

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

Date: March 13, 2008

Meeting No.: 77

Project: Bayview Office Building
301 Mason Lord Drive

Phase: Discussion

Location: Bayview Medical Center PUD

PRESENTATION:

Paul Crampton, Civil Engineer, and Ron Brasher, Architect, presented a schematic design for a new 100,000 sf. office building proposed to be built on an existing parking lot north of the recently-built parking garage.

RECOMMENDATIONS OF THE PANEL:

Members of the Panel commented as follows:

1. To ask if it is proposed to continue the street tree planting shown at the garage in front of the building now proposed. It is.
2. To ask if screening is proposed at the new service entrance. When the existing “ring road” to the north is removed, screening with plantings is to be done.
3. To ask if the roof top equipment will be visible. It will not.
4. To recognize the proposal as straight forward and appropriate to its situation and to the campus Master Plan in general.
5. To question the “crown” shown over the center of the building. It seems too heavy. The architect advises that it can be reconsidered and possibly lightened in appearance.

PANEL ACTION:

Discussion only.

Attending:

Nick Farrell – Johns Hopkins Real Estate
Jim Crystal – Bayview Partners LLC
Paul Crampton – KCI Technologies
Ron Brasher – Brasher Design
Stanley Fine - RMG
Jay Brodie, Terrance Hancock – BDC

Messrs. Bowden, Ramberg, Schack, Britt and Cameron – Panel
Doug McCoach, Bob Quilter - Planning

