

# DESIGN REVIEW BOARD WORK SESSION

April 14, 2020

DRB20-00003

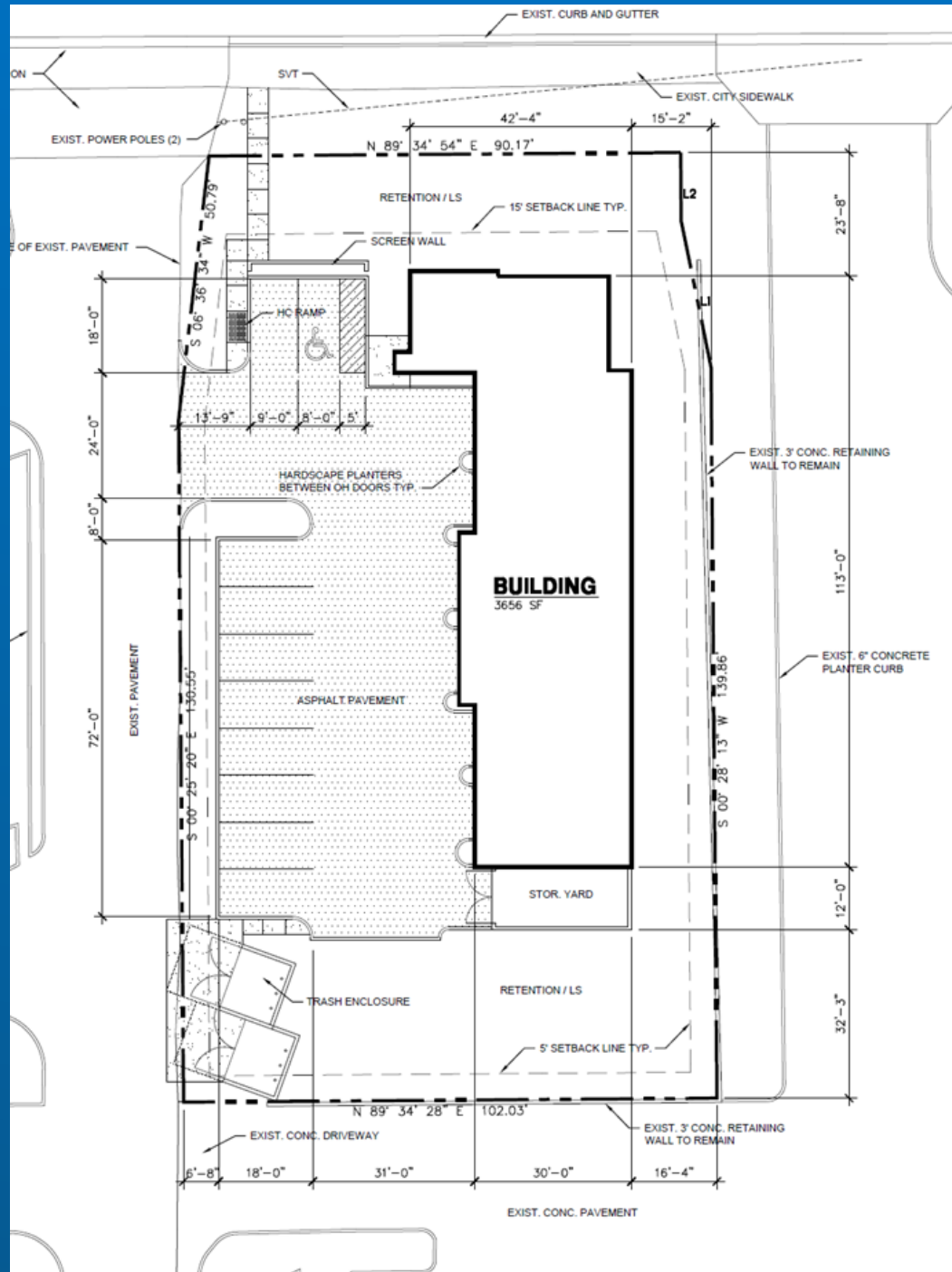


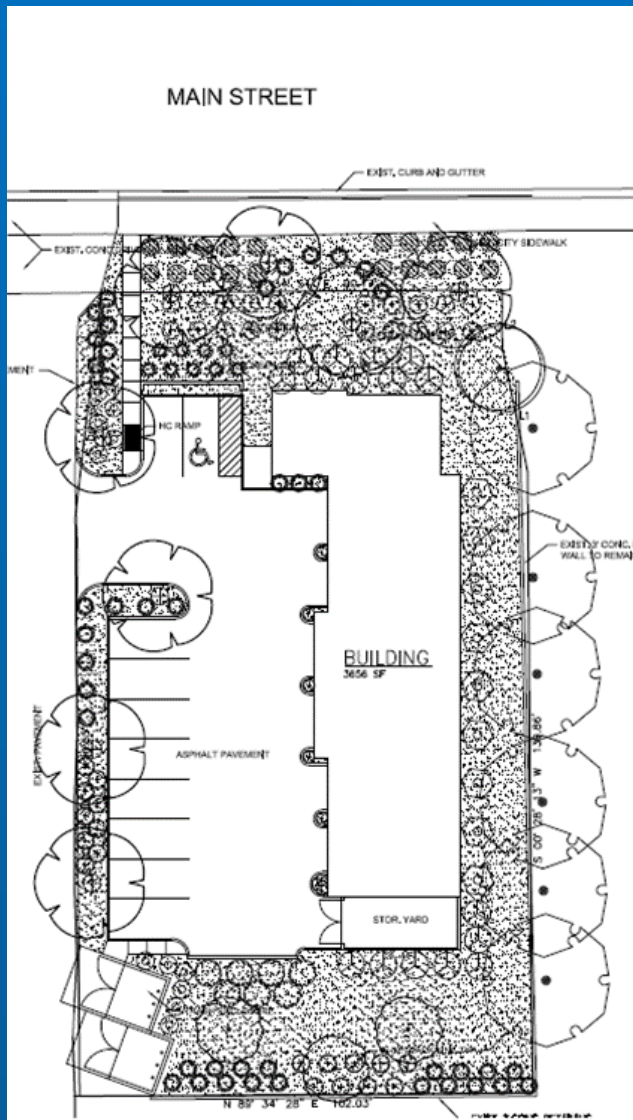


Looking south  
from Main Street



Looking east from  
Within the shopping  
center





## PLANT SCHEDULE

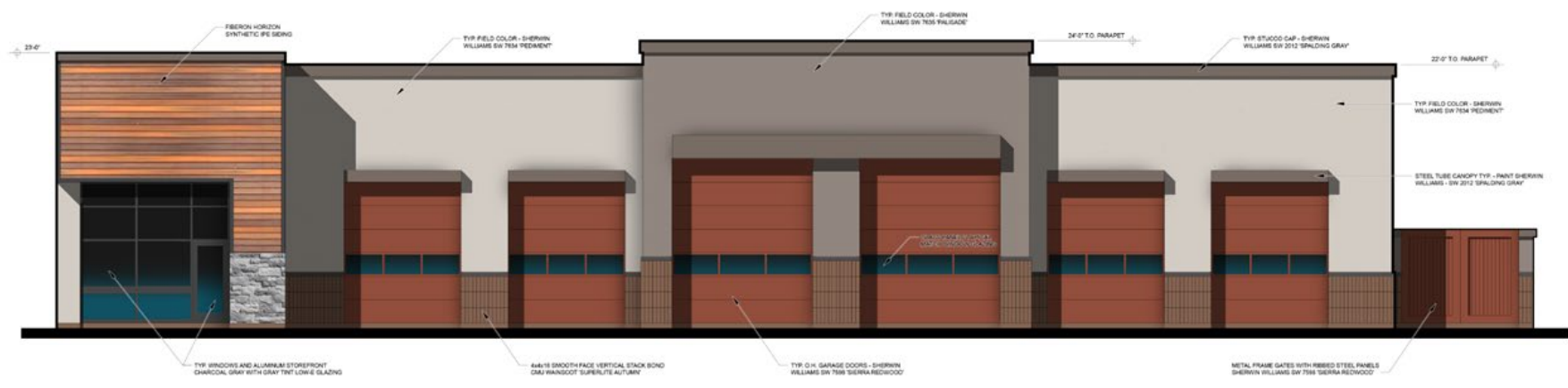
TREES	BOTANICAL / COMMON NAME	SIZE	QTY
	Caesalpinia caoalaco 'Smoothie'™ Casalote	15 gal.	3
	Dalbergia sissoo Rosewood	Existing	6
	Olea europaea 'Fruitless' Fruitless Olive	24"	8
	Parkinsonia x 'Desert Museum' Desert Museum Palo Verde	Existing	1
SHRUBS	BOTANICAL / COMMON NAME	SIZE	QTY
	Carissa macrocarpa 'Boxwood Beauty' Beauty Natal Plum	5 gal.	20
	Chrysanthemum mexicanum Daisies	1 gal.	8
	Dodonaea viscosa 'Purpurea' Purple Leaved Hopseed Bush	5 gal.	7
	Hesperaloe parviflora 'Brakeights'™ Brakeights Red Yucca	5 gal.	9
	Justicia spidgera Mexican Honeysuckle	5 gal.	18
	Lantana montevidensis Trailing Lantana	1 gal.	20
	Leucophyllum frutescens 'Compacta' Compact Texas Ranger	5 gal.	16
	Muhlenbergia capillaris 'Regal Mist'™ Regal Mist Deer Grass	5 gal.	42
	Ruellia peninsularis Wild Petunia	5 gal.	11
	Tecoma stans angustata Yellow Bells	5 gal.	9

