

## 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, May 29, 2019, 6:00 p.m.  
City Hall (**Second 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 May 15, 2019 minutes and approve them as printed.
5. Civility reminder.
6. Citizen appearances.
7. Applications.
  - A. 257-529 W Liberty – Rebuild Portion of Home with a new Garage (Application HPC-2019-17)
8. Motion to Adjourn.

Next Meeting Dates: *Wednesday, June 19, 2019 at 6:00pm*

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

**City of Evansville Historic Preservation Commission  
Regular Meeting  
Wednesday May 15, 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	Tami Tishler, Applicant
Gene Lewis	P	Roger Berg, Applicant
Ald. Joy Morrison	P	Casey Farnum, Applicant
Matt Koser	A	
Cheryl Doerfer	P	
Steve Christens	P	

**3. Motion to approve the agenda by Culbertson, seconded by Christens. Approved unanimously.**

**4. Motion to waive the reading of the minutes from the April 17, 2019 meeting and approve them as printed by Culbertson, seconded by Lewis. Approved unanimously.**

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

**6. Citizen appearances.** None other than those appearing for agenda items.

**7. Applications**

**A. 288 N Fourth-Construct Garage Addition (Application HPC-2019-16).**

Applicant explained the new garage would match the siding on the carriage house. The applicant would use salvaged windows and repurpose them for the garage. **Motion to accept application HPC-2019-16 finding the proposal meets the criteria outlined in the decision form with the following condition for Sergeant to approve the windows. Motion by Culbertson, seconded by Morrison. Approved unanimously.**

**B. 257-259 W Liberty-Rebuild Portion of Home with a New Garage (Application HPC-2019-17.)** Roger Berg reported that the insurance company stated no significant fire damage to 259 W Liberty, thus resulting in zero dollars insurance funds for 259 building portion. The city building inspector told Berg the building code requirements are less stringent on single family homes versus multi unit buildings. Berg decided to change the property from 2 Unit building to Single Family Home. This would result in demolition of the 257 portion and building a garage in its place. After review of the submitted drawings, Stephens commented that the concern would be the new built garage should replicate the mass of the 257 portion and should not

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appear or be larger than the portion it is replacing. Also, the driveway drawn at 12' wide would not replicate the driveways of the neighborhood which are not as wide. After great discussion the commission asked Berg to consider the following: use the original curb cut off of West Liberty Street, enter the garage from the East, omit the dormer windows, lower the roof line, and add windows in similar reference to the windows of the original 257 portion. With time constraints of 3 weeks to the planning commission meeting, a quick turnaround of a redesign and HPC approval was needed. It was decided that a HPC Sub Committee of three members (Stephens, Lewis, & Culbertson) would meet with Berg and drafter to review the redesign, approve the redesign, and send to HPC for final approval. This may require a special meeting of HPC to meet deadlines. May 29th was set up temporarily for the HPC special meeting.

**Motion to accept the application finding the proposal meets the criteria outlined in the decision form with the following conditions, the approval in concept to remove 257 portion, build a garage where 257 was, and maintain restoring of 259. A sub committee of the commission will review a redesign of the garage, and bring a revised design for final approval to a special HPC meeting or by the next HPC meeting. The entire building will be uniformly sided.** by Stephens, seconded by Christens. Approved unanimously.

**C. 257/259 W Liberty – Demolition of Historic Structure (Application HPC-2019-18).**

Sergeant explained that there is a 30 day Notice to the State to be submitted. Authorization needed by HCP with approval of conditions of final design and SHPO conditions satisfied. Berg was asked by the commission how he intended to protect the 259 foundation while the 257 demolition was in process. Also, what were the methods and means of the demolition process, and foundation types of the building. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form with the following conditions, with the conditions and approval of final design, SHPO conditions and approval, and insuring preservation of 259 foundation** by Culbertson, seconded by Morrision. Approved unanimously.

**D. 41 W Church – Replace Windows (Application HPC-2019-19.)** Culbertson recused himself as this applicant is his son-in-law. Farnum explained that the second floor windows are rotted and would like to replace them with vinyl windows that match the first floor windows. Sergeant explained that the challenge for us is the proof that the windows are not repairable or have a great cost of repair. The commission asked Furman if he would meet the following conditions: receive an estimate from a contractor regarding repair costs of windows, and submit a new profile window design that matches what is to be replaced. Farnum agreed and the application was tabled.

**E. 17 W Main – New Sign (Application HPC-2019-21.)** Stephens recused himself. Stephens explained the significance and gave history of the title of the sign. **Motion to accept the application finding the proposal meets the criteria outlined in the decision form by Christens, seconded by Lewis.** Approved unanimously.

**8. New Business.**

**A. Common Council Resolution 2019-13, commending Betsy Ahner for her service to the City of Evansville.** Upon approval, the recommendation will go to the Council.

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**Motion to approve Common Council Resolution 2019-13 by Christens, seconded by Lewis. Approved unanimously.**

**B. Plaque -288 N Fourth Street, discuss the process.** Applicant’s property has a deed restriction to the house, carriage house, and pump house. Sergeant explained currently each newly plaque is stamped on the back with a serial number and is matched to inventory. The question is “does each building within the deed restriction need to be plaqued”? Sergeant suggests to issue a plaque the house and to discuss further with the State to separately plaque the Carriage House as it has its own historic number.

**9. Old Business**

**A. Lake Leota Park – Misc. Project Updates.** None

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

**A. Staff Issued certificates of appropriateness.** 3 certificates were issued by staff.

Sergeant explained the green colored permits are visible indicates that the citizen has gone through proper channels of the building inspector and city staff.

**11. Correspondence, Comments and Concerns.** Sergeant explained that Sign Permits are a 2 step process, HPC form, and sign permit form. He suggests for future discussion that the sign permits be staff level approvals, streamlining the process.

