



Design Review Board



DRB23-00503

SWC of Ellsworth and Warner

Josh Grandlienard, AICP, Planner II

August 8, 2023



Request

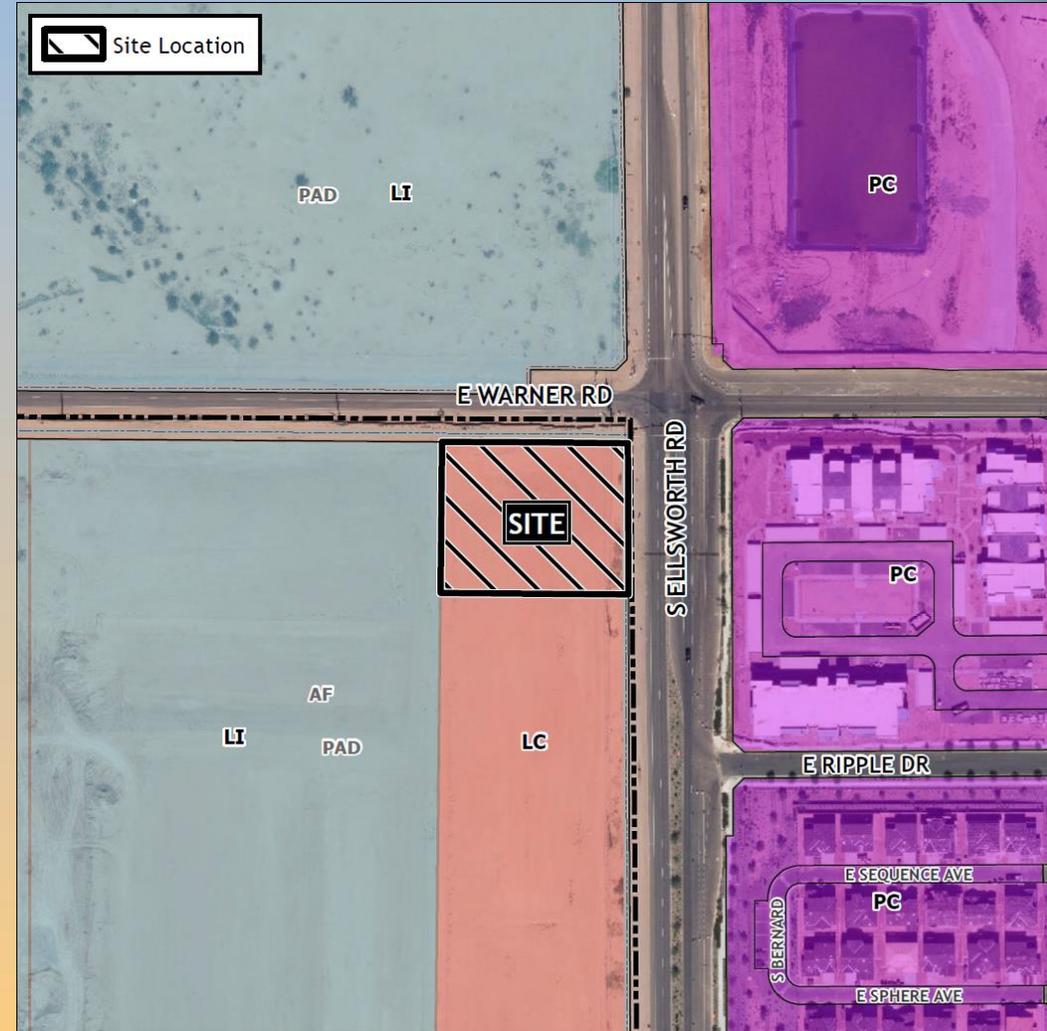
- Design Review
- To allow restaurant with a drive-thru





