

McCordsville

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INDIANA

Architectural Review Committee Staff Report Meeting Date: August 20, 2024

PETITIONER: Hancock Health

PETITION: Architectural Design Recommendation

REQUEST: Petitioner requests a recommendation on their proposed architectural style for exterior renovations to the Hancock Health MOB and Wellness Center. This petition will be seeking an amendment to the PUD for the proposed materials.

LOCATION: The subject property is located, at the southwest corner of CR 600W & Brookside Parkway, within the Villages at Brookside neighborhood.

STAFF REVIEW: This project is located within the Villages at Brookside PUD. The original PUD was adopted in 2005 and included a number of architectural standards for commercial development. This PUD has been amended a few times over the years (ie. Preserve at Brookside, Leo's Market & Eatery, Traditions at Brookside, etc), but the commercial standards applicable to this property have remained in place. In short, the permitted exterior materials, in the current PUD, are brick, stone, and EIFS. The petitioner's proposed revamp of the exteriors includes the use of phenolic panels, which are not a masonry product. This product is used on Hancock Health's Gateway medical building at I-70 and Mt. Comfort Road, so we do have a local real-world example. Pictures of Gateway will be provided at the ARC meeting. An informational brochure regarding this material is enclosed at the end of this report. Additionally, the petitioner and their architect will be prepared to provide further information regarding the product at the meeting, as well as material samples.

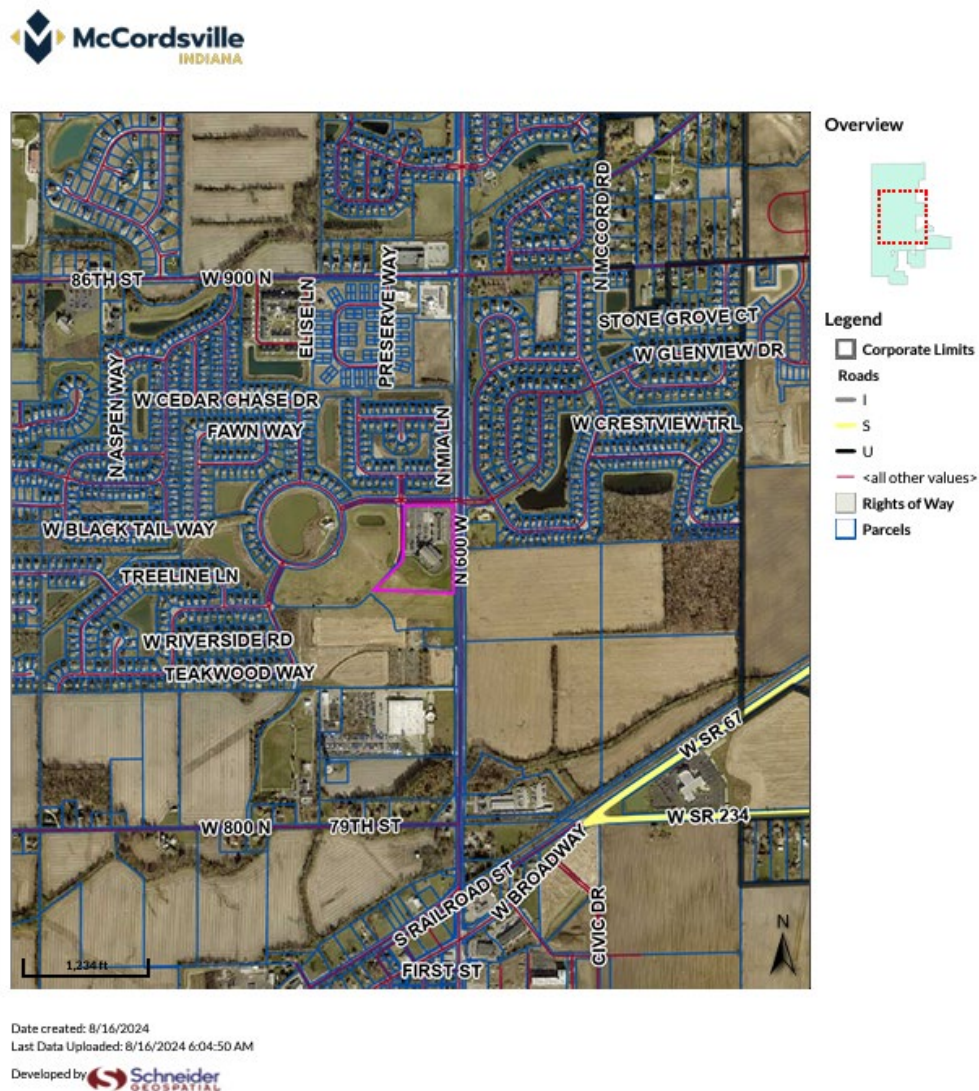
Staff met with the petitioner last week and discussed some potential tweaks to the petition. The petitioner is making some adjustments and will present a revised version of their exterior renovation drawings to the ARC at the meeting.

