



DESIGN REVIEW BOARD

May 10, 2022



DRB22-00336



Request

- Design Review

Purpose

- To allow for the development of an industrial park

Location

- North of Pecos Road
- East of Ellsworth Road

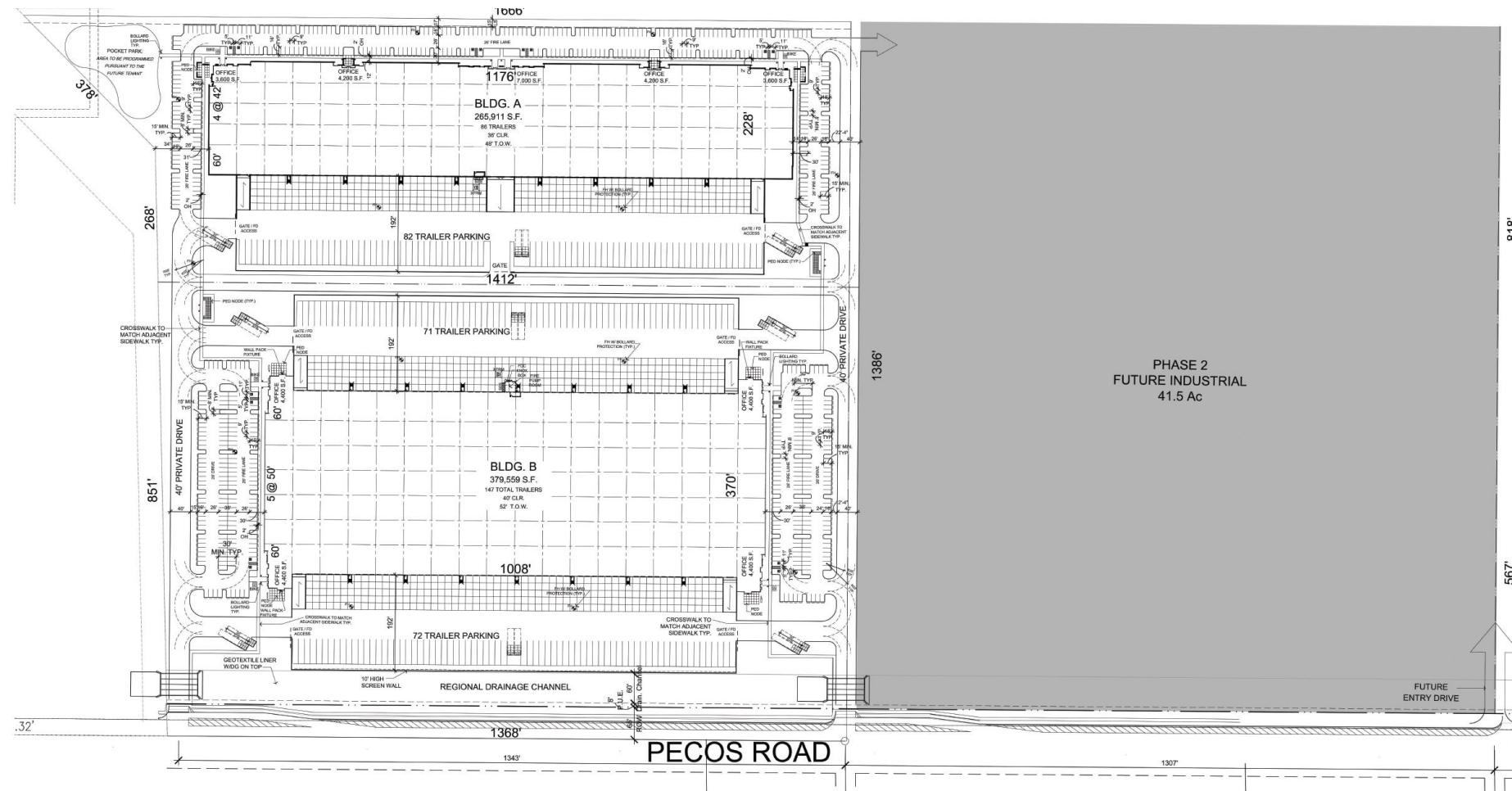


Site Photo



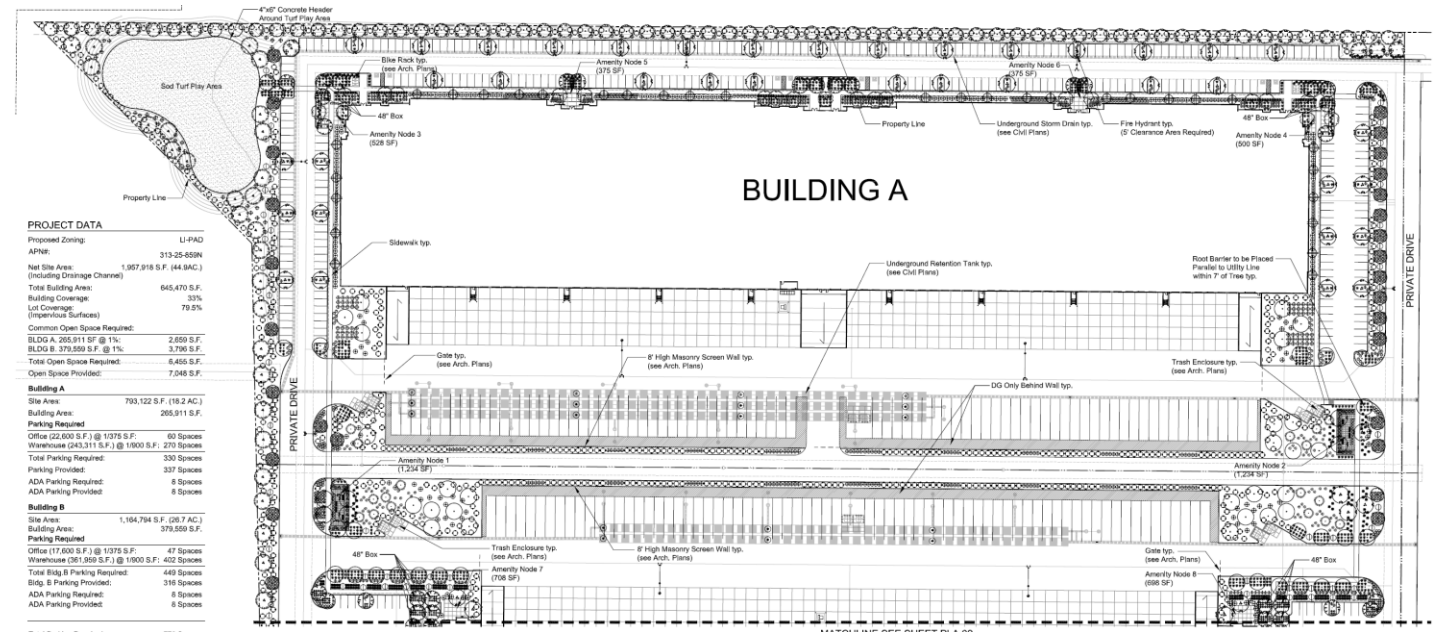
Looking north towards the site from Pecos Road

