

MANDAN ARCHITECTURAL REVIEW COMMISSION MINUTES

September 17, 2013

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

ROLL CALL: Robert (Bob) Vayda/President, Jerome Gangl, Doug Lalim/City Assessor & Building Official, Steve Nardello/Fire Chief, Leonard Bullinger, Rick Zander, Jason Krebsbach, Stephanie Smith & Kim Fettig/City Engineering.

FIRST ORDER OF BUSINESS: Proposal by Scott Bina of Mann Signs, Inc. representing Aid, Inc. located at 312 West Main Street to install a new 4' x 16' non-illuminated wall-mounted sign with digitally printed graphics that will be mounted out in front of the building over the storefront. They just went through a rebranding process; they changed their name and the handout shows their new logo. They have never had a sign. They used to have window graphics.

Kim made a motion to approve as presented.

Steph seconded.

Upon roll call vote, the motion passes unanimously.

SECOND ORDER OF BUSINESS: Proposal by Bob Kupper of Kupper Subaru and a representative from Northwest Contracting to construct a portico to be added to the front of the building and remodel interior of existing building located at 805 E. Main Street. They will have ACM panels just like they did last year to the Kupper Chevrolet building and that is what is going to change around the top. Other than that it is just going to be an interior freshening up, some new tile and paint and new flooring. Mostly an interior remodel but adding a porch entry, just an archway and is not enclosed.

Jason made a motion to approve.

Leonard seconded.

Upon roll call vote, the motion passes unanimously.

THIRD ORDER OF BUSINESS: Proposal by Harvey of Toman Engineering and Eric of Capital City Construction representing Tim Wonnemberg to construct a 3,500 square foot Drug Store building to be wood framed construction with EPDM roofing located at 2600 Overlook Lane NW in the Sunset Commercial Park 1st Addition. Capital City Construction is the contractor. The overall site plan they have presented shows basically three phases. Today they are here to discuss Phase I of the project. It is going to have a drive-thru, which they are looking at being in the northwest corner of the building. It is going to have a common or shared use driveway to get into it. On the Phase III building, what they are proposing there is in the future would be a gas station with a carwash or convenience store. The canopy would just be covering up where the fuel pumps are. The other building on

Phase II would be a retail or office type building but hasn't been decided yet. All three of these buildings will be Wonnenberg's. It will eventually be one huge parking lot. It is a subdivision, it is a plat right now, but what they will be looking at doing is a replat of this area to split up the lots differently than what they are. The Phase I building is on a separate lot right at this point so it meets all the requirements but as they get started here they will be doing a replat of these lots. Leonard indicated he sees they have a storage area but you will need something for the dumpster and they stated it would be screen in right to the north. The time limit of these other phases will probably be some time next summer possibly. The 11,422 foot underground storage is going to be basically an arched type pipe, an underground storage chamber for the storm water and will lead out into the city's storm water system. There is a catch basin right on Sunset Drive on the northeast quadrant of the drawing. Steve stated they would need to come back at a later time for the signage.

The colors and brick will be a split base more like a charcoal and regular brick and the panel is going to be like fiber cement in earth tone. They haven't picked colors yet. Leonard stated that we like to know what the colors are going to be.

Kim made a motion to approve contingent on the approval and review of the storm water plan and once decided the colors and material samples be brought in to the Building Inspections Dept.

Jerome seconded.

Upon roll call vote, the motion passes unanimously.

FOURTH ORDER OF BUSINESS: Proposal by Jesse Clooten representing MHM Properties, LLC to construct a multi-family 54-unit apartment building with detached garages located at 2500 46th Ave. SE in the West Bay Estates 2nd Addition. Dale Buchholz Construction is the contractor. Anderson Architecture P.C. is the architect of this project. Jesse stated they are doing a three-stage complex with a total of 162 units with associated garages. It is the property just to the north of Raging Rivers on 46th Avenue. They are doing Stage I, which is going to be the one that is the furthest south on the plans that runs east and west and the associated garages just to the east of those.

Steve said he has been in conversation with Jesse on this project and as far as fire hydrants for meeting the requirements, which Steve indicated he sees they are putting three fire hydrants and he only requested two, so he meets their requirements. Also the access as far as the Fire Dept. is concerned they meet these requirements as well.

Kim mentioned with this project the storm water is being reviewed but is not complete at this time.

Kim made a motion to approve contingent on storm water plan approval, meeting landscaping requirements of all phases when completed, having 20' turn around access for the fire department and bring in a list of materials and colors that will be used for this project to the Building Inspections Department.

Leonard seconded.

Upon roll call vote, the motion passes unanimously.

MINUTES: Approval of September 10, 2013 minutes.

Leonard made a motion to approve.

Jerome seconded.

Upon roll call vote, the motion passes unanimously.

There being no further business, the meeting was adjourned at 1:20 p.m.

Approved by:

Date

Transcribed by:

Rachel Hastings/Admin. Assistant