## REFERENCE NOTES SCHEDULE

SYMBOL	ROCK DESCRIPTION	QTY
	1/2" Screened Decomposed Granite Madison Gold	53.79 cy



NORTH ELEVATION



WEST ELEVATION

SCALE - 1/4" = 1'-0"



### SOUTH ELEVATION



### EAST ELEVATION

SCALE - 1/4" = 1'-0"

METAL FRAME GATES WITH RIBBED STEEL PANELS SHERWIN WILLIAMS SW 7035 PALISADE

# **RODRIGO AUTO REPAIR**

## **MATERIALS / COLOR BOARD**

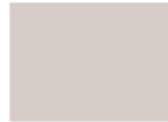
4509 EAST MAIN STREET



PAINT – SHERWIN WILLIAMS SW2012 - SPALDING GRAY



PAINT – SHERWIN WILLIAMS SW7598 - SIERRA REDWOOD



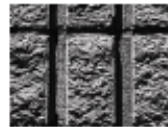
PAINT – SHERWIN WILLIAMS SW7634 - PEDIMENT



PAINT – SHERWIN WILLIAMS SW7635 - PALISADE



MASONRY – SUPERLITE AUTUMN (COLOR ONLY)



MASONRY – SUPERLITE CHARCOAL (COLOR ONLY)



SIMULATED STONE – LITE-STONE SHADOW GREY



FIBERON HORIZON SYNTHETIC IPE SIDING





<b>LAREDO SERIES</b> LMC - 30LEDs	Cat.# Job _____ Type _____ Approvals _____	<b>HUBBELL</b> Outdoor Lighting	
<b>SPECIFICATIONS</b> <b>Intended Use:</b> Full cut-off ADA compliant perimeter or entry lighting for 10-18ft mounting heights that require high light output and maximum energy efficiency. Laredo LMC-30 LED wallpack provides low installation costs with little or no maintenance and up to 80% energy savings. Ideal for schools, factories, hospitals, warehouses and retail applications.	<b>Lenses:</b> Full cut-off distribution - Individual acrylic LED optics provide ES Type II, III and IV distributions.	<b>PRODUCT IMAGE(S)</b> 	
<b>Construction:</b> Decorative die-cast aluminum housing and dust. Rugged design protects internal components and provides excellent thermal management for over 70% lumen maintenance at 50,000 hours minimum LED life. Luminaires series powder paint finishes provide lasting appearance in outdoor environments. Five standard finishes include: Bronze, Black, Gray, White and Platinum.	<b>Controls:</b> Drivers are 0-10V dimming standard. Photocell and occupancy sensor options available for complete on/off and dimming control.	<b>LMC-30LU Motion Sensor</b> <b>LMC-30LU BBU</b>	
<b>Optics/Electrical LED:</b> 30 High power LEDs delivers up to 7300 lumens at 700mA and up to 3400 lumens at 350mA. Variety of distributions - Type I, II and IV (Forward throw). High CR LEDs provide excellent color rendition with up to 100 lumens per watt efficiency.	<b>Listings:</b> • Listed to UL1598 for wet locations • 40° C ambient environments • U.S. Patent No. 8562,587 • DesignLights Consortium (DLC) qualified. Consult DLC website for more details: <a href="http://www.designlights.org/DLC">www.designlights.org/DLC</a>	<b>Dimensions:</b> 	
CCT: 3000K/70 CR, 4000K/70 CR, 5000K/70 CR Electronic driver 7W system (2 drivers, 2 circuits), 0.4 AMPs max, or 23w (1 driver, 2 circuits), 0.3 amp max, 100-277V and 347V and 480V, 50/60Hz	<b>LMC-30LU Egress Wallpack:</b> Designed to meet strict IFC minimum requirements. At 12ft mounting height 1ft covers 18in/6ft area, well beyond the 1ft/10ft standard. No uplight, external test button; 120V or 277V only. Rated -30° C to 35° C	<b>Warranty:</b> Five year limited warranty (for more information visit: <a href="http://www.hubbell.com/our-competitiveness/warranty">http://www.hubbell.com/our-competitiveness/warranty</a> )	