**12. Education and News.** Sergeant shared Window article from the State Historical Society.

**13. Motion to Adjourn by Christen, seconded by Lewis. Approved unanimously.**

**Next Meeting Dates:** Wednesday, June 19, 2019 at 6:00 p.m.

	<h2 style="margin: 0;">APPLICATION FOR CERTIFICATE OF APPROPRIATENESS</h2> <p style="margin: 0;">CITY OF EVANSVILLE HISTORIC PRESERVATION COMMISSION 31 S. Madison St, PO Box 529, Evansville, WI 53536</p>	<p style="font-size: 1.2em; font-weight: bold; margin: 0;">\$0.00</p> <p style="margin: 0;">Application Fee</p>
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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: <i>GREG &amp; Peg Properties LLC</i>	Date Submitted: <span style="font-size: 1.5em; color: red; border: 1px solid red; padding: 2px;">5/7/2019</span>
	AHI Number (available at <a href="http://www.wisconsinhistory.org">www.wisconsinhistory.org</a> ): <i>68565</i>	Parcel Tax ID Number: <i>222001238</i>
	Historic Property Address: <i>257-259 W LIBERTY</i>	Parcel Number: <i>6-27-231</i>
		Phone: <i>608-882-0897</i>
		Email: <i>bergrental@ATT.net</i>
	Owner Name (if different from above):	Owner Phone (if different):
	Owner Address (if different from above): <i>102 E. MAIN ST EVANSVILLE, WI 53536</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: *Greg & Peg Properties LLC*      DATE: *5-7-19*

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 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
<del><input type="checkbox"/></del> New construction	<del><input type="checkbox"/></del> 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	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>

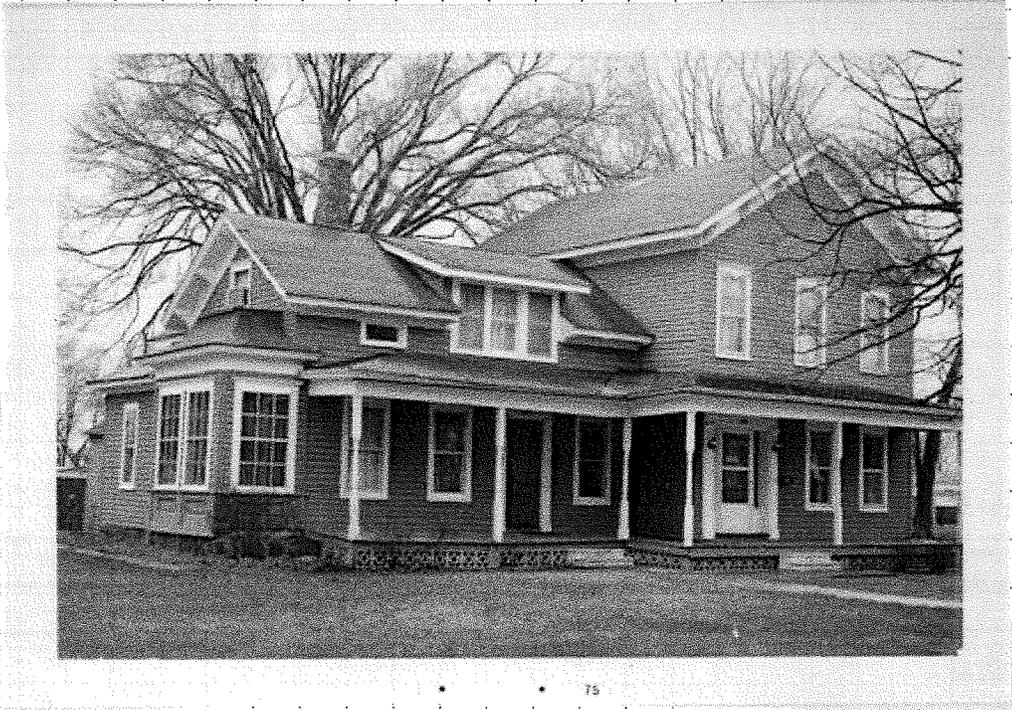


EXHIBIT: \_\_\_\_\_



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PROPERTY RECORD

259 W LIBERTY ST

Architecture and History Inventory

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NAMES

Historic Name: DANIEL AND ANGELINE JOHNSON HOUSE

Other Name:

Contributing: Yes

Reference Number: 68565

PROPERTY LOCATION

Location (Address): 259 W LIBERTY ST

County: Rock

City: Evansville

Township/Village:

Unincorporated Community:

Town:

Range:

Direction:

Section:

Quarter Section:

Quarter/Quarter Section:

PROPERTY FEATURES

Year Built: 1863

Additions:

Survey Date: 2006

Historic Use: house

Architectural Style: Gabled Ell

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:

Votes for Women Mug



Price: \$25.95

An 1860's Spanferkel (German Pig Roast) - 08/17/2019

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:** EVANSVILLE REVIEW 7/31/1996.

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

HPC-2019-17



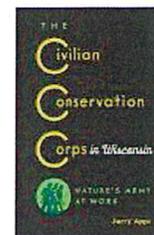
Price: \$50.00

Suffragists 1920 Mug



Price: \$25.95

The Civilian Conservation Corps in Wisconsin: Nature's Army at Work



Price: \$18.95

Wisconsin Places - Frosted Glasses - Set of Four!



Price: \$57.50

Wisconsin Wine Tasting - 05/24/2019



Price: \$40.00

SEE REVISED FRONT ELEVATION SUBMITTED 5/28/2019



FRONT ELEVATION

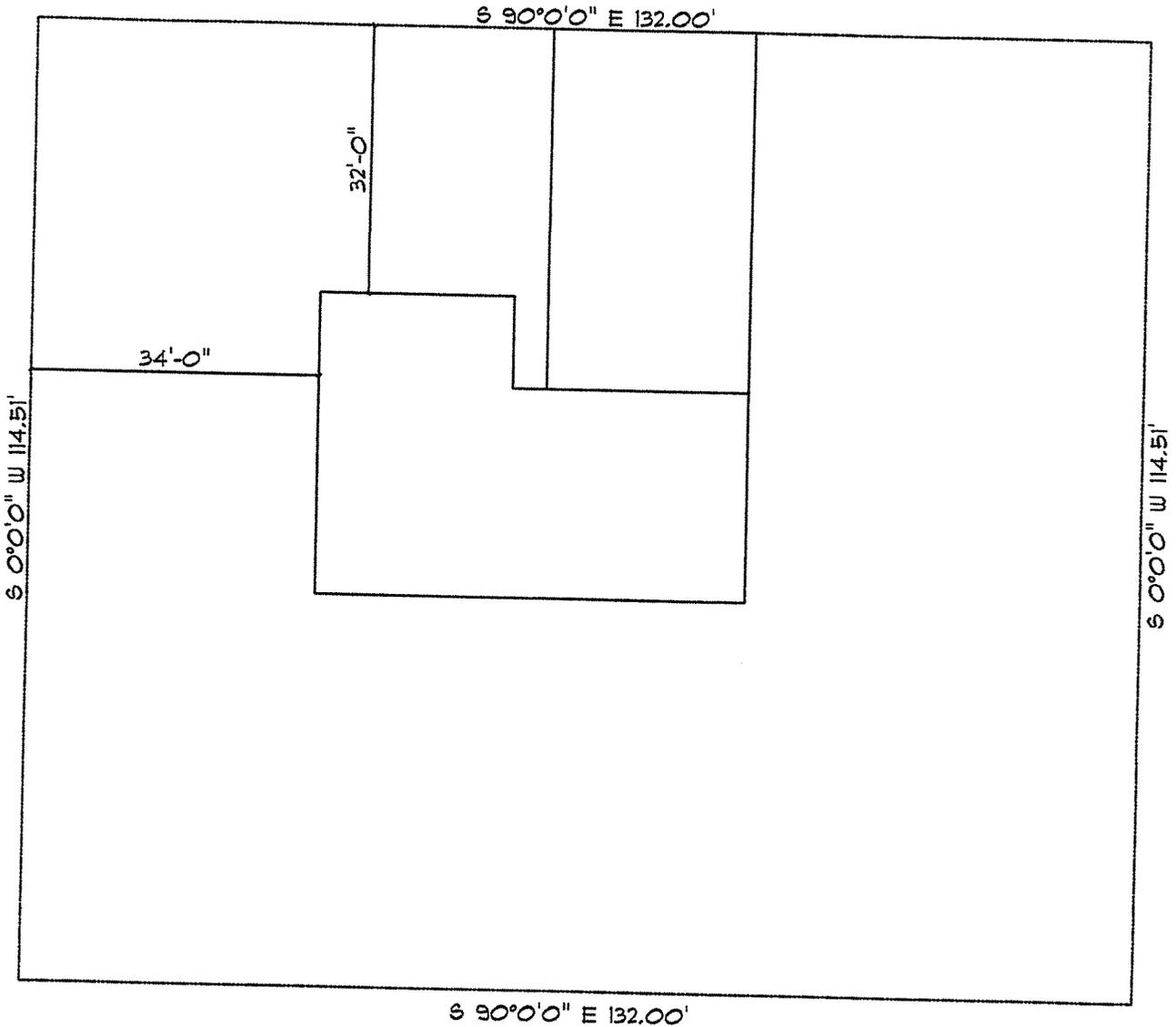
SCALE: 1/4" = 1'-0"

