



DRB19-00716

Ryan McCann, Planner II

September 8, 2020



Request

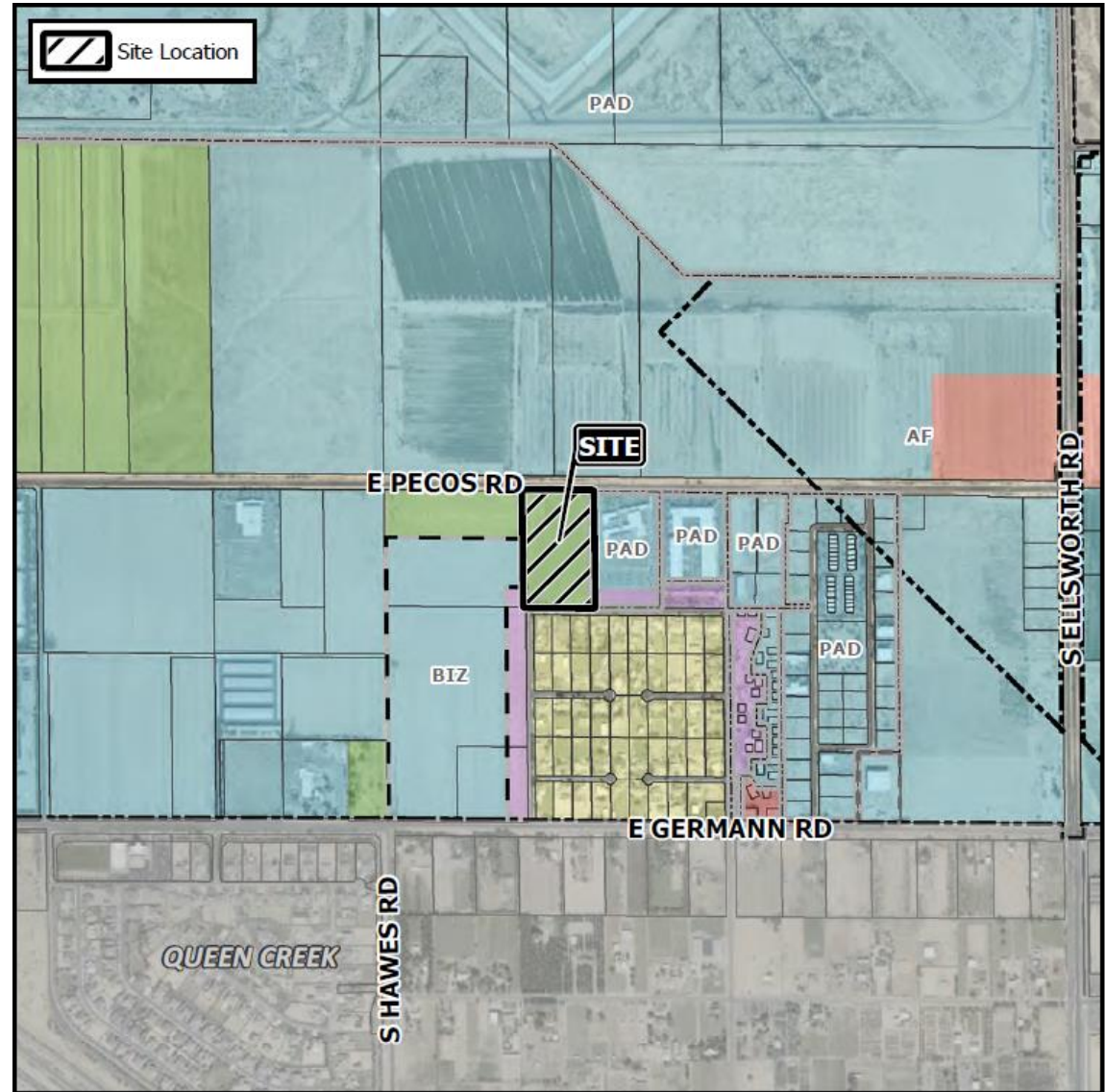
- Design Review

Purpose

- Proposed industrial development

Location

