



Design Review Board



DRB25-00285

Valvoline at Avalon Ranch



Request

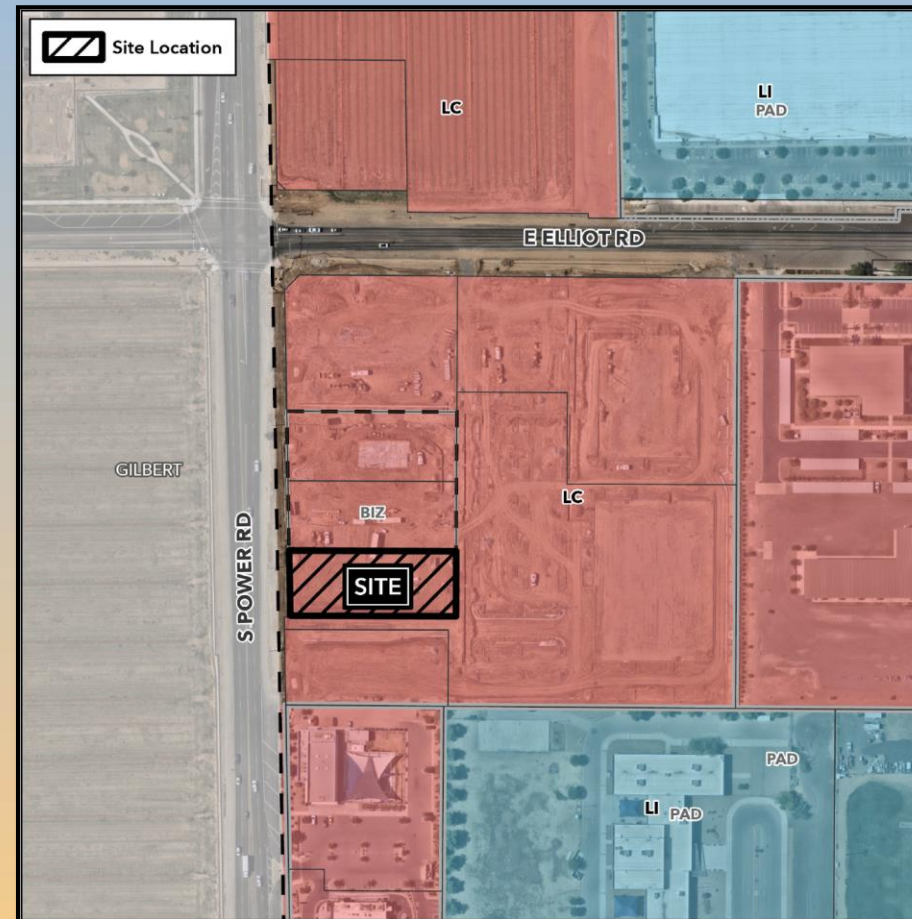
- Design Review
- To allow an automobile service and repair facility





