



DESIGN REVIEW BOARD

August 9, 2022



DRB22-00666



Request

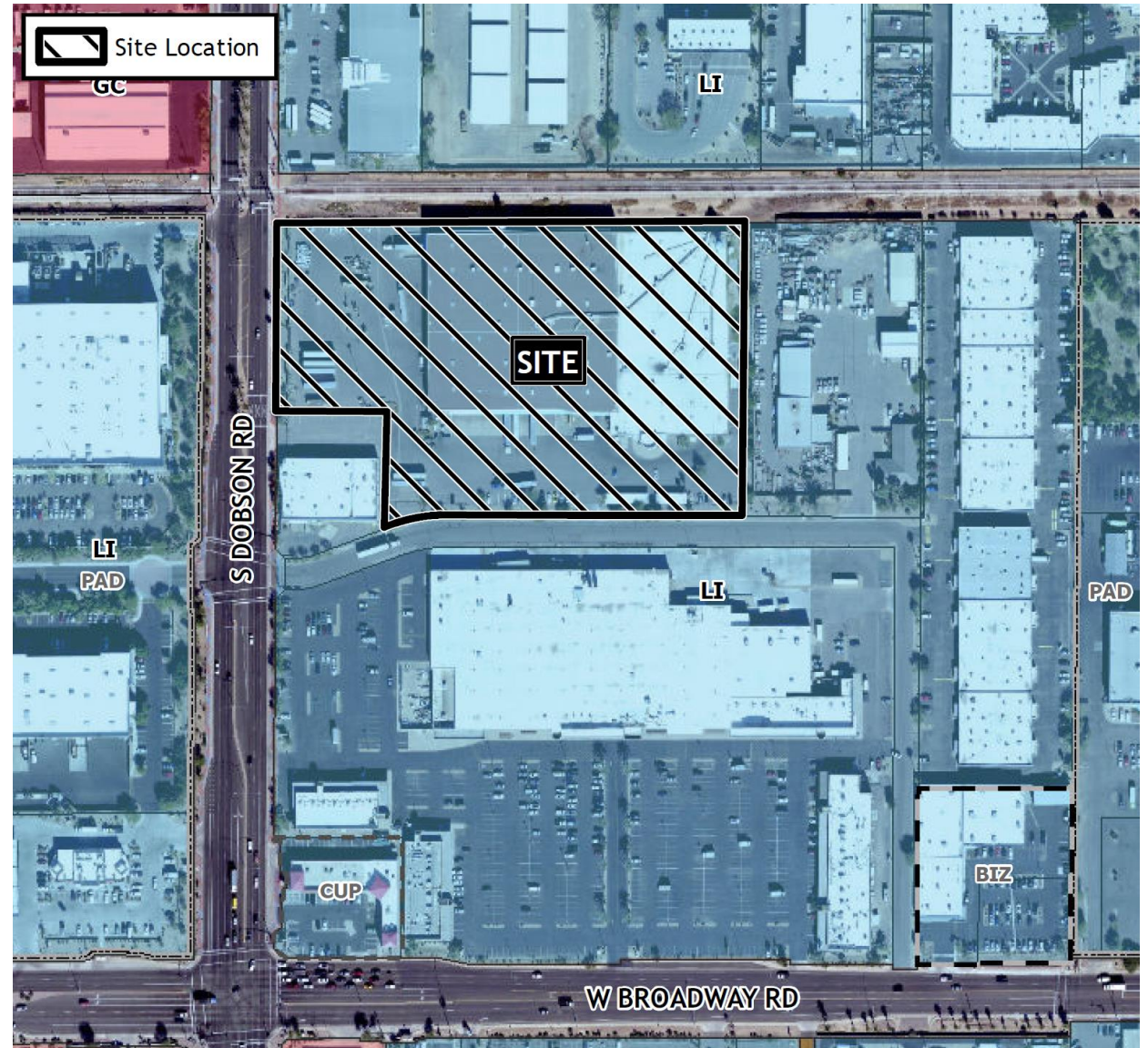
- Design Review

Purpose

- To allow for an industrial development

Location

