

**BALTIMORE CITY DEPARTMENT OF PLANNING
URBAN DESIGN AND ARCHITECTURE REVIEW PANEL**

MEETING MINUTES

Date: April 12, 2007

Meeting No: 57

Project: Mercy Hospital Master Plan

Phase: Master Plan Discussion

Location: Mercy Hospital/St. Paul Street

PRESENTATION:

Sam Moskowitz, Executive Vice President of Mercy Hospital, introduced the long range plans for the hospital. Paul Zugates, of Ellerbe- Becket, Architects/Planners for the project, introduced other members of the team including Jim Curran, Adrian Hagarty and Steve Kelly, landscape architect of Mahan Rykiel. The team members then presented salient features of the master plan and described the 700,000 square foot medical tower with various drawings and a model.

RECOMMENDATIONS OF THE PANEL:

The general consensus of the Panel was disappointment with the lack of vision shown in the master plan. The presentation emphasized the architectural design of the medical tower and appeared to treat the master plan more as a sketch landscape site plan. The Panel urges Mercy Hospital to provide the necessary leadership to develop a strong unified vision for this urban campus that also considers the integration of Preston Gardens. The Panel believes the opportunity to develop this vision exists now, before economic and functional forces ultimately driving this project will preclude such an opportunity.

Relative to the medical tower, the Panel is not convinced that the parti shown considers orientation or context sufficiently. It urges that an enlarged contextual model be developed and looks forward to a further developed design of the new tower.

PANEL ACTION:

Discussion session only – No approval action considered.

Attending:

Sam Moskowitz – Mercy Medical Center

Paul Zugates, Adrian Hagarty, Jim Curran – Ellerbe-Becket

Mitchell Alguadich – MKA-Associates

Ryan Potter – Gallagher-Evelius

Steve Kelly – MRA

Jay Brodie, Colin Tarbert, Paul Dombrowski, Shubroto Bose – BDC

Ms. Dietsch; Messrs. Ramberg, Schack, Britt and Cameron – Panel
Doug McCoach, Gary Cole, Theo Ngongang, Bob Quilter - Planning