

## NOTICE

A meeting of the City of Evansville Historic Preservation Commission will be held on the date and at the time stated below. Notice is further given that enough members of the City Council may be present to constitute a “meeting” under Wisconsin statutes and this constitutes notice of any such meeting. 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, July 16, 2025  
**City Hall, 3<sup>rd</sup> Floor, 31 S Madison St, Evansville, WI**  
6:00 p.m.

1. Call to Order
2. Roll Call
3. Motion to approve the agenda.
4. Motion to waive the reading of the June 18<sup>th</sup>, 2025 minutes and approve as printed.
5. Civility reminder
6. Citizen appearances
7. Action Items
  - A. 47 N Madison – Reroof, Gutters, Replace Aluminum Siding with Vinyl (HPC-2025-146)
  - B. 219 W Liberty – Replace Round Front Porch Columns with Square (HPC-2025-147)
  - C. 126 Grove – Reroof, Gutters, Window/Door Replacement, Replace Wood Siding with LP Smart Side for Lead Paint Abatement (HPC-2025-148)
  - D. Exterior Materials
    - i. Discussion
    - ii. Possible Motion to Pass Historic Preservation Commission Resolution 2025-01: Exterior Materials Standards
8. Discussion Items
9. Report of the Community Development Director
  - A. Staff Approved Certificates of Appropriateness
    - i. 145 Highland—Re-roof, Replace Siding w/Same (HPC-2025-81)
    - ii. 252 W Liberty St.—Re-roof, Replace Wood Siding w/Wood (HPC-2025-88)
    - iii. 209 W Main St.—Repair Stucco Siding (HPC-2025-89)
    - iv. 11 N Second St.—Re-roof, Replace Siding w/Same (HPC-2025-90)
    - v. 14 W Main St.—Re-roof EPDM Roof (HPC-2025-91)

*-Dan Stephans, Historic Preservation Chair*

- vi. 213 W Church St.—Re-roof, Replace Siding w/Same (HPC-2025-92)
- vii. 132 W Main St.—Re-roof, Replace Siding w/Same (HPC-2025-93)
- viii. 347 W Main St.—Re-roof, Replace Siding w/Same (HPC-2025-94)
- ix. 122 S Third St.—Re-roof, Replace Siding w/Same (HPC-2025-95)
- x. 256 W Main St.—Re-roof, Replace Siding w/Same (HPC-2025-96)
- xi. 245 W Liberty St.—Re-roof, Replace Siding w/Same (HPC-2025-97)
- xii. 439 S First St.—Re-roof, Gutters, Replace Siding w/Same (HPC-2025-98)
- xiii. 22 Montgomery Ct. —Re-roof, Gutters, Replace Siding w/Same (HPC-2025-99)
- xiv. 403 W Main St.—Re-roof, Replace Siding w/Same (HPC-2025-100)
- xv. 412 S First St. —Re-roof (HPC-2025-101)
- xvi. 243 W Main St.—Re-roof, Gutters (HPC-2025-102)
- xvii. 303 W Main St.—Re-roof, Gutters, Replace Siding w/Same (HPC-2025-103)
- xviii. 39 W Liberty St.—Re-roof, Gutters, Replace Siding w/Same (HPC-2025-104)
- xix. 34 W Liberty St.—Re-roof, Gutters, Replace Siding with Same (HPC-2025-105)
- xx. 250 W Main St.—Re-roof (HPC-2025-106)
- xxi. 335 W Main St.—Re-roof, Replace Siding w/Same (HPC-2025-107)
- xxii. 213 W Liberty St.—Re-roof, Awnings, Gutters, Shutters (HPC-2025-108)
- xxiii. 208 W Main St.—Re-roof, Gutters (HPC-2025-109)
- xxiv. 14 Garfield Ave.—Re-roof (HPC-2025-110)
- xxv. 115 S First St. —Re-roof (HPC-2025-111)
- xxvi. 257 W Church St. —Re-roof (HPC-2025-112)
- xxvii. 17 N First St. —Re-roof (HPC-2025-113)
- xxviii. 102 E Main St. —Re-roof (HPC-2025-114)
- xxix. 20 Railroad St. —Re-roof, Replace Siding w/Same (HPC-2025-115)
- xxx. 14 Railroad St. —Re-roof, Replace Siding w/Same (HPC-2025-116)
- xxxi. 109 S Fourth St. —Re-roof (HPC-2025-117)
- xxxii. 108 E Main St. —Re-roof (HPC-2025-118)
- xxxiii. 114 S Third St. —Re-roof (HPC-2025-119)
- xxxiv. 246 W Liberty St. —Re-roof (HPC-2025-120)
- xxxv. 115 N Second St. —Re-roof (HPC-2025-121)

