



Design Review Board



DRB23-00220

Cassidy Welch, Senior Planner

May 9, 2023



Request

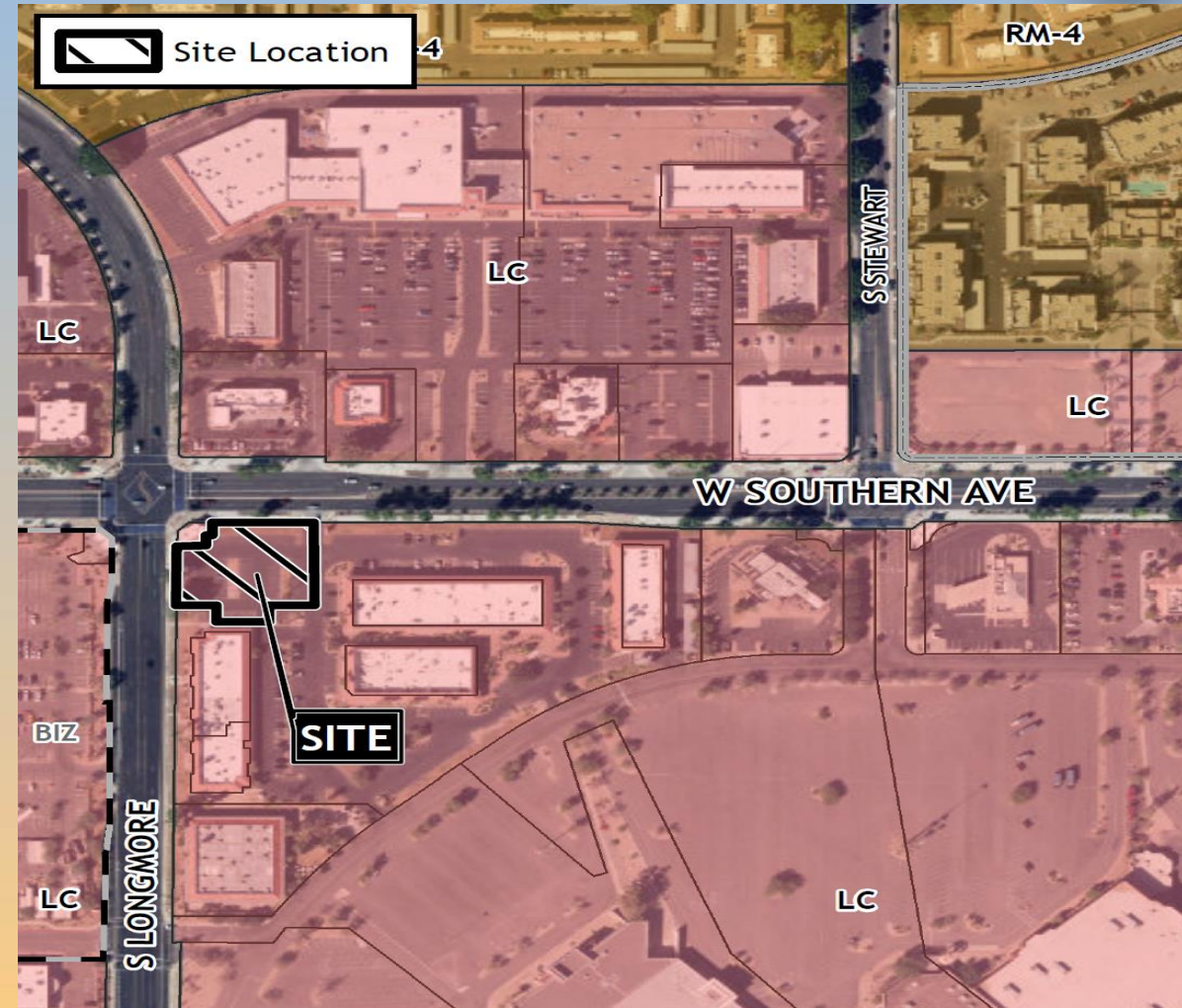
- Design Review
- To allow for the development of a Medical Office





