

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

May 18, 2010

ROLL CALL: Leonard Bullinger/Vice President, Geris Hopfauf, Joe Lukach, Robert (Bob) Vayda, Richard Barta/Building Official, Steve Nardello/Fire Chief and Kim Fettig/City Engineering.

MEMBERS ABSENT: Rick Zander/President and Jason Krebsbach.

The meeting was called to order at 1:03 p.m.

FIRST ORDER OF BUSINESS: Proposal by Steve Smith, Diversified Services, Inc., to install vinyl lettering to a garage door for signage at 214 Riverwood Ave SE.

Mr. Smith explained the proposal in more detail. Leonard read from the Sign Policy, Section 18 (18.4) stated that Signs printed directly on the exterior walls or surface of the building shall be prohibited.

Further discussion followed regarding the placement of a wall mount sign. Mr. Smith indicated he is just leasing and is not the owner. Geris suggested he visit with the owner and maybe some type of agreement could be reached.

Joe made a motion to deny.

Bob seconded.

Upon vote, the motion to deny passes unanimously.

SECOND ORDER OF BUSINESS: Preliminary proposal by Ellen Huber and Doug Fritz, Silver Dollar Manager, to give a preview of the storefront renovation for the property at 200 E Main St.

Ellen gave a brief review of the storefront requirements and what this program does for the applicant for the new members.

Mr. Fritz then indicated the first item to address is that they intend to remove all the banners and excess advertising. Where there is currently dark brown wood on the exterior, they are intending on replacing it with new cedar siding. The roof was just recovered with tar, the west and south entrances will be handy-cap accessible, the boulevard areas will be re-sodded with new grass plantings, the north wall will be re-painted and the areas on the north side where windows were previously will be covered and made flush with the building.

Leonard questioned the sign on the west side. Mr. Fritz indicated that the roofers had damaged this existing sign; they removed a portion of it; and then re-placed back on the wall. It was questioned who did the work and he stated that it was Mann Signs.

Next, discussion followed regarding the cedar wood they are proposing to install. Mr. Fritz stated they intend to use cedar and match the color of the wood as close as possible to the existing brick so that it doesn't stand out like the dark brown does currently. They're intentions are to make the building appear as one unit since previously it was three units.

Next discussion turned towards the vacated windows and door areas. It was asked if they had considered putting in new windows in the vacated areas to get the building back closer to its original appearance. Mr. Fritz indicated they didn't want windows because the coolers and etc. were on the inside and windows would serve no purpose. Also, they do not want a bunch of windows that patrons could break. They'd be replacing a lot of glass.

Glass block was suggested around the doors on the west side and around the vacated windows. This would match more closely to the front. Mr. Fritz said they would consider this, but they are on a very tight budget and can only do as much as they can afford.

Ellen requested a summary so they were clear on what this commission was requesting:

- Remove all temporary/advertising signs and have only one sign per street side.
- Possibly install more brick and use less wood
- Possibly install more windows
- Possibly install glass block to get the building exterior back closer to that era
- Match painting

The south sign was questioned if it would be replaced with a newer one and Mr. Fritz indicated they intend to update the signage, but not at this time due to budget.

Geris stated that her opinion is not to use the cedar wood. Kim stated that she liked the wood look.

Since this was a preliminary proposal, no action was taken at this time.

There being no further business, the meeting was adjourned at 2:00 p.m.

Approved by:

Date

Transcribed by:

Mary Olsen/Admin. Specialist