Location

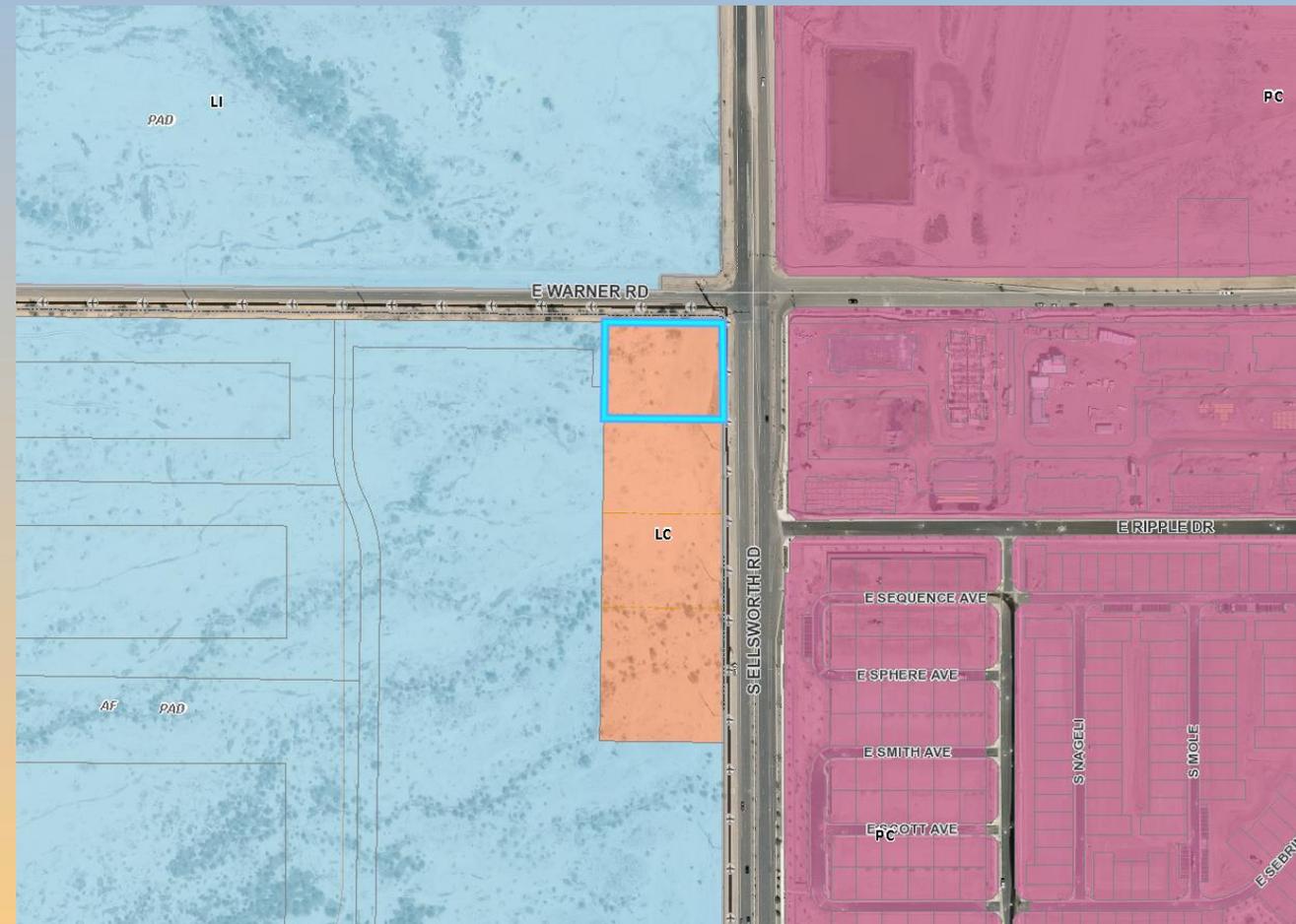
- West side of Ellsworth Road
- South side of Warner Road





