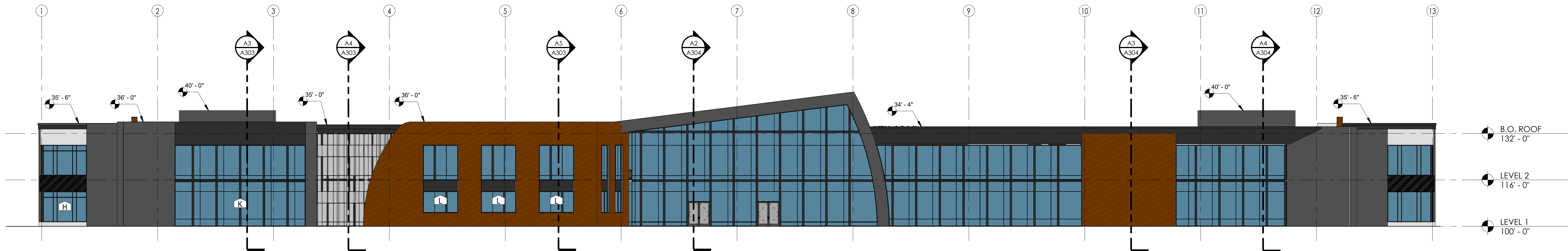
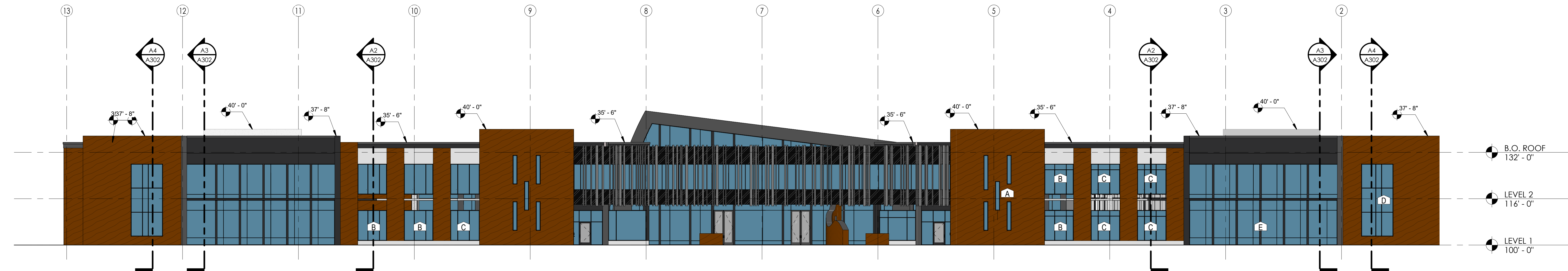


CS
A201
3D VIEW
NTS



B5
A201
NORTH ELEVATION
1/16" = 1'-0"



A5
A201
SOUTH ELEVATION
1/16" = 1'-0"

KEYNOTE LEGEND

OVERALL % EXTERIOR ELEVATION COLOR:

- 28% ■ = STRUCTURAL SANDSTONE
- 36% ■ = GLASS WITH REFLECTIVE COATING
- 11% ■ = BLACK ACM METAL PANELS
- 16% ■ = LIGHT GRAY ACM METAL PANELS
- 9% ■ = PAINT - LIGHT GRAY

GENERAL EXTERIOR FINISH NOTES:

1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
3. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.
6. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
7. ALL PRODUCTS MUST BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATION AND MUST COMPLY WITH ALL WIND LOADING PER THE GENERAL STRUCTURAL NOTES.

GENERAL NOTES

1. CONTRACTOR TO PROVIDE SUBMITTALS FOR REVIEW.
2. ALL GLAZING WITHIN 24" INCH OF A DOOR/FLOOR SHALL BE TEMPERED.
3. COORDINATE GRADING WITH CIVIL.
4. SEE DETAILS FOR WINDOW HEADER, JAMB AND SILL DETAILS.
5. ALL EXTERIOR GLASS TO BE DOUBLE PANE TINTED AND TO BE LOW 'E'. VERIFY GLASS SPECIFICATIONS WITH COM-CHECK PROVIDED BY MECHANICAL ENGINEER.
6. REFER TO MECHANICAL COM-CHECK FOR MINIMUM DESIGN STANDARDS FOR GLAZING.
7. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
8. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY. ALL CONDUIT REQUIRED FOR EXTERIOR LIGHTING TO BE HIDDEN ON THE INTERIOR SIDE OF WALLS.
9. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS. ALL DOORS AND GLAZING SYSTEMS TO HAVE REVEALS SEE DETAILS.
10. CONTRACTOR TO COORDINATE THAT ALL REVEALS LINE UP FROM PANEL TO PANEL AND AROUND CORNERS AND RETURN AT EDGES.
11. METAL PARAPET CAPS TO RETURN.
12. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE ELASTOMERIC SEALANT. COLOR MATCH CAULK TO FINISHED PANEL AND MUST BE PAINTABLE.
13. SPANDREL GLAZING TO MATCH EXTERIOR FINISH OF REGULAR GLAZING.
14. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
15. EXTERIOR EDGE OF POUR-THROUGH SLAB, BELOW ALL OPENINGS (STOREFRONT, CURTAIN-WALL, OVERHEAD AND MAN DOORS, ECT.) TO BE SACK AND PATCHED, PRIMED AND PAINTED TO MATCH SURROUNDING CONCRETE PANEL.
16. CONTRACTOR TO COORDINATE OVERHEAD DOOR TRACKS AND CROSSBAR VISIBILITY IN WINDOW.

aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

**PRELIMINARY
NOT FOR
CONSTRUCTION**

7/23/2024 8:11:18 PM

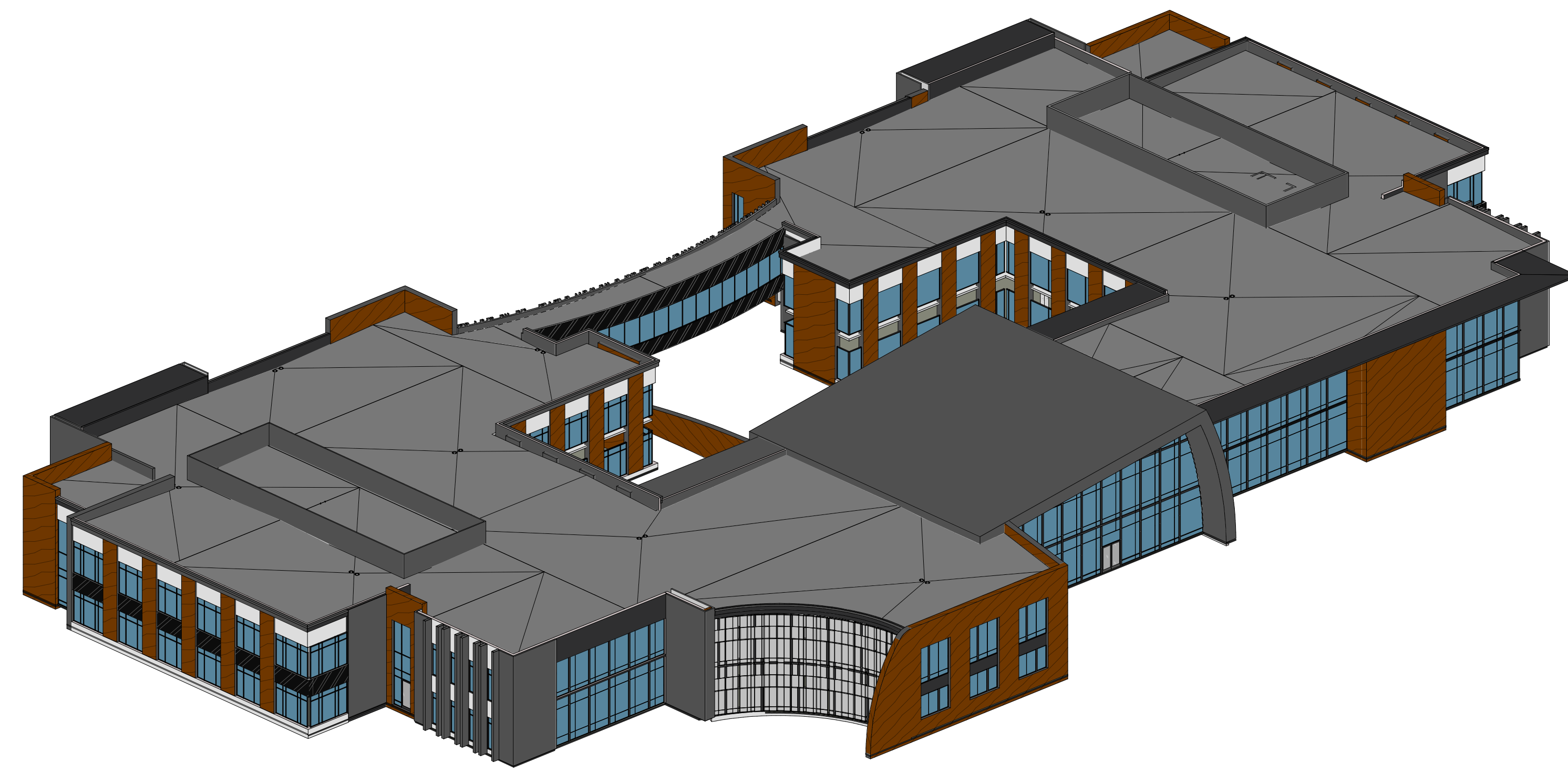
CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA

MARK	DESCRIPTION	Revision Schedule	Revision Date

AE2023.073
EXTERIOR ELEVATION
DATE: 6/4/2024
SHEET #:
A201
COPYRIGHT ©
AE URBIA, LLC.

7/23/2024 8:11:18 PM

7/23/2024 8:11:20 PM
A5
B
C
D
5
4
3
2
1



C5
A202
3D VIEW

KEYNOTE LEGEND

OVERALL % EXTERIOR ELEVATION COLOR:

- 28% = STRUCTURAL SANDSTONE
- 36% = GLASS WITH REFLECTIVE COATING
- 11% = BLACK ACM METAL PANELS
- 16% = LIGHT GRAY ACM METAL PANELS
- 9% = PAINT - LIGHT GRAY

GENERAL EXTERIOR FINISH NOTES:

1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
3. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.
6. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
7. ALL PRODUCTS MUST BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATION AND MUST COMPLY WITH ALL WIND LOADING PER THE GENERAL STRUCTURAL NOTES.

