

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

February 28, 2012

The meeting was called to order at 1:00 p.m.

ROLL CALL: Leonard Bullinger/President, Jason Krebsbach, Robert (Bob) Vayda, Rick Zander, Richard Barta/Building Official, Steve Nardello/Fire Chief and Kim Fettig/City Engineering.

MEMBERS ABSENT: Joe Lukach/Vice President and Jerome Gangl.

GUESTS:

FIRST ORDER OF BUSINESS: Re-appearance by Julie Haibeck, Golden Comb, with a paint color sample for the front of her shop at 118 E Main St.

Jerome joins the meeting at 1:03 p.m.

Ms. Haibeck stated that she simply wants approval of her paint color before she starts painting. She has chosen a copper color and supplied a picture of her building so they (this commission) can see specifically where she will be painting.

Steve made a motion to approve the copper paint color.

Kim seconded.

Upon roll call vote, the motion passes unanimously.

SECOND ORDER OF BUSINESS: Proposal by Brady Busselman, MFRA, Inc., Engineering consultant for Wal-Mart, to construct a retail store (address to be determined) on Old Red Trl.

Introduction of individuals assisting with this presentation: Jeff Nelson, Vogel Law Firm; Dale Eberle, SAIC (architect and building engineers).

Mr. Busselman started the discussion with the pictures displayed. The exterior walls will be pre-cast concrete of two different colors (Buff and Red Bryan); the remainder of wall panels will be two different colors (Center Brown and Dark Brown); the painted areas will be two different colors (Cobble Brown and Meadowlark Brown); and the accent rock (CMU) will be two different colors (Walnut and Cedar). The entire building will be of earth tone colors.

Leonard questioned the exterior lighting. It was noted that wall packs will be installed above all doors.

It was noted that the dumpster will be enclosed and placed on the back side (east) of the building.

Jason questioned the grading. It was noted that the elevation drops as you head north on the property. They are proposing two lights near the north boundary line and will install a buffer on the north side. Leonard stated that he reviewed the buffer and approved what they were presenting.

Steve questioned the access on the east elevation and if there was ample room for emergency vehicles to turn around. It was noted that the back side (east) will be approximately 25 feet by 400 feet and due to the length, a turn-around for the emergency vehicles will be required.

Bob questioned the long pipe across the front (west elevation). It was noted that these "pipes" are canopies actually for protection from rain for the shoppers.

Richard asked the building size. It will be approximately 148,000 to 150,000 square feet. It was noted that this building will be smaller than the two Bismarck stores.

A brief discussion then followed regarding fire safety and/or locations of safety equipment.

Steve made a motion to approve as presented.

Richard seconded.

Upon roll call vote, the motion passes unanimously.

Next, the Wal-Mart signage was addressed.

There will be one pylon sign in the southeast corner; there are two illuminated wall mount signs on the south and west elevations; and there will be three non-internal illuminated/exterior illuminated wall mount signs.

Jason questioned any future pylon signs and it was noted that they would easily be able to meet the 155 foot requirement between them.

Rick made a motion to approve as presented.

Jason seconded.

Upon roll call vote, the motion passes unanimously.

