

**HERITAGE PRESERVATION COMMISSION REPORT**  
Certificate of Appropriateness  
Section 20-92

**TO:** Heritage Preservation Commission  
**FROM:** Planning Staff  
**MEETING DATE:** January 27, 2022

**PROPOSAL:** The applicant is proposing to replace/repair the roof and associated components and architectural features on the exterior of the building located at 410 E Veterans Drive.

**PROPERTY OWNER:**

City of La Crosse  
Parks, Recreation, and Forestry  
400 La Crosse Street  
La Crosse, WI 54601

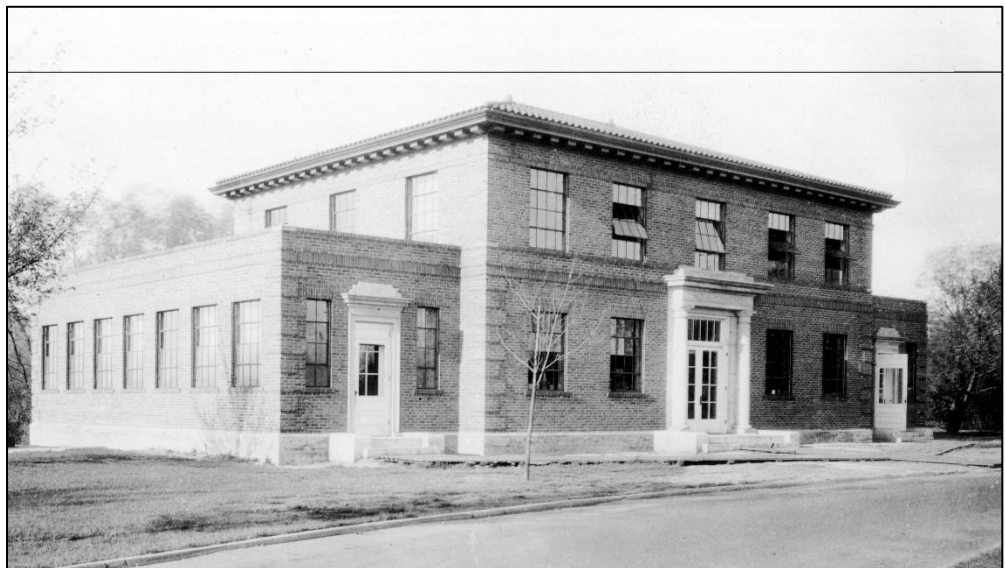
**APPLICANT:**

Marcus Zettler  
Zettler Design Studio, LLC

**BACKGROUND:** The HPC was given responsibility to review all exterior work that requires a permit from the City on Locally Designated Landmarks per Section 20-92 of the La Crosse Municipal Code.

**PROJECT DESCRIPTION:** The applicant is proposing to repair and replace the roof system on the former US Fish Control Lab Building, which is both locally designated and listed on the National Register.

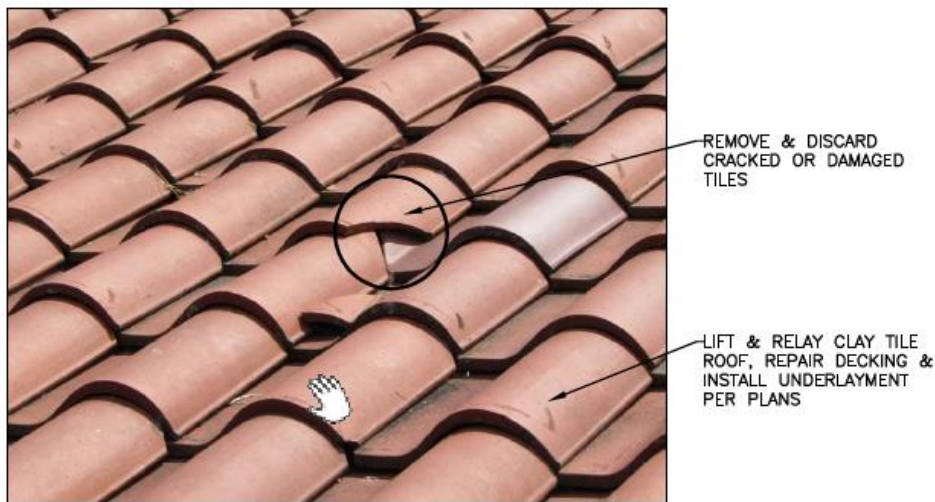
The intent is to restore the building back to its original look as depicted in the photo to the right. This is Phase II of the building's restoration project. Phase I was reviewed and approved in 12/2020 by the HPC.