- Located west of Ellsworth Road on the south side of Pecos Road



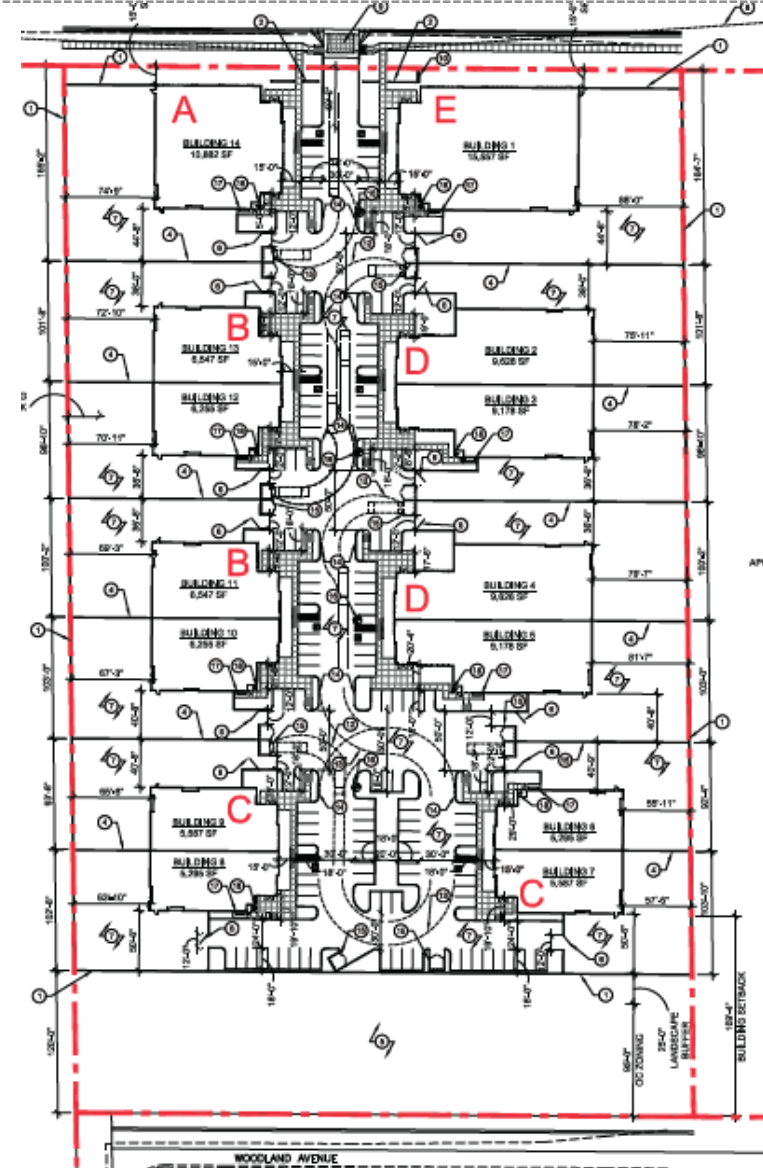
Street View



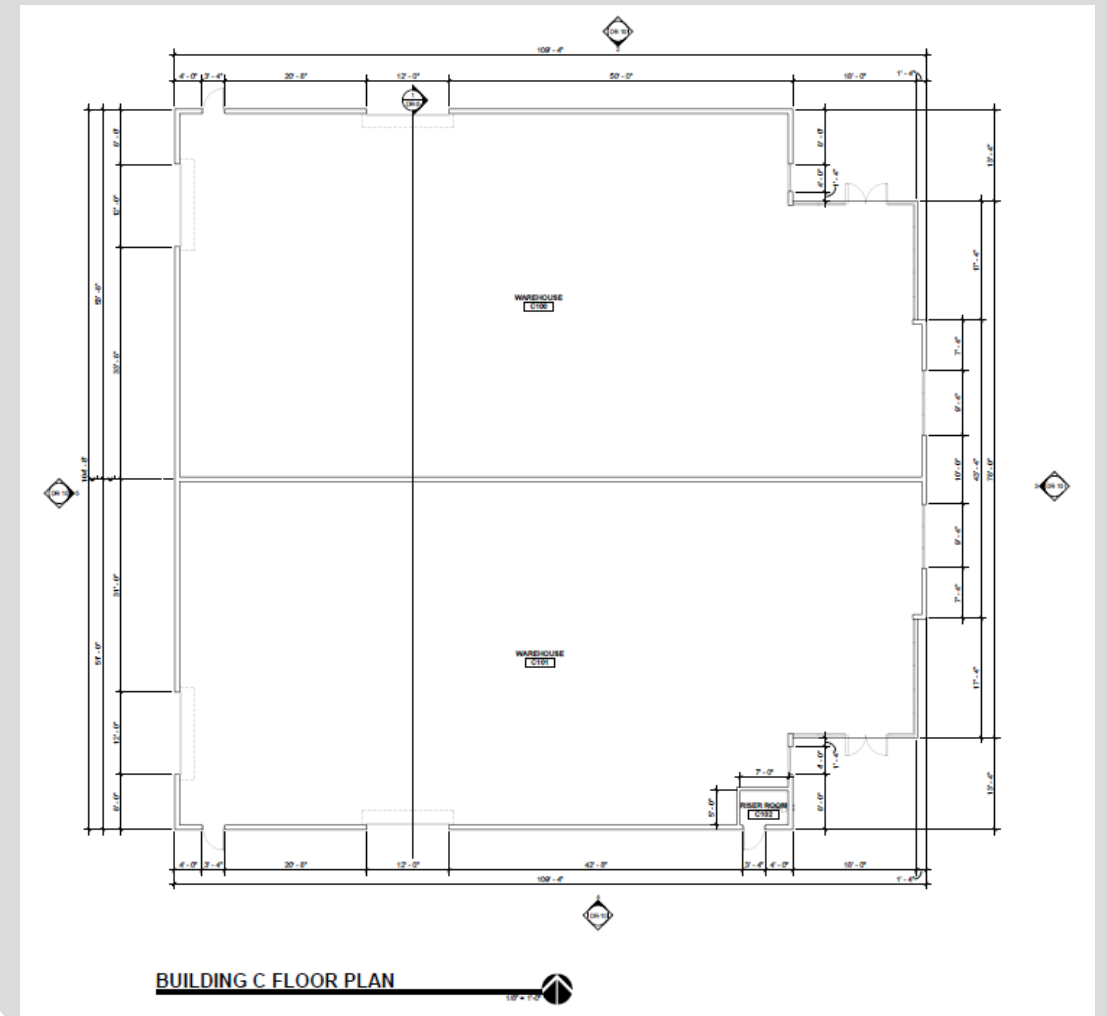
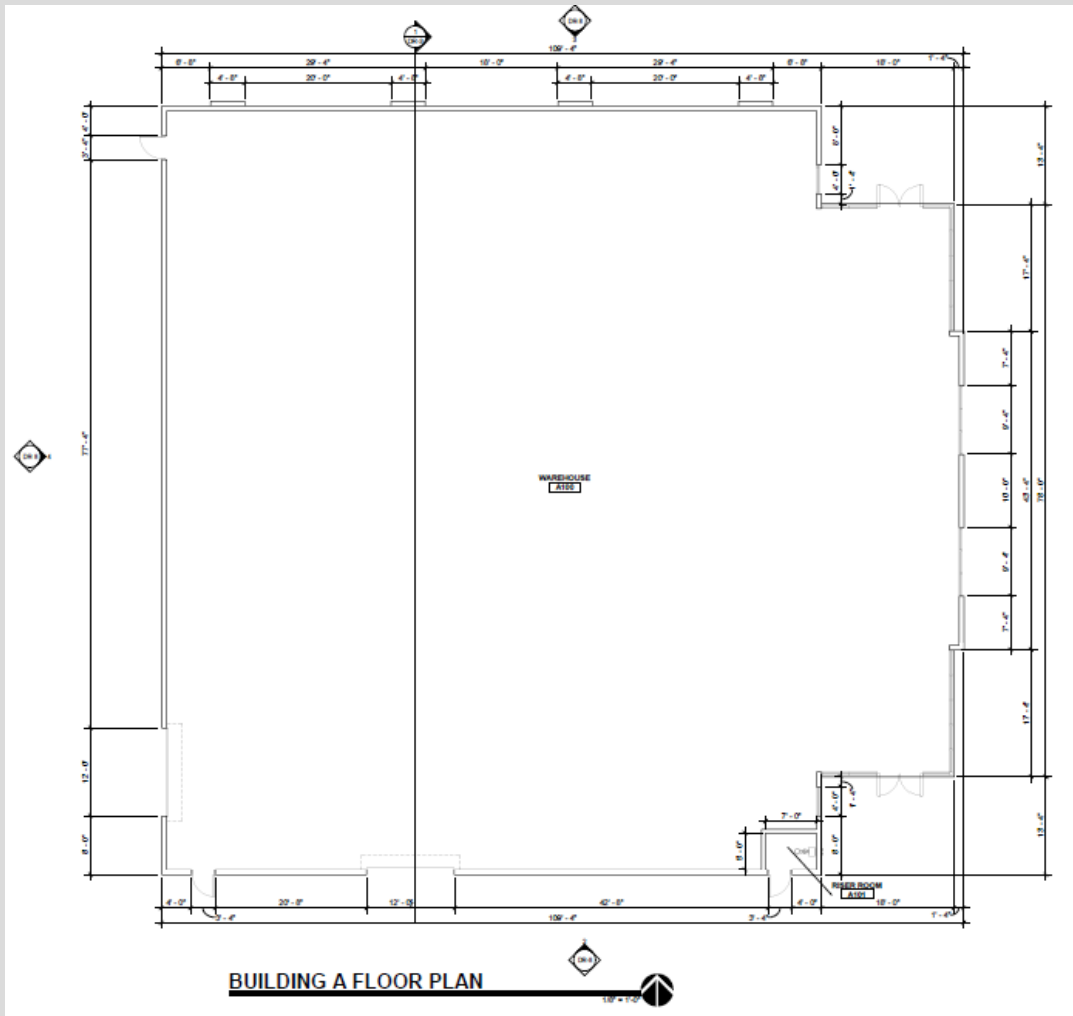
Looking south from Pecos Road

