



DESIGN REVIEW BOARD

September 13, 2022



DRB22-00644



Request

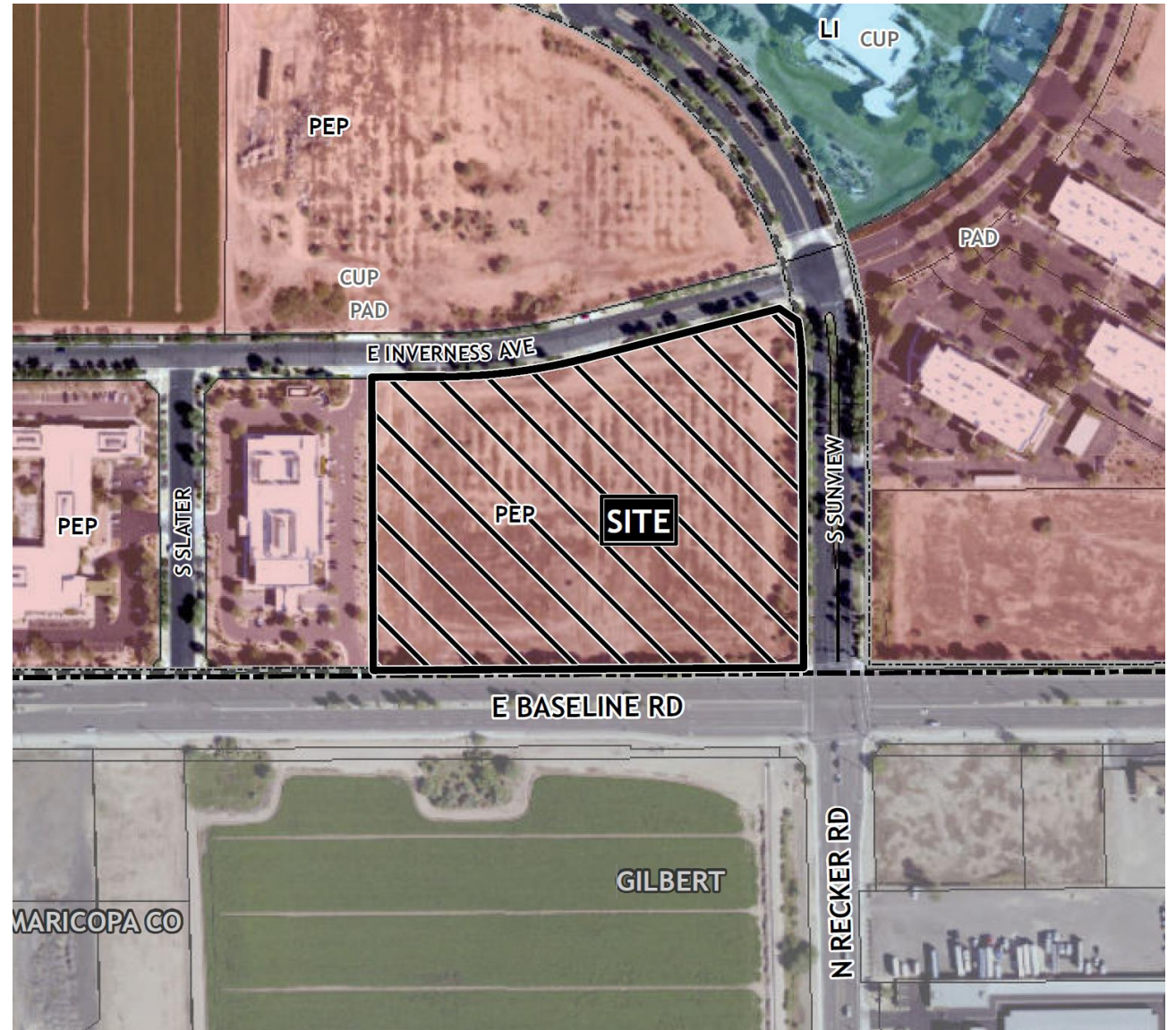
- Design Review

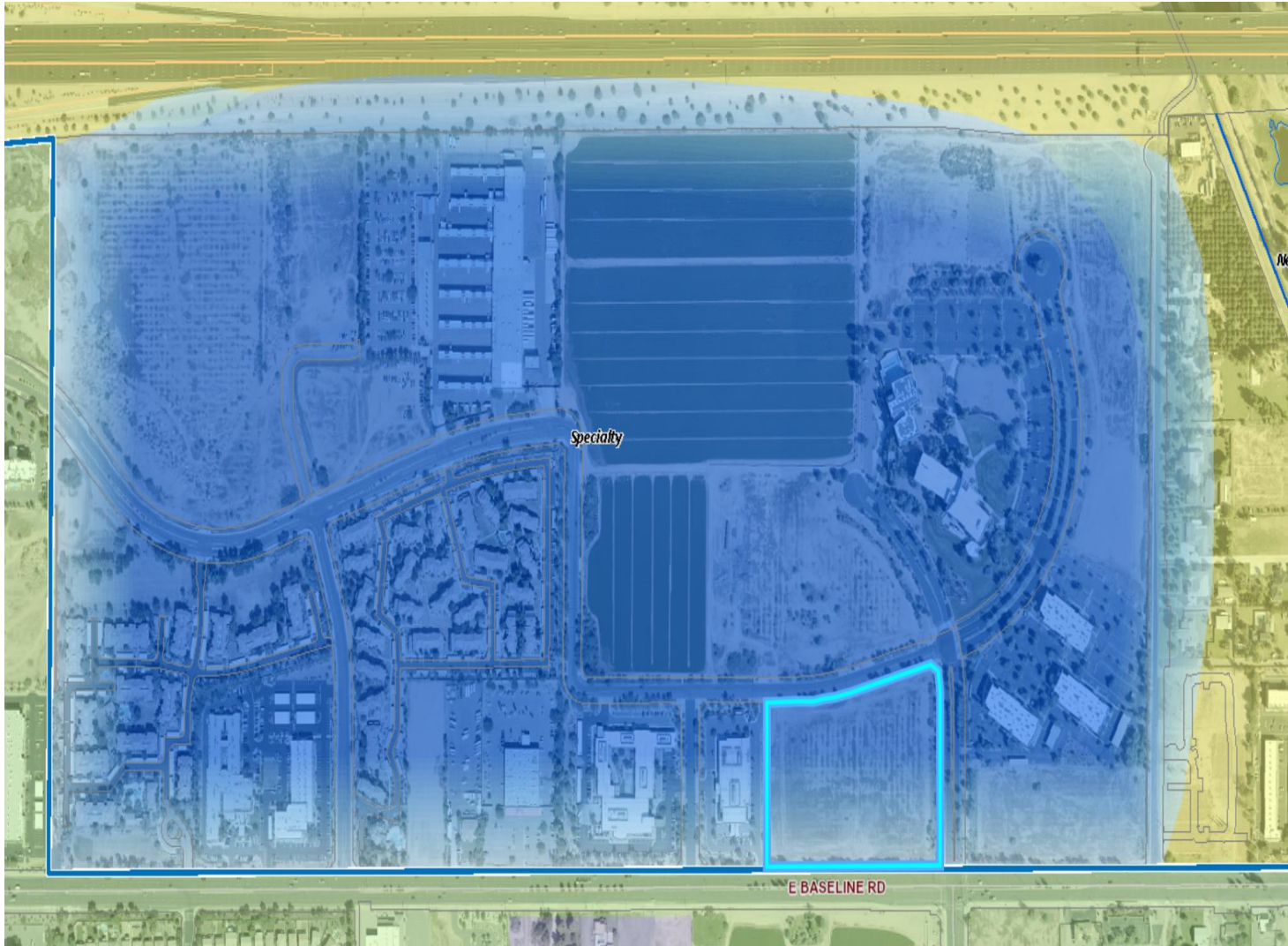
Purpose