257-259 W. Liberty

See revised site plan submitted 5/28/2019

W. LIBERTY ST.

S. THIRD ST.



PROJECT ADDRESS: 257-259 W. Liberty St PARCEL # 6-27-231 PERMIT # \_\_\_\_\_

PROJECT DESCRIPTION Reconstruct building after fire



# BUILDING PERMIT APPLICATION

CITY OF EVANSVILLE BUILDING INSPECTION AND CODE ENFORCEMENT

31 S. Madison St, PO Box 529, Evansville, WI 53536

LARRY SCHALK (608)490-3100

[larry.schalk@ci.evansville.wi.gov](mailto:larry.schalk@ci.evansville.wi.gov)

HPC-2019-17

PERMIT REQUESTED:  CONSTRUCTION \_\_\_ HVAC \_\_\_ ELECTRIC \_\_\_ PLUMBING \_\_\_ OTHER \_\_\_\_\_

OWNER'S NAME Greg-Peg Properties LLC ADDRESS 102 E. MAIN St. PHONE 608-882-0897 EMAIL bergental@FTI.net

CONTRACTOR: <u>CONST</u> <u>HVAC</u> <u>ELEC</u> <u>PLBG</u>	LIC/CERT#/EXP	PHONE	EMAIL
CONTRACTOR: <u>CONST</u> <u>HVAC</u> <u>ELEC</u> <u>PLBG</u>	LIC/CERT#/EXP	PHONE	EMAIL
CONTRACTOR: <u>CONST</u> <u>HVAC</u> <u>ELEC</u> <u>PLBG</u>	LIC/CERT#/EXP	PHONE	EMAIL
CONTRACTOR: <u>CONST</u> <u>HVAC</u> <u>ELEC</u> <u>PLBG</u>	LIC/CERT#/EXP	PHONE	EMAIL

PROJECT AREA \_\_\_\_\_ SQ.FT. ESTIMATED PROJECT COST \$ \_\_\_\_\_

I AGREE TO COMPLY WITH ALL APPLICABLE CODES, STATUTES AND ORDINANCES AND WITH THE CONDITIONS OF THIS PERMIT; UNDERSTAND THAT THE ISSUANCE OF THIS PERMIT CREATES NO LEGAL LIABILITY, EXPRESS OR IMPLIED, ON THE STATE OR MUNICIPALITY; AND CERTIFY THAT ALL THE INFORMATION IS ACCURATE. IF I AM THE OWNER APPLYING, I HAVE READ THE ATTACHED CAUTIONARY STATEMENT REGARDING CONTRACTOR FINANCIAL RESPONSIBILITY.

APPLICANT'S SIGNATURE Bryon's Johnson Member DATE 5-7-19

CONDITIONS OF APPROVAL: THIS PERMIT IS ISSUED PURSUANT TO THE FOLLOWING CONDITIONS. FAILURE TO COMPLY MAY RESULT IN SUSPENSION OR REVOCATION OF THIS PERMIT OR OTHER PENALTY.

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

**PLOT PLAN MUST INCLUDE :** LOT LINES , STREETS AND \*EASEMENTS - LOCATION OF PRINCIPAL & ACCESSORY BUILDINGS- PROPOSED IMPROVEMENTS ( DECK/FENCE/SHED/ETC...) SIZE & DIMENSIONS OF IMPROVEMENTS - SETBACK DISTANCES TO PROPERTY LINES AND OTHER STRUCTURES. \* IT IS THE RESPONSIBILITY OF THE APPLICANT TO VERIFY THE EXISTENCE OF EASEMENTS AND PROPERLY LABEL THEM ON THE PLOT PLAN - STRUCTURES ARE PROHIBITED WITHIN EASEMENTS.  
**BUILDING PLANS MUST INCLUDE :** FLOOR PLAN , CROSS SECTION , COMPLETE CONSTRUCTION DETAILS IN COMPLIANCE WITH SPS 320-325. DECKS - SEE SPS 320-325 APPENDIX B [dsps.wi.gov/UDC-ADMIN-CODE/](http://dsps.wi.gov/UDC-ADMIN-CODE/)

