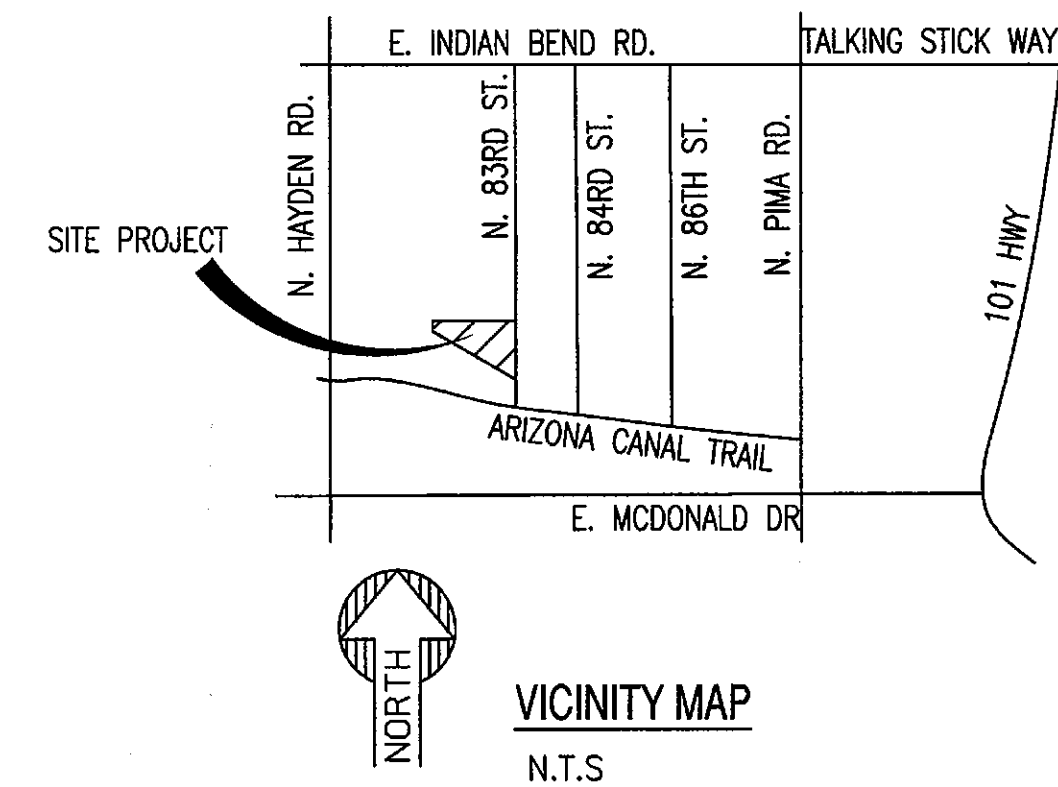


WORLDMARK BY WYNDHAM  
GRADING PLAN  
8235 E. INDIAN BEND ROAD SCOTTSDALE, AZ 85250

OWNER / DEVELOPER:  
WYNDHAM RESORT DEVELOPMENT CORPORATION  
2930 E. CAMELBACK RD., SUITE 210  
PHOENIX, AZ 85016  
ATTN: MR. JIM BALSBAUGH  
JIM.BALSBAUGH@STEWART.COM

CIVIL ENGINEER:

SUSTAINABILITY ENGINEERING GROUP  
8280 E. GELDING DR., SUITE 101  
SCOTTSDALE, AZ 85260  
ATTN: ALI FAKIH  
PHONE 480-237-2507  
ALI@AZSEG.COM



BASIS OF BEARING:

THE BASIS OF BEARING AND ALL MONUMENTATION SHOWN HEREON IS BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 12, T2N, R4E, USING A BEARING OF SOUTH 89 DEGREES 57 MINUTES 54 SECONDS EAST, AS SHOWN ON THE FINAL PLAT FOR SCOTTSDALE CLUB VILLAS CONDOMINIUM RECORDED IN BOOK 585, PAGE 03, MCR.

BENCHMARK:

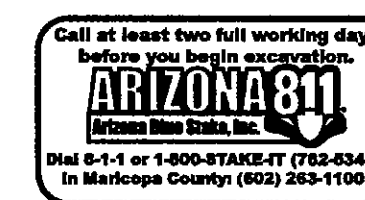
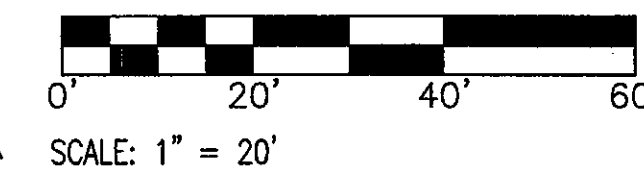
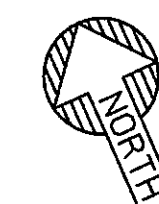
BENCHMARK IS A CITY OF SCOTTSDALE BRASS CAP IN HANDHOLE LOCATED AT THE INTERSECTION OF HAYDEN ROAD AND INDIAN BEND ROAD.  
ELEVATION = 1284.465 NAVD 88 (CITY OF SCOTTSDALE DATUM)

KEYNOTES

- 1 MATCH EXISTING GRADE; CONTRACTOR TO VERIFY IN FIELD ALL GRADES PRIOR TO ANY CONSTRUCTION ACTIVITIES AND TO CONTACT ENGINEER IN CASE OF ANY DISCREPANCIES.
- 2 2% MAXIMUM SLOPE IN ANY DIRECTION AT ACCESSIBLE PARKING STALLS AND 2% MAXIMUM CROSS SLOPE AT ADA ACCESSIBLE ROUTE.
- 3 CONSTRUCT ADA RAMP PER DET 1/C3.10.

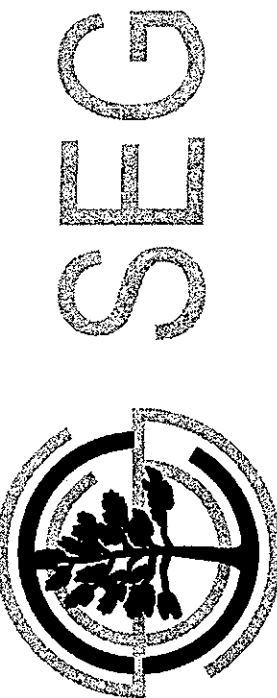
LEGEND

- PROPERTY LINE
- RIDGELINE
- FLOODPLAIN
- TC=82.27 EXISTING TOP OF CURB ELEVATION
- PE=81.78 EXISTING PAVEMENT ELEVATION
- C=XX.XX CONCRETE ELEVATION
- TC=XX.XX P=XX.XX TOP OF CURB AND PAVEMENT ELEVATION



NOTE TO CONTRACTOR:  
THIS SET OF DRAWINGS AND DOCUMENTS IS INTENDED AS A SET OF GUIDELINES FOR THE PROJECT AND ARE INTENDED TO BE USED IN CONJUNCTION WITH A SET OF CONSTRUCTION SPECIFICATIONS TO BE SUPPLIED BY OWNER. THE USER MUST READ TO UNDERSTAND ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES AND NO UNUSUAL SOIL CONDITIONS OR UNUSUAL LOADS. THE FAILURE OF THIS CONSTRUCTION TO REQUIRE SIGNIFICANT CHANGES TO THESE DOCUMENTS. IT IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR TO CONFORM TO ALL APPLICABLE CODES AND TO INQUIRE THE CONSEQUENCES OF ANY QUESTIONS OR CLARIFICATIONS. WHEN REQUIRED, CONTRACTORS SHALL ALSO VISIT THE SITE BEFORE BIDDING. CONTRACTORS ARE REQUIRED TO MAINTAIN OBSERVABLE CONDITIONS AND APPLICABLE CODES.

SEAL



8280 E. GELDING DR. #101, SCOTTSDALE, ARIZONA 85260  
WWW.AZSEG.COM TEL. 480.588.7226



PROJECT  
WORLDMARK BY WYNDHAM

LOCATION  
8235 E. INDIAN BEND ROAD  
SCOTTSDALE, AZ 85250

DRAWN: HARMOUCHE  
DESIGNED: HARMOUCHE  
CHECKED: COUNSELL  
PROJ. MGR.: FAKIH

DATE: 02/19/2018

ISSUED FOR:  
60% OWNER REVIEW

REVISION NO.: DATE:

|   |  |
|---|--|
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| △ |  |
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JOB NO.: CD170602

SHEET TITLE:

GRADING PLAN

SHEET NO.:  
C3.00

THIS DRAWING IS AN INSTRUMENT OF SERVICE AND THE PROPERTY OF SUSTAINABILITY ENGINEERING GROUP, AND SHALL REMAIN THEIR PROPERTY. THE USE OF THIS DRAWING SHALL BE RESTRICTED TO THE ORIGINAL SITE FOR WHICH IT IS PREPARED AND PUBLICATION THEREOF IS EXPRESSLY LIMITED TO SUCH USE.



**WORLD MARK**  
**by WYNDHAM**



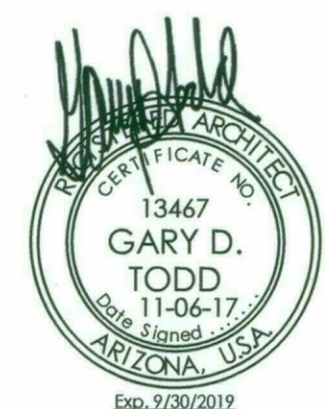
BY WYNDHAM

8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

**CLIENT**

WYNDHAM VACATION OWNERSHIP  
6277 SEA HARBOR DR.  
ORLANDO, FL 32821  
407-626-3663 P  
f

SEAL



## CONTACT



**TODD & ASSOCIATES, INC.**  
Critical Thinking • Creative Design

Architecture Planning  
Landscape Architecture  
4019 North 44th Street  
Phoenix, AZ 85018  
602-952-8280p 602-952-8995f  
www.toddassoc.com

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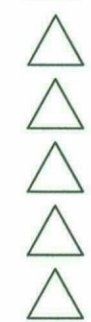
DATA

11-06-17

DEVELOPMENT REVIEW  
BOARD SUBMITTAL

Proj Mgr. RE  
Dwn By: Author

Rev.    Date:    Description:



CONTEXT AERIAL

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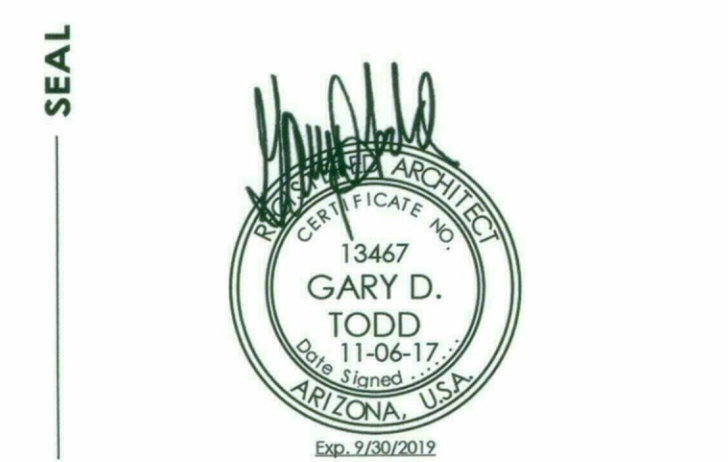
44-DR-2017  
11/09/2017





PROJECT NO. 16-3002-00  
**WORLDMARK**  
by WYNDHAM  
*Worldmark*  
BY WYNDHAM  
8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

CLIENT WYNDHAM VACATION OWNERSHIP  
6277 SEA HARBOR DR.  
ORLANDO, FL 32821  
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DEVELOPMENT REVIEW  
BOARD SUBMITTAL  
Proj Mgr. RE  
Dwn By: Author  
Rev. Date: Description:  
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NORTHWEST  
PERSPECTIVES -  
BUILDING 4

A4.1.4  
44-DR-2017  
11/09/2017



NORTHWEST PERSPECTIVE - BUILDING 4

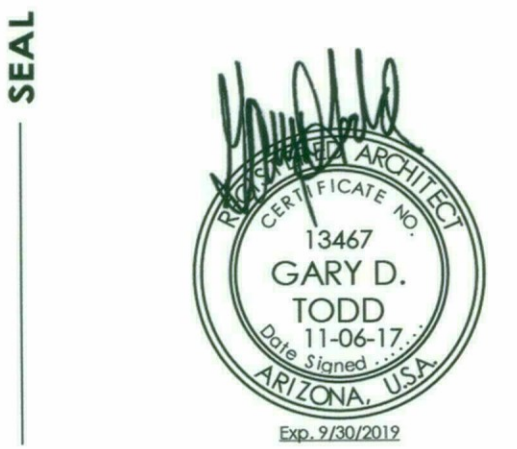




**NORTHWEST PERSPECTIVE - BUILDING 3**

PROJECT NO. 16-3002-00  
**WORLD MARK**  
 by WYNDHAM  
*WorldMark*  
 BY WYNDHAM  
 8235 EAST INDIAN BEND RD  
 SCOTTSDALE, AZ 85250

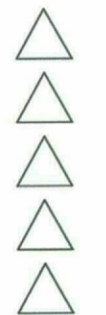
CLIENT  
 WYNDHAM VACATION OWNERSHIP  
 6277 SEA HARBOR DR.  
 ORLANDO, FL 32821  
 407-626-3663 P  
 f



CONTACT  
  
**TODD & ASSOCIATES, INC.**  
 Critical Thinking • Creative Design  
 Architecture Planning  
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 Phoenix, AZ 85018  
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DATA  
 11-06-17  
 DEVELOPMENT REVIEW  
 BOARD SUBMITTAL  
 Proj Mgr. RE  
 Dwn By: Author

Rev. Date: Description:

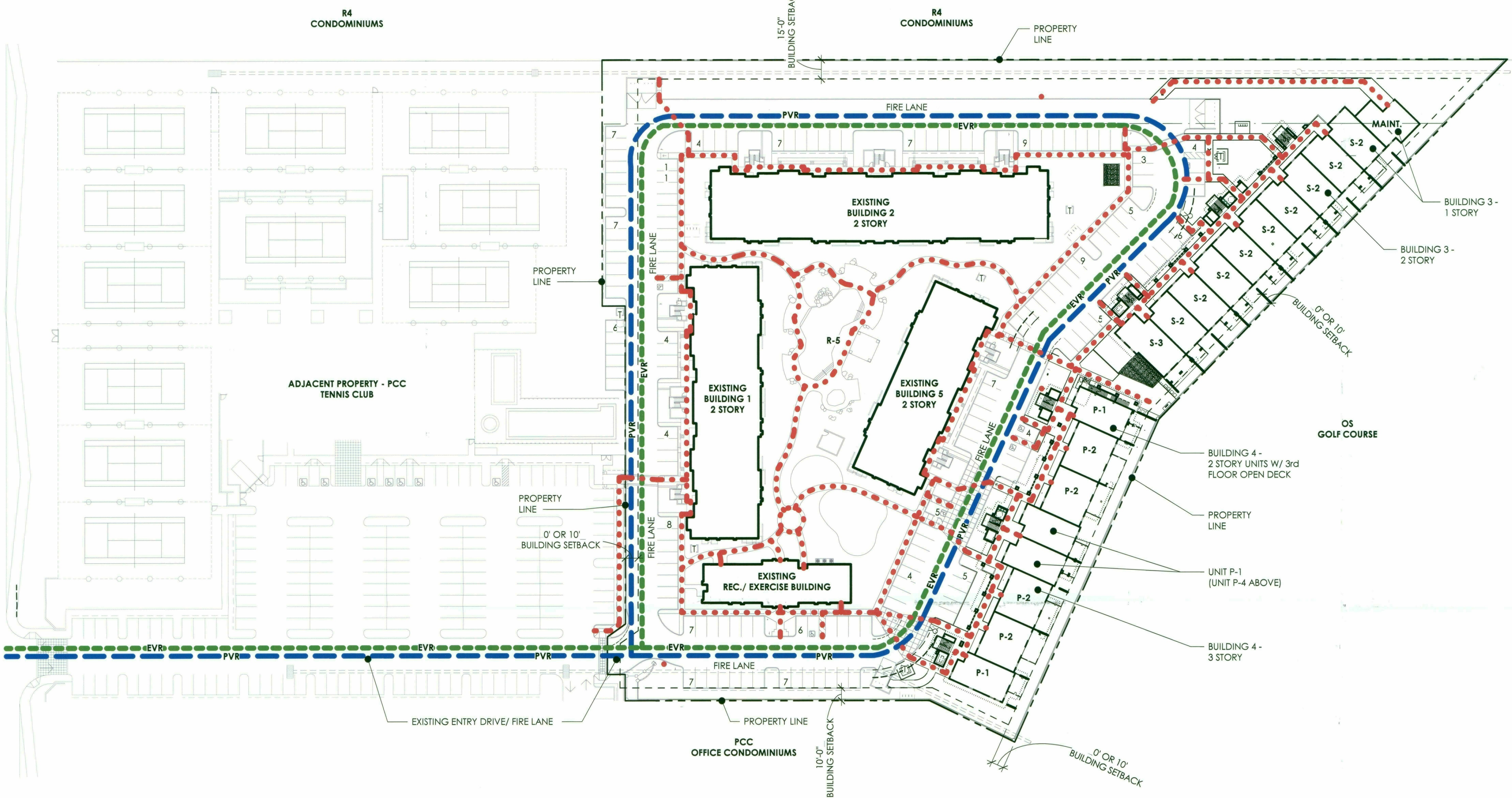


NORTHWEST  
 PERSPECTIVES -  
 BUILDING 3

**A4.1.5**

44-DR-2017  
 11/09/2017



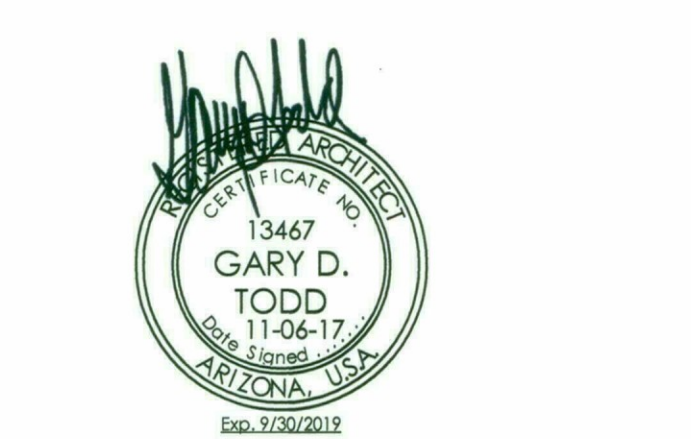


**PEDESTRIAN & VEHICULAR CIRCULATION PLAN**

- PEDESTRIAN ROUTE  
CONCRETE PAVED SURFACE
- PUBLIC VEHICULAR ROUTE (PVR)  
ASPHALT PAVED SURFACE
- EMERGENCY VEHICULAR ROUTE (EVR)  
STABILIZED DECOMPOSED GRANITE

PROJECT NO. 16-3002-00  
**WORLDMARK**  
by WYNDHAM  
*WorldMark*  
BY WYNDHAM  
8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

CLIENT WYNDHAM VACATION OWNERSHIP  
6277 SEA HARBOR DR.  
ORLANDO, FL 32821  
407-626-3663 P  
f



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DATA 11-06-17  
DEVELOPMENT REVIEW  
BOARD SUBMITTAL  
Proj Mgr. RE  
Dwn By: Author

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PEDESTRIAN &  
VEHICULAR  
CIRCULATION



PARCEL DESCRIPTION

Parcel B:

Units 109 through 138, inclusive, Units 209 through 218, inclusive, Units 220 through 227, inclusive, Units 229 through 238, inclusive, Units 330 through 337, inclusive, according to the Declaration of Covenants, Conditions, Restrictions and Easements for Scottsdale Club Villas Condominium recorded in Document No. 2003-0194035 and First Amendment recorded in Document No. 2016-0540743, and plat recorded in Book 585 of Maps, Page 3, records of Maricopa County, Arizona;  
TOGETHER WITH an undivided interest in the common elements as set forth in said Declaration and Plat and any Annexations thereto.

PARCEL NO. 2:

An easement for ingress and egress as created by instrument recorded in Document No. 99-0102836, records of Maricopa County, Arizona, across the following tract of land located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, more particularly described as follows:

Commencing at the Northwest corner of said Section 12;  
Thence South 89 degrees 58 minutes 10 seconds East (Assumed Bearing) along the North line of said Section 12, a distance of 1624.30 feet;  
Thence South 00 degrees 00 minutes 00 seconds West, a distance of 55.00 feet to the Southerly right-of-way line of Indian Bend Road;  
Thence South 89 degrees 58 minutes 10 seconds East, along said Southerly line of Indian Bend Road, a distance of 21.00 feet to the Point of Beginning of this description;  
Thence South 89 degrees 58 minutes 10 seconds East, along said Southerly right-of-way , a distance of 28.00 feet;  
Thence South 00 degrees 00 minutes 00 seconds East, a distance of 450.00 feet;  
Thence North 89 degrees 58 minutes 10 seconds West, a distance of 29.50 feet;  
Thence North 00 degrees 00 minutes 00 seconds East, a distance of 11.06 feet;  
thence North 89 degrees 58 minutes 10 seconds West, a distance of 21.00 feet;  
Thence North 00 degrees 00 minutes 00 seconds East, a distance of 24.00 feet;  
Thence South 89 degrees 58 minutes 10 seconds East, a distance of 21.00 feet;  
Thence North 00 degrees 00 minutes 00 seconds East, a distance of 414.98 feet to the Point of Beginning of this description.

PARCEL NO. 3:

Non-exclusive easements for pedestrian and vehicular ingress and egress, as created by instrument recorded in Document No. 2002-1072456, records of Maricopa County, Arizona, and more particularly described as follows:

Parcel A:

An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1289.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road, also the Point of Beginning of the easement herein described;  
Thence South, leaving said Southern right of way line, a distance of 303.83 feet;  
Thence North 89 degrees 57 minutes 54 seconds West, a distance of 14.69 feet;  
Thence North 00 degrees 02 minutes 06 seconds East, a distance of 252.43 feet;  
Thence North 08 degrees 06 minutes 19 seconds West, a distance of 51.93 feet to a point on said Southern right of way line;  
Thence South 89 degrees 57 minutes 54 seconds East, along said Southern right of way line, a distance of 21.85 feet to the Point of Beginning of the easement herein described.

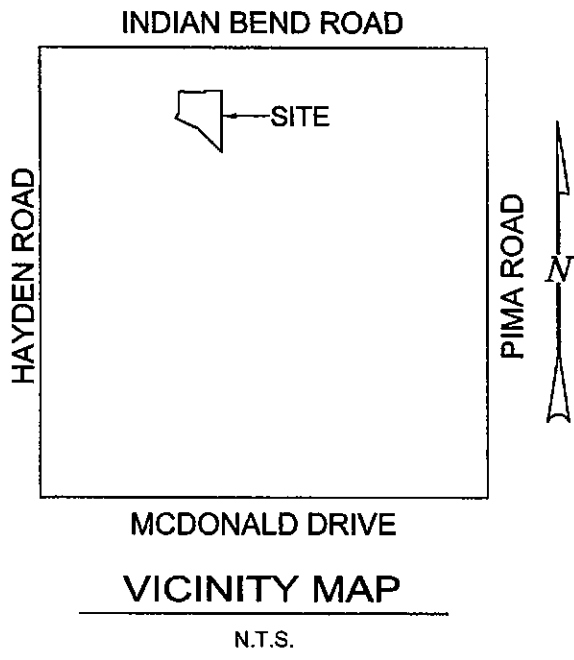
Parcel B:

An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1289.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road.  
Thence South, leaving said Southern right of way line, a distance of 195.00 feet to the Point of Beginning of the easement herein described;  
Thence South 89 degrees 57 minutes 54 seconds East, a distance of 14.42 feet;  
Thence South 00 degrees 03 minutes 09 seconds West, a distance of 197.31 feet to a point of curve to the left having a radius of 4.50 feet;  
Thence Southeasterly along the arc of said curve, through a central angle of 56 degrees 59 minutes 01 seconds, a distance of 4.48 feet to a point of reverse curve to the right having a radius of 30.50 feet;  
Thence Southeasterly along the arc of said curve, through a central angle of 23 degrees 54 minutes 38 seconds, a distance of 12.73 feet to a point of reverse curve to the left having a radius of 4.50 feet;  
Thence Southeasterly along the arc of said curve, through a central angle of 57 degrees 37 minutes 14 seconds, a distance of 4.53 feet;  
Thence North 89 degrees 21 minutes 32 seconds East, a distance of 269.05 feet to a point of curve to the right having a radius of 58.50 feet;  
Thence Easterly along the arc of said curve, through a central angle of 11 degrees 50 minutes 53 seconds, a distance of 12.10 feet;  
Thence South 78 degrees 47 minutes 35 seconds East, a distance of 25.39 feet;  
Thence South a distance of 29.56 feet;  
Thence North 78 degrees 47 minutes 35 seconds West, a distance of 31.14 feet to a point of curve to the left having a radius of 29.50 feet;  
Thence Westerly along the arc of said curve, through a central angle of 11 degrees 50 minutes 53 seconds, a distance of 6.10 feet;  
Thence South 89 degrees 21 minutes 32 seconds West, a distance of 269.38 feet to a point of curve to the left having a radius of 4.50 feet;  
Thence Southwesterly along the arc of said curve, through a central angle of 56 degrees 37 minutes 13 seconds, a distance of 4.45 feet to a point of reverse curve to the right having a radius of 30.50 feet;  
Thence Westerly along the arc of said curve, through a central angle of 113 degrees 14 minutes 26 seconds, a distance of 60.28 feet to a point of reverse curve to the left having a radius of 4.50 feet;  
Thence Northwesterly along the arc of said curve, through a central angle of 56 degrees 44 minutes 11 seconds, a distance of 4.46 feet;  
Thence South 89 degrees 21 minutes 32 seconds West, a distance of 369.35 feet to the point of curve of a non tangent curve to the left, of which the radius point lies North 65 degrees 05 minutes 35 seconds West, a radial distance of 200.00 feet;  
Thence Northeasterly along the arc of said curve through a central angle of 08 degrees 54 minutes 48 seconds, a distance of 31.11 feet;  
Thence North 89 degrees 21 minutes 32 seconds East, a distance of 357.92 feet to the point of curve of a non tangent curve to the left, of which the radius point lies North 00 degrees 39 minutes 45 seconds West, a radial distance of 4.50 feet;  
Thence Northeasterly along the arc of said curve, through a central angle of 57 degrees 22 minutes 14 seconds, a distance of 4.51 feet to a point of reverse curve to the right having a radius of 30.50 feet;  
Thence Northeasterly along the arc of said curve, through a central angle of 25 degrees 23 minutes 48 seconds, a distance of 13.52 feet to a point of reverse curve to the left having a radius of 4.50 feet;  
Thence Northeasterly along the arc of said curve, through a central angle of 58 degrees 45 minutes 07 seconds, a distance of 4.61 feet;  
Thence North 00 degrees 02 minutes 06 seconds East, a distance of 88.37 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, a distance of 14.69 feet;  
Thence North, a distance of 108.83 feet to the Point of Beginning of the easement herein described.

ALTA/NSPS LAND TITLE SURVEY

OF  
SCOTTSDALE CLUB VILLAS CONDOMINIUM

BEING A PORTION OF  
THE NORTHWEST QUARTER OF SECTION 12,  
TOWNSHIP 2 NORTH, RANGE 4 EAST,  
OF THE GILA AND SALT RIVER BASE AND MERIDIAN,  
MARICOPA COUNTY, ARIZONA.



PARCEL DESCRIPTION

Parcel C:

An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1289.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road, also the Point of Beginning of the easement herein described;  
Thence South 89 degrees 57 minutes 54 seconds East, along said Southern right of way line, a distance of 24.50 feet;  
Thence South 00 degrees 01 minutes 39 seconds West, leaving said Southern right of way line, a distance of 118.85 feet to the point of curve of a non tangent curve to the right, of which the radius point lies North 89 degrees 58 minutes 17 seconds West, a radial distance of 52.00 feet;  
Thence Southerly along the arc of said curve, through a central angle of 22 degrees 45 minutes 58 seconds, a distance of 20.66 feet to a point of reverse curve to the left having a radius of 77.53 feet;  
Thence Southerly along the arc of said curve, through a central angle of 19 degrees 37 minutes 36 seconds, a distance of 26.56 feet;  
Thence South 00 degrees 03 minutes 09 seconds West, a distance of 30.27 feet;  
Thence North 89 degrees 57 minutes 54 seconds West, a distance of 14.42 feet;  
Thence North, a distance of 195.00 feet to the Point of Beginning of the easement herein described.

PARCEL NO. 4:

Non-exclusive easements for pedestrian ingress and egress, as created by instrument recorded in Document No. 2002-1072460, records of Maricopa County, Arizona, and more particularly described as follows:  
Parcel A:  
An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1289.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road;  
Thence South, leaving said Southern right of way line, a distance of 303.83 feet;  
Thence North 89 degrees 57 minutes 54 seconds West, a distance of 145.50 feet to the Point of Beginning of the easement herein described;  
Thence continuing Westerly along said line, a distance of 6.10 feet;  
Thence North 35 degrees 01 minutes 31 seconds East, a distance of 32.37 feet;  
Thence North 00 degrees 09 minutes 08 seconds East, a distance of 172.42 feet;  
Thence North 89 degrees 59 minutes 40 seconds West, a distance of 41.23 feet;  
Thence North 45 degrees 00 minutes 00 seconds West, a distance of 11.19 feet;  
Thence North 00 degrees 02 minutes 06 seconds East, a distance of 97.01 feet to a point on said Southern right of way line of Indian Bend Road;  
Thence South 89 degrees 57 minutes 54 seconds East, along said Southern right of way line, a distance of 5.00 feet;  
Thence South 00 degrees 02 minutes 06 seconds West, leaving said Southern right of way line, a distance of 94.94 feet;  
Thence South 45 degrees 00 minutes 00 seconds East, a distance of 7.05 feet;  
Thence South 89 degrees 59 minutes 40 seconds East, a distance of 44.18 feet;  
Thence South 00 degrees 09 minutes 08 seconds West, a distance of 179.00 feet;  
Thence South 35 degrees 01 minutes 31 seconds West, a distance of 30.44 feet to the Point of Beginning of the easement herein described.

Parcel B:

An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1289.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road;  
Thence South, leaving said Southern right of way line, a distance of 303.83 feet;  
Thence North 89 degrees 57 minutes 54 seconds West, a distance of 145.50 feet to the Point of Beginning of the easement herein described;  
Thence South 35 degrees 01 minutes 31 seconds West, a distance of 17.84 feet;  
Thence South 00 degrees 40 minutes 10 seconds West, a distance of 43.38 feet;  
Thence South 45 degrees 00 minutes 31 seconds West, a distance of 5.66 feet;  
Thence South 00 degrees 00 minutes 21 seconds West, a distance of 18.18 feet;  
Thence South 45 degrees 00 minutes 31 seconds East, a distance of 5.98 feet;  
Thence South 00 degrees 00 minutes 40 seconds West, a distance of 21.52 feet;  
Thence South 09 degrees 30 minutes 47 seconds East, a distance of 28.84 feet;  
Thence South 89 degrees 21 minutes 32 seconds West, a distance of 5.06 feet;  
Thence North 09 degrees 30 minutes 47 seconds West, a distance of 28.48 feet;  
Thence North 00 degrees 00 minutes 40 seconds East, a distance of 19.87 feet;  
Thence North 45 degrees 00 minutes 31 seconds West, a distance of 5.98 feet;  
Thence North 00 degrees 00 minutes 21 seconds East, a distance of 22.32 feet;  
Thence North 45 degrees 00 minutes 31 seconds East, a distance of 5.69 feet;  
Thence North 00 degrees 40 minutes 10 seconds East, a distance of 42.89 feet;  
Thence North 35 degrees 01 minutes 31 seconds East, a distance of 15.89 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, a distance of 6.10 feet to the Point of Beginning of the easement herein described.