Site Plan



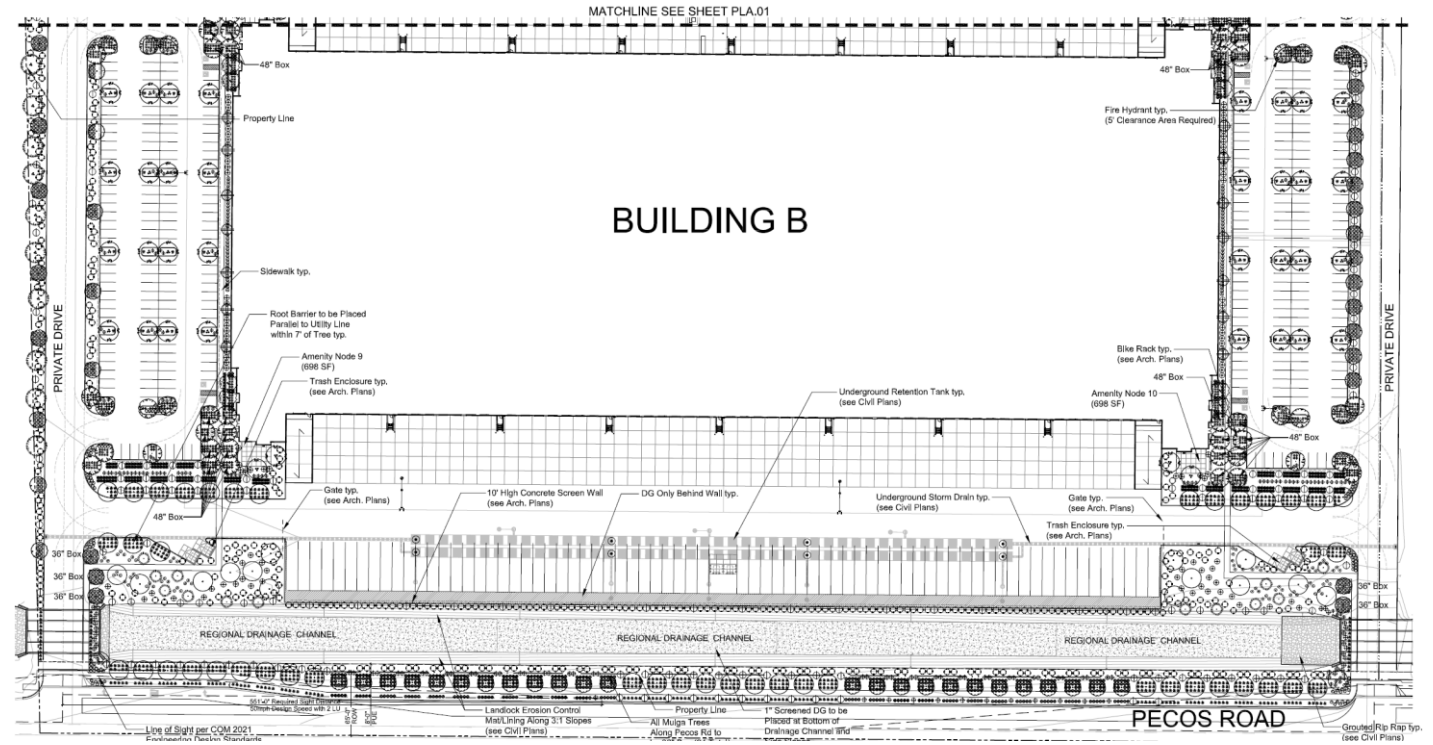
Landscape Plan

- Trees include Mugla, White Oleander, Desert Museum, Desert Willow “Budda”, Copper’s Thornless Mesquite, Heritage Live Oaks, and Mexican Bird of Paradise



Landscape Plan

- Trees include: Mugla, White Oleander, Desert Museum, Desert Willow “Budda”, Copper’s Thornless Mesquite, Heritage Live Oaks, and Mexican Bird of Paradise



Building A Elevations



1 BUILDING A NORTH ELEVATION
SCALE: 1" = 40'-0"



2 BUILDING A WEST ELEVATION
SCALE: 1" = 40'-0"



3 BUILDING A EAST ELEVATION
SCALE: 1" = 40'-0"



4 BUILDING A SOUTH ELEVATION
SCALE: 1" = 40'-0"

Building Elevation Material Calculations					
Building A		North (Front)		West (Side)	
		Area	%	Area	%
	Tilt Concrete	37,870	64%	11,153	76%
	Glass	5,350	9%	827	5%
	Steel	737	1.5%	145	1%
	Vine Trellis	182	.5%	0	0%
	Rustic Steel	6,300	10%	1,740	12%
	Conc. Boardform	8,703	15%	684	3%
	Total	59,142		14,549	

MATERIAL / COLOR SCHEDULE					
MARK	DESCRIPTION	FINISH/COLOR	MODEL	MANUFACTURER	COMMENTS
CC01	BOARD FORM CONCRETE	TBD		-	
GL01	1" INSULATED GLAZING	LOOKING GLASS	-	VIRACON	
MT1	DECORATIVE STEEL ELEMENTS	WEATHERED STEEL	TBD		
MT01	RUSTIC STEEL	CLASSIC RUST	K5		
MT02	HI-MANUAL LIFT DOOR	FACTORY FINISH "WHITE"	-		DOCK DOORS
PT01	CONC. TILT PANEL - PAINTED	BISON BEIGE	DEC750	DUNN EDWARDS	
PT02	CONC. TILT PANEL - PAINTED	BOAT ANCHOR	DEC611	DUNN EDWARDS	
PT03	CONC. TILT PANEL - PAINTED	MILD HORSES	DET603	DUNN EDWARDS	
PT04	CONC. TILT PANEL - PAINTED	BIRCHWOOD	DEC752	DUNN EDWARDS	
PT05	PAINTED STEEL	JET	DEC315	DUNN EDWARDS	STEEL CANOPIES
PT06	CONC. TILT PANEL - PAINTED	MINDFUL GRAY	SKT016	SHERWIN WILLIAMS	
PT07	CONC. TILT PANEL - PAINTED	DOVETAIL	SKT018	SHERWIN WILLIAMS	

