



Village of Bayside
Architectural Review Committee Meeting
March 11, 2019
Village Hall Board Room, 6:00 pm

**ARCHITECTURAL REVIEW COMMITTEE
AGENDA**

PLEASE TAKE NOTICE that a meeting of the Village of Bayside Architectural Review Committee will be held at Bayside Village Hall, 9075 North Regent Road, Bayside, Wisconsin at the above noted time and date, at which the following items of business will be discussed and possibly acted upon:

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF MINUTES

A. Approval of the January 14, 2019 minutes.

IV. BUSINESS

A. Spiral Staircase-set-back variance approved by Board of Zoning Appeals on 1/21/2019.
1250 E Brown Deer Rd
020-0135-000

B. Window replacement-2nd floor and new eave over garage door.
1434 E Brown Deer Rd
020-9982-000

V. ADJOURNMENT

Cindy Baker

Accounting Assistant
February 26, 2019

Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. Contact Village Hall at 414-206-3915. It is possible that members of and possibly a quorum of members of other Boards, Commissions, or Committees of the Village including in particular the Board of Trustees may be in attendance in the above stated meeting to gather information; no action will be taken by any other Boards, Commissions, or Committees of the Village except by the Board, Commission, or Committee noticed above. Agendas and minutes are available on the Village webs).



I. CALL TO ORDER

Chairperson Marisa Roberts called the meeting to order at 6:00pm

II. ROLL CALL

Trustee Liaison: Mike Barth
Chair: Marisa Roberts
Members: Sandra Muchin-Kofman-excused
John Krampf
Dan Zitzer
Tony Aiello-excused
Liz Levins-excused

Also Present: Accounting Assistant, Cindy Baker
There were two people in the audience.

III. APPROVAL OF MINUTES

A. Approval of the December 17, 2018 minutes.

Motion by Trustee Barth, seconded by Dan Zitzer, to approve the minutes of December 17, 2018.
Motion carried unanimously.

IV. BUSINESS

**A. Pergola
701 E Bay Point Rd
017-0071-000**

Michael and Linda Mesriow, homeowners, appeared on behalf of the project. There were no neighbors in attendance. A description of the project is as follows: Pergola.

Motion by Trustee Barth, seconded by Dan Zitzer to approve the Pergola, as described and presented in the application. Motion carried unanimously.

V. ADJOURNMENT

Motion by Trustee Barth, seconded by John Krampf, to adjourn the meeting at 6:05pm. Motion carried unanimously.

Respectfully submitted,

Cindy Baker
Accounting Assistant
January 16, 2019

Project Proposal

Date 2-13-2019
 Property Address 1250 E Brown Deer Rd
 Zoning ⁿ C District

- | | |
|---|--|
| <input type="checkbox"/> Accessory Structures/Generators
<input type="checkbox"/> Additions/Remodel
<input type="checkbox"/> Bluff Management
<input type="checkbox"/> Commercial Signage
<input type="checkbox"/> Decks/Patios
<input type="checkbox"/> Fence
<input type="checkbox"/> Fire Pits
<input type="checkbox"/> Landscaping requiring Impervious Surface/Fill/Excavation Permit | <input type="checkbox"/> New Construction
<input type="checkbox"/> Play Structures
<input type="checkbox"/> Recreational Facilities/Courts
<input type="checkbox"/> Roofs
<input type="checkbox"/> Solar Panels/Skylights
<input type="checkbox"/> Swimming Pools
<input type="checkbox"/> Windows/Doors
<input checked="" type="checkbox"/> Other <u>Staircase</u> |
|---|--|

Proposed project details (type of work, size, materials, etc.):

6' Spiral Staircase, 4x4 Landing, 4" Post

***** For Office Use Only *****

Yes	No	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Color photographs showing project location, elevations and surrounding views
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Two (2) complete sets of building plans (including elevations and grading)
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Survey
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Samples or brochures showing materials, colors and designs
<input type="checkbox"/>	<input type="checkbox"/>	Application Fee <u>60</u>
<input type="checkbox"/>	<input type="checkbox"/>	ARC Agenda Date: <u>3-11-2019</u>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Building Permit
<input type="checkbox"/>	<input type="checkbox"/>	Fill Permit
<input type="checkbox"/>	<input type="checkbox"/>	Impervious Surface Permit
<input type="checkbox"/>	<input type="checkbox"/>	Plan Commission/Conditional Use Permit
<input type="checkbox"/>	<input type="checkbox"/>	Right-of-Way/Excavation Permit
<input type="checkbox"/>	<input type="checkbox"/>	Variance Required