Site Plan

- 14 industrial shell buildings
- Individual rear storage yards
- Landscape buffer



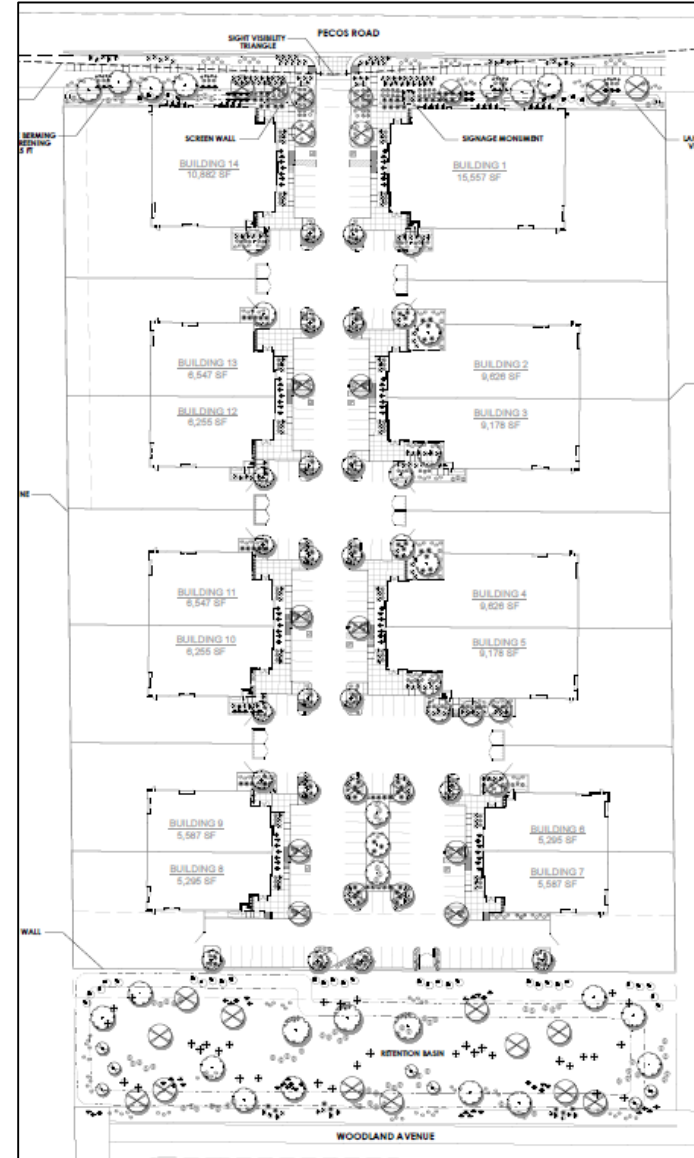
Floor Plan



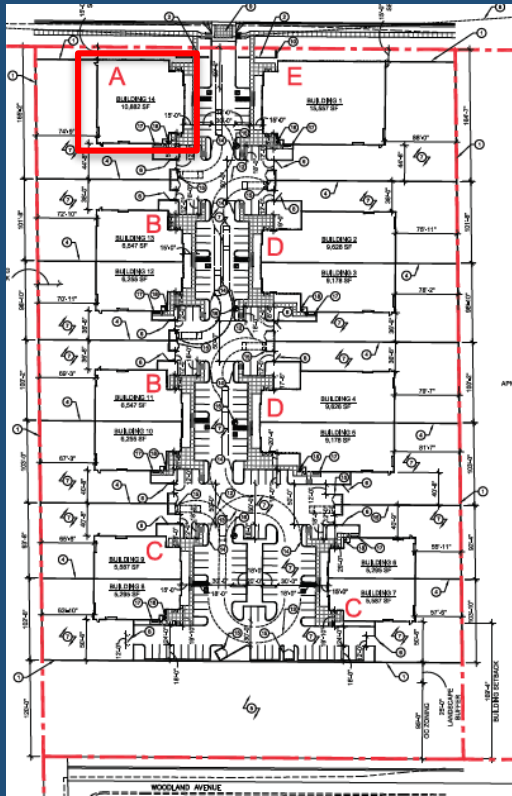
Landscape Plan

PLANT LEGEND

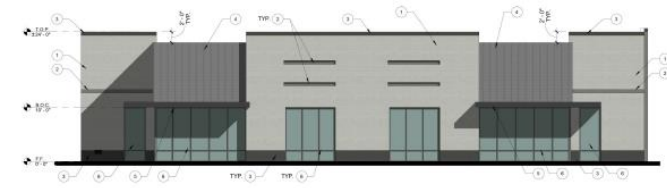
SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QTY
TREES				
	CHITALPA TASHKENTENSIS	CHITALPA	24" BOX	20
	CAESALPINIA CACALACO 'SMOOTHIE'	THORNLESS CASCALOTE	24" BOX	7
	PARKINSONIA X 'DESERT MUSEUM'	DESERT MUSEUM	30" BOX	38
	PISTACIA CHINENSIS 'RED PUSH'	RED PUSH PISTACHE	24" BOX	31
	ULMUS PARVIFOLIA	EVERGREEN ELM	30" BOX	3
SHRUBS				
	CAESALPINIA PULCHERRIMA	BIRD OF PARADISE	5 GAL	34
	DODONAEA VISCOSA	HOPBUSH	5 GAL	40
	EREMOPHILA HYDROPHANA	BLUE BELLS	5 GAL	229
	LEUCOPHYLLUM LAEVSATUM	CHIHUAHUA SAGE	5 GAL	108
	RUELLIA BRITTONIANA	BRITISH RUELLIA	5 GAL	126
ACCENTS				
	AGAVE VILMORINIANA	OCTOPUS AGAVE	5 GAL	97
	HESPERALOE PARVIFLORA 'PERFECT'	BRAKELIGHTS YUCCA	5 GAL	222
GROUNDCOVER				
	CONVOLVULUS ONEORIUM	BUSH MORNING GLORY	1 GAL	114
	EREMOPHILA GLABRA	OUTBACK SUNRISE EMU	1 GAL	286
	RUELLIA BRITTONIANA 'KATIE'	KATIE RUELLIA	1 GAL	98