Zoning

- Currently Limited Commercial
- Proposed use is allowed by right





Site Photo

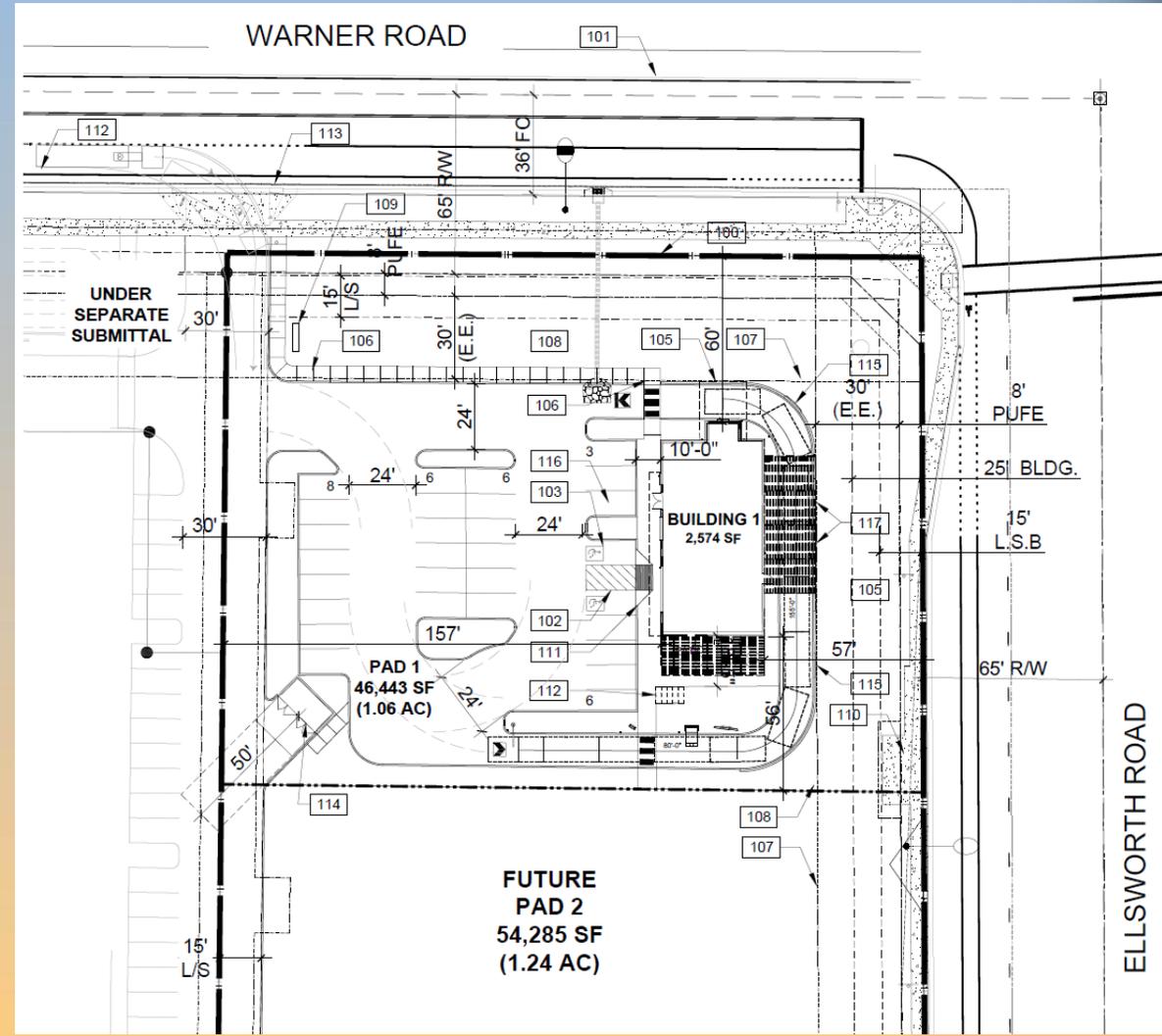


Looking southwest from intersection of Warner and Ellsworth



Site Plan

- Shared Access from Warner Road
- 2,574 SF building
- 29 parking spots on site
- Drive thru lane screened with trellis and canopies

