71-DR-2005
08/03/05

SEAVER FRANKS
ARCHITECTS INC AIA
2552 N. Alvernon Way/Tucson, AZ 85712/FAX (520) 795-9431/(520) 795-4000

Date: May 26, 2005
To: City of Scottsdale
From: Richard W. Huch, Senior Project Architect

**CLASSIC CAR SPA- SCOTTSDALE ROAD & ADOBE ROAD, SCOTTSDALE, ARIZONA**
**NARRATIVE**

---

The proposed Classic Car Spa, located at the southeast corner of Scottsdale Road and Adobe Road in Scottsdale will be a full service car wash, fuel service and car care facility.

The overall building is a 15,004 square foot facility specializing in automotive care. The facility will offer 100% All Hand Wash Car Wash, extended care vehicle revitalization, an automotive product and waiting lobby, complete oil, lube and fuel services as well as window tinting and windshield replacement services.

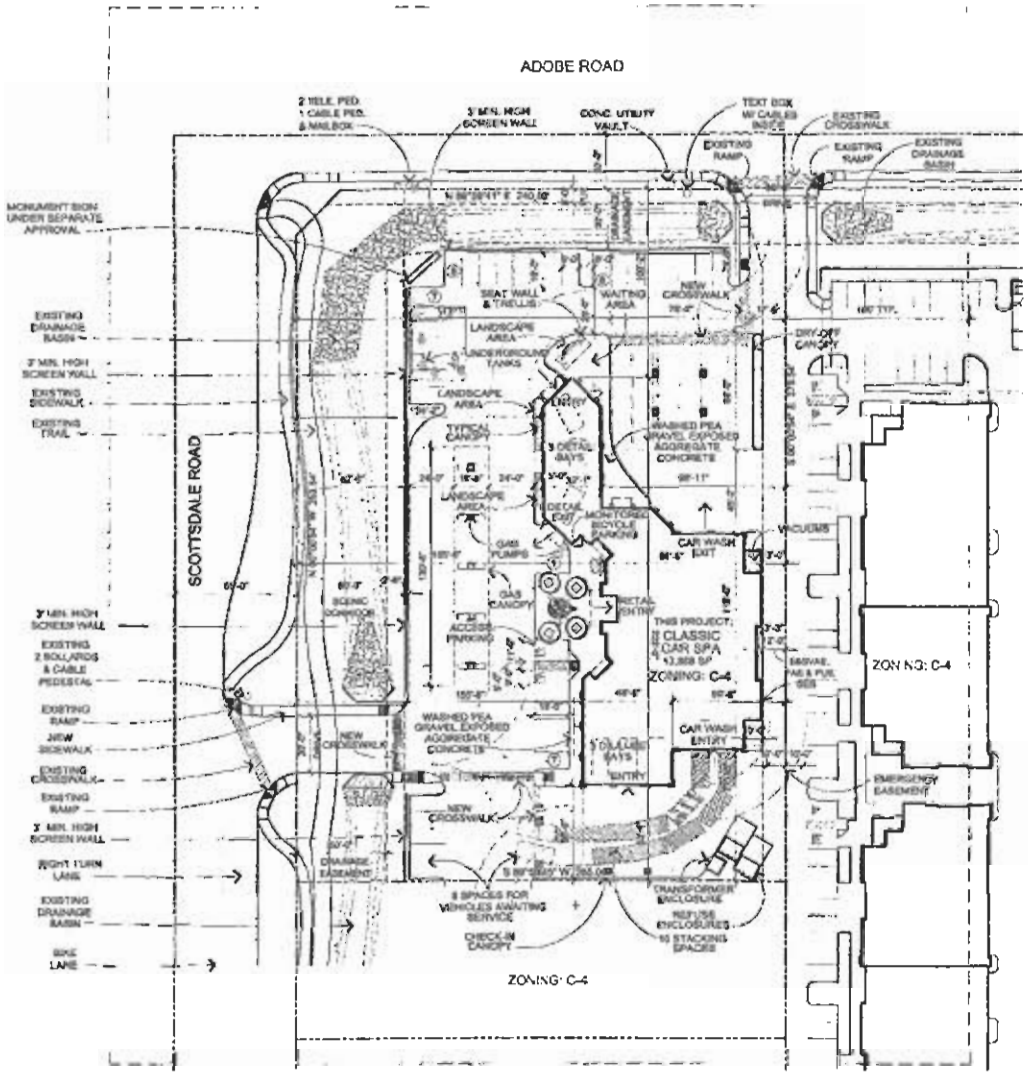
The hours of operation change seasonally, however the earliest that the facility will open will be will be 7:30 am with closing at 6:30 pm.