VINES				
	TRACHELOSPERMUM JASMINOIDES	STAR JASMINE	5 GAL	20
INERT GROUNDCOVER				
	DECOMPOSED GRANITE	BROWN	1/2" SCREENED	110,885 S.F. 972 TONS



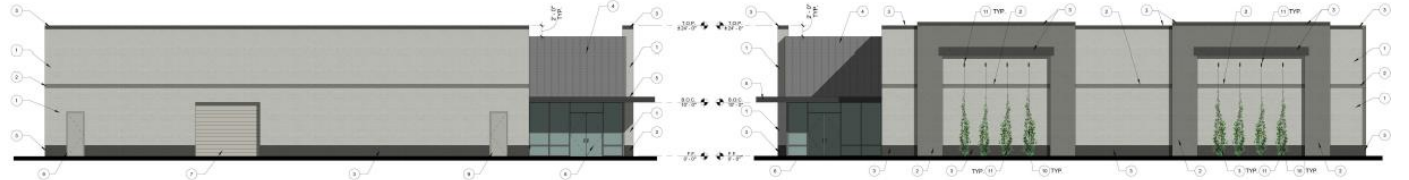
Elevations



- BUILDING ELEVATION GENERAL NOTES**
 1. ALL ROOF MOUNTED EQUIPMENT TO BE FULLY SCREENED BY BUILDING PARAPET
- BUILDING ELEVATION KEYNOTES**
1. BRICK (SMOOTH FACE CMU) STANDARD GREY
 2. BRICK (SMOOTH FACE CMU) PAINTED DARK EDWARDS, ROBERTS "CHARCOAL BLACK"
 3. BRICK (SMOOTH FACE CMU) PAINTED DARK EDWARDS, ROBERTS "BLACK BERRY"
 4. BRICK (TEXTURED MASONRY UNITS COLOR "TUFFENPOFF")
 5. METAL CLADDING PAINTED DARK EDWARDS, ROBERTS "BLACK BERRY"
 6. CLEAR ANODIZED ALUMINUM STOREFRONT (TYP.)
 7. OVERHEAD DOOR PAINTED DARK EDWARDS, ROBERTS "ASH GRAY"
 8. STYL. W/ DOOR PAINTED DARK EDWARDS, ROBERTS "ASH GRAY"
 9. VERTICAL CABLE FOR VENTILATION
 10. EMBEDDED PLATES

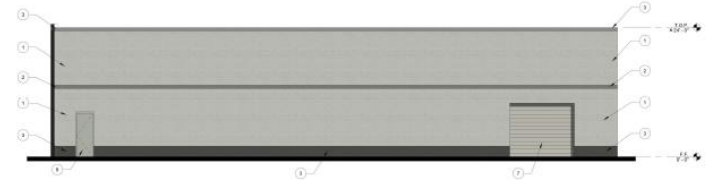


1 BUILDING A EAST ELEVATION
1/8" = 1'-0"



2 BUILDING A SOUTH ELEVATION
1/8" = 1'-0"

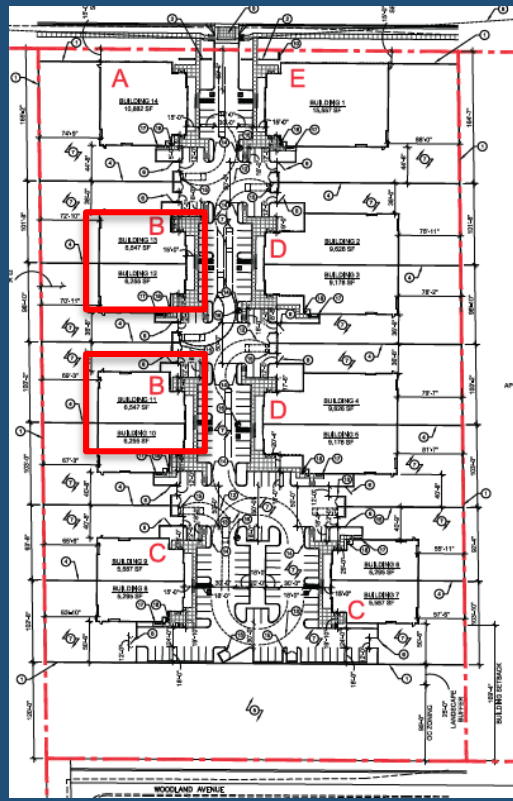
3 BUILDING A NORTH ELEVATION
1/8" = 1'-0"



