silence cell phones and electronic devices during the meeting.

City of Evansville **Historic Preservation Commission**  
Regular Meeting  
Wednesday, August 21, 2019, 6:00 p.m.  
City Hall (Third Floor), 31 South Madison Street

## AGENDA

1. Call to Order.
2. Roll Call.
3. Motion to approve the agenda.
4. Motion to waive the reading of the July 17, 2019 minutes and approve them as printed.
5. Civility reminder.
6. Citizen appearances.
7. Applications.
  - A. 120 W Church – Storm Windows, Chimney and Porch Repair (Application HPC-2019-44)
  - B. 402 S First – Repair/Reconstruct Exterior Stairs (Previously Tabled Application HPC-2019-33)
  - C. 342 S First – Repair/Reconstruct Exterior Stairs (Application HPC-2019-51)
  - D. 114 S Third – Repair/Reconstruct Front Porch (Application HPC-2019-38)
  - E. 20 W Main – Stairs (Application HPC-2019-39)
  - F. 213 S Madison – Railings (Application HPC-2019-42)
  - G. 40 W Liberty – Construct Side Porch (Application HPC-2019-43)
  - H. 112 Grove – Replace Windows and add Railing (Application HPC-2019-45)
  - I. 257 W Church – Repair Stairs and Railing (Application HPC-2019-46)
  - J. 112 W Liberty – Install Storm Windows and Porch (Application HPC-2019-47)
  - K. 228 W Main – Repair and Reconstruct Screened Porch (Application HPC-2019-48)
  - L. 250 W Main – Construct a Shed (Application HPC-2019-49)
  - M. 34 N Second – Repair Stairs and Railings (Application HPC-2019-50)
8. New Business.
  - A. 259 W Liberty – Project Update
  - B. 216 W Main – Discuss Replacement Options for Cedar Shakes
  - C. Local History and Historic Preservation Conference – Lake Geneva, WI – Oct 25-26
  - D. End of the Year Report
9. Old Business.

- A. Lake Leota Park – Misc. Project updates
- 10. Report of the Community Development Director.
  - A. Staff issued Certificates of Appropriateness: None
- 11. Correspondence, Comments or Concerns
- 12. Education and News: [www.wisconsinhistory.org/clg-report](http://www.wisconsinhistory.org/clg-report)
- 13. Next Meeting Dates: *Wednesday, October 16, November 20, and December 18, 2019 at 6:00pm*
- 14. Motion to Adjourn.

*-Dan Stephans, Chair of Historic Preservation Committee*

*These minutes are not official until approved by the City of Evansville Historic Preservation Commission.*

**City of Evansville Historic Preservation Commission  
Regular Meeting  
Wednesday July 17, 2019 at 6:00 p.m.  
City Hall (Third Floor), 31 South Madison Street**

**MINUTES**

**1. Call to Order.** Stephans called the meeting to order at 6:00 pm

**2. Roll Call:**

<b>Members</b>	<b>Present/Absent</b>	<b>Others Present</b>
Chair Dan Stephans	P	Community Development Dir. Jason Sergeant
Vice-chair Steve Culbertson	P	Casey Farnum, Applicant
Gene Lewis	A	Sharon George, Applicant
Ald. Joy Morrison	P	Brian Fick, Applicant
Matt Koser	P	Gregg Peckham, Applicant
Cheryl Doerfer	P	Brian Cook, Applicant
Steve Christens	P	Jeff Farnsworth, Applicant

**3. Motion to approve the agenda:** *Stephans commented that Agenda Items 8C and 8D do not have agenda materials attached for our review. Motion to Strike 8C and 8D from the Agenda and approve the remaining agenda by Koser, seconded by Culbertson. Approved unanimously.*

**4. Motion to waive the reading of the minutes from the June 19, 2019 meeting and approve them as printed** *by Culbertson, seconded by Morrison. Approved unanimously.*

**5. Civility Reminder.** Stephans noted the City’s commitment to civil discourse.

**6. Citizen appearances.** None.

**7. Applications.**

**A. 42 W Church – Replace Windows (Previously Tabled Application HPC-2019-19).**

Culbertson recused himself. Farnum received a letter from Custom Quality Windows state the original windows are not repairable. Stephans commented that the new windows are to replicate the original windows by having the mullions applied to the outside of the windows. Sergeant referred to the State Historical Preservation law “requiring the replacement windows need to be “similar in appearance, architectural style” with the original windows. *Motion to accept the application finding the proposal meets the criteria outlined in the decision form with the condition that the mullions be on the outside of the glass by Christens, seconded by Koser. Approved unanimously.*

**B. 341 W Main – Replace Windows (Previously Tabled Application HPC-2019-24.)**

Stephans reports he visited and inspected the 2<sup>nd</sup> floor windows. His finding is that the wood is in reasonable good shape, but that the 2<sup>nd</sup> floor windows are not original to the house.

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Estimated that the windows were installed in the late 1950's early 1960's. Sharon George submitted a list of 30 plus companies for an estimate of repairs. No replies from the majority and a couple of "no" as the job was too small. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form.** *Motion by Koser, seconded by Culbertson. Approved unanimously.*

- C. 341 W Main – Construct Platform Deck (Application HPC-2019-27).** Sharon George proposed a deck for the east side of the house. It will not be attached to the house. Stephens verified the deck is totally reversible, part of the landscape, and does not change the appearance of the home. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form** *by Culbertson, seconded by Morrison. Approved unanimously.*
- D. 20 S First – Reconstruct Front Porch (Application HPC-2019-28).** B Fick reports the front porch is not original to the house. The replacement of the rotted /weather damaged support posts, steps, decking, and railings with wood . Deck boards will be 6” stained. Railings, support posts will be painted. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form** *by Koser, seconded by Morrison. Approved unanimously.*
- E. 402 S First – Reconstruct Exterior Stairs (Application HPC-2019-33).** Mr. Marquette was not in attendance. The packet lacked the information needed as listed: Plans or sketches of proposed new stairs; sample of detail of proposed railing system; clarification of front stairs or railings being replaced. **Motion to Table Application HPC-2019-33 due to the lack of information to be presented as stated in the July 10, 2019 letter to Mr Marquette** *by Koser, seconded by Culbertson. Approved unanimously.*
- F. 26 N First – Construct New Detached Garage (Application HPC-2019-35).** Mr. Peckham stated the garage is not original to the 1890 house. Supporting documentation shows garage will have windows on the front and back of the garage. Hard board siding will be installed matching the house. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form with the condition that the word “vinyl” be removed on the drawings as it will be hard board siding** *by Culbertson, seconded by Christens. Approved unanimously.*
- G. 26 N First – Demolish Existing Detached Garage (Application HPC-2019-36).** Mr. Peckham stated the new garage will be built in the same location and will have a new slab floor. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form** *by Koser, seconded by Morrison. Approved unanimously.*

## 8. New Business.

- A. Discussion and Possible Action: 114 S Third – Reconstruct Front Porch.** B Cook commented he was looking for HPC direction with the reconstruction of the Front Porch. He believes the front porch is original to the house. The project includes the top sub rail all the way down to the lattice work at the base. The porch railings may need to be 36” to comply with city code. Stephens commented if code of railings needed to be met then to

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follow code per the inspector. Cook shared the examples of wood and vinyl materials available for the wood decking. Stephans commented to restore where possible, use the product “Abritron” brand to help restore wood consolidations. Koser commented to resupport and jack up supports, refurbish what can be saved because “it is only original once”. No action needed at this time.

**B. Discussion and Possible Action: 1, 3, and 5 W Main –**

**1 W Main** - Farnsworth presented a sketch of the new stairs at 1 W Main to be built/installed in complying with the City’s Code Compliant citation. New ledger boards need to be attached to the building and not the siding. Larry, the city inspector, has approved the new landing even though it could not be reconstructed to code. Nosing, closed risers, and handrail will be brought to code and constructed of wood. Brackets are fine. No difference in appearance. Spindles will be replaced by wood colonial spindles, which will give more original appearance. Stairs will be wood and painted. *Motion to accept the application finding the proposal meets the criteria outlined in the decision form of 1 W Main by Koser, seconded by Christens. Approved unanimously.*

**3 W Main** - Farnsworth commented that the windows above the Rock N Rollz dining are falling apart and are a danger and need to be replaced. The replacement windows will be smooth and flat and same size in appearance. Koser replied “due to the danger of the falling apart windows, sooner than later for safety reasons” this project should be completed. *Motion to accept the application finding the proposal meets the criteria outlined in the decision form of 3 W Main with condition that vinyl is to be smooth and Jason Sergeant will approve the window product selected by Christens, seconded by Culbertson. Approved unanimously.*

**5 W Main** – No discussion as there was no information to present at this time to HPC.

**C. Discussion and Possible Action: 18 E Main (Strike, per Agenda Item 3)**

**D. Discussion and Possible Action: 11 and 13 W Main (Strike, per Agenda Item 3)**

**9. Old Business**

**A. Lake Leota Park – Misc. Project Updates.** Morrison reported that the retaining walls continuing to be rebuilt. Duck Houses, no new updates and questions still unanswered regarding the condition of the removal and storing of the 2 duck houses.

**10. Report of the Community Development Director.**

**A. Staff Issued certificates of appropriateness.** – 113 S Second-Replace Roof, 52 N Madison-Railings, 210 W Liberty-Replace Deck, 60 N Madison-Replace Railing and Posts, 102 N Madison-Repair Railing and Posts, and 38 N Madison-Replace Rear Stairs.

**11. Correspondence, Comments and Concerns.** The building citations letters of stairs were sent out mid June and had a 30 day compliant date which resulted work to be completed by middle of July caused a rush and concern. The concern is that it’s the peak of Construction season and it was nearly impossible to find builders to bid and do the work. Sergeant said that the city was working with the building owners, with owners communicating the work progress on paper or emails to the city would be important in extending the deadlines.

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**12. Education and News.** Sergeant shared Window article from the State Historical Society. [www.wisconsinhistory.org](http://www.wisconsinhistory.org); “Selecting an Appropriate Storm Window for your Historic Building”.

**13. Next Meeting Dates:** Wednesday, August 21, September 18, October 16, November 20, and December 18, 2019 at 6:00 p.m.

**14. Motion to Adjourn by Koser, seconded by Christens. Approved unanimously.**



# APPLICATION FOR

## CERTIFICATE OF APPROPRIATENESS

**\$0.00**  
Application  
Fee

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St. PO Box 529, Evansville, WI 53536

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form - it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION		
1	Applicant Name: Alan and Mary Pitas	Date Submitted:	
		RECEIVED	
		AUG 04 2019	
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ) : N/A		CITY OF EVANSVILLE
	Evansville Historic District, 78000132	Parcel Tax ID Number: 222 001080	
	Historic Property Address:	Parcel Number: 6-27-83	
	120 W. Church Street	Phone: (608) 279-4820	
	Evansville, WI 53536	Email: pitas@charter.net	
	Owner Name (if different from above): N/A	Owner Phone (if different):	
	Owner Address (if different from above): N/A	Owner Email (if different):	

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

1. **Application Form with attachments (as outlined in Section 5):**
  - o Clear photo(s) of every portion of the property that will be affected by the work or Historic photograph(s) (if available)
  - o Exterior elevations or sketches of existing conditions and proposed work o Samples or specifications of proposed materials o Site plan (if applicable)
2. **Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**
3. Sign Application (if applicable)

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s - 1915 architecture of any small town in Wisconsin" - Wisconsin State Historic Society

**SUBMITTED BY:** \_\_\_\_\_ **DATE:** \_\_\_\_\_  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
<div style="font-size: 48pt; font-weight: bold; border: 1px solid black; padding: 5px; display: inline-block;">2</div>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input checked="" type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input checked="" type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input checked="" type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing historic materials (metal, etc.) <input type="checkbox"/> Use new modern materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input checked="" type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input checked="" type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input checked="" type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Facade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><i>Please also complete and attach a sign application.</i></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/>



SECTION	PROPOSED WORK SUMMARY
<h1>3</h1>	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p> <ol style="list-style-type: none"> <li>1) Replace exposed portion of chimney. Chimney is not used for heating. Exposed portion is decorative only. Bricks are deteriorating. Will replace with tumbled brick.</li> <li>2) Replace flat roof. Current rolled asphalt roof leaks around chimney and scuttle. Replace With EPDM.</li> <li>3) Continue replacing aluminum combination storms with wooden storms.</li> <li>4) Repaint front porch with same color paint.</li> </ol>

SECTION	SUPPLEMENTAL QUESTIONS
<h1>4</h1>	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property? No. It will increase its historicity.</p> <p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p> <p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p> <p>All the work has been approved by the State of Wisconsin as part of Wisconsin Homeowners Tax Application WI170110.</p>

SECTION	REQUIRED ATTACHMENTS
	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"> <li>1. Clear photo(s) of every portion of the property affected by the work</li> <li>2. Historic photograph (if available)</li> <li>3. Site plan (if applicable)</li> <li>4. Exterior elevations or sketches of existing conditions and proposed work</li> <li>5. Samples or specifications of proposed materials</li> <li>6. Additional attachments that may assist in understanding the proposed work</li> </ol>

**EXHIBIT: 1)** Exterior Views, Current Chimney, Current Porch, Proposed Storm windows.





**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

*This decision form will be completed by the chair of the HPC or the Community Development Director.*

**Certificate of Appropriateness Decision Criteria:** *The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:*

- The proposed work does not have an adverse effect on the immediate site*
- The proposed work does not have an adverse effect on adjacent properties*
- The proposed work does not have an adverse effect on the entire district*
- Historic character is preserved*

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.**
- Contractor estimate demonstrates the un-repairability of original materials**
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_**

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

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**Certificate of Appropriateness is hereby (check one):**

**Approved, [ ] Not approved, or [ ] Approved with the following conditions:**

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**Approved by:** \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

**Date:** \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address:	Tax ID Number: 222 _____
Historic Property AHI Number:	Parcel Number: 6-27-_____



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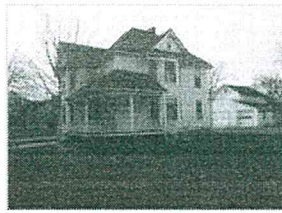
EVENTS

STORE

## PROPERTY RECORD 120 W CHURCH ST

### Architecture and History Inventory

PRINT    EMAIL A FRIEND    FACEBOOK    TWITTER    MORE...



#### NAMES

Historic Name:  
Other Name: **Alan and Mary Pitas House**  
Contributing: **Yes**  
Reference Number: **85041**

#### PROPERTY LOCATION

Location (Address): **120 W CHURCH ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES

Year Built:  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Queen Anne**  
Structural System:  
Wall Material: **Clapboard**  
Architect:  
Other Buildings On Site: **0**  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

#### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

NOTES ▶

**Additional Information:** HOUSE WAS BUILT BETWEEN 1907 AND 1914 ACCORDING TO SANBORN-PERRIS MAPS. TWO-STORY BARN IN REAR OF LOT.

**Bibliographic References:** SANBORN-PERRIS MAPS OF EVANSVILLE, WI. NEW YORK: 1907, 1914. EVANSVILLE REVIEW. SEPTEMBER 12, 1896. MONTGOMERY, RUTH ANN. GLIMPSES OF THE GROVE. EVANSVILLE: 1989, P. 121. ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM, EAGER FREE PUBLIC LIBRARY. MONTGOMERY, RUTH ANN. EVANSVILLE REVIEW: DEC. 10, 1997, P. 8; DEC. 17, 1997, P. 1; DEC. 24, 1997, P. 8..

RECORD LOCATION ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

Wisconsin Architecture and History Inventory Citation

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

CONTACT US



Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95





# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

**Initiated by City  
Enforcement Action**

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <u>GLENN MARQUETTE</u>	Date Submitted: <u>7-1-19</u> <b>RECEIVED</b> <b>JUL 1 • 2019</b>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <u>84823</u>	Parcel Tax ID Number: <u>222 045010</u> <b>CITY OF EVANSVILLE</b>
	Historic Property Address: <u>402 S. 1ST STREET</u>	Parcel Number: <u>6-27-530</u>
		Phone: <u>608-295-6665</u>
		Email: <u>GLENNM@STONEMILLCONST.COM</u>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above): <u>4025 S BERNSTEIN RD. CRFORDVILLE, WI 53576-9477</u>	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: [Signature] DATE: 7-1-19  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
2		Please check all boxes that apply and provide more detail in Sections 3 and 4:
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<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input checked="" type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input checked="" type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> <u>REBUILD STAIR &amp; LANDING USING</u> <input type="checkbox"/> <u>APPROPRIATE SIZED LUMBER &amp; FOLLOWING</u> <input type="checkbox"/> <u>PROPER STAGING AS PER CODE</u>



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>REPLACE STAIR ON FRONT &amp; BACK CONCRETE STOOP WITH IRON RAILINGS</p>
	<p>REBUILD STAIRS FOLLOWING CODE FOR SIZES &amp; SPACING AND POUR FROST FOOTINGS FOR LANDING BELOW GRADE</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>NO</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p>
	<p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable)</li><li>4. Exterior elevations or sketches of existing conditions and proposed work</li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>



HISTORIC PHOTO C. 1975

EXHIBIT: \_\_\_\_\_

HPC-2019-33



HPC-2019-33



HPC-2019-33



SECTION	SUPPLEMENTAL ATTACHMENTS
---------	--------------------------

5

Use this sheet to attach any additional items. **Each attachment should be marked with an exhibit number.**

US

**402 S 1ST ST**

**Architecture and History Inventory**

PRINT EMAIL A FRIEND FACEBOOK TWITTER MORE...



**NAMES**

Historic Name: **BENJAMIN S. HOXIE SPEC HOUSE**  
 Other Name:  
 Contributing: **Yes**  
 Reference Number: **84823**

**PROPERTY LOCATION**

Location (Address): **402 S 1ST ST**  
 County: **Rock**  
 City: **Evansville**  
 Township/Village:  
 Unincorporated Community:  
 Town:  
 Range:  
 Direction:  
 Section:  
 Quarter Section:  
 Quarter/Quarter Section:

**PROPERTY FEATURES**

Year Built: **1896**  
 Additions:  
 Survey Date: **2006**  
 Historic Use: **house**  
 Architectural Style: **Queen Anne**  
 Structural System:  
 Wall Material: **Aluminum/Vinyl Siding**  
 Architect: **BENJAMIN S. HOXIE**  
 Other Buildings On Site: **0**  
 Demolished?: **No**  
 Demolished Date:

**DESIGNATIONS**

National/State Register Listing Name: **South First Street Residential Historic District**  
 National Register Listing Date: **8/10/2011 12:00:00 AM**  
 State Register Listing Date: **11/19/2010 12:00:00 AM**  
 National Register Multiple Property Name:

**NOTES**

**Additional Information:** HOUSE HAS STONE FOUNDATION WALLS. HAS NOW BEEN RESIDED IN VINYL CLAPBOARDS.

**Bibliographic References:** HISTORIC EVANSVILLE REAL ESTATE TAX ASSESSMENT ROLLS. EVANSVILLE ENTERPRISE. NOVEMBER 8, 1895. EVANSVILLE BADGER. JANUARY 18, 1896. EVANSVILLE TRIBUNE. 1896.

**RECORD LOCATION**

**Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin**



## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
 31 S Madison St  
 PO Box 529  
 Evansville, WI 53536  
 (608) 882-2266

July 10, 2019

Glenn Marquette  
 4025 S Bernstein Road  
 Orfordville, WI 53576-9477

**RE: Application HPC-2019-33 for Certificate of Appropriateness on parcel 6-27-530 (402 S First)**

Glenn,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **July 17<sup>th</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

Please note, some additional information will be needed to assist the Commission during their review. Failure to provide this information may result in the commission delaying review of the application by 30 days or more.

Please submit the following:

- Plans or sketches of proposed new stairs (SEE ATTACHED)
- Sample or detail of proposed railing systems (SEE ATTACHED)
- Clarification if front stairs or railings are being replaced FRONT & REAR STAIRS ARE CONCRETE & IN

GOOD SHAPE, I WILL USE NEW MATERIALS TO REBUILD RAILINGS PER ENCLOSED PIC'S,

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

Jason Sergeant  
 Community Development Director

Enclosures: HPC Application

CC: Historic Preservation Commission and Larry Schalk, Building Inspector



Select Your Store

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## 2 x 3 x 36 Classic Spindle

Model Number: 1113488 | Menards® SKU: 1113488



*3 SPINDLE  
STYLE*

Online Price

EVERYDAY LOW PRICE \$2.99  
 11% MAIL-IN REBATE Good Through 8/10/19 \$0.33  
**FINAL PRICE \$2.66 each**

You Save \$0.33 After Mail-In Rebate

**! Additional Packaging/Handling Charges May Apply.**

\* Mail-in Rebate is in the form of merchandise credit check, valid in-store only. Merchandise credit check is not valid towards purchases made on MENARDS.COM®.



**FREE Ship To Store**

[Enter Your ZIP Code](#) for store information



**Shipping**

Available

### Description & Documents

This 2 x 3 x 36 Classic Spindle is a treated railing spindle that is created to add a pleasant aesthetic appeal to your next project. This spindle will add timeless style and appeal to your railing.

**Dimensions:** 2 x 3 x 36" nominal

**Shipping Dimensions:** 36.0 H x 2.5 W x 1.5 D

**Shipping Weight:** 2.8 lbs

Brand Name: AC2

#### Features

- MicroPro™ lifetime limited warranty
- Environmentally friendly
- Built-in water repellent
- Actual size: dimensions at time of manufacture prior to pressure treating. Product dimensions will vary depending on moisture content.

### Specifications

Product Type	Wood Railing Spindle	Material	Pressure Treated Pine
Color/Finish	Green Treated	Assembled Width	2-1/4 inch
Assembled Depth	1-1/4 inch	Assembled Height	36 inch
For Use With	Exterior Railings	Includes	Pressure Treatment
Package Quantity	1	Resistance Features	Rot, Decay
Spindle Shape	Turned	Shop Our Design & Buy Tools! +	

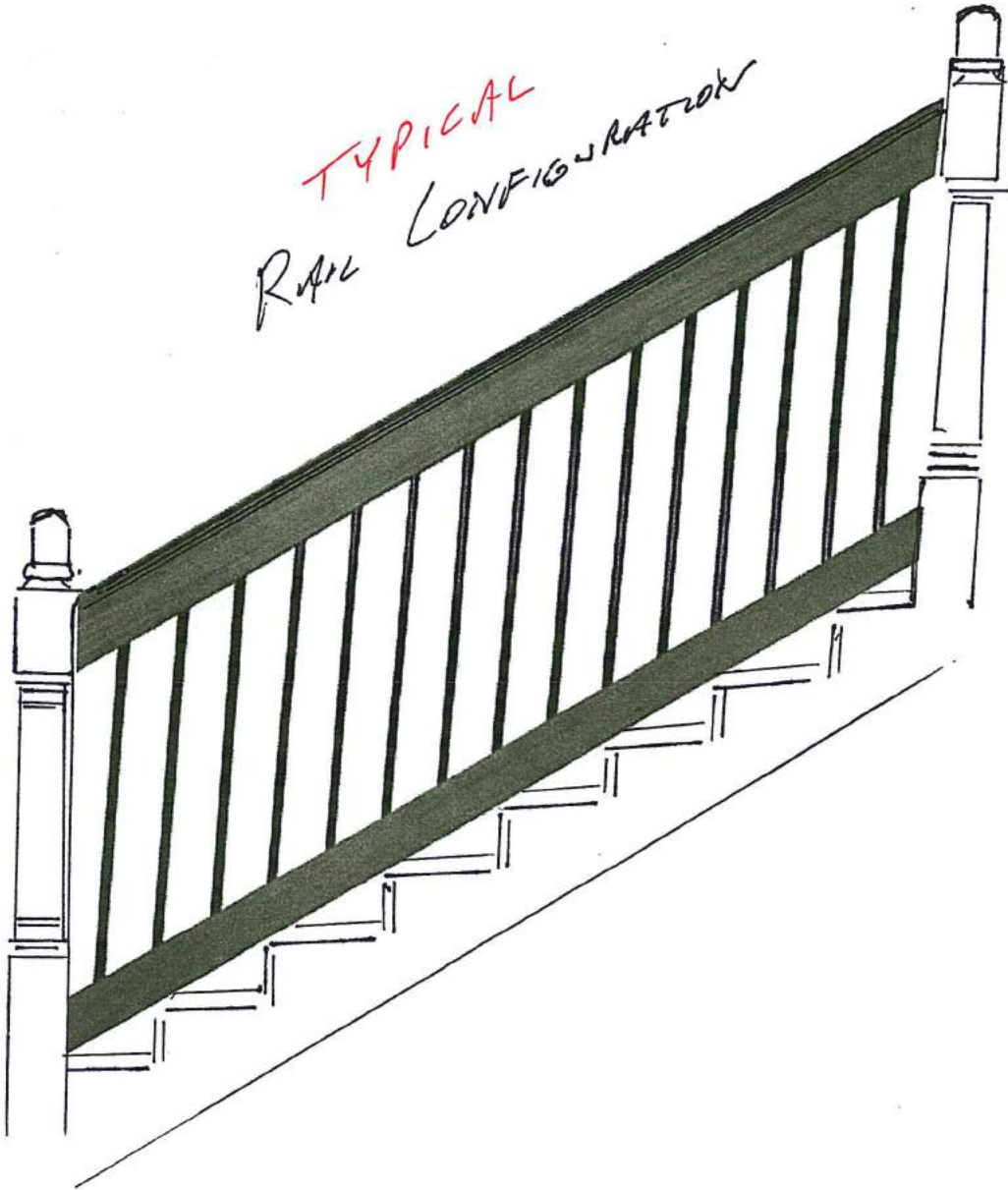


HAND  
RAIN



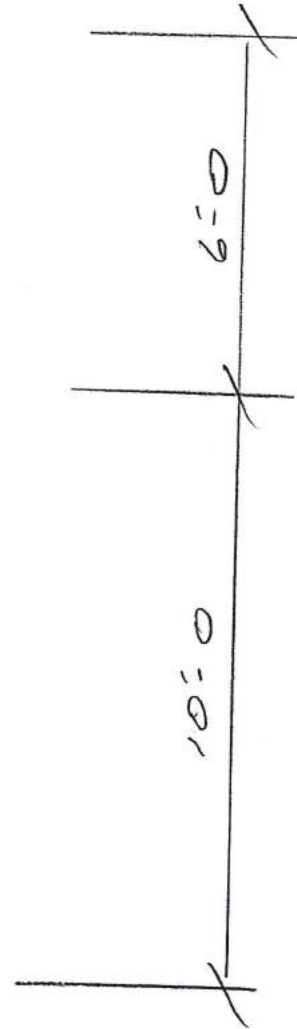
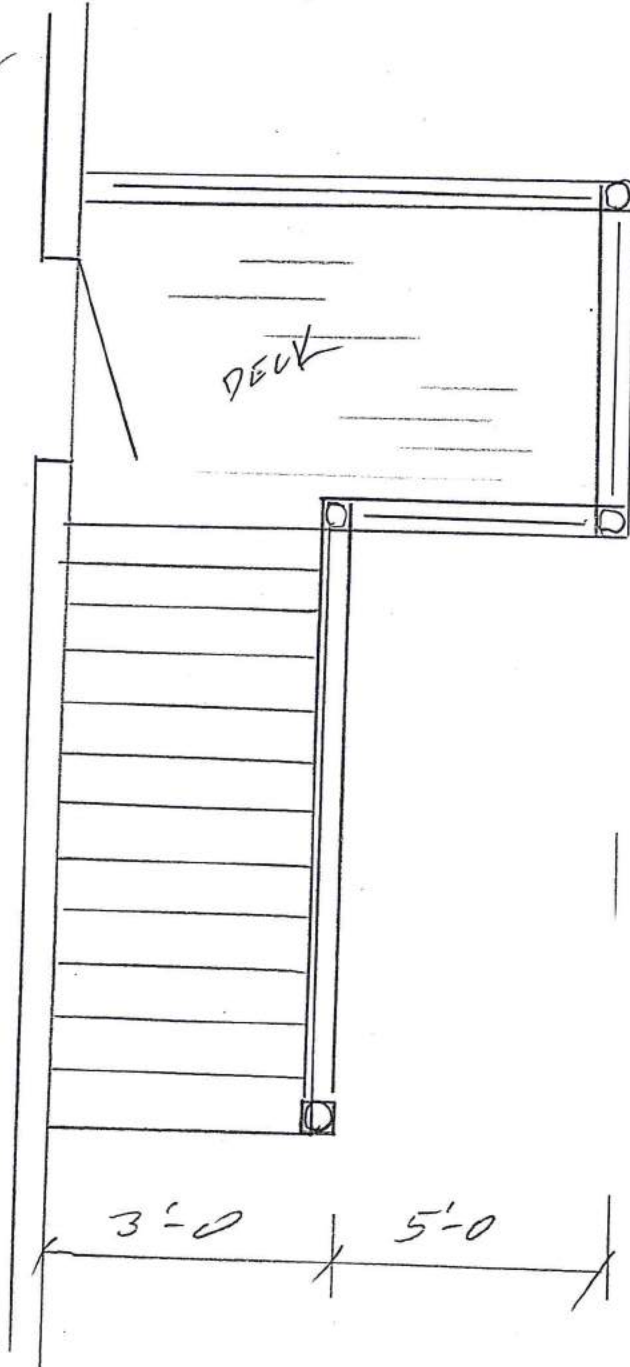


TYPICAL  
RAIL CONFIGURATION



STAIR TO 2<sup>ND</sup> STORY

HOUSE





## City of Evansville

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Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

July 18, 2019

Glenn Marquette  
4025 S Bernstein Road  
Orfordville, WI 53576-9477

**RE: Application HPC-2019-33 for Certificate of Appropriateness on parcel 6-27-530 (402 S First)**

Glenn,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been deemed incomplete. It has been scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm** by the Historic Preservation Commission. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

A handwritten signature in black ink, appearing to read 'J. M. Sergeant'.

Jason Sergeant  
Community Development Director

CC: Historic Preservation Commission and Larry Schalk, Building Inspector



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

RECONSTRUCT EXTERIOR STAIRS, ADD HANDRAILS

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <u>402 S FIRST</u>	Tax ID Number: 222 <u>045010</u>
Historic Property AHI Number: <u>84823</u>	Parcel Number: 6-27- <u>530</u>



# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Initiated by City Enforcement Action

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <u>GLENN MARQUETTE</u>	Date Submitted: <u>7-15-19</u> <span style="float: right; border: 2px solid red; padding: 2px;">RECEIVED</span>
		<div style="border: 1px solid blue; width: 100px; height: 30px;"></div>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ) :	
		Parcel Tax ID Number: <u>222 045008</u>
	Historic Property Address: <u>402 S. FIRST STREET</u>	Parcel Number: <u>6-27-528</u>
		Phone: <u>608-295-6665</u>
		Email: <u>GLENNM@STONEWELLCONST.COM</u>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above): <u>4025 S. BERNSTEIN RD ORFORDVILLE, WI 53576</u>	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: \_\_\_\_\_

Owner/Applicant Signature

DATE: 7-15-19

SECTION	PROPOSED WORK CHECKLIST	
<h1>2</h1>	Please check all boxes that apply and provide more detail in Sections 3 and 4:	
Work Category	Work Category Details	
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input checked="" type="checkbox"/> Other	<input type="checkbox"/> New <input checked="" type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input checked="" type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>① ADD NEW RAILINGS BOTH SIDES OF STAIR</p>
	<p>WITH MATERIALS ATTACHED TO MEET CODE</p>
	<p>REQ'S</p>
	<p>② ADD TO RISES OF STAIR TO COMPLY WITH</p>
	<p>CODE USING WOOD</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>NO</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)  <b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>
	<p>YES, MEET REQ'D CODE FOR STAIR &amp; RAIL DIMENSIONS</p>



Select Your Store

Help Center ▾ Credit Center ▾ Gift Cards ▾ Gift Registry Order Tracker Rebate Center

## 2 x 3 x 36 Classic Spindle

Model Number: 1113488 | Menards® SKU: 1113488



*SPINDLE  
STYLE*

Online Price

EVERYDAY LOW PRICE \$2.99  
 11% MAIL-IN REBATE Good Through 8/10/19 \$0.33  
**FINAL PRICE \$2.66 each**

You Save \$0.33 After Mail-In Rebate

**Additional Packaging/Handling Charges May Apply.**

\* Mail-in Rebate is in the form of merchandise credit check, valid in-store only. Merchandise credit check is not valid towards purchases made on MENARDS.COM\*.



**FREE Ship To Store**  
Enter Your ZIP Code for store information



**Shipping**  
Available

### Description & Documents

This 2 x 3 x 36 Classic Spindle is a treated railing spindle that is created to add a pleasant aesthetic appeal to your next project. This spindle will add timeless style and appeal to your railing.

**Dimensions:** 2 x 3 x 36" nominal

**Shipping Dimensions:** 36.0 H x 2.5 W x 1.5 D

**Shipping Weight:** 2.8 lbs

Brand Name: AC2

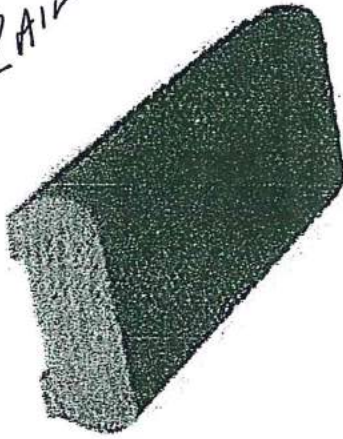
### Features

- MicroPro™ lifetime limited warranty
- Environmentally friendly
- Built-in water repellent
- Actual size: dimensions at time of manufacture prior to pressure treating. Product dimensions will vary depending on moisture content.

### Specifications

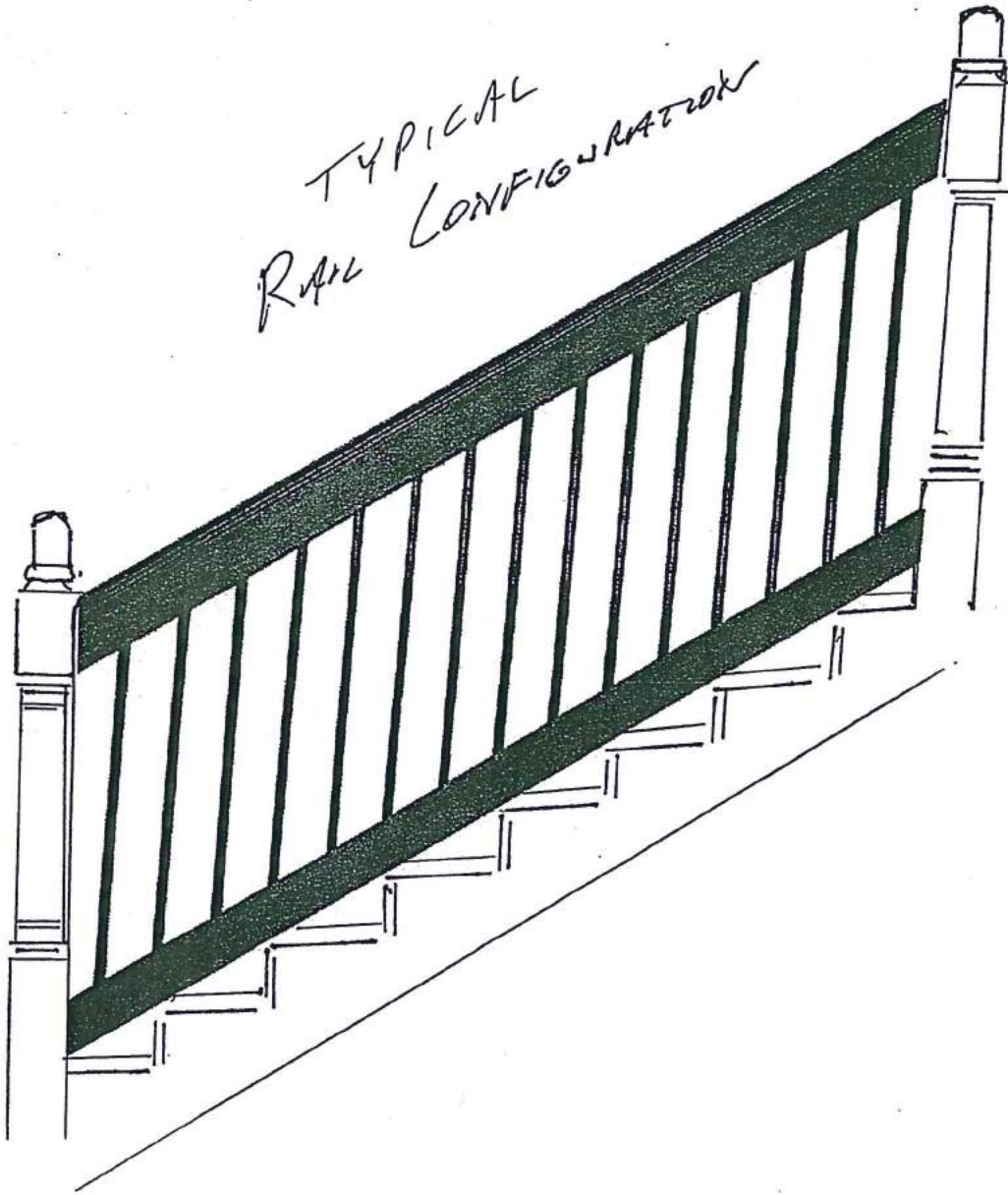
Product Type	Wood Railing Spindle	Material	Pressure Treated Pine
Color/Finish	Green Treated	Assembled Width	2-1/4 inch
Assembled Depth	1-1/4 inch	Assembled Height	36 inch
For Use With	Exterior Railings	Includes	Pressure Treatment
Package Quantity	1	Resistance Features	Rot, Decay
Spindle Shape	Turned	Shop Our Design & Buy Tools! +	

HAND  
RAIN





TYPICAL  
RAIL CONFIGURATION



Application



**DECISION FORM FOR  
CERTIFICATE OF APPROPRIATENESS**  
CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPAIR STAIRS

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: 342 S FIRST

Tax ID Number: 222 045008

Historic Property AHI Number:

Parcel Number: 6-27- 528



# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Original Material Replacement  
see: Wis S.S. 62.23(7)(em)(2m)

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <u>BRIAN COOK</u> <u>BLC BUILDS</u>	Date Submitted: <u>RECEIVED</u> <u>8/6/19</u> <u>CITY OF EVANSVILLE</u>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <u>85020</u>	Parcel Tax ID Number: <u>222 0 01189</u>
	Historic Property Address: <u>1145 3RD ST</u> <u>EVANSVILLE WI 53536</u>	Parcel Number: <u>6-27-186</u>
	Owner Name (if different from above): <u>AMY &amp; EINAR FLOAN</u>	Phone: <u>608 558-7811</u>
	Owner Address (if different from above):	Email: <u>blc builds@gmail.com</u>
	Owner Name (if different from above):	Owner Phone (if different): <u>608-443-8115</u>
	Owner Address (if different from above):	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

- Application Form with attachments (as outlined in Section 5):**
  - Clear photo(s) of every portion of the property that will be affected by the work
  - Historic photograph(s) (if available)
  - Exterior elevations or sketches of existing conditions and proposed work
  - Samples or specifications of proposed materials
  - Site plan (if applicable)
- Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**
- Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: Brian Cook DATE: 8-9-19  
Owner/Applicant Signature

SECTION	PROPOSED WORK CHECKLIST	
<h1>2</h1>	Please check all boxes that apply and provide more detail in Sections 3 and 4:	
Work Category	Work Category Details	
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input checked="" type="checkbox"/> Decking
<input checked="" type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input checked="" type="checkbox"/> Replacement	<input checked="" type="checkbox"/> Recreating <input checked="" type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>PROJECT TO CONSIST OF RAISING PORCH TO ORIGINAL LEVEL, RECONSTRUCTING FOUNDATION AND SUPPORTING POST TO UNDER DECK LEVEL, AND USING EPOXY WOOD REPLACER TO REFORM ROTTED STRUCTURE</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>NO</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.) Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</p>
	<p>FOLLOWING REQUEST OF COMMITTEE</p>

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable)</li><li>4. Exterior elevations or sketches of existing conditions and proposed work</li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>