GENERAL NOTES

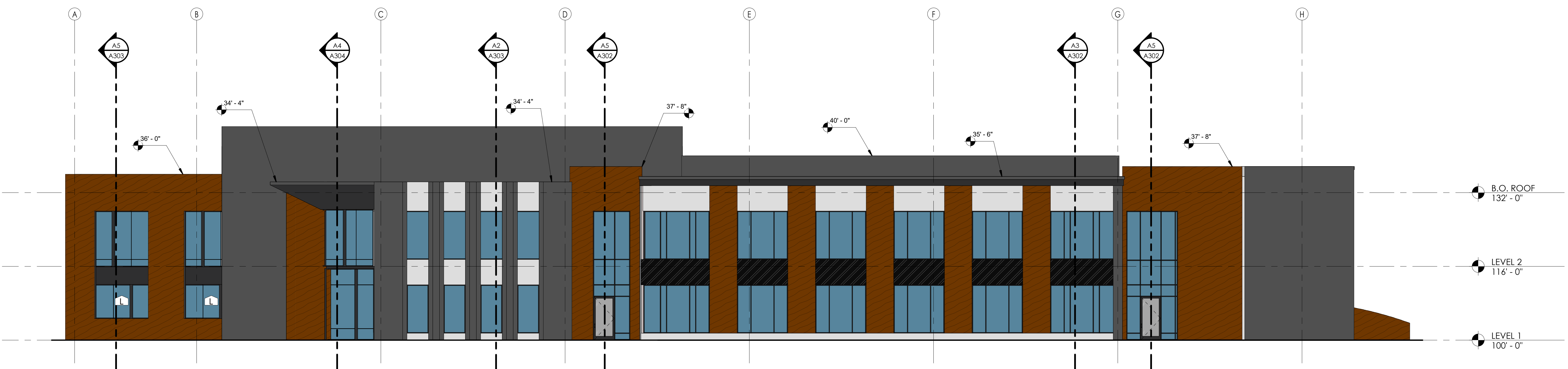
1. CONTRACTOR TO PROVIDE SUBMITTALS FOR REVIEW.
2. ALL GLAZING WITHIN 24" INCH OF A DOOR/FLOOR SHALL BE TEMPERED.
3. COORDINATE GRADING WITH CIVIL.
4. SEE DETAILS FOR WINDOW HEADER, JAMB AND SILL DETAILS.
5. ALL EXTERIOR GLASS TO BE DOUBLE PANE TINTED AND TO BE LOW 'E'. VERIFY GLASS SPECIFICATIONS WITH COM-CHECK PROVIDED BY MECHANICAL ENGINEER.
6. REFER TO MECHANICAL COM-CHECK FOR MINIMUM DESIGN STANDARDS FOR GLAZING.
7. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
8. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY. ALL CONDUIT REQUIRED FOR EXTERIOR LIGHTING TO BE HIDDEN ON THE INTERIOR SIDE OF WALLS. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS. ALL DOORS AND GLAZING SYSTEMS TO HAVE REVEALS SEE DETAILS.
9. CONTRACTOR TO COORDINATE THAT ALL REVEALS LINE UP FROM PANEL TO PANEL AND AROUND CORNERS AND RETURN AT EDGES.
10. METAL PARAPET CAPS TO RETURN.
11. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE ELASTOMERIC SEALANT. COLOR MATCH CAULK TO FINISHED PANEL AND MUST BE PAINTABLE.
12. SPANDREL GLAZING TO MATCH EXTERIOR FINISH OF REGULAR GLAZING.
13. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
14. EXTERIOR EDGE OF POUR-THROUGH SLAB, BELOW ALL OPENINGS (STOREFRONT, CURTAIN-WALL, OVERHEAD AND MAN DOORS, ECT.) TO BE SACK AND PATCHED, PRIMED AND PAINTED TO MATCH SURROUNDING CONCRETE PANEL.
15. CONTRACTOR TO COORDINATE OVERHEAD DOOR TRACKS AND CROSSBAR VISIBILITY IN WINDOW.



**PRELIMINARY
NOT FOR
CONSTRUCTION**

7/23/2024 8:11:20 PM

CONFIDENTIAL
NOWVA - MESA ELLSWORTH
MESA, ARIZONA



B5
A202
EAST ELEVATION
3/32" = 1'-0"

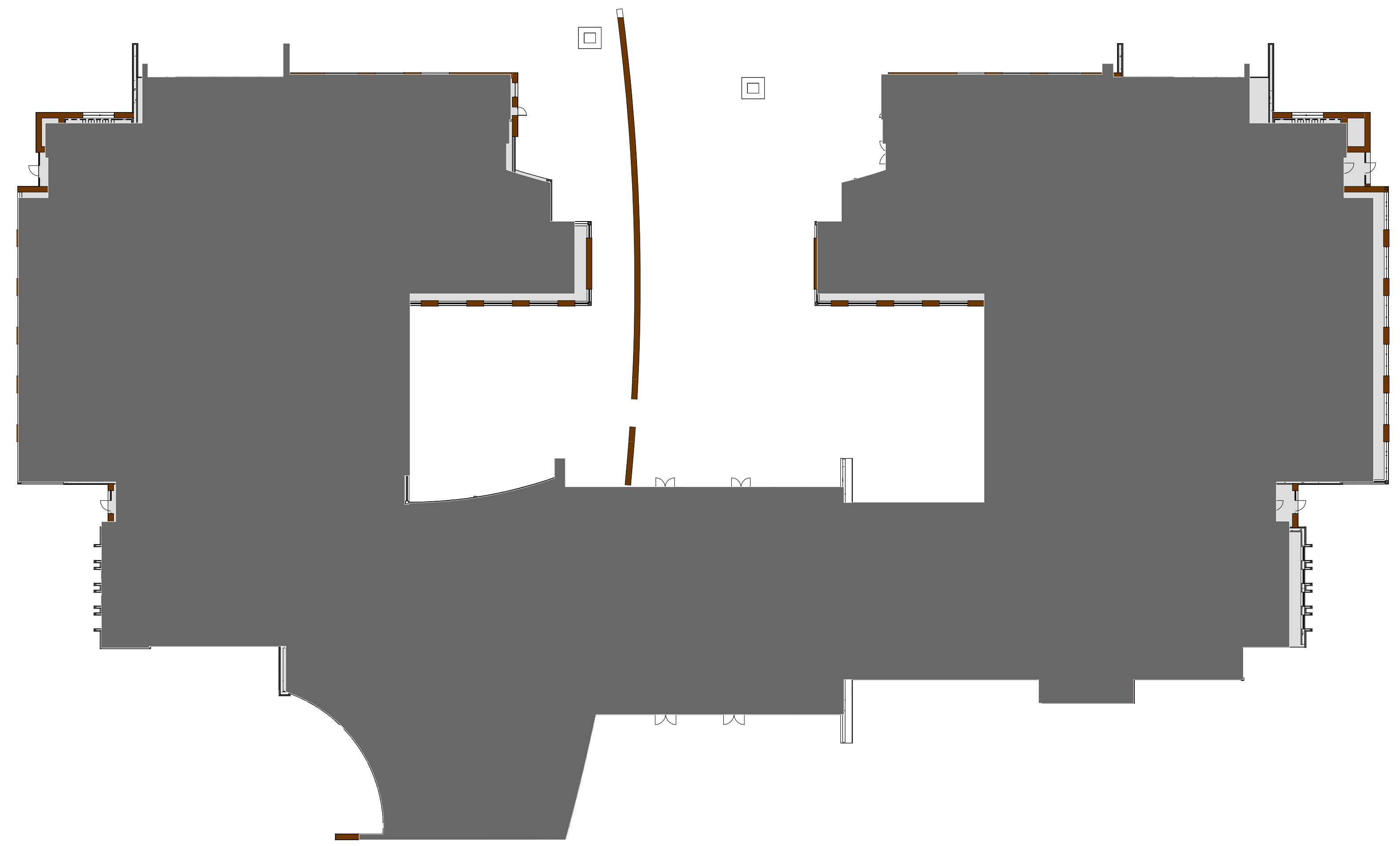


A5
A202
WEST ELEVATION
3/32" = 1'-0"

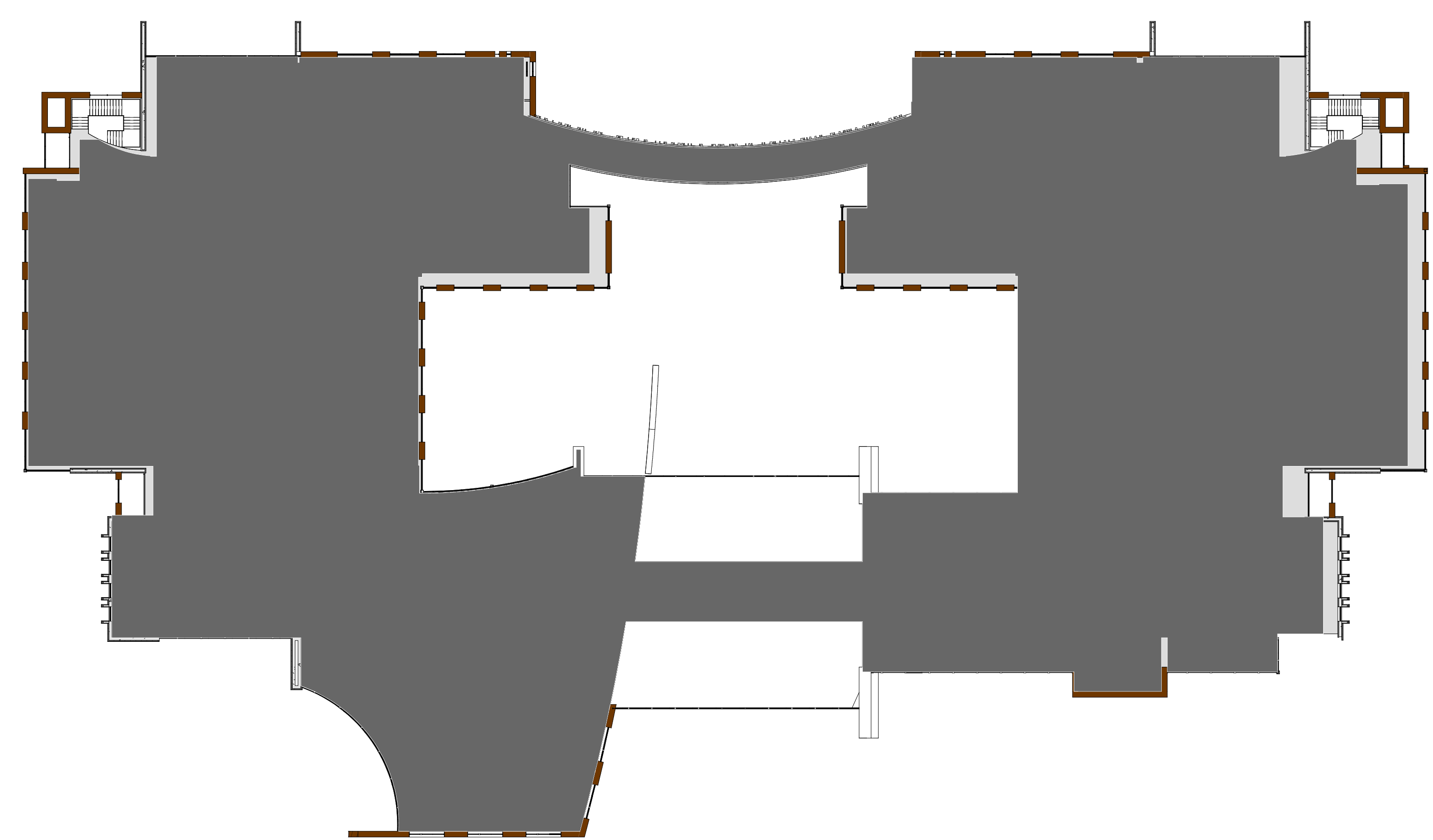
MARK	DESCRIPTION	Revision Date

AE2023.073
EXTERIOR ELEVATION
DATE: 6/4/2024
SHEET #:
A202
FORMAL DESIGN PACKAGE
COPYRIGHT © AEURBIA, LLC.