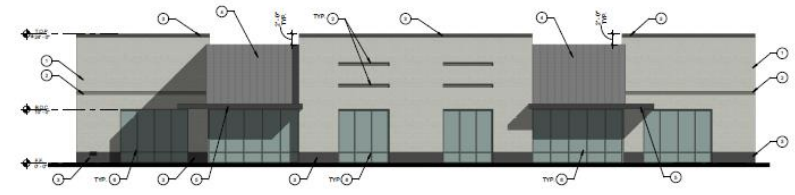
4 BUILDING A WEST ELEVATION
1/8" = 1'-0"



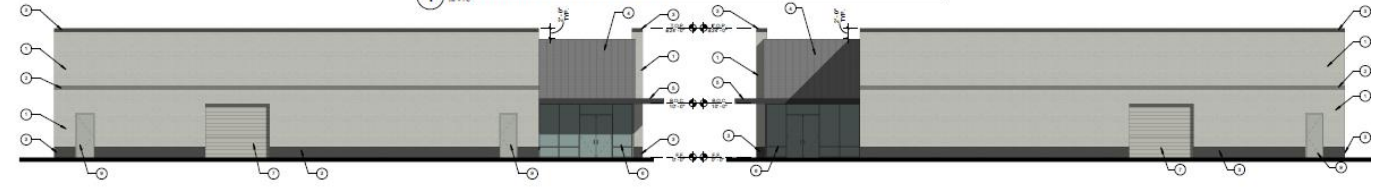
Elevations



- BUILDING ELEVATION GENERAL NOTES**
 1. ALL ROOF MOUNTED EQUIPMENT TO BE FULLY SCREENED BY BUILDING PARAPET.
- BUILDING ELEVATION KEYNOTES**
1. BRICK SMOOTH FACE GALL, STAINLESS GREY
 2. BRICK SMOOTH FACE GALL, PAINTED DUNE EDWARDS, WOODS TO WOOD, SMOKE
 3. BRICK SMOOTH FACE GALL, PAINTED DUNE EDWARDS, WOODS BLACK BEAK
 4. BRICK SMOOTH FACE GALL, PAINTED DUNE EDWARDS, WOODS BLACK BEAK
 5. BRICK SMOOTH FACE GALL, PAINTED DUNE EDWARDS, WOODS BLACK BEAK
 6. METAL CLAD, PAINTED DUNE EDWARDS, WOODS BLACK BEAK
 7. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 8. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 9. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 10. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 11. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 12. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 13. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 14. CLEAR FINISHED ALUMINUM ROOF/FRONT TYP
 15. VERTICAL VEGETATION MESH



1 BUILDING B EAST ELEVATION



2 BUILDING B SOUTH ELEVATION

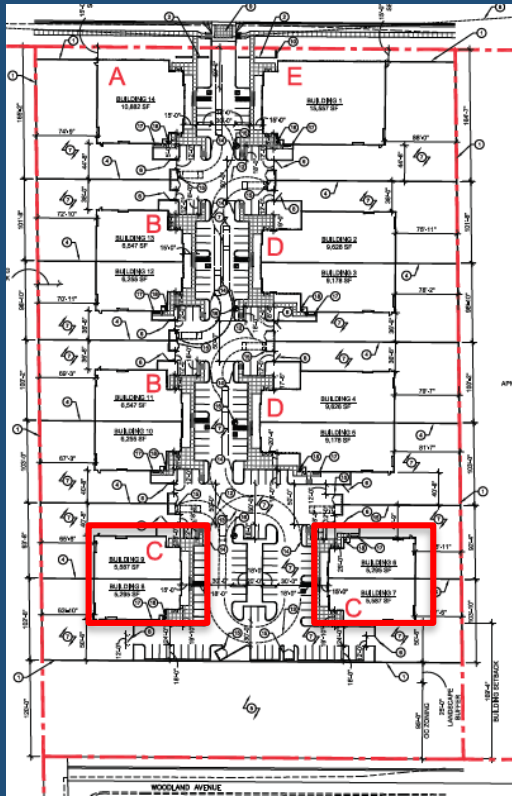
3 BUILDING B NORTH ELEVATION



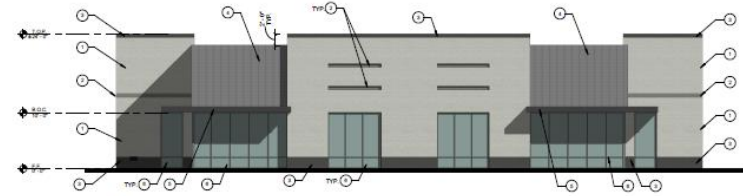
4 BUILDING B WEST ELEVATION



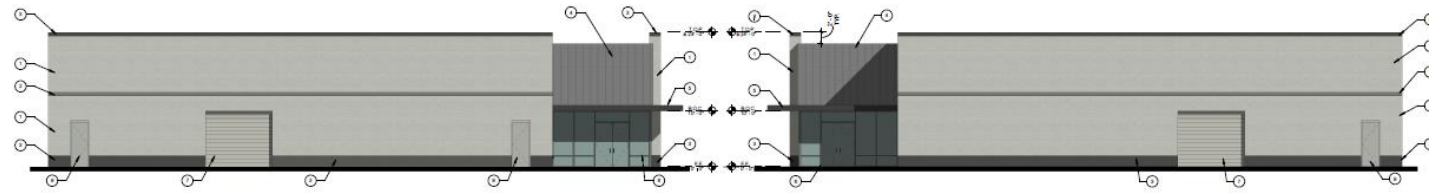
Elevations



- BUILDING ELEVATION GENERAL NOTES**
1. ALL ROOF MOUNTED EQUIPMENT TO BE FULLY SCREENED BY BUILDING PARAPET.
- BUILDING ELEVATION KEYNOTES**
1. SIBERSI SMOOTH FACE GULL STANDARD GREY
 2. SIBERSI SMOOTH FACE GULL PAINTED DUNE EDWARDS WOODS CHARCOAL SAILBOAT
 3. SIBERSI SMOOTH FACE GULL PAINTED DUNE EDWARDS WOODS BLACK BEAK
 4. SIBERSI TEXTURED WOODBY LAMTS COLOR WILDERPORE
 5. METAL CASSETT PAINTED DUNE EDWARDS WOODS BLACK BEAK
 6. CLEAN ANODIZED ALUMINUM STOREFRONT (TYP)
 7. OVERHEAD DOOR PAINTED DUNE EDWARDS WOODS "ASH GRAY"
 8. ZIP H&B DOOR PAINTED DUNE EDWARDS WOODS "ASH GRAY"
 9. VERTICAL VEGETATION MESH

