



Planning Commission

Tuesday, November 19, 2024

City Hall Council Chambers – 601 Main St W. Ashland, WI 54806

6:30 PM

Take notice that a meeting of the Planning Commission will be held in- person in the City Hall Council Chambers, with the availability to attend virtually.

To join the meeting from your computer, tablet or smartphone: <https://meet.goto.com/775025133>. Or dial in using your phone. United States (Toll Free): 1 866 899 4679 Access Code: 775-025-133

The following items will be considered:

1. Call to Order and Roll Call

2. Approval of Agenda

3. Consent Agenda

- a. Approval of Minutes from the October 15th, 2024 Plan Commission meeting

4. Identify Potential Conflicts of Interest

5. Citizen Participation (non-agenda items)

6. Action Items:

- a. Review and approval of a Site Plan for a parking lot expansion for the Seventh Day Adventist Church at 622 10th Avenue W (Parcel #201-04381-0000), zoned Single and Two-Family Residential (R-2). Applicant: Gary Schacht

7. Discussion Items

- a. Update on Property Maintenance Enforcement
- b. Update on Building Permits for October, 2024
- c. Update on Miscellaneous Planning and Development Items

8. Announcements/Reports/Comments/Questions

9. Adjournment



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City of Ashland, Wisconsin
601 Main Street West — Ashland, WI 54806 — www.coawi.org

PLAN COMMISSION MEETING MINUTES

October 15th, 2024 at 6:30PM at the City Hall Council Chamber and via Go To Meetings

The meeting can be joined in person or by using a computer, smartphone or tablet at

<https://meet.goto.com/775025133>

**The meeting can also be joined by phone at
1 866 899 4679 using Access Code: 775-025-133**

Present: Mayor Mackenzie, Ana Tochtermann, JoAnn Erickson, Laurie Gregor, David Eades, Steven Wiley (Planning and Development Director), Terri Erickson (Assistant Planner), Sarah Adams (Library Director)

Online: Joselia Mendiola (Engberg Anderson Architects)

Absent: John Beirl (Excused), Jeff Beirl (Excused)

AGENDA

1. Call to Order and Roll Call
Mayor Mackenzie called the meeting to order at 6:31 pm and a quorum was declared present.
2. Approval of the Agenda
Mackenzie asked for approval of the agenda. JoAnn Erickson moved to approve the agenda as proposed and Laurie Gregor seconded. The motion carried 5-0.
3. Consent Agenda
Mackenzie asked for approval of minutes from the July 23rd, 2024 Plan Commission. Eades moved to approve the consent agenda and Tochtermann seconded. The motion carried 5-0.
4. Identify potential conflicts of interest
None
5. Public Comment (non-agenda items)
Laura Kruse stood up to address an item of concern with the commission. She stated that she lives on Lake Shore Drive and is trying to put in a garage. She gave a picture to the commission to pass around. She noted that when she went out looking for garages, as a retired teacher on a reduced budget, to find something that would add value to her property and that she could feel good about. She went to Iron River and fell in love with this garage that is a two stall and perfect for her needs. It also fits a workbench from her dad that was hauled up from Tennessee. She didn't realize that there was a policy that metal wasn't okay for building purposes. She had put on a metal roof so assumed there wasn't an issue. She pulled together a packet that she brought to the planning office and she was told that it wasn't appropriate because it is metal. She thought she would have a garage by July she is still here trying to figure out why this perfectly acceptable garage that looks

nice and represents our community well and also does something for those of us who maybe don't have as much money as other folks. Some may know her as the self-proclaimed equity queen so also sees this as an equality issue. She understands the reasons why you wouldn't just want any kind of metal because it can look tacky, however, what she is proposing is a quality product that is not just sheet metal being thrown together that looks like crap. This is a high-quality structure that holds up to 90 MPH winds and would have a cement foundation that they would pour posts into. She wishes that planning commission would look at some of the newer products that are online today for those of us who want to.....she feels like her place looks like Sanford and Sun (for those old enough to remember that show) she's got her lawn mower, snow blower right out in front so she can make sure it stays with her on the property instead of somebody taking it and what she would really like to do is put those things in a garage. Some people have mentioned to her to just get a one stall garage. She has two vehicles. She noted she appreciates the time that we've heard her. Mayor Mackenzie thanked Ms. Kruse.

Alan from Iron River stood to speak next. Mayor Mackenzie informed him that he's not a resident but we will allow him to speak anyhow because we are going to be open about it. Alan noted that we are affecting his business. He doesn't know how we came to the conclusion that the steel siding is not legal in our community. He doesn't know what's wrong with it. He asked if we could help out a little with that. Mayor Mackenzie noted that this is his opportunity to talk to us about expressing his interest in having steel siding but it is not a debate on whether it is right or wrong. It's his chance to give us his point as to why it should be all right. Alan stated he doesn't have a point why it wouldn't be all right. It's new, it looks good. He has other pictures if we want to see them. He stated that we are literally the only town since he has been selling these for six years now that won't accept them. Hayward does. Every other small community does. He has one at his house in Cable. We are literally the only community that won't accept these and he does not know why. It's a brand-new garage and it looks good, they are affordable. He has had no problem what-so-ever in any community besides ours. He is not quite sure why we won't accept them but we are going to have to decide. Mayor Mackenzie asked if there was anything else? Alan replied: No, not really. Mayor Mackenzie asked if there was anyone else.

Marty Reykdall stood to speak. He stated that he also has corrugated tin on a building. Mayor Mackenzie asked Mr. Reykdal to state his name for the record. Mr. Reykdal stated his name and that he has a building a 1002 Willis Avenue. He put corrugated tin on it and the building inspector was up there numerous times and he never told him anything about not being able to use the tin and he tells him one thing and all of a sudden something else happens. And now he is in all kinds of trouble because he have corrugated tin on his building. There's some pictures and he would like to have permission to re-assess this corrugated tin issue. There are some exceptions to the rule and he would like to be an exception to this rule. Mayor MacKenzie thanked Mr. Reykdal and asked if there was anyone else.

Erin English stood up to speak. She noted that she is a resident and she thinks that Mr. Reykdal's steel siding is an accent to his building and it's not all corrugated. There's examples of it all over the nation. People use it as accents. Like the people over here (referring to Alan) They are clean, neat and cost effective. She can see why this lady's wallet makes a difference similar to Mr. Reykdal's where he thought he was going to get a big piece of covering for his building that would accent and make it a beautiful place because he would like to be able to rent it out to future people. We want to be a productive part of our community so she thinks the commissions should think about the code and how it reads. It does say in it there's exceptions. Kind of beating a dead horse

as far as moving up into the new society and what people like and dislike. The Commission should look at how people are scooping up these buildings up all over the place. This is just her opinion she thinks we should change the statute. Mayor Thanked Ms. English and asked if there was anyone else and noted we would start the discussion of the use of metal siding when we get down to that point. He noted that we are going to address it and there has been no commitment one way or the other.

6. Action Items:

a. Architectural Review of the Vaughn Public Library Renovations – Discussion/Action

Mayor Mackenzie reminded the commission that our role in this is not whether we agree with the interior floor plan but to assess the changes proposed to the outside of the building and the structural aspects of it, our ordinances and requirements for historic preservation. He noted that Terri Erickson will be the staff person giving the presentation and Mackenzie handed it over to her to give some background.

Erickson began by noting the architect/applicant as Engberg Anderson Architects out of Milwaukee and that they have been working with library staff and the design team on the renovation plans for several years, since 2019. Erickson reviewed the applicable state statute that requires this type of project to be reviewed by the plan commission. She also noted the project also underwent a plan review recently by the Historic Plan Commission, as required since the building is listed on the local register of historic places. The project also requires approval by the State Historic Preservation Office since the building is in the state designated West 2nd Street Historic District.

Erickson reviewed the location of the structure and zoning district, as well as the adjacent building uses adjacent to each side of the building. Then she reviewed the history of the building back to its construction in 1888 along with an early photograph. She noted it is considered a pivotal building in the West Second Street Historic District as one of the best-preserved examples of Romanesque Revival Style Architecture and for its association with Samuel S. Vaughn. She described the original building layout and access points with the library on the second and third floors and a wholesale and dry goods store located on the main level. She then showed a photograph of later renovations and described various alterations made to building, a primary change being that the library was relocated to the main level and the storefront window system being replaced with divided lite transom inserts. Then a photo after 1983 renovations was shown showing that windows were again replaced and the main entrance was moved to Vaughn Avenue with the Main Street entrance being used as an emergency exit.

Erickson moved on to present the architects drawings. Starting with the North Elevation, she noted that a new main entrance would be re-established off of main street with a storefront system that would more closely resemble the original look and that all of the second story windows would be replaced with more energy efficient glazing. The East elevation was reviewed and noted changes were the restoration of the old entrance at the arched opening and the replacement of windows on the 2nd level as well as the main level if the budget allows.

The architects floor plans were briefly reviewed. This included upgrades with circulation, security, and added flexibility. New finishes and upgraded HVAC and plumbing equipment would be incorporated including new restrooms on all levels. An new open staircase is being planned where one historically was located between the first and second levels. It was noted that a 3 plus million dollar grant from the WI Department of Admin was recently awarded to the project which will help

fund renovations for the third level. This will include additional meeting rooms, staff area and flex space.

Erickson summarized the project intent and key features. Staff has recommended approval of the architectural design of Vaughn Public Library and proposed with the following conditions

1. *The Applicant shall request review of the proposed work through the state Historic Preservation Office.*
2. *Work shall occur in compliance with the Department of the Interior's Standards.*
3. *All plan and building permit approvals shall be obtained prior to starting work.*

*Sarah Adams arrived during presentation.

Mayor Mackenzie reiterated that the commission's role in this is required under state statute 62.23 sub 5. to perform a plan review of "the location and architectural design of any public building". He noted that the library is not changing location just being rejuvenated. He asked for a motion to accept or approve the architectural plan as presented. Tochtermann moved to approve the motion and Eades seconded.

Discussion: Tochtermann asked if Ms. Adams has any concerns about the conditions for approval and the request to go through the state historic preservation office. Adams responded that she does not. She referred the question to Joselia Mendolia, the architect in attendance online, to make any comments and noted she would be the one contacting the State Historic Preservation. Mendolia responded that they do have the application submitted to the state historic preservation office which is currently under review and they should be hearing back by the end of the month. No serious concerns regarding the building. They are taking this opportunity to increase the energy efficiency with the windows. They are also addressing some minor drainage issues around the building. Eades asked if there was anything being done on the lower level (basement). Wiley responded that he did not believe so and this was confirmed by Adams. Eades asked about former plans to move the Vaughn Library to the Depot. He was told at some point that a condition of the building going to the city was that if the library moved locations that the building would revert back to the Vaughn family for ownership. He asked if this was still the case. Both Mayor Mackenzie and Wiley responded that they are not aware of this. Erickson noted from her research that there were other sites analyzed over the years for possible library relocation but it was determined at those times it made the most sense to stay at the current location. Eades understood this but was wondering if the condition still existed. Wiley noted that would have to be looked into. Mayor Mackenzie noted that it is our intention to keep using it as a library. JoAnn Erickson had a question regarding the new entry off of main street and how this would impact the parking capacity. She was concerned that people will now park for several hours on main street instead of Vaughn Ave and that it will affect available parking for main street businesses. In addition, she asked if having two doorways will create control or security issues? Adams responded that there will be a staff workroom right off the Vaughn Ave entrance which will be staffed. The circulation desk is located so that there are sightlines to both entrances on Main St. and Vaughn Ave. Mayor Mackenzie noted that he believed the parking is posted as a two-hour limit. JoAnn Erickson expressed that she feels people will park on main street if there is an entrance there and it will make the parking more congested which in turn could keep people from going into businesses close to the library if there are no open parking spaces directly in front. Mayor Mackenzie asked if ready to call the vote as voice only for approving and accepting the architectural design with the condition that the applicant follow through with the listed conditions as noted above. The motion carried 5-0.

- b. Public Informational Meeting-Review and Approval of a Condominium Plat for the 208 3rd Ave W Property. Applicant: Patrick McKuen

Mayor Mackenzie introduced the next item for review. Intent of Plat is to divide ownership of the properties into three condominium units and attached and detached garage space. Wiley presented this. He noted this building is the former opera house property and came before the commission as a conditional use permit and later a site plan approval. Now the work is substantially complete they are looking to divide up the property for separate ownerships. Patrick McKuen from Pine Ridge Surveying has been working with Scott Warren and Tom Trudeau who are the project developers. This was initially done and recorded as a CSM to combine the lots last year. Now this is condoing out the existing property. This is City Center zoned and we are doing preliminary and final plat review here. This is very similar to the Deepwater project from last year. Wiley described the parcel layout shown on a site plan. He then described the condo plat drawings and noted they are reviewed by staff, fire chief, wastewater/utility, public works and sometimes the Department of Administration, but not in this particular case (DOA). Wiley briefly described the floor plans. One unit spans the entire first level. The second and third units consume space on both the second and third levels. The final plat page is for signatures and state required information. Wiley then reviewed requirements for a preliminary plat review including what is required under the UDO and state law and consistency with the comprehensive plan. The building is served by public water and sewer. In regards to Future Land Use Plan development, this property is located in the Downtown Core and Commercial District which allows mixed-use residential development. There are no changes proposed to the development this is only to allow separate ownership of the units. Wiley noted that fire and police chiefs as well as water utility and waste water have all reviewed this with no issues. Wiley noted he was fine with doing both the prelim and final plat review together since he had a complete application with sufficient information provided. There is not a need in this case to have time to make revisions or additional staff input for a separate final plat review. With that Staff recommends preliminary and final plat approval of the condominium plat proposed for the 208 3rd Ave W property contingent on the following conditions:

1. *Approval is for the Condominium Plat for the property at 208 3rd Ave W (Lot 1 of CSM No. 788 recorded in the Ashland County Register of Deeds Office on Sept. 22, 2023, in Volume 5, pages 162-163 as Document No. 362998).*
2. *Applicant to meet any requirements of the water utility and any other utilities for metering.*
3. *Applicant to submit a copy of the recorded plat to city staff once it is recorded at the Ashland County register of Deeds.*

Approval was moved by Tochtermann and seconded by Eades. Mayor Mackenzie also noted that tonight's meeting also serves as the public informational meeting and advertised as such as a class one notice with discretionary letters sent out to neighbors as a courtesy. Tochtermann asked if there have been any issues or comments from neighbors. Mr. Wiley responded no comments on this condo plat but that there were a few issues early on that have been rectified. Mayor Mackenzie asked for a vote and noted approval of this will send it onto city council. JoAnn Erickson asked if there were issues with the building by the neighboring owners who would the complaint go to? Wiley responded that there would likely be a condominium association with a president or point of contact for the building that would receive any type of communication or correspondence initially. Mayor Mackenzie asked Trudeau or Warren (In audience) if they knew how they were planning to set this up. The response was they did have the intention to form an association with a president and bylaws. Mayor Mackenzie called to vote. Motion carried 5-0.

