



MEETING NOTES

Meeting Location: In Person

Project: Design Review Board – April 2025

Date/Time: 4/15/25 – 9:00am

Re: DRB Meeting Notes

Notes By: Janine Glaeser, UW-Madison
FP&M, CPLA

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MEETINGS\04-15-25 MTG\

Agenda (In Person at 21 N Park, room 1106):

- 1. Lakeshore Nature Preserve Frautschi Center (9950-2218)**
Design Development Review – DRB #4 Final Review

Committee Attendees:

Heidi Natura
Mary Czyszczak-Lyne
Kevin Firchow
Terry Steelman
Tonia Pittman
Ex Officio: Scott Utter
Ex Officio: Peter Schlecht
Staff: Janine Glaeser
Absent: Rafeeq Asad

CALL TO ORDER / ROLL CALL

APPROVAL OF MEETING NOTES

February 18th DRB Meeting Notes were approved.
- Czyszczak-Lyne motioned to approve; Steelman seconded motion

DISCLOSURES AND RECUSALS

- None

LAND ACKNOWLEDGEMENT

- Utter read the Land Acknowledgement

DRB Item #1: Lakeshore Nature Preserve Frautschi Center (9950-2218)
final Design Review DRB #4 – Final Review, vote requested

Attendees:

- Kelly Petty, FP&M PM

Facilities Planning & Management

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- Therese Hanson, TKWA
- Ben Schenck, TKWA
- Joe Pepitone, Graef
- Lexie Baslington, FP&M
- Ginny Routhe, CPD FP&M
- Megan McBride, CPD FP&M
- Sadie Derouin, Office of Sustainability FP&M
- Missy Nergard, Office of Sustainability FP&M
- Paula Veltum, Real Estate FP&M
- Aaron Williams, CPLA FP&M
- Jonathan Bronk, CPLA FP&M
- Rhonda James, CPLA FP&M
- Van Van Wyk II, CPD FP&M
- David Petrulis, CPD FP&M

Project Description: The Lakeshore Nature Preserve team worked with Kubala Washatko Architects (TKWA) to design the proposed new 10,000 sf visitor and education center at the Lakeshore Nature Preserve which will serve as an important home base for Preserve staff, field management, and equipment. This proposed development is shown on the 2015 Campus Master Plan. The entitlements process will require a request for rezoning the site from conservation to another zoning type.

DRB Review & History:

- | | |
|------------------------|---------|
| - DRB #1 | 3/19/24 |
| - DRB #2 | 9/17/24 |
| - JCAC Introduction | 9/26/24 |
| - DRB #3 | 2/18/25 |
| - JCAC Referral to DRB | 2/27/25 |
| - DRB #4 | 4/15/25 |

Project Schedule:

- | | |
|--------------------------|-----------|
| - Schematic Design | Oct 2024 |
| - Design Development | Jan 2025 |
| - Construction Documents | May 2025 |
| - Construction Start | Sept 2025 |
| - Completion | Dec 2026 |

Utter provided a project preamble.

TKWA design team provided an overview and presentation of the project updates noting changes from the February 27, 2025 DRB meeting.

DRB comments:

- Steelman Comments:
 - o Requested clarification on using bollards on the site.
 - Design team – studied lighting options and systems + maintenance.
- Czyszczak-Lyne's comments:
 - o Asked how the chilton stone pattern looked when it is wet.
 - Design team: Noted the color gets warmer and won't be monotone. Also noted this 10' high wall is under a large canopy.
 - o Requested more information on the railing material – is it four sided, rounded, coated?

- Design team: Renderings show top/bottom thermally modified wood. The post may go to a powder coated metal with the top and bottom still wood. The infill material is a layered mesh pattern.
- Suggest for roof garden to use spring flowers and consider prairie smoke or passflower.
- Natura Comments:
 - Noted it would be challenging to use the non-native sedums
 - Concern for 6" depth
 - Suggested it would not be a problem to use grasses and sedges and avoid non-natives
- Czyszczak-Lyne's comments:
 - Asked if there was a tornado shelter space and if it would be marked
 - Design team: Garages would be the most robust places to take shelter. We can work with campus to add signage and make sure there is access.
- Natura Comments:
 - Asked if the team considered patina options for copper and control of how it ages
 - Design team: noted there is a copper pre-patinaed, but it is tricky finding something easy. Noted concern that the pre-patina materials are more blue than green. Some will naturally patina and others pre-finished. Where the Frautschi letters are is where there is potential for staining so doing a pre-patina finish. Other areas are away from buildings.
 - Requested clarification on the interior/exterior material aging
 - Design team: noted the group occupying building will like the idea this building should be allowed to age. This is consistent with sustainability goals and not use chemicals to resist aging. It is worth noting the start glulam finish has a stain/seal -due to nature of the original color – cedar light color. Over time, both will get closer in tone.
- Schlecht Comments:
 - Noted they are ok with aging
- Steelman Comments:-
 - Noted there is a balance between intentional design & finish selection and letting materials age over time.
- Natura Comments:
 - Asked if there is another way to further anticipate how materials will age
 - The design team referenced the First Unitarian building materials. Will try to find the harmony, also focus on interior materials aging vs exterior materials aging.
 - Asked if concrete flooring will consider a stain
 - Design team: Yes, we are looking at options to stain after installation (not integrated)
- Steelman Comments:
 - Asked for more information on the concrete finish
 - Design team: Noted they hadn't finalized interior finishes yet and will want to expose the aggregate, stain, and add a shark grip matt reflection.
 - Noted there are challenges with stains that can bleach with a lot of sunlight. If trying to expose the aggregate there are better ways to control the color and be more uniform over time, less likely to bleach.
- Schlecht Comments:
 - Appreciated seeing intentional modeling throughout the building. Noted a stain will be more a challenge. There are a few things about letting building age intentionally. Study how that relates to the interior.
- Natura Comments:

