



# Design Review Board



# DRB25-00458

## St. Vincent de Paul Medical Office





# Request

- Design Review
- To allow for a 10,289 SF Medical Office

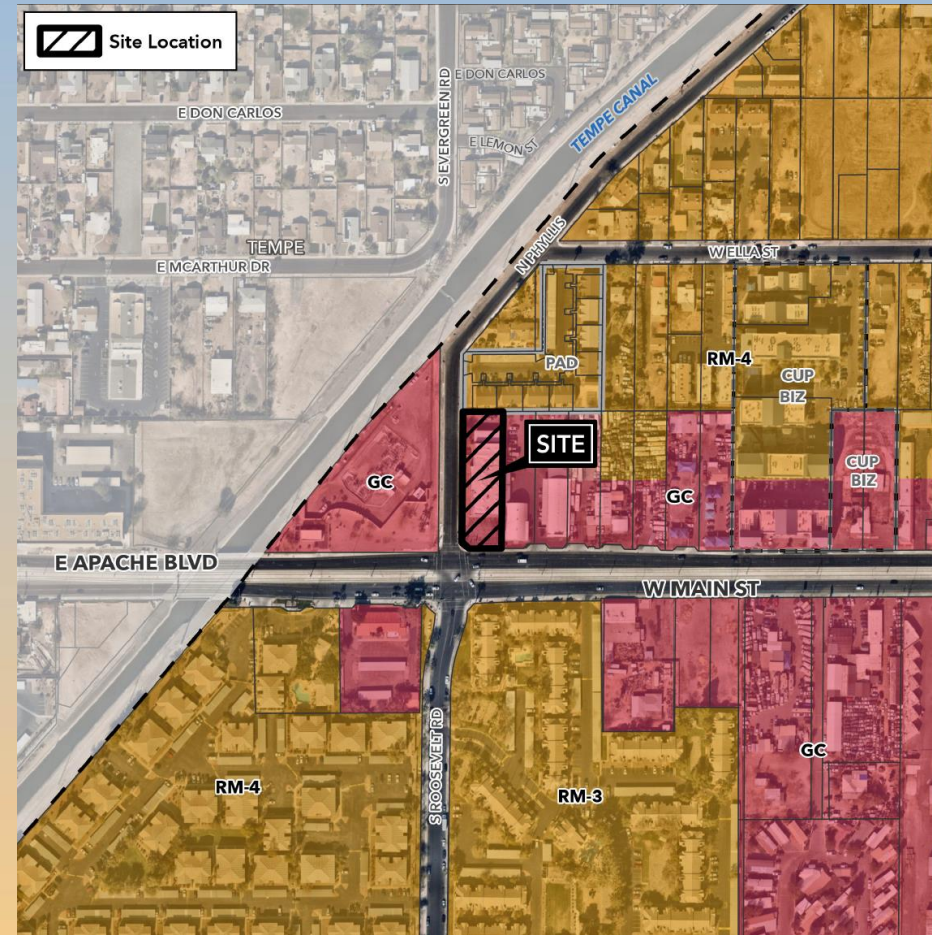






# Location

- North side of Main Street
- East of Phyllis Street







# Site Photo



Looking north from Main Street





- 10,289 SF building
- 26 provided parking spaces





# Landscape Plan

**LANDSCAPE LEGEND** ALL TREES TO MEET OR EXCEED A N.A. SPEC.  
During bid it shall be the responsibility of the Contractor to determine required quantities of plants, as no compensation will be made for error in plant quantities. If plant counts occur on plant legend, it is for the convenience of the contractor only. Verify plant counts with plan. In case of discrepancy, plan shall govern.

TREES	SIZE	QTY
Prosopis alba Argentine mesquite	48" bcy, matching	2
Quercus Virginiana Southern Live Oak	24" box, standard	6
Caesalpinia mexicana (tree form) Mexican Bird of Paradise Tree	36" bcy	3
Existing Mesquite Tree to remain and be protected	selectively trim to 7' canopy	1

SHRUBS	SIZE	QTY
Muhlenbergia rigens Deer grass	5 gal.	21
Hesperaloe parviflora "Yellow" Yellow Yucca	5 gal.	30
Caesalpinia mexicana Mexican Bird of Paradise	5 gal.	3
Leucophyllum frutescens "Green Cloud" Compact Green Cloud Sage	5 gal.	22
Hesperaloe funifera Giant Hesperaloe	5 gal.	24
Tecoma stans Yellow Bells	15 gal.	13
Docoonia viscosa Green Hopseed Bush	15 gal.	11
Lantana montevidensis Trailing Lantana "Purple & Gold Meand" 50/50 Mix for Colors	1 gal.	127

