



NARRATIVE

Red Mountain Plaza

This is a new canopy, drive thru lane and landscaping in the existing shopping center. This project will also remove a previous zoning stipulation that stating, "Pad building #6 shall not be for restaurant usage". This site is located at 6606 E. McKellips RD. Mesa, AZ 85205.

The entire building is 5,000 s.f. with a Dunkin' Donuts occupying the South West corner. The site has been designed to accommodate circulation access for the Dunkin' drive-thru line and still maintain existing circulation to surrounding businesses.

The design of the elevation is to be a contemporary mix if stucco and metal accent canopies that will complement the existing architecture of the surrounding shopping center.

The Dunkin' Donuts hours are early morning hours to approximately 8pm. The drive-thru is the busiest in the mornings. Deliveries typically occur in the mid-morning.

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