

BAXTER



"A Growing Community"

ARCHITECTURAL REVIEW COMMITTEE

AGENDA

March 4, 2016

4:00 p.m.

1. Call to order
2. Approve minutes of February 24, 2016
3. Review of proposed Holiday Inn Addition- Review of requested roofing material
4. Other Business
ARC Meeting Times
5. Next regular scheduled meeting is March 17, 2016
6. Adjournment

ARCHITECTURAL REVIEW COMMISSION MINUTES
February 24, 2016

The Architectural Review Commission (ARC) meeting was called to order at 4:30 p.m. by Chair Donnay.

COMMISSIONERS PRESENT: Chair Kevin Donnay, Commissioners Bob Ryan, Gary Handlos and Council Liaison Mark Cross

COMMISSIONERS ABSENT: None

STAFF PRESENT: CD Director Doty and Planner Matthew Gindele

OTHERS PRESENT: Chris Quisberg and Doug Paquay

APPROVAL OF MINUTES

MOTION made by Commissioner Ryan, seconded by Commissioner Handlos to approve the August 6, 2015 meeting minutes. Motion carried unanimously.

Review of Exterior Materials for Cub Foods

Chair Donnay asked Planner Gindele to explain the proposed Cub Foods project. Planner Gindele reviewed the staff report with the Commission. He explained that the exterior portion of the remodel has several new materials including natural stone, architectural precast and fiber cement paneling. They do plan to keep the existing precast concrete masonry units and re-paint them. The applicant is requesting approval of the alternative exterior fiber cement material that is currently not listed in the architectural ordinance.

The other item that does not meet the ordinance is the articulation on the front façade of the building. Planner Gindele reviewed the first submittal and the revised submittal showing more articulation on the second rendering.

Council Liaison Cross asked which rendering is being proposed and the depth of the parapet. Mr. Doug Paquay of Supervalu stated that they will be adding to the existing canopy and will project out further with a different depth in the front door area and pharmacy area. Chair Donnay asked how the alternative material would be fastened to the building. Mr. Paquay indicated that it will be a shiplap system where it is screwed in and sealed.

Council Liaison Cross asked for the height of the canopy and how the material is going to be laying and joined. Mr. Paquay indicated that the height is 37'-8" tall, the material will look like strips of wood and has a shiplap seal at the end of the joint.

Commissioner Ryan stated that the materials are changing so fast it's hard to keep up with new products, however that is a conversation to take place after this agenda item.

MOTION by Commission Ryan, seconded by Commissioner Handlos recommending City Council approve the exterior materials for the proposed Cub Foods remodel as seen in the revised elevations and rendering as presented by staff with findings listed in the staff report. Motion carried unanimously.

The Commission agreed that this is going to be a nice project.

CD Director Doty stated that the next approval will be City Council on March 3, 2016.

The applicant asked if he could take the material samples, CD Director Doty stated he would like to keep the materials until the project receives Council approval, just in case they wish to look at the materials.

OTHER BUSINESS

Commissioner Ryan asked if there was a way to get a running tally on the different materials this Commission has approved as alternate, to simplify the process later down the road. Council Liaison Cross stated that an amendment would be needed, CD Director Doty agreed an amendment would need to go to Planning and Zoning and City Council. Chair Donnay asked if staff had a list, CD Director Doty stated that they know what the materials are and could put a list together. Council Liaison Cross asked if Section G could be modified to state that once the Commission and Council approve an alternate material, that it is considered approved for use on other buildings, using caution of course. Commissioner Ryan agreed with Council Liaison Cross's idea. Council Liaison Cross stated then the list could be posted on the website for the next applicant looking to use that material. CD Director Doty and Planner Gindele agreed that this would make staff's work load easier in the long run.

NEXT MEETING

The next regular scheduled meeting is March 3, 2016 at 7:30 a.m.

ADJOURNMENT

MOTION by Council Liaison Cross, seconded by Commissioner Handlos to adjourn. Motion carried unanimously. The meeting adjourned at 4:50 p.m.

Approved by:

Submitted By:

Chair Kevin Donnay

Shanna Newman
CD Administrative Assistant

Architectural Review Commission Memo

March 2, 2016

Department Origination: Community Development

Agenda Item: Approve the use of a metal roof with exposed fasteners for a building addition at Holiday Inn Express located at 15739 Audubon Way.