7. Discussion Items:

- a. Update regarding parking spaces for automobiles, boats, campers in rear yards on residential properties

Mayor Mackenzie initiated discussion on this item regarding whether or not we want people parking on the streets or in their yards. Wiley noted that he does not have any ordinance language drafted up yet but he does want to research ordinances for communities that are similar in size and scale. He noted staff does understand the desire to have people parking their vehicles, RV's, boat, etc. on their property instead of on the street. The biggest concern is making sure we are accounting for as many situations as possible such as impervious surface ratios and accounting for site run-off increases which would affect the storm sewer load. He stated that he does see that some areas of the city may be more accepting to having exceptions on graveled areas in lieu of a hard surface. A blanket allowance of gravel throughout the city does not seem appropriate even though the city does have many gravel alleyways. The intention is to someday pave these as able. Allowing additional gravel pads in rear yards would be more acceptable and less visible. Screening may also be a requirement to help conceal these areas. Wiley has not determined yet what he wants to propose but the plan commission is welcome to weigh in on it. Consider whether leniency on this rule could erode the condition of our neighborhoods. The need for flexibility is there but to what degree and where? Rural larger lots without storm infrastructure may more easily handle relaxed standards. Even though there are gravel areas in the center of the city the hope is to reduce these nonconformities over time. He would like to have more fleshed out on this soon. Mayor Mackenzie asked for thoughts from the commission. He noted that getting safety vehicles through streets is a driver for getting vehicles off the streets. Eades asked about the difference regarding runoff comparing gravel to concrete surfaces. Wiley responded that you have run-off in both cases but gravel is more likely to run into the storm sewer. One of the main concerns is aesthetics. Even though many alleys are gravel, do we want to contribute to more and more. It does make a difference if the gravel is well maintained. Tochterman expressed concern about the financial burden on residents to require concrete/pavement. She felt the more options we can offer people the better. In relation to the statement of "opening the floodgates", she questioned how many people would actually take advantage of a new allowance of allowing gravel pads. She's wondering if we have an idea of the demand for this and how many households would utilize this. Wiley responded he doesn't see it as every household but that we would want to be careful not to give the option of every household having the ability to do this. Some properties are already nonconforming and over the impervious surface limit. Many people pave some or all of their yard without getting a permit and we stumble upon it and have to proceed with code enforcement. Mayor Mackenzie stated that some of what may dictate this has to do with how wet or dry the summers are. People want to fill in ruts made by driving on their yards when the ground is soft. JoAnn Erickson asked if there is a certain kind of gravel that we suggest or prefer people use? Mayor Mackenzie noted that there are pervious pavers that are a type of block or brick that can be used that can be driven on by allow the grass to grow through would be desirable. JoAnn Erickson noted that this would not be a type of pea size gravel or limestone covering. Mr. Wiley noted that we have recommended permeable pavers for people who are over the limits of impermeable surface on their lot but they are also costlier than gravel. It is possible we could specify a certain type of gravel that residents are required to use. Often times public works will allow land owners a permit to use a platted undeveloped alley to access their property by way of a gravel access. We may be able to implement something similar, possibly incorporating screening as a requirement using hedges or fencing to help with the aesthetics. JoAnn Erickson noted it may be concerning to neighbors that have to live next to and look at gravel developed areas every day or being concerned about the neighbors gravel ending up in their yard. She also noted that driving around there are a lot of RV's and boats parked in the streets because we have an old neighborhood with small properties. Maybe people aren't buying things because they don't know where they will put them but we may be opening the floodgates for this if we allow this. Wiley agreed that there are several different pros and cons to consider when thinking about this. Gregor asked if we are talking about ordinance changes to make it easier to park their RV's/Boats in their rear yard or an ordinance to ban RV's/boats on the city streets? Wiley responded we are trying to incentivize homeowners to park on their

private property not so much about banning them from the streets. Mayor Mackenzie commented that we could put a ban on parking in the street but these vehicles will have to go somewhere so we'd like to encourage on private property instead. The cost of cement has gone up and it expensive to put in a slab but we don't allow gravel. Eades commented that we are trying to make things easier asked about the possibility of having a weight limit. Perhaps, if needs to be a slab if it is over a certain number of pounds. Consider a light smaller boat versus an RV that will sink in the yard. Mayor Mackenzie asked if we would allow gravel what about the size? Some want to gravel the whole yard so what so we do? Eades noted he doesn't look at gravel as being impervious and doesn't have a big issue with it being used. Water could be collected via retention ponds to keep it from going into to storm sewer. Wiley suggested that it may be looked at as a certain percentage or portion of a rear yard allowance. Mayor Mackenzie asked if he envisioned a permit process with a plan submittal? Eades replied yes. Erickson thought we could give some realistic suggestions on the kind of rock or stone that could be used. Mayor Mackenzie thought that if we allowed it we could include a list of standards that would be allowed.

b. Discussion regarding the current ordinance prohibition on the use of corrugated metal siding associated with pole barn construction

Mayor Mackenzie initiated discussion on this item regarding the use of corrugated metal. He noted that it is currently not allowed in the residential district but is allowed commercially. He asked to hear the commission's thoughts on the matter. Eades made the comment that it was required to be removed from the condo unit. Wiley responded that the ordinance does allow it in certain isolated areas. If you are looking at a future development zone property which is on the fringe of the community, bigger and more rural in character, we wouldn't have a problem with it. To say its not allowed period is false. It is in certain districts, just not all districts. Eades made a comment that this is where it becomes arbitrary and that the decisions made by the architectural review board are not consistent. How do we make this consistent? Wiley responded that court decisions do give the community a lot of leeway to make aesthetic decisions. There is case law that does this. You can still be consistent. If it's a future development zone parcel and somebody comes in and wants to do something and it meets guidelines we wouldn't treat anybody differently. There is a difference between the outskirts of the city and Chapple Historic District, for example. In our opinion we don't see it as arbitrary. If we are looking at more isolated areas then it is a judgement call but if we are looking at residential estates and future development zone it may be different. Eades commented that the system is set up to be arbitrary. He wants to understand why or why not. He's seen beautiful buildings with corrugated metal. Buildings denied in Bayfield were amazingly drawn up. Why don't we want corrugated metal in our residential areas. It's a subjective idea...he hates vinyl siding but we love it in our code. Wiley replied that it is an aesthetic thing. He seen different things in different communities. There's the school of thought that basically I should be able to do whatever I want and if you have any restrictions your completely anti everything. There's also the idea that we want a certain design theme for a community or district. He would guess that it is mainly an aesthetic driven ordinance. He rewrote an ordinance to allow standing seam roofing in Oshkosh. This was similar in that enough people came forward and asked the question why are we not allowing this? There are a number of different concerns to consider. Longevity – If they are done well and maintained they can last longer. It can be more long-term cost effective for the owner. Other considerations are gauge and reflectance values which affect glare. It as also a material that can rust. Maybe it is more suited to agricultural and industrial applications. Some people might not care if it is in their neighborhood and others may feel it is detrimental especially where you have older homes or historic materials such as lap siding or stucco. He's seen a lot of communities move away from allowing exposed fasteners and thinner gauge panels requiring a certain standard of quality. He feels it can be done well and the current ordinance is pretty blanket prohibitive so it's something to be looked at. Eades feels we should spec it out and allow it but of a certain quality. Wiley discussed the process used in Oshkosh to

make the ordinance change for allowing metal roofing and suggested we could follow a similar protocol. Eades felt that was as great way to approach it. He made a reference to unfinished masonry block that was meant to be stucco'd but left unfinished. Mr. Wiley responded that that's why ordinance need to be clear. Tochtermann agreed that language which defines the design specifications would be good. She also felt specifying which zones it does or doesn't work would be best. Could we say "by approval" so we know that it is done in the right way in the right spots? Wiley responded for sure. We run into cases where someone does something without checking and then we have knee-jerk changed to ordinance to fit what they are doing so we want to be careful. If we make ordinance amendments, it's important that we have people talk to us as we continue to try and improve our outreach and connect. We want people to reach out to us ahead of time so we aren't playing catch up on - often times they don't and then are left in a bad circumstance. The administrator shares this perspective. It is certainly worth revisiting this topic and many good points have been brought up. Eades noted we will need to deal with some issues on a case by case basis but some of these trends build up and become more normalized. Wiley agreed that once you have more people approaching us with the same request it is good to revisit the ordinance. Mayor Mackenzie asked if there are some neighborhoods we should keep it as a banned restriction, like the historic district? Eades commented that the historic district is already well defined. JoAnn Erickson noted it could also include housing or blocks adjacent to the district that might not improve the area. Mayor Mackenzie stated sometimes its easier to say it can be used except for in these locations. Wiley noted that this is similar to what he did in Oshkosh, noting that the standing seam roofing could not be permitted on historic properties unless they traditional had a standing seam metal roof and confirmed by prior photos or evidence. Eades suggested evaluating if a mixture of materials and using metal as a certain percentage of the exterior coverage may be an option. Mayor Mackenzie asked if it makes any difference if the material is distressed or rusted? Eades replied it depends on how well it was incorporated into the design so would not discount it. Mayor Mackenzie noted that this is one of the issues that comes up but that the newer materials may be less likely to rust depending on the thickness and coatings of it. The one thing we want to avoid is spot zoning; we cannot do this. Wiley noted it would need to be specific districts or something of that nature. Tochtermann suggested that other that the historic districts downtown should also be included. Wiley added this should apply to historic buildings and avoid covering up stuff and losing historic wall treatments and putting up steel siding. Tochtermann noted that it is important to have a balance of not doing something for one person. She asked are there more things around design guidelines that could address some of the issues that have come up, that also include other aspects of design in addition to metal siding? Wiley stated that in some ways our design standards are not entirely clear and kind of minimal relative to what he's seen in other places. Tochtermann reiterated that we have a very beautiful and interesting architecture that people come from all over so she thinks its our responsibility to make sure the future of development aligns with that strength. Wiley added that we have a good downtown and the we are also working on the Stuntz Avenue/Oredock area for long term development. He suggested maybe we heightened design standards there with an overlay. There's a lot of ordinance sections, both in property maintenance and in the UDO that would be good to look at. JoAnn Erickson thinks people are trying to improve their properties and it is important to encourage that. If there's things we can change in the ordinance that helps people to be able to do that, we want that. She questioned whether or not our discussion today is going to help her (Laura) because what is the realistic time change for an ordinance? Wiley replied that it can be a few month process depending on workload and how long it takes to research, etc. His stance is he'd really like to flesh it out and make sure it is something that is realistic but also something that's thought through rather than just rush it together and get it before plan commission and council and then we find out a month in we didn't account for this situation or that. Mayor Mackenzie noted it would go through a public hearing process. JoAnn Erickson wanted to emphasize we are saying yeah it is fine but we are not saying to (those in the room) yes, you can do it. Tochtermann asked what is the recourse for folks that are trying to understand the response. Mayor Mackenzie responded that the response is that you're going to have to wait because the

ordinance is such that you can't do it right now and we have to go through the hearing process of council to recommend the change and using the plan commission as the sounding board for what's reasonable. He inquired about if visible fasteners are a concern or not and would this make a difference? JoAnn Erickson replied that as long as it goes with the architecture of the house it would be okay. Is it something that will stay aesthetically nice? Will it rust and look junky? Mayor Mackenzie commented to each their own, until someone asked him he never gave it a thought. It's not something he would have picked up on but for some it's a concern. Sounds like its not a huge concern here. Eades felt that it wasn't a big concern. He most concerned about improving. JoAnn Erickson added that the community has improved; she's been here thirty years and it's gotten nicer and we want that to continue. Mayor Mackenzie responded that he is hearing is that we would entertain a change or ordinance to allow this. We'll have staff look into what this could be. He's heard that there may be some districts we want to exclude. As we think about it, if there are other ideas about what districts etc., reach out to staff and let them know and they can come back with something to look at. JoAnn Erickson added that she agrees with how the light hits the metal makes a difference for the neighboring properties. Mayor Mackenzie concluded the discussion of this item.

8. Announcement/Reports/Comments/Questions

Mayor Mackenzie explained the resolution for conditions set for the emergency housing shelter which comes up periodically for what the requirements are. The biggest part of it is the landscaping which has not been completed. We will be sending a letter to the owner advising they need to complete this. Some of the other questions that have come out are regarding items that were dealt with in the resolution as far as reports and for background. The requirement is that the owner reports to the council once a quarter for the first two years and then once a year after that. This was signed back in 2021 so we are into the annual review period for reporting. JoAnn Erickson asked if they have been doing that? Mayor Mackenzie responded that they have and he felt we've invited them and they've met possibly more often when we've had concerns. This is not something that would come to the plan commission – it would go to council, but he did want to give some feedback on it. JoAnn Erickson asked if someone had concerns about it, they would go to the council? Mayor Mackenzie responded yes, that would be the easiest is talking to your council rep. or talking to the mayor as a next option.

Eades commented that he would like to see a report on building permits and things staff did in the office. It's nice to see the stuff that's actually happening that we or the public don't see. Wiley responded that the Mayor has been talking to him about this and that the staff will start working on putting together a monthly report for plan commission and council. It is pretty easy to generate a report for this with our software. Mayor Mackenzie added we should compile a list of building permits that were issued as well as property maintenance complaints. If we have that at this meeting then it is a part of the minutes and it would also go to council who would then see it that way as well. Wiley stated that we will provide that for the next meeting.

Adjournment

Mayor Mackenzie asked if there was anything else, thanked everyone for their time and called the meeting to close at 8:01 PM.

Recorded by:
Terri Erickson
Assistant Planner

STAFF REPORT

Plan Commission – November 19th, 2024

Agenda Item #6a: Site Plan Review for Seventh Day Adventist Church Parking Lot Improvement

Applicant: Gary Schacht
Property Owner: Seventh Day Adventist Church
Property Address: 622 10th Ave W.
Parcel No: 201-04381-0000
Zoning District: Single and Two-Family Residential (R-2)
Staff Contact: Terri Erickson

Background

The applicant is requesting a review and approval of the attached Site Plan for a replacement and expansion of the church's existing parking lot located at 622 10th Avenue W. The site is approximately 13,939 square feet (.32 acres) and is located in the R-2 Single and Two-Family Residential district. According to the applicant this building is over a hundred years old and has always been a religious facility. It has been home to the Seventh Day Adventist Church for a very long time. An addition to the east side of the building was constructed in 1999-2000.

Gary Schacht, the church's representative, submitted a permit request in May of 2024 for a parking lot remodel and expansion. He met with the Planning and Development Director and Assistant Planner in person and reviewed a schematic site plan he prepared which was included with the application. Since then, there have been multiple rounds of plan review, comments and re-submittals per the request of city planning staff and a concerned neighbor.

Because this institutional use is located in a residential district and would today mandate a conditional use permit if it were a new development, city staff are of the opinion it is reasonable to require a site plan review and approval by the Plan Commission. Additionally, the neighbor on the north side of the property has expressed concern about how the development may negatively impact his property.

Existing Land Use	Zoning
Religious Institution (Public/civic/institutional)	Single and Two-Family Residential (R-2)

Existing Uses		Zoning
North	Single Family Home	Single and Two-Family Residential (R-2)
South	Single Family Home	Single and Two-Family Residential (R-2)
East	Ashland Birth Center	Single and Two-Family Residential (R-2)
West	Single Family Home	Single and Two-Family Residential (R-2)

Land Use Recommendation	Land Use
Future Land Use Map Recommendation	Traditional Neighborhood and Mixed Use



Standards for Review

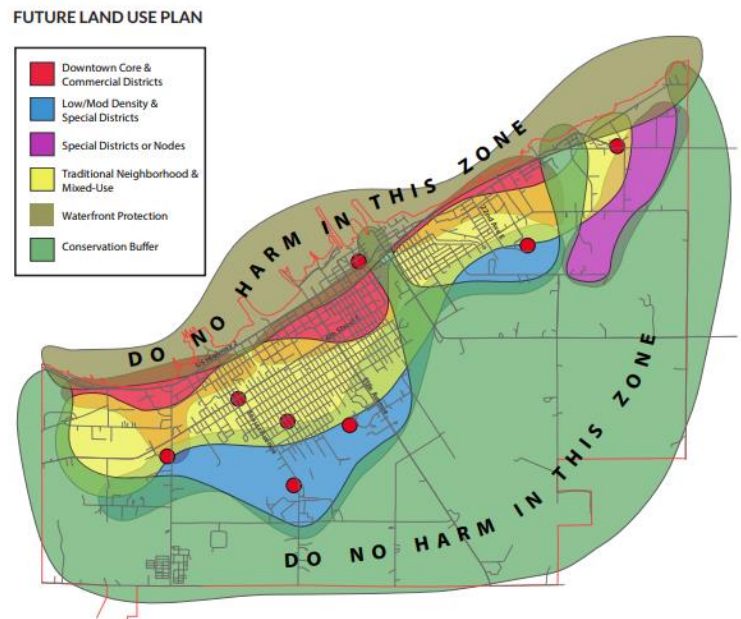
The City of Ashland's Unified Development Ordinance, Section 781 Section 3.20 Site Plan Approval (all subsections thereof), creates the legal framework to regulate, administer, and enforce the site plan review process for the City of Ashland.

Site Plan Review

The following criteria were used to review the submitted site plan:

1. Consistency with Comprehensive Plan.

A church building is currently considered a nonconforming use in a residential district. It would be allowed as a conditional use. Our traditional neighborhoods are enhanced by many instances of religious and other institutional buildings interspersed among our residential neighborhoods which bring people of the community together. Encouraging and promoting the development of pockets of mixed uses in our residential neighborhoods expands opportunity for gathering, socializing, and creating stronger neighborhood identities. The revitalization of this parking lot is making an improvement to our existing neighborhood by revitalizing a worn-down parking surface and bringing the property further into code compliance by removing existing parking area out of the right-of-way. It will look aesthetically pleasing and provide a more functional, safe and accessible space for its users.



2. Project Compatibility.

If a religious institution were currently proposed in an R-2 zoning district, it would require a conditional use permit and review by the Planning Commission and City Council. This process would include specific conditions or requirements for a facility of this type to be located in this neighborhood. Because this church has existed in the district since before the zoning ordinance went into effect, site modifications at the property must conform to the requirements of the existing building and zoning codes for a use of this type.

