



THE LANDING AT FIESTA VILLAGE

Mesa, AZ
Project No. 16-2012-01
Project Log No. -
-
Date January 29, 2018

Schematic Design

Design Review Submittal

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SHEET INDEX

- 1

SITE PLAN - COLOR
- 1

SITE PLAN - BLACK AND WHITE
- 2

BUILDING TYPE 1 FIRST FLOOR
- 3

BUILDING TYPE 1 SECOND FLOOR
- 4

BUILDING TYPE 1 THIRD FLOOR
- 5

BUILDING TYPE 1 ROOF
- 6

BUILDING TYPE 1 EXTERIOR ELEVATIONS
- 7

BUILDING TYPE 1 EXTERIOR ELEVATIONS
- 8

BUILDING TYPE 2 FIRST FLOOR
- 9

BUILDING TYPE 2 SECOND FLOOR
- 10

BUILDING TYPE 2 THIRD FLOOR
- 11

BUILDING TYPE 2 ROOF
- 12

BUILDING TYPE 2 EXTERIOR ELEVATIONS
- 13

BUILDING TYPE 2 EXTERIOR ELEVATIONS
- 14

BUILDING TYPE 3 FIRST FLOOR
- 15

BUILDING TYPE 3 SECOND FLOOR
- 16

BUILDING TYPE 3 THIRD FLOOR
- 17

BUILDING TYPE 3 ROOF
- 18

BUILDING TYPE 3 EXTERIOR ELEVATIONS
- 19

BUILDING TYPE 3 EXTERIOR ELEVATIONS
- 20

BUILDING TYPE 4 FIRST FLOOR
- 21

BUILDING TYPE 4 SECOND FLOOR
- 22

BUILDING TYPE 4 THIRD FLOOR
- 23

BUILDING TYPE 4 ROOF
- 24

BUILDING TYPE 4 EXTERIOR ELEVATIONS
- 25

BUILDING TYPE 4 EXTERIOR ELEVATIONS
- 26

BUILDING TYPES 5, 6 & 7 FLOOR PLANS
- 27

BUILDING TYPE 5 EXTERIOR ELEVATIONS
- 28

BUILDING TYPE 5 EXTERIOR ELEVATIONS
- 29

BUILDING TYPE 6 EXTERIOR ELEVATIONS
- 30

BUILDING TYPE 6 EXTERIOR ELEVATIONS
- 31

BUILDING TYPE 7 EXTERIOR ELEVATIONS
- 32

BUILDING TYPE 7 EXTERIOR ELEVATIONS
- 33

CLUBHOUSE FLOOR PLAN
- 34

CLUBHOUSE ROOF
- 35

CLUBHOUSE EXTERIOR ELEVATIONS
- 36

CLUBHOUSE EXTERIOR ELEVATIONS
- 37

FITNESS BUILDING PLAN
- 38

FITNESS EXTERIOR ELEVATIONS
- 39

BUILDING TYPE 1 SECTIONS
- 40

BUILDING TYPE 2 SECTIONS
- 41

BUILDING TYPE 3 SECTIONS
- 42

BUILDING TYPE 4 SECTIONS
- 43

BUILDING TYPE 5, 6, & 7 SECTIONS
- 44

CLUBHOUSE SECTIONS
- 45

FITNESS BUILDING SECTIONS
- 46

CONCEPTUAL RENDERING
- 47

CONCEPTUAL RENDERING
- 48

CONCEPTUAL RENDERING
- 49

CONCEPTUAL LANDSCAPE PLAN
- 50

CONCEPTUAL LANDSCAPE PLAN - SITE AMENITY PLAN
- 51

CONCEPTUAL LANDSCAPE PLAN - SITE DETAILS
- 52

SITE CONTEXT PHOTOS
- PP

PRELIMINARY PLAT
- PGD

PRELIMINARY GRADING AND DRAINAGE PLAN
- PUP

PRELIMINARY UTILITY PLAN
- E1A

ELECTRICAL SITE LIGHTING PLAN
- E1B

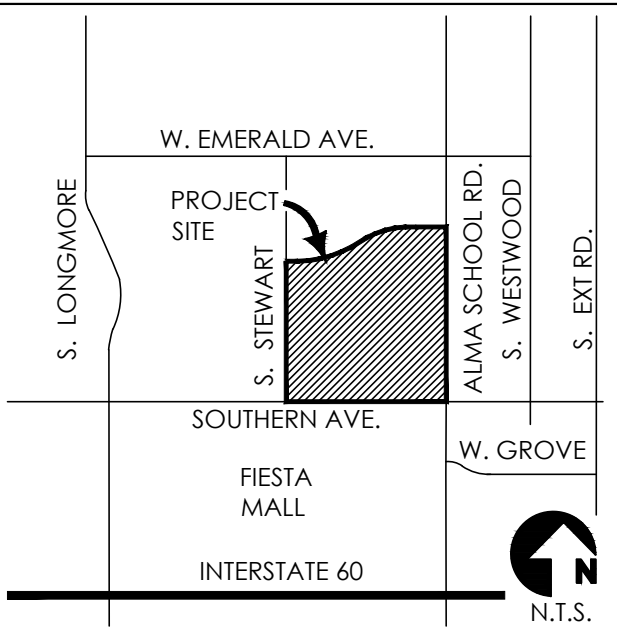
ELECTRICAL SITE LIGHTING PLAN
- E2A

ELECTRICAL SITE PHOTOMETRIC PLAN
- E2B

ELECTRICAL SITE PHOTOMETRIC PLAN
- E3

ELECTRICAL SITE LIGHTING CUT SHEETS

VICINITY MAP



CONTACT



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Critical Thinking • Creative Design

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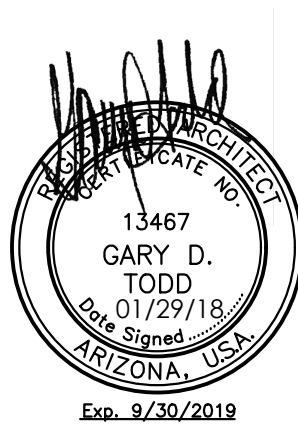
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REVISIONS

Rev.	Date:	Description:
△		
△		
△		
△		
△		



The Landing at Fiesta Village

Mesa, Arizona

Design Review Submittal
Project No. 16-2012-01 Date 01.29.18



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SITE DATA

SITE AREA:
 NET: ±10.20 ACRES
 GROSS: ±10.84 ACRES

ZONING:
 EXISTING: LIMITED COMMERCIAL (LC)
 PROPOSED: PAD

BUILDING HEIGHT:
 ALLOWED: 50'
 PROPOSED: 3 STORIES / ±42'

UNIT MIX:
 1 BEDROOM: 100 D.U. (45%)
 2 BEDROOM: 96 D.U. (44%)
 3 BEDROOM: 24 D.U. (11%)
 TOTAL: 220 D.U. (100%)
 (TYPE "A" ACCESSIBLE UNITS (1,2, & 3 BEDROOM): 220 X .02 = 5 D.U.)

DENSITY:
 PROVIDED: ±21.57 D.U./NET ACRE

OPEN SPACE:
 PROVIDED: 112,292 SF (25% OF NET AREA)

LOT COVERAGE:
 PROVIDED: 32% (142,221 SF / 444,424 SF)

REQUIRED PARKING:
 220 D.U. x 1.2" = 264 P.S.
 (*assumes site is located within the regional transportation corridor)

PROVIDED PARKING:
 SURFACE: 120 P.S.
 SURFACE PARALLEL: 6 P.S.
 COVERED: 220 P.S.
 CARRIAGE GARAGE: 45 P.S.
TOTAL: 391 P.S. (±1.77 P.S./D.U.)
 (ACCESSIBLE PROVIDED: 381 X .02 = 8 P.S.)

GENERAL PARKING DIMENSIONS:
 PARKING SPACE: 9' x 18'
 AISLE WIDTH: 26'

BUILDING AREAS / CONSTRUCTION TYPE / OCCUPANCY:

BLDG TYPE 1:
 1ST FLR. 9,389 S.F. V-A R-2
 2ND FLR. 9,389 S.F.
 3RD FLR. 9,389 S.F.
 SUBTOTAL 28,167 S.F. (x 4 = 112,668 S.F.)

BLDG TYPE 2:
 1ST FLR. 11,097 S.F. V-A R-2
 2ND FLR. 11,097 S.F.
 3RD FLR. 11,097 S.F.
 SUBTOTAL 33,291 S.F. (x 2 = 66,582 S.F.)

BLDG TYPE 3:
 1ST FLR. 4,148 S.F. V-A R-2
 2ND FLR. 4,148 S.F.
 3RD FLR. 4,148 S.F.
 TOTAL 12,444 S.F. (x 3 = 37,332 S.F.)

BLDG TYPE 4:
 1ST FLR. 5,183 S.F. V-A R-2
 2ND FLR. 5,183 S.F.
 3RD FLR. 5,183 S.F.
 TOTAL 15,549 S.F. (x 2 = 31,098 S.F.)

BLDG TYPE 5:
 1ST FLR. 1,763 S.F. V-B R-2 / U
 2ND FLR. 1,763 S.F.
 TOTAL 3,526 S.F. (x 6 = 21,156 S.F.)

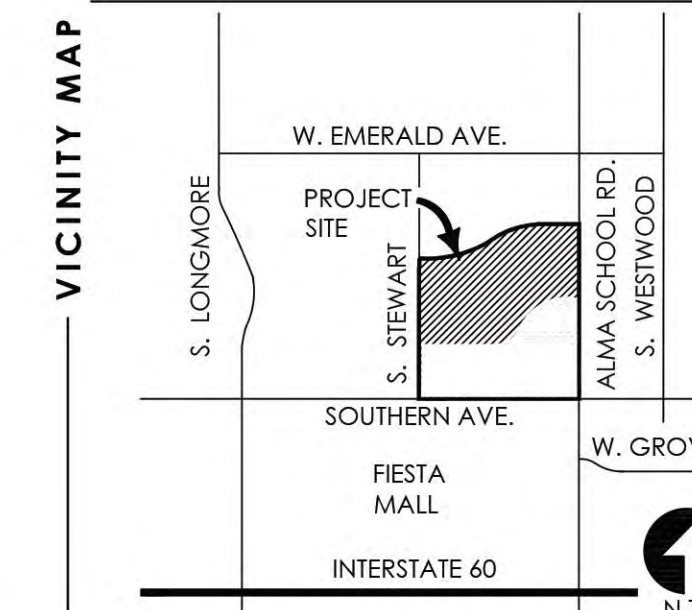
BLDG TYPE 6:
 1ST FLR. 1,843 S.F. V-B R-2 / U
 2ND FLR. 1,793 S.F.
 TOTAL 3,636 S.F. (x 1 = 3,636 S.F.)

BLDG TYPE 7:
 1ST FLR. 1,763 S.F. V-B R-2 / U
 2ND FLR. 1,763 S.F.
 TOTAL 3,526 S.F. (x 1 = 3,526 S.F.)

TOTAL RESIDENTIAL: 275,998 S.F.

CLUBHOUSE: 7,438 S.F. V-B A-3 / B
RAMADA: 412 S.F. V-B A-3
FITNESS CENTER: 1,942 S.F. V-B A-3

TOTAL ALL BUILDINGS: 285,790 S.F.



