



**CITY OF SAINT PAUL
HERITAGE PRESERVATION COMMISSION
CERTIFICATE OF APPROVAL FOR WORK
FILE NUMBER: 19-079459**

**POST THIS PAGE
SO IT IS VISIBLE FROM THE STREET**

DATE: August 29, 2019
PROJECT ADDRESS: 743 3RD ST E
HPC SITE/DISTRICT: HPL-DB
APPLICANT: UNIVERSAL CONSTRUCTION
PHONE: 612-251-9892
PROPERTY DESCRIPTION: Two-story commercial brick building. Was painted without approval in the past couple years.
SITE NAME: Funk Building
ARCHITECT/BUILDER: Gauger, William / Meyer, Charles
DATE BUILT: 1885
CLASSIFICATION: Pivotal
PROPOSED CHANGES: Partially remove/demolish side walls of building - broken or deteriorated brick and mortar. Re-lay existing brick if possible with no stronger than type N mortar joints matching existing joints on building. Tuckpoint where needed. Hand grind out all joints. New joints will be struck. No added color to the mortar (gray).

☐ APPROVED AS SUBMITTED



☒ APPROVED WITH CONDITIONS:

The following conditions must be met in order to comply with the applicable preservation program [Leg. Code, § 73.06 (c)(e)]:

1. Items not listed in project scope have not been reviewed. Any changes or additions require further review.
2. Work to be accomplished in accordance with submitted plans and specifications. Any deviation from the plans is to be submitted to staff prior to construction.
3. This Certificate is VOID if the approved plans are altered from the Heritage Preservation approved plans.
4. All measurements and relationships of existing conditions and new construction shall be field checked for accuracy with submitted plans at the responsibility of the applicant. Inaccuracies or differences should be reported to HPC staff prior to commencement.
5. There shall be no application of a sealant, consolidate, or paint to the brick façade.
6. The new brick shall match the existing in size, color, and texture and the pattern/coursing of the brick shall be duplicated.
7. The mortar shall be no stronger than Type N.
8. Mortar joints shall match existing in size, color, composition, and profile.
9. The window sills and arches shall not be altered. If replacement of brick in sills/arches is necessary, then the design of the sills/arch shall match the design of the existing sills/arches.
10. The shape and size of any window/door openings shall not be altered.

Christine Baulwane 8-29-19

Signature of Authorized Official as stated in Legislative Code, § 73.06 (e)

NOTE: All plans must be stamped approved before a city permit is issued. This approval does not obviate the need for meeting applicable building and zoning code requirements. An HPC approval or conditional approval expires after one year if no permit has been issued. If revisions to the approved plan are made, be aware that an additional HPC and/or staff review will be required. Post this notice so that it is visible from the street and until completion of the project.



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DATE: August 29, 2019
PROJECT ADDRESS: 743 3RD ST E
HPC SITE/DISTRICT: HPL-DB
APPLICANT: UNIVERSAL CONSTRUCTION
PHONE: 612-251-9892
OWNER INFORMATION: City View Apartments Inc
9617 Oak Ridge Trl
651-251-7125
PROPOSED CHANGES: Partially remove/demolish side walls of building - broken or deteriorated brick and mortar. Re-lay existing brick if possible with no stronger than type N mortar joints matching existing joints on building. Tuckpoint where needed. Hand grind out all joints. New joints will be struck. No added color to the mortar (gray).

The work to be performed has been approved pursuant to the program for preservation and architectural control for the applicable heritage preservation site or district property [Legislative Code, Section 73.06]. In addition, the following findings have been made to support the approval or conditional approval:

1. On July 23, 1992, the Dayton's Bluff Heritage Preservation District was established under Ordinance No. 17942 (Council File #92-900). The Heritage Preservation Commission shall protect the architectural character of heritage preservation sites through review and approval or denial of applications for city permits for exterior work within designated heritage preservation sites §73.04.(4).
2. 743 Third Street East is categorized as pivotal to the character to the Dayton's Bluff Heritage Preservation District.
3. According to §74.87(3) of the guidelines, deteriorated architectural features should be repaired rather than replaced whenever possible. In the event of replacement, new materials should match the original in composition, design (including consideration of proportion, texture and detail), color and overall appearance. The proposal to repair the masonry elevations using brick and mortar that matches the existing and matching the design of the existing archways and sills complies with this guideline.
4. According to §74.89 (a)(1) of the guidelines, deteriorated brick, stone, mortar and other materials should be replaced with material used in the original construction or with materials that resemble the appearance of the original as closely as possible. The proposal to replace deteriorated brick with new brick that matches the existing in material, size, profile, color, and overall visual quality meets this guideline.
5. According to §74.89 (a)(3) of the guidelines, original mortar joint size and profile should be retained and/or duplicated in repointing. Mortar mixtures should duplicate the original in lime, sand and cement proportion and should duplicate the original mortar in color and texture. The proposal to repoint the mortar joints with gray mortar that's no stronger than Type N complies with this guideline. The proposal to have struck joints complies with this guideline.
6. According to §74.89(a)(5) of the guidelines, the original color and texture of masonry surfaces should be retained and unpainted stone and brick surfaces should not be painted. The removal of paint from painted masonry surfaces should only be attempted if unpainted surfaces are historically appropriate and if removal can be accomplished without damage to the masonry. The use of paint, sealant, or consolidate was not reviewed or approved for this project and does not comply with this guideline.
7. According to §74.89(d)(a) of the guidelines, existing window openings should be retained. Window openings should not be enlarged or reduced to fit new units. New window openings should not be introduced into principal elevations. The size of the openings shall not be altered to comply with this guideline.
8. This proposal to repair masonry at 743 E. 3rd St. will not adversely affect the Program for Preservation & architectural control of the Dayton's Bluff Heritage Preservation District (Leg. Code §73.06(e)) so long as the conditions are met.