Location

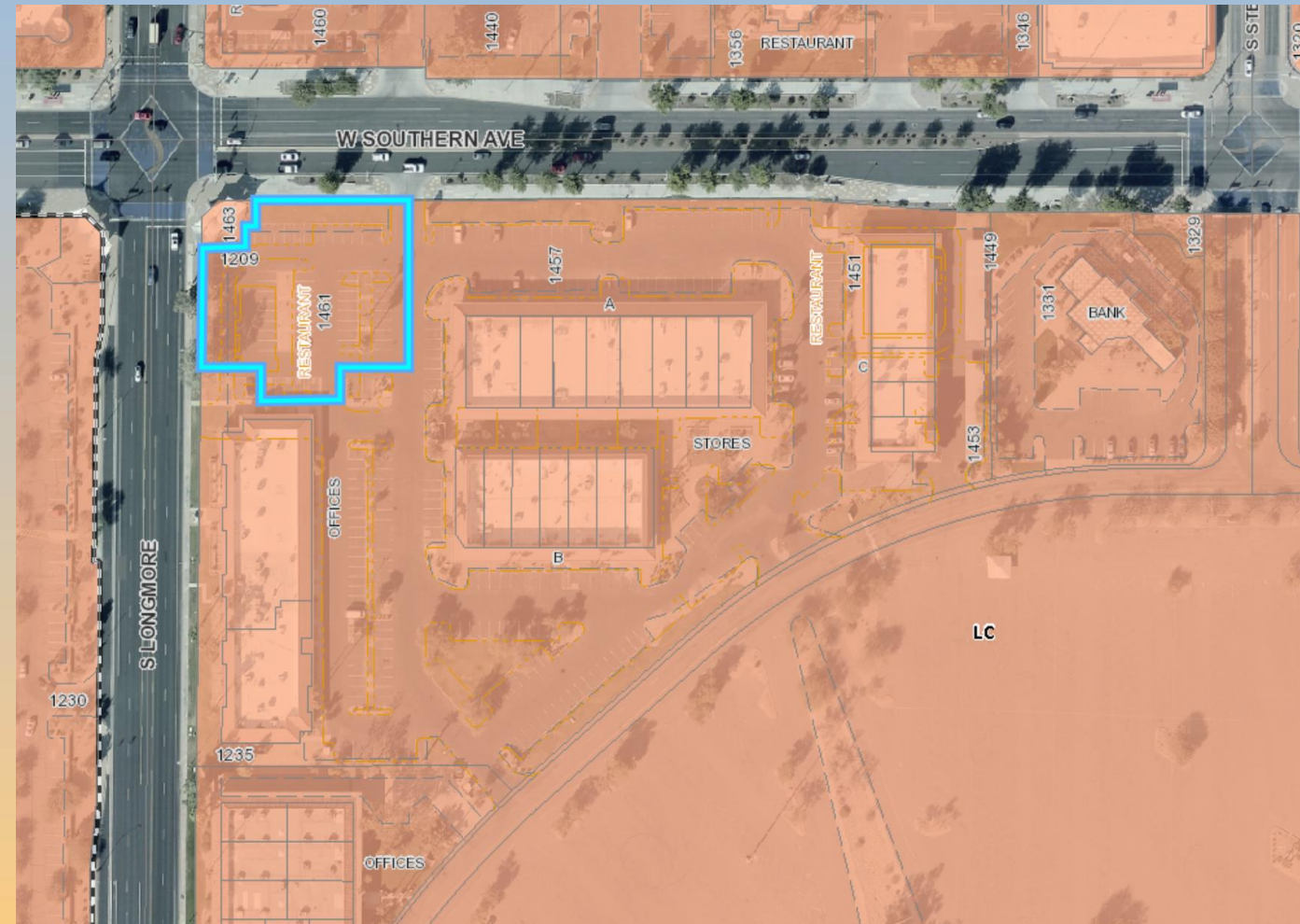
- South of Southern Avenue
- East of Longmore
- West of Alma School Road





Zoning

- Limited Commercial (LC)
- Retail, entertainment, service-oriented businesses
- Serves one- to ten-mile radius
- Medical Office is permitted





Site Photo



Looking south from Southern Avenue

[illegible]



Landscape Plan

PLANTING LEGEND

TREES

	BOTANICAL NAME / COMMON NAME	SIZE	QTY
•	Existing Tree to Remain	-	-
•	Species Vary		
•	Acacia aneura	24" Box, 1" Cal. Min., 6' Ht. Min.	7
•	Mulga	36" Box, 1 1/2" Cal. Min, 8' Ht. Min.	2
•	Parkinsonia x 'Desert Museum'	24" Box, 1" Cal. Min., 6' Ht. Min.	7
•	Desert Museum Palo Verde	36" Box, 1 1/2" Cal. Min, 8' Ht. Min.	3