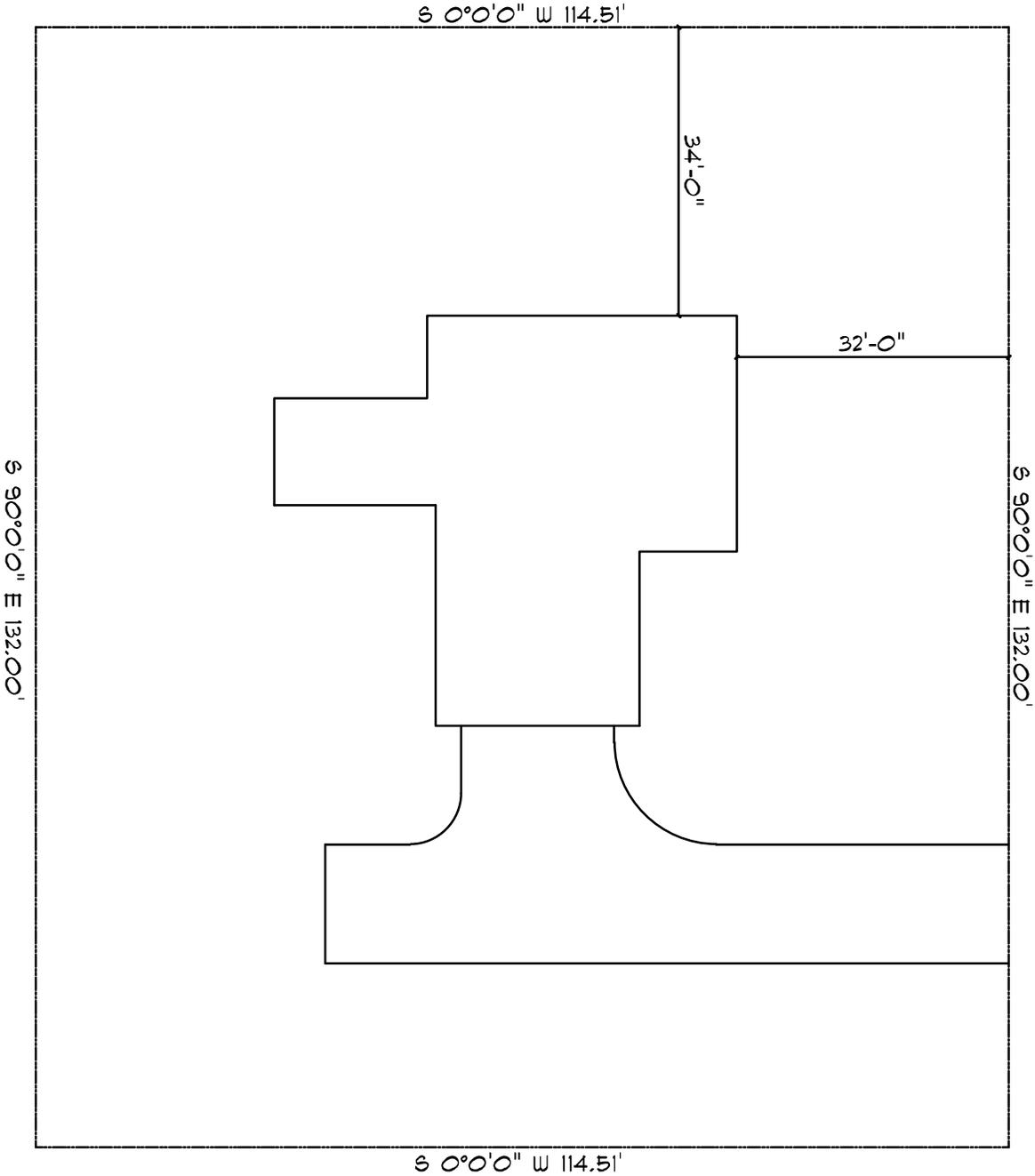
PERMIT FEE \$ \_\_\_\_\_ CHECK # \_\_\_\_\_ DATE \_\_\_\_\_

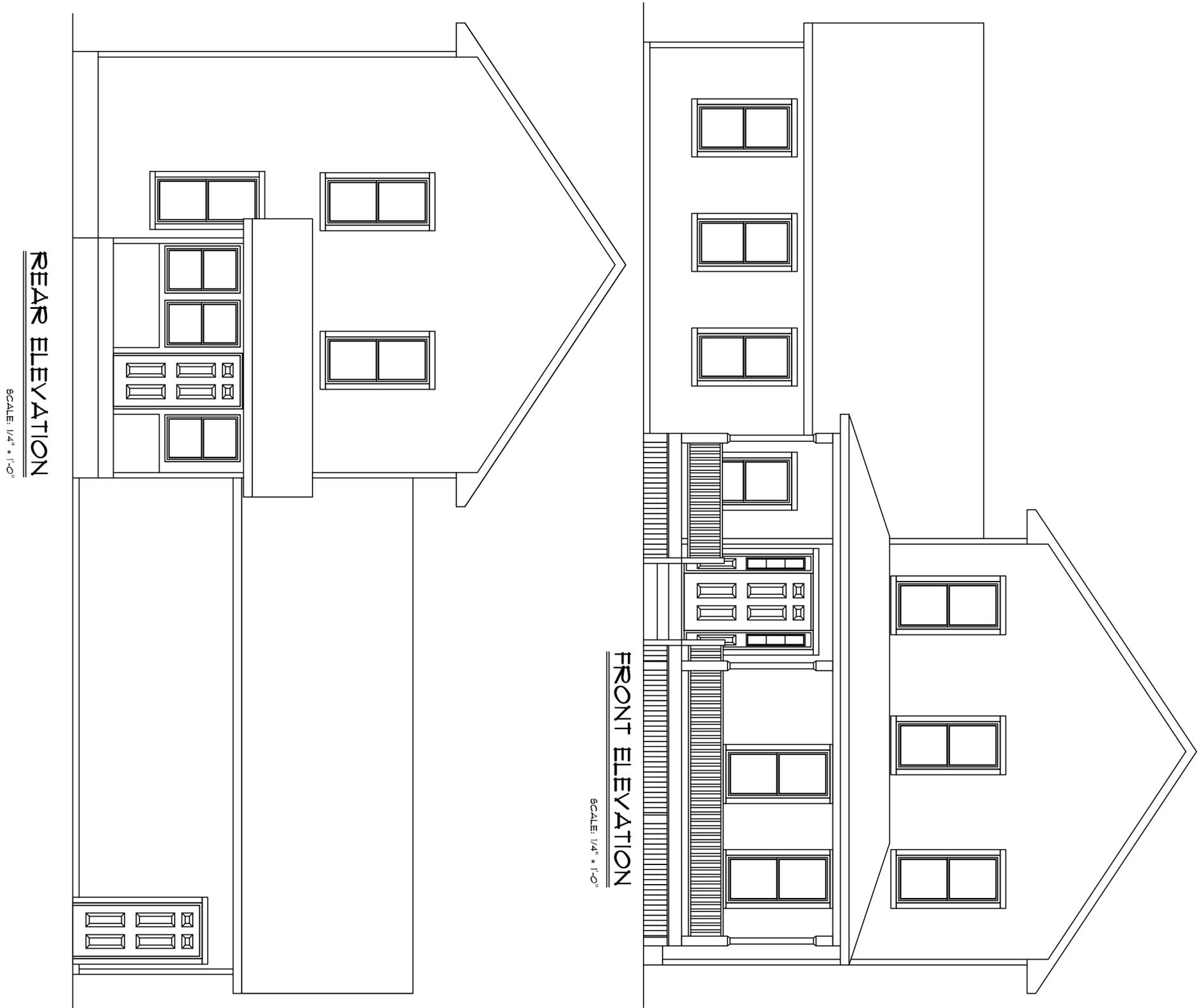
PERMIT ISSUED BY : \_\_\_\_\_ CERTIFICATION # \_\_\_\_\_