- xxxvi. 259 W Liberty St. —Re-roof (HPC-2025-122)
- xxxvii. 120 Garfield Ave. —Re-roof, Replace Siding w/Same (HPC-2025-123)
- xxxviii. 33 N First St. —Re-roof (HPC-2025-124)
- xxxix. 51 N First St. —Re-roof (HPC-2025-125)
  - xl. 214 W Church St. —Re-roof, Replace Siding & Gutters w/Same (HPC-2025-126)
  - xli. 131 S Third St. —Re-shingle House & Garage, Gutters/Downspouts, porches w/Rubber (HPC-2025-127)
  - xl.ii. 129 W Liberty St. —Re-roof, Replace Gutters & Siding w/Same (HPC-2025-128)
  - xl.iii. 1 N Madison St. —Re-roof (HPC-2025-129)
  - xl.ii. 39 N First St. —Re-roof (HPC-2025-130)
  - xl.v. 128 N First St.—Re-roof, Replace Siding w/Same (HPC-2025-131)
  - xl.vi. 38 W Main St. —Re-roof (HPC-2025-132)
  - xl.vii. 47 N Madison St. —Re-roof (HPC-2025-133)
  - xl.viii. 100 College Dr. —Re-roof w/Same, Gutters (HPC-2025-134)
  - xl.ix. 101 E Main St. —Re-roof w/Same, Gutters (HPC-2025-135)
    - l. 21 Montgomery Ct. —Re-roof (HPC-2025-136)
    - li. 223 W Main St. —Re-roof (HPC-2025-137)
    - lii. 236 W Main St. —Re-roof (HPC-2025-138)
    - liii. 408 S First St. —Re-roof, Replace Siding w/Same (HPC-2025-139)
    - liv. 23 Mill St. —Re-roof (HPC-2025-140)
    - lv. 137 W Church St. —Re-roof (HPC-2025-141)
    - lvi. 30 Garfield Ave. —Re-roof, Replace Siding w/Same (HPC-2025-142)
    - lvii. 268 W Liberty St. —Re-roof (HPC-2025-143)
    - lviii. 213 S First St. —Re-roof, Replace Siding w/Same (HPC-2025-144)
    - lix. 30 W Church St. —Re-roof (HPC-2025-145)

10. Correspondence, Comments and Concerns

11. Next Meeting Date: August 20, 2025, 6:00 p.m.

12. Motion to Adjourn.

*-Dan Stephans, Chair of Historic Preservation Committee*





**City of Evansville Historic Preservation Commission**  
**Regular Meeting**  
**Wednesday, May 21, 2025 at 6:00 p.m.**  
**Emma's Table, 104 W Main Street, Evansville, WI 53536**

**MINUTES**

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

**2. Roll Call:**

Members	Present/Absent	Others Present
Chair Dan Stephans	A	Colette Spranger, Community Development Director
Vice-chair Kelly Shannon	P	Melissa Destree, Bronna Lehmann
Vicky Norton	P	Anne Kolasch, Beth Ammerman
Gene Lewis	P	Matthew Wald, Jessica Wentworth
Norman Barker	P	Otto Knottnerus, Cristian Balderas
Amy Corridon	P	Todd Thiele, Jared Micks, Dan Riemer
Steve Christens	P	Ryan Gonwa, Cassie Elmer, Don "Clay" Kohlhausen

**3. Motion to approve the agenda as written by Barker, second by Corridon. Motion carried unanimously.**

**4. Motion to waive the reading of the minutes from the May 21<sup>st</sup>, 2025 meeting and approve them as printed. Motion by Barker, seconded by Corridon. One minor correction to be made. Motion carried unanimously.**

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

**6. Citizen appearances.**

**7. Applications – Action Items:**

**A. 39 W Main – Replacement Tiles for Eager Free Public Library (HPC-2025-87)**

Melissa Destree of Destree Architects appeared on behalf of the library. Hail damage [Note: a major hailstorm hit the City on April 18<sup>th</sup>, 2025] destroyed most of the tiles, which were a mixture of original tiles from 1908 and 1982. Ms. Destree is suggesting the tiles be replaced with Ludowici tiles, which are historically appropriate and very close in terms of color. Lead time on ordering is 6-9 months. The temporary roof should hold until the tiles arrive.

**Motion to approve by Norton, second by Corridon. Motion carried unanimously.**

**B. 228 Main Street – Carport Alongside Garage (HPC-2025-31)**

Applicant not present. Spranger summarized the request. Rooflines will match/compliment existing carriage house. Clarification of what structure this carport is replacing; appears to be a dog kennel or similar enclosed structure.