- Allow for a multiple residence development

Location

- North of Baseline Road
- West of Sunview Road
- West of Power Road

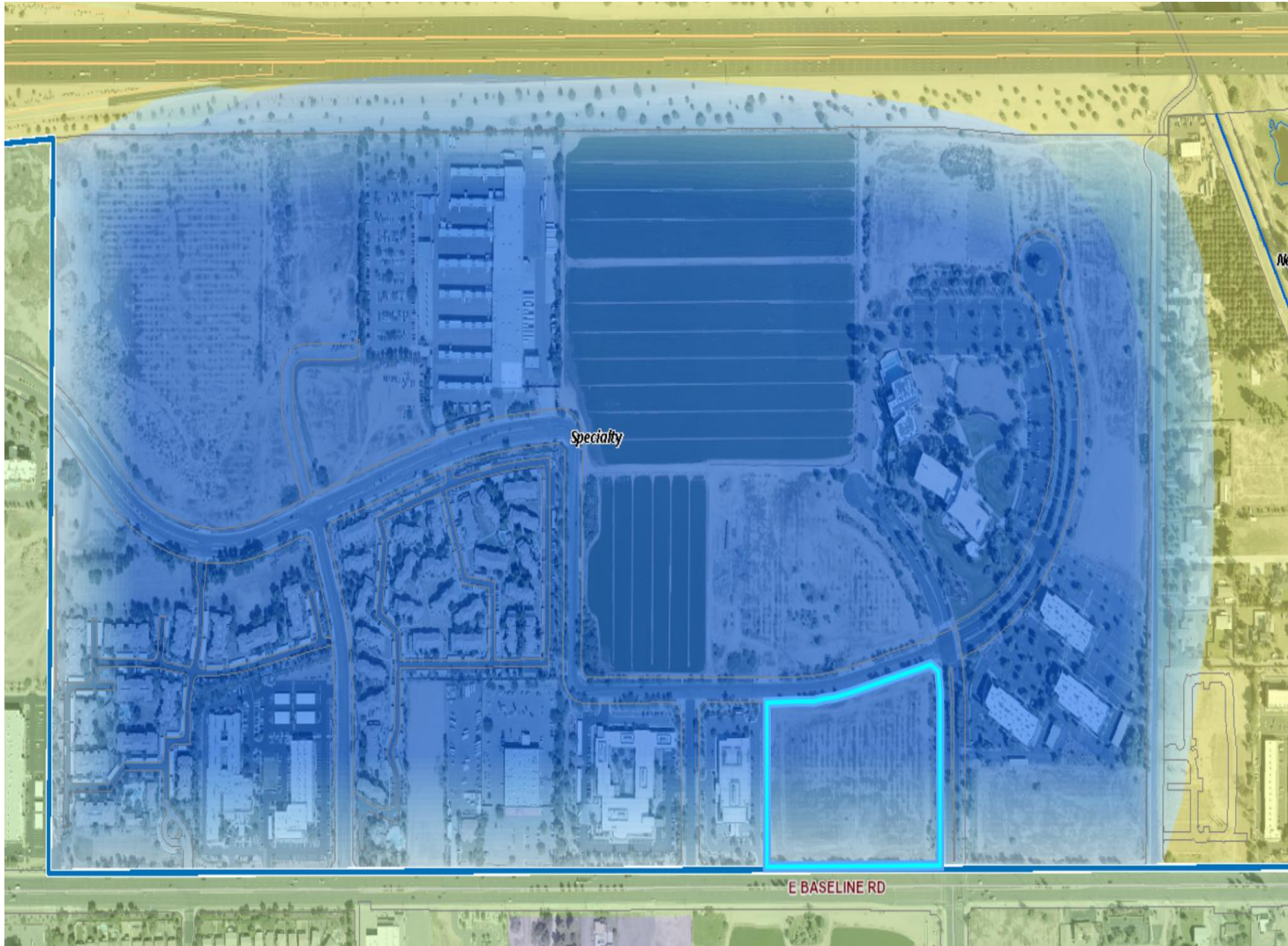




General Plan