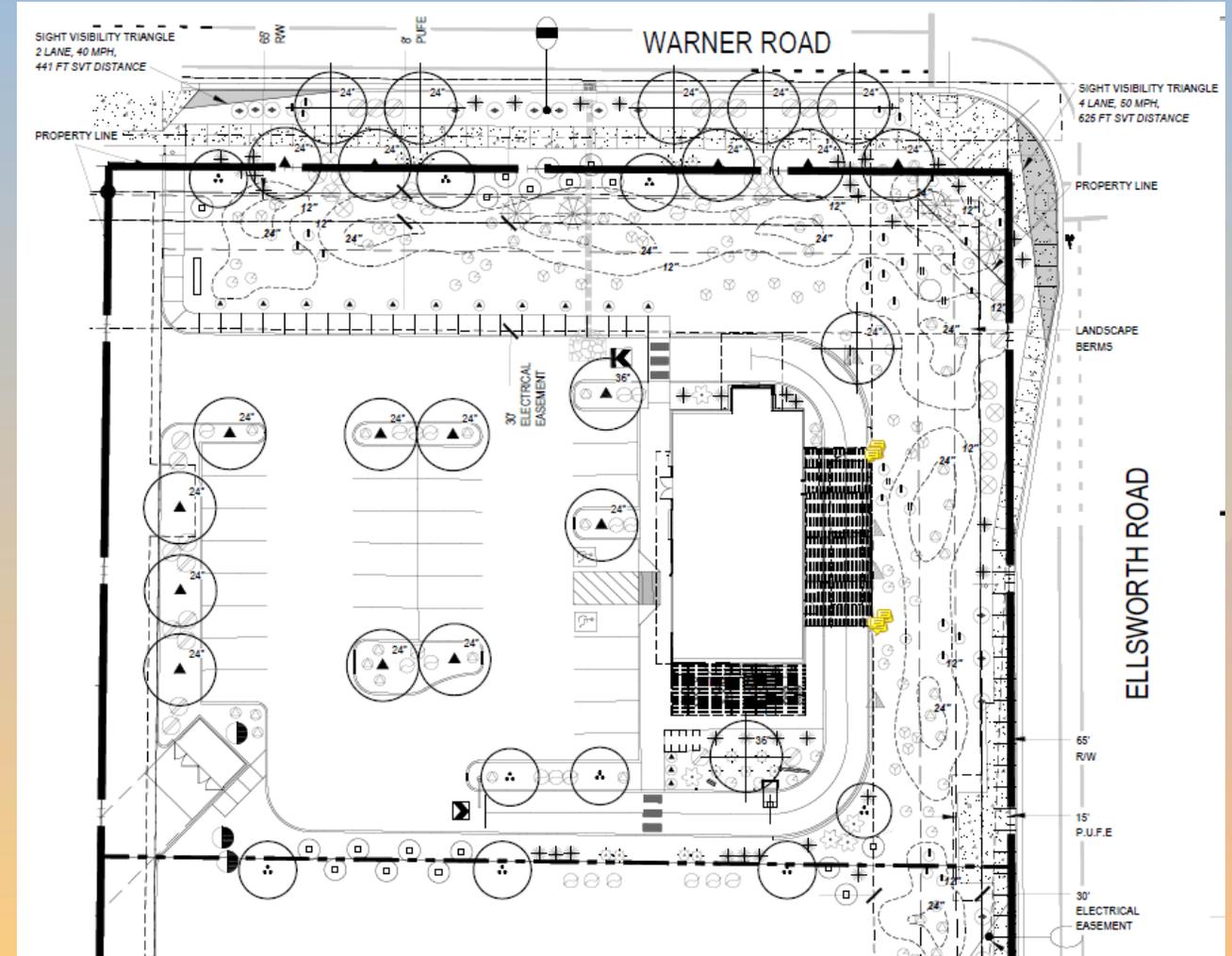




Landscape Plan

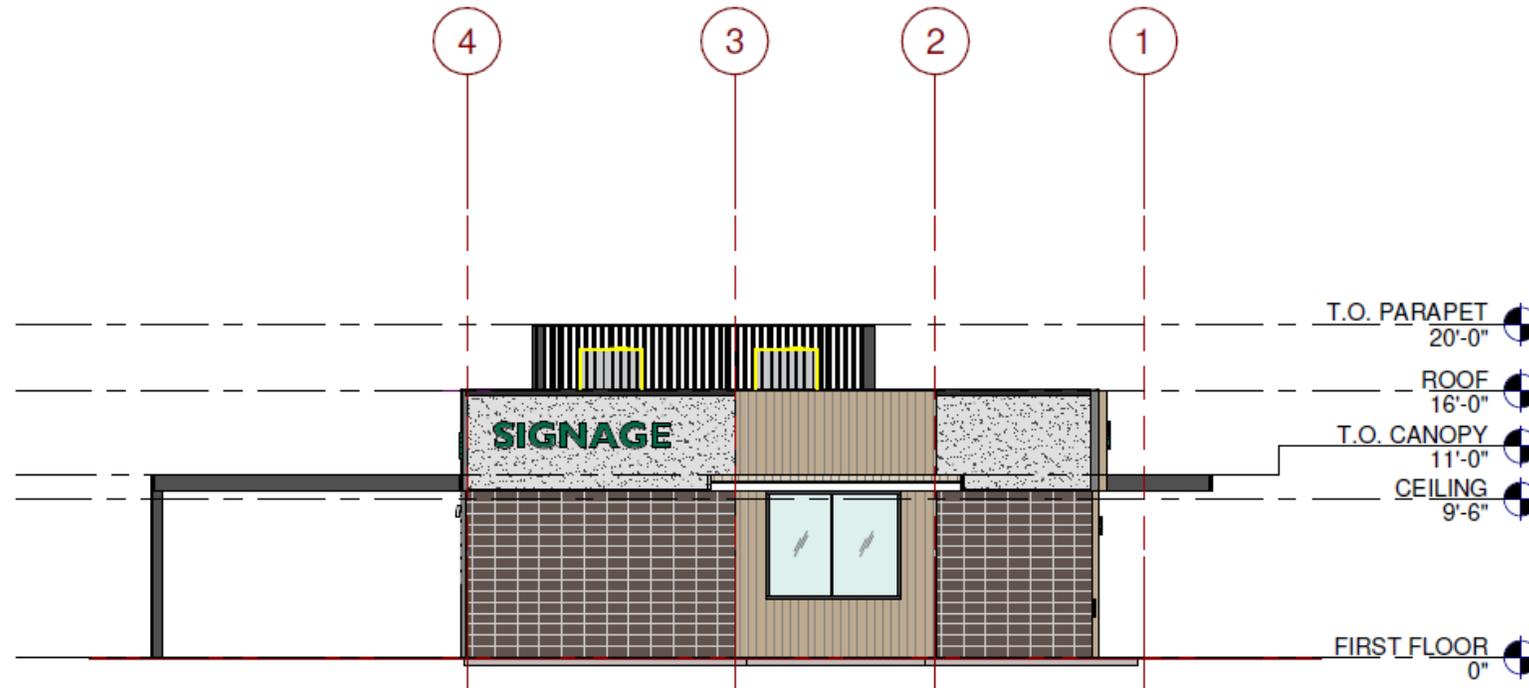
SYMBOL TREES:	BOTANICAL NAME COMMON NAME	SIZE	QTY
	<i>Acacia aneura</i> Mulle	15 gal	8
	<i>Pistachia x 'Red Flash'</i> Red Flash Pistache	24" box	11
	<i>Quercus virginiana</i> Live Oak	36" box	3
	<i>Quercus virginiana</i> Live Oak	24" box	13
	<i>Quercus virginiana</i> Live Oak	36" box	1

CACTI, SHRUBS, AND ACCENTS:		
	<i>Agave viviparans</i>	5 gallon 7
	Octopus Agave	5 gallon 15
	Aloe - Yellow Bloom	5 gallon 12
	<i>Dodonaea viscosa 'Purpurea'</i>	5 gallon 12
	Purple Hobnail	5 gallon 4
	<i>Fouquieria splendens</i>	5 gallon 4
	Coccoloba	5 gallon 30
	<i>Hesperaloe parviflora</i>	5 gallon 30
	Red Yucca	5 gallon 32
	<i>Leucophyllum fulvaceum</i>	5 gallon 32
	Texas Sage	5 gallon 56
	<i>Muhlenbergia capillaris 'Royal Mar'</i>	5 gallon 56
	Regal Mint Marley	5 gallon 39
	<i>Hemitelia 'Little Red'</i>	5 gallon 34
	Dwarf Red Oranger	5 gallon 34
	<i>Dimorpha chinensis</i>	5 gallon 18
	Joppe	5 gallon 18
	<i>Tacoma stars 'Orange Jubilee'</i>	5 gallon 4
	Orange Jubilee Tacoma	5 gallon 4
	<i>Potted plants</i>	5 gallon 4
	Pine Tomcat Vine	5 gallon 4
GROUNDCOVERS AND PERENNIALS:		
	<i>Myoporum parvifolium</i>	1 gallon 59
	Myoporum	1 gallon 68
	<i>Euphorbia rigida</i>	1 gallon 62
	Gopher plant	1 gallon 62
	Lemon Daisies	1 gallon 78
	<i>Lantana canora 'New Gold'</i>	1 gallon 78
	Gold Lantana	1 gallon 17
	<i>Calliandra viminalis 'Little John'</i>	1 gallon 17
	Little John Dwarf Bottlebrush	1 gallon 17
ROCK MULCH:		
	15" Screened Mahogany 2" deep in all landscape areas	53,500 sf