**Motion to approve by Shannon, second by Corridon. Motion carried unanimously.**

**C. 345 W Liberty Street – Reroof, Replace Gutters, Replace Aluminum Siding, Replace Wood Soffit/Fascia with Aluminum (HPC-2025-32)**

Clay Kohlhagen explained his request. He would like to replace his aluminum siding with vinyl, as it was damaged beyond repair in the hail storm and no match can be made. New siding will more closely match the original style of the home's siding, which was 5" lap siding. He is also restoring the porch, which is in poor shape and will be replaced with like materials. Will be using LP Smart Side for trim boards. Proposes covering original wood soffit and fascia with aluminum, which would follow contour of the existing fascia. Gutters would also be added where needed.

The Commission noted that covering wood fascia and soffit would give someone the opportunity to restore it at a later date.

The Commission debated the merits of allowing vinyl siding where it traditionally has not. A key factor they note is that no applicant was aiming to replace their siding this year, were it not for the catastrophic hail storm. They acknowledged that in most cases, the aluminum siding cannot be matched. For some, insurance companies have been difficult to work with regarding replacing all sides so that they match or even paying for a complete side of replacement materials. They would like to approve the application, requesting a smooth vinyl instead of one with an embossed wood grain pattern, that all four sides be replaced, and a note on the Certificate of Appropriateness noting that the approval was given because of hail damage out of the owner's hands.

**Motion to approve by Barker, second by Norton. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced. Motion carried unanimously.**

**D. 236 W Church Street - Reroof, Replace Gutters, Replace Aluminum Siding with Vinyl (HPC-2025-47)**

Jessica Wentworth present and summarized request. Change in materials is due to hail damage.

Commission asks that all changes to vinyl follow the guidelines made for the previous application: all facades replaced and smooth vinyl used in place of textured.

**Motion to approve by Corridon, second by Shannon. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced. Motion carried unanimously.**

**E. 332 W Liberty – Reroof, Replace Aluminum Siding with Vinyl, ~~Replace Rear Windows with Same~~ (HPC-2025-79)**

Beth Ammerman present and summarized request, noting that no window repair was needed, unlike what the agenda stated. Change in materials is due to hail damage. Spranger notes that all homes on the north side of the 300 block of West Liberty were built in the 1980s, well after the first survey of the historic district was completed.

**Motion to approve by Norton, second by Shannon. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced. Motion carried unanimously.**

**F. 203 W Main – Reroof, Replace Aluminum Siding, Replace Soffit with LP Smart Side (HPC-2025-80)**

Todd Thiele of Thiele Construction represented the homeowner. Commission notes that they have not allowed original wood soffit to be removed elsewhere and would not allow it here.

**Motion to approve by Shannon, second by Barker. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced. No soffit/fascia removal permitted. Additional condition that the porch be repainted. Motion carried unanimously.**

**G. 18-20 Montgomery Court - Reroof, Replace Gutters and Aluminum Siding (HPC-2025-82)**

Thiele represented the property owner. No questions.

**Motion to approve by Barker, second by Corridon. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced. Motion carried unanimously.**

**H. 53-55 N Madison - Reroof, Replace Gutters and Aluminum Siding (HPC-2025-83)**

Thiele represented the property owner. Commission noted that this is very unlikely to be the original structure. No questions.

**Motion to approve by Norton, second by Shannon. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced.. Motion carried unanimously.**

**I. 15 Garfield Ave - Reroof, Replace Gutters and Aluminum Siding (HPC-2025-84)**

Thiele represented the property owner. No questions.

**Motion to approve by Corridon, second by Norton. Condition that vinyl siding have a smooth texture and that all facades of the building have siding replaced.. Motion carried unanimously.**

**J. 242 W Church- Reroof, Replace Gutters and Aluminum Siding, Replace Shutters with Wood (HPC-2025-85)**

Dan Riemer, Ryan Gonwa, and Cassie Elmer present to summarize request. Owners are working with insurance to get all facades replaced, as there is no match for their existing ruined siding. They are working to get approval for LP Smart Side, noting that it is a product likely to stand up well to a future hail storm. Their house has more than four sides; it is important that they are able to replace all siding to provide a uniform look.

**Motion to approve by Shannon, second by Barker. LP Smart siding approved if insurance will cover; vinyl siding may be used but must have a smooth texture. All facades with siding to match. Motion carried unanimously.**

**K. 237 W Main – Reroof, Replace Vinyl Siding with Same, Replace front and side porch, construct rear addition (HPC-2025-86)**

Homeowner Jared Micks summarized his project. Originally sought to just update porches this year, but hail storm added roofing and vinyl siding replacement on the list. Front porch will be expanded to appear more like original porch, which has been replaced and changed over time. Commission wanted to know what shape and materials the columns on the porch were to be. Micks replied square, as round wooden pillars are hard to procure. Commissioners suggest a hollow, laminate pillar to maintain the characteristic shape of the porch.

