

**Village of Egg Harbor**  
**Architectural Review & Historic Preservation Board Meeting**  
**Minutes - June 3<sup>rd</sup>, 2024, at 1:00 PM**

**Meeting Link:**<https://villageofegg Harbor.zoom.us/j/87121782171?pwd=fLxwcYUBHsrUmaX9IaZEGjCJUdvwu.1>

**Phone Number: +1 312-626-6799    Meeting ID: 871 2178 2171**

Chris Roedl, Chair

Kathy Navis, Member

Jim Vander Heiden, Member

Vacant, Member

Paul Brophy, Member

**NOTICE OF PUBLIC HEARING OF HISTORIC DESIGNATION:**

Notice is hereby given that at 1:00 P.M. on Monday, June 3<sup>rd</sup>, 2024 the Village of Egg Harbor Architectural Review & Historic Designation Board will hold a public hearing at the Paul J Bertschinger Community Center 7860 STH 42 Egg Harbor, WI 54209 and on the Zoom meeting platform using Meeting ID 871 2178 2171 to consider a historic designation for 7708/7710 STH 42 otherwise known as Stella Maris Catholic Church AND 7838 STH 42 otherwise known as Cupola House pursuant to section § 152.027 (E) (1) of the Village of Egg Harbor Code. The properties in question are more particularly described below:

7708/7710 STH 42 – Parcel # 1180125302641A – Abbreviated Legal Description - NE 1/4 SE 1/4 SEC 25-30-26 NORTH & EAST OF HWY EXC LAND FOR HWY 433-144

7838 STH 42 – Parcel # 118580001 – Abbreviated Legal Description - CUPOLA HOUSE CONDOMINIUM UNIT 1 AS IN DECL REC'D DOC#827453 SEC. 25-30-26 GL#1

All interested parties are invited to appear and be heard either in person or on zoom. In person testimony will be received first followed by those testifying by zoom. Members of the public testifying by zoom will need to do so using the video option. Deliberations will be made by the Village Architectural Review and Historic Designation Board at their regular public meeting on June 3<sup>rd</sup>, 2024, immediately following this public hearing.

- Chris Roedl opened the public hearing at 1:07PM.
- 7838 STH 42 – Cupola House
  - Greg Bieker thanked the ARHP Board for their work and he is happy the Cupola House is being designated. Megan Sawyer stated that a class 1 notice was put out on the 24<sup>th</sup>, and she called both property owners to make them aware of the review taking place of their properties. Paul Brophy suggested to the Board that the Cupola House applies to criteria C & D. The Board agrees all criteria are met with Cupola House.
- 7708/7710 – Stella Maris
  - Kathy Navis asked when the addition was added on. Megan Sawyer answered that the area renovated for office space occurred in 1968 and the Church was renovated in 1973-1994.
- Chris Roedl closed the public hearing at 1:24PM.

1. Call the meeting to order

- Chris Roedl called the meeting to order at 1:24 PM.
- Board members in attendance: Chris Roedl, Jim Vander Heiden, Paul Brophy, Kathy Navis
- Staff in attendance: Megan Sawyer, Madison Dietzen (Zoom), Lynn Ohnesorge (Zoom)
- Audience in attendance: Luke Bentley, Greg Bieker (Zoom), Craig Sterrett (Zoom)

2. Approve the agenda

- **Kathy Navis motioned to approve the agenda, Paul Brophy seconded, motion carried.**

3. Approve April 15<sup>th</sup>, 2024, Architectural Review and Historic Preservation meeting minutes

- **Kathy Navis motioned to approve the April 15<sup>th</sup>, 2024, Architectural Review and Historic Preservation Boards meeting minutes, Paul Brophy seconded, motion carried.**

4. Open Session

- Megan Sawyer mentioned that there is a vacancy for this body. There is an idea for a new Board member, but staff has not asked him if he would like to serve yet. He is a retired architect who still occasionally practices, so he would make a

good fit for the Board.

5. Discussion of historic properties evaluated for local historic property designation – 7710/7708 STH 42 & 7838 STH 42
  - The Board discussed the potential designation of local historic properties. There were concerns about the process from properties not already nationally designated, and the need for more information to build a case for each property. Paul Brophy suggested applying for a state grant to commission a professional survey of all structures, which would provide necessary data and help address any objections. Paul recalled the deadline being in September. Megan Sawyer said she could look at the timeline for the grant and if needed she could call on the Board for help with filing for the grant. Jim Vander Heiden proposed the creation of a standard application form for historic designations to ensure consistency and record-keeping in the process. This form would be used to assess properties for designation, with the Board applying for the designation rather than the property owner.
  - **Paul Brophy motioned to approve the designation of the Cupola House & Stella Maris under the local historic ordinance, Kathy Navis seconded.**
  - Jim Vander Heiden raised questions about having a form created prior to designating these two properties. Megan Sawyer suggested the action being to direct staff to create a form and at the following meeting they can designate Cupola House and Stella Maris Church.
  - **Paul Brophy withdrew his motion.**
  - Megan Sawyer stated that there could be a designation paper that is signed by Chris Roedl and the Clerk that can be filed into each designated properties parcel folder.
6. Open Session
  - Paul Brophy asked if there are any projects coming to the Board in the upcoming months. Megan Sawyer said there is a project that was already reviewed last fall under construction currently. She will be checking in with the owner of Mojo Rosa's to see if any exterior work will be done in the upcoming months.
  - The Board suggested that they could invite John Vogel to review a survey he conducted for the highway project, which could inform the Board with future efforts.
  - Luke Bentley stated the significance of maintaining the historical integrity of buildings like the Carmody House and the potential negative impact of new construction on this integrity.
7. Next Meeting
  - The next meeting is scheduled for July 15, 2024, at 1:00PM.
8. Adjournment
  - **Chris Roedl motioned to adjourn the meeting, Kathy Navis seconded, motion carried.**
  - The meeting adjourned at 1:53 PM.

The meeting minutes were completed by Madison Dietzen on June 3, 2024. Meeting minutes submitted for review and approval on July 15, 2024.

**Bold – Official Action**