North Elevation



1/8" = 1'-0"

0 4' 8' 16' 32'

NORTH EXTERIOR ELEVATION

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

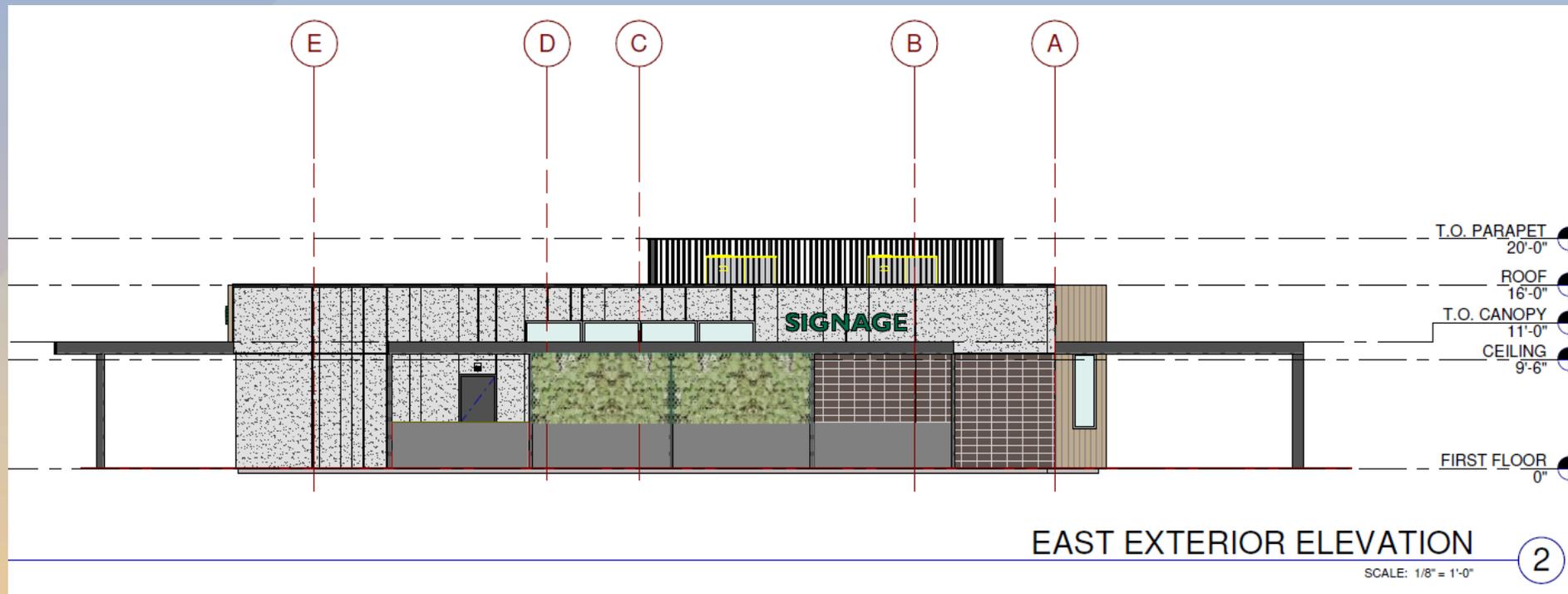
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NORTH ELEVATION