Approval Required: Simple Majority of Vote of the Commission

BACKGROUND

Northern Design's LLC, on behalf of Holiday Inn Express, has submitted an application for architectural review for a 40-foot by 100-foot building addition at Holiday Inn Express located at 15739 Audubon Way. The plan proposes to match the primary (EIFS) building material of the hotel with the building addition. The color of the EIFS would be burgundy (dark brown) and tan/beige to match. The applicant is proposing a 3:12 pitch metal roof with exposed fasteners. The architectural ordinance states that any pitched metal roof applications shall have concealed fasteners, unless otherwise reviewed by the Architectural Review Commission and approved by the City Council. The applicant is proposing to a parapet on East elevation to screen the pitched metal roof from view of Audubon Way.

A complete review of the proposed design and materials as they relate to the architectural ordinance is included in the table below.

Exterior Materials	See allowed C-1 and C-2 materials	EIFS	OK
		Metal Flashing	OK
Size/Mass	Proportional	Comparable to adjacent buildings	OK
Articulation – East / Front	Max 50' Unbroken Expanse	40-feet wide, articulation provided with EIFS projections	OK
Articulation – North / Side	Max 50' Unbroken Expanse	Articulation provided with EIFS projections	OK
Articulation – South / Front	Max 50' Unbroken Expanse	Articulation provided with EIFS wall projections and door entry	OK
Accessory Structures	Existing building coordinated color	N/A	N/A
Color	Earth tone	Burgundy (dark brown) and Beige	OK
Height/Roof Design	Flat or 6:12+	3:12 metal roof with exposed fasteners	ARC Review Required

FINANCIAL IMPLICATIONS

There are no financial implications to the city with this application.

STAFF RECOMMENDATION

Staff recommends approval of a metal roof with exposed fasteners for a building addition at Holiday Inn Express located at 15739 Audubon Way.

COMMISSION ACTION REQUESTED

MOTION to approve the use of a metal roof with exposed fasteners for a building addition at Holiday Inn Express located at 15739 Audubon Way.

Audubon Way
Baxter, Minnesota
Street View - Jul 2014



PBR-Panel

Metal Sales Manufacturing Corporation



Metal Roof and Wall Panel

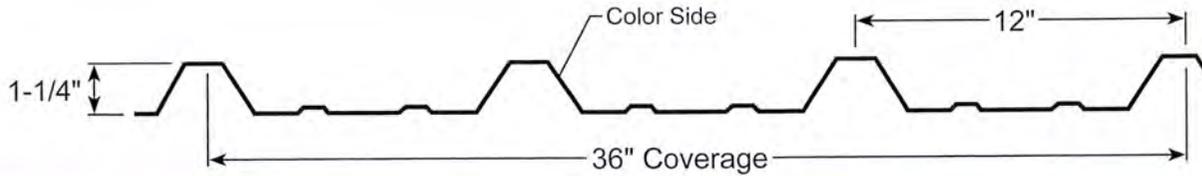
- ▶ Choose from PVDF (Kynar 500®), MS Colorfast45® or Acrylic Coated Galvalume®
- ▶ Available in a wide variety of ENERGY STAR® listed colors
- ▶ Installs over open framing or a solid substrate
- ▶ 24 gauge and 26 gauge standard
- ▶ Minimum 1:12 slope



800.406.7387
metalsales.us.com

ms metal sales™
manufacturing corporation

PROFILE



TESTING

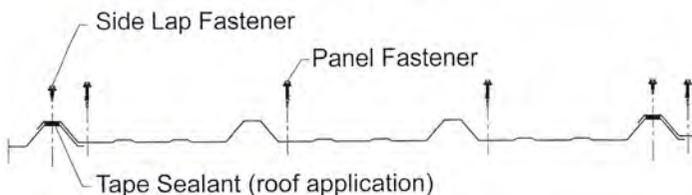
- ▶ **UL 2218 Impact Resistance:** Class 4
- ▶ **UL 790 Fire Resistance Rating:** Class A, per building code
- ▶ **UL 263 Fire Resistance Rating:** per assembly
- ▶ **ASTM E 1592:** Structural Performance
- ▶ **UL 580 Uplift Resistance Class 90 Construction:** #161
- ▶ **Texas Wind Storm:** Evaluation RC-265
- ▶ **2010 FBC Approvals:** FL9482.4, FL10999.7 and FL14645.11
- ▶ **Miami-Dade County, Florida:** NOA 09-0113.01 - Wall
- ▶ **Miami-Dade County, Florida:** NOA 10-0427.04 - Roof

