

AGENDA # 1

City of Madison, Wisconsin

REPORT OF: URBAN DESIGN COMMISSION	PRESENTED: September 1, 2010
TITLE: 5702 Femrite Drive - Renovation and Expansion of Police Training Facility, Public Building in UDD No. 1. 16th Ald. Dist. (19544)	REFERRED: REREFERRED: REPORTED BACK:
AUTHOR: Alan J. Martin, Secretary	ADOPTED: POF:
DATED: September 1, 2010	ID NUMBER:

Members present were: Marsha Rummel, Mark Smith, Dawn O’Kroley, Todd Barnett, Richard Slayton, John Harrington, R. Richard Wagner, Melissa Huggins and Henry Lufler, Jr.

SUMMARY:

At its meeting of September 1, 2010, the Urban Design Commission **GRANTED INITIAL APPROVAL** of the renovation and expansion of a Police training facility located at 5702 Femrite Drive. Appearing on behalf of the project were Katie Udell and Jeffrey Hazekamp, representing Angus Young Associates; Jim Whitney, City of Madison Architect; and Capt. Jay Lengenfeld, Madison Police Department. Lengenfeld gave an overview of the layout to include classrooms, computer lab, auditorium to host larger training for up to 160 people, a fitness training area, break room, locker rooms, an area for tactical training, the armory for spare weapons and ammunition, other storage, gun cleaning room, administrative offices and a conference room. The range would come as part of Phase 2, as well as site improvements. Changes to the site plan and building include adding an additional bioretention device for run-off from the parking lot off the northeast corner. More natural forms have been incorporated in the bioretention device and additional landscaping. The west bioretention device has been revamped to a vegetative swale with native plantings with one-inch caliper Oak trees. Shade trees have been added along the south, along with pavement removal and moving a dumpster screen to make it more accessible. The parking layout has been redone to take out tree islands in order to make training easier. A sidewalk connection to the public walkway has been incorporated, along with privacy for the patio area and additional landscaping on the corner. Metal halide light fixtures are being considered for energy savings. Hazekamp then presented details of building materials by using a horizontal metal banded material projected 2-feet off the existing building along the west elevation of the building. Columns will be added to support the screen wall and add dimension to the building. The canopies have been changed to a similar material as well, and windows have been added to the southern exposure. Comments from the Commission were as follows:

- Your species selection is good, I like the way you responded to our comments.
- Thank you for making all the changes, much improved.
- Look at doing something at the top of the building to bring the scale down; it seems a little top heavy.
- In terms of the columns, a column right in the middle on the street side seems uncomfortable (south elevation).
- The proportion of horizontal banding on the addition is “top heavy.”
- The switch to the horizontal sided metal panel is definitely the right direction.
- The wrapping of the horizontal metal panel around the entire existing warehouse building could be much more successful if you kept it at your special features.

- I see disconnect from the existing building and the horizontal metal arrangement that you're using to close off these roof forms. A change in the physical plane there would be more successful.
- The idea of using the element to wrap and then turn back on top of the roof and come back to the existing 2-story element would really do something for you. Particularly if it were taller than the existing building; that would give the massing a "wedding cake" type presentation from the street and give the building more presence from the street.
- You've got all the elements here, you're doing an admirable job of dignifying a very utilitarian building.

ACTION:

On a motion by Lufler, seconded by Rummel, the Urban Design Commission **GRANTED INITIAL APPROVAL**. The motion was passed on a vote of (8-0). The motion required that the applicant look at roof enclosure/horizontal banding issues on the addition as it ties back to the two-story existing office component and bring back studies for further consideration.

After the Commission acts on an application, individual Commissioners rate the overall design on a scale of 1 to 10, including any changes required by the Commission. The ratings are for information only. They are not used to decide whether the project should be approved. The scale is 1 = complete failure; 2 = critically bad; 3 = very poor; 4 = poor; 5 = fair; 6 = good; 7 = very good; 8 = excellent; 9 = superior; and 10 = outstanding. The overall ratings for this project are 6, 6, 6, 6 and 6.

URBAN DESIGN COMMISSION PROJECT RATING FOR: 5702 Femrite Drive

	Site Plan	Architecture	Landscape Plan	Site Amenities, Lighting, Etc.	Signs	Circulation (Pedestrian, Vehicular)	Urban Context	Overall Rating
Member Ratings	6	6	7	6	-	6	-	6
	7	6	7	7	-	6	7	6
	-	-	-	-	-	-	-	6
	6	5	6	-	-	6	6	6
	6	6	7	6	-	6	6	6

General Comments:

- Much improved but parapet requires work.
- Much improved. Appreciate removal of EIFS and installation of bioretention area by marsh area.
- Police training and a furniture warehouse!
- The industrial scale and character will remain. Focus architecture on your insertion of entry and classroom. Horizontal metal panel appropriate material choice. Introduce one mass relating to main entry. Smaller elements below the existing roof height could add interest at the egress door and classroom windows.
- Nice revisions – bioswales much better.