There will be approximately 25 to 40 employees working within and at the facility at any given time depending on the day of the week.

The vehicular circulation patterns are depicted on the site plan.

The color scheme will feature natural desert hues.

The exterior design of this facility will feature a similar design vocabulary as the surrounding architecture. The materials will be painted stucco with a pre-cast concrete base. Metal canopies will accent the parapet construction and aluminum window storefront system. Elements of standing seam metal roofing will be added as accents.




SITE PLAN

1" = 50'-0"

NORTH

## DEVELOPMENT SUMMARY

| | |
|---|---|
| EXISTING SITE ZONING | C-4 |
| PROPOSED SITE ZONING | C-4 |
| GROSS FLOOR AREA | 13,[illegible] SF |
| REQUIRED OPEN SPACE | 11,[illegible] SF |
| PROVIDED OPEN SPACE | 33,[illegible] SF (SEE SITE PLAN WORKSHEET) |
| NET SITE ACREAGE | 2.3[illegible] ACRES (100,[illegible] SF) |

PARKING REQUIREMENTS

A) AUTOMOTIVE SERVICE STATION

- 2 SPACES PER SERVICE BAY
  - 8 SPACES X 3 DOUBLE BAYS = 8 SPACES - 2 COMPLETED IN BAY (SEE PLAN) & 6 IN LIEU
  - 9 SPACES X 5 DETAIL BAYS = 9 SPACES - 2 COMPLETED IN BAY (SEE PLAN) & 9 IN LIEU
- 1 SPACE PER 250 SQF OF RETAIL SALES (250 SQF (SEE FLOOR PLAN WORKSHEET) = 19) = 19 SPACES (19 SPACES IN BAY)

TOTAL REQUIRED FOR AUTOMOTIVE SERVICE STATION: 31 SPACES

B) CAR WASH

- 1 SPACE PER AUTO WASHING EMPLOYEE (1 x 4) = 4
  - 4 AUTO WASHING EMPLOYEES =

TOTAL REQUIRED FOR CAR WASH: 4 SPACES

TOTAL REQUIRED FOR AUTOMOTIVE SERVICE STATION AND CAR WASH: 35 SPACES

TOTAL PROVIDED FOR AUTOMOTIVE SERVICE STATION AND CAR WASH: 36 SPACES

C) QUEUING

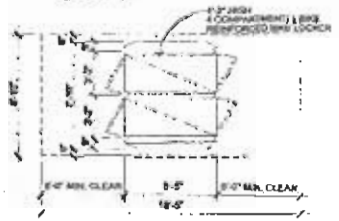
- 10 STACKING FOR QUEUING (SEE PLAN) =
- 4 SPACES PER WASH BAY FOR VEHICLES AWAITING SERVICE (SEE PLAN)
  - 4 SPACES X 2 WASH BAYS =

TOTAL REQUIRED FOR QUEUING: 18 SPACES

TOTAL PROVIDED FOR QUEUING: 21 SPACES

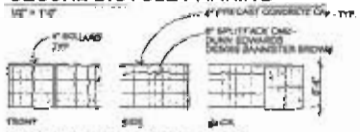
BICYCLE PARKING REQUIREMENTS

- 1 BICYCLE PARKING SPACE PER 10 VEHICULAR PARKING SPACES (36 SPACES / 10 =) = 4 SPACES




SECURE BICYCLE PARKING

1/8" = 1'-0"




TYP. TRASH ENCLOSURE

1/8" = 1'-0"

SCREEN WALL

1/8" = 1'-0"

NOTES:

1) GARAGE BAYS SHALL BE SCREENED FROM VIEW FROM SCOTTSDALE AND ADOBE ROADS, AND ADJACENT PROPERTIES THRU THE USE OF SCREEN WALLS AND LANDSCAPING.

2) ALL PROPOSED GARAGE DOORS SHALL HAVE A LIGHT REFLECTIVITY VALUE OF LESS THAN 35 %.