GENERAL INFORMATION

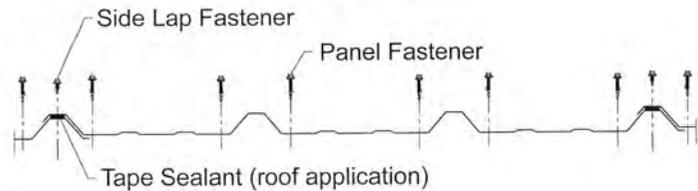
- ▶ **Roof Slope:** Minimum 1:12
- ▶ **Substructure:** PBR-Panel is designed to be utilized over open framing or a solid substrate with a minimum 30# felt underlayment. To avoid panel distortion, use a properly aligned and uniform substructure.
- ▶ **Factory Cut Panel Length:** Minimum 5'-0". Maximum 45'-0"
- ▶ **Finishes:** Galvalume®, MS Colorfast45®, or PVDF (Kynar 500®) colors.
- ▶ **Panel Fastener:** Attaching to Wood: #10-14 XL Wood Screw, Attaching to Steel: #12-14 XL Self Drilling Screw
- ▶ **Side Lap Fastener:** 1/4"-14 x 7/8" XL Stitch Screw
- ▶ **Trim Fastener:** 1/4"-14 x 7/8" XL Stitch Screw

FASTENING PATTERNS

Field of Panel



Ends of Panel



For all specific warranty, application, installation, and technical information regarding these products, contact your Metal Sales representative.

LOAD TABLE

SECTION PROPERTIES								ALLOWABLE UNIFORM LIVE LOADS, psf For various fastener spacings													
Ga	Width in	Yield ksi	Weight psf	Top in Compression		Bottom in Compression		Inward Load						Outward Load							
				I _{xx} in ⁴ /ft	S _{xx} in ³ /ft	I _{xx} in ⁴ /ft	S _{xx} in ³ /ft	2'	3'	4'	5'	6'	7'	2'	3'	4'	5'	6'	7'		
26	36	80	0.84	0.0367	0.0367	0.0317	0.0458	261	129	76	49	35	23	223	107	62	40	28	21		
24	36	50	1.09	0.0560	0.0579	0.0457	0.0613	330	153	88	57	39	29	314	145	83	53	37	27		
22	36	50	1.43	0.0800	0.0860	0.0633	0.0816	453	207	118	76	53	39	474	218	124	80	55	40		

1. Theoretical section properties have been calculated per AISI 2007 'North American Specification for the Design of Cold-Formed Steel Structural Members'. I_{xx} and S_{xx} are effective section properties for deflection and bending.
2. Allowable load is calculated in accordance with AISI 2007 specifications considering bending, shear, combined bending and shear and deflection. Allowable load considers the 3 or more equal spans condition. Allowable load does not address web crippling, fasteners, support material or load testing. Panel weight is not considered.
3. Deflection consideration is limited by a maximum deflection ratio of L/180 of span.
4. Allowable loads do not include a 1/3 stress increase for wind.

1376 ©MS/10-2013

Metal Sales Manufacturing Corporation

Anchorage, AK: 866.640.7663
 Bay City, MI: 888.777.7640
 Deer Lake, PA: 800.544.2577
 Denver, CO: 800.289.7663
 Detroit Lakes, MN: 888.594.1394

Fontana, CA: 800.782.7953
 Fort Smith, AR: 877.452.3915
 Independence, MO: 800.747.0012
 Jacksonville, FL: 800.394.4419
 Jefferson, OH: 800.321.5833

Mocksville, NC: 800.228.6119
 Nashville, TN: 800.251.8508
 Rock Island, IL: 800.747.1206
 Rogers, MN: 800.328.9316
 Seattle, WA: 800.431.3470

metalsales.us.com

Sellersburg, IN: 800.999.7777
 Spokane, WA: 800.572.6565
 Temple, TX: 800.543.4415
 Woodland, CA: 800.759.6019