020-0135-000

2/15/2019

Attention:
Village of Bayside, WI
Architecture Review Committee

<p>PROJECT/SITE OWNER: Dondlinger Residence</p> <p>PROJECT ADDRESS: 1250 E Brown Deer Rd</p>	<p>PROJECT SUMMARY: New 6' spiral staircase off the existing back deck.</p>
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VILLAGE CODE REVIEW

Reviewer believes this project complies with the following Village Code sections:

104-2(a)(2) Architectural Review Committee: *Construction and renovation should be made so that exterior architectural appearance shall be substantially consistent with structures already constructed in the immediate neighborhood, or with the character of the applicable district.*

Homeowner should be aware of additional UDC requirements. Provide additional information to the building inspector as noted below:

The balcony is to meet the requirements of SPS 321.03(8).

Proposed stair is not within the 10'-0" of the required setback for an accessory structure as indicated in 125-91(b)(5). Reviewer understands that the proposed location was approved by zoning.

Dan Povoio, PE
Plans Examiner
dpovoio@safebuilt.com



APPLICATION FOR VARIANCE TO THE ZONING CODE REQUIREMENTS

Statutory Requirements

State law does not allow the Zoning Board of Appeals to approve a variance unless the situation meets all three of the specific tests listed below. State how and why your situation and request satisfies these tests.

Unnecessary hardship is present in that a literal enforcement of the terms of the zoning ordinance would deny the applicant all reasonable use of the property because:

North door is inaccessible

The hardship is due to physical limitations of the property rather than the circumstances of the appellant because (economic or self-imposed hardships do not meet this test):

The original plans called for a retaining wall / sidewalk option on the north side, and house was sited and approved accordingly with a min 3ft setback per Section 125-3. However, a retaining wall could constrict swale from west yard to east culvert. Updated proposal of circular or straight stairs would not affect the swale, but would categorize the stair as an accessory structure, require 10' to property line.

The variance will not be contrary to the public interest as expressed by the objectives of the Zoning Ordinance because:

Stair choice better preserves proper drainage and maintains egress.