6/25/2024 2:29:59 PM
A
B
C
D
1
2
3
4
5



1 LEVEL 1 - OVERALL
PR903 1" = 30'-0"



2 LEVEL 2 - OVERALL
PR903 1" = 30'-0"

**PRELIMINARY
NOT FOR
CONSTRUCTION**

6/25/2024 2:29:59 PM

CONFIDENTIAL
NOVA Holdings, LLC - AZ OFFICE
MESA, ARIZONA

MARK	DESCRIPTION	Revision Schedule	Revision Date

AE2023.073

**OVERALL
FLOOR PLAN
-OFFICE**

DATE: 6/4/2024

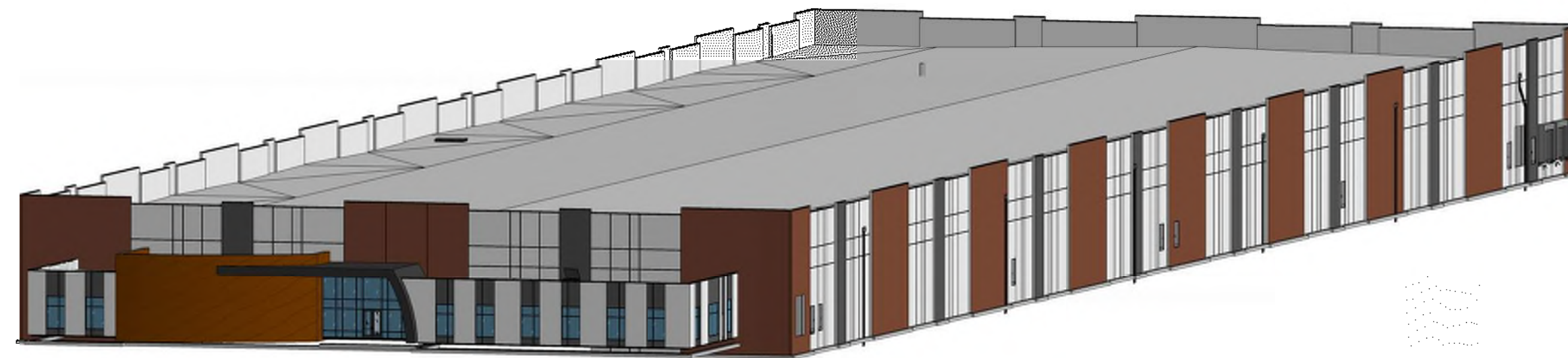
SHEET #:

PR903

FORMAL DESIGN PACKAGE

6/25/2024 2:29:59 PM

7/23/2024 8:21:38 PM
A5
A203
1/8" = 1'-0"
A5
A203
1/8" = 1'-0"
B5
A203
1/8" = 1'-0"
C5
A203
1/8" = 1'-0"
D
C
B
A



C5
A203
ELEVATIONS - 3D VIEW

OVERALL %

OVERALL %	EXTERIOR ELEVATION COLOR:
2.2%	STRUCTURAL SANDSTONE
1.6%	GLASS WITH REFLECTIVE COATING
1.5%	BLACK ACM METAL PANELS
2.7%	LIGHT GRAY ACM METAL PANELS
8%	PAINT - MEDIUM GRAY
37%	PAINT/FORMLINER - EARTH TONE
47%	PAINT - LIGHT GRAY

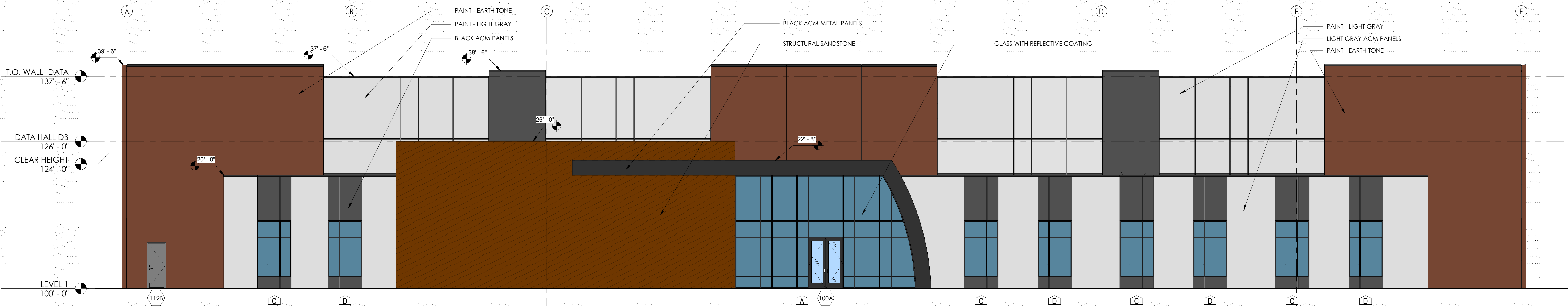
1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING.
2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
3. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.
6. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
7. ALL PRODUCTS MUST BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATION AND MUST COMPLY WITH ALL WIND LOADING PER THE GENERAL STRUCTURAL NOTES.

aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 - fax: 801.575.6456
webpage: aeurbia.com

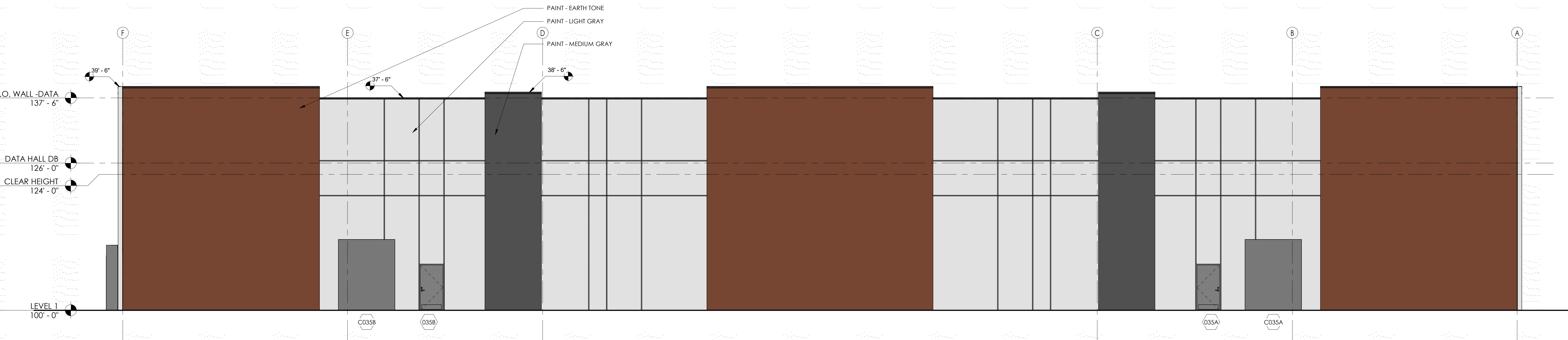
**PRELIMINARY
NOT FOR
CONSTRUCTION**

7/23/2024 8:21:38 PM

CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA



B5
A203
NORTH ELEVATION
1/8" = 1'-0"



A5
A203
SOUTH ELEVATION
1/8" = 1'-0"

