

**BELLE PLAINE DESIGN COMMITTEE
WORKSHOP AND REGULAR SESSION
MAY 2, 2016**

1. CALL TO ORDER. 1.1. Roll Call.

The Belle Plaine Design Committee met in Workshop at 4:50 p.m. on Monday, May 2, 2016 at City Hall, 218 North Meridian Street, Belle Plaine, Minnesota. The purpose of the workshop was to discuss the design elements of the proposed Ridgeview Medical Complex. The Regular Meeting was conducted immediately following the workshop. Chair Rick Krant called the meeting to order with Commissioners Laurie Behnke, Kathy Joerg, Greg Theissen and Pat Krings present. Also present were Community Development Director Cynthia Smith Strack and Council Liaison Cary Coop.

Present were Basem Hammani and Ben Lindau of RSP Architects, Sara Aulizia of Ridgeview and Mariann Wiebusch of The Lutheran Home Association.

2. APPROVAL OF AGENDA.

MOTION by Coop, second by Behnke, to approve the agenda as presented. ALL VOTED AYE. MOTION CARRIED.

3. APPROVAL OF MINUTES. 3.1. Regular Session Minutes of April 4, 2016.

MOTION by Coop, second by Joerg, to approve the Regular Session Minutes of April 4, 2016. ALL VOTED AYE. MOTION CARRIED.

4. BUSINESS.

4.1. Review of Design Elements for Ridgeview Medical Complex.

In the workshop setting, Community Development Director Smith Strack provided an overview of the proposed project. She explained the historic significance of the color patterns and bricks commonly used in the downtown buildings: Becker Brick (cream color) and Krenz Brick (red color). Community Development Director Smith Strack encouraged discussion on regionalism, scale, hierarchy and color palette.

The Committee members viewed the sample materials as provided by RSP Architects. Mr. Hammani explained the design elements of medical complex, which consists of a clinic, wellness center and 54-unit independent living apartment. He described the many materials and colors to be incorporated into the structure. Committee members asked various questions about the materials, the varying building heights, and the entrance focal point. The Committee members recommended a color scheme that aligns with the historic downtown and a classic brick style, rather than modern. RSP will provide material samples based on the comments expressed. Chair Krant inquired as to the market draw for the apartment dwellers in the housing component. He also commented on the significance of capturing the design elements of our community.

Mr. Hammani and Mr. Lindau indicated they would bring back various brick and material samples based on the comments received. It was the consensus to set the special meeting for 4:30 p.m. on Monday, May 9, 2016.

MOTION by Krant, second by Joerg, to recommend the Planning Commission accept the basic palette colors for the proposed Ridgeview Medical Campus, with the understanding that there may be variations in the materials presented. ALL VOTED AYE. MOTION CARRIED.

5. ADMINISTRATIVE REPORTS.

5.1. Commissioner Comments.

Chair Krant commented on the missing banners on the various light poles and the entrance monument located along TH25 remains in its leaning position. Commissioner Joerg recommended that landscaping and lighting be discussed at a future meeting. She also inquired as to the status of downtown lighting. Community Development Director Smith Strack took note of the items and will report back. She also commented on future discussion as to how the Design Committee can be more productive in its recommendation of design elements, with a suggestion the Committee be involved earlier in the development process.

5.2. Upcoming Meeting.

1. Next Regular Meeting, 5:15 PM, Monday, June 6, 2016.

The Commissioners were reminded of the next meeting as listed.

6. ADJOURNMENT.

MOTION by Krings, second by Behnke, to adjourn at 6:12 p.m. ALL VOTED AYE. MOTION CARRIED.

Respectfully submitted,

Patricia Krings
Recording Secretary