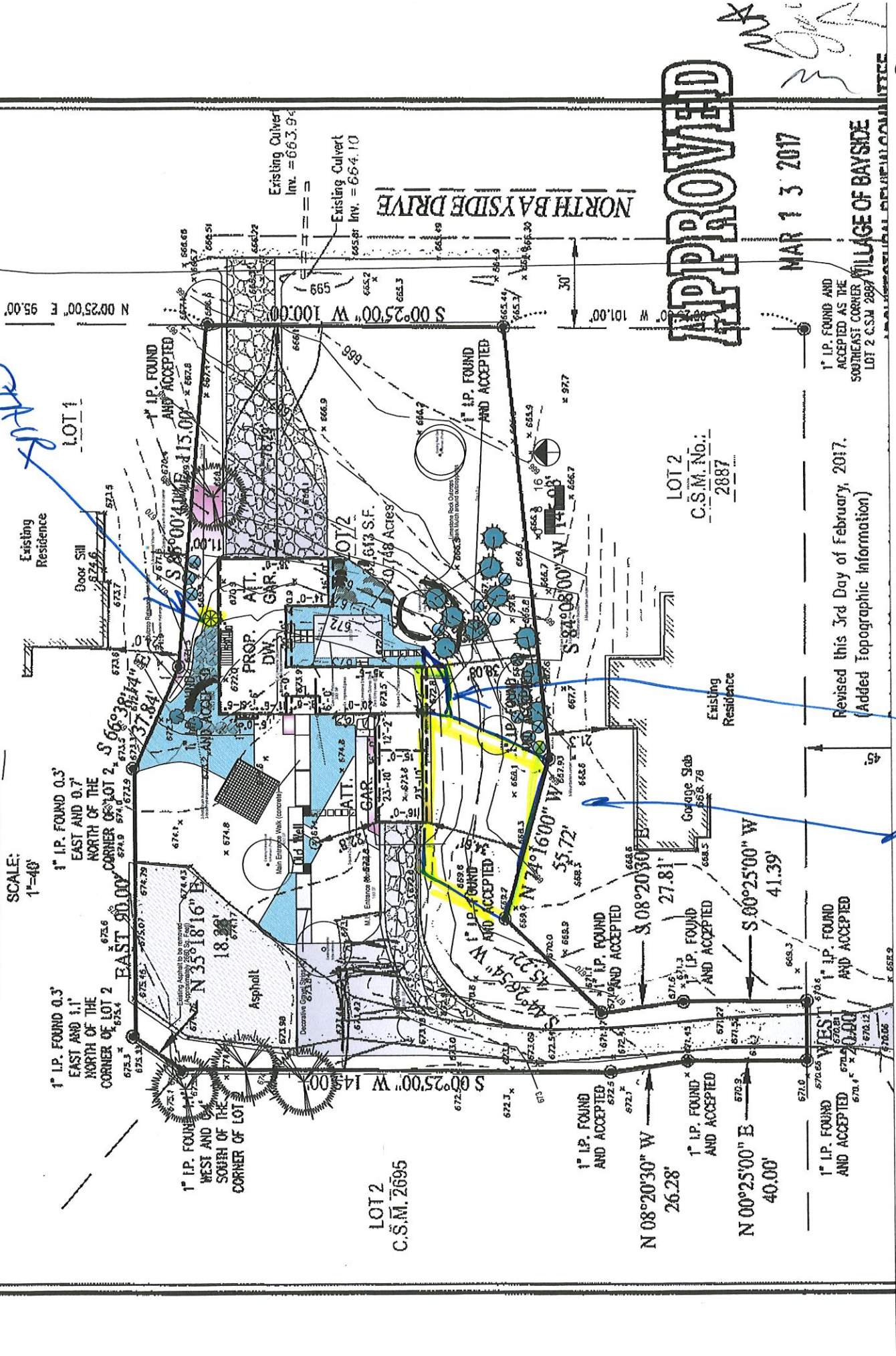
Applicant Printed Name

Heidi Dandinger

Applicant Signature

U.S. 11
1:000 = 1 Foot

SCALE:
1"=40'



STAIRS

DECK

FENCE

APPROVED

MAR 13 2017

1" I.P. FOUND AND ACCEPTED AS THE SOUTHEAST CORNER VILLAGE OF BAYSIDE LOT 2 C.S.M. 2887

Revised this 3rd Day of February, 2017.
(Added Topographic Information)

NORTH BAYSIDE DRIVE

LOT 2
C.S.M. 2695

LOT 2
C.S.M. No.:
2887

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND 0.3' EAST AND 0.7' NORTH OF THE CORNER OF LOT 2

1" I.P. FOUND WEST AND 0.1' SOUTH OF THE CORNER OF LOT 2

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

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1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