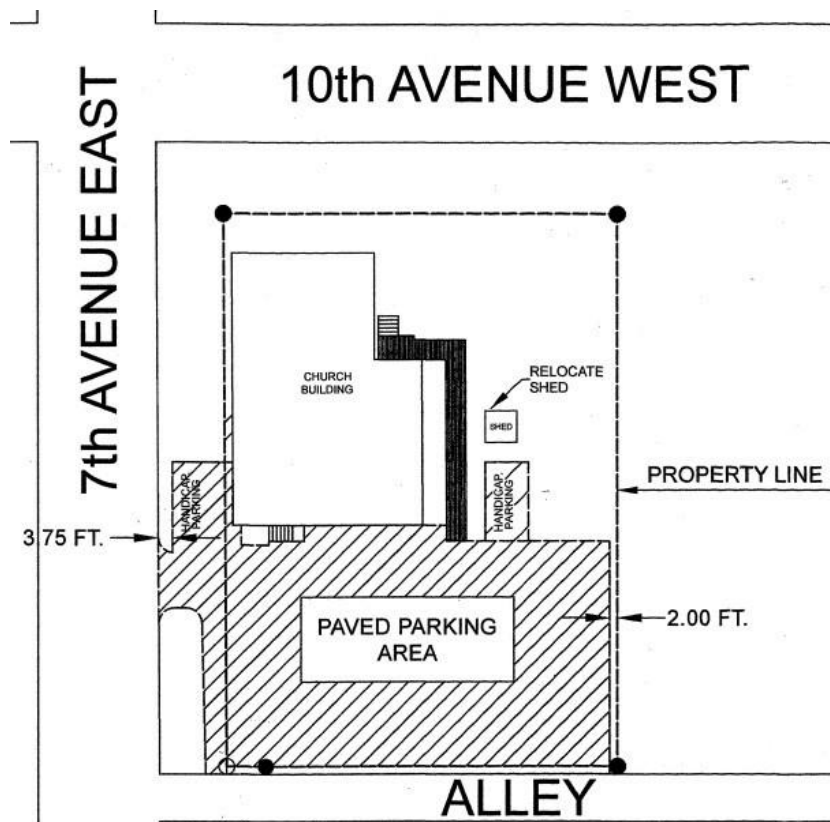
This parking lot development has been modified from its existing layout to be code compliant with the ordinance as currently part of the parking lot is in the right-of-way. The applicant has also responded to neighbor concerns by moving the originally proposed northern edge of the proposed parking expansion further away from the north property line by 14 feet to maintain a larger buffer between the reconstructed parking lot and the adjacent residential property on the north. The existing parking lot is 4,100 SF. It is being increased by approximately 630 SF. This takes into account that about 460 SF in the existing ROW is being removed. Impervious surface minimums are being met for "all other uses" (non-residential uses) in the R-2 zone (70% max impervious allowed). The improved parcel will be at approximately 60% impervious coverage which is under

the 70% permitted by code. Required areas for snow storage have been located on the plan. (The requirement is 25% of improved parking area.) If additional space for snow storage is needed during large snow events the organization has agreed for it to be hauled away or stored in the parking lot as needed. The lighting plan maintains light levels at the low end of the required lighting standard. Full cut-off fixtures are being used that will minimize light flooding onto the adjacent property. The fixtures also have the capacity to be dimmed if too bright. The staff does not have concerns with this project as long as the church complies with the ordinances as stated.

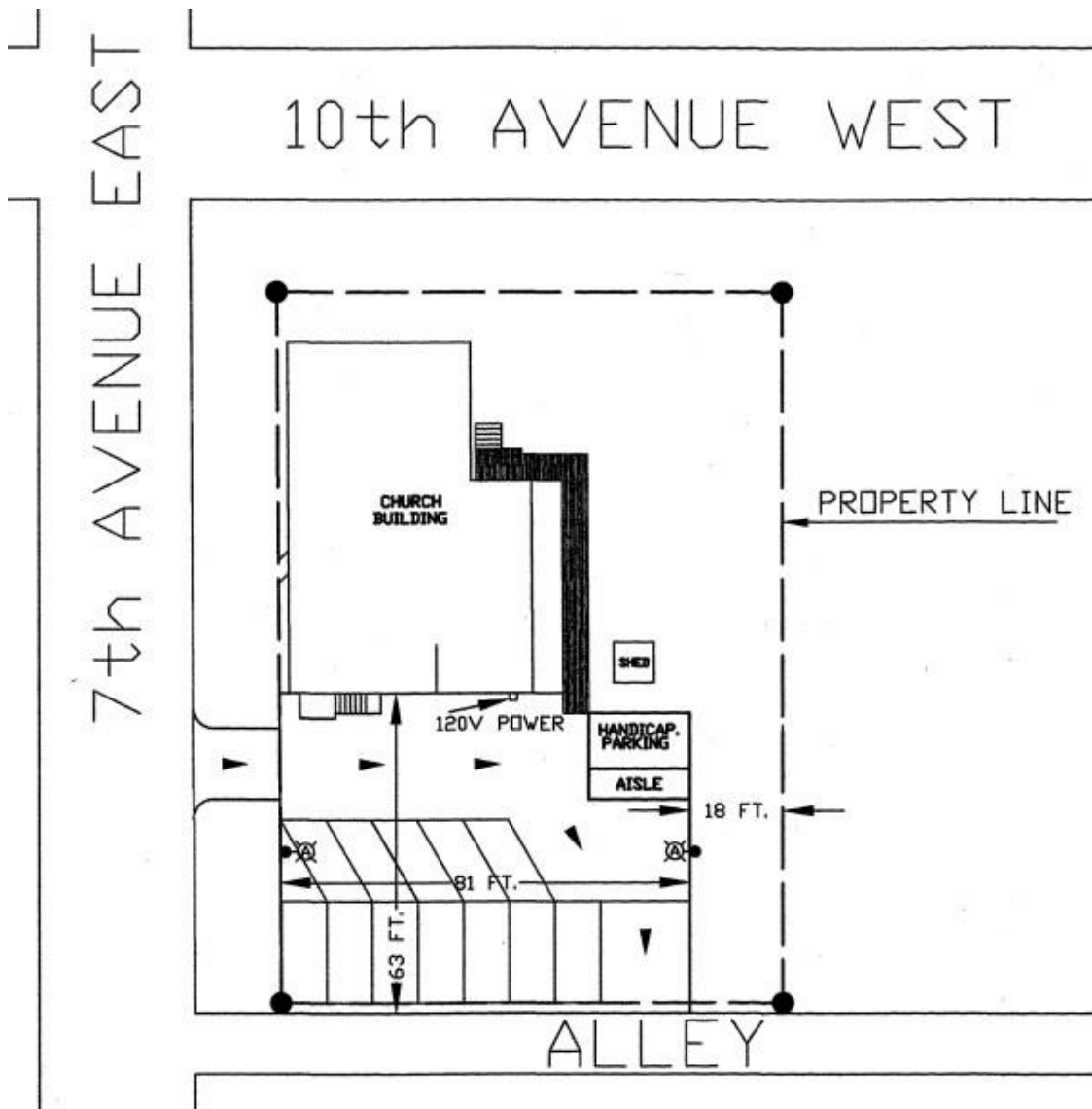
3. Site Design

a. Site Organization.

The church currently has a paved parking lot of approximately 4,100 SF. The original site plan submitted requested an additional 3,000 SF of parking on the north side of the existing lot. The applicant initially hoped to extend the lot up to 2 feet from the property line on the north side and connect to the alley on the east side. He was hoping to preserve the existing parking spot located in the ROW adjacent to the entrance drive to the south of the building. Upon review with public works, this request was denied and they were requested to remove all existing parking surface from the ROW. Planning and Development staff requested a more detailed site plan specifying the extents of the new and existing parking area and information showing traffic circulation and parking space identification. Concurrently, the neighbor to the north spoke with planning staff and Gary regarding his concerns about the expanded parking lot encroaching too close to his garage and the potential for snow piling up against it. Over the summer he attended a City Council meeting to express his frustration with the updated GIS parcel line generation and stated that he felt they were not compatible with original property lines and therefore allowing new development that is not accurate. He feels this affects his lot because his property lines, according to the current GIS mapping system, are pushed further to the north which now show his garage extending onto the adjacent church property.

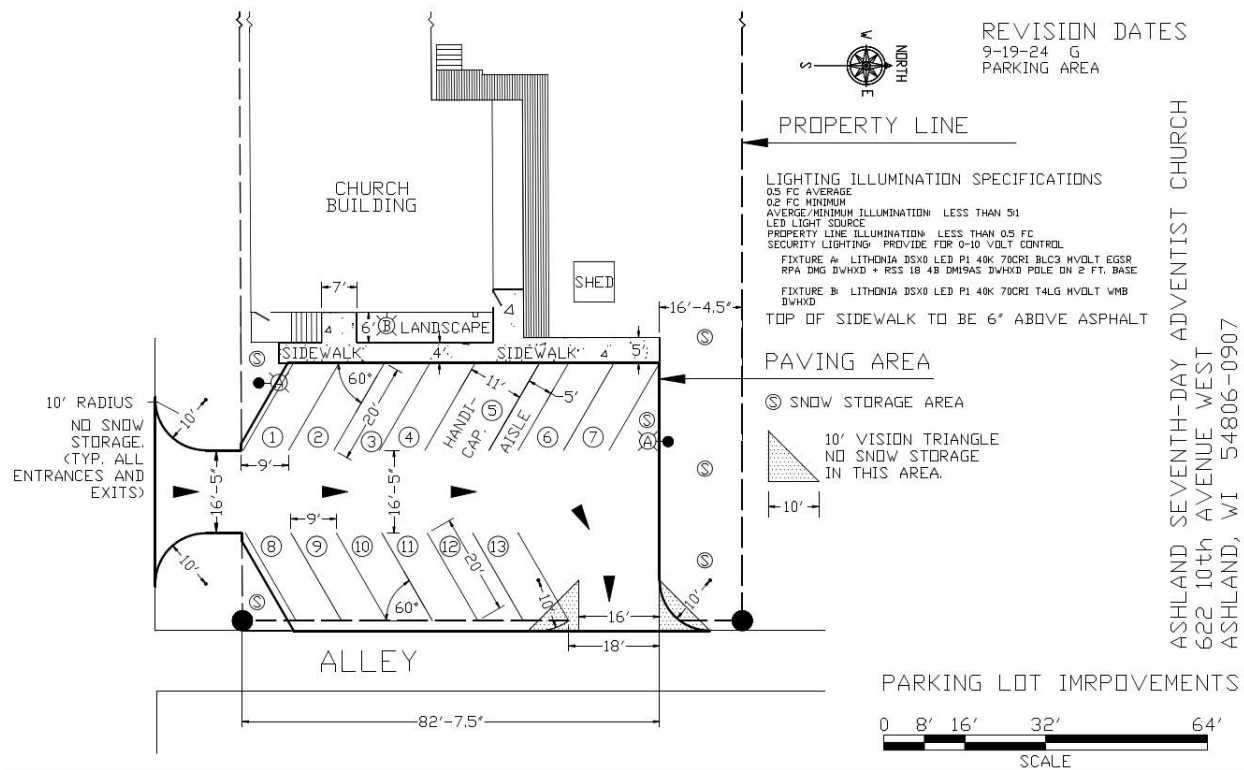


In response, the applicant submitted a revised site plan showing proposed drive aisles and parking spots. He also pulled the proposed northern edge of the parking lot away from the north property 16 feet to help alleviate neighbor concerns. Upon review, staff recommended to meet in person to discuss the plans. Staff reviewed concerns with the proposed parking layout including dimensional requirements as well as the flow of traffic and pedestrians. A few alternate layouts were reviewed and staff discussed that a site plan review by the Plan Commission would be required. The applicant was given additional information on the process and submittals needed for this.



Above is an earlier site plan showing proposed one-way traffic flow.

The final site plan submittal rearranges the one-way drive aisle to be centered between two parking rows. The handicap space provides direct access to the entry ramp and a pedestrian sidewalk runs along the entire length of the lot which creates a separation from the parking and drive area. Snow storage locations are noted as well as vision triangles and an area for landscaping adjacent to the building. There will be a curb cut at the ADA aisle to access the ramp. The revised parking layout provides 13 parking spots including one handicap spot. The applicant stated that the current lot accommodates up 14-15 vehicles. Therefore, the new lot will accommodate a couple less vehicles but provide for a new ADA handicap spot and striped parking.



Above is the current site plan for which approval is requested.

b. Location of Buildings.

There are no proposed changes to the location of the buildings onsite as the applicant is utilizing the existing structure. The applicant plans to replace the rear entrance deck and stairs. There is also a small storage shed on the north side of the church that will remain in the same location.

c. Drives, Parking, and Circulation.

Dimensions for all proposed parking and driveway areas conform to UDO standards.

Driveway.

The proposed development will have a one-way access to the site from a relocated driveway off of 7th St W. Vehicles will exit the parking lot to the alley and can go either north or south from here to connect back up to either 6th or 7th street.

Parking.

The new layout has two rows of 60-degree parking that is accessed from a one-way drive through the property. It provides code compliant spaces for 13 vehicles with one space designated as ADA accessible. The owner stated that the original lot, which did not have parking lines, could fit up to 15 vehicles. This included a row of parking spots that was accessed from the alley. The existing layout does not include any ADA designated spots but did have one spot that was completely in the right of way. They are

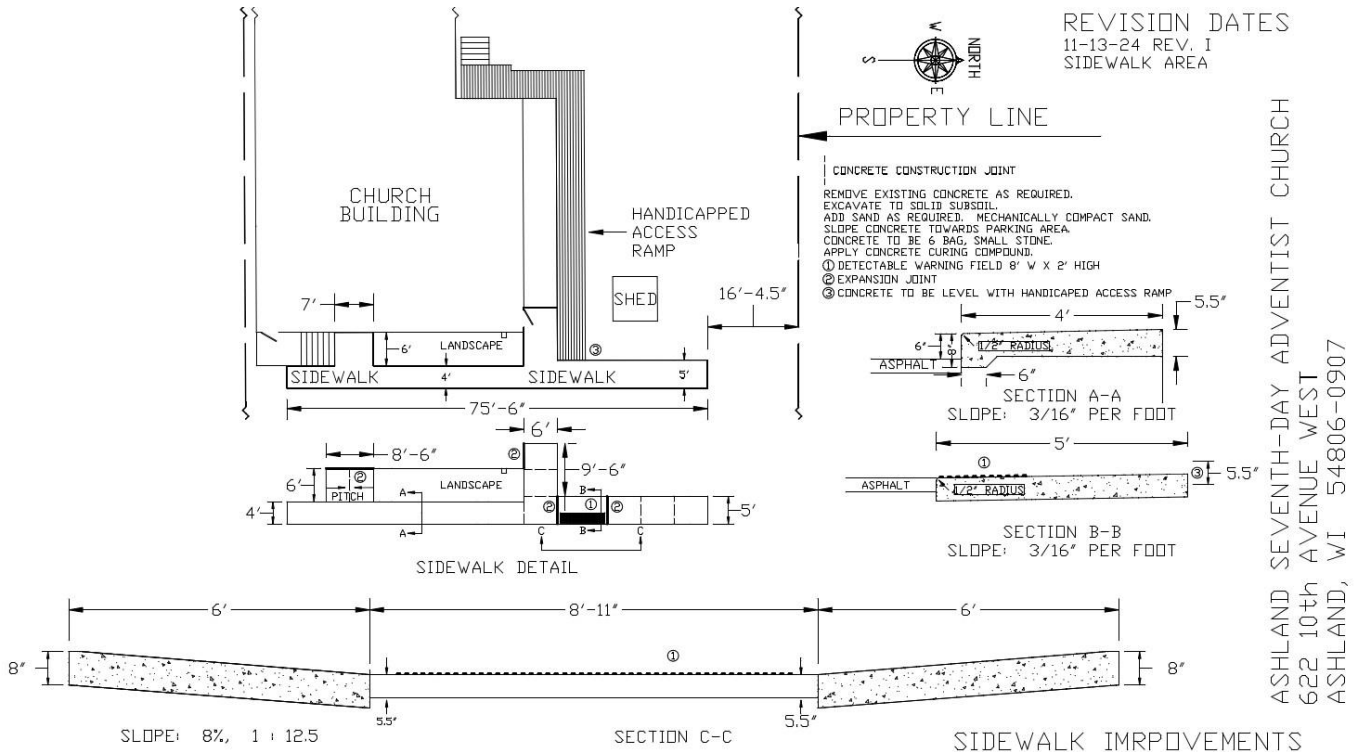
losing 2-3 parking spots but will be gaining a designated ADA space with an access aisle.

The required off-street parking spaces for a religious institution is 1 per 4 seats or 1 per every 8 feet of pews. With these calculations, the required number of parking spots required for this church would be 22. The new parking plan is providing a total of 13 spots which is far under what would be approved for building of this type that was not constrained by lot size.

The ordinance states that *"A minimum five-foot setback shall be required between any new or reconstructed parking lot and any interior side parcel line."* The north edge of the parking lot is set back 16 feet 4 inches from the interior side parcel line on the north. This area also provides required snow storage space.

The ordinance states that *"In no case shall parking be less than fifteen (15) feet from a public right-of way, except in situations as determined by the Zoning Administrator or Designated Authorized Agent where an existing parking lot is being reconstructed and conformance with this section would drastically decrease the number of required parking spaces..."* In this case, existing conditions would waive the requirement for a fifteen-foot setback from the right-of-way. The existing lot is currently non-conforming being that it extends over the property line into the right-of-way along 7th Avenue and along the alley. Since the City is requiring the new lot to be within the property lines, the church will be losing 1-2 parking spots. Staff recommends allowing the reconstruction of the parking lot to extend up to the property lines on the south and east to accommodate as many parking spaces as possible while still meeting the needs for snow removal on the north side of the lot.