***Motion to approve by Corridon, second by Norton. Condition that applicant return with details for round pillars; square pillars temporarily permitted for one year. Motion carried unanimously.***

**8. Discussion Items**

**A. NAPC Exterior Materials Reading**

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

**A. Historically Appropriate Materials Letter for Insurance Companies**

**B. Staff Approved Certificates of Appropriateness**

- i.** 309 W Main St – Replace Siding, Re-Roof, Install Solar (HPC-2025-35)
- ii.** 262 W Church St—Re-roof (HPC-2025-36)
- iii.** 132 Garfield Ave – Re-roof, Replace Gutters (HPC-2025-37)
- iv.** 33 N Second St – Re-roof, Replace Siding (HPC-2025-38)
- v.** 339 W Liberty St – Re-roof, Replace Siding (HPC-2025-39)
- vi.** 53 N Second St– Re-roof, Replace Siding (HPC-2025-40)
- vii.** 214 W Liberty St – Re-roof (HPC-2025-41)
- viii.** 288 E Main St –Re-roof (HPC-2025-42)
- ix.** 227 W Church St –Re-roof, Replace Siding (HPC-2025-43)
- x.** 20 S First St– Re-roof (HPC-2025-45)
- xi.** 29 W Liberty St– Re-roof, Repair Siding (HPC-2025-46)
- xii.** 230 W Church St– Re-roof, Replace Siding (HPC-2025-48)
- xiii.** 245 W Church St– Re-roof (HPC-2025-49)
- xiv.** 103 S Madison St—Re-roof, re-build stairs, open porch (HPC-2025-50)
- xv.** 15 W Church St—Re-roof (HPC-51)
- xvi.** 54 N 2<sup>nd</sup> St—Re-roof, Replace vinyl siding w/Same (HPC-2025-52)
- xvii.** 129 W Church St—Re-roof, Replace vinyl siding w/Same (HPC-2025-53)
- xviii.** 38 W Church St—Re-roof (HPC-2025-54)
- xix.** 120 W Church St—Re-roof, Cedar shingles w/Same, Replace Gutters (HPC-2025-55)
- xx.** 112 Grove St—Re-roof, Window trim repair (HPC-2025-56)
- xxi.** 310 W Church St—Re-roof, Replace vinyl siding w/Same (HPC-2025-57)
- xxii.** 25 S 2<sup>nd</sup> St—Re-roof, Replace vinyl w/Same (HPC-2025-58)
- xxiii.** 131 Garfield Ave—Re-roof, Gutters (HPC-2025-59)

- xxiv.** 263 W Main St—Re-roof, Gutters (HPC-2025-60)
- xxv.** 12-14 E Main St—Re-roof EPDM roof (HPC-2025-61)
- xxvi.** 143 W Main St—Re-roof (HPC-2025-62)
- xxvii.** 42 W Church St—Re-roof (HPC-2025-63)
- xxviii.** 123 S Madison St—Re-roof (HPC-2025-64)
- xxix.** 104 Garfield Ave—Re-roof (HPC-2025-65)
- xxx.** 133 Grove St—Re-roof, Gutters, Repair Windows (HPC-2025-66)
- xxxi.** 239 W Liberty St—Re-roof, Restore wood siding (HPC-2025-67)
- xxxii.** 325 W Main St—Re-roof, Gutters (HPC-2025-68)
- xxxiii.** 226 W Liberty St—Re-roof, Gutters, Re-side w/Same (HPC-2025-69)
- xxxiv.** 115 Garfield Ave—Re-roof, Gutters (HPC-2025-70)
- xxxv.** 119 Garfield Ave—Re-roof, Gutters (HPC-2025-71)
- xxxvi.** 15 W Main St—Re-room EPDM roof, Gutters (HPC-2025-72)
- xxxvii.** 11-13 W Main St—Re-roof EPDM roof, Gutters (HPC-2025-73)
- xxxviii.** 18 E Main St—Re-roof EPDM roof, Gutters (HPC-2025-74)
- xxxix.** 7E Main St—Re-roof EPDM roof, Gutters (HPC-2025-75)
- xl.** 319 W Main St—Re-roof, Re-side w/Same, Replace Backyard Shed (HPC-2025-76)

**10. Correspondence, Comments and Concerns**

**11. Next Meeting Date:** July 16, 2025 @ 6:00 p.m.

**12. Motion to Adjourn by consensus.**



# 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 State or City as a historic building or historic site. Complete all sections of this form – it is used to determine if the proposal should be reviewed by staff or the HPC. **Submit questions or completed applications to address above, or via email to the Community Development Director, Colette Spranger, at: (608) 882-2263 or [c.spranger@evansvillewi.gov](mailto:c.spranger@evansvillewi.gov).**