MARK	DESCRIPTION	Revision Date

AE2023.224
EXTERIOR
ELEVATIONS

DATE: 06.04.2024

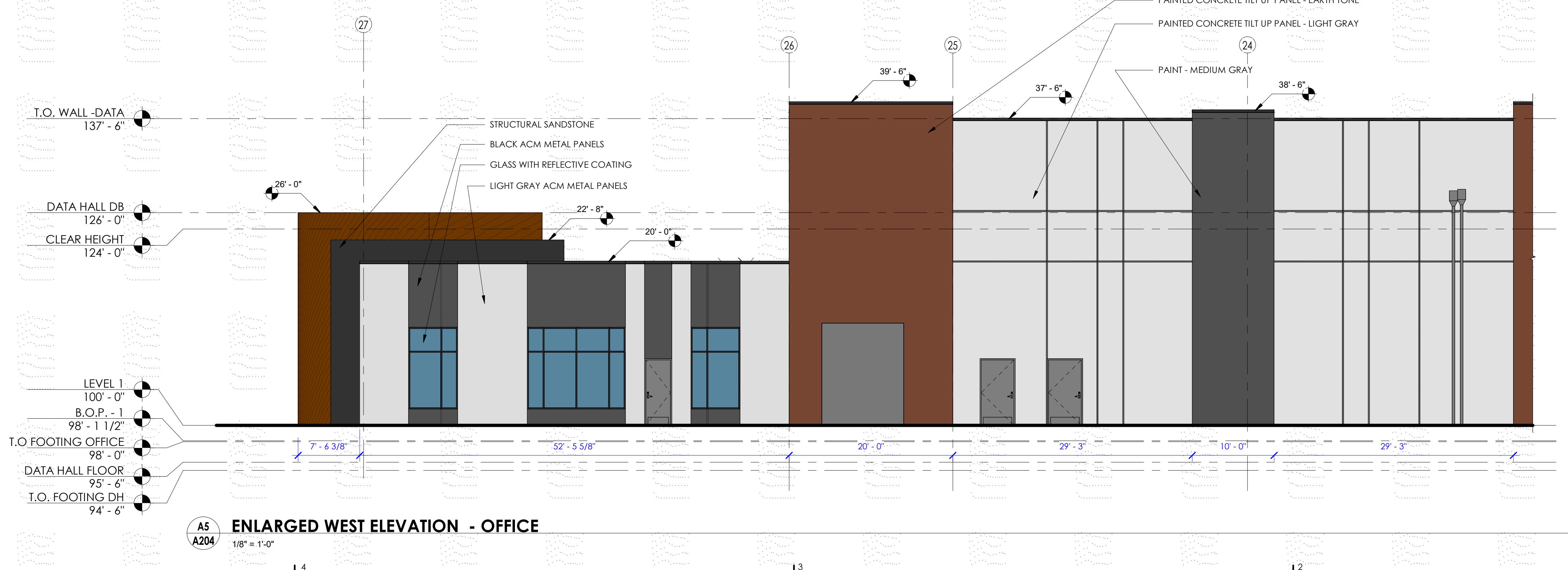
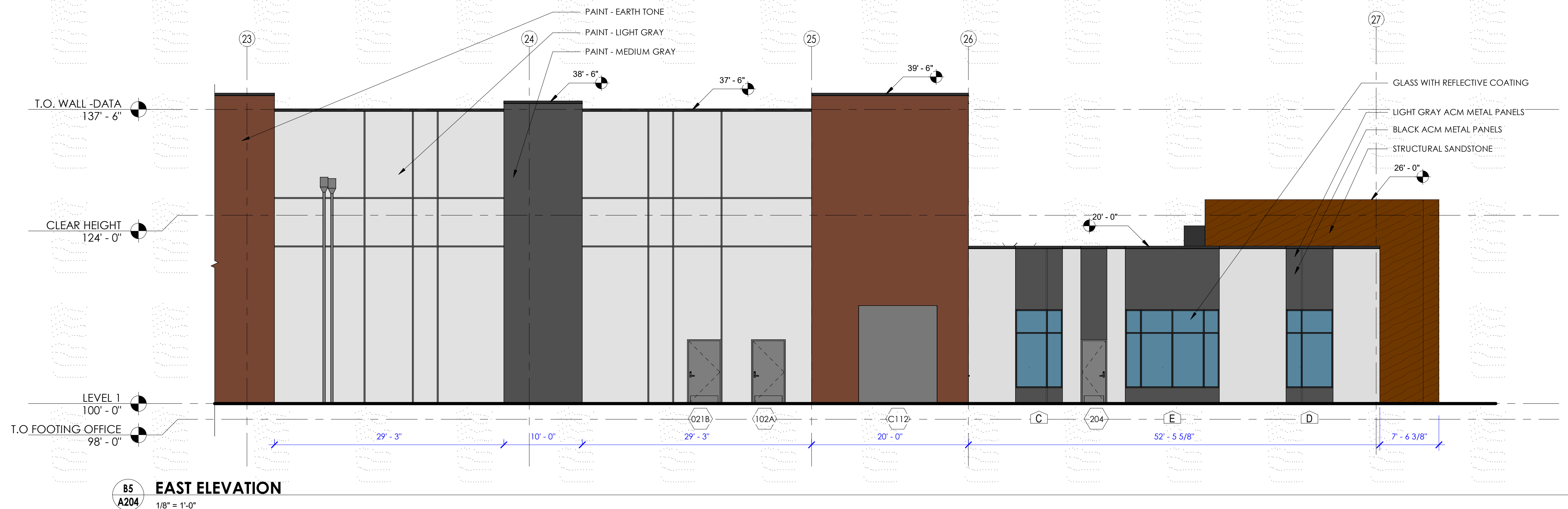
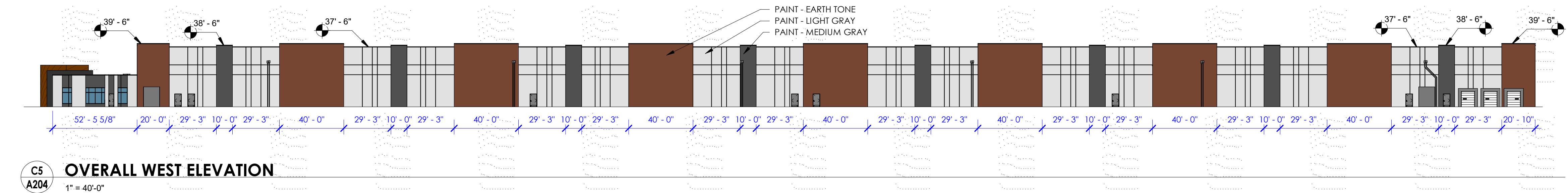
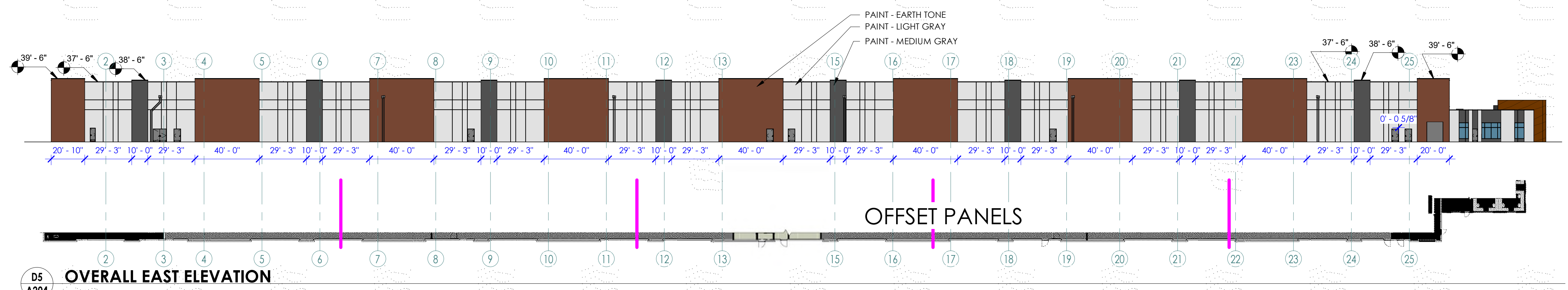
SHEET #:

A203

COPYRIGHT ©
AEURBIA, LLC.

FORMAL DESIGN PACKAGE

7/23/2024 8:21:54 PM
 A204
 B
 C
 D
 1
 2
 3
 4



OVERALL %

2.2%	STRUCTURAL SANDSTONE
1.6%	GLASS WITH REFLECTIVE COATING
1.5%	BLACK ACM METAL PANELS
2.7%	LIGHT GRAY ACM METAL PANELS
8%	PAINT - MEDIUM GRAY
37%	PAINT/FORMLINER - EARTH TONE
47%	PAINT - LIGHT GRAY

1. ALL EXTERIOR CONCRETE WALLS THAT REQUIRE PAINTING SHALL BE SACK AND PATCHED PRIOR TO PAINTING'S.
 2. REFER TO ELECTRICAL SHEETS FOR ALL EXTERIOR LIGHTING AND COORDINATE ALL NECESSARY POWER LOCATIONS APPROPRIATELY.
 3. SEE DETAILS FOR TYPICAL CONCRETE REVEALS AND PANEL JOINTS.
 4. CAULK AND SEAL ALL EXTERIOR JOINTS WITH APPROVED POLYURETHANE SEALANT.
 5. REFER TO MECHANICAL COM-CHECK FOR GLAZING STANDARDS.
 6. EXTERIOR FINISHES AND SAMPLES MUST BE PRESENTED AND APPROVED PRIOR TO APPLICATION.
 7. ALL PRODUCTS MUST BE INSTALLED PER THE MANUFACTURER'S RECOMMENDATION AND MUST COMPLY WITH ALL WIND LOADING PER THE GENERAL STRUCTURAL NOTES.

aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 - fax: 801.575.6456
website: aeurbia.com

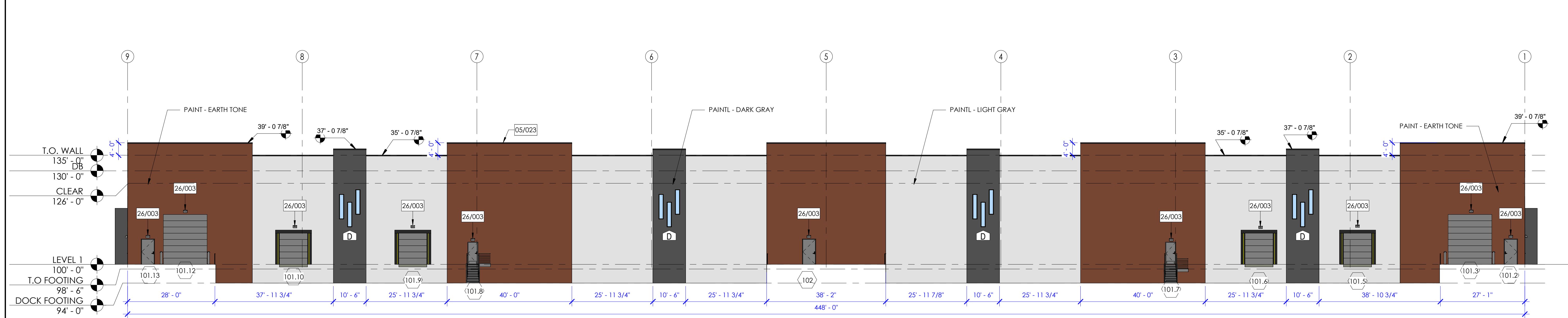
**PRELIMINARY
NOT FOR
CONSTRUCTION**
7/23/2024 8:21:54 PM

CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA

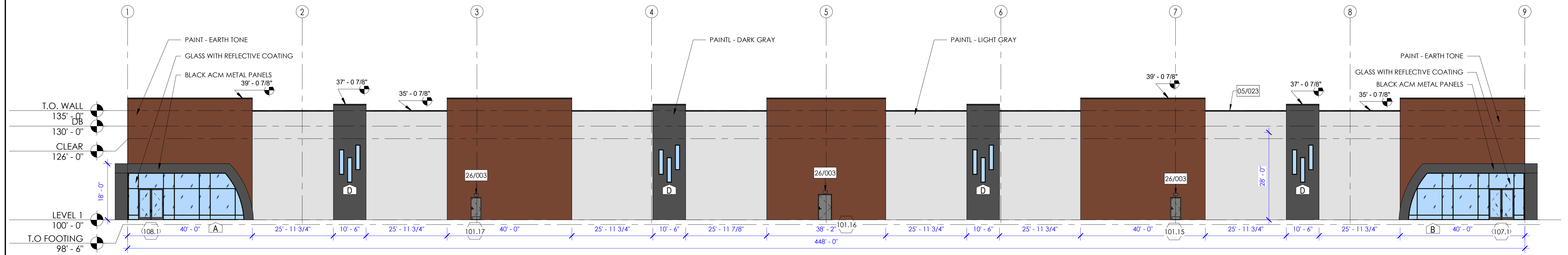
MARK	DESCRIPTION	Revision Date

FORMAL DESIGN PACKAGE
AE2023.224
EXTERIOR ELEVATION
 DATE: 06.04.2024
 SHEET #:
A204
 COPYRIGHT ©
 AEURBIA, LLC.

