



**SPECIAL MEETING
Design Review Board
February 20, 2019 at 5:30 PM
1415 Melody Lane, Building E
Development Services Conference Room
Bisbee, Arizona 85603**

AGENDA

The Meeting Called to Order by _____ at _____ PM

Roll Call-Board Members

Design Review Board	Present	Absent	Excused
Peter Gaffer			
Stephan Green			
Todd Conklin			
Michael McPartlin			
Vacant-Chair			
Jon Sky			
Vacant-Vice Chair			
Leslie Johns, Council Liaison to the Board			

Staff: Peter Gardner, Planner II, Joe Ward, Building Inspector

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 policies, and 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. Selection of a Chair and Vice Chairman from among the members.

2. DRB Application 18-59

Bisbee Residential Historic District, Contributing Property #692
805 Tombstone Canyon, APN 103-60-352, Zoning R-1, Setbacks F=10 S=5 R=10

Staff update to DRB on progress of repair roof.

3. DRB Application 18-81

Bisbee Residential Historic District, Contributing Property #721
1001 West Blvd. APN 103-60-372, Zoning R-3, Setbacks F=10 S=5 R=10

This application is seeking approval to construct a 200 square foot one car garage attached to an existing laundry /storage building. The applicant is Todd Bogatay

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features.
Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:
A. Bisbee Historic District Guidelines.
B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
C. The Secretary of the Interior's Standards for Rehabilitation.

4. DRB Application 19-02

Bisbee Residential Historic District, Non-Contributing Property #320
605D Adams Ave, APN 103-59-093, Zoning R-1, Setbacks F=10 S=5 R=10

This application is seeking approval to create addition on rear of house. The addition will increase the habitable area by approximately 180 square feet. Addition to include 6' covered wood deck, wrapped to existing side deck. Installation of energy efficient windows and doors. Corrugated roofing will replace existing rolled roofing. The applicant is Tom Northrup and Janet Dylla represented by Noah Suby.

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features.
Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:
A. Bisbee Historic District Guidelines.
B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
C. The Secretary of the Interior's Standards for Rehabilitation.

5. DRB Application 19-03

Bisbee Residential Historic District, Undetermined Status #962
513D Bailey Hill, APN 103-59-029A, Zoning R-1, Setbacks F=10 S=5 R=10

This application is seeking approval to add deck on front two sides of home four feet off building. Install new single or double hung windows. Add double doors on front of building and one single door on side of building. Replace T1-11 siding with tear drop

siding to match existing siding. Request reduced setback on east side for deck. The applicant is Beardslee Maynard represented by Tyler Bradberry.

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features.

Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:

- A. Bisbee Historic District Guidelines.
- B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
- C. The Secretary of the Interior's Standards for Rehabilitation.

6. DRB Application 19-04

Bisbee Commercial Historic District, Contributor # Bi-24
72 & 74 Main St, APN 103-62-430A, Zoning CM-2

This application is seeking approval to replace stucco panels with fixed clerestory windows. Update façade of 72 Main St to match the features of 74 Main St. Heavy wooden garage doors to be replaced with wood-framed double plate glass windows set atop a poured concrete base. Narrow plater box will be inset between supports of 72 Main St front exterior. The applicant is Yonatan Evans.

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features.

Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:

- A. Bisbee Historic District Guidelines.
- B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
- C. The Secretary of the Interior's Standards for Rehabilitation.

7. DRB Application 19-05

Bisbee Residential Historic District, Non-Contributing Property #294
635 Tombstone Canyon, APN 103-59-103, Zoning R-1, Setbacks F=10 S=5 R=10

This application is seeking approval to replace three windows single-hung windows with white vinyl exterior. The applicant is Steven Fall represented by Noah Suby.

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features.

Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:

- A. Bisbee Historic District Guidelines.
- B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
- C. The Secretary of the Interior's Standards for Rehabilitation.

8. DRB Application 19-06

Bisbee Commercial Historic District, Contributor #Bi-207
43B OK St, APN 103-62-310, Zoning R-1, Setbacks F=10 S=5 R=10

This application is seeking approval to remove non-original stairs and add small metal fire escape stairs from concrete outbuilding's roof. The applicant is Ann Saunders represented by Noah Suby.

Pursuant to Bisbee Zoning Code Article 3.5.2, the property owner is required to obtain approval from the DRB prior to the change of any building's exterior features. Per Article 3.5.3, the DRB shall determine if the proposed construction is consistent with:

- A. Bisbee Historic District Guidelines.
- B. The Secretary of the Interior's Standards for the Treatment of Historic Properties.
- C. The Secretary of the Interior's Standards for Rehabilitation.

STAFF COMMENTS/ ADMIN APPROVAL REPORT

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 Development Services Office at 1415 Melody Lane, Bldg. E, 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.