

CITY OF BAYFIELD
ARCHITECTURAL REVIEW BOARD MEETING
Minutes of April 24, 2017

Chairwoman Johnson called the meeting to order at 5:00 p.m. at the Bayfield City Hall.

Present: Bill Cornelius, Dan Curran, Hannah Hudson, Sharon Johnson, Tina Nelson, Rob Riemer, Sheryl Burkel (Alt.) and Dionne Johnston – Deputy Zoning Admin.

Absent: Bob Durfey, and Sandy Paavola (Alt.)

Others: Mursel Demirkol, Brad Campbell, David Eades and Riggs Opland

Curran/Hudson made a motion to approve the agenda. Motion carried.

Hudson/Riemer made a motion to approve the minutes of February 27, 2017. Motion carried.

Public Input: None.

Building permits:

- 1. Mursel Demirkol – 201 Manypenny Avenue, Permit Application #12-17.** Mursel Demirkol & Brad Campbell were present with a request to build an addition to house pizza oven on north elevation and install a deck on south elevation. Brad Campbell – contractor for the project stated Demirkol is the new owner of the Egg Toss as of today and provided a project overview. The plan is to alter the kitchen to add an additional hood and griddle and add an addition on the north side to house a brick pizza oven. The south side they will add a deck start west of the existing entrance and install a retractable awning. Campbell presented a set of plans developed by C & S Design that they will be sending to the state for approval. Cornelius asked if the addition would be on a concrete slab on grade so there will not be any exposed concrete, and if the deck will have sona-tubes. Campbell stated yes to both questions. Curran stated they should have C & S work on the design of the deck. He also stated the deck railing should be 42". Campbell stated he can get the railing in that height. Johnson asked if there was going to be a 2nd exist off the deck. Curran stated if the deck occupancy is more than 49 persons than a 2nd exist is required. Curran had concerns with the amount of restrooms required based on total occupancy. They are under the threshold so no additional fixtures are required. Curran suggested a pergola instead of a retractable awning. Campbell stated they considered a more permanent structure but it would require further review. Demirkol stated there will only be seating for 20 people on the deck. Johnson asked the Board if they would consider making a motion with the addition of the changes discussed. Campbell would like the motion to be contingent upon state approval. *Curran/Hudson made a motion to approve the application as presented with modifications to the rail height to 42", adding a grade level exist off the west end of the deck, and contingent upon approval of the state. If the state requires modification the ARB reserves the right to review those modifications for approval. Motion carried.*
- 2. Riggs Opland – 40 North Sixth Street, Permit Application 13-17.** Riggs Opland as present with a request to enlarge his deck to the south. Opland stated the only information missing is the survey which was completed today which he will provide a copy of it as soon as possible. Cornelius verified the survey results as he was present at the time of the survey. Opland stated the deck will be constructed of treated wood and the railing and color will match the existing with cement piers going to the ground to support the deck. Cornelius state the cement pier/sonotubes need to hold 2000 lbs/sq. ft., and where the support posts connect to the beam header there has to be some kind of mechanical fastener. Opland asked what diameter of the posts/tubes need to be. Cornelius stated it depends on the soil type. Opland asked how he would verify the soil type. Cornelius stated you would need a soil test. Johnson stated John Derschan is doing the work and should now what you need for the project. Opland stated he trusted Derschans work. Johnston asked if his contractor was licensed. Cornelius added his contractor should also have insurance. Opland was unsure if Derschan was licensed or had insurance. Johnston stated since Opland pulled the permit he is taking responsibility of the project and all liability. Johnson asked the Board for a motion on the application. *Curran/Hudson made a motion to approve the application as presented. Motion carried.*
- 3. Yigal Abutbul – 124 Rittenhouse Avenue, Permit Application #14-17.** A request to install a storefront awning and repaint structure was presented. Abutbul was not present due to a miscommunication. Johnson feels the colors presented are appropriate. *Hudson/Nelson made a motion to approve the application as presented. Motion carried.*

Zoning Administrator Report: No questions, placed on file.

Other Discussion:

- 1. Historic District Guidelines.** Johnston informed the Board that the Guidelines haven't been reviewed for 10 years. She asked if the Board to review the document and let her know if there was any parts that need revision or if there should be anything added. Parking was a concern the ARB would like to pursue. Johnston will keep the Guidelines on future agendas for further discussion.

Discuss Next Meeting Date and Time: The next regular meeting will be May 22, 2017, 5 pm at City Hall.

Curran/Hudson made a motion to adjourn at 5:42 p.m. Motion carried.