

Minutes Design Review Board April 27, 2023

I. CALL TO ORDER

The meeting was called to order at 4:02 P.M. Members present: Barbara Sassaman, Chair; Pancho Cole, Vice Chair; and members Mike Rogers and Kate Macko.

Also present: Angela Chamberlain, Code Enforcement Officer; Michele Gagnon, Planning Director; and Cali Martinez, Staff Planner.

II. EXCUSED ABSENCES

Andrea Lepcio was excused.

III. ADOPTION OF AGENDA

Mr. Rogers moved to adopt the agenda. Ms. Macko seconded the motion and the Board voted unanimously (4-0) to approve the motion.

IV. APPROVAL OF MINUTES

a. April 13, 2023

Ms. Sassaman moved to approve the minutes. Mr. Rogers seconded the motion and the Board voted unanimously (4-0) to approve the motion.

b. January 12, 2023

Ms. Sassaman moved to approve the minutes. Mr. Rogers seconded the motion and the Board voted unanimously (4-0) to approve the motion. Ms. Macko abstained.

V. PUBLIC COMMENT

There were none.

VI. BUILDING PERMIT REMINDERS

The applicants were reminded that they would need to apply for and receive a building permit prior to commencing any of the activities approved at the meeting.

VII. REGULAR BUSINESS

a. Certificate of Appropriateness

Application: DRB-2023-11

Applicant: YMCA (Brad Stager)

Owner: Town of Bar Harbor

Project Location: 21 Park Street (107-221-000)

Proposed Project: Changes to Exterior Appearance of Nonhistoric Building
(addition of utilities to the rear of building)

Mr. Rogers moved to approve the application. Mr. Cole seconded the motion. It carried unanimously (4-0).

b. Certificate of Appropriateness

Application: DRB-2023-12
Applicant: Siam Orchid (Heather Pellegren)
Owner: Hatsana Phanthavong
Project Location: 34 Rodick Street (104-394-000)
Proposed Project: Changes to Exterior of Nonhistoric Building
Installation or Changes in fences and freestanding walls
Installation or Changes in Sign or Awning
(replacing existing fence, install new awnings and patio area,
addition of propane fire pit and new sign design)

After some discussion regarding the need for better renderings (scale, dimensions, and overall drawings), the awnings, having a fence to avoid people falling into the fire pit. **Ms. Sassaman moved to continue the review of the application at the next meeting. Mr. Cole seconded the motion, and it passed unanimously (4-0).**

c. Certificate of Appropriateness

Application: DRB-2023-13
Applicant: Vacationland Coffee Roasters
Owner: Hatsana Phanthavong
Project Location: 34 Rodick Street (104-394-000)
Proposed Project: Changes to Exterior Appearance of Nonhistoric Building
Installation or Changes in Sign or Awning (Installation of
decking, pilasters, planters, sign and outdoor bar at new
coffee shop)

Mr. Cole moved to approve the application with the following conditions: 1) The ADA access be approved by the CEO; 2) The step-down will not impact the neighbor; 3) The window to a counter will be braced when opened; and 4) The bottom of the sign will swing in over the lot or will be 10 feet over the sidewalk. Ms. Mako seconded the motion, and it passed unanimously (4-0).

VIII. OTHER BUSINESS

a. Appendix A

Ms. Martinez presented on the non-contributing buildings and structures in Bar Harbor. After some discussion, the board agreed to not include non-contributing buildings and structures in Appendix A.

The board also discussed which standards would apply to contributing structures, like Acadia Landing in the Harbor Lane – Eden Street Historic District. The board decided that if this structure were to come to the Design Review Board, they would decide what standards to use at that time.

In the future, the board will discuss the details of hosting a workshop and review a draft summary and explanation for both the Appendix A amendment and the signage amendment.

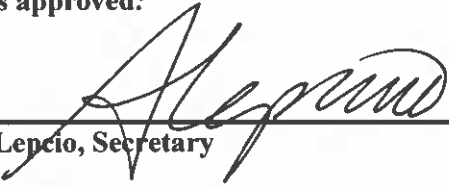
IX. BOARD MEMBER COMMENTS AND SUGGESTIONS FOR THE NEXT AGENDA

There were none.

X. ADJOURNMENT

At 5:20 PM, Mr. Sassaman moved to adjourn the meeting. Mr. Cole seconded the motion and the Board voted unanimously (4-0) to adjourn.

Signed as approved:



Andrea Lepcio, Secretary

6/8/23

Date