

# City of Bayfield Plan Commission

Minutes of September 26, 2023 – 5:00 p.m.

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**Call to Order-Roll Call:** Mayor Ringberg called the meeting to order at 5:00pm followed by roll call.

**Present:** Bland, Carrier, Hedman, Johnston, Johnson, and Mayor Ringberg

**Staff:** Clerk Hoopman, PWD Kovachevich

**Others:** Tim Schwecke and Charlie Handy – Civitek, Mike Berg, and Mike Spence

**Approve Agenda:** Johnson/Johnston moved to approve the agenda. Carried.

**Review/Approve Minutes of September 6, 2023:** Carrier/Johnson made a motion to approve the minutes of September 6, 2023, as presented. Carried.

**Public Input on Agenda Items:** Mike Berg was present to discuss paid parking in the City. He is very concerned about the negative impact it will have on our community. He brought a recent article regarding Stillwater, MN that would be shared with the Council.

## **Agenda Item(s):**

### **1. Zoning Code Review**

- A. E-mail from Steve Birenberg (homeowner North Broad Street): Informational, no action taken.
- B. E-mail from Vicki Birenberg (author of IT'S EASY BEING GREEN: Sustainability in Bayfield From a Historic Preservation Perspective) Informational, no action taken.
- C. Chapter 510 – Zoning, Project Status Summary 9/15/2023
- D. Memo #13 (Development Review Process)
- E. Memo #14 (Dimensional Standards)
- F. Memo #15 (Various Articles in Zoning Code)

The Commission spent the next two hours discussing the memos listed above and the content therein. A brief summary is as follows:

1. The ARB, upon guidance from Jason Tish, State Historical Society, would like to focus on the HPO only, not building permits. They have suggested this task be done by staff, hired help and/or the Plan Commission. Generally, this idea was accepted by Commissioners.
2. The ARB will be revising the HPO in order to qualify for CLG status which provides grant funding that could be used to create new HPO guidelines.
3. The City needs an updated survey of the Historic District.
4. Design standards would be crafted for all areas (in the district, out of the district, etc.)
5. There was consensus to allow building on one lot.
6. There were some dimensional changes requested: no construction higher than 35 ft due to fire safety issues, change the rear yards for all to 10', and change front yard setbacks to 10' – add average setback clause to apply to developed blocks.
7. Keep the City's existing policy on non-conforming structures.
8. Commissioners need more time to review the outdoor lighting ordinance.

### **2. Confirm/Set Next Meeting(s):**

- October 11, 2023, 5 p.m. – Focus on Wayfinding
- October 24, 2023, 5 p.m. – Focus on Zoning. Johnston will be absent.

**Adjourn:** Johnson/Carrier moved to adjourn. Carried. (7:33 pm)