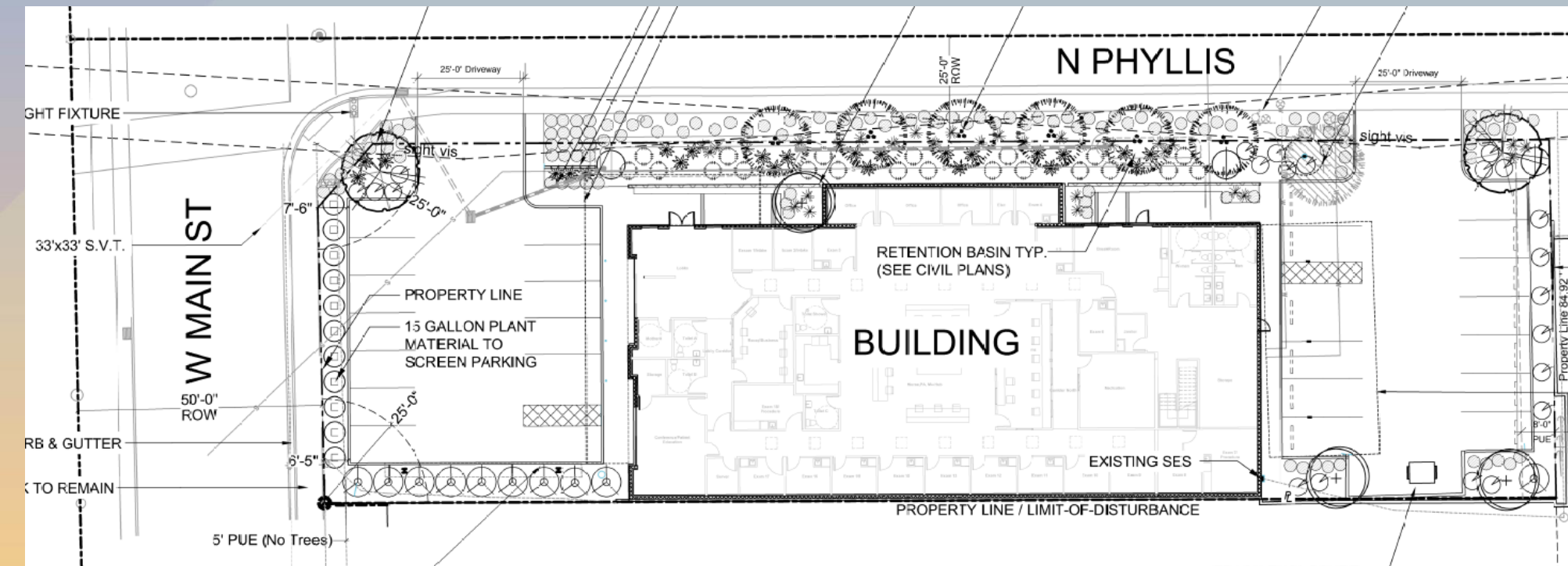
  

INERT MATERIAL	SIZE
Decomposed Granite-3/4" Screened Rock Pros Mahogany 2" min thickness in all landscape areas	

