

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

July 10, 2012

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

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

MEMBERS ABSENT: Joe Lukach/Vice President and Richard Barta/Building Official.

GUESTS: Ellen Huber, Mandan Development Director

FIRST ORDER OF BUSINESS: Proposal by Jeff Welch, Jiran Architects, for St. A's, to construct a new clinic at 2500 Sunset Dr NW.

Leonard started the discussion with his approval of the landscaping and he noted that the plans indicated the dumpster will be enclosed.

Steve stated that from reviewing the plans, he noted that there is adequate room for fire vehicles, but he questioned the approach. It was then determined that there will be enough room there also.

Jason asked for verification of location. Mr. Welch stated it is at the corner of Sunset and Old Red Trl.

Steve stated they would need to visit further regarding sprinklers and connections.

Kim stated that the Engineering Department has not seen any paperwork regarding the storm water management.

Bob questioned if anything would be done with 12 Ave NW. Kim stated that it has already been vacated.

Rick made a motion to approve as presented with the condition storm water management is approved and they come back for any signage.

Jason seconded.

Upon roll call vote, the motion passes unanimously.

SECOND ORDER OF BUSINESS: Proposal by Keith Schmaltz, NW Contracting, and Robert Kupper, Kupper Chevrolet, to construct a 20 x 70 showroom addition to the existing structure.

Leonard started the discussion requesting the colors. Mr. Schmaltz indicated they will be re-painting the entire facility with white walls and gray accents. The lettering/signage will remain blue.

Discussion then followed regarding sprinkling vs. fire rated walls and doors. It was noted that NW Contracting, Mr. Kupper, Fire Chief Nardello and Richard Barta should have a meeting scheduled. Mary noted that she would try to schedule an appointment for next Tuesday afternoon.

Leonard added that if they were changing the signage, they would have to come back. Mr. Kupper indicated they would only be changing the face panels. No poles or hardware will be altered.

Jason made a motion to approve as presented with the condition that the fire separation issue is resolved.

Kim seconded.

Upon roll call vote, the motion passes unanimously.

THIRD ORDER OF BUSINESS: Preliminary hearing for a storefront improvement project by Ellen Huber, Mandan Development Director and Dr. Jim Helmers, Eye Care Professionals, at 113 3 Ave NW.

They supplied colored renderings of what they are proposing:

- Brick, Wayne's Coating on the north and east elevations
- Re-shape the roof line
- Remove the awning on the north side
- Re-do the parking lot
- Re-paint the pylon frame and pole and re-position the existing wall mount signs
- The wood awning on the east side would remain as is and the north awning will be removed
- Re-paint the entire building in earth tone colors

It was suggested that instead of leaving the wood shingles on the east awning as is (weathered), they consider staining them a brown color so they appear new along with all the other changes.

The general consensus is that all members present liked the proposal and indicated that they move ahead with the storefront project.

FOURTH ORDER OF BUSINESS: Discussion regarding Section 18.7 of the Sign Policy.

After discussion regarding, directory signs, wall mount signs and also trying to determine the wording currently in place, the revision will read as follows:

18.7 Multiple story buildings with multiple tenants shall utilize a shared directory sign system or have the location of individual signs pre-approved by commission. ~~Second-floor businesses can utilize wall signs to advertise their establishments but must do so between floors and not below their floor.~~

Jason made a motion to approve the above referenced changes.

Rick seconded.

Upon vote, the motion passes unanimously.

MINUTES: Approve the minutes from the June 19th meeting.

Kim made a motion to approve as presented.

Jerome seconded.

Upon vote, the motion passes unanimously.

Approve the minutes from the June 26th meeting.

Rick made a motion to approve as presented.

Kim seconded.

Upon vote, the motion passes unanimously.

Leonard wanted the members to know that the sign approved for Raging Rivers (banner style on the slide frame) that was held on with zip ties was “flopping” in the wind after the last wind storm. He also stated that it has been fixed, but he just wanted to make them aware that they may have to keep an eye on it so that if future projects do the same type of signage, they have an idea of what to expect.

There being no further business, the meeting was adjourned at 1:50 p.m.

Approved by:

Date

Transcribed by:

Mary Fahlsing/Admin. Specialist