Pedestrian Access.



The ordinance states "Safe pedestrian ways and crossings shall be provided from the parking area to the entrance of the building. Driving aisles may be used as pedestrian ways." Pedestrian access to the building is accomplished through the parking lot to a sidewalk adjacent to the building with access to both the rear entries and to the ramp which provides building access to the front entry. The sidewalk also creates a buffer between the parking and the back of the building. The sidewalk could be extended on the south side to the road for pedestrians entering the site off the road. This will be up to the discretion of the owner.

a. Grading and Drainage

The existing downward slope in the direction of the alley will be maintained for the new lot so that drainage will be directed towards the alley and not the neighbor's property to the north.

b. Utility Services.

The applicant is not proposing any changes to existing utilities. The applicant may need to add electrical to provide service for new parking lot lighting fixtures. Planning staff have reached out to Public Works for input on utilities or other site/ROW comments

c. Fire Prevention.

No changes to existing fire egress are proposed for the building. Planning staff has reached out to the Fire Department for any input on fire access. The Fire Chief believes that the new layout will improve Fire Department access.

d. Views.

The proposed development does not impact existing views.

e. Environmental Issues.

There are no environmental issues to be concerned with in regards to this project.

f. Landscaping/Screening.

The applicant is showing an area for landscaping between the proposed sidewalk and existing building. They have discretion on how they would like to develop this area with plantings. There are no landscaping requirements being mandated for this project. The parking area in the right-of-way that is being removed will be restored to grass.

g. Signs.

There is no signage included in this project. Staff would recommend as a condition of approval that the applicant install any directional signage deemed necessary by the Department of Public Works.

h. Lighting.

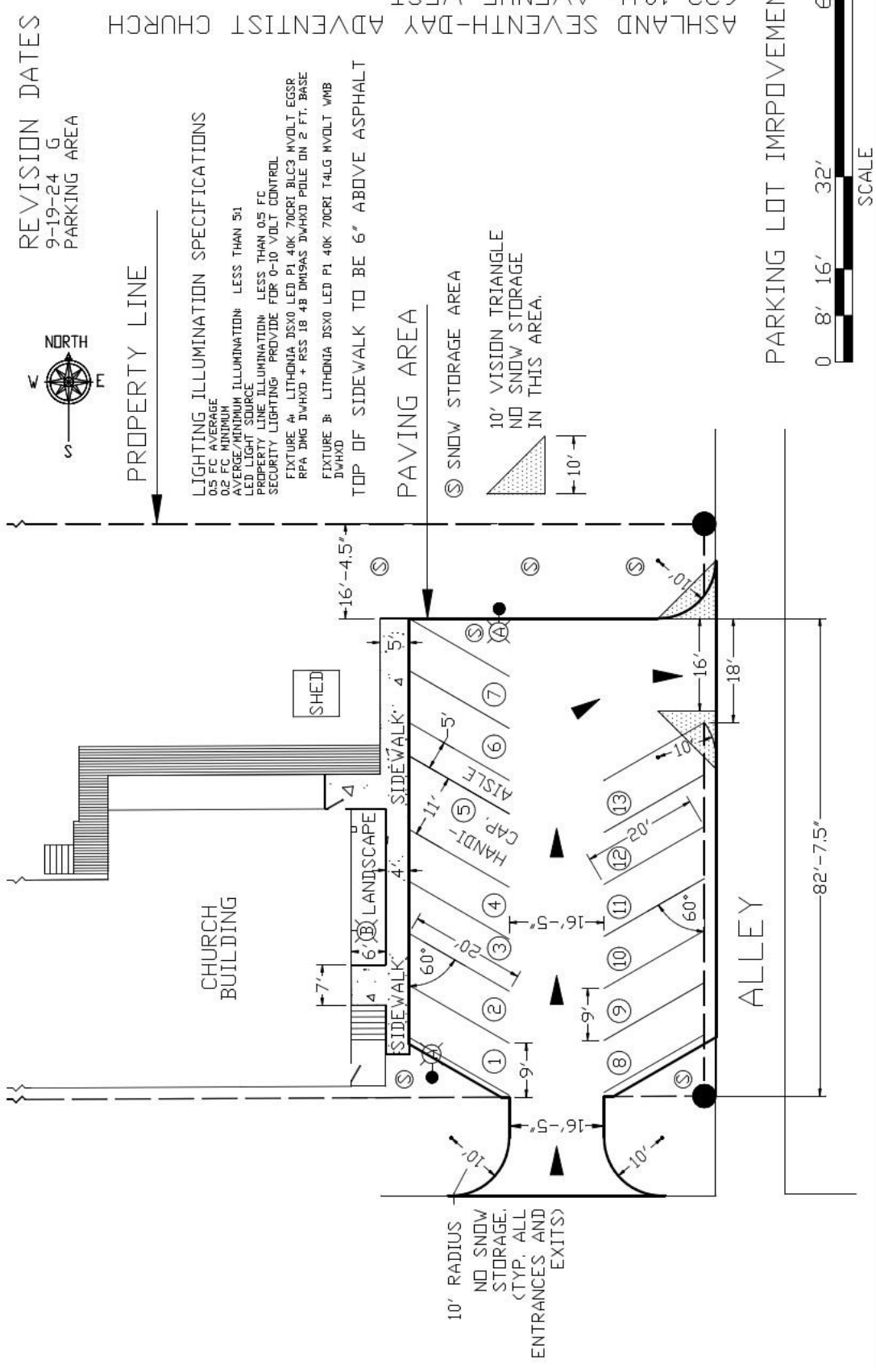
Any proposed exterior lighting requires the electrician to submit full exterior lighting plans to the City's Planning & Development Department for review and approval to ensure it conforms to all UDO standards. All exterior lighting must be full cutoff to direct light down and not up or out to adjacent properties. The applicant has already submitted a lighting plan that was reviewed by staff. The plan meets code based on staff's review. The minimum light levels meet the 0.2 footcandle minimum required by code and the ratio of average to minimum lighting is less than the maximum permitted by code. The neighbor to the north has expressed concerns regarding lighting. Staff verified that the light trespass at the property lines is less than the 0.5 footcandle maximum allowed by code. Additionally ordinance requires that exterior lights be extinguished or dimmed to 50% no later than 30 minutes after the close of business for the day or after the end of normal business hours for the majority of employees. Staff would recommend as a condition of approval that the property must follow this condition with the proposed exterior lighting. The applicant informed staff that the mounting height of the freestanding light fixtures will be 20 feet (18-foot pole with a 2-foot base). Staff recommends as a condition of approval a maximum mounting height of 20 feet for the light fixtures.

5. Snow storage must not extend onto the property of neighbors. If there is excess snow that does not fit in the designated areas it must be hauled off site or contained in the parking lot. No snow shall be pushed in a manner that it encroaches over any neighboring property line or builds up against any neighboring structures.
6. The applicant shall install any directional signage deemed necessary by the Department of Public Works.
7. The lighting system shall be extinguished or reduced to fifty (50) percent no later than thirty (30) minutes after operations for the day or evening cease. The maximum mounting height of the light fixtures shall not exceed 20 feet (18-foot pole on a 2-foot base).

Additionally, as a Public Informational Meeting is scheduled for the proposed Site Plan review, the public should have an opportunity to provide input. A Class 1 public notice was issued on November 7th and discretionary letters were sent to all surrounding property owners within 200 feet of the subject property.

Approvals are based on background information provided by the applicant and known conditions. Deviations from this information may be considered a change in the application and reconsideration and possible revision to the approvals may be made by the Plan Commission and Common Council

REVISION DATES
 9-19-24 G
 PARKING AREA



PROPERTY LINE

LIGHTING ILLUMINATION SPECIFICATIONS

0.5 FC AVERAGE
 0.2 FC MINIMUM
 AVERAGE/MINIMUM ILLUMINATION: LESS THAN 51
 LED LIGHT SOURCE
 PROPERTY LINE ILLUMINATION: LESS THAN 0.5 FC
 SECURITY LIGHTING: PROVIDE FOR 0-10 VOLT CONTROL
 FIXTURE A: LITHONIA DSX0 LED P1 40K 70CRI BLC3 MVOLT EGSR
 RPA DMG DWHD + RSS 18 4B DM9AS DWHD POLE DN 2 FT. BASE
 FIXTURE B: LITHONIA DSX0 LED P1 40K 70CRI T4LG MVOLT VMB
 DWHD

TOP OF SIDEWALK TO BE 6" ABOVE ASPHALT

PAVING AREA

⑤ SNOW STORAGE AREA

10' VISION TRIANGLE
 NO SNOW STORAGE
 IN THIS AREA.

10' RADIUS
 NO SNOW
 STORAGE.
 (TYP. ALL
 ENTRANCES AND
 EXITS)

PARKING LOT IMPROVEMENTS

0 8' 16' 32' 64'
 SCALE

ASHLAND SEVENTH-DAY ADVENTIST CHURCH
 622 10th AVENUE WEST
 ASHLAND, WI 54806-0907



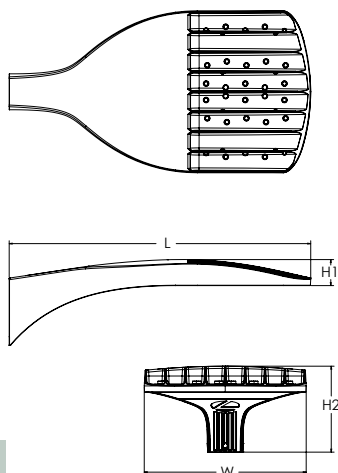
D-Series Size 0 LED Area Luminaire



d^{series}

Specifications

EPA:	0.44 ft ² (0.04 m ²)
Length:	26.18" (66.5 cm)
Width:	14.06" (35.7 cm)
Height H1:	2.26" (5.7 cm)
Height H2:	7.46" (18.9 cm)
Weight:	23 lbs (10.4 kg)



ds Design Select options indicated by this color background.

Catalog
Number

Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications, with typical energy savings of 70% and expected service life of over 100,000 hours.



Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.
*See ordering tree for details

Ordering Information

EXAMPLE: DSX0 LED P6 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX0 LED						
Series	LEDs	Color temperature ²	Color Rendering Index ²	Distribution	Voltage	Mounting
DSX0 LED	Forward optics P1 P5 P2 P6 P3 P7 P4 Rotated optics P10 ¹ P12 ¹ P11 ¹ P13 ¹	(this section 70CRI only) 30K 3000K 40K 4000K 50K 5000K (this section 80CRI only, extended lead times apply) 27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K	70CRI 70CRI 70CRI 80CRI 80CRI 80CRI 80CRI 80CRI	AFR Automotive front row T1S Type I short T2M Type II medium T3M Type III medium T3LG Type III low glare ³ T4M Type IV medium T4LG Type IV low glare ³ TFTM Forward throw medium	T5M Type V medium T5LG Type V low glare T5W Type V wide BLC3 Type III backlight control ³ BLC4 Type IV backlight control ³ LCCO Left corner cutoff ³ RCCO Right corner cutoff ³ MVOLT (120V-277V) ⁴ HVOLT (347V-480V) ^{5,6} XVOLT (277V-480V) ^{7,8} 120 ^{16, 24} 208 ^{16, 24} 240 ^{16, 24} 277 ^{16, 24} 347 ^{16, 24} 480 ^{16, 24}	Shipped included SPA Square pole mounting (#8 drilling, 3.5" min. SQ pole) RPA Round pole mounting (#8 drilling, 3" min. RND pole) SPA5 Square pole mounting (#5 drilling, 3" min. SQ pole) ⁹ RPA5 Round pole mounting (#5 drilling, 3" min. RND pole) ⁹ SPA8N Square narrow pole mounting (#8 drilling, 3" min. SQ pole) WBA Wall bracket ¹⁰ MA Mast arm adapter (mounts on 2 3/8" OD horizontal tenon)

Control options	Other options	Finish (required)
Shipped installed NLTAIR2 PIRHN nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc. ^{11, 12, 18, 19} PIR High/low, motion/ambient sensor, 8-40' mounting height, ambient sensor enabled at 2fc. ^{13, 18, 19} PER NEMA twist-lock receptacle only (controls ordered separate) ¹⁴ PERS Five-pin receptacle only (controls ordered separate) ^{14, 19}	PER7 Seven-pin receptacle only (controls ordered separate) ^{14, 19} FAO Field adjustable output ^{15, 19} BL30 Bi-level switched dimming, 30% ^{16, 19} BL50 Bi-level switched dimming, 50% ^{16, 19} DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) ¹⁷	Shipped installed HS Houseside shield (black finish standard) ²⁰ L90 Left rotated optics ¹ R90 Right rotated optics ¹ CCE Coastal Construction ²¹ HA 50°C ambient operation ²² BAA Buy America(n) Act and/or Build America Buy America Qualified SF Single fuse (120, 277, 347V) ²⁴ DF Double fuse (208, 240, 480V) ²⁴ Shipped separately EGSR External Glare Shield (reversible, field install required, matches housing finish) BSDB Bird Spikes (field install required)
		DDBXD Dark Bronze DBLXD Black DNAXD Natural Aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white



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DSX0-LED
Rev. 10/09/24
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Ordering Information

Accessories

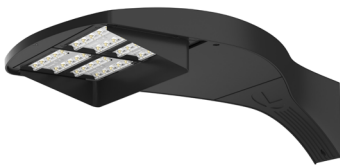
Ordered and shipped separately.

DLL127F 1.5 JU	Photocell - SSL twist-lock (120-277V) ²³
DLL347F 1.5 CUL JU	Photocell - SSL twist-lock (347V) ²³
DLL480F 1.5 CUL JU	Photocell - SSL twist-lock (480V) ²³
DSHORT SBK	Shorting cap ²³
DSX0HS P#	House-side shield (enter package number P1-7, P10-13 in place of #)
DSXRPA (FINISH)	Round pole adapter (#8 drilling, specify finish)
DSXRPA5 (FINISH)	Round pole adapter #5 drilling (specify finish)
DSXSPA5 (FINISH)	Square pole adapter #5 drilling (specify finish)
DSX0EGSR (FINISH)	External glare shield (specify finish)
DSX0SDB (FINISH)	Bird spike deterrent bracket (specify finish)

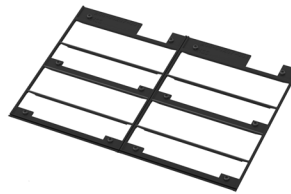
NOTES

- Rotated optics available with packages P10, P11, P12 and P13. Must be combined with option L90 or R90.
- 30K, 40K, and 50K available in 70CRI and 80CRI. 27K and 35K only available with 80CRI. Contact Technical Support for other possible combinations.
- T3LG, T4LG, BLC3, BLC4, LCCO, RCCO not available with option HS.
- MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
- HVOLT driver operates on any line voltage from 347-480V (50/60 Hz).
- MVOLT not available with package P1, P2 and P10 when combined with option NLTAIR2 PIRHN or option PIR.
- XVOLT operates with any voltage between 277V and 480V (50/60 Hz).
- XVOLT not available in packages P1, P2 or P10. XVOLT not available with fusing (SF or DF).
- SPA5 and RPA5 for use with #5 drilling only (Not for use with #8 drilling).
- WBA cannot be combined with Type 5 distributions plus photocell (PER).
- NLTAIR2 and PIRHN must be ordered together. For more information on nLight Air 2.
- NLTAIR2 PIRHN not available with other controls including PIR, PER, PER5, PER7, FAO, BL30, BL50 and DMG. NLTAIR2 PIRHN not available with P1, P2 and P10 using HVOLT. NLTAIR2 PIRHN not available with P1, P2 and P10 using XVOLT. NLTAIR2 PIRHN not available with P1 using MVOLT.
- PIR not available with NLTAIR2, PER, PER5, PER7, FAO BL30, BL50 and DMG. PIR not available with P1, P2 and P10 using HVOLT. PIR not available with P1, P2 and P10 using XVOLT. PIR not available with P1 using MVOLT.
- PER/PER5/PER7 not available with NLTAIR2, PIR, BL30, BL50. Photocell ordered and shipped as a separate line item from Acuity Brands Controls. See accessories. Shorting Cap included.
- FAO not available with other dimming control options NLTAIR2 PIRHN, PIR, PER5, PER7, BL30, BL50, or DMG.
- BL30 and BL50 are not available with NLTAIR2 PIRHN, PIR, PER, PER5, PER7, FAO and DMG. BL30 or BL50 must specify 120, 277 or 347V. Consult tech support for 208, 240 or 480V.
- DMG not available with NLTAIR2 PIRHN, PIR, PER, PER5, PER7, BL30, BL50 and FAO.
- Reference Motion Sensor Default Settings table on page 4 to see functionality.
- Reference Controls Options table on page 4.
- Option HS not available with T3LG, T4LG, BLC3, BLC4, LCCO and RCCO distribution. Also available as a separate accessory; see Accessories information.
- CCE option not available with option BS and EGSR. Contact Technical Support for availability.
- Option HA not available with performance packages P6, P7, P12 and P13.
- Requires luminaire to be specified with PER, PER5 or PER7 option. See Controls Table on page 4.
- Single fuse (SF) requires 120V, 277V, or 347V. Double fuse (DF) requires 208V, 240V or 480V. XVOLT not available with fusing (SF or DF).

