

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

July 5, 2011

ROLL CALL: Leonard Bullinger/President, Joe Lukach/Vice President (via cell phone), Robert (Bob) Vayda, Rick Zander and Steve Nardello/Fire Chief

MEMBERS ABSENT: Jason Krebsbach, Jerome Gangl, Richard Barta/Building Official and Kim Fettig/City Engineering.

The meeting was called to order at 1:02 p.m.

FIRST ORDER OF BUSINESS: Proposal by Spence Koenig to construct a new commercial building at 4100 21 St SE.

Mr. Koenig indicated the structure will be 80 x 150. He will occupy 8,000 square feet and the remainder will be leased. The structure will be a beige/earth-tone color with brown accents and roof.

Leonard questioned:

1. Exterior lighting. Soffit lighting will be on the front and rear.
2. Landscaping. None included on the plans, but it was noted that a portion of this property is in the Gateway and would require landscaping be installed.
3. Enclosed dumpster: The entire property would be fenced in with white vinyl privacy fencing.

Bob questioned:

1. Parking area lighting. Existing street lights on the front of the property and the rear will have the soffit lighting.
2. Use of the building. Sale of pivot equipment, some repair work and the sale of Ag Seed.
3. Hard surfacing. All driving and parking areas will be concrete.

Mr. Koenig indicated the exterior picture shows dryvit, but the plans have changed. It will be a decorative brick on the bottom portion and the walls will be steel siding.

Steve questioned:

1. Parking area and the required twenty (20) feet for access for fire trucks. Mr. Koenig stated he did not know the exact footage, but there would be a sufficient amount of room for the trucks since semis would be driving in this area also.
2. Fire separation. It was noted the walls would be fire rated according to code.

3. Fire hydrant location. A hydrant was indicated on the plans and the proposed structure appeared to be within the 300 feet.

Steve made a motion to approve as presented with the conditions that landscaping be installed, there be a twenty foot fire truck access area, fire separation walls be installed according to code and they come back for a signage proposal.

Rick seconded.

Upon roll call vote, the motion passes unanimously.

MINUTES: Approve the minutes from the June 28th meeting.

Rick made a motion to approve as presented.

Steve seconded.

Upon vote, the motion passes unanimously.

There being no further business, the meeting was adjourned at 1:24 p.m.

Approved by:

Date

Transcribed by:

Mary Fahlsing/Admin. Specialist