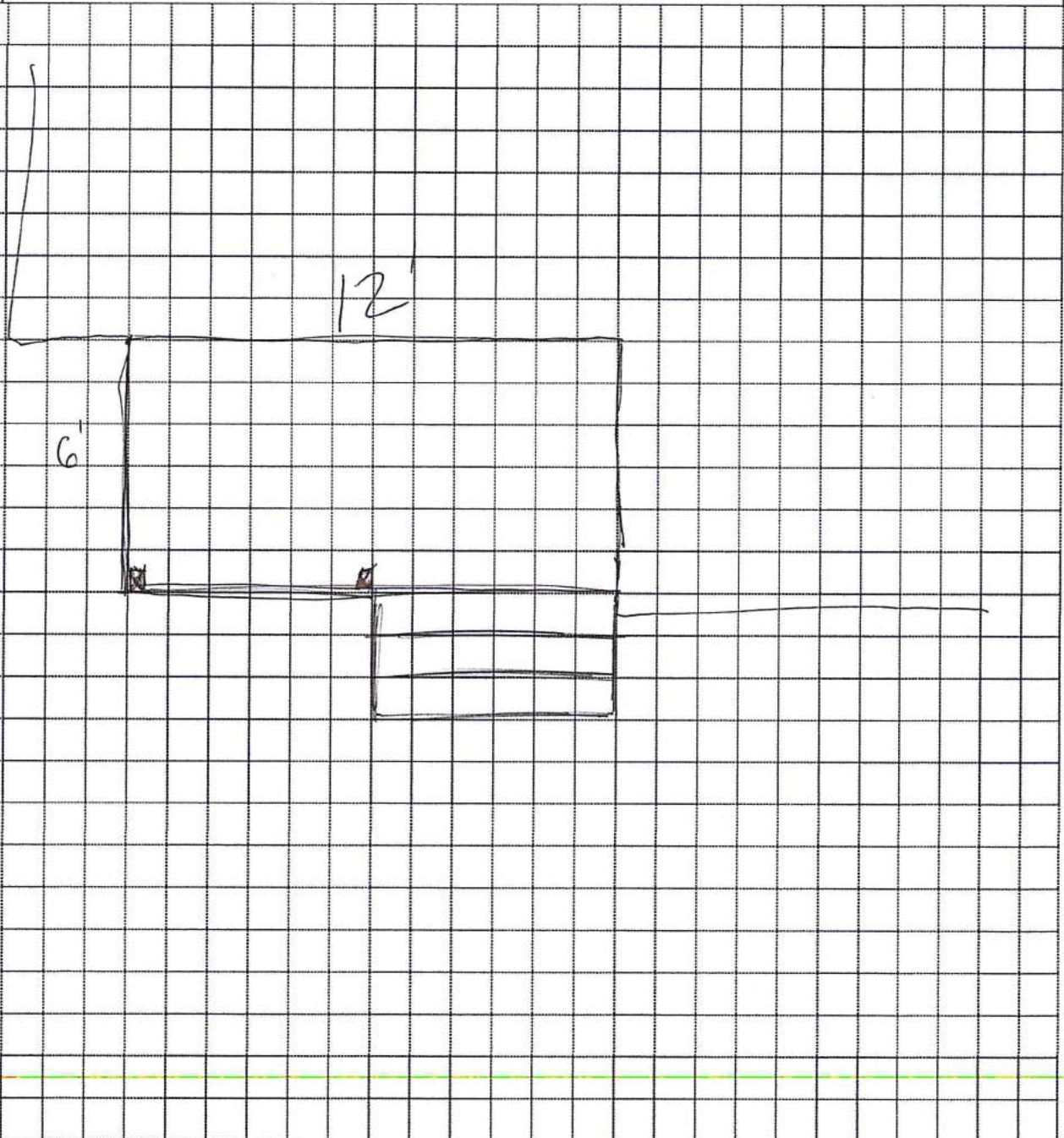


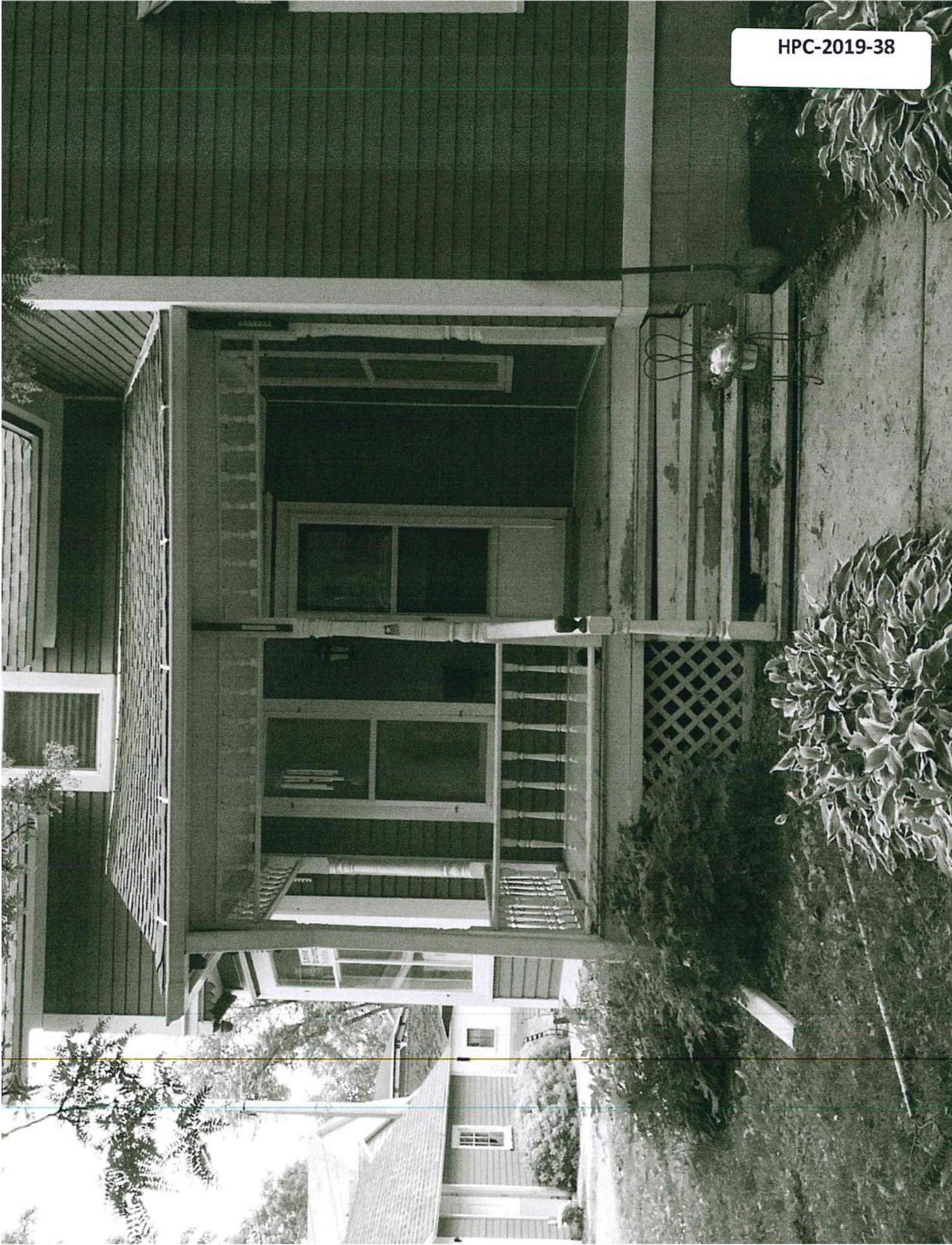
EXHIBIT: \_\_\_\_\_

SECTION	SUPPLEMENTAL ATTACHMENTS
5	Use this sheet to attach any additional items. Each attachment should be marked with an exhibit number.



HISTORIC PHOTO

EXHIBIT: \_\_\_\_\_





Jason Sergeant &lt;jason.sergeant@ci.evansville.wi.gov&gt;

---

**HPC-2019-38 114 S Third**

1 message

---

**Jason Sergeant** <jason.sergeant@ci.evansville.wi.gov>

Fri, Jul 19, 2019 at 11:13 AM

To: Brian Cook &lt;blcbuilds@gmail.com&gt;

Cc: Larry Schalk &lt;larry.schalk@ci.evansville.wi.gov&gt;, Dan Stephans &lt;djsaia@stephans.org&gt;

Brian,

I'm touching base regarding the application. I understand you spoke with the commission this week. I will hold the application until a full application is received, then will schedule for formal review. Please see the attached schedule for submission deadlines.

-Jason

--

**Jason Sergeant****Community Development Director**

City of Evansville

31 S. Madison Street

PO Box 76

Evansville, WI 53536

**Office: (608)-882-2285****Fax: (608)-882-2282**

Jason.sergeant@ci.evansville.wi.gov

*"Best City for young families in Wisconsin" – nerdwallet.com***2019 HPC Meeting Dates.pdf**

105K



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## PROPERTY RECORD 114 S 3RD ST

### Architecture and History Inventory

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#### NAMES

Historic Name:  
Other Name:  
Contributing: **Yes**  
Reference Number: **85020**

#### PROPERTY LOCATION

Location (Address): **114 S 3RD ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES

Year Built:  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Gabled Ell**  
Structural System:  
Wall Material: **Aluminum/Vinyl Siding**  
Architect:  
Other Buildings On Site:  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

#### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

NOTES ▶

**Additional Information:** BUILT BETWEEN 1871 AND 1883 ACCORDING TO BIRD'S EYE VIEWS.

**Bibliographic References:** BIRD'S EYE VIEW OF EVANSVILLE, WI. MADISON: J. J. STONER, 1883. BIRD'S EYE VIEW OF EVANSVILLE, WI. CHICAGO: CHICAGO LITHOGRAPHING CO., 1871.

RECORD LOCATION ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

CONTACT US

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

**Wisconsin Architecture and History Inventory Citation**

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".



Price: \$19.99

Suffragists 1920 Mug



Price: \$25.95

Fuzzy Badger Stuffed Toy



Price: \$22.95

Sport: Book and Dog Bundle!



Price: \$29.95

Bubbler Water Bottle



Price: \$12.95



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPAIR PORCH

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <u>114 S THIRD</u>	Tax ID Number: 222 <u>001189</u>
Historic Property AHI Number: <u>85020</u>	Parcel Number: 6-27- <u>186</u>





# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Initiated by City Enforcement Action

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <i>Harry &amp; Bonnie Luchsinger</i>	Date Submitted: <i>7-16-19</i>
		<b>RECEIVED</b>
		JUL 16 2019
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <i>59605</i>	Parcel Tax ID Number: <i>222 001018</i>
	Historic Property Address: <i>20 W. Main St.</i>	Parcel Number: <i>6-27- 21</i>
		Phone: <i>608 882 4184</i>
		Email: <i>bonnie.luchsinger@gmail.com</i>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above): <i>7716 W. City Rd N Evansville</i>	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: *Bonnie Luchsinger* DATE: *7-15-19*  
Owner/Applicant Signature

87

SECTION		PROPOSED WORK CHECKLIST
<h1>2</h1>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input checked="" type="checkbox"/> Replacement <input checked="" type="checkbox"/> Removal	<input checked="" type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"> <li>1. Clear photo(s) of every portion of the property affected by the work</li> <li>2. Historic photograph (if available)</li> <li>3. Site plan (if applicable)</li> <li>4. Exterior elevations or sketches of existing conditions and proposed work</li> <li>5. Samples or specifications of proposed materials</li> <li>6. Additional attachments that may assist in understanding the proposed work</li> </ol>

SPS 321.04

EXHIBIT:   A

SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>No change of location.</p>
	<p>Natural materials as indicated within SPS 320-325.</p>
	<p>Required by City, letter dated June 6, 2019 and received June 29, 2019.</p>

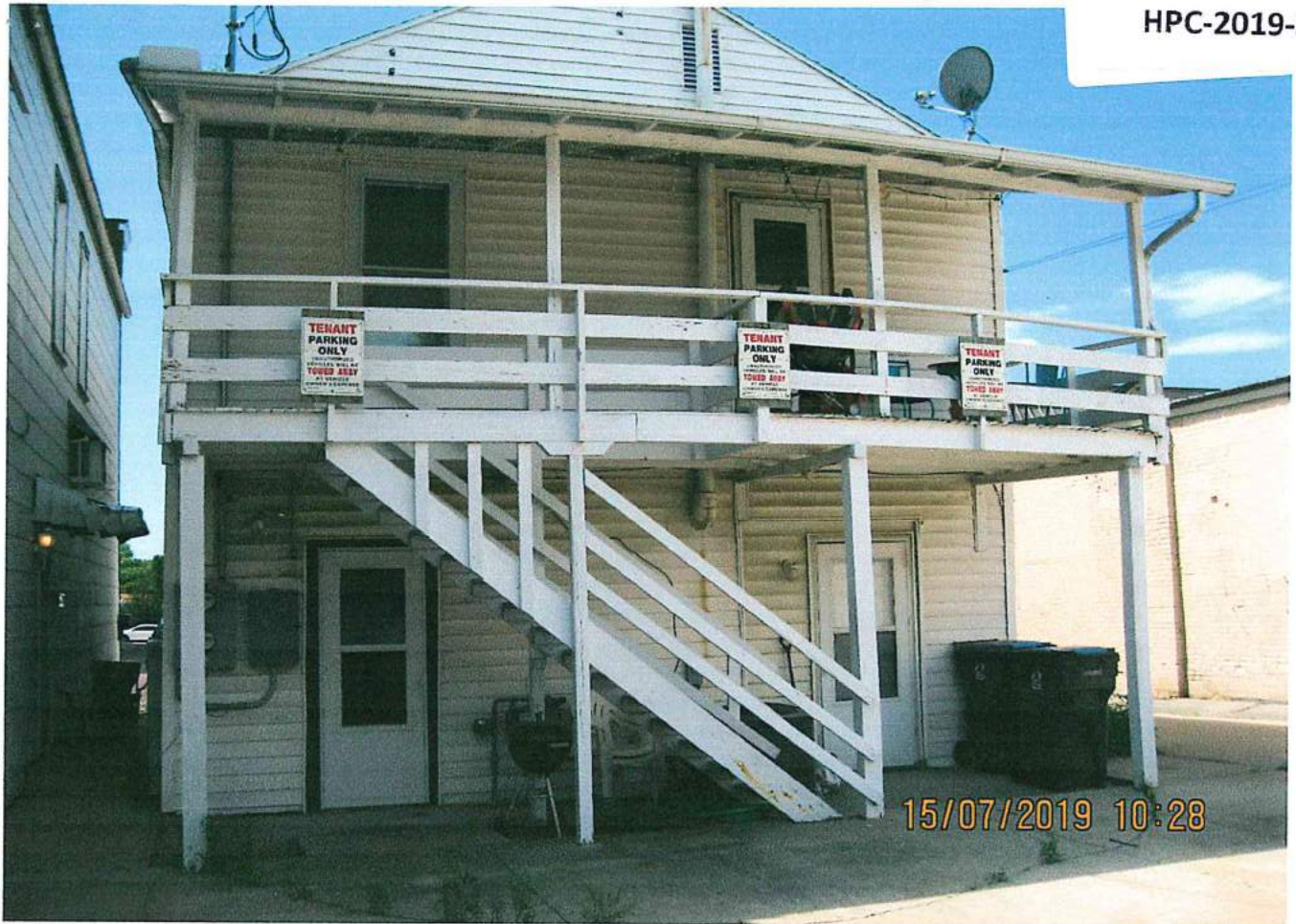
SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property? <i>No</i></p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p> <p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>
	<p><i>N/A</i></p>



15/07/2019 10:30



15/07/2019 10:29









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## PROPERTY RECORD 20 W MAIN ST

### Architecture and History Inventory

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#### NAMES ▸

Historic Name: **ALLAN BAKER BLACKSMITH AND CARRIAGE SHOP**

Other Name:

Contributing: **Yes**Reference Number: **59605**

#### PROPERTY LOCATION ▸

Location (Address): **20 W MAIN ST**County: **Rock**City: **Evansville**

Township/Village:

Unincorporated Community:

Town:

Range:

Direction:

Section:

Quarter Section:

Quarter/Quarter Section:

#### PROPERTY FEATURES ▸

Year Built: **1872**

Additions:

Survey Date: **2006**Historic Use: **blacksmith shop**Architectural Style: **Front Gabled**

Structural System:

Wall Material: **Aluminum/Vinyl Siding**

Architect:

Other Buildings On Site: **0**Demolished?: **No**

Demolished Date:

#### DESIGNATIONS ▸

National/State Register Listing Name: **Evansville Historic District**National Register Listing Date: **11/16/1978 12:00:00 AM**State Register Listing Date: **1/1/1989 12:00:00 AM**

National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

##### Related products from our Online Store:

Wisconsin Indian Literature:  
Anthology of Native Voices



Price: \$26.95

An 1860's Spanferkel (German Pig  
Book) 88/17/2010

NOTES >

**Additional Information:** A 'site file' exists for this property. It contains additional information such as correspondence, newspaper clippings, or historical information. It is a public record and may be viewed in person at the State Historical Society, Division of Historic Preservation.

**Bibliographic References:** MONTGOMERY, RUTH ANN. EVANSVILLE REVIEW. NOVEMBER 29, 1995, PP. 7, 10. ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM, EAGER FREE PUBLIC LIBRARY.

RECORD LOCATION >

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

joe.derose@wisconsinhistory.org

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

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How to Cite

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Wisconsin Architecture and History Inventory Citation

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

CONTACT US



Price: \$50.00

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Ship Dog of the Great Lakes



Price: \$17.95

Camp Randall Parchment Stationery Set

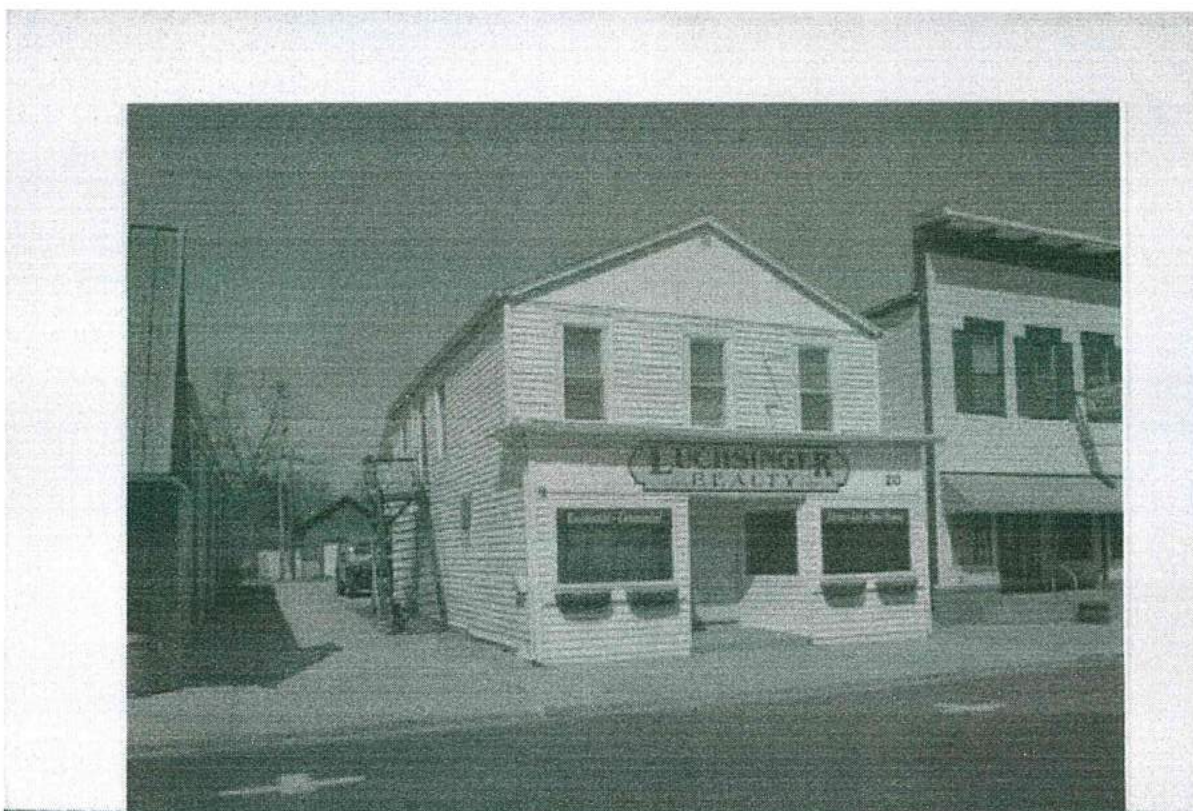


Price: \$16.95

Wisconsin Cheese Board - Made in the State!



Price: \$38.95







## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

July 19, 2019

Larry and Bonnie Luchsinger  
7716 N Cty Rd M  
Evansville, WI 53536

**RE: Application HPC-2019-39 for Certificate of Appropriateness on parcel 6-27-21 (20 W Main)**

Mr. and Mrs. Luchsinger,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

**Please note, some additional information will be needed to assist the Commission during their review. Failure to provide this information by August 9<sup>th</sup> at 4pm will result in the commission delaying review of the application by 30 days or more. Please submit the following:**

- Plans or sketches of proposed new stairs
- Sample or detail of proposed railing systems
- Specify locations and scope of work.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

Jason Sergeant  
Community Development Director

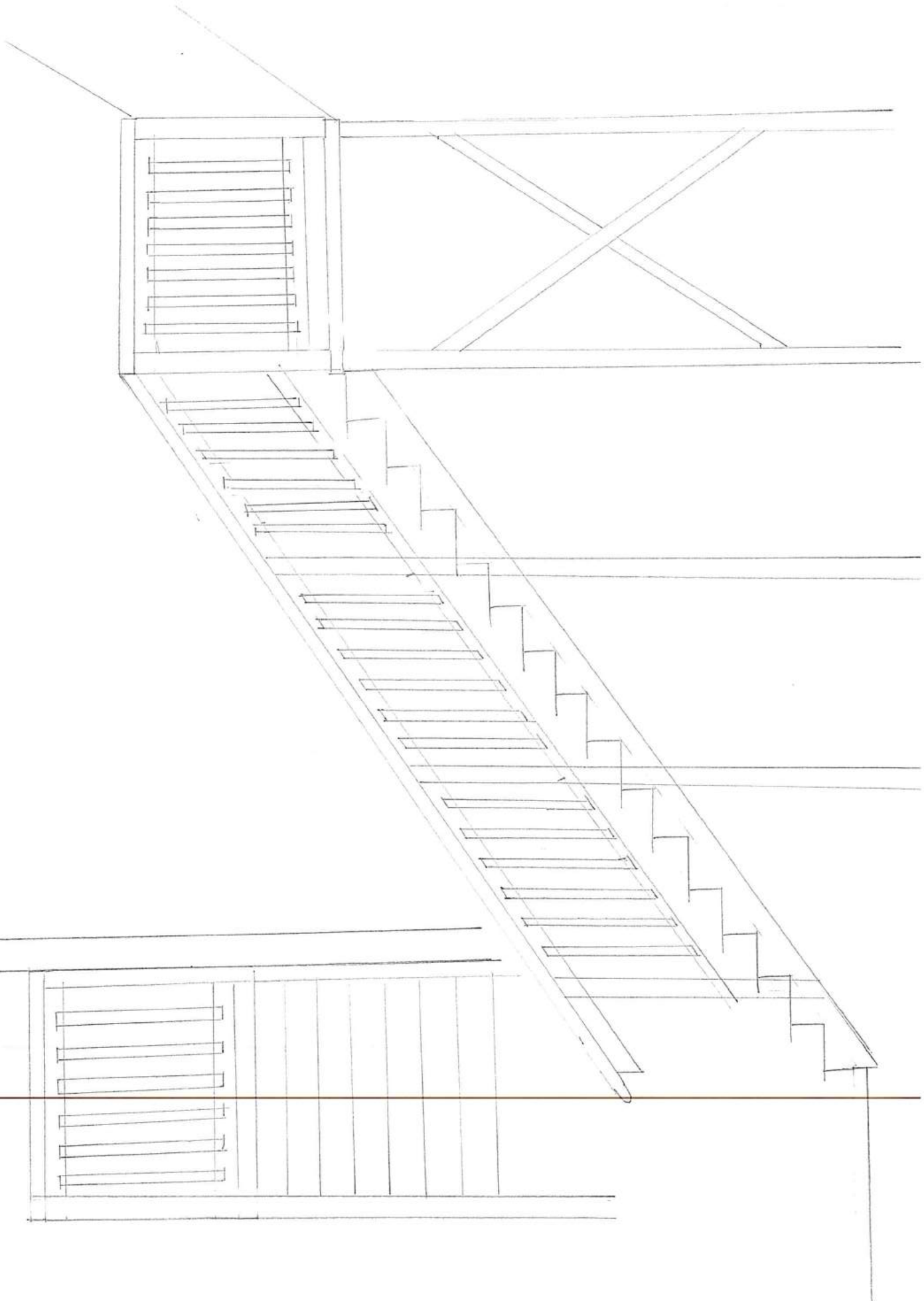
Enclosures: HPC Application

CC: Historic Preservation Commission and Larry Schalk, Building Inspector



Side View  
↑

Rear View  
↑









## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

August 14, 2019

Larry and Bonnie Luchsinger  
7716 N Cty Rd M  
Evansville, WI 53536

**RE: Application HPC-2019-39 for Certificate of Appropriateness on parcel 6-27-21 (20 W Main)**

Mr. and Mrs. Luchsinger,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

A handwritten signature in black ink, appearing to read 'J. M. Sergeant'.

Jason Sergeant  
Community Development Director

CC: Historic Preservation Commission





**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPAIR & RECONSTRUCT STAIRS

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <u>20 W MAIN</u>	Tax ID Number: 222 <u>001018</u>
Historic Property AHI Number: <u>59605</u>	Parcel Number: 6-27- <u>21</u>





# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Initiated by City Enforcement Action

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <u>Nicole M. Hutchins</u>	Date Submitted: <span style="border: 1px solid red; padding: 2px;">RECEIVED 7/17/19</span>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <u>140953</u>	Parcel Tax ID Number: <u>222 061019</u>
	Historic Property Address: <u>213 S MADISON ST EVANSVILLE, WI 53536</u>	Parcel Number: <u>6-27-711</u>
		Phone: <u>608-418-3798</u>
		Email: <u>NICOLE.C.RGR-CPA.COM</u>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above): <u>129 W. LIBERTY ST EVANSVILLE, WI 53536</u>	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to:

1. **Application Form with attachments** (as outlined in
  - o Clear photo(s) of every portion of the prop
  - o Historic photograph(s) (if available)
  - o Exterior elevations or sketches of existing cor
  - o Samples or specifications of proposed materi
  - o Site plan (if applicable)
2. **Building Permit** (work cannot begin until Building Inspe
3. **Sign Application** (if applicable)

All applications are to be submitted 10 days prior to the HPC meeting. HPC meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by a authorized representative.

STAFF NOTE: 8.14.19  
APPLICANT REQUESTS  
NO RAILINGS ADDED  
TO FRONT PORCH TO  
BETTER REFLECT  
HISTORIC APPEARANCE

Thank you for helping to value and protect "one of the most intact nineteenth-century townscapes in southern Wisconsin" and "the finest collection of 1840s - 1915 architecture of any small town in Wisconsin" - Wisconsin State Historic Society

SUBMITTED BY: Nicole M. Hutchins DATE: 7/17/19  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
<h1 style="font-size: 48px; margin: 0;">2</h1>		<p>Please check all boxes that apply and provide more detail in Sections 3 and 4:</p>
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input checked="" type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input checked="" type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>PORCH RAILING TO BE CONSTRUCTED ON REAR CONCRETE LANDING &amp; STAIRS. PROPOSE TO USE VINYL / COMPOSITE LOW-MAINTENANCE MATERIALS IN A NATURAL TONE TO MATCH EXISTING STRUCTURE. (SEE ATTACHED CONTRACTOR BID)</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>I AM WAITING FOR RESEARCH ON THE HISTORICAL APPEARANCE OF THE FRONT PORCHES FROM BOTH THE WISCONSIN HISTORICAL SOCIETY &amp; EVANSVILLE LIBRARY. IT APPEARS THAT OTHER ITALIANATE STRUCTURES SUCH AS THIS ONE, DID NOT HAVE SPINDLES &amp; RAILINGS, BUT AN OPEN PORCH FRONT WITH DECORATIVE POSTS.</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)  <b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>
	<p>SEE ATTACHED BUILDING CODES</p>

SECTION	REQUIRED ATTACHMENTS
<div data-bbox="224 359 289 453" style="font-size: 48px;">5</div>	<p>Please attach the following required items using the space below or additional sheets as necessary. <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"> <li>1. Clear photo(s) of every portion of the property affected by the work</li> <li>2. Historic photograph (if available)</li> <li>3. Site plan (if applicable)</li> <li>4. Exterior elevations or sketches of existing conditions and proposed work</li> <li>5. Samples or specifications of proposed materials</li> <li>6. Additional attachments that may assist in understanding the proposed work</li> </ol>
<div data-bbox="354 604 766 655" style="font-family: cursive;">EMailed EXHIBIT #1</div>	
<p>EXHIBIT: _____</p>	



**Magee Construction LLC,**  
 16746 West Cain Rd Evansville, WI. 53536  
 Office 608/882-6561 Fax 608/882-6533

**July 11, 2019**

**Nicole Huttchins**  
**railings on the porches on S. Madison St**

Qty.		PRICE	TOTAL
	<b>Front porches - all materials are cedar and spindles are turned to fit the Historic Look - they will need to be painted</b>		
	<b>North porch add railing on the north and redo handrail with spindles for space code</b>		
1	4x4x8 cedar 1/2 used on each front porch	\$48.00	\$48.00
4	6" exterior carriage bolts with n/w	\$2.50	\$10.00
2	Mr Spindle configured handrails - top & bottom DCCR2496	\$38.26	\$76.52
2	Mr Spindle 1/8 X 1/2 fillet DF96	\$7.11	\$14.22
3	Mr Spindle threaded Acorn post tops	\$7.00	\$21.00
24	2x2x36 turned colonial cedar spindles	\$5.33	\$127.92
1	2x4x8 treated	\$5.12	\$5.12
		subtotal	\$281.78
		tax	\$15.50
		total	\$297.28
	<b>South porch</b>		
4	6" exterior carriage bolts with n/w	\$2.50	\$10.00
5	Mr Spindle configured handrails - top & bottom DCCR2496	\$38.26	\$191.30
5	Mr Spindle 1/8 X 1/2 fillet DF96	\$7.11	\$35.55
54	2x2x36 turned colonial cedar spindles	\$5.33	\$287.82
1	all fasteners required	\$55.00	\$55.00
		subtotal	\$579.67
		tax	\$31.88
		total	\$611.55
	<b>Rear porch with vinyl rail</b>		
6	4x4x39 posts sleeves	\$21.93	\$131.58
2	4x4x45 post sleeves	\$24.98	\$49.96
8	4x36/42 Gal. Angle post mounts	\$56.25	\$450.00
2	Series 100 Level rail kits 6' 36"	\$140.75	\$281.50
2	10106 W Series 100 Level rail kits 8' x 36"	\$187.64	\$375.28
2	Series 100 Stair rail kits 4 x 36	\$98.82	\$197.64
1	Box 1/4 x 3 1/4 Hex Tapcon screws	\$35.00	\$35.00

*IF REQUIRED*



(b) *Handrails.* 1. 'Height.' a. Handrails shall be located at least 30 inches, but no more than 38 inches above the nosing of the treads, except as provided in subds. 1. b. to d. Measurement shall be taken from the hard structural surface beneath any finish material to the top of the rail. Variations in uniformity are allowed only when a rail contacts a wall or newel post or where a turnout or volute is provided at the bottom tread.

b. A volute, turnout, or starting casing that does not comply with subd. 1. a. may extend over the lowest tread.

c. Transition fittings on handrails may extend above the 38-inch height limit.

d. Where handrail fittings or bendings are used to provide a continuous transition between flights, or at winder treads, or from a handrail to a guard, or at the start of a flight, the height at the fittings or bendings may exceed 38 inches.

2. 'Clearance.' The clearance between a handrail and the wall surface shall be at least 1 1/2 inches.

3. 'Winders.' a. Except as provided under subd. 3. b., the required handrail on winder stairs shall be placed on the side where the treads are wider.

b. Where all winder treads in a flight have a depth of at least 9 inches from nosing to nosing measured at a point 12 inches from the narrow end of the tread, the required handrail may be located on either side of the stairway.

4. 'Projection.' Handrails and associated trim may project into the required width of stairs and landings a maximum of 4 1/2 inches on each side.

5. 'Size and configuration.' Handrails shall be symmetrical about the vertical centerline to allow for equal wraparound of the thumb and fingers.

a. Handrails with a round or truncated round cross sectional gripping surface shall have a maximum whole diameter of 2 inches.

b. Handrails with a rectangular cross sectional gripping surface shall have a maximum perimeter of 6 1/4 inches with a maximum cross sectional dimension of 2 7/8 inches.

c. Handrails with other cross sections shall have a maximum cross sectional dimension of the gripping surface of 2 7/8 inches with a maximum linear gripping surface measurement of 6 1/4 inches and a minimum linear gripping surface of 4 inches.

Note: See ch. SPS 325 Appendix A for further information on handrail measurement.

6. 'Continuity.' Handrails shall be continuous for the entire length of the stairs except in any one of the following cases:

a. A handrail may be discontinuous at an intermediate landing.

b. A handrail may have newel posts.

c. A handrail may terminate at an intermediate wall provided the lower end of the upper rail is returned to the wall or provided with a flared end, the horizontal offset between the 2 rails is no more than 12 inches measured from the center of the rails, and both the upper and lower rails can be reached from the same tread without taking a step.

(c) *Guards.* 1. 'Application.' a. All openings between floors, and open sides of landings, platforms, balconies or porches that are more than 24 inches above grade or a floor shall be protected with guards.

b. The requirements under subd. 1. a. apply where insect screens are the only means of enclosure or protection for a surface that is more than 24 inches above grade or a floor.

c. For exterior applications, the 24 inch vertical measurement shall be taken from the lowest point within 3 feet horizontally from the edge of the deck, landing, porch or similar structure.

d. This paragraph does not apply to window wells, egress wells, and retaining walls.

2. 'Height.' Guards shall extend to at least 36 inches above the floor or to the underside of a stair handrail complying with s. SPS 321.04 (3) (b). Measurement shall be taken from the hard structural surface beneath any finish material to the top of the guard.

3. 'Opening size.' Guards shall be constructed to prevent the through-passage of a sphere with a diameter of 4 3/8 inches, when applying a force of 4 pounds.

(4) *LANDINGS.* (a) *Intermediate landings.* 1. A level intermediate landing shall be provided in any stairway with a height of 12 feet or more.

2. Intermediate landings that connect 2 or more straight flights of stairs, or 2 flights of stairs at a right angle, shall be at least as wide as the treads and shall measure at least 36 inches in the direction of travel.

3. Curved or irregular landing shall have a radius of at least 36 inches.

4. Curved or irregular landings shall have a minimum straight line measurement of 26 inches between the nosing of the 2 connecting treads measured at a point 18 inches from the narrow end of the landing measured along the nosing of the 2 treads.

(b) *Landings at the top and base of stairs.* A level landing shall be provided at the top and base of every stairs except as provided in par. (d). The landing shall be at least as wide as the treads and shall measure at least 3 feet in the direction of travel.

(c) *Doors at landings.* Except as provided in subds. 1. to 3. and par. (d), level landings shall be provided on each side of any door located at the top or base of a stair, regardless of the direction of swing. In the following exceptions, a stairway between a dwelling and an attached garage, carport or porch is considered to be an interior stair:

1. A landing is not required between the door and the top of interior stairs if the door does not swing over the stairs.

2. A landing is not required between the door and the top of an interior stairs of 1 or 2 risers regardless of the direction of swing.

3. A landing is not required between a sliding glass door or an in-swinging glass door and the top of an exterior stairway of 3 or fewer risers.

(d) *Exterior landings.* 1. The exterior landing, platform, or sidewalk at an exterior doorway shall be located a maximum of 8 inches below the interior floor elevation, be sloped away from the doorway at a minimal rate that ensures drainage, and have a length of at least 36 inches in the direction of travel out of the dwelling.

2. The landing at the base of an exterior stair shall be sloped away from the stair at a minimal rate that ensures drainage.

History: Cr Register, November, 1979, No. 287, eff. 6-1-80; r. and rec. Register, February, 1985, No. 350, eff. 3-1-85; am. (intro.), r. and rec. (1) (c), renum. (3) (f) to Comin 21.042, Register, January, 1989, No. 397, eff. 2-1-89; r. and rec. (intro.) and (3) (c), am. (1) (a), (2) (a) and (c) 2. and (3) (a), cr. (2) (c) 6., March, 1992, No. 435, eff. 4-1-92; r. and rec., Register, November, 1995, No. 479, eff. 12-1-95, am. (1) (c) 1. and (d), renum. (2) (intro.) to (h) to be (2) (a) to (c) and am. (a), r. (2) (b) (intro.), Register, February, 1997, No. 494, eff. 3-1-97; reprinted to restore dropped copy, Register, March, 1997, No. 495, r. (1), renum. (intro.) to be (1) and am., renum. (2) and (3) to be (3) and (4), cr. (2) and r. and rec. (4) (a), Register, March, 2001, No. 543, eff. 4-1-01; CR 02-077: am. (2) (b) 1., (c) 1. and (3) (a), cr. (2) (f) and (3) (c) 3., r. and rec. (3) (b) 3., renum. (4) (c) to be (4) (c) 1. (intro.), a. to c. and 2. and am. (4) (c) 1. (intro.) and 2. Register May 2003, No. 569, eff. 8-1-03; CR 03-097: am. (2) (f), (3) (a) 3., and (c) 3. Register November 2004 No. 587, eff. 1-1-05; CR 08-043: r. and rec. (1), am. (2) (c) 2., 3. b. and (c) 1., cr. (2) (c) 3. c., 4. c., (g), (3) (a) 3. c., 4. b., c., (c) 1. b. and c., renum. (3) (a) 4. and (c) 1. to be (3) (a) 4. a. and (c) 1. a. Register March 2009 No. 639, eff. 4-1-09; CR 15-041: am. (1) (a) 2., (2) (a) 1., (c) 4. a., b., (3) (title), (a) 1. to 5., renum. (3) (b) 1. to (3) (b) 1. a. and am., cr. (3) (b) 1. b. to d., am. (3) (b) 3. a., b., (c) (title), 1. a., cr. (3) (c) 1. d., am. (3) (c) 2., 3., (4) (a) 2., (b), renum. (4) (c) 1. to (c) and am. (intro.) and 3., renum. (4) (c) 2. to (4) (d) 1. and am., cr. (4) (d) (title), 2. Register December 2015 No. 720, eff. 1-1-16; CR 15-041: am. (4) (c) 3. (omitted Register December 2015 No. 720) Register January 2016 No. 721.

**SPS 321.042 Ladders.** Ladders which are used as part of a required exit shall conform to this section.

(1) **DESIGN LOAD.** Ladders shall be designed to withstand loads of at least 200 pounds.

1. Door hardware and finish trim.
2. Handrails may infringe into the minimum width of a hallway up to 4½ inches on each side.
3. Heating registers may infringe into the minimum width of a hallway up to 4½ inches and no part of the register may be more than 38 inches above the floor.
4. Ducts, pipes, light fixtures, structural features, and corner treatments that are within 84 inches of the floor may infringe into the minimum width of a hallway by a maximum of 4½ inches on each side.
5. Unlimited infringements are allowed in a hallway more than 84 inches above the floor.

(3) **KITCHENS.** (a) There shall be at least 30 inches of clearance between a wall, a permanently-installed kitchen island, permanently-installed kitchen cabinets and the following kitchen appliances, if provided:

1. A range, cook top or oven.
2. A sink, refrigerator or freezer.

(b) Measurements shall be taken from the face of the wall, island, cabinet or appliance, ignoring knobs and handles.

Note: See ICC/ANSI A117.1 chapter 10 for more guidelines relating to doors and accessible routes. Under that standard, doors must be at least 80-inches in height and provide a minimum net clear opening of 31¼-inches in width in order to provide accessibility for people with disabilities.

History: CR 08-043; cr. Register March 2009 No. 639, eff. 4-1-09.

### SPS 321.04 Stairways and elevated areas.

(1) **SCOPE.** (a) *General.* Except as provided under par. (b), the following stairways shall conform to the requirements of this section.

1. Every interior and exterior stairway attached to, or supported by any part of the structure covered under this code.
2. Tub access stairs, unless they are an integral part of an approved plumbing product.

(b) *Exceptions.* The following stairways are not required to comply with the requirements of this section:

1. Stairways leading to non-habitable attics or crawl spaces.
2. Non-required stairways connecting the basement directly to the exterior of the structure without communicating with any other part of the structure.

(2) **DETAILS.** (a) *Width.* 1. Except for spiral staircases under subd. 2., stairways shall measure at least 36 inches in width. Handrails and associated trim may project a maximum of 4.5 inches into the required width at each side of the stairway. The minimum clear width at and below the handrail, including at treads and landings, may not be less than 31.5 inches where a handrail is installed on one side, and 27 inches where handrails are provided on both sides.

2. Spiral staircases shall be at least 26 inches wide measured from the outer edge of the supporting column to the inner edge of the handrail.

(b) *Riser height.* 1. a. Except for spiral staircases under subd. 2., risers may not exceed 8 inches in height measured vertically from tread to tread.

b. At the top and bottom of a flight, measurement shall be taken from the top of the nosing to the finished floor surface unless the finished surface is carpeting, in which case measurement shall be made to the hard surface below the carpeting.

2. Risers in spiral staircases may not exceed 9.5 inches in height measured vertically from tread to tread.

(c) *Tread depth.* 1. 'Rectangular treads.' Rectangular treads shall have minimum tread depth of 9 inches measured horizontally from nosing to nosing.

2. 'Spiral staircase treads.' Spiral staircase treads shall have a minimum tread depth of 7 inches from nosing to nosing measured at a point 12 inches from the outer edge of the center column.

3. 'Winder treads in series.' Two or more winder treads may be placed immediately adjacent to each other anywhere in a stairway provided both of the following conditions are met:

a. The winder treads shall have a minimum tread depth of 7 inches measured at a point 12 inches from the narrow end of the tread.

b. The depth of the immediately adjoining winder treads shall be equal at a point 12 inches from the narrow end of the tread or inside face of spindles or balusters.

c. Winder treads may not be used on a straight stairway.