Shield Accessories



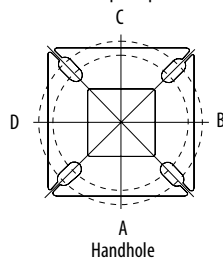
External Glare Shield (EGSR)



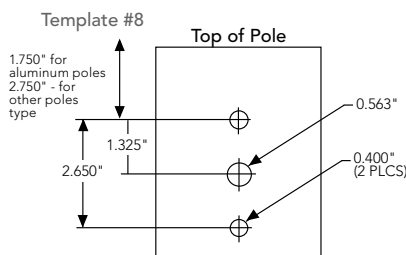
House Side Shield (HS)

Drilling

HANDHOLE ORIENTATION (from top of pole)



Handhole



Tenon Mounting Slipfitter

Tenon O.D.	Mounting	Single Unit	2 @ 180	2 @ 90	3 @ 90	3 @ 120	4 @ 90
2-3/8"	RPA	AS3-5 190	AS3-5 280	AS3-5 290	AS3-5 390	AS3-5 320	AS3-5 490
2-7/8"	RPA	AST25-190	AST25-280	AST25-290	AST25-390	AST25-320	AST25-490
4"	RPA	AST35-190	AST35-280	AST35-290	AST35-390	AST35-320	AST35-490

Mounting Option	Drilling Template	Single	2 @ 180	2 @ 90	3 @ 90	3 @ 120	4 @ 90
Head Location		Side B	Side B & D	Side B & C	Side B, C & D	Round Pole Only	Side A, B, C & D
Drill Nomenclature	#8	DM19AS	DM28AS	DM29AS	DM39AS	DM32AS	DM49AS
Minimum Acceptable Outside Pole Dimension							
SPA	#8	3.5"	3.5"	3.5"	3.5"		3.5"
RPA	#8	3"	3"	3"	3"	3"	3"
SPA5	#5	3"	3"	3"	3"		3"
RPA5	#5	3"	3"	3"	3"	3"	3"
SPA8N	#8	3"	3"	3"	3"		3"

DSX0 Area Luminaire - EPA

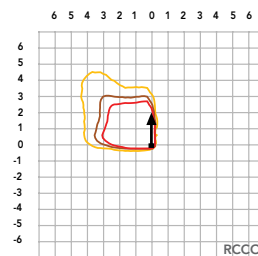
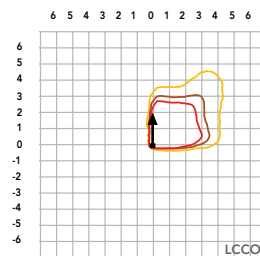
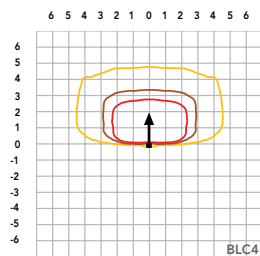
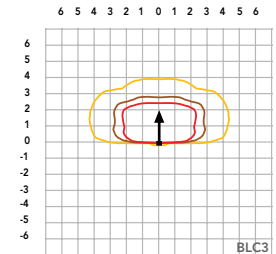
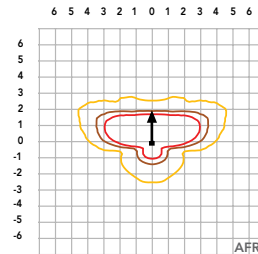
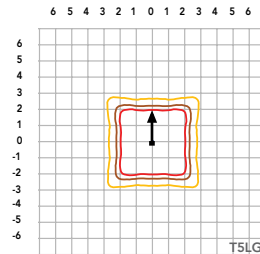
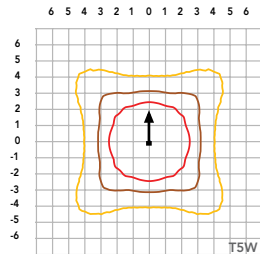
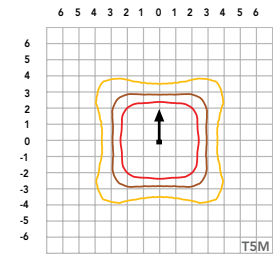
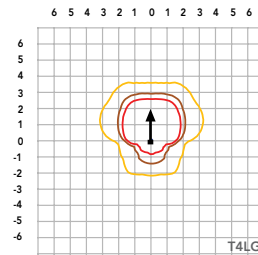
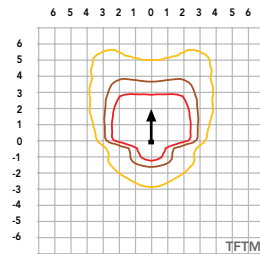
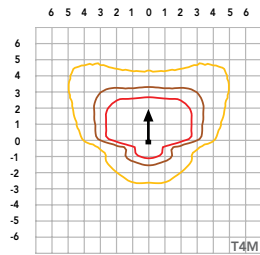
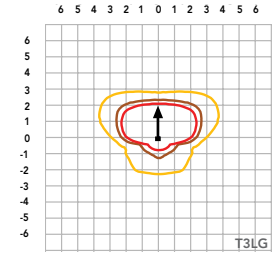
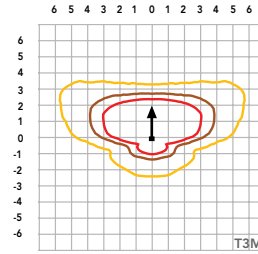
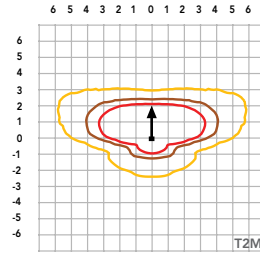
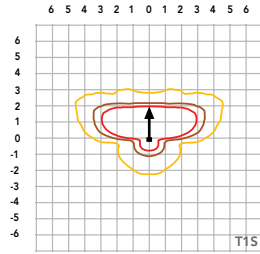
*Includes luminaire and integral mounting arm. Other tenons, arms, brackets or other accessories are not included in this EPA data.

Fixture Quantity & Mounting Configuration	Single DM19	2 @ 180 DM28	2 @ 90 DM29	3 @ 90 DM39	3 @ 120 DM32	4 @ 90 DM49
Mounting Type						
DSX0 with SPA	0.44	0.88	0.96	1.18	---	1.16
DSX0 with SPA5, SPA8N	0.51	1.02	1.06	1.26	---	1.29
DSX0 with RPA, RPA5	0.51	1.02	1.06	1.26	1.24	1.29
DSX0 with MA	0.64	1.28	1.24	1.67	1.70	1.93

Isofootcandle plots for the DSX0 LED P7 40K 70CRI. Distances are in units of mounting height (20').

LEGEND

- 0.1 fc
- 0.5 fc
- 1.0 fc



Performance Data

Lumen Ambient Temperature (LAT) Multipliers

Use these factors to determine relative lumen output for average ambient temperatures from 0-40°C (32-104°F).

Ambient		Lumen Multiplier
0°C	32°F	1.04
5°C	41°F	1.04
10°C	50°F	1.03
15°C	59°F	1.02
20°C	68°F	1.01
25°C	77°F	1.00
30°C	86°F	0.99
35°C	95°F	0.98
40°C	104°F	0.97

Projected LED Lumen Maintenance

Data references the extrapolated performance projections for the platforms noted in a **25°C ambient**, based on 10,000 hours of LED testing (tested per IESNA LM-80-08 and projected per IESNA TM-21-11).

To calculate LLF, use the lumen maintenance factor that corresponds to the desired number of operating hours below. For other lumen maintenance values, contact factory.

Operating Hours	Lumen Maintenance Factor
0	1.00
25,000	0.94
50,000	0.89
100,000	0.80

FAO Dimming Settings

FAO Position	% Wattage	% Lumen Output
8	100%	100%
7	93%	95%
6	80%	85%
5	66%	73%
4	54%	61%
3	41%	49%
2	29%	36%
1	15%	20%

*Note: Calculated values are based on original performance package data. When calculating new values for given FAO position, use published values for each package based on input watts and lumens by optic type.

Motion Sensor Default Settings

Option	Unoccupied Dimmed Level	High Level (when occupied)	Photocell Operation	Dwell Time	Ramp-up Time	Dimming Fade Rate
PIR	30%	100%	Enabled @ 2FC	7.5 min	3 sec	5 min
NLTAIR2 PIRHN	30%	100%	Enabled @ 2FC	7.5 min	3 sec	5 min

Controls Options

Nomenclature	Description	Functionality	Primary control device	Notes
FAO	Field adjustable output device installed inside the luminaire; wired to the driver dimming leads.	Allows the luminaire to be manually dimmed, effectively trimming the light output.	FAO device	Cannot be used with other controls options that need the 0-10V leads
DS (not available on DSX0)	Drivers wired independently for 50/50 luminaire operation	The luminaire is wired to two separate circuits, allowing for 50/50 operation.	Independently wired drivers	Requires two separately switched circuits. Consider nLight AIR as a more cost effective alternative.
PERS or PER7	Twist-lock photocell receptacle	Compatible with standard twist-lock photocells for dusk to dawn operation, or advanced control nodes that provide 0-10V dimming signals.	Twist-lock photocells such as DLL Elite or advanced control nodes such as ROAM.	Pins 4 & 5 to dimming leads on driver, Pins 6 & 7 are capped inside luminaire. Cannot be used with other controls options that need the 0-10V leads.
PIR	Motion sensor with integral photocell. Sensor suitable for 8' to 40' mounting height.	Luminaires dim when no occupancy is detected.	Acuity Controls rSBG	Cannot be used with other controls options that need the 0-10V leads.
NLTAIR2 PIRHN	nLight AIR enabled luminaire for motion sensing, photocell and wireless communication.	Motion and ambient light sensing with group response. Scheduled dimming with motion sensor override when wirelessly connected to the nLight Eclipse.	nLight Air rSBG	nLight AIR sensors can be programmed and commissioned from the ground using the CIAIRity Pro app. Cannot be used with other controls options that need the 0-10V leads.
BL30 or BL50	Integrated bi-level device that allows a second control circuit to switch all light engines to either 30% or 50% light output	BLC device provides input to 0-10V dimming leads on all drivers providing either 100% or dimmed (30% or 50%) control by a secondary circuit	BLC UVOLT1	BLC device is powered off the 0-10V dimming leads, thus can be used with any input voltage from 120 to 480V

Electrical Load

					Current (A)					
	Performance Package	LED Count	Drive Current (mA)	Wattage	120V	208V	240V	277V	347V	480V
Forward Optics (Non-Rotated)	P1	20	530	34	0.28	0.16	0.14	0.12	0.10	0.07
	P2	20	700	45	0.38	0.22	0.19	0.16	0.13	0.09
	P3	20	1050	69	0.57	0.33	0.29	0.25	0.20	0.14
	P4	20	1400	94	0.78	0.45	0.39	0.34	0.27	0.19
	P5	40	700	89	0.75	0.43	0.38	0.33	0.26	0.19
	P6	40	1050	136	1.14	0.66	0.57	0.49	0.39	0.29
	P7	40	1300	170	1.42	0.82	0.71	0.62	0.49	0.36
Rotated Optics (Requires L90 or R90)	P10	30	530	51	0.42	0.24	0.21	0.18	0.15	0.11
	P11	30	700	67	0.57	0.33	0.28	0.25	0.20	0.14
	P12	30	1050	103	0.86	0.50	0.43	0.37	0.30	0.22
	P13	30	1300	129	1.07	0.62	0.54	0.46	0.37	0.27

LED Color Temperature / Color Rendering Multipliers

	70 CRI		80CRI		90CRI	
	Lumen Multiplier	Availability	Lumen Multiplier	Availability	Lumen Multiplier	Availability
5000K	102%	Standard	92%	Extended lead-time	71%	(see note)
4000K	100%	Standard	92%	Extended lead-time	67%	(see note)
3500K	100%	(see note)	90%	Extended lead-time	63%	(see note)
3000K	96%	Standard	87%	Extended lead-time	61%	(see note)
2700K	94%	(see note)	85%	Extended lead-time	57%	(see note)

Note: Some LED types are available as per special request. Contact Technical Support for more information.

Performance Data

Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of configurations shown within the tolerances described within LM-79. Contact factory for performance data on any configurations not shown here.

Forward Optics																			
Performance Package	System Watts	LED Count	Drive Current (mA)	Distribution Type	30K					40K					50K				
					(3000K, 70 CRI)					(4000K, 70 CRI)					(5000K, 70 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P1	33W	20	530	T1S	4,906	1	0	1	148	5,113	1	0	1	154	5,213	1	0	1	157
				T2M	4,545	1	0	2	137	4,736	1	0	2	143	4,829	1	0	2	145
				T3M	4,597	1	0	2	138	4,791	1	0	2	144	4,885	1	0	2	147
				T3LG	4,107	1	0	1	124	4,280	1	0	1	129	4,363	1	0	1	131
				T4M	4,666	1	0	2	141	4,863	1	0	2	146	4,957	1	0	2	149
				T4LG	4,244	1	0	1	128	4,423	1	0	1	133	4,509	1	0	1	136
				TFTM	4,698	1	0	2	141	4,896	1	0	2	147	4,992	1	0	2	150
				T5M	4,801	3	0	1	145	5,003	3	0	1	151	5,101	3	0	1	154
				T5W	4,878	3	0	1	147	5,084	3	0	2	153	5,183	3	0	2	156
				T5LG	4,814	2	0	1	145	5,018	2	0	1	151	5,115	2	0	1	154
				BLC3	3,344	0	0	1	101	3,485	0	0	1	105	3,553	0	0	1	107
				BLC4	3,454	0	0	2	104	3,599	0	0	2	108	3,670	0	0	2	111
				RCCO	3,374	0	0	1	102	3,517	0	0	1	106	3,585	0	0	1	108
				LCCO	3,374	0	0	1	102	3,517	0	0	1	106	3,585	0	0	1	108
				AFR	4,906	1	0	1	148	5,113	1	0	1	154	5,213	1	0	1	157
P2	45W	20	700	T1S	6,328	1	0	1	140	6,595	1	0	1	146	6,724	1	0	1	149
				T2M	5,862	1	0	2	130	6,109	1	0	2	135	6,228	1	0	2	138
				T3M	5,930	1	0	3	131	6,180	1	0	3	137	6,301	1	0	3	140
				T3LG	5,297	1	0	1	117	5,521	1	0	1	122	5,628	1	0	1	125
				T4M	6,018	1	0	3	133	6,272	1	0	3	139	6,395	1	0	3	142
				T4LG	5,474	1	0	1	121	5,705	1	0	1	126	5,816	1	0	1	129
				TFTM	6,060	1	0	3	134	6,316	1	0	3	140	6,439	1	0	3	143
				T5M	6,192	3	0	1	137	6,453	3	0	2	143	6,579	3	0	2	146
				T5W	6,293	3	0	2	139	6,558	3	0	2	145	6,686	3	0	2	148
				T5LG	6,210	2	0	1	138	6,472	3	0	1	143	6,598	3	0	1	146
				BLC3	4,313	0	0	2	96	4,495	0	0	2	100	4,583	0	0	2	102
				BLC4	4,455	0	0	2	99	4,643	0	0	2	103	4,733	0	0	2	105
				RCCO	4,352	0	0	2	96	4,536	0	0	2	100	4,624	0	0	2	102
				LCCO	4,352	0	0	2	96	4,536	0	0	2	100	4,624	0	0	2	102
				AFR	6,328	1	0	1	140	6,595	1	0	1	146	6,724	1	0	1	149
P3	69W	20	1050	T1S	9,006	1	0	2	131	9,386	1	0	2	136	9,569	1	0	2	139
				T2M	8,343	2	0	3	121	8,694	2	0	3	126	8,864	2	0	3	129
				T3M	8,439	2	0	3	122	8,795	2	0	3	128	8,967	2	0	3	130
				T3LG	7,539	1	0	2	109	7,857	1	0	2	114	8,010	1	0	2	116
				T4M	8,565	2	0	3	124	8,926	2	0	3	129	9,100	2	0	3	132
				T4LG	7,790	1	0	2	113	8,119	1	0	2	118	8,277	1	0	2	120
				TFTM	8,624	1	0	3	125	8,988	1	0	3	130	9,163	2	0	3	133
				T5M	8,812	3	0	2	128	9,184	4	0	2	133	9,363	4	0	2	136
				T5W	8,955	4	0	2	130	9,333	4	0	2	135	9,515	4	0	2	138
				T5LG	8,838	3	0	1	128	9,211	3	0	1	134	9,390	3	0	1	136
				BLC3	6,139	0	0	2	89	6,398	0	0	2	93	6,522	0	0	2	95
				BLC4	6,340	0	0	3	92	6,607	0	0	3	96	6,736	0	0	3	98
				RCCO	6,194	1	0	2	90	6,455	1	0	2	94	6,581	1	0	2	95
				LCCO	6,194	1	0	2	90	6,455	1	0	2	94	6,581	1	0	2	95
				AFR	9,006	1	0	2	131	9,386	1	0	2	136	9,569	1	0	2	139
P4	93W	20	1400	T1S	11,396	1	0	2	122	11,877	1	0	2	128	12,109	2	0	2	130
				T2M	10,557	2	0	3	113	11,003	2	0	3	118	11,217	2	0	3	121
				T3M	10,680	2	0	3	115	11,130	2	0	3	120	11,347	2	0	3	122
				T3LG	9,540	1	0	2	103	9,942	1	0	2	107	10,136	1	0	2	109
				T4M	10,839	2	0	3	117	11,296	2	0	3	121	11,516	2	0	4	124
				T4LG	9,858	1	0	2	106	10,274	1	0	2	110	10,474	1	0	2	113
				TFTM	10,914	2	0	3	117	11,374	2	0	3	122	11,596	2	0	3	125
				T5M	11,152	4	0	2	120	11,622	4	0	2	125	11,849	4	0	2	127
				T5W	11,332	4	0	3	122	11,811	4	0	3	127	12,041	4	0	3	129
				T5LG	11,184	3	0	1	120	11,656	3	0	2	125	11,883	3	0	2	128
				BLC3	7,768	0	0	2	83	8,096	0	0	2	87	8,254	0	0	2	89
				BLC4	8,023	0	0	3	86	8,362	0	0	3	90	8,524	0	0	3	92
				RCCO	7,838	1	0	2	84	8,169	1	0	2	88	8,328	1	0	2	90
				LCCO	7,838	1	0	2	84	8,169	1	0	2	88	8,328	1	0	2	90
				AFR	11,396	1	0	2	122	11,877	1	0	2	128	12,109	2	0	2	130

Performance Data

Lumen Output

Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of configurations shown within the tolerances described within LM-79. Contact factory for performance data on any configurations not shown here.