PARCEL DESCRIPTION

Parcel C:

An easement located in the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at a found brass cap in a hand hole at the Northwest corner of said Section 12, from which a found brass cap flush at the North quarter corner of said Section bears South 89 degrees 57 minutes 54 seconds East, a distance of 2614.05 feet;  
Thence South 89 degrees 57 minutes 54 seconds East, along the North line of said Section 12, a distance of 1624.30 feet;  
Thence South, leaving said North section line, a distance of 55.00 feet to a point on the Southern right of way line of Indian Bend Road;  
Thence South, leaving said Southern right of way line, a distance of 439.48 feet to the Point of Beginning of the easement herein described;  
Thence South, a distance of 10.19 feet;  
Thence North 78 degrees 47 minutes 35 seconds West, a distance of 33.12 feet to a point of curve to the left having a radius of 19.50 feet;  
Thence Westerly along the arc of said curve, through a central angle of 11 degrees 50 minutes 53 seconds, a distance of 4.03 feet;  
Thence South 89 degrees 21 minutes 32 seconds West, a distance of 676.21 feet to the point of curve of a non tangent curve to the right, of which the radius point lies North 60 degrees 34 minutes 16 seconds West, a radial distance of 265.00 feet;  
Thence Southwesterly along the arc of said curve, through a central angle of 56 degrees 36 minutes 28 seconds, a distance of 261.82 feet;  
Thence North 07 degrees 45 minutes 31 seconds East, a distance of 10.22 feet to the point of curve of a non tangent curve to the left, of which the radius point lies North 04 degrees 25 minutes 48 seconds West, a radial distance of 255.00 feet;  
Thence Northeasterly along the arc of said curve, through a central angle of 57 degrees 25 minutes 42 seconds, a distance of 255.59 feet;  
Thence North 89 degrees 21 minutes 32 seconds East, a distance of 682.05 feet to a point of curve to the right having a radius of 29.50 feet;  
Thence Easterly along the arc of said curve, through a central angle of 11 degrees 50 minutes 53 seconds, a distance of 6.10 feet;  
Thence South 78 degrees 47 minutes 35 seconds East, a distance of 31.14 feet to the Point of Beginning of the easement herein described.

PARCEL NO. 5:

Non-exclusive easement for monument sign, as created by instrument recorded in Document No. 20160541662 and rerecorded in Document No. 2016-0603661, records of Maricopa County, Arizona, and more particularly described as follows:  
From the Northwest corner of the below described 'Athletic Club Property', West 5 feet to the Point of Beginning;  
Thence South 8 feet;  
Thence West 2 feet;  
Thence North 8 feet;  
Thence East 2 feet to the Point of Beginning.  
Athletic Club Property (reference legal description only):  
Being a portion of the Northwest quarter of Section 12, Township 2 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:  
Commencing at the Northwest corner of said Section 12:  
Thence South 89 degrees 57 minutes 54 seconds East (measured), South 89 degrees 58 minutes 10 seconds (record), along the North line of the Northwest quarter of said Section 12, a distance of 2124.30 feet;  
Thence "South", a distance of 55.00 feet to a point on the South line of the North 55.00 feet of said Northwest quarter, said point being the Point of Beginning;  
Thence continuing "South" a distance of 446.00 feet;  
Thence North 89 degrees 57 minutes 54 seconds West a distance of 192.0 feet;  
Thence "South" a distance of 18.00 feet;  
Thence North 89 degrees 57 minutes 54 seconds West a distance of 248.00 feet;  
Thence North 35 degrees 31 minutes 38 seconds West a distance of 17.21 feet;  
Thence North 89 degrees 57 minutes 54 seconds West a distance of 29.50 feet;  
Thence "South" a distance of 14.00 feet;  
Thence North 89 degrees 57 minutes 54 seconds West, a distance of 20.50 feet;  
Thence "North" a distance of 484.00 feet to a point on the South line of the North 55.00 feet of said Northwest quarter;  
Thence South 89 degrees 57 minutes 54 seconds West, along said South line, a distance of 500.00 feet to the Point of Beginning.

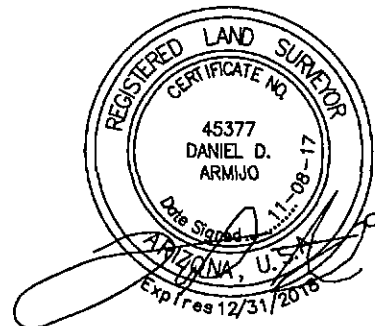
PARCEL NO. 6:

Non-exclusive easement for parking, as created by instrument recorded in Document No. 20160541662 and re-recorded in Document No. 2016-0603661, records of Maricopa County, Arizona, and more particularly described as follows:  
Being a portion of that certain property described in Document No. 84-0368687, Maricopa County Record, located the Northwest quarter of Section 12, Township 2 North, Range 4 East, Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:  
Commencing at the Northeast corner of the Plat of Scottsdale Club Villas Condominium, recorded in Book 585 of Maps, page 3, Maricopa County Records;  
Thence North 89 degrees 57 minutes 54 seconds West, along the North line of said Plat, a distance of 192.00 feet;  
Thence continuing along said North line, South 00 degrees 00 minutes 00 seconds East, a distance of 18.00 feet;  
Thence continuing along said North line, North 89 degrees 57 minutes 54 seconds West, a distance of 25.44 feet to the Point of Beginning;  
Thence continuing along said North line, North 89 degrees 57 minute 54 seconds West, a distance of 36.00 feet;  
Thence departing said North line, North 00 degrees 00 minutes 00 seconds East, a distance of 15.03 feet;  
Thence North 90 degrees 00 minutes 00 seconds East, a distance of 36.00 feet;  
Thence South 00 degrees 00 minutes 00 seconds East, a distance of 15.05 feet to the Point of Beginning.

CERTIFICATION

To: WYNDHAM RESORT DEVELOPMENT CORPORATION, AN OREGON CORPORATION  
STEWART TITLE GUARANTY COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 4, 8, AND 13 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON JULY 03, 2017.



|                  |                    |                |                  |                  |
|------------------|--------------------|----------------|------------------|------------------|
| DRAWN BY:<br>DDA | CHECKED BY:<br>DDA | DATE: 11/08/17 | JOB NO.: 17--050 | SHEET NO. 1 OF 5 |
|------------------|--------------------|----------------|------------------|------------------|

ALTA/NSPS LAND TITLE SURVEY  
SCOTTSDALE CLUB  
VILLAS CONDOMINIUM  
SECTION 12  
TOWNSHIP 2 NORTH, RANGE 4 EAST  
OF THE G.S.R.B. & M.  
MARICOPA COUNTY, ARIZONA

**AW LAND SURVEYING, LLC**  
P.O. BOX 2170, CHANDLER, AZ 85244  
(480) 244-7630 (480) 243-4287



SCHEDULE "B" ITEMS

1.

Reservations or exceptions in Patents or in Acts authorizing the issuance thereof.
2.

Water rights, claims or title to water, and agreements, covenants, conditions or rights incident thereto, whether or not shown by the public records.
3.

This exception is not limited by reason of the disclosure of any matter relating to Water Rights as may be set forth elsewhere in Schedule B.
4.

Easement for ingress and egress for public benefit and rights incident thereto, as set forth in instrument recorded in Document No. 99-102836, and shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 2)
5.

Easement for water line and rights incident thereto, as set forth in instrument recorded in Document No. 99-102837, and shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 2)
6.

Easement for access and rights incident thereto, as set forth in instrument recorded in Document No. 2001-557661, and shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 1)
7.

Easement for underground water line and rights incident thereto, as set forth in instrument recorded in Document No. 2002-035404, and shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 1)
8.

Easements, restrictions, reservations, conditions, set back lines and all other matters as set forth on the plat of Scottsdale Club Villas Condominium, recorded in Book 585 of Maps, page 3, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin, said easements being shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 1)
9.

All matters set forth in Declaration of Covenants, Conditions, Restrictions and Easements for Scottsdale Club Villas Condominium recorded in Document No. 2003-194035, and First Amendment recorded in Document No. 20160540743, and thereafter Assignment of Declarant's Rights recorded in Document No. 20160541663 and rerecorded in Document No. 2016-0603662, including Liabilities and obligations imposed upon said land by reason of its inclusion within Scottsdale Club Villas Condominium Association, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin contained therein. (Affects Parcel No. 1)
10.

All matters set forth in Declaration of Dedication, Vacation Ownership Plan and Covenants, Conditions and Easements for Scottsdale Resort Club recorded in Document No. 2003-205494, and First Amendment recorded in Document No. 2016054661 and thereafter Assignment of Declarant's Rights recorded in Document No. 20160541664 and re-recorded in Document No. 2016-0603663, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin contained therein. (Affects Parcel No. 1)
11.

All matters set forth in Reciprocal Easement and Maintenance Agreement recorded in Document No. 2002-1072456.
12.

All matters set forth in Pedestrian Access Easement Agreement recorded in Document No. 2002-1072460.
13.

Easement for electrical and telecommunication lines, facilities, fixtures and rights incident thereto, as set forth in instrument recorded in Document No. 2006-814282, and shown on that certain Survey by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016 and last revised July 29, 2016. (Affects Parcel No. 1)
14.

Terms, conditions, easements, liabilities and obligations contained in instrument entitled Notice of Telecommunication Service and Non-Exclusive Access Agreement recorded in Document No. 2003-72788.
15.

Any rights, interests, or claims of parties in possession of the land not shown by the public records.
16.

Taxes and assessments collectible by the County Treasurer, a lien not yet due and payable for the year 2016.
17.

The following matter(s) disclosed by survey of said land by Gilbert Land Surveying, PLC, Job No. 160207, dated March 25, 2016, and last revised July 29, 2016:
18.

a) Right of Way for gas lines through the property as disclosed by existing gas meters at various locations.
19.

Easement for service drive and rights incident thereto, as set forth in instrument recorded in Document No. 94-0515056. (Affects Parcel Nos. 3 and 4)
20.

Easement for electric lines and facilities and rights incident thereto, as set forth in instrument recorded in Document No. 95-0217921. (Affects Parcel Nos. 3 and 4)
21.

Easement for sewer lines and rights incident thereto, as disclosed by Sewer Maintenance Agreement recorded in Document No. 96-0497428. (Affects Parcel Nos. 3 and 4)
22.

Terms, conditions, liabilities, obligations and easements as contained in an instrument entitled Cost Sharing and Easement Agreement, recorded in Document No. 20160541662 and re-recorded in Document No. 2016-0603661.
23.

Easement for electric lines and rights incident thereto, as set forth in instrument recorded in Document No. 99-0544825. (Affects Parcel No. 6)

BASIS OF BEARING

THE BASIS OF BEARING AND ALL MONUMENTATION SHOWN HEREON IS BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 12, T2N, R4E, USING A BEARING OF SOUTH 89 DEGREES 57 MINUTES 54 SECONDS EAST, AS SHOWN ON THE FINAL PLAT FOR SCOTTSDALE CLUB VILLAS CONDOMINIUM RECORDED IN BOOK 585, PAGE 03, MCR.

BENCHMARK

BENCHMARK IS A CITY OF SCOTTSDALE BRASS CAP IN HANDHOLE LOCATED AT THE INTERSECTION OF HAYDEN ROAD AND INDIAN BEND ROAD.  
ELEVATION = 1284.465 NAVD 88 (CITY OF SCOTTSDALE DATUM)

GENERAL NOTES

1.

ALL TITLE INFORMATION IS BASED ON A COMMITMENT FOR TITLE INSURANCE PREPARED BY STEWART TITLE GUARANTY COMPANY, POLICY NO. O-9301-003940650, WITH AN EFFECTIVE DATE OF AUGUST 23, 2016..
2.

A.R.S. 32-151 STATES THAT THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A PERSON OR FIRM THAT IS REGISTERED OR CERTIFIED BY THE BOARD IS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OR FINDINGS THAT ARE SUBJECT TO THE CERTIFICATION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE.
3.

SURVEY FIELD WORK WAS COMPLETED ON JULY 03, 2017.
4.

THIS SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
5.

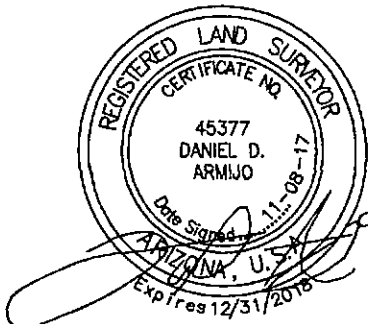
THE SCOPE OF WORK FOR THIS PROJECT IS THE SOUTH PORTION OF SCOTTSDALE CLUB VILLAS CONDOMINIUM. TOPOGRAPHY FOR THIS AREA IS SHOWN ON SHEET 4 AND 5 PER CLIENT REQUEST. THE PARCEL IN ITS ENTIRETY CONTAINS ADDITIONAL BUILDINGS, PARKING SPACES, UTILITIES AND IMPROVEMENTS THAT ARE NOT SHOWN ON THIS SURVEY PER CLEINT REQUEST.

NOTES: (Table "A" Items")

1.

SET A 1/2" REBAR W/CAP "AWLS 45377" AT PROPERTY CORNERS AS SHOWN HEREON UNLESS OTHERWISE NOTED.
2.

ADJOINER INFORMATION IS PER MARICOPA COUNTY ASSESSOR WEBSITE.

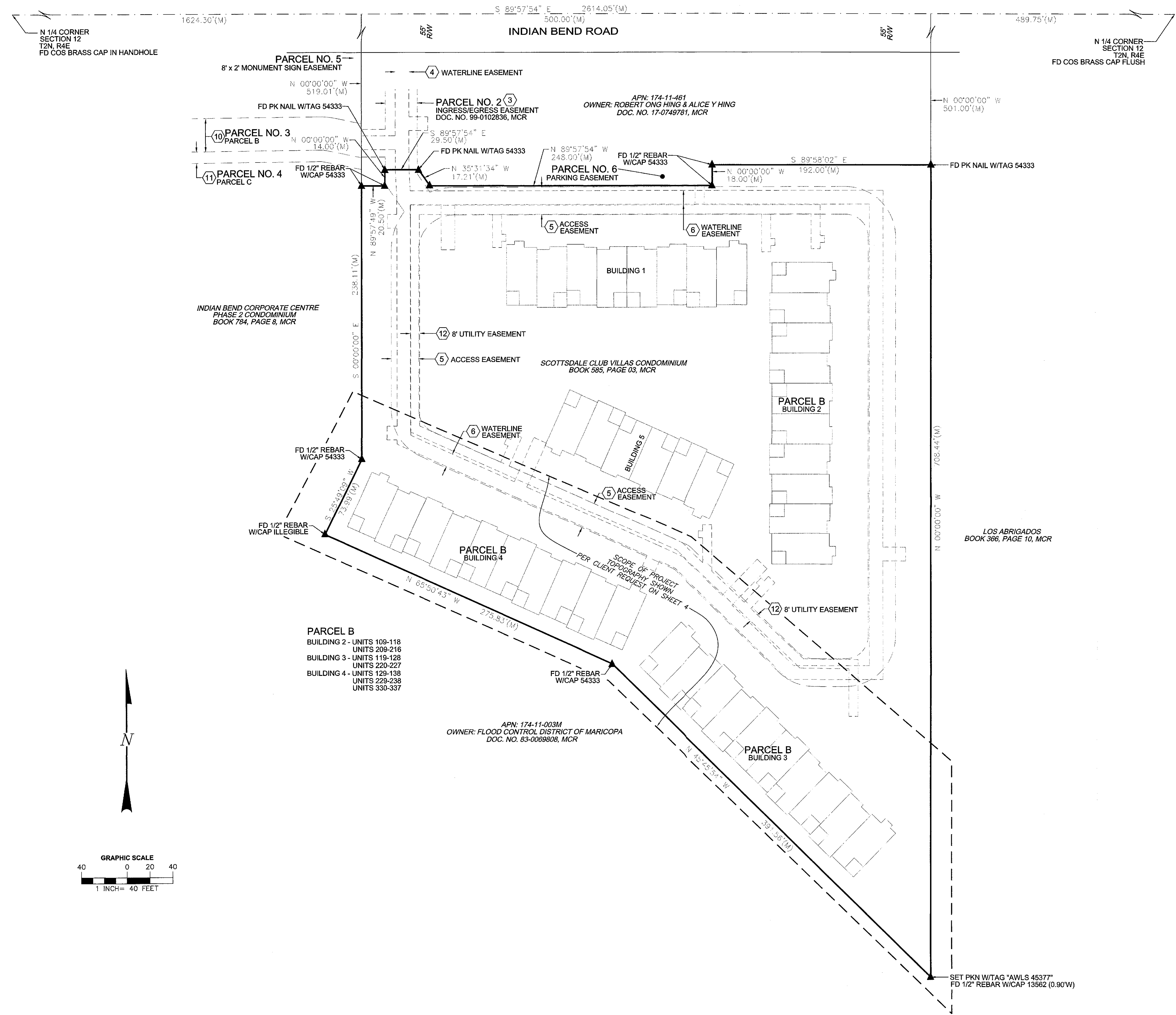


ALT/NSPS LAND TITLE SURVEY  
SCOTTSDALE CLUB  
VILLAS CONDOMINIUM  
SECTION 12  
TOWNSHIP 2 NORTH, RANGE 4 EAST  
OF THE G.S.R.B. & M.  
MARICOPA COUNTY, ARIZONA

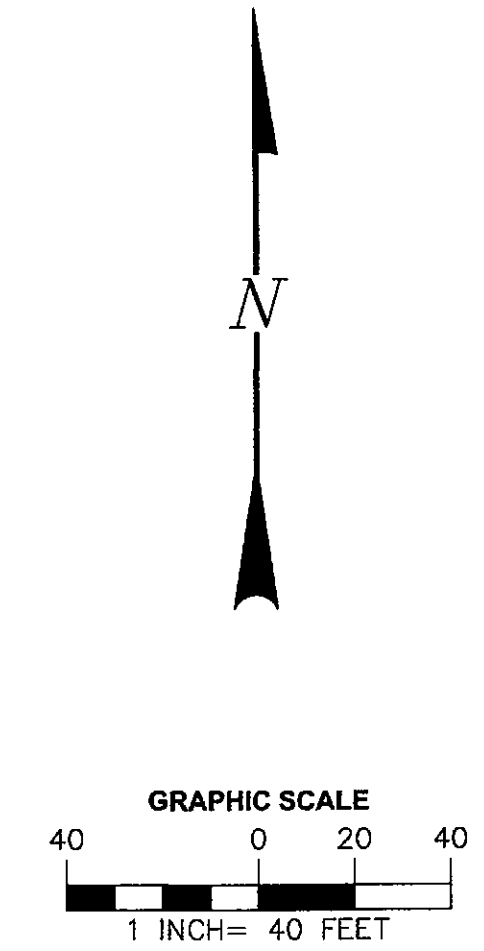
**AW**  
LAND  
SURVEYING,LLC  
P.O. BOX 2170, CHANDLER, AZ 85244  
(480) 244-7630 (480) 243-4287

|                  |                    |                |                 |                  |
|------------------|--------------------|----------------|-----------------|------------------|
| DRAWN BY:<br>DDA | CHECKED BY:<br>DDA | DATE: 11/08/17 | JOB NO.: 17-050 | SHEET NO. 2 OF 5 |
|------------------|--------------------|----------------|-----------------|------------------|





| LEGEND |   |
|--------|---|
| MCR    | MARICOPA COUNTY RECORDS   |
| APN    | ASSESSOR PARCEL NUMBER  |
| COS    | CITY OF SCOTTSDALE  |
| FD     | FOUND   |
| DOC.   | DOCUMENT  |
| NO.    | NUMBER  |
|        | PROPERTY LINE   |
|        | EASEMENT LINE AS NOTED  |
|        | SECTION LINE  |
|        | PROPERTY CORNER<br>SET 1/2" REBAR W/CAP<br>"AWLS 45377"<br>UNLESS OTHERWISE NOTED |
|        | PLOTTABLE SCHEDULE "B" ITEM   |



ALTA/NSPS LAND TITLE SURVEY

SCOTTSDALE CLUB

VILLAS CONDOMINIUM

SECTION 12

TOWNSHIP 2 NORTH, RANGE 4 EAST

OF THE G.S.R.B. & M.

MARICOPA COUNTY, ARIZONA

AW  
LAND  
SURVEYING, LLC

P.O. BOX 2170, CHANDLER, AZ 85244  
(480) 244-7630 (480) 243-4287

DRAWN BY: DDA

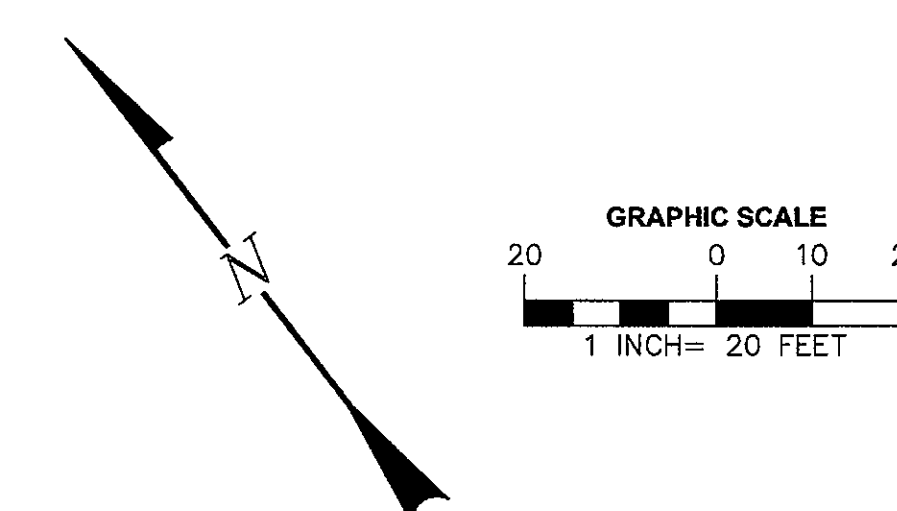
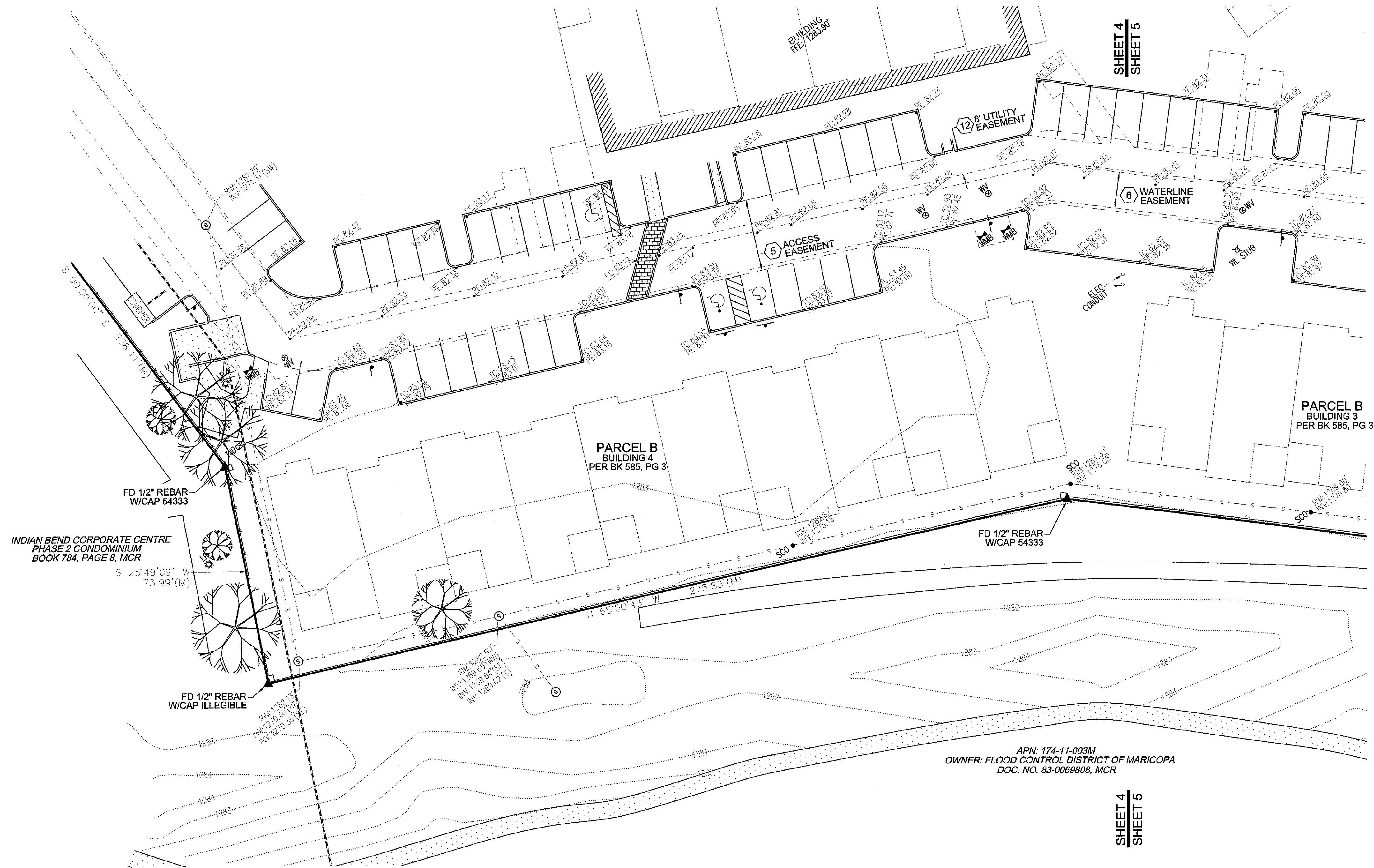
CHECKED BY: DDA

DATE: 11/08/17

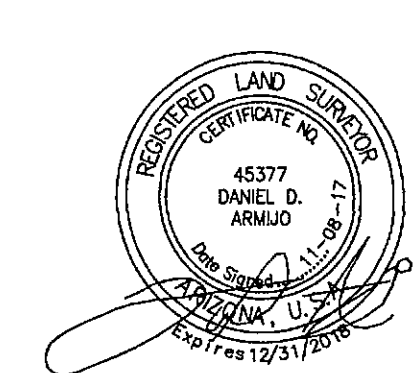
JOB NO.: 17-050

SHEET NO. 3 OF 5





| LEGEND        |   |
|---------------|---|
| WV            | WATER VALVE   |
| WMB           | WATER METER BOX   |
| WL STUB       | WATERLINE STUB  |
| SCO           | SEWER CLEANOUT  |
| ELEC          | ELECTRIC  |
| LP            | LIGHT POLE  |
| (S)           | SEWER MANHOLE   |
| ●             | SIGN  |
| (Tree symbol) | TREE  |
| ---           | PROPERTY LINE   |
| ---           | EASEMENT LINE AS NOTED  |
| ---           | CONTOUR INTERVAL  |
| (Hatched box) | CONCRETE  |
| ▲             | PROPERTY CORNER<br>SET 1/2" REBAR W/CAP<br>'AWLS 45377'<br>UNLESS OTHERWISE NOTED |
| (Hexagon)     | PLOTTABLE SCHEDULE "B" ITEM   |
| ● TC XX.XX    | TOP OF CURB SPOT ELEVATION  |
| ● PE XX.XX    | PAVEMENT SPOT ELEVATION   |