**ORDERING INFORMATION**  
 ORDERING EXAMPLE: LMC-30LU-5K-3-1-PC(4)

<b>LMC</b>										
<b>SERIES</b>	<b>NUMBER OF LEDs-SOURCE/VOLTAGE</b>	<b>CCT</b>	<b>IES DISTRIBUTION</b>	<b>DRIVE CURRENT</b>	<b>FINISH</b>	<b>OPTIONS</b>				
LMC Laredo Medium Cut-off	30LU 30 LEDs, Universal voltage 120-277V	3K 3000K nominal	2 Type II	BLANK STD 700MA	1 Bronze	BBU <sup>1</sup> Integral battery for 120 or 277V rated for -30° C ambient. Available in 350mA 6000 drms current only.				
	30L1 30 LEDs, 120V	4K 4000K nominal	3 Type III	03S 350MA	2 Black	PO <sup>2</sup> Button photocell control (must specify voltage per footnote 1, not available in 480V)				
	30L2 30 LEDs, 200V	5K 5000K nominal	4 Type IV (Forward throw)		3 Gray	F <sup>3</sup> Fusing (specify voltage per footnote)				
	30L3 30 LEDs, 240V				4 White	SCP <sup>4</sup> Programmable motion control, factory default is 10% light output				
	30L4 30 LEDs, 277V				5 Platinum					
	30LF 30 LEDs, 347V									
	30LS 30 LEDs, 480V									

**SPECIFY SCP HEIGHT**

30<sup>1</sup> Up to 8ft mount height

20<sup>2</sup> Up to 20ft mount height

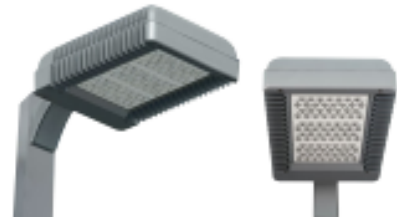
1. Specify voltage for 120V and 277V system. Code 1: 120V, 2: 200V, 3: 240V, 4: 277V, 5: 347V, 6: 480V  
 2. Must order minimum one SCP-160000 to program dimming settings. A 100-hour uplight/dimming demo period is available with all orders. See [www.hubbell.com](http://www.hubbell.com) for more details.  
 3. PO Order not applicable, included in price.  
 4. See [www.hubbell.com](http://www.hubbell.com) for more details.  
 Hubbell Outdoor Lighting • 701 Millennium Boulevard • Greenville, SC 29607 • Phone: 864-678-1000  
 Due to our continued efforts to improve our products, product specifications are subject to change without notice.  
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	<b>HUBBELL</b> Outdoor Lighting	DATE _____	LOCATION _____
		TYPE _____	PROJECT _____
		CATALOG # _____	

**Cimarron LED**  
 HIGH PERFORMANCE LED AREA/SITE LIGHTER

**FEATURES**

- A unique vertically-finned die-cast housing that optimizes heat transfer to keep the fixture cool and maximize component life
- Mounting versatility with choice of traditional straight, architectural upweep die-cast aluminum or mast arm fiber designs
- Optional vandal resistant guard provides additional protection when necessary
- 20KA surge protection with an end of life LED indicator
- Maintenance free housing designed to IP65 and 60,000 hours life



**RELATED PRODUCTS**

- [Cimarron CLUS](#)
- [SARF Ratio](#)
- [SARF Ratio](#)
- [Access™ ABA1](#)
- [Alo](#)
- [Viper](#)



**SPECIFICATIONS**

- HOUSING**
- Stylish vertically finned die-cast solid top housing for maximum heat dissipation; Slope collection of unsightly debris from gathering on top of the housing
  - Rugged lower die-cast aluminum heat sink accelerates thermal management and optimizes PCB and optical performance
  - One piece die cut silicone gasket ensures weather proof seal around each individual LED for IP65 rating
  - Separate optical and electrical compartment for optimum component operation
  - Backlight Control (BC) option available for 85% spill light reduction, doesn't change fixture appearance or EPA, recommended for Type III and Type IV distributions
  - Stamped bezel provides mechanical compression to seal the optical assembly
  - Suitable for applications requiring 3G testing prescribed by ANSI C136.21
  - TGIC thermostat polyester powder paint finish applied at nominal 2.5 mil thickness

