



Village of Bayside  
9075 N Regent Road  
Architectural Review Committee Meeting  
June 15, 2020  
Remote Teleconferencing, 6:00pm

## ARCHITECTURAL REVIEW COMMITTEE AGENDA

PLEASE TAKE NOTE: Due to the COVID-19 Pandemic, the Architectural Review Committee will be meeting via remote conferencing 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 AND ROLL CALL

### II. APPROVAL OF MINUTES

- A. Approval of June 1, 2020 meeting minutes.

### III. BUSINESS

- A. **8924 N Iroquois Rd-Jeffrey and Heidi Schmidt** The proposed project is a cedar deck off of the back of the house covering the existing patio and grass area. The deck will be a 20 foot by 24 foot by 5 inch floating deck.

Please review detailed plans [here](#).

- B. **9470 N Waverly Dr-David Arble** The proposed project is a 12 foot by 16 foot shed. The structure will be a treated lumber frame, stucco walls, and will have an asphalt shingle roof.

Please review detailed plans [here](#).

### IV. ADJOURNMENT

The Architectural Review Committee will utilize Zoom video conferencing software for this meeting. To join the zoom meeting using a computer or tablet:

<https://us02web.zoom.us/j/83043205292?pwd=L3ZOK25iYzNZS21lZm9RVGg4cTJwUT09>, if using a telephone to dial in: 312-626- 6799. The meeting id is: 830 4320 5292, password 7467097563.

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 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 website ([www.baysidewi.gov](http://www.baysidewi.gov)).



Village of Bayside  
9075 N Regent Road  
Architectural Review Committee Meeting  
June 1, 2020  
Remote Teleconferencing, 6:00pm

## **ARCHITECTURAL REVIEW COMMITTEE AGENDA**

PLEASE TAKE NOTE: Due to the COVID-19 Pandemic, the Architectural Review Committee met via remote conferencing at the below noted time and date, at which the following items of business were discussed and possibly acted upon.

### **I. CALL TO ORDER**

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

### **II. ROLL CALL**

**Trustee Liaison:** Mike Barth

**Chair:** Marisa Roberts

**Members:** John Krampf  
Dan Zitzer  
Tony Aiello - alternate  
Liz Levins - alternate

**Also Present:** Village Manager Andy Pederson  
Assistant to the Village Manager Leah Hofer  
There were nine people in the audience

### **III. APPROVAL OF MINUTES**

#### **A. Approval of May 11, 2020 meeting minutes.**

Motion by Trustee Barth, seconded by Mr. Aiello to approve the May 11, 2020 minutes. Motion carried unanimously.

### **IV. BUSINESS**

#### **A. 9444 N Sleepy Hollow Ln-Chris Bick The proposed project is a 10 foot by 12 foot shed. The shed will be behind the garage and painted to match the house.**

Chris Bick, homeowner, appeared on behalf of the project. There were no neighbors in attendance.

Mr. Bick stated that the proposed project is a 10 foot by 12 foot shed. The shed will be behind the garage and painted to match the house.

Chairperson Roberts questioned if electricity would be run to the shed. Mr. Bick stated that electricity is currently run to the outer wall of the existing garage that would be used to add lighting to the shed.

Chairperson Roberts questioned if the homeowner is aware of fire separation requirements. Mr. Bick stated that he spoke to SAFEBuilt and stated that drywall would need to be added to the wall shared with the current garage. Mr. Bick stated that adding the drywall wall was not a concern to either him or his contractor.

Chairperson Roberts questioned what the external color would be. Mr. Bick stated that the shed and its roof would match the house.

Motion by Trustee Barth, seconded by Ms. Levins, to approve the project as described and presented in the application to install a 10 foot by 12 foot shed. The shed will be behind the garage and painted to match the house. Motion carried unanimously.