Forward Optics

Performance Package	System Watts	LED Count	Drive Current (mA)	Distribution Type	30K					40K					50K				
					(3000K, 70 CRI)					(4000K, 70 CRI)					(5000K, 70 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P5	90W	40	700	T1S	12,380	2	0	2	137	12,902	2	0	2	143	13,154	2	0	2	146
				T2M	11,468	2	0	3	127	11,952	2	0	3	133	12,185	2	0	3	135
				T3M	11,601	2	0	3	129	12,091	2	0	3	134	12,326	2	0	4	137
				T3LG	10,363	2	0	2	115	10,800	2	0	2	120	11,011	2	0	2	122
				T4M	11,774	2	0	4	131	12,271	2	0	4	136	12,510	2	0	4	139
				T4LG	10,709	1	0	2	119	11,160	2	0	2	124	11,378	2	0	2	126
				TFTM	11,856	2	0	3	132	12,356	2	0	4	137	12,596	2	0	4	140
				T5M	12,114	4	0	2	134	12,625	4	0	2	140	12,871	4	0	2	143
				T5W	12,310	4	0	3	137	12,830	4	0	3	142	13,080	4	0	3	145
				T5LG	12,149	3	0	2	135	12,662	3	0	2	141	12,908	3	0	2	143
				BLC3	8,438	0	0	2	94	8,794	0	0	2	98	8,966	0	0	2	99
				BLC4	8,715	0	0	3	97	9,083	0	0	3	101	9,260	0	0	3	103
				RCCO	8,515	1	0	2	94	8,874	1	0	2	98	9,047	1	0	2	100
				LCCO	8,515	1	0	2	94	8,874	1	0	2	98	9,047	1	0	2	100
				AFR	12,380	2	0	2	137	12,902	2	0	2	143	13,154	2	0	2	146
P6	137W	40	1050	T1S	17,545	2	0	3	128	18,285	2	0	3	133	18,642	2	0	3	136
				T2M	16,253	3	0	4	119	16,939	3	0	4	124	17,269	3	0	4	126
				T3M	16,442	2	0	4	120	17,135	3	0	4	125	17,469	3	0	4	128
				T3LG	14,687	2	0	2	107	15,306	2	0	2	112	15,605	2	0	2	114
				T4M	16,687	2	0	4	122	17,391	3	0	5	127	17,730	3	0	5	129
				T4LG	15,177	2	0	2	111	15,817	2	0	2	115	16,125	2	0	2	118
				TFTM	16,802	2	0	4	123	17,511	2	0	4	128	17,852	2	0	5	130
				T5M	17,168	4	0	2	125	17,893	5	0	3	131	18,241	5	0	3	133
				T5W	17,447	5	0	3	127	18,183	5	0	3	133	18,537	5	0	3	135
				T5LG	17,218	4	0	2	126	17,944	4	0	2	131	18,294	4	0	2	134
				BLC3	11,959	0	0	3	87	12,464	0	0	3	91	12,707	0	0	3	93
				BLC4	12,352	0	0	4	90	12,873	0	0	4	94	13,124	0	0	4	96
				RCCO	12,067	1	0	3	88	12,576	1	0	3	92	12,821	1	0	3	94
				LCCO	12,067	1	0	3	88	12,576	1	0	3	92	12,821	1	0	3	94
				AFR	17,545	2	0	3	128	18,285	2	0	3	133	18,642	2	0	3	136
P7	171W	40	1300	T1S	20,806	2	0	3	122	21,683	2	0	3	127	22,106	2	0	3	129
				T2M	19,273	3	0	4	113	20,086	3	0	4	118	20,478	3	0	4	120
				T3M	19,497	3	0	5	114	20,319	3	0	5	119	20,715	3	0	5	121
				T3LG	17,416	2	0	2	102	18,151	2	0	2	106	18,504	2	0	2	108
				T4M	19,787	3	0	5	116	20,622	3	0	5	121	21,024	3	0	5	123
				T4LG	17,997	2	0	2	105	18,756	2	0	2	110	19,121	2	0	2	112
				TFTM	19,924	3	0	5	117	20,765	3	0	5	122	21,170	3	0	5	124
				T5M	20,359	5	0	3	119	21,217	5	0	3	124	21,631	5	0	3	127
				T5W	20,689	5	0	3	121	21,561	5	0	3	126	21,982	5	0	3	129
				T5LG	20,418	4	0	2	120	21,279	4	0	2	125	21,694	4	0	2	127
				BLC3	14,182	0	0	3	83	14,780	0	0	3	87	15,068	0	0	3	88
				BLC4	14,647	0	0	4	86	15,265	0	0	4	89	15,562	0	0	4	91
				RCCO	14,309	1	0	3	84	14,913	1	0	3	87	15,204	1	0	3	89
				LCCO	14,309	1	0	3	84	14,913	1	0	3	87	15,204	1	0	3	89
				AFR	20,806	2	0	3	122	21,683	2	0	3	127	22,106	2	0	3	129

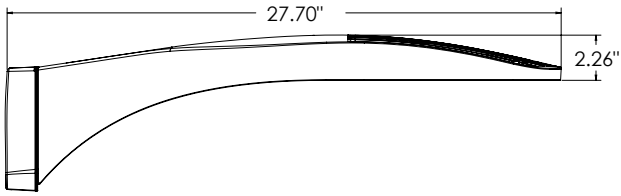
Performance Data

Lumen Output

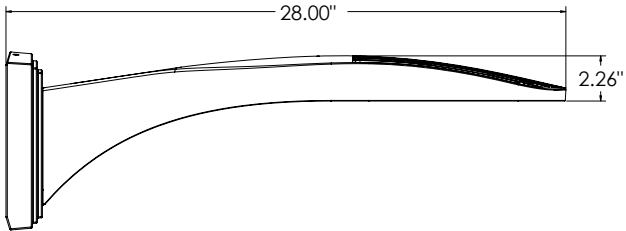
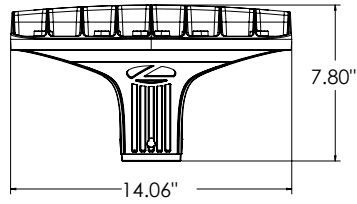
Lumen values are from photometric tests performed in accordance with IESNA LM-79-08. Data is considered to be representative of configurations shown within the tolerances described within LM-79. Contact factory for performance data on any configurations not shown here.

Rotated Optics																			
Performance Package	System Watts	LED Count	Drive Current (mA)	Distribution Type	30K					40K					50K				
					(3000K, 70 CRI)					(4000K, 70 CRI)					(5000K, 70 CRI)				
					Lumens	B	U	G	LPW	Lumens	B	U	G	LPW	Lumens	B	U	G	LPW
P10	51W	30	530	T1S	7,399	3	0	3	145	7,711	3	0	3	151	7,862	3	0	3	154
				T2M	6,854	3	0	3	135	7,144	3	0	3	140	7,283	3	0	3	143
				T3M	6,933	3	0	3	136	7,225	3	0	3	142	7,366	3	0	3	145
				T3LG	6,194	2	0	2	122	6,455	2	0	2	127	6,581	2	0	2	129
				T4M	7,036	3	0	3	138	7,333	3	0	3	144	7,476	3	0	3	147
				T4LG	6,399	2	0	2	126	6,669	2	0	2	131	6,799	2	0	2	134
				TFTM	7,086	3	0	3	139	7,385	3	0	3	145	7,529	3	0	3	148
				T5M	7,239	3	0	2	142	7,545	3	0	2	148	7,692	3	0	2	151
				TSW	7,357	3	0	2	145	7,667	3	0	2	151	7,816	4	0	2	154
				TSLG	7,260	3	0	1	143	7,567	3	0	1	149	7,714	3	0	1	152
				BLC3	5,043	3	0	3	99	5,256	3	0	3	103	5,358	3	0	3	105
				BLC4	5,208	3	0	3	102	5,428	3	0	3	107	5,534	3	0	3	109
				RCCO	5,089	0	0	2	100	5,303	0	0	2	104	5,407	0	0	2	106
				LCCO	5,089	0	0	2	100	5,303	0	0	2	104	5,407	0	0	2	106
				AFR	7,399	3	0	3	145	7,711	3	0	3	151	7,862	3	0	3	154
				P11	68W	30	700	T1S	9,358	3	0	3	138	9,753	3	0	3	143	9,943
T2M	8,669	3	0					3	127	9,034	3	0	3	133	9,211	3	0	3	135
T3M	8,768	3	0					3	129	9,138	3	0	3	134	9,316	3	0	3	137
T3LG	7,833	3	0					3	115	8,164	3	0	3	120	8,323	3	0	3	122
T4M	8,899	3	0					3	131	9,274	3	0	3	136	9,455	3	0	3	139
T4LG	8,093	3	0					3	119	8,435	3	0	3	124	8,599	3	0	3	126
TFTM	8,962	3	0					3	132	9,340	3	0	3	137	9,522	3	0	3	140
T5M	9,156	4	0					2	135	9,542	4	0	2	140	9,728	4	0	2	143
TSW	9,304	4	0					2	137	9,696	4	0	2	143	9,885	4	0	2	145
TSLG	9,182	3	0					1	135	9,569	3	0	1	141	9,756	3	0	1	143
BLC3	6,378	3	0					3	94	6,647	3	0	3	98	6,777	3	0	3	100
BLC4	6,587	3	0					3	97	6,865	3	0	3	101	6,999	3	0	3	103
RCCO	6,436	0	0					2	95	6,707	0	0	2	99	6,838	0	0	2	101
LCCO	6,436	0	0					2	95	6,707	0	0	2	99	6,838	0	0	2	101
AFR	9,358	3	0					3	138	9,753	3	0	3	143	9,943	3	0	3	146
P12	103W	30	1050					T1S	13,247	3	0	3	128	13,806	3	0	3	134	14,075
				T2M	12,271	4	0	4	119	12,789	4	0	4	124	13,038	4	0	4	126
				T3M	12,412	4	0	4	120	12,935	4	0	4	125	13,187	4	0	4	128
				T3LG	11,089	3	0	3	107	11,556	3	0	3	112	11,782	3	0	3	114
				T4M	12,597	4	0	4	122	13,128	4	0	4	127	13,384	4	0	4	129
				T4LG	11,457	3	0	3	111	11,940	3	0	3	116	12,173	3	0	3	118
				TFTM	12,686	4	0	4	123	13,221	4	0	4	128	13,479	4	0	4	130
				T5M	12,960	4	0	2	125	13,507	4	0	2	131	13,770	4	0	2	133
				TSW	13,170	4	0	3	127	13,726	4	0	3	133	13,994	4	0	3	135
				TSLG	12,998	3	0	2	126	13,546	3	0	2	131	13,810	3	0	2	134
				BLC3	9,029	3	0	3	87	9,409	3	0	3	91	9,593	3	0	3	93
				BLC4	9,324	4	0	4	90	9,718	4	0	4	94	9,907	4	0	4	96
				RCCO	9,110	1	0	2	88	9,495	1	0	2	92	9,680	1	0	2	94
				LCCO	9,110	1	0	2	88	9,494	1	0	2	92	9,680	1	0	2	94
				AFR	13,247	3	0	3	128	13,806	3	0	3	134	14,075	3	0	3	136
				P13	129W	30	1300	T1S	15,704	3	0	3	122	16,366	3	0	3	127	16,685
T2M	14,547	4	0					4	113	15,161	4	0	4	118	15,457	4	0	4	120
T3M	14,714	4	0					4	114	15,335	4	0	4	119	15,634	4	0	4	121
T3LG	13,145	3	0					3	102	13,700	3	0	3	106	13,967	3	0	3	108
T4M	14,933	4	0					4	116	15,563	4	0	4	121	15,867	4	0	4	123
T4LG	13,582	3	0					3	105	14,155	3	0	3	110	14,431	3	0	3	112
TFTM	15,039	4	0					4	117	15,673	4	0	4	122	15,979	4	0	4	124
TSM	15,364	4	0					2	119	16,013	4	0	2	124	16,325	4	0	2	127
TSW	15,613	5	0					3	121	16,272	5	0	3	126	16,589	5	0	3	129
TSLG	15,409	3	0					2	120	16,059	3	0	2	125	16,372	4	0	2	127
BLC3	10,703	4	0					4	83	11,155	4	0	4	87	11,372	4	0	4	88
BLC4	11,054	4	0					4	86	11,520	4	0	4	89	11,745	4	0	4	91
RCCO	10,800	1	0					2	84	11,256	1	0	2	87	11,475	1	0	3	89
LCCO	10,800	1	0					2	84	11,255	1	0	2	87	11,475	1	0	3	89
AFR	15,704	3	0					3	122	16,366	3	0	3	127	16,685	4	0	4	130

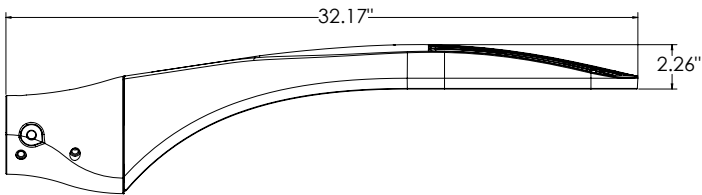
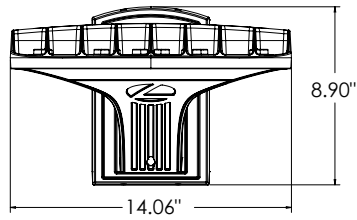
Dimensions



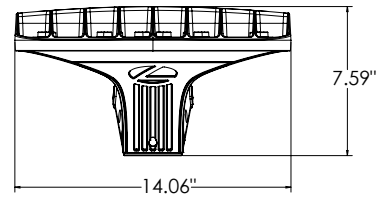
DSX0 with RPA, RPA5, SPA5, SPA8N mount
Weight: 25 lbs



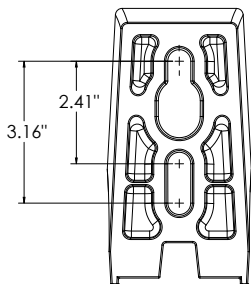
DSX0 with WBA mount
Weight: 27 lb



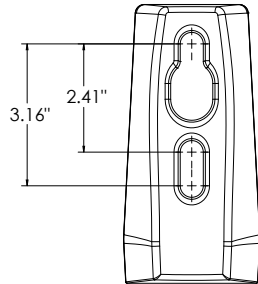
DSX0 with MA mount
Weight: 28 lbs



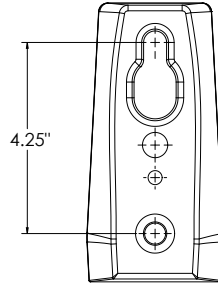
SPA (STANDARD ARM)



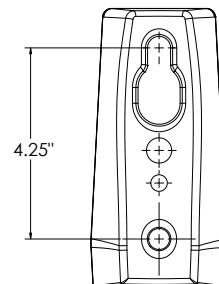
RPA



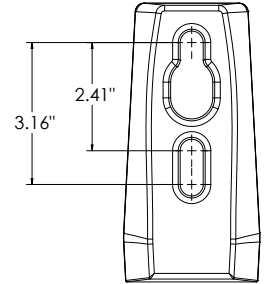
SPA5



RPA5

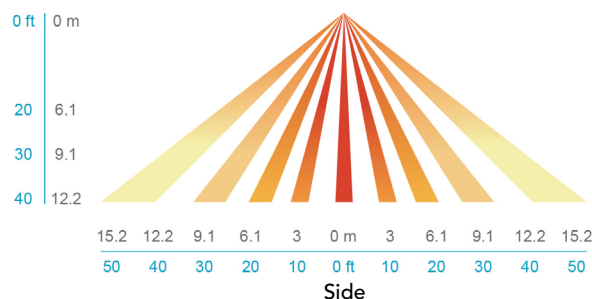
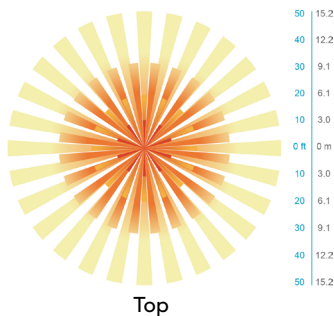
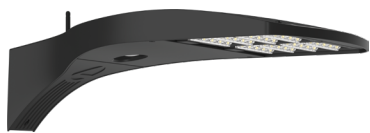


SPA8N



nLight Sensor Coverage Pattern

NLTAIR2 PIRHN



FEATURES & SPECIFICATIONS

INTENDED USE

The sleek design of the D-Series Size 0 reflects the embedded high performance LED technology. It is ideal for many commercial and municipal applications, such as parking lots, plazas, campuses, and pedestrian areas.