CALL DIGGERS HOTLINE 1-800-242-8511

S. THIRD ST.

W. LIBERTY ST.

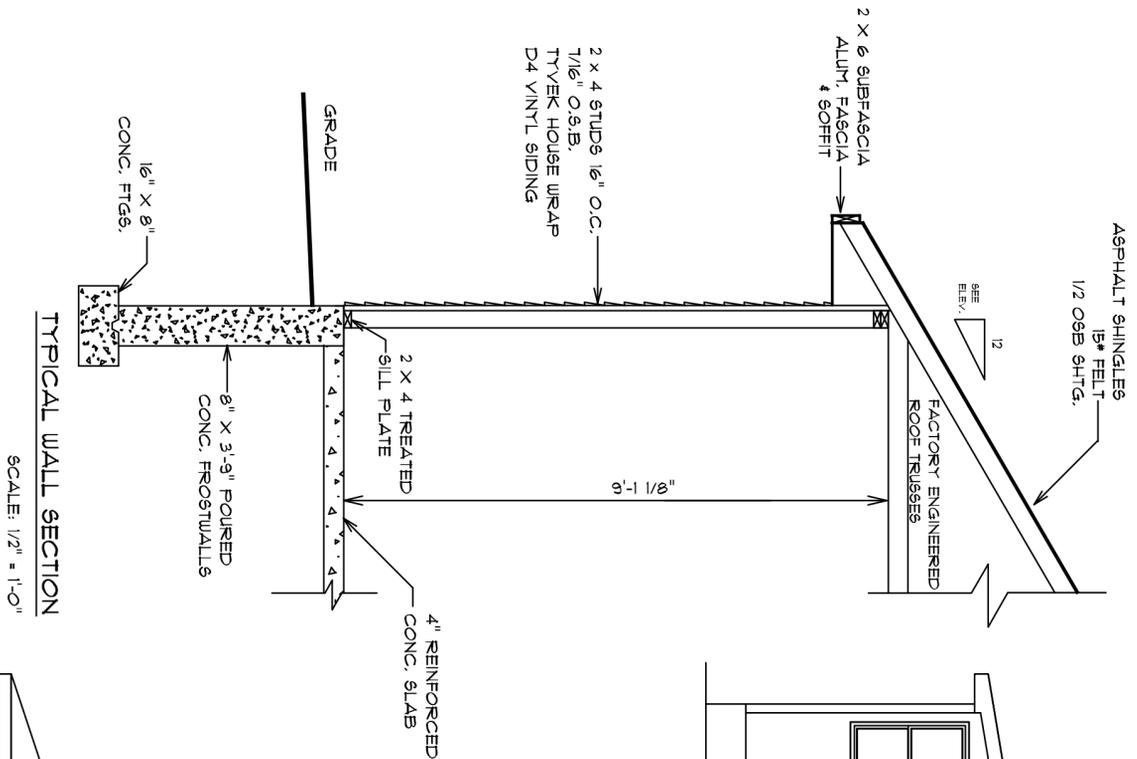




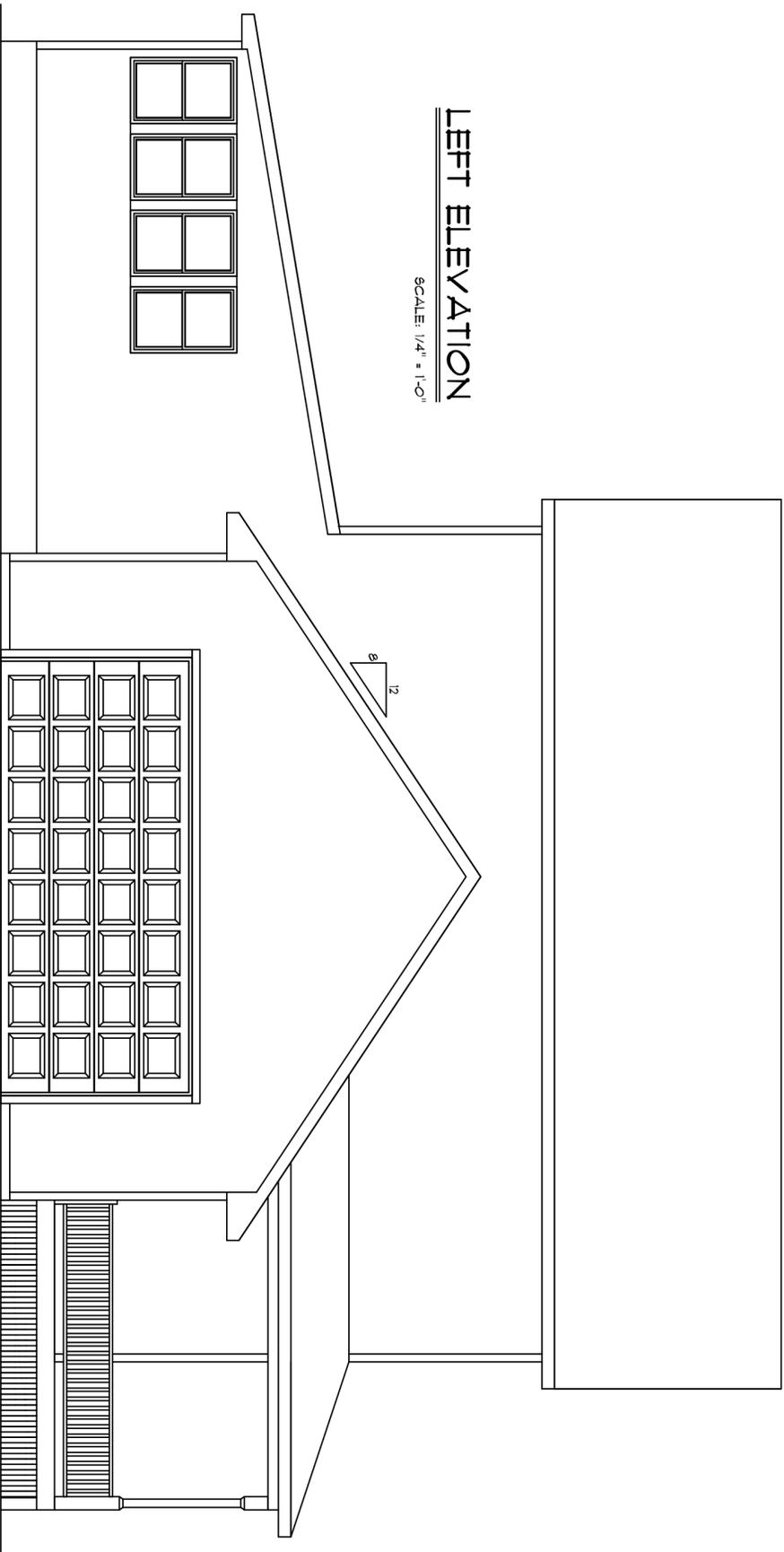
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 AND CHECKING THEM FOR ACCURACY  
 OWNER/CONTRACTOR MUST CHECK  
 ALL DETAILS AND DIMENSIONS  
 AND BE RESPONSIBLE FOR SAME

