

VILLAGE OF WHITEFISH BAY
Minutes of Architectural Review Commission
May 17, 2018

Chairperson: Lauren Triebenbach - Board Members present: James Hoffman, Brian Medina & Heather Goetsch. Village Inspector, Mike Belsha

Meeting came to order at 5:38 P.M.

The **first** item on the agenda is **5432 N. Diversey Blvd.** - The proposed project is to construct a cedar pergola in the back yard. Kip Linsey from Flagstone Landscaping was present to explain the project while the Board reviewed the submitted plans and the video. No discussion key. No neighbors in attendance. **After further discussion, James Hoffman made a motion to approve the submitted plans. Heather Goetsch seconded. A vote was taken and unanimously passed. (4-0)**

The **second** item on the agenda is **4837 N. Newhall St.** – The proposed project is to install a 3.6kW photovoltaic solar array on the detached garage roof. It will consist of 12 solar panels installed on the south facing side of the garage. Mark & Lauren D’Antuono, the homeowners, were present to explain the project while the Board reviewed the submitted plans & the video. No discussion keys. No neighbors in attendance. After further discussion, **Heather Goetsch made a motion to approve the submitted plans. Brian Medina seconded. A vote was taken and unanimously passed. (4-0)**

The **third** item on the agenda is **5849 N. Bay Ridge Ave.** - The proposed project is to raze the existing detached garage and to construct a new two car garage. Mike Bailey, the homeowner, was present to explain the project while the Board reviewed the submitted plans and video. No discussion keys. No neighbors in attendance. **After further discussion, James Hoffman made a motion to approve the submitted plans. Brian Medina seconded. A vote was taken and unanimously passed. (4-0)**

The **fourth** item on the agenda is **4626 N. Cramer St.** – The proposed project is to add a direct vent fireplace to the existing sunroom. A window will be removed and replaced with siding to match the existing. Nicki Lasinski, the designer, was present to explain the project while the Board reviewed the submitted plans and video. No discussion keys. No neighbors

in attendance. **After further discussion, Brian Medina made a motion to approve the submitted plans. Heather Goetsch seconded. A vote was taken and unanimously passed. (4-0)**

The **fifth** item on the agenda is **5420 N. Hollywood Ave.** The proposed project is to restore the house to its Tudor appearance, per the original 1940's drawings, with stucco/wood accents, brick on the first story and shingle siding on the second story. On the east side of the house, a new two-story addition with a new one-story addition attached to it and a new two-car garage attached to the one-story addition, will be constructed. The existing detached garage will be razed. All of the windows will be replaced and have lead coming. Greg Ramirez, the homeowner, and Meg Baniukiewicz, the architect, were present to explain the project while the Board reviewed the submitted plans and video. No Discussion keys. No neighbors in attendance. **After further discussion, Heather Goetsch made a motion to approve the submitted plans. James Hoffman seconded. A vote was taken and unanimously passed. (4-0)**

The **sixth** item on the agenda is **4530 N. Frederick Ave.** The proposed project is to add a small addition on to the kitchen and to the front of the garage. Wood framed construction with brick veneer exterior that will match the existing finishes. Dave & Jenny Provancher, the homeowners, and Ryan Schmitz, the architect, were present to explain the project while the Board reviewed the submitted plans and video. No discussion keys. No neighbors in attendance. **After further discussion, James Hoffman made a motion to approve the submitted plans. Heather Goetsch seconded. A vote was taken and unanimously passed. (4-0)**

The **seventh** item on the agenda is **4909 N. Bartlett Ave.** The proposed project is to construct a first-story addition and a small second-story bump-out which will be attached to the rear (west) face of the existing structure. Wil & Kristen de Junco, the homeowners, and Clay Minser, the architect, were present to explain the project while the Board reviewed the submitted plans and video. No discussion keys. No neighbors in attendance. **After further discussion, James Hoffman made a motion to approve the submitted plans with the condition that siding and roof of existing house should be replaced as well. Brian Medina seconded. A vote was taken and unanimously passed. (4-0)**

The **eighth** item on the agenda is **5018 N. Diversey Blvd.** The proposed project is to construct a one-story addition to the back of the house. The siding will be replaced on the entire house and match the addition. Andrew and Cydni Schaeffler, the homeowners and Matt Jones, the builder, were present to explain the project while the Board reviewed the submitted plans and video. Discussion keys: Lights at exits. No neighbors in attendance. **After further discussion, Heather Goetsch made a motion to approve the submitted plans with the condition that lights are be added at all exits. Brian Medina seconded. A vote was taken and unanimously passed. (4-0)**

The **ninth** item on the agenda is **829 E. Sylvan – David Turim.** The proposed project is to raze the existing house and garage and to submit revised plans for a new single family house. Owen Lavin, the architect, was present to explain the revised plans while the Board reviewed them and the video. Discussion keys: Coach light for garage, bigger freeze board on front of garage? Still too high? Consider moving house to the West? Lessen impact of chimney, lights on all doors of house.

Neighbors in attendance: **Stephanie Lyons-809 E. Sylvan**-Likes the size as it is smaller, likes the design better. Rear set back isn't where it should be, cuts off privacy and light. Too close to 837 Sylvan. **Rita Rojahn-837 E. Sylvan**-Move house to West side of lot instead of East. Move driveway to the East side of lot to fit neighborhood pattern. **Joe Wilson-721 E. Sylvan**-Has come a long way, appreciates the effort. If this gets approved, it will set precedence for 823 E. Sylvan. Both projects should be heard at the same time. **Terry Quantance-725 E. Lake View**-How many trees to be cut down? **Lynn Ludke-4816 N. Newhall**-Concerned about the size of house should be consistent with design area even though it is smaller than allowed by zoning, it doesn't fit the design area.

After further discussion, James Hoffman made a motion to approve the revised plans as submitted with the conditions: Reduce the width of the chimney and lights at all doors. Brian Medina seconded. A vote was taken and passed. (3-1)

The ARC minutes from the May 3, 2018 meeting were reviewed. Heather Goetsch made a motion to approve them as submitted. Brian Medina seconded. A vote was taken and unanimously passed. (4-0)

With no other matters on the agenda, a motion was made by Brian Medina to adjourn the meeting at 7:35 P.M. Jim Hoffman seconded. A vote was taken and unanimously passed. (4-0)