Please note: This approval is limited to the aforementioned work to the affected property. Any additional work to be done must be submitted to the St. Paul Heritage Preservation Commission. Any unauthorized work will be required to be removed.



City of Saint Paul
Department of Planning and Economic Development
25 West Fourth Street, Suite 1400
Saint Paul, MN 55102
Phone: (651)-266-9078
Fax: (651)266-6549

19-079459



HERITAGE PRESERVATION APPLICATION

Department of Planning and Economic Development
Heritage Preservation Section
1400 City Hall Annex, 25 West Fourth Street
Saint Paul, MN 55102-1634
applyHPC@stpaul.gov or (651) 266-9078

APPLICANT

Name Universal Construction Email Jaymitchell193@gmail.com
Jay Mitchell
(Staff will communicate via email unless otherwise noted)
Address 2355 Highway 36
City Roseville State Mn Zip 55113 Daytime Phone 612-251-9892
Name of Owner (if different) Quincy Residences

PROPERTY INFO

Address/Location 743 3rd St
Property type:
☒ Single Family Residential Home or Duplex ☐ Commercial, Multi-Unit or Mixed Use
☐ Industrial ☐ Civic (School, Church, Institution)
☐ Other _____

PROPOSAL

☐ New Construction or Addition ☐ Sign
☐ Demolition ☐ Site Improvements
☒ Renovation, Repair or Alteration
☐ Other _____

SUPPORTING INFORMATION: Please complete the application with as much detail as possible. Attach additional sheets if necessary. See Saint Paul Legislative Code Chapter 74 for district guidelines.

Remove/Demo (Side) Partial of ^{Building} Broken or Deteriorating Brick or mortar
w/Bricks
Relay existing Brick if possible with No Stronger than type (N) Mortar Joints,
with ~~that~~ matching existing Joints on Building ~~Bricks~~ Tuck Point
were used HAND grind out All Joints
Joints struck
color no Added color (gray)
1 inch Reveal Above windows

- ☐ Required documents are attached (See reverse side)
☐ If you are a religious institution you may have certain rights under RLUIPA. Please check this box if you identify as a religious institution.

* The City of Saint Paul makes reasonable accommodations for ADA.

Applicant's Signature

Date 8-28-19

Rev 7/12/19

REQUIRED DOCUMENTATION

For review, staff need documentation that clearly describes your project:

1. What is the proposal.
2. Where will the proposed work occur.
3. Can proposed work be viewed from the public right-of-way?
4. Is the project a change from what exists or a reconstruction of what did exist historically?

TYPES OF DOCUMENTATION (as applicable for your proposal-contact staff if you have a question)

- ☐ Complete statement and clear scope describing in detail the proposal (see reverse side).
- ☐ Photos of project area. Clearly labeled showing proposed work site, location (Street facing façade, north elevation, etc.) and surroundings.
- ☐ Plans (as applicable)
 - Demolition Plan. Information that clearly conveys what demolition is proposed as part of the proposal.
 - Site plan with scale and basic overall dimensions showing entire lot from street edge to alley. Include all existing/proposed driveways, curb cuts and structures. Show mechanical equipment locations. Highlight and label proposed work area clearly.
 - Elevation drawings with scale. Please label and include base elevation and include heights for all interior floor/ceiling levels, to top of roof deck, cornice, and top of appurtenances behind that façade. Show and label all materials, such as windows, doors, porches, lighting, roofs, siding, etc.
 - Details on exterior architectural elements, including balconies, lighting, railings, vents, awnings, etc. Provide enlarged elevation and information on all exterior architectural elements.
- ☐ Information on proposed new materials (if applicable).
 - Material, trim and finish information and/or samples.
 - Provide manufacturer cut sheets which include: specifications, material, design, dimensions, functionality and color.

PLEASE NOTE

- * All submittals become the property of the City of Saint Paul and are open public records.
- * Submittals may be posted online or made available to any party that requests a copy.
- * It is the applicant's responsibility to accurately represent the existing conditions and the proposed conditions.
- * Review of applications takes time. It may be several days before staff responds to a submittal.

The Heritage Preservation Commission (HPC) and Heritage Preservation staff review applications for exterior work on designated heritage preservation sites (except painting or plant materials). Heritage Preservation staff are available to discuss prospective projects. It is advisable to get as much information as possible while the project is in early planning stages. The Heritage Preservation Commission offers Pre-Application or Concept Review for large or complicated projects.

The amount of time required for review of the application depends on the type of work, the complexity of the project, documentation received, and conformance with the applicable guidelines. Staff reviews and approves many applications while others need to be reviewed and approved by the Heritage Preservation Commission. Some applications can be reviewed by staff in a few days. If the application is to be reviewed by the HPC the process generally takes about 30 days once all documentation is received.