**B. 627 W Aspenwood Ct-Mark & Karen Morrison The proposed project is a 12-foot section of cedar fencing running east-west adjacent to the rear patio. The fence will be 6 feet high. The fence will be made of four 4x4 posts cemented 2 feet into the ground. Between the posts will be 1x6 red cedar boards.**

Mark Morrison, homeowner, appeared on behalf of the project. There were no neighbors in attendance.

Mr. Morrison stated that the proposed project is a 12-foot section of cedar fencing running east-west adjacent to the rear patio. The fence will be 6 feet high. The fence will be made of four 4x4 posts cemented 2 feet into the ground. Between the posts will be 1x6 red cedar boards. The homeowners have received permission from their condo association to complete the project.

Chairperson Roberts questioned if the fence boards would be horizontal. Mr. Morrison stated that the boards will be placed horizontally.

Chairperson Roberts questioned if the fence would be left to weather naturally. Mr. Morrison stated that his intention is to stain the wood a cedar tone.

Chairperson Roberts questioned if the fence had a right side. Mr. Morrison stated that the side without the posts visible is the right side and would be the side facing out toward the street.

Mr. Zitzer questioned what size of boards would be used for the fence. Mr. Morrison stated that the boards will be 6' long x 6" wide.

Motion by Trustee Barth, seconded by Mr. Zitzer, to approve the project as described and presented in the application to install a 12-foot section of cedar fencing running east-west adjacent to the rear patio. The fence will be 6 feet high. The fence will be made of four 4x4 posts cemented 2 feet into the ground. Between the posts will be 1x6 red cedar boards. Motion carried unanimously.



**C. 8924 N Mohawk Rd-Mikhail Yufa The proposed project is a 12 foot by 16-foot gazebo off of the patio in the backyard. The backyard will be regraded, only removing material, and the gazebo will be placed on a cement slab.**

Mr. Mikhail Yufa, homeowner, appeared on behalf of the project. There were no neighbors in attendance.

Mr. Yufa stated that the proposed project is a 12 foot by 16-foot gazebo off of the patio in the backyard. The backyard will be regraded, only removing material, and the gazebo will be placed on a cement slab.

Chairperson Roberts questioned the height of the gazebo. Mr. Yufa stated that the gazebo would be a standard height of 10' 5" from base to the top of the ridge.

Chairperson Roberts questioned if the color of the gazebo would match that shown in the picture and what the material for the roof would be. Mr. Yufa stated that the intent is to match what is shown in the photo and it would have an aluminum roof.

Mr. Aiello questioned how the proposed color of the gazebo matches with the color of the house. Mr. Yufa stated that it goes nicely with the landing stone of the house and the neighbor's cedar fence.

Mr. Aiello questioned if the framing material would be composite or natural wood. Mr. Yufa stated that it would be constructed with a natural cedar wood and stained with a cabin product to prevent peeling.

Motion by Trustee Barth, seconded by Ms. Levins, to approve the project as described and presented in the application to install a 12 foot by 16-foot gazebo off of the patio in the backyard. The backyard will be regraded, only removing material, and the gazebo will be placed on a cement slab. Motion carried unanimously.

**D. 9470 N Waverly Dr. David Arble The proposed project is a 12 foot by 16 foot shed. The structure will be a treated lumber frame, stucco walls, and will have an asphalt shingle roof.**

Mr. David Arble, homeowner, appeared on behalf of the project. There was one neighbor in attendance, Blake Elliot, 9469 N Broadmoor Road.

Mr. Arble stated that the proposed project is a 12 foot by 16 foot shed. The structure will be a treated lumber frame, stucco walls, and will have an asphalt shingle roof.

Chairperson Roberts questioned what treatment would be applied to the lumber parts of the frame. Mr. Arble stated that they would have a dark brown stain and the stucco will be a buff color and the roof would be a brown shingle.

Chairperson Roberts questioned if the homeowner intended to run electricity to the shed. Mr. Arble stated that he did not plan to run electricity to the shed at present.

Ms. Levins questioned if the shed would match the home. Mr. Arble stated that it does not match his home. He stated his home is one of "the ugliest homes in the neighborhood" and that the shed is modeled after a neighbor's home.