- North of Broadway Road
- East of Dobson Road



Site Photo



Looking east towards the site

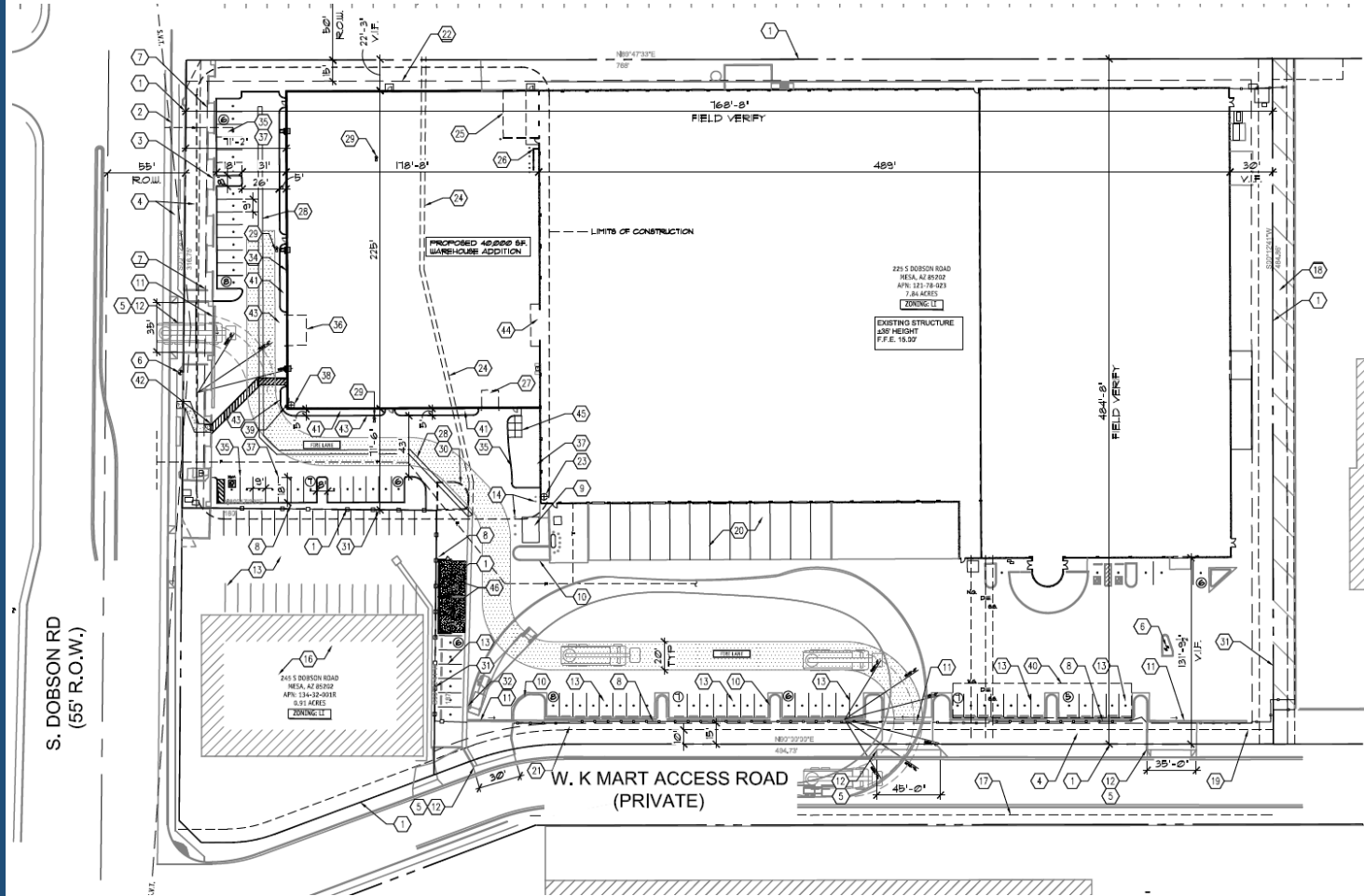
Site Photo



Looking north towards the site

