



BELLE PLAINE DESIGN COMMITTEE NOTICE
OF REGULAR MEETING AND AGENDA CITY
HALL, 218 NORTH MERIDIAN STREET PLEASE
USE THE NORTH ENTRANCE

MONDAY, JUNE 6, 2016
5:00 P.M.

5:00
P.M.

1. CALL TO ORDER. 1.1. Roll Call.
2. APPROVAL OF AGENDA.
3. APPROVAL OF MINUTES.
 - 3.1. Regular Session Minutes of May 2, 2016.
 - 3.2. Special Meeting Minutes of May 9, 2016.
4. BUSINESS.
 - 4.1. Walking tour – Downtown Accent Lighting with Sam Kessel of Bolton and Menk.
5. ADMINISTRATIVE REPORTS.
 - 5.1. Commissioner Comments.
 - 5.2. Upcoming Meeting.
 1. Land Use Planning, Joint Meeting, 6:00 pm, Wednesday, June 8, 2016.
 1. Next Regular Meeting, 5:00 pm, Tuesday, July 5, 2016.
6. ADJOURNMENT.

**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

**BELLE PLAINE DESIGN COMMITTEE
SPECIAL MEETING
MAY 9, 2016**

1. CALL TO ORDER. 1.1. Roll Call.

The Belle Plaine Design Committee conducted a special meeting at 4:35 p.m. on Monday, May 29 2016 at City Hall, 218 North Meridian Street, Belle Plaine, Minnesota. Chair Rick Krant called the meeting to order with Commissioners Laurie Behnke, Kathy Joerg and Pat Krings present. Also present were Community Development Director Cynthia Smith Strack and Council Liaison Cary Coop. Commissioner Greg Theissen was not present.

2. APPROVAL OF AGENDA.

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

3. BUSINESS.

3.1. Façade Improvement Loan: Southern Rentals – 104 Main Street West.

3.2. Façade Improvement Loan: Southern Rentals – 118 Meridian Street North

Jeff and Michelle Carlson, owners, presented paint samples and described their project. Jeff Carlson explained it was their intent to replace the awning at 104 West Main Street due to the renter moving her business to another location. He also displayed a paint sample to re-paint the east side of the building from its current cream color to a deep brick red, similar to the exposed brick on the upper level of the building. The trim color will be dark green. The awnings will be replaced on the building located at 118 North Meridian Street as well, with paint touch up as needed.

The Committee members viewed the proposed materials and found them to be in alignment with the character of the existing downtown.

MOTION by Behnke, second by Coop, to approve the proposed color scheme for paint and awnings as proposed by Jeff and Michelle Carlson for their buildings at 104 West Main Street and 118 North Meridian Street. ALL VOTED AYE. MOTION CARRIED.

3.3. Review of Design Elements for Ridgeview Medical Complex.

The Committee members discussed the proposed materials for the Ridgeview Medical Complex. The brick samples were in alignment with the color scheme of the existing downtown buildings. Although there was initial concern of too many materials and textures to the proposed facilities, the Committee was amenable to the blend of colors that were presented for the final draft.

It was the consensus of the Committee to approve the brick and material samples as presented by RSP Architects.

4. ADMINISTRATIVE REPORTS.

4.1. Commissioner Comments.

There were no further Commissioner comments.

4.2. Upcoming Meeting.

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

The Commissioners were reminded of the next meeting as listed.

5. ADJOURNMENT.

MOTION by Joerg, second by Behnke, to adjourn at 4:52 p.m. ALL VOTED AYE. MOTION CARRIED.

Respectfully submitted,

Patricia Krings
Recording Secretary



MEMORANDUM

DATE:	June 6, 2016
TO:	Design Committee Members
FROM:	Cynthia Smith Strack, Community Development Director
RE:	Walking Tour of Downtown

REQUEST: Bring Comfortable Shoes!

GENERAL INFORMATION

Sam Kessel, a Landscape Architect with Bolton-Menk will be joining us for our June 6th meeting. We will be walking around the Downtown with Mr. Kessel.

I shared with Kessel that our discussion began with a conversation about re-lighting tree canopies in the city core. However, after noting the trees are in most cases taller than the buildings (25'+) and placing or maintaining canopy lights with just a bucket truck is problematic we began talking about other options.

Mr. Kessel will bring a fresh set of eyes to our Downtown. I've asked him to walk with us and share thoughts and help us learn about alternatives to canopy lights.

We will meet at City Hall at 5:00 p.m. on Monday, June 6th. We will have about an hour.