

AGENDA # 6

City of Madison, Wisconsin

REPORT OF: LANDMARKS COMMISSION

PRESENTED: 9/16/19

TITLE: 1254 Rutledge St - Exterior Alterations in
the Third Lake Ridge Hist. Dist.; 6th
Ald. Dist.

REFERRED:

REREFERRED:

REPORTED BACK:

AUTHOR: Heather Bailey, Preservation Planner

ADOPTED:

POF:

DATED: 9/26/19

ID NUMBER: 57355

Members present were: Richard Arnesen, Katie Kaliszewski, Arvina Martin, and David McLean. Excused was Anna Andrzejewski.

SUMMARY:

Mark Jenssen, registering in support and available to answer questions
Boone Cates, registering in support and available to answer questions

Bailey described the proposed exterior alterations and repairs, and referenced the complete list of work in the applicant's submission. She said that some of the larger items included replacement of non-historic attic windows, removal of a side porch door to be covered in lap siding, replacement of a cellar access door, and alteration of the decoration on the porch gable end. She provided images from the application, and said that the level of detail and keyed items were easy to reference as she reviewed it. She pointed out that there are several items on the porch that require repair or replicating in-kind, and drip edges will be installed on several locations around the building and above windows. She pointed out two areas where air conditioning units are being removed and siding reinstalled to match the existing. She pointed out where an addition was built on the side of the house and a door installed there. She said that it is located on the side of the house, but is visible from the street because it is a corner property. The applicants would like to remove the door on the addition and cover the opening in siding, and Bailey said that the stair orients toward the original door on the porch and the addition will still read as such because the trim from where the house used to end is still there. She pointed out that the cellar access is on the back of the property and not visible from the street, and the current door does not seem to be historic. She said that the metal door being proposed is in keeping with other cellar doors in the historic district and the change in materials seems appropriate because it is not a key architectural feature. She said that the porch gable end used to have a nautical design that at some point was changed to a rising sun. She said that this decorative element has evolved over time and the proposed design is in keeping with the character of radiating elements on the porch. She said that she recommends approval for the work with conditions that specifications for the cellar door, new screen door, and new attic window be approved by staff.

Jenssen said that his goal is to bring the exterior of the house up to a maintained level, and following this work, they intend to engage another contractor for painting in the spring. He said that regarding the cellar door, they are not using an off-the-shelf product, but are building a wood frame and cladding it in sheet metal or metal roofing. He said that the screen door is not visible from the street, and passed around a cutsheet for the proposed screen door. Cates said the existing screen door is a finger-jointed pine door, which he did not think was historic. McLean asked if they plan to paint the screen door, and Jenssen confirmed they do. Kaliszewski said that Jenssen's application was beautiful, and suggested it be used as an example for others to follow.

McLean asked if the gable was asymmetrical, or how they were able to get a 4' addition on the side of the house. Jenssen said the addition is floor area over the cellar access, so it is a small vestibule that was added. He explained that on one side, the cellar door goes down, and on the porch level, the entrance was added to go in above. He said that the room has a chimney that is not used, and may have been a servants' entrance in the past because the other porch door goes into the center of the house. Jenssen said the addition is 8' x 4'. McLean asked if it was one story, and Bailey said that there is nothing above it.

McLean referenced pages 15-16 in the application and said that the water table originally had a quarter-round underneath that is not blatantly obvious, but asked if it could be placed again in the new detail. Cates said yes, it is going to match exactly what is there. Jenssen expressed concern about the wood rotting and falling down. McLean pointed out that the new detail includes sheet metal flashing, and if executed correctly, it should shed water nicely. He said that it would be nice if they used wood again, but understand why they want to use metal flashing.

Bailey asked commissioners if they feel they have adequate details about the cellar door. McLean said that if staff is granting the final approval, he is good with it. Bailey asked if the screen door proposed by the applicant is acceptable, and McLean said that it looks good.

ACTION:

A motion was made by McLean, seconded by Martin, to approve the request for the Certificate of Appropriateness with the conditions that the water table be reconstructed to include the quarter-round wood trim underneath the drip edge and specifications for the cellar door and new attic window be approved by staff. The motion passed by voice vote/other.