SHRUBS

	BOTANICAL NAME / COMMON NAME	SIZE	QTY
•	Eremophila hygrophana 'Blue Bells'	5 Gal.	65
•	Blue Bells		
•	Rosmarinus officinalis	5 Gal.	14
•	Upright Rosemary		
•	Simmondsia chinensis 'Vista'	5 Gal.	22
•	Compact Jojoba		

ACCENTS

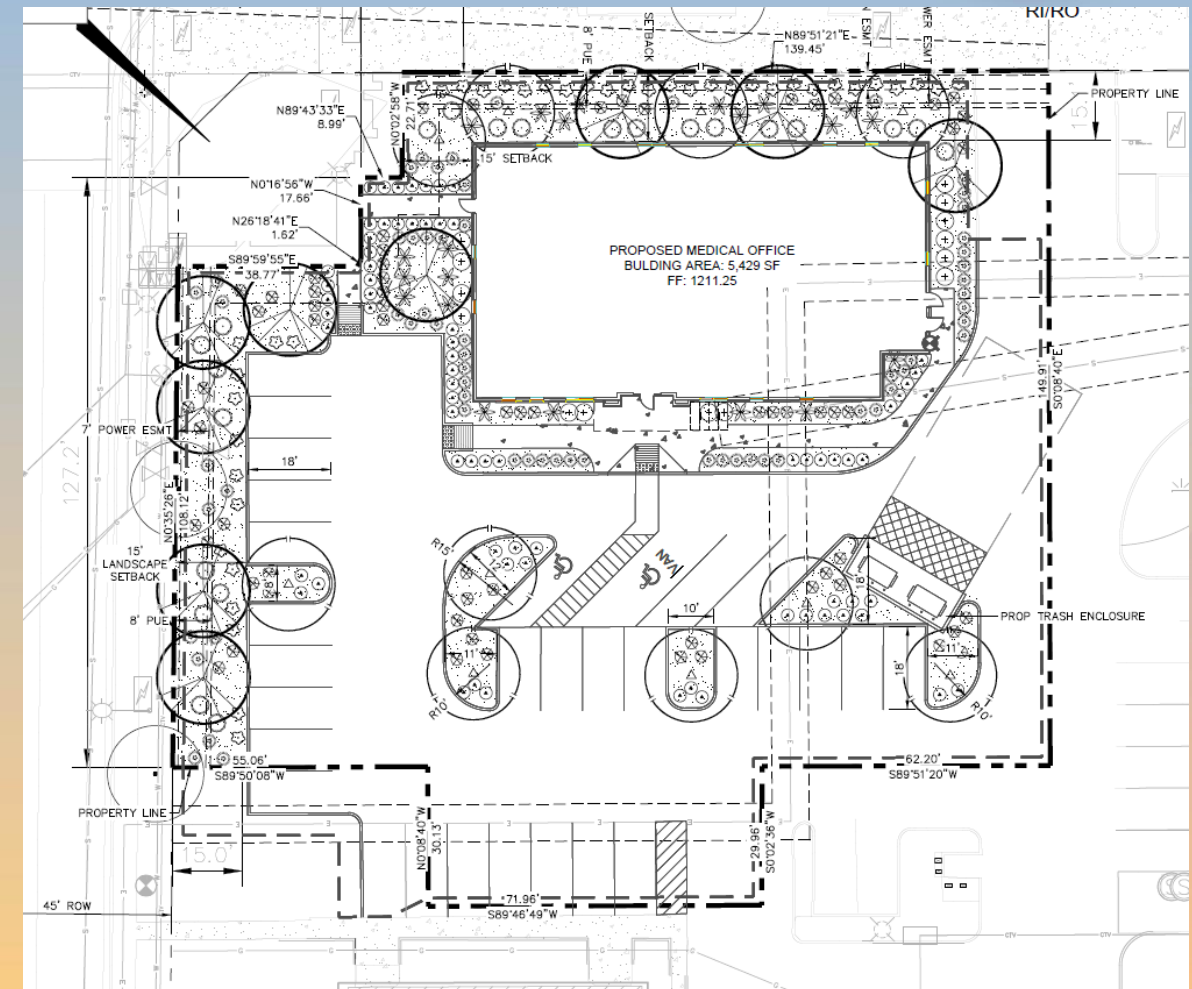
	BOTANICAL NAME / COMMON NAME	SIZE	QTY
•	Agave desmettiana	5 Gal.	20
•	Smooth Agave		
•	Muhlenbergia rigida 'Nashville'	5 Gal.	64
•	Purple Muhly		