Location

- South of Elliot Road
- East side of Power Road





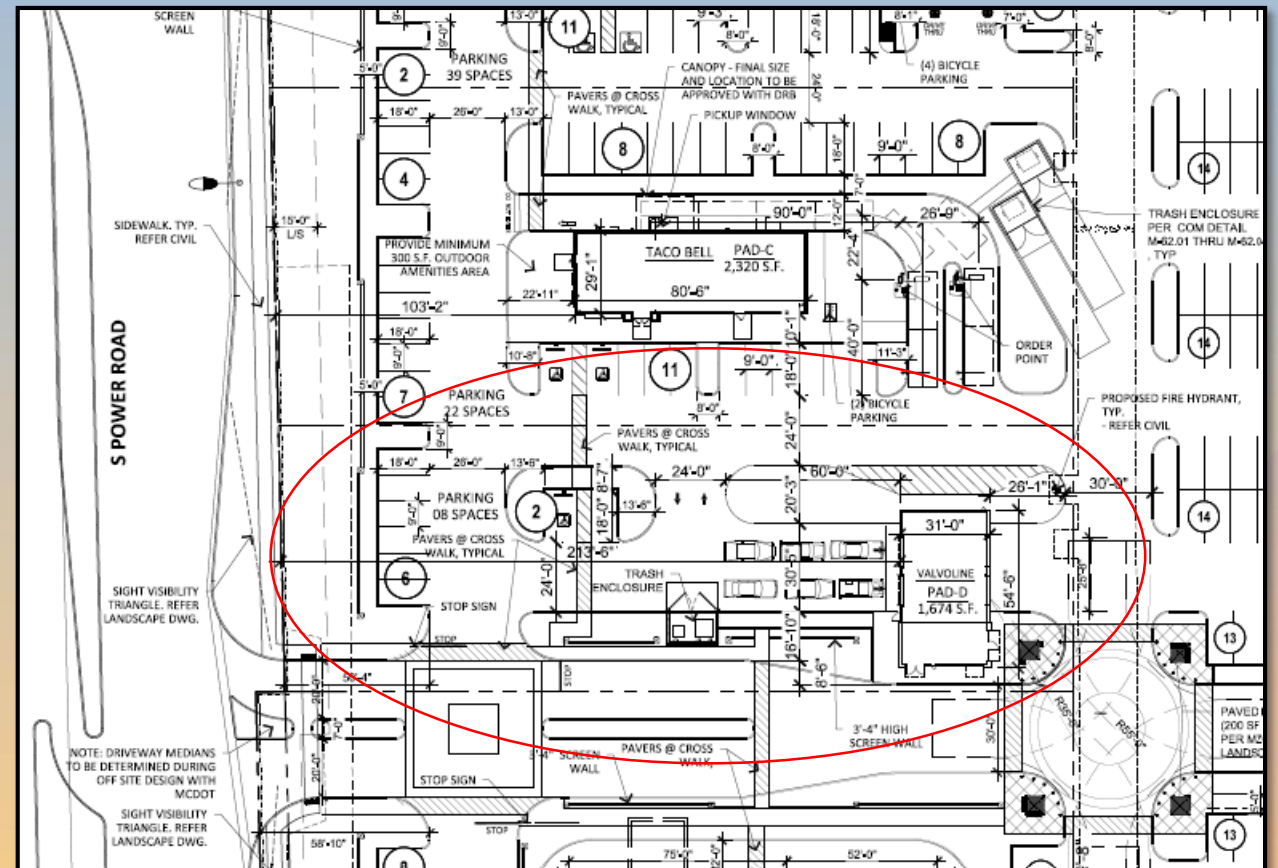
Site Photo



Looking east from Power
Road















- PAD-D: 1,674 square feet
- 213'-6" setback from Power Rd.
- Eight (8) parking spaces west of the primary building, with one accessible space adjacent