Building B Elevations



Building Elevation Material Calculations					
Building		West (Side)		East (Side)	
		Area	%	Area	%
B	Tilt Concrete	18,540	71%	18,540	71%
	Glass	1,840	7%	1,840	7%
	Steel	290	1.5%	290	1.5%
	Vine Trellis	40	.5%	40	.5%
	Rustic Steel	1,850	7%	1,850	7%
	Conc. Boardform	3,340	10%	3,340	10%
	Total	25,900		25,900	

MATERIAL / COLOR SCHEDULE				
MARK	DESCRIPTION	FINISH/COLOR	MODEL	MANUFACTURER
CC01	BOARD FORM CONCRETE	TBD		
GL01	1" INSULATED GLAZING	LOOKING GLASS	-	VIRACON
MT1	DECORATIVE STEEL ELEMENTS	WEATHERED STEEL	TBD	
MT01	RUSTIC STEEL	CLASSIC RUST	KS	OCM
MT02	HI-MANUAL LIFT DOOR	FACTORY FINISH "WHITE"	-	
PT01	CONC. TILT PANEL - PAINTED	BISON BEIGE	DEC750	DUNN EDWARDS
PT02	CONC. TILT PANEL - PAINTED	BOAT ANCHOR	DEC637T	DUNN EDWARDS
PT03	CONC. TILT PANEL - PAINTED	WILD HORSES	DEC603	DUNN EDWARDS
PT04	CONC. TILT PANEL - PAINTED	BIRCHWOOD	DEC752	DUNN EDWARDS
PT05	PAINTED STEEL	JET	DEC637S	DUNN EDWARDS
PT06	CONC. TILT PANEL - PAINTED	MINDFUL GRAY	SKT016	SHERWIN WILLIAMS
PT07	CONC. TILT PANEL - PAINTED	DOVETAIL	SKT010	SHERWIN WILLIAMS