HOLIDAY INN EXPRESS / LASER TAG ADDITION

BAXTER, MINNESOTA

FEB 18 2015

SHEET INDEX

SP.1	TITLE / SITE PLAN
LS.1	LANDSCAPE PLAN
CR1.1	CODE REVIEW SHEET
A1.1	MAIN LEVEL FLOOR PLAN
A2.1	MEZZANINE LEVEL FLOOR PLAN
A3.1	EXTERIOR ELEVATIONS
A3.2	EXTERIOR ELEVATIONS
A4.1	SECTIONS & DETAILS
A4.2	SECTIONS & DETAILS
A4.3	SECTIONS & DETAILS
S0.1	STRUCTURAL NOTES
S1.1	FOUNDATION PLAN & DETAILS
S2.1	ROOF FRAMING PLAN & DETAILS

CONSULTANTS

ARCHITECTURAL

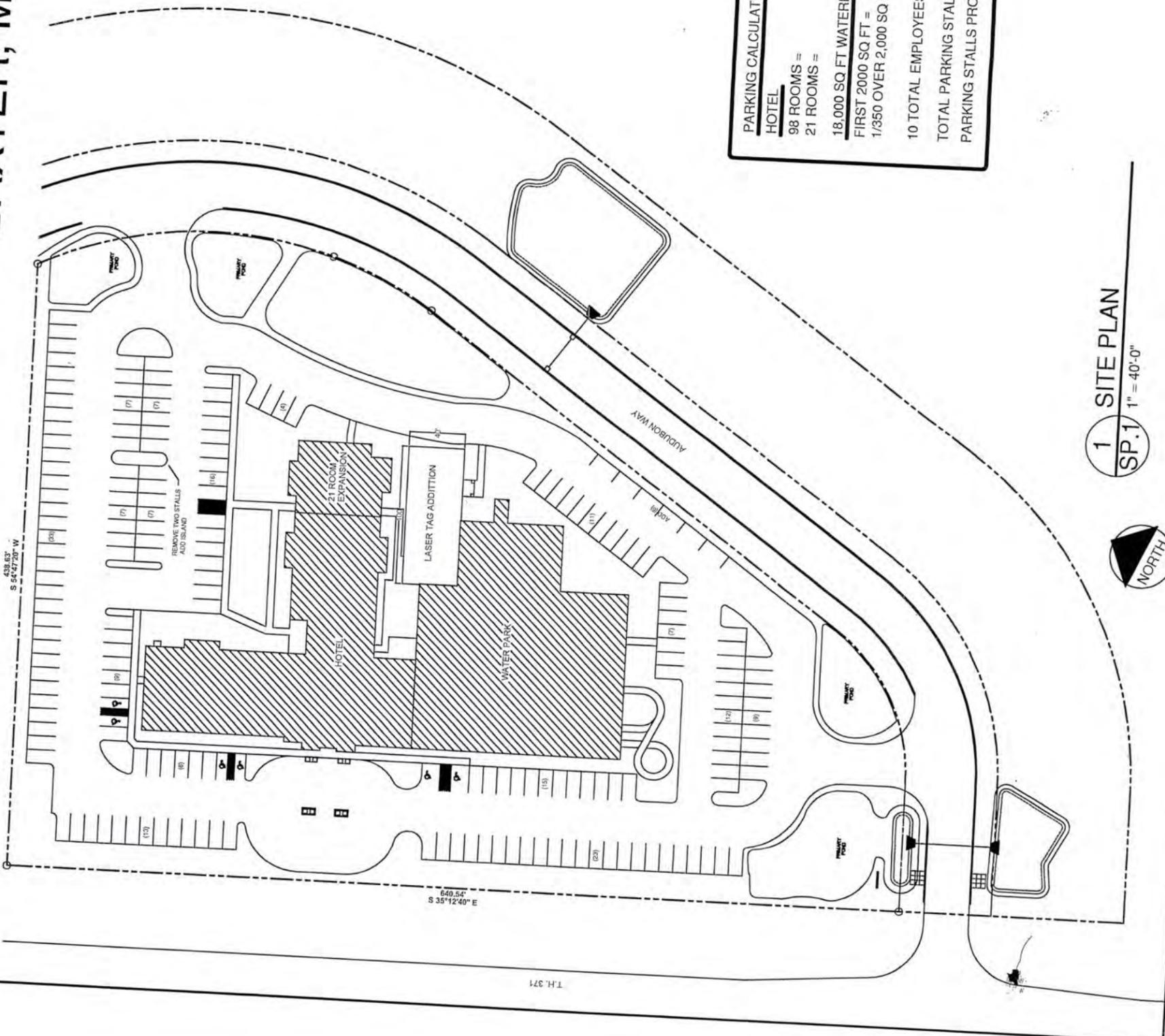
NORTHERN DESIGNS, LLC
12843 EAGLE DRIVE
BAXTER, MN 56425
PHONE: 218-838-7183

STRUCTURAL

STRUCTURAL DESIGN ASSOCIATES, INC.
517 NORTHWEST FOURTH STREET
SUITE 113
BRAINEERD, MN 56401
PHONE: 218-824-1585

ELECTRICAL

HOLDEN ELECTRIC COMPANY
7669 COLLEGE RD
BAXTER, MN 56425
PHONE: 218-829-4759



PARKING CALCULATIONS

HOTEL	
98 ROOMS =	98 PARKING STALLS
21 ROOMS =	21 PARKING STALLS
18,000 SQ. FT. WATERPARK	
FIRST 2000 SQ. FT. =	10 PARKING STALLS
1/350 OVER 2,000 SQ. FT. =	46 PARKING STALLS
10 TOTAL EMPLOYEES =	10 PARKING STALLS
TOTAL PARKING STALLS REQ'D =	185
PARKING STALLS PROVIDED =	185

LEGAL DESCRIPTION
LOTS 1 & 2 OF NATURE LEARNING TRAIL BUSINESS PARK
PART OF THE NE CORNER OF SECT. 31 T. 134N R28W
CROW WING COUNTY, MINNESOTA
LOT SIZE: 534 ACRES

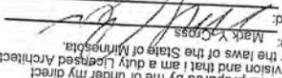
1 SITE PLAN
SP.1 1" = 40'-0"



34103 COUNTY ROAD 3
CROSSLAKE, MN 56442
PHONE: (218) 692-1760
FAX: (218) 692-1770



REVISIONS	DATE

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota.
Name: Mark Y. Cross
Signed: 
Date: 2/15/15
License #: 21184