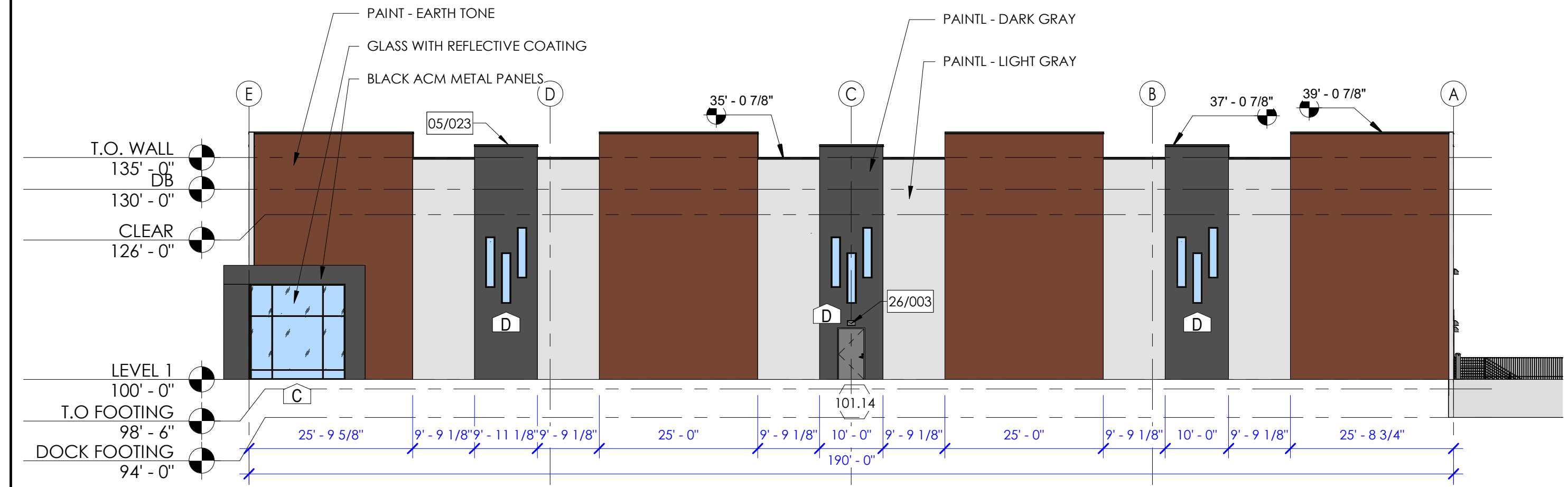
7/23/2024 8:40:04 PM



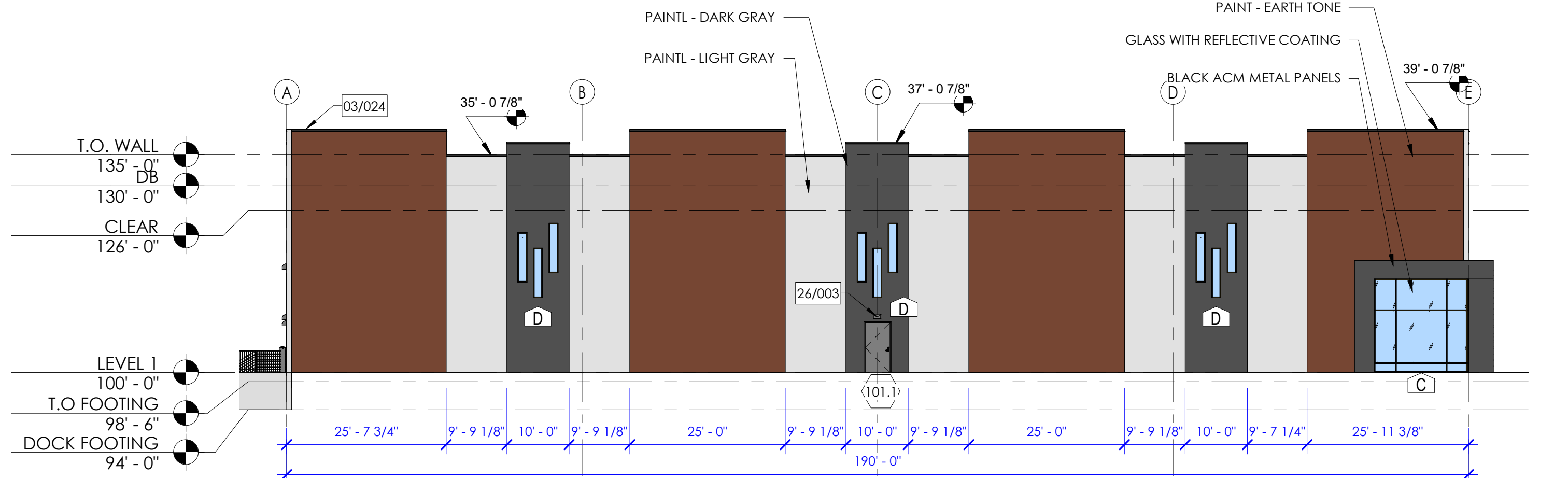
D5 NORTH ELEVATION
A200 1/16" = 1'-0"



C5 SOUTH ELEVATION
A200 1/16" = 1'-0"



B5 EAST ELEVATION
A200 1/16" = 1'-0"



B3 WEST ELEVATION
A200 1/16" = 1'-0"

OVERALL %

OVERALL %	EXTERIOR ELEVATION COLOR:
2.7%	[Blue Box] = GLASS WITH REFLECTIVE COATING
2.6%	[Black Box] = BLACK ACM METAL PANELS
2.7%	[Light Gray Box] = LIGHT GRAY ACM METAL PANELS
8%	[Dark Gray Box] = PAINT - MEDIUM GRAY
37%	[Brown Box] = PAINT/FORMLINER - EARTH TONE
47%	[Light Gray Box] = PAINT - LIGHT GRAY

aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
Phone: 801.746.0456 - Fax: 801.575.6456
www.aeurbia.com

**PRELIMINARY
NOT FOR
CONSTRUCTION**
7/23/2024 8:40:04 PM

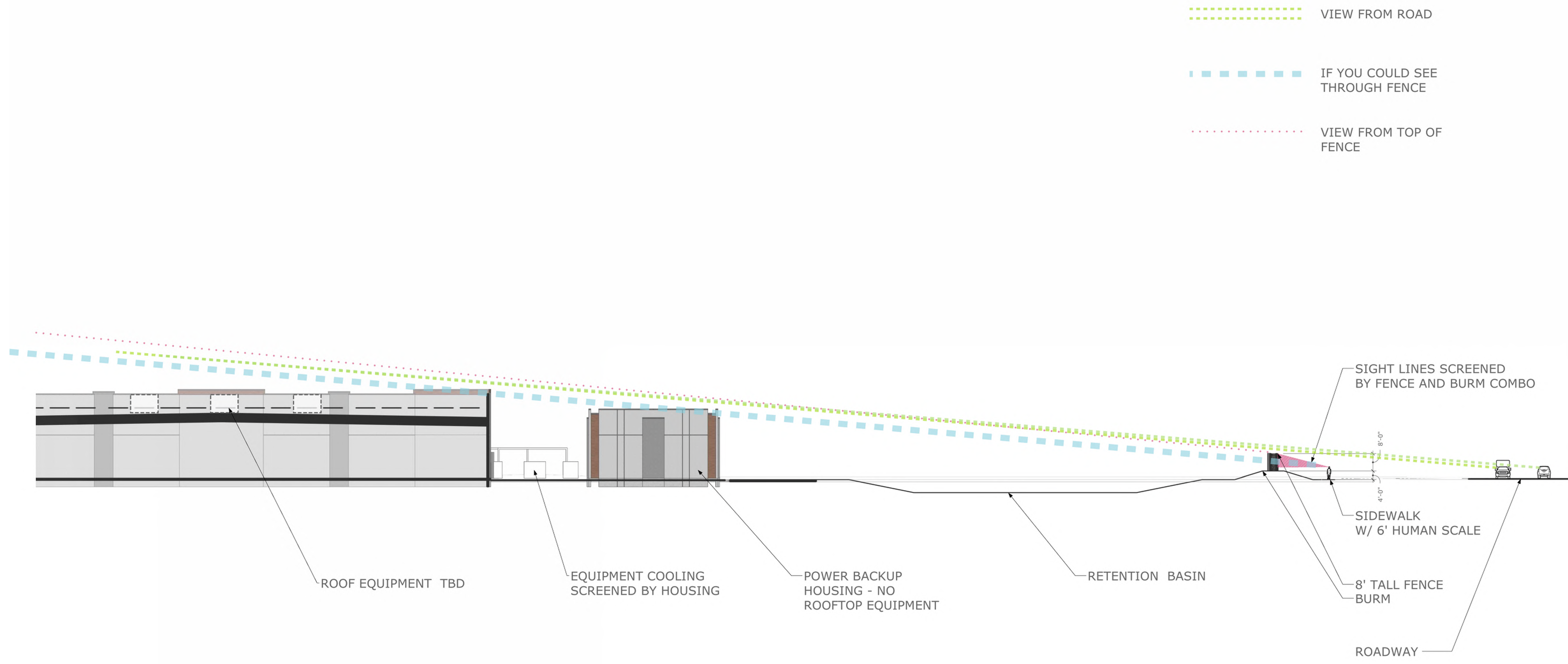
CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA

REVISION SCHEDULE		
#	DESCRIPTION	DATE

AE2024.007
EXTERIOR ELEVATIONS
DATE: 06/23/2024
SHEET #:
A200
COPYRIGHT ©
AEURBIA, LLC.

PROGRESS SET

6/27/2024 5:42:27 PM
B
C
D
A



**PRELIMINARY
NOT FOR
CONSTRUCTION**

6/27/2024 5:42:27 PM

CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA

Revision Schedule	
MARK	DESCRIPTION

AE2023.073
**SCREENING
SIGHTLINES**
DATE: 6/4/2024
SHEET #:
PR904

7/23/2024 7:03:25 PM
 A
 B
 C
 D
 1
 2
 3
 4
 5

EXTERIOR ELEVATION COLOR:

- = STRUCTURAL SANDSTONE
- = GLASS WITH REFLECTIVE COATING
- = BLACK ACM METAL PANELS

KEYNOTE LEGEND	
Key Value	Keynote Text
01/003	HIDDEN LINE INDICATES EXTERIOR WALL BELOW
07/005	STANDING SEAM METAL ROOF - CONTRACTOR TO PROVIDE SUBMITTAL

aeurbia
 architects and engineers
 909 West South Jordan Parkway
 South Jordan, Utah 84095
 phone: 801.746.0456 - fax: 801.575.6456
 website: aeurbia.com