Specialty

- Medical Campus sub-type
- Large areas with a single use



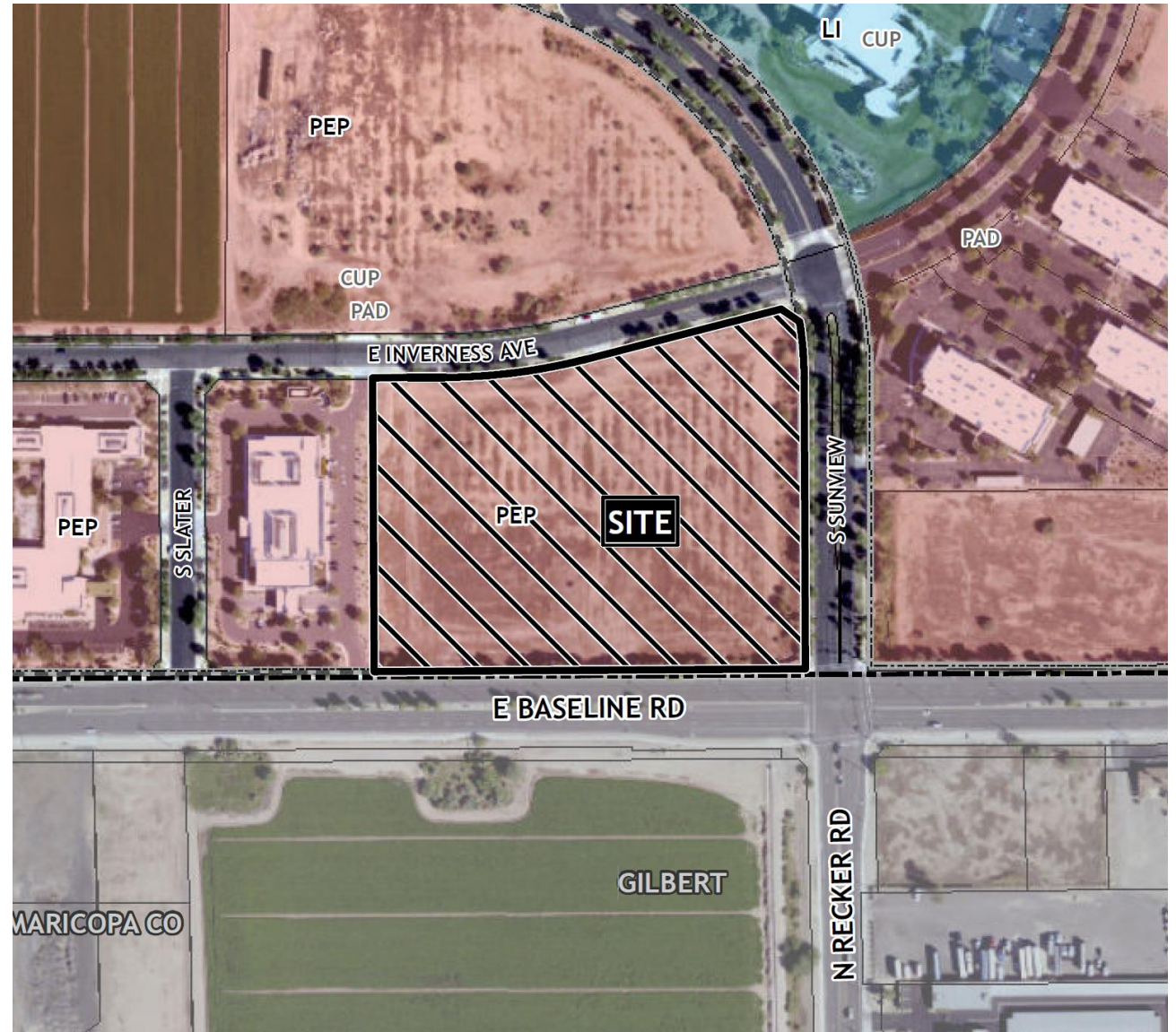
General Plan

- RM-5 is not a secondary land use
- 254 acres, 71 acres developed for primary
- Min. 80% for primary has not been met

Zoning

Multiple Residence 5

- Provide areas for a variety of housing
- Not consistent with GP
- Not compatible with area