3) TRANSFORMER ENCLOSURE SHALL BE 8'-0" WIDE BY 7'-0" DEEP. HEIGHT OF ENCLOSURE SHALL BE 1'-0" HIGHER THAN UNIT. WALLS SHALL MATCH TEXTURE, COLOR AND MATERIAL OF MAIN BUILDING. THE PRINCIPLE SIDE OF UTILITY COMPANY ACCESS SHALL BE SCREENED WITH A DECORATIVE GATE THAT ALLOWS REQUIRED ENTRANCE WHEN OPEN.

4) THE MINIMUM WIDTH OF PARKING LANDSCAPE ISLANDS SHALL BE 7'-0" INSIDE OF CURB.

5) SECTIONAL OVERHEAD DOORS SHALL BE RECESSED NO LESS THAN 4" FROM THE FACE OF THE BUILDING.

6) WINDOWS SHALL BE RECESSED NO LESS THAN 50 % OF WALL DEPTH.

7) DOORS AND STOREFRONT SHALL BE RECESSED NO LESS THAN 30% OF WALL DEPTH.

8) TINTED, MORALIZED OR COATED GLAZING SHALL NOT HAVE A REFLECTANCE OF OUTDOOR VISIBILITY EXCEEDING 27%.

9) SPANDREL GLASS WILL HAVE AN EXTERNAL APPEARANCE MATCHING VISION GLASS.

10) COLUMN-LIKE FEATURES ON THE MAIN BUILDING SHALL PROJECT FORWARD OF THE ADJACENT WALL SURFACE NO LESS THAN 1'-0".

11) RIVER, REVEAL, COLOR CHANGES AND OTHER DETAILS ON THE COLUMN-LIKE FEATURES SHALL WRAP AROUND THE FEATURES TO THE INSIDE CORNERS.

12) ALL PUBLICLY VISIBLE SPACES IN THE DELUXE AND DETAIL AREA THRU OVERHEAD DOORS AND WINDOWS SHALL BE KEPT IN SHOWROOM CONDITION.