CONSTRUCTION

Single-piece die-cast aluminum housing has integral heat sink fins to optimize thermal management through conductive and convective cooling. Modular design allows for ease of maintenance and future light engine upgrades. The LED driver is mounted in direct contact with the casting to promote low operating temperature and long life. Housing driver compartment is completely sealed against moisture and environmental contaminants (IP66). Vibration rated per ANSI C136.31 for 3G. Low EPA (0.44 ft²) for optimized pole wind loading.

FINISH

Exterior parts are protected by a zinc-infused Super Durable TGIC thermoset powder coat finish that provides superior resistance to corrosion and weathering. A tightly controlled multi-stage process ensures a minimum 3 mils thickness for a finish that can withstand extreme climate changes without cracking or peeling. Available in both textured and non-textured finishes.

COASTAL CONSTRUCTION (CCE)

Optional corrosion resistant construction is engineered with added corrosion protection in materials and/or pre-treatment of base material under super durable paint. Provides additional corrosion protection for applications near coastal areas. Finish is salt spray tested to over 5,000 hours per ASTM B117 with scribe rating of 10. Additional lead-times may apply.

OPTICS

Precision-molded proprietary silicone lenses are engineered for superior area lighting distribution, uniformity, and pole spacing. Light engines are available in 3000 K, 4000 K or 5000 K (70 CRI) configurations. 80CRI configurations are also available. The D-Series Size 0 has zero uplight and qualifies as a Nighttime Friendly™ product, meaning it is consistent with the LEED® and Green Globes™ criteria for eliminating wasteful uplight.

ELECTRICAL

Light engine(s) configurations consist of high-efficacy LEDs mounted to metal-core circuit boards to maximize heat dissipation and promote long life (up to L80/100,000 hours at 25°C). Class 1 electronic drivers are designed to have a power factor >90%, THD <20%, and an expected life of 100,000 hours with <1% failure rate. Easily serviceable 10kV surge protection device meets a minimum Category C Low operation (per ANSI/IEEE C62.41.2).

STANDARD CONTROLS

The DSX0 LED area luminaire has a number of control options. DSX Size 0, comes standard with 0-10V dimming driver. Dusk to dawn controls can be utilized via optional NEMA twist-lock photocell receptacles. PIR integrated motion sensor with on-board photocell feature field-adjustable programming and are suitable for mounting heights up to 40 feet. Control option BL features a bi-level device that allows a second control circuit to switch all light engines to either 30% or 50% light output.

nLIGHT AIR CONTROLS

The DSX0 LED area luminaire is also available with nLight® AIR for the ultimate in wireless control. This powerful controls platform provides out-of-the-box basic motion sensing and photocontrol functionality and is suitable for mounting heights up to 40 feet. Once commissioned using a smartphone and the easy-to-use CLAIRITY app, nLight AIR equipped luminaires can be grouped, resulting in motion sensor and photocell group response without the need for additional equipment. Scheduled dimming with motion sensor over-ride can be achieved when used with the nLight Eclipse. Additional information about nLight Air can be found [here](#).

INSTALLATION

Integral mounting arm allows for fast mounting using Lithonia standard #8 drilling and accommodates pole drilling's from 2.41 to 3.12" on center. The standard "SPA" option for square poles and the "RPA" option for round poles use the #8 drilling. For #5 pole drillings, use SPA5 or RPA5. Additional mountings are available including a wall bracket (WBA) and mast arm (MA) option that allows luminaire attachment to a 2 3/8" horizontal mast arm.

LISTINGS

UL listed to meet U.S. and Canadian standards. UL Listed for wet locations. Light engines are IP66 rated; luminaire is IP66 rated. Rated for -40°C minimum ambient.

DesignLights Consortium® (DLC) Premium qualified product and DLC qualified product. Not all versions of this product may be DLC Premium qualified or DLC qualified. Please check the DLC Qualified Products List at www.designlights.org/QPL to confirm which versions are qualified.

International Dark-Sky Association (IDA) Fixture Seal of Approval (FSA) is available for all products on this page utilizing 3000K color temperature only.

GOVERNMENT PROCUREMENT

BAA – Buy America(n) Act: Product with the BAA option qualifies as a domestic end product under the Buy American Act as implemented in the FAR and DFARS. Product with the BAA option also qualifies as manufactured in the United States under DOT Buy America regulations.

BABA – Build America Buy America: Product with the BAA option also qualifies as produced in the United States under the definitions of the Build America, Buy America Act.

Please refer to www.acuitybrands.com/buy-american for additional information.

WARRANTY

5-year limited warranty. This is the only warranty provided and no other statements in this specification sheet create any warranty of any kind. All other express and implied warranties are disclaimed. Complete warranty terms located at: www.acuitybrands.com/support/warranty/terms-and-conditions

Note: Actual performance may differ as a result of end-user environment and application. All values are design or typical values, measured under laboratory conditions at 25 °C. Specifications subject to change without notice.

Case Activity Report

10/01/2024 - 10/31/2024

Case #	Case Date	Case Type	Assigned To	Main Status	Description	Closed Date	Parcel #	Parcel Address
20240463	10/18/2024		Raymond Kallio	Closed	fencing	10/31/2024	201000570000	116 BEASER AVE
20240475	10/31/2024		Raymond Kallio	Open	garbage		201010800000	609 ST CLAIRE ST
20240473	10/30/2024		Raymond Kallio	Open	debris		201015280000	209 12TH AVE E
20240474	10/30/2024		Raymond Kallio	Closed	debris		201033480000	2904 LAKE SHORE DR E
20240462	10/18/2024		Raymond Kallio	Closed	tires	10/29/2024	201023730000	719 PRENTICE AVE
20240468	10/22/2024		Raymond Kallio	Closed	cement	10/29/2024	201036420000	1623 6TH ST E
20240447	10/15/2024		Raymond Kallio	Closed	grass and house numbers		201044520000	810 9TH AVE W
20240452	10/16/2024		Raymond Kallio	Closed	tires	10/28/2024	201022270000	619 3RD AVE W
20240453	10/16/2024		Raymond Kallio	Closed	trash bags	10/28/2024	201022170000	622 4TH AVE W
20240470	10/28/2024		Raymond Kallio	Open	misc storage		201022230000	312 6TH ST W
20240471	10/28/2024		Raymond Kallio	Closed	debris and brush		201043990000	700 10TH AVE W
20240472	10/28/2024		Raymond Kallio	Open	misc storage		201003290000	408 15TH AVE W
20240457	10/17/2024		Raymond Kallio	Closed	mattresses	10/25/2024	201021590000	619 5TH AVE E
20240459	10/18/2024		Raymond Kallio	Closed	fish tank	10/25/2024	201023680000	310 7TH ST E
20240461	10/18/2024		Raymond Kallio	Closed	grass	10/25/2024	201027620000	1023 ELLIS AVE

20240429	10/2/2024		Raymond Kallio	Closed	debris	10/25/2024	20103883000 0	1214 MACARTHUR AVE
20240435	10/3/2024		Raymond Kallio	Closed	debris	10/25/2024	20102298000 0	715 3RD AVE W
20240440	10/10/2024		Raymond Kallio	Closed	misc storage	10/25/2024	20101923000 0	409 PRENTICE AVE
20240469	10/22/2024		Raymond Kallio	Closed	misc storage	11/4/2024	20100245000 0	317 12TH AVE W
20240465	10/22/2024		Raymond Kallio	Open	debris		20100519000 0	602 15TH AVE W
20240466	10/22/2024		Raymond Kallio	Closed	No Permit	11/1/2024	20103668000 0	515 14TH AVE E
20240467	10/22/2024		Raymond Kallio	Closed	misc storage	11/4/2024	20102261000 0	709 6TH AVE W
20240455	10/17/2024		Raymond Kallio	Closed	lawn	10/21/2024	20103692000 0	1610 6TH ST E
20240456	10/17/2024		Raymond Kallio	Closed	debris	10/21/2024	20101345000 0	315 MAIN ST E
20240449	10/16/2024		Raymond Kallio	Closed	misc storage	10/21/2024	20102332000 0	720 ELLIS AVE
20240439	10/10/2024		Raymond Kallio	Closed	garbage brush car parts	10/21/2024	20102412000 0	716 7TH AVE E
20240445	10/15/2024		Raymond Kallio	Closed	couch in yard	10/21/2024	20101820000 0	421 14TH AVE E
20240446	10/15/2024		Raymond Kallio	Closed	love seat		20101796000 0	311 14TH AVE E
20240428	10/2/2024		Raymond Kallio	Closed	lawn	10/21/2024	20103690000 0	1606 6TH ST E
20240431	10/2/2024		Raymond Kallio	Closed	debris	10/21/2024	20100562000 0	718 12TH AVE W
20240328	8/20/2024		Raymond Kallio	Closed	debris		20101379000 0	605 MAIN ST E
20240394	9/12/2024		Raymond Kallio	Closed	Front steps and mice	10/21/2024	20100069000 0	1313 MAIN ST W

20240414	9/25/2024		Raymond Kallio	Closed	garbage	10/21/2024	20101080000 0	609 ST CLAIRE ST
20240421	10/1/2024		Raymond Kallio	Open	debris grass and weeds and trees		20101596000 0	213 WILLIS AVE
20240462	10/18/2024		Raymond Kallio	Closed	tires	10/29/2024	20102373000 0	719 PRENTICE AVE
20240463	10/18/2024		Raymond Kallio	Closed	fencing	10/31/2024	20100057000 0	116 BEASER AVE
20240464	10/18/2024		Raymond Kallio	Closed	grass and debris		20100166000 0	1215 3RD ST W
20240461	10/18/2024		Raymond Kallio	Closed	grass	10/25/2024	20102762000 0	1023 ELLIS AVE
20240460	10/18/2024		Raymond Kallio	Closed	misc storage	11/6/2024	20102698000 0	904 7TH AVE E
20240457	10/17/2024		Raymond Kallio	Closed	mattresses	10/25/2024	20102159000 0	619 5TH AVE E
20240458	10/18/2024		Raymond Kallio	Closed	misc storage	11/14/2024	20102622000 0	901 4TH AVE W
20240459	10/18/2024		Raymond Kallio	Closed	fish tank	10/25/2024	20102368000 0	310 7TH ST E
20240456	10/17/2024		Raymond Kallio	Closed	debris	10/21/2024	20101345000 0	315 MAIN ST E
20240455	10/17/2024		Raymond Kallio	Closed	lawn	10/21/2024	20103692000 0	1610 6TH ST E
20240454	10/17/2024		Raymond Kallio	Closed	misc storage		20102297000 0	719 3RD AVE W
20240426	10/2/2024		Raymond Kallio	Open	Gravel		20102007000 0	VACANT LAND 5TH AVENUE E AND 5TH STREET E
20240438	10/9/2024		Raymond Kallio	Closed	Long grass		20104566000 0	1317 CHAPPLE AVE
20240453	10/16/2024		Raymond Kallio	Closed	trash bags	10/28/2024	20102217000 0	622 4TH AVE W

20240449	10/16/2024		Raymond Kallio	Closed	misc storage	10/21/2024	20102332000 0	720 ELLIS AVE
20240450	10/16/2024		Raymond Kallio	Closed	debri	11/13/2024	20102566000 0	800 6TH AVE W
20240451	10/16/2024		Raymond Kallio	Closed	debris	11/14/2024	20102264000 0	722 6TH AVE W
20240452	10/16/2024		Raymond Kallio	Closed	tires	10/28/2024	20102227000 0	619 3RD AVE W
20240447	10/15/2024		Raymond Kallio	Closed	grass and house numbers		20104452000 0	810 9TH AVE W
20240448	10/15/2024		Raymond Kallio	Open	misc storage		20102802000 0	1015 VAUGHN AVE
20240444	10/15/2024		Raymond Kallio	Closed	Boat in front yard	11/1/2024	20103524000 0	308 15TH AVE E
20240446	10/15/2024		Raymond Kallio	Closed	love seat		20101796000 0	311 14TH AVE E
20240443	10/14/2024		Raymond Kallio	Closed	Left over tree wood		20101397000 0	102 7TH AVE E
20240436	10/3/2024		Raymond Kallio	Closed	lawn	10/14/2024	20101742000 0	317 WILLIS AVE
20240428	10/2/2024		Raymond Kallio	Closed	lawn	10/21/2024	20103690000 0	1606 6TH ST E
20240425	10/2/2024		Raymond Kallio	Closed	lawn	10/14/2024	20100555000 0	723 11TH AVE W
20240420	10/1/2024		Raymond Kallio	Open	lawn and weeds		20101416000 0	118 10TH AVE E
20240396	9/13/2024		Raymond Kallio	Closed	lawn	10/14/2024	20104728300 0	2118 6TH ST W
20240328	8/20/2024		Raymond Kallio	Closed	debris		20101379000 0	605 MAIN ST E
20240090	5/22/2024		Raymond Kallio	Closed	misc storage		20102262000 0	608 7TH ST W
20240388	9/11/2024		Raymond Kallio	Closed	long grass	10/14/2024	20102240000 0	418 6TH ST W
20240353	8/27/2024		Raymond Kallio	Closed	lawn		20101192000 0	1116 LAKE SHORE DR E

20240373	9/6/2024		Raymond Kallio	Closed	debris	10/11/2024	20102460000 0	608 8TH ST E
20240405	9/19/2024		Raymond Kallio	Closed	grass and weeds	10/11/2024	20103375000 0	2705 MAIN ST E
20240417	9/30/2024		Raymond Kallio	Closed	lawn	10/11/2024	20101173000 0	1314 LAKE SHORE DR E
20240422	10/1/2024		Raymond Kallio	Closed	lawn	10/11/2024	20103672000 0	609 14TH AVE E
20240427	10/2/2024		Raymond Kallio	Closed	lawn	10/11/2024	20102216000 0	601 2ND AVE W
20240441	10/10/2024		Raymond Kallio	Open	misc storage		20101740000 0	321 WILLIS AVE
20240442	10/11/2024		Raymond Kallio	Open	rubbish		20103646000 0	1607 6TH ST E
20240439	10/10/2024		Raymond Kallio	Closed	garbage brush car parts	10/21/2024	20102412000 0	716 7TH AVE E
20240438	10/9/2024		Raymond Kallio	Closed	Long grass		20104566000 0	1317 CHAPPLE AVE
20240433	10/2/2024		Raymond Kallio	Closed	brush	10/9/2024	20103030000 0	904 11TH AVE W
20240408	9/20/2024		Raymond Kallio	Closed	lawn	10/9/2024	20102995000 0	810 11TH AVE W
20240432	10/2/2024		Raymond Kallio	Closed	debris	10/9/2024	20100557000 0	705 11TH AVE W
20240389	9/11/2024		Raymond Kallio	Closed	long grass		20102253000 0	609 VAUGHN AVE
20240269	7/31/2024		Raymond Kallio	Closed	long grass and weeds	8/19/2024	20101508000 0	222 12TH AVE E
20240386	9/11/2024		Raymond Kallio	Closed	misc storage and debris	10/4/2024	20101756000 0	309 7TH AVE E
20240263	7/30/2024		Raymond Kallio	Closed	tires and debris	10/4/2024	20104457000 0	817 9TH AVE W
20240332	8/23/2024		Raymond Kallio	Closed	card board and debri	10/1/2024	20104404000 0	722 10TH AVE W