Blake Elliot, a neighbor, stated that he has concerns that the shed will not match the house and that he worries that it will stand out. Stated that the color of the shed, as proposed, would not match the color of the existing home.

Mr. Aiello questioned what the current color of the roof is on the home. Mr. Arble stated that the roof color of his house is black. Mr. Arble stated that his preference is a brown roof and that his home will likely need a new roof in the near future.

Committee discussed the project aesthetics and potential options to address concerns.

Motion by Ms. Levins to table the proposal until a later meeting, seconded by Mr. Aiello. Motion carried unanimously.

**E. 1050 E Wahner Pl-Laura & David Muchow The proposed project is 145 feet of a 6-foot-high white PVC New Lexington style fence on the west and north side of the lot.**

Mr. David Muchow, homeowner, appeared on behalf of the project. There were no neighbors in attendance.

Mr. Muchow stated that the proposed project is 145 feet of a 6-foot-high white PVC New Lexington style fence on the west and north side of the lot.

Chairperson Roberts questioned if the proposed fence is solid. Mr. Muchow stated that the fence is solid.

Chairperson Roberts questioned if any gates would be installed. Mr. Muchow stated that no gates would be installed nor would they be necessary since the fence does not terminate against the house and therefore provides access without the need for a gate.

Mr. Aiello questioned if the fence would be white in color. Mr. Muchow stated that the fence would be white.

Motion by Mr. Aiello, seconded by Mr. Krampf, to approve the project as described and presented in the application to install a 145 feet of a 6-foot-high white PVC New Lexington style fence on the west and north side of the lot. Motion carried unanimously.

**F. 9377 N Regent Rd-Jeff & Elizabeth Billings The proposed project is 8 feet of 4-foot-high fence and 748 feet of 6-foot-high fence to replace the existing fence. The imperial select cedar vinyl fence will be moved to the lot line and there will be regrading along the western fence line.**

Mr. Jeff Billings, homeowner, appeared on behalf of the project. There were several neighbors in attendance, Ken Force, 9410 N Fairway Drive, Paul Agondeck, 9355 N Regent and John Dorf, 9360 N Fairway Drive.

Mr. Billings stated that the proposed project is 8 feet of 4-foot-high fence and 748 feet of 6-foot-high fence to replace the existing fence. The imperial select cedar vinyl fence will be moved to the lot line and there will be regrading along the western fence line.

Chairperson Roberts questioned if the fence would appear differently than it does within the packet material. Mr. Billings stated that the image depicts a fence with 1/2" spacing between

the boards and that the fence will have 1" spacing between the boards, bringing the fence into compliance with the 25% openness requirement. Mr. Billings stated that it will have a cedar finish to make it appear to be real wood.

Chairperson Roberts questioned if the fence would be placed on the property line or inside the property line. Mr. Billings stated that, where possible, the fence will be 6" from the lot line, however, the south property line has an easement that would result in the fence being 18"-24" off the property line.

Ken Force stated that he has concerns about the storm basins and drainage should the fence be constructed. Mr. Billings stated that the field inlets will be outside the fence both for water flow and for easy access for the Village. Mr. Billings stated that they have had their property laser graded. Mr. Billings stated that the project, as a whole, will improve the grading of the entire neighborhood.

Mr. Aiello questioned if a topography map has been created. Mr. Billings stated that a grading schematic was submitted as part of the submission.

Paul Agondeck stated that he wanted to have on record that he, and the other neighbors, have concerns about drainage should there be water drainage problems in the future.

Motion by Ms. Levins, seconded by Mr. Aiello, to approve the project as described and presented in the application to install an 8 feet of 4-foot-high fence and 748 feet of 6-foot-high fence to replace the existing fence. The imperial select cedar vinyl fence will be moved to the lot line and there will be regrading along the western fence line, subject to a license agreement. Motion carried unanimously.

## **V. ADJOURNMENT**

Motion by Trustee Barth, seconded by Mr. Aiello, to adjourn the meeting at 7:04 pm. Motion carried unanimously.