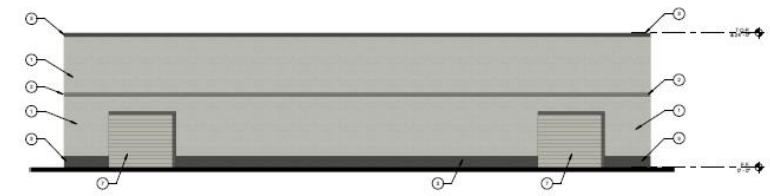


3 BUILDING C EAST ELEVATION



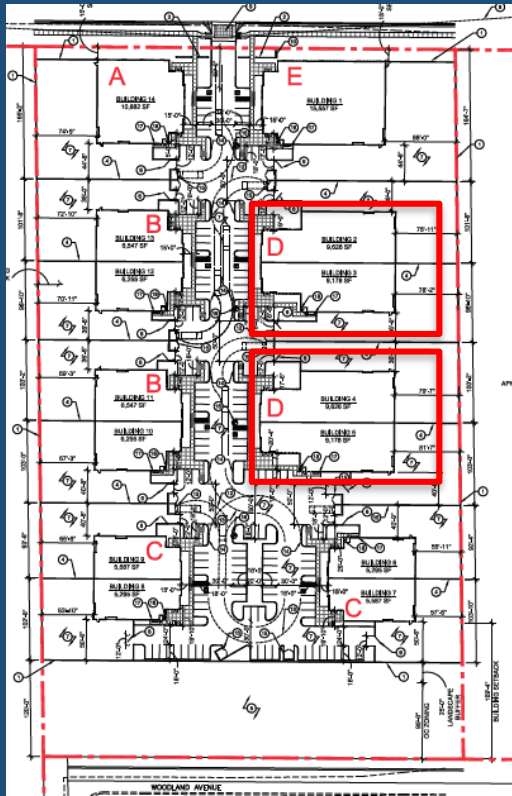
4 BUILDING C SOUTH ELEVATION

2 BUILDING C NORTH ELEVATION

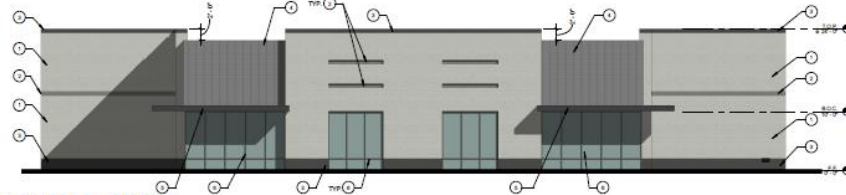


5 BUILDING C WEST ELEVATION

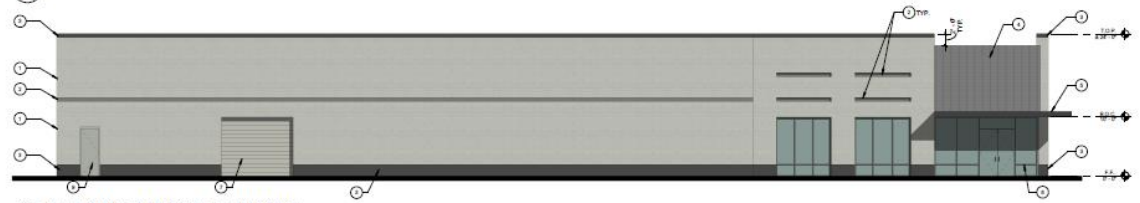
Elevations



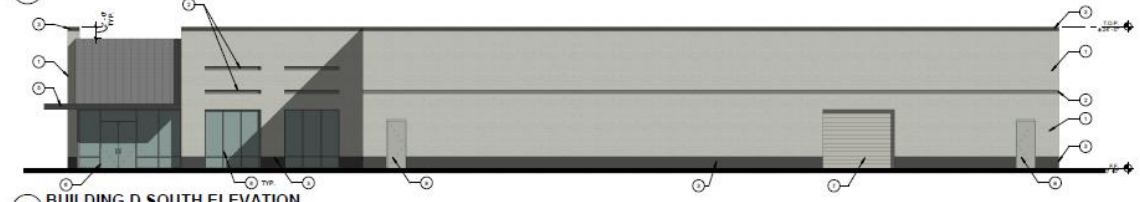
- BUILDING ELEVATION GENERAL NOTES**
1. ALL ROOF MOUNTED EQUIPMENT TO BE FULLY SCREENED BY BUILDING PARAPET
- BUILDING ELEVATION KEYNOTES**
1. SBB18 SMOOTH FACE OML, STANDARD GREY
 2. SBB18 SMOOTH FACE OML, PAINTED DUNN EDWARDS, #06250 "BLACK BEAN" (SHEEN)
 3. SBB18 SMOOTH FACE OML, PAINTED DUNN EDWARDS, #06250 "BLACK BEAN"
 4. SBB18 TEXTURED MASONRY, METAL COLOR "MILK CHOCOLATE"
 5. METAL CANOPY, PAINTED DUNN EDWARDS, #06250 "BLACK BEAN"
 6. CLEAR ANODIZED ALUMINUM STOREFRONT "TYP"
 7. OVERHEAD DOOR, PAINTED DUNN EDWARDS, #06250 "BLACK BEAN"
 8. 2'x8" IN DOOR, PAINTED DUNN EDWARDS, #06250 "BLACK BEAN"
 9. VERTICAL VEGETATION MESH