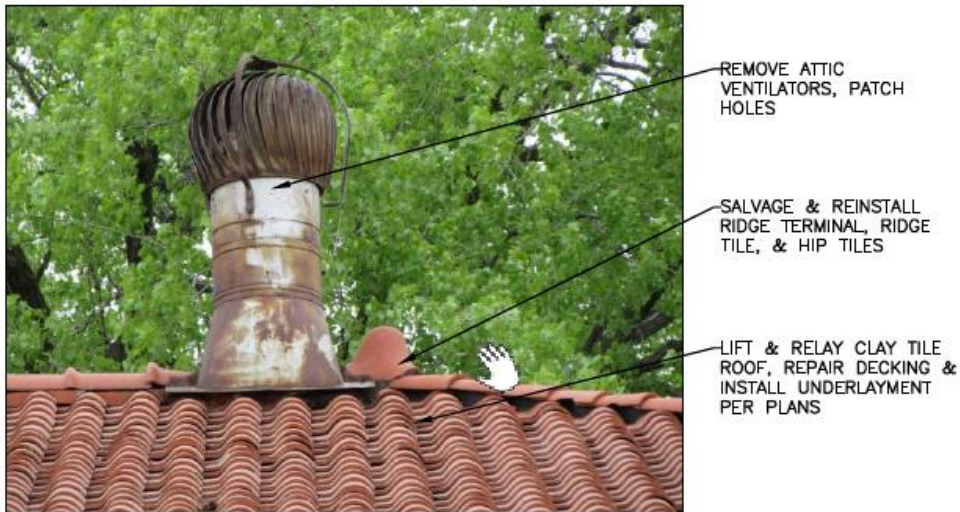
Rubber roofs- new metal wall caps  
Insulate attic

Phase II comprises of substantial work to the roof system of the building, which includes a hipped roof on the two-story portion of the building and flat roofs on the two one-story wings located on either side. The proposed work includes:

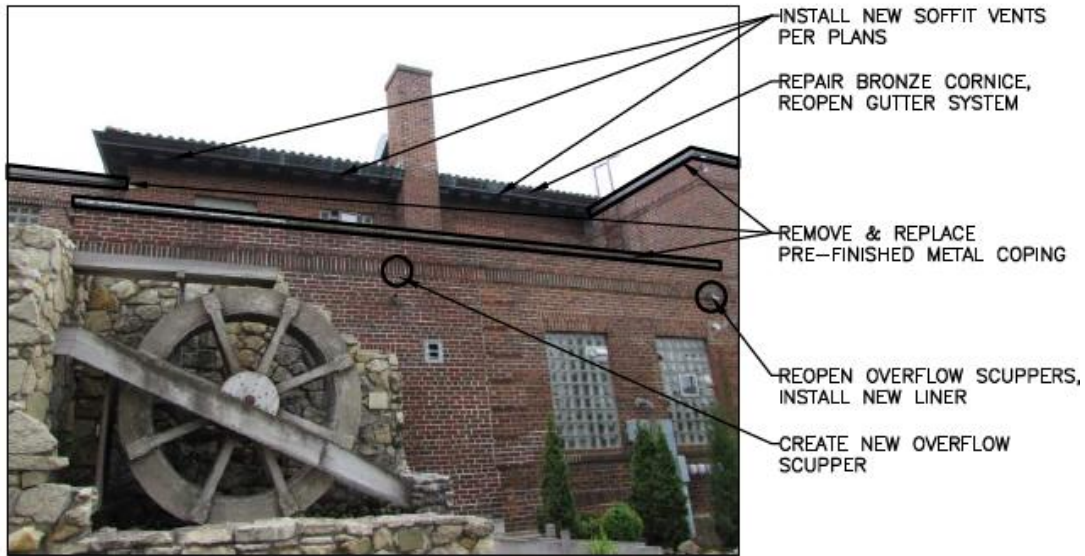
Lift and relay of existing clay tiles on the hipped roof. This also includes a new underlay and decking underneath the tiles. Any damaged tiles on the west, east, and south portions of the hipped roof will be replaced with existing tiles from the north portion (facing the La Crosse River) of the roof. New tiles, as close as possible in design and color, will be installed on the less visible (north facing) portion of the roof.