Respectfully submitted,

Gina Vlach

Lester M. Maresh Fellow



6/2/2020

Attention:  
Village of Bayside, WI  
Architecture Review Committee

<p>PROJECT/SITE OWNER: Heidi and Jeffrey Schmidt</p> <p>PROJECT ADDRESS: 8924 N Iroquois Rd</p>	<p>PROJECT SUMMARY: New cedar deck at rear of house. 20'x24'.</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.*

## **Deck complies with setback requirements.**

Review does not include compliance with the Wisconsin Uniform Dwelling Code which requires frost protection for exterior decks that are attached to the dwelling. Review SPS 321.15 for detailed requirements. Provide additional information to the local inspector prior to beginning any work.

# Project Proposal

Date 5/31/20

Property Address 8924 N. JROQUOIS RD.

Zoning \_\_\_\_\_

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

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

Cedar deck off back of house covering existing patio and grass area

Floating deck size = 20' x 24' x 5"

MATERIALS: Pressure treated 2x4's, cedar deck boards, screws, stone, weed barrier

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

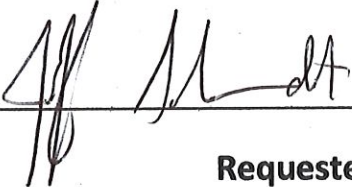
Yes	No	
<input type="checkbox"/>	<input type="checkbox"/>	Color photographs showing project location, elevations and surrounding views
<input type="checkbox"/>	<input type="checkbox"/>	Two (2) complete sets of building plans (including elevations and grading)
<input type="checkbox"/>	<input type="checkbox"/>	Survey
<input type="checkbox"/>	<input type="checkbox"/>	Samples or brochures showing materials, colors and designs
<input type="checkbox"/>	<input type="checkbox"/>	Application Fee
<input type="checkbox"/>	<input type="checkbox"/>	ARC Agenda Date:
<input 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



## Scope of Work

*Only items listed are part of this permit. If work is done on items not listed on this permit they will be considered to have been completed without a permit and are subject to double fees.*