LOT 1

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

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1" I.P. FOUND AND ACCEPTED

1" I.P. FOUND AND ACCEPTED

Existing Residence

Existing Residence

Existing Residence

Existing Residence

Existing Residence

Existing Residence

Existing Residence

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Existing Residence

Existing Culvert Inv. = 663.94

Existing Culvert Inv. = 664.10

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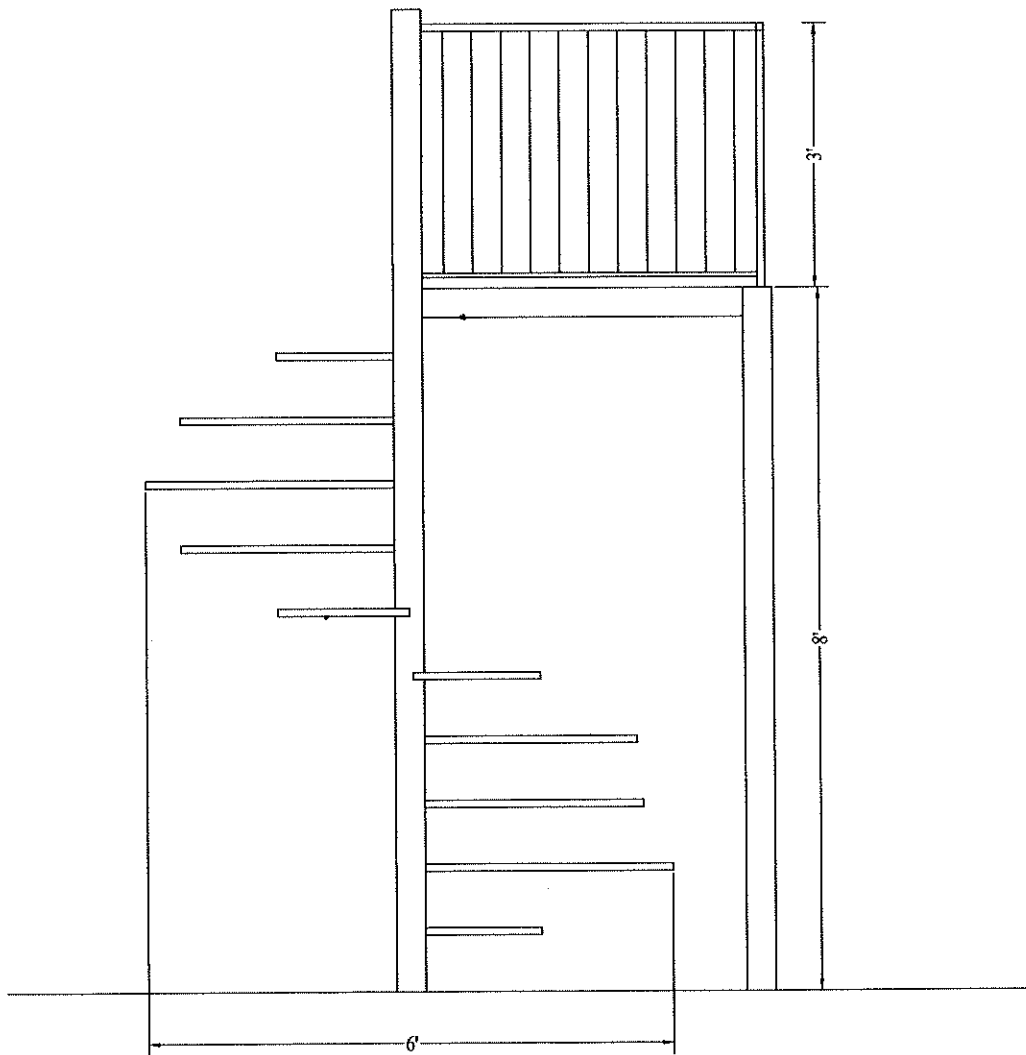
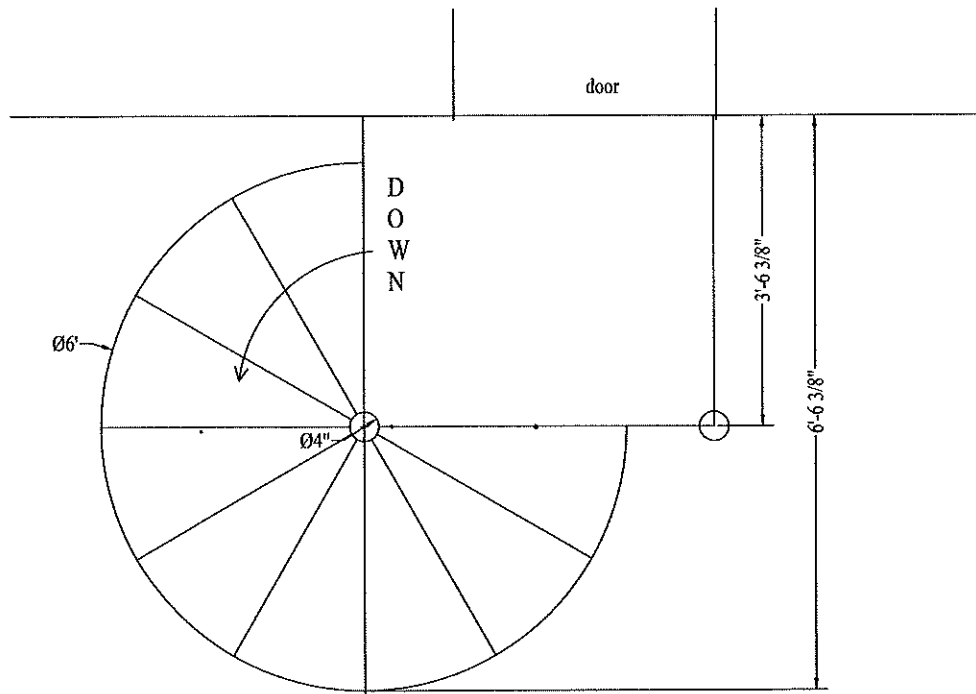
Existing Culvert Inv. = 664.10