In keeping with the Town's rezone/zoning amendment procedures, the petitioner is seeking your recommendation on the architectural design, as the first step in the PUD Amendment process. The ARC's review should take into account the architecture style, exterior materials, building massing, height, and other aesthetic aspects of the proposed

renovation. Following your recommendation, the petitioner will go to the Plan Commission for their public hearing, and then to the Town Council for a final decision.

STAFF RECOMMENDATION:

Staff has not provided a recommendation to this point and would like to gather input from the ARC.





Information

Exterior, Interior, and
Laboratory Panels

: : Fundermax

Get to Know Fundermax

Fundermax is a privately owned industrial enterprise. Founded in 1890 by Karl Funder, we are constantly innovating to meet evolving market demands, while being committed to sustainability. That's why, for more than 130 years, we have specialized in processing renewable raw materials.

Throughout all Fundermax operations, we are dedicated to creating and implementing measures to continuously reduce environmental pollution and increase energy efficiency. We aim to be responsible and minimize effects on people and the environment through ongoing improvements, sustainable investment, consistent monitoring, and cleaner processes.

We also pride ourselves on our well-researched and thought-out wood-based materials and compact laminates. Because of our superior quality and code compliance, our exterior, interior and laboratory panels are used worldwide. Our panels are built with patented, highly durable surfaces that carry high levels of fire and graffiti resistance and hold up to extreme weather conditions.

Why Fundermax? Three words: reliability, innovation, and sustainability. These are the driving forces at Fundermax. It is a companywide passion.

Fundermax is a top-of-class combination of production capabilities, service levels, product improvement and research and development. Our highly competent and creative team sets high standards for its work, both internally and with our customers. Our team is enthusiastic about the contributions our work makes at the intersection of ideas, materials, form, sustainability and function.

PRODUCTS

- Max Compact Exterior
- Authentic Natural Panels
- Max Compact Interior
- Max Compact Interior Plus
- Max HPL (Thin Laminate)
- Max Resistance²



Sustainability

We are specialists in the processing of renewable raw materials – and have been for over 130 years.

Our production cycles are closed, production waste is either recycled back into the production process or used to generate energy in our green energy district heating plants.

This works so well, that today as a private company we provide district heating to over 8,500 households.

SUSTAINABLE PRODUCTION

Fundermax can potentially contribute to LEED in several categories with our EPD, HPD, FSC® and Greenguard Certificates.

Max Compact panels are made from natural fiber – around approx. 65%, by weight – consisting largely of wood that has been processed into “kraft papers”. This wood is a by-product of sawed off lumber production or of sawmills.

We source these raw materials from vendors certified according to Forest Stewardship Council standards (FSC®) or PEFC™. These standards ensure that the wood is produced in compliance with internationally applicable rules for sustainable forestry.

The kraft papers are impregnated with synthetic thermosetting resins in impregnation facilities, dried, and pressed into durable, moisture resistant panels under high pressure and heat.

These panels do not contain organic halogen (or chlorine, fluorine, bromine, etc.) compounds such as are found in greenhouse gases or PVC. They contain neither asbestos nor wood protection agents (fungicides, pesticides, etc.) and are free of sulphur, mercury and cadmium.

The exhaust air removed from the drying process is treated using a process of regenerative thermal oxidation, with the resulting heat being fed back into said drying process.

For its installation of this efficient exhaust air treatment, Fundermax was awarded the “Klima:aktiv” award for best practices by the Austrian Energy Agency and the Austrian Federal Ministry of the Environment. This avoids CO₂ emissions of ca. 10,000 tons annually at the production site.