- OPTICS (CONT'D)**
- Drivers are 0-10V dimming standard; Photocell, occupancy sensor and wireless controls available for complete on/off and dimming control
  - CCT: 3000K (70 CR), 4000K (70 CR), 5000K (70 CR), and surge-friendly Amber LED options
- INSTALLATION**
- Two die-cast aluminum arm designs: The decorative arm offers a classic upweep look while the straight arm follows the housing's contoured lines for continuity of style
  - Fixture ships with arm installed for ease of installation and mounts to #2 drill pattern
  - Mast arm/mast arm fiber and pole accessories are also available allowing easy mounting for virtually any application

- OPTIONS/CONTROLS**
- Drivers are 0-10V dimming standard; Photocell, occupancy sensor and wireless controls available for complete on/off and dimming control
- CERTIFICATIONS**
- DesignLights Consortium (DLC) qualified. Please refer to the DLC website for specific product qualifications at [www.designlights.org](http://www.designlights.org)
  - Listed to UL1598 and CSA C22.2#250.024 for wet locations
  - ADA approved
  - IP65
- WARRANTY**
- 5 year limited warranty
  - See [www.hubbell.com](http://www.hubbell.com) for additional information

- ELECTRICAL**
- Drivers have greater than 90% power factor and less than 10% THD
  - LED drivers have output power over-voltage, over-current protection and short circuit protection with auto recovery
  - Optional continuous dimming to 10% or dual circuitry available
  - Universal input voltage 120-277 VAC, 50/60 Hz
  - Surge protection - 20KA; Turns fixture off at end of life; Has LED for end of life indication

**OPTICS**

- Choice of 30, 60 or 90 high brightness LED with individual acrylic lenses specially designed for IES Type I, II, IV and V distributions

KEY DATA	
Lumen Range	6,500-30,000
Wattage Range	70-350w
Efficacy Range (L/PW)	70-122
Fixture Projected Life (Hours)	>60,000
Weights lbs. (kg)	45 (20.4)



The Site Plan and Landscape Plan are consistent with MZO Standards

Requires compliance with MZO 11-6-3 (C) Building Form Standards

Staff concerns:

- Design of entry element
- Use of materials and colors
- Canopy depths over bay doors
- Articulation on east elevation

Staff welcomes any feedback on the proposed elevations

# SUMMARY

# NOT PART OF SLIDE PRESENTATION – FOR REFERENCE

## STAFF NOTES:

Staff suggests the following revisions for discussion:

North Elevation-

- a. Raise the entry element.
- b. Eliminate stone veneer.
- c. Add another color.
- d. Add building entrance.

West Elevation-

- a. Raise the element over the two roll-up doors.
- b. Canopies 3' wide (18" proposed)
- c. Another color in the middle.

East and South Elevations-

- a. Needs more articulation.
- b. Variety of color and materials.