71-DR-2005
10/19/05

REVISIONS

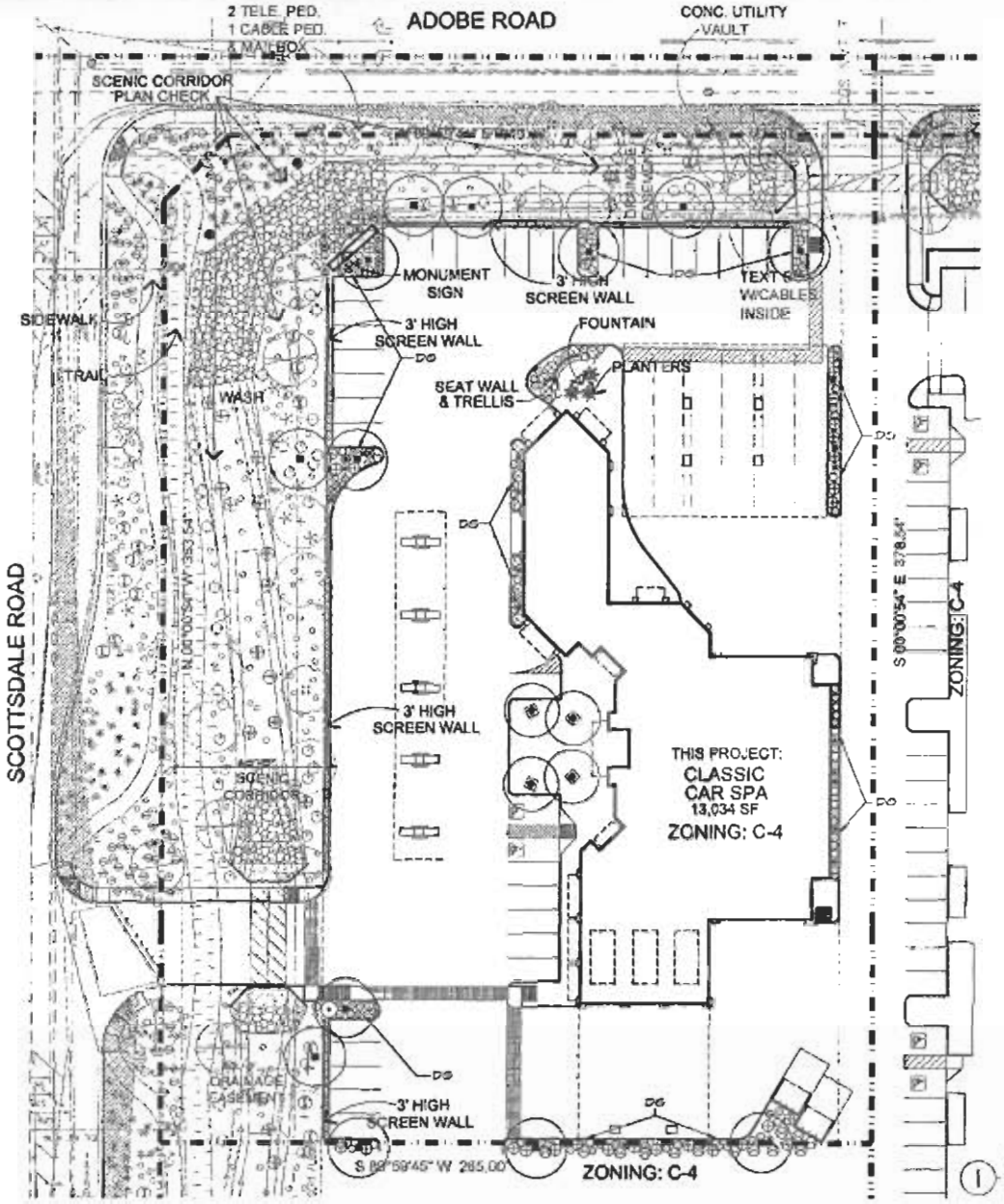
SITE PLAN

SEAVER FRANKS ARCHITECTS INC. AIA

CLASSIC CAR SPA
22111 N. SCOTTSDALE RD
SCOTTSDALE, AZ

ISSUE DATE: 6/1/200
JOB NO. 2513

A1




# PLANT LEGEND

| Plant Symbol | Botanical Name / Common Name | Size | Description | Qty. |
|---|---|---|---|---|
| **TREES:** | | | | |
| | Chilopsis linearis Desert Willow | 2" caliper min. | Multi-trunk Staked | 4 |
| | Cercidium floridum Blue Palo Verde | 2" caliper min. | Multi-trunk Staked | 13 |
| **SHRUBS, CACTI AND ACCENTS:** | | | | Qty. |
| | Anisacanthus therberi Desert Honeysuckle | 5 Gal. | | 34 |
| | Calliandra eriophylla Fairy Duster | 5 Gal. | | 10 |
| | Ericameria laricifolia Turpentine Bush | 5 Gal. | | 12 |
| | Eriogonum fasciculatum Flat-top Buckwheat | 5 Gal. | | 13 |
| | Justicia californica Chuparosa | 5 Gal. | | 11 |
| | Penstemon parryi Parry's Penstemon | 1 Gal. | | 31 |
| | Penstemon pseudospectabilis Arizona Penstemon | 1 Gal. | | 26 |
| | Melampodium leucanthum Blackfoot Daisy | 1 Gal. | | 24 |
| | Ambrosia deltoidea Triangle-leaf Bursage | 5 Gal. | | 15 |
| | Lantana Montevidensis New Gold | 1 Gal. | | 45 |
| | Phoenix robelerii Pygmy Date Palm | 15 gal. in pots. | | 5 |

## LANDSCAPE AREA:

Parking Lot Area SQ.FT.-29,059
Parking Lot Landscape Area SQ.FT. Req.-4,360/15%
Parking Lot Landscape Area SQ.FT. Provided-4,515

## INERT GROUNDCOVERS:

DG Decomposed Granite: 5/4" Minor ( Color to be selected )
DG to be installed to a depth of 2" in.

## PLANTERS:

NOTE: "STANFORD" Round Planter
Dims. 36" Dia. x 30" Height
Model # GR-STS650P
Material: Lite Crete
Color: Custom-Colorburst Glaze 'Cobalt Blue'
Texture: N/A
Sealer: STD
Interior Sealant: Yes
Drain Hole: STD
Saucer: No

NOTE: Precast concrete planter manufacturer information.