HOLIDAY INN EXPRESS
LASER TAG ADDITION

JOB: WHB/AE/2016
DRAWN: CHECKED:
DATE: 2/12/16 AS SHOWN
SCALE:
SHEET NO. SP.1

34103 COUNTRY ROAD 3
 CROSSLAKE, MN 56442
 PHONE: (218) 692-1760
 FAX: (218) 692-1770

WESHANSON
 Builders, Inc.
 GENERAL CONTRACTORS
 AND DESIGN SERVICES

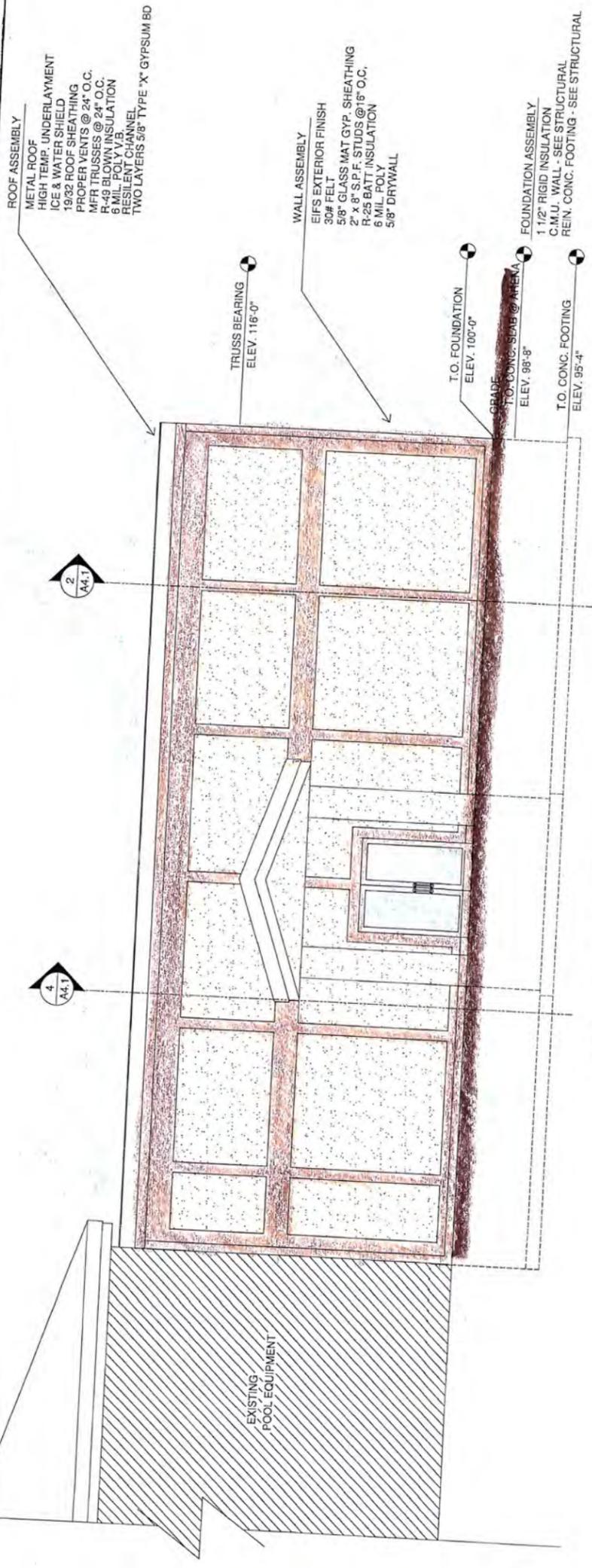
REVISIONS	DATE

I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota.
 Name: Mark Y. Cross
 Date: 2/15/2016 License #: 21184