QUALITY MANAGEMENT SYSTEMS

Fundermax has oriented its production facilities and processes on internationally recognized standards such as:

- ISO 9001– Quality Management
- ISO 14001 – Environmental Management
- ISO 45001 – Occupational Health and Safety Management
- ISO 50001 – Energy Management

WASTE DISPOSAL

Chips and shavings produced by processing (cutting and milling) are not hazardous to human health. This also means that waste can even be disposed of thermally without the emission of environmental toxins such as hydrochloric acid, organic chlorine compounds or dioxins, assuming modern heating systems.

At appropriately high temperatures, and assuming both sufficiently long retention of the combustion gas in the combustion space and a sufficient oxygen supply, Max Compact panels decomposes into carbon dioxide, nitrogen, water and ash. The energy emitted via this process can be put to use. Disposal in properly managed commercial waste disposal sites is unproblematic.

As a matter of principle, country specific laws and regulations with regard to disposal must be adhered to.

SUSTAINABILITY COMPARISON CHART

F	Max Exterior Max Authentic	Max Interior Max Interior Plus Max Resistance	Max Interior F Quality Max Interior Plus F Quality
FSC Certified*	✓	✓	✓
EPD	✓	✓	✓
HPD	✓	✓	✓
Greenguard		✓	✓
Greenguard Gold		✓	✓
ISO9001	✓	✓	✓
ISO14001	✓	✓	✓
ISO45001	✓	✓	✓
ISO50001	✓	✓	✓
No Added Urea Formaldehyde	✓	✓	✓
100% Recycled Paper Core**		✓	

* = 65% Kraft Paper by Weight

** = 65% of Panel

* FIND DETAILED INFORMATION AT WWW.FUNDERMAX.COM
OR CONTACT US FOR A COPY OF OUR CERTIFICATIONS

Exterior Architectural Panels | Max Compact Exterior

Max Compact Exterior panels are a high-quality product engineered for long-lasting, drained and back ventilated facade cladding.

Max Compact Exterior panels are duromer high-pressure laminates (HPL) in accordance with EN 438-6 Type EDF with extremely effective weather protection. This weather protection consists of double hardened acrylic polyurethane resins.

They are produced using the patented NT Technology by Fundermax. Fundermax's ICC Evaluation Services Report can be found www.icc-es.org. See report #3340

ADVANTAGES

- Easy to install
- Scratch resistant
- Graffiti resistant
- Non porous and easy to clean
- Solvent and chemical resistant
- Extremely UV and weather resistant
- Double sided balanced panel
- Impact resistant
- Strongest warranty in the industry
- Double Hardened Acrylic Surface
- Available in a wide range of colors
- 4 Innovative surface textures
- 5 Large panel sizes up to 161"x73"
- High flatness and flexural strength
- Extreme temperature resistance: -112F to +356F
- Warranted for vertical and horizontal applications
- Class A fire rated
- ICC ESR #3340
- NFPA285 Compliant Assemblies Available
- Quick shipment of select colors from US stock



APPLICATIONS

Rainscreen facades, outdoor furniture, wall cladding, partition walls, railings, gates and doors, balconies, soffits, sun shades and other building applications.



Natural Panels | Authentic

Durable panels that offer a genuine, authentic, natural look that confers to the building.

The Authentic panels, with their extremely effective weather protection, provide an attractive alternative to standard exterior building cladding. They do not have an additional color layer, showing the natural beauty of the raw material. This unique finish gives every single panel a different look.

Authentic panels have almost all the advantages of the Max Compact Exterior panels and can be used for numerous types of applications, ranging from rainscreen facades to balcony flooring.

ADVANTAGES

- Natural look
- Easy to install
- Scratch resistant
- Graffiti resistant
- Non porous and easy to clean
- Solvent and chemical resistant
- Extremely UV and weather resistant
- Double sided balanced panel
- Impact resistant to EN ISO 178
- Strongest warranty in the industry
- Double Hardened Acrylic Surface
- High flatness and flexural strength
- Extreme temperature resistance: -112F to +356F
- Warranted for vertical and horizontal applications
- Class A fire rated
- ICC ESR #3340



APPLICATIONS

Rainscreen facades, outdoor furniture, wall cladding, partition walls, railings, gates and doors, balconies, soffits, sun shades and other building applications.



Fastening Systems

An innovative fixing system with an impressive facade... The perfect combination.

Everything you could need to create the most durable, cost effective and impressive facades... It's all available right here, from one source, Fundermax. These unique facade systems make life so much easier and they are available in over 120 standard decors and four textures.