Item	Cost
Deck	\$3000

Signature  Total Cost \$3000  
Date 5/31/20

## Requested Changes at time of work

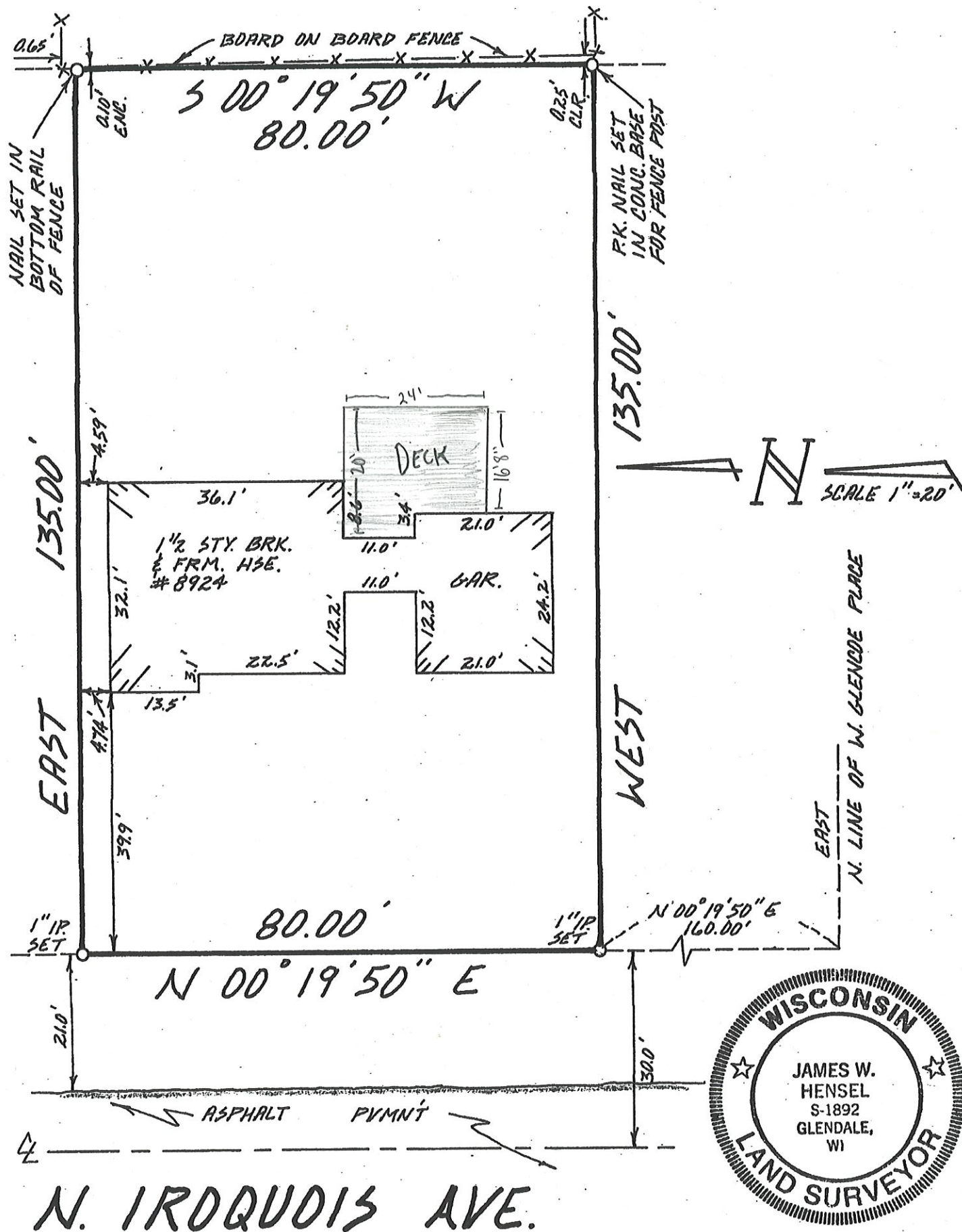
*Must be submitted to the Village prior to or same day work is completed. Failure to return the same day will result in double permit fees.*

Item	Cost

Signature \_\_\_\_\_ Total Cost \_\_\_\_\_  
Date \_\_\_\_\_

Karla Terranova

Lot 6, Block 2, Northway, being a subdivision of a part of the Southeast 1/4 of Section 5, Township 8 North, Range 22 East, Village of Bayside, Milwaukee County, Wisconsin.



## SURVEY CERTIFICATE

Image of Future Decking:



Image of Location:





## Impervious Surface Calculator

Total Square Footage of Property		10803
Current Impervious Surface		
	Home	1869
	Accessory Structure(s)	88
	Driveway	50
	Deck/Patio/addition	0
	New Project	437.24
	Other	0
	<b>Total</b>	<b>2444.24</b>
Allowable Impervious Surface		
	Zone A - 25%	
	Zone B - 35%	
	Zone C - 40%	
Proposed Additional Surface		
	<b>TOTAL</b>	<b>2444.24</b>
Current + Proposed Percent of Impervious Surface		22.62556697

5/22/2020

Attention:  
Village of Bayside, WI  
Architecture Review Committee

<p>PROJECT/SITE OWNER: David Arble</p> <p>PROJECT ADDRESS: 9470 N Waverly Drive</p>	<p>PROJECT SUMMARY: New 12' x 16' shed (wood, stucco, asphalt shingles), in rear yard.</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.*

