

**CITY OF BAYFIELD**  
**ARCHITECTURAL REVIEW BOARD MEETING**  
**Minutes of May 26, 2020**

Chairwoman Burkel called the meeting to order at 5:00 p.m.

**Present:** Sheryl Burkel, Matt Carrier, Mike Eldred (virtual), Bob Durfey, Tina Nelson, Rob Riemer, Dionne Johnston – Co-zoning Admin., and Sarah Mather – Office Assistant

**Absent:** Bill Cornelius, and Sandy Paavola (Alt.)

**Others:** Mike & Lynn BeBeau, Jeff Boutin, Rick Cunico, Chuck & Nicole Bronte, Dan Noyes, Greg Rozzier & Anney Olson, Mark Ludeking, Brad McDonnell, Tim Dykstra, and Dan Beeson

***Eldred/Riemer made a motion to approve the agenda. Motion carried.***

***Carrier/Durfey made a motion to approve the minutes of April 27, 2020. Motion carried.***

**Public Input:** None.

**Building permits:**

1. **Cindy & Brad McDonnell – 229 South Fifth Street, Permit #25-19.** Brad McDonnell was present with a request to amend his plan for accessory structure to include a 36"x56" addition (bump out) with a shed roof on the north side with materials matching existing. ***Durfey/Riemer made a motion to approve the amendment as presented. Motion carried.***
2. **Mike & Lynn BeBeau – 721 Old Military Road, Permit #24-19.** Mike & Lynn BeBeau were present at the request of the ARB to discuss the changes made to their project without obtaining prior approval. Lengthy discussion ensued. Carrier asked the BeBeau's to tell the ARB what changes were made. Lynn BeBeau stated they installed an upper balcony deck for an additional egress from the building in case of fire, the deck will not have any stairs and will be painted. Carrier stated the balcony deck isn't the only changes made to the project and stated the dormer on the north elevation is different to the original plan and the changes made on the west was not in the original plan. Lynn stated they only had 3 days to decide what to do with the north roof line and the rot they encountered was more severe than originally thought. She also stated that her neighbors came to her with a letter they all signed stating they support the efforts they have taken to improve the property since purchasing it. ***Carrier/Riemer made a motion to have the owners provide new detailed elevation drawings of the property with all the changes that were made. Motion carried.*** More discussion ensued. Johnston stated if any other changes/modifications are needed to please come back to the ARB prior to making the changes. ***Durfey/Nelson made a motion to have the owners proceed with project with the condition they submit revised elevation drawings within seven days and no work on the balcony until ARB can review the details at their next meeting with the condition if the elevations are not received the stop work order stays in place. Motion carried.***
3. **Don Baur – 701 Washington Avenue, Permit Application #12-20.** Jeff Boutin representing Don Baur was present with a request to replace siding with L.P. Smart siding and partially face the exposed foundation with stone veneer. Boutin stated he is replacing the siding on the house and garage. He stated Baur would like the siding in black but showed an alternate sample in gray in case the Board had concerns with black siding. ***Carrier/Riemer made a motion to approve the application as presented and to add replacing the siding on the garage to match the house. Motion carried.***
4. **Anne Olson – 409 North Front Street, Permit Application #13-20.** Greg Rozzier and Anney Olson were present with a request to build a 26'x24' garage. ***Durfey/Eldred made a motion to approve the application as presented. Motion carried.***
5. **Mark Ludeking – 240 South Eleventh Street, Permit Application #14-20.** Mark Ludeking was present with a request to install a shed on the north side of his property. ***Riemer/Nelson made a motion to approve the application as presented. Motion carried.***
6. **Judith Lokken-Strom – 21 North First Street, Permit Application #15-20.** Contractor Rick Cunico from Angelo Luppino Inc. representing Judith Lokken-Strom was present with a request to replace the front porch and upper deck/balcony. Johnston stated the application submitted by Lokken-Strom indicated there would be no color changes, but the proposal from Luppino showed treated lumber not painted. Cunico stated the lumber needs to season before it is painted, and it is not in his contract to paint the treated lumber. Johnston will follow up with Lokken-Strom to have the treated lumber painted. Durfey would like to see the balcony railing match Gruenke's Restaurant upper balcony railing just to the south with the railing to have a molded

cap and balusters are inserted between the top and bottom rail. Carrier asked what type of roofing was proposed for the porch. Cunico stated it will be Imperial Rib Metal. ***Durfey/Nelson made a motion to approve the application with the condition the upper balcony railing has a molded cap and the balusters are inserted between the top and bottom rail and the treated lumber painted after one year. Motion carried.***

7. **Daniel Noyes – Block 24, Lots 19-20, Permit Application #16-20.** Dan Noyes was present with a request to build a new one family residential dwelling. Eldred has concerns with the aesthetics of the proposed home and its relevance within the city. He stated there is nothing like it in Bayfield. Johnston asked how high the exposed patio concrete wall on the south elevation was. Noyes responded 6-7 feet high and there will be plantings along the wall. ***Carrier/Durfey made a motion to approve the application as presented. Roll call: Burkel-yes, Carrier-yes, Eldred-no, Durfey-yes, Nelson-yes, Riemer-yes. Motion carried by majority vote.***
8. **Eugene & Jean Boutin – Block 127, Lots 7-8, Permit Application #17-20.** Tim Dykstra representing Eugene & Jean Boutin was present with a request to build a new one family residential dwelling. Durfey has concerns with the hip roof and stated it doesn't belong in that neighborhood. Carrier is ok with the hip roof but has concerns with 8" lap siding and stated the guidelines recommend siding in historic district should be 4-5" lap siding, he also stated the attached garage size is not appropriate and is not subordinate to the main house. ***Durfey/Carrier made a motion to have the applicant submit revised drawings addressing the hip roof, the garage mass and siding size. Motion carried.*** Burkel stated if the changes can be made quickly, a special virtual meeting will be set-up next week to review changes. Dykstra will have new drawings submitted by the end of the week.

**Zoning Administrator Report:** Johnston informed the Board that she has been doing zoning for 17 years and with adding treasury duties she doesn't have the time to dedicate to zoning and will be handing ARB and zoning responsibilities over to Sarah Mather over the next 6 months.

ARB project assignments:

Carrier – 229 South Fifth Street  
Eldred – 409 North Front Street  
Carrier – Block 24, Lots 19-20  
Riemer – 701 Washington Avenue  
Nelson – 240 South Eleventh Street  
Durfey – 21 North First Street

**Other Discussion:** Eldred gave a brief update on the Green Infrastructure task force. Informational only; no action taken.

**Discuss Next Meeting Date and Time:** The next meeting will be Monday, June 22, 2020, 5:00 pm at the Bayfield Lakeside Pavilion and remotely.

***Adjourned at 6:01 p.m.***