SECTION	APPLICANT and/or OWNER INFORMATION	HISTORIC PROPERTY INFORMATION
1	Applicant Name: A-Team Construction Unlimited Inc.	Historic Property Address: 47 N Madison St.
	Applicant Mailing Address: 3119 E Washington Ave Madison WI 53704	Evansville, WI 53536
	Applicant Phone: 608-237-86810	The following information is available on the property's tax bill:
	Applicant Email: admin@ateamunlimited.com	Parcel Tax ID Number: 222 063026_____
	If different from above, please provide:	Parcel Number: 6-27-782_____
	Owner Name: Brad Bartz	The following information is available by searching the property address at
	Owner Address: 47 N Madison St. Evansville WI 53536	<a href="http://www.wisconsinhistory.org/records">www.wisconsinhistory.org/records</a> ):
	Owner Phone: 608-514-3831	Historic Property Name:
	Owner Email: 7bartzfam@gmail.com	Nothing is listed on the website
		AHI Number:
		Contributing: Y or N

**INSTRUCTIONS:** Complete this entire form and submit by mail or email the following:

**1. Application Form with attachments (as outlined in Section 3C and 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 If Section 3B applies, evidence of un-reparability
- o Site plan (if applicable)
- o Print or PDF of State of WI historic property information, available by searching the property address at [www.wisconsinhistory.org](http://www.wisconsinhistory.org)

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

All applications are to be submitted and deemed complete at least 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.

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: Dawn Kreyer DATE: 6-10-25  
Owner or 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 checked="" type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input checked="" 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 checked="" type="checkbox"/> Replacement	<input checked="" 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 checked="" type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input checked="" 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"/> Other: _____
<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"/> Other: _____
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <u>Signage (Complete Sign Permit Application instead).</u> <input type="checkbox"/> Lighting <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	<b>3A</b> For each Item that was checked in the left-hand column of Section 2, provide a more detailed description of the work proposed to be done:
	Remove and Replace Asphalt Shingle Roof    GAF Timerlin HDZ Color    TBD by owner
	Front slope membrane roof of home remove and replace with new membrane
	Remove and replace siding with vinyl siding.    Color TBD by owner
	Gutters remove and replace with new gutters color TBD by owner
	Pursuant to State Statute 62.23(7)(em)(2m) replacement materials shall be similar in design color, scale, architectural appearance, and other visual qualities. Please help the HPC or city staff better understand your project proposal by providing the following information:
	<b>3B</b> Will your project include replacing materials original to your historic building, including: siding, windows, trim, doors, etc?
	Yes siding
	<b>3C</b> If so, summarize any attempts to repair the original materials and attach a contractor estimate that demonstrates the un-reparability of original materials:
	Will not be attempting to repair siding due to hail damage that is unrepairable

SECTION	SUPPLEMENTAL QUESTIONS
4	<b>4A</b> Will the proposed work alter any of the distinctive features or historic architectural details of the property?
	No
	<b>4B</b> Please briefly 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.)
	<i>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</i>
	Owner does not want to do this.
	<b>4C</b> Have you submitted this project for state or federal tax credits?    No

HPC-2025-147



# 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/or OWNER INFORMATION	HISTORIC PROPERTY INFORMATION
1	Applicant Name: Ross Dunphy	Historic Property Address: 219 W. Liberty St. Evansville, WI 53536
	Applicant Mailing Address: 219 W. Liberty St. Evansville, WI 53536	<b>The following information is available on the property's tax bill:</b>
	Applicant Phone: 608.345.8927	Parcel Tax ID Number: 222 00 04
	Applicant Email: <a href="mailto:rdunphy2@icloud.com">rdunphy2@icloud.com</a>	Parcel Number: 6-27-4-10
	<b>If different from above, please provide:</b>	<b>The following information is available by searching the property address at <a href="http://www.wisconsinhistory.org/records">www.wisconsinhistory.org/records</a>:</b>
	Owner Name:	Historic Property Name:
	Owner Address:	AHI Number:
	Owner Phone:	Contributing: Y or N
Owner Email:		

**INSTRUCTIONS:** Complete this entire form and submit by mail or email the following:

**1. Application Form with attachments (as outlined in Section 3C and 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 If Section 3B applies, evidence of un-reparability
- o Site plan (if applicable)
- o Print or PDF of State of WI historic property information, available by searching the property address at [www.wisconsinhistory.org](http://www.wisconsinhistory.org)

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

All applications are to be submitted and deemed complete at least 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.