CONCEPTUAL SITE PLAN

The Landing at Fiesta Village

SCALE: 1" = 50'-0"



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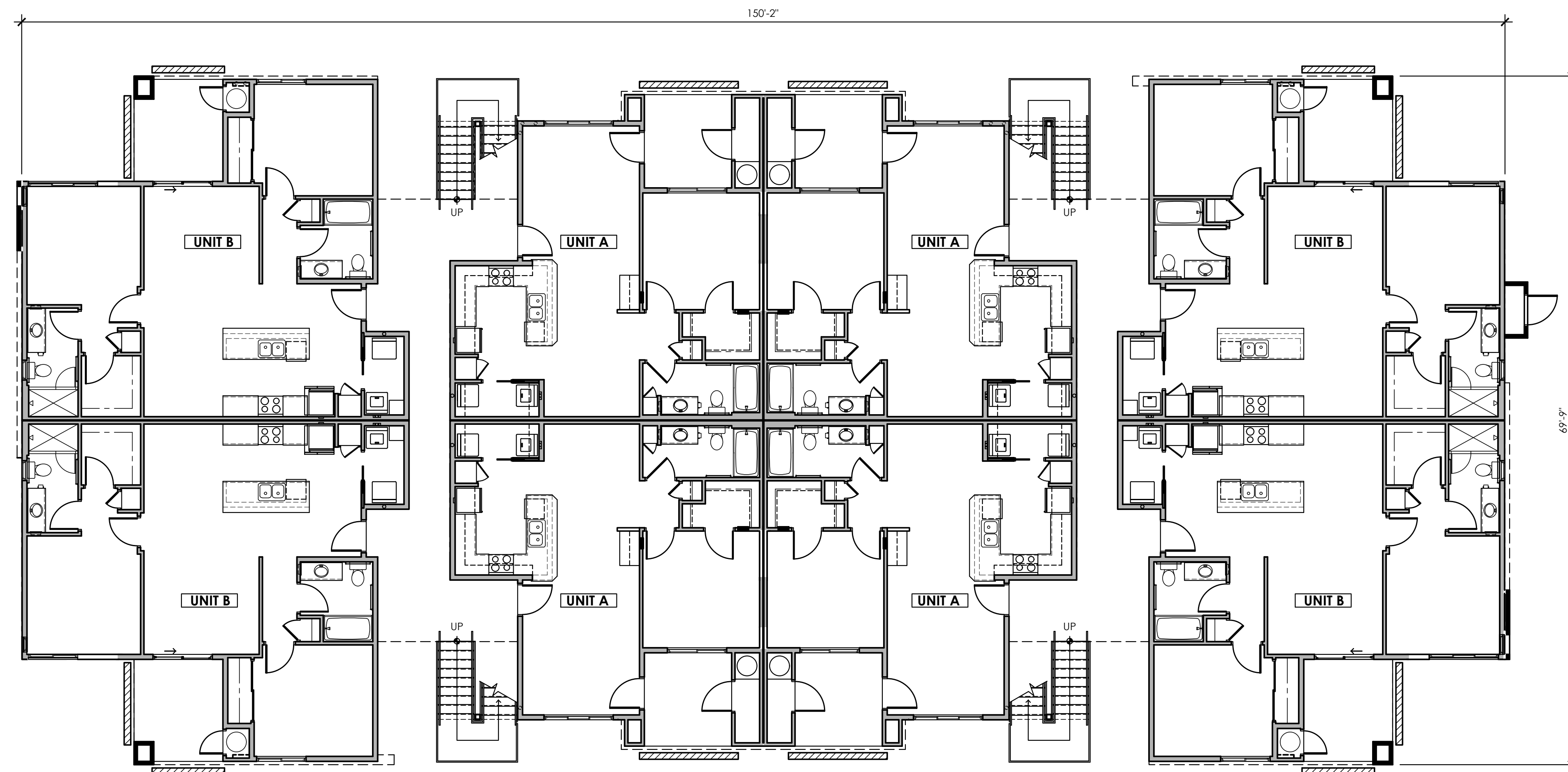
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 Project No. 16-2012-01 Date 01.29.18

W.M. GRACE COMPANIES
 SINCE 1966

50 Years
 1966-2016

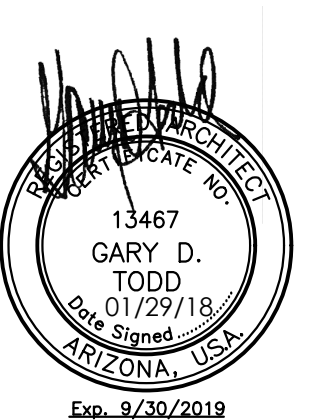


SHEET
1
 OF 1



BUILDING TYPE 1 FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



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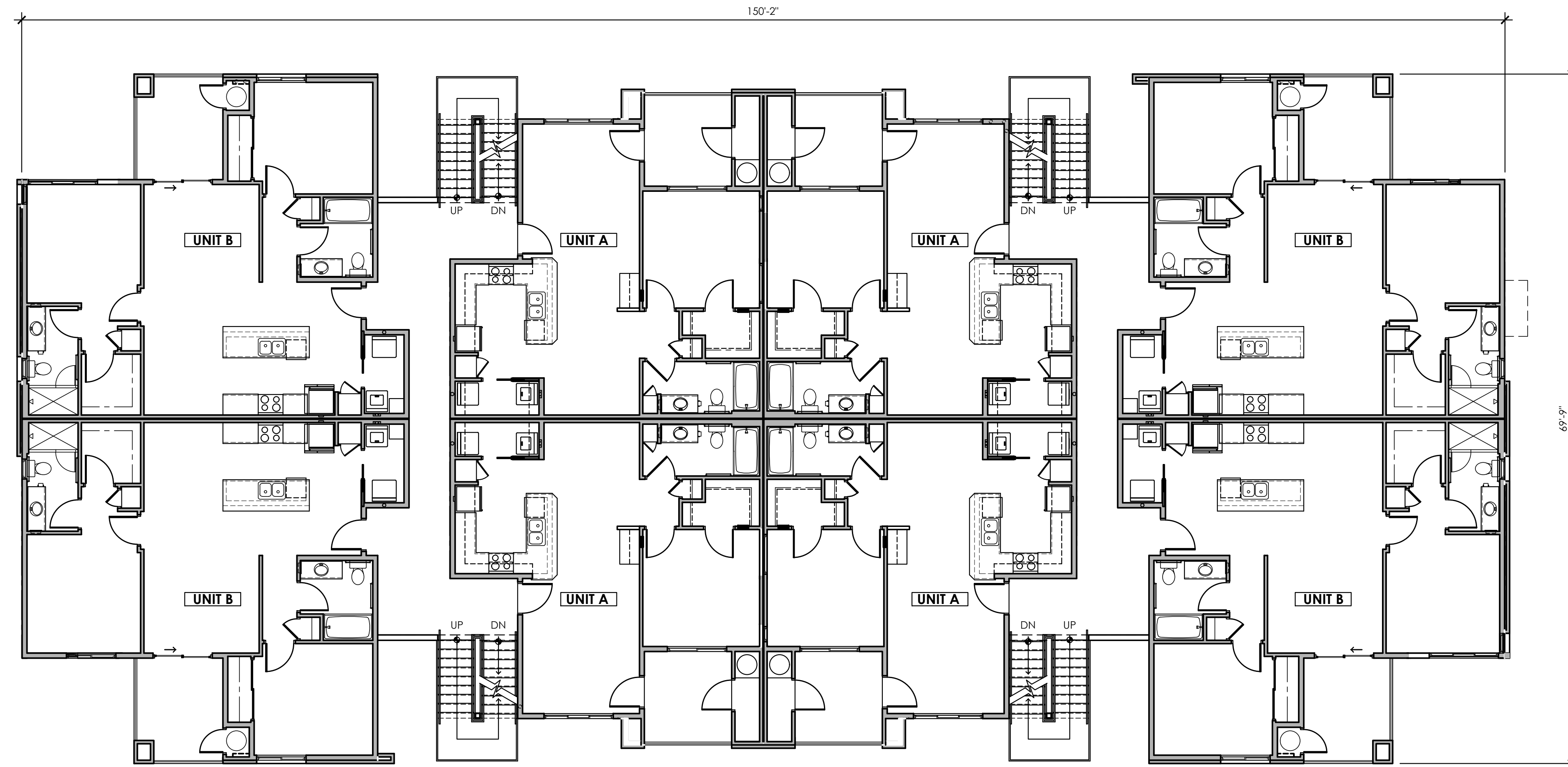
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SHEET
2



BUILDING TYPE 1 SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

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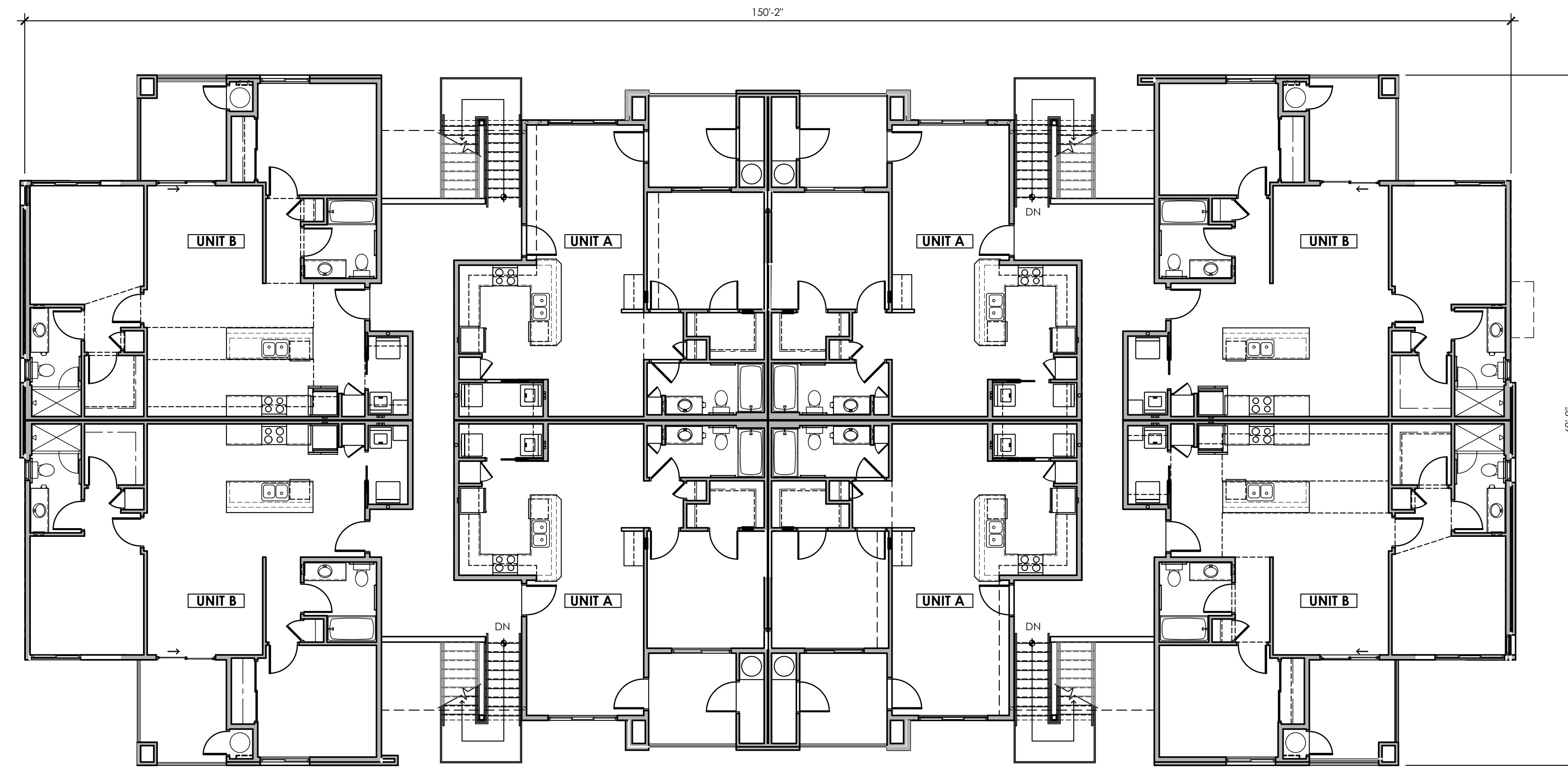
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SHEET
3



