

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

Date: November 8, 2007

Meeting No: 70

Project: Saint Agnes CRP Phase I

Phase: Schematic

Location: Saint Agnes Hospital PUD

PRESENTATION:

Michael Thurston introduced the design team. The major design principles of the project were reviewed as well as changes to the plan since the last presentation. Brian Cornell described the major changes to the site plan including the clarification of the main entry boulevard; creation of a new, more direct patient drop-off; and the elimination of the prior circular sculptural garden element. Ken Webb reviewed the material choices of the new bed tower, the parking garage and the cancer building. Ferdinand Meyer reviewed the way-finding approach and several alternative applications under consideration.

RECOMMENDATIONS OF THE PANEL:

The Panel felt that the site plan changes were a major improvement which clarified the entry sequence and that the new design was generally responsive to the comments offered following the prior presentation. The major exception is the garage building that continues to require additional study. Additionally, the following recommendations were advanced:

1. Materials, their hierarchy, and their applications require further clarification. On future presentations provide corner conditions and detailed relationship of differing materials.
2. The way finding proposals were generally well received although the proportions of the elements require further refinement. The simpler version of the secondary entry signing alternatives was preferred. The emergency area signing would also benefit from further study so that it is more consistent with the overall approach.
3. Auto drop-off – a simpler geometry may further improve this element.
4. The parking garage building –the location of this building and its prominence doesn't yet appear to fit into the overall materiality of the other buildings in this phase. A stronger relationship with the bed tower building is recommended. The landscape proposal, as well, could play a more important role in screening the building from view or softening its impact. See the prior comments from the October 11th meeting regarding the garage, particularly the gateway relationship with the new bed tower, the window frame treatment of the openings and the ceiling and rooftop lighting.

PANEL ACTION:

Schematic Design approved (except for parking garage) with above comments.

Attending:

William Greskovich - Saint Agnes Hospital

Michael Thurston, Kenneth Webb, Brian Cornell, Molly Oliver – RTKL

David Vollmer – KLMK Group
Ferdinand Meyer V - FMG
John Judge - Desman
Paul Dombrowski – BDC

Ms. Eig; Messrs. Bowden, Britt, Ramberg and Schack – Panel
Doug McCoach, Natasha Poole, Bob Quilter - Planning