Quick Crete Products Corp
PH:(909)737-6240
FAX:(909)737-7052
www.quickcrete.com

## 1 LANDSCAPE PLAN

SCALE 1" = 10'-0"
NATIVE PLANT PERMIT # 83NP-2004, 23NP-2009
SCENIC CORRIDOR LANDSCAPE PLAN CHECK# 362-04

The Acacia Group

LANDSCAPE PLAN

SEAVER FRANKS

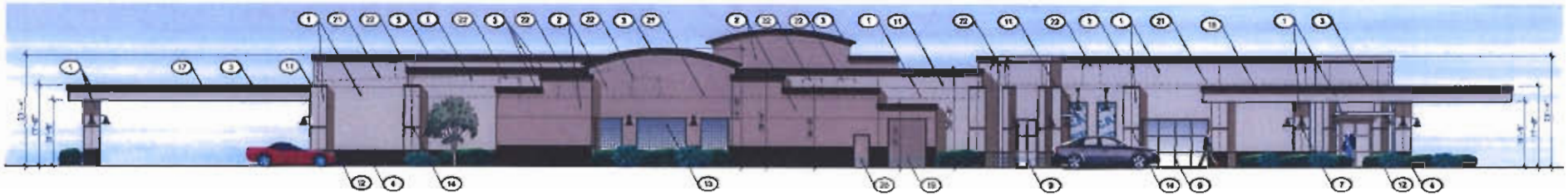
CLASSIC CAR SPA
SCOTTSDALE, AZ

ISSUE DATE 06/15
JOB NO. 0513

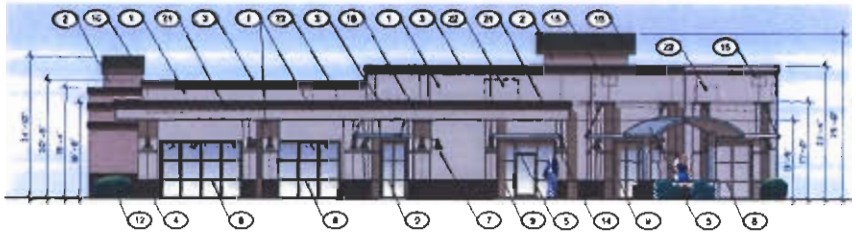
L-1

71-DR-2005
09/20/05

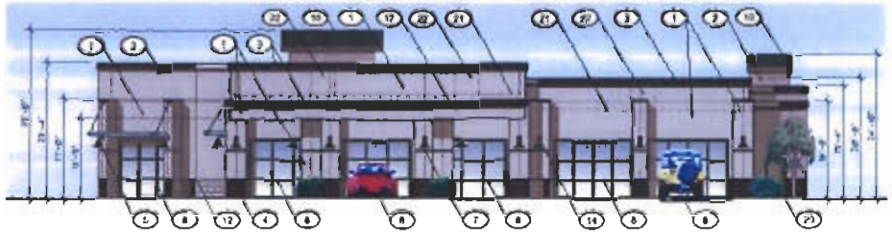
WEST ELEVATION



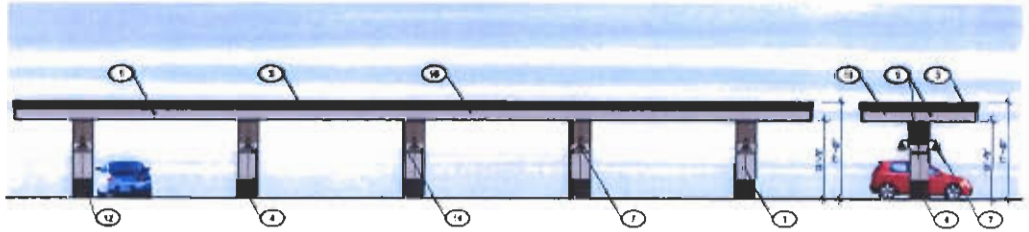
EAST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION



GAS CANOPY - EAST ELEVATION
(WEST SIM)

NORTH ELEVATION
(SOUTH SIM)

