

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

September 13, 2016

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

ROLL CALL: Leonard Bullinger/Vice President, Doug Lalim/Building Official, Kim Fettig/City Engineer Dept., Katie Wiedrich, Lee Pierce, James Jeromchek.

MEMBERS ABSENT: Miles Mehlhoff/President, Steve Nardello/Fire Chief, Amber Larson.

SPECIAL GUEST: Ellen Huber

FIRST ORDER OF BUSINESS: Proposal by Randy Rhone to install two new signs for Dickey's BBQ Pit located at 4524 Memorial Highway SE Suite #103. No one was here to represent the project. One sign will be in the front and the other sign will be placed in the back. With much discussion the members approved because it's a franchise sign.

Kim motioned to approve as presented.

Lee seconded.

Upon roll call vote, the motion passes unanimously.

SECOND ORDER OF BUSINESS: Proposal by Gary Kraft to install a new monument sign for a new development located at 3905 Lillian Ct SE. Gary is building patio homes on Lillian Court (private drive) and would like to place a monument sign on his property. Kim mentioned that Gary wouldn't be affected with the current sight triangle, but Gary still needs to meet the 25 foot setback requirements. The sign will be approximately 4'x9'.

Kim motioned to approve as presented contingent on meeting the 25 foot setback requirements and to meet with the engineer's office to discuss the proper location.

Doug seconded.

Upon roll call vote, the motion passes unanimously.

THIRD ORDER OF BUSINESS: Proposal by Brad from Indigo Signworks to install a new sign for Alliance Management group located at 4201 21 St. SE. The sign would be a flat aluminum panel placed above the garage.

Kim motioned to approve as presented

Katie seconded.

Upon roll call vote, the motion passes unanimously.

FOURTH ORDER OF BUSINESS: Proposal by Bruce Meidinger with Buildings EverGreen LLC to construct a new administration building for Dakota Humane Society located at 2104 37 Street. Bruce plans on construction an administration building for cats and also with a few offices. Bruce would like to tear down a few buildings also. The colors and materials will be a white and maroon metal. Leonard asked if they will have some wall pack lighting and Bruce confirmed they will. Doug point out they will have to sub-divide the property before a permit is issued, in case there are any easements. Kim mentioned storm water plans haven't been approved.

Doug motioned to approve as presented contingent on storm water plans and the property will have to be sub-divided before issuing a permit.

James seconded.

Upon roll call vote, the motion passes unanimously.

FIFTH ORDER OF BUSINESS: Proposal by Chad with Creative Construction to construct a 30x40 storage building for Midway Lanes located at 3327 Memorial Highway SE. The materials they plan on using would be a metal skin that will match the existing building. They realize they are in the gateway area but neighbor buildings are using the same material. Doug stated the distance would be 200 feet. Anything over 200 feet they would be exempt from the gateway rules. Doug measured the distance and they are over 300 feet. The colors will be taupe with white trim. Kim mentioned storm water plans haven't been approved yet.

Katie motioned to approve as presented contingent on storm water plans and the gateway required set back.

Kim seconded.

Upon roll call vote, the motion passes unanimously.

SIXTH ORDER OF BUSINESS: Proposal by Brian Fettig for a storefront improvement project for Fettig Millwork & Window Inc. located at 800 W Main St. Ellen gave a general overview of the project and is looking for a final approval. Brian stated

they plan on a 41x54 new addition, along with new siding, new windows, new garage doors, new hip roof along with an awning. Leonard asked what the materials will be, and Brian said he would like to go with a LP Smart Side. Doug stated it's a pre-painted siding. Brian is unsure of the colors for the building. The roof would be a metal copper color. Doug asked if the whole building would be Smart side and Brian stated just the front and he would use steel siding on the back. Doug stated you can't use steel beings on the location. Leonard asked what his plans for lighting were; and Brian said there will be some lighting under the awning and on the side of building. Lee asked if there are any signs, Brian said he will later. Doug mentioned he will have to bring the signage back to MARC. Leonard asked if he has a dumpster it will need to be screened in. James questioned landscaping plans? Brian was planning on some type of bushes out front, but at this point, it's a ways out. Ellen point out, green space isn't required but certainly appreciate. Doug asked if he has plans for a pole sign and Brian wasn't planning on at this time. Doug asked when he would know what the colors and materials will be. And when he knows he will have to bring it back to MARC. Ellen asked what is required to get a building permit so they can start on the project. Leonard stated colors, material, landscaping etc. Doug said we could approve the concept today but not a final. Doug also mentioned if they are planning on doing wood working and if the space is over 2500 square feet the whole building will have to be fire sprinkled.