4. 'Individual winder treads.' a. An individual winder tread may be placed between rectangular treads or at the end of a flight of rectangular treads provided the tread depth is at least 9 inches, when measured at a distance of 12 inches from the narrow end of the tread or from the inside face of the wall.

b. There may be more than one individual winder tread in a stairway.

c. Winder treads may not be used on a straight stairway.

(d) *Headroom.* 1. Stairways shall be provided with a minimum headroom clearance of 76 inches measured vertically from a line parallel to the nosing of the treads to the ceiling, soffit or any overhead obstruction directly above that line.

2. The headroom clearance shall be maintained over an intermediate landing.

3. The headroom clearance shall be maintained over a landing that is at the top or bottom of a stairway for a minimum distance of 36 inches in the direction of travel of the stairway.

(e) *Uniformity.* 1. Within a stairway flight, the greatest tread depth may not exceed the smallest tread depth by more than ¾ inch and the greatest riser height may not exceed the smallest riser height by more than ¾ inch.

2. The allowed variation in uniformity under subd. 1. may not be used to exceed the maximum riser height under par. (b) or to decrease the minimum tread depth under par. (c).

(f) *Open risers.* Stairways with open risers shall be constructed to prevent the through-passage of a sphere with a diameter of 4 inches or larger between any 2 adjacent treads.

(g) *Walking surface.* The walking surface of stair treads and landings shall be a planar surface that is free of lips or protrusions that could present a tripping hazard.

(3) **HANDRAILS AND GUARDS.** (a) *General.* 1. A flight of stairs with more than 3 risers shall be provided with at least one handrail for the full length of the flight.

2. Guards shall be provided on all open sides of stairs consisting of more than 3 risers and on all open sides of areas that are elevated more than 24 inches above the floor or exterior grade.

Note: A handrail provided at 30 to 33 inches above the tread nosing meets the height requirement for a guard on a stairway.

3. a. Except as provided in subd. 3. b., guards shall be constructed to prevent the through-passage of a sphere with a diameter of 4 3/8 inches, when applying a force of 4 pounds.

b. The triangular area formed by the tread, riser and bottom rail shall have an opening size that prevents the through-passage of a sphere with a diameter of 6 inches, when applying a force of 4 pounds.

c. Rope, cable, or similar materials used in guard infill shall be strung with maximum openings of 3 1/2 inches with vertical supports a maximum of 4 feet apart.

Note: In some cases, the vertical supports could be simple cable stays that offer vertical support to the rope or cable span. Structural posts must be supplied to provide the rail with the minimum 200 pound load resistance, as well as to resist the tensile loads exerted by the tightened rope or cable.

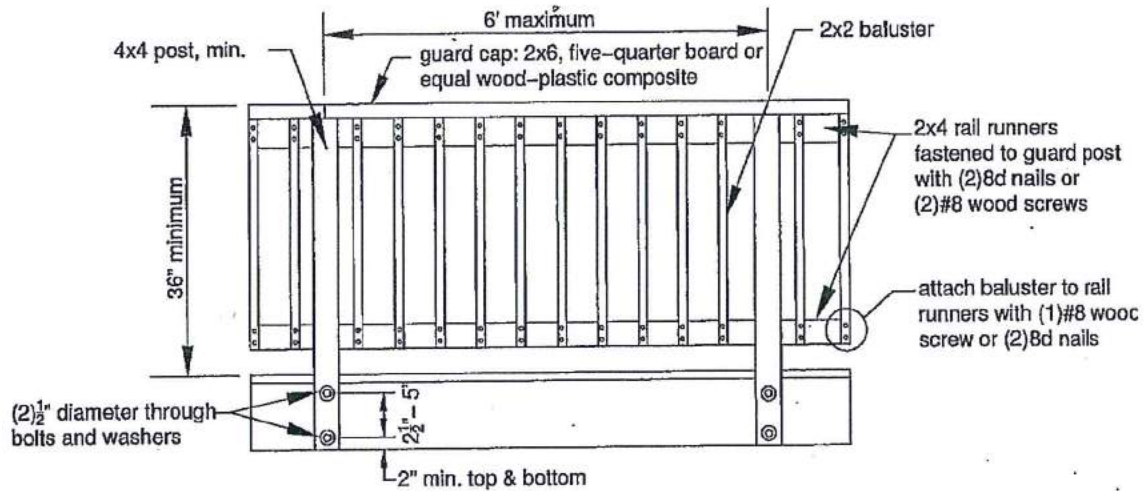
4. a. Handrails and guards shall be designed and constructed to withstand a 200 pound load applied in any direction.

b. Handrail or guard infill components, balusters and panel fillers shall withstand a horizontally applied perpendicular load of 50 pounds on any one-foot-square area.

c. Glazing used in handrail or guard assemblies shall be safety glazing.

5. Exterior handrails and guards shall be constructed of metal, decay resistant or pressure-treated wood, or shall be protected from the weather.

**Figure 24  
GUARDS**



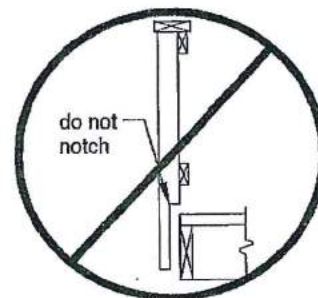
**Guard posts.** Guard posts must be attached to the deck structure in accordance with all of the following:

Notching guard posts, as shown in Figure 25, is prohibited.

1. Notching guard posts, as shown in Figure 25, is prohibited.
2. Hold-down anchors must have a minimum capacity of 1,800 pounds.
3. Guard posts may be attached to either side of the end joist or rim joist.
4. Bolt holes for a post must be at least 2 inches from the wood edge, at least 2 1/2 inches apart, and no more than 5 inches apart.
5. Hold-down anchors, as shown in Figures 26 and 27, must be used to attach the guard post to the end joist and rim joist, respectively.

**Figure 25**

**POST NOTCHING PROHIBITED**







Jason Sergeant &lt;jason.sergeant@ci.evansville.wi.gov&gt;

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**Emailing: sample back porch railings.jpg Exhibit #1 to Application for Certificate of Appropriateness and application for building permit**

1 message

---

**Nicole M. Hutchins** <nicole@rgr-cpa.com>  
To: Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

Wed, Jul 17, 2019 at 3:59 PM

Hello Jason:

I am emailing my application packet. I have attached a photo of the proposed rear porch railing. I have a bid for the rear porch as well as the front porches, but am waiting to hear from Wisconsin Historical Society to confirm front porch railings are appropriate for this Italianate architectural structure; therefore photos are not attached for the front porches.

Thank you for your assistance,  
Nicole

To comply with requirements imposed by the Internal Revenue Service, we inform you that, unless expressly stated otherwise, any federal tax advice contained in this communication, including any attachments and enclosures, is not intended or written to be used, and cannot otherwise be used, by you or any person, for the purpose of (a) avoiding any penalties that may be imposed by the Internal Revenue Service, or (b) promoting, marketing or recommending to another person any tax-related matter addressed herein. **CONFIDENTIALITY NOTICE:** This electronic transmission (including any files attached hereto) contains information that is legally privileged, confidential, and exempt from disclosure. It is intended for use only by the individual or entity named above. If you are not the intended recipient or an employee or agent responsible for delivering this message to the intended recipient, you are hereby notified that any disclosure, dissemination, copying, distribution, or the taking of any action in reliance on the contents of this confidential information is strictly prohibited. If you have received this communication in error, please destroy it and immediately notify us by calling (608) 882-2795 or by responding via email. Thank you. **CAUTION:** Email is not secure and could be intercepted by a third party. For your protection, please avoid sending identifying information such as account, Social Security or credit card numbers to us. Further, do not send time-sensitive, action-oriented messages; your emails may not be read immediately. If you want your matter to be given prompt attention, please call us at (608) 882-2795 so that your matter can be handled in a timely manner.

---

**2 attachments****sample back porch railings.jpg**  
168K**Building Permit Application & Application for Appropriateness.pdf**  
629K



Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

---

**FW: Railings 213 S Madison Street**

1 message

---

**Nicole M. Hutchins** <nicole@rgr-cpa.com>  
To: Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

Mon, Jul 22, 2019 at 4:08 PM

Response from State Historic Preservation Office

---

**From:** Nicole M. Hutchins  
**Sent:** Thursday, July 18, 2019 4:31 PM  
**To:** JENNIFER N DAVEL <jennifer.davel@wisconsinhistory.org>  
**Subject:** RE: Railings

Thank you for your reply. I will check with the Evansville library to see if they have any historical photos of the property.

I have seen other Italianate structures in town similar to my own, that do not have railings. They only have posts supporting the porch roof. It seems to accent the very long windows favorably.

Thank you for getting back to me. Any addition information or direction you can provide would be greatly appreciated.

Thank you,

Nicole

---

**From:** JENNIFER N DAVEL <jennifer.davel@wisconsinhistory.org>  
**Sent:** Thursday, July 18, 2019 3:00 PM  
**To:** Nicole M. Hutchins <nicole@rgr-cpa.com>  
**Subject:** Railings

It is hard to say – some porches never had railings and some did. Unless we have a historic photo of the house, it will be hard to say for sure. If the original porch floor and/or siding is intact, you could look for marks from where a railing was previously installed. As a general rule of thumb, if there is no railing on the porch, it probably never had one. I say this because if a railing fails, 9 times out of 10 the owner will install a new one – even if it doesn't match. The other thing to remember is that if the grade adjacent to the porch is less than 30", a railing is not required.

---

Best,

Jen Davel

Preservation Architect





Jason Sergeant &lt;jason.sergeant@ci.evansville.wi.gov&gt;

---

**porches and stairway at 213 S Madison Street, Evansville**

1 message

---

**Nicole M. Hutchins** <nicole@rgr-cpa.com>  
To: Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>  
Cc: "Larry Schalk" <larry.schalk@ci.evansville.wi.gov>

Thu, Jul 11, 2019 at 4:05 PM

Hello Jason &amp; Larry:

I am updating you to the progress on the porch and stairway project. I finally found a licensed builder who was willing to bid my project. I will be submitting my paperwork ASAP. He is not able to start until approximately mid-August, but I believe I have everything in order to submit to the City for permit.

Thank you,

Nicole

Nicole M. Hutchins, Partner



ROGER G. ROTH, CPA &amp; ASSOCIATES, LLP

ONE N. MADISON ST.

EVANSVILLE, WI 53536

PH: 608/882-2795

FX: 608/882-2480

nicole@rgr-cpa.com

---

To comply with requirements imposed by the Internal Revenue Service, we inform you that, unless expressly stated otherwise, any federal tax advice contained in this communication, including any attachments and enclosures, is not intended or written to be used, and cannot otherwise be used, by you or any person, for the purpose of (a) avoiding any penalties that may be imposed by the Internal Revenue Service, or (b) promoting, marketing or recommending to another person any tax-related matter addressed herein.

---

**CONFIDENTIALITY NOTICE:** This electronic transmission (including any files attached hereto) contains information that is legally privileged, confidential, and exempt from disclosure. It is intended for use only by the individual or entity

**Nicole M. Hutchins** <nicole@rgr-cpa.com>

Mon, Jul 22, 2019 at 4:24 PM

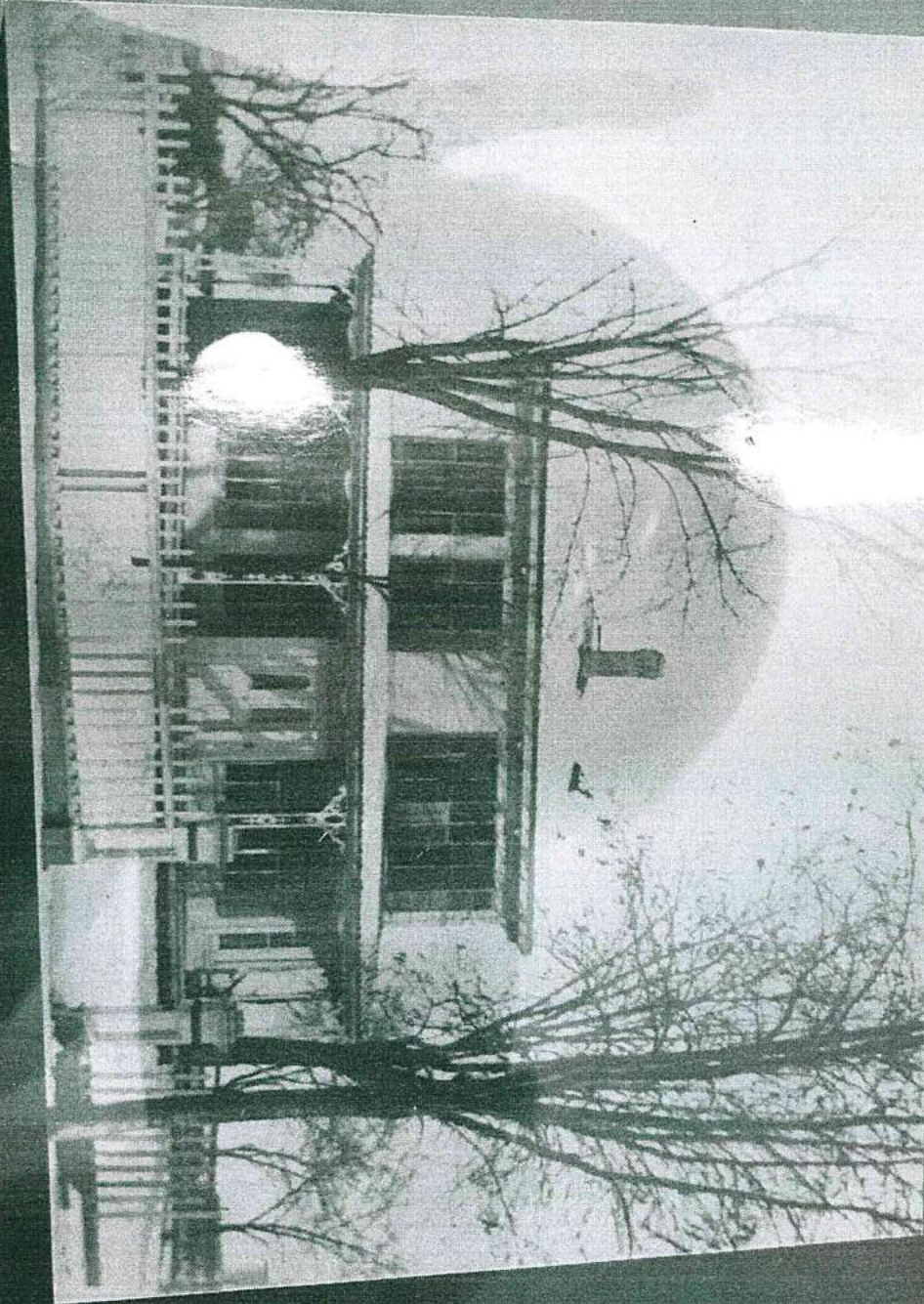
To: Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

Historical photo from 1880's, 222 S Madison Street. This home is across the street from 213 S Madison. This Italianate architecture displays no porch railings. This is the closest period photo dated back to the 1880's I could find to compare to my historical building located at 213 S Madison Street. My file of 213 S Madison street in the historical library in town did not contain photos. According to the Wisconsin State Historical Society reply, they stated the building most likely did not have porch railings.

Please let me know if this research is sufficient evidence to limit front building work to be performed to front stairways only and not porch railings. This would save me a significant amount of money as well. I have enclosed the bid with my application last week.

Thank you Jason, please let me know how I need to proceed,  
Nicole

HPC-2019-42



12 S. Morrison  
Street



Jason Sergeant &lt;jason.sergeant@ci.evansville.wi.gov&gt;

---

**FW: 213 S Madison Street**

1 message

---

**Nicole M. Hutchins** <nicole@rgr-cpa.com>  
To: Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

Mon, Jul 22, 2019 at 4:14 PM

Similar rental home as 213 S Madison Street, Italianate design located on church street. No porch railings.

-----Original Message-----

From: Nicole M. Hutchins <nicole@rgr-cpa.com>  
Sent: Monday, July 22, 2019 4:11 PM  
To: Nicole M. Hutchins <nicole@rgr-cpa.com>  
Subject:

To comply with requirements imposed by the Internal Revenue Service, we inform you that, unless expressly stated otherwise, any federal tax advice contained in this communication, including any attachments and enclosures, is not intended or written to be used, and cannot otherwise be used, by you or any person, for the purpose of (a) avoiding any penalties that may be imposed by the Internal Revenue Service, or (b) promoting, marketing or recommending to another person any tax-related matter addressed herein. CONFIDENTIALITY NOTICE: This electronic transmission (including any files attached hereto) contains information that is legally privileged, confidential, and exempt from disclosure. It is intended for use only by the individual or entity named above. If you are not the intended recipient or an employee or agent responsible for delivering this message to the intended recipient, you are hereby notified that any disclosure, dissemination, copying, distribution, or the taking of any action in reliance on the contents of this confidential information is strictly prohibited. If you have received this communication in error, please destroy it and immediately notify us by calling (608) 882-2795 or by responding via email. Thank you. CAUTION: Email is not secure and could be intercepted by a third party. For your protection, please avoid sending identifying information such as account, Social Security or credit card numbers to us. Further, do not send time-sensitive, action-oriented messages; your emails may not be read immediately. If you want your matter to be given prompt attention, please call us at (608) 882-2795 so that your matter can be handled in a timely manner.

To comply with requirements imposed by the Internal Revenue Service, we inform you that, unless expressly stated otherwise, any federal tax advice contained in this communication, including any attachments and enclosures, is not intended or written to be used, and cannot otherwise be used, by you or any person, for the purpose of (a) avoiding any penalties that may be imposed by the Internal Revenue Service, or (b) promoting, marketing or recommending to another person any tax-related matter addressed herein. CONFIDENTIALITY NOTICE: This electronic transmission (including any files attached hereto) contains information that is legally privileged, confidential, and exempt from disclosure. It is intended for use only by the individual or entity named above. If you are not the intended recipient or an employee or agent responsible for delivering this message to the intended recipient, you are hereby notified that any disclosure, dissemination, copying, distribution, or the taking of any action in reliance on the contents of this confidential information is strictly prohibited. If you have received this communication in error, please destroy it and immediately notify us by calling (608) 882-2795 or by responding via email. Thank you. CAUTION: Email is not secure and could be intercepted by a third party. For your protection, please avoid sending identifying information such as account, Social Security or credit card numbers to us. Further, do not send time-sensitive, action-oriented messages; your emails may not be read immediately. If you want your matter to be given prompt attention, please call us at (608) 882-2795 so that your matter can be handled in a timely manner.

---

**2 attachments**

---

**IMG\_5220.jpg**  
3326K





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SEARCH

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PROPERTY RECORD

211-213 S MADISON ST

Architecture and History Inventory

PRINT EMAIL A FRIEND FACEBOOK TWITTER MORE...



NAMES ▸

Historic Name:
Other Name:
Contributing:
Reference Number: 140953

PROPERTY LOCATION ▸

Location (Address): 211-213 S MADISON ST
County: Rock
City: Evansville
Township/Village:
Unincorporated Community:
Town:
Range:
Direction:
Section:
Quarter Section:
Quarter/Quarter Section:

PROPERTY FEATURES ▸

Year Built:
Additions:
Survey Date: 2006
Historic Use: house
Architectural Style: Italianate
Structural System:
Wall Material: Aluminum/Vinyl Siding
Architect:
Other Buildings On Site:
Demolished?: No
Demolished Date:

DESIGNATIONS ▸

National/State Register Listing Name:
National Register Listing Date:
State Register Listing Date:
National Register Multiple Property Name:

NOTES ▸

Additional Information: BUILT PRIOR TO 1883 AND CONVERTED TO A DUPLEX BETWEEN 1914 AND 1928.
Bibliographic References: BIRD'S EYE VIEW OF EVANSVILLE, WIS. CHICAGO: CHICAGO LITHOGRAPHING CO., 1871. BIRD'S EYE VIEW OF EVANSVILLE, WIS. MADISON: J. J. STONER, 1883.

RECORD LOCATION ▸

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

RESOURCE DESCRIPTIONS

About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

RELATED ARTICLES

Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

Votes for Women Tote Bag



Price: \$29.95



DECISION FORM FOR  
CERTIFICATE OF APPROPRIATENESS  
CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPAIR STAIRS & RAILINGS, \*REQUEST NO RAILINGS ON FRONT PORCH\*

Certificate of Appropriateness is hereby (check one):

Approved,  Not approved, or  Approved with the following conditions:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

HISTORIC PROPERTY INFORMATION

Historic Property Address: 213 S MADISON	Tax ID Number: 222 061019
Historic Property AHI Number: 140953	Parcel Number: 6-27-711







# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

**\$0.00**  
Application  
Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name:	Date Submitted:
	(Michael) & Deanna Batnich (Milan)	<div style="border: 1px solid blue; padding: 2px; color: blue; font-weight: bold;">RECEIVED</div> 8-2-19 AUG 09 2019
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	CITY OF EVANSVILLE
	85084	Parcel Tax ID Number: 222 061010
	Historic Property Address:	Parcel Number: 6-27-700
	40 W. Liberty St.	Phone: (608) 295-8695 or 295-9442
		Email: mikedeeb@shglobal.net
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above):	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- Clear photo(s) of every portion of the property that will be affected by the work
- Historic photograph(s) (if available)
- Exterior elevations or sketches of existing conditions and proposed work
- Samples or specifications of proposed materials
- Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

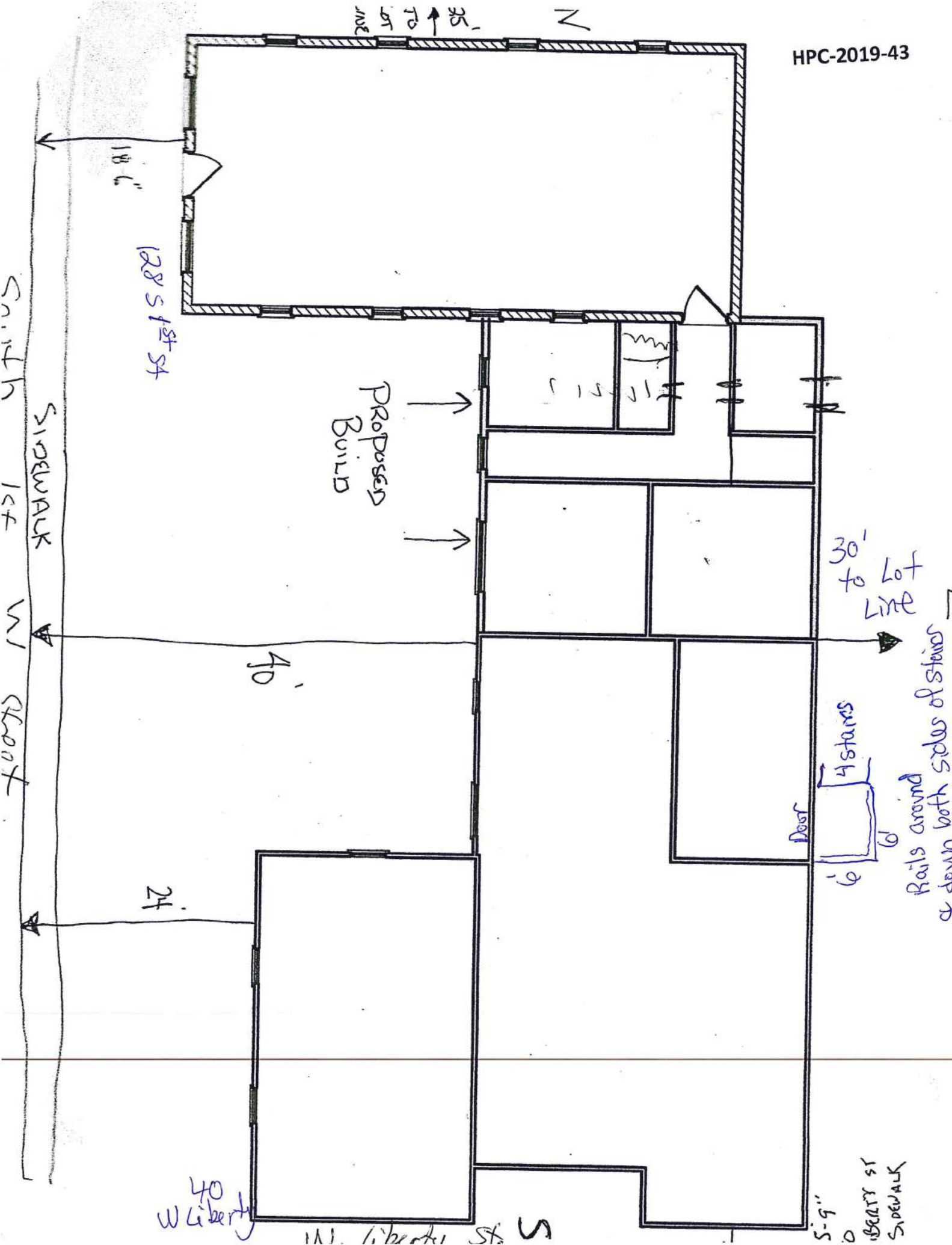
SUBMITTED BY: Mike Batnich DATE: 8.2.19  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
<h1>2</h1>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material ( <u>wood</u> , metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>Replacing and enlarging porch (wooden)</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>N/A</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p>
	<p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>

35' to ST AVE N



Sidewalk 14' W/ ROOF

128 S 1st St

Proposed Build

30' to Lot Line

Door  
4 stairs  
6'  
6'

Rails around sides of stairs or down both sides of stairs

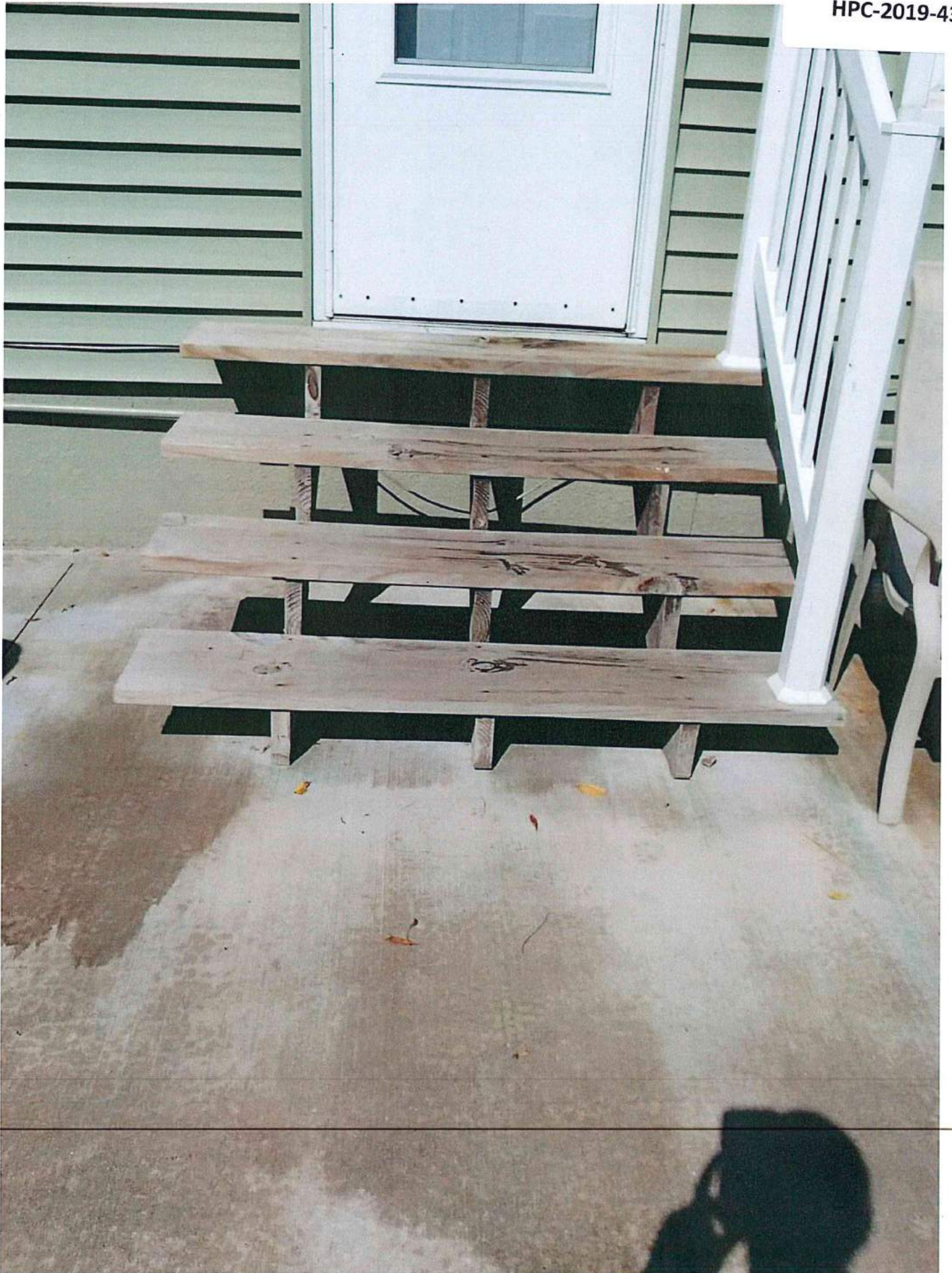
24'

40'

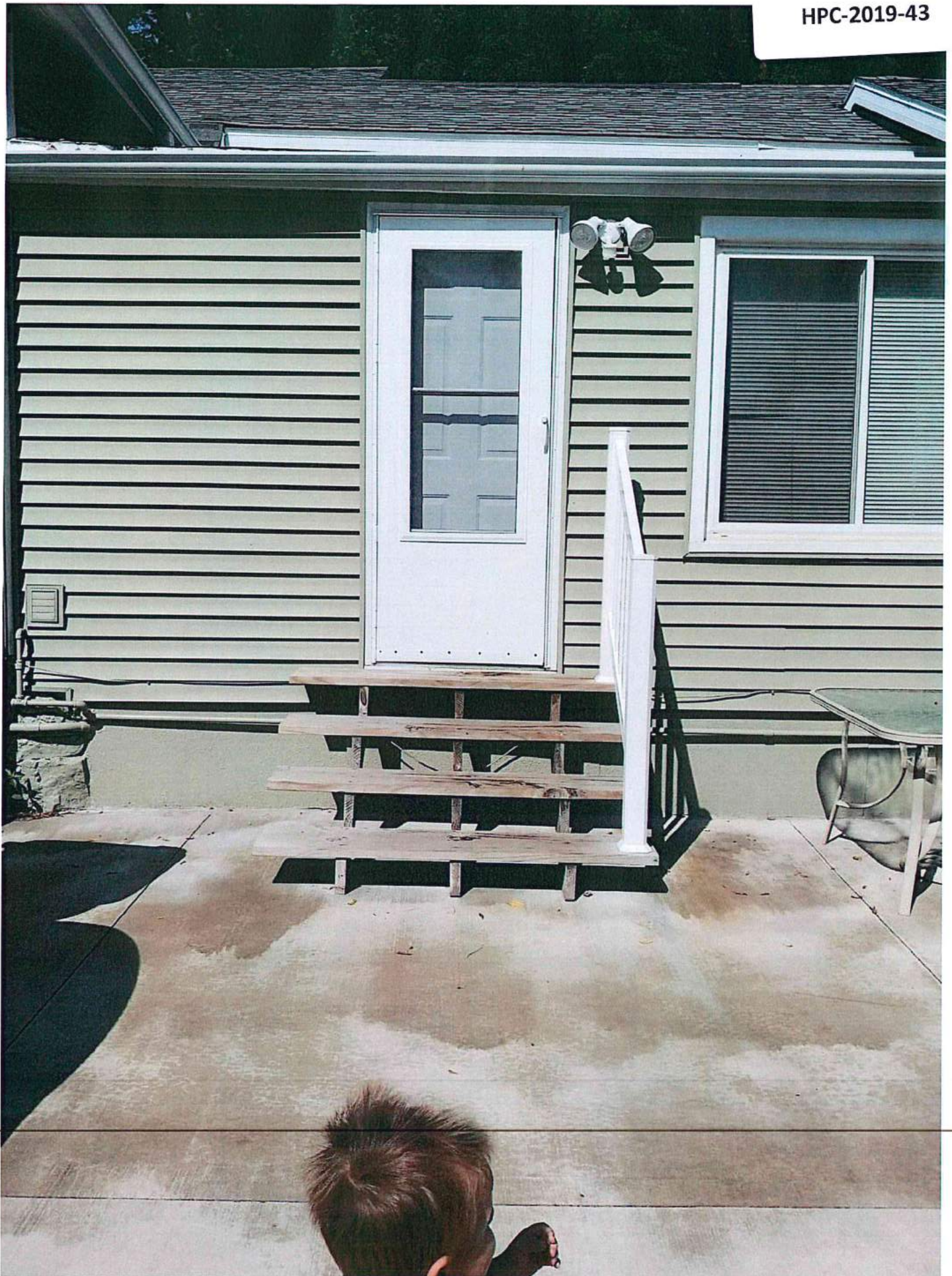
40' W Liberty

W Liberty St S

5-9" BEARS ST SIDEWALK







2007 5/21/08 N

sidewalk  
12'1"

18"

128 S. 1st St

Bath



30' to Lot Line

40'

Back Door

6'x6' porch with railing & stairs All wood

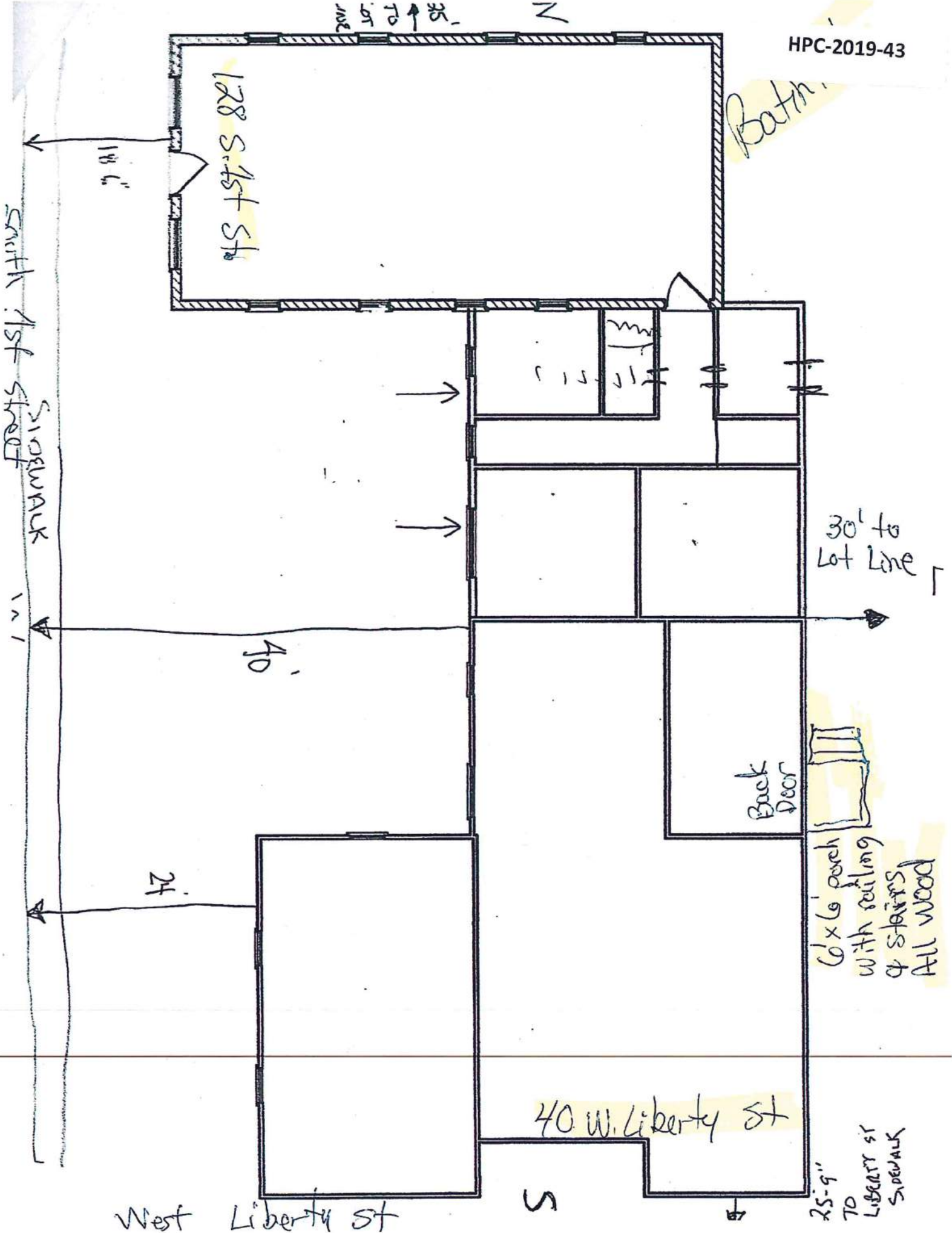
24'

40 W. Liberty St

West Liberty St

S

25-9" TO LIBERTY ST SIDEWALK







\* 1 9 { - 0 7 \*

1 HPC-2019-43

Conditional Use Permit for a duplex  
at 40 W. Liberty St. / 128 S. 1st St  
Evansville, WI

Document Number

Document Title

RANDAL LEYES  
REGISTER OF DEEDS  
ROCK COUNTY, WI  
RECORDED ON  
08/12/2013 01:38:19PM

REC FEE: 30.00  
EXEMPT #:  
EXCLUSION CODE:  
PAGES: 2

Outlot 9, Sheet 3, Assessor's Plat,  
City of Evansville, Rock County, Wisconsin,  
according to the recorded plat thereof.

Recording Area

Name and Return Address

Michael & Deanna Batinich  
40 W. Liberty Street  
Evansville, WI 53536

2  
30-

Owners:  
Milan Batinich and Deanna C. Batinich

6-27-700

Parcel Identification Number (PIN)

**THIS PAGE IS PART OF THIS LEGAL DOCUMENT - DO NOT REMOVE.**

This information must be completed by submitter: document title, name & return address, and PIN (if required). Other information such as the granting clause, legal description, etc., may be placed on this first page of the document or may be placed on additional pages of the document.  
WRDA Rev. 12/22/2010





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### PROPERTY RECORD 40 W LIBERTY ST

#### Architecture and History Inventory

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#### NAMES ▸

Historic Name:  
Other Name:  
Contributing: **Yes**  
Reference Number: **85084**

#### PROPERTY LOCATION ▸

Location (Address): **40 W LIBERTY ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES ▸

Year Built:  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Front Gabled**  
Structural System:  
Wall Material: **Asbestos**  
Architect:  
Other Buildings On Site:  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS ▸

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### NOTES ▸

**Additional Information:** BUILT PRIOR TO 1871 ACCORDING TO 1871 BIRD'S EYE VIEW.  
**Bibliographic References:** BIRD'S EYE VIEW OF EVANSVILLE, WI. CHICAGO: CHICAGO LITHOGRAPHING CO., 1871.