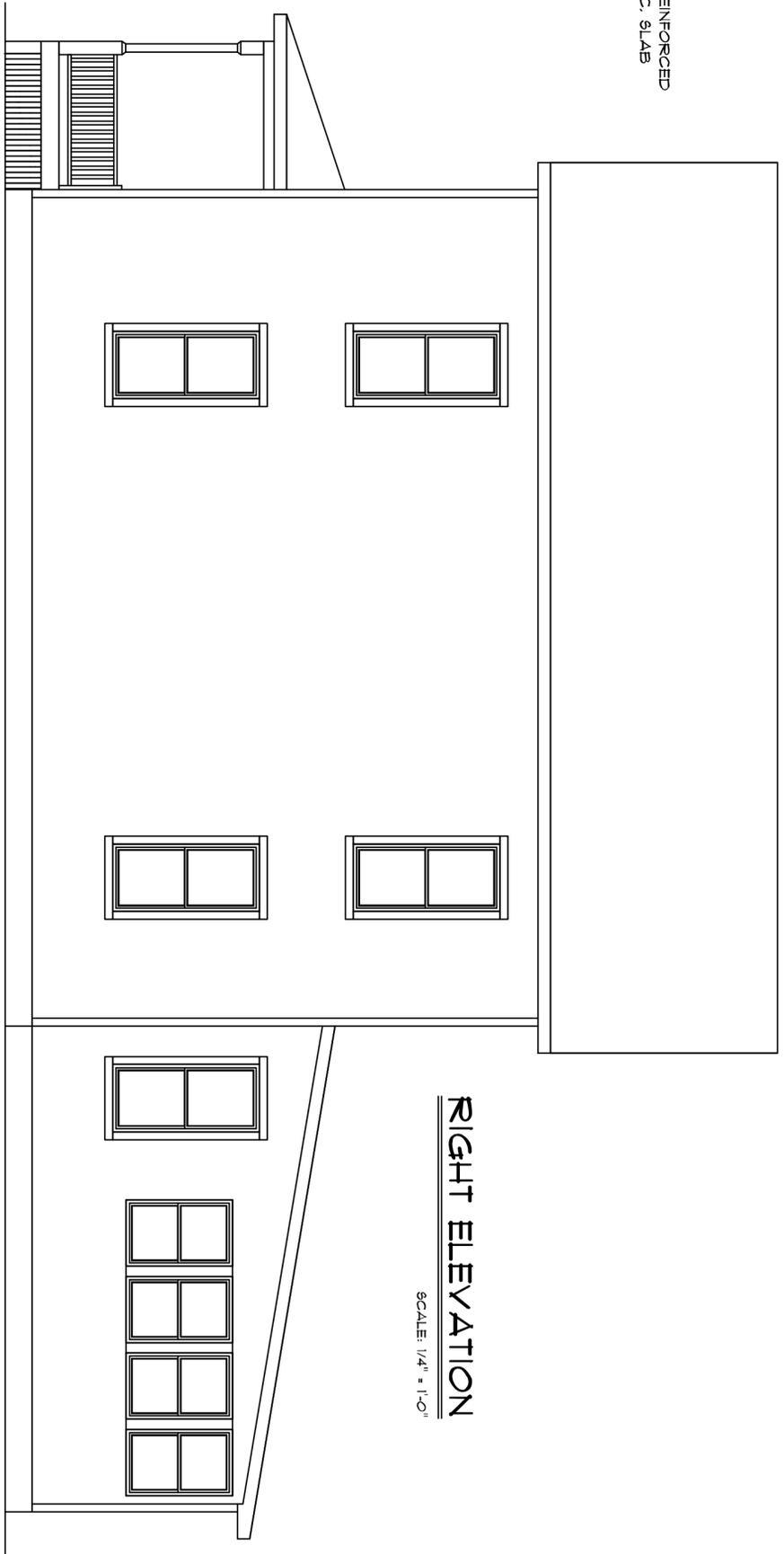
 <p>FLANS BY  <b>NELSON-YOUNG LUMBER CO.</b>          11 S. CATLIN ST. EDGERTON, WISC. 53534 608-884-3316          VISIT US AT WWW.NYLUMBER.COM</p>	<p>PLANS FOR:  <b>GREG &amp; PEG PROPERTIES</b>          259 LIBERTY ST.</p>	<p>PRE-LIM.--5/21/19          DATE: 5/24/19</p>	<p>REVISIONS:</p>	<p>1 5</p>
		<p>DRAWN BY: TOM CHROSTOWSKI          TREVOR WILSON</p>		



TYPICAL WALL SECTION  
SCALE: 1/2" = 1'-0"



LEFT ELEVATION  
SCALE: 1/4" = 1'-0"