TOTAL WALL SF:	657 SF
STUCCO FINISH:	89 SF/657 SF = 13%
CMU BLOCK:	254 SF/657 SF = 39%
WOOD CLADDING:	136 SF/657 SF = 21%
METAL WALL CAP:	45 SF/657 SF = 7%
METAL SCREEN WALL:	81 SF/657 SF = 12%
WINDOWS & DOOR OPENINGS:	52 SF/657 SF = 8%



East Elevation



EAST ELEVATION

TOTAL WALL SF:	1,325 SF
STUCCO FINISH:	665 SF/1,325 SF = 49%
CMU BLOCK:	272 SF/1,325 SF = 22%
WOOD CLADDING:	56 SF/1,325 SF = 4%
METAL WALL CAP:	131 SF/1,325 SF = 10%
METAL SCREEN WALL:	121 SF/1,325 SF = 9%
WINDOWS & DOOR OPENINGS:	80 SF/1,325 SF = 6%



South Elevation



SOUTH EXTERIOR ELEVATION

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

3

SOUTH ELEVATION	
TOTAL WALL SF:	724 SF
STUCCO FINISH:	86 SF/724 SF = 12%
CMU BLOCK:	182 SF/724 SF = 25%
WOOD CLADDING:	108 SF/724 SF = 15%
METAL WALL CAP:	85 SF/724 SF = 12%
METAL SCREEN WALL:	81 SF/724 SF = 11%
WINDOWS & DOOR OPENINGS:	182 SF/724 SF = 25%



West Elevation



WEST ELEVATION

TOTAL WALL SF:	1,406 SF
STUCCO FINISH:	70 SF / 1,406 SF = 5%
CMU BLOCK:	207 SF / 1,406 SF = 15%
WOOD CLADDING:	447 SF / 1,406 SF = 32%
METAL WALL CAP:	136 SF / 1,406 SF = 9%
METAL SCREEN WALL:	121 SF / 1,406 SF = 9%
WINDOWS & DOOR OPENINGS:	425 SF / 1,406 SF = 30%



Renderings



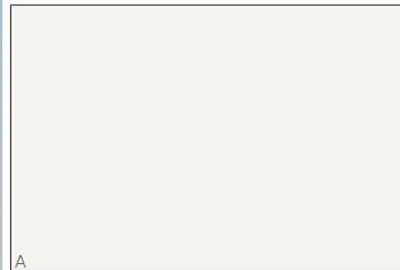


Renderings





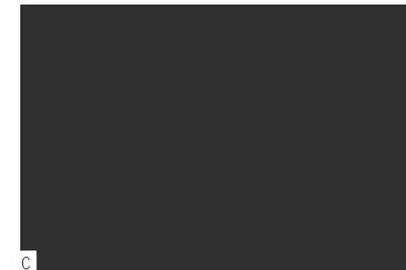
Material Board



A
SHERWIN WILLIAMS:
SW 9941 - WHITE SNOW



B
SHERWIN WILLIAMS:
SW 7064 - PASSIVE



C
SHERWIN WILLIAMS:
SW 6000 - CALIBER



D
TRENDS/TINE CHU BLOCK - STACKED PATTERN
GR/ROUND FACE FINISH - COLOR: OPAL



E
GEKAM ALUMINUM CORE LOUVER,
MODEL: S/QUEL 6038, COLOR: TEAK



F
GEKAM WOOD PLASTIC COMPOSITE (WPC) CLADDING,
MODEL: VERTIGU 5010, CLASS B, COLOR: TEAK



G
MIR: VETRO
TYPE: 1-INCH (25 MM) UNITS WITH 1/2-INCH (13 MM) AIRSPACE AND TWO 1/4-INCH (6 MM) LITES
COLOR: SOLARBAND® 67(2) S/LEXD® + CLEAR
SHGC: 0.25 VLT%: 47 EXT. REF: LOW



H
MIR: ARCADIA
TYPE: ANTI-KICKED ALUMINUM STRIKE FRONT
COLOR: BLACK AB-8



Findings

Staff is seeking your review and recommendation on the following:

- ✓ Proposed building elevations and landscape design

Staff welcomes any feedback



Design Review Board