



VALLEY ARCHITECTURE, INC.

July 21, 2025

Project: New Life Fellowship – New Fellowship Hall Building
1718 W. Broadway Rd.
Mesa, AZ 85202

Project Narrative:

This is a new building for the New Life Fellowship Church to be used as a fellowship hall or multi-purpose assembly space, in support of the church. The new building will be free standing on a separate parcel west of the existing church, on an existing PAD that was part of the site master plan. The new site is 24,503 square feet and currently has an empty lot pad surrounded by parking. The parking lot is part of the larger development and there are shared use included in the CC & Rs. There are currently 13 parking spaces fully on the parcel that are being used by the church. There are 9 parking spaces that cross the east property line between the subject parcel and the parcel to the east (with the church). The new design will remove 3 existing parking spaces for the trash enclosure and the accessible route to the street. Other than the spaces on the site, the parking for the new building will be from the shared adjacent parking to the west of the parcel.

The building occupied by the church is a commercial/retail multi-suite building. There are 2 buildings on the parcel but the church occupies only the building to the south, closest to Broadway Road. The subject parcel also fronts along Broadway Road and has existing landscaping and a parking screen wall. The new building will also be designed with a commercial retail appearance. The other buildings in the development are further back (north) from Broadway Road and are of a more industrial look and scale. These are all multi-tenant buildings. The proposed new building will match the existing adjacent building parapet height of 22' with raised areas of 24', similar to the existing. It will be a single story building.

All mechanical equipment is on the roof and screened by parapet walls. All new electrical and communications lines will be run underground.

The building interior will consist predominantly of the fellowship hall, with supporting restrooms, a warming kitchen (no commercial equipment) and a storage space. The building will be 6425 square feet gross, with a covered entry patio of approximately 300 square feet.

If there are any questions, please don't hesitate to reach out to me, Ron Hecht, at ron@valleyarch.com or 602.334.9766. Thank you.