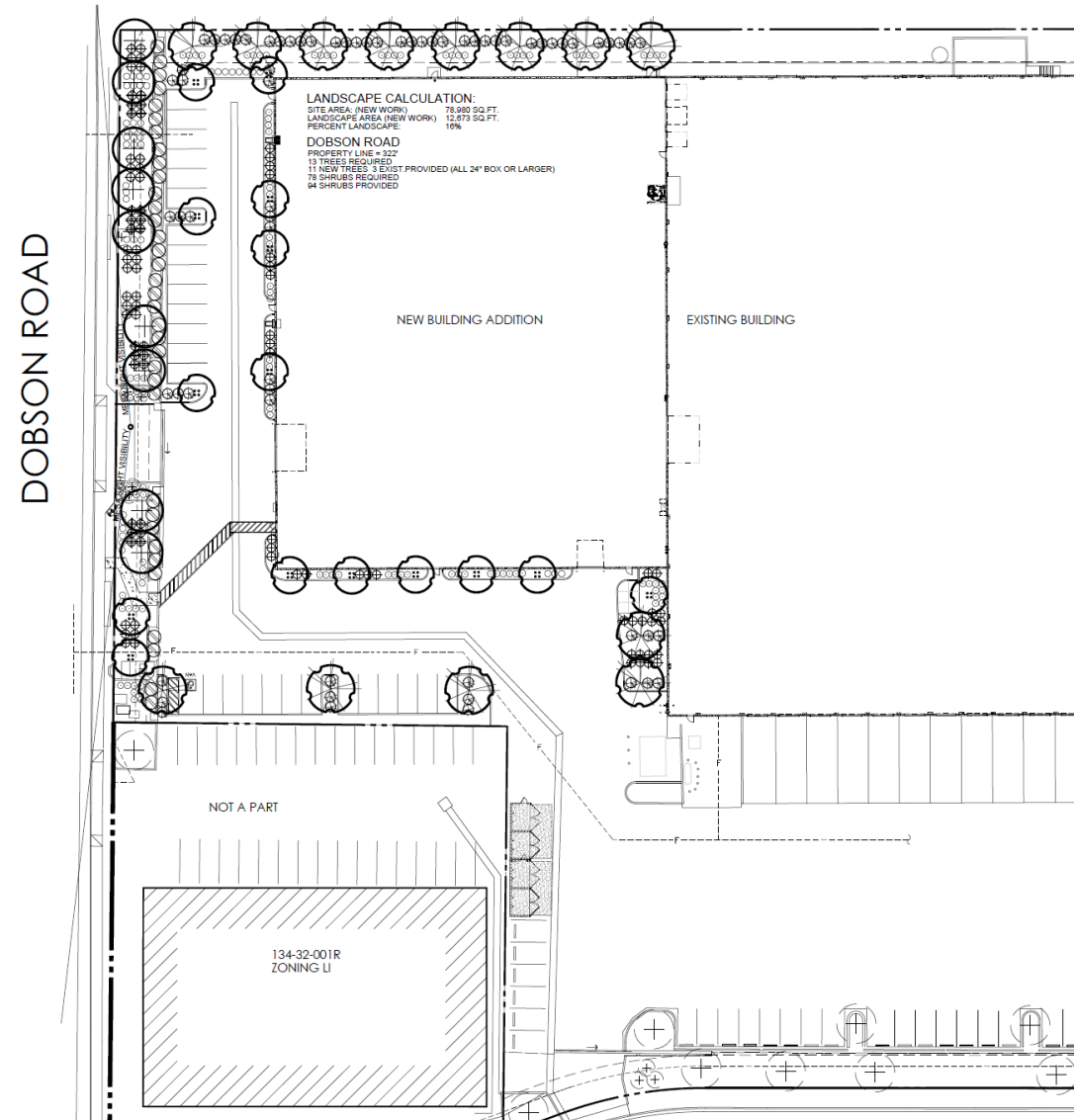
Site Plan

- Existing industrial development
- 40,000 sq. ft warehouse addition
- New parking & landscaping
- 46 existing parking; 45 spaces required, 27 proposed