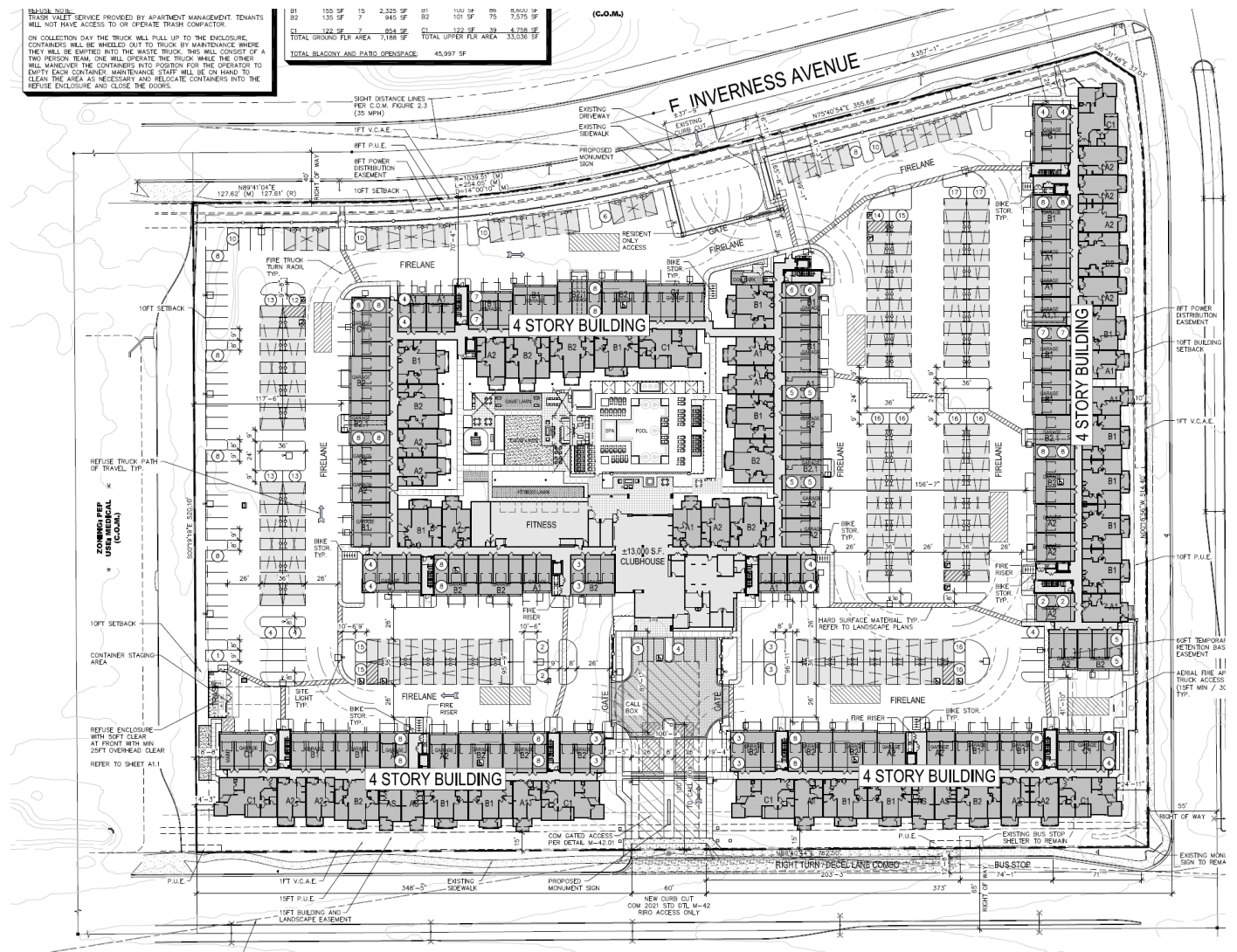
Site Photos



Looking north towards the site

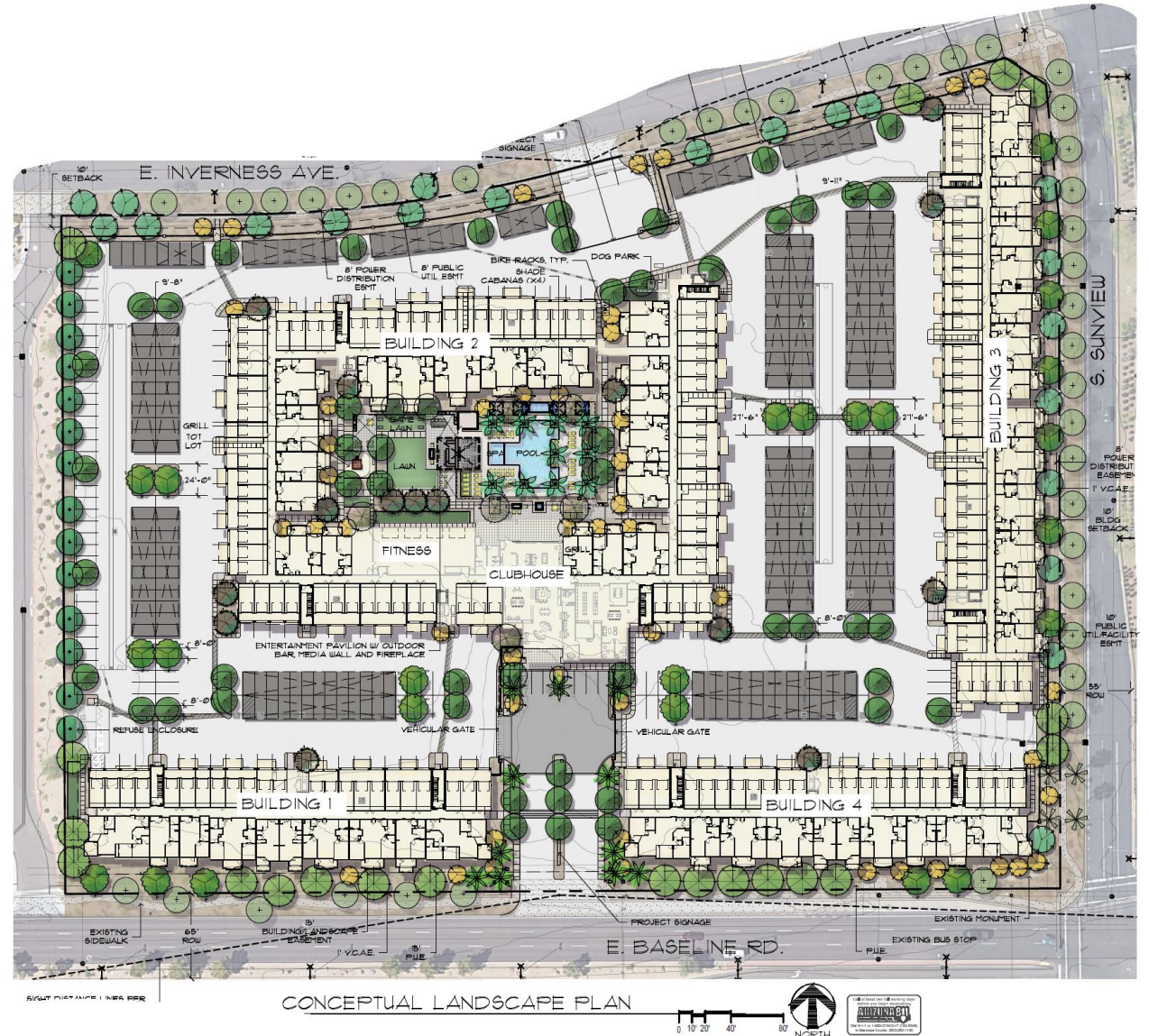
Site Plan

- 394 units, 4 four-story buildings
- Primary access from Baseline, secondary from Inverness
- Centralized amenity space



Landscape Plan

- Centralized amenity space
- Perimeter landscaping
- Willow Acacia, Chitalpa, Palo Brea, Oak, Palm, Mesquite



Building 1



Building 1



Building 2



SOUTH ELEVATION



EAST ELEVATION

Building 2



WEST ELEVATION

Building 2 - Interior



SOUTH ELEVATION - COURTYARD



EAST ELEVATION - COURTYARD

Building 2 - Interior



NORTH ELEVATION - COURTYARD



WEST ELEVATION - COURTYARD

Building 3



EAST ELEVATION



SOUTH ELEVATION



NORTH ELEVATION

Building 3



Building 4



6

4

9

2

8

6

2

9

4

2

8

4