BUILDING TYPE 1 THIRD FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

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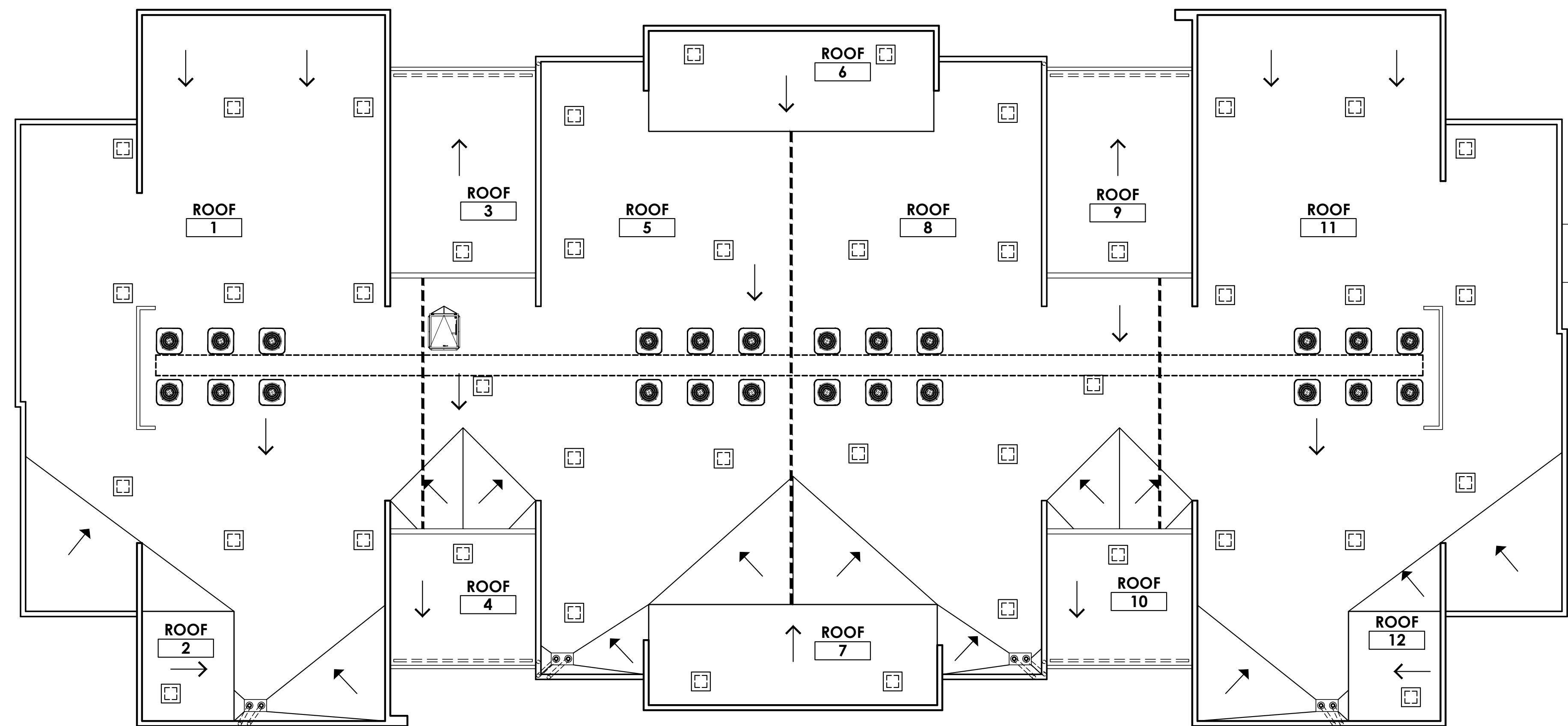
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Project No. 16-2012-01 Date 01.29.18



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SINCE 1966



SHEET
4



BUILDING TYPE 1 ROOF PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL ROOF PLAN

The Landing at Fiesta Village



1 BUILDING TYPE 1 - FRONT ELEVATION
SCALE: 3/16"=1'-0"



2 BUILDING TYPE 1 - RIGHT ELEVATION
SCALE: 3/16"=1'-0"

FINISH/COLOR SCHEDULE		COMPONENT	MANUFACTURER / COLOR	
A	STUCCO 1	MFG: SHERWIN-WILLIAMS COLOR: DESTINY (SW 6274)		
B	STUCCO 2	MFG: SHERWIN-WILLIAMS COLOR: TAVERN TAUPE (SW 7508)		
C	STUCCO 3	MFG: SHERWIN-WILLIAMS COLOR: CLOAK GRAY (SW 6062)		
D	STUCCO 4	MFG: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
E	METAL ITEMS	MFG: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
F	METAL AWNINGS & RAILINGS	MFG: DUNN EDWARDS COLOR: NORTHERN TERRITORY (DEA158)		
G	ADHERED MASONRY	ASPEN	15%	
		CHARCOAL	25%	
		HUNTINGTON GREY	25%	
		WALNUT CREEK	25%	



CONCEPTUAL EXTERIOR ELEVATIONS

The Landing at Fiesta Village

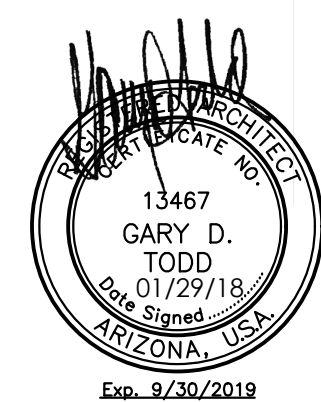


3 BUILDING TYPE 1 - REAR ELEVATION
SCALE: 3/16"=1'-0"



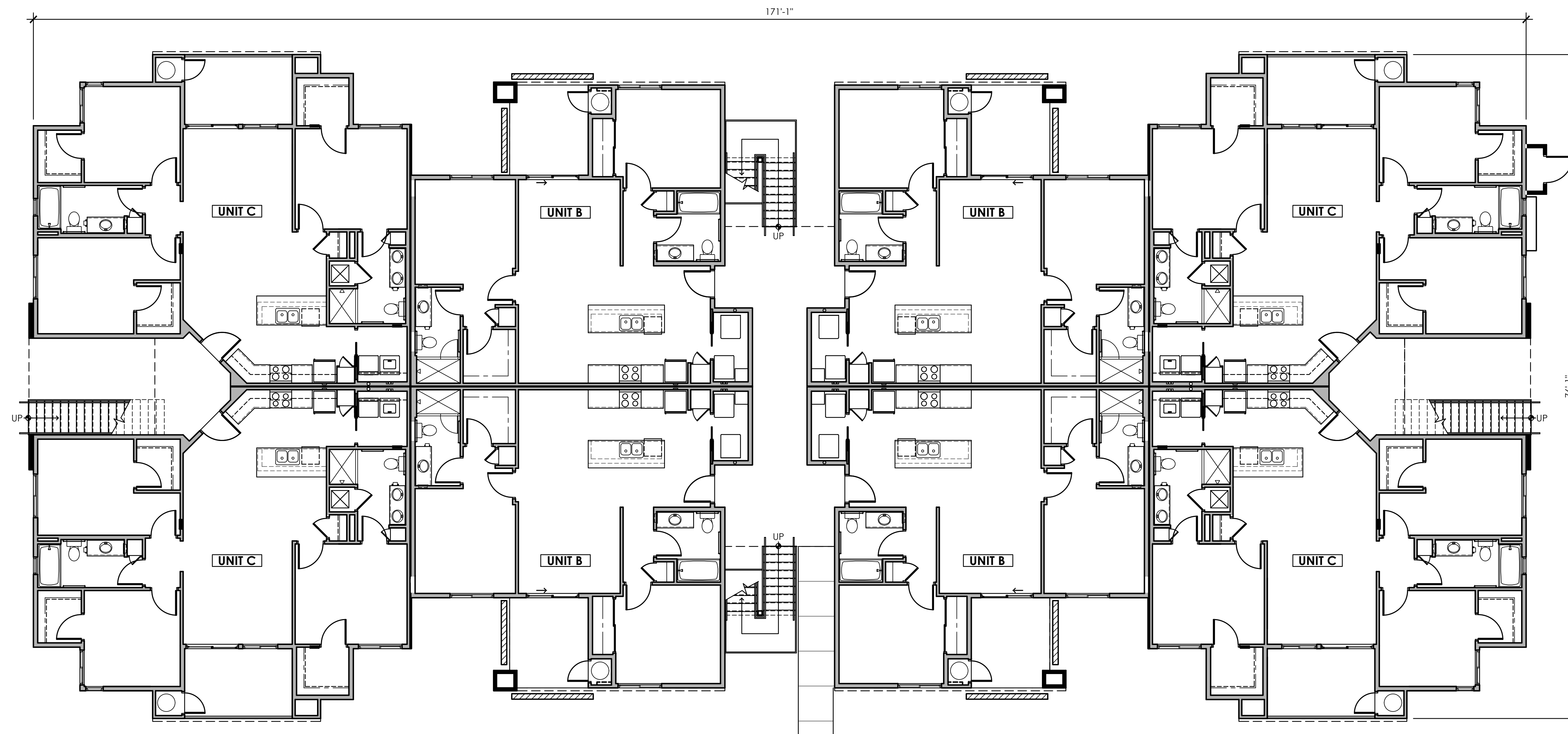
4 BUILDING TYPE 1 - LEFT ELEVATION
SCALE: 3/16"=1'-0"

FINISH/COLOR SCHEDULE		COMPONENT		MANUFACTURER / COLOR	
A	STUCCO 1	MFGR:	SHERWIN-WILLIAMS	COLOR:	DESTINY (SW 6274)
B	STUCCO 2	MFGR:	SHERWIN-WILLIAMS	COLOR:	TAVERN TAUPE (SW 7508)
C	STUCCO 3	MFGR:	SHERWIN-WILLIAMS	COLOR:	CLOAK GRAY (SW 6062)
D	STUCCO 4	MFGR:	DUNN EDWARDS	COLOR:	RUGGED BROWN (SW 6062)
E	METAL ITEMS	MFGR:	DUNN EDWARDS	COLOR:	RUGGED BROWN (SW 6062)
F	METAL AWNINGS & RAILINGS	MFGR:	DUNN EDWARDS	COLOR:	NORTHERN TERRITORY (DEA158)
G	ADHERED MASONRY	ASPEN	15%	CHARCOAL	25%
		HUNTINGTON GREY	25%	WALNUT CREEK	25%