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]*

Owner or Applicant Signature

DATE:

6-20-2025

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 historic materials (metal, etc.) <input type="checkbox"/> Use new modern materials (vinyl, etc.)
<input checked="" type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement	<input checked="" type="checkbox"/> Change of materials <input type="checkbox"/> Match historic materials (wood, cement board, etc.) <input checked="" 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 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"/> Other: _____
<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"/> Other: _____
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <u>Signage (Complete Sign Permit Application instead)</u> <input type="checkbox"/> Lighting <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><b>3A</b> For each Item that was checked in the left-hand column of Section 2, provide a more detailed description of the work proposed to be done:  We will replace the existing round front porch columns with square columns to provide better structural support. This change will help level the sagging roof above the porch, improving both stability and appearance. The new columns will be designed to complement the homes overall historic style.</p>
	<p>Pursuant to State Statute 62.23(7)(em)(2m) replacement materials shall be similar in design color, scale, architectural appearance, and other visual qualities. Please help the HPC or city staff better understand your project proposal by providing the following information:</p>
	<p><b>3B</b> Will your project include replacing materials original to your historic building, including: siding, windows, trim, doors, etc?  Yes, the project includes replacing the original round front porch columns with square.</p>
	<p><b>3C</b> If so, summarize any attempts to repair the original materials and attach a contractor estimate that demonstrates the un-reparability of original materials.  The original front porch columns are original but have deteriorated over time and are no longer providing structural support. We explored repairing or reinforcing them, but their condition and design do not adequately support the porch roof, which has become uneven. Replacing them with square columns will level and stabilize the roof structure while maintaining a traditional and complimentary appearance.</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p><b>4A</b> Will the proposed work alter any of the distinctive features or historic architectural details of the property?  Yes, the project includes replacing the original round front porch columns with square columns. While this changes the original column shape, the new design will remain in keeping with the homes historic style.</p>
	<p><b>4B</b> Please briefly 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><b>4C</b> Have you submitted this project for state or federal tax credits?</p>

SECTION	PROPOSED WORK SUMMARY
3	<p><b>3A</b> For each Item that was checked in the left-hand column of Section 2, provide a more detailed description of the work proposed to be done:</p> <p>We plan to replace existing aluminum siding with vinyl siding due to significant hail damage. The new siding will be similar in profile but in a blue color instead of white, with updated trim in a simpler style and modern materials. The overall design will complement the home's historic character.</p> <p>Pursuant to State Statute 62.23(7)(em)(2m) replacement materials shall be similar in design color, scale, architectural appearance, and other visual qualities. Please help the HPC or city staff better understand your project proposal by providing the following information:</p> <p><b>3B</b> Will your project include replacing materials original to your historic building, including: siding, windows, trim, doors, etc?</p> <p>Yes, the project will include replacing the original siding with new vinyl due to hail damage.</p> <p><b>3C</b> If so, summarize any attempts to repair the original materials and attach a contractor estimate that demonstrates the un-reparability of original materials.</p> <p>The original aluminum siding has sustained extensive hail damage, including dents and warping, and is no longer repairable. We considered repairing or replacing but due to age and lack of matching materials, this is not feasible. Our contractor confirmed that full replacement is necessary and provided an estimate outlining the damage. Replacing the siding with vinyl allows us to add blow in insulation to improve the home's energy efficiency.</p>

SECTION	SUPPLEMENTAL QUESTIONS
4	<p><b>4A</b> Will the proposed work alter any of the distinctive features or historic architectural details of the property?</p> <p>No.</p> <p><b>4B</b> Please briefly 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>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</p> <p><b>4C:</b> Have you submitted this project for state or federal tax credits?</p>

## PROPERTY RECORD

219 W LIBERTY ST

## Architecture and History Inventory



### NAMES

Historic Name:

Other Name:

Contributing: **Yes**

Reference Number: **85101**

### PROPERTY LOCATION

Location (Address): **219 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: **Queen Anne**

Structural System:

Wall Material: **Aluminum/Vinyl Siding**

Architect:

Other Buildings On Site:

Demolished?: **No**

Demolished Date:

## NATIONAL AND STATE REGISTER OF HISTORIC PLACES

National/State Register Listing Name: **Evansville Historic District**

National Register Listing Date: **11/16/1978**

State Register Listing Date: **1/1/1989**

National Register Multiple Property Name:

## NOTES

**Additional Information:** BUILT BETWEEN 1883 AND 1907.

**Bibliographic References:** BIRD'S EYE VIEW OF EVANSVILLE. MADISON: J. J. STONER, 1883. SANBORN-PERRIS MAPS OF EVANSVILLE, WI. NEW YORK: 1907.