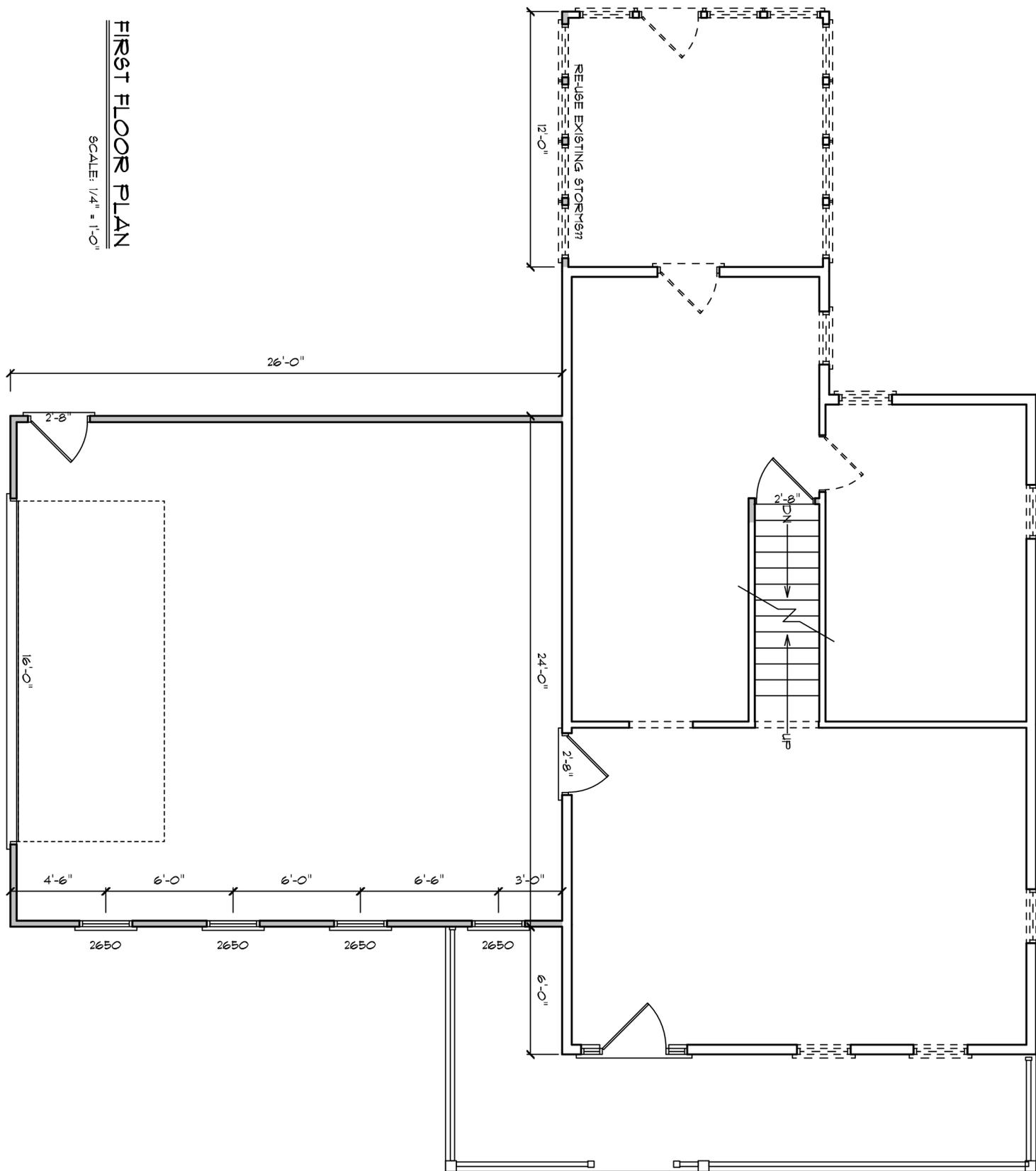
RIGHT ELEVATION  
SCALE: 1/4" = 1'-0"

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 <p>PLANS BY <b>NELSON-YOUNG LUMBER CO.</b> 11 S. CATLIN ST. EDGERTON, WISC. 53534 608-884-3316 VISIT US AT WWW.NYLUMBER.COM</p>	<p>PLANS FOR: <b>GREG &amp; PEG PROPERTIES</b> <b>259 LIBERTY ST.</b></p>	<p>PRE-LIM. --5/21/19 DATE: 5/24/19</p>	<p>REVISIONS:</p>	2
		<p>DRAWN BY: TOM CHROSTOWSKI TREVOR WILSON</p>		5

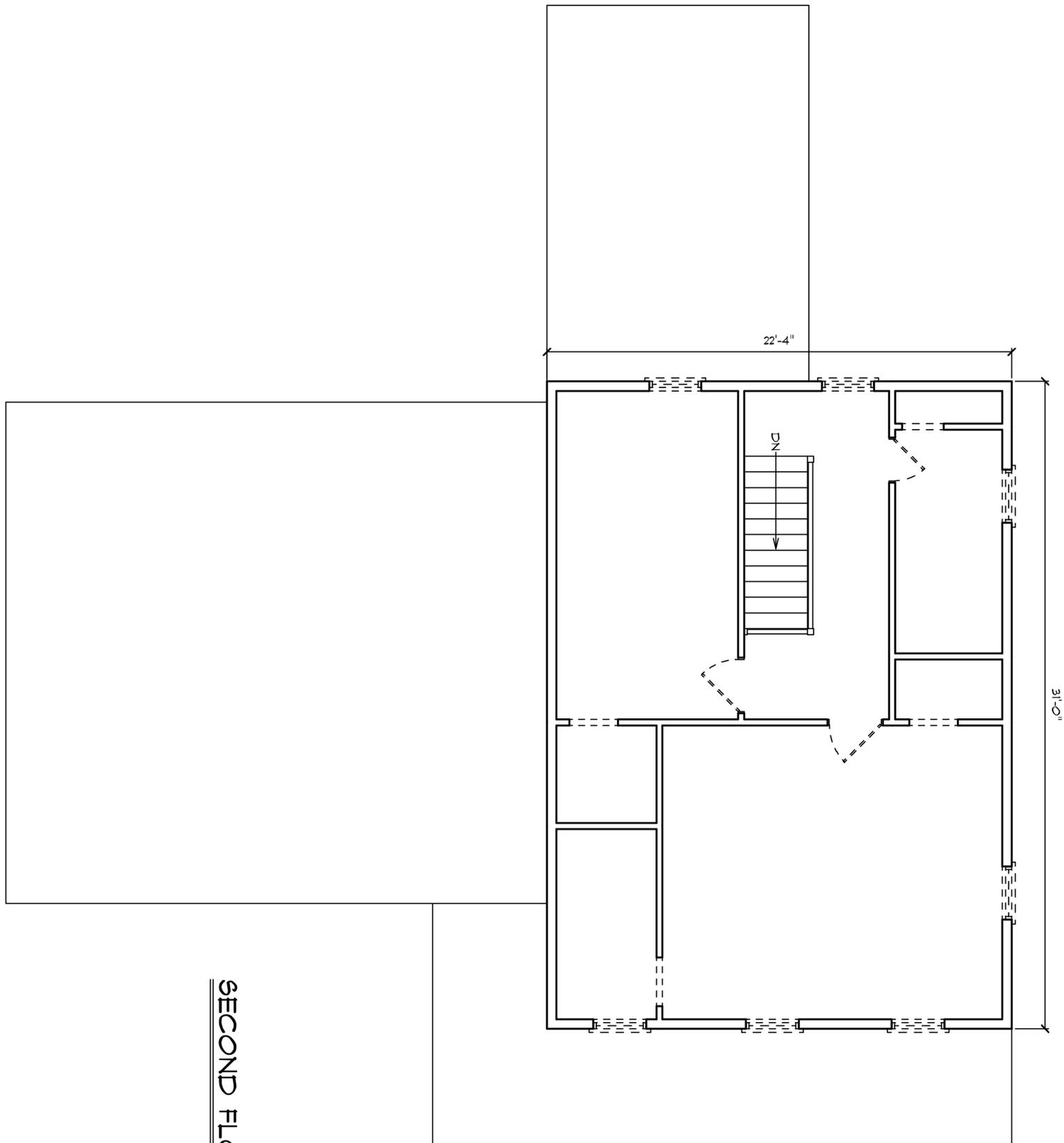
**FIRST FLOOR PLAN**  
SCALE: 1/4" = 1'-0"