MODULO

Modulo is a lightweight, flexible closed joint facade system. Contemporary unique and versatile, Modulo can also be used to create striking interior wall cladding. The substructure can be either treated lumber or aluminum. NFPA285 Compliant assemblies are available.



APPROVED RAINSCREEN SYSTEMS USING MAX EXTERIOR:

- Exposed fastened (screws/rivets)
- Large panel concealed fastened
- Modulo
- Scaleo

ADVANTAGES OF MODULO AND SCALEO

- Factory fabricated
- Most economical
- Concealed rainscreen systems
- Closed joints
- Ease of installation resulting in a reduction of labor costs



Luverne Minnesota National Guard Readiness Center | Modulo Fastening System | Architect: TKDA | Photo by M3Sixty

SCALEO

Scaleo is an impressive prefabricated lap siding system. Ultra robust, this traditional yet innovative facade is perfect for every sector, with its distinctive, modern finish and extremely durable properties.



Digitally Printed Panels | Individualdecor

These digitally printed panels allow for customized designs at any scale. They are available for exterior, interior, and laboratory applications, making the design options endless.

With all the features and benefits of a Max Compact Exterior panel, Individualdecor allows the designer to incorporate any digital image on the panel for added imaging or artistic value. Suitable for rainscreen facades, interior wall lining, as well as other interior and exterior applications. Unleash your imagination with Individualdecor.

ADVANTAGES

- Customized panels through digital printing
- Easy to install
- Scratch resistant
- Graffiti resistant
- Non porous and easy to clean
- Solvent and chemical resistant
- Extremely UV and weather resistant
- Double sided balanced panel
- Impact resistant to EN ISO 178
- Strongest warranty in the industry
- Double Hardened Acrylic Surface
- High flatness and flexural strength
- Extreme temperature resistance: -112F to +356F
- Warranted for vertical and horizontal applications
- Class A fire rated
- ICC ESR #3340

APPLICATIONS

Rainscreen facades, wall lining, balconies, partition walls, cubicles, signage and other building applications.



Interior Architectural Panels | Max Compact Interior

Max Compact Interior panels are engineered for high-traffic spaces. These high-pressure laminates are in accordance with EN 438-4 Type CGS for heavy-duty areas of application.

ADVANTAGES

- Non porous and easy to clean
- Solvent, impact and scratch resistant
- Moisture resistant
- Available in a wide range of colors and textures
- Thickness 1/8" - 1"
- Double sided balanced panels
- Quick shipment of select colors from US stock

APPLICATIONS

Sanitary and wet rooms, wall cladding, railing panels, partitions, furniture, tables, etc.



Vertical Lab-Grade Surfaces | Max Compact Interior Plus

Demanding designs require the very best. Max Compact Interior Plus (IP) panels were created for demanding applications such as laboratories, interior wall cladding, wet rooms, hospitals, hallways, nursing homes, etc. They have a double hardened, pore-free, sealed urethane acrylate layer.

ADVANTAGES

- 100% Recycled Core Paper
- Color fast
- Non-porous
- Easy to clean
- Easy to install
- Code compliant
- Graffiti resistant
- Impact-resistant
- Solvent resistant
- Scratch-resistant
- Double hardened
- Moisture resistant
- Double-sided balanced panel
- Does not support micro-organic growth

APPLICATIONS

Laboratory workspaces, hospitals, nursing homes, wall lining, public bathrooms, wet areas (ex. saunas), partitions for offices and restrooms, column cladding, railing infill panels, furniture, school and university buildings, airports, train stations, restaurants, high-traffic hallways, and elevators.



Lab Work Surfaces | Max Resistance²

In laboratory and scientific furniture applications, durability is necessary. When absolute cleanliness, durability, and extreme resistance are essential, Max Resistance² is your product of choice...

Max Resistance² is a duromer high-pressure, phenolic, compact laminate (HPL). The layers of 100% recycled core kraft paper impregnated with phenolic resin coupled with its scientifically developed, double-cured polyurethane and integrated surface technology ensures that Max Resistance² stands up to the toughest tests.

Unaffected by solvents, most acids and the harshest chemicals, this easy-to-clean and disinfect surface is also moisture, heat, wear and scratch resistant. Max Resistance² will significantly extend the life cycle of your laboratory work surface.