## RECORD LOCATION

**Wisconsin Architecture and History Inventory, State Historic Preservation Office, 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:

[leah.penzkover@wisconsinhistory.org](mailto:leah.penzkover@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





# 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 State or City as a historic building or historic site. Complete all sections of this form – it is used to determine if the proposal should be reviewed by staff or the HPC. **Submit questions or completed applications to address above, or via email to the Community Development Director, Colette Spranger, at: (608) 882-2263 or [c.spranger@evansvillewi.gov](mailto:c.spranger@evansvillewi.gov).**

SECTION	APPLICANT and/or OWNER INFORMATION	HISTORIC PROPERTY INFORMATION
1	Applicant Name:	Historic Property Address:
	The Exteriors Company	126 West Grove Street
	Applicant Mailing Address:	Evansville, WI 53536
	2117 S Stoughton Rd	<b>The following information is available on the property's tax bill:</b>
	Madison, WI 53716	Parcel Tax ID Number: 222 040009
	Applicant Phone:	Parcel Number: 6-27-508
	Applicant Email:	<b>The following information is available by searching the property address at <a href="http://www.wisconsinhistory.org/records">www.wisconsinhistory.org/records</a>:</b>
	<b>If different from above, please provide:</b>	Historic Property Name:
	Owner Name: Dylan Morgan	Forrest T. & Cleve Durner House
	Owner Address:	AHI Number: 140920
	126 West Grove	Contributing: Y or N
	Evansville, WI 53536	
Owner Phone: 608-438-3092		
Owner Email: <a href="mailto:dylanmorganism@gmail.com">dylanmorganism@gmail.com</a>		

**INSTRUCTIONS:** Complete this entire form and submit by mail or email the following:

**1. Application Form with attachments (as outlined in Section 3C and 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 If Section 3B applies, evidence of un-reparability
- o Site plan (if applicable)
- o Print or PDF of State of WI historic property information, available by searching the property address at [www.wisconsinhistory.org](http://www.wisconsinhistory.org)

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

All applications are to be submitted and deemed complete at least 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.

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 or Applicant Signature

DATE: \_\_\_\_\_

7/11/25



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 checked="" type="checkbox"/> Roofing	<input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Minor repair	<input checked="" 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 checked="" type="checkbox"/> Gutters	<input type="checkbox"/> New or repair <input checked="" type="checkbox"/> Replacement <input type="checkbox"/> Removal	<input type="checkbox"/> Change of materials <input checked="" type="checkbox"/> Match existing historic materials (metal, etc.) <input type="checkbox"/> Use new modern materials (vinyl, etc.)
<input checked="" type="checkbox"/> Siding	<input type="checkbox"/> Minor repair <input checked="" type="checkbox"/> Replacement	<input type="checkbox"/> Change of materials <input checked="" 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 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 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"/> Other: _____
<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"/> Other: _____
<input type="checkbox"/> Signage and exterior lighting	<input type="checkbox"/> New <input type="checkbox"/> Repair <input type="checkbox"/> Replacement	<input type="checkbox"/> <b><u>Signage (Complete Sign Permit Application instead).</u></b> <input type="checkbox"/> Lighting <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	<b>3A</b> For each Item that was checked in the left-hand column of Section 2, provide a more detailed description of the work proposed to be done: Hail damage: Replacing Roof and Gutters with like and kind. Replacing damaged Window and Patio door with like and kind. Replacing damaged wood siding with new LP Smartside wood siding. Extensive hail damage to wood and rotted wood chipped lead paint (tested 9/10 parts). Insurance paying for full lead abatement mitigation will cause extensive siding damage and must be replaced.
	Pursuant to State Statute 62.23(7)(em)(2m) replacement materials shall be similar in design color, scale, architectural appearance, and other visual qualities. Please help the HPC or city staff better understand your project proposal by providing the following information:
	<b>3B</b> Will your project include replacing materials original to your historic building, including: siding, windows, trim, doors, etc? Home looks to have been added on in late 60's and only the garage seems to be original siding
	<b>3C</b> If so, summarize any attempts to repair the original materials and attach a contractor estimate that demonstrates the un-reparability of original materials: Lead abatement of damaged wood siding will cause the replacement of much of the siding in order to remove all the lead paint that is deep in the aged/damaged wood siding.