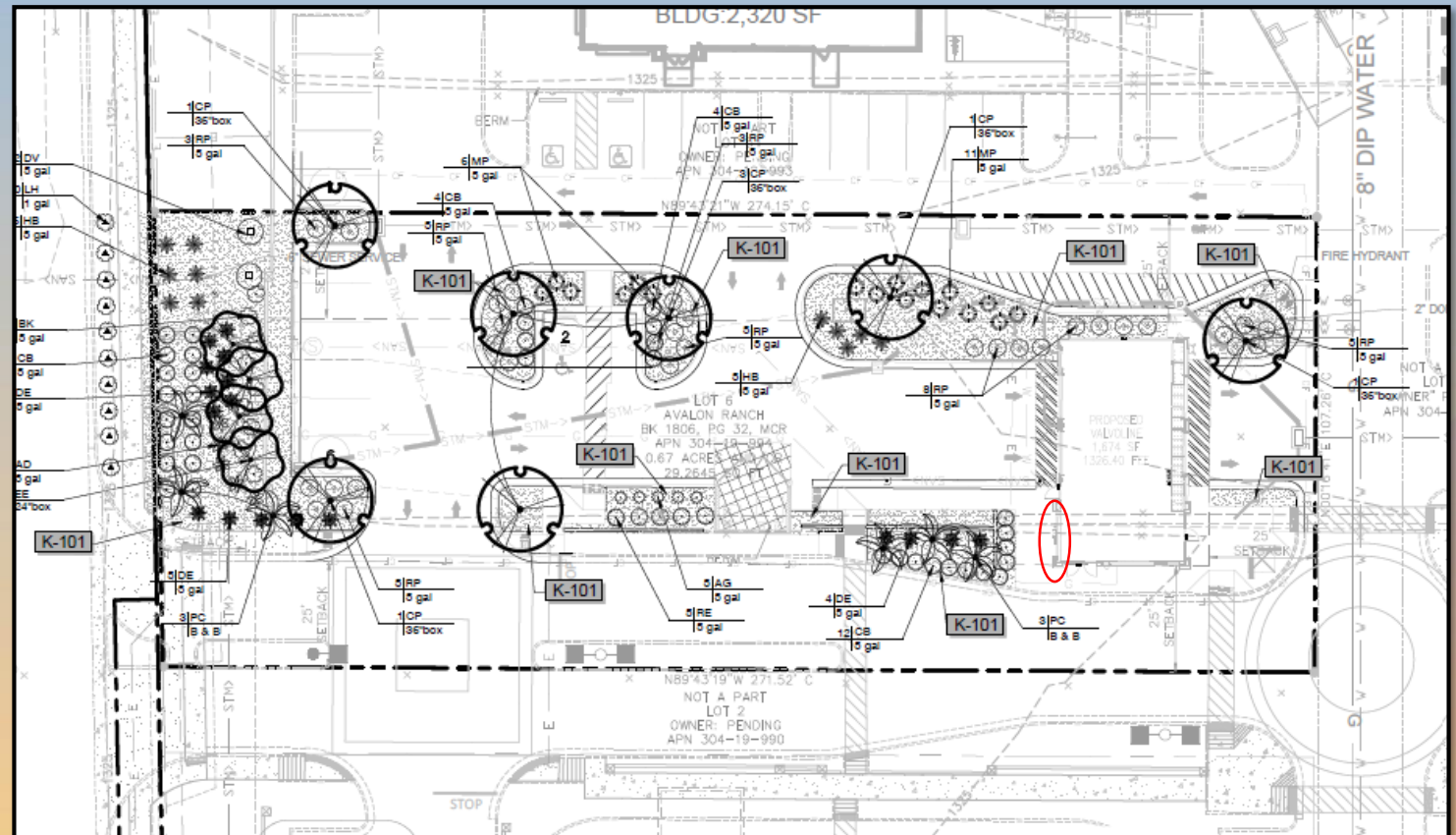




Landscape Plan

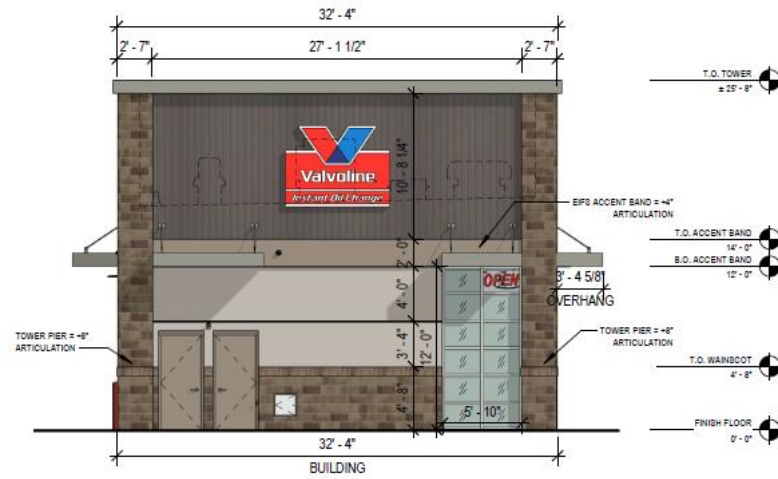
- Additional landscaping proposed in front of the west elevation to screen SES mechanical equipment