SUBMIT SAMPLES OF ALL INERT MATERIAL TO LA FOR APPROVAL

## TREE CALCULATIONS

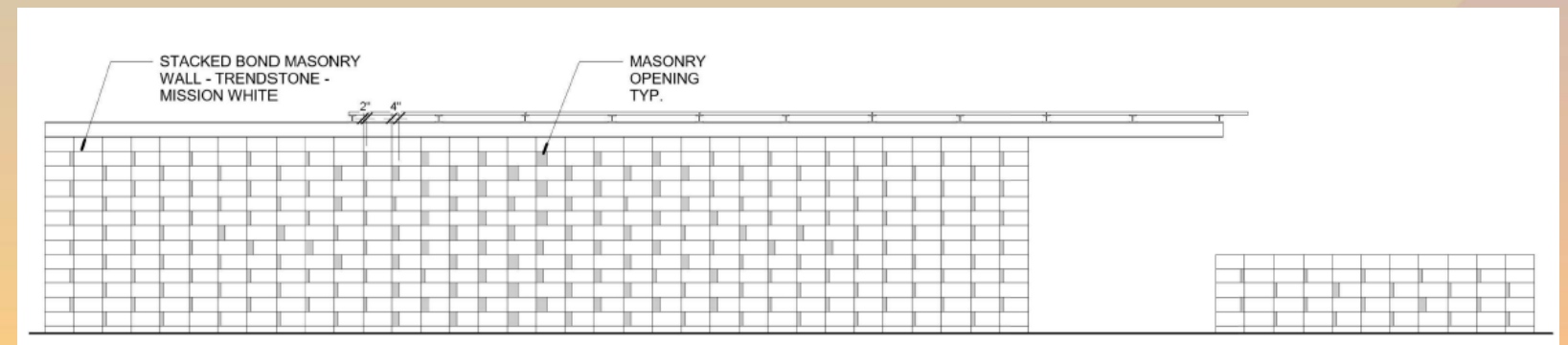
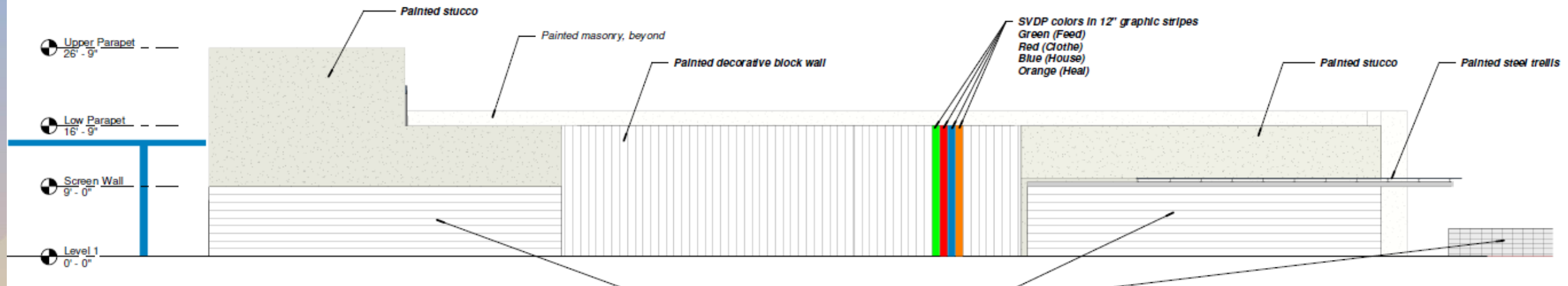
TREES	CANOPY SIZE	x	QTY	=	SQFT
Prosopis alba	314 sqft.		2		628
Argentine mesquite	254 sqft.		6		1,524
Quercus Virginiana					
Southern Live Oak	176 sqft		3		528
Caesalpinia mexicana (tree form) Yellow Mexican bird-of-paradise	314 sqft		1		314
Existing Mesquite Tree to remain and be protected					
<b>TOTAL</b>				<b>SQFT</b>	<b>%</b>
Total Square Footage of Site: 28,492				2,994	10.5%







