

Village of Egg Harbor
Architectural Review & Historic Preservation Board Meeting Minutes
December 18th, 2023, at 1:00 PM

Paul J Bertschinger Center 7860 STH 42 Egg Harbor, WI 54209

Meeting Link: <https://villageofeggharbor.zoom.us/j/82584964675>

Phone Number: +1 312-626-6799

Meeting ID: 825 8496 4675

Chris Roedl, Chair
Kathy Navis, Member
Jim Vander Heiden, Member

Ken Mathys, Member
Paul Brophy, Member

1. Call the meeting to order
 - Chris Roedl called the meeting to order at 1:00 PM.
2. Approve the agenda
 - **Paul Brophy motioned to approve the agenda, Chris Roedl seconded, motion carried.**
3. Approve November 16th, 2023, Architectural Review and Historic Preservation meeting minutes
 - **Paul Brophy motioned to approve the November 16th, 2023, Architectural Review and Historic Preservation meeting minutes, Ken Mathys seconded, motion carried.**
4. Open Session
 - Chris Roedl let the Board know that the meetings finish time needed to be before or at 3:00PM.
5. Review and consideration of project application for new construction submitted for parcel # 118-56-0006 on the Northwest Corner of Church Street and Orchard Rd, DoCo Capital
 - Megan Sawyer's executive summary: *At the September 6th, 2023, ARHP Board meeting, the Board encouraged the property owner to consider an active public space within the project proposal. The September 6th, 2023, meeting minutes are included for reference.*

I have received the updated plan set from the property owner, which is attached. The plans have been updated to include an added retail space that currently has an anticipated use of some combo of café/bar. Depending on the final determine of operation of this space, a conditional use permit could be required to be addressed by the Village Plan Commission.
 - Rob Esposito said that they will have vacation rental guests that are going to be there, so they do not want the public there at odd hours of the night. They would like the public space to be wrapped up by nine or ten at night. They changed up the siding color on the lower level. They also incorporated more wood grain textures on the outside. Rob explained more changes that were made to the building from the input that the Board gave them.
 - Paul Brophy asked what material would be used in the open space. Rob answered that it will be pea gravel and grass used. Kathy Navis asked if there will be a visual barrier between the parking lot and the street. Rob answered that they are planning to plant trees. The Board believes the plan has improved a lot since their last discussion.

- **Paul Brophy motioned to approve the project application submitted for parcel 118-56-0006 on the Northwest Corner of Church Street and Orchard Rd, with landscaping and lighting plans to be discussed with the Village Administrator if she deems necessary also reviewed by the ARHP Board, Chris Roedl seconded, motion carried.**
6. Discussion of historic property listing and available reports
- Megan Sawyer’s executive summary: *As a follow up to last month’s meeting, the ARHP Board members were sent the Egg Harbor Historical Society’s Historic Property listing as well as reports that were completed as part of the Section 106 process for the Village’s upcoming STH 42 project.*
This item is included on the agenda to give ARHP Board members an opportunity to comment on and discuss the listing and reports if so desired.
 - The Board discussed having professional guidance, so the Board can learn this process. Jim Vander Heiden suggested the Board speak with John Vogel. Chris Roedl went over the Board’s next steps which are: engage with John Vogel, learn the knowledge required to deem historical structures from conversations with John. Lastly if the Board is not capable of these tasks finding a grant to apply for to pay for a consultant. Megan Sawyer said she will try to send an email to John by January 5th, to set up an introductory call between Jim, John, and her. Once they have been introduced Jim will take on the task of talking with John. Kathy Navis said she would be happy to ask the Egg Harbor Historical Society about any items the Board may be missing.
7. Review and consideration of designation of local historic recognition for the address of 7821 STH 42
- The Board tabled this agenda item.
8. Open Session
- Jim Vander Heiden asked the Board about how they think they have done with the past couple of reviews. Chris Roedl would like a more formal structure to how they review the applications. Megan Sawyer said that now the Board is having regular meetings so they can update the process in the application. Paul Brophy added that the Board is still learning. The Board would like everyone to discuss the application amongst the Board rather than having conversations with the applicant. Paul Brophy said he would like to have a more substantial notice put out prior to the meeting.
9. Next Meeting
- The next meeting is scheduled for January 15, 2023, at 1:00 PM.
10. Adjournment
- **Kathy Navis motioned to adjourn the meeting, Chris Roedl seconded, motion carried.**
 - The meeting was adjourned at 2:39 PM.

Meeting minutes completed by Madison Dietzen on February 15, 2024. Submitted for review and approval on February 19, 2024.

Bold – Official Action