<u>SYMBOL</u>	<u>CODE</u>	<u>QTY</u>	<u>BOTANICAL / COMMON NAME</u>	<u>SIZE</u>
<u>SHRUBS</u>				
	AD	5	AGAVE DESMETIANA / SMOOTH AGAVE	5 GAL
	AS	5	AGAVE GEMINIFLORA / TWIN FLOWERED AGAVE	5 GAL
	BK	9	BOUGAINVILLEA X 'BARBARA KARST' / BARBARA KARST BOUGAINVILLEA	5 GAL
	CB	36	CARISSA MACROCARPA 'BOXWOOD BEAUTY' / BOXWOOD BEAUTY NATAL PLUM	5 GAL
	DE	17	DASYLIRION LONGIFOLIUM / TOOTHLESS DESERT SPOON	5 GAL
	DV	2	DOODONAEA VISOOSA 'GREEN' / GREEN HOPSEED BUSH	5 GAL
	HB	11	HESPERALOE PARVIFLORA 'PERPA' / BRAKELIGHTS® RED YUCCA	5 GAL
	LH	10	LANTANA X 'NEW GOLD' / NEW GOLD LANTANA	1 GAL
	MP	17	MUHLENBERGIA CAPILLARIS 'PINK CLOUD' / PINK CLOUD PINK MUHLY GRASS	5 GAL
	RP	31	RUELLIA PENNINSULARIS / WILD PETUNIA	5 GAL
	RE	5	RUSSELLIA EQUSETIFORMIS / FIRECRACKER PLANT	5 GAL
<u>ROCK SCHEDULE</u>				
<u>SYMBOL</u>	<u>CODE</u>	<u>DESCRIPTION</u>		
	K-101	1/2" SCREENED DECOMPOSED GRANITE. EXPRESS CARMEL COLOR AT 2" DEPTH.		





Building Elevations



1 EXTERIOR ELEVATION (SOUTH)
Scale: 1/8" = 1'-0"

RIGHT ELEVATION		
FINISH MATERIAL	AREA OF MATERIAL	PERCENTAGE OF TOTAL FACADE
CMU WAINSCOT	188.3	28.2%
EIFS	176.4	26.4%
CANOPY	14.0	2.1%
METAL PANEL	290.3	43.3%
TOTAL	669.0	100.0%

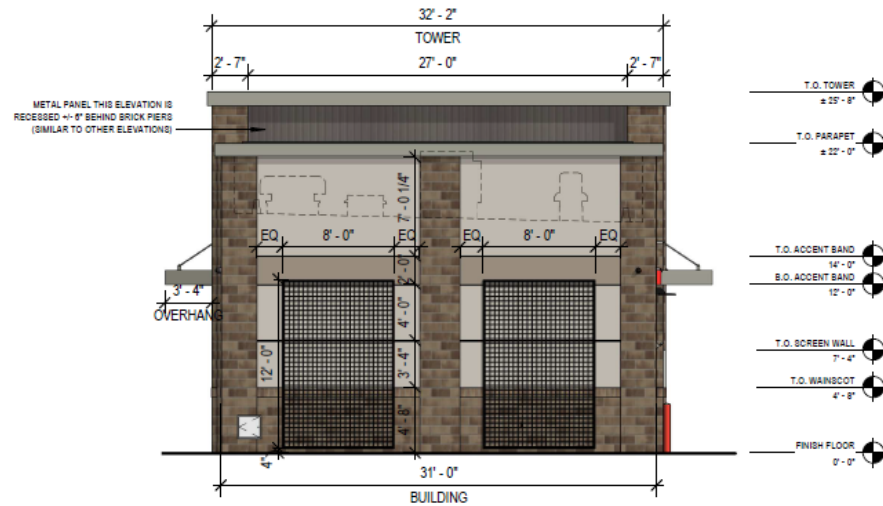


2 EXTERIOR ELEVATION (WEST)
Scale: 1/8" = 1'-0"

REAR ELEVATION		
FINISH MATERIAL	AREA OF MATERIAL	PERCENTAGE OF TOTAL FACADE
CMU WAINSCOT	336.6	38.4%
EIFS	421.2	48.0%
CANOPY	3.9	0.5%
METAL PANEL	114.4	13.1%
TOTAL	876.1	100.0%