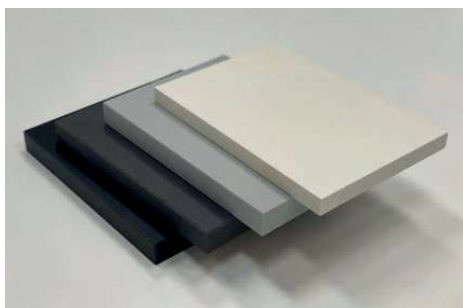
ADVANTAGES

- Excellent mechanical and physical properties
- Superior chemical resistance (surpasses SEFA 3)
- Abrasion & scratch resistance
- Resistant to heat and thermal shock
- Non porous – easy to disinfect & clean
- Sustainable
- Easy to fabricate & install
- Antistatic
- Impact resistance
- Lightweight, yet durable
- Available in thicknesses from 1/4 – 1"
- Color fast – with a range of color options
- Black core and colored core



APPLICATIONS

Suitable for use on laboratory grade countertops, marine edge work surfaces, shelving, casework, lockers, wall cladding, partitions and fume hood liners & fume hood bench tops, in all types of laboratory.



US Stock Program

These exterior, interior, and laboratory decors are part of our US Stock program meaning we have stock readily available in the United States, which can decrease lead time. Learn more and order samples of these decors on our website at www.fundermax.com.

MAX COMPACT EXTERIOR F-QUALITY

Surface: NT, double sided decor

Thickness: 8 mm (5/16")

Panel Sizes: GR (110 1/4" x 51 3/16") and XL (161 3/8" x 73")

Applications: Rainscreen facades, soffits, sunshades, balconies, and various other applications

Code Compliance: ASTM E84 Class A, NFPA285 compliant assemblies available for both exposed & concealed fastening (ask for details)



MAX RESISTANCE²

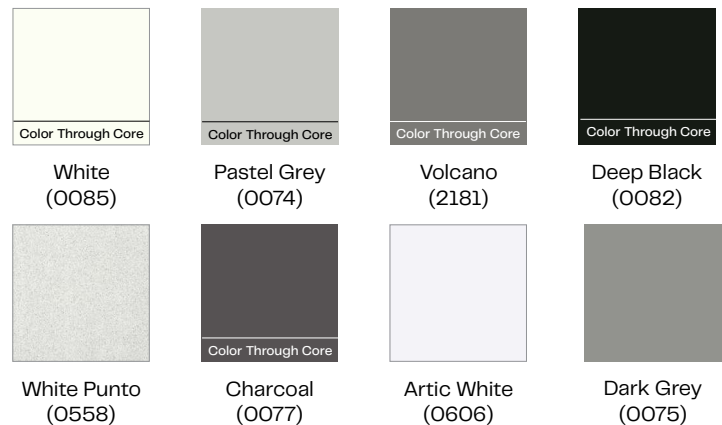
Surface: RE, double sided decor

Thickness: 1", 3/4", 1/2", and 1/4"

Panel Size: OF (144 3/32" x 64 3/16")

Applications: Laboratory work surfaces, shelving, fume hood liners and other applications in the scientific sector

Code Compliance: ASTM E84 Class A, SEFA3



MAX COMPACT INTERIOR

Surface: FH, double sided decor

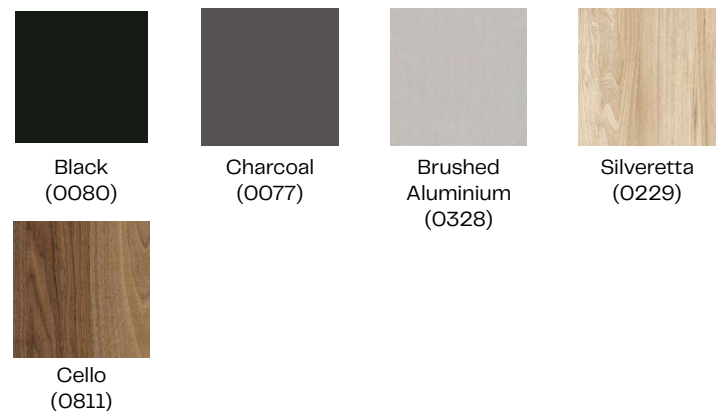
Thickness: 1/2" and 3/4"

Panel Sizes: OF (144 1/2" x 64 3/16")

XL/2 (80 11/16" x 73")

Applications: Wall lining, partition, furniture, and other interior applications

Code Compliance: ASTM E84 Class A



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