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Existing Culvert Inv. = 664.10

Existing Culvert Inv. = 664.10









Project Proposal

Date 02/27/2019

Property Address 1434 E. Brown Deer Rd.

Zoning A

- | | |
|---|--|
| <input type="checkbox"/> Accessory Structures/Generators
<input type="checkbox"/> Additions/Remodel
<input type="checkbox"/> Bluff Management
<input type="checkbox"/> Commercial Signage
<input type="checkbox"/> Decks/Patios
<input type="checkbox"/> Fence
<input type="checkbox"/> Fire Pits
<input type="checkbox"/> Landscaping requiring Impervious Surface/Fill/Excavation Permit | <input type="checkbox"/> New Construction
<input type="checkbox"/> Play Structures
<input type="checkbox"/> Recreational Facilities/Courts
<input type="checkbox"/> Roofs
<input type="checkbox"/> Solar Panels/Skylights
<input type="checkbox"/> Swimming Pools
<input checked="" type="checkbox"/> Windows/Doors
<input checked="" type="checkbox"/> Other |
|---|--|

Proposed project details (type of work, size, materials, etc.):

New Marvin Integrity Ultrex casement windows on second floor to match existing first floor casement windows. Reconfigured/increased windows at 1970 garage addition on West and north elevations. New 2x10 cedar eave/overhang at garage door (south elevation).

***** For Office Use Only *****

Yes	No	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Color photographs showing project location, elevations and surrounding views
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Two (2) complete sets of building plans (including elevations and grading)
<input type="checkbox"/>	<input type="checkbox"/>	Survey
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Samples or brochures showing materials, colors and designs
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Application Fee <u>60 pd in 2/20/19</u>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	ARC Agenda Date: <u>3-11-2019</u>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Building Permit
<input type="checkbox"/>	<input type="checkbox"/>	Fill Permit
<input type="checkbox"/>	<input type="checkbox"/>	Impervious Surface Permit
<input type="checkbox"/>	<input type="checkbox"/>	Plan Commission/Conditional Use Permit
<input type="checkbox"/>	<input type="checkbox"/>	Right-of-Way/Excavation Permit
<input type="checkbox"/>	<input type="checkbox"/>	Variance Required

2/15/2019

Attention:
Village of Bayside, WI
Architecture Review Committee

<p>PROJECT/SITE OWNER: Kamm Residence</p> <p>PROJECT ADDRESS: 1434 E Brown Deer Rd</p>	<p>PROJECT SUMMARY: 2nd floor window replacement, 2x10 cedar eave/overhang, new patio style (same footprint), new outside siding (from horizontal to vertical with new material).</p>
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VILLAGE CODE REVIEW

Reviewer believes this project complies with the following Village Code sections:

104-2(a)(2) Architectural Review Committee: *Construction and renovation should be made so that exterior architectural appearance shall be substantially consistent with structures already constructed in the immediate neighborhood, or with the character of the applicable district.*

Homeowner should be aware of UDC requirements for windows. Provide additional information to the building inspector as noted below:

Each bedroom on the second floor used for sleeping shall be provided with an egress sized window in accordance with SPS 321.03(2)(b) and 321.03(6).

Window #13 in bathroom #4 at tub will require safety glass if the window is located within 5 feet vertically of the lowest drain inlet and within 3 feet horizontally of the nearest part of the inner rim of the bathtub as required in SPS 321.05(3).

The glass shower enclosure in the Kids bath (bath #3) will require safety glass per SPS 321.05(3).

Dan Povolo, PE
Plans Examiner
dpovolo@safebuilt.com

Window