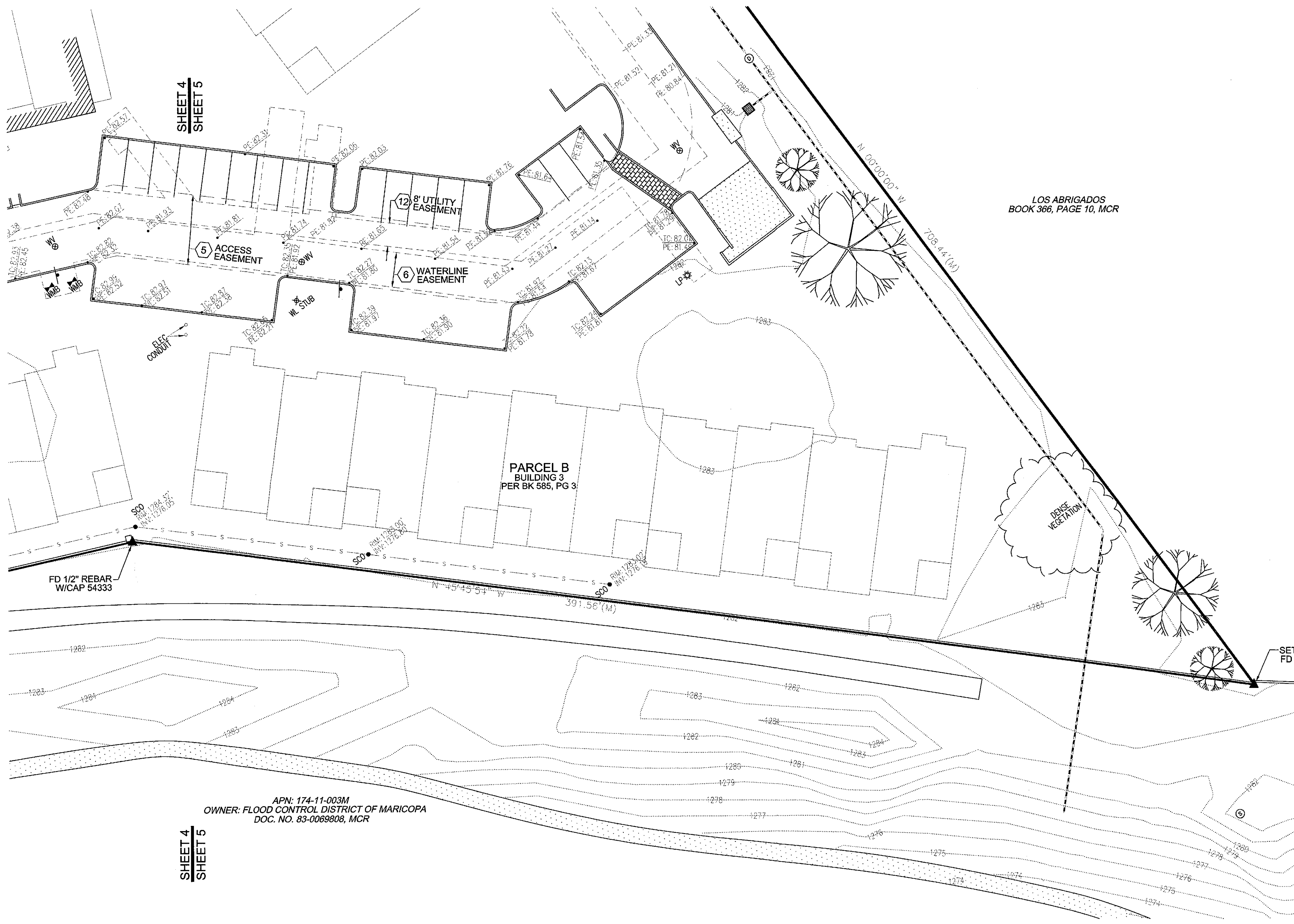


ALTA/NSPS LAND TITLE SURVEY  
SCOTTSDALE CLUB  
VILLAS CONDOMINIUM  
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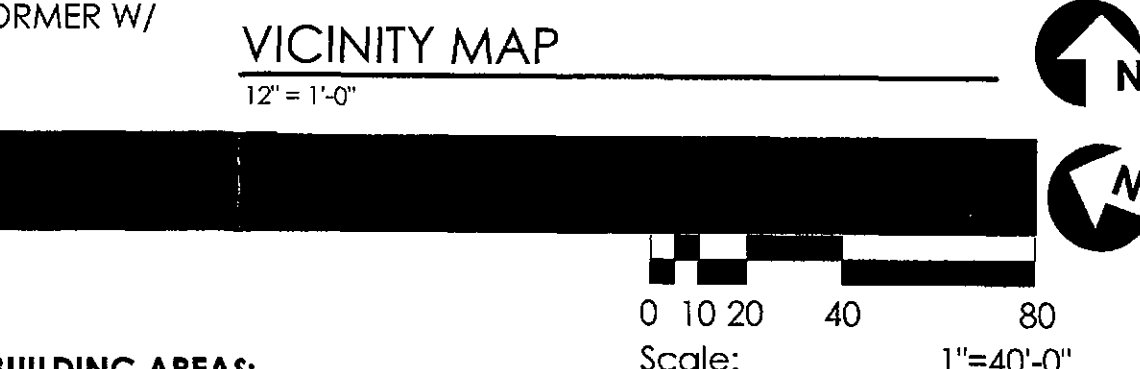
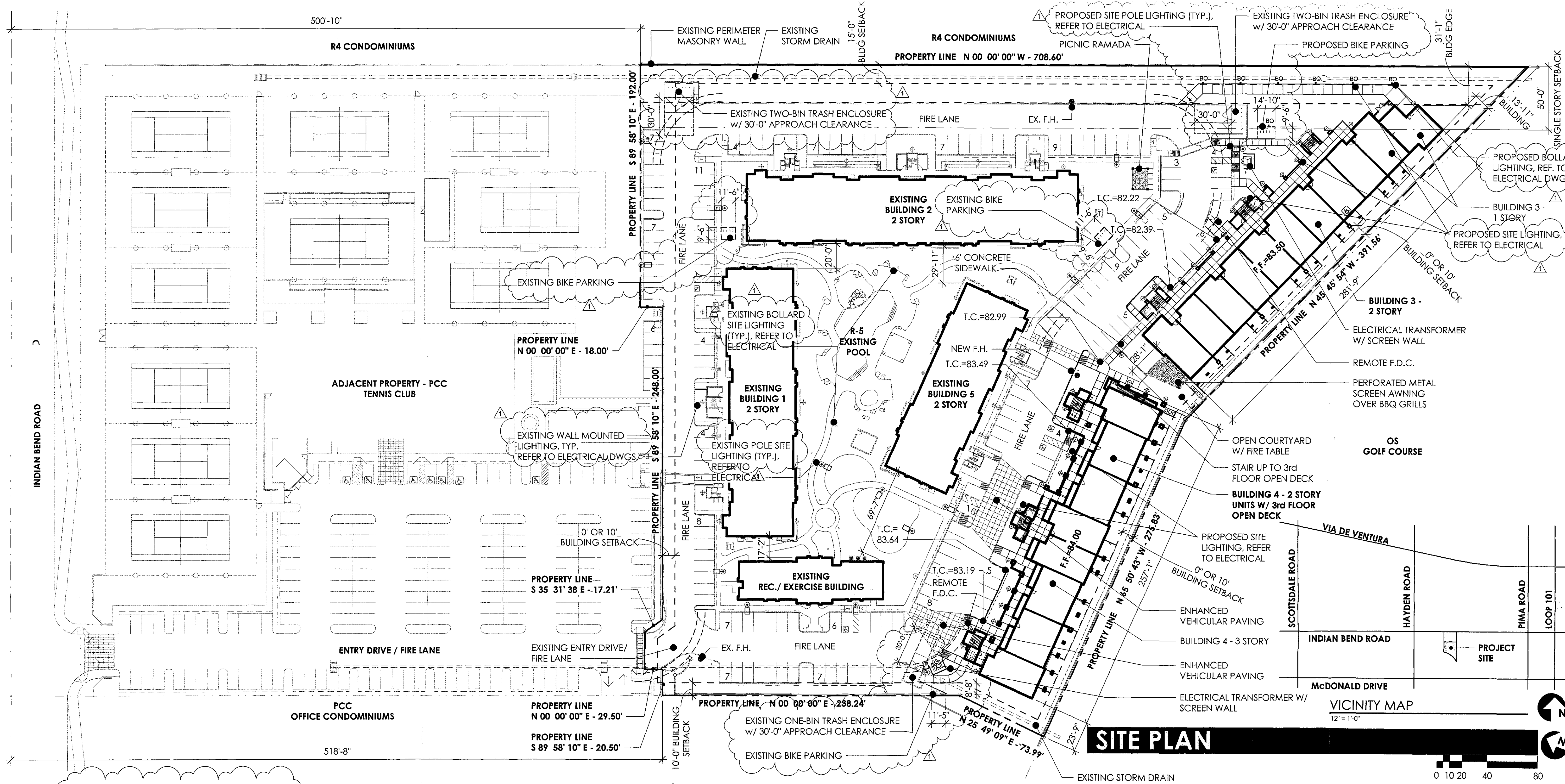
**AW LAND SURVEYING, LLC**  
P.O. BOX 2170, CHANDLER, AZ 85244  
(480) 244-7630 (480) 243-4287

|               |                 |                |                 |                  |
|---------------|-----------------|----------------|-----------------|------------------|
| DRAWN BY: DDA | CHECKED BY: DDA | DATE: 11/08/17 | JOB NO.: 17-050 | SHEET NO. 4 OF 5 |
|---------------|-----------------|----------------|-----------------|------------------|









- SYMBOLS**
- EXISTING WALL MOUNTED LIGHT FIXTURE, REFER TO ELECTRICAL
  - PROPOSED WALL MOUNTED LIGHT FIXTURE, REFER TO ELECTRICAL
  - EXISTING SITE POLE LIGHTING FIXTURE, REFER TO ELECTRICAL
  - PROPOSED SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL
  - EXISTING SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL
  - PROPOSED SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL

**PROJECT NAME & ADDRESS:**  
WORLDMARK BY WYNDHAM  
8235 EAST INDIAN BEND ROAD  
SCOTTSDALE, ARIZONA 85250

**PROJECT DESCRIPTION:**  
PROPOSED BUILDING ADDITIONS TO EXISTING TIMESHARE DEVELOPMENT LOCATED ON INDIAN BEND ROAD, EAST OF HAYDEN ROAD ON APPROXIMATELY 5.40 GROSS ACRES. ORIGINAL DEVELOPMENT WAS APPROVED FOR 94 UNITS, OF WHICH ONLY 48 WERE BUILT. EXISTING PROJECT CONSISTS OF 3 BUILDINGS (1, 2 AND 5) TOTALING 48 D.U. WITH A COMMUNITY CENTER BUILDING. TWO NEW BUILDINGS (3 AND 4) WILL INCLUDE 40 TOTAL D.U. WITH A 3RD FLOOR OPEN DECK (BUILDING 4) AND A MAINTENANCE FACILITY (BUILDING 3).

**ZONING:**  
EXISTING.....R-5  
PROVIDED.....R-5

**SITE AREA:**  
NET ACRES.....+/- 5.40 ACRES (235,224 S.F.)  
GROSS ACRES.....+/- 5.40 ACRES (235,224 S.F.)

**DENSITY:**  
PROVIDED (OVERALL).....16.29 D.U./ACRE (48+40 D.U./5.40 ACRE)

**BUILDING HEIGHT:**  
ALLOWABLE.....36'-0"  
PROVIDED.....36'-0" AFF  
NOTE: BUILDING HEIGHT IS DETERMINED AT 1'-0" ABOVE HIGHEST ADJACENT TOP OF CURB ELEVATION PER ORDINANCE

| SETBACKS      | REQUIRED    | PROVIDED |
|---------------|-------------|----------|
| FRONT (NORTH) | 10'-0" MIN. | 10'-0"   |
| SIDE (EAST)   | 15'-0" MIN. | 30'-0"   |
| SIDE (WEST)   | 10'-0" MIN. | 10'-0"   |
| REAR (SOUTH)  | 10'-0" MIN. | 10'-0"   |

|  |     |  |  |
|--|-----|--|--|
| <b>OCCUPANCY TYPE:</b>                       |     |  |  |
| EXISTING BUILDINGS 1,2& 5: (RESIDENCES)..... | R-2 |  |  |
| EXISTING COMMUNITY CENTER.....               | B   |  |  |
| NEW BUILDING 3: (RESIDENCES).....            | R-2 |  |  |
| NEW BUILDING 4: (RESIDENCES).....            | R-2 |  |  |

|                                  |               |  |  |
|----------------------------------|---------------|--|--|
| <b>CONSTRUCTION TYPE:</b>        |               |  |  |
| EXISTING BUILDINGS 1, 2 & 5..... | V-A (NFPA 13) |  |  |
| EXISTING COMMUNITY CENTER.....   | V-A (NFPA13)  |  |  |
| NEW BUILDING 3.....              | V-A (NFPA13)  |  |  |
| NEW BUILDING 4.....              | V-A (NFPA13)  |  |  |

|                           |                                 |  |        |
|---------------------------|---------------------------------|--|--------|
| <b>PARKING STANDARDS:</b> |                                 |  |        |
| EXISTING PARKING STALL    | 9'-0" x 16'-0" WITH 2' OVERHANG |  | 24'-0" |
| PARKING AISLE (FIRELANE)  |                                 |  |        |

|   |                 |  |  |
|---|-----------------|--|--|
| <b>PARKING:</b>                           |                 |  |  |
| <b>REQUIRED:</b>                          |                 |  |  |
| EXISTING BUILDING 1                       |                 |  |  |
| • 16 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  | 20 P.S.         |  |  |
| EXISTING BUILDING 2                       |                 |  |  |
| • 20 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  | 25 P.S.         |  |  |
| EXISTING BUILDING 5                       |                 |  |  |
| • 12 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  | 15 P.S.         |  |  |
| PROPOSED BUILDING 3                       |                 |  |  |
| • 2 THREE-BEDROOM UNITS (X 1.25 PER UNIT) | 3 P.S.          |  |  |
| • 17 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  | 22 P.S.         |  |  |
| PROPOSED BUILDING 4                       |                 |  |  |
| • 7 ONE-BEDROOM UNITS (X 1.25 PER UNIT)   | 9 P.S.          |  |  |
| • 12 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  | 15 P.S.         |  |  |
| • 2 FOUR-BEDROOM UNITS (X 1.25 PER UNIT)  | 3 P.S.          |  |  |
| <b>TOTAL REQUIRED</b>                     | <b>112 P.S.</b> |  |  |

|                                     |                 |  |  |
|-------------------------------------|-----------------|--|--|
| <b>PROVIDED:</b>                    |                 |  |  |
| STANDARD PARKING SPACES (UNCOVERED) | 158 P.S.        |  |  |
| <b>TOTAL PROVIDED</b>               | <b>158 P.S.</b> |  |  |

|                                      |  |  |  |
|--------------------------------------|--|--|--|
| <b>ACCESSIBLE PARKING:</b>           |  |  |  |
| <b>REQUIRED</b>                      |  |  |  |
| (4% OF THE REQUIRED PARKING SPACES)  |  |  |  |
| (112 PARKING SPACES X .04 (4%)=4.48) |  |  |  |

|   |  |  |  |
|---|--|--|--|
| <b>PROVIDED ACCESSIBLE PARKING</b>                      |  |  |  |
| <b>REQUIRED</b>   |  |  |  |
| (1 BICYCLE PARKING SPACE PER 10 VEHICLE PARKING SPACES) |  |  |  |
| <b>PROVIDED</b>   |  |  |  |
| BUILDING 2 - NORTH                                      |  |  |  |
| BUILDING 2 - SOUTH                                      |  |  |  |
| BUILDING 4 - NORTH                                      |  |  |  |
| BUILDING 3 - NORTH                                      |  |  |  |

|   |  |  |  |
|---|--|--|--|
| <b>BICYCLE PARKING:</b>                                 |  |  |  |
| <b>REQUIRED</b>   |  |  |  |
| (1 BICYCLE PARKING SPACE PER 10 VEHICLE PARKING SPACES) |  |  |  |
| <b>PROVIDED</b>   |  |  |  |
| BUILDING 2 - NORTH                                      |  |  |  |
| BUILDING 2 - SOUTH                                      |  |  |  |
| BUILDING 4 - NORTH                                      |  |  |  |
| BUILDING 3 - NORTH                                      |  |  |  |

|                         |              |      |               |
|-------------------------|--------------|------|---------------|
| <b>UNIT MIX:</b>        |              |      |               |
| UNIT TYPE               | GROSS        | # OF | % OF PROPOSED |
| UNIT P1 (1 BED)         | +/-1057 S.F. | 7    | 18%           |
| UNIT P2 (2 BED)         | +/-1218 S.F. | 12   | 30%           |
| UNIT P4 (4 BED)         | +/-2215 S.F. | 2    | 5%            |
| UNIT S2 (2 BED)         | +/-1074 S.F. | 17   | 42%           |
| UNIT S3 (3 BED)         | +/-1231 S.F. | 2    | 5%            |
| PROPOSED SUB-TOTAL:     |              |      |               |
| 40 D.U.                 |              |      |               |
| <b>EXISTING (2 BED)</b> |              |      |               |
| <b>48 D.U.</b>          |              |      |               |
| <b>TOTAL:</b>           |              |      |               |
| <b>88 D.U.</b>          |              |      |               |

|                           |                     |          |  |
|---------------------------|---------------------|----------|--|
| <b>ACCESSIBLE UNITS:*</b> |                     |          |  |
| OCCUPANCY                 | REQUIRED            | PROVIDED |  |
| R                         | 88 UNITS x 0.05 = 5 | 5        |  |

\*ACCESSIBLE UNITS TO COMPLY WITH 2015 IBC SECTION 1107.5

|   |                  |
|---|------------------|
| <b>BUILDING AREAS:</b>  |                  |
| NOTE: PROJECT AREA CALCULATIONS INCLUDE COVERED PATIOS AND BALCONIES. STAIRS & ELEVATORS ON FIRST FLOOR ONLY. |                  |
| <b>COMMUNITY CENTER/ OFFICES</b>  |                  |
| <b>EXISTING BUILDING 1</b>  |                  |
| FIRST FLOOR   | 13,627 SF        |
| SECOND FLOOR  | 11,285 SF        |
| TOTAL OF BUILDING 1   | <b>24,912 SF</b> |
| <b>EXISTING BUILDING 2</b>  |                  |
| FIRST FLOOR   | 17,779 SF        |
| SECOND FLOOR  | 12,985 SF        |
| TOTAL OF BUILDING 2   | <b>30,764 SF</b> |
| <b>EXISTING BUILDING 5</b>  |                  |
| FIRST FLOOR   | 10,006 SF        |
| SECOND FLOOR  | 8,251 SF         |
| TOTAL OF BUILDING 5   | <b>18,257 SF</b> |
| <b>PROPOSED BUILDING 3</b>  |                  |
| FIRST FLOOR   | 16,953 SF        |
| SECOND FLOOR  | 13,544 SF        |
| TOTAL OF BUILDING 3   | <b>30,497 SF</b> |
| <b>PROPOSED BUILDING 4</b>  |                  |
| FIRST FLOOR   | 15,131 SF        |
| SECOND FLOOR  | 13,514 SF        |
| THIRD FLOOR   | 12,283 SF        |
| TOTAL OF BUILDING 4   | <b>40,928 SF</b> |
| <b>TOTAL OVERALL BUILDINGS</b>  |                  |
| <b>148,993 SF</b>   |                  |

|                               |                             |
|-------------------------------|-----------------------------|
| <b>LOT COVERAGE</b>           |                             |
| NET LOT AREA.....             | 5.40 NET ACRES (235,224 SF) |
| TOTAL BUILDING FOOTPRINT..... | 77,131 SF                   |
| <b>LOT COVERAGE PROVIDED:</b> | <b>32.79%</b>               |

|                                    |                             |
|------------------------------------|-----------------------------|
| <b>OPEN SPACE CALCULATIONS:</b>    |                             |
| NET LOT AREA.....                  | 5.40 NET ACRES (235,224 SF) |
| REQUIRED (22% OF LOT AREA).....    | +/-1.18 ACRES (51,749 SF)   |
| PROVIDED (35.44% OF LOT AREA)..... | +/-1.91 ACRES (83,368 SF)   |

PROJECT

NO. 16-3002-00

CLIENT

**WORLDMARK**  
by **WYNDHAM**  
*Worldmark*  
BY WYNDHAM  
8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

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Rev. Date: Description:

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DEVELOPMENT REVIEW

**SUBMITTAL PHASE**

STIPULATION SET

RETAIN FOR RECORDS

APPROVED

4-19-18  
DATE INITIALS

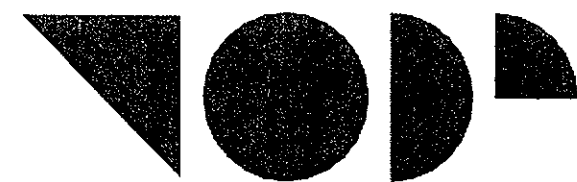
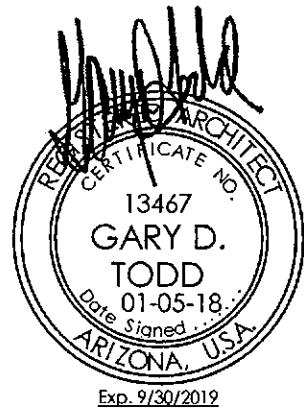
44-DR-2017  
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OVERALL SITE

**PLAN**

A1.0





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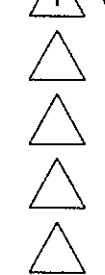
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Proj Mgr. RE

Dwn By: Author

Rev. Date: Description:

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STIPULATION SET  
RETAIN FOR RECORDS  
APPROVED  
4-14-18  
DATE INITIALS

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1/09/18

ENLARGED SITE  
PLANS - BUILDINGS  
3 & 4

**A1.1**

PROJECT

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CONTACT

DATA

SYMBOLS

- EXISTING WALL MOUNTED LIGHT FIXTURE, REFER TO ELECTRICAL
- PROPOSED WALL MOUNTED LIGHT FIXTURE, REFER TO ELECTRICAL
- EXISTING SITE POLE LIGHTING FIXTURE, REFER TO ELECTRICAL
- PROPOSED SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL
- EXISTING SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL
- PROPOSED SITE BOLLARD LIGHT FIXTURE, REFER TO ELECTRICAL

KEYNOTES

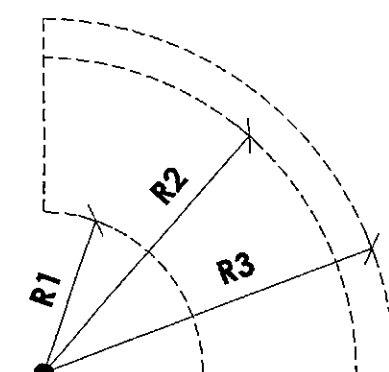
PRIVATE OPEN SPACE CALCULATIONS ACCOUNT FOR FIRST FLOOR COVERED PATIO AND AREA TO EXISTING SITE WALL

|   |           |
|---|-----------|
| A | 484.29 SF |
| B | 776.45 SF |
| C | 460.01 SF |
| D | 456.51 SF |

GENERAL NOTES

- REFERENCE HARDSCAPE PLANS FOR ALL HARDSCAPE CONTROL DIMENSIONS TYP.
- REFERENCE CIVIL PLANS FOR ALL SITE ELEVATIONS, GRADES AND RELATED INFORMATION.
- PERIMETER DIMENSIONS ARE FOR REFERENCE ONLY. REFER TO CIVIL/ LANDSCAPE PLANS FOR CONTROL DIMENSIONS TYP.
- REFER TO ENLARGED PLANS AS INDICATED FOR ALL CONTROL DIMENSIONS, DRAINAGE SLOPES, ETC.

C.O.S. FIRE TURNING

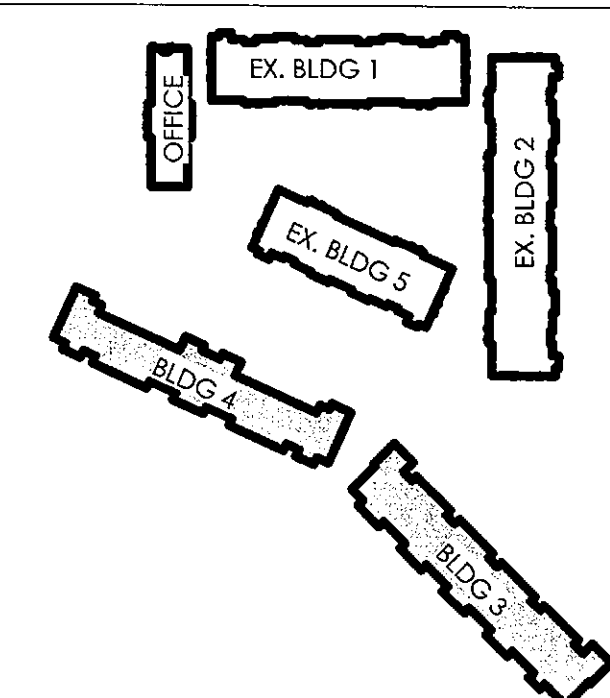


**CITY OF SCOTTSDALE FIRE TRUCK RADIUS DETAIL**

R1 = MIN. 25'-0" INSIDE RADIUS AT COMMERCIAL USES.  
R2 = MIN. 49'-0" OUTSIDE RADIUS AT COMMERCIAL USES.  
R3 = ADD 6'-0" TO RADIUS FOR AERIAL BUCKET CLEAR.

- 8'-0" TALL FREE-STANDING LIGHT POLE - REFER TO ELECTRICAL DRAWINGS FOR LIGHT FIXTURE SPECIFICATIONS
- 4'-0" TALL FREE-STANDING BOLLARD LIGHT
- WALL MOUNTED FULL CUT-OFF LIGHT FIXTURE
- WALL MOUNTED FULL CUT-OFF LIGHT FIXTURE
- FULL CUT-OFF PENDANT LIGHT FIXTURE
- F.H. FIRE HYDRANT-SEE CIVIL
- E.F.H. EXISTING FIRE HYDRANT- SEE CIVIL
- WATER METER AND BACKFLOW- SEE CIVIL

KEY MAP



KEY MAP  
1" = 160'-0"



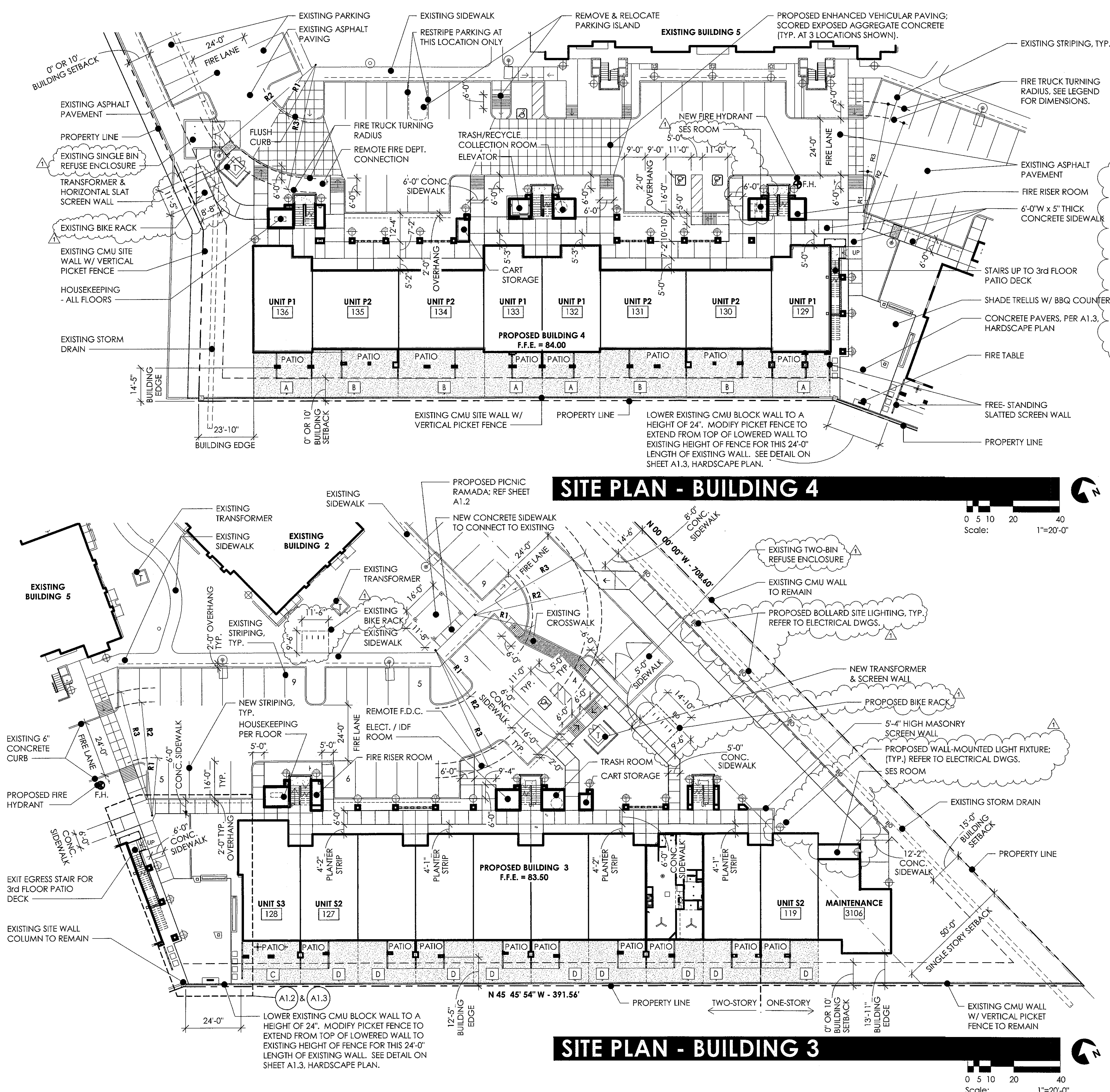
**SITE PLAN - BUILDING 4**

0 5 10 20 40  
Scale: 1"=20'-0"



**SITE PLAN - BUILDING 3**

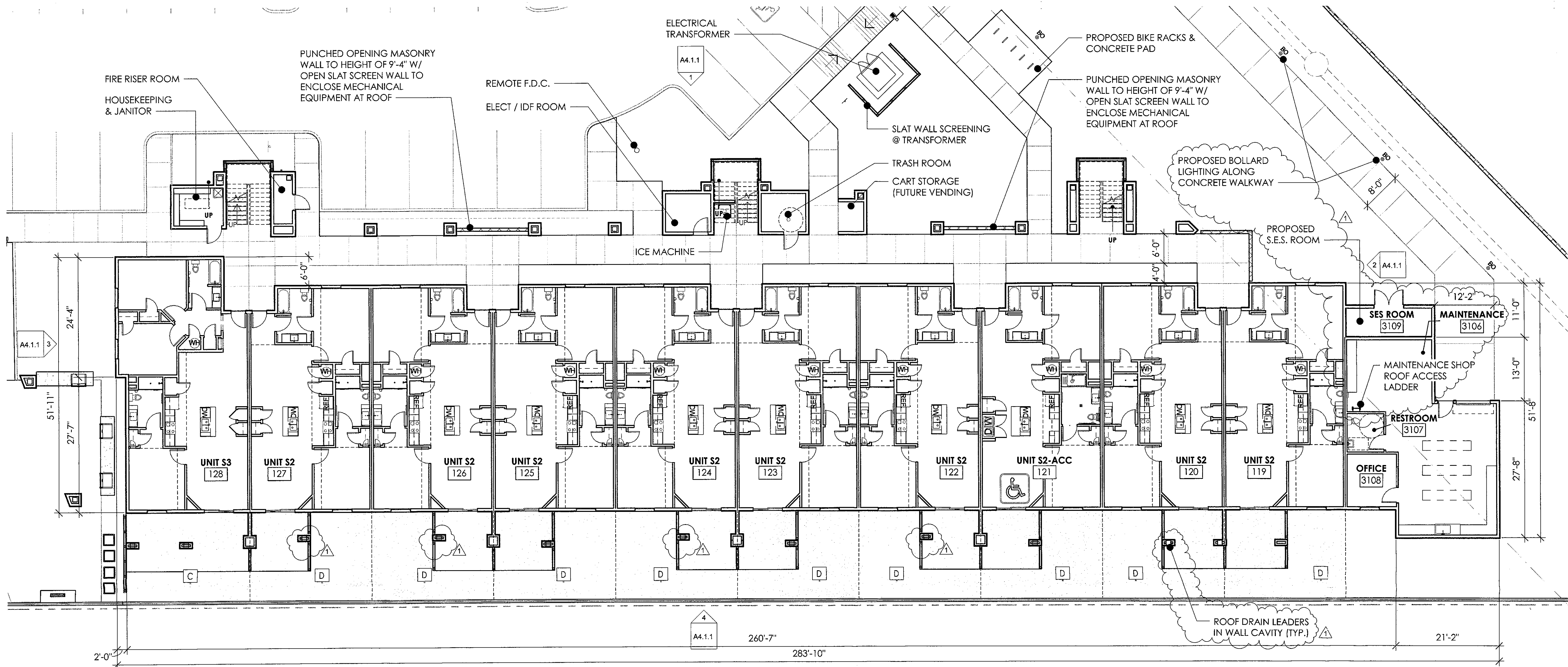
0 5 10 20 40  
Scale: 1"=20'-0"





## OPEN SPACE PLAN





# **BUILDING 3 - LEVEL 1**

Scale: 3/32" = 1'-0"

## **KEYNOTES**

## **PRIVATE OPEN SPACE**

|   |           |
|---|-----------|
| A | 484.29 SF |
| B | 776.45 SF |
| C | 460.01 SF |
| D | 456.51 SF |

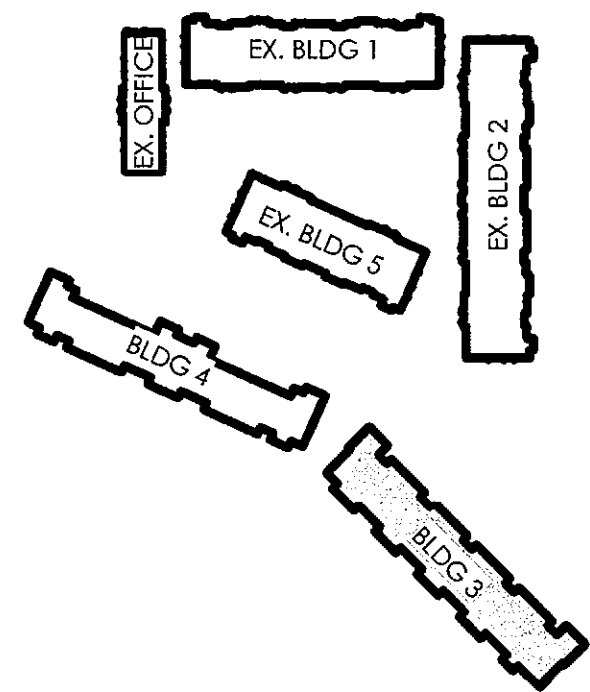
## **UNIT MIX**

| UNIT MIX BREAKDOWN: |                 |           |
|---------------------|-----------------|-----------|
| UNIT:               | PROVIDED:       | NO. BEDS: |
| S-2                 | 17              | (2BR)     |
| S-3                 | 2               | (3BR)     |
| P-1                 | 7               | (1BR)     |
| P-2                 | 12              | (2BR)     |
| P-4                 | 2               | (4BR)     |
| <b>TOTAL:</b>       | <b>40 UNITS</b> |           |

