

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

June 29, 2010

ROLL CALL: Rick Zander/President, Leonard Bullinger/Vice President, Robert (Bob) Vayda, Steve Nardello/Fire Chief and Kim Fettig/City Engineering.

MEMBERS ABSENT: Jason Krebsbach, Geris Hopfauf, Joe Lukach and Richard Barta/Building Official.

The meeting was called to order at 12:58 p.m.

FIRST ORDER OF BUSINESS: Proposal by Rick Billie, Curtis Construction, to construct a 2,590 square foot addition to the existing Mandan United Methodist Church at 610 12 St NW.

Geris joins the meeting at 1:00 p.m.

Mr. Billie starts the discussion with a room count. This addition will include an office, library, classrooms and bathrooms. They will also be installing a handicap lift to the basement.

The exterior will be brick on the south side (entrance) to match the existing. The three remaining walls will have steel siding. There is no signage proposed and the lighting will be placed above the entrance.

Leonard questioned landscaping. Mr. Arlen Ruff, board member, indicated that no landscaping is proposed at this time. However, in the future, some plantings or shrubs could be placed along the entrance.

It was noted that if any additional hard surfacing needed to be done after construction, it would be taken care of.

Steve made a motion to approve as presented.

Leonard seconded.

Upon roll call vote, the motion passes unanimously.

SECOND ORDER OF BUSINESS: Proposal by Terry Morton to construct a 30 x 15, fifteen unit, cold storage building at 1701 27 St NW.

Mr. Morton indicated the elevation of the property has been dropped so a new driveway will need to be installed. On the roof will be visible due to building location. The rear

wall of the structure is concrete and will serve as the retaining wall. Mr. Morton also indicated that an eight foot buffer must be installed adjacent to the Terry Kraft property.

Rick questioned the exterior lighting. Mr. Morton indicated that wall packs will be installed for security.

The colors for the roof and side walls will be white and the trim and/or accents color is Saddle Tan. He also noted the lettering for signage will be Saddle Tan.

Mr. Morton also noted that this proposal is for one building only, but his future plans are to have an additional three buildings.

Discussion turned towards the hard surfacing. It was noted that all driving and parking areas must be hard surfaced. Steve questioned the amount of access for the fire trucks. Steve stated that the 20 foot requirement must be met around all buildings. Mr. Morton stated that he will make sure this requirement is met.

Final discussion was regarding the signage. Mr. Morton indicated that the storage unit name will be 12 inches in height (individual lettering) and the address, according to emergency management requirements, must be a minimum of four inches. Rick suggested lighting over the address and name. Mr. Morton said he would consider this.

Leonard made a motion to approve as presented with the condition that the Planning and Zoning conditions be met concerning the buffer on this property by either installing plantings or a fence adjacent to Terry Kraft's property and to also include the 20 foot fire truck access requirement around all buildings.

Geris seconded.

Upon roll call vote, motion passes unanimously.

THIRD ORDER OF BUSINESS: Proposal by Lyle Morrast, Do Mor, to move a garage from 508 3 Ave SE to 2311 3 St SE.

Mr. Morrast indicated the structure is 26 x 33; it will be used as an equipment storage building and will be placed on the back of the property. He intends to build the concrete walls up two feet to raise the structure so he can put a 10 foot door in. He also noted the color of the building is very close to his existing building so he does not intend to change the exterior.

It was noted he is not in any districts, so he meets all requirements.

Leonard made a motion to approve as presented.

Bob seconded.

Upon roll call vote, the motion passes unanimously.

It was noted a new sign has been placed on the north side of Memorial Hwy, across from Dale Pahlke's property with only a phone number for Capital Equipment.

It was noted that there are currently four signs on the corner of the Little Caesars property across from Village Mart.

Mary noted that she would have the guys stop by and get contact information for her.

MINUTES: Approve the minutes from the June 15th meeting.

Kim made a motion to approve as presented.

Leonard seconded.

Upon vote, motion passes unanimously.

There being no further business, the meeting was adjourned at 1.27 p.m.

Approved by:

Date

Transcribed by:

Mary Olsen/Admin. Specialist