Doug motioned to approve the concept and design, contingent on color & material of building, landscaping, dumpster needs to be screened in. Also will need to come back to MARC for color and material approval.

Katie seconded.

Upon roll call vote, the motion passes unanimously.

SEVENTH ORDER OF BUSINESS: Proposal by Adam Taylor for a storefront improvement project for Taylor Made BBQ LLC located at 316 W Main St. Ellen commented Adam & Kendra are planning on making improvements to this location. There plans are to repair and replace all bricks, along with staining of the cedar wood, and replace the awning with dark green in color. Leonard questioned if they are going to have any lighting, and Kendra stated they will have lighting under the awning. Doug asked what the material for the awning was and Kendra confirmed vinyl. Kendra stated the sign above the awning will be 32x32 and will be mounted to the existing hardware. Kendra said the material and font will be different than what she was proposing. With much discussion, the members agreed Kendra will have to bring the sign back to MARC.

Katie motioned to approve as presented the concept only. Will need to bring the sign back to MARC.

Doug seconded.

Upon roll call vote, the motion passes unanimously.

EIGHTH ORDER OF BUSINESS: Proposal by Mike with Hopfauf Custom Builders to add an addition onto Dominos located at 1100 E Main St. Mike would like to add a 20x16 addition onto north side of building. Mike is also looking to reface the front of the building, but will present at a later time. Leonard asked if they are planning on wall pack lighting, and Mike confirmed they will have lighting by door. Doug indicated the dumpster will have to be screened in. Mike asked if he could screen in the north, south and east sides? Leonard asked if he could extend the north and south walls to hide the dumpster. Kim stated her office will need a letter in regards to the storm water plans.

Doug motioned to approve as presented contingent on a storm water letter and screening the dumpster.

Katie seconded.

Upon roll call vote, the motion passes unanimously.

NINTH ORDER OF BUSINESS: Proposal by Al with Al Fitterer Architect PC to construct two (2) four (4) unit group homes located at 1140 & 1150 Collins Ave. The two buildings will be identical with four (4) bedrooms along with a common kitchen, living room and activity room. The materials and colors will be white metal siding and white fascia and gutters with green tone metal shake at entrance with a reddish brown brick. Kim stated she will check with her office for the storm water plans. Doug asked how many employees they plan on having at this site. Al confirmed 3-4 employees with 1 working the night shift. Leonard asked dumpster located and Al confirmed they will be stored in the garage. Leonard questioned what the plans were for the trees, Al confirmed the north side trees will stay and he will add others. Al commented there will be a pole light by the Collins entrance, another pole light west of building B and along the sidewalk. Leonard asked if there was room for fire turn-a-round, Al said they have an agreement with the Baptist Church for extra room for the fire department. Al also said he had reviewed it with Fire Chief Steve Nardello. Doug asked if both building were fire sprinkled, Al confirmed they are.

Katie motioned to approve as presented contingent on meeting the storm water requirements.

Kim seconded.

Upon roll call vote, the motion passes with all with Lee abstained due to being employed by the applicant.

OTHER: Doug stated the owner of the Dakota Travel Nurse on Collins contacted him on a 25 foot addition on to the back of the garage. Doug wanted to know if this committee wanted to review without them bringing it before MARC. The colors and materials will be the same as the existing building. Kim mentioned her office will need a letter regarding the storm water plans. Doug also commented the Sign Ordinance went back to the committee with two major issues, one being the sight triangle and the other the portable sign time frame of 90 days. Those two issues will be reviewed by the committee and then back to planning commission at the end of the month.

MINUTES: Approval of the minutes from August 23, 2016.

James motioned to approve the minutes.

Doug seconded.

Upon roll call vote, the motion passes unanimously.

There being no further business, the meeting was adjourned at 2:13 p.m.

Approved by:

Date

Transcribed by:

Carolyn Reisenauer/Admin. Specialist