1 BUILDING D WEST ELEVATION



2 BUILDING D NORTH ELEVATION



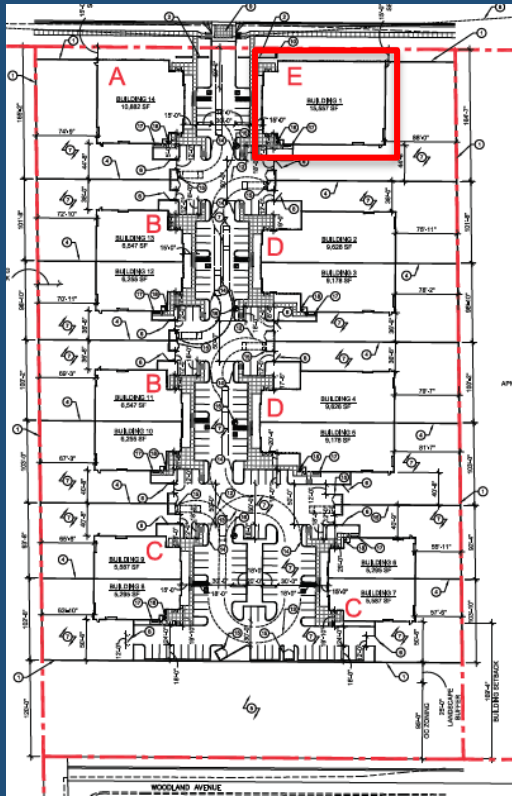
3 BUILDING D SOUTH ELEVATION



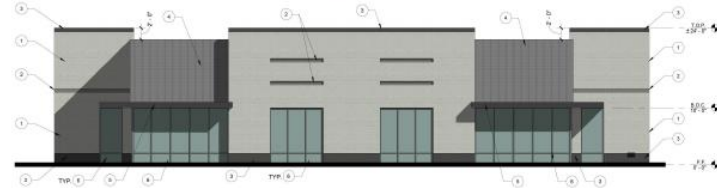
4 BUILDING D EAST ELEVATION



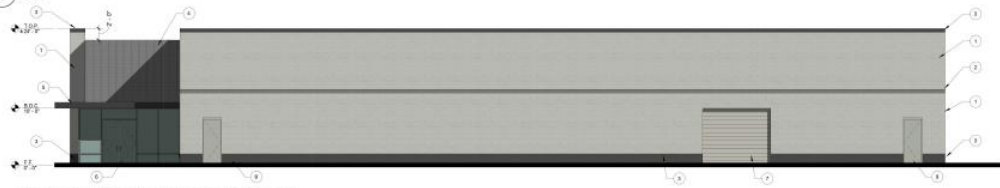
Elevations



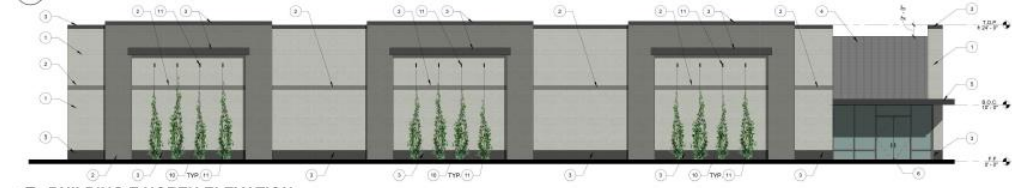
- BUILDING ELEVATION GENERAL NOTES**
1. ALL ROOF MOUNTED EQUIPMENT TO BE FULLY SCREENED BY BUILDING PARAPET.
- BUILDING ELEVATION KEYNOTES**
1. SMOOTH SMOOTH FACE GRAY, PAINTED DOWN EDWARDS, ACCESS: "BLACK BEAM"
 2. SMOOTH SMOOTH FACE GRAY, STANDARD GREY
 3. SMOOTH SMOOTH FACE GRAY, PAINTED DOWN EDWARDS, ACCESS: "BLACK BEAM"
 4. SMOOTH TEXTURED MASONRY, WHITE COLOR "OUTER BRICK"
 5. METAL CANOPY, PAINTED DOWN EDWARDS, ACCESS: "BLACK BEAM"
 6. CLEAR GLAZED ALUMINUM FRAMEWORK TYP.1
 7. OVERHEAD DOOR, PAINTED DOWN EDWARDS, ACCESS: "BLACK BEAM"
 8. 2"X4" WOOD, PAINTED DOWN EDWARDS, ACCESS: "BLACK BEAM"
 9. VERTICAL CABLE FOR VEGETATION
 10. UNBRICKED PLATES



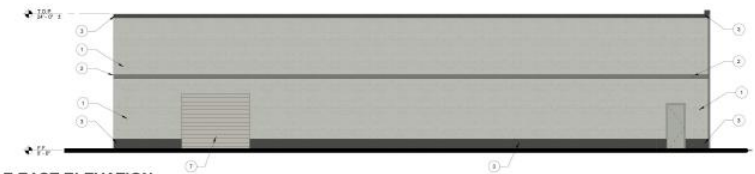
1 BUILDING E WEST ELEVATION



2 BUILDING E SOUTH ELEVATION



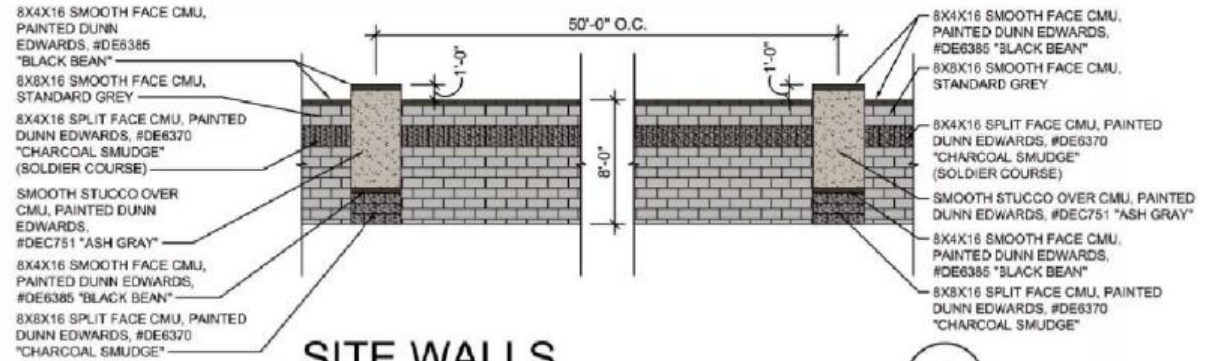
3 BUILDING E NORTH ELEVATION



4 BUILDING E EAST ELEVATION



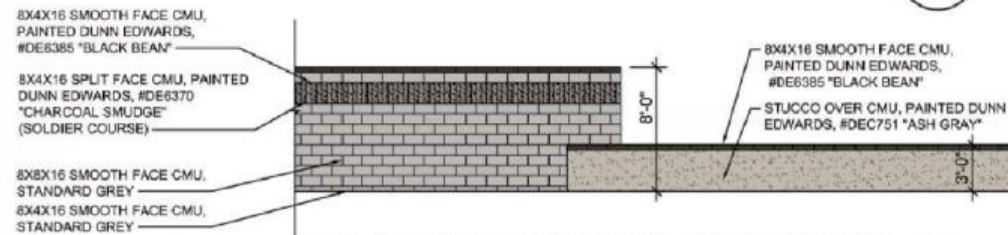
Site Wall & Sign



SITE WALLS

1/8" = 1'-0"