#### RECORD LOCATION ▸

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

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#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

##### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

Votes for Women Tote Bag



Price: \$29.95

HPC-2019-43



## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

August 15, 2019

Michael & Deanna Batinich  
40 W Liberty Street  
Evansville, WI 53536

**RE: Application HPC-2019-43 for Certificate of Appropriateness on parcel 6-27-700 (40 W Liberty)**

Mr. & Mrs. Batinich,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

The City Building Inspector also did a quick review of your proposal and believes the reconfiguration of the stairs will require the nearby window to be tempered glass. If this wasn't already part of your contractor's scope of work, please have the contractor discuss with the Building Inspector. You can reach him at: [larry.schalk@ci.evansville.wi.gov](mailto:larry.schalk@ci.evansville.wi.gov), or by phone at (608)-490-3100. If any changes are made to the proposal, please notify the Community Development Director immediately so your application can be amended.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

Jason Sergeant  
Community Development Director

Enclosures: HPC Application  
CC: Historic Preservation Commission and Larry Schalk, Building Inspector



# DECISION FORM FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

**CONSTRUCT SIDE PORCH**

Certificate of Appropriateness is hereby (check one):

Approved,  Not approved, or  Approved with the following conditions:

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

### HISTORIC PROPERTY INFORMATION

Historic Property Address: **40 W LIBERTY**

Tax ID Number: 222 **061010**

Historic Property AHI Number: **85084**

Parcel Number: 6-27-**700**





# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Original Material Replacement  
see: Wis S.S. 62.23(7)(em)(2m)

Application  
Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name:	Date Submitted: 8/21/2019
	NORMAN BARKER	RECEIVED
		AUG 04 2019
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	CITY OF EVANSVILLE
	140918	Parcel Tax ID Number: 222-063070
	Historic Property Address:	Parcel Number: 6-27-824
	112 GROVE STREET	Phone: 720 378 2644
		Email:
		norman.barker@gmail.com
	Owner Name (if different from above):	Owner Phone (if different):
Owner Address (if different from above):	Owner Email (if different):	

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

1. **Application Form with attachments (as outlined in Section 5):**
  - o Clear photo(s) of every portion of the property that will be affected by the work
  - o Historic photograph(s) (if available)
  - o Exterior elevations or sketches of existing conditions and proposed work
  - o Samples or specifications of proposed materials
  - o Site plan (if applicable)
2. **Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**
3. Sign Application (if applicable)

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s - 1915 architecture of any small town in Wisconsin" - Wisconsin State Historic Society

SUBMITTED BY: NORMAN BARKER NCBarker DATE: 8/21/2019  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
<h1>2</h1>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input checked="" type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input checked="" type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input checked="" type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input checked="" type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input checked="" type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>① REPLACING ALL <del>WINDOWS</del> WINDOWS WITH VINYL REPLACEMENTS EXTERIOR COLOR WILL MATCH EXISTING</p>
	<p>② ORIGINAL HOUSE HAD A RAILING ON UPSTAIRS WALKOUT PROPOSE TO ADD RAILING FOR SAFETY</p>
	<p>③ GUTTERS WERE REPLACED IN THE 1980S AND SINCE THEN THE WALKOUT DOOR CANNOT BE OPENED PROPOSE TO REMOVE SECTION OF GUTTER AND INSTALL RAIN DIVERTER.</p>
	<p> </p>
	<p> </p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p>No</p>
	<p> </p>
	<p> </p>
	<p> </p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.) <b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>
<p> </p>	
<p> </p>	
<p> </p>	
<p> </p>	
<p> </p>	

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable)</li><li>4. Exterior elevations or sketches of existing conditions and proposed work</li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>

HISTORIC PHOTO ATTACHED  
CAN BRING ORIGINAL BLUEPRINTS TO MEETING



EXHIBIT: \_\_\_\_\_



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## PROPERTY RECORD 112 GROVE ST

### Architecture and History Inventory

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#### NAMES ▶

Historic Name: **Harley A. Smith House**  
Other Name: **Norman Barker House**  
Contributing: **Yes**  
Reference Number: **140918**

#### PROPERTY LOCATION ▶

Location (Address): **112 GROVE ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES ▶

Year Built: **1925**  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Tudor Revival**  
Structural System:  
Wall Material: **Brick**  
Architect: **GROVER H. LIPPERT**  
Other Buildings On Site:  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS ▶

National/State Register Listing Name: **Grove Street Historic District**  
National Register Listing Date: **8/10/2011 12:00:00 AM**  
State Register Listing Date: **11/19/2010 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

##### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

HPC-2019-45

NOTES ▶

**Additional Information:** EXCELLENT EXAMPLE OF TUDOR REVIVAL DESIGN BY GROVER LIPPERT OF MADISON.

**Bibliographic References:** ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM. EAGER FREE PUBLIC LIBRARY. EVANSVILLE REVIEW. MAY 21, 1925 (ILLUSTRATED).

RECORD LOCATION ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

joe.derose@wisconsinhistory.org

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

Wisconsin Architecture and History Inventory Citation

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

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Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95



## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

August 15, 2019

Norman Barker  
112 Grove Street  
Evansville, WI 53536

**RE: Application HPC-2019-45 for Certificate of Appropriateness on parcel 6-27-824 (112 Grove)**

Mr. Barker,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

Please note, some additional information will be needed to assist the Commission during their review. Failure to provide this information may result in the commission delaying review of the application by 30 days or more.

Please submit the following as soon as possible:

- Sample or detail of proposed railing systems
- Photos of areas of the house where work will occur
- Sample of proposed windows (This can include physical samples or detailed product specifications)
- Evidence of the windows being significantly or severely deteriorated (This can be achieved by a contractor statement or on-site visit of commission members)

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285 or Dan Stephans, HPC Chairperson at: [djsaia@stephans.org](mailto:djsaia@stephans.org) or (608)-772-5180.

Sincerely,

Jason Sergeant  
Community Development Director

Enclosures: HPC Application  
CC: Historic Preservation Commission



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPLACE WINDOWS & ADD RAILING

Certificate of Appropriateness is hereby (check one):

Approved,  Not approved, or  Approved with the following conditions:

---



---



---

Approved by: \_\_\_\_\_

Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: 112 GROVE

Tax ID Number: 222 063070

Historic Property AHI Number: 140918

Parcel Number: 6-27- 824



# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Initiated by City  
Enforcement Action

Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name:	Date Submitted: 8-2-19
	<i>Greve Shannon Holdings, LLC</i>	RECEIVED
	<i>Walter Shannon</i>	AUG 04 2019
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	CITY OF EVANSVILLE
	<i>84934</i>	Parcel Tax ID Number: 22200190
	Historic Property Address:	Parcel Number: 6-27-187
	<i>252 West Church</i>	Phone: 608-449-6360
	<i>Evansville WI 53536</i>	Email: <i>wshannon@shannon-law.com</i>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above):	Owner Email (if different):
<i>1315 Third</i>		
<i>Evansville WI</i>		

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- Clear photo(s) of every portion of the property that will be affected by the work
- Historic photograph(s) (if available)
- Exterior elevations or sketches of existing conditions and proposed work
- Samples or specifications of proposed materials
- Site plan (if applicable) *N/A*

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: *Walter E. Shannon*  
Owner/Applicant Signature

DATE: 8-2-19

SECTION		PROPOSED WORK CHECKLIST
<h1>2</h1>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input checked="" type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input checked="" type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <i>same as existing</i> <input checked="" type="checkbox"/> Column, railing, or skirting <i>(new wrought Iron)</i> <input checked="" type="checkbox"/> Decking <i>(repair Splines)</i>
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p><u>Front porch:</u> Bottom 3 stairs have settled to make top step non-conforming to code. Contractor to correct by lifting the stairs up. Wrought Iron Railings are being replaced w/ new ones.</p>
	<p><u>Side Porch:</u> Contractor to add wooden spindles to match existing - they are too far apart right now. Will also add a wooden railing to the stairs to conform with code.</p>
	<p><u>Stairwell to 2nd Floor:</u> Stairwell to be repaired to conform with code. Will look the same as it does now with same materials. Stairs replaced with code conforming stairs (height, width, depth) backs to be enclosed for safety. New footing + 6x6 lumber supports v.s. current 4x4 supports. Wooden railings added for safety + to meet code requirements.</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p> <p>No. Will look same as it currently does. Just adjusting items to meet code. E.g. steps height vs depth... safety issues.</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p> <p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p> <p>No alteration to existing footprint or materials.</p>

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable)</li><li>4. Exterior elevations or sketches of existing conditions and proposed work</li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>
<i>See attached. Thank you</i>	
EXHIBIT: <u>  A  </u>	

#1 Front porch

HPC-2019-46

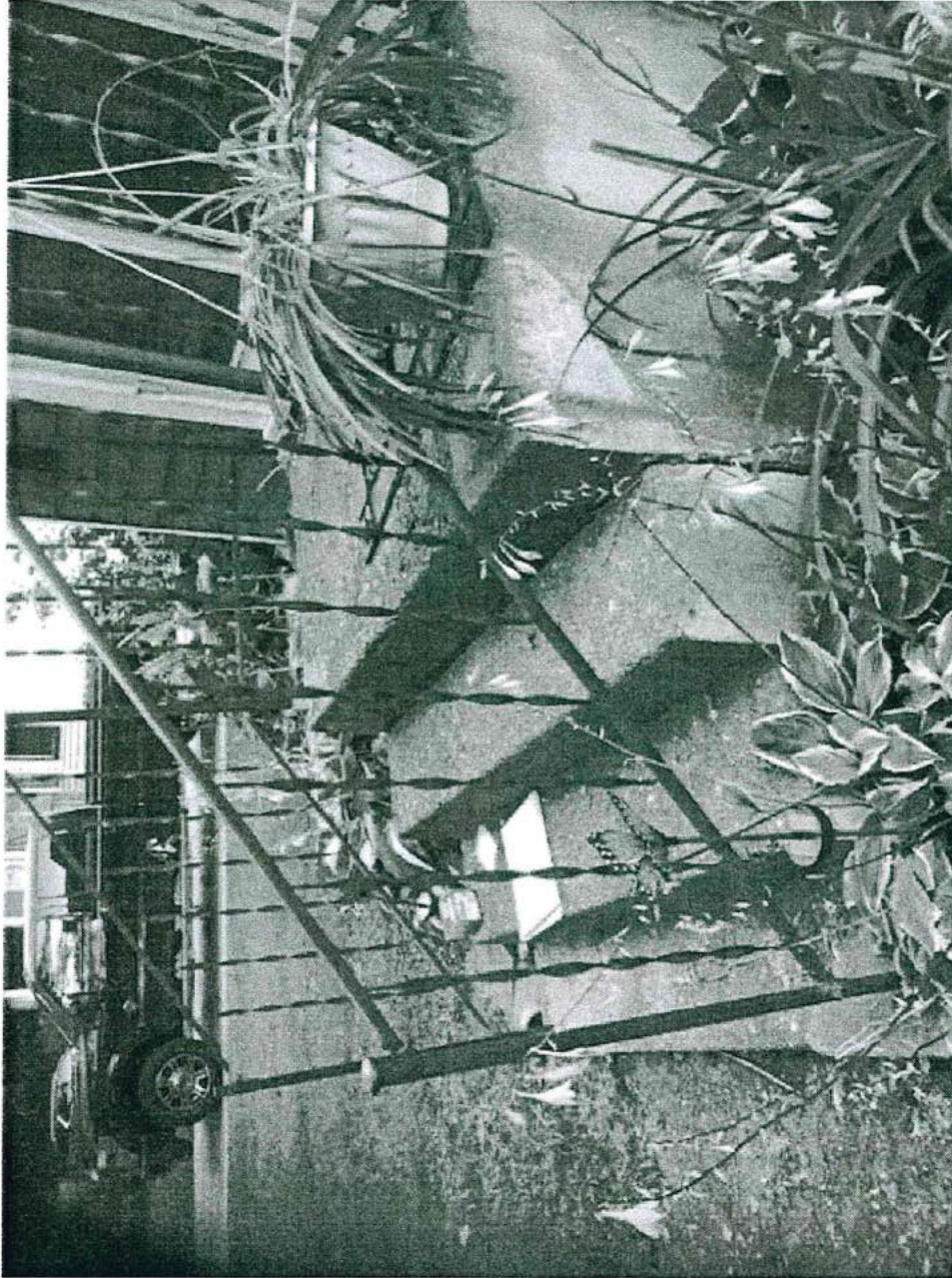
pic 1



#1 Front Porch

HPC-2019-46

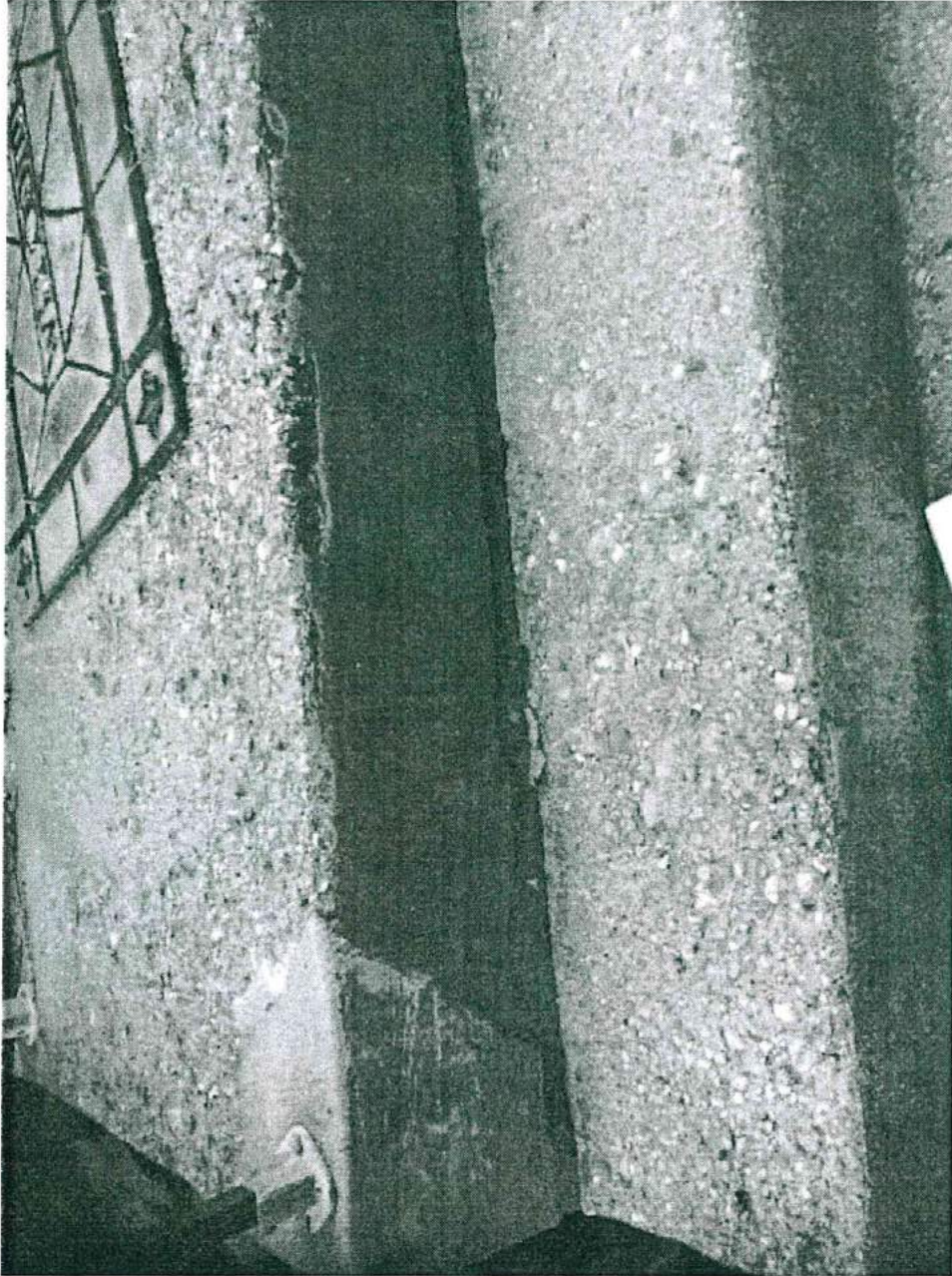
Pic 2



#1 Front porch

HPC-2019-46

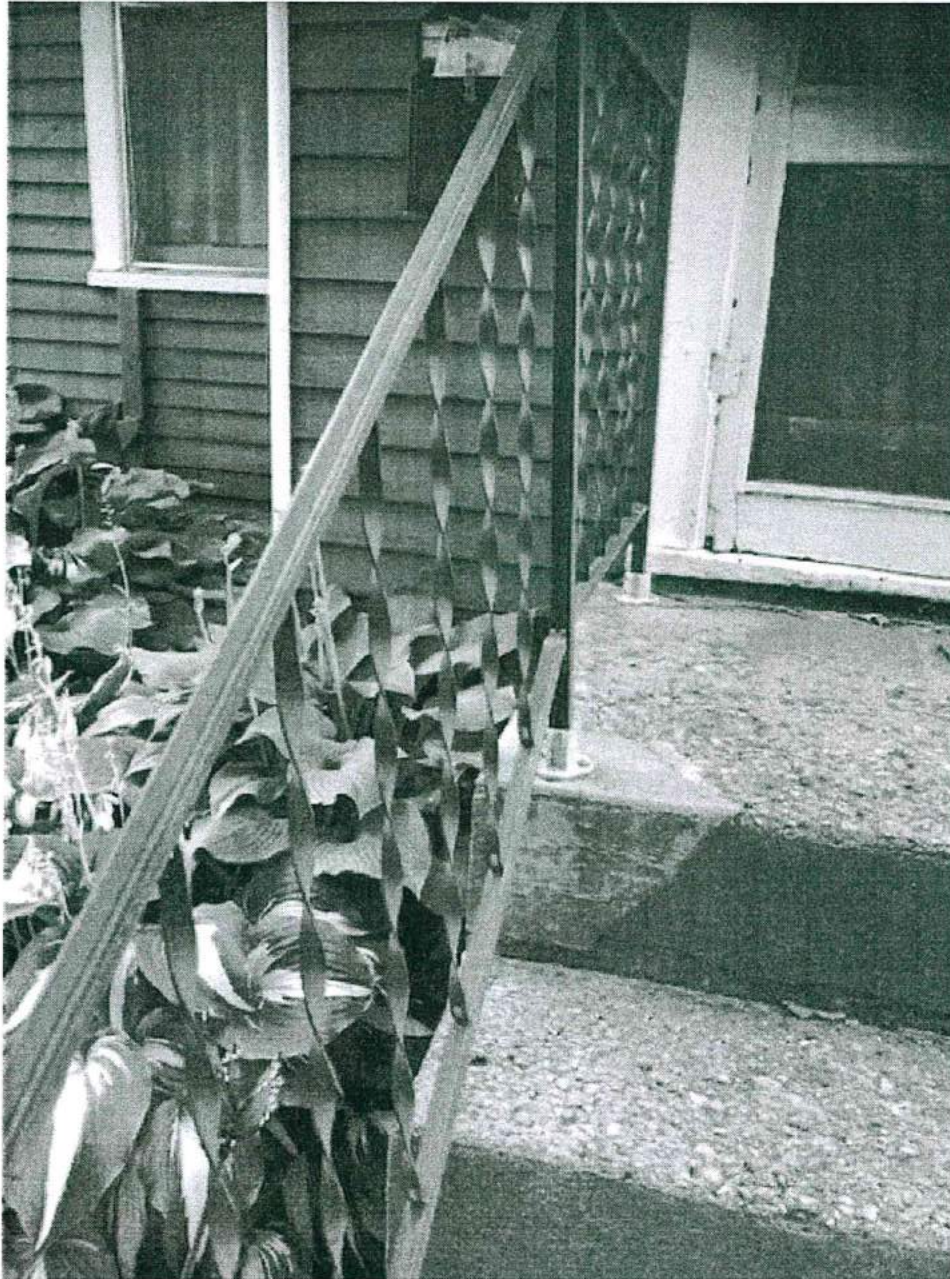
Pic 3



#1 Front porch

HPC-2019-46

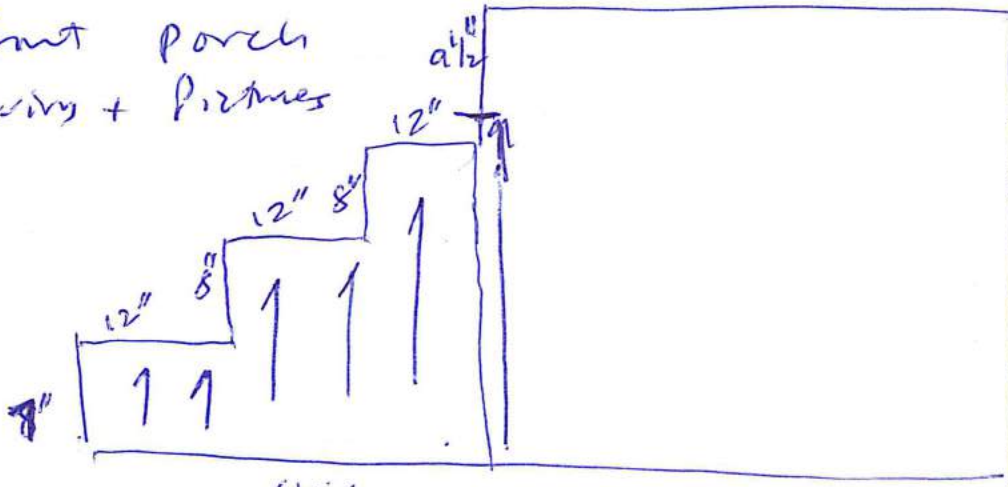
pic 4



# Drawing #1

HPC-2019-46

Front porch  
Drawing + Pictures



Front

Stairs  
\* TO be raised by contractor to necessary height  
~~after settling.~~

⊙ Contractor has a method that pumps  
concrete in below to raise the level  
of the stairs.

\* replacing railing (rusty) w/ new one.

#2 Side Porch

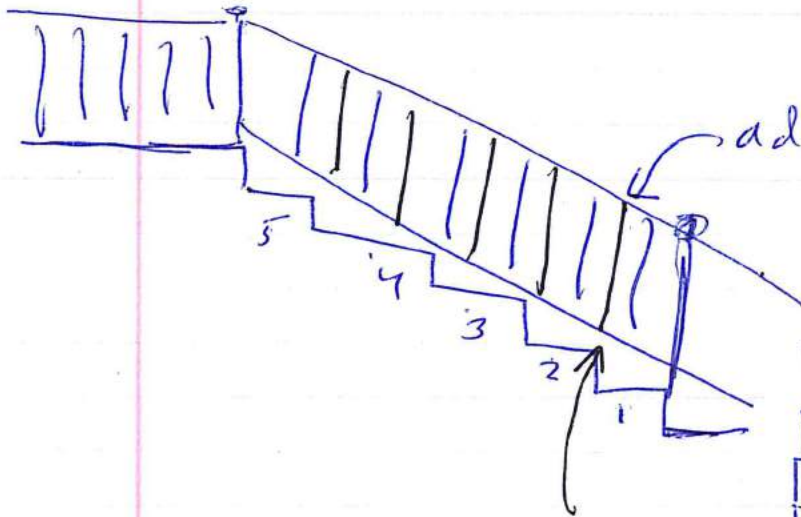
HPC-2019-46

Side Porch pvc



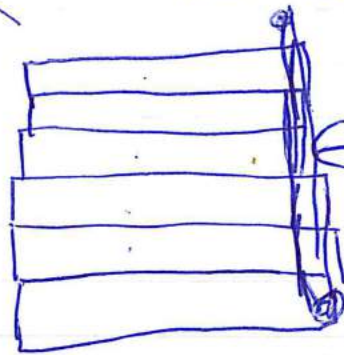


Drawing #2 side porch



adding same wooden spindles to make the 3" apart vs. current distance.

Block added to meet code for distance between spindles



add wooden railing on the right side of the porch per code.

new railing on Rt. side.





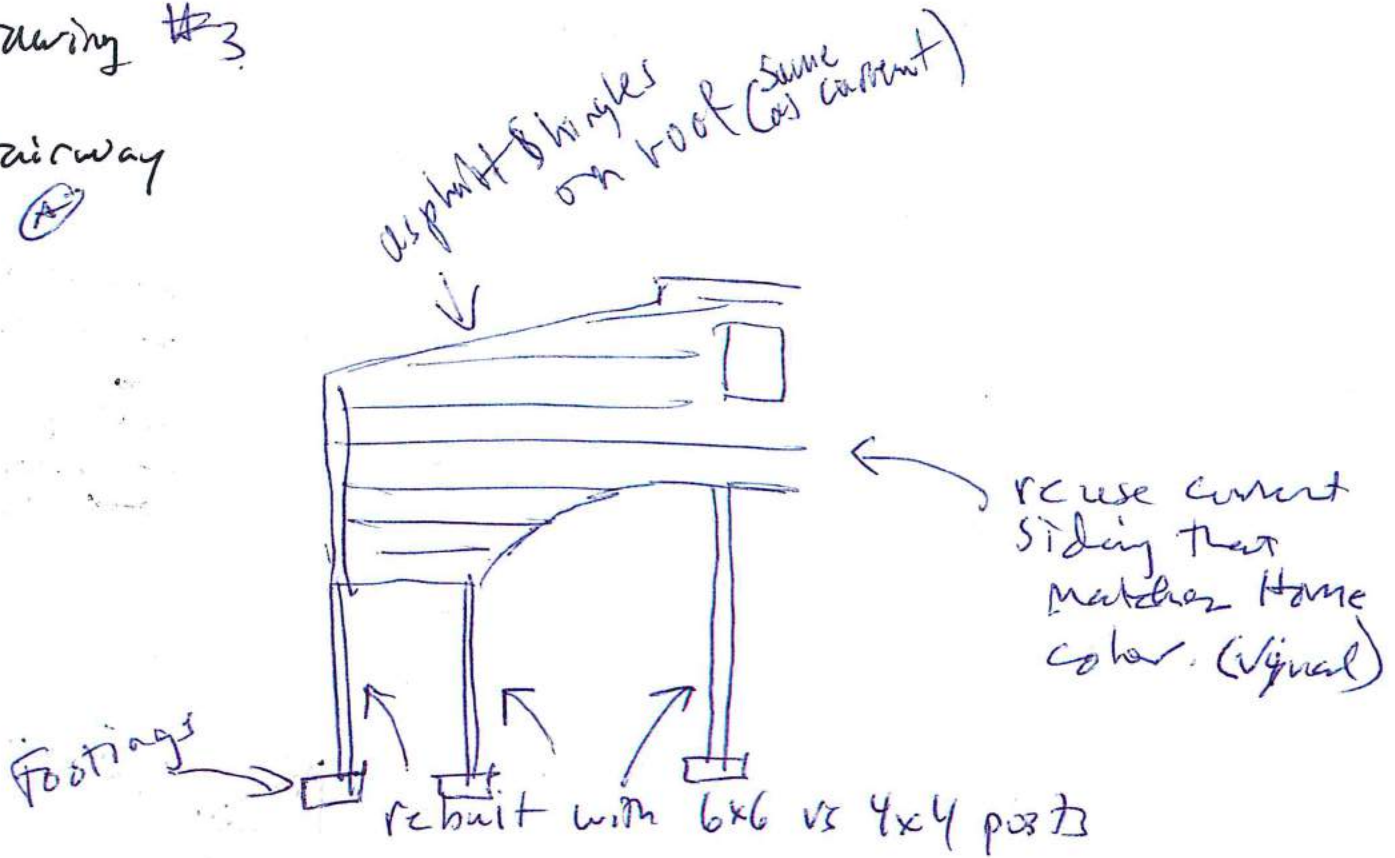




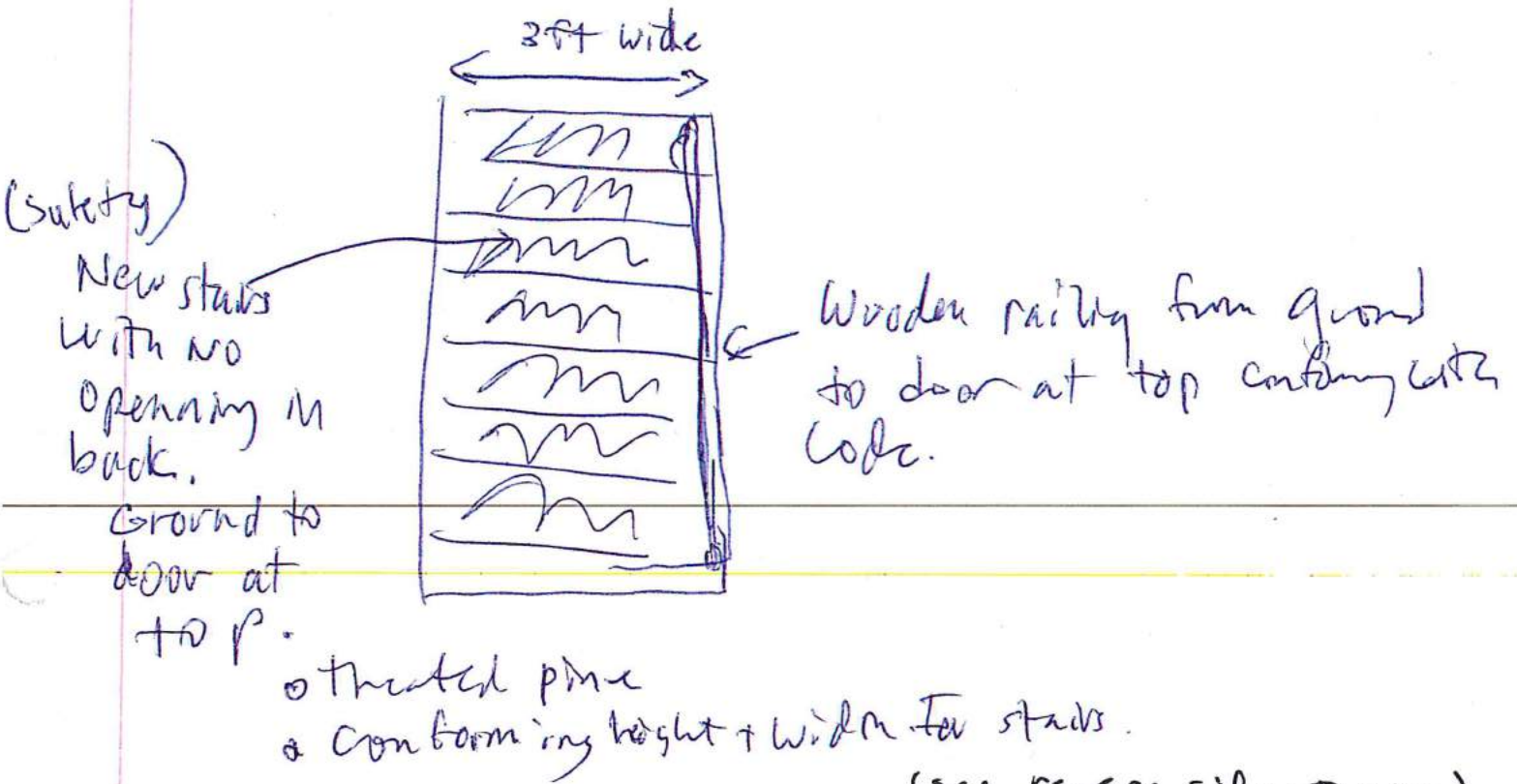
Drawing #3

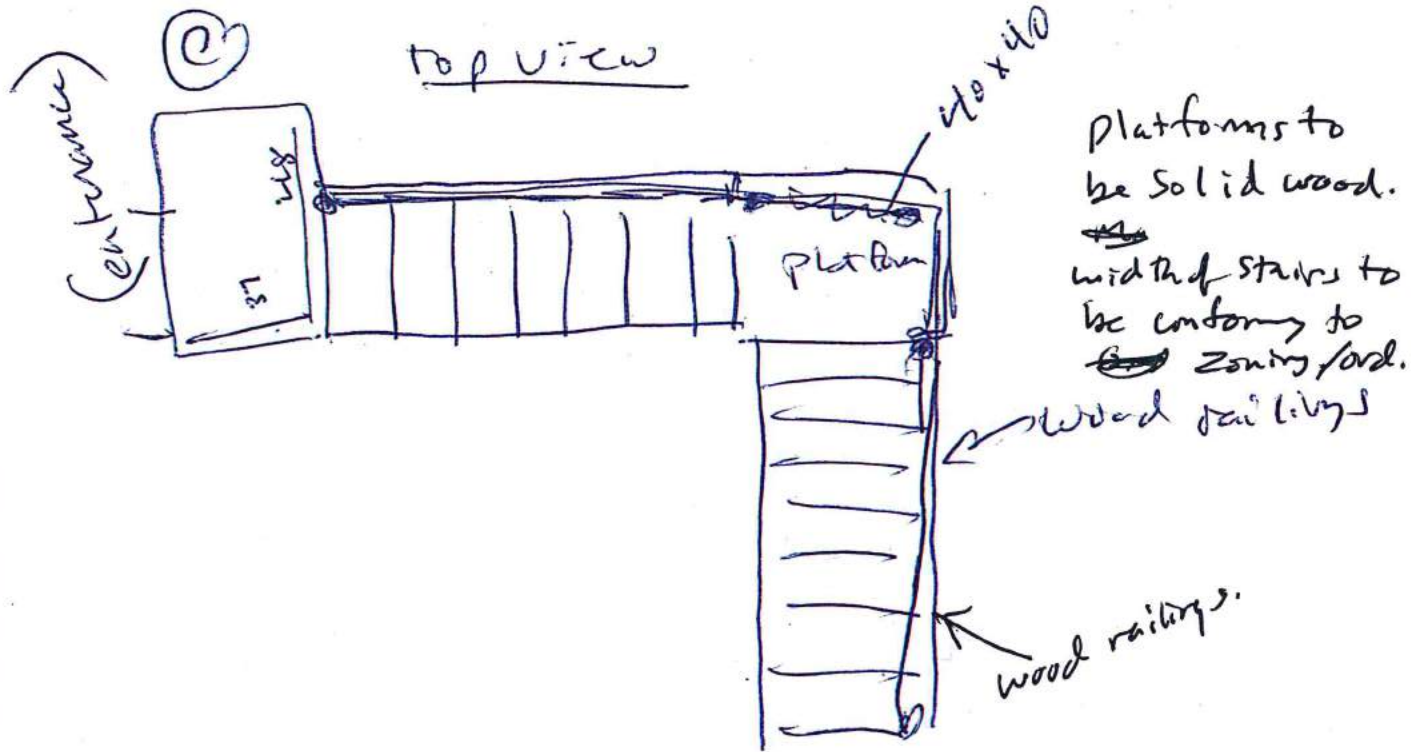
Stairway

(A)



(B)





Platforms to be solid wood.  
width of stairs to be conforming to zoning ord.

Roofing material to be asphalt shingles.



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PROPERTY RECORD

# 257 W CHURCH ST

## Architecture and History Inventory

PRINT EMAIL A FRIEND FACEBOOK TWITTER MORE...



### NAMES ▸

Historic Name:  
Other Name:  
Contributing: **Yes**  
Reference Number: **84934**

### PROPERTY LOCATION ▸

Location (Address): **257 W CHURCH ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

### PROPERTY FEATURES ▸

Year Built:  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Italianate**  
Structural System:  
Wall Material: **Clapboard**  
Architect:  
Other Buildings On Site: **0**  
Demolished?: **No**  
Demolished Date:

### DESIGNATIONS ▸

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

### RESOURCE DESCRIPTIONS

#### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

#### About Our Wisconsin Architecture and History Inventory (AHI)

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### RELATED ARTICLES

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Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

#### Related products from our Online Store:

Retrospect Camera Scarf



Price: \$19.99

Wisconsin Cheese Board - Made in the State!



**NOTES** ▶

**Additional Information:** BUILT PRIOR TO 1928.

**Bibliographic References:** SANBORN-PERRIS MAPS OF EVANSVILLE, WI. NEW YORK: 1928.

**RECORD LOCATION** ▶

**Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin**

**Have Questions?**

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[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

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For the purposes of a bibliography entry or footnote, follow this model:

**Wisconsin Architecture and History Inventory Citation**

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

CONTACT US

**HPC-2019-46**



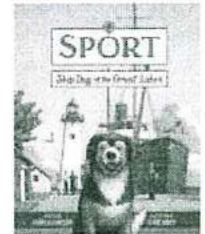
Price: \$38.95

Pendarvis Tea Towel



Price: \$15.95

Sport: Ship Dog of the Great Lakes



Price: \$17.95

Votes for Women Tote Bag



Price: \$29.95

Votes for Women Suffragists Photo Mug



Price: \$16.95



**DECISION FORM FOR  
CERTIFICATE OF APPROPRIATENESS**  
CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

REPAIR STAIRS & RAILINGS

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <u>257 W CHURCH</u>	Tax ID Number: 222 <u>001190</u>
Historic Property AHI Number: <u>84934</u>	Parcel Number: 6-27- <u>187</u>



## APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

**\$0.00**  
Application  
Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name:	Date Submitted:
	JOHN & SANDRA DECKER	RECEIVED AUG 09 2019 CITY OF EVANSVILLE
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	Parcel Tax ID Number: 222-001181
	85087	Parcel Number: 6-27-178
	Historic Property Address:	Phone:
	112 W. LIBERTY ST.	Email:
	Owner Name (if different from above):	Owner Phone (if different):
		608-882-5528
	Owner Address (if different from above):	Owner Email (if different):
	143 W. MAIN ST.	deckercorp@charter.net

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

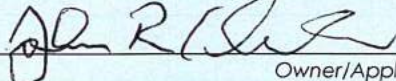
- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY:  DATE: AUG 8, 2019  
Owner/Applicant Signature

SECTION		PROPOSED WORK CHECKLIST
<h1 style="font-size: 48px; margin: 0;">2</h1>		<p>Please check all boxes that apply and provide more detail in Sections 3 and 4:</p>
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input checked="" type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input checked="" type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input checked="" type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

# STORM WINDOWS

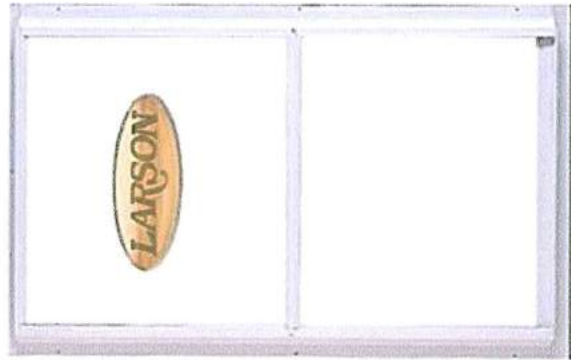
Application

HPC-2019-47

SECTION	PROPOSED WORK SUMMARY
3	For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)
	FABRICATION AND INSTALLATION OF CUSTOM ALUMINUM STORM WINDOWS TO SEVENTEEN (17) WINDOWS, PRODUCT:
	LARSON WHITE L301 TRIPLE TRACK, DOUBLE HUNG WINDOWS WITH CLEAR LOW E GLASS.

SECTION	SUPPLEMENTAL QUESTIONS
4	Will the proposed work alter any of the distinctive features or historic architectural details of the property?
	No
	Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)
	<b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b>
	ORIGINAL WOOD MAIN SASHES, OPENING SIZES AND TRIM WILL BE RETAINED AND STORMS WILL PROTECT AND MAINTAIN THE HISTORICAL FEATURES.
	NEW STORMS REPLACE COMBINATION SCREEN / STORM WINDOWS -- ALSO ALUMINUM -- APPLIED IN THE 1960s AND BEYOND THEIR SERVICE LINES.

**Performance Series**  
**3 Track Double Hung Storm Window**



Color



White



Brown



Mill

ALL ABOUT  
**DOORS &  
WINDOWS**  
allaboutdoors.com

**LARSON PERFORMANCE DOUBLE HUNG 3-  
TRACK STORM WINDOW, CLEAR GLASS**

**STORM DOOR / WINDOW COLOR OPTIONS :**

Brown

Mill

White

Part Number: L301

**MSRP 36x55 \$100.00 Carry Out**

For Local Pickup Only

**QUANTITY: EACH**

1

**ADD TO WISHLIST**

**ADD TO QUOTE**

HPC-2019-47



**NELSON-YOUNG LUMBER COMPANY**

EDGERTON • EVANSVILLE • DEERFIELD

Evansville  
 206 East Main Street  
 Evansville, Wisconsin 53536  
 Phone: 608-882-4960

**Quotation**

**Quote No** 33350  
 Date Created 08/05/2019  
 Date Modified 08/05/2019

**Invoice Address**

**Delivery Address**  
 M.C. CONSTRUCTION  
 JOHN CELL 608-897-5583  
 DECKER RESIDENCE

**Customer** CASH05  
**Customer Ref**  
**Taken By** Brad Chiakas

<b>Special Instructions</b>	<b>Notes</b>

Line	Qty/Footage	Description	Price	Per	Total
1	9 EA	LARSON WHITE L301 TRIPLE TRACK LOWE 29WX71" <i>1132</i>	124.20	EA	1,117.80
2	8 EA	LARSON WHITE L301 TRIPLE TRACK LOWE 29WX67" <i>1132</i>	124.20	EA	993.60
Prices guaranteed 10 days only. Delivery in 30 days. Clerical errors subject to correction. Returns subject to restocking charges.					

By your signature below, you are agreeing to the Terms and Conditions set forth on back or attached.

\_\_\_\_\_  
 Signature

\_\_\_\_\_  
 Print name

<b>Total Amount</b>	\$2,111.40
<b>Sales Tax</b>	\$116.13
<b>Quotation Total</b>	\$2,227.53

# PORCH

SECTION	PROPOSED WORK SUMMARY
3	For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)
	INSURANCE UNDERWRITER OBJECTED TO CONDITION OF SIDE PORCH DUE TO LACK OF RAILING, STRINGERS WERE TOO DETERIORATED TO SUPPORT A RAILING, TREADS WERE COVERED BY CARPETING, WHICH RETAINED MOISTURE.
	REPLACEMENT WILL BE CONSTRUCTED OF TREATED LUMBER AND WILL BE BUILT TO COMPLY WITH CODE.