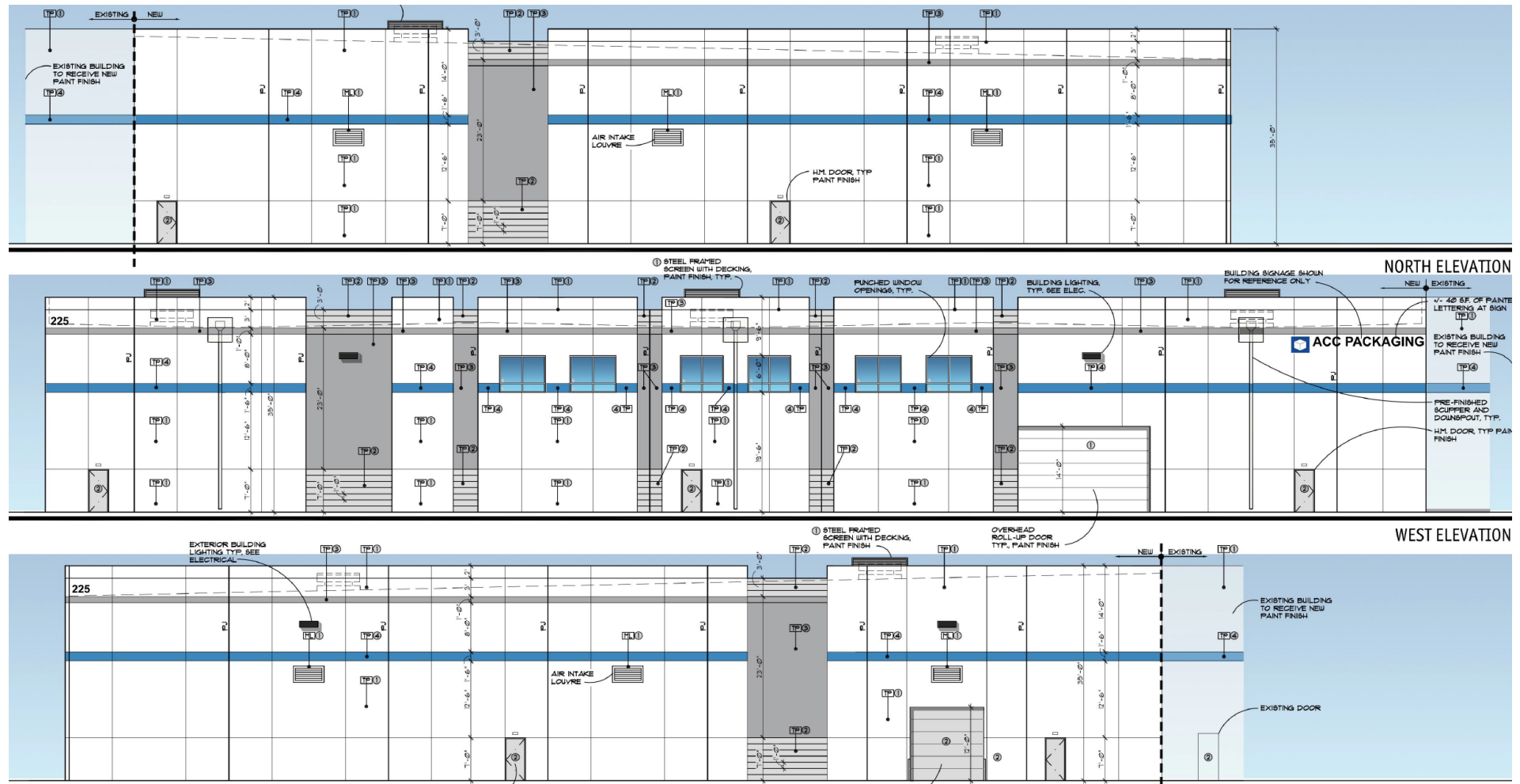


Landscape Plan

- Palo Verde, Red Push Pistache, Cascalote
- Landscaping in new addition area



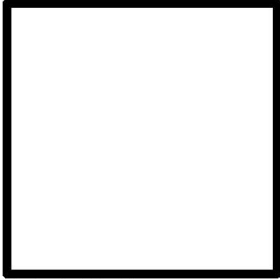
Elevations



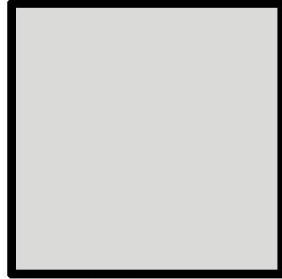
Renderings



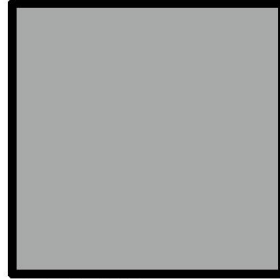
Color and Materials



① **Material:** Paint
Manufacturer: Dunn Edwards
Color: 'Warm White'
Color Number: DEW380



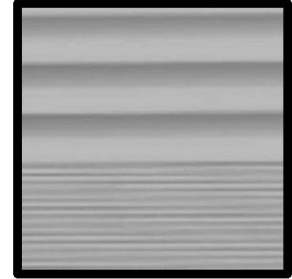
② **Material:** Paint
Manufacturer: Dunn Edwards
Color: 'Porpolse'
Color Number: DE6373



③ **Material:** Paint
Manufacturer: Dunn Edwards
Color: 'Castlerock'
Color Number: DE6373



④ **Material:** Paint
Manufacturer: Dunn Edwards
Color: 'Walker Lake'
Color Number: DE4848



FI **Material:** Pre-Finished
Storefront
Manufacturer: Arcadia
Color: 'Clear Anodized'
Color Number: AC-2