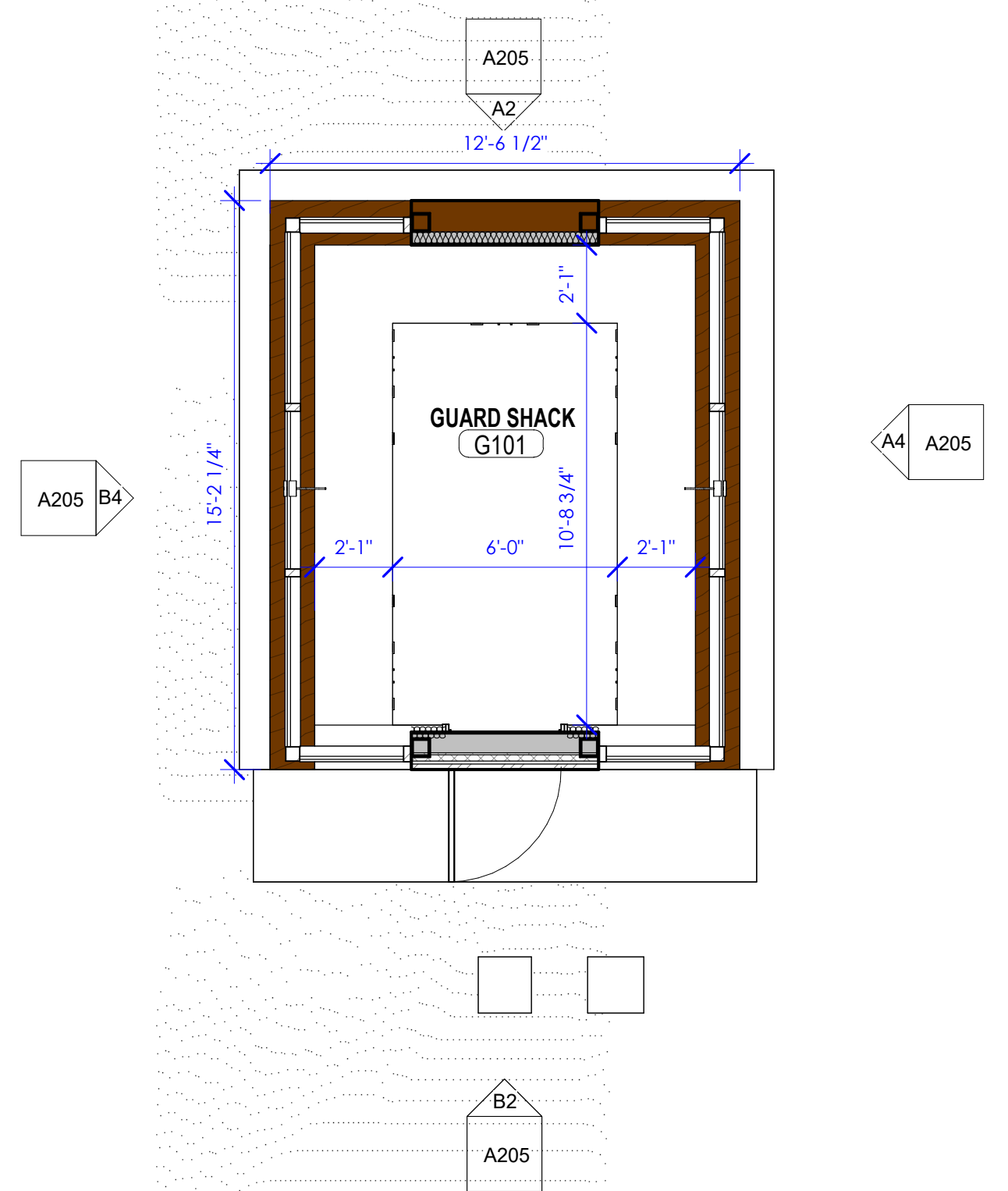
**PRELIMINARY
 NOT FOR
 CONSTRUCTION**

7/23/2024 7:03:25 PM

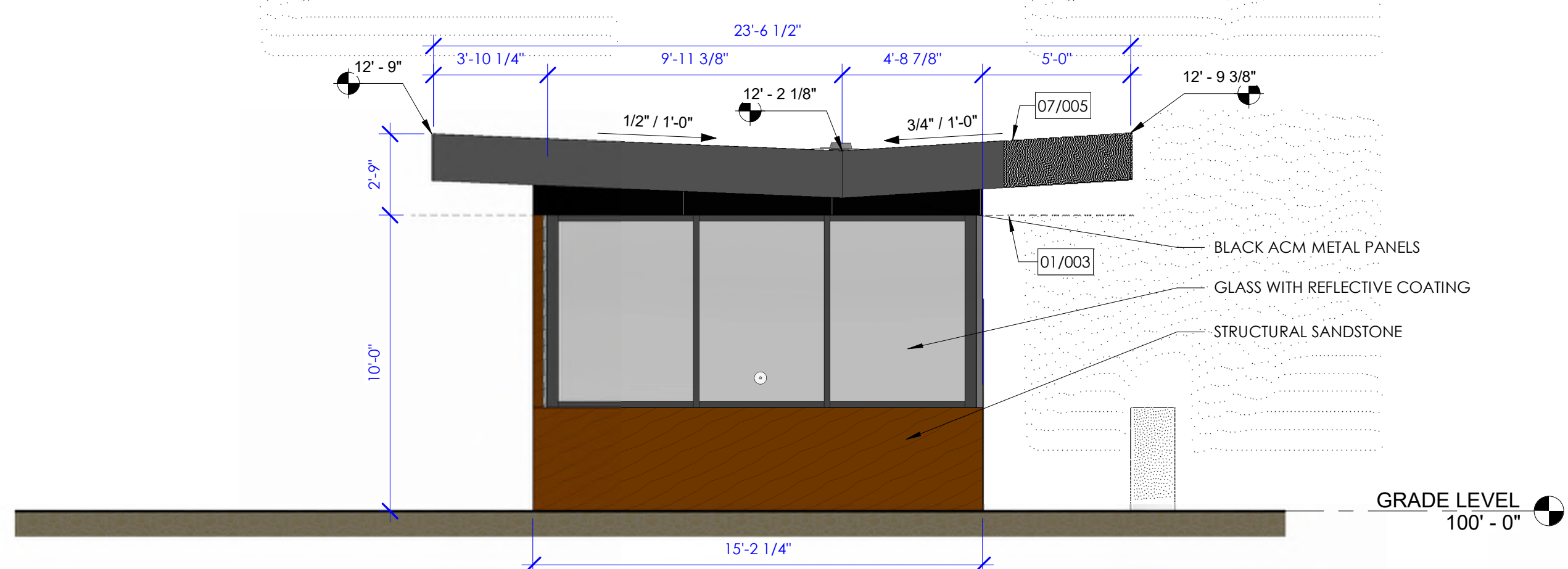
CONFIDENTIAL
 NOVVA - MESA ELLSWORTH
 MESA, ARIZONA

MARK	DESCRIPTION	Revision Date

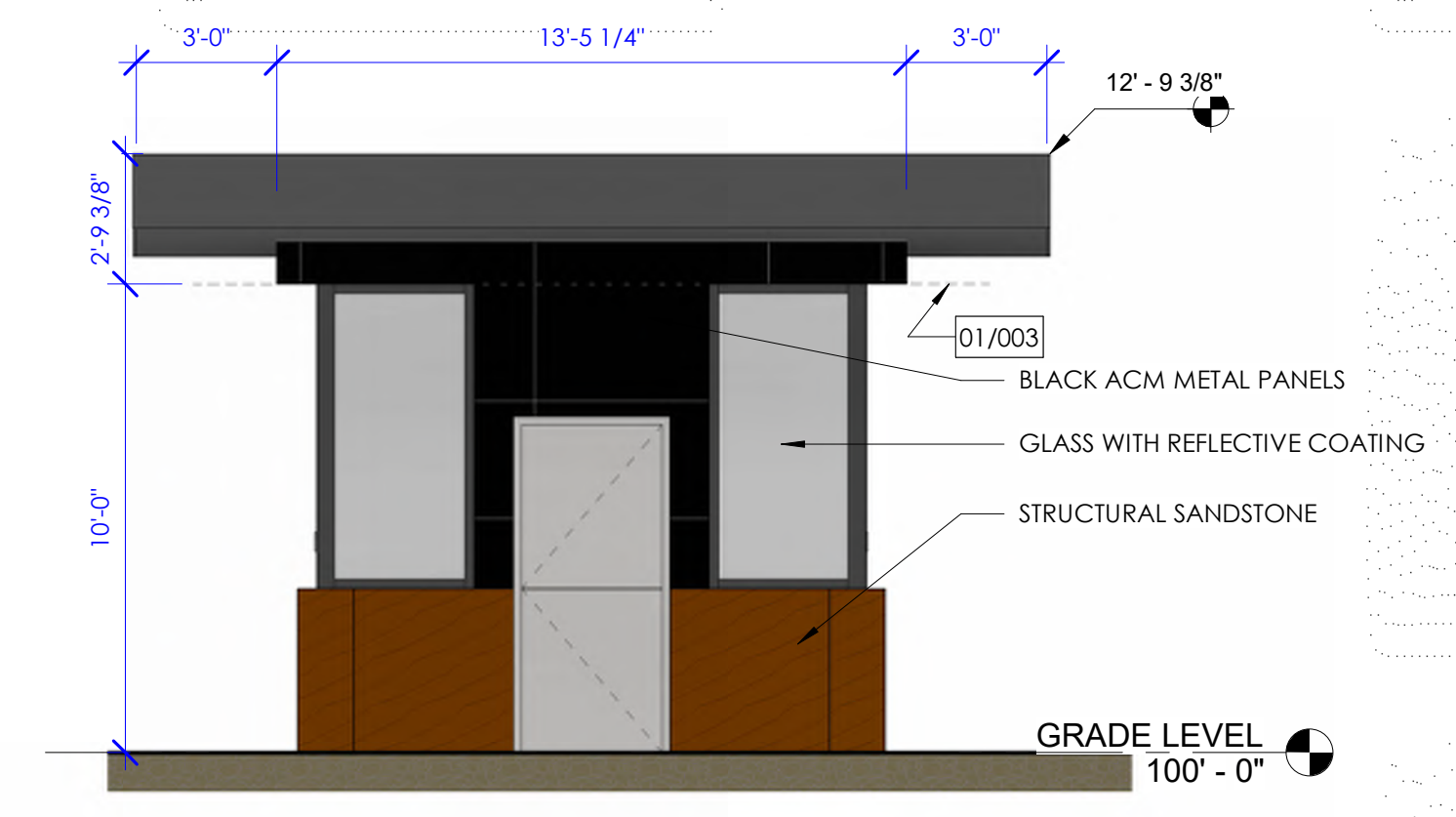
2023.073
GUARD SHACK PLANS, ELEVATIONS, & SECTIONS
 DATE: 07/12/2024
 SHEET #:
A205
 COPYRIGHT ©
 AEURBIA, LLC.



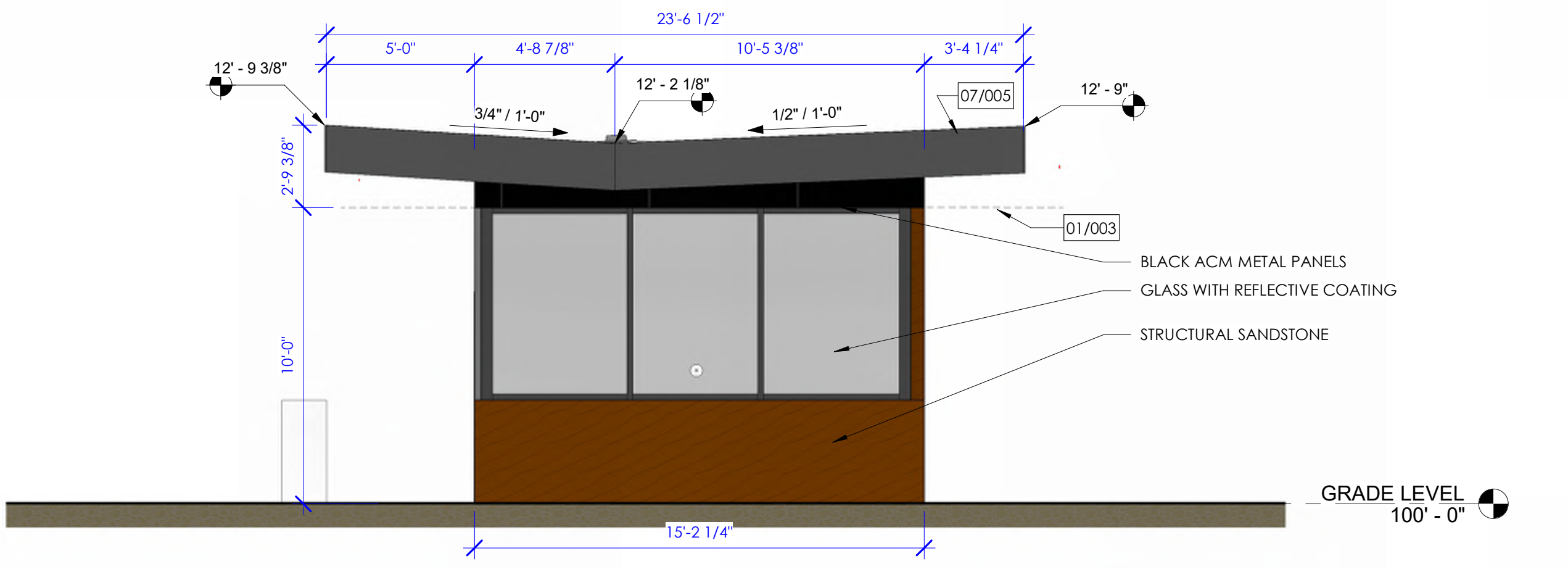
C2
A205
GUARD SHACK - FLOOR PLAN
 1/4" = 1'-0"