## **GENERAL NOTES**

1. COORDINATE SIDEWALK LOCATIONS WITH SITE PLAN AND CIVIL DRAWINGS.
2. REFER TO UNIT PLANS FOR ALL DIMENSIONS AND NOTES. REFER TO DRAWINGS A6.1 SERIES.
3. REFER TO UNIT PLANS FOR ALL UNIT INTERIOR WALL / PARTITION TYPES.
4. REFER TO DRAWINGS A0.4 SERIES FOR FIRE RATINGS AND CODE INFORMATION.
5. COORDINATE WITH STRUCTURAL DRAWINGS FOR FOUNDATION AND FRAMING DIMENSIONS ARE TO FACE OF FRAMING UNLESS NOTED OTHERWISE.
6. EDGE OF SLAB ALIGN WITH EXTERIOR SHEATHING. SEE DETAIL 17/A10.1.
7. PROVIDE WATERPROOF CEILING BOARD AT EXTERIOR CEILINGS AND ROOF OVERHANG EAVES.
8. SEE INTERIOR DESIGN DRAWINGS FOR INTERIOR FINISHES.
9. COORDINATE WITH ELECTRICAL / MECHANICAL AND INTERIOR DESIGN DRAWINGS FOR TYPE AND LOCATION OF FIXTURE.
10. REFER TO SITE PLAN FOR FDC LOCATION.
11. REFER TO DRAWINGS A4.1 SERIES FOR BUILDING ELEVATIONS AND EXTERIOR FINISHES

## **KEYMAP**



NO. 16-3002-00

**WORLDMARK**  
by **WYNDHAM**  
*Worldmark*

BY WYNDHAM

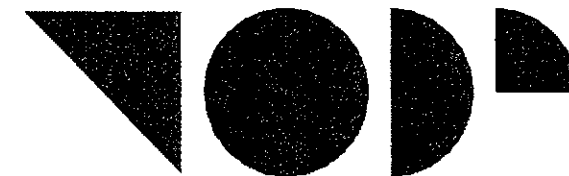
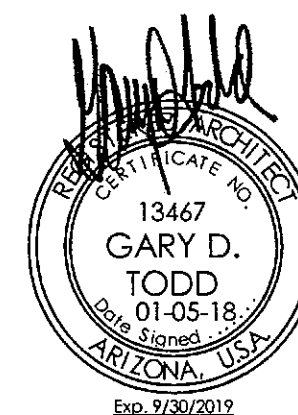
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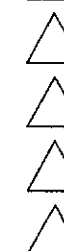
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Dwn By: Author

Rev. Date: Description:

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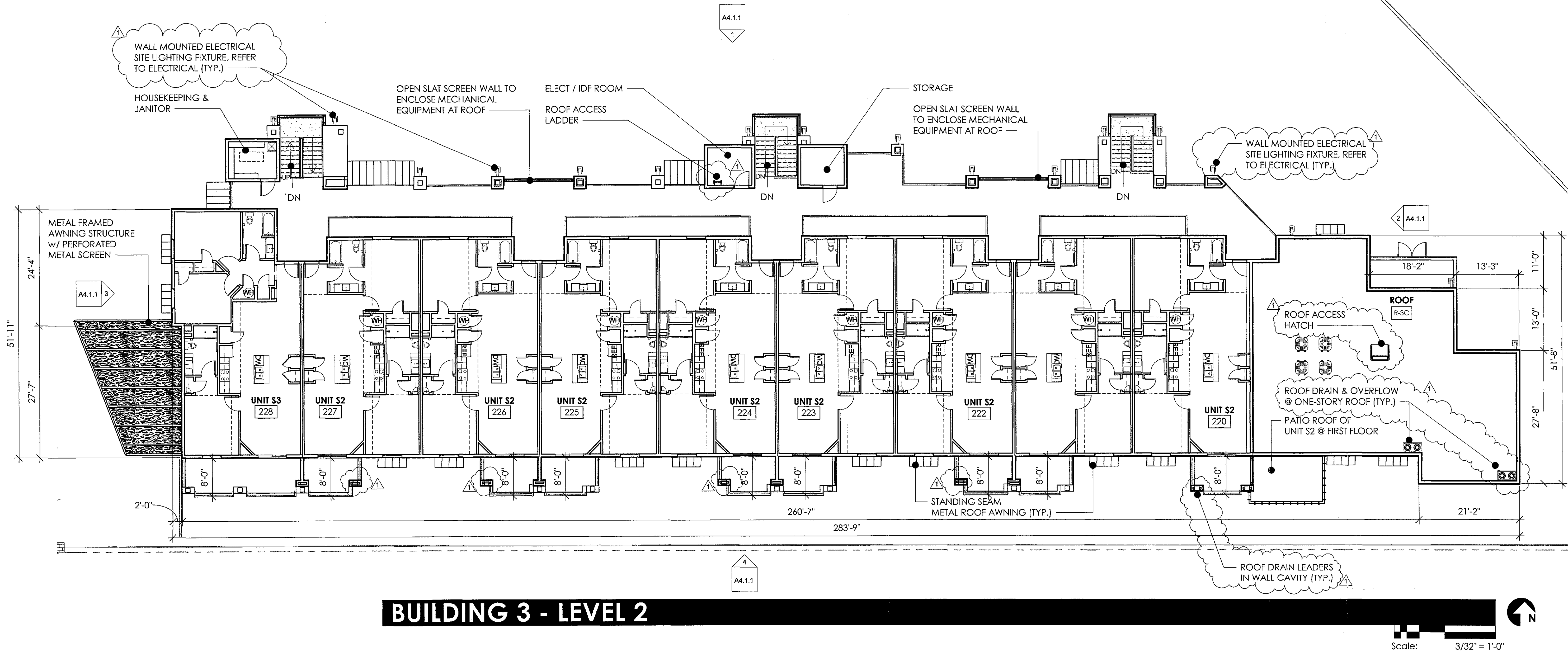


**BUILDING 3 - LEVEL 1**  
**FLOOR PLAN**

44-DR-2017  
1/09/18

**A2.3.1**





## BUILDING 3 - LEVEL 2

Scale: 3/32" = 1'-0"

KEYNOTES

PRIVATE OPEN SPACE

UNIT MIX

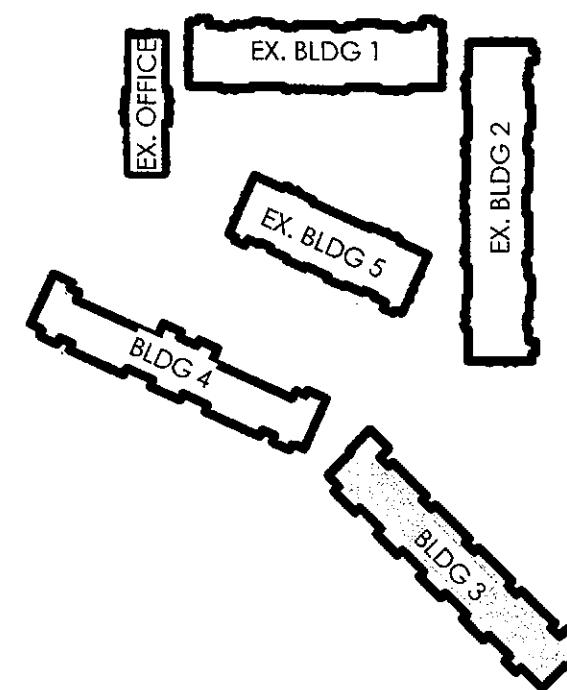
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| S-3    | 2         | (3BR)     |
| P-1    | 7         | (1BR)     |
| P-2    | 12        | (2BR)     |
| P-4    | 2         | (4BR)     |
| TOTAL: | 40 UNITS  |           |

GENERAL NOTES

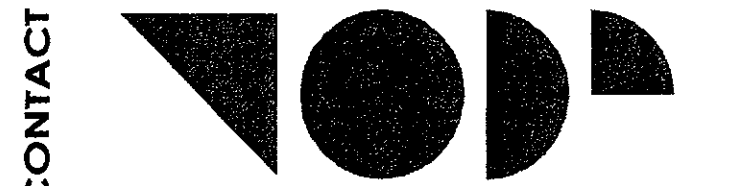
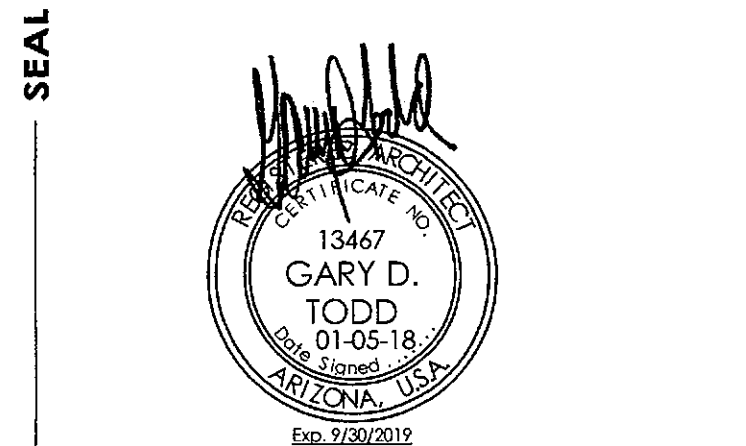
1. COORDINATE SIDEWALK LOCATIONS WITH SITE PLAN AND CIVIL DRAWINGS.
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3. REFER TO UNIT PLANS FOR ALL UNIT INTERIOR WALL / PARTITION TYPES.
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6. EDGE OF SLAB ALIGN WITH EXTERIOR SHEATHING, SEE DETAIL 17/A10.1.
7. PROVIDE WATERPROOF CEILING BOARD AT EXTERIOR CEILINGS AND ROOF OVERHANG EAVES.
8. SEE INTERIOR DESIGN DRAWINGS FOR INTERIOR FINISHES.
9. COORDINATE WITH ELECTRICAL / MECHANICAL AND INTERIOR DESIGN DRAWINGS FOR TYPE AND LOCATION OF FIXTURE.
10. REFER TO SITE PLAN FOR FDC LOCATION.
11. REFER TO DRAWINGS A4.1 SERIES FOR BUILDING ELEVATIONS AND EXTERIOR FINISHES

KEYMAP



PROJECT NO. 16-3002-00  
**WORLDMARK**  
by **WYNDHAM**  
*Worldmark*  
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8235 EAST INDIAN BEND RD  
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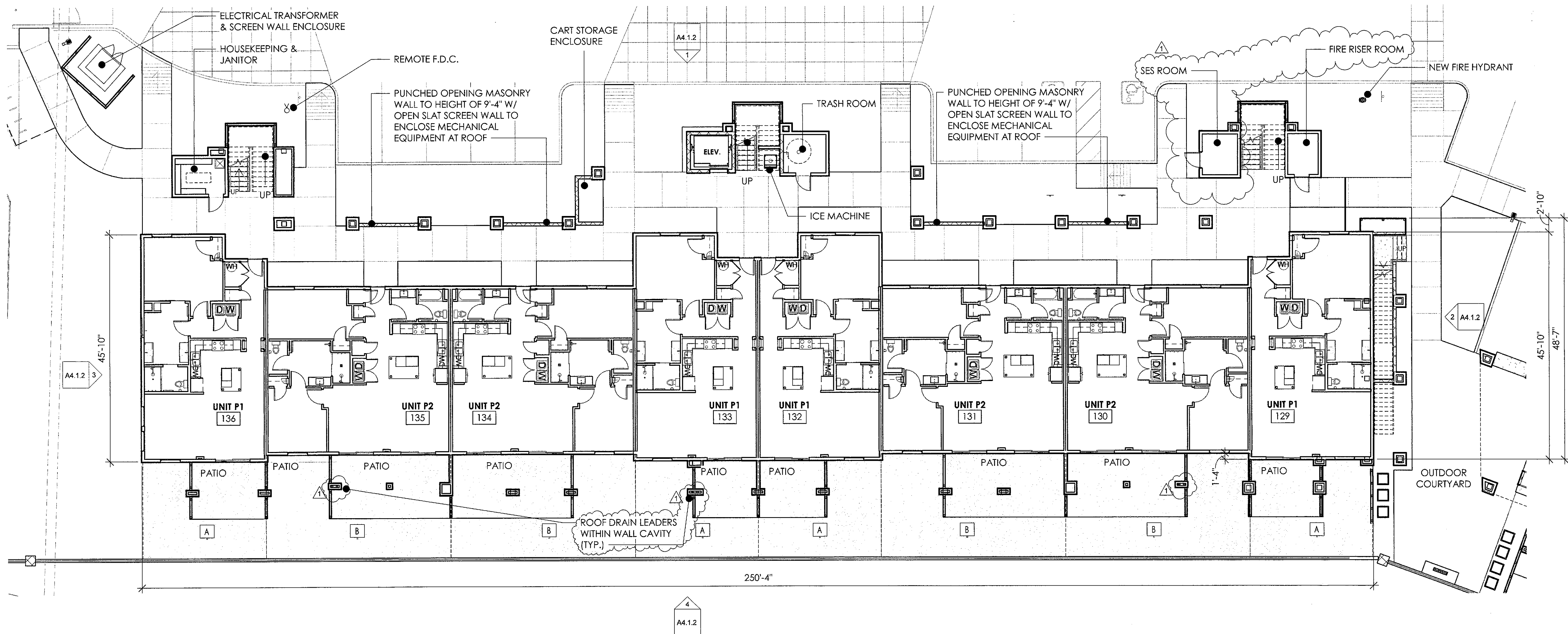
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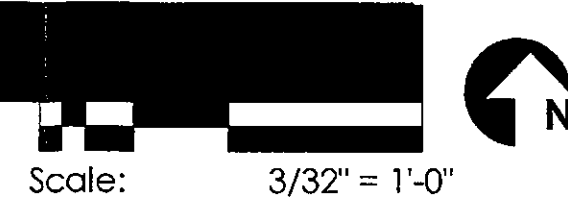
BUILDING 3 - LEVEL  
2 FLOOR PLAN

A2.3.2





**BUILDING 4 - LEVEL 1**



**KEYNOTES**

**PRIVATE OPEN SPACE**

|  |           |  |
|--|-----------|--|
| PRIVATE OPEN CALCULATIONS ACCOUNT FOR FIRST FLOOR COVERED PATIO AND AREA TO EXISTING SITE WALL |           |  |
| A  | 484.29 SF |  |
| B  | 776.45 SF |  |
| C  | 460.01 SF |  |
| D  | 456.51 SF |  |

**UNIT MIX**

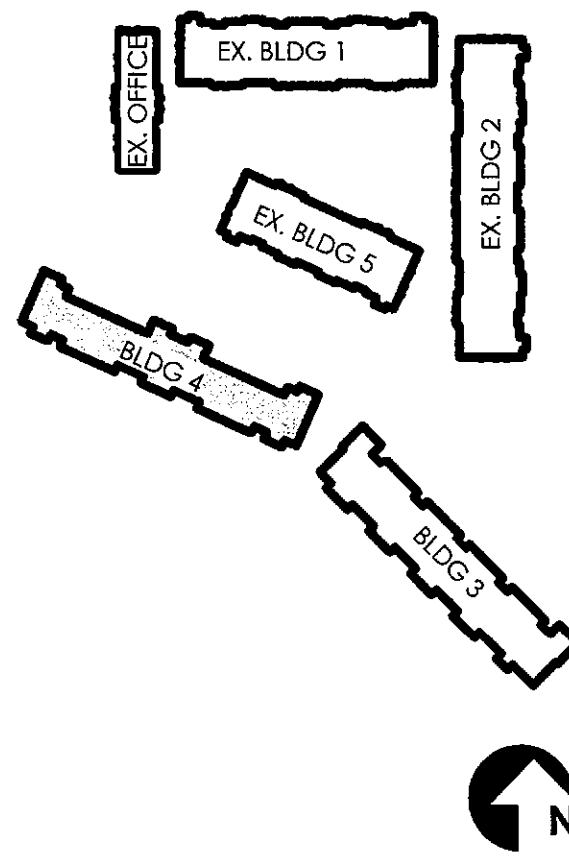
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| UNIT:         | PROVIDED:       | NO. BEDS: |
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| S-2           | 17              | (2BR)     |
| S-3           | 2               | (3BR)     |
| P-1           | 7               | (1BR)     |
| P-2           | 12              | (2BR)     |
| P-4           | 2               | (4BR)     |
| <b>TOTAL:</b> | <b>40 UNITS</b> |           |

**GENERAL NOTES**

1. COORDINATE SIDEWALK LOCATIONS WITH SITE PLAN AND CIVIL DRAWINGS.
2. REFER TO UNIT PLANS FOR ALL DIMENSIONS AND NOTES, REFER TO DRAWINGS A6.1 SERIES.
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**KEYMAP**



PROJECT

NO. 16-3002-00

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13467  
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01-05-18  
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Exp. 7/30/2019

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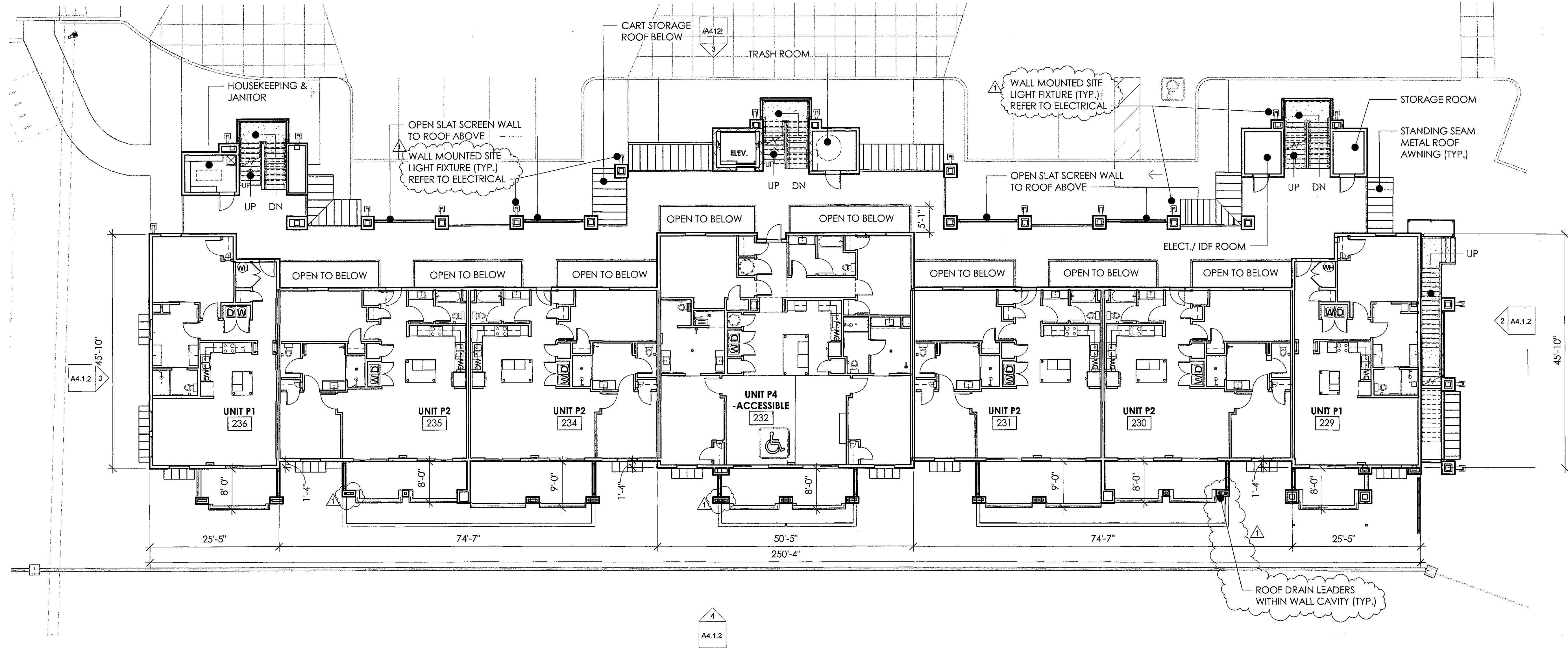
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| △    |          |                    |
| △    |          |                    |
| △    |          |                    |
| △    |          |                    |

44-DR-2017  
1/09/18

**BUILDING 4 - LEVEL 1 FLOOR PLAN**

**A2.4.1**





**BUILDING 4 - LEVEL 2**

**KEYNOTES**

**PRIVATE OPEN SPACE**

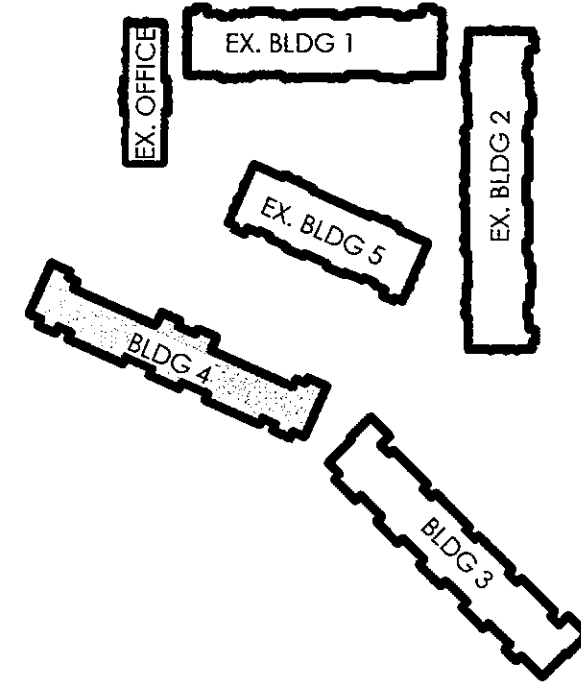
**UNIT MIX**

| UNIT MIX BREAKDOWN: |           |           |
|---------------------|-----------|-----------|
| UNIT:               | PROVIDED: | NO. BEDS: |
| S-2                 | 17        | (2BR)     |
| S-3                 | 2         | (3BR)     |
| P-1                 | 7         | (1BR)     |
| P-2                 | 12        | (2BR)     |
| P-4                 | 2         | (4BR)     |
| TOTAL:              | 40 UNITS  |           |

**GENERAL NOTES**

1. COORDINATE SIDEWALK LOCATIONS WITH SITE PLAN AND CIVIL DRAWINGS.
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9. COORDINATE WITH ELECTRICAL / MECHANICAL AND INTERIOR DESIGN DRAWINGS FOR TYPE AND LOCATION OF FIXTURE.
10. REFER TO SITE PLAN FOR FDC LOCATION.
11. REFER TO DRAWINGS A4.1 SERIES FOR BUILDING ELEVATIONS AND EXTERIOR FINISHES

**KEYMAP**



PROJECT

NO. 16-3002-00

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ARIZONA, U.S.A.  
Exp. 07/30/2019

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Dwn By: Author

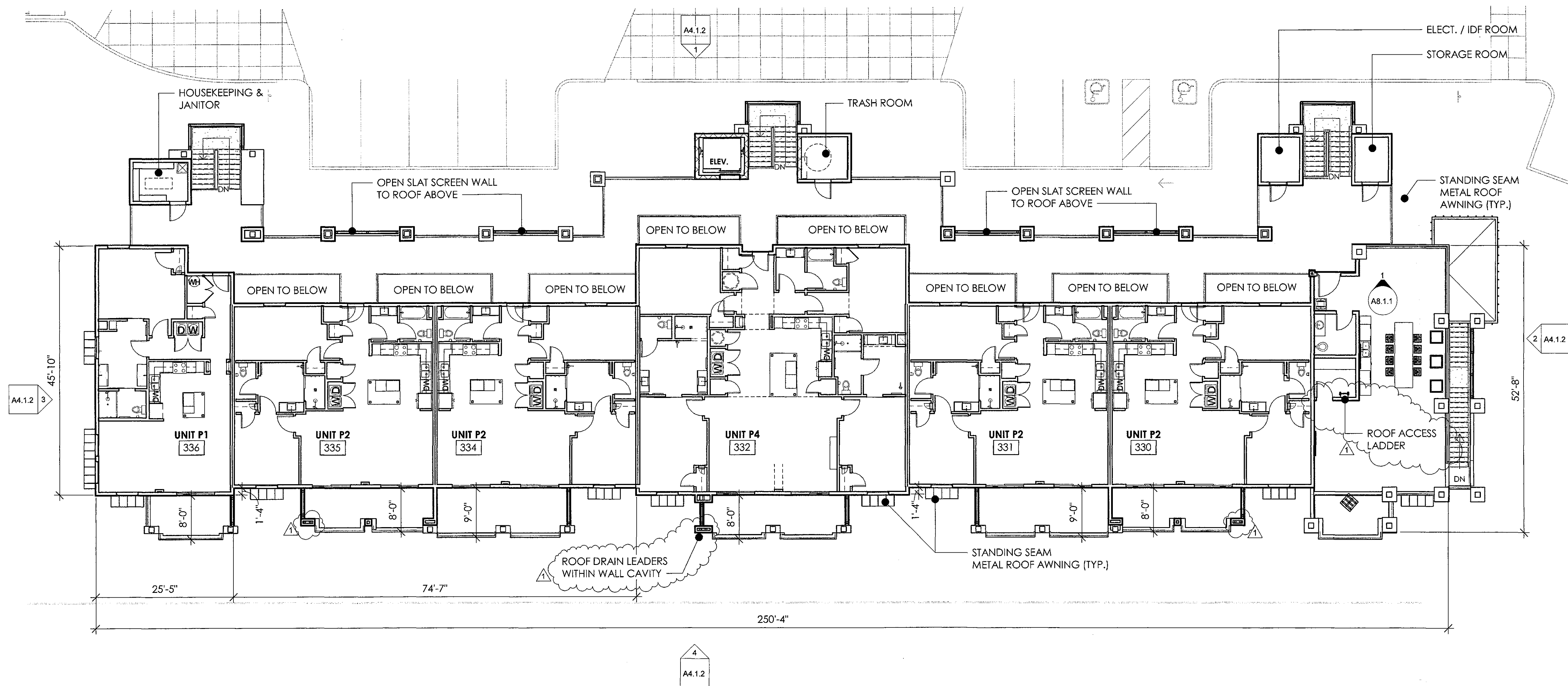
Rev. Date: Description:  
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44-DR-2017  
1/09/18

**BUILDING 4 - LEVEL 2 FLOOR PLAN**

**A2.4.2**





**BUILDING 4 - LEVEL 3**

Scale: 3/32" = 1'-0"

KEYNOTES

PRIVATE OPEN SPACE

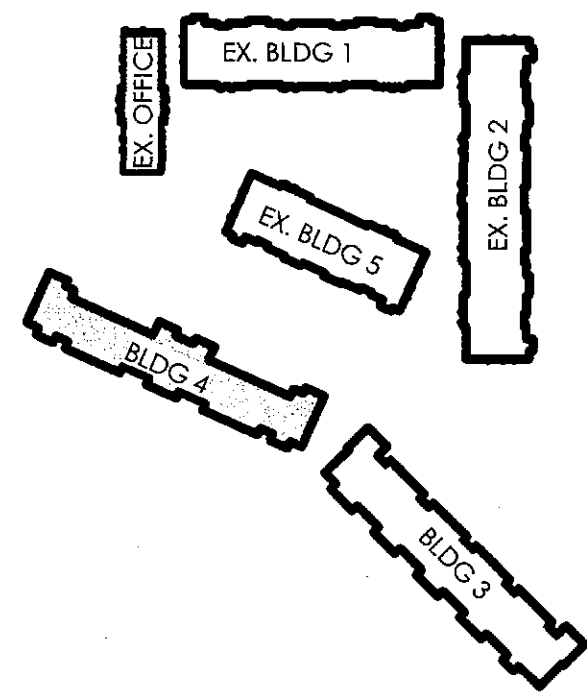
UNIT MIX

| UNIT MIX BREAKDOWN: |           |           |
|---------------------|-----------|-----------|
| UNIT:               | PROVIDED: | NO. BEDS: |
| S-2                 | 17        | (2BR)     |
| S-3                 | 2         | (3BR)     |
| P-1                 | 7         | (1BR)     |
| P-2                 | 12        | (2BR)     |
| P-4                 | 2         | (4BR)     |
| TOTAL:              | 40 UNITS  |           |

GENERAL NOTES

1. COORDINATE SIDEWALK LOCATIONS WITH SITE PLAN AND CIVIL DRAWINGS.
2. REFER TO UNIT PLANS FOR ALL DIMENSIONS AND NOTES, REFER TO DRAWINGS A6.1 SERIES.
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10. REFER TO SITE PLAN FOR FDC LOCATION.
11. REFER TO DRAWINGS A4.1 SERIES FOR BUILDING ELEVATIONS AND EXTERIOR FINISHES

KEYMAP



PROJECT

NO. 16-3002-00

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by WYNDHAM  
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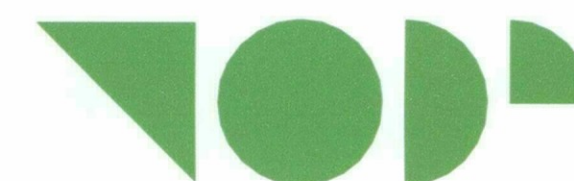
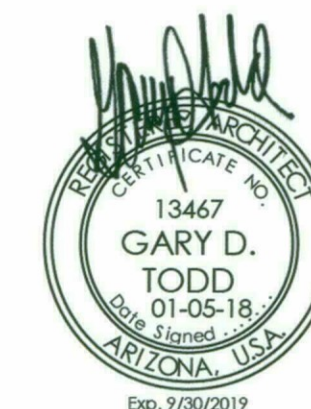
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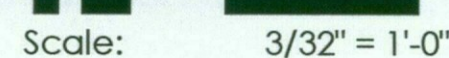
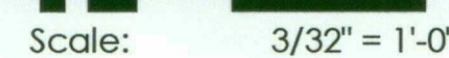
Rev. Date: Description:  
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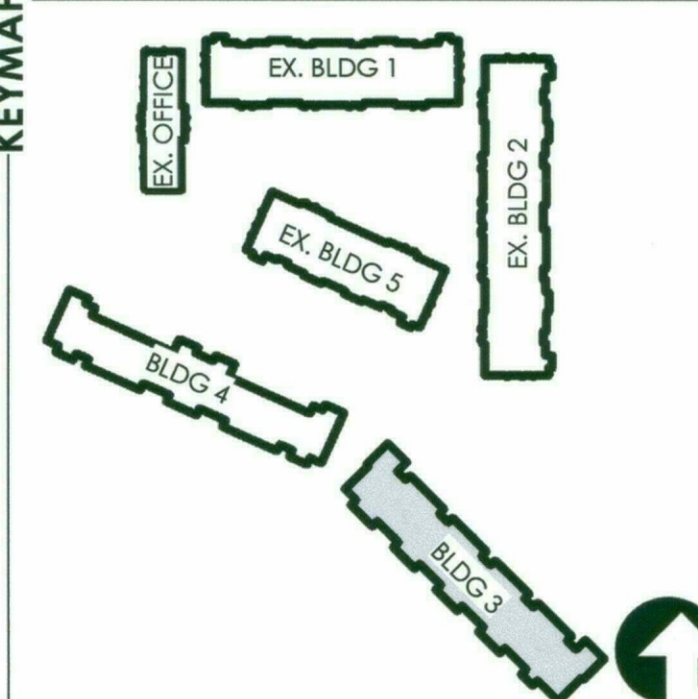
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### A4.1.1