SECTION	SUPPLEMENTAL QUESTIONS
4	<b>4A</b> Will the proposed work alter any of the distinctive features or historic architectural details of the property? New wood siding will match the existing 6 7/8" exposure of the current wood siding. The overall style will be identical as well as the window trims and storms on all historical windows will not be replaced but abated and fixed. Owner is having a local specialist restore and seal all historic windows and storms to keep them historic.
	<b>4B</b> Please briefly 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.) <i>Adherence to these standards and guidelines will help assure your property's eligibility for potential State and Federal tax credits.</i> All historic windows will be repaired and kept in place. Per Wisconsin Historical Society, LP Smartside wood siding is an approved like and kind replacement for replacing damaged wood siding. This install will keep the look of the home and ensure this historical property is a beautiful part of the community for decades to come.
	<b>4C</b> Have you submitted this project for state or federal tax credits? No

**PROPERTY RECORD****126 GROVE ST****Architecture and History Inventory****NAMES**Historic Name: **FORREST T. & CLEVE DURNER HOUSE**

Other Name:

Contributing: **Yes**Reference Number: **140920****PROPERTY LOCATION**Location (Address): **126 GROVE ST**County: **Rock**City: **Evansville**

Township/Village:

Unincorporated Community:

Town:

Range:

Direction:

Section:

Quarter Section:

Quarter/Quarter Section:

**PROPERTY FEATURES**Year Built: **1941**

Additions:

Survey Date: **2006**Historic Use: **house**Architectural Style: **Colonial Revival/Georgian Revival**

Structural System:

Wall Material: **Limestone**

Architect:

Other Buildings On Site:

Demolished?: **No**

Demolished Date:

## NATIONAL AND STATE REGISTER OF HISTORIC PLACES

National/State Register Listing Name: **Grove Street Historic District**

National Register Listing Date: **8/10/2011**

State Register Listing Date: **11/19/2010**

National Register Multiple Property Name:

## NOTES

**Additional Information:** FIRST STORY OF MAIN FACADE IS FACED IN LIMESTONE, UPPER STORIES IN CLAPBOARDS.

DURNER WAS THE CASHIER OF THE UNION BANK AND TRUST.

**Bibliographic References:** HISTORIC EVANSVILLE REAL ESTATE TAX ROLLS. ADDRESS FILES. LEONARD P. EAGER LOCAL HISTORY ROOM. EAGER FREE PUBLIC LIBRARY. EVANSVILLE REVIEW. MAY 1, 1941.

## RECORD LOCATION

**Wisconsin Architecture and History Inventory, State Historic Preservation Office, Wisconsin Historical Society, Madison, Wisconsin**

### Have Questions?

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[leah.penzkover@wisconsinhistory.org](mailto:leah.penzkover@wisconsinhistory.org)

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





**Aluminum Clad Patio Door  
to be replaced**





**Left Side**





**Rear Left Side**





**Front Left Corner**





**Right Side**





**Rear**





**Front**





**Front Left Side**





**Wood damage and rot**





**Rear Right Side**





**Damaged Pella Aluminum  
Clad Window to be replaced**





**EPDM Roof to be replaced**



CITY OF EVANSVILLE  
HISTORIC PRESERVATION RESOLUTION 2025-01

A RESOLUTION CONCERNING APPROPRIATE SIDING IN THE HISTORIC DISTRICT

Whereas, the City of Evansville, Wisconsin, has adopted Chapter 62, Historic Preservation, in its Municipal Code; and,

Whereas, Sections 62-36(22) grants the Historic Preservation Commission the power to adopt and publicize residential and commercial design guidelines; and,

Whereas the Secretary of Interior's Standards for the Treatment Historic Properties classifies vinyl and aluminum siding as imitative materials, and does not recommend their use as a replacement material on historic properties; and,

Whereas there exist other products on the market that better reflect the design, color, scale, architectural appearance, and other visual qualities that vinyl and aluminum siding attempts to mimic;

Whereas, the City is developing an incentive program to offset costs of improvement for historic properties;

Now therefore, the Historic Preservation Commission of the City of Evansville, Wisconsin, by a majority vote of the entire commission, declares that vinyl and aluminum siding are not historically appropriate materials, have an adverse impact on the historic district, has decided:

1. ~~It and~~ will only approve applications ~~be allowed~~ to replace existing vinyl and aluminum siding, in kind, ~~as of starting this date of adoption~~
2. No new vinyl siding will be allowed after January 1, 2026, unless the façade it covers is not visible from the right-of-way.
3. ~~Exceptions may be made for applications invoking Appendix IV (Procedures for Economic Hardship) of Chapter 62 of the Evansville Municipal Code.~~
4. Appropriate siding materials include but are not limited to: wood, fiber cement (e.g. Hardie® Board), PVC/cellular composite siding, engineered wood (e.g. LP Smart Side®).
5. Any non-wood product used will not mimic wood in terms of texture, and will use a smooth finish.

Passed and adopted this \_\_\_\_ day of \_\_\_\_, 2025.

\_\_\_\_\_  
Daniel Stephans, Historic Preservation Commission Chair

ATTEST:

---

Leah Hurtley, Clerk

*Draft prepared on May 19, 2025 Colette Spranger, AICP, Community Development Director*  
*Updated July 15, 2025 by Colette Spranger*