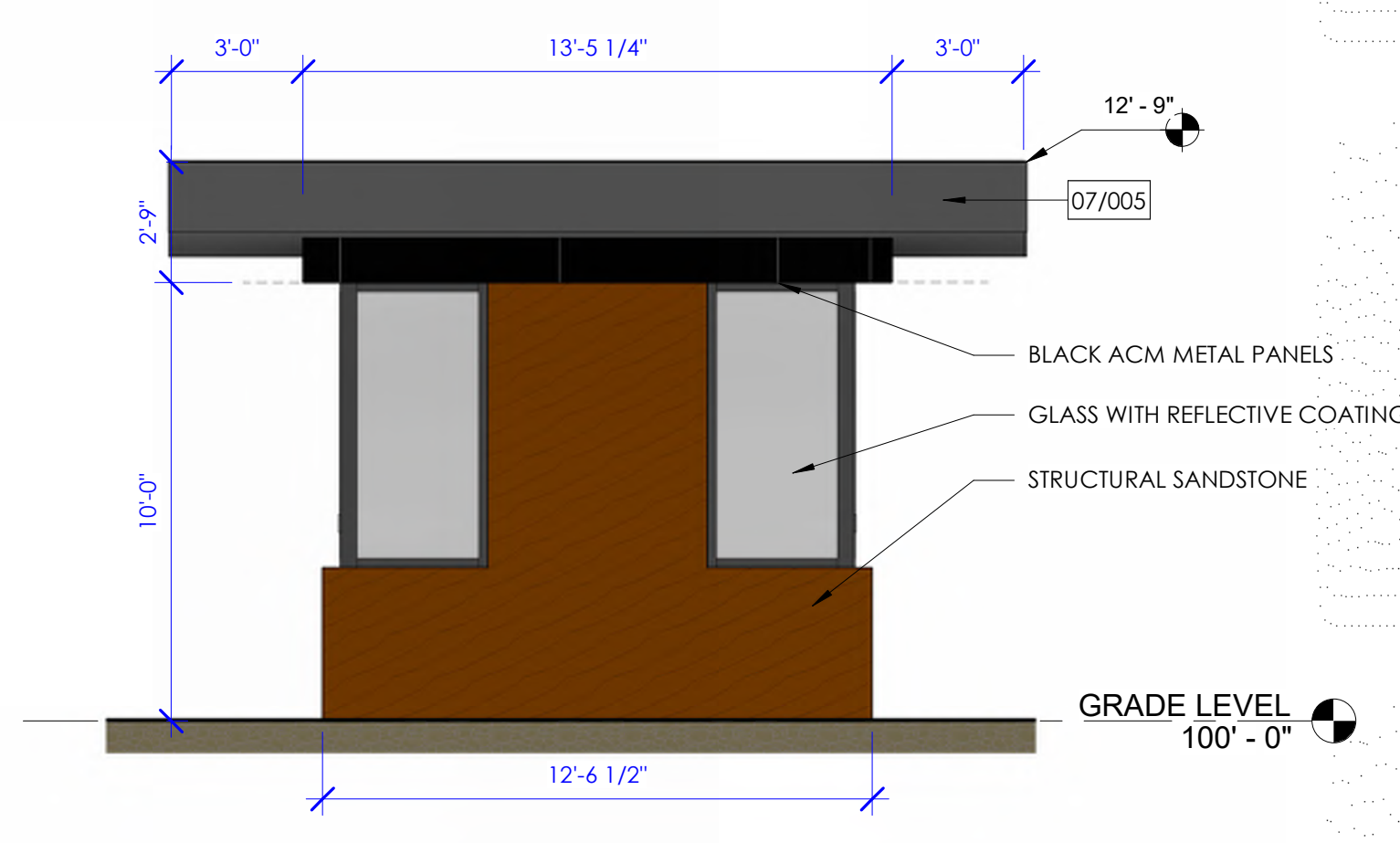
B4
A205
GUARD SHACK - EAST ELEVATION
 1/4" = 1'-0"



B2
A205
GUARD SHACK - SOUTH ELEVATION
 1/4" = 1'-0"



A4
A205
GUARD SHACK - WEST ELEVATION
 1/4" = 1'-0"



A2
A205
GUARD SHACK - NORTH ELEVATION
 1/4" = 1'-0"



aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 - fax: 801.575.6456
website: aeurbia.com

**PRELIMINARY
NOT FOR
CONSTRUCTION**

7/1/2024 10:05:05 AM

CONFIDENTIAL
NOVA - MESA ELLSWORTH
MESA, ARIZONA

MARK	DESCRIPTION	Revision Date

AE2023.073
**RENDERING -
OFFICE**

DATE: **6/4/2024**

SHEET #:

PR900

COPYRIGHT ©
AE URBIA, LLC.

Project: NOVA-24-01

B

C

B

Project: NOVA-24-01
NOVA - MESA ELLSWORTH - AE OFFICE 02-24

14

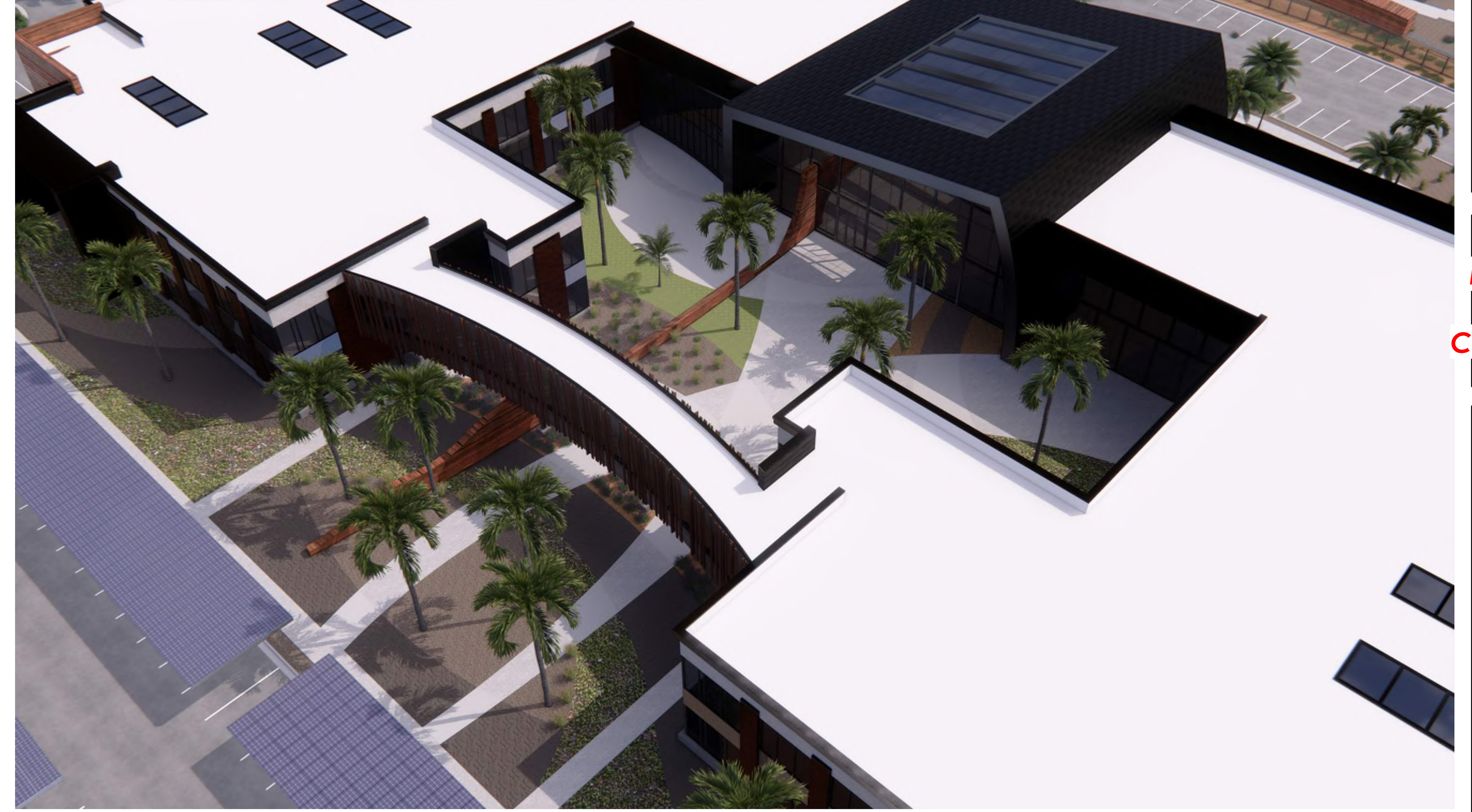
13

12

11

FORMAL DESIGN PACKAGE

6/25/2024 2:29:57 PM
D
C
B
A
6/25/2024 2:29:57 PM
NOVA HOLDINGS, LLC - AZ OFFICE 102-44



aeurbia
architects and engineers
909 West South Jordan Parkway
South Jordan, Utah 84095
phone: 801.746.0456 - fax: 801.575.6456
website: aeurbia.com

**PRELIMINARY
NOT FOR
CONSTRUCTION**

6/25/2024 2:29:57 PM

CONFIDENTIAL
NOVA Holdings, LLC - AZ OFFICE
MESA, ARIZONA

MARK	DESCRIPTION	Revision Schedule	Revision Date

AE2023.073
**RENDERINGS -
COURTYARD**
DATE: 6/4/2024
SHEET #:
PR902

FORMAL DESIGN PACKAGE
COPYRIGHT ©
AE URBIA, LLC.