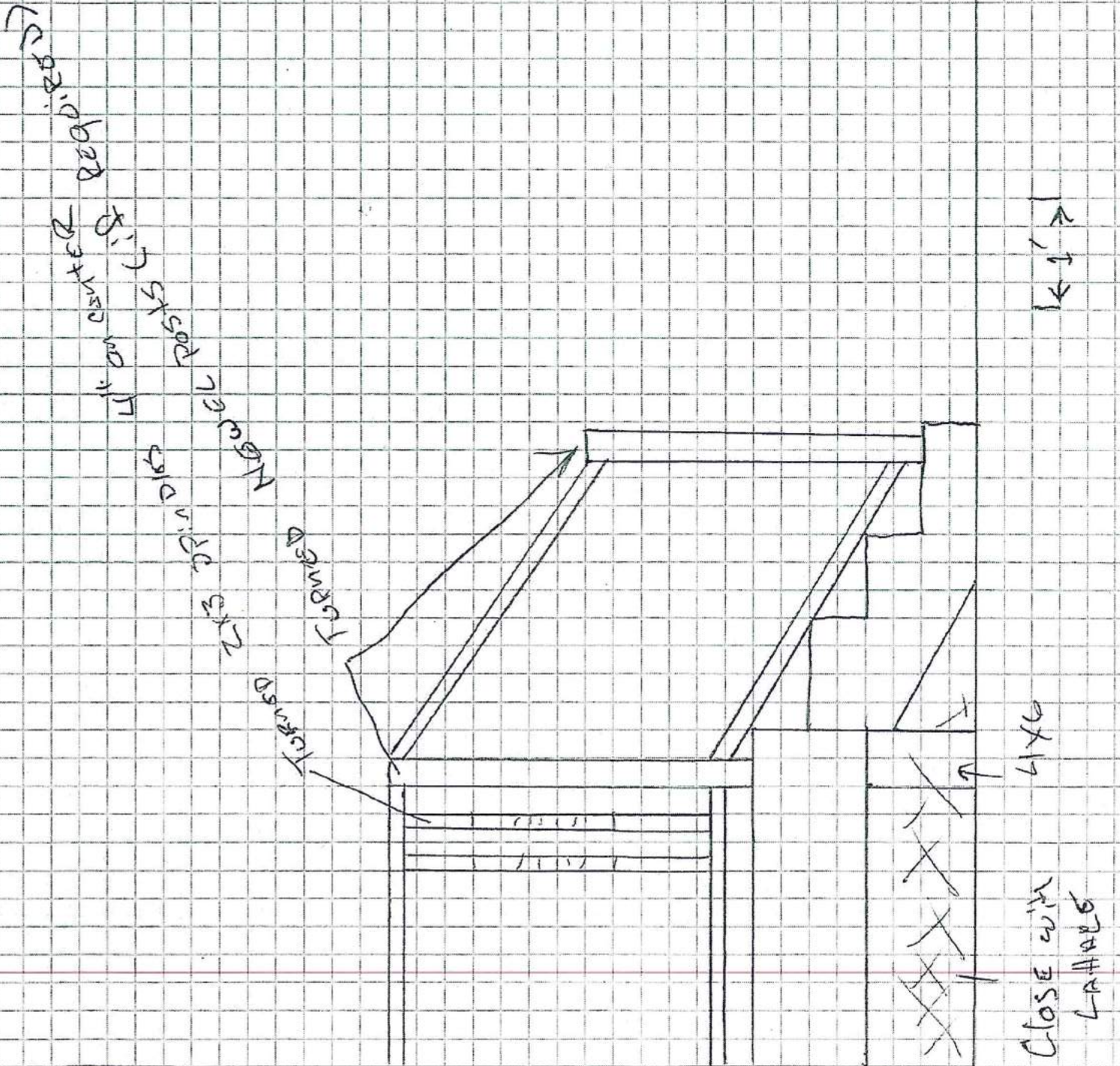
SECTION	SUPPLEMENTAL QUESTIONS
4	Will the proposed work alter any of the distinctive features or historic architectural details of the property?
	No
	Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)
	<b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b>
	WILL COMPLY WITH REHABILITATION STANDARD #9.



EXISTING SIDE PORCH

HPC-2019-47









Support Us

Membership

DONATE

CONTACT US

BROWSE

SEARCH

EVENTS

STORE

PROPERTY RECORD

112 W LIBERTY ST

Architecture and History Inventory

- PRINT
- EMAIL A FRIEND
- FACEBOOK
- TWITTER
- MORE...



NAMES

Historic Name: **STEPHEN J. BAKER HOUSE**  
 Other Name:  
 Contributing: **Yes**  
 Reference Number: **85087**

PROPERTY LOCATION

Location (Address): **112 W LIBERTY ST**  
 County: **Rock**  
 City: **Evansville**  
 Township/Village:  
 Unincorporated Community:  
 Town:  
 Range:  
 Direction:  
 Section:  
 Quarter Section:  
 Quarter/Quarter Section:

PROPERTY FEATURES

Year Built:  
 Additions:  
 Survey Date: **2006**  
 Historic Use: **house**  
 Architectural Style: **Gabled Ell**  
 Structural System:  
 Wall Material: **Aluminum/Vinyl Siding**  
 Architect:  
 Other Buildings On Site:  
 Demolished?: **No**  
 Demolished Date:

DESIGNATIONS

National/State Register Listing Name: **Evansville Historic District**  
 National Register Listing Date: **11/16/1978 12:00:00 AM**  
 State Register Listing Date: **1/1/1989 12:00:00 AM**  
 National Register Multiple Property Name:

RESOURCE DESCRIPTIONS

About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

RELATED ARTICLES

Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

**NOTES** ▶

**Additional Information:** BUILT BETWEEN 1878 AND 1883.

**Bibliographic References:** BIRD'S EYE VIEW OF EVANSVILLE, MADISON: J. J. STONER, 1883. ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM, EAGER FREE PUBLIC LIBRARY.

**RECORD LOCATION** ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

**Wisconsin Architecture and History Inventory Citation**

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

CONTACT US

Vo

**HPC-2019-47**



Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

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- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

INSTALL STORM WINDOWS & REPLACE SIDE PORCH

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Approved by: \_\_\_\_\_  
 Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

HISTORIC PROPERTY INFORMATION	
Historic Property Address: <u>112 W LIBERTY</u>	Tax ID Number: 222 <u>001181</u>
Historic Property AHI Number: <u>85087</u>	Parcel Number: 6-27- <u>178</u>

Original Material Replacement  
see: Wis S.S. 62.23(7)(em)(2m)



# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

**\$0.00**  
Application  
Fee

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SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <i>Stephen Eayer</i>	Date Submitted: <b>RECEIVED</b> 8/1/19 CITY OF EVANSVILLE
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <i>610788</i>	Parcel Tax ID Number: 222 <i>001035</i>
	Historic Property Address: <i>228 W main st</i>	Parcel Number: 6-27- <i>37</i>
		Phone: <i>608-712-6030</i>
		Email: <i>SEAGER@SBCP.BANK</i>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above):	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: *[Signature]* DATE: *8/1/19*  
Owner/Applicant Signature

SECTION	PROPOSED WORK CHECKLIST	
<h1>2</h1>	Please check all boxes that apply and provide more detail in Sections 3 and 4:	
Work Category	Work Category Details	
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input checked="" type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

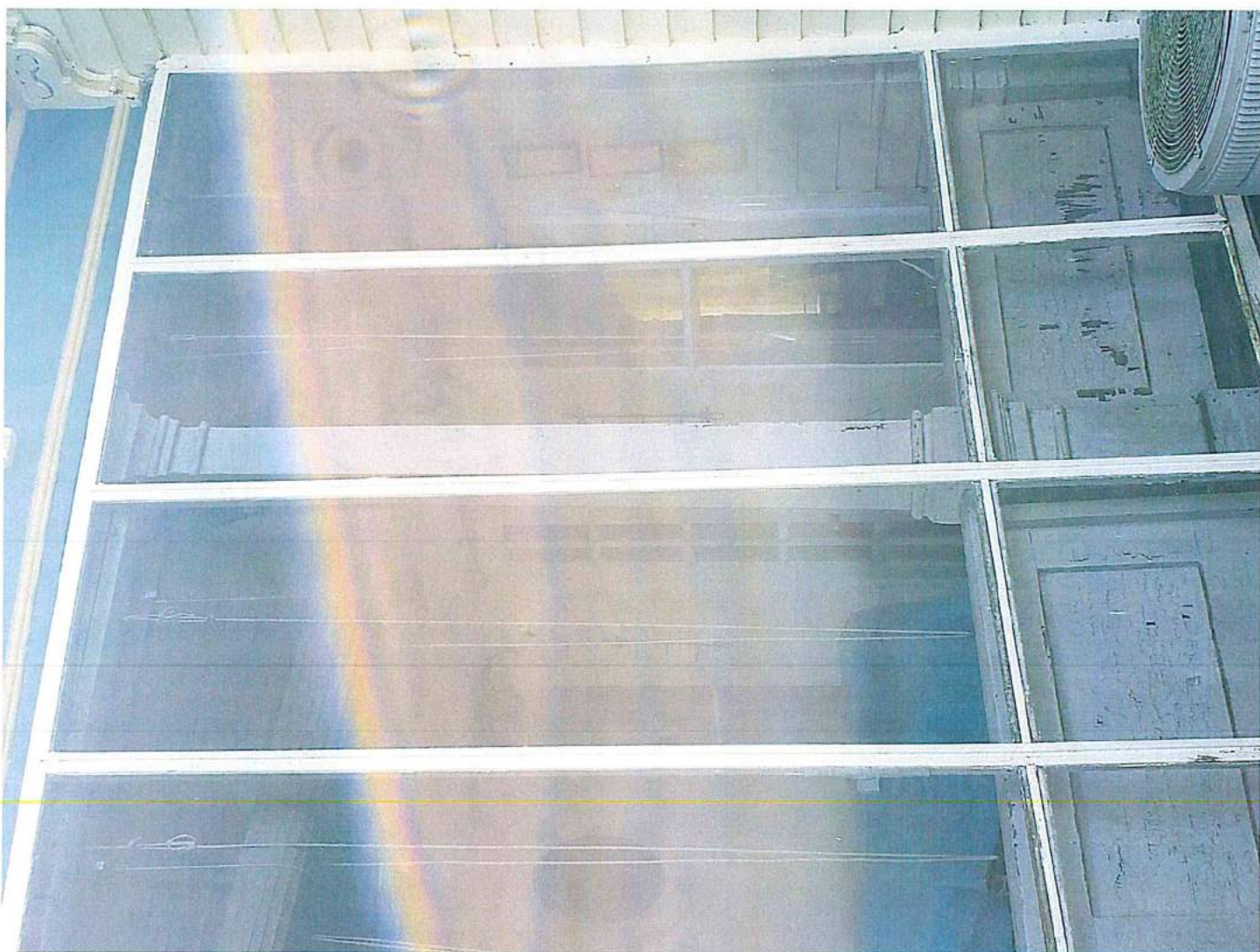


SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p> <ul style="list-style-type: none"> <li>- Replace porch decking w. identical composite decking same width</li> <li>- Repair/Replace porch columns and Rails will use combination composite and wood.</li> <li>- Replace screens w. new screens, filled into columns and rails to allow high light of details.</li> </ul>

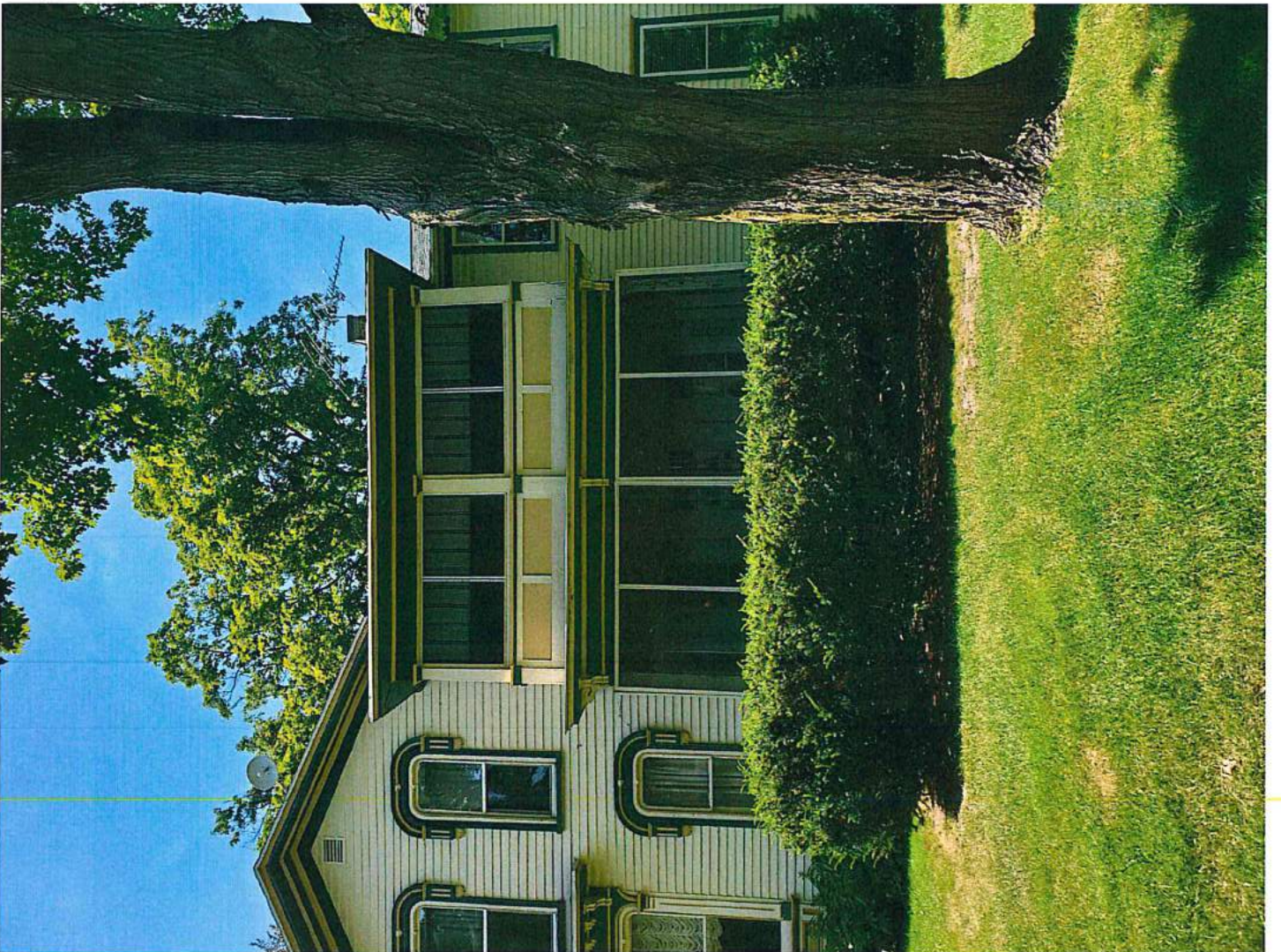
SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p> <p style="font-size: 1.5em; margin-left: 20px;">NO</p> <p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p> <p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>



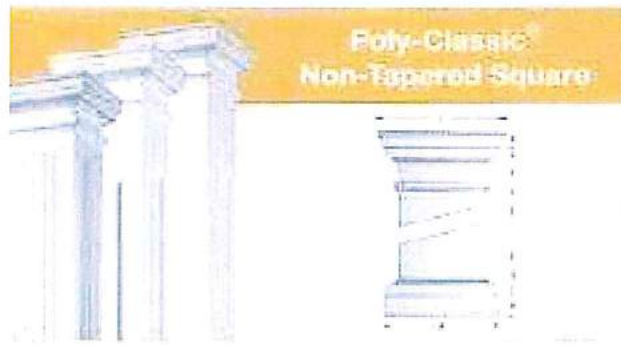












**Poly-Classic®  
Non-Tapered Square**

**Non-Tapered Square - Availability**

mm	Available Column Lengths						Concentric Load Limits
	8'	9'	10'	12'	14'	16'	
6"	✓		✓				8,000 Lbs.
8"	✓	✓	✓	✓			10,000 Lbs.
10"	✓	✓	✓	✓	✓		12,000 Lbs.
12"	✓	✓	✓	✓	✓	✓	18,000 Lbs.

✓ Fully Finished    ✓ Available in Italy    ✓ Available in Canada

**Non-Tapered Square - Fluted Specifications**

Outside Diameter*	Inside Diameter**		Fluting Spacing	
	Top	Bottom	Number	Width
6"	3 1/2"	2 1/2"	n/a	n/a
8"	6"	4 1/2"	5 per side	1 1/2"
10"	7 1/2"	5 1/2"	n/a	n/a
12"	10"	8 1/2"	n/a	n/a

\* Outside Diameter are approximately 1/8" less than shown.  
 \*\* Inside Diameter may vary by 1/8".

**Non-Tapered Square - Tuscan Base**

Column Size	Plinth		Base Moulding		Total
	A	B	C	D	
6"	5"	1 1/2"	1 1/2"	1 1/2"	3 1/2"
8"	10 1/2"	1 1/2"	1 1/2"	1 1/2"	4 1/2"
10"	13 1/2"	2 1/2"	2 1/2"	1 1/2"	5 1/2"
12"	17"	2 1/2"	2 1/2"	1 1/2"	6"

\* Based on FFB caps on polythane

**Non-Tapered Square - Tuscan Cap**

Column Size	Round		Abacus		Total
	E	F	G	H	
6"	3 1/2"	1"	1 1/2"	1 1/2"	2 1/2"
8"	6"	1 1/2"	1 1/2"	1 1/2"	2 1/2"
10"	7 1/2"	1 1/2"	1 1/2"	1 1/2"	3 1/2"
12"	10"	1 1/2"	1 1/2"	2"	3 1/2"

\* Based on FFB caps on polythane.  
 \*\* Measurements of precast column set 1/8" less than shown. \* Abacus of base.

**Non-Tapered Square - Pedestal Base**

For Use With:	Base Square	Height
8" Square Column Shafts*	16" x 16"	42 1/2"

\* Tuscan cap only assembly

**Poly-Classic® Ornamental Capitals**

**Greek Erectheum**

Column Size	Cap Height	Abacus Width	Column Size	Cap Height	Abacus Width
6"	3 1/2"	6 1/2"	14"	7"	15"
8"	3 1/2"	7 1/2"	16"	9"	17 1/2"
10"	5 1/2"	12"	18"	10 1/2"	22"
12"	6 1/2"	14 1/2"			

**Roman Corinthian**

Column Size	Cap Height	Abacus Width	Column Size	Cap Height	Abacus Width
6"	7"	8 1/2"	14"	17 1/2"	22 1/2"
8"	8 1/2"	10 1/2"	16"	17 1/2"	23 1/2"
10"	11 1/2"	14 1/2"	18"	21 1/2"	27 1/2"
12"	14 1/2"	17 1/2"			

**Roman Ionic**

Column Size	Cap Height	Abacus Width	Column Size	Cap Height	Abacus Width
6"	2 1/2"	6 1/2"	14"	5 1/2"	19 1/2"
8"	3 1/2"	8"	16"	6 1/2"	18"
10"	4"	11 1/2"	18"	6 1/2"	21"
12"	4 1/2"	11 1/2"			

**Scamozzi**

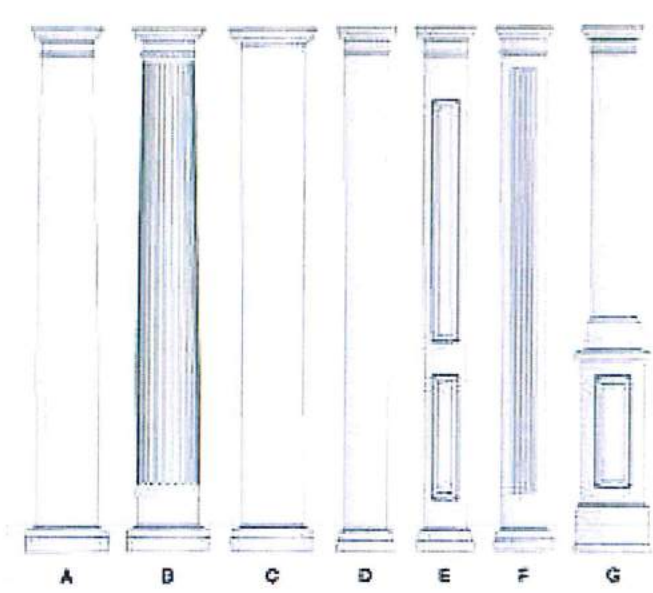
Column Size	Cap Height	Abacus Width	Column Size	Cap Height	Abacus Width
6"	2 1/2"	7 1/2"	14"	5 1/2"	18 1/2"
8"	3"	9 1/2"	16"	5 1/2"	21 1/2"
10"	3 1/2"	13"	18"	7 1/2"	24 1/2"
12"	5"	16 1/2"			

**Temple of Winds**

Column Size	Cap Height	Abacus Width	Column Size	Cap Height	Abacus Width
6"	7"	8"	14"	14"	21"
8"	7 1/2"	10 1/2"	16"	16 1/2"	22 1/2"
10"	10 1/2"	14 1/2"	18"	18 1/2"	25 1/2"
12"	11 1/2"	16 1/2"			

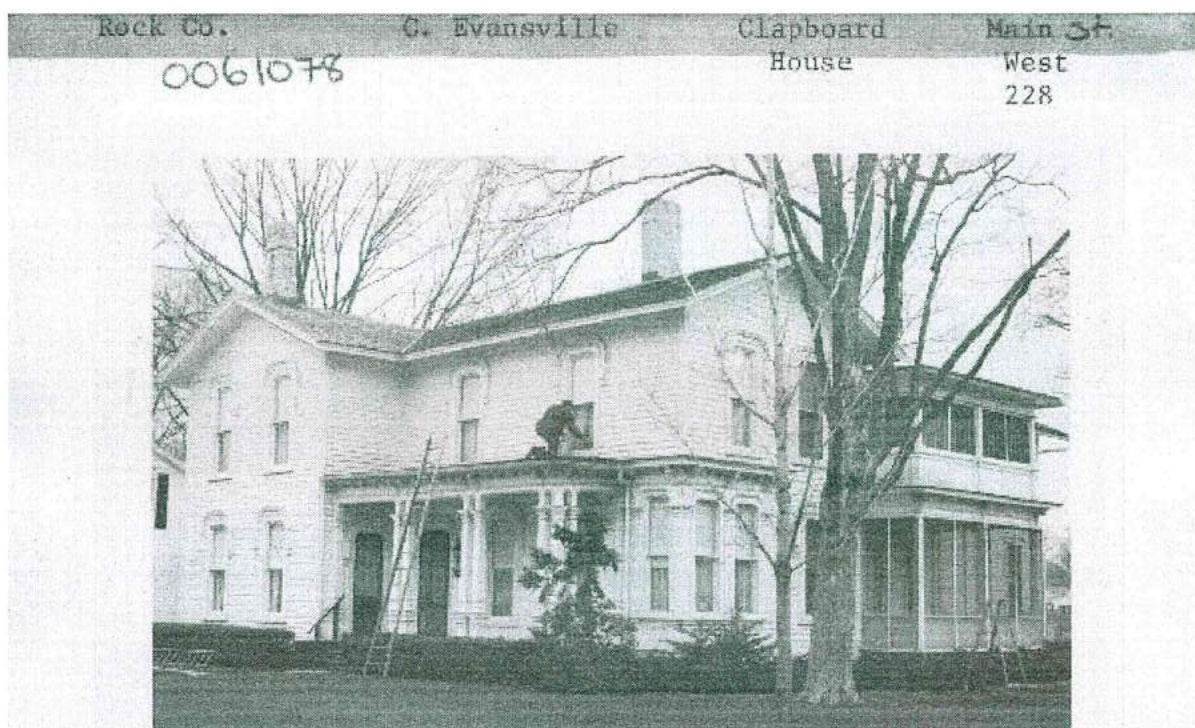
**Poly-Classic® Column Styles**

- A Unfluted Tuscan Tapered Round
- B Fluted Tuscan Tapered Round
- C Unfluted Tuscan Non-Tapered Round
- D Unfluted Non-Tapered Square
- E Paneted Non-Tapered Square
- F Fluted Non-Tapered Square
- G Pedestal Base Shown on Unfluted Non-Tapered Square



**Notes:**  
 Complete Allowable Loads documentation and installation instructions are available online at [www.turncraft.com](http://www.turncraft.com).  
 Split columns are not load bearing.  
 Poly-Classic Columns are shipped unfinished and Turncraft recommends finishing with acrylic latex primer and paint.  
 All Ornamental Capitals ship FOB factory (freight collect).







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## PROPERTY RECORD 228 W MAIN ST

### Architecture and History Inventory

PRINT EMAIL A FRIEND FACEBOOK TWITTER MORE...



#### NAMES

Historic Name: **ASAPH ALLEN/ALMERON EAGER HOUSE**  
Other Name: **Eager House**  
Contributing: **Yes**  
Reference Number: **61078**

#### PROPERTY LOCATION

Location (Address): **228 W MAIN ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES

Year Built: **1875**  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Italianate**  
Structural System:  
Wall Material: **Clapboard**  
Architect:  
Other Buildings On Site: **0**  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

#### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

CONTACT US

### NOTES ▶

**Additional Information:** 05/01/15: This home was built by prominent early businessman, Almeron Eager (1838-1902). Eager was a partner in the Smith and Eager Dry Good and Grocery, was a founder of the Baker Manufacturing Company, and owned many of the prime commercial and industrial lots in town. We willed large sums of money to educational and religious organizations, including money to educational and religious organizations, including money for a new city library.

**Bibliographic References:** EVANSVILLE REVIEW 12/20/1995. Historical and Architectural Walking Tour of Evansville's Historic District, Evansville Historic Preservation Commission, 1992. MONTGOMERY, RUTH ANN. EVANSVILLE REVIEW. APRIL 17, 1996, PP. 7, 10. Historic Evansville Walking Tour brochure, 2014.

### RECORD LOCATION ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

#### Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

#### How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

##### Wisconsin Architecture and History Inventory Citation

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

### HPC-2019-48



Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95



# City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
 31 S Madison St  
 PO Box 529  
 Evansville, WI 53536  
 (608) 882-2266

August 15, 2019

Stephen Eager  
 228 W Main Street  
 Evansville, WI 53536

**RE: Application HPC-2019-48 for Certificate of Appropriateness on parcel 6-27-37 (228 W Main)**

Mr. Eager,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

*A recent State Statute Change has required commissions within the state to only approve replacement of original materials if 1.) The original materials are proven to be unrepairable and 2.) Replacement materials are similar to the original in color, design, scale, architectural appearance, and other visual qualities. (see Wis. SS 62.23(7)(em)2m).*

Some additional information will be needed to assist the commission during their review. Failure to provide this information may result in the commission delaying review of the application by 30 days or more. **Please submit the following as soon as possible:**

- Sample or detail of proposed floor/decking system
- Sample of proposed materials for columns and rails
- More detailed description of what portions of rails and columns are being replaced
- Evidence of the original materials (decking, columns, etc.) being significantly or severely deteriorated (This can be achieved by a contractor statement or on-site visit of commission members)

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285 or Dan Stephans, HPC Chairperson at: [djsaia@stephans.org](mailto:djsaia@stephans.org) or (608)-772-5180.

Sincerely,

Jason Sergeant  
 Community Development Director

Enclosures: HPC Application

CC: Historic Preservation Commission



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

This decision form will be completed by the chair of the HPC or the Community Development Director.

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.
- Contractor estimate demonstrates the un-repairability of original materials
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

RECONSTRUCT & REPAIR SCREEN PORCH  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**Certificate of Appropriateness is hereby (check one):**

Approved,  Not approved, or  Approved with the following conditions:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Approved by: \_\_\_\_\_  
 Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

HISTORIC PROPERTY INFORMATION	
Historic Property Address: <u>228 W MAIN</u>	Tax ID Number: 222 <u>001035</u>
Historic Property AHI Number: <u>61078</u>	Parcel Number: 6-27- <u>37</u>





# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

**\$0.00**  
Application  
Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or jason.sergeant@ci.evansville.wi.gov to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name:	Date Submitted:
	John Suetmeier, Elizabeth Suetmeier	<b>RECEIVED</b> 8/9/19
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	Parcel Tax ID Number: 222 0010321
	611548	CITY OF EVANSVILLE
	Historic Property Address:	Parcel Number: 6-27-34 8
	250 W. Main St. Evansville, WI 53536	Phone: 608-609-3625
		Email: jsuetmeier@gmail.com
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above):	Owner Email (if different):

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY:

Owner/Applicant Signature

DATE:

8/9/19

SECTION		PROPOSED WORK CHECKLIST
<h1>2</h1>		Please check all boxes that apply and provide more detail in Sections 3 and 4:
Work Category		Work Category Details
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input type="checkbox"/> Match historic material (wood, metal, etc.) <input type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Column, railing, or skirting <input type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input checked="" type="checkbox"/> New construction	<input type="checkbox"/> Addition <input checked="" type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features <i>Adding 4 x 6 wood shed</i>
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____



SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>We would like to build a small (4x6) wooden shed towards the back of the property near the driveway. We would like to use wood instead of resin/plastic for its aesthetic appeal.</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p> <p>No</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)</p> <p><b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p> <p>Using wooden materials would help maintain the historic feel more so than plastic, and the proposed shed (see images) has a style similar to the garage</p>

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary. <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable)</li><li>4. Exterior elevations or sketches of existing conditions and proposed work</li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>

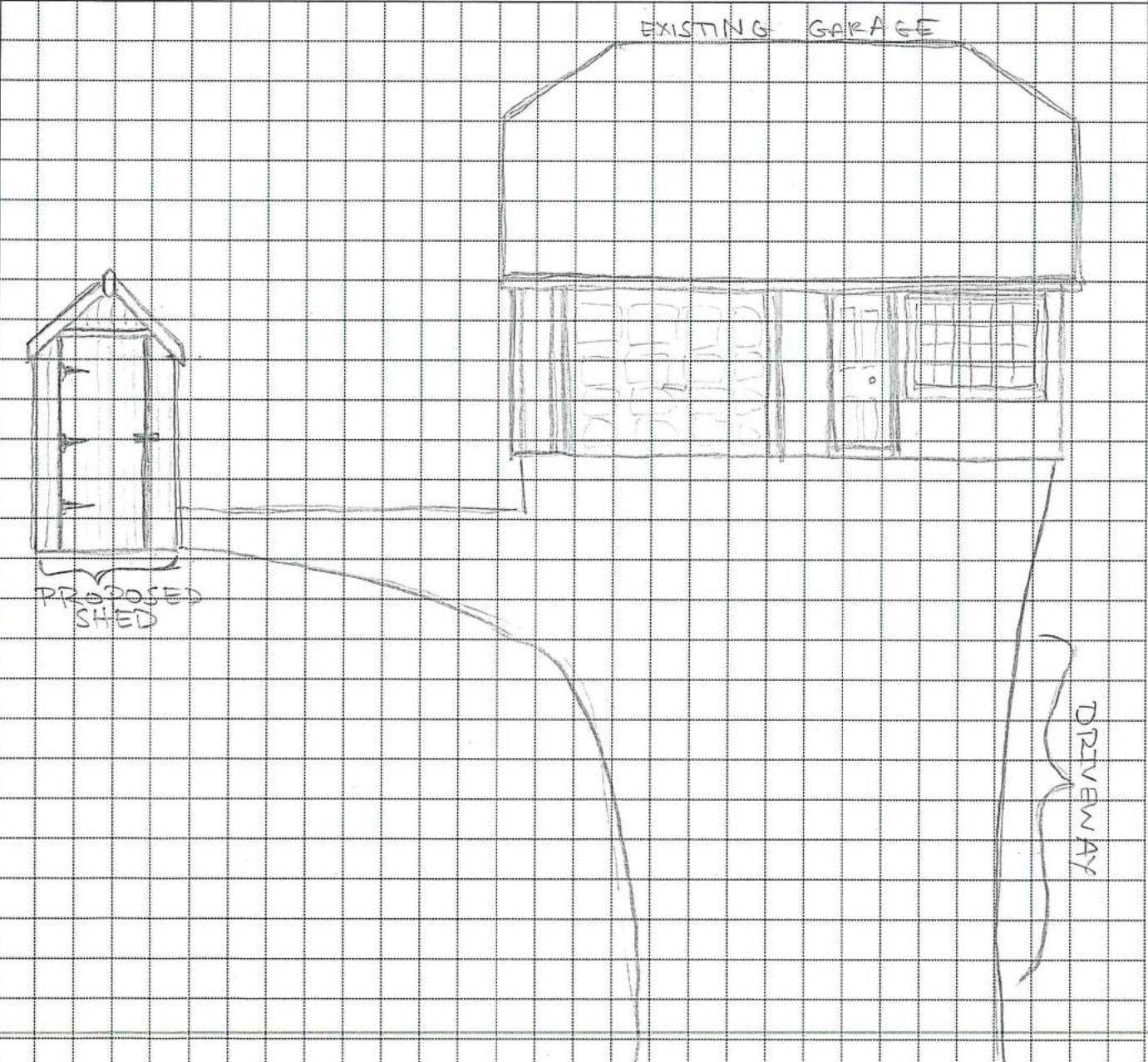
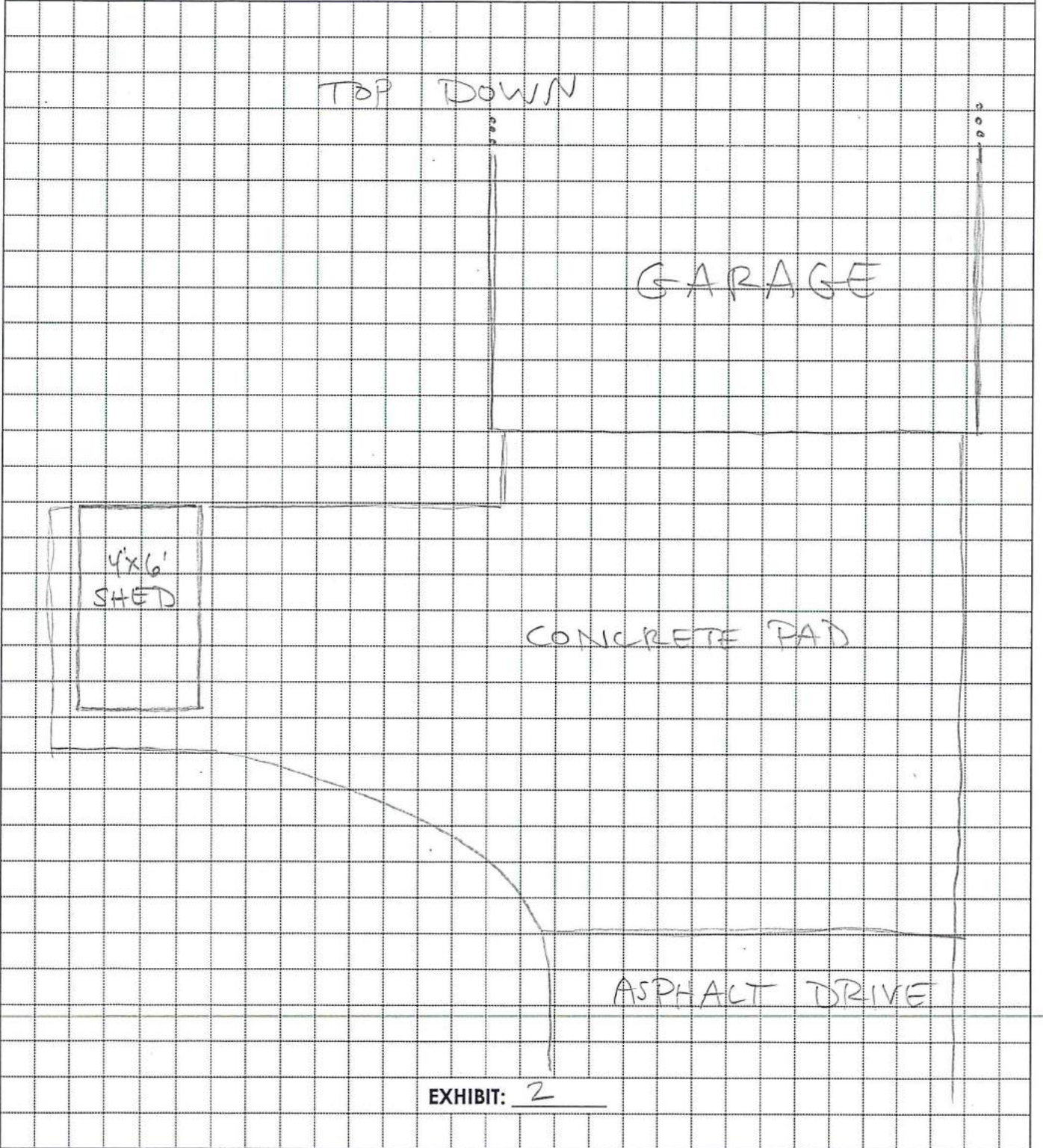


EXHIBIT: 2

SECTION	SUPPLEMENTAL ATTACHMENTS
---------	--------------------------

5

Use this sheet to attach any additional items. Each attachment should be marked with an exhibit number.

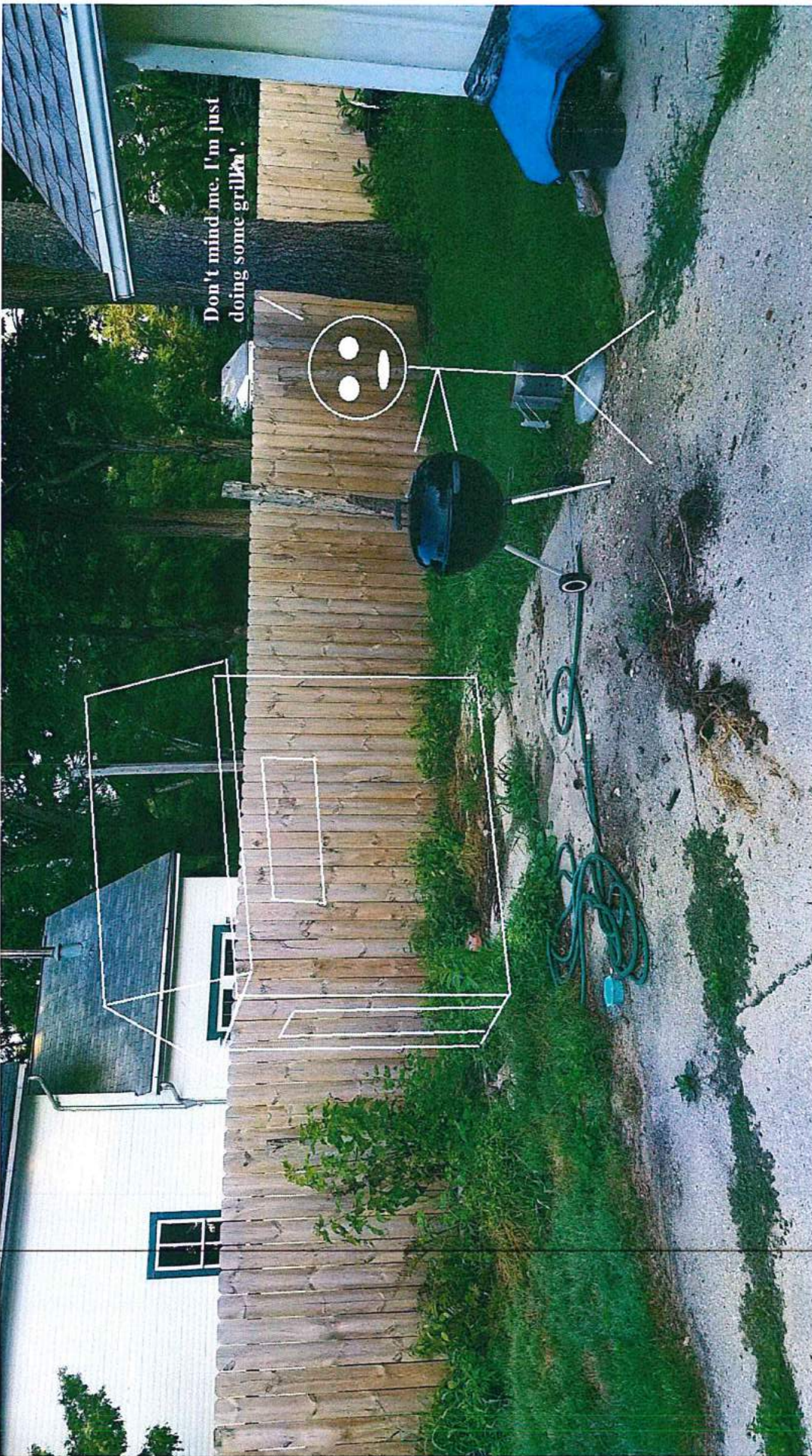




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EXHIBIT 3













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## PROPERTY RECORD 250 W MAIN ST

### Architecture and History Inventory

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#### NAMES

Historic Name: **ELIZA AND MOSES VERVALEN HOUSE**  
Other Name: **ERIC J. KNUDTSON AND ERIK R. GYE HOUSE**  
Contributing: **Yes**  
Reference Number: **61154**

#### PROPERTY LOCATION

Location (Address): **250 W MAIN ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES

Year Built: **1857**  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Greek Revival**  
Structural System:  
Wall Material: **Brick**  
Architect:  
Other Buildings On Site: **0**  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

##### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

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NOTES ▶

**Additional Information:** A 'site file' exists for this property. It contains additional information such as correspondence, newspaper clippings, or historical information. It is a public record and may be viewed in person at the State Historical Society, Division of Historic Preservation.

05/01/15: Moses Vervalen, the builder of this estate, was Evansville's only brick mason in the 1850s and 1860s. The single-story addition with fireplace on the east side dates from the mid-20th Century. This home is also known locally as the Colman house after Rev. Henry Colman, who was the director of the Evansville Seminary from 1867-1876.

**Bibliographic References:** Historical and Architectural Walking Tour of Evansville's Historic District, Evansville Historic Preservation Commission, 1992. MONTGOMERY, RUTH ANN. EVANSVILLE REVIEW. JANUARY 10, 1996, P. 7. ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM, EAGER FREE PUBLIC LIBRARY. Historic Evansville Walking Tour brochure, 2014.

RECORD LOCATION ▶

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

Wisconsin Architecture and History Inventory Citation

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".



Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95



## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

August 15, 2019

Mr. & Mrs. Suetmeier  
250 W Main Street  
Evansville, WI 53536

**RE: Application HPC-2019-49 for Certificate of Appropriateness on parcel 6-27-34 (250 W Main)**

Mr. & Mrs. Suetmeier,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

Please note, the shed location as indicated may need to be adjusted slightly to meet side yard setbacks. This can be discussed with building inspector after HPC approval.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

A handwritten signature in black ink, appearing to read 'J.M. St'.

Jason Sergeant  
Community Development Director

CC: Historic Preservation Commission



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

*This decision form will be completed by the chair of the HPC or the Community Development Director.*

**Certificate of Appropriateness Decision Criteria:** *The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:*

- The proposed work does not have an adverse effect on the immediate site*
- The proposed work does not have an adverse effect on adjacent properties*
- The proposed work does not have an adverse effect on the entire district*
- Historic character is preserved*

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.**
- Contractor estimate demonstrates the un-repairability of original materials**
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_**

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

**CONSTRUCT SHED**

**Certificate of Appropriateness is hereby (check one):**

**Approved, [ ] Not approved, or [ ] Approved with the following conditions:**

Approved by: \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

Date: \_\_\_\_\_

**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <b>250 W MAIN</b>	Tax ID Number: 222 <b>001032</b>
Historic Property AHI Number: <b>61154</b>	Parcel Number: 6-27- <b>34</b>



# APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
31 S. Madison St, PO Box 529, Evansville, WI 53536

Initiated by City Enforcement Action

Fee

This is a request for issuance of a Certificate of Appropriateness (COA) by the Historic Preservation Commission (HPC) for work proposed to be performed on the exterior of a structure located in any Historic District or designated by the City of Evansville as a historic building or historic site. Complete all sections of this form – it is used to determine if staff approval of work can be done, or if it requires commission review. **Please contact the Community Development Director, Jason Sergeant, at: (608)-882-2285 or [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) to obtain assistance in completing this form.**

SECTION	APPLICANT AND PROPERTY OWNER INFORMATION	
1	Applicant Name: <u>Dynamite Investments</u>	Date Submitted:
	<u>Dave Dent</u>	<span style="border: 1px solid red; padding: 2px; color: red; font-weight: bold;">RECEIVED</span> <u>8/13/19</u>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ):	Parcel Tax ID Number: 222 <u>029004</u>
	<u>85007p</u>	Parcel Number: 6-27- <u>445</u>
	Historic Property Address:	Phone: <u>608-712-7116</u>
	<u>34 North Second St.</u>	Email: <u>dynamiteinvestments1@gmail.com</u>
	Owner Name (if different from above):	Owner Phone (if different):
	<u>Dave Dent</u>	
	Owner Address (if different from above):	Owner Email (if different):
	<u>102 Deanna Dr</u> <u>Evansville, WI 53536</u>	

**INSTRUCTIONS:** Complete this entire form and submit to City Hall the following:

**1. Application Form with attachments (as outlined in Section 5):**

- o Clear photo(s) of every portion of the property that will be affected by the work
- o Historic photograph(s) (if available)
- o Exterior elevations or sketches of existing conditions and proposed work
- o Samples or specifications of proposed materials
- o Site plan (if applicable)

**2. Building Permit (work cannot begin until Building Inspector has approved a Building Permit)**

**3. Sign Application (if applicable)**

All applications are to be submitted 10 days prior to the HPC meeting. HPC typically meets on the third Wednesday of each month at 6:00pm in City Hall. Applicants are encouraged to appear in person or by authorized representative.

Thank you for helping to value and protect "one of the most intact nineteenth century townscapes in southern Wisconsin" and "the finest collection of 1840s – 1915 architecture of any small town in Wisconsin" – Wisconsin State Historic Society

SUBMITTED BY: Dave Dent DATE: 8/13/19  
Owner/Applicant Signature

SECTION	PROPOSED WORK CHECKLIST	
2	Please check all boxes that apply and provide more detail in Sections 3 and 4:	
Work Category	Work Category Details	
<input type="checkbox"/> Roofing	<input type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input type="checkbox"/> Shingles only <input type="checkbox"/> Soffit, fascia, or trim work <input type="checkbox"/> Matching existing materials <input type="checkbox"/> Change of materials (EG, replacing asphalt with metal)
<input type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match existing <u>historic</u> materials (metal, etc.) <input type="checkbox"/> Use new <u>modern</u> materials (vinyl, etc.)
<input type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input type="checkbox"/> Use modern materials (plastic, vinyl aluminum, etc.)
<input type="checkbox"/> Exterior windows and doors	<input type="checkbox"/> Add new <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change in dimension or location (height, length) <input type="checkbox"/> Match historic materials (wood, metal, glass, etc.) <input type="checkbox"/> Use modern material (plastic, vinyl, aluminum, etc.) <input type="checkbox"/> Removal, covering or alteration of original trim
<input type="checkbox"/> Fences	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Use new modern materials (vinyl, aluminum, etc.) <input type="checkbox"/> Matching historic materials (wood, stone, etc.)
<input checked="" type="checkbox"/> Porch	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal <input type="checkbox"/> Add new	<input checked="" type="checkbox"/> Match historic material (wood, metal, etc.) <input checked="" type="checkbox"/> Use new modern material (plastic, vinyl, aluminum, etc.) <input checked="" type="checkbox"/> Column, railing, or skirting <input checked="" type="checkbox"/> Decking
<input type="checkbox"/> Sidewalk or paving	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> Recreating <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> New construction	<input type="checkbox"/> Addition <input type="checkbox"/> New building <input type="checkbox"/> Façade alteration	<input type="checkbox"/> Recreating missing architectural features <input type="checkbox"/> Removing architectural features
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Please also complete and attach a sign application.</u></b> <input type="checkbox"/> New alternative materials <input type="checkbox"/> Matching existing materials
<input type="checkbox"/> Other	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> New modern materials <input type="checkbox"/> Match existing materials <input type="checkbox"/> Removal or altering of original architectural details <input type="checkbox"/> _____

SECTION	PROPOSED WORK SUMMARY
3	<p>For each Item that was checked in the left-hand column of Section 2, briefly summarize the work proposed to be done. (If changing the location, product, or material of the existing structure, describe the material's type, color, quality, and reason for change. If providing attachments of products, materials, or construction specifications please refer to the applicable attachment.)</p>
	<p>East side of home - Not seen from street                      House has 2 entries from rear. Lower entry will be completely rebuilt. This will consist of using 6x6 footings per code, 4x4 Posts above, treated deck boards and PVC Railings and post covers. New lower porch and entry will look similar to outline of what is currently in place.</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p>Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p>
	<p style="text-align: center;">No</p>
	<p>Please describe how the proposed work will conform to the Standards and Guidelines of the Secretary of the U. S. Dept. of the Interior for the Rehabilitation of Historic Properties (available at <a href="http://www.nps.gov/tps/standards/rehabilitation.htm">www.nps.gov/tps/standards/rehabilitation.htm</a> and at City Hall.)  <b>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</b></p>

SECTION	REQUIRED ATTACHMENTS
5	<p>Please attach the following required items using the space below or additional sheets as necessary, <b>Each attachment should be marked with an exhibit number:</b></p> <ol style="list-style-type: none"><li>1. Clear photo(s) of every portion of the property affected by the work</li><li>2. Historic photograph (if available)</li><li>3. Site plan (if applicable) <i>6' x 4' patio</i></li><li>4. Exterior elevations or sketches of existing conditions and proposed work <i>Floor roughly 3' railing</i></li><li>5. Samples or specifications of proposed materials</li><li>6. Additional attachments that may assist in understanding the proposed work</li></ol>

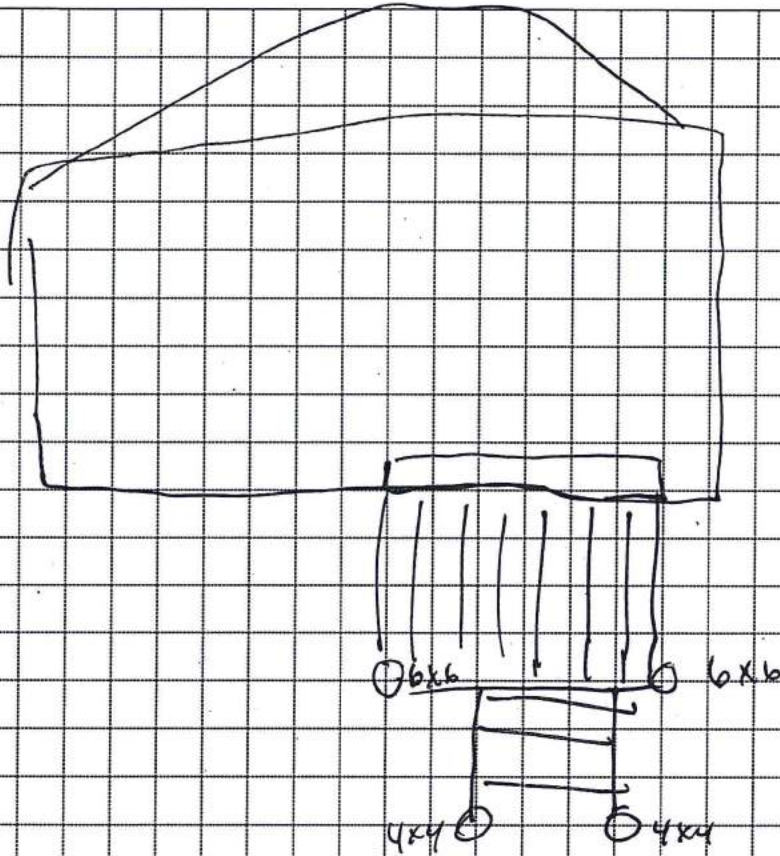


EXHIBIT: \_\_\_\_\_



SECTION	SUPPLEMENTAL ATTACHMENTS
---------	--------------------------

5

Use this sheet to attach any additional items. **Each attachment should be marked with an exhibit number.**

Exhibit 1 = Existing Porch  
Exhibit 2 = proposed platform & railing system

EXHIBIT: \_\_\_\_\_

①





HPC-2019-50

2

Jason Sergeant <jason.sergeant@ci.evansville.wi.gov>

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## 34 N. 2nd street Exhibit 2 proposed pictures

1 message

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Dave and Jess Dent <dynamite.investments1@gmail.com>

Tue, Aug 13, 2019 at 3:45 PM

To: "jason.sergeant@ci.evansville.wi.gov" <jason.sergeant@ci.evansville.wi.gov>

Jason

Here you go!





Dave



Support Us Membership [DONATE](#)

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BROWSE ▾

SEARCH

EVENTS

STORE

## PROPERTY RECORD 34 N 2ND ST

### Architecture and History Inventory

[PRINT](#) [EMAIL A FRIEND](#) [FACEBOOK](#) [TWITTER](#) [MORE...](#)



#### NAMES ▸

Historic Name:  
Other Name:  
Contributing: **Yes**  
Reference Number: **85007**

#### PROPERTY LOCATION ▸

Location (Address): **34 N 2ND ST**  
County: **Rock**  
City: **Evansville**  
Township/Village:  
Unincorporated Community:  
Town:  
Range:  
Direction:  
Section:  
Quarter Section:  
Quarter/Quarter Section:

#### PROPERTY FEATURES ▸

Year Built:  
Additions:  
Survey Date: **2006**  
Historic Use: **house**  
Architectural Style: **Gabled Ell**  
Structural System:  
Wall Material: **Aluminum/Vinyl Siding**  
Architect:  
Other Buildings On Site:  
Demolished?: **No**  
Demolished Date:

#### DESIGNATIONS ▸

National/State Register Listing Name: **Evansville Historic District**  
National Register Listing Date: **11/16/1978 12:00:00 AM**  
State Register Listing Date: **1/1/1989 12:00:00 AM**  
National Register Multiple Property Name:

#### RESOURCE DESCRIPTIONS

##### About the National Register and State Register of Historic Places

All Wisconsin National Register of Historic Places listings are searchable on our website.

##### About Our Wisconsin Architecture and History Inventory (AHI)

Search digital records on more than 140,000 historic buildings, structures and objects throughout Wisconsin.

#### RELATED ARTICLES

##### Is Your Property Eligible for the National Register or State Register of Historic Places?

Eligible properties must retain the essential physical appearance of the period in which they were important, and meet one of four criteria.

#### Related products from our Online Store:

The Man From Clear Lake: Earth Day Founder Senator Gaylord Nelson (Large Print Ed.)



Price: \$24.95

NOTES >

**Additional Information:** BUILT BETWEEN 1883 AND 1891.

**Bibliographic References:** BIRD'S EYE VIEW OF EVANSVILLE, WI. MADISON: J. J. STONER, 1883. PLAT BOOK OF ROCK CO., WI. MINNEAPOLIS: C. M. FOOTE & CO., 1891.

RECORD LOCATION >

Wisconsin Architecture and History Inventory, Division of Historic Preservation, Wisconsin Historical Society, Madison, Wisconsin

CONTACT US

Have Questions?

If you didn't find the record you were looking for, or have other questions about historic preservation, please email us and we can help:

[joe.derose@wisconsinhistory.org](mailto:joe.derose@wisconsinhistory.org)

If you have an update, correction, or addition to a record, please include this in your message:

- AHI number
- Information to be added or changed
- Source information

Note: When providing a historical fact, such as the story of a historic event or the name of an architect, be sure to list your sources. We will only create or update a property record if we can verify a submission is factual and accurate.

How to Cite

For the purposes of a bibliography entry or footnote, follow this model:

**Wisconsin Architecture and History Inventory Citation**

Wisconsin Historical Society, Wisconsin Architecture and History Inventory, "Historic Name", "Town", "County", "State", "Reference Number".

HPC-2019-50



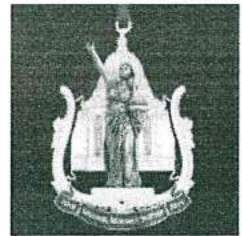
Price: \$29.95

Bubbler Water Bottle



Price: \$12.95

2019 Wisconsin State Capitol Ornament



Price: \$20.00

Sport: Book and Dog Bundle!



Price: \$29.95

Votes for Women Mug



Price: \$25.95



## City of Evansville

Community Development Department

www.ci.evansville.wi.gov  
31 S Madison St  
PO Box 529  
Evansville, WI 53536  
(608) 882-2266

August 15, 2019

Dynamite Investments  
Dave Dent  
102 Deanna Drive  
Evansville, WI 53536

**RE: Application HPC-2019-50 for Certificate of Appropriateness on parcel 6-27-445 (34 N Second)**

Mr. Dent,

Thank you for your recently submitted *Application for Certificate of Appropriateness*. This letter is to inform you the application has been received and is scheduled for review on **August 21<sup>st</sup>, 2019 starting at 6pm by the Historic Preservation Commission**. You, or an agent of yours, are encouraged to attend this meeting. The meeting will be held on the 3<sup>rd</sup> floor of City Hall at 31 S Madison Street in Evansville, WI 53536.

If you have any questions regarding this letter, please contact Jason Sergeant, Community Development Director at: [jason.sergeant@ci.evansville.wi.gov](mailto:jason.sergeant@ci.evansville.wi.gov) or (608)-882-2285.

Sincerely,

Jason Sergeant  
Community Development Director

Enclosures: HPC Application  
CC: Historic Preservation Commission



**DECISION FORM FOR  
 CERTIFICATE OF APPROPRIATENESS**  
 CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION  
 31 S. Madison St, Evansville, WI 53536

*This decision form will be completed by the chair of the HPC or the Community Development Director.*

**Certificate of Appropriateness Decision Criteria:** The Historic Preservation commission is authorized to grant Certificates of Appropriateness when the standards found in section 62-36(10) of the Municipal Ordinances are met:

- The proposed work does not have an adverse effect on the immediate site
- The proposed work does not have an adverse effect on adjacent properties
- The proposed work does not have an adverse effect on the entire district
- Historic character is preserved

**Additionally, the below decision criteria (as outlined in Wisconsin State Statutes 62.23(7)(em)2m) are required to be met when replacing original windows, siding, or other exterior materials:**

- Original material is severely or significantly deteriorated as defined by the N.P.S.**
- Contractor estimate demonstrates the un-repairability of original materials**
- Replacement material is similar in [ ] design, [ ] color, [ ] scale, [ ] architectural appearance, and [ ] other visual qualities \_\_\_\_\_**

Summary of Work (include reasons why proposal does or does not meet the above decision criteria):

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**Certificate of Appropriateness is hereby (check one):**

**Approved, [ ] Not approved, or [ ] Approved with the following conditions:**

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**Approved by:** \_\_\_\_\_  
Community Development Director or HPC Chairperson Signature

**Date:** \_\_\_\_\_

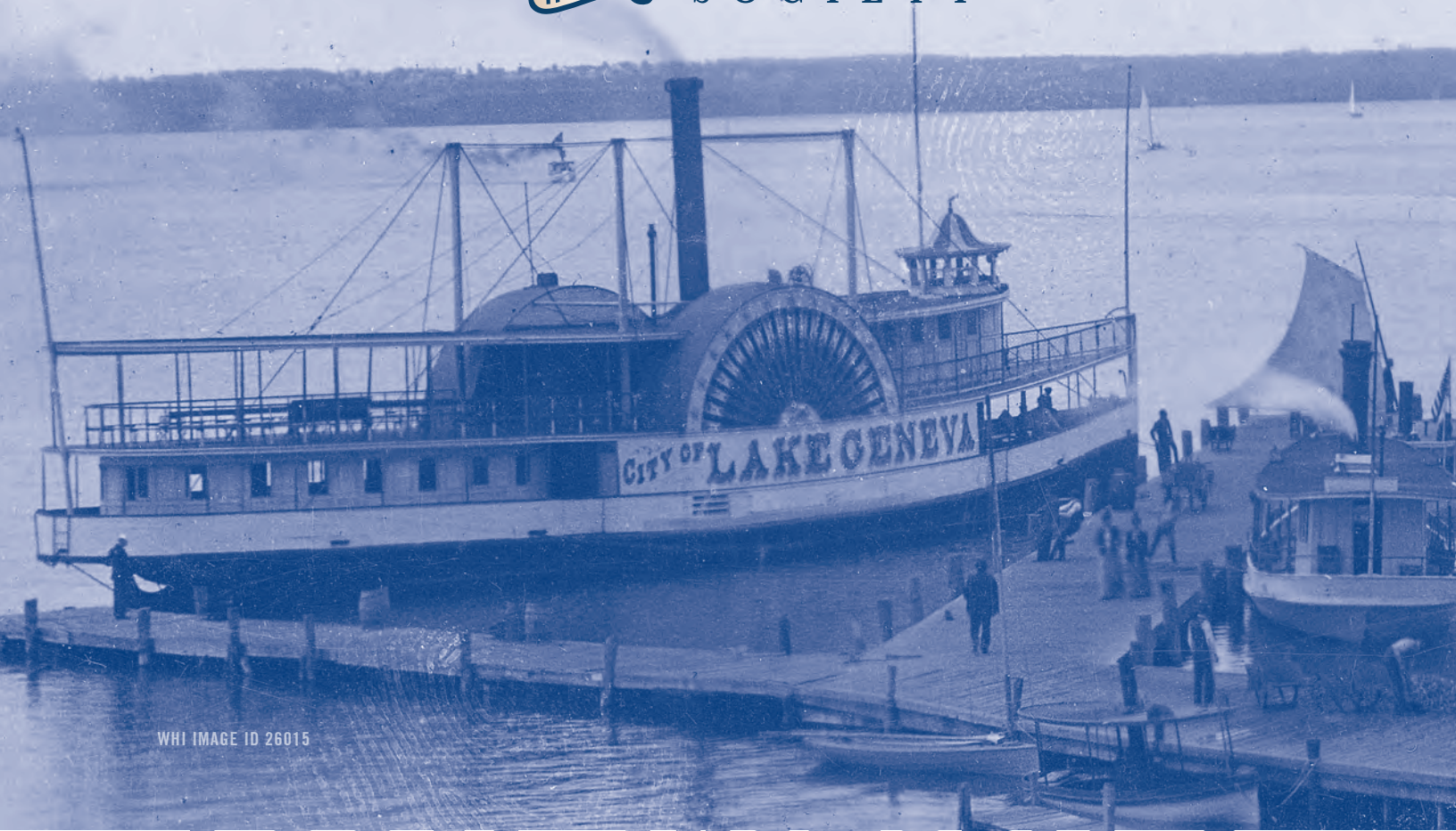
**HISTORIC PROPERTY INFORMATION**

Historic Property Address: <b>34 N SECOND</b>	Tax ID Number: 222 <b>029004</b>
Historic Property AHI Number: <b>85007</b>	Parcel Number: 6-27- <b>445</b>





WISCONSIN  
HISTORICAL  
SOCIETY



WHI IMAGE ID 26015

# LOCAL HISTORY & HISTORIC PRESERVATION CONFERENCE

LAKE GENEVA | OCT. 25-26, 2019

[WISCONSHISTORY.ORG/CONFERENCE](http://WISCONSHISTORY.ORG/CONFERENCE)

For conference information visit

[wisconsinhistory.org/conference](http://wisconsinhistory.org/conference)



Thank you to Gaylord Archival, the Wisconsin Council for Local History, and the Wisconsin Association of Historic Preservation Commissions, for their financial support of the 2019 Local History and Historic Preservation Conference.



WISCONSIN  
COUNCIL FOR  
Local History



Please mark your calendar for the 2019 Local History and Historic Preservation Conference at the Grand Geneva Resort in Lake Geneva on October 25-26. I look forward to participating in this year's conference and joining you and your colleagues from around the state as we exchange ideas, celebrate successes, and share our vision for the future of local history and historic preservation in Wisconsin.

Our conference schedule includes 36 sessions and workshops, in addition to networking opportunities and tours. Training will be offered in fundraising, collections care, material conservation, educational programming, community outreach, preservation of historic buildings and archaeological sites, historic building rehabilitation projects, historical research, Certified Local Government training, and so much more.

The Wisconsin Council for Local History will sponsor the eighth annual Town Square & Resource Center, a focal point for sharing information and resources with organizations from across the state. Saturday's schedule features Coffee and Conversation tables during breakfast, a chance to connect with experts and discuss ideas in a small group setting.

At the Friday opening plenary session, I will share an aligned vision for our future that continues Wisconsin's tradition as a place of firsts, innovation, ingenuity, and collaboration. A new state-of-the-art history museum and other key projects will propel the Society and our statewide partners forward in our mission to provide unparalleled access to history.

Our featured luncheon speakers include award-winning writer and historian John Gurda and maritime archaeologist Caitlin Zant. John Gurda will offer his perspective on community and the importance of local history based on his 45-year career studying neighborhoods, churches, and industries in his presentation "A Life in History." Caitlin Zant, maritime archaeologist at the Wisconsin Historical Society, specializes in the study of the maritime history of the Great Lakes and will present "History Below the Surface: Shipwrecks of Geneva Lake," a brief overview of the history hidden beneath Geneva Lake. Her presentation will include images and video of the Lucius Newbury and Lady of the Lake, beautiful 19th-century excursion vessels that now lie at the bottom of the lake.

Autumn is a beautiful time to visit historic Lake Geneva and enjoy the amenities of the Grand Geneva Resort. The conference will offer local and regional tours and events highlighting the history and beauty of the area.

I look forward to seeing you this fall in Lake Geneva.

*Christian Øverland*  
*The Ruth and Hartley Barker Director*  
*Wisconsin Historical Society*

*Many of the photographs in this brochure are courtesy of the Visual Materials archives of the Wisconsin Historical Society. For more information, visit [wisconsinhistory.org/whi](http://wisconsinhistory.org/whi).*

# 2019 FEATURED SPEAKERS

## CHRISTIAN ØVERLAND



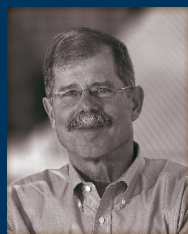
Christian W. Øverland became the Ruth and Hartley Barker Director of the Wisconsin Historical Society in February 2018.

Øverland previously held a variety of administrative roles from 1992-2018 at The Henry Ford, an internationally recognized history destination in Dearborn, Michigan. Most recently he served as The Henry Ford's executive vice president and chief historian from 2010-2018 and was responsible for leading and managing strategic planning, historical research, the maintenance and growth of the institution's collections and visitor experiences. He also served as the chairperson on the board of directors for the museum's high school Henry Ford Academy.

Øverland earned his undergraduate degree in American Studies and Art History at the University of Minnesota-Minneapolis and his master's degree at the State University of New York College at Oneonta and New York State Historical Association in Cooperstown, New York, in American History and Museum Studies.

[SEE MORE  
ON PAGE 6](#)

## JOHN GURDA



John Gurda is a Milwaukee-born writer and historian who has been studying his hometown since 1972. He is the author of twenty-one books, including histories of Milwaukee-area neighborhoods, churches, and industries. He is also a photographer, lecturer, and local history columnist for the Milwaukee Journal Sentinel. Gurda is an eight-time winner of the Wisconsin Historical Society's Award of Merit. The common thread in all his work is understanding history as "why things are the way they are." Gurda wrote, co-produced, and hosted Milwaukee: A City Built on Water, a one-hour documentary broadcast on Milwaukee Public Television in 2015, as well as its companion book available from the Wisconsin Historical Society Press.

[SEE MORE  
ON PAGE 8](#)

## CAITLIN ZANT



Caitlin Zant joined the Wisconsin Historical Society as a maritime archaeologist over five years ago after attending the Maritime Studies Program at East Carolina University in Greenville, North Carolina, for graduate school. In her six years of working as a maritime archaeologist, Caitlin has been involved with over 35 archaeological projects and has assisted in nominating 20 shipwrecks to the National and State Registers of Historic Places. Caitlin has primarily focused her studies on the maritime history of the Great Lakes, specifically within Wisconsin. Prior to becoming a maritime archaeologist, Caitlin studied History and Geography at Carthage, graduating in 2012.

[SEE MORE  
ON PAGE 12](#)

# CONFERENCE SESSION SCHEDULE

TIME	Session A	Session B	Session C	Session D
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## THURSDAY, OCTOBER 24:

2:00 - 4:00 PM	Wisconsin Council for Local History Board of Directors Meeting			
2:30 - 4:30 PM	Wisconsin Journey Tour at Old World Wisconsin (Pre-registration required: \$12)			
4:00 - 4:30 PM	Wisconsin Council for Local History Annual Meeting of Members			
4:00 - 6:00 PM	Early Registration			
4:30 - 6:00 PM	Wisconsin Council for Local History: Mini-Grant Fundraiser (\$25)			

## FRIDAY, OCTOBER 25:

7:00 - 9:00 AM	Registration			
7:30 - 9:00 AM	BREAKFAST AND PLENARY SESSION (8:15 AM): A Wisconsin Historical Society for the 21st Century: Vision for 2029			
7:30 - 8:30 AM	Town Square Resource Center open			
9:15 - 10:15 AM	Historic Wood Windows: Challenges and Opportunities	Our Diverse Collective History: Underrepresented Communities	Our Tribal Neighbors: Indian Nations of Wisconsin	Board Relationships and Recruitment
10:15 - 11:45 AM	BREAK: TOWN SQUARE EXHIBITS OPEN, SNACKS SERVED			
10:45 - 11:45 AM	Geocaching	Small but Mighty Rehabilitation Projects	Community Partnerships to Interpret Difficult Subjects: Slavery in Wisconsin	Stewardship of Members
12:00 - 1:15 PM	LUNCH AND PRESENTATION: John Gurda presents "A Life in History, or 47 Years of 1099s"			
1:30 - 2:30 PM	Historic Significance and Minority Groups: A Civil Rights Case Study	Leveraging Archaeology to Develop Place-Based Outreach and Curricular Materials	Museum Exhibit Design, for Smaller Museums and Smaller Budgets	Instagram 101: Make Instagram Work for Your Organization
2:30 - 3:00 PM	BREAK: TOWN SQUARE EXHIBITS OPEN, SNACKS SERVED			
3:00 - 4:00 PM	Preservation with Northern Bedrock Historic Preservation Corps	Preservation Beyond the Historic District	Everyone is Creative: Fostering Creativity in History Organizations	Oral History Roots: Development of the LGBTQ+ Archive at UW

## FRIDAY EVENING EVENTS

5:00 - 6:30 PM	Lake Geneva Walking Tour (Pre-registration required: \$10)
5:30 - 9:30 PM	Halloween Legends and Lore (Tickets available online from Old World Wisconsin)
7:00 - 9:00 PM	Student and Young Professional Meet-up (Pre-registration encouraged: Free)

## SATURDAY, OCTOBER 26:

7:00 - 9:00 AM	Registration			
8:00 - 9:00 AM	COFFEE & CONVERSATION: ROUND TABLE DISCUSSIONS AND BREAKFAST			
7:00 - 9:00 AM	Town Square Resource Center open			
9:15 - 10:15 AM	Upstairs Downtown: Living Above the Store	Improving Building and System Performance in Historic Structures	Nobody Is Visiting Us: So What?	History, the Public, and Why They Both Matter
10:15 - 11:45 AM	BREAK: TOWN SQUARE EXHIBITS OPEN, SNACKS SERVED			
10:45 - 11:45 AM	Economic Power of Revitalizing Main Street	What is Archaeology?	Moving Collections: A Curator's Story of Success and Survival	Telling Her Stories: Using the 19th Amendment to Do Better Women's History
12:00 - 1:15 PM	LUNCH AND PRESENTATION: Caitlin Zant presents "Maritime Archeology & Shipwrecks of Geneva Lake"			

## SATURDAY POST-CONFERENCE TOURS

2:00 - 3:30 PM	Lake Geneva Walking Tour (Pre-registration required: \$10)
2:30 - 4:00 PM	Wisconsin Journey Tour at Old World Wisconsin (Pre-registration required: \$12)

# CONFERENCE WORKSHOP SCHEDULE

Workshop 1

Workshop 2

Workshop 3

Workshop 4

## THURSDAY, OCTOBER 24:

## FRIDAY, OCTOBER 25:

Historic Preservation  
Commission Workshop  
LIMIT 30

Box-Making for Museum Objects  
LIMIT 20

Care and Maintenance  
of Local Government Records  
LIMIT 30

Hire for Culture:  
Improv for Hiring, Training and  
Maintaining Work Culture  
LIMIT 25

Substitute Materials  
and Compatible New Construction  
LIMIT 25

Custom Product Development  
LIMIT 30

Digital Records Basics  
for Local Historical Societies  
LIMIT 30

Making Sense of  
Archival Collections  
LIMIT 25

## SATURDAY, OCTOBER 26:

Planning and Implementing  
Your Oral History Project  
LIMIT 20

Developing a Collections  
Management Policy:  
Create Your Policy Here!  
LIMIT 20

Building Sustainable Collaborations  
With American Indian Nations  
LIMIT 20

Papers, Pictures, and Patrons  
LIMIT 25

# CONFERENCE AGENDA

## THURSDAY, OCTOBER 24

### 2:00 – 4:00 PM WISCONSIN COUNCIL FOR LOCAL HISTORY BOARD MEETING

(WCLH Board Members only)

### 2:30 – 4:30 PM WISCONSIN JOURNEY TOUR AT OLD WORLD WISCONSIN WITH STAFF DISCUSSION

Tour will meet at Old World Wisconsin,  
approximately 35-minutes from the conference center

PRE-REGISTRATION REQUIRED  
TICKETS ARE \$12

The Wisconsin Journey is a new 90-minute guided experience offering exclusive access to three historic spaces at Old World Wisconsin. This new interactive programming is perfect for guests to experience Wisconsin's rich immigrant history. A special highlight of this Thursday tour is a post-tour discussion with Old World Wisconsin staff about how the tour was designed and what the staff learned through the process. The tour requires boarding and alighting a tram vehicle and walking short distances between buildings. Historic structures are not wheelchair accessible. Please contact [lhconference@wisconsinhistory.org](mailto:lhconference@wisconsinhistory.org) with questions regarding accommodation.

### 4:00 – 4:30 PM WISCONSIN COUNCIL FOR LOCAL HISTORY ANNUAL MEETING OF MEMBERS

(WCLH Affiliate Members)

### 4:00 – 6:00 PM EARLY CONFERENCE PACKET PICK-UP

(All conference attendees)  
Pick up your nametag and conference packet including session and workshop room assignments.

### 4:30 – 6:00 PM MINI-GRANT FUNDRAISING RECEPTION

PRE-REGISTRATION REQUIRED

#### Tickets are \$25 and available to all conference attendees

Join the Wisconsin Council for Local History for a reception to support the mini-grant program! Attendees will enjoy brief presentations highlighting projects from around the state and the Society Press will feature a few select books celebrating the area's historic architecture. The event will feature appetizers and a cash bar. Ticket proceeds will support the Wisconsin Council for Local History's mini-grant endowment program. This is a great opportunity to kick off the conference and socialize with fellow history lovers working to preserve Wisconsin's great history!

## TOWN SQUARE & RESOURCE CENTER

The Wisconsin Council for Local History is pleased to sponsor the Eighth Annual Town Square & Resource Center. This popular networking opportunity features tabletop exhibits and information from historical and preservation groups from around Wisconsin.

The Town Square & Resource Center is open during registration and conference breaks. Attendees gather for refreshment and networking discussions with representatives from a variety of organizations.

Interested in reserving a table for the Town Square & Resource Center? Affiliates and partner organizations are eligible to participate. Affiliates in the southeast region and those organizations who have not previously hosted a table at the Town Square will be given priority to reserve a table for 2019. To request a table, go to [surveymonkey.com/r/townsquare2019](http://surveymonkey.com/r/townsquare2019).

## FRIDAY, OCTOBER 25

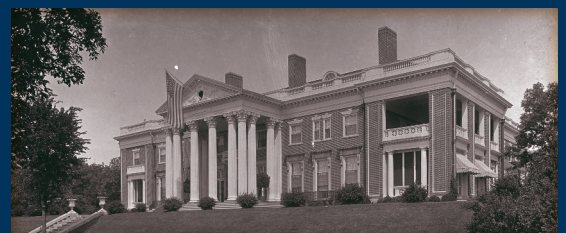
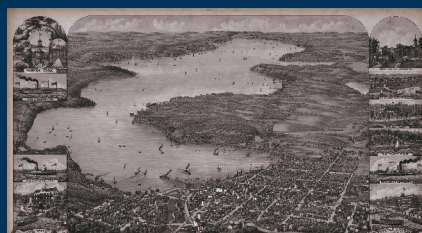
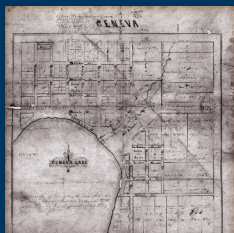
### FRIDAY MORNING PACKET PICK-UP AND REGISTRATION: 7:00 – 9:00 AM

Pick up your nametag and conference packet including session and workshop room assignments.

### BREAKFAST AND PLENARY SESSION: 7:30 – 9:00 AM A WISCONSIN HISTORICAL SOCIETY FOR THE 21ST CENTURY: VISION FOR 2029

Join Christian Øverland, The Ruth and Hartley Barker Director of the Wisconsin Historical Society, for the opening plenary session of the 2019 conference as he shares an aligned vision for our future that continues Wisconsin's tradition as a place of firsts, innovation, ingenuity, and collaboration. A new state-of-the-art history museum and other key projects will propel the Society and our statewide partners forward in our mission to provide unparalleled access to history.

Breakfast served beginning at 7:30 a.m. Opening remarks at 8:15 a.m.



# CONFERENCE AGENDA

## FRIDAY MORNING: 9:15 – 10:15 AM

### HISTORIC WOOD WINDOWS: CHALLENGES AND OPPORTUNITIES

Recognizing that many original bungalow windows were nearly a century old and in need of various repairs, the Chicago Bungalow Association started the Window Campaign to help simplify the identification of typical window issues, offer resources and tools for their repair, and provide direct access to qualified window specialists. We'll discuss what we learned along the way and share the resources we developed to make the case for historic window repair in communities of all kinds. *Presented by Emily Schmidt, preservation program manager, Chicago Bungalow Association*

### OUR DIVERSE COLLECTIVE HISTORY: RESEARCHING UNDERREPRESENTED COMMUNITIES

The Wisconsin Historical Society received a grant from the Department of the Interior to fund National Register of Historic Places nominations of properties associated with underrepresented communities and focused the project on African American resources in the City of Milwaukee. The City of Madison, as part of an ongoing Racial Equity and Social Justice Initiative, hired Legacy Architecture to undertake an intensive survey of six underrepresented communities: First Nations, African American, Hmong, Latino, women, and LGBTQ. Learn about the methodology used to research the origins and history of each community and significant historical resources associated with each community. *Presented by Jennifer L. Lehrke, president, principal architect & historic preservation consultant, and Rowan Davidson, historic preservation consultant, Legacy Architecture, Inc.*

### OUR TRIBAL NEIGHBORS: AMERICAN INDIAN NATIONS OF WISCONSIN

#### \*This session is a Prerequisite for Saturday's "Building Sustainable Collaborations with American Indian Nations" workshop.

What does it mean to be a nation within a nation? Human presence in the Western Great Lakes dates back more than 12,000 years and accounts for 98.6% of history prior to statehood. Today, Wisconsin is home to 12 American Indian nations and several urban Indian communities that are linguistically, culturally, and economically diverse. In this "101" session, attendees will receive a broad overview of American Indians in Wisconsin, examine contemporary status, and define tribal sovereignty. *Presented by Rebecca H. Comfort, American Indian Nations liaison, Wisconsin Historical Society*

### BOARD RELATIONSHIPS AND RECRUITMENT

Learn tips from the Wisconsin Historical Foundation on how to recruit and manage your organization's Board of Directors. Learn how to determine the desired makeup of your Board of Directors; recruit and orient your ideal Board for your organization's needs; and maintain the relationship with your Board of Directors to ensure continued engagement, along with other common Board governance best practices. This beginner session will get you thinking about how you can get your Board of Directors to work for you and your organization. *Presented by Julie Lussier, managing director, and Erika Flaherty, executive assistant, Wisconsin Historical Foundation*

## FRIDAY MORNING: 10:45 – 11:45 AM

### GEOCACHING

Geocaching is a real-world treasure hunt that can be played by anyone, anywhere, anytime using a GPS device or smart phone app. Geocachers use GPS coordinates to lead them to the location of a geocache which can range from a small hidden container where the players sign a logbook to a historic landmark or scenic vista. This session will introduce you to geocaching and how local organizations can use this popular activity to provide locals and visitors with a unique tour of historic places in your community. *Presented by maritime archaeology staff, Wisconsin Historical Society*

### SMALL BUT MIGHTY REHABILITATION PROJECTS

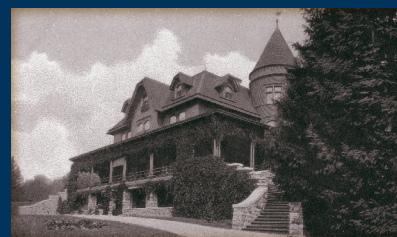
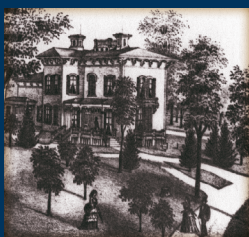
You don't need to spend a fortune on your historic building to make a big difference on its impact to the community. Join us as we discuss various small-scale rehabilitation projects from across the state. Needless to say, these building owners all received income tax credits for this work also. This session will present before and after photos of the buildings and discuss common small projects that you can bring back to your communities as ideas. *Presented by Jen Davel, preservation architect, Wisconsin Historical Society*

### COMMUNITY PARTNERSHIPS TO INTERPRET DIFFICULT SUBJECTS: SLAVERY IN WISCONSIN

This session offers helpful suggestions on how communities can collaborate to improve the way difficult topics are interpreted at historic sites and museums. Relevant topics include: American Indian sovereignty and land disputes, violence against women, and chattel slavery in Wisconsin. In particular, Dr. Eugene Tesdahl and some of his students will explain their research on enslaved people in Wisconsin, namely Rachel, Maria, and Felix, whom John H. Rountree held as slaves in Platteville in the 1820s and 1830s. Dr. Rachel Lewis will explain the importance of depicting figures like Rountree as complex and imperfect individuals. She will also explain the importance of restoring figures like Rachel, Maria, and Felix to the narrative. The team will also explain how their work led to more complex discussions of racism and slavery at the Mitchell Rountree Stone Cottage Museum in Platteville and at the Cunningham Museum in Lancaster. *Presented by Dr. Eugene Tesdahl, assistant professor of history, UW-Platteville; Dr. Rachel Lewis, director, Grant County Historical Society; and UW-Platteville students*

### STEWARDSHIP OF YOUR MEMBERS

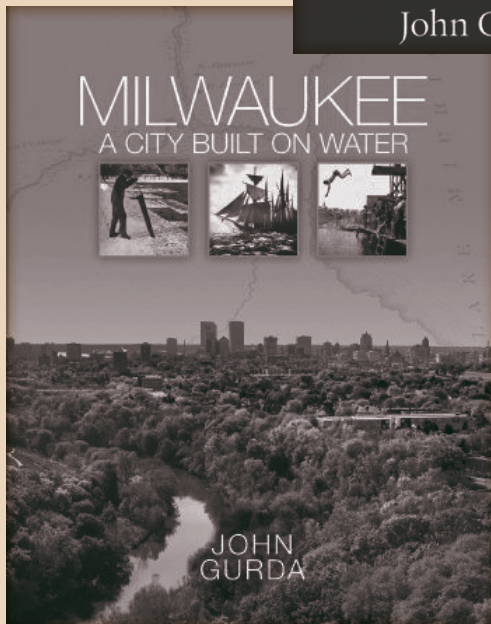
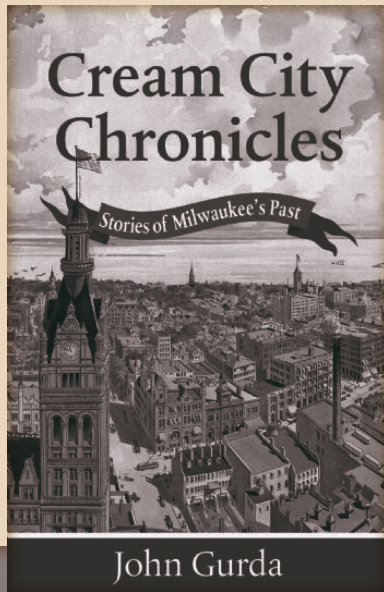
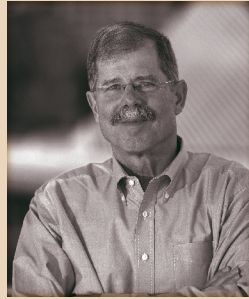
A great membership program not only attracts new members but also keeps existing members engaged and excited. Learn about the basic components of a successful membership program, focusing on the importance of meaningful, well-timed stewardship. We will discuss the core principles of membership, how to engage your members throughout the year, and realistic changes you can make to let your members know how much you appreciate them. Even with limited resources, you can make your members proud to belong! *Presented by Hannah Hankins, annual giving manager, and Libby Hallanger-Bernstein, stewardship coordinator, Wisconsin Historical Foundation*



## FRIDAY LUNCHEON: 12:00 – 1:15 PM

### A LIFE IN HISTORY, OR 47 YEARS OF 1099S

John Gurda is that Wisconsin rarity: a local historian who has been able to make a living at his chosen profession. As a full-time teller of Milwaukee's story, he has been a voice for the past in print, on television, and at the podium since 1972. Gurda will describe the twists and turns in a career that has been somewhat accidental, frequently precarious, and never anything less than fascinating. A book signing opportunity will be available.