GROUNDCOVERS

	BOTANICAL NAME / COMMON NAME	SIZE	QTY
•	Convolvulus cneorum	1 Gal.	41
•	Bush Morning Glory		
•	Penstemon eatonii	1 Gal.	71
•	Firecracker Penstemon		

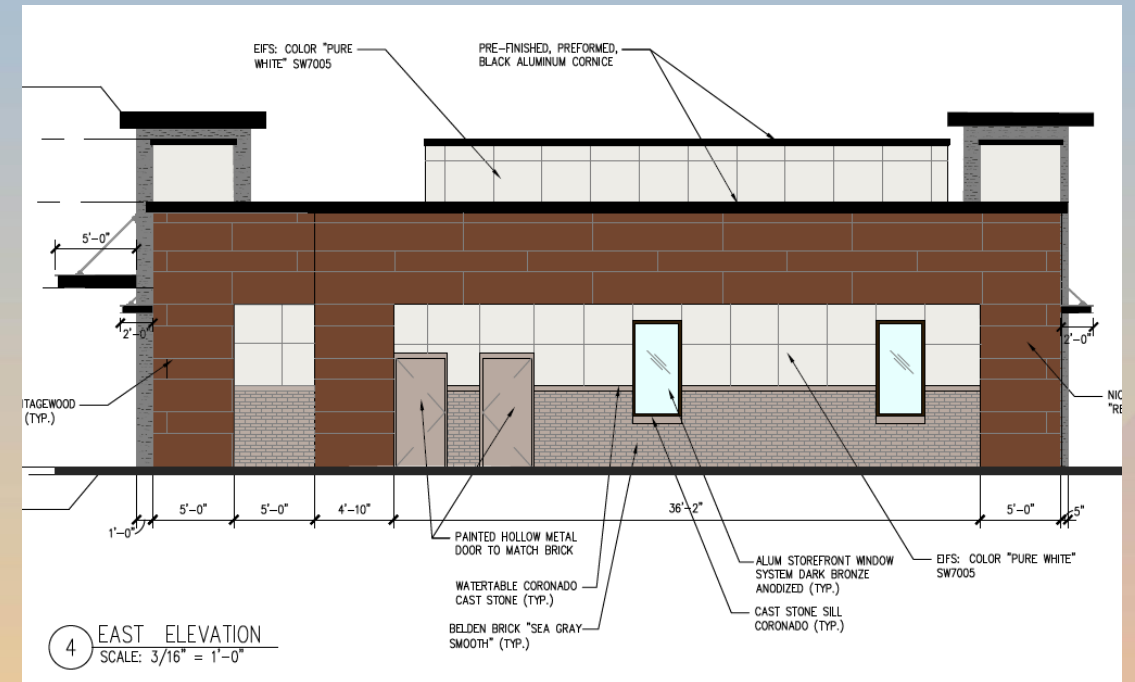
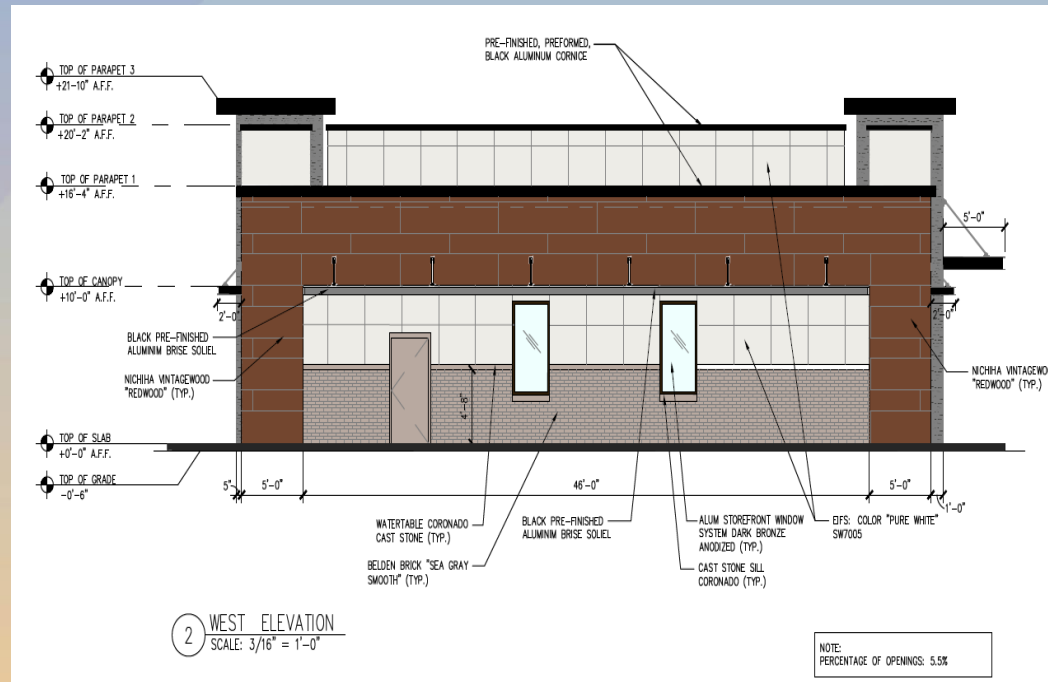
MATERIALS