SOUTH ELEVATION

14

8

10

14

12

4

2

6

7

WEST ELEVATION

Building 4



Renderings



Renderings



Lighting



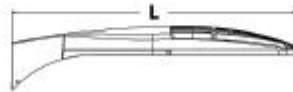
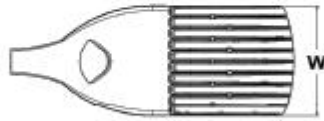
d²series

D-Series Size 1 LED Area Luminaire



Specifications

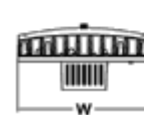
EPA:	1.01 ft ² (0.09 m ²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height H1:	7-1/2" (19.0 cm)
Height H2:	3-1/2"
Weight (max):	27 lbs (12.2 kg)



d²series

Specifications Luminaire

Width:	13-3/4" (34.9 cm)	Weight:	12 lbs (5.4 kg)
Depth:	10" (25.4 cm)		
Height:	6-3/8" (16.2 cm)		

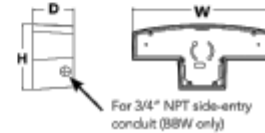


D-Series Size 1 LED Wall Luminaire



Back Box (BBW, E20WC)

Width:	13-3/4" (34.9 cm)	BBW Weight:	5 lbs (2.3 kg)
Depth:	4" (10.2 cm)	E20WC Weight:	10 lbs (4.5 kg)
Height:	6-3/8" (16.2 cm)		



Columbia
LIGHTING

LXEN

NARROW ENCLOSED AND GASKETED FIBERGLASS EXTREME ENVIRONMENT

FEATURES

- 4' fiberglass housing with FI weatherability rating, standard
- Narrow housing design for applications with limited space
- IP65 and IP67 all models; IP66 all models with standard polyacetal (POM) latches
- UL Sanitation certified to NSF standards
- Lens firmly secured with captive tamper resistance ready polyacetal latches
- Removable gear tray electrical access
- Includes surface mounting brackets
- Operates from -20°C to +50°C as standard



DATE: _____ LOCATION: _____
TYPE: _____ PROJECT: _____
CATALOG #: _____



RELATED PRODUCTS

[LXEM](#)
[LXEP](#)
[LXEW](#)

Summary

Findings

Staff welcomes any feedback



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