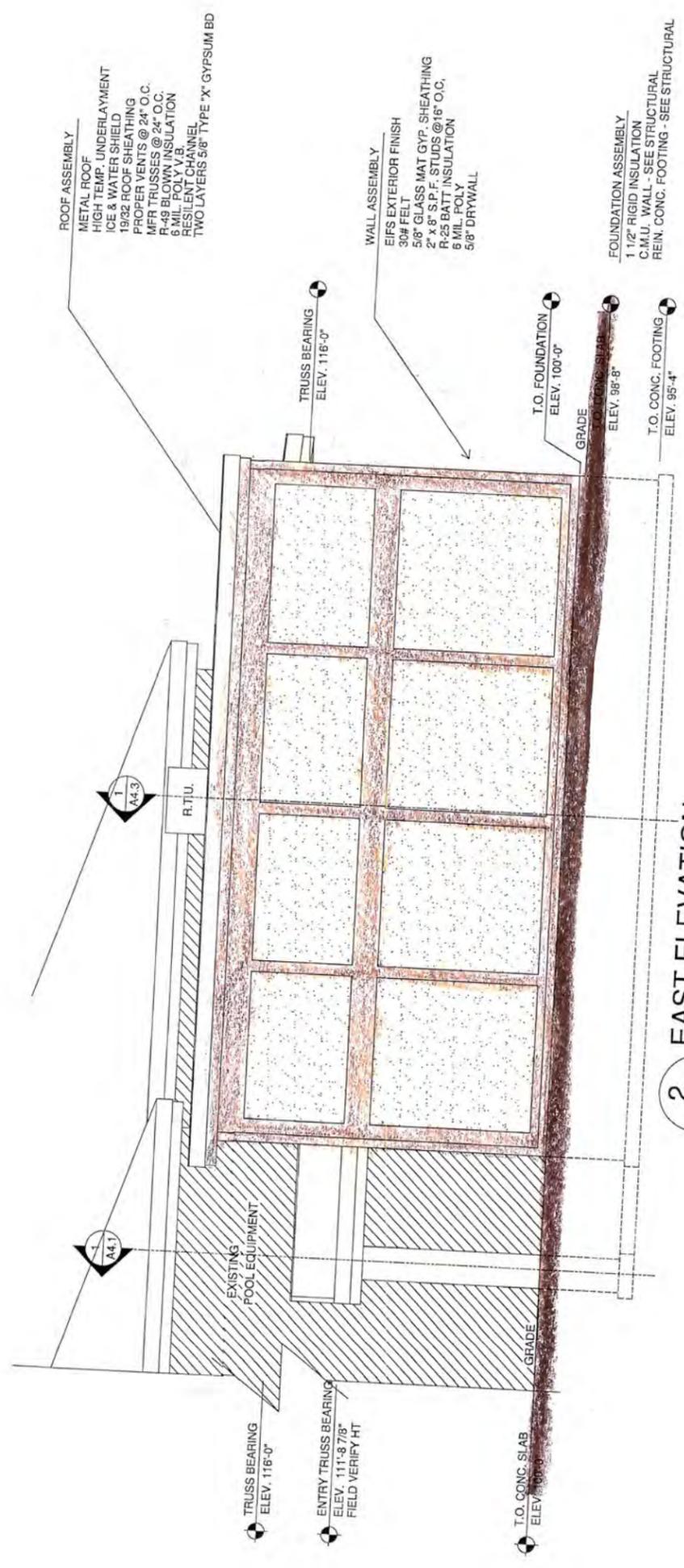
HOLIDAY INN EXPRESS LASER TAG ADDITION

JOB: WHB/JHE/2016
 DRAWN: [] CHECKED: []
 DATE: [] SCALE: []
 2/12/16 AS SHOWN

SHEET NO. **A3.1**



1 SOUTH ELEVATION
 A3.1 1/4" = 1'-0"



2 EAST ELEVATION
 A3.1 1/4" = 1'-0"

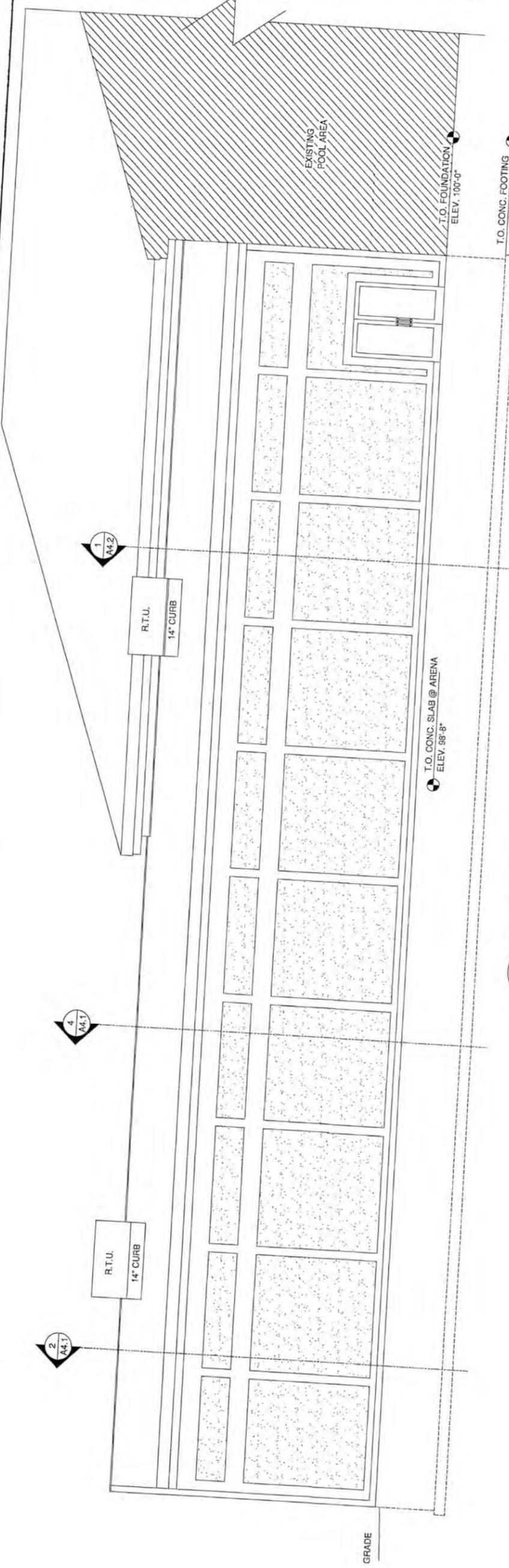
HOLIDAY INN EXPRESS LASER TAG ADDITION

JOB: WHB/HE/2016
 DRAWN: [] CHECKED: []
 DATE: 2/12/16 SCALE: AS SHOWN
 SHEET NO. **A3.2**

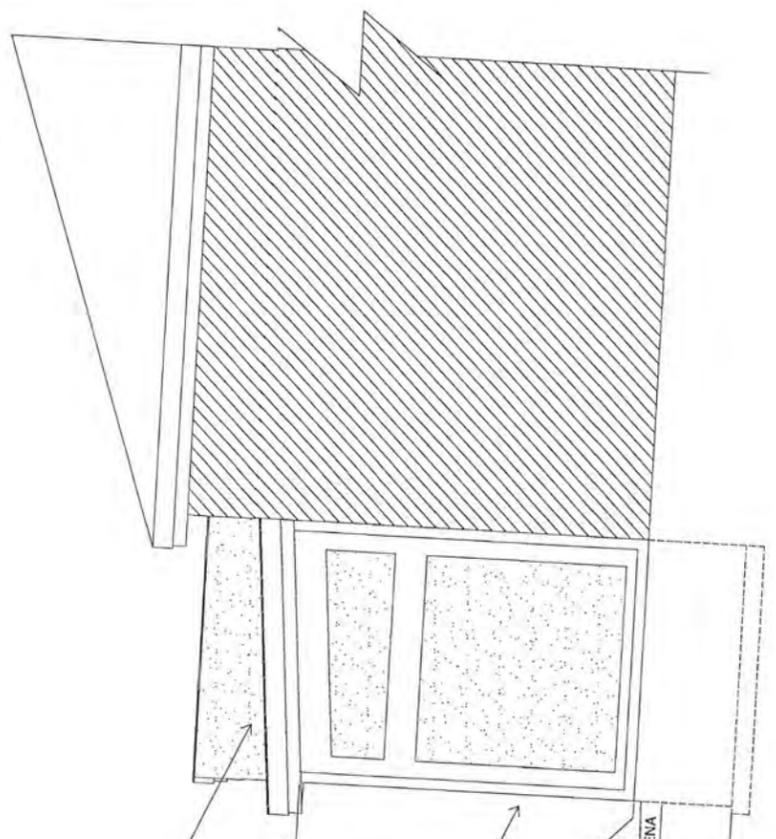
I hereby certify that this plan, specification, or report was prepared by me or under my direct supervision and that I am a duly Licensed Architect under the laws of the State of Minnesota.
 Name: Mark Y. Cross
 Signed: _____
 Date: 2/15/2016 License #: 21184

REVISIONS	DATE

