

**MINUTES**  
**Design Review Board**  
**October 5, 2022, at 5:30 PM**  
**City of Bisbee Council Chambers**  
**915 S. Tovreaville Rd. Bisbee, AZ**

**The Meeting Called to Order by LORI GUNNELL at 5:30PM**

**Roll Call-Board Members**

<b>Design Review Board</b>	<b>Present</b>	<b>Absent</b>	<b>Excused</b>
Ed Briggs	<b>X</b>		
Peter Gaffer	<b>X</b>		
Stephan Green	<b>X</b>		
Lori Gunnell, Chair	<b>X</b>		
Ben Lepley			<b>X</b>
Scot Perfect, Vice Chair			
Theodore Schriever	<b>X</b>		
Frank Davis, Council Liaison to the Board	<b>X</b>		
Joe Ward, Bldg. Inspector/Code Enforce.			
Nina Williams, Deputy City Clerk			

**CALL TO THE PUBLIC:** NONE

**OLD BUSINESS**

**[Agenda Item 1.](#)**

**Application #:**22-66

**Address:** 221 B Youngblood Hill

**Contributing / Non-Contributing:** (NC) # 634 – Residential

**Property Owner / Representative:** Todd Conklin

**Description of Work to be done:**

- Demolition.
- Construction and/or Moving of a Structure
- Exterior Finishes

300ft. Notification was sent out on September 14, 2022

No public comments were received at the time of this agenda.

**PUBLIC HEARING:**

**CALL FOR THE APPLICATION:**

Mr. Conklin spoke regarding his application to the Board and answered questions.

**DECLARE THE PUBLIC HEARING OPEN AND RECEIVE PUBLIC COMMENTS:**

Ms. Gunnell Declared the Public Hearing Open.

- Sean-Pierre Fox-Wilson spoke in support of the application.
- Ms. Williams, Deputy City Clerk read letters of support from the following individuals:
  - Mr. Richard Mason
  - Siempre
  - Ms. Lisa Head
  - Mr. John Arnold

- Received a letter from Mr. Sean-Pierre Fox-Wilson, he spoke in support at the meeting. Did not read letter to the Board.

**DECLARE THE PUBLIC HEARING CLOSED:**

Ms. Gunnell moved Declared the Public Hearing Closed.

**STAFF COMMENTS:** Mr. Ward, Bldg. Inspector/Code Enforcement spoke regarding this application.

**BOARD DISCUSSION:** The Board Discussed the application.

**BOARD WILL MOTION AND VOTE**

**MOTION:** Ms. Gunnell moved to approve application 22-66 with the following conditions:

- No more T-11 siding be used; instead using shiplap or something similar
- Wood Trim around the sliders; to include all windows; to match the existing.

**SECOND:** Mr. Briggs

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**NEW BUSINESS**

**[Agenda Item 2.](#)**

**Application #:**21-71

**Address:** 802 C Tombstone Canyon

**Contributing / Non-Contributing:** Residential

**Property Owner / Representative:** William Bohnacker

**Description of Work to be done:** Amending DRB Application 21-71 (original 2021)

- Smooth stucco exterior / acid wash corrugated skirting metal

Mr. Bohnacker spoke regarding his application to the Board and answered questions.

**MOTION:** Ms. Gunnell moved to approve application 21-71 as is.

**SECOND:** Mr. Green

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**[Agenda Item 3.](#)**

**Application #:** 22-67

**Address:** 12 A Maxfield Ave.

**Contributing / Non-Contributing:** (C) Bi - 119

**Property Owner / Representative:** Jennifer Casale

**Description of Work to be done:**

- Completing the porches for restoration and safety purposes.
- Covering the exposed concrete walls with 1 ½" sheet foam insulation and stucco.

Ms. Casale spoke regarding her application to the Board and answered questions.

**MOTION:** Mr. Green moved to approve application 22-67 as submitted.

**SECOND:** Mr. Gaffer

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**Agenda Item 4.**

**Application #:** 22-69

**Address:** 67 A Brewery Ave

**Contributing / Non-Contributing:** (C)- Commercial

**Property Owner / Representative:** John & Barbara Prochnau / Sarah Prochnau

**Description of Work to be done:** Recreation of original roofline to extend approximately 10" off the back walls of the adobe to meet the footprint of existing concrete.

Ms. Prochnau, Owner, and Mr. Enriques, Representative spoke regarding her application to the Board and answered questions.

**MOTION:** Mr. Gaffer moved to approve application 22-69 as submitted.

**SECOND:** Mr. Schriever

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**Agenda Item 5.**

Approval of the September 7, 2022, Design Review Board Meeting Minutes.

**MOTION:** Mr. Gaffer moved to approve the September 7, 2022 Design Review Board Meeting Minutes.

**SECOND:** Ms. Gunnell

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**Agenda Item 6.**

Discussion and Possible Approval of the Updated Design Review Board Guidelines.

**MOTION:** Ms. Gunnell moved to approve the Updated Development Standards For the Historic District.

**SECOND:** Mr. Gaffer

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**MOTION:** Mr. Briggs amended the motion above to include the following statement for fences: the structural side of a fence has to face the residence and the decorative side to the outside.

**SECOND:** Ms. Gunnell

**ROLL CALL VOTE:**

**AYES:** Briggs, Gaffer, Green, Gunnell, Perfect and Schriever

**NAYS:** 0

**MOTION PASSED UNANIMOUSLY**

**Staff Comments (NO DISCUSSION)**

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

**ADJOURNMENT: 6:46PM**

**MOTION:** Ms. Gunnell moved to adjourn.

**SECOND:** Mr. Perfect

**MOTION PASSED UNANIMOUSLY**