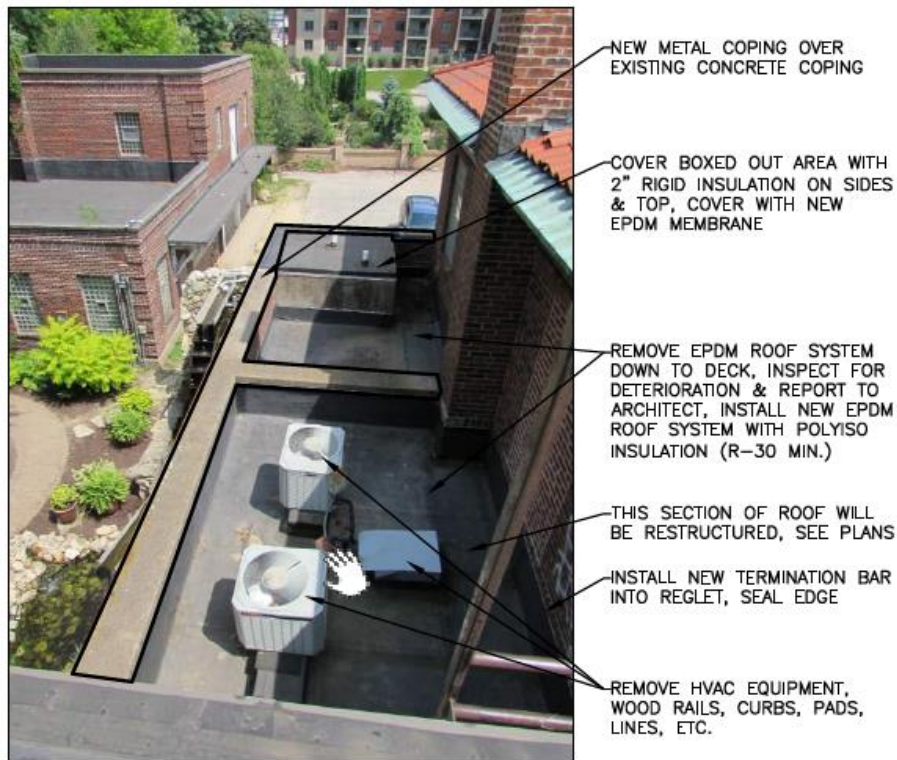
Remove existing attic ventilators.



Install new soffit vents



Install new rubber roofs and metal wall caps on the one-story wings.



**SEE ATTACHED PLANS FOR MORE INFORMATION.**

**ANALYSIS:**

Staff attempts to apply best practices that should be used when restoring historic buildings, including reference to the Secretary of Interior's Standards for Rehabilitation.

The applicant is proposing to replace the roof similar to its original appearance as the rest of the building's restoration was.

**FINDING**

The proposed changes and alterations are appropriate to the building and in maintaining and preserving its historic fabric.

**RECOMMENDED ACTION BY STAFF:**

This Certificate of Appropriateness is recommended for approval.