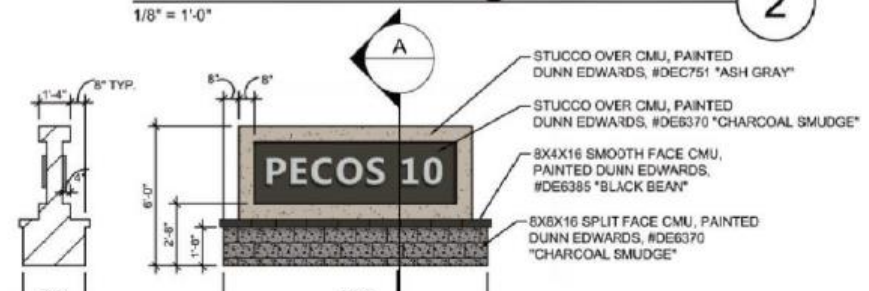
1



SITE & SCREEN WALL @ PECOS ROAD

1/8" = 1'-0"

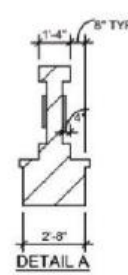
2



MONUMENT SIGN

1/8" = 1'-0"

3



Colors & Materials



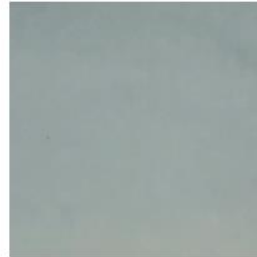
ACCENT COLOR
DUNN EDWARDS
#DE6310 "CHARCOAL SMUDGE"



PARAPET CAPS, WAINSCOT & CANOPIES
DUNN EDWARDS
#DE6385 "BLACK BEAN"



OVERHEAD DOORS
DUNN EDWARDS
#DEC751 "ASH GRAY"



INSULATED GLASS UNIT
VITRO
SOLARBAN 250 (2) + CLEAR
GLASS OR SIMILAR



ACCENT BLOCK
TEXTURED MASONRY UNITS
"RUTHERFORD"



FIELD COLOR
SMOOTH FACE CMU
STANDARD GREY



1048 N. 44th St. #200 Phoenix, AZ 85008
602.952.8585 www.pdf-az.com

PECOS 10
8607 E. PECOS ROAD, MESA, AZ 85212

MATERIAL BOARD

18-009.0

6.11.20




Lighting

LITHONIA LIGHTING

FEATURES & SPECIFICATIONS

LDN6



Specifications

LDN6 is a high performance LED luminaire designed for use in a variety of applications. It features a sleek, modern design and is available in multiple sizes and finishes. The luminaire is designed for easy installation and maintenance.

Key Features:

- High performance LED technology
- Energy efficient
- Long life span
- Easy installation
- Low maintenance

Applications:

- Commercial buildings
- Industrial facilities
- Public spaces
- Outdoor lighting

Dimensions:

LDN6 is available in various sizes to meet different lighting needs. The standard size is 12" x 12" x 4".

Options:

- Finish: White, Black, Silver
- Mounting: Surface, Recessed
- Beam Angle: 30°, 45°, 60°, 90°


Warranty:

Lithonia Lighting offers a 5-year warranty on the LED components and a 3-year warranty on the luminaire housing.

LITHONIA LIGHTING

FEATURES & SPECIFICATIONS

D-Series Size 0



Specifications

The D-Series Size 0 LED Area Luminaire is a compact, square-shaped luminaire designed for use in a variety of applications. It features a sleek, modern design and is available in multiple finishes. The luminaire is designed for easy installation and maintenance.

Key Features:

- High performance LED technology
- Energy efficient
- Long life span
- Easy installation
- Low maintenance

Applications:

- Commercial buildings
- Industrial facilities
- Public spaces
- Outdoor lighting

Dimensions:

D-Series Size 0 is available in a standard size of 6" x 6" x 2.5".

Options:

- Finish: White, Black, Silver
- Mounting: Surface, Recessed
- Beam Angle: 30°, 45°, 60°, 90°


Warranty:

Lithonia Lighting offers a 5-year warranty on the LED components and a 3-year warranty on the luminaire housing.

LITHONIA LIGHTING

FEATURES & SPECIFICATIONS

D-Series Size 1



Specifications

The D-Series Size 1 LED Area Luminaire is a compact, square-shaped luminaire designed for use in a variety of applications. It features a sleek, modern design and is available in multiple finishes. The luminaire is designed for easy installation and maintenance.

Key Features:

- High performance LED technology
- Energy efficient
- Long life span
- Easy installation
- Low maintenance

Applications:

- Commercial buildings
- Industrial facilities
- Public spaces
- Outdoor lighting

Dimensions:

D-Series Size 1 is available in a standard size of 12" x 12" x 2.5".

Options:

- Finish: White, Black, Silver
- Mounting: Surface, Recessed
- Beam Angle: 30°, 45°, 60°, 90°

Warranty:

Lithonia Lighting offers a 5-year warranty on the LED components and a 3-year warranty on the luminaire housing.

Building Form Standards

Section 11-7-3

✓	Use of 3 different materials
✓	Focus public's attention on building entrance
✓	Use of hardscape and landscaping to provide transition from buildings walls to public areas

Summary

Findings

- ✓ Staff has no major concerns
- ✓ Project meets MZO requirements
- ✓ Staff welcomes any feedback