**Shed complies with setback requirements.**

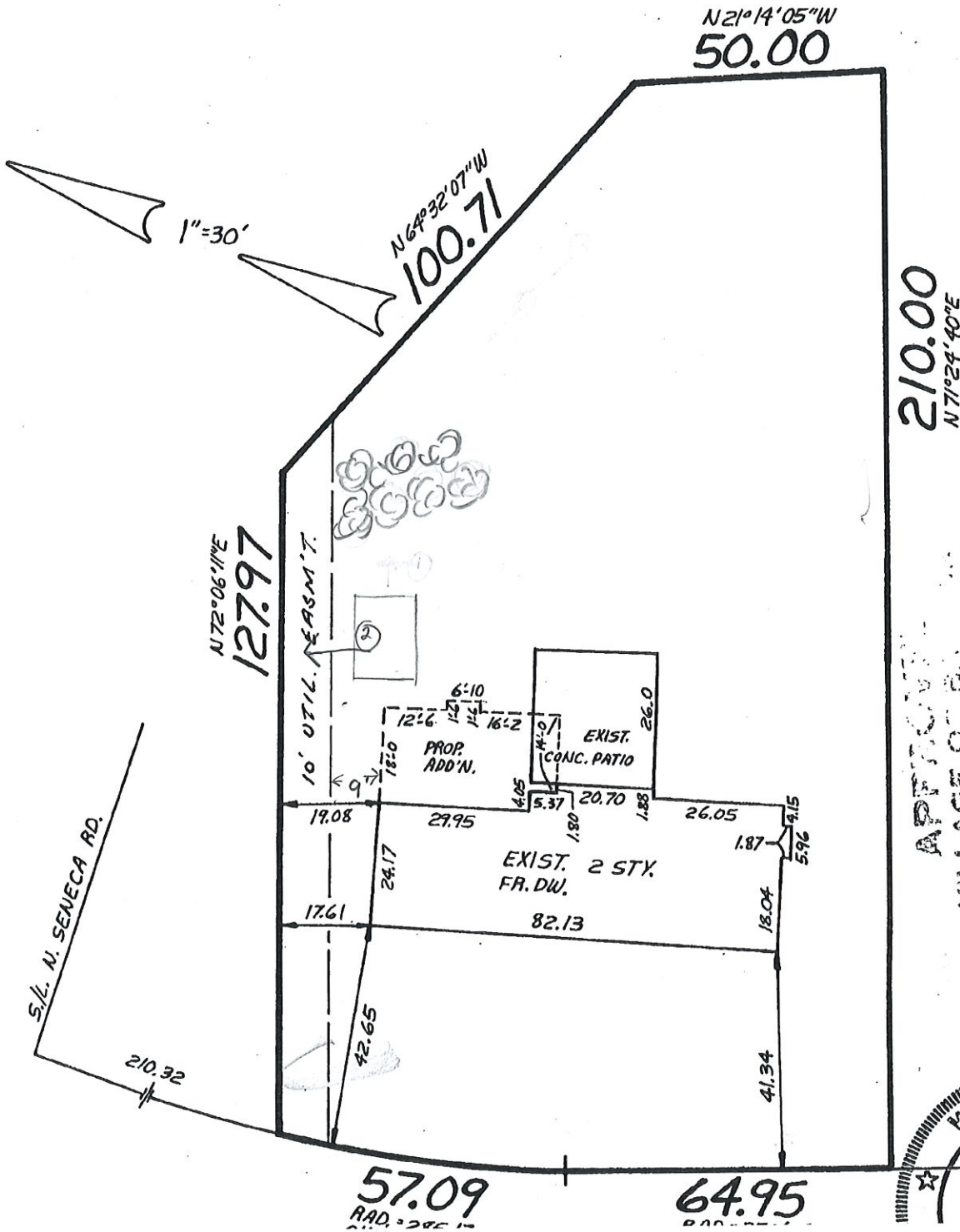
# PLAT OF SURVEY

**LOCATION:** 9470 North Waverly Drive, Bayside, Wisconsin

**LEGAL DESCRIPTION:** Lot 18 in Block 2 in **NORTH SHORE EAST**, being a subdivision of parts of the Northwest 1/4 of Section 4 and of the Northeast 1/4 of Section 5, Town 8 North, Range 22 East, in the Village of Bayside, Milwaukee County, Wisconsin.