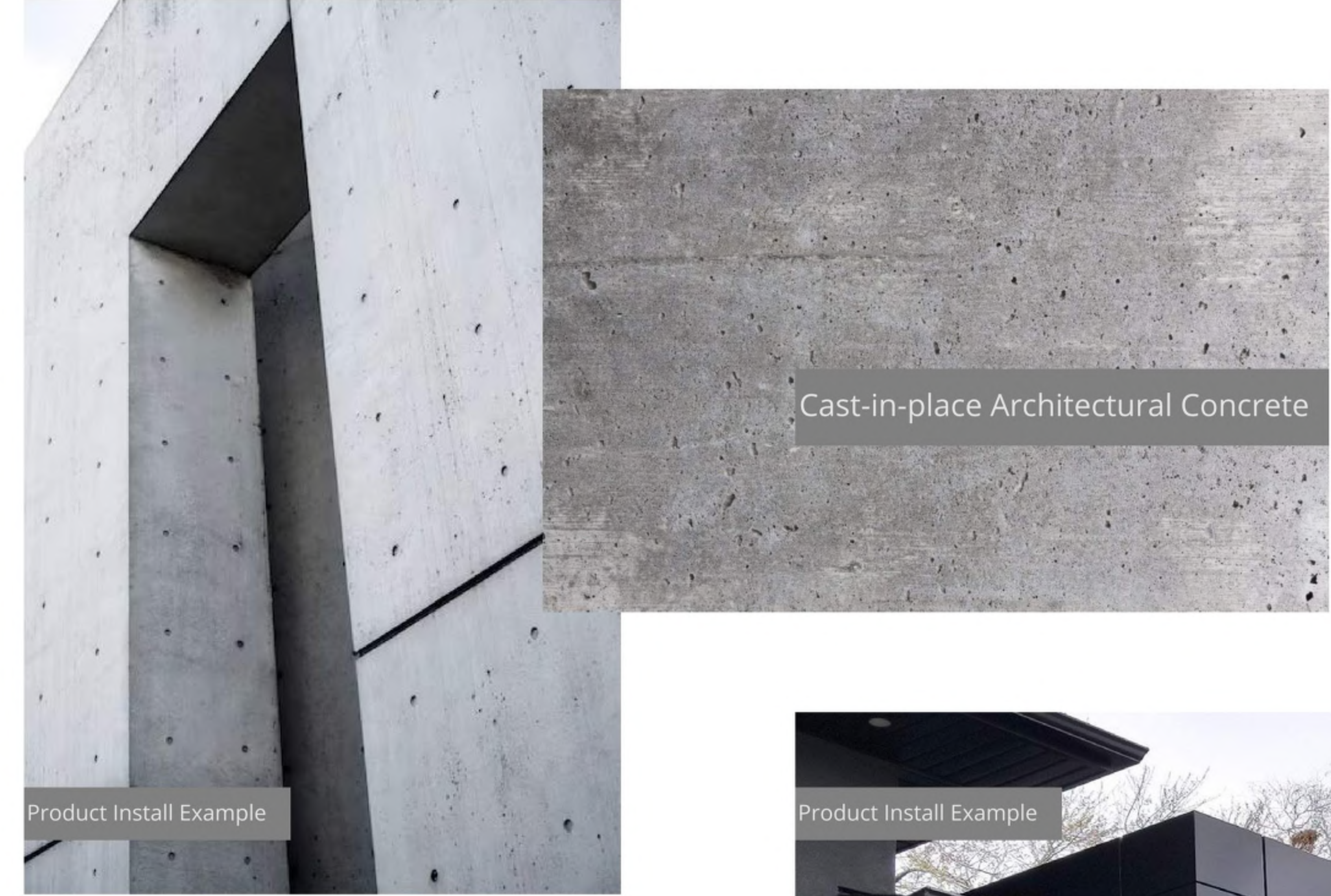
6/25/2024 3:23:36 PM
B
C
D
E
A



Rammed Earth



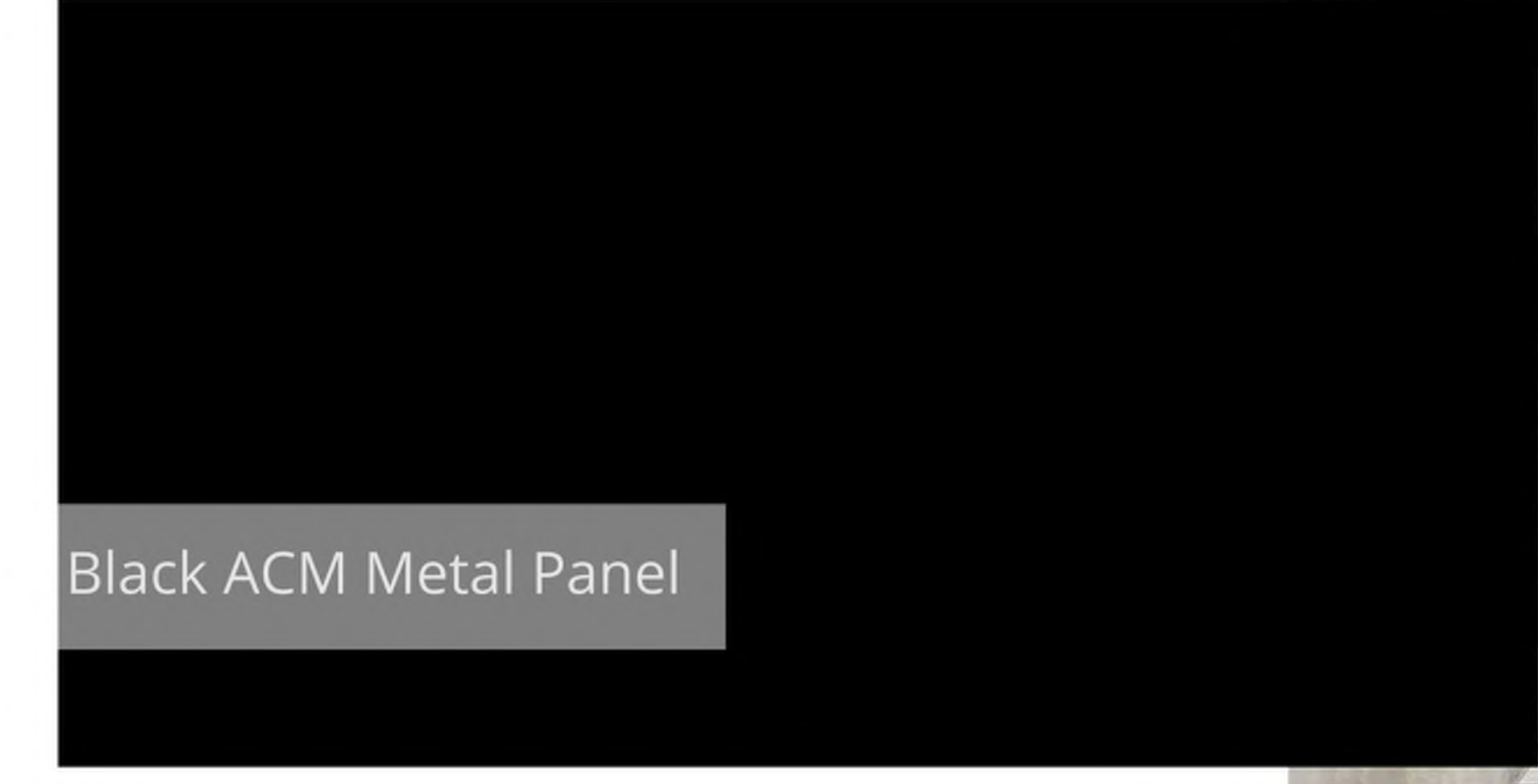
Product Install Example



Cast-in-place Architectural Concrete

Product Install Example

Product Install Example



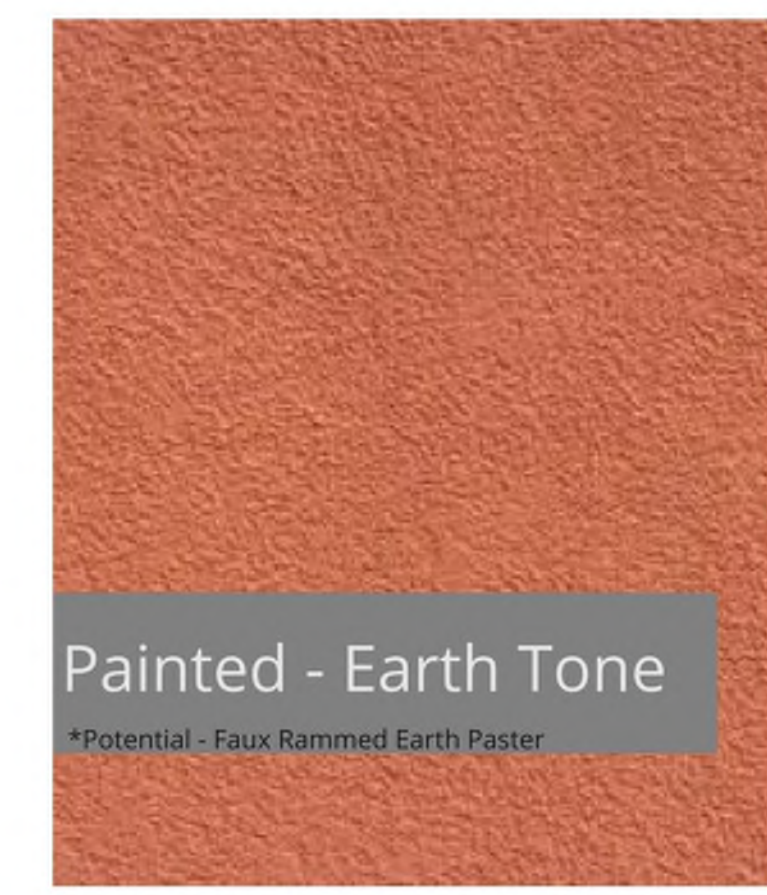
Black ACM Metal Panel



Product Install Example



Glass with Reflective Coating

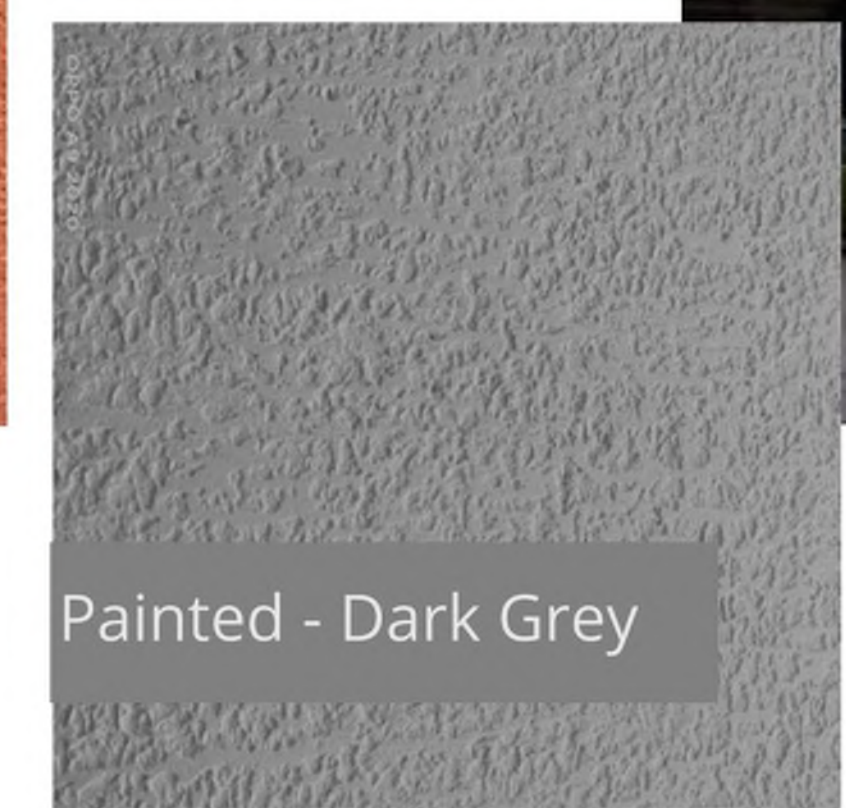


Painted - Earth Tone

*Potential - Faux Rammed Earth Paster



Painted - Light Grey



Painted - Dark Grey



Product Install Example

MARK	DESCRIPTION	Revision Schedule	Revision Date

**AE2023.073
MATERIAL
BOARD**

DATE: 6/4/2024

SHEET #:

PR908

FORMAL DESIGN PACKAGE