① TP

② TP

③ TP

④ TP

FI

GL

② TP

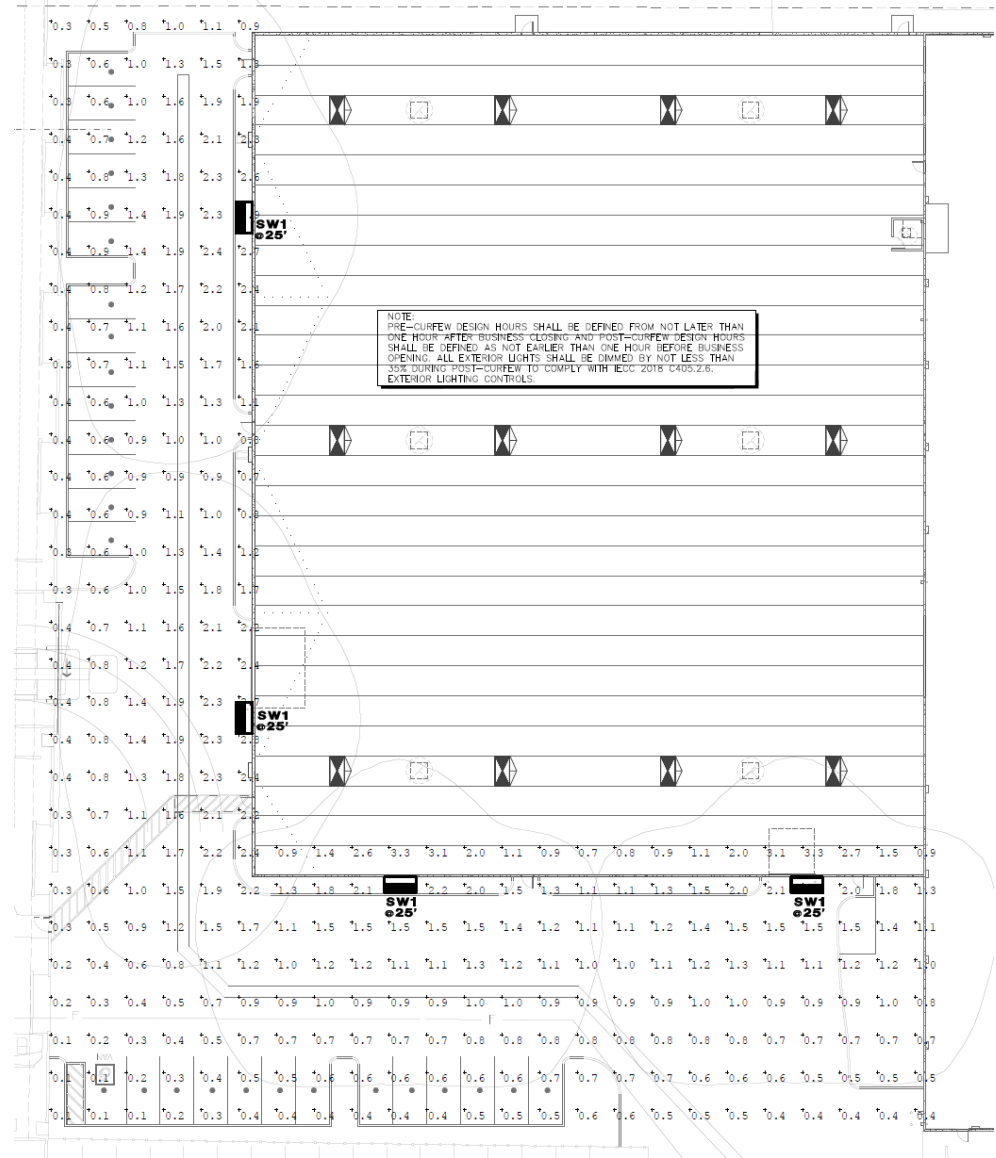
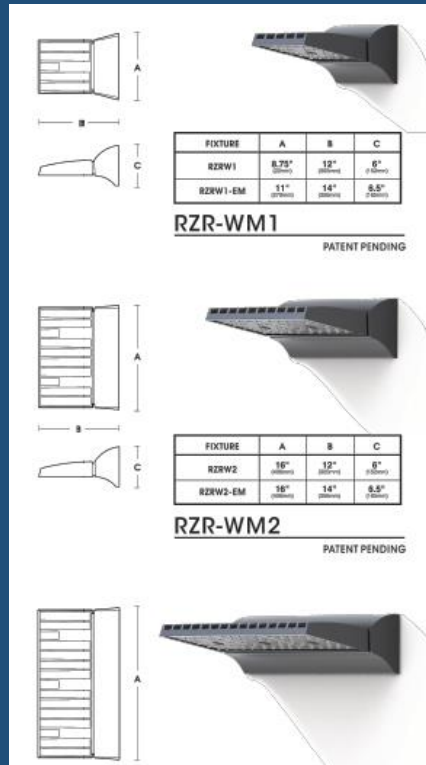
③ TP

ADDITIONAL MATERIALS

GL **Material:** Insulated Glazing
Manufacturer: PPG
Color: 'Gray Reflective'
 Refer to A7 Building Elevation
 Sheets for Glass specification
 and 12" x 12" sample

TP Concrete Tilt-up Panel

Lighting



Design Standards

11-7-3

Varied building height

Alternative Compliance

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

Uninterrupted wall lengths exceeding 50 feet

All parapets must have detailing

Incorporate at least 3 different and distinct materials

Summary

Findings

- ✓ Staff is seeking your review and recommendation on the following:
 - Alternative Compliance for materials, façade and parapets
 - Staff welcomes any feedback



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