July 5, 1995

Survey No. 85387







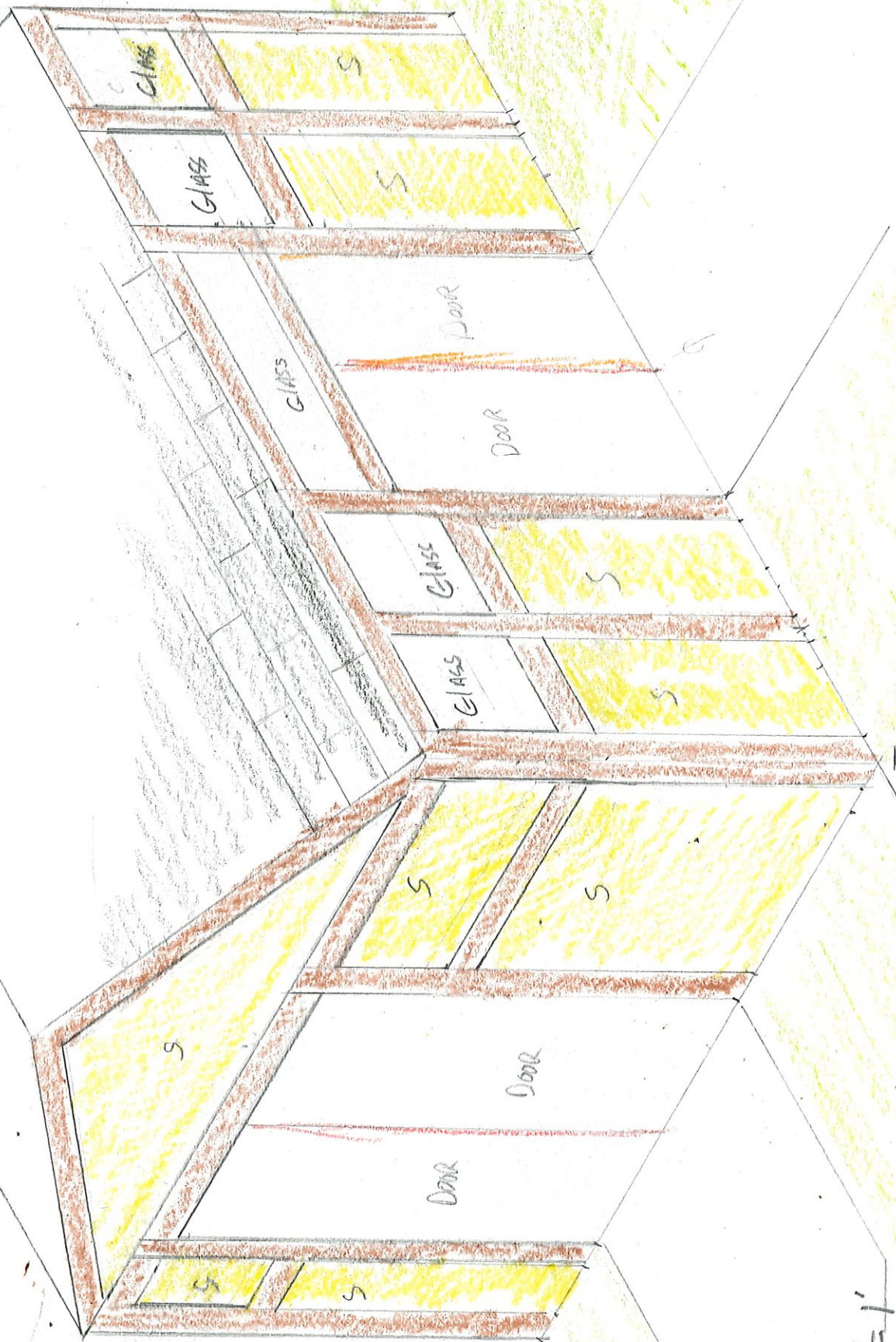






9470

N. WAVERLY DR.



5-13-20

3/8" = 1'