Building Elevations

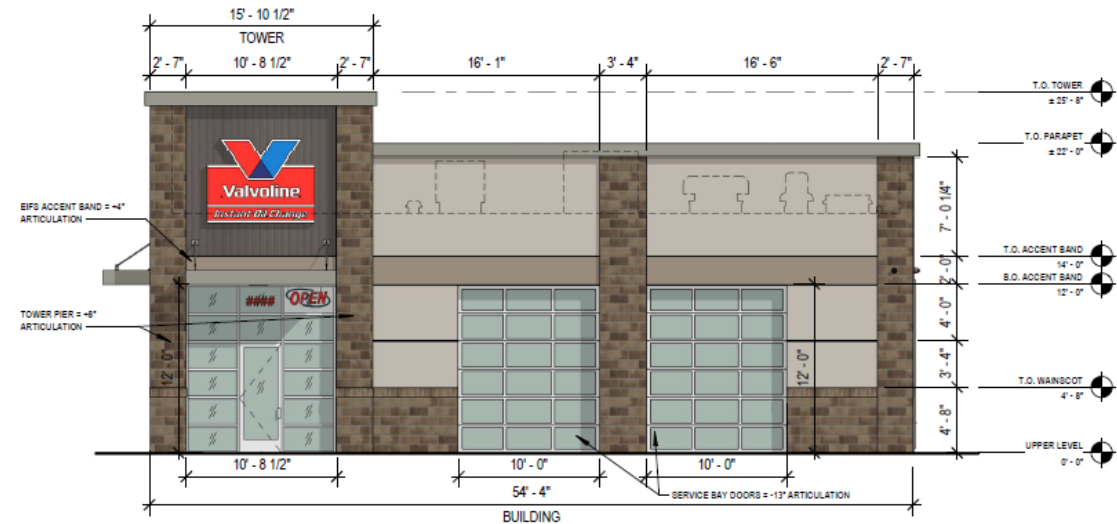


3

EXTERIOR ELEVATION (NORTH)

Scale: 1/8" = 1'-0"

LEFT ELEVATION		
FINISH MATERIAL	AREA OF MATERIAL	PERCENTAGE OF TOTAL FACADE
CMU WAINSCOT	284.3	37.5%
EIFS	374.3	49.3%
METAL PANEL	100.3	13.2%
TOTAL	758.9	100.0%



4

EXTERIOR ELEVATION (EAST)

Scale: 1/8" = 1'-0"

FRONT ELEVATION		
FINISH MATERIAL	AREA OF MATERIAL	PERCENTAGE OF TOTAL FACADE
CMU WAINSCOT	301.8	38.3%
EIFS	350.9	44.5%
CANOPY	10.7	1.4%
METAL PANEL	125.1	15.8%
TOTAL	788.5	100.0%



Renderings





Renderings





Colors and Materials



EXTERIOR FINISHES - BRICK / EIFS

EXTERIOR INSULATED FINISH SYSTEM:	DRYVIT (SANDEBBLE FINE) PAINTED SHERWIN WILLIAMS COLOR (LIGHT): SW 7541 "COLONNADE GRAY" COLOR (ACCENT): SW 7504 "KEYSTONE GRAY"	MASONRY SEALER:	ALL MASONRY SURFACES SHALL BE TREATED w/ SEALER.	STOREFRONT SYSTEM:	2x4 1/2" KAWNEER TRIFAB VG 451T SERIES CLEAR ANODIZED ALUMINUM STOREFRONT SYSTEM w/ 1" INSULATED GLAZING.
CMU VAINSCOT:	SPEC BRICK "GARDNER BLEND" (4"D x 16"L x 8"H CMU)	METAL CANOPY:	AINEX CANOPY SYSTEM - COLOR TO MATCH PAC-CLAD "SILVER"	H.M. DOORS & FRAMES:	FIELD PAINT W/ SHERWIN-WILLIAMS 866-1300 PRO-CYRL PRIMER FOLLOWED BY (2) FINISH COATS OF 866-300 SHER-CYRL HPA. COLOR SHALL BE SW-7504 "KEYSTONE GRAY". PROVIDE MOCK-UP AND VERIFY COLOR W/ OWNER.
FAUX SOLDIER COURSE CAP:	SPEC BRICK "GARDNER BLEND" (CUT TO 4"D x 4"L x 8"H CMU)	COPING, SOFFIT & TRIM:	PAC-CLAD SNAP EDGE EXTENDED FASCIA (12-1/2") AND VENTED SOFFIT AND TRIM - COLOR TO MATCH PAC-CLAD "SILVER"	O.H. DOOR FINISH:	CLEAR ANODIZED ALUMINUM
MORTAR:	LEHIGH STANDARD KIT - "BEIGE"	ROOF SCUPPERS & DOWNSPOUTS:	DIMENSIONAL METALS, INC. - "BEIGE"	ACCESS PANEL:	STAINLESS STEEL



Project No: 20240591.0



Findings

Staff is seeking your review and recommendation on the following:

- ✓ Proposed building elevations and landscape design

Staff welcomes any feedback



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