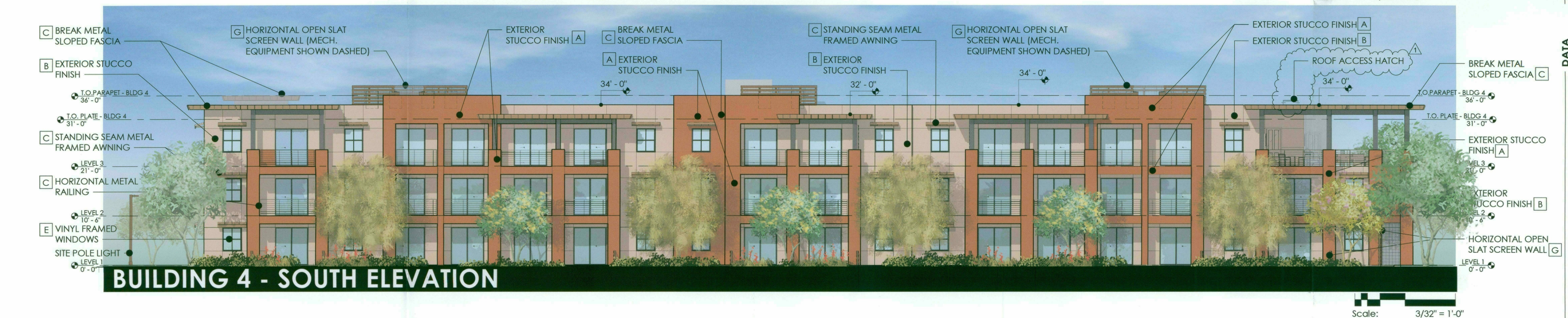
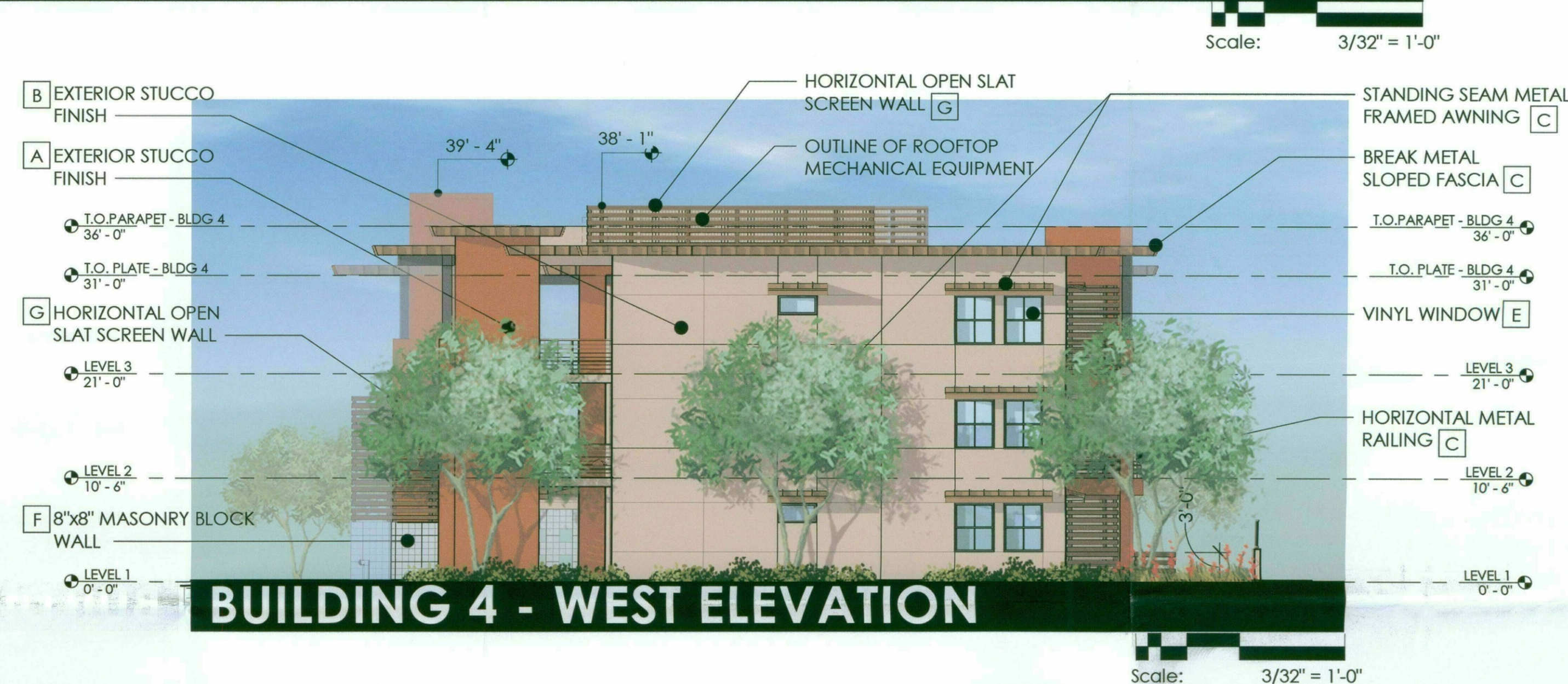
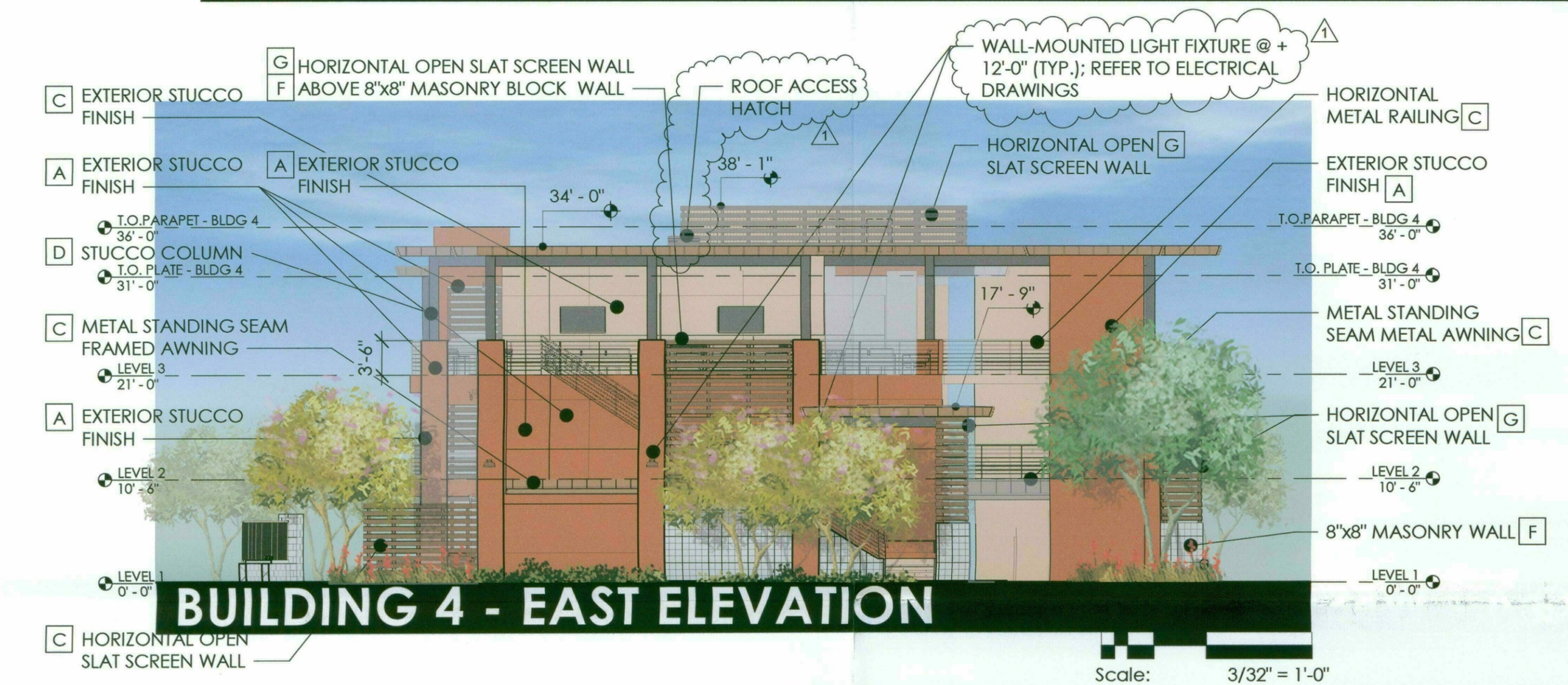


**KEYMAP**

| EXTERIOR COLOR SCHEDULE |   |                         |                                      |
|-------------------------|---|-------------------------|--------------------------------------|
| CODE                    | LOCATION  | MANUFACTURER            | COLOR                                |
| A                       | WALLS/PARAPETS  | SHERWIN-WILLIAMS        | COPPER MOUNTAIN<br>SW6356            |
| B                       | WALLS/PARAPETS  | SHERWIN-WILLIAMS        | SANDS OF TIME<br>SW6101              |
| C                       | STANDING SEAM METAL AWNINGS,<br>FASCIA & METAL RAILINGS | SHERWIN-WILLIAMS        | PORTABELLO SW6101                    |
| D                       | EXTERIOR DOOR FRAME & PANEL,<br>COLUMNS AND BEAMS       | SHERWIN-WILLIAMS        | PEPPERCORN<br>SW6734                 |
| E                       | WINDOW FRAMES   | VINYL FRAMED<br>WINDOWS | WHITE - PER MANUF.                   |
| F                       | SPUT FACE CMU BLOCK                                     | SUPERLITE               | GREY                                 |
| G                       | SLATED WALL PANELS                                      | TREX                    | TRANSCEND SQUARE<br>EDGE, SPICED RUM |







KEYNOTES

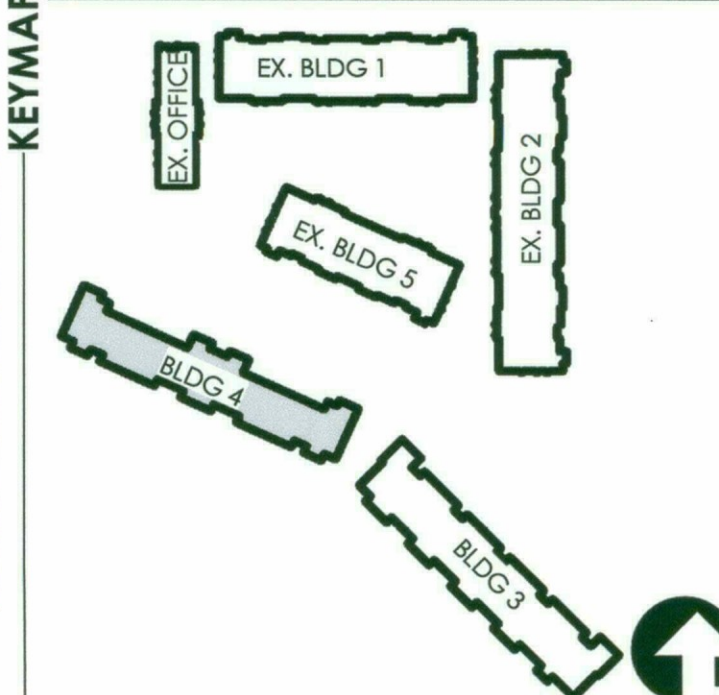
GENERAL NOTES

- P. PAINT ALL VENTS, FLASHING, MISC. MATERIALS TO MATCH ADJACENT BUILDING COLOR U.N.O.
- VERIFY ALL FINISHES WITH OWNER PRIOR TO APPLICATION.
- VERIFY ALL COLOR SELECTIONS WITH COLORED ELEVATIONS & OWNER PRIOR TO APPLICATION.
- ALL PAINT COLOR CHANGES TO TERMINATE ON INSIDE CORNERS ONLY.
- ROOFING SHALL BE INSTALLED IN ACCORDANCE W/MANUFACTURER'S SPECIFICATIONS.
- PROVIDE SEALANT AT ALL FINISH PENETRATIONS.
- ALL CONTROL JOINTS AND REVEALS TO TERMINATE ON INSIDE CORNERS ONLY.
- COORDINATE WITH MECHANICAL FOR ALL VENTING LOCATIONS AND SIZES.
- EXTERIOR DOOR AND FRAME COLORS TO MATCH, U.N.O.

MATERIAL FINISH

| EXTERIOR COLOR SCHEDULE |  |                      |                                     |
|-------------------------|--|----------------------|-------------------------------------|
| CODE                    | LOCATION   | MANUFACTURER         | COLOR                               |
| A                       | WALLS/PARAPETS                                       | SHERWIN-WILLIAMS     | COPPER MOUNTAIN SW6356              |
| B                       | WALLS/PARAPETS                                       | SHERWIN-WILLIAMS     | SANDS OF TIME SW6101                |
| C                       | STANDING SEAM METAL AWNINGS, FASCIA & METAL RAILINGS | SHERWIN-WILLIAMS     | PORTABELLO SW6102                   |
| D                       | EXTERIOR DOOR FRAME & PANEL, COLUMNS AND BEAMS       | SHERWIN-WILLIAMS     | PEPPERCORN SW7674                   |
| E                       | WINDOW FRAMES  | VINYL FRAMED WINDOWS | WHITE - PER MANUF.                  |
| F                       | SPUT FACE CMU BLOCK                                  | SUPERUTE             | GREY                                |
| G                       | SLATED WALL PANELS                                   | TREX                 | TRANSCEND SQUARE EDGE: "SPICED RUM" |

KEYMAP



NO. 16-3002-00

**WORLDMARK**  
by **WYNDHAM**

*WorldMark*

BY WYNDHAM

8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

WYNDHAM VACATION OWNERSHIP  
6277 SEA HARBOR DR.  
ORLANDO, FL 32821  
407-626-3663 P  
f

PROJECT

CLIENT

SEAL

CONTACT

TODD & ASSOCIATES, INC.  
Critical Thinking • Creative Design

Architecture Planning  
Landscape Architecture  
4019 North 44th Street  
Phoenix, AZ 85018  
602-952-8280p 602-952-8995f  
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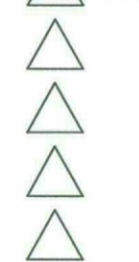
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DATA

11-06-17

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Dwn By: Author

Rev. Date: Description:  
1 01-05-18 DRB RE-SUBMITTAL 1



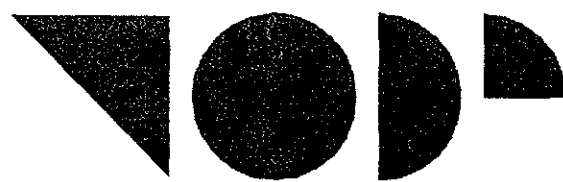
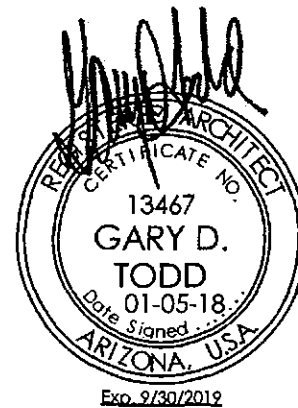
STIPULATION SET  
RETAIN FOR RECORDS  
APPROVED  
4-15-18  
DATE INITIALS

44-DR-2017  
1/09/18

BUILDING 4  
EXTERIOR  
ELEVATIONS

A4.1.2





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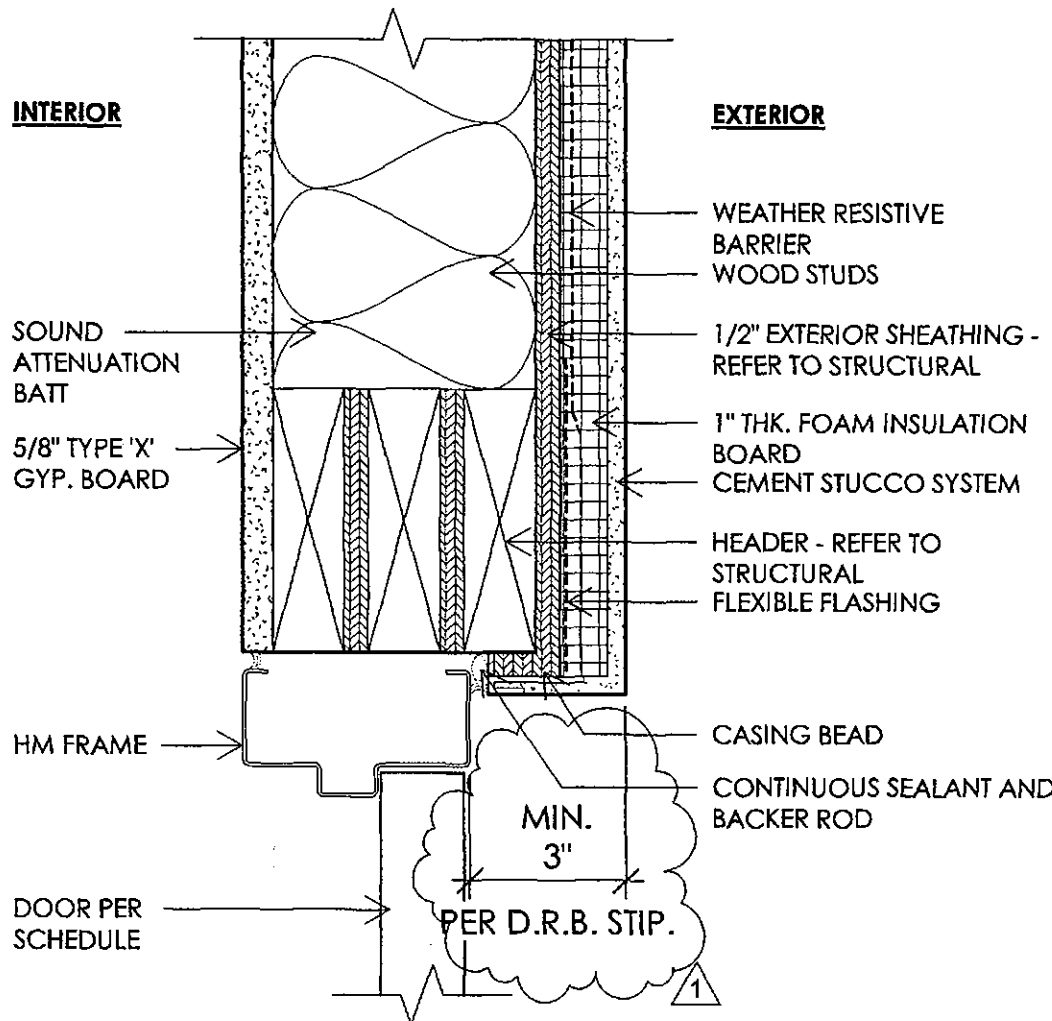
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Proj Mgr. RE  
Dwn By: Author

| Rev. | Date:    | Description:       |
|------|----------|--------------------|
| △    | 01-05-18 | DRB RE-SUBMITTAL 1 |
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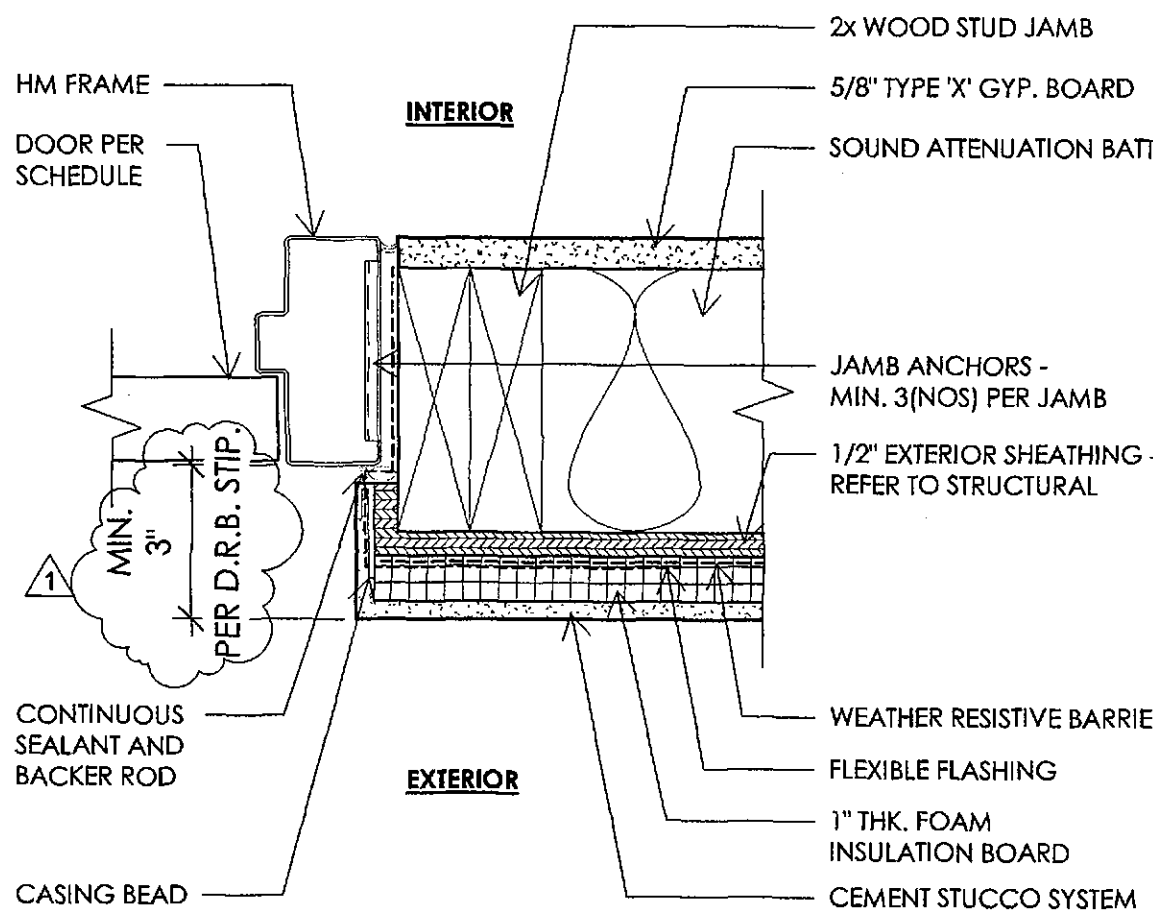
DOOR DETAILS

