

# Agenda

## Design Review Board

**Wednesday, October 4th, at 5:30 PM**  
**118 Arizona Street Bisbee AZ 85603**

The Meeting Called to Order by \_\_\_\_\_ at \_\_\_\_\_ PM

### Roll Call-Board Members

Design Review Board	Present	Absent	Excused
William Bohnacker			
Stephan Green			
Todd Conklin			
Michael McPartlin, Chair			
Ken Budge			
Jeffrey Trujillo			
John Crow, Vice Chair			
Frank Davis, City Council Liaison			

Staff: Britt Hanson, City Attorney, Joe Ward, Staff Liaison

**The staff would like to inform all applicants**

- 1. That all items on this DRB agenda will require a building permit or a sign permit.**
- 2. That Design Review Board approval does not necessarily reflect the views and policies of the State Historic Preservation Office, which controls decisions impacting tax status of designated contributing historic properties. Please review SHPO’s polices. If necessary, contact them directly before making any exterior changes to your property.**

**CALL TO THE PUBLIC:** *Residents* of the City of Bisbee may speak at this time regarding Design Review Board topics that **ARE NOT ON THE AGENDA**

### **1. DRB Application 17-47**

#### **Bisbee Residential Historic District, Unnumbered Noncontributing Structure**

This is an application to install a prefabricated shed at 6 Locklin Avenue.

Pursuant to Bisbee’s Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any buildings, structures or appurtenances erected, constructed or established within the Historic District.

Pursuant to Bisbee’s Zoning Code Section 3.5.2G.1 property owners within 300 feet have been notified by mail and the property has been posted with a notification of the proposed work and the public hearing.

Pursuant to Zoning Code 5.3.5.D the DRB is required to determine if the proposed modular building is consistent with the Historic District’s Design Guidelines and “all applicable standards for this District”.

## **2. DRB Application 17-46**

### **Bisbee Commercial Historic District, unnumbered, non-contributing structure**

Note: The number for this application is an erroneous duplication and will be altered to 17-54

This is an application to demolish the home at 17 OK Street.

Pursuant to Bisbee's Zoning Code Section 3.5.5, the property owner is required to obtain prior approval from the DRB for any Demolition of Historic Buildings within the Historic District.

Pursuant to Bisbee's Zoning Code Section 3.5.2G.2 property owners within 300 feet have been notified by mail and the property has been posted with a notification of the proposed demolition and of the public hearing.

The DRB is required to determine if the proposed demolition is consistent with the applicable Historic District Guidelines.

#### Staff Report

This home was condemned by City Staff last year and remains so. It is extremely unsanitary, unsound & unsafe for human habitation and should be demolished as soon as possible.

Joe Ward

## **3. DRB Application 17-49**

### **Bisbee Commercial Historic District, Contributing Structure, unnumbered**

This is an application for permission to replace a stone retaining wall between the properties at 126 & 130 Tombstone Canyon that failed with a engineered, reinforced gunite stabilized steep incline and falling rock protection. Pursuant to Bisbee's Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any buildings, structures or appurtenances erected, constructed or established within the Historic District. The home at this location is a contributing structure.

The DRB is required to determine if the proposed construction is consistent with the applicable Historic District Guidelines.

**4. DRB Application 17-50**

**Bisbee Residential Historic District, Noncontributing Structure #452**

This is an application to erect a gabion retaining wall to replace a recently failed wood retaining wall at 49 Temby Avenue.

Pursuant to Bisbee's Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any buildings, structures or appurtenances erected, constructed or established within the Historic District.

The DRB is required to determine if the proposed retaining wall is consistent with the applicable Historic District Guidelines.

**5. DRB Application 17-51**

**Bisbee Residential Historic District, Noncontributing Structure #220**

This is an application to reconstruct former green house into an outbuilding at 104D Locklin Ave.

Pursuant to Bisbee's Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any buildings, structures or appurtenances erected, constructed or established within the Historic District.

The DRB is required to determine if the proposed construction is consistent with the applicable Historic District Guidelines.

**6. DRB Application 17-52**

**Bisbee Commercial Historic District, Unnumbered Contributing Structure**

This is an application for approval of two replacement windows at 30 Main Street.

The existing windows panes are larger than manufactures are willing to make their panes today, necessitating a modest change in design.

Pursuant to Bisbee's Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any alterations to the exterior of a structure within the Historic District.

The DRB is required to determine if the retaining wall design is consistent with the applicable Historic District Guidelines.

**7. DRB Application 17-53**

**Bisbee Residential Historic District, Noncontributing Structure #710**

This is an application to screen in an existing patio at 51 Wood Canyon. Pursuant to Bisbee's Zoning Code Section 3.5.1, the property owner is required to obtain prior approval from the DRB for any alterations to the exterior of a structure within the Historic District.

The DRB is required to determine if the proposed changes are consistent with the applicable Historic District Guidelines.

**FUTURE AGENDA ITEM SUGGESTIONS** (Board members may suggest topics for future meeting agendas, but Board will not here discuss, deliberate or take any action on these topics.)

**Adjournment:**

Individuals with hearing disabilities can contact the City Clerk's Office (520) 432-6012 to request an Assisted Listening Device, at least 24 hours before the meeting.

Anyone needing special accommodation to attend this meeting should contact Ashlee Coronado at (520) 432-6012 at least twenty-four hours before the meeting.

Public documents referred to herein may be viewed during regular business hours at the City Clerk's Office at 118 Arizona St., Bisbee.

Pursuant to A.R.S. § 38-431.03(A)(3), the Board may vote to enter executive session at any point during this meeting for discussion or consultation for legal advice with its attorney(s), who may appear telephonically.