



**ACTION AGENDA**  
**Design Review Board**  
**October 3, 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 Ken Budge at 5:30 PM**

**Roll Call-Board Members**

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

Staff: Joe Ward, Building Inspector, Paul Esparza, Planning Manager

**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.**

Doris addressed the Commission regarding the demolition of 805 Tombstone Canyon.

**1. DRB Application 18-57**

Bisbee Commercial Historic District

16 Clawson Ave, APN 103-62-121, Zoning R-1, Setbacks F=10 S=5 R=10 Accessory=3

This application is seeking approval to renovate the home to include (1) demolition of hazardous tower, (2) removal of non-code compliant elements with replacement in kind, (3) replacement of outdated windows and doors with energy efficient models. The applicant is Britt Hanson. All public notice requirements have been met.

Mr. Budge stated that the applicant requested that his application be tabled.

**Motion:** Move to table to a future date **Action:** Approve  
**Moved by:** McPartlin **Seconded by:** Sky  
**Vote:** Motion passed (**Summary:** Yes = 4, No = 0, Abstain 0)  
**Yes:** Mr. McPartlin, Mr. Sky, Mr. Conklin, Mr. Budge

### **2. DRB Application 18-56**

Bisbee Commercial Historic District  
29 Main St, APN 103-62-179, Zoning CM-2, Setbacks F=0 S=0 R=0

This application is seeking approval to modify existing storefront glazing at west extent of existing building to permit the installation of a new exit door; to provide a second means of emergency access from the historic building. Install new sign in location of original signage for the new owner of the building, "Object Limited". The applicant is Object Limited, LLC.

Bob Vint presented on behalf of the business owner, Will Nathan

McPartlin asked if this was to meet a fire code requirement.

**Motion:** Move to approve as submitted **Action:** Approve  
**Moved by:** Budge **Seconded by:** Sky  
**Vote:** Motion passed (**Summary:** Yes = 4, No = 0, Abstain 0)  
**Yes:** Mr. McPartlin, Mr. Sky, Mr. Conklin, Mr. Budge

### **3. 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  
Accessory=3

This application is seeking approval to demolition the dilapidated home. The applicant is the City of Bisbee. All public notice requirements have been met.

Joe Ward made the staff presentation. He asked for permission to demolition the structure.

McPartlin asked staff to clarify the city process that has occurred to date.

Conklin asked when demo would take place.

Debra Young addressed the DRB regarding public health.

Doris addressed the DRB on behalf of the next-door neighbor who favors demolition.

Donna Pulling addressed the DRB in support of securing home and preserving.

Frank Dobry addressed the DRB as a partner with the owner on the rehabilitation.

Kevin Morse addressed the DRB regarding the building materials if property is demoed.

David Tynes addressed the DRB as the property owner.

The DRB discussed the attributes of the structure and how to proceed.

**Motion:** Move to table    **Action:** Approve

**Moved by:** Budge        **Seconded by:** Sky

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

**Yes:** Mr. McPartlin, Mr. Sky, Mr. Conklin, Mr. Budge

With the following stipulation:

1. This application will be on the DRB agenda every month for an update as to status of the building itself and any submitted plans by the owner.

#### **4. DRB Application 18-60**

Bisbee Residential Historic District, Contributing Property #21

221 Brewery Ave, APN 103-63-171, Zoning R-1, Setbacks F=10 S=5 R=10

This application is seeking approval to make minor changes to the exterior to include replacement doors/windows, exterior lighting, planter box and a wall/fence. The applicant is Steven and Shawn DeCraemer.

Shawn DeCraemer made a presentation of project to DRB.

The DRB discussed the details of the application

**Motion:** Move to approve application 18-60    **Action:** Approve

**Moved by:** McPartlin        **Seconded by:** Sky

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

**Yes:** Mr. McPartlin, Mr. Sky, Mr. Conklin, Mr. Budge

With the following stipulation:

1. Approve lighting as proposed, windows on eastern side to match the single hung windows above, develop fence design to match design guidelines, work with surveyor and City of Bisbee to address water issues and sidewalk location and approve doors as proposed.

#### **STAFF COMMENTS/ ADMIN APPROVAL REPORT**

Paul Esparza mentioned that county and city staff would not be available for the November meeting except for the Clerk's office. Staff will provide a written update regarding DRB Application 18-59.

**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.)

Review city process regarding demolitions in the historic district. Councilman Davis stated he would discuss with City Manager. This strategy to be presented at December 2018 DRB meeting.

### **ADJOURNMENT**

The meeting adjourned at 7:01 PM

**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 1415 Melody Lane, Bldg. G, 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.**