44-DR-2017  
1/09/18

A8.1.2

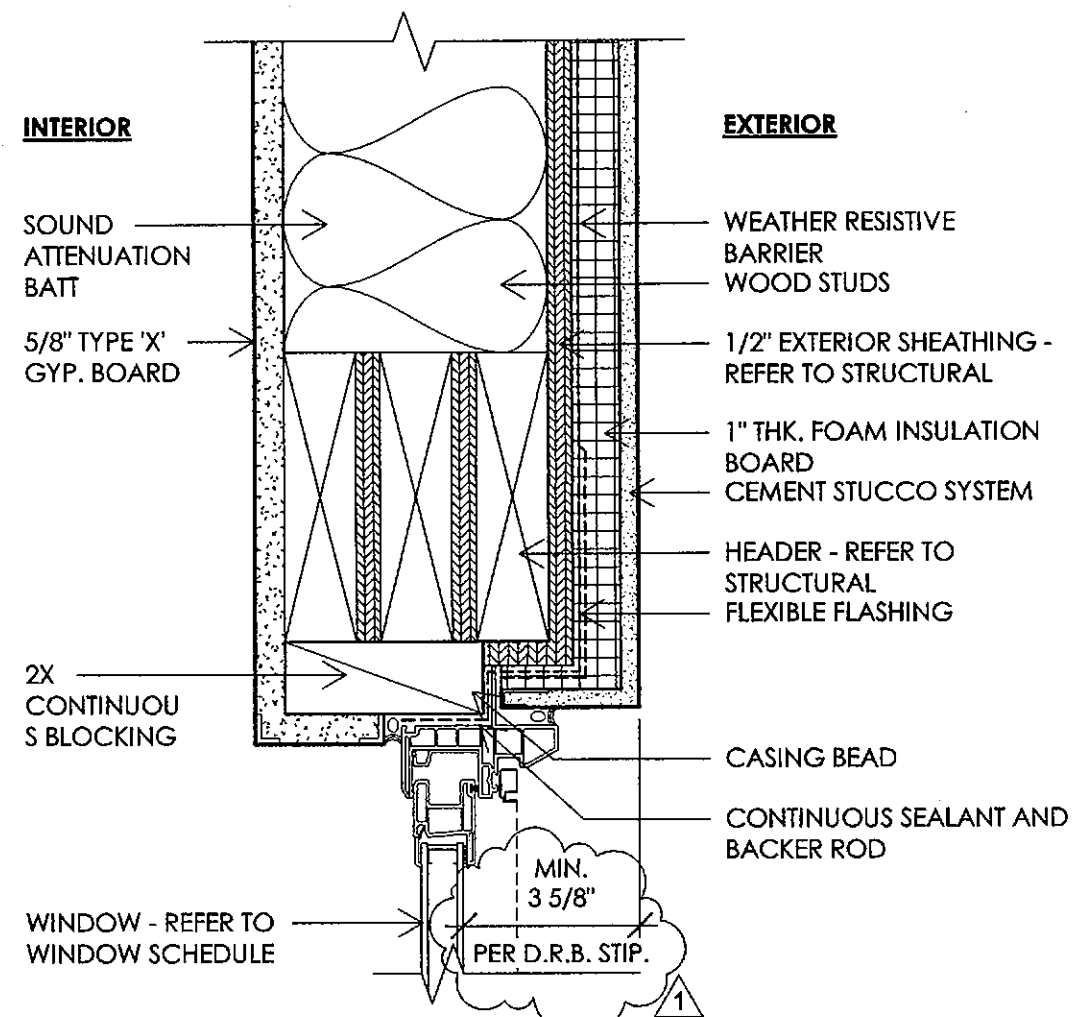


1 HM DOOR HEAD - EXTERIOR  
3\"/>

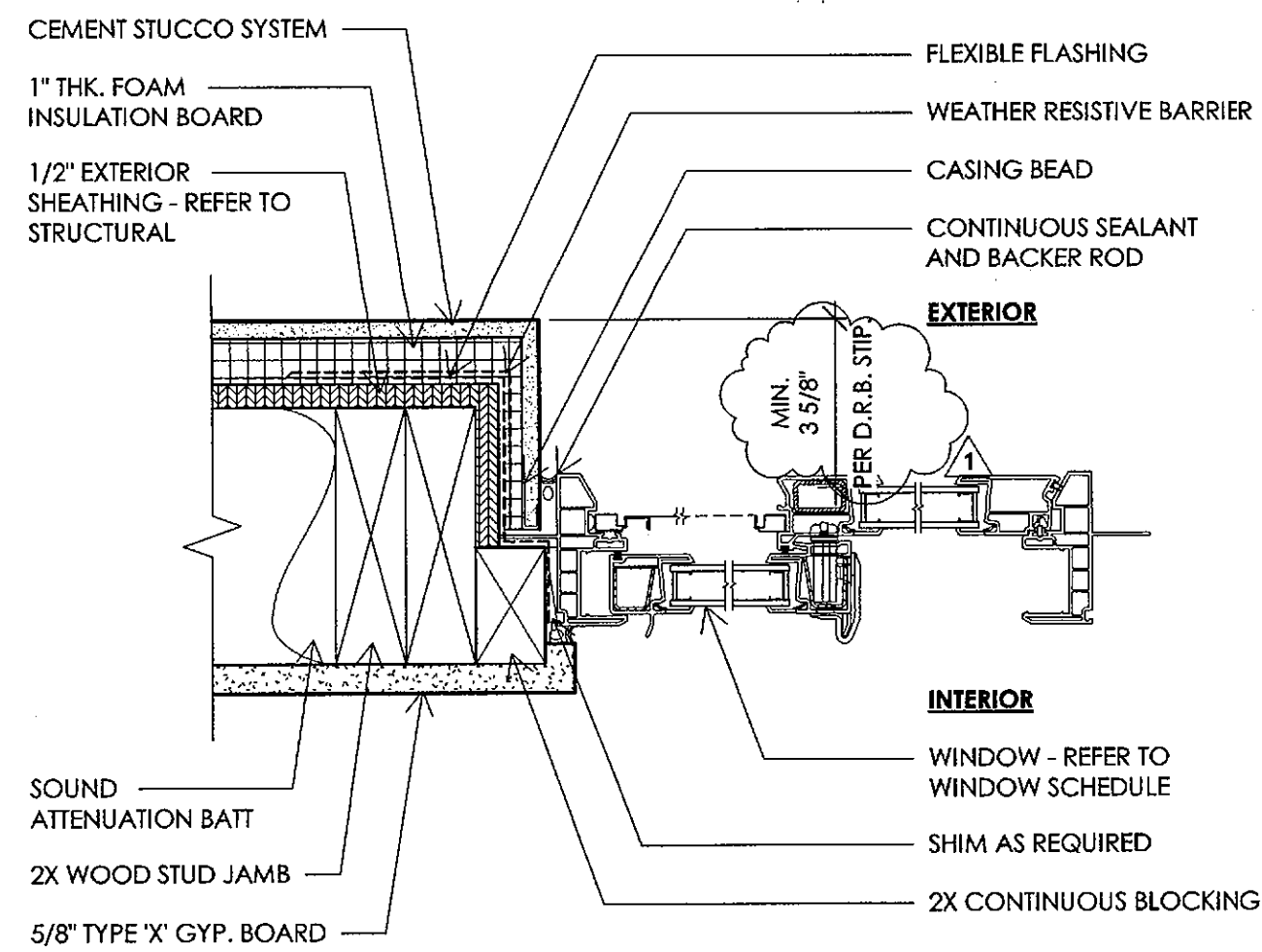


2 HM DOOR JAMB - EXTERIOR  
3\"/>

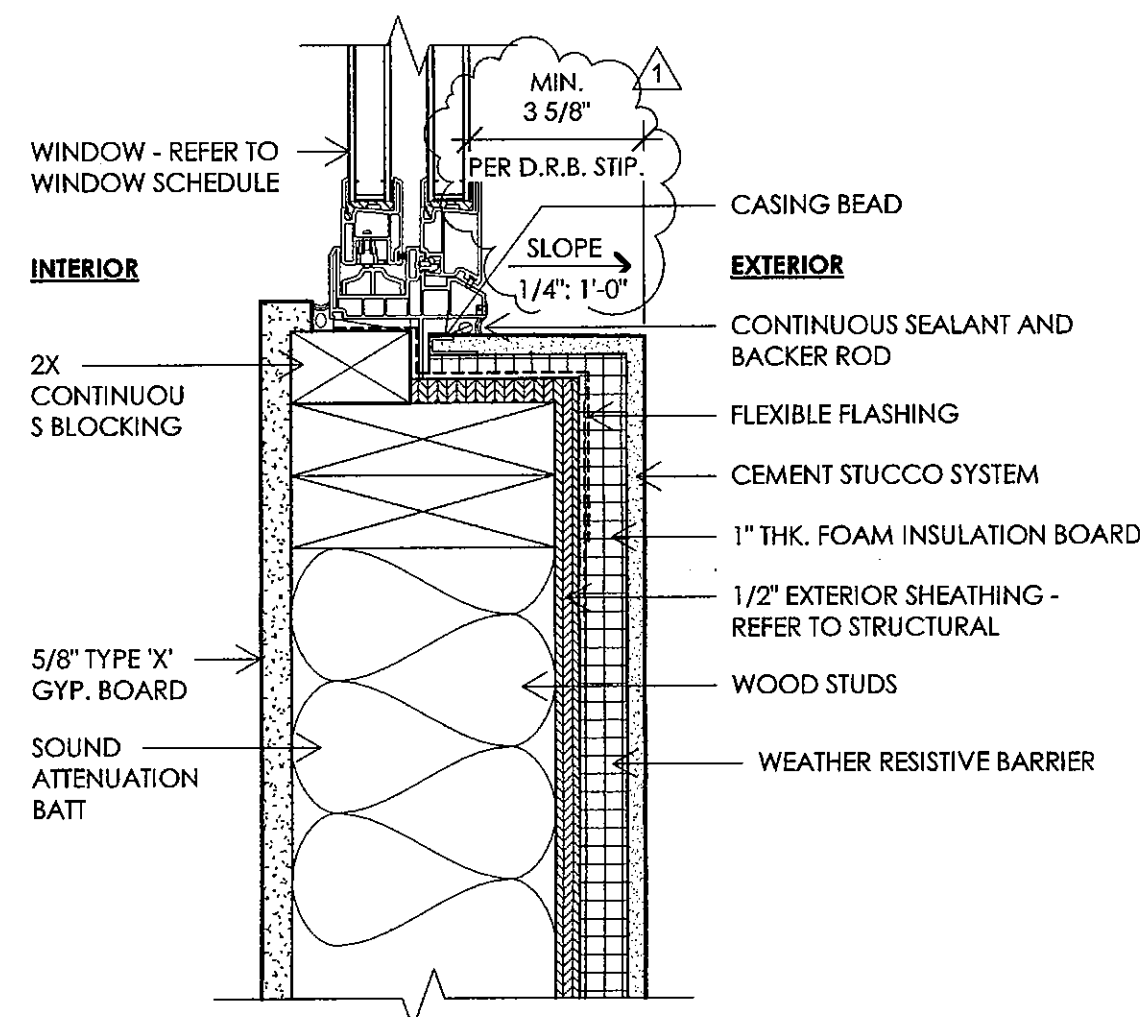




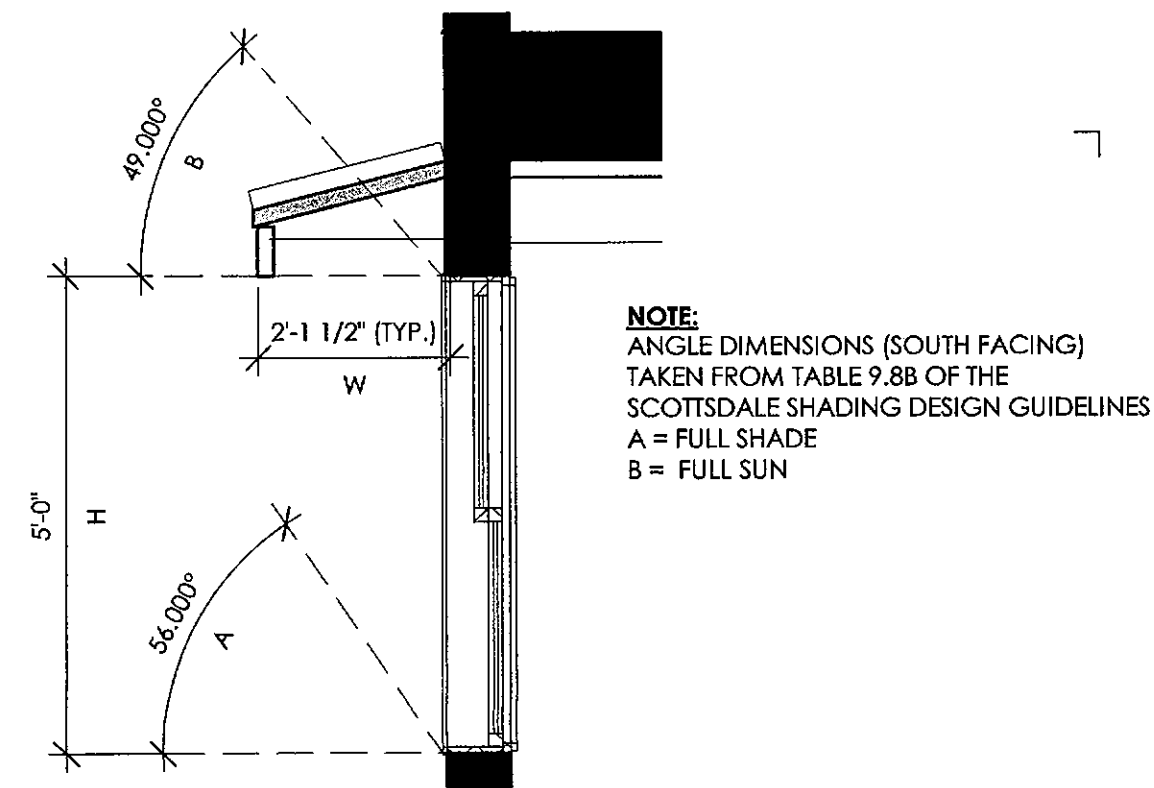
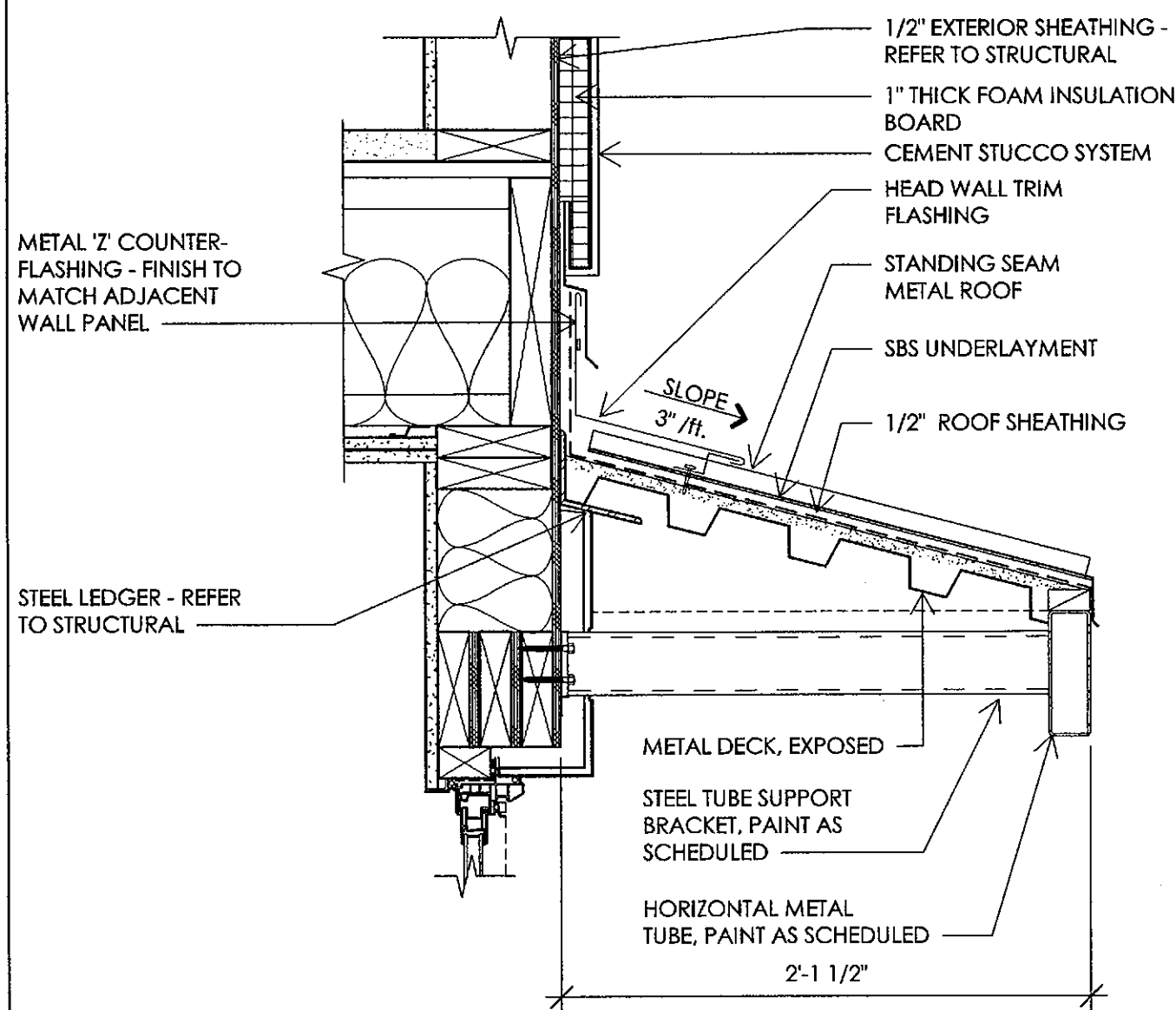
**10 WINDOW HEAD**  
3" = 1'-0"



**11 WINDOW JAMB**  
3" = 1'-0"



**12 WINDOW SILL**  
3" = 1'-0"



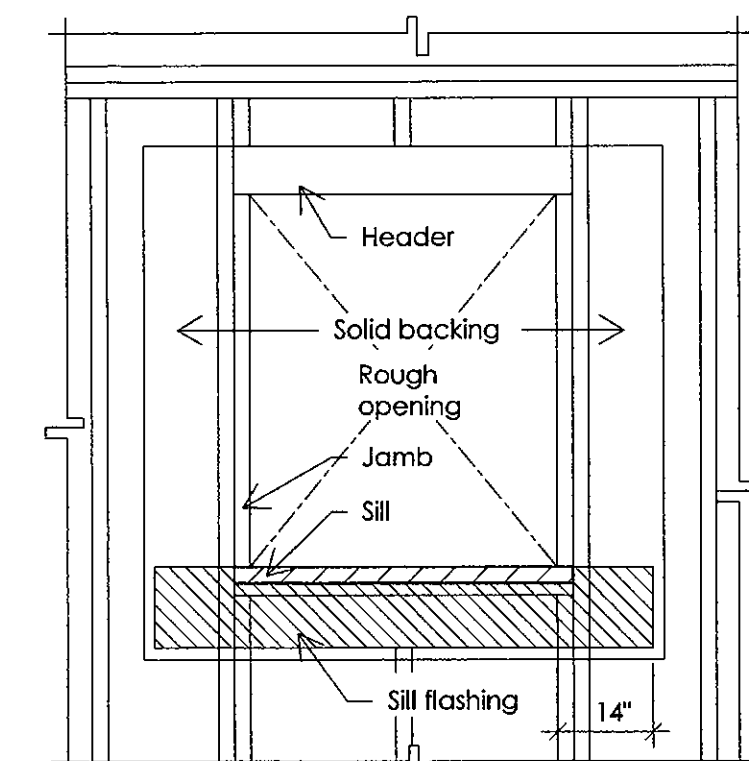
$$W = H / SLF$$

W = OVERHANG DIMENSION  
H = HEIGHT OF OPENING

| WINDOW FACES   | SHADE LINE FACTOR (SLF)    |
|----------------|----------------------------|
| EAST.....      | 0.8 H(5'-0") / 0.8 = 6.25' |
| SOUTHEAST..... | 1.4 H(5'-0") / 1.4 = 3.57' |
| SOUTH.....     | 3.6 H(5'-0") / 3.6 = 1.39' |
| SOUTHWEST..... | 1.4 H(5'-0") / 1.4 = 3.57' |
| WEST.....      | 0.8 H(5'-0") / 0.8 = 6.25' |

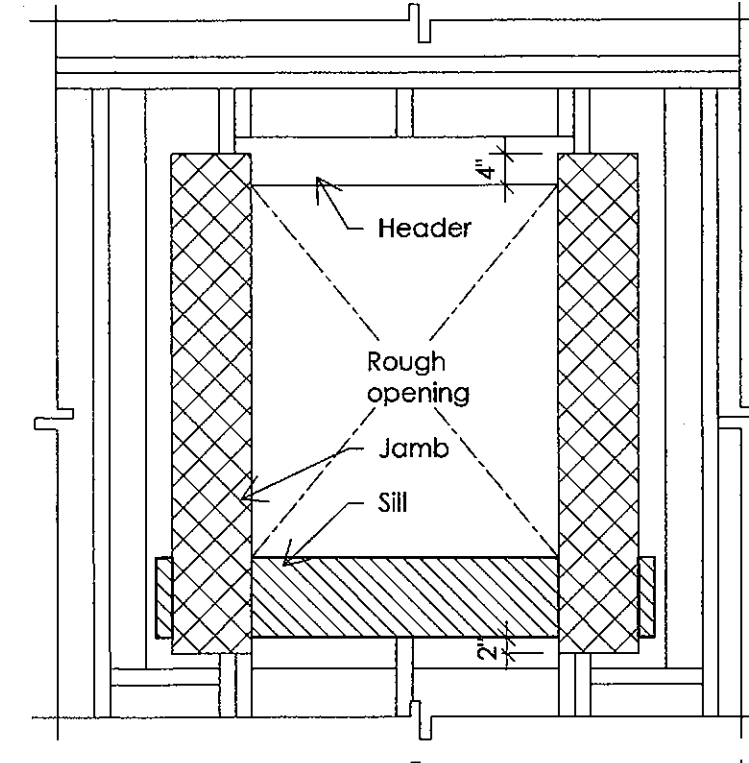
**RF-SHADING RATIO**  
1/2" = 1'-0"

**8 STANDING SEAM METAL FRAMED AWNING**  
1 1/2" = 1'-0"



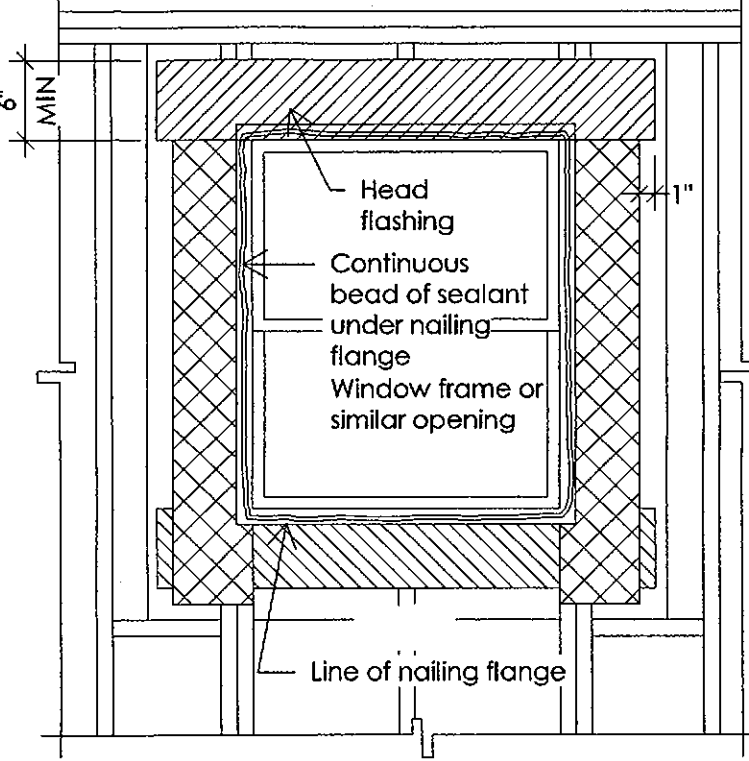
**STEP 1:**

- Provide solid backing at all areas where flashing material lapping will occur.
- Attach waterblock strip of 9" wide waterblock flashing material with the top edge even with the top of the rough sill.
- Extend this waterblock strip at least 12" beyond the edge of the rough opening.
- Attach flashing material with galvanized roofing nails or corrosion-resistant staples.



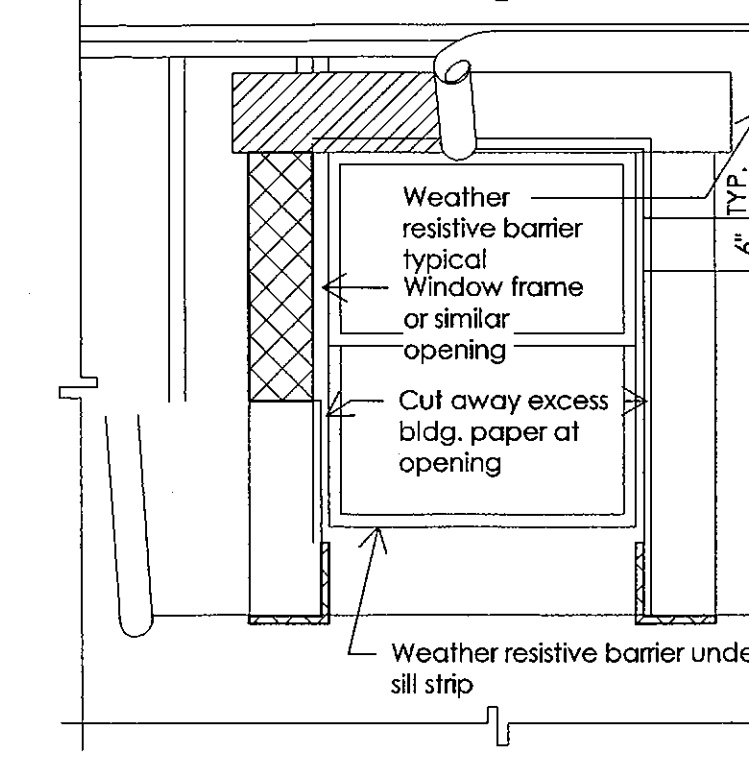
**STEP 2:**

- Attach jamb waterblock strips of 9" wide waterblock flashing material with inside edge even with the jamb of the rough opening.
- Start jamb waterblock strips 2" below sill strip and extend 4" above lower edge of header.



**STEP 3:**

- Apply a continuous bead of sealant to the back of the frame nailing flange.
- Place and secure frame into rough opening with flanges over the installed jamb and sill waterblock flashing material set in cont. bead of sealant.
- Install head flashing.



**STEP 4:**

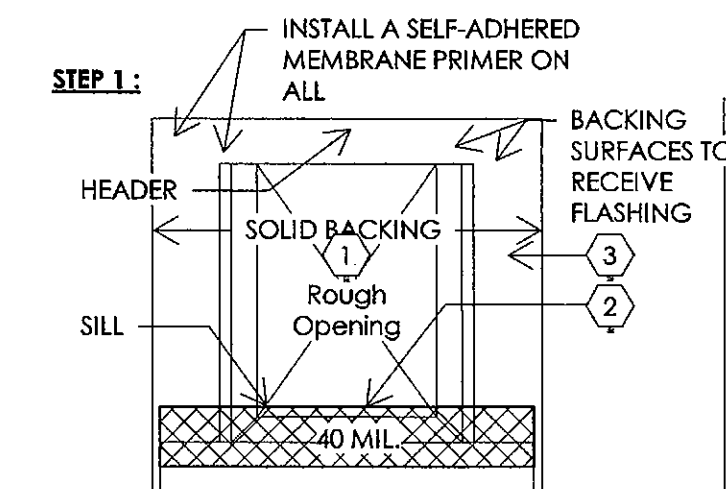
- Starting from the base of the wall, apply weather resistive barrier under the sill waterblock strip and cut any excess weather resistive barrier that may extend above the sill and between the jambs of the opening.
- Apply the next course of weather resistive barrier (butting to the frame opening) over the jamb flashing material.
- Apply succeeding layers of weather resistive barrier in shingle board fashion up the wall, lapping courses a minimum of 6".

Notes:

- Section 704 of the I.B.C. states "exterior openings exposed to the weather shall be flashed in a manner as to make them weatherproof." The procedure above is recommended to achieve this intent for the flashing of wall openings to include but not limited to: windows, doors, vents, etc.
- All materials shall be in strict conformance with I.B.C. standard 14-1.
- Application of finish materials over flashing materials shown shall be as specified by code requirements, manufacturer's instructions and the best practices of the trade.
- Additional materials, i.e. metal head flashing, elastomeric sheet waterproofing etc. may occur, depending on the specific finish materials being used. refer to individual details for additional information.
- Flashing is waterblock

**STANDARD FLASHING MATERIAL APPLICATION AT OPENINGS**  
1" = 1'-0"

| WINDOW SCHEDULE |       |        |          |        |           |           |           |       |         |
|-----------------|-------|--------|----------|--------|-----------|-----------|-----------|-------|---------|
| OPENING         |       |        | FRAME    |        |           |           | DETAIL    |       |         |
| TYPE            | WIDTH | HEIGHT | MATERIAL | FINISH | HEAD      | JAMB      | SILL      | GLASS | REMARKS |
| A               | 4'-0" | 5'-0"  | AL       | MFRG.  | 10/A8.2.1 | 11/A8.2.1 | 12/A8.2.1 |       |         |
| B               | 4'-0" | 2'-0"  | AL       | MFRG.  | 10/A8.2.1 | 11/A8.2.1 | 12/A8.2.1 |       |         |

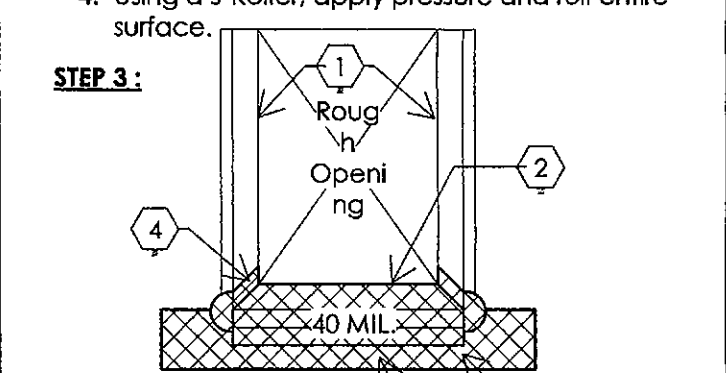


**STEP 1:**

- Provide solid backing at all areas where flashing material lapping will occur. minimum 1" beyond edge of flashing.
- Attach strip of 9" wide self-adhering flashing material with the top edge, even with the top of the rough sill.
- Extend this self-adhering flashing strip at least 12" beyond the edge of the rough opening.
- Using a J-Roller, apply pressure and roll entire surface.

**STEP 2:**

- Install self-adhering flashing corner guards by firmly pressing into sill jamb and sheathing intersection, leave no gaps behind corner guard.
- Cut excess length off at interior stud face with a sharp utility knife.

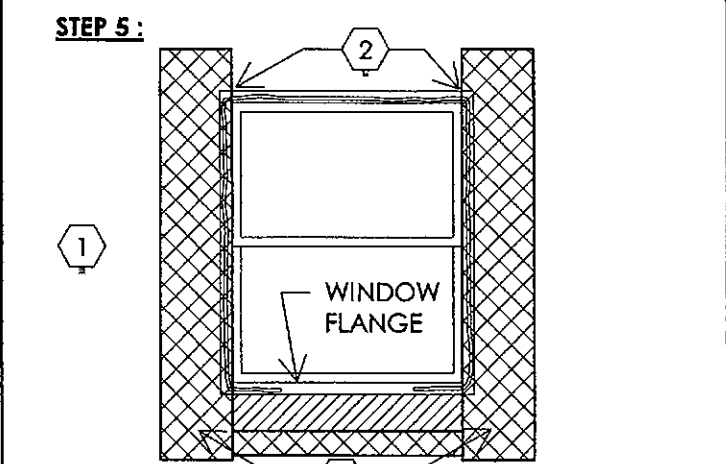


**STEP 3:**

- Pre-cut membrane to length by measuring distance between corner guard jamb risers and subtract no more than 1/4".
- Align self-adhered flashing membrane flush with interior stud face prior to adhesion. Adhere entire length of sill area.
- Fold 4 inches minimum over flashing material and corner guard faces.
- Using J-Roller, apply pressure and roll entire surface. Score release film 1-1/2" min. from bottom edge and do not move.
- See step 7 for removal.

**STEP 4:**

- Apply a continuous bead of sealant to the back of the window frame nailing flange. Sill nailing flange shall have a sealant pattern as shown with drainage gap in center.
- Place and secure frame into rough opening with flanges over the installed sill self-adhered flashing material.

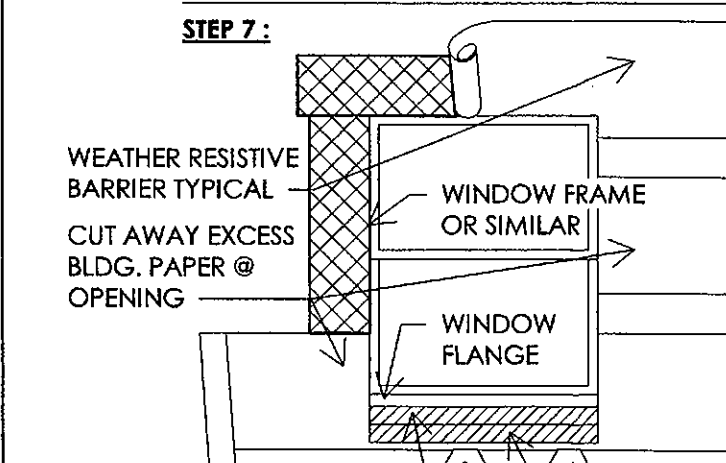


**STEP 5:**

- Install self-adhered flashing over nailing flange. Pre-cut to length.
- Start at one end, peel back release film adhering into place starting flush with top of the jamb flashing and window frame.
- Using a J-Roller, apply pressure and roll entire surface of WFM.

**STEP 6:**

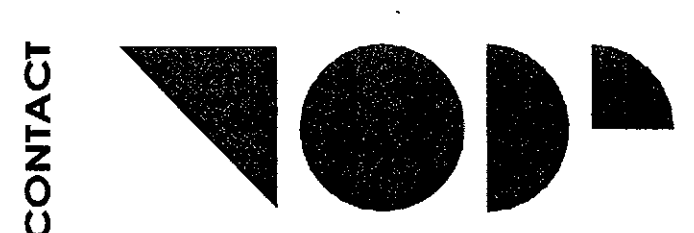
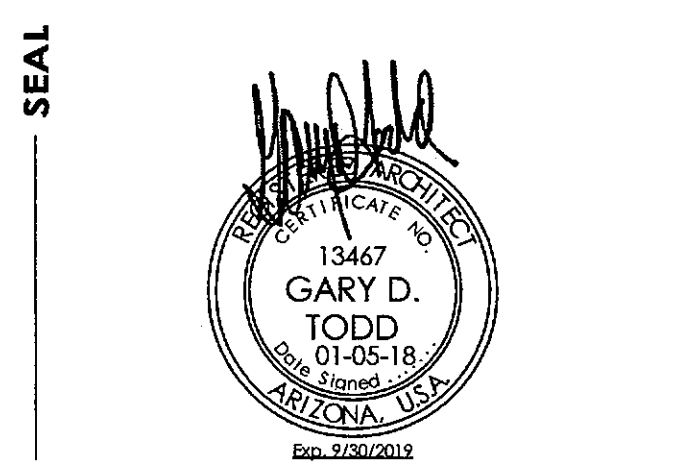
- Install self-adhered flashing over nailing flange. Pre-cut self-adhered membrane flashing to a length beyond jamb flashing.
- Align flush with window frame, press firmly into place in a single direction to prevent voids and cover entire head flange.
- Using a J-Roller, apply pressure and roll entire surface of WFM.



**STEP 7:**

- Starting from the base of the wall, apply weather resistive barrier under the sill self-adhered flashing strip and cut any excess weather resistive barrier that may extend into the window opening.
  - Apply the next course of weather resistive barrier (butting to the frame opening) over the jamb flashing material.
  - Apply succeeding layers of weather resistive barrier in shingle board fashion up the wall, lapping courses a minimum of 6".
  - Tuck building wrap under 1-1/2" tab, remove/release film from tab left on step. Roll tab onto building wrap.
- NOTE:  
The procedure above is recommended to achieve this intent for the flashing of wall openings to include but not limited to: windows, doors, vents, etc.  
Application of finish materials over flashing materials shown shall be as specified by code requirements, manufacturer instructions and the best practices of the trade.  
Application materials, i.e. metal head flashing, elastomeric sheet waterproofing etc., may occur, depending on the specific finish materials being used. Refer to individual details for additional information.