CONCEPTUAL EXTERIOR ELEVATIONS

The Landing at Fiesta Village



BUILDING TYPE 2 FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



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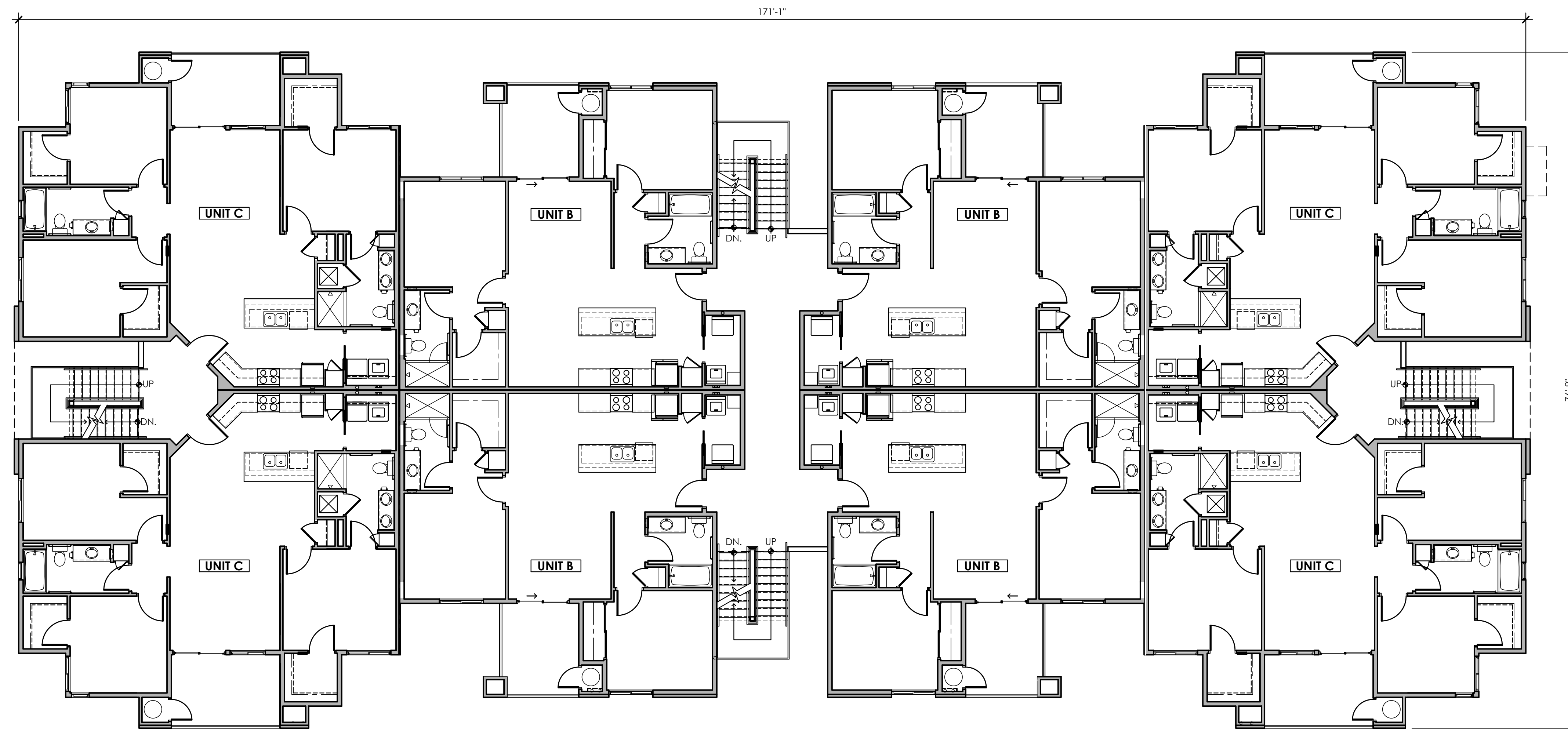
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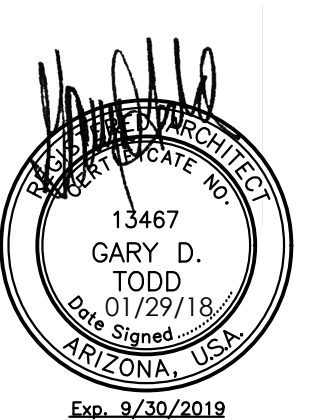


SHEET
8



BUILDING TYPE 2 SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



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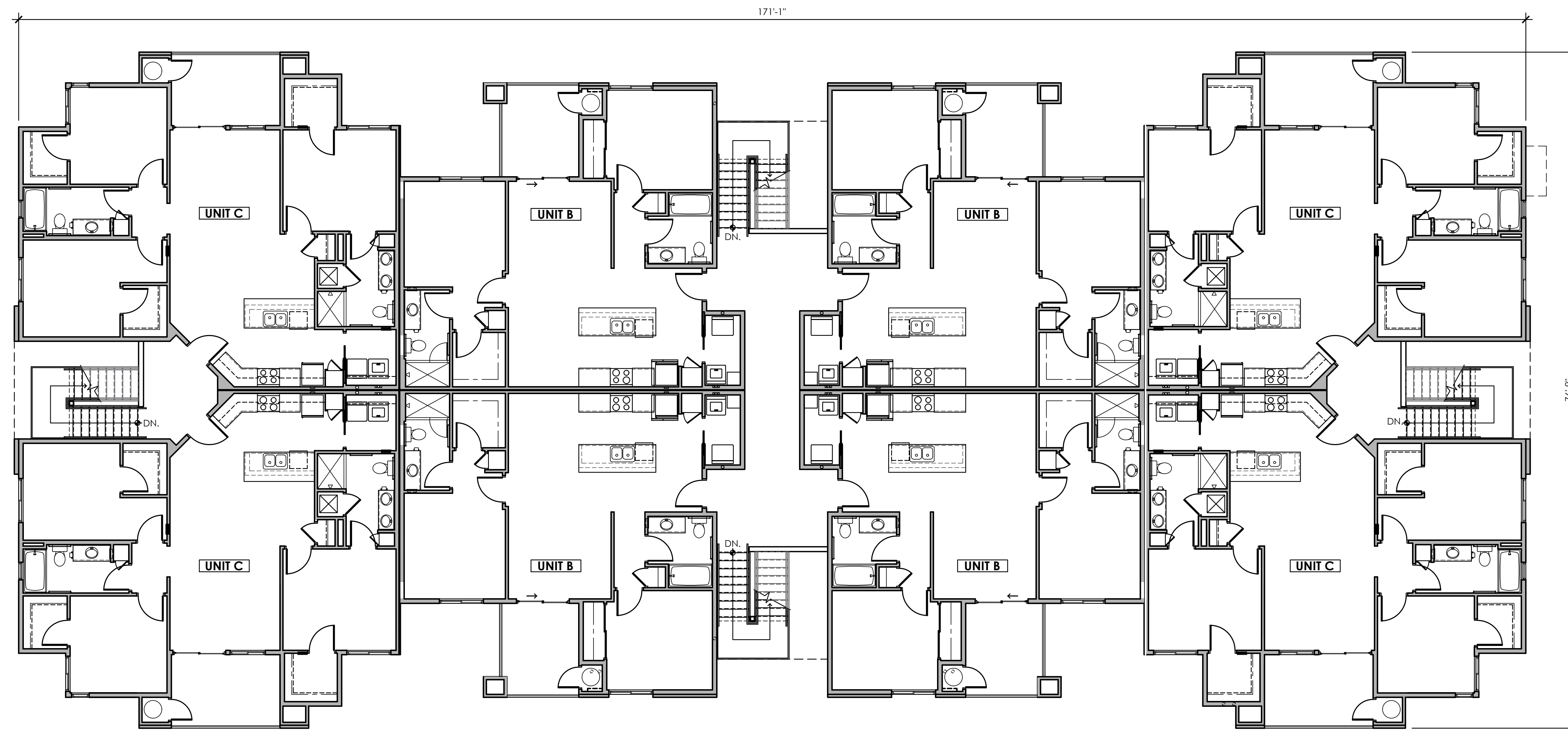
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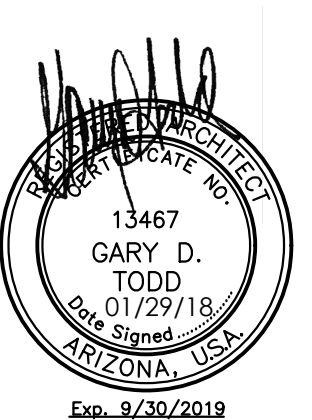


SHEET
9



BUILDING TYPE 2 THIRD FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

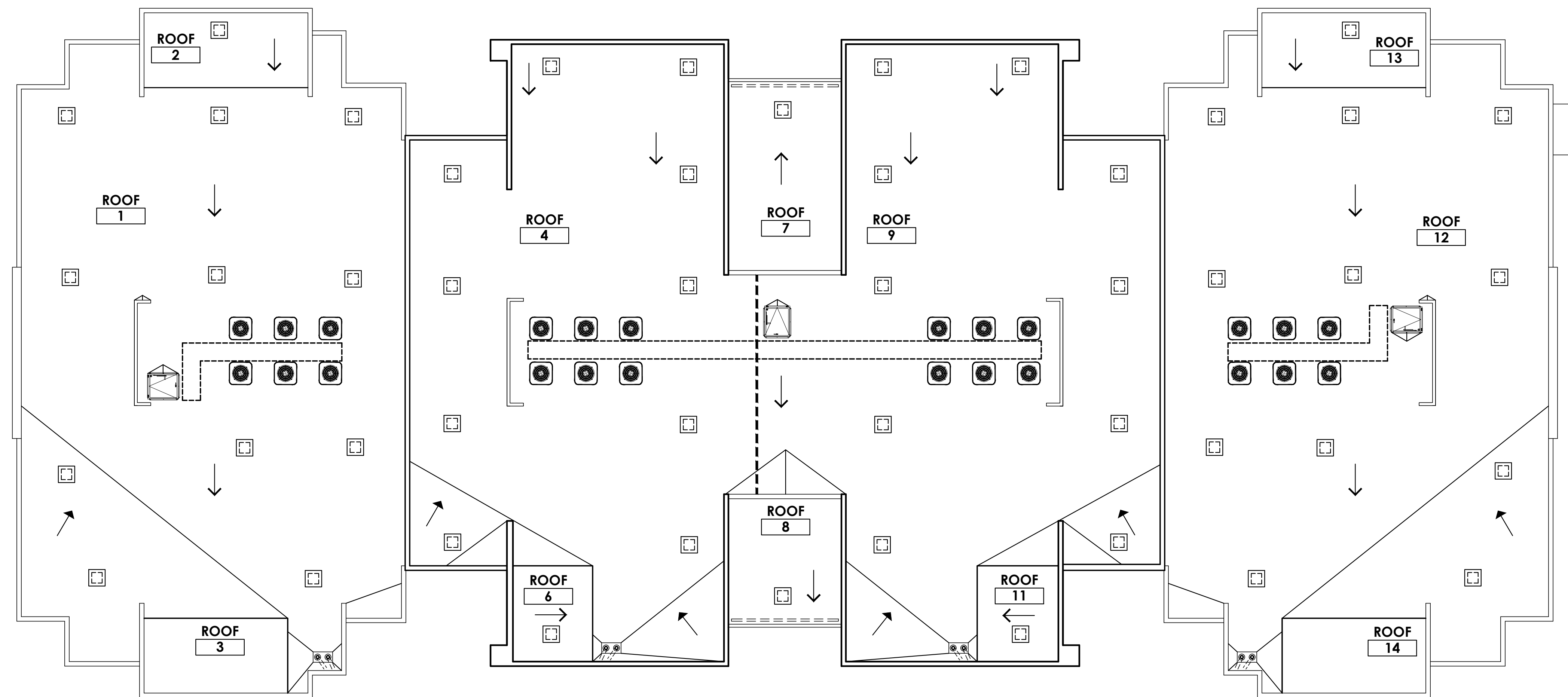
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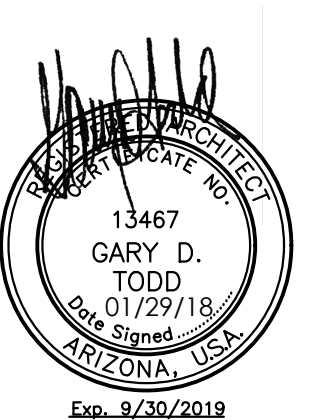


SHEET
10



BUILDING TYPE 2 ROOF FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL ROOF PLAN

The Landing at Fiesta Village



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11

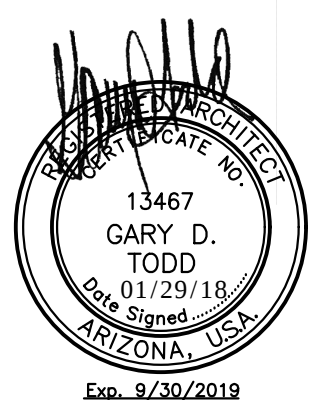


1 BUILDING TYPE 2 - FRONT ELEVATION
SCALE: 3/16"=1'-0"



2 BUILDING TYPE 2 - RIGHT ELEVATION
SCALE: 3/16"=1'-0"

FINISH/COLOR SCHEDULE		MANUFACTURER / COLOR	
A	STUCCO 1	MFGR: SHERWIN-WILLIAMS COLOR: DESTINY (SW 6274)	
B	STUCCO 2	MFGR: SHERWIN-WILLIAMS COLOR: TAVERN TAUPE (SW 7508)	
C	STUCCO 3	MFGR: SHERWIN-WILLIAMS COLOR: CLOAK GRAY (SW 6062)	
D	STUCCO 4	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)	
E	METAL ITEMS	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)	
F	METAL AWNINGS & RAILINGS	MFGR: DUNN EDWARDS COLOR: NORTHERN TERRITORY (DEA158)	
G	ADHERED MASONRY	ASPEN 15% CHARCOAL 25% HUNTINGTON GREY 25% WALNUT CREEK 25%	



CONCEPTUAL EXTERIOR ELEVATIONS

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12



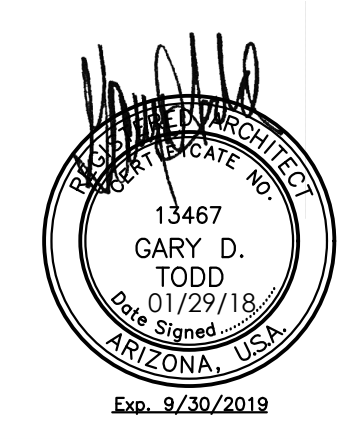
3 BUILDING TYPE 2 - REAR ELEVATION
SCALE: 3/16"=1'-0"



4 BUILDING TYPE 2 - LEFT ELEVATION
SCALE: 3/16"=1'-0"

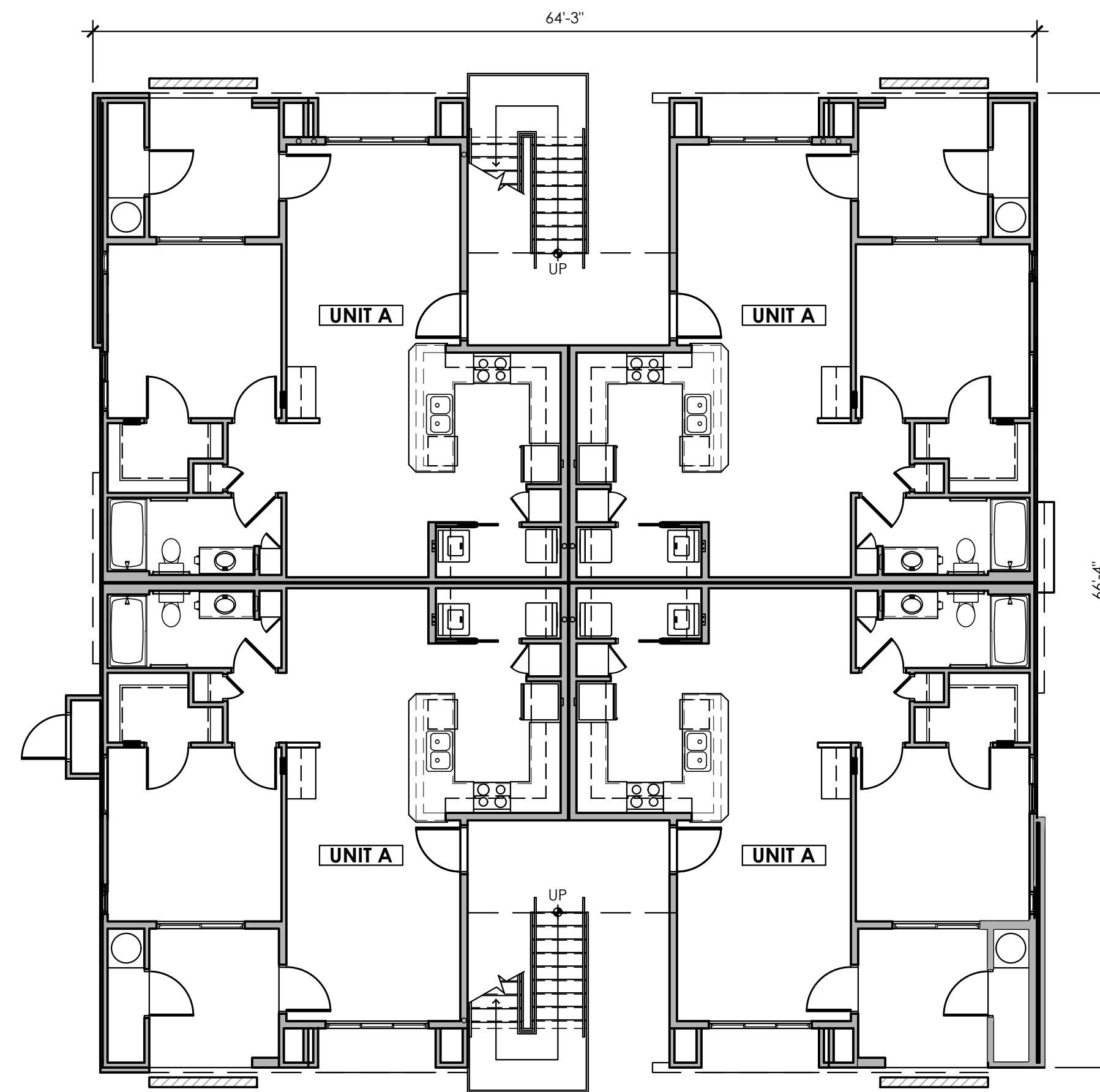
FINISH/COLOR SCHEDULE

COMPONENT	MANUFACTURER / COLOR		
A STUCCO 1	MFGR:	SHERWIN-WILLIAMS DESTINY (SW 6274)	
B STUCCO 2	MFGR:	SHERWIN-WILLIAMS TAVERN TAUPE (SW 7508)	
C STUCCO 3	MFGR:	SHERWIN-WILLIAMS CLOAK GRAY (SW 6062)	
D STUCCO 4	MFGR:	DUNN EDWARDS RUGGED BROWN (SW 6062)	
E METAL ITEMS	MFGR:	DUNN EDWARDS RUGGED BROWN (SW 6062)	
F METAL AWNINGS & RAILINGS	MFGR:	DUNN EDWARDS NORTHERN TERRITORY (DEA158)	
G ADHERED MASONRY	ASPHEN CHARCOAL	15%	
	HUNTINGTON GREY	25%	
	WALNUT CREEK	25%	



CONCEPTUAL EXTERIOR ELEVATIONS

The Landing at Fiesta Village



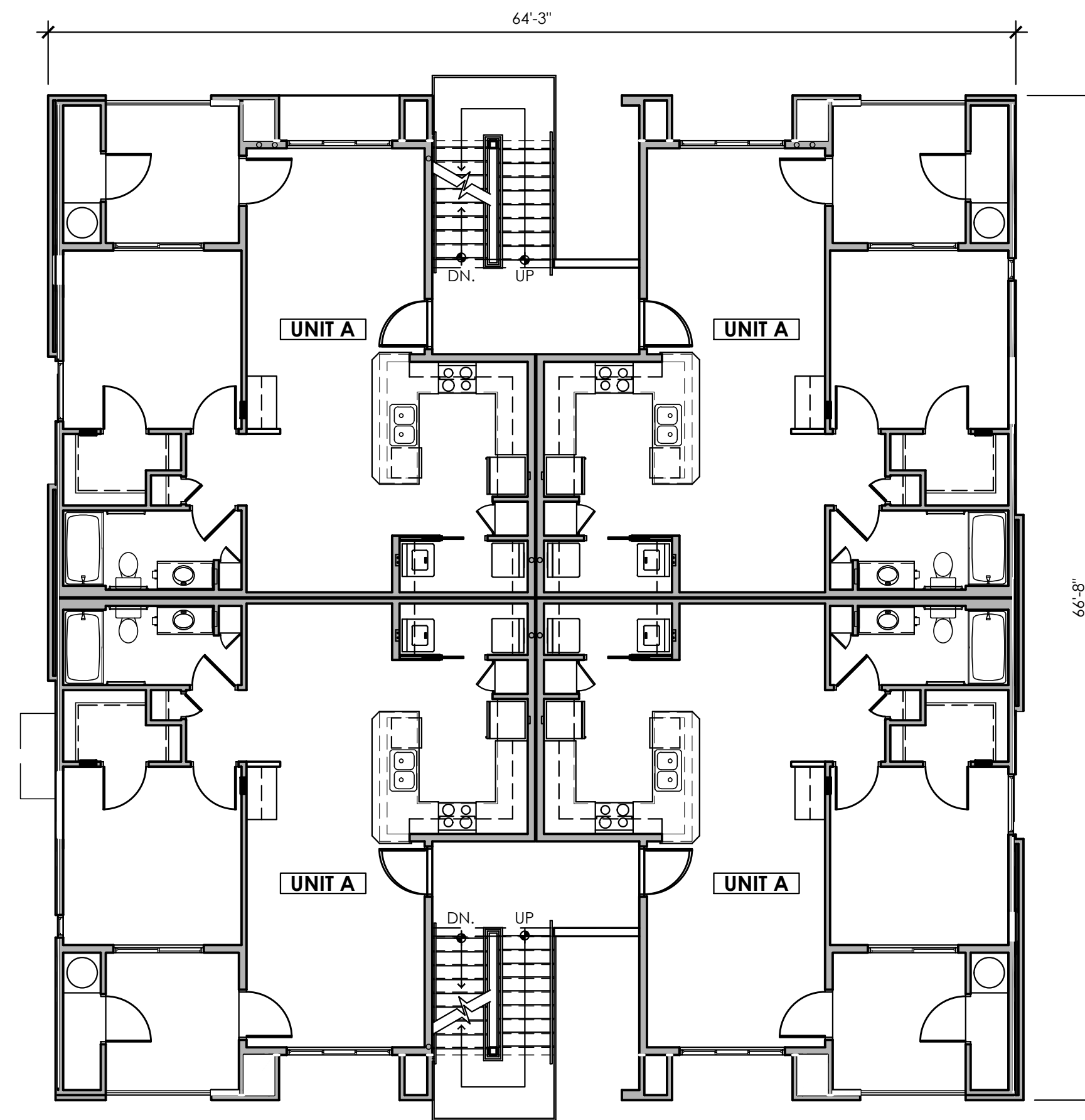
BUILDING TYPE 3 FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"



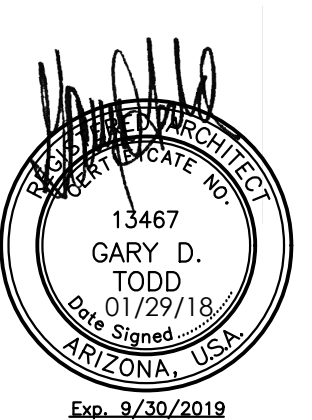
CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



BUILDING TYPE 3 SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

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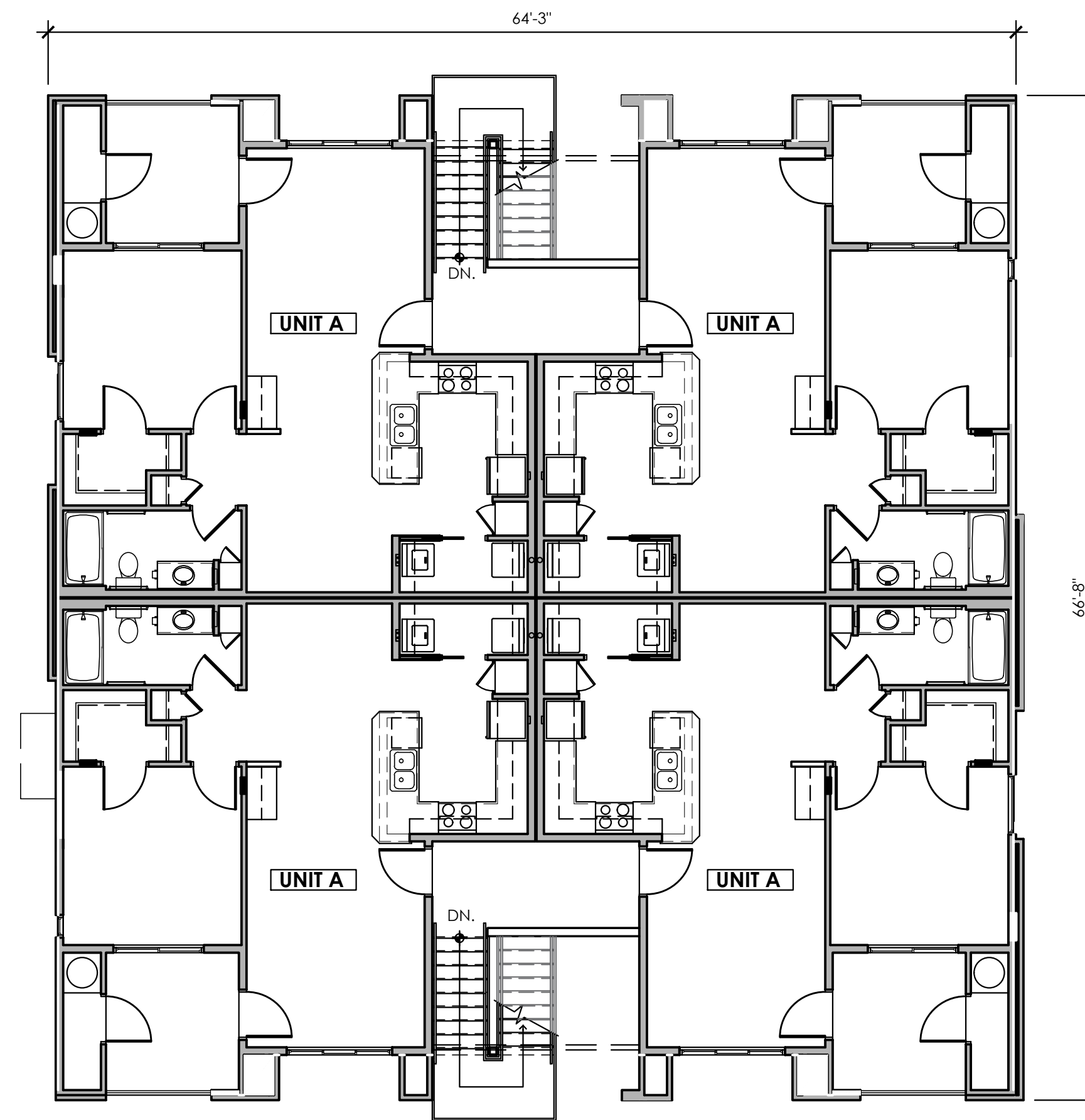
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SHEET
15



BUILDING TYPE 3 THIRD FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

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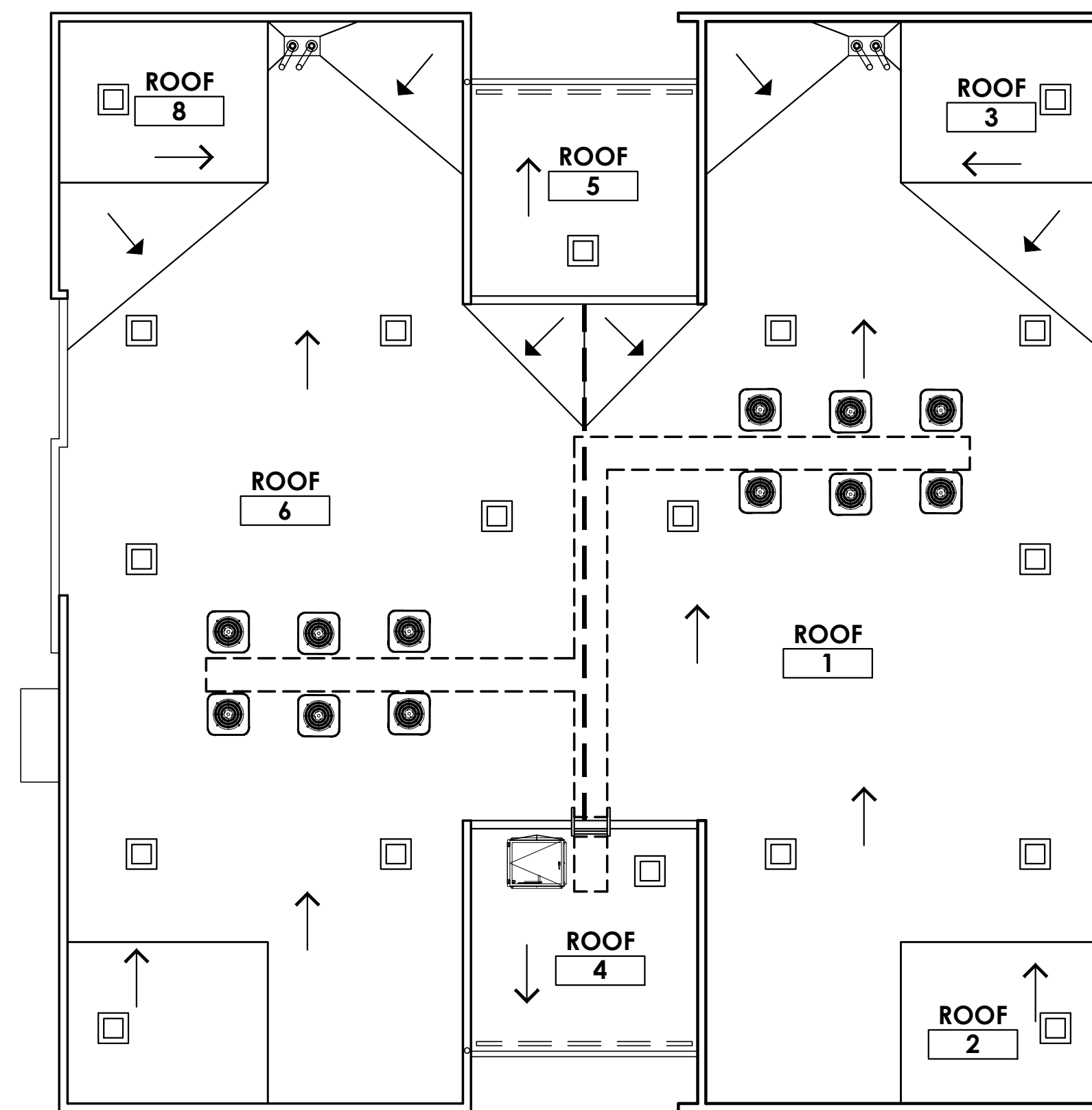
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SHEET
16



BUILDING TYPE 3 ROOF PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL ROOF PLAN

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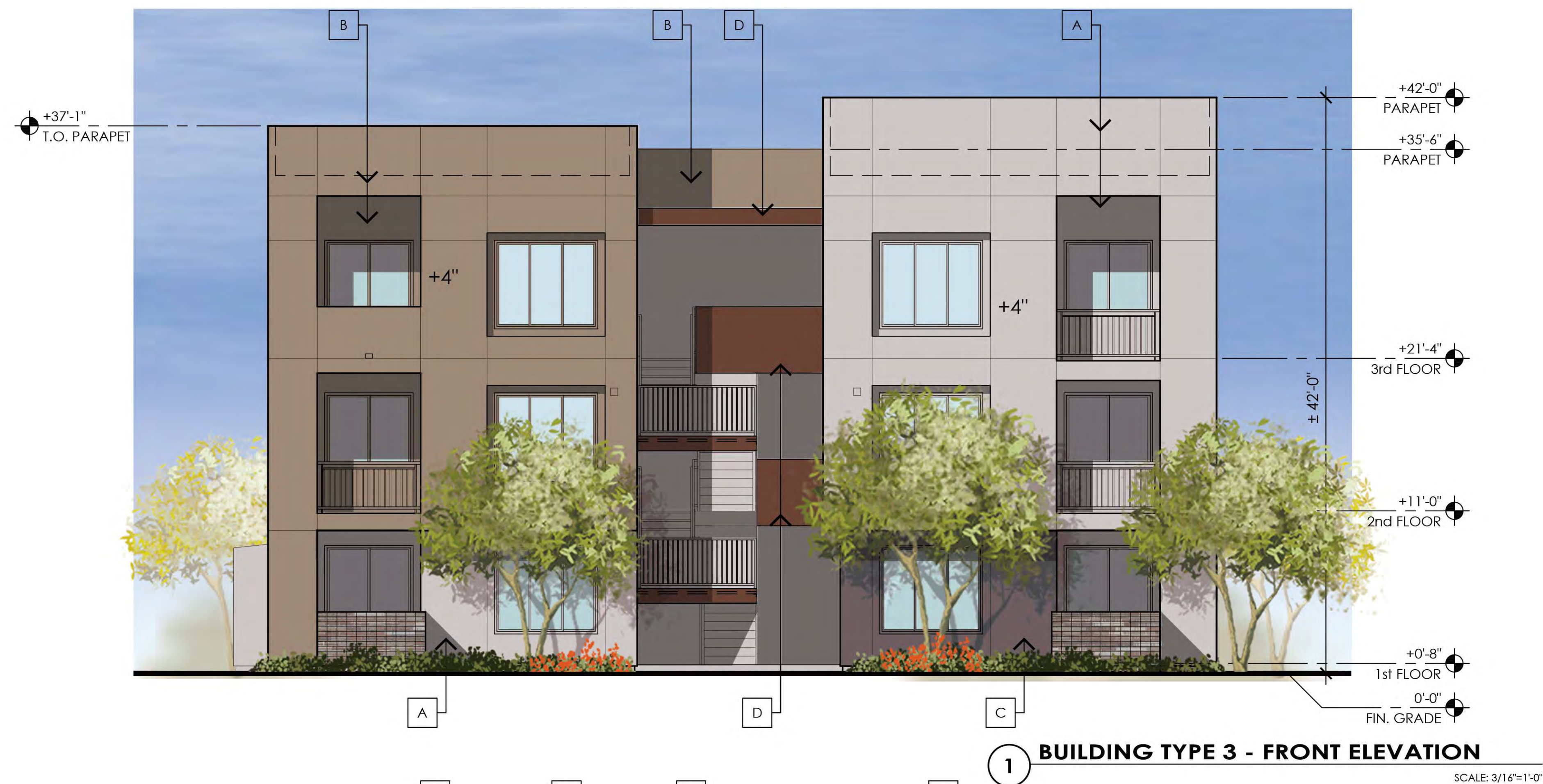
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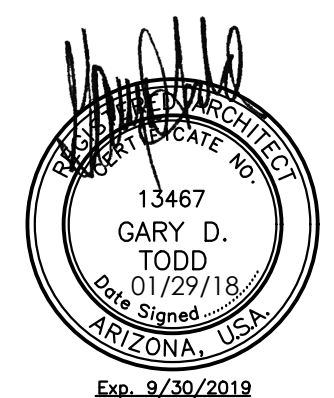
W.M. GRACE COMPANIES
SINCE 1966



SHEET
17



FINISH/COLOR SCHEDULE		MANUFACTURER / COLOR	
A	STUCCO 1	MFGR: SHERWIN-WILLIAMS COLOR: DESTINY (SW 6274)	
B	STUCCO 2	MFGR: SHERWIN-WILLIAMS COLOR: TAVERN TAUPE (SW 7508)	
C	STUCCO 3	MFGR: SHERWIN-WILLIAMS COLOR: CLOAK GRAY (SW 6062)	
D	STUCCO 4	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)	
E	METAL ITEMS	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)	
F	METAL AWNINGS & RAILINGS	MFGR: DUNN EDWARDS COLOR: NORTHERN TERRITORY (DEA158)	
G	ADHERED MASONRY	ASPEN CHARCOAL 15% HUNTINGTON GREY 25% WALNUT CREEK 25%	



CONCEPTUAL EXTERIOR ELEVATIONS

The Landing at Fiesta Village

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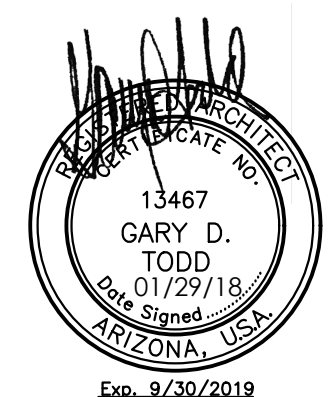
Mesa, Arizona
Design Review Submittal
Project No. 16-2012-01 Date 01.29.18



SHEET
18



FINISH/COLOR SCHEDULE		COMPONENT	MANUFACTURER / COLOR	
A	STUCCO 1	MFGR: SHERWIN-WILLIAMS COLOR: DESTINY (SW 6274)		
B	STUCCO 2	MFGR: SHERWIN-WILLIAMS COLOR: TAVERN TAUPE (SW 7508)		
C	STUCCO 3	MFGR: SHERWIN-WILLIAMS COLOR: CLOAK GRAY (SW 6062)		
D	STUCCO 4	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
E	METAL ITEMS	MFGR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
F	METAL AWNINGS & RAILINGS	MFGR: DUNN EDWARDS COLOR: NORTHERN TERRITORY (DEA158)		
G	ADHERED MASONRY	ASPEN CHARCOAL 15% HUNTINGTON GREY 25% WALNUT CREEK 25%		



CONCEPTUAL EXTERIOR ELEVATIONS

The Landing at Fiesta Village

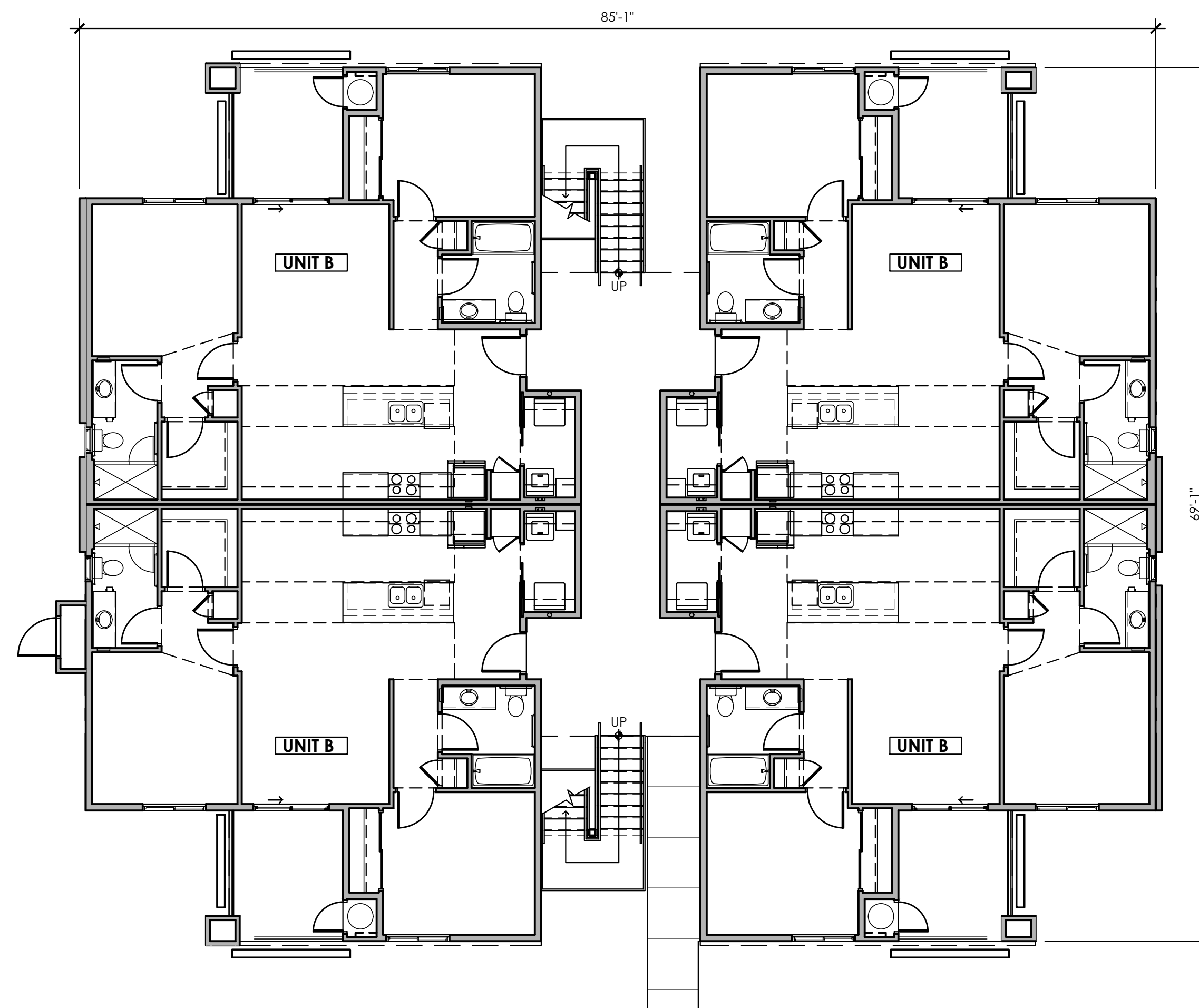
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SHEET
19



BUILDING TYPE 4 FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



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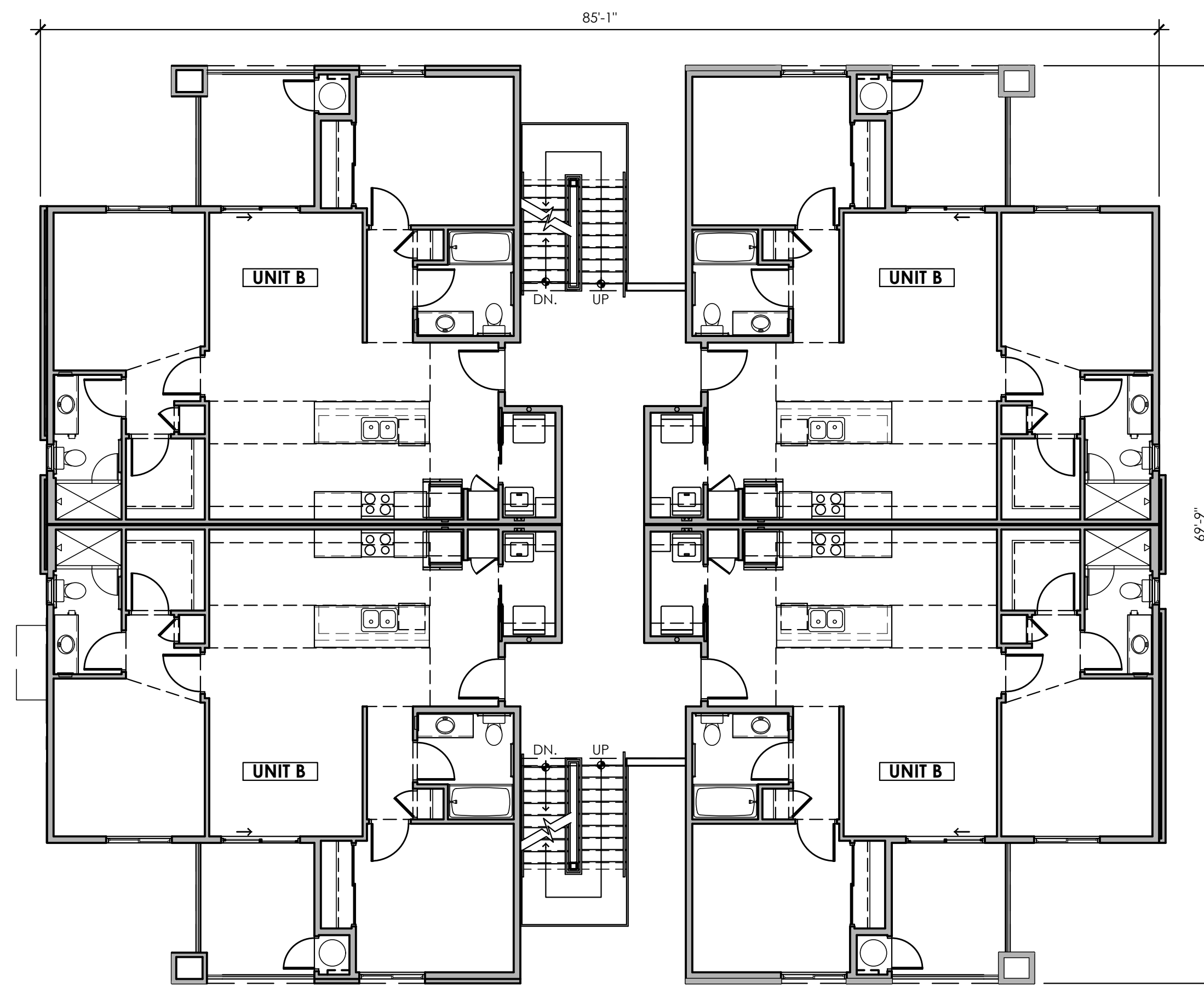
Project No. 16-2012-01 Date 01.29.18



W.M. GRACE COMPANIES
SINCE 1966



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20



BUILDING TYPE 4 SECOND FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



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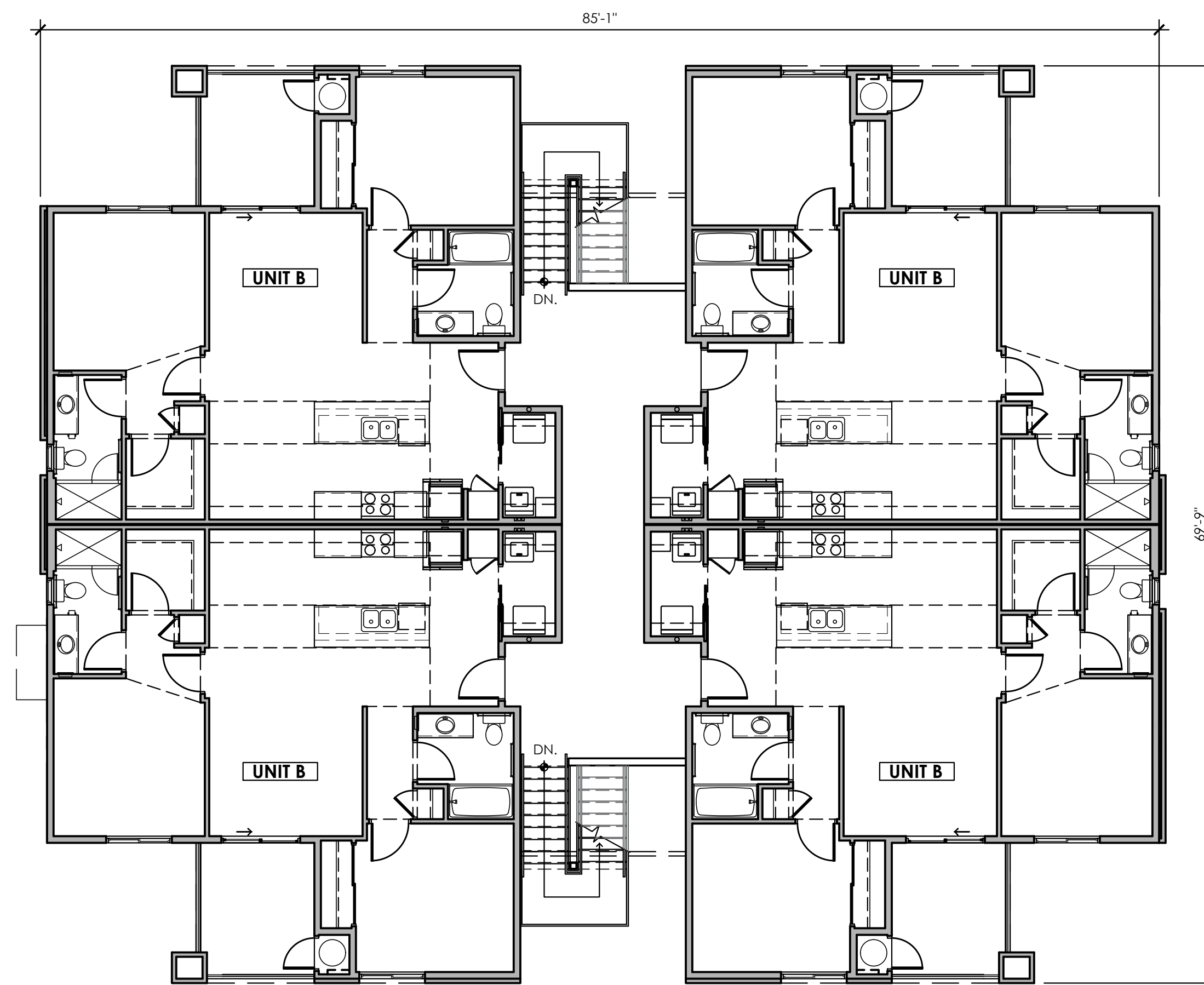
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W.M. GRACE COMPANIES
SINCE 1966

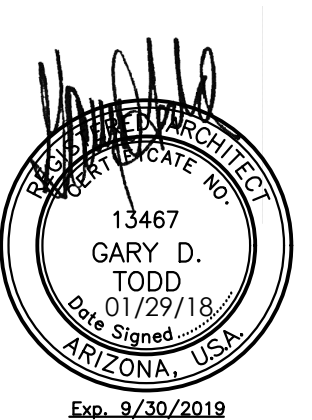


SHEET
21



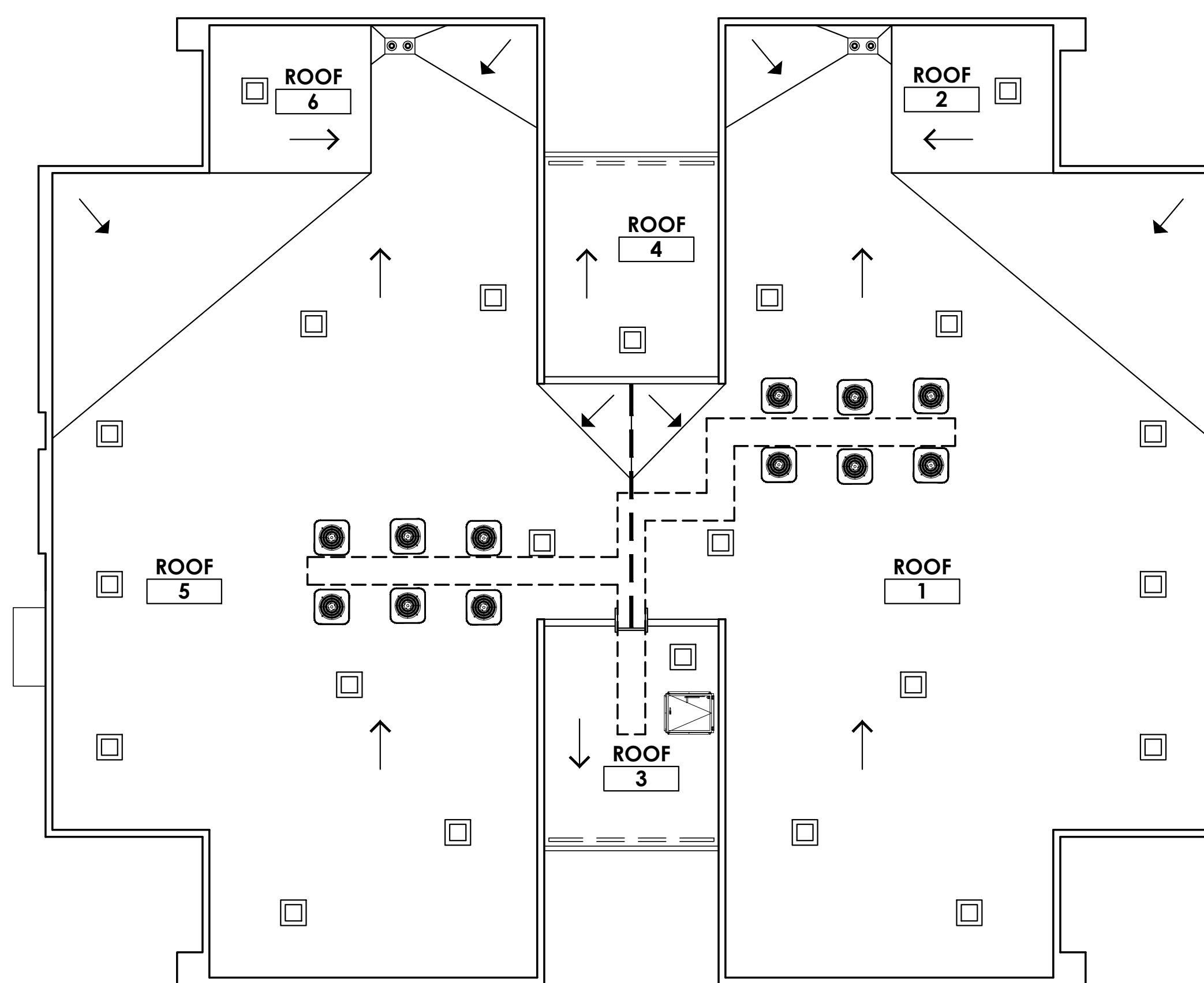
BUILDING TYPE 4 THIRD FLOOR PLAN

SCALE: 1/8" = 1'-0"



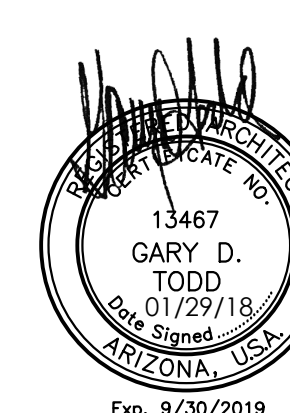
CONCEPTUAL FLOOR PLAN

The Landing at Fiesta Village



BUILDING TYPE 4 ROOF FLOOR PLAN

SCALE: 1/8" = 1'-0"



CONCEPTUAL ROOF PLAN

The Landing at Fiesta Village



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23



1 BUILDING TYPE 4 - FRONT ELEVATION

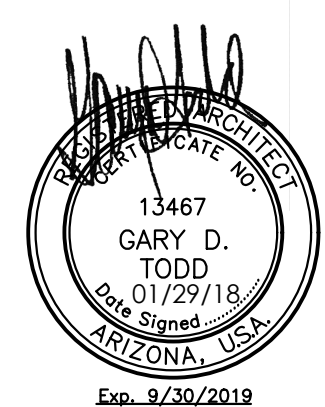
SCALE: 3/16"=1'-0"



2 BUILDING TYPE 4 - RIGHT ELEVATION

SCALE: 3/16"=1'-0"

FINISH/COLOR SCHEDULE		COMPONENT	MANUFACTURER / COLOR	
A	STUCCO 1	MFR: SHERWIN-WILLIAMS COLOR: DESTINY (SW 6274)		
B	STUCCO 2	MFR: SHERWIN-WILLIAMS COLOR: TAVERN TAUPE (SW 7508)		
C	STUCCO 3	MFR: SHERWIN-WILLIAMS COLOR: CLOAK GRAY (SW 6062)		
D	STUCCO 4	MFR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
E	METAL ITEMS	MFR: DUNN EDWARDS COLOR: RUGGED BROWN (SW 6062)		
F	METAL AWNINGS & RAILINGS	MFR: DUNN EDWARDS COLOR: NORTHERN TERRITORY (DEA158)		
G	ADHERED MASONRY	ASPEN CHARCOAL 15% HUNTINGTON GREY 25% WALNUT CREEK 25%		



CONCEPTUAL EXTERIOR ELEVATIONS

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24