- Asked about hardscape and accessible options. Recommended making places off the beaten path a little bigger for accessibility.
- Asked about EV charging parking spots and bike racks.
 - Design team: noted the existing B-cycle will stay and add new bike racks. There will be 4 EV charging stations.
- Noted the planting information is hard to read. Diversity looks low. Not opposed to the current living lab approach. The ornamental trees and sedges look good. Suggest the plan could add more diversity and work to weave species together. Appreciate the perennial list and ask for team to be specific on where to add. Recommend keeping an even placement and that the max 2.5' zone does not get higher. Consider other wetland planting species for stormwater areas.
- Asked if there was a planting plan for stormwater areas.
 - The design team noted that bioswale areas are seeded.
- Recommend the plan stay away from seeding and lean toward a stewardship game plan as an opportunity to be managed. Anticipating most of this will be mowed and the species selected would not be good for that. Coordinate with nature preserve team.
- Steelman Comments:
 - Noted appreciation for all the modifications since last time. The pergola, garage roof, etc are all working well.
 - Asked if there is a reason the bridge is flat instead of a continuous slope to garage and noted the break in smooth transition is so abrupt.
 - Design team: There are a curve & pivot for much of the pathway, most of that is 1/22 to 1/20 slope. To get from the curve to the garage, we had to go steeper to facilitate garage door function.
 - Asked if there was a way to mitigate transition and average that increase over a longer distance. Runs from tangent of the radius up to garage. Is there a way to get something more consistent down to curve and less disruptive?
 - Design team: We are trying to minimize guardrail. As soon as it dips steeper than 1/20, it needs a landing. We can look at that.
 - Appreciate how hard it is to do an intervention into a natural place and like the modifications: trellis, framing changes.
 - Appreciate how it is designed to age and let materiality be what they are.
 - Expressed concern for the number of bollards seems so frequent and will be like a fence. How visually disruptive will they be? Almost prefer to see more 12' poles than a lot of bollards.
- Utter comments:
 - What are access hours of overlook?
 - Design team: the hours are the same as the preserve. The overlook may need to close down in wintertime. We could look at reducing bollards in favor of a building mounted light, but we need to be careful how much introduce in the preserve.
- Steelman Comments:
 - Noted the bollards seem more commercial and suggested rethinking the bollards.
- Natura Comments:
 - Asked if the interior lighting could be factored in.
 - Design team: noted it depends on the building hours and the building will be minimally lit at night.
- Firchow comments:

- Noted that front plantings details will require more information and asked team to look at safety concerns and vision triangles. Parking lot screening is required under zoning code. Requested an overview of those two competing interests (safety and screening) and how solve.
 - Design team: noted the bioswale plantings have a functional capacity and the area in front of parking lot does now allow a lot of room for plantings to screen parking lot. There will be a native grass planting and an opportunity to add islands on the east side with connector walkway.
- Asked what the bioswale larger plantings are.
 - Design team: noted the plantings are Kentucky coffee tree and oak trees - we wanted to assure visibility and not overplant. The bioswale is deep.
- Czyszczak-Lyne's comments:
 - Noted the fritted glass is great.
- Natura Comments:
 - Asked if there will be an interpretation signage plan for the site.
 - Design Team: confirmed there will be a signage plan and they are meeting with an interpretive design team meeting next week.
- Pittman Comments: No comments.

Motion: Steelman motioned to approve with the conditions the team work with staff to address the planting suggestions and issues around the ramp and bollards.

Natura seconded the motion.

All in favor - motion carries.

Public Comment:

- Van Van Wyk II: Noted nice revisions to exterior topo and agreed with a consistent slope vs 2 slopes. Suggested alternating LED strip lighting under the handrail or recessed LED strip lighting in the sidewalk/elevated walkway?
- Jonathan Bronk: Noted we typically have issues maintaining light bollards on campus. Something to be mindful of and might have additional maintenance costs. Asked if the intent for the green roof is that a sedum mat will be laid down and then plugged with natives similar to what we did at Dejope? The sedum provides the green roof benefits and helps control weeds until the natives eventual take over. Noted we need to make sure there is high contrast between the lettering and the facade color. Suggested a few light poles will be visually less expensive and obtrusive than so many bollard lights.
- Gabe Mendez: Noted that snow management (plows/tool cats) may hit bollards if not set off the path far enough. Confirm the sidewalk between parking and building has a standard curb to help with snow and protects pedestrians and building from cars when parking. Noted building mounted lights can bleed into surrounding, part of the problem we see around Lakeshore Dorms and flood lights on the sides of buildings
- Missy Nergard: Noted that the materials provide an educational opportunity to demonstrate weathering and sustainable materials to public.

May 20, 2025 is the next DRB meeting.

- Anticipated agenda items include the Science Hall Renovation.

These notes are what the writer understands of the proceedings. Please contact or email any changes to the writer within 5 working days if not in concurrence. End of meeting notes.