**STANDARD FLASHING MATERIAL APPLICATION AT RESIDENTIAL WINDOWS**  
3/4" = 1'-0"



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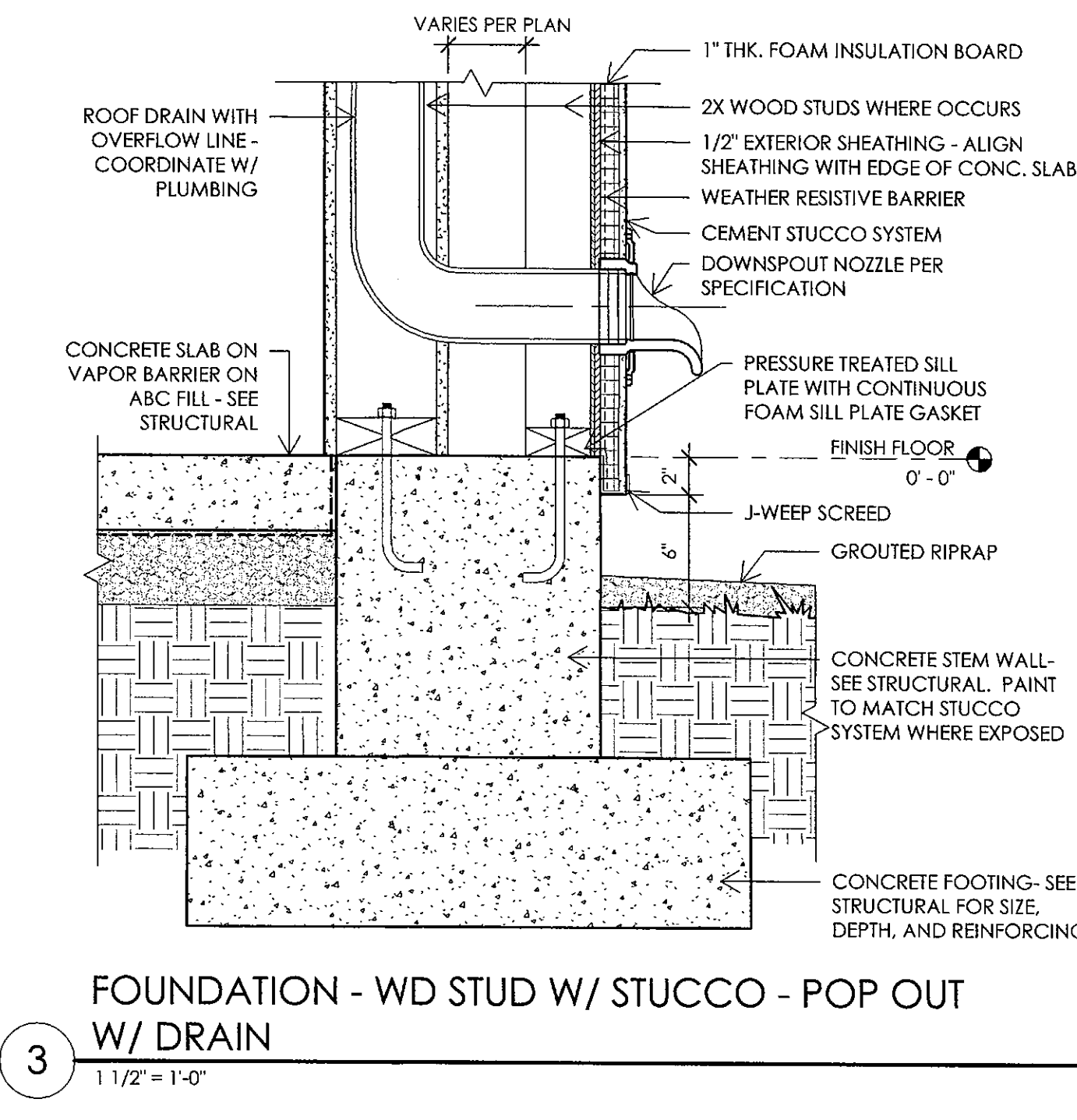
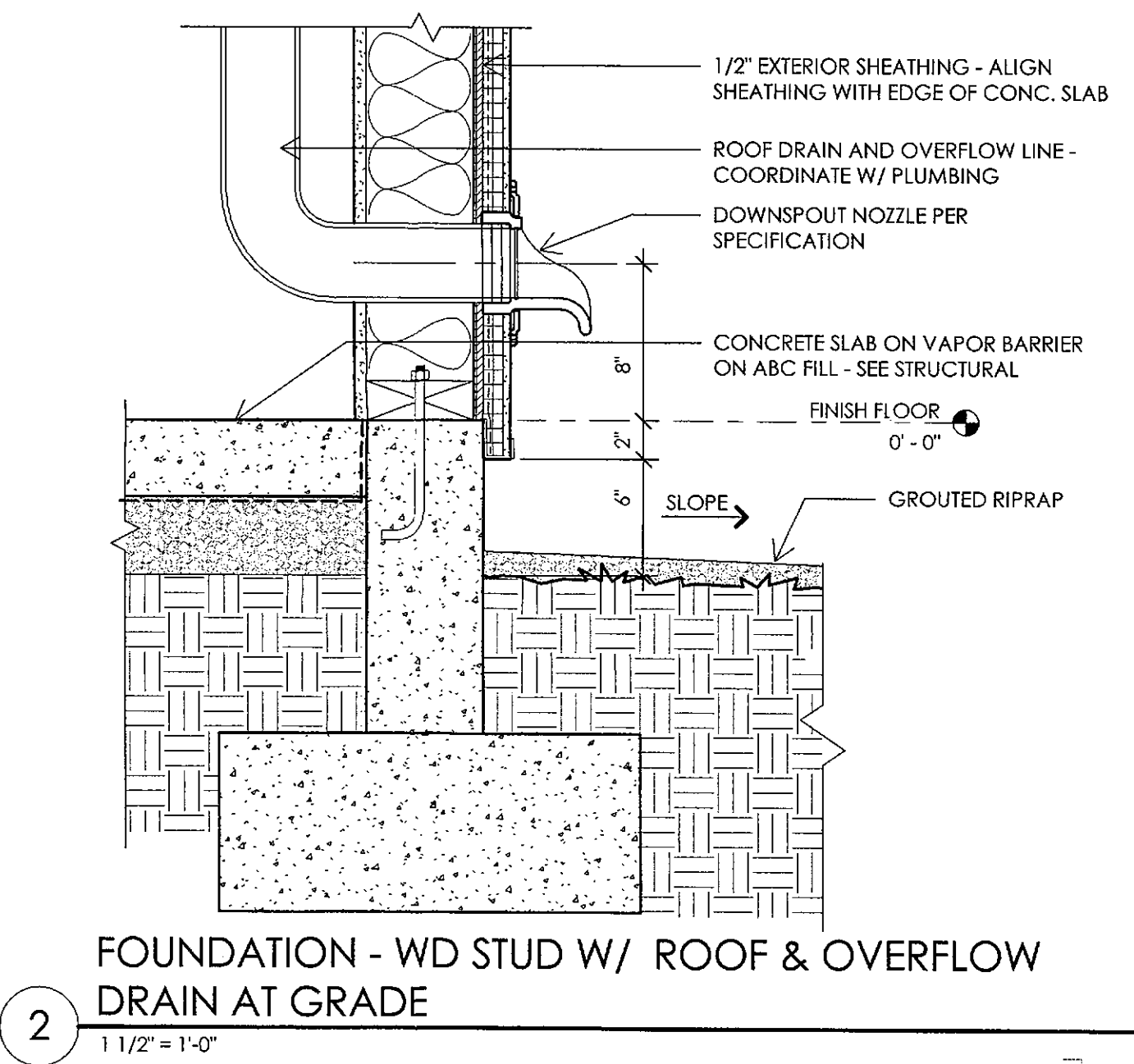
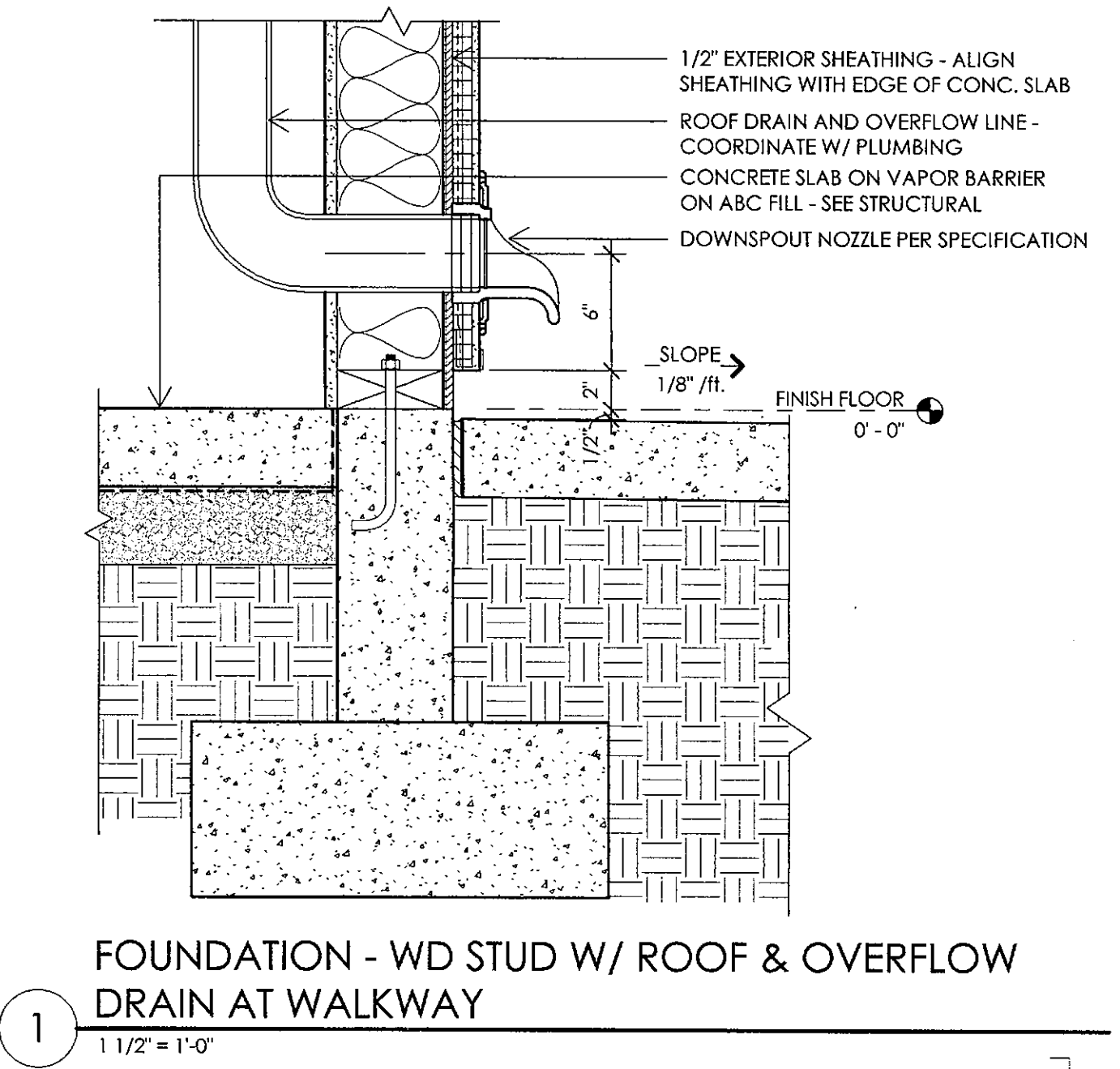
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Dwn By: Author

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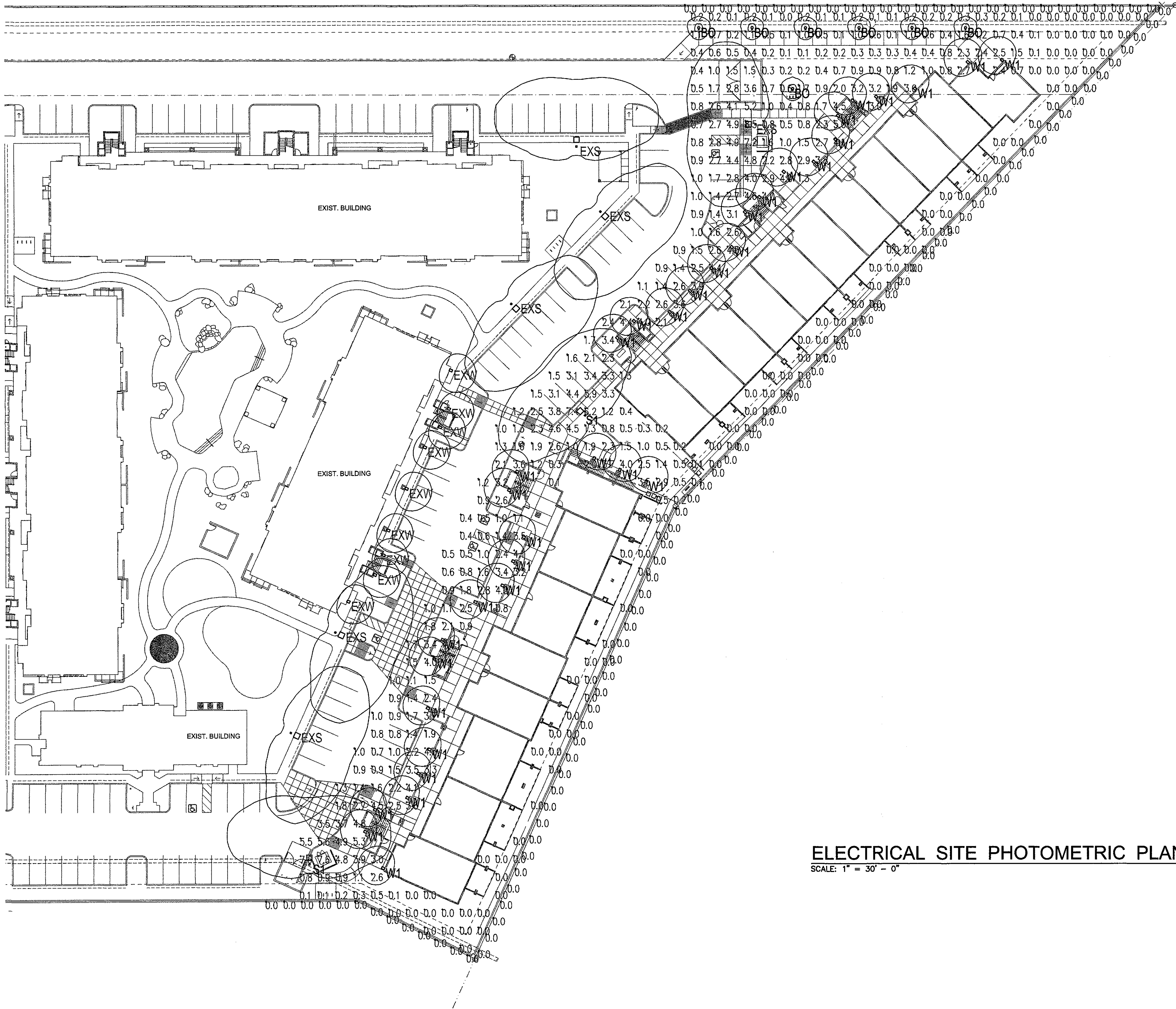
**WINDOW**  
**SCHEDULE &**  
**DETAILS**

**A8.2.1**









ELECTRICAL SITE PHOTOMETRIC PLAN  
SCALE: 1" = 30' - 0"

| STATISTICS                                |        |        |        |        |         |         |
|---|--------|--------|--------|--------|---------|---------|
| Description                               | Symbol | Avg    | Max    | Min    | Max/Min | Avg/Min |
| 1. SITE CALCS                             | +      | 1.4 fc | 8.1 fc | 0.0 fc | N/A     | N/A     |
| 2. SPILL LIGHT AT +6' ABOVE PROPERTY LINE | ✕      | 0.0 fc | 0.0 fc | 0.0 fc | N/A     | N/A     |

| LUMINAIRE SCHEDULE |                |     |  |   |                   |          |      |
|--------------------|----------------|-----|--|---|-------------------|----------|------|
| Symbol             | Label          | Qty | Catalog Number                                     | Description   | Lamp              | Lumens   | LLF  |
|                    | S1             | 3   | RAB LIGHTING ALED3778. +15' A.F.F.                 | FULLY CUT OFF LED AREA LIGHT. TYPE 3 DISTRIBUTION. BRONZE FINISH. | 78W LED 5000K     | Absolute | 0.98 |
|                    | W1             | 35  | RAB LIGHTING WPLED10. +12' A.F.F.                  | FULLY CUT OFF LED WALL LIGHT. BRONZE FINISH.                      | 10W LED 5000K     | Absolute | 0.98 |
|                    | BO             | 7   | PHILIPS-GARDCO BRM824-42-TRF-120-BRP. +3.5' A.F.F. | LOUVERED BOLLARDS. BRONZE FINISH.                                 | ONE 42W TRT 4100K | Absolute | 0.75 |
|                    | EXS (EXISTING) | 5   | RAB LIGHTING ALED3778. +15' A.F.F.                 | FULLY CUT OFF LED AREA LIGHT. TYPE 3 DISTRIBUTION. BRONZE FINISH. | 78W LED 5000K     | Absolute | 0.98 |
|                    | EXW (EXISTING) | 9   | RAB LIGHTING WPLED10. +12' A.F.F.                  | FULLY CUT OFF LED WALL LIGHT. BRONZE FINISH.                      | 10W LED 5000K     | Absolute | 0.98 |

PROJECT

NO. 16-3002-00

WORLD MARK  
by WYNDHAM

WorldMark  
BY WYNDHAM

8235 EAST INDIAN BEND RD  
SCOTTSDALE, AZ 85250

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Rev. Date: Description:  
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△

STIPULATION SET  
RETAIN FOR RECORDS  
APPROVED  
4-19-18  
DATE INITIALS

44-DR-2017  
1/09/18

Electrical Site  
Photometric Plan



ALED3T78

TYPE: S1, EXS RAB LIGHTING



Specification grade area lights available with IES Type III distribution. For use for roadway, general parking and other area lighting applications where a larger pool of lighting is required. Patent pending thermal management system. 5 Year Warranty.  
Color: Bronze Weight: 30.4 lbs

|                        |                        |
|------------------------|------------------------|
| Project:               | Type:                  |
| Prepared By:           | Date:                  |
| Driver Info            | LED Info               |
| Type: Constant Current | Watts: 78W             |
| 120V: 0.66A            | Color Temp: 5000K      |
| 208V: 0.41A            | Color Accuracy: 71 CRI |
| 240V: 0.35A            | L70 Lifespan: 100000   |
| 277V: 0.30A            | Lumens: 9263           |
| Input Watts: 77W       | Efficacy: 121 LPW      |
| Efficiency: N/A        |                        |

#### Technical Specifications

##### LED Characteristics

**Lifespan:**  
100,000-hour LED lifespan based on IES LM-80 results and TM-21 calculations.

##### LEDs:

Six (6) multi-chip, 12W, high-output, long-life LEDs.

##### Color Consistency:

3-step MacAdam Ellipse binning to achieve consistent future-to-future color.

##### Color Stability:

LED color temperature is warranted to shift no more than 200K in CCT over a 5 year period.

##### Color Uniformity:

RAB's range of CCT (Correlated Color Temperature) follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2015.

##### Replacement:

Replaces 250W Metal Halide.

##### Listings:

##### DLC Listed:

This product is on the Design Lights Consortium (DLC) Qualified Products List and is eligible for rebates from DLC Member Utilities.  
DLC Product Code: P00201795

##### IESNA LM-79 & IESNA LM-80 Testing:

RAB LED luminaires have been tested by an independent laboratory in accordance with IESNA LM-79 and 80, and have received the Department of Energy "Lighting Facts" label.

##### Dark Sky Approved:

The International Dark Sky Association has approved this product as a full cutoff, fully shielded luminaire.

##### UL Listing:

Suitable for wet locations as a downlight.

##### Construction

##### IES Classification:

The Type III distribution is ideal for roadway, general parking and other area lighting applications where a larger pool of lighting is required. It is intended to be located near the side of the area, allowing the light to project outward and fill the area.

##### IP Rating:

Ingress Protection rating of IP66 for dust and water.

##### Ambient Temperature:

Suitable for use in 40°C (104°F) ambient temperatures.

##### Thermal Management:

Minimum starting temperature is -40°C (-40°F).

##### Superior heat sinking with external Air-Flow fins.

##### Effective Protection Area:

EPA = 0.75

##### Housing:

Die cast aluminum housing, lens frame and mounting arm.

##### Reflector:

Specular vacuum-metalized polycarbonate

##### Gaskets:

High temperature silicone gaskets.

##### Finish:

Formulated for high-durability and long lasting color.

##### Green Technology:

Mercury and UV free. RoHS compliant components. Polyester powder coat finish formulated without the use of VOC or toxic heavy metals.

##### For use on LEED Buildings:

IDA Dark Sky Approval means that this fixture can be used to achieve LEED Credits for Light Pollution Reduction.

##### Electrical

##### Driver:

Constant Current, Class 2, 2000mA, 100-277V, 50-60Hz, 1.1A, Power Factor 99%

##### THD:

5.3% at 120V, 13.3% at 277V

##### Surge Protection:

4KV

##### Surge Protector:

ALED78 is available with a 6kV surge protector (SP6). SP6 available.

WPLED10

TYPE: W1, EXW RAB LIGHTING



LED 10W & 13 Wallpacks. Patent Pending thermal management system. 100,000 hour L70 lifespan. 5 Year Warranty.  
Color: Bronze Weight: 3.3 lbs

|                        |                        |
|------------------------|------------------------|
| Project:               | Type:                  |
| Prepared By:           | Date:                  |
| Driver Info            | LED Info               |
| Type: Constant Current | Watts: 10W             |
| 120V: 0.1A             | Color Temp: 5000K      |
| 208V: 0.07A            | Color Accuracy: 69 CRI |
| 240V: 0.06A            | L70 Lifespan: 100000   |
| 277V: 0.05A            | Lumens: 1063           |
| Input Watts: 12W       | Efficacy: 90 LPW       |
| Efficiency: 85%        |                        |

#### Technical Specifications

##### Listings

##### UL Listing:

Suitable for Wet Locations as a Downlight. Suitable for Damp Locations as an Uplight. Wall Mount only. Suitable for Mounting within 4ft. of ground.

##### Dark Sky Approved:

The International Dark Sky Association has approved this product as a full cutoff, fully shielded luminaire.

##### IESNA LM-79 & IESNA LM-80 Testing:

RAB LED luminaires have been tested by an independent laboratory in accordance with IESNA LM-79 and 80, and have received the Department of Energy "Lighting Facts" label.

##### LED Characteristics

100,000-hour LED lifespan based on IES LM-80 results and TM-21 calculations.

##### Color Consistency:

7-step MacAdam Ellipse binning to achieve consistent future-to-future color.

##### Color Stability:

LED color temperature is warranted to shift no more than 200K in CCT over a 5 year period.

##### Color Uniformity:

RAB's or CCT (Correlated color temperature) follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2015.

##### Lumen Maintenance:

The LED will deliver 70% of its initial lumens at 100,000 hours of operation.

##### Construction

##### Finish:

Formulated for high-durability and long lasting color.

##### Cold Weather Starting:

Minimum starting temperature is -40°C (-40°F).

##### Maximum Ambient Temperature:

Suitable for use in 40°C (104°F) ambient temperatures.

##### Housing:

Precision die cast aluminum housing, lens frame.

##### Mounting:

Surface plate and Junction box.

##### Green Technology:

Mercury and UV free. RoHS compliant components. Polyester powder coat finish formulated without the use of VOC or toxic heavy metals.

##### For use on LEED Buildings:

IDA Dark Sky Approval means that this fixture can be used to achieve LEED Credits for Light Pollution Reduction.

##### Gaskets:

High Temperature Silicone.

##### Electrical

##### Driver:

Multi-ship 10W high output long life LED Driver. Constant Current, Class II, 120V-240V, 50/60Hz, 350mA.

##### Other

##### California Title 24:

See WPLED10PC for a 2013 California Title 24 compliant model.

##### Patents:

The LPACK design is protected under patents in the U.S. Pat. D506,040, Canada Pat. 130,243, China Pat. 20093016352.2, and pending patents in Taiwan and Mexico.

##### Warranty:

RAB warrants that our LED products will be free from defects in materials and workmanship for a period of five (5) years from the date of delivery to the end user, including coverage of light output, color stability, driver performance and fixture finish.

##### Equivalency:

Equivalent to 70W Metal Halide.

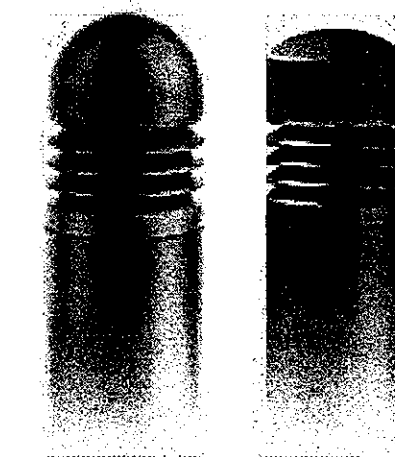
##### Buy American Act Compliance:

RAB values USA manufacturing! Upon request, RAB may be able to manufacture this product to be compliant with the Buy American Act (BAA). Please contact customer service to request a quote for the product to be made BAA compliant.

PHILIPS GARDCO

Bollard

BRM820/821/823 (dome)  
BRM824/825/827 (bevel)



TYPE: BO

|           |      |
|-----------|------|
| Project:  |      |
| Location: |      |
| Est. No.  |      |
| Type:     |      |
| Lamps:    | Qty: |
| Notes:    |      |

Philips Gardco's dome top and bevel top Louver Bollards provide uniform illumination, superior sparings and solid vandal resistance. Rugged extruded and cast construction with silicone seals and gaskets assure years of trouble free service. The BRM820 and BRM824 are complete assemblies with an aluminum base. BRM821 and BRM825 head only units affix to custom architectural elements. BRM823 and BRM827 luminaires include a concrete base assembly. Each Philips Gardco BRM820/821/823/824/825/827 utilizes 35w through 100w high intensity discharge or up to 42w compact fluorescent lamps.

| Series      | Height | Wattage | Voltage | Finish | Options |
|-------------|--------|---------|---------|--------|---------|
| Dome Top    | 24"    | 30"     | 240V    | WP     | F       |
| Bevel Top   | 24"    | 30"     | 240V    | WP     | F       |
| Description |        |         |         |        |         |
| BRM820      | 24"    | 30"     | 240V    | WP     | F       |
| BRM824      | 24"    | 30"     | 240V    | WP     | F       |
| BRM821      | 24"    | 30"     | 240V    | WP     | F       |
| BRM825      | 24"    | 30"     | 240V    | WP     | F       |
| BRM823      | 24"    | 30"     | 240V    | WP     | F       |
| BRM827      | 24"    | 30"     | 240V    | WP     | F       |
| BRM823B     | 24"    | 30"     | 240V    | WP     | F       |
| BRM827B     | 24"    | 30"     | 240V    | WP     | F       |
| BRM823G     | 24"    | 30"     | 240V    | WP     | F       |
| BRM827G     | 24"    | 30"     | 240V    | WP     | F       |

#### Features

##### Lower housing

BRM820 & 824: Luminaire features a cylindrical 125" (318cm) wall 6063-T5 extruded aluminum base housing. Bottom section has a welded-in cast ring for attachment to base assembly with four (-4) hex head set screws. BRM821 & 825: Louver head assembly is affixed to ballast mounting bracket which is suitable for insertion into architectural elements (by others).

##### Upper housing

Diecast aluminum dome top secures to one-piece louvered casting with three (3) concealed tamper resistant screws. Optical System: Louvers are angled to provide maximum spacing while shielding the source to 90°. Upper louver features a concealed hammerhead anodized aluminum reflector to increase luminaire efficiency and generate unobstructed beam patterns. A fully gasketed Pyrex vessel encloses the lamp envelope and is secured with a stainless steel spring. Socket: Medium base pulse-rated lampholder is gasket porcelain with nickel plated reinforced screw shell and spring loaded contact.

BRM82 02/17 page 1 of 2 philips.com/luminaires

ALED3T78

TYPE: S1, EXS RAB LIGHTING

#### Technical Specifications (continued)

##### Other

##### California Title 24:

See ALED3T78D10, ALED3T78BL, ALED3T78PCS, ALED3T78PCSB, or ALED3T78PCT for a 2013 California Title 24 compliant product. Any additional component requirements will be listed in the Title 24 section under technical specifications on the product page.

##### Warranty:

RAB warrants that our LED products will be free from defects in materials and workmanship for a period of five (5) years from the date of delivery to the end user, including coverage of light output, color stability, driver performance and fixture finish.

##### Patents:

The ALED design is protected by patents in the U.S. Pat. 668,370, Canada Pat. 144965, China ZL201230100154-X, and Mexico Pat. 38423. Pending patents in Taiwan.

##### Buy American Act Compliance:

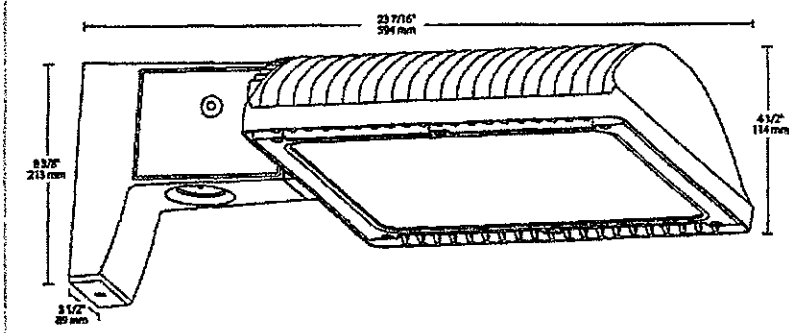
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##### Optical

##### BUG Rating:

B1 LD Q2

#### Dimensions



#### Features

66% energy cost savings vs. HID  
100,000-hour LED lifespan  
Type III distribution  
5-year warranty

#### Ordering Matrix

| Family        | Distribution | Wattage         | Mounting             | Color Temp     | Finish           | Voltage          | Dimming           | Control Options |
|---------------|--------------|-----------------|----------------------|----------------|------------------|------------------|-------------------|-----------------|
| ALED          | 3T           | 78              |                      |                |                  |                  |                   |                 |
| 3T = Type III | 69 = 50W     | Blank = Arm     | Blank = 5000K (Cool) | Blank = Bronze | Blank = 120-277V | Blank = Standard | Blank = No Option |                 |
| 4T = Type IV  | 78 = 78W     | SP = Slipfitter | N = 4000K (Neutral)  | RG = Roadway   | Y = 3000K (Warm) | W = White        | Blank = No Option |                 |
|               | 105 = 105W   |                 |                      |                |                  |                  | Blank = No Option |                 |
|               | 125 = 125W   |                 |                      |                |                  |                  | Blank = No Option |                 |
|               | 150 = 150W   |                 |                      |                |                  |                  | Blank = No Option |                 |
|               | 150W         |                 |                      |                |                  |                  | Blank = No Option |                 |

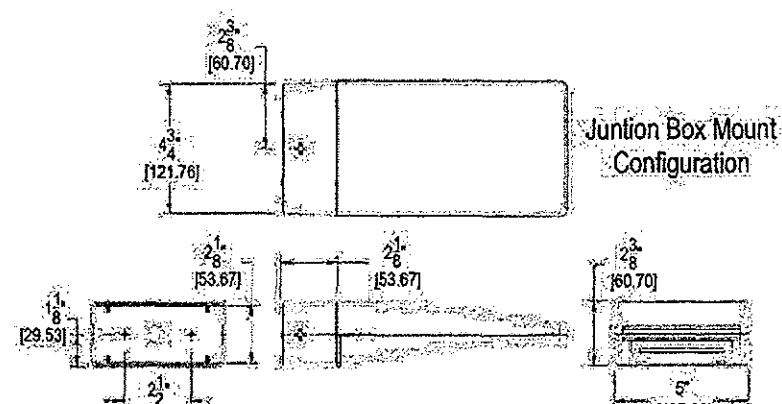
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Page 2 of 2

WPLED10

TYPE: W1, EXW RAB LIGHTING

#### Dimensions



#### Features

High performance LED light engine  
Maintains 70% of initial lumens at 100,000 hours  
Weatherproof high temperature silicone gaskets  
Superior heat sinking with die cast aluminum housing and external fins  
5-year warranty

#### Ordering Matrix

| Family   | Watts                | Color Temp        | Sensor                   | Surface Plate     | Surface Place  | Finish               | Photocell |
|----------|----------------------|-------------------|--------------------------|-------------------|----------------|----------------------|-----------|
| WPLED    |                      |                   |                          |                   |                |                      |           |
| 10 = 10W | Blank = 5000K (Cool) | Blank = No Sensor | Blank = No Surface Plate | S = Surface Plate | Blank = Bronze | Blank = No Photocell |           |
| 13 = 13W | Y = 3000K (Warm)     | MS = Mini Sensor  |                          |                   | W = White      | Blank = No Photocell |           |
|          | N = 4000K (Neutral)  |                   |                          |                   |                | Blank = No Photocell |           |

Need help? Tech help line: (888) RAB-1000 Email: sales@rabweb.com Website: www.rabweb.com  
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NO. 16-3002-00

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by WYNDHAM

WorldMark

BY WYNDHAM

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11-06-17  
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Proj Mgr. RE

Dwn By: Author

Rev. Date: Description:



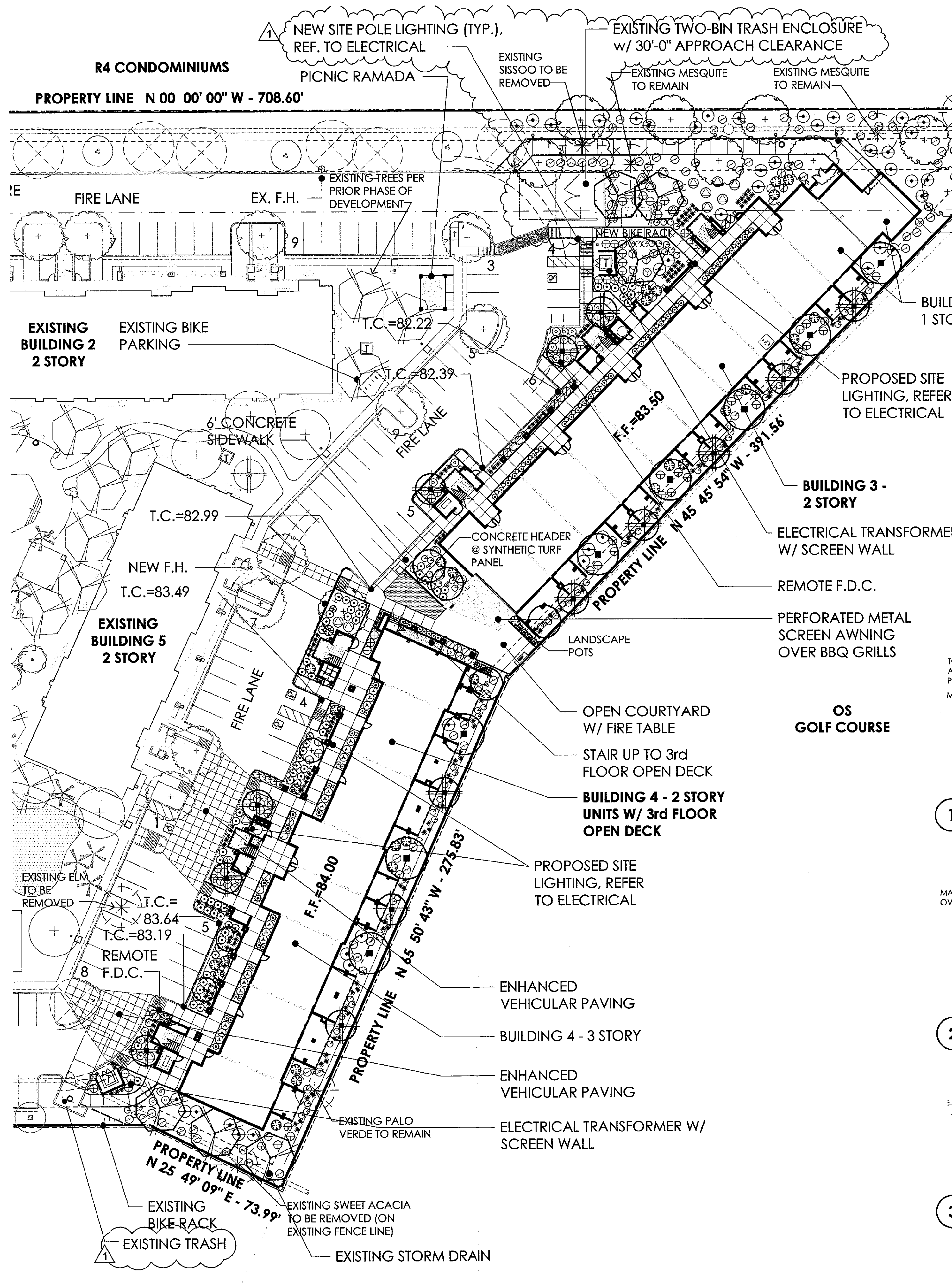
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44-DR-2017  
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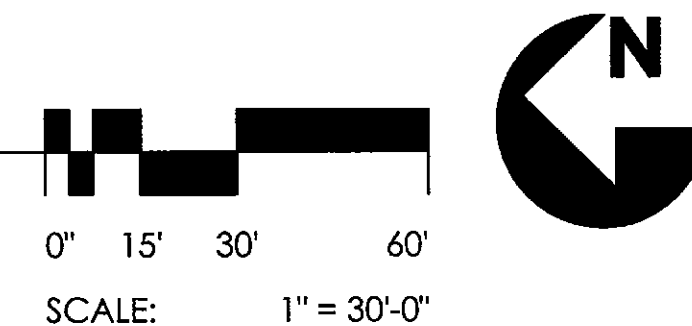
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E3



