



ACTION AGENDA
Design Review Board
July 5, 2018 at 5:30 PM
Cochise County Board of Supervisors Hearing Room,
Building G, 1415 Melody Lane, Bisbee AZ 85603

The Meeting Called to Order by Michael McPartlin at 5:30 PM

Roll Call-Board Members

| Design Review Board | Present | Absent | Excused |
|-----------------------------------|----------------|---------------|----------------|
| Peter Gaffer | X | | |
| Stephan Green | X | | |
| Todd Conklin | X | | |
| Michael McPartlin | X | | |
| Ken Budge | | | X |
| Jon Sky | X | | |
| John Crow | | | X |
| Frank Davis, Liaison to the Board | | | X |

Staff: Paul Esparza, Planning Manager

CALL TO THE PUBLIC: Monika Patience addressed a letter she has submitted to the DRB.

1. DRB Application 18-28

Bisbee Commercial Historic District

10 Copper Queen Plaza, APN 103-62-415, Zoning C-1, Setbacks F=0 S=0 R=10

This application is seeking a determination that the sign request is consistent with the design guidelines for the Historic District and a recommendation to the Planning and Zoning Commission on a Special Use Permit for approval of a 32 sq. ft. offsite advertising sign to be located on the building at 10 Copper Queen Plaza owned by Francisco Barco. The applicant is Albert Mendez.

The applicant spoke on his request for a 32 square feet offsite advertising sign. The DRB discussed and recommended approval to the Planning and Zoning Commission.

Motion: Approve DRB Application 18-28 as proposed **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 5, No = 0, Abstain 0)

Yes: Mr. Gaffer, Mr. Conklin, Mr. Sky, Mr. McPartlin, Mr. Green

No: 0

Abstain: 0

2. DRB Application 18-38

Bisbee Residential Historic District, Uncertain Property Status

129 Tombstone Canyon, APN 103-61-381, Zoning R-1, Setbacks F=10 S=5 R=10
Accessory=3

This application is seeking approval to rebuild the old shed and bathroom on the east end of the house, along with the front porch that had been torn down due to termite infestation. The rebuild will follow the original “shotgun” house design with the exception of a short eight-foot “kick-out” and porch to match existing. The applicant is Steve and Bonnie Ball.

The applicant stated their project to the DRB. The DRB discussed and approved the request as proposed.

Motion: Approve DRB Application 18-38 as proposed **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 5, No = 0, Abstain 0)

Yes: Mr. Gaffer, Mr. Conklin, Mr. Sky, Mr. McPartlin, Mr. Green

No: 0

Abstain: 0

3. DRB Application 18-40

Bisbee Residential Historic District, Non-Contributing Property #322

29E Laundry Hill, APN 103-61-206, Zoning R-1, Setbacks F=10 S=5 R=10 Accessory=3

This application is seeking approval to remove incompatible structures onsite. This includes a 336 sq. ft non-original addition, 176 sq. ft guest room, and 96 sq. ft. tuff shed. Restore the original house on site. Additions to the living room/guest wing and master bedroom suite. New porch along east side of new living room and Sunroom and a free-standing tandem garage. The applicant is Richard Armstrong.

The applicant’s architect made a PowerPoint presentation to the DRB. The DRB discussed the request and received comments from the public. The DRB had concerns with the size of the structure and that it exceeded the district limit of 2,000 square feet.

The DRB was fine with removal of the 176 sq. ft guest room and 96 sq. ft tuff shed. The DRB approved the request with the following conditions:

1. The applicant returns to the DRB with a building footprint not to exceed 2,000 sq. ft.
2. The applicant may remove the 176 sq. ft guest room and 96 sq. ft tuff shed.

Motion: Approve DRB Application 18-40 with conditions **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 4, No = 0, Abstain 1)

Yes: Mr. Gaffer, Mr. Conklin, Mr. McPartlin, Mr. Green

No: 0

Abstain: Mr. Sky

4. DRB Application 18-41

Bisbee Residential Historic District, Vacant Land

430 Laundry Hill, APN 103-61-175A, Zoning R-1, Setbacks F=0 S=0 R=0

This application is seeking approval to erect a rustic Bisbee fence along the north 34 feet on the west boundary of Lot 27 of Block 23. The fence will be placed on the property owner's side of boundary approximately 1 foot. The applicant is Rodney Smith.

The applicant discussed his fence request. The DRB discussed the request and approved the request as proposed.

Motion: Approve DRB Application 18-41 as proposed **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 4, No = 0, Abstain 1)

Yes: Mr. Gaffer, Mr. Conklin, Mr. McPartlin, Mr. Green

No: 0

Abstain: Mr. Sky

5. DRB Application 18-42

Bisbee Residential Historic District, Contributing Property #708

41 Wood Canyon, APN 103-56-026, Zoning R-1, Setbacks F=10 S=5 R=10 Accessory=3

This application is seeking approval to replace a 5-foot chain link fence with a 5-foot redwood fence with lattice top. A section of retaining wall will be repaired that has been damaged by a large Cottonwood tree. The applicant is Suzanne Daly.

The applicant discussed her fence request. The DRB discussed and pointed out the proposed fence with a lattice top was not appropriate in the district and referred her to the Design Guidelines for the Historic District. The applicant agreed to change to a dog-eared redwood fence. The DRB approved the fence request with the following condition:

1. The applicant may erect a 6-foot high dog-eared redwood fence along the property line.

Motion: Approve DRB Application 18-42 with conditions **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 5, No = 0, Abstain 0)

Yes: Mr. Gaffer, Mr. Conklin, Mr. Sky, Mr. McPartlin, Mr. Green

No: 0

Abstain: 0

6. DRB Application 18-43

Bisbee Residential Historic District, Non-Contributing Property

3 Temby Ave, APN 103-63-035B, Zoning R-1, Setbacks F=10 S=5 R=10 Accessory=3

This application is seeking approval to install an approximate 160 sq. ft. wooden deck at rear of house against rock wall. Install railing and gate to match existing on entry porch. Repair existing access steps that are falling apart and unsafe. The applicant is Troy Bellinger.

The applicant presented his project to the DRB. The DRB discussed and approved the project as proposed.

Motion: Approve DRB Application 18-43 as proposed **Action:** Approve

Moved by: **Seconded by:**

Vote: Motion passed (**Summary:** Yes = 5, No = 0, Abstain 0)

Yes: Mr. Gaffer, Mr. Conklin, Mr. Sky, Mr. McPartlin, Mr. Green

No: 0

Abstain: 0

7. Staff Comments and Administrative Approval Report

Mr. Esparza mentioned there were no administrative approvals the last month. There are two pending DRB applications for the August 1 meeting.

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.)

1. Update Design Guidelines for the Historic Districts.
2. DRB training i.e. Robert's Rules
3. Elect Chairman and Vice Chairman at the August 1 meeting

ADJOURNMENT: The meeting adjourned at 7:25 PM.