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		<p>DRAWN BY: TOM CHROSTOWSKI TREVOR WILSON</p>		



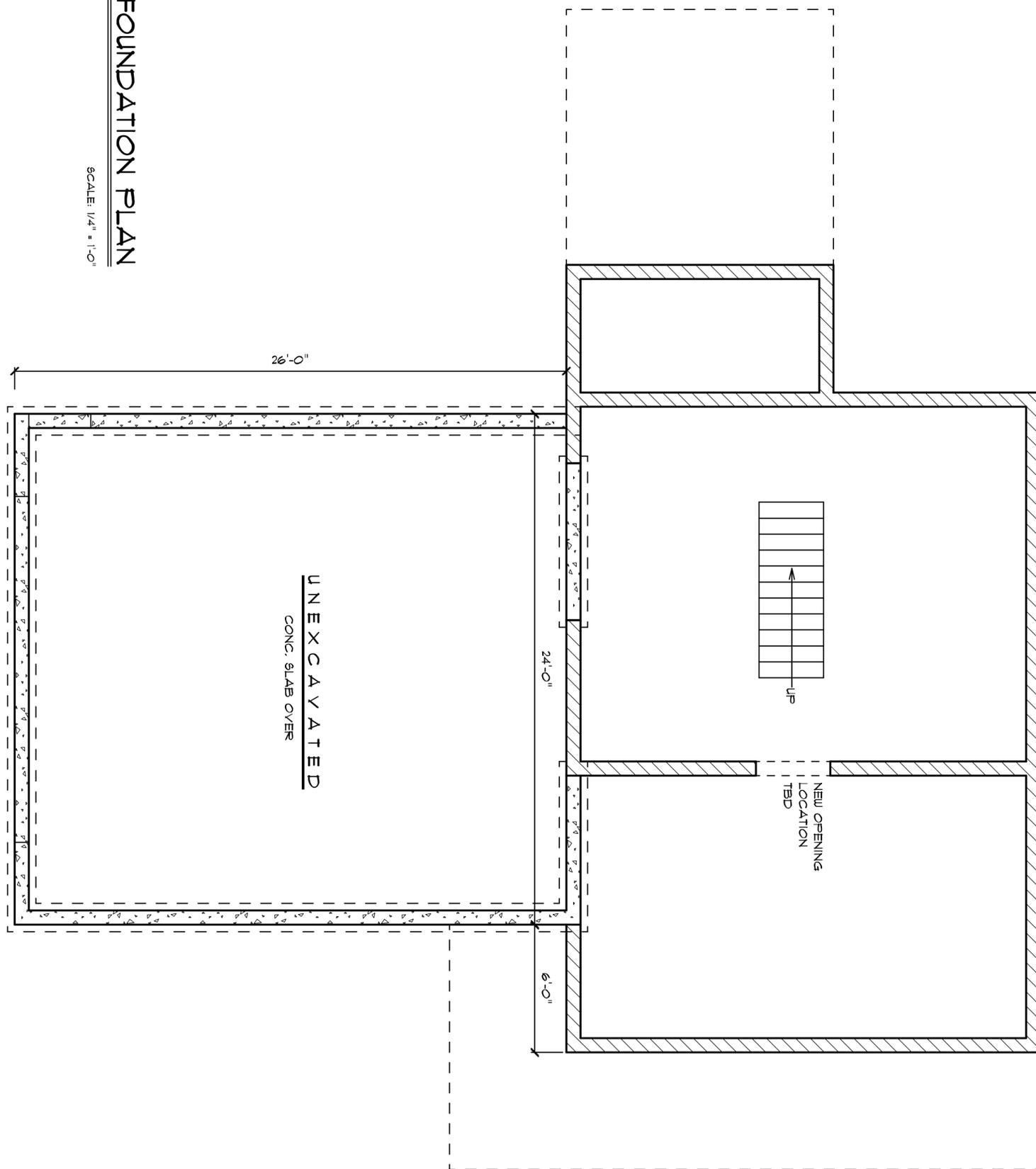
**SECOND FLOOR PLAN**  
 SCALE: 1/4" = 1'-0"

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 ALL DETAILS AND DIMENSIONS  
 AND BE RESPONSIBLE FOR SAME

 <b>NELSON-YOUNG LUMBER CO.</b> <small>11 S. CATLIN ST. EDGERTON, WISC. 53534 608-884-3316          VISIT US AT WWW.NYLUMBER.COM</small>	<b>PLANS FOR:</b> <b>GREG &amp; PEG PROPERTIES</b> <b>259 LIBERTY ST.</b>	<small>PRE-LIM.--5/21/19</small> <b>DATE:</b> 5/24/19 <small>REVISIONS:</small>	<div style="border: 1px solid black; padding: 5px; width: 30px; height: 30px; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 24px; font-weight: bold;">4</span>  <span style="font-size: 24px; font-weight: bold;">5</span> </div>
		<b>DRAWN BY:</b> TOM CHROSTOWSKI TREVOR WILSON	

**FOUNDATION PLAN**  
SCALE: 1/4" = 1'-0"



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OF NELSON-YOUNG LUMBER CO.

ALTHOUGH EVERY EFFORT HAS BEEN  
MADE IN PREPARING THESE PLANS  
AND CHECKING THEM FOR ACCURACY  
OWNER/CONTRACTOR MUST CHECK  
ALL DETAILS AND DIMENSIONS  
AND BE RESPONSIBLE FOR SAME

 <p>PLANS BY <b>NELSON-YOUNG LUMBER CO.</b> 11 S. CATLIN ST. EDGERTON, WISC. 53534 608-884-3316 VISIT US AT WWW.NYLUMBER.COM</p>	<p>PLANS FOR: <b>GREG &amp; PEG PROPERTIES</b></p>	<p>PRE-LIM.--5/21/19 DATE: 5/24/19</p>	<p>REVISIONS:</p>	<p>5 5</p>
	<p>259 LIBERTY ST.</p>	<p>DRAWN BY: TOM CHROSTOWSKI TREVOR WILSON</p>		



## 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 EAST SIDE OF BUILDING WITH A 2-CAR GARAGE

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Certificate of Appropriateness is hereby (check one):

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

**1.) Applicant submits information for staff approval as outlined in May 23, 2019 email no later than May 30th, 2019.**

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

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

HISTORIC PROPERTY INFORMATION	
Historic Property Address: <u>257-259 W LIBERTY</u>	Tax ID Number: 222 <u>001238</u>
Historic Property AHI Number: <u>68565</u>	Parcel Number: 6-27- <u>231</u>