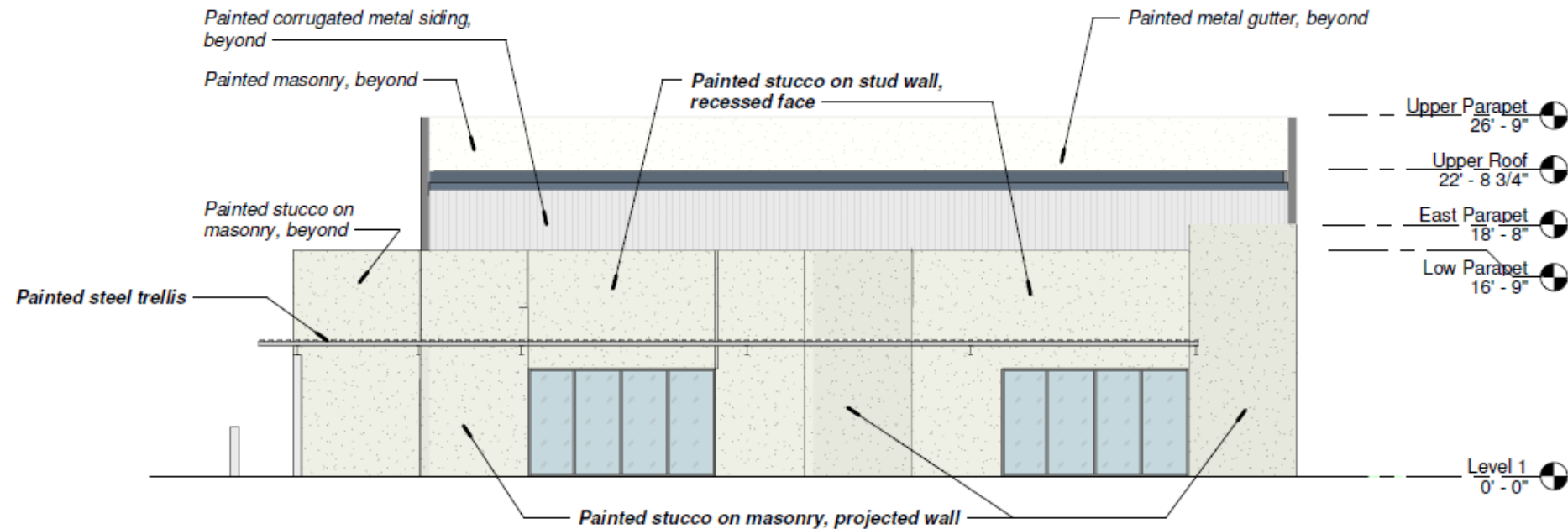
# Elevations







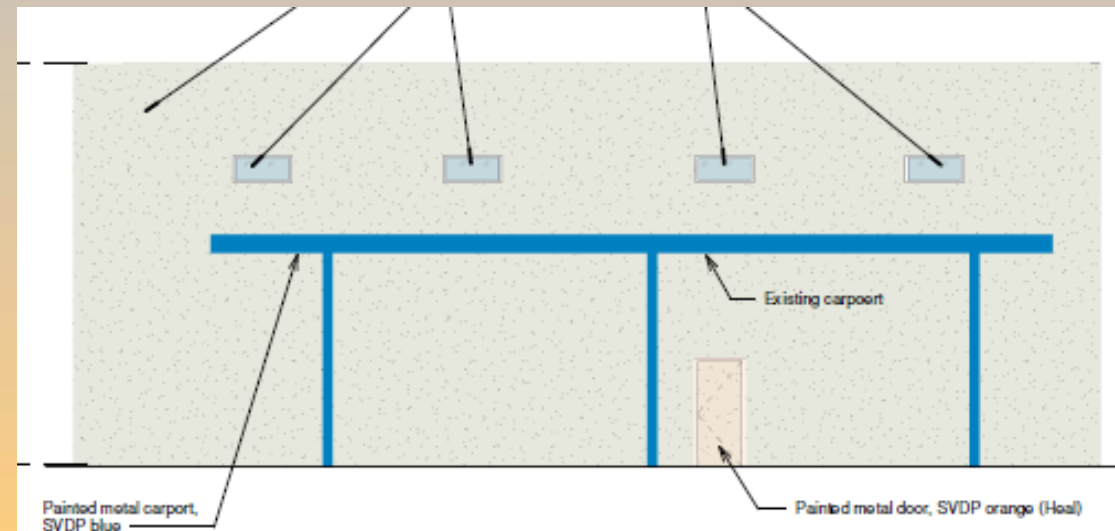
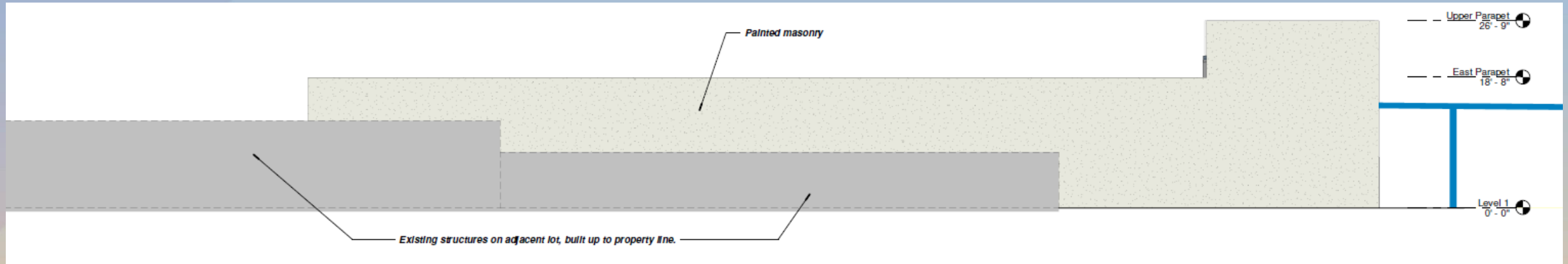
# Elevations



③ COLORED ELEVATION - SOUTH  
 1/8" = 1'-0"



# Elevations







# Renderings







# Renderings







# Colors and Materials





# Alternative Compliance

- ✓ *Wall Articulation:* Publicly-visible facades may not have blank, uninterrupted wall lengths exceeding 50 feet without a change in plane.
- ✓ *Materials and Colors:* No more than 50% of a total façade may be covered with one (1) single material.
- ✓ *Materials and Colors:* Predominant façade colors shall be low reflectance, subtle, neutral or earth tone colors.





# Findings

Staff is seeking review and recommendation on the following:

- ✓ Proposed building elevations and landscape design
- ✓ Proposed Alternative Compliance

***Staff welcomes any feedback***



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