## FRIDAY AFTERNOON: 1:30 – 2:30 PM

### HISTORIC SIGNIFICANCE AND MINORITY GROUPS: A CIVIL RIGHTS CASE STUDY

Join this panel presentation about identifying and listing properties associated with underrepresented communities in the State and National Registers of Historic Places. Panelists will talk about recent efforts to nominate three properties in Milwaukee to the State and National Registers for their significance to the African American Civil Rights Movement: the 16th Street Viaduct, St. Matthew Christian Methodist Episcopal Church, and the Lloyd Barbee House. Learn about the significance of these buildings, research methods for documenting the properties, and outreach efforts to include property owners and other interested parties. This session will help expand your understanding of how to recognize these types of properties in your own community. Presented by **Tanika Apaloo**, multicultural outreach coordinator, Wisconsin Historical Society, and **Robert Blythe**, historical consultant

### LEVERAGING ARCHAEOLOGY TO DEVELOP PLACE BASED OUTREACH AND CURRICULAR MATERIALS

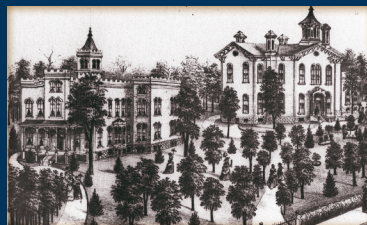
Learn about our recently developed curriculum for elementary and middle school students and outreach program targeted at all age groups that is centered on the Aztalan Site and Jefferson County. The scaffolded curriculum are units, which are designed to meet state and national standards, build from local to global and back to local, and they interweave science, history, anthropological principles, journaling, and critical thinking to create an engaging interdisciplinary learning experience focused on Native Americans in Wisconsin. Presented by **Sissel Schroeder**, **Linda Orié**, UW-Madison and **Sarah Taylor**, Wisconsin Historical Society

### MUSEUM EXHIBIT DESIGN FOR SMALLER MUSEUMS AND SMALLER BUDGETS

This session will address exhibit design for smaller museums, such as identifying the goals of the exhibit, defining the intended audience (local or extended), evaluating the exhibit space, and determining the duration of the exhibit. Is the exhibit intended to be temporary or permanent? We will discuss establishing an exhibit team for exhibit planning and developing a schedule for the interpretive planning exhibit production and installation. Special concerns for the exhibit will include archival techniques for preparing and protecting the artifacts within the exhibit environment. The session will also address the National Park Service Standards for Exhibit Conservation and American Disabilities Act (ADA) considerations for exhibit design. Presented by **Cindy Arbiture**, president, Museum Professional Services, Inc.

### INSTAGRAM 101: MAKE INSTAGRAM WORK FOR YOUR ORGANIZATION

Next to Facebook, Instagram is one of the fastest-growing social media platforms. With over 500 million daily active users, Instagram allows you to edit and share photos and videos. Wisconsin Historical Foundation staff will bring a wide mix of social media knowledge to the table as they walk attendees through why Instagram is important, how to set up an Instagram account, how to use your account to promote your organization, and how to connect with influencers. This session is perfect for anyone just starting out on Instagram or for those who want to be on Instagram. Presented by **Keri O'Keefe**, marketing coordinator, and **Kara O'Keefe**, public relations manager, Wisconsin Historical Foundation





## FRIDAY AFTERNOON: 3:00 – 4:00 PM

### PRESERVATION IN YOUR COMMUNITY WITH NORTHERN BEDROCK HISTORIC PRESERVATION CORPS

Northern Bedrock Historic Preservation Corps helps communities revive their historic buildings while introducing preservation to the next generation. Northern Bedrock is modeled after the Civilian Conservation Corps and addresses the skills gap between education and employment. Our AmeriCorps training and service program serves as a pathway to the preservation trades for young adults. This session gives an introduction to Northern Bedrock, their Corps Model, and how corps members can work in your community. *Presented by Jessica Fortney, program manager, Northern Bedrock Historic Preservation Corps*

### PRESERVATION BEYOND THE HISTORIC DISTRICT

Come learn how the Chicago Bungalow Association empowers vintage homeowners outside of traditional historic districts by providing (for free!) the resources they need to preserve, maintain, and adapt their homes. Our focus is on practical preservation – preserving architecture one brick at a time. We'll share information about how our online design and maintenance guides, in-person educational seminars, how-to home film series, service provider referrals, homeowner discussion groups, and social media contests further historic preservation in communities of many shapes and sizes. *Presented by Emily Schmidt, preservation program manager, Chicago Bungalow Association*

### EVERYONE IS CREATIVE: FOSTERING CREATIVITY IN HISTORY ORGANIZATIONS

Museums, historical societies, and historic sites are perfectly positioned to foster creativity. There is a myth that “creative people” have a monopoly on creativity, that the only people who are creative are people like artists, musicians, or designers. This is not true. Everyone is creative. Some people practice more than others. Some people had a roadblock placed in their way that discouraged them. This session will help you bring creativity into your role and organization. By building our creative skills, we can help encourage creativity in our visitors. *Presented by Mike Hollander, director, Wisconsin Historical Museum*

### ORAL HISTORY ROOTS: THE DEVELOPMENT OF THE LGBTQ+ ARCHIVE AT UW-MADISON

The LGBTQ+ Archive at UW-Madison started as an oral history project and now has over 120 archival collections and 125 oral histories. Presenters will discuss the Archive's origins, the role oral history played in it, and the evolution and status of the Archive today, which includes printed and AV materials, photographs, digital records, artifacts, and more. Moreover, the Archive is managed by UW-Madison Archives staff and a committee that includes University staff, students, and community members. Panelists will highlight challenges and opportunities related to this type of archives in terms of collection building, donor relations, and conducting oral histories. *Presented by Troy Reeves, head, Oral History Program, and Katie Nash, university archivist, UW-Madison Archives*

## FRIDAY MORNING WORKSHOPS: 9:15 – 11:45 AM

### HISTORIC PRESERVATION COMMISSIONS WORKSHOP

PRE-REGISTRATION REQUIRED: LIMIT 30

This workshop will explore the most common issues Commissions face when reviewing Certificate of Appropriateness applications. SHPO staff will review the Secretary of Interior Standards and how to use them to make a defensible decision to approve or deny an application. We will also discuss establishing clear review processes and the importance of communication with property owners. *Presented by Heather Bailey, preservation planner, City of Madison, Daina Penkiunas, state historic preservation officer, Joe DeRose, CLG coordinator, Mark Buechel, senior preservation architect, Wisconsin Historical Society*

### BOX-MAKING FOR MUSEUM OBJECTS

PRE-REGISTRATION REQUIRED: LIMIT 20

Are you interested in learning how to make your own boxes for the storage of historical collections? Then sign up for this introductory hands-on box-making workshop, where you'll learn about safe materials used in the protection and support of museum objects. Participants will learn different ways to make boxes. Then, they may take home their newly constructed containers. A list of mount-making resources will be provided to all participants for further exploration. *Presented by Danielle Benden, owner, Driftless Pathways, LLC*

### CARE AND MAINTENANCE OF LOCAL GOVERNMENT RECORDS

SPONSORED BY THE WISCONSIN HISTORICAL RECORDS ADVISORY BOARD

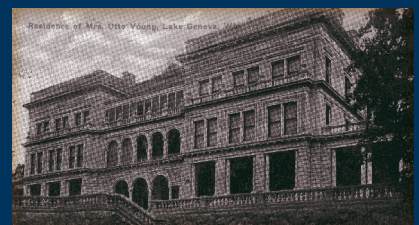
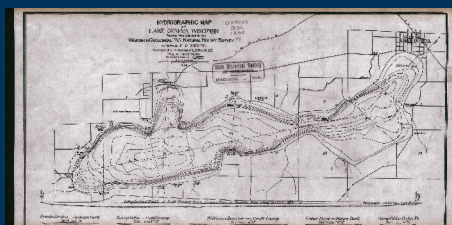
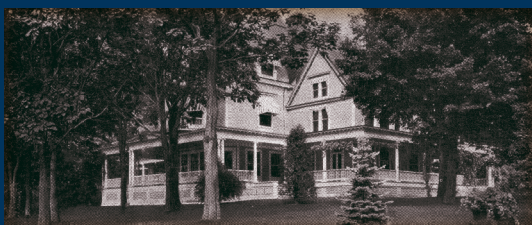
PRE-REGISTRATION REQUIRED: LIMIT 30

Learn how the Wisconsin Historical Society and Area Research Centers select, preserve, and provide access to historically important local government records throughout the state. The discussion will focus on how the Historical Society and the ARC Network care for historical local records, how state statutes mandate the management of public records, and how public records statutes impact both records creators and local historical societies. *Presented by Abbie Norderhaug, assistant state archivist, Wisconsin Historical Society*

### RECRUIT FOR CULTURE: IMPROV FOR HIRING, TRAINING, AND MAINTAINING ORGANIZATIONAL CULTURE

PRE-REGISTRATION REQUIRED: LIMIT 25

We need front-line staff and volunteers that are nimble and creative – people with the attitude and skills to connect with guests and deliver exceptional customer service. So how do we find the right people and create a culture that lets them learn and cultivate these talents? This interactive session explores ways to hire, train, and maintain staff and volunteers that are in the game for the right reasons and do your organization proud. The successes and hurdles of culture change will be addressed with clarity, honesty, and fun. Take away insights, ideas, and encouragement to change your culture. *Presented by Anna Altschwager, assistant director of guest experience, Old World Wisconsin*



## FRIDAY WORKSHOPS: 1:30 – 4:00 PM

### UNDERSTAND SUBSTITUTE MATERIALS AND COMPATIBLE NEW CONSTRUCTION

PRE-REGISTRATION REQUIRED: LIMIT 25

Come gain in-depth understanding of what substitute building materials are, why some are appropriate to use on historic buildings, and why others are not. The workshop will also explore the design of new construction (additions and stand-alone buildings on historic properties) and explain how to incorporate new construction that is compatible to the existing historic building or site. *Presented by Mark Buechel, senior preservation architect, Wisconsin Historical Society*

### CUSTOM PRODUCT DEVELOPMENT

PRE-REGISTRATION REQUIRED: LIMIT 30

Looking to create something special for your museum store but not sure where to begin? Knowing where to look and whom to talk with is often the biggest challenge in getting your dream idea to be a reality. Using resources and techniques learned in this workshop, you will learn how to develop truly unique items that will enhance your store and extend your visitor experience beyond the initial trip to your museum. There will be time for one-on-one consultations and conversations, so bring your ideas and questions! *Presented by Amanda Shultz, retail director, Wisconsin Historical Society*

### DIGITAL RECORDS BASICS FOR LOCAL HISTORICAL SOCIETIES

SPONSORED BY THE WISCONSIN HISTORICAL RECORDS ADVISORY BOARD

PRE-REGISTRATION REQUIRED: LIMIT 30

As history is increasingly recorded in digital formats, there is an increased need for cultural institutions to be able to accept and preserve digital files in their collections. This workshop aims to introduce attendees to the basics of acquiring, managing, and preserving digital records. We will cover basic concepts of digital records, first steps to take with digital media, and some free tools to assist you with these tasks. *Presented by Hannah Wang, electronic records archivist, Wisconsin Historical Society*

### MAKING SENSE OF ARCHIVAL COLLECTIONS

SPONSORED BY THE WISCONSIN HISTORICAL RECORDS ADVISORY BOARD

PRE-REGISTRATION REQUIRED: LIMIT 25

This workshop will provide the basic information needed to start successfully managing your archival collections. We will discuss how to create a good collecting policy, the basics of donor relations, how to inventory your collections, best practices for storing and handling materials, and how to catalog and provide reference and outreach for your collections. Bring questions and examples from your own institution, and we will have time to discuss them. *Presented by Emil Hoelter, archivist, Wisconsin Historical Society*

## FRIDAY SPECIAL EVENTS



### LAKE GENEVA WALKING TOUR

Tour will meet in front of the Riviera Building in downtown Lake Geneva

5:00 – 6:30 PM

PRE-REGISTRATION REQUIRED

TICKETS ARE \$10

Limit: 30

Learn about Lake Geneva's famously designed buildings by architects including Daniel Burnham, Frank Lloyd Wright, and William Le Baron Jenny, as well as the colorful past of the downtown and the historic Maple Park neighborhoods. The walking tour covers roughly 1.3 miles on city sidewalks.

### STUDENT AND YOUNG PROFESSIONALS MEET-UP

MAXWELL MANSION (APPROXIMATELY 10 MINUTE DRIVE)

7:00 – 9:00 PM

PRE-REGISTRATION ENCOURAGED

Students and professionals under 35, this event is for you! Explore and relax at the 1856 Maxwell Mansion where you can meet other emerging professionals and try a drink from the Apothecary Bar inspired by the house's original owner, Dr. Philip Maxwell. The mansion will be transformed into a haunted house for Halloween weekend and those who stay past 9:00 pm may get the password for The Speakeasy.

### HALLOWEEN LEGENDS AND LORE

OLD WORLD WISCONSIN, EAGLE

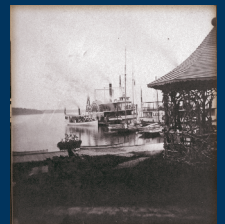
(APPROXIMATELY 35 MINUTE DRIVE)

5:30 – 9:30 PM

TICKETS AVAILABLE FOR PURCHASE IN SEPTEMBER AT

[OLDWORLDWISCONSIN.WISCONSINHISTORY.ORG](http://OLDWORLDWISCONSIN.WISCONSINHISTORY.ORG)

Troves of supernatural tales brought to Wisconsin over the generations come to life as you explore the Crossroads Village after dark at this always spooky, sometimes scary, family-friendly Halloween event.



# CONFERENCE AGENDA

## SATURDAY, OCTOBER 26

### SATURDAY MORNING

#### PACKET PICK-UP AND REGISTRATION:

7:30 – 9:00 AM

Pick up your nametag and conference packet including session and workshop room assignments.

#### COFFEE AND CONVERSATION – ROUNDTABLE DISCUSSIONS: 8:00 – 9:00 AM

The Saturday breakfast is an opportunity to ask questions of experts and discuss ideas in a small group setting that facilitates great conversation. A hot breakfast is included with your registration. Several tables will have a designated subject for discussion and a full list of topics will be provided in your registration packet to help you plan. You can settle in at any of the conversation tables that interest you or visit and meet new people at open tables.

#### SATURDAY MORNING: 9:15 – 10:15 AM

##### UPSTAIRS DOWNTOWN: LIVING ABOVE THE STORE

This program will focus on the reuse of the vacant upper floors that are found in older downtowns. The program emphasizes the use of a coordinated team that understands the market forces, design, and regulatory and financial variables that shape successful projects. The topics of the session include market analysis, design assessment, financial pro formas, and case studies. *Presented by Mike Jackson, FAIA*

##### IMPROVING BUILDING AND SYSTEM PERFORMANCE AND EFFICIENCY IN HISTORIC STRUCTURES

This session will explore what steps can be taken to enhance historic building and associated system performance and efficiency as well as what pitfalls should be avoided when implementing building and system upgrades. In addition to general steps we will look at case study examples of how best to achieve enhanced performance with as little disruption to the historic building fabric as possible. *Presented by Mark Nussbaum, principal, Architectural Consulting Engineers*

##### NOBODY IS VISITING US! SO WHAT?

Black Point Estate and Gardens is located on Geneva Lake. The museum operates under a conditional use permit that prevents general vehicle access to the site. Guests arrive either via cruise boat or motor coach. Despite these restrictions, the organization desired to move beyond being merely a tourist attraction and to develop into a historical resource for the region. During this presentation, learn how the staff and volunteers at Black Point developed a low cost, yet successful outreach program to bring history to the people. Staff will share successes and failures along their five-year journey towards reaching this goal. *Presented by Dave Desimone and Michael Rehberg, Black Point Estate and Gardens*

##### HISTORY, THE PUBLIC, AND WHY THEY BOTH MATTER

The disconnect between academic history and the general public is enormous. Scholars often produce important works which advance the field yet only reach an academic audience. Meanwhile “popular” histories, by less accomplished historians, have widespread appeal. As museum professionals, it is our responsibility to provide the best histories and reach a wide audience. They both matter. Session attendees will learn how to identify important academic works, methods for reaching popular audiences, and why it is important to do both. *Presented by Dustin Mack, chief curator, History Museum at the Castle*

#### SATURDAY MORNING: 10:45 – 11:45 AM

##### ECONOMIC POWER OF REVITALIZING MAIN STREETS

Todd Barman, Principal of Barman Development Strategies, LLC, will present on the positive economic impacts of preservation on historic Main Streets. With over 23 years of experience in the development field, experience as a National Main Street Center Program Officer, and additional work in municipalities across the country, Todd is an expert in the areas of historic commercial district design, commercial revitalization, and economic restructuring to bring vitality to Main Streets. Learn about these strategies and how to apply them to your community. *Presented by Todd Barman, principal, Barman Development Strategies, LLC*

##### WHAT IS ARCHAEOLOGY?

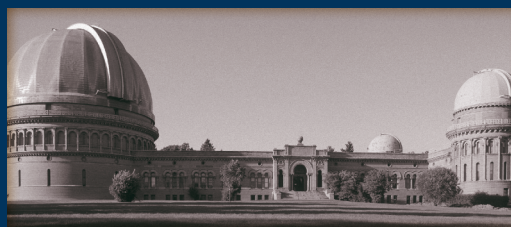
Join the State Archaeologist for a fun filled journey through Wisconsin's deep past, tangled present, and unknown future. John will discuss current research and new technologies and challenge your views of what archaeologists really do. *Presented by John Broihahn, state archaeologist, Wisconsin Historical Society*

##### MOVING COLLECTIONS: A CURATOR'S STORY OF SUCCESS AND SURVIVAL

Between November 2015 and June 2018, every artifact and archival item in the collection of the Waukesha County Historical Society & Museum was moved – twice – during work to restore and rehabilitate the historic courthouse complex they occupy. The collections move plan seemed Sisyphean at the start; instead, it became an opportunity for professional development and community engagement with new volunteers and building project partners. Bonnie Byrd will share her experiences in overcoming curatorial self-consciousness, building volunteer engagement, and finding the resources to tackle the conundrum of moving a collection. *Presented by Bonnie Byrd, executive director, Waukesha County Historical Society & Museum*

##### TELLING HER STORIES: USING THE 19TH AMENDMENT TO DO BETTER WOMEN'S HISTORY

After a 72-year fight, the 19th Amendment roughly doubled the number of eligible voters in 1920. Anniversaries are something we all are used to celebrating; recently, WWI and the Civil War were fertile anniversaries for many of us. But women's stories can be harder to find and celebrate. From research methods to programmatic ideas, be prepared to brainstorm ways your community can celebrate our local suffragists and leverage this anniversary to better tell women's history. As half of the population, women are half of our history but rarely are featured in half of the stories in our museums. *Presented by Jenny Kalvaitis, coordinator of secondary education, Wisconsin Historical Society*



# SATURDAY WORKSHOPS

# SATURDAY LUNCHEON

## SATURDAY WORKSHOPS: 9:15 – 11:45 AM

### PLANNING AND IMPLEMENTING YOUR ORAL HISTORY PROJECT

PRE-REGISTRATION REQUIRED: LIMIT 20

This workshop offers attendees an overview on how to plan and conduct a personal or organizational oral history project from start to finish. UW-Madison's Troy Reeves and UW-Milwaukee's Brad Wiles will provide tips, tricks, and best practices for oral history project management, using examples from recent community projects they have implemented.

This interactive session gives attendees an opportunity to network ideas and receive feedback on their own active or potential projects. This workshop is designed for conference attendees who already have a basic understanding of oral history and are ready to take it to the next level.

Presented by **Troy Reeves**, head, Oral History Program, UW-Madison Archives, and **Bradley Wiles**, PhD Student, UW-Milwaukee SOIS

### DEVELOPING A COLLECTIONS MANAGEMENT POLICY: CREATE YOUR POLICY HERE

PRE-REGISTRATION REQUIRED: LIMIT 20

Does the museum or historical society for which you volunteer or work have a collections management policy? If not, or if yours is outdated, this workshop is for you. Come learn about the "what, why, and how" of collections management policies—what they are, why they're important, and how they are developed—and then create one for your institution. In this workshop, participants will be guided, step-by-step, through the process of establishing a policy. Leave the conference with a tangible product that will benefit your organization: a well-developed collections policy. A list of resources will also be provided to each participant.

Presented by **Danielle Benden**, owner, Driftless Pathways, LLC

### BUILDING SUSTAINABLE COLLABORATIONS WITH AMERICAN INDIAN NATIONS

PRE-REGISTRATION REQUIRED: LIMIT 20

*\*Must attend prerequisite session "Our Tribal Neighbors: American Indian Nations of Wisconsin"*

This workshop is intended to provide a framework for museums and cultural institutions interested in developing collaborations with American Indian nations, tribal communities, and/or intertribal organizations. Workshop participants will learn about professional development resources and preparing for respectful and responsive engagement. Participants will begin developing individual work plans that can be implemented in a variety of professional settings.

Presented by **Rebecca H. Comfort**, American Indian Nations liaison, Wisconsin Historical Society

### PAPERS, PICTURES, AND PATRONS: MAKING THE MOST OF YOUR ARCHIVES

SPONSORED BY THE WISCONSIN HISTORICAL RECORDS ADVISORY BOARD

PRE-REGISTRATION REQUIRED: LIMIT 25

This workshop will explore the role and value of archives for institutions of all sizes. Archival repositories, often a fixture of museums, historical societies, libraries, and other local history organizations, serve a vital role in preserving and connecting audiences with important local history resources that tell powerful stories. This workshop will use engaging activities to help attendees learn the basics of managing an archival repository, such as collections management and research services, helping to transform archives into a vital component of every organization.

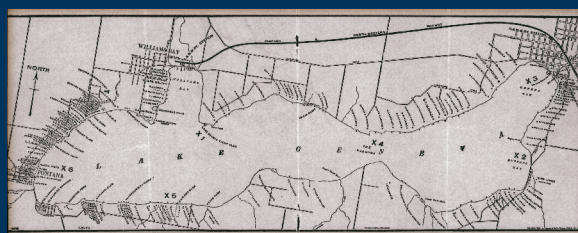
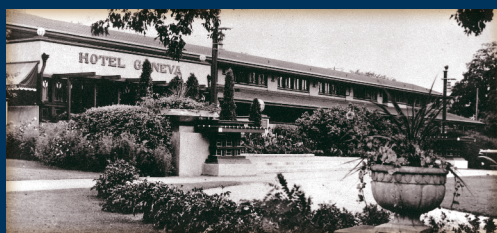
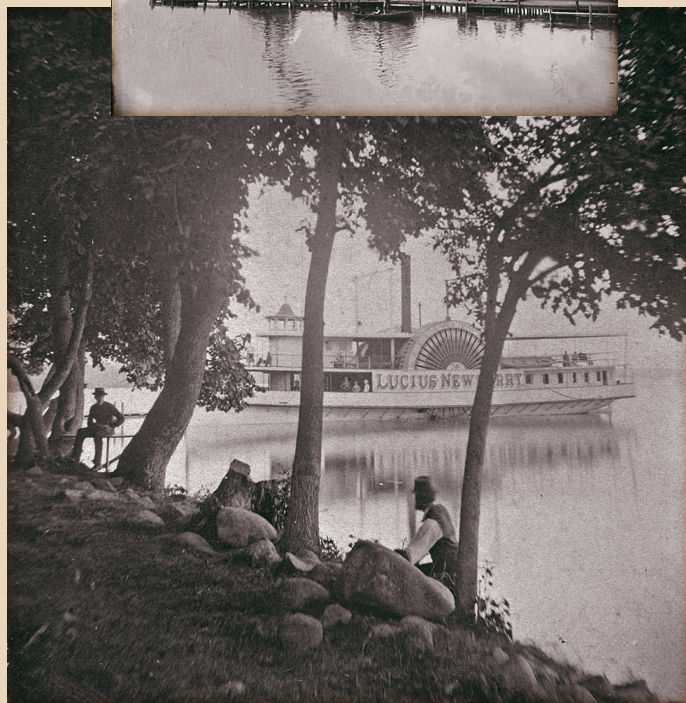
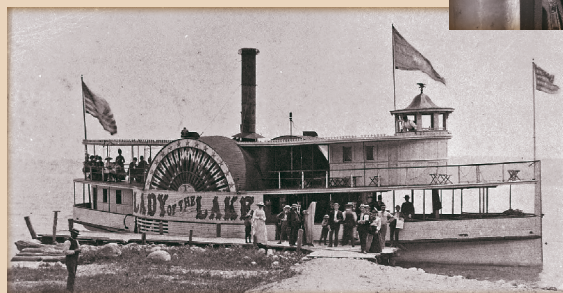
Presented by **Greg Kocken**, UW-Eau Claire, and **Pete Shrake**, Circus World Museum

## SATURDAY LUNCHEON:

12:00 – 1:15 PM

### MARITIME ARCHAEOLOGY & SHIPWRECKS OF GENEVA LAKE

More than 750 ships have been lost in Wisconsin waters, a few of which lie on the bottom of Geneva Lake, including the Lucius Newberry and the original Lady of the Lake. Maritime Archaeologist Caitlin Zant will be discussing southeastern Wisconsin's maritime history and how Wisconsin Historical Society maritime archaeologists work to help preserve the state's rich maritime history, which still remains an important part of Wisconsin's heritage today.



# SATURDAY TOURS

## LAKE GENEVA WALKING TOUR

*Tour will meet in front of the Riviera Building in downtown Lake Geneva*

**2:00 – 3:30 PM**

Learn about Lake Geneva's famously designed buildings by architects including Daniel Burnham, Frank Lloyd Wright, and William Le Baron Jenny, as well as the colorful past of the downtown and the historic Maple Park neighborhoods. The walking tour covers roughly 1.3 miles on city sidewalks.

**PRE-REGISTRATION REQUIRED**

**TICKETS ARE \$10**

**Limit: 30**



## WISCONSIN JOURNEY TOUR AT OLD WORLD WISCONSIN

*Tour will meet at Old World Wisconsin, approximately 35-minute drive from the conference center*

**2:30 – 4:00 PM**

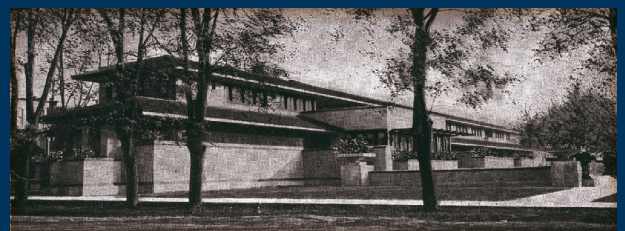
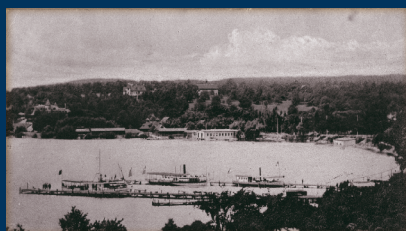
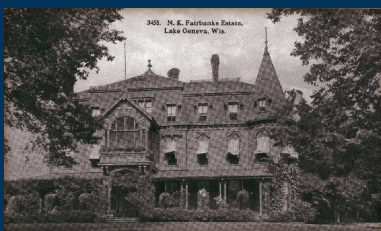
The Wisconsin Journey is a new 90-minute guided experience offering exclusive access to three historic spaces at Old World Wisconsin. This new interactive programming is perfect for guests to experience Wisconsin's rich immigrant history. This tour requires boarding and alighting a tram vehicle and walking short distances between buildings. Historic structures are not wheelchair accessible. Please contact [lhconference@wisconsinhistory.org](mailto:lhconference@wisconsinhistory.org) with questions regarding accommodation.

**PRE-REGISTRATION REQUIRED**

**TICKETS ARE \$12**

## REGIONAL MUSEUMS AND SITES OPEN HOUSE

There are museums and sites in the region that you can visit on your way to or from the conference! Visit [wisconsinhistory.org/conference](http://wisconsinhistory.org/conference) for a full list of sites open during the conference.



# HOTEL AND RATES

## HOTEL INFORMATION

### GRAND GENEVA RESORT CONFERENCE CENTER

CONFERENCE SESSIONS AND WORKSHOPS WILL BE HELD AT THE GRAND GENEVA RESORT CONFERENCE CENTER

GRAND GENEVA RESORT HOTEL ROOMS ARE AVAILABLE AT THE GRAND GENEVA RESORT AT A REDUCED CONFERENCE RATE OF \$82 PER NIGHT.

Please make reservations early for the discount since there are a limited number of rooms.

#### Grand Geneva Reservation Policies:

A refundable deposit equal to one night stay is required at the time of booking and will be charged to your credit card. Reservations may be cancelled by 4:00 PM at least 72 hours prior to arrival to avoid a one night penalty charge.

Please follow these instructions to receive the conference reservation rate:

Online: Go to [whist.org/GrandGeneva](http://whist.org/GrandGeneva) to make your reservation.

Phone: Call 844-759-2908 and ask for the Wisconsin Historical Society Conference rate.

Questions? Contact [Ihhpconference@wisconsinhistory.org](mailto:Ihhpconference@wisconsinhistory.org)

## CONFERENCE RATES

### REGISTER EARLY & SAVE!

REGISTER EARLY AND SAVE – Register by August 23 and save \$20  
FINAL DEADLINE TO REGISTER – October 11

#### WISCONSIN HISTORICAL SOCIETY MEMBERS

#### RECEIVE 10% OFF REGISTRATION

#### EARLY BIRD REGISTRATION—PAYABLE BEFORE AUGUST 23, 2019

EARLY BIRD TWO DAY REGISTRATION FEE \$135

EARLY BIRD FRIDAY REGISTRATION FEE \$85

EARLY BIRD SATURDAY REGISTRATION FEE \$80

#### REGULAR REGISTRATION—PAYABLE BEFORE OCTOBER 11, 2019

REGULAR TWO DAY REGISTRATION FEE \$155

REGULAR FRIDAY REGISTRATION FEE \$90

REGULAR SATURDAY REGISTRATION FEE \$85

#### STUDENT REGISTRATION—PAYABLE BEFORE OCTOBER 11, 2019

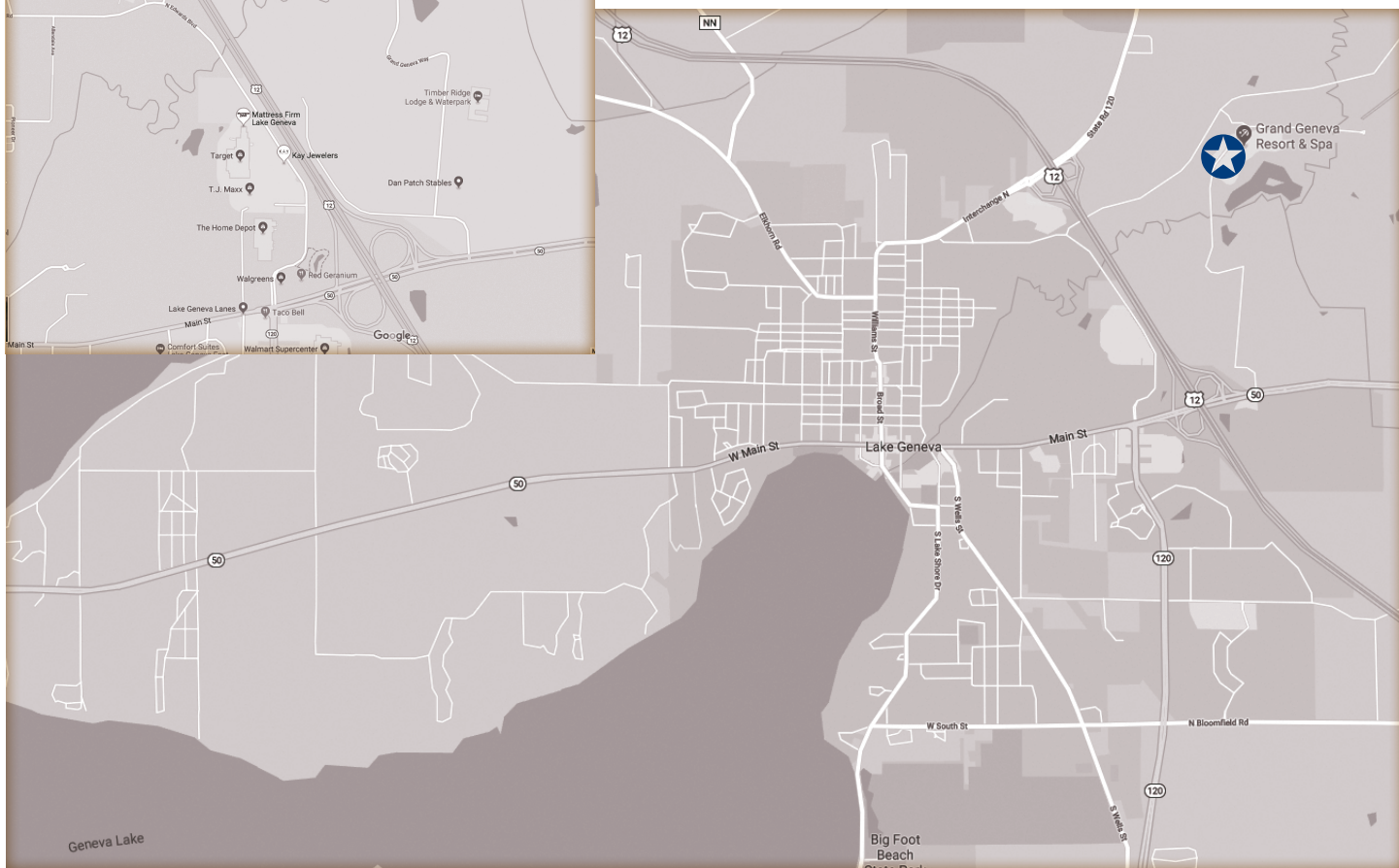
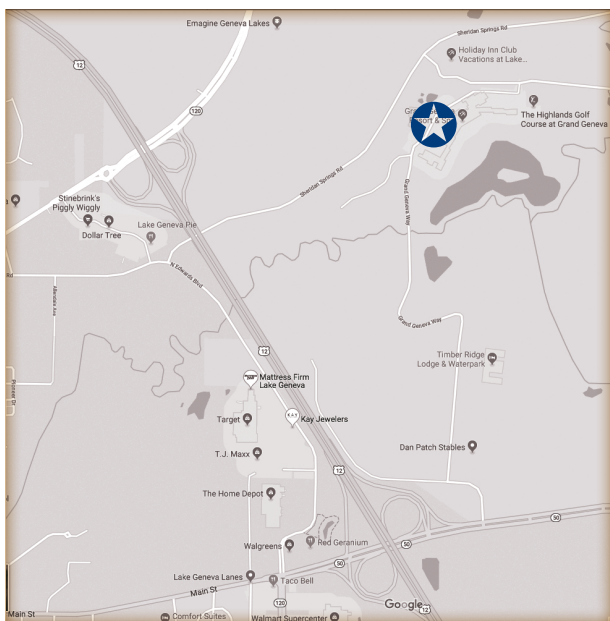
STUDENT TWO DAY REGISTRATION FEE \$70

STUDENT ONE DAY REGISTRATION FEE \$40

The registration fee includes breakfasts, lunches, and all sessions and workshops.

Please note that your registration entitles you to attend any open session, but workshop space is limited and requires advance registration as do optional events and tours.

Register and pay online at:  
[www.whslocalhistory.com](http://www.whslocalhistory.com)



# REGISTRATION FORM

**ALL REGISTRATIONS MUST BE PREPAID BY CHECK OR CREDIT CARD  
POSTMARKED BY OCTOBER 11, 2019  
ONE REGISTRATION FORM PER PERSON**

Name and Organization \_\_\_\_\_

Address, City, State, Zip \_\_\_\_\_

Telephone, Email \_\_\_\_\_

## **PAYMENT INFORMATION: ALL REGISTRATIONS MUST BE PREPAID BY CHECK OR CREDIT CARD POSTMARKED BY OCTOBER 11, 2019**

### **EARLY BIRD REGISTRATION—PAYABLE BEFORE AUGUST 23**

- FRIDAY AND SATURDAY \$135     10% MEMBER DISCOUNT \$122  
 FRIDAY ONLY \$85                 10% MEMBER DISCOUNT \$77  
 SATURDAY ONLY \$80                10% MEMBER DISCOUNT \$72

### **REGULAR REGISTRATION—PAYABLE BEFORE OCTOBER 11**

- FRIDAY AND SATURDAY \$155     10% MEMBER DISCOUNT \$140  
 FRIDAY ONLY \$90                  10% MEMBER DISCOUNT \$81  
 SATURDAY ONLY \$85                10% MEMBER DISCOUNT \$77

### **STUDENT RATES—PAYABLE BEFORE OCTOBER 11**

INCLUDE COPY OF VALID STUDENT ID

- FRIDAY AND SATURDAY \$70  
 ONE DAY ONLY \$40

WISCONSIN HISTORICAL SOCIETY MEMBERSHIP  
NUMBER: # \_\_\_\_\_

DON'T HAVE YOUR MEMBERSHIP NUMBER? CALL 1-888-748-7479

**REGISTRATION AMOUNT DUE:** \_\_\_\_\_

### **ACTIVITIES AND MEALS, ADVANCED SIGN-UP IS REQUIRED:**

#### **THURSDAY:**

- WISCONSIN JOURNEY TOUR AT OLD WORLD WISCONSIN**  
2:30 – 4:30 PM, LIMIT 14    \$12                                \$ \_\_\_\_\_
- WISCONSIN COUNCIL FOR LOCAL HISTORY RECEPTION**  
2:30 – 6:00 PM                                \$25                                \$ \_\_\_\_\_

#### **FRIDAY:**

- BREAKFAST**  
7:30 – 9:00 AM                                Included in registration fee
- OPENING PLENARY: THE WISCONSIN HISTORICAL SOCIETY FOR  
THE 21ST CENTURY: VISION FOR 2029**  
8:15 – 9:00 AM                                Included in registration fee
- LUNCHEON: A LIFE IN HISTORY WITH JOHN GURDA**  
12:00 – 1:15 PM                                Included in registration fee
- LAKE GENEVA WALKING TOUR**  
5:00 – 6:30 PM  
LIMIT 30    \$10                                \$ \_\_\_\_\_
- STUDENT AND YOUNG PROFESSIONALS MEET-UP**  
7:00 – 9:00 PM                                Included in registration fee

#### **SATURDAY:**

- BREAKFAST AND COFFEE & CONVERSATION ROUNDTABLE DISCUSSIONS**  
8:00 – 9:00 AM                                Included in registration fee
- LUNCHEON: MARITIME HISTORY OF LAKE GENEVA WITH CAITLIN ZANT**  
12:00 – 1:15 pm                                Included in registration fee

#### **SATURDAY TOURS, CHOOSE ONLY ONE:**

Participants are responsible for their own transportation

- LAKE GENEVA WALKING TOUR**  
2:00 – 3:30 PM, LIMIT 30    \$10                                \$ \_\_\_\_\_
- WISCONSIN JOURNEY TOUR AT OLD WORLD WISCONSIN**  
2:30 – 4:00 PM, LIMIT 14    \$12                                \$ \_\_\_\_\_

IN ADDITION TO OPEN SESSIONS,

#### **I WOULD LIKE TO ATTEND THE FOLLOWING WORKSHOPS:**

Space is limited for each workshop, please check [wisconsinhistory.org/conference](http://wisconsinhistory.org/conference) or email [lhpcconference@wisconsinhistory.org](mailto:lhpcconference@wisconsinhistory.org) for availability:

#### **FRIDAY: 9:15 – 11:45 AM**

- Historic Preservation Commission Workshop  
 Box-Making for Museum Objects  
 Local Government Records  
 Hire for Culture

#### **FRIDAY: 1:30 – 4:00 PM**

- Substitute Materials and New Construction  
 Custom Product Development for Museums and Historic Sites  
 Digital Records Basics for Local Historical Societies  
 Making Sense of Archival Collections

#### **SATURDAY: 9:15 – 11:45 AM**

- Planning and Implementing Your Oral History Project  
 Developing a Collections Management Policy  
 Building Sustainable Collaborations with Native Nations  
 Papers, Pictures, and Patrons: Making the Most of Your Archives

### **PAYMENT METHODS: ALL REGISTRATIONS MUST BE PRE-PAID BY OCTOBER 11, 2019 ONE REGISTRATION FORM REQUIRED FOR EACH INDIVIDUAL**

- CHECK: MAKE PAYABLE TO WISCONSIN HISTORICAL FOUNDATION  
 CREDIT CARD: CALL 608-264-6579 OR REGISTER ONLINE AT [WWW.WHSLocalHistory.COM](http://WWW.WHSLocalHistory.COM)

### **SEND YOUR COMPLETED REGISTRATION FORM & PAYMENT BY OCTOBER 11, 2019:**

WISCONSIN HISTORICAL SOCIETY • ATTN: AMY NORLIN • 816 STATE STREET • MADISON WI 53706

For Registration Information: Contact Amy Norlin at 608-264-6579 or [amy.norlin@wisconsinhistory.org](mailto:amy.norlin@wisconsinhistory.org)



WISCONSIN  
HISTORICAL  
SOCIETY

816 State Street  
Madison, WI 53706

# LOCAL HISTORY & HISTORIC PRESERVATION CONFERENCE

OCT. 25-26, 2019

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From left to right:  
WHI Image ID 36571  
(Y.M.C.A. Camp),  
2191 (Iceboats), and  
36466 (J.J. Mitchell  
Summer Home)



LAKE GENEVA, WISCONSIN | GRAND GENEVA RESORT

T H I R T E E N T H   A N N U A L



WISCONSIN  
HISTORICAL  
SOCIETY



# LOCAL HISTORY & HISTORIC PRESERVATION CONFERENCE

LAKE GENEVA | OCT. 25-26, 2019

WISCONSINHISTORY.ORG/CONFERENCE



# WISCONSIN CERTIFIED LOCAL GOVERNMENT

## HISTORIC PRESERVATION COMMISSIONS

**H**istoric Preservation and Wisconsin's historic preservation commissions add value to communities. Historic Preservation improves our quality of life, reinvigorates our neighborhoods, and is what gives our communities each their own distinctive character. It celebrates the places that are important to us, and identifies the places that tell our history.



### What is a Certified Local Government (CLG)?

A CLG is any city, village, county, or town that has been certified by the State Historic Preservation Office (SHPO) and the Department of the Interior to meet these basic criteria:

- ▶ Establish by ordinance a qualified historic preservation commission
- ▶ Enforce state or local legislation for the designation and protection of historic properties
- ▶ Maintain a system for the survey and inventory of local historic resources
- ▶ Provide public participation in the local historic preservation program

### Wisconsin Requirements for Certified Local Governments

The CLG must adhere to all of the federal and state requirements or the SHPO may revoke the CLG certification. The Wisconsin SHPO has established these additional requirements:

- 1 The CLG must enact and enforce a historic preservation ordinance that regulates historic property.
- 2 A CLG must provide annual reporting to the SHPO on CLG activities.
- 3 A CLG must send copies of meeting minutes and agendas to the SHPO following each meeting.
- 4 The ordinance must not allow historic property owners to opt-out of local historic designation.
- 5 Designation must not require owner consent.
- 6 The commission must approve work on locally designated properties and recommendations may not be advisory.

### What is a Historic Preservation Commission (HPC)?

The governmental entity responsible for overseeing design review in a municipality's locally designated districts. Wisconsin Act 176 requires that all decisions of the HPC have an appeal process for the property owner. These appeals typically go before the city council, town board or county board depending on which jurisdiction is covered by the ordinance.

### How are Historic Preservation Commissions funded?

Commissions generally receive a small amount of funding from their local government. Since 1985, CLGs are eligible to apply for competitive Historic Preservation Subgrants from the Wisconsin SHPO. Each year, several communities receive grants up to \$25,000 for a total of approximately \$100,000 awarded to subgrant projects. In the past ten years, the SHPO granted \$984,598 to 37 different CLGs.

### What is a Landmark?

A building, structure, object, or site identified under the guidelines of the local historic preservation ordinance as a historic resource of particular significance.

### What is a Certificate of Appropriateness (COA)?

A document issued by a HPC that allows an applicant to proceed with a proposed alteration, demolition, or new construction in a designated area or site on a designated local landmark, following a determination of the proposal's suitability according to applicable criteria.

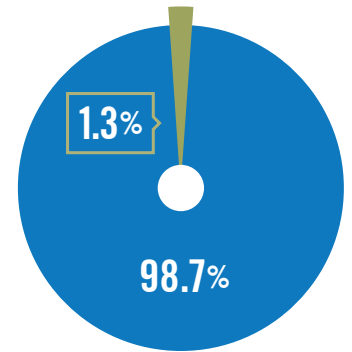
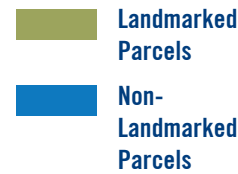
This data is based on a 2018 survey of 70

Wisconsin Certified Local Governments that received responses from 56 communities. Property owners who had recently applied to CLGs for Certificates of Appropriateness also received customer satisfaction surveys to rate their experience working with CLGs.

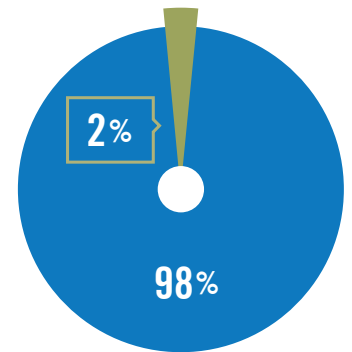


## STATEWIDE STATISTICS

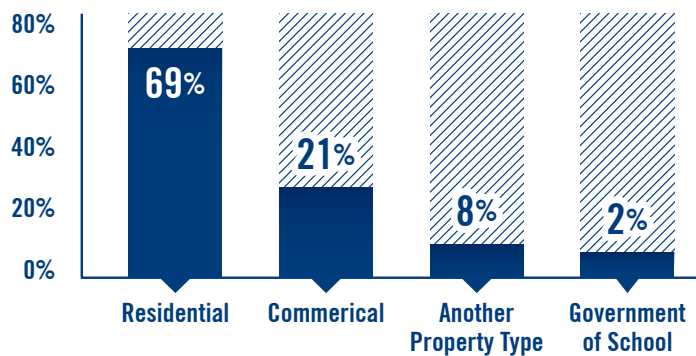
### % OF LANDMARKED PARCELS IN CLG COMMUNITIES



### COA APPROVAL

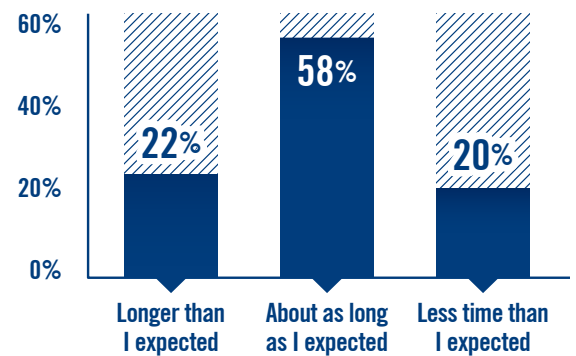


## TYPES OF COA PROJECTS



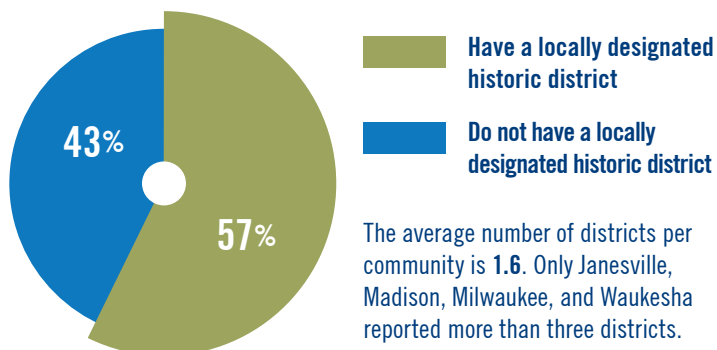
From 2015-2018, on average, 918 COA applications were reviewed statewide per year.

## HPC REVIEW TIME OF COAs



Met or exceeded expectations of 78% of applicants

## % OF REPORTING COMMUNITIES THAT HAVE A LOCALLY DESIGNATED HISTORIC DISTRICT



The average number of districts per community is 1.6. Only Janesville, Madison, Milwaukee, and Waukesha reported more than three districts.

### HISTORIC PRESERVATION COMMISSION TRAINING

► [wihist.org/hpc-training](http://wihist.org/hpc-training)

The Wisconsin SHPO Historic Preservation Commission Training is a comprehensive training for new commissioners as well as a reference site for experienced commissioners covering every aspect of commission operation and historic preservation.

### WISCONSIN CERTIFIED LOCAL GOVERNMENTS

► [wihist.org/clg](http://wihist.org/clg)

The Wisconsin SHPO provides training and assistance to CLGs as well as a competitive subgrant program to fund preservation projects in CLG communities.

### HOW TO PRESERVE YOUR HISTORIC BUILDING

► [wihist.org/preserve-your-building](http://wihist.org/preserve-your-building)

This collection of articles provides owners with best practices for restoring and rehabilitating historic buildings.

For the full report, visit [wisconsinhistory.org/clg-report](http://wisconsinhistory.org/clg-report)



# WISCONSIN CERTIFIED LOCAL GOVERNMENT

HISTORIC PRESERVATION  
COMMISSIONS REPORT 2019



WISCONSIN  
HISTORICAL  
SOCIETY



**This study was funded through the generous support of the Jeffris Family Foundation**



“

**I'm a strong believer in preservation ordinances. The stronger the preservation ordinance, the higher the property values, creating a better quality of life.”**

**TOM JEFFRIS**

**H**istoric Preservation and Wisconsin's historic preservation commissions add value to communities. Historic Preservation improves our quality of life, reinvigorates our neighborhoods, and is what gives our communities each their own distinctive character. It celebrates the places that are important to us, and identifies the places that tell our history.

This is the first comprehensive look at the work of the commissions and their accomplishments in Wisconsin. The project examined the scope of landmark designations, the number of reviews, the rates of customer satisfaction, and documented successful commission projects.

The results of this data are included in this report. The study quantifies the work of commissions, helps us understand how historic preservation commissions function across the state, identifies issues of concern to applicants, and provides key issues for future commission training.

### What is a Certified Local Government (CLG)?

A Certified Local Government (CLG) is any city, village, county, or town that has been certified by the State Historic Preservation Office (SHPO) and the Department of the Interior to meet these basic criteria:

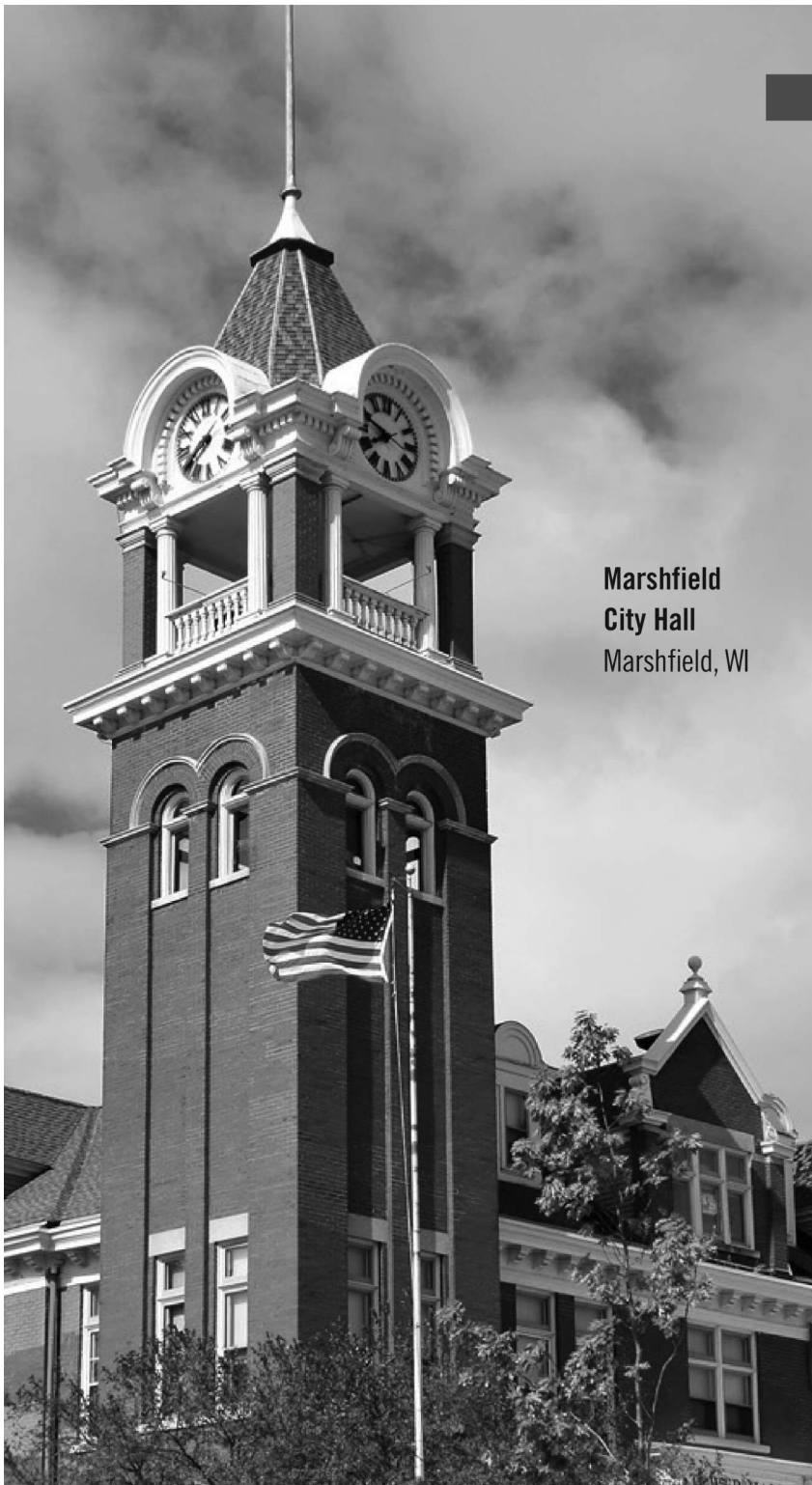
- ▶ Establish by ordinance a qualified historic preservation commission
- ▶ Enforce appropriate state or local legislation for the designation and protection of historic properties
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- ▶ Provide for public participation in the local historic preservation program

### Wisconsin Requirements for Certified Local Governments

Federal law allows the state to establish additional requirements for CLGs. The CLG must adhere to all of the federal and state requirements or the SHPO may revoke the CLG certification. The Wisconsin SHPO has established these additional requirements:

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- 6 The commission must approve work on locally designated properties and recommendations may not be advisory.





**Marshfield  
City Hall**  
Marshfield, WI

### **What is a Historic Preservation Commission (HPC)?**

The governmental entity responsible for overseeing design review in a municipality's locally designated districts. This term is synonymous with Design Review Board, Board of Architectural Review, and other similar designations. Wisconsin Act 176 requires that all decisions of the HPC have an appeal process for the property owner. These appeals typically go before the city council, town board or county board depending on which jurisdiction is covered by the ordinance.

### **How are Historic Preservation Commissions funded?**

Commissions generally receive a small amount of funding from their local government. Since 1985, CLGs are eligible to apply for competitive Historic Preservation Subgrants from the Wisconsin State Historic Preservation Office to conduct historic preservation surveys, nominate properties to the National Register of Historic Places, create educational projects, and draft municipal preservation plans. Each year, several communities receive grants up to \$25,000 for a total of approximately \$100,000 awarded to subgrant projects. In just the past ten years of this program, the State Historic Preservation Office granted \$984,598 to 37 different CLGs.

### **What is a Landmark?**

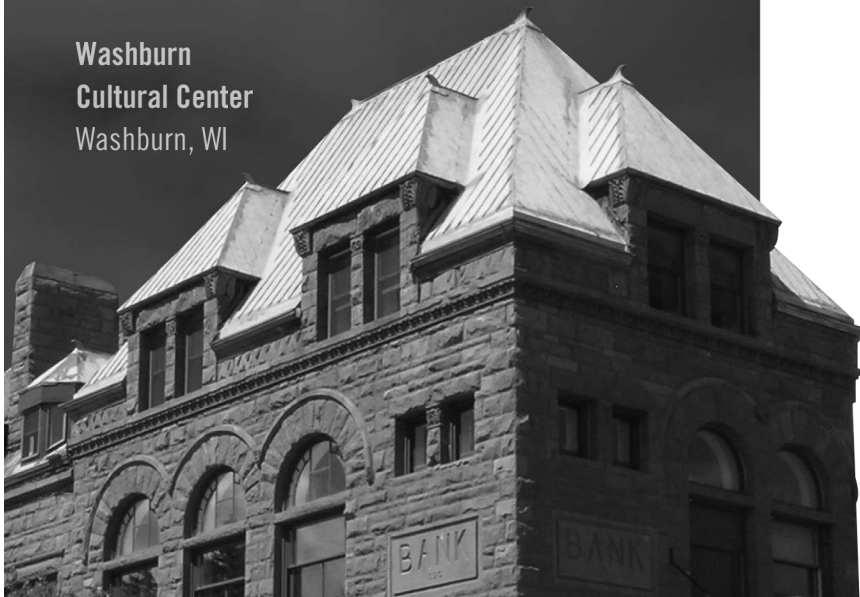
A building, structure, object, or site identified under the guidelines of the local historic preservation ordinance as a historic resource of particular significance.

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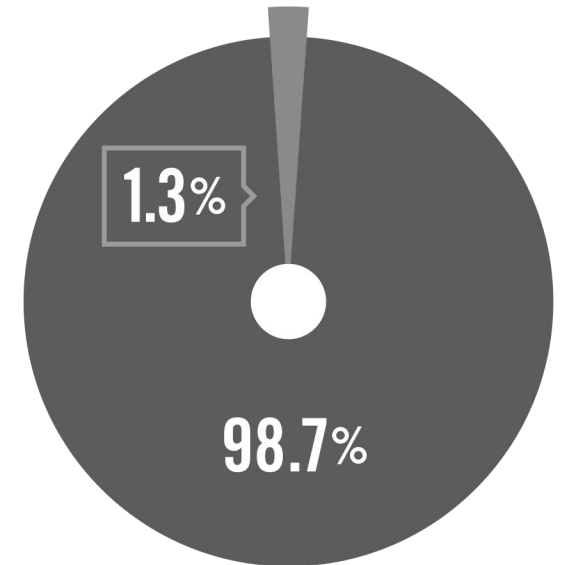
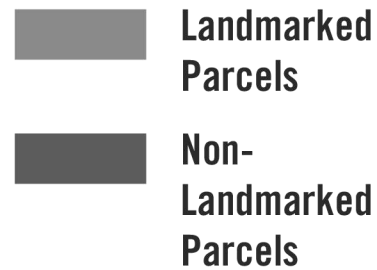
The State Historic Preservation Office contracted with the University of Wisconsin Survey Center to collect data. The then 70 CLG communities were contacted for the collection of statistical data, 56 responded. The Survey Center also distributed customer satisfaction surveys to property owners who had applied to CLGs for Certificates of Appropriateness (COAs) between July 2015 and fall of 2018. Two years of applicants from Milwaukee and Madison also received a survey. A total of 206 COA applicants responded.

Washburn  
Cultural Center  
Washburn, WI

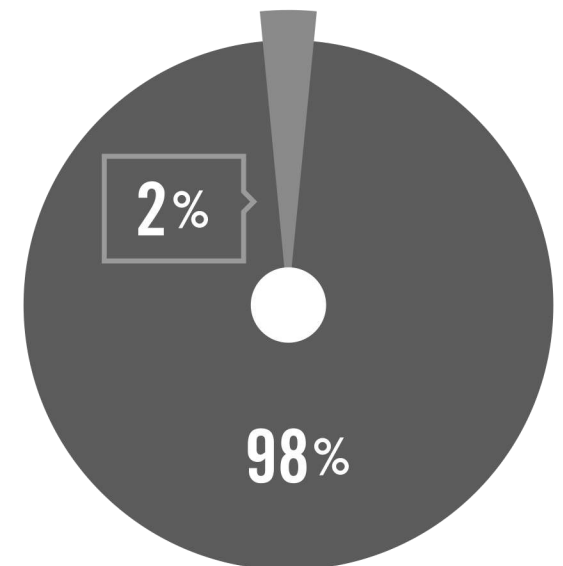


## STATEWIDE STATISTICS

### % OF LANDMARKED PARCELS IN CLG COMMUNITIES

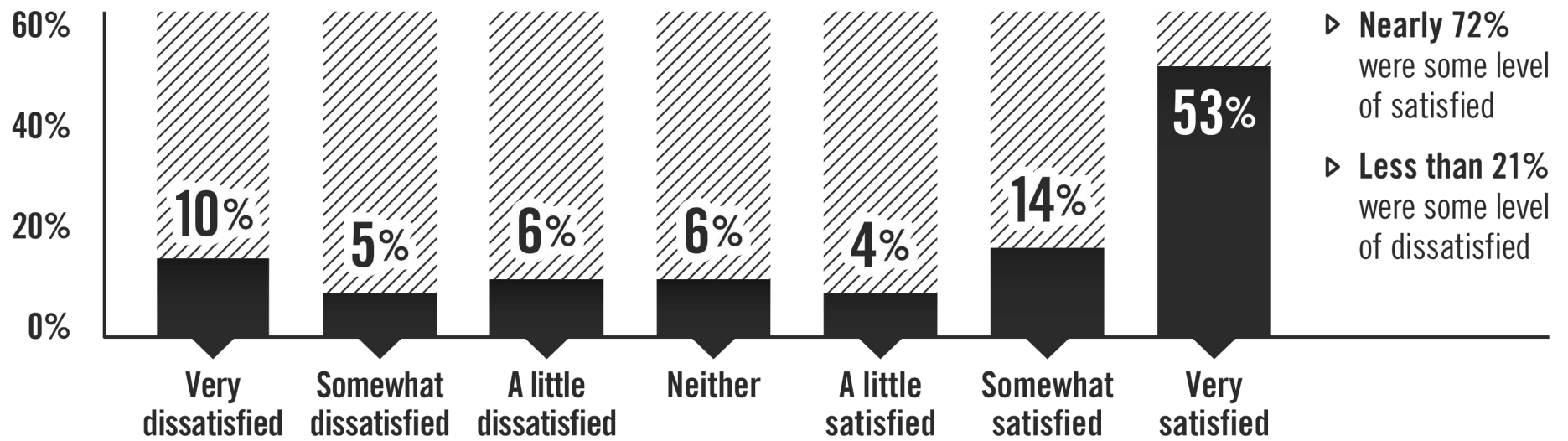


### COA APPROVAL

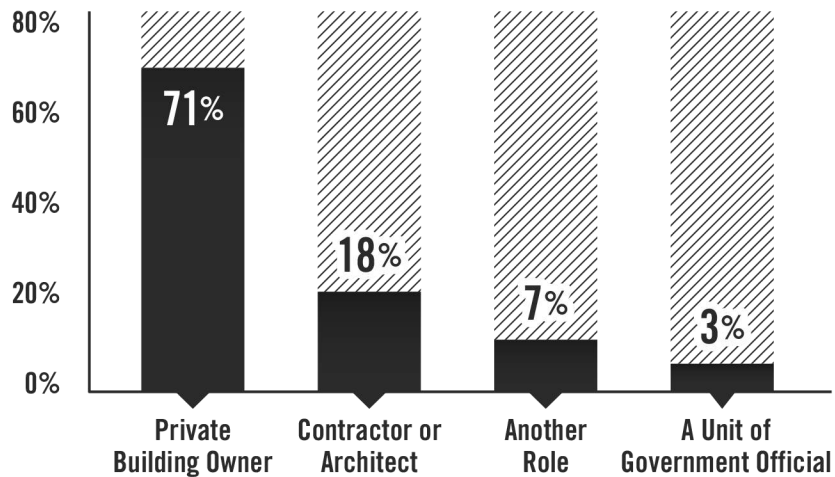




## APPLICANT SATISFACTION

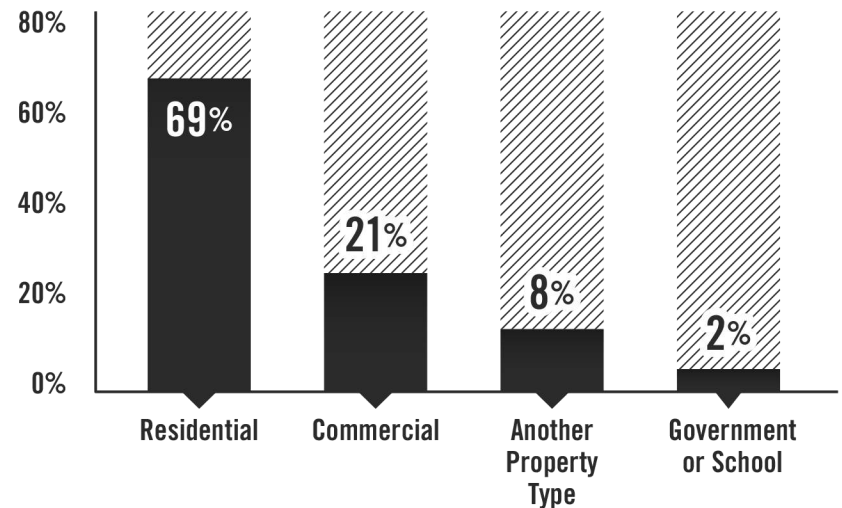


## WHO APPLIED FOR COAs?



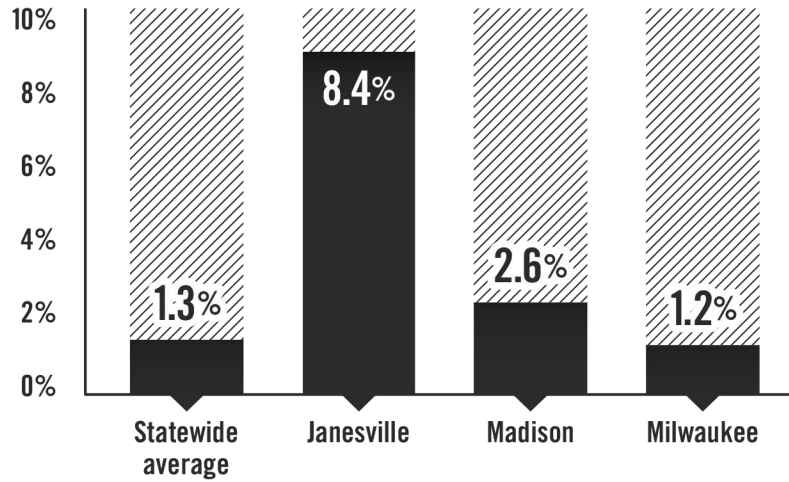
Between 2015 and 2018, on average, **918 COA applications** were reviewed statewide per year.

## TYPES OF COA PROJECTS

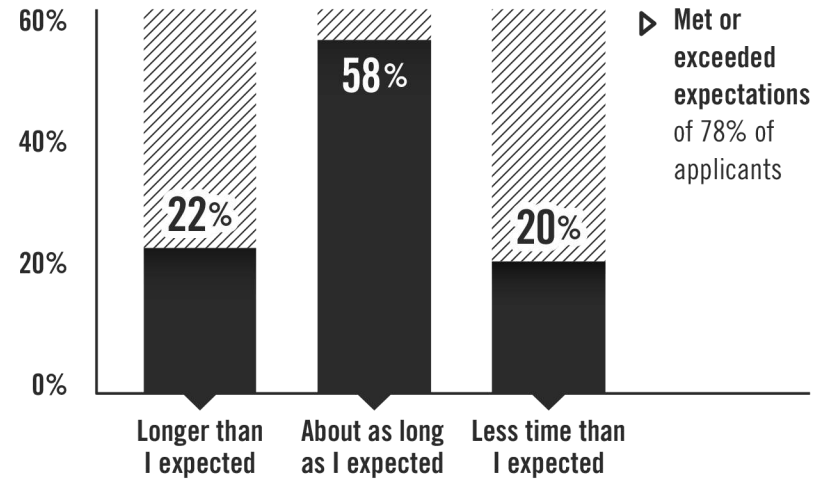


The majority of projects reviewed were residential.

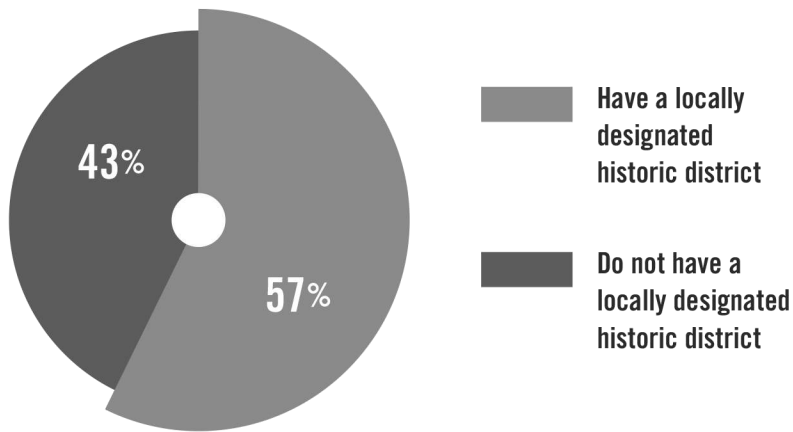
### CLG'S WITH THE HIGHEST % OF LANDMARKED PARCELS



### HPC REVIEW TIME OF COAs



### % OF REPORTING COMMUNITIES THAT HAVE A LOCALLY DESIGNATED HISTORIC DISTRICT



The average number of districts per community is **1.6**. Only Janesville, Madison, Milwaukee, and Waukesha reported more than three districts.

### # OF INDIVIDUAL LANDMARKS PER COMMUNITY

- ▶ **4** communities had **over 100** individual landmarks
- ▶ **7** communities had **between 50 and 99**
- ▶ **38** communities had **fewer than 50**
- ▶ **3** communities had **no individual landmarks**
- ▶ **4** communities **did not respond** to the question

# KEY TAKEAWAYS

- ▶ 72% of COA applicants were satisfied with the process.
- ▶ From 2015 to 2018, a little more than 98% of COAs were approved.
- ▶ Just 1.3% of parcels were locally landmarked in reporting communities.
- ▶ Some applicants reported the need for clearer guidelines for their projects and better communication from their HPCs.

**Left:** Thomas H. Spence house in La Crosse.

**Bottom middle:** James Barber house in Eau Claire.

**Bottom right:** Frederick and Mary Woltersdorf house in Eau Claire.



# CASE STUDIES



## CHALET OF THE GOLDEN FLEECE

Historic Preservation Commissions provide technical expertise to historic property owners. The Chalet of the Golden Fleece is a local landmark in New Glarus and a heritage tourism destination. This building was constructed for Edwin P. Barlow as his home in 1938. Mr. Barlow is known for founding the annual New Glarus festival commemorating Wilhelm Tell. The building now serves as a museum of Swiss culture. It was added to the State and the National Register of Historic Places in 2015. Sandy Blum, Chair of the Friends of the Chalet of the Golden Fleece Museum, had this to say about her experience in working with the New Glarus Historic Preservation Commission: “I have had several interactions with our local Historic Preservation Commission. They have helped us with matters such as roof replacement, eave replacements and porch replacements. They have helped us to ensure the Chalet is repaired and maintained in a historically correct fashion. They have given us guidance in everything from materials to workmanship. As our volunteer group is mostly a collection of good hearted citizens with no or minimal background in historic properties, having the Preservation Commission to consult with has truly been a plus!”



## NEW RICHMOND DOWNTOWN FAÇADE GRANT PROGRAM

Local units of government look to Historic Preservation Commissions to provide expert review of work funded by the local government. In the city of New Richmond, the Historic Preservation Commission plays an active role in promoting the preservation and restoration of the downtown commercial buildings, which date back to the early 20th century. The municipal government provides an annual amount for downtown façade grants which require a match by the private business owner. The Historic Preservation Commission reviews the project applications, including renderings and descriptions of the proposed work. The Commission references their downtown design guidelines and offers feedback to the businesses when necessary to improve their projects. Ultimately the Commission chooses to approve funding, up to \$5,000 per applicant. Grant recipients must complete the project within one year. The city of New Richmond highlights the progress of the project with before and after photos on social media to bring recognition to the project. In the past two years, the Commission has awarded nearly \$40,000 which has incentivized an additional \$185,000 in private investment.



## OSHKOSH HISTORIC PLAQUE PROGRAM

The city of Oshkosh has many historically significant residential, commercial, and institutional buildings. To recognize these properties in the present and their place in their collective past, the Oshkosh Landmarks Commission instituted a Historic Plaque Program to share the history of these buildings and the community. The Commission conducts research and reviews applications for plaques based on established criteria as well as facilitates purchase of approved plaques for designated buildings. Property owners at 1703 Michigan Street, the D.C. Buckstaff Residence, the Arnold-Cummings House, ten properties on North Main Street, and properties on Washington Avenue have all received plaques.



## **HISTORIC PRESERVATION COMMISSION ASSISTS PROPERTY OWNER IN EVANSVILLE**

Local property owners take advantage of the expertise and professional connections established by Historic Preservation Commissions. Evansville is a small community with a rich collection of historic buildings in northwestern Rock County. In 1978, its downtown and the surrounding area were listed in the National Register of Historic Places. Building owner Paul Saevre has been working to restore a building in the historic downtown district. According to Mr. Saevre, “When we started this process a few months after purchasing the building, we knew we wanted to have the building look like it did in 1903 when it was built. The building inspector and economic development director got me in touch with ... the Historic Preservation Commission and how they could help.” The owner was grateful for the help and also for a Commission-led educational seminar. Ultimately Mr. Saevre hopes that the “building returns to being a valuable asset to the economic strength of the downtown Evansville district; much of this due to the help we have received from the Historic Preservation Commission.”



## **CITY OF GREEN BAY BECOMES WISCONSIN'S 73RD CERTIFIED LOCAL GOVERNMENT**

The city of Green Bay, Wisconsin's first and oldest city, became Wisconsin's newest Certified Local Government in May of 2019. This act marks a significant milestone in Green Bay's evolving view of the benefits of historic preservation. On the city's west side, two historic districts and a railroad passenger depot were added to the National Register of Historic Places. This area then benefitted from a surge in investment and found a new social vibrancy. At the same time, on the city's east side, the urban renewal of the 1960s and 70s continued to lose appeal. Interest in both new investment and historic preservation began to take root on the city's east side after the closing of the Port Plaza Mall. The listing of the Hotel Northland and the Green Bay YMCA on the National Register sparked significant investment and benefitted from state and federal preservation tax credits. Green Bay's CLG designation will help to address the preservation needs of the city, both with funding and technical assistance to nominate additional properties to the National Register of Historic Places and to bring additional economic, environmental, and social benefits of historic preservation to Green Bay.



## **FAÇADE GRANT PROGRAM RAISES PROPERTY VALUES IN STEVENS POINT**

In the city of Stevens Point, the Historic Preservation Commission approves applications for the city's façade grant program. This program has raised property values in downtown, improved the aesthetics, and enticed business and development. The property at 1055 Main Street is a great example of a transformed building that sat vacant for years. It was purchased locally and renovated significantly using both local façade grant dollars (\$90,000) and historic preservation tax credits. After renovation, an expanding company located in the second floor office suite and another local insurance company leased the entire first floor which allowed them to expand as well. Also on the second floor, the remaining two apartments are being updated for future downtown residents. All of this presentation activity has led to improved vitality in the downtown. More employees at these businesses are patronizing other small businesses downtown.



## **LAKESIDE PARK BECOMES A LOCAL LANDMARK IN FOND DU LAC**

Lakeside Park in Fond du Lac is 400 acres of public land with several historic features. One of those features is a bowstring arch bridge built circa 1890. This bridge had become hazardous for public use and was slated for replacement. The Historic Preservation Commission designated this resource as a local landmark. For the public to continue using the bridge, a full restoration would have to be undertaken, including guard rails that would detract from the architectural beauty of the bowstring arch design. After further research, it was found that other cities reuse bowstring arch bridges as bicycle paths and the Lakeside Park planning committee had bicycle paths as a priority. The city of Fond du Lac fully restored and repainted the bowstring arch with paint selection by the Historic Preservation Commission, and relocated it along the Fond du Lac Loop biking trail through Lakeside Park. A new bowstring arch replica with appropriate public guide rails is in its former location for safe public crossing, while the historic bowstring arch is situated by Deneveu Creek with many cyclists, walkers, and photographers enjoying its beauty and new use.



## **STOUGHTON LANDMARKS COMMISSION EXPANDS PUBLIC OUTREACH EFFORTS**

The Stoughton Landmarks Commission initiated greater public outreach efforts in the community. Their goals are to educate the broader community about the benefits of historic preservation and why preserving buildings is critical to preserving the unique history of Stoughton, to explain how the Landmarks Commission is a source of restoration advice and information, and to reinforce that the Commission is an ally who works for the benefit of all residents.

To become more publicly accessible, the Commission started attending the local farmers market in downtown Stoughton. Recently, they participated in the Earth Day Expo in the downtown, helping to make the connection between historic preservation and sustainability. The goal is for the public to see that commissioners are neighbors and friends who serve the community.

Outreach specifically to owners of local landmarks began in earnest by coordinating “Meet-Up” events at the annual Syttende Mai Norwegian heritage festival, and initiating a mini-grant program to help owners with appropriate repairs to their landmark buildings.



## **LOCAL DESIGNATION HELPS MARKET PROPERTIES IN EAU CLAIRE**

Local businesses in the city of Eau Claire take advantage of the partnership developed between the Historic Preservation Commission and the UW-Eau Claire History Department. The owners of two properties converted into bed and breakfasts felt that local landmark designation would help in marketing their properties. The Historic Preservation Commission reviewed these designation requests which included detailed historical research completed by the UW-Eau Claire Public History class. This research identified people historically associated with the properties that the Commission determined merited local landmark designation.



# RESOURCES



## **HISTORIC PRESERVATION COMMISSION TRAINING** ▶ [wihist.org/hpc-training](http://wihist.org/hpc-training)

The Wisconsin State Historic Preservation Office's Historic Preservation Commission Training is a comprehensive training for new commissioners as well as a reference site for experienced commissioners covering every aspect of commission operation and historic preservation.

## **WISCONSIN CERTIFIED LOCAL GOVERNMENTS** ▶ [wihist.org/CLG](http://wihist.org/CLG)

The Wisconsin SHPO provides training and assistance to CLGs as well as a competitive subgrant program to fund preservation projects in CLG communities.

## **THE NATIONAL ALLIANCE OF PRESERVATION COMMISSIONS** ▶ [napcommissions.org](http://napcommissions.org)

NAPC is a national membership organization that provides commissions with training, resources, mentoring, and a network of members to support commissions dealing with the same responsibilities and issues across the country.

## **WISCONSIN MAIN STREET PROGRAM** ▶ [wedc.org/programs-and-resources/main-street](http://wedc.org/programs-and-resources/main-street)

The Main Street Program at the Wisconsin Economic Development Corporation provides expertise in downtown planning, management and development to communities looking to preserve and revitalize their downtown business district.

## **STATE AND NATIONAL REGISTER OF HISTORIC PLACES** ▶ [wihist.org/NR-FAQ](http://wihist.org/NR-FAQ)

The State and National Registers recognize historic sites, buildings, structures, objects and districts that have been determined to be significant in local, state, or national history.

## **HISTORIC PRESERVATION TAX CREDITS** ▶ [wihist.org/HP-TC](http://wihist.org/HP-TC)

The Wisconsin SHPO also administers the historic preservation tax credit program in Wisconsin. Owners of buildings eligible for listing in the National Register of Historic Places may apply for preservation tax credits for qualifying rehabilitation projects.

## **HOW TO PRESERVE YOUR HISTORIC BUILDING** ▶ [wihist.org/preserve-your-building](http://wihist.org/preserve-your-building)

This collection of articles, written by preservation professionals, provides owners with best practices for restoring and rehabilitating historic buildings.

## **HUMAN BURIALS, MOUNDS, AND CEMETERIES** ▶ [wihist.org/burials](http://wihist.org/burials)

Learn about the state and federal laws that protect burial sites, Native American mounds, and other places where human remains are buried.

To get a copy of this report visit [wisconsinhistory.org/CLG-report](http://wisconsinhistory.org/CLG-report)

**Left:** Kimberly Point Lighthouse in Neenah.



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