	DESCRIPTION	QTY
•	Decomposed Granite	7,130 SF
•	1/2" Screened, Madison Gold, 2" Depth Min.	



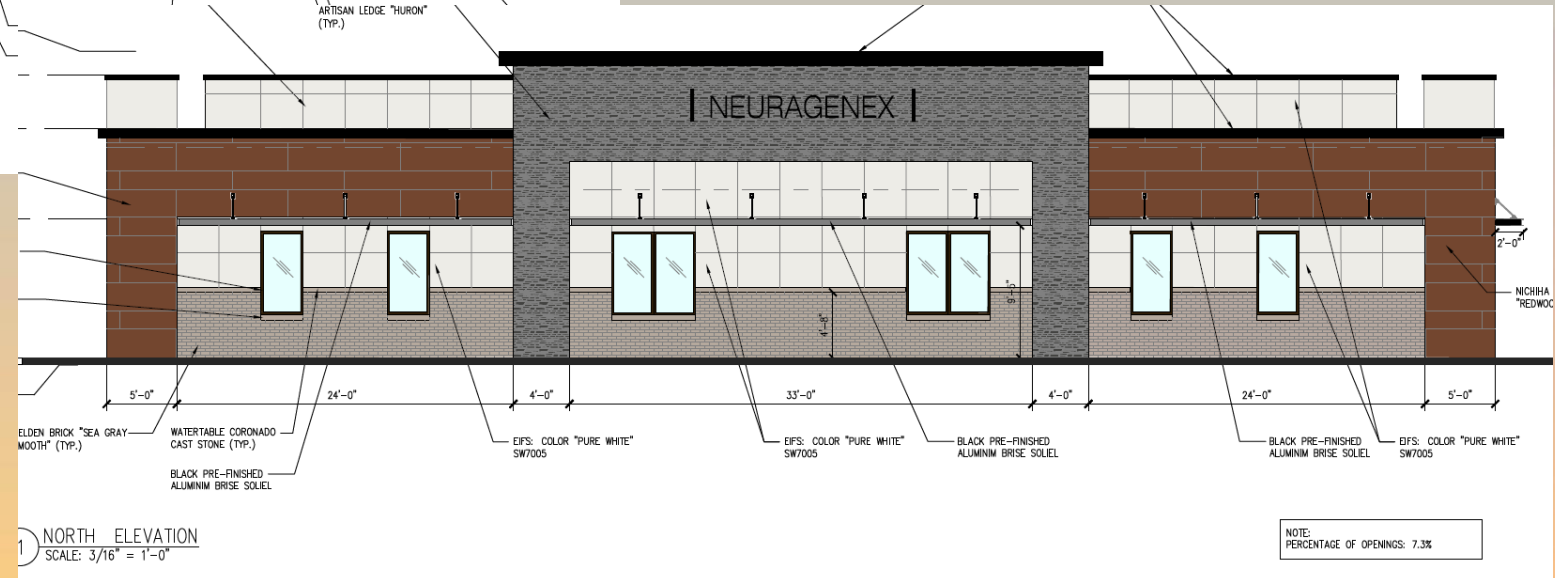
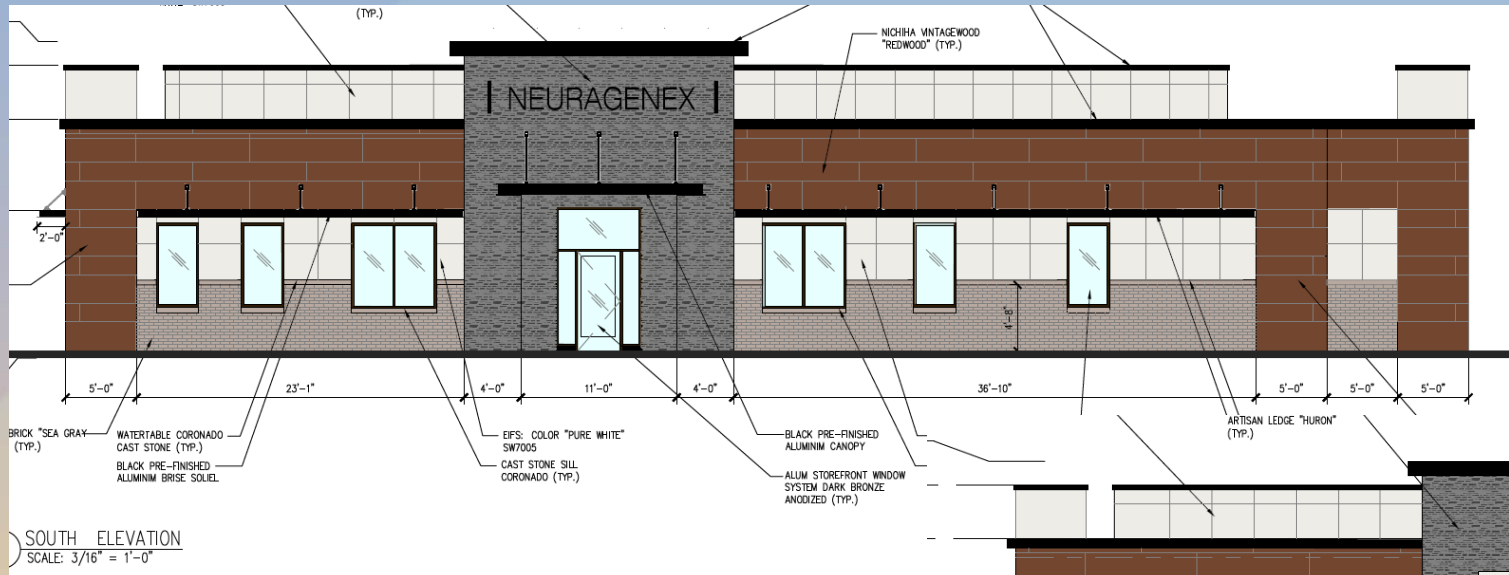


Elevations





Elevations



NOTE:
PERCENTAGE OF OPENINGS: 7.3%



Rendering



Looking south from Southern Avenue



Rendering

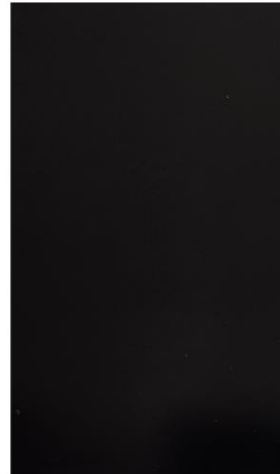


Looking north from internal side



Color and Material Board

BLACK ALUMINUM
AT CANOPY, BRISE SOLIEL
AND COPING



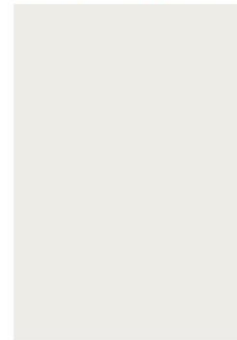
NICHIHA VINTAGEWOOD
COLOR: REDWOOD



DARK BRONZE ANODIZED
FOR ENTRY STOREFRONT
& WINDOWS



SW 7005
PURE WHITE
(MAIN COLOR FOR EIFS)





Findings

Staff is seeking your review and recommendation on the following:

- ✓ Proposed building elevations & landscape design

Staff welcomes any feedback



Design Review Board