WESH ANSON Builders, Inc.
 AND DESIGN SERVICES
 GENERAL CONTRACTORS
 34103 COUNTY ROAD 3
 CROSSLAKE, MN 56442
 PHONE: (218) 692-1760
 FAX: (218) 692-1770



1 NORTH ELEVATION
 A3.2 1/4" = 1'-0"



2 WEST ELEVATION
 A3.2 1/4" = 1'-0"

ROOF ASSEMBLY
 METAL ROOF
 HIGH TEMP. UNDERLAYMENT
 ICE & WATER SHIELD
 1932 ROOF SHEATHING
 PROPER VENTS @ 24" O.C.
 MFR TRUSSES @ 24" O.C.
 R-49 BLOWN INSULATION
 6 MIL. POLY V.B.
 RESILIENT CHANNEL
 TWO LAYERS 5/8" TYPE "X" GYPSUM BD

WALL ASSEMBLY
 EIFS EXTERIOR FINISH
 30# FELT
 5/8" GLASS MAT GYP. SHEATHING
 2" x 8" S.P.F. STUDS @ 16" O.C.
 R-25 BATT INSULATION
 6 MIL. POLY
 5/8" DRYWALL

FOUNDATION ASSEMBLY
 1 1/2" RIGID INSULATION
 C.I.U. WALL - SEE STRUCTURAL
 REIN. CONC. FOOTING - SEE STRUCTURAL