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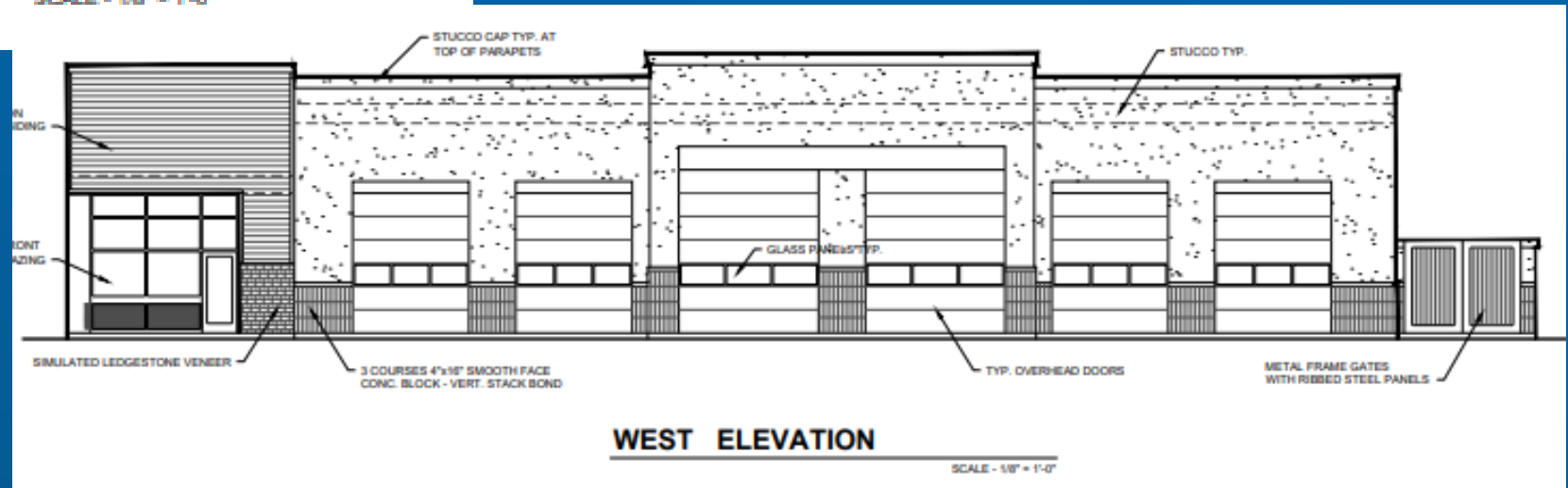
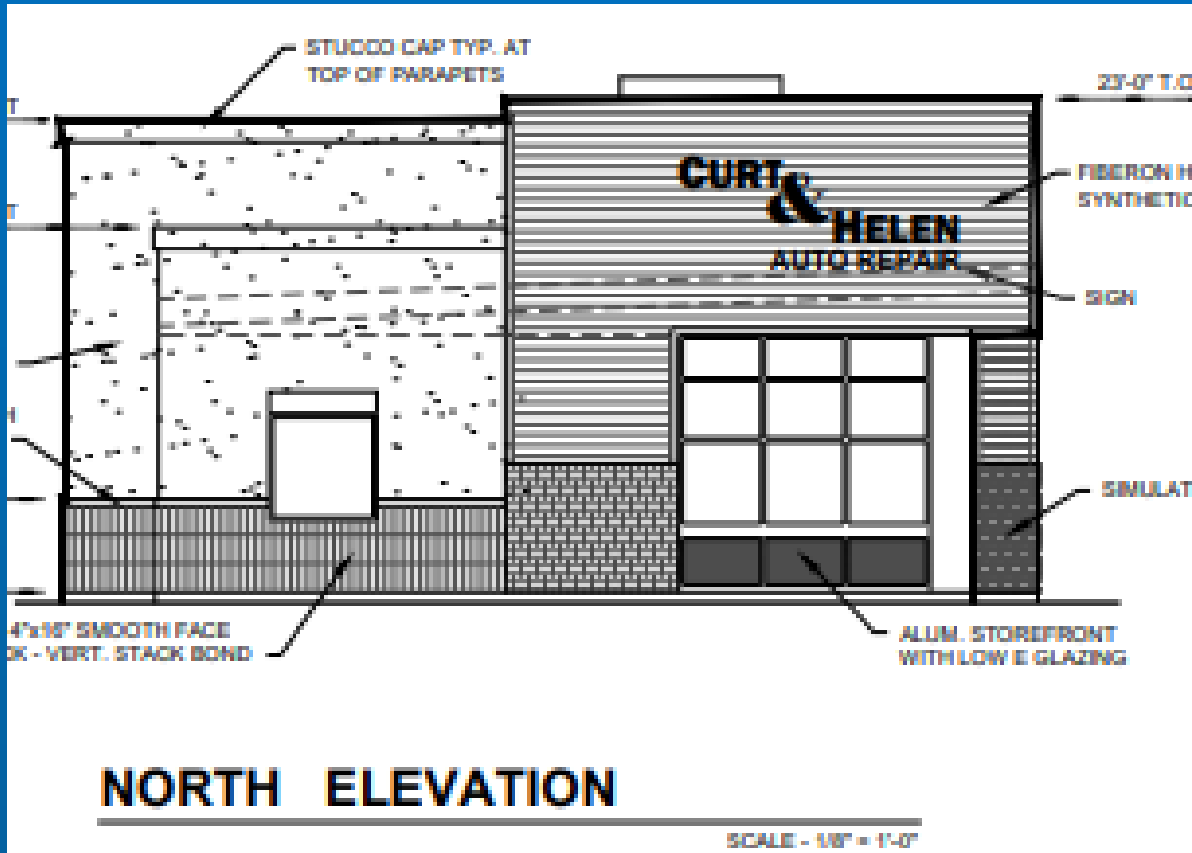
### **Section 11-6-3 (C) Building Form Standards**