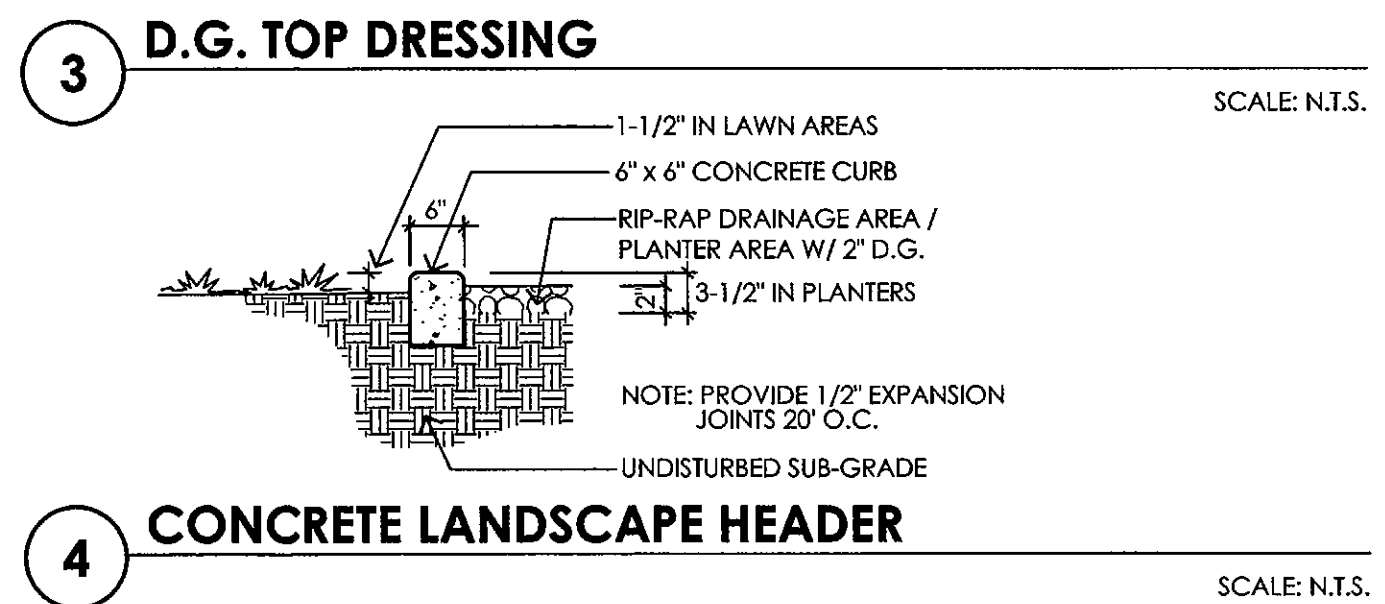
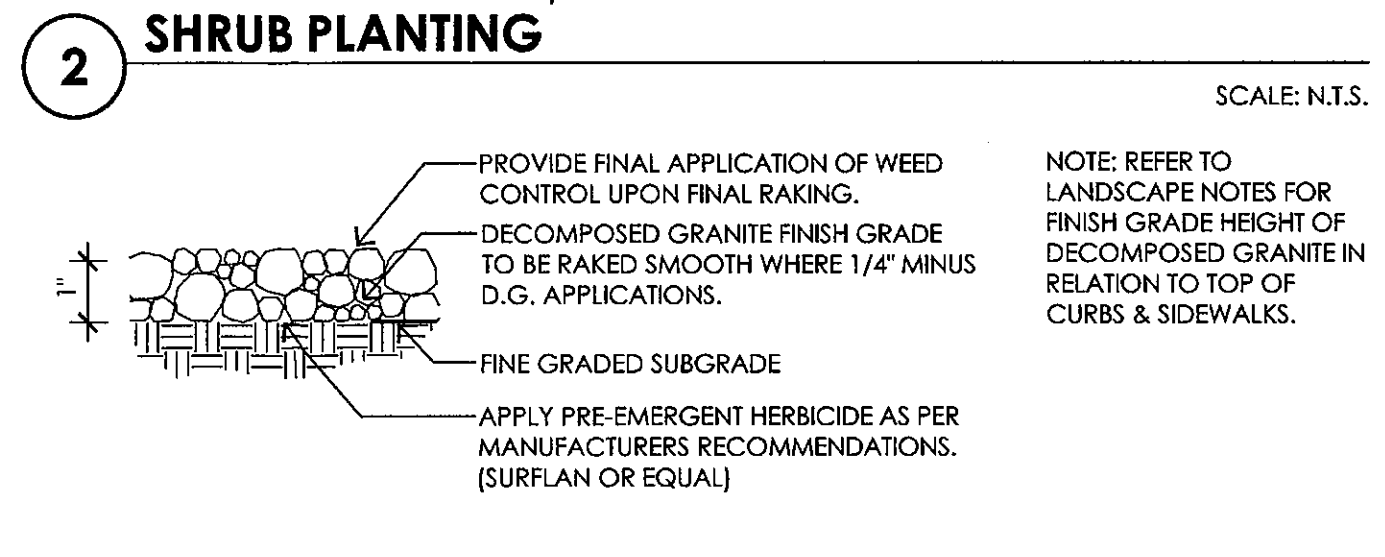
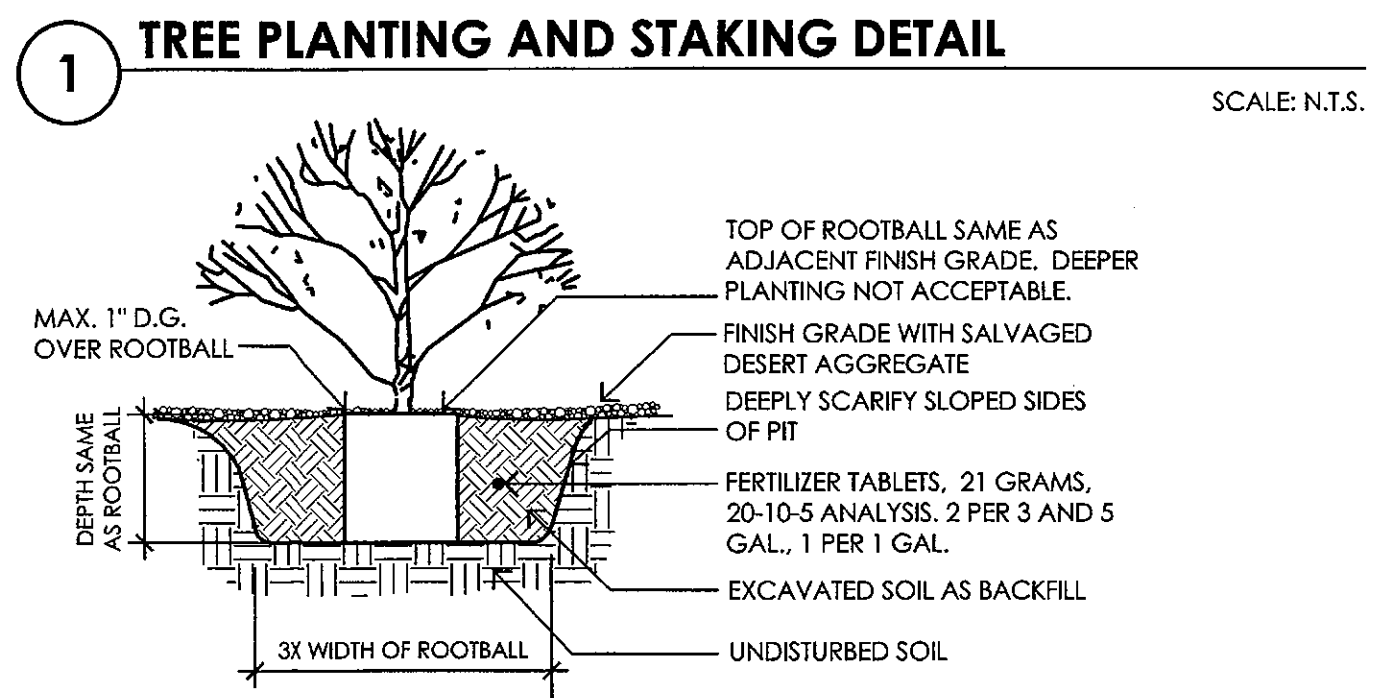
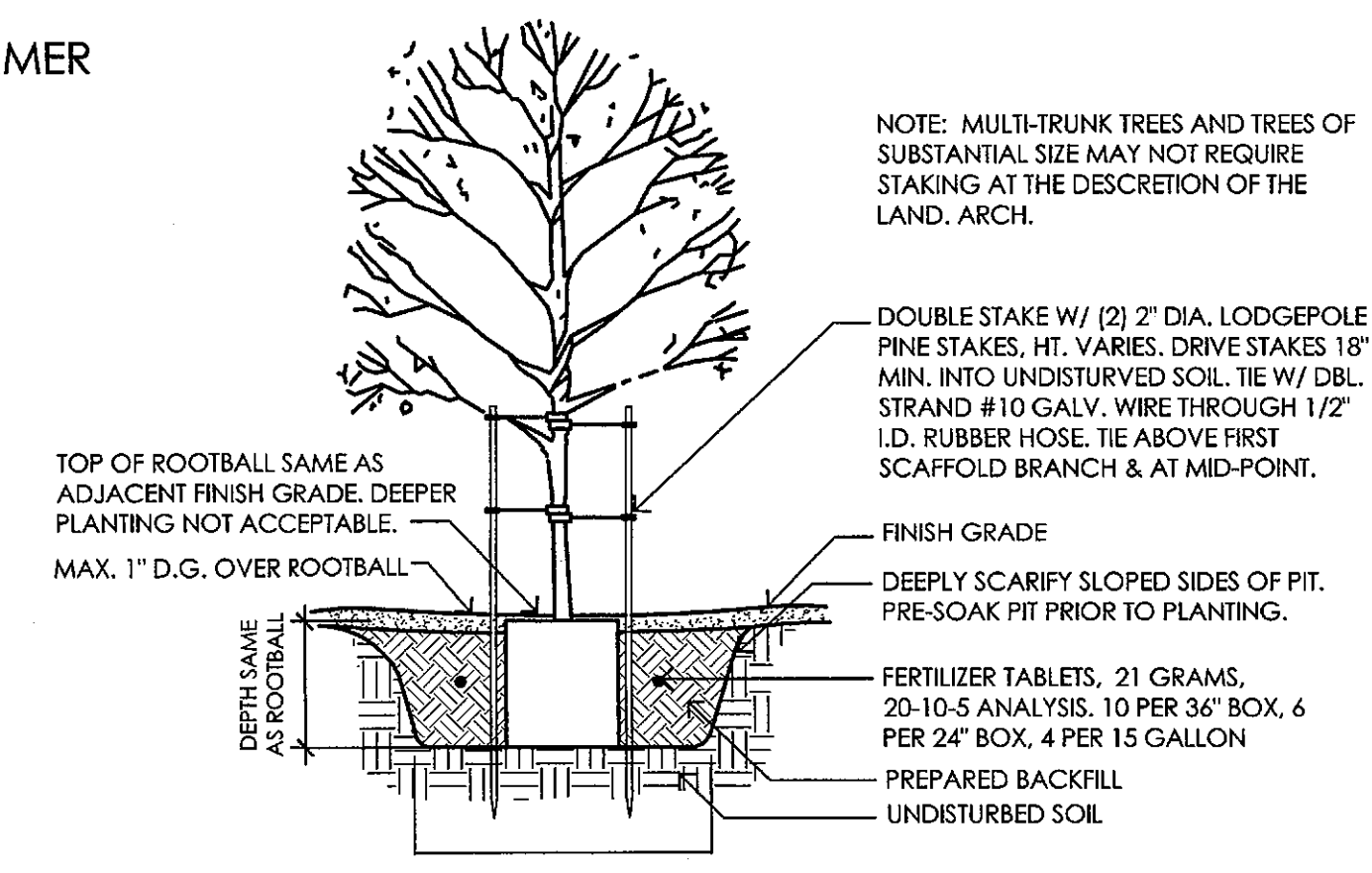


LANDSCAPE PLAN



**LANDSCAPE CALCULATIONS**

|                         |                                      |
|-------------------------|--------------------------------------|
| PARKING LOT AREA=       | 61,391 SF                            |
| 61,391 SF x 15% =       | 9,208 SF PARKING LOT LANDSCAPE REQ'D |
| PARKING LOT LS PROV'D = | 9,744 SF                             |
| NEW ONSITE LS=          | 19,815 SF                            |
| EXISTING ONSITE LS =    | 43,395 SF                            |
| TOTAL LS PROV'D =       | 72,954 SF                            |



**PLANT LEGEND**

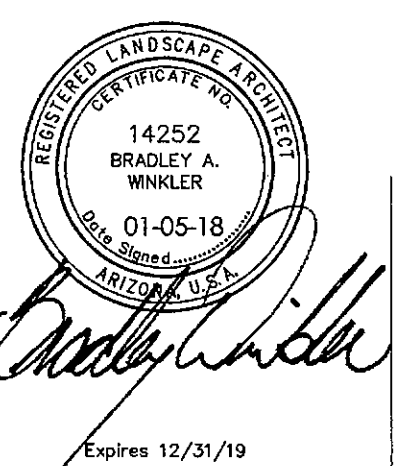
| TREES | BOTANICAL NAME                      | COMMON NAME                         | SIZE          | QTY. |
|-------|-------------------------------------|-------------------------------------|---------------|------|
| +     | ACACIA SALICINA 'DORIS D'           | WEeping ACACIA                      | 36" BOX STD.  | 8    |
| +     | CAESALPINIA MEXICANA                | MEXICAN BIRD OF PARADISE            | 36" BOX MULTI | 14   |
| +     | CHITALPA TASHKENTENSIS              | CHITALPA                            | 36" BOX MULTI | 4    |
| +     | PARKINSONIA HYBRID                  | HYBRID PALO VERDE                   | 36" BOX MULTI | 6    |
| +     | PROSOPIS HYBRID 'LESLIE ROY'        | HYBRID MESQUITE                     | 36" BOX STD.  | 9    |
| +     | SOPHORA SECUNDIFLORA                | MESCAL BEAN                         | 36" BOX MULTI | 3    |
| +     | PHOENIX DACTYLIFERA                 | PYGMY DATE PALM                     | 15 GAL.       | 31   |
| +     | ALOE X 'BLUE ELF'                   | BLUE ELF ALOE                       | 3 GAL.        | 28   |
| +     | BOUGAINVILLEA 'LA JOLLA'            | BOUGAINVILLEA                       | 5 GAL.        | 24   |
| +     | CAESALPINIA PULCHERRIMA             | RED BIRD OF PARADISE                | 5 GAL.        | 47   |
| +     | CALLIANDRA CALIFORNICA              | BAJA FAIRY DUSTER                   | 5 GAL.        | 4    |
| +     | DASYLIRION WHEELERI                 | DESERT SPOON                        | 5 GAL.        | 13   |
| +     | DIETES IRIODOIDES                   | FORTNIGHT LILY                      | 5 GAL.        | 56   |
| +     | EREMOPHILA HYGROPHANA               | BLUEBELLS                           | 5 GAL.        | 79   |
| +     | HESPERALOE PARVIFLORA 'BRAKELIGHTS' | 'BRAKELIGHT' HYBRID RED YUCCA       | 5 GAL.        | 170  |
| +     | JUSTICIA SPICIGERA                  | MEXICAN HONEYSUCKLE                 | 5 GAL.        | 18   |
| +     | PEDILANTHUS BRACTEATUS              | TALL LADY SLIPPER                   | 5 GAL.        | 15   |
| +     | RUELLIA 'KATIE'                     | KATIE RUELLIA                       | 3 GAL.        | 15   |
| +     | RUELLIA PENINSULARIS                | DESERT RUELLIA                      | 5 GAL.        | 67   |
| +     | TECOMA STANS 'SIERRA APRICOT'       | ARIZONA YELLOW BELLS                | 5 GAL.        | 83   |
| +     | LANтана 'DALLAS RED'                | NEW GOLD LANTANA                    | 1 GAL.        | 24   |
| +     | LANтана 'NEW GOLD'                  | NEW GOLD LANTANA                    | 1 GAL.        | 73   |
| +     | WEDELIA TRILOBATA                   | YELLOW DOT                          | 1 GAL.        | 22   |
| +     | DECOMPOSED GRANITE                  | 2" DEPTH, 1/2" SIZED, 'DESERT GOLD' |               |      |
| +     | SYNTHETIC TURF                      | 'DARBY' BY PIONEER                  | 350 SF        |      |

- LANDSCAPE NOTES**
- ROUGH GRADING, INCLUDING ALL BERMS AND/OR SWALES, WILL BE PROVIDED BY GENERAL CONTRACTOR BEFORE PLANTING BEGINS.
  - FINISH GRADES AFTER INSTALLATION OF DECOMPOSED GRANITE AND SOD SHALL BE 1-1/2" BELOW ADJACENT PAVING.
  - ANY DISCREPANCIES FOUND BETWEEN PLANS, SPECIFICATIONS & SITE SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S REPRESENTATIVE.
  - LANDSCAPE CONTRACTOR SHALL CONFIRM ALL LOCATIONS OF UNDERGROUND UTILITIES PRIOR TO EXCAVATION.
  - OWNER'S REPRESENTATIVE HAS OPTION OF ACCEPTANCE OR REJECTION OF ANY PLANT MATERIALS DEEMED UNACCEPTABLE UPON DELIVERY TO SITE.
  - ALL TREES SHALL MEET THE ARIZONA NURSERY ASSOCIATION STD. TREE SPECIFICATIONS FOR HT., WIDTH & CALIPER FOR THEIR CONTAINER/BOX SIZE, UNLESS INDICATED OTHERWISE ON PLANS.
  - PREPARED BACKFILL: NATIVE SOIL MIXED WITH ONE TENTH PART 'DAKOTA PEAT' AND GYPSUM AT THE RATE OF 2.5 LBS. / CU. YARD.
  - ADD 'AGRI-FORM' FERTILIZER TABLETS AT THE FOLLOWING RATES:  
1 GALLON PLANT ----- 1 TABLET  
5 GALLON PLANT ----- 2 TABLETS  
15 GALLON PLANT ----- 4 TABLETS  
24" BOX PLANT ----- 6 TABLETS  
36" BOX PLANT ----- 10 TABLETS  
TABLETS TO BE PLACED NO DEEPER THAN 6" BELOW SOIL SURFACE.
  - DOUBLE STAKE ALL STD. TRUNK TREES. NO STAKES TO MULTI TRUNK TREES. CONTRACTOR SHALL REMOVE ALL STAKES AT THE END OF THE 1 YEAR GUARANTEE PERIOD.
  - ALL NON-TURF PLANTING AREAS TO BE COVERED TO A DEPTH OF 2" WITH DECOMPOSED GRANITE PER THE LANDSCAPE LEGEND. APPLY PRE-EMERGENT 'SURFLAN' AS PER MANUFACTURERS DIRECTIONS. PROVIDE 1" D.G. COVER OVER PLANT PITS.
  - LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR ALL PLANTS SHOWN ON PLANTING PLAN. THE LANDSCAPE CONTRACTOR SHALL VERIFY ALL QUANTITIES INDICATED IN THE LEGEND.
  - PLANT MATERIALS TO BE GUARANTEED AFTER FINAL ACCEPTANCE AS FOLLOWS: TREES- 1 YEAR, SHRUBS AND GROUNDCOVERS- 90 DAYS. ANY PLANT MATERIALS WHICH ARE NOT APPROVED PRIOR TO OCTOBER 1 OF THE CALENDAR YEAR IN WHICH THEY ARE INSTALLED, SHALL BE FURTHER GUARANTEED UNTIL MAY 20 OF THE FOLLOWING CALENDAR YEAR.
  - ALL PLANT MATERIAL TO BE IN COMPLIANCE WITH THE DEPARTMENT OF WATER RESOURCES LOW WATER USE PLANT LIST.
  - NO PLANT SUBSTITUTIONS, TYPE, SIZE, OR QUANTITY DEVIATIONS FROM THE APPROVED LANDSCAPE OR IRRIGATION PLANS WITHOUT PRIOR APPROVAL FROM THE CITY OF SCOTTSDALE LANDSCAPE SECTION.
  - ALL PLANT MATERIAL AND SPECIFICATIONS SHALL CONFORM TO THE ARIZONA NURSERYMAN ASSOCIATION STANDARDS.
  - NO SLOPES ON SITE TO EXCEED 4:1.
  - PARKING LOT TREES SHALL HAVE A MINIMUM CLEAR CANOPY DISTANCE OF 5'.
  - TREES & SHRUBS ARE TO BE LOCATED WITH 5' CLEAR AROUND REAR OF FIRE HYDRANTS.
  - ALL ON-SITE SIDEWALKS SHALL BE A MINIMUM OF 5'-0" WIDE AND HAVE A MAXIMUM SLOPE OF 1:20 WITH THE MAXIMUM CROSS SLOPE OF 1:50. ALL CURBS MUST PROVIDE ACCESSIBLE RAMPS PURSUANT TO THE AMERICANS WITH DISABILITIES ACT (ADA) STDs.
  - SIGNS REQUIRE SEPARATE APPROVALS AND PERMITS.
  - EXISTING LANDSCAPING WHICH IS DAMAGED OR DESTROYED AS A RESULT OF THIS CONSTRUCTION SHALL BE REPLACED ON THE SITE WITH MATERIALS OF A LIKE SIZE, TYPE, AND QUANTITY BEFORE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
  - AREAS IN DECOMPOSED GRANITE WITHOUT PLANT MATERIALS/GROUNDCOVERS SHALL NOT EXCEED DIMENSIONS OF MORE THAN 7 FEET IN ANY ONE DIRECTION, MEASURED BETWEEN PLANT CANOPIES AND/OR COVERAGE.
  - PROVIDE 8% SLOPE AWAY FROM WALKS OR CURBS FOR 5'-0" ALONG ALL STREETS. MAXIMUM CROSS SLOPE OF 1:50. ALL CURBS MUST PROVIDE ACCESSIBLE RAMPS PURSUANT TO THE AMERICANS WITH DISABILITIES ACT (ADA) STANDARDS.
  - ZONING IS R-5.

NO. 16-3002-00  
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*Worldmark*  
BY WYNDHAM

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SCOTTSDALE, AZ 85250

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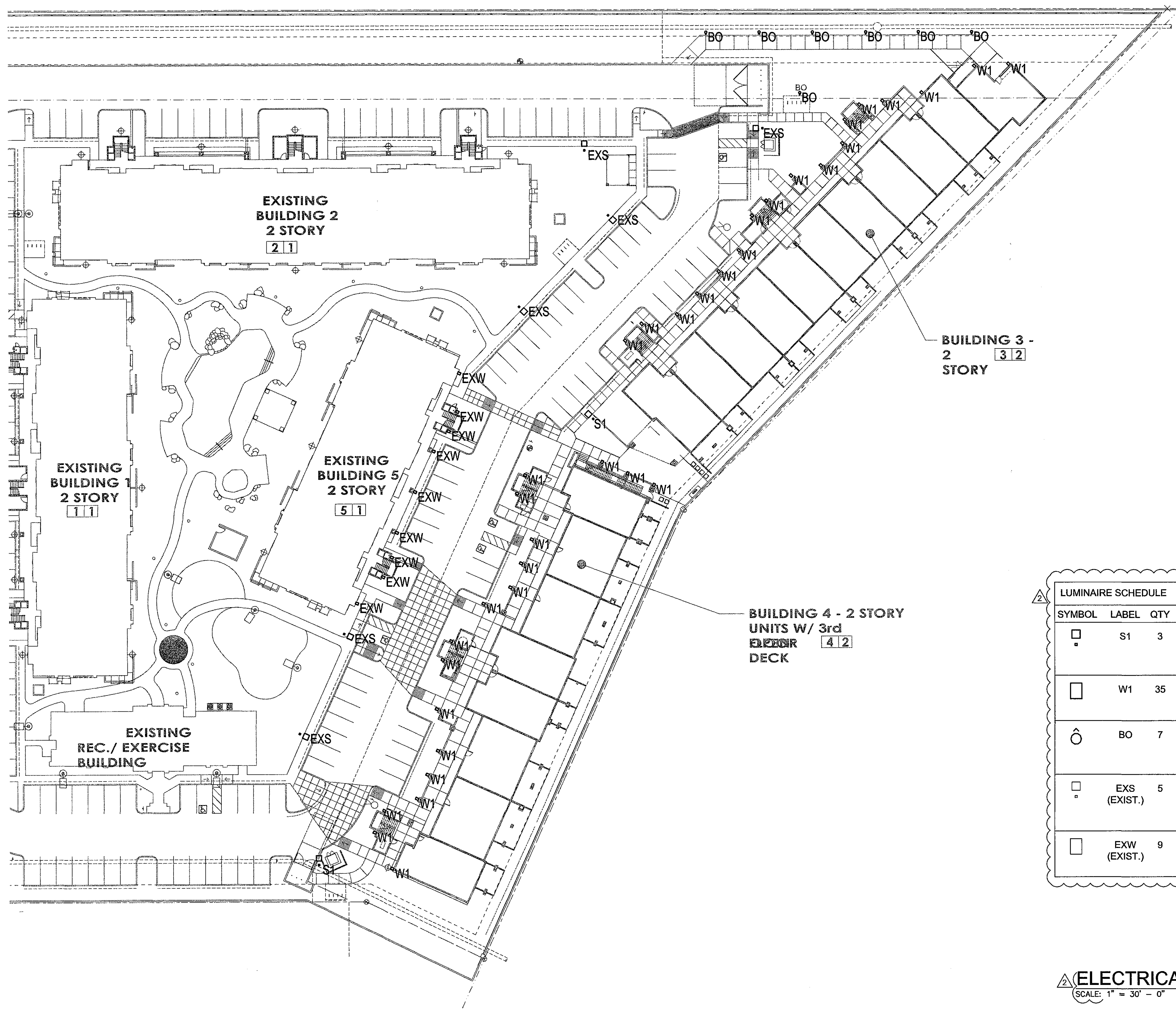
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**LANDSCAPE**  
**PLAN**  
**L-1**



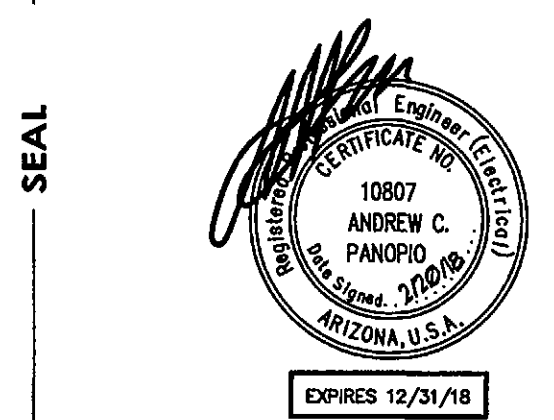


| LUMINAIRE SCHEDULE |                 |     |  |  |                       |          |      |
|--------------------|-----------------|-----|--|--|-----------------------|----------|------|
| SYMBOL             | LABEL           | QTY | CATALOG NUMBER   | DESCRIPTION  | LAMP                  | LUMENS   | LLF  |
|                    | S1              | 3   | RAB LIGHTING<br>ALED3T78.<br>+15' A.F.F.                     | FULLY CUT OFF<br>LED AREA LIGHT.<br>TYPE 3 DISTRIBUTION.<br>BRONZE FINISH. | 78W LED<br>5000K      | ABSOLUTE | 0.98 |
|                    | W1              | 35  | RAB LIGHTING<br>WPLED10.<br>+12' A.F.F.                      | FULLY CUT OFF<br>LED WALL LIGHT.<br>BRONZE FINISH.                         | 10W LED<br>5000K      | ABSOLUTE | 0.98 |
|                    | BO              | 7   | PHILIPS-GARDCO<br>BRM824-42-TRF-<br>120-BRP.<br>+3.5' A.F.G. | LOUVERED BOLLARDS.<br>BRONZE FINISH.                                       | ONE 42W<br>TRT 4100K. | ABSOLUTE | 0.75 |
|                    | EXS<br>(EXIST.) | 5   | RAB LIGHTING<br>ALED3T78.<br>+15' A.F.F.                     | FULLY CUT OFF<br>LED AREA LIGHT.<br>TYPE 3 DISTRIBUTION.<br>BRONZE FINISH. | 78W LED<br>5000K      | ABSOLUTE | 0.98 |
|                    | EXW<br>(EXIST.) | 9   | RAB LIGHTING<br>WPLED10.<br>+12' A.F.F.                      | FULLY CUT OFF<br>LED WALL LIGHT.<br>BRONZE FINISH.                         | 10W LED<br>5000K      | ABSOLUTE | 0.98 |

**ELECTRICAL SITE LIGHTING PLAN**  
 SCALE: 1" = 30' - 0"

PROJECT NO. 16-3002-00  
**WORLDMARK**  
 by WYNDHAM  
*Worldmark*  
 BY WYNDHAM  
 8235 EAST INDIAN BEND RD  
 SCOTTSDALE, AZ 85250

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 Rev. Date: Description:  
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 RETAIN FOR RECORDS  
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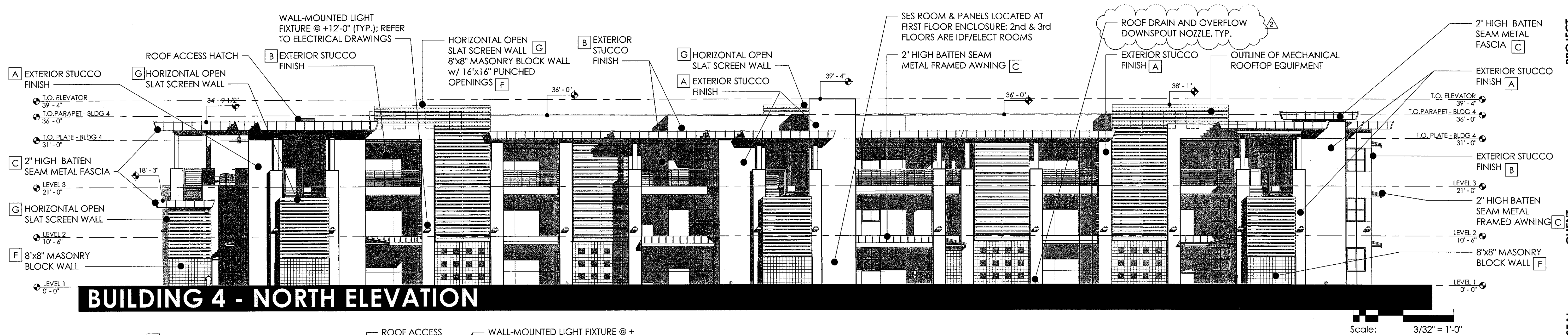
**ELECTRICAL SITE**  
**LIGHTING**  
**PLAN**

**E1**