KEYNOTES

1. PAINTED STUCCO FINISH - ICI 2'0 TAUPEWOOD (LRV 34)
2. PAINTED STUCCO FINISH - DUNN EDWARDS DE6-8-8 COBBLESTONE PATH (LRV 25)
3. PAINTED STUCCO FINISH - DUNN EDWARDS DE6-8-8 BANNISTER BROWN (LRV 8)
4. 8" SPLITFACE CMU - DUNN EDWARDS DE6-8-8 BANNISTER BROWN (LRV 8)
5. STEEL CANOPY - ICI 889 COUNTRY BLUE (LRV 19)
6. STEEL TRELLIS - ICI 889 COUNTRY BLUE (LRV 19)
7. LIGHT FIXTURE - BRONZE
8. SECTIONAL OVERHEAD DOOR - BRONZE
9. ALUMINUM STOREFRONT SYSTEM - BRONZE
10. STANDING SEAM METAL ROOF - BERRIDGE COPPER BROWN
11. 4" PRECAST CAP
12. 4" PRECAST MOULDING
13. 8" x 8" GLASS BLOCK
14. REVEAL
15. ADDRESS SIGNAGE
16. GAS CANOPY
17. CHECK-IN CANOPY
18. DRY-OFF CANOPY
19. OVERHEAD COILING DOOR
20. HOLLOW METAL DOOR
21. LINE OF ROOF
22. ROOF TOP EQUIPMENT

CLASSIC CAR SPA
SCOTTSDALE, AZ
SEAVER FRANKS

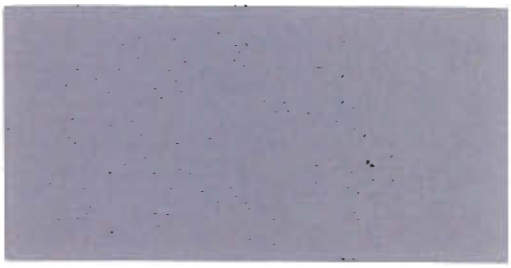
71-DR-2005
09/20/05

# COLOR LEGEND

**71-DR-2005**
08/03/05

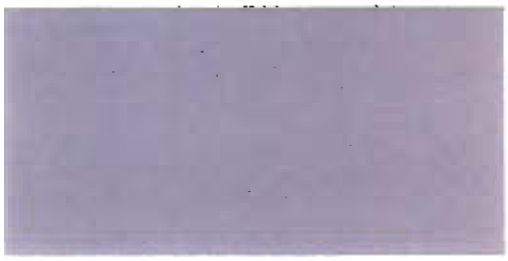
STUCCO 1 - ICI 393 PAINTER'S WHITE

STUCCO ACCENT - ICI 374 STONEHENGE SHADOW



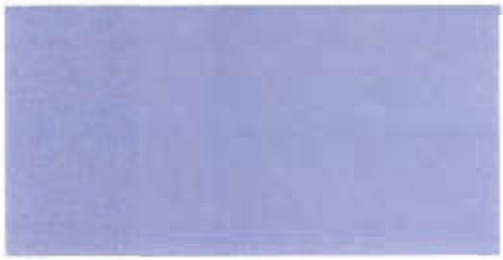
CORNICE - ICI 369 TOMORROW'S TAUPE

WAINSCOT - ICI 369 TOMORROW'S TAUPE

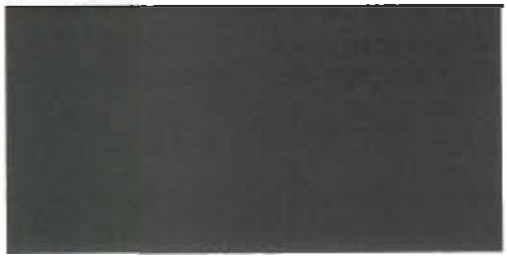


METAL ACCENTS - ICI 1289 COUNTRY BLUE

STANDING SEAM ROOF - ZINC



STOREFRTONT - BRONZE



Classic Car Spa

# CLASSIC CAR SPA

## SCOTTSDALE, ARIZONA

SEAVER FRANKS
ARCHITECTS INC AIA

2552 N. Alvernon Way / Tucson, AZ 85712 / 520 795-4000

**AUGUST 2, 2005**

REGISTERED ARCHITECT
33059
RICHARD W. HUGH
Date Signed 8-4-05
ARIZONA, U.S.A.