Renderings



Renderings



Colors and Materials

PAINT COLOR PALETTE

by Dunn Edwards



BISON BEIGE
DEC750



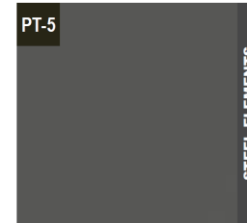
BOAT ANCHOR
DE6377



WILD HORSES
DET683



BIRCHWOOD
DEC752



JET
DE6378

PAINT COLOR PALETTE

by Sherwin Williams



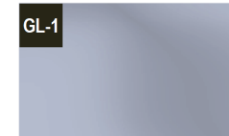
MINDFUL GRAY
SW7016



DOVETAIL
SW7018



BOARDFORM CONCRETE



CLEAR
TBD



CLEAR ANODIZED

METAL PANEL

by Old Country Millwork



CLASSIC RUST
K5 Metal Finishes

COLOR AND MATERIAL PALETTE

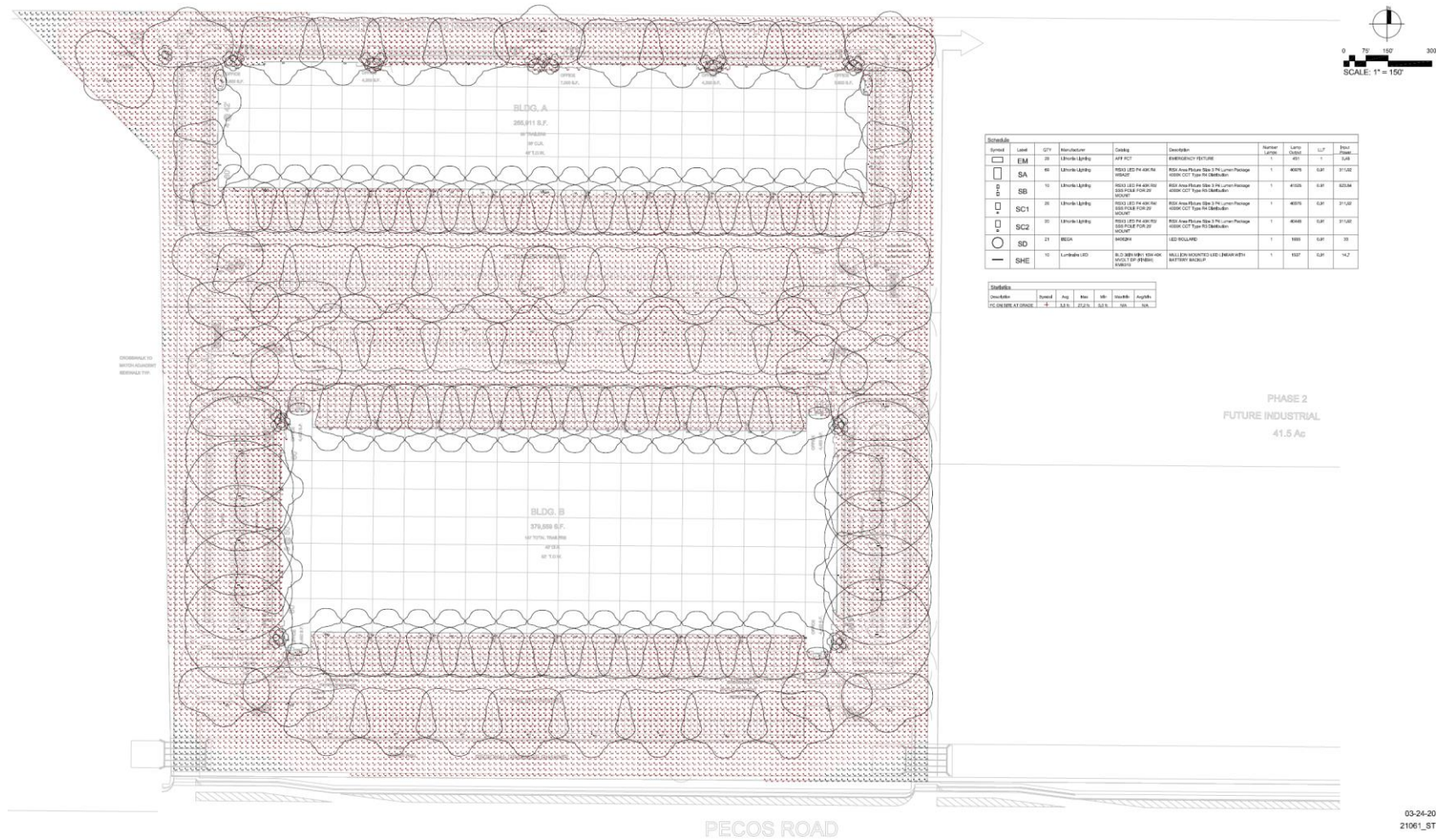
25 MARCH 2022
21061



LEGACY BUSINESS PARK
Crismon Road & Pecos Road
Mesa, Arizona



Lighting



Alternative Compliance

Publicly visible facades (i.e., viewed from rights-of-way or private property), may not have blank, uninterrupted wall lengths exceeding 50-feet without including at least two (2) of the following: change in plane, change in texture or masonry pattern, windows, trellis with vines, or an equivalent element that subdivides the wall into human scale proportions.

All parapets must have detailing

Facades shall incorporate 3 different materials

No more than 50% of façade may be covered in one material

Alternative Compliance

Vary building height, providing at least two (2) changes in height or roof forms that are varied over different portions of the building through changes in pitch, plane, and orientation.

Primary entrances along major facades shall be clearly defined with façade variations, porticos, roof variations, recesses or projections, or other integral building forms.

Summary

Findings

- ✓ Staff is seeking your review and recommendation on the following:
 - Alternative Compliance for materials, vertical modulation, and parapet detailing
- Staff welcomes any feedback



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