20240415	9/27/2024		Raymond Kallio	Closed	messy by garage	10/4/2024	201015070000	201 14TH AVE E
20240416	9/27/2024		Raymond Kallio	Closed	lawn	10/4/2024	201027440000	1000 PRENTICE AVE
20240437	10/4/2024		Raymond Kallio	Closed	tire by alley	11/5/2024	201043930000	723 9TH AVE W
20240434	10/3/2024		Raymond Kallio	Closed	LAWN	10/3/2024	201022510000	615 VAUGHN AVE
20240435	10/3/2024		Raymond Kallio	Closed	debris	10/25/2024	201022980000	715 3RD AVE W
20240436	10/3/2024		Raymond Kallio	Closed	lawn	10/14/2024	201017420000	317 WILLIS AVE
20240393	9/12/2024		Raymond Kallio	Closed	Lawn	10/3/2024	201034040000	2114 LAKE SHORE DR E
20240234	7/22/2024		Raymond Kallio	Closed	vehicle and trailer on lawn	10/3/2024	201031130000	1121 12TH AVE W
20240235	7/22/2024		Raymond Kallio	Closed	furniture, TV,tires and rubbish in long grass by garage	10/3/2024	201031140000	1115 12TH AVE W
20240432	10/2/2024		Raymond Kallio	Closed	debris	10/9/2024	201005570000	705 11TH AVE W
20240431	10/2/2024		Raymond Kallio	Closed	debris	10/21/2024	201005620000	718 12TH AVE W
20240428	10/2/2024		Raymond Kallio	Closed	lawn	10/21/2024	201036900000	1606 6TH ST E
20240429	10/2/2024		Raymond Kallio	Closed	debris	10/25/2024	201038830000	1214 MACARTHUR AVE
20240430	10/2/2024		Raymond Kallio	Closed	unregistered vehicle	11/4/2024	201031620000	1317 11TH AVE W
20240427	10/2/2024		Raymond Kallio	Closed	lawn	10/11/2024	201022160000	601 2ND AVE W

20240424	10/2/2024		Raymond Kallio	Closed	lawn	11/13/2024	201012880000	121 LAKE SHORE DR E
20240425	10/2/2024		Raymond Kallio	Closed	lawn	10/14/2024	201005550000	723 11TH AVE W
20240005	1/3/2024		Raymond Kallio	Open	debri		201013300000	114 2ND AVE E
20240334	8/23/2024		Raymond Kallio	Closed	furniture on porch		201006730000	609 609-1/2 10TH AVE W
20240339	8/26/2024		Raymond Kallio	Closed	Debris by garage	10/1/2024	201031730000	1308 11TH AVE W
20240388	9/11/2024		Raymond Kallio	Closed	long grass	10/14/2024	201022400000	418 6TH ST W
20240378	9/9/2024		Raymond Kallio	Closed	debris	10/1/2024	201017300000	412 3RD ST E
20240365	8/29/2024		Raymond Kallio	Closed	tires by garage	10/1/2024	201035240000	308 15TH AVE E
20240393	9/12/2024		Raymond Kallio	Closed	Lawn	10/3/2024	201034040000	2114 LAKE SHORE DR E
20240407	9/20/2024		Raymond Kallio	Closed	lawn	10/1/2024	201029940000	806 11TH AVE W
20240397	9/16/2024		Raymond Kallio	Closed	lawn	10/1/2024	201030050000	820 10TH AVE W
20240399	9/16/2024		Raymond Kallio	Closed	misc storage		201017300000	412 3RD ST E
20240419	10/1/2024		Raymond Kallio	Closed	debris and misc storage	11/6/2024	201019170000	417 5TH AVE E
20240420	10/1/2024		Raymond Kallio	Open	lawn and weeds		201014160000	118 10TH AVE E
20240422	10/1/2024		Raymond Kallio	Closed	lawn	10/11/2024	201036720000	609 14TH AVE E

Total Records: 113

11/15/2024

Permit Detail Report

10/01/2024 - 10/31/2024

Permit #	Permit Date	Permit Type	Building Type	Applicant Name	Applicant Address	City, State, Zip	Description	Project Cost	Square Feet	Issued Date	Type of Work	Work Location	Total Fees	Parcel #	Parcel Address
20240327	10/31/2024		Residential - Roofing (Material cost over 1,000)	Tom Pesek	3907 Lake Park Road	Ashland, WI 54806	Replace existing asphalt shingles on garage roof with new asphalt shingles.	5,000	800	10/31/2024	Accessory Structure	3907 Lake Park Road	\$30.00	201050250000	3907 LAKE PARK RD
20240326	10/31/2024		Residential - Fence	Virginia Burwell	315 16th Ave E	ASHLAND, WI 54806	Six foot high black chain link fence on both sides of property. Note: The support posts must be on the inside with the panels facing the exterior.	4,155	192	10/31/2024	Other	315 16th Ave E	\$75.00	201035300000	315 16TH AVE E
20240324	10/30/2024		Residential - Roofing (Material cost over 1,000)	Robert L Pufall	4117 Lake Park Road	ASHLAND	Re-roof (Shingles). Replace existing asphalt with new asphalt.	13,000	2,000	10/31/2024	Other	4117 Lake Park Road, Ashland, Wisconsin	\$30.00	201037740000	4117 LAKE PARK RD
20240323	10/29/2024		Residential - Remodel/Repair/Additions (over 5,000)	Jill R. Bella	515 14th Ave E	Ashland, WI 54806	Replacing kitchen cabinets. Tearing out carpet and installing vinyl plank floors throughout house. Covering plaster walls with drywall. Replacing toilet and vanity.	12,000	0	10/30/2024	Primary Structure	515 14th Ave E	\$60.00	201036680000	515 14TH AVE E
20240322	10/29/2024		Residential - Roofing (Material cost over 1,000)	Nathan Kingfisher	2813 Farm Rd	ASHLAND, WI 54806	Removing old asphalt shingles, installing OSB and a 35 year asphalt shingles.	22,000	2,500	11/4/2024	Primary Structure	2813 Farm Rd	\$30.00	201049670200	2813 FARM RD

20240321	10/25/2024		Residential - Deck	Mary E. Lucas	106 14th Ave E	Ashland, WI 54806	Constructing an approximately 6x8 deck/landing at back door to improve entrance into the home. Deck will be 10' off the side property line. Contractor: <u>Guy Roberts</u>	2,000	48	10/25/2024	Primary Structure	106 14th Ave E	\$50.00	201014590000	106 14TH AVE E
20240320	10/25/2024		Zoning Approval - Signage	Graphic House	8101 International Drive	Wausau, WI 54401	Constructing a 76 sq. ft. monument sign on property per site plan and sign proof provided. Sign copy area will be less than 75 sq. ft. in area. Sign will be illuminated and have new electrical. All electrical circuits, connections, and wiring must be installed by a WI licensed electrician.	0	76	11/7/2024	Other	1615 Maple Lane	\$50.00	201048930000	1615 MAPLE LN

20240319	10/24/2024		Residential - Fence	Nicole Watson	1000 MacArthur Ave	54806	182 linear feet of ornamental metal fence (see attachment) with gates at: side door area on south side of fence on section facing MacArthur, across paved section to the east of garage facing 10th Ave, and one on north side of shed facing alley. Fence will tie into side of house just west of side door, southwest corner of shed, northeast corner of	10,000	182	10/25/2024	Other	1000 MacArthur Ave	\$75.00	201038320000	1000 MACARTHUR AVE
20240318	10/23/2024		Residential - Detached Accessory Building	Stephen Erickson	923 14th Ave W	ASHLAND, WI 54806	Portable Sauna on a trailer placed on lot for 6-7 months	8,000	38	10/28/2024	Accessory Structure	923 14th Ave W	\$50.00	201039040000	923 14TH AVE W
20240317	10/23/2024		Commercial - Fence	Richard Bloss	1100 Lakeshore Drive	ASHLAND, WI 54806	Install a 6 foot high privacy fence around perimeter of property. Chain link with privacy slatting. Note the support posts must be in the inside of the panels with the finished side facing out.	0	0	10/30/2024	Other	1100 Lakeshore Drive	\$43.75	201011950000	1100 LAKE SHORE DR E
20240316	10/22/2024		Residential - Fence	Michael Kmetz	522 Beaser Ave	ASHLAND, WI 54806	5 foot high black coated fence between existing house and garage. Supports to be placed on inside of fence panels (finished side facing the exterior.)	1,000	0	10/30/2024	Other	522 Beaser Ave	\$50.00	201004050000	522 BEASER AVE

20240315	10/22/2024		Residential - Remodel/Repair/Additions (over 5,000)	David J Derusha (Derusha Construction)	48961 State Highway 112 Apt 1	Ashland, WI, 54806	Replacement of kitchen cabinets, refinishing walls in kitchen. A licensed electrician will be relocating some receptacles in the kitchen and dining room.	15,000	120	10/23/2024	Primary Structure	900 Ellis Ave	\$75.00	201026500000	900 ELLIS AVE
20240314	10/21/2024		Residential - Remodel/Repair/Additions (over 5,000)	Eleanor Teague	1416 7th St W	Ashland, WI 54806	Replace front steps (wood), rear exterior door, exterior handicap ramp (wood), and back porch roof (asphalt shingles).	8,000	0	10/21/2024	Primary Structure	1416 7th St W	\$50.00	201005710000	1416 7TH ST W
20240313	10/17/2024		Commercial - Miscellaneous Repair of a Commercial Structure	Krist Oil Company, Inc.	303 Selden Road	Iron River, MI 49935	Removal of shingles, installation of red metal on mansard.	12,000	1,120	11/6/2024	Primary Structure	521 Lake Shore Dr E, Ashland, WI	\$75.00	201012540000	521 LAKE SHORE DR E
20240312	10/15/2024		Commercial - Electrical	Travis Schwartz	2111 Beaser Ave	ASHLAND, WI 54806	Fire alarm renovation. Additional devices added and relocation of some existing devices. Existing FA panel to remain. Additional initiating and notification devices being added per multiple phases of construction.	17,000	0	10/21/2024	Primary Structure	2111 Beaser Ave	\$100.00	201048930300	2111 BEASER AVE
20240311	10/16/2024		Commercial - Accessory Structure	Peter Compton	209 12th Ave E	ASHLAND, WI 54806	Building an 8x12 foot shed in backyard. Menards Kit. Shed (including roof) to be a minimum of 3 feet away from property line.	2,200	96	10/21/2024	Accessory Structure	209 12th Ave E	\$50.00	201015280000	209 12TH AVE E

20240310	10/15/2024		Commercial - Accessory Structure	City of Ashland Housing Authority	319 Chapple Avenue	Ashland, WI 54806	New dumpster enclosure and relocated smoke shelter.	28,000	320	10/24/2024	Accessory Structure	600 4th Street West	\$50.00	201045880100	600 4TH ST W
20240309	10/14/2024		Residential - Roofing (Material cost over 1,000)	Jacob Mogged/Faye Koosmann	1319 9th Ave W	ASHLAND, WI 54806	Reroof house. Removing existing asphalt shingles and replacing with new asphalt.	14,000	3,000	10/16/2024	Primary Structure	1319 9th Ave W	\$30.00	201032290000	1319 9TH AVE W
20240308	10/10/2024		Residential - Deck	Judy Mrdjenovich	318 15th Ave W	ASHLAND, WI 54806	6x6 Wood Deck to be installed over existing concrete stoop/step.	1,500	0	10/14/2024	Accessory Structure	318 15th Ave W	\$50.00	201002780000	318 15TH AVE W
20240307	10/10/2024		Residential - Remodel/Repair/Additions (over 5,000)	Mackenzie M Montague	614 2nd St S	Waite Park	Replace 5 windows, Insert. No alterations.	6,400	0	10/29/2024	Primary Structure	819 3rd Ave W	\$50.00	201025450000	819 3RD AVE W
20240306	10/9/2024		Residential - Roofing (Material cost over 1,000)	Larry Cicero	65736 Lake Park rd	Ashland wi 54806	New asphalt roof to replace existing.	2,000	1,000	10/9/2024	Primary Structure	500 Willis Ave	\$30.00	201020250000	500 WILLIS AVE
20240305	10/9/2024		Residential - Roofing (Material cost over 1,000)	Larry Cicero	65736 Lake Park Rd	Ashland wi 54806	Roof	1,800	700	10/9/2024	Primary Structure	417 5 th Ave east	\$30.00	201019170000	417 5TH AVE E
20240304	10/9/2024		Residential - Roofing (Material cost over 1,000)	Lori Diesburg	308 5th Ave E	Ashland, WI 54806	Tearing off and replacing shingles on entire roof of house only. Contractor: Valiant Roofing	9,800	0	10/9/2024	Primary Structure	308 5th Ave E	\$30.00	201017360000	308 5TH AVE E
20240303	10/7/2024		Residential - Remodel/Repair/Additions (over 5,000)	Nikki Brownell	904 Prentice Ave	ASHLAND, WI 54806	Tear off existing asphalt roofing shingles and replace. Lift foundation. Tear out plaster wall and replace with drywall. Replace portions of outdated electrical wiring. Replace front porch. Replace two windows	35,000	0	10/9/2024	Primary Structure	904 Prentice Ave	\$175.00	201026790000	904 PRENTICE AVE
20240302	10/1/2024		Commercial - Accessory Structure	City of Ashland	601 Main St W	ASHLAND, WI 54806	Rebuild a grandstand roof structure to hold removeable bleachers	15,000	0	10/23/2024	Accessory Structure	1200 7th St E		201050880000	Hodgkins Park

20240301	10/7/2024		Residential - Siding (material cost over 1,000)	Raymond Kallio	512 7th Ave E	ASHLAND, WI 54806	Remove existing siding on garage and replace with vinyl.	1,500	0	10/7/2024	Accessory Structure	512 7th Ave E	\$30.00	201020360000	512 7TH AVE E
20240300	10/7/2024		Residential - Remodel/Repair/Additions (over 5,000)	Mary Runkel (Joe Harris)	1310 10th Ave W.	ASHLAND, WI 54806	Installing 4 Powerbraces along the W side of the N foundation wall.	4,100	0	10/9/2024	Primary Structure	1310 10th Ave W.	\$50.00	201046880000	1310 10TH AVE W
20240299	10/4/2024		Residential - Fence	Simone Peterson	116 6th St E	ASHLAND, WI 54806	New chain link fence in backyard on a corner lot. Finished side of fence to be on outside (posts to be on inside)	1,500	110	10/16/2024	Other	116 6th St E	\$75.00	201021900000	116 6TH ST E
20240298	10/3/2024		Commercial - New Parking Lot	Tamarack Health	1615 Maple Lane	ASHLAND, WI 54806	32,542 SF parking lot expansion including lighting and storm water management improvements . Other work on site will include the installation of an additional water service to the facility and installation of some storm drain extensions to manage existing roof runoff. The cost for parking lot materials in \$152,585 including	152,585	0	10/10/2024	Other	1615 Maple Lane	\$1,262.93	201048930000	1615 MAPLE LN
20240297	10/2/2024		Commercial - New Parking Lot	Daryl Jolma	2022 Lake Shore Dr E	54806	Extend parking lot. Contractor is Kent Ritola.	5,000	400	11/14/2024	Other	2022 Lake Shore Dr E	\$75.00	201034140000	2022 LAKE SHORE DR E

20240296	10/2/2024		Residential - Renewal of Expired Permit	Derric Getchell	218 14th Ave E	Ashland, WI 54806	Renewal of existing permit (2022) to finish work: Replace roofing and replace siding. Inspection of fence from the 2020 permit also needs to be done at time of inspection in addition to all work completed under this permit.	24,000	2,600	10/4/2024	Primary Structure	218 14th Ave E	\$20.00	201014850000	218 14TH AVE E
20240295	10/1/2024		Commercial - Miscellaneous Repair of a Commercial Structure	Bohemian Hall	319 11th Ave E	ASHLAND, WI 54806	Replacing existing sidewalk from street and concrete patio (under entry porch) in front of building with new concrete. Installing a new curb cut for handi-cap accessibility.	8,900	0	10/1/2024	Sidewalk	319 11th Ave E	\$25.00	201017710000	319 11TH AVE E
20240294	10/1/2024		Zoning Approval - Signage	Good Shepherd Lutheran Church	311 13th St W	Ashland	Remove two (2) exist signs and install two (2) new double-sided signs at each side of the property.	0	26	10/17/2024	Other	311 13th St W	\$50.00	201029150000	311 13TH ST W

20240293	10/1/2024		Commercial - Miscellaneous Repair of a Commercial Structure	Logan Clark	2350 Galloway Street	Eau Claire, WI, 54703	The scope of work includes demo and build-back of new non-structural walls, flooring, acoustical ceilings and other miscellaneous finishes. The MEP scope includes the addition of four humidifiers and routed emergency power to the space. Note: No work shall commence corresponding scopes of work, such as plumbing and electrical,	750,000	1,680	11/6/2024	Primary Structure	1615 Maple Lane - PAB Building Second Floor	\$3,750.00	201048930400	1615 MAPLE LN
													\$6,676.68		

Total Records: 34

11/15/2024