(Submitted prior to adoption of new design guidelines)

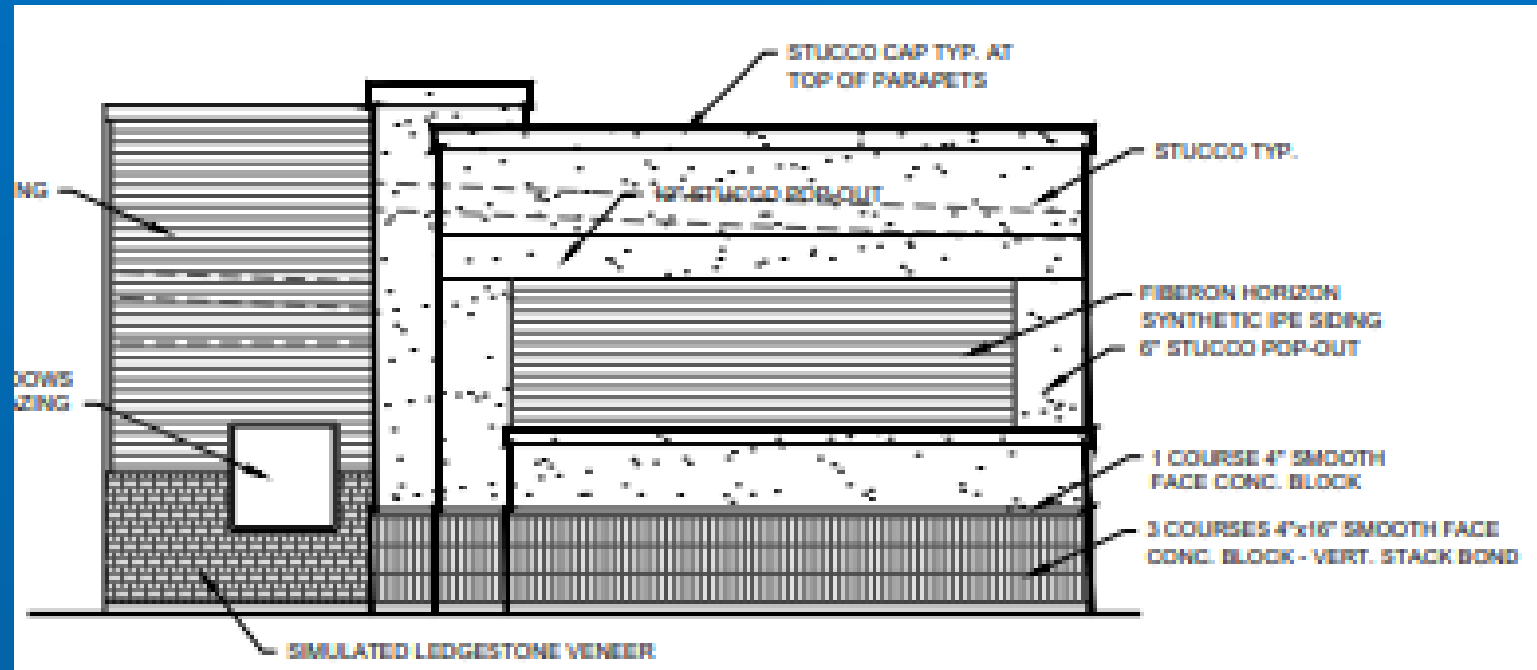
This requirement shall be met by using 2 or more of the following methods:

1. Primary Public Entrance. Use building materials, architectural composition and detailing to focus the public's attention on the primary entrance to the building or tenant space(s). Incorporate shade elements, where appropriate.
2. Materials. Use at least 3 different durable, low-maintenance materials. Arrange various profiles, finishes, textures and materials in a well-designed, attractive composition.
3. Form. Arrange massing and functional elements, such as the skyline edge, primary building entrance feature(s), office windows, and repetitive functional elements (such as arches, columns, reveals and detailing) to provide architectural interest. Consider the visual effect of shade and shadow on the building form.
4. Ground plane. Use hardscape and landscaping to provide a transition from building walls to public areas, parking areas, and drive aisles around the base of the building.

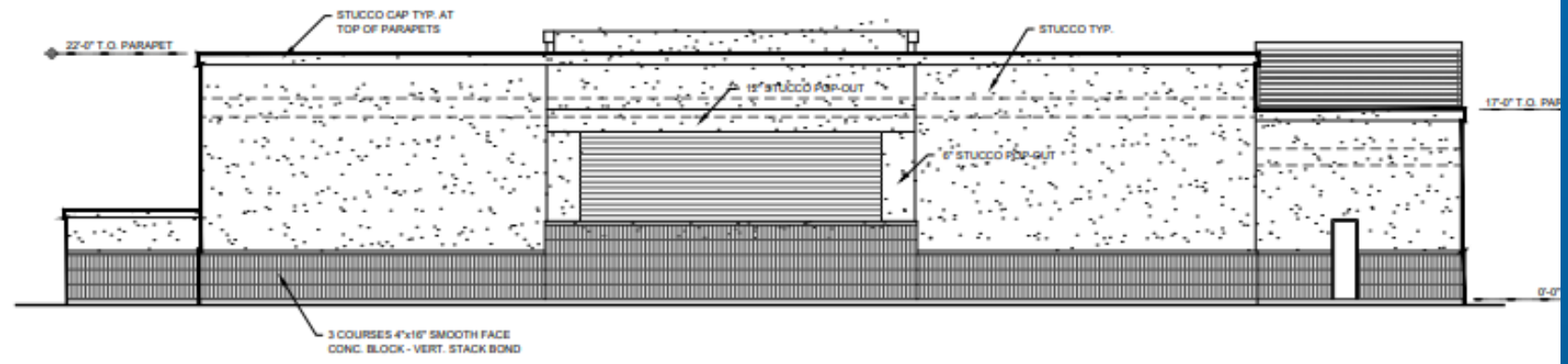
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- for reference



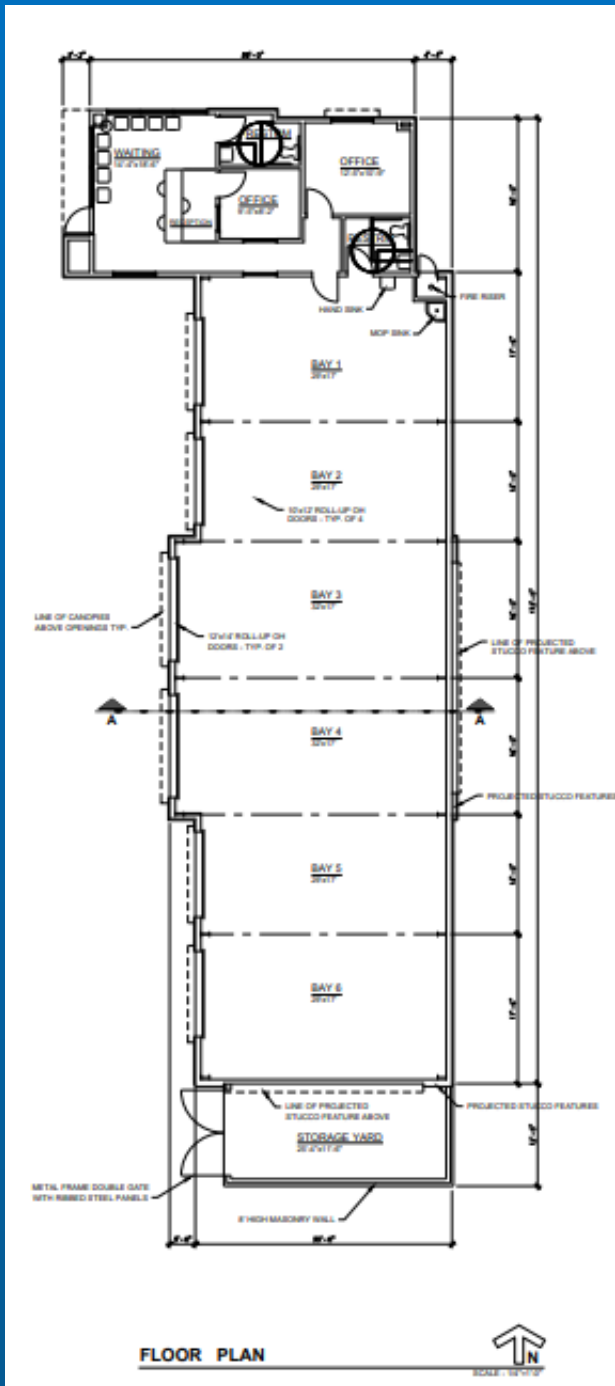
**SOUTH ELEVATION**



**EAST ELEVATION**

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

# FLOOR PLAN



Not part of slide presentation – for reference