

AGENDA # 2

City of Madison, Wisconsin

REPORT OF: LANDMARKS COMMISSION

PRESENTED: 3/11/19

TITLE: 1708 Regent St - Addition in the
University Heights Hist. Dist.; 5th
Ald. Dist.

REFERRED:

REREFERRED:

REPORTED BACK:

AUTHOR: Heather Bailey, Preservation Planner

ADOPTED:

POF:

DATED: 3/14/19

ID NUMBER: 54763

Members present were: Stuart Levitan, Richard Arnesen, Katie Kaliszewski, David McLean, and Marsha Rummel. Excused was Anna Andrzejewski.

SUMMARY:

Jim Glueck, registering in support and wishing to speak

Bailey provided an overview of the proposed work. She pointed out that the house is currently clad in aluminum siding, but there is original cedar siding underneath. For the rear porch addition, the applicants propose using cedar siding with the intention of removing the aluminum siding from the house in the future. She pointed out that the standards for the historic district call for matching what is currently in place, and while not visible, the cedar siding is intact. She pointed out that the porch is on the rear of the house and not visible from the public right-of-way. She said that the proposal also includes the removal of a false window on the rear of the house, which will be infilled with siding, and the replacement of two non-historic windows. She said that she recommends approval of the proposed work with the condition that door and window specifications for the addition be approved by staff.

Glueck said that the property owners are unsure of why the false window was installed, as it is in a bathtub and not visible from the inside of the house. McLean asked about the rear window that needs to be replaced due to water infiltration and whether they are certain that raising the sill will solve the water issues, or if it was potentially due to the adjacent roof pitching toward the window or from water running down the wall from the bathtub above. Glueck said that the sill of the window is sitting directly on top of the flat roof that encases the basement stairwell door, so water is collecting there and washing back in toward the window. He said that he doesn't think the water is coming from above; they need to lift the sill, and this is a good opportunity to correct it. McLean asked if they are repitching the roof when they rebuild the porch. Glueck said that when they take it apart, they will assess whether the roof needs to be repitched.

ACTION:

A motion was made by Arnesen, seconded by McLean, to approve the request for the Certificate of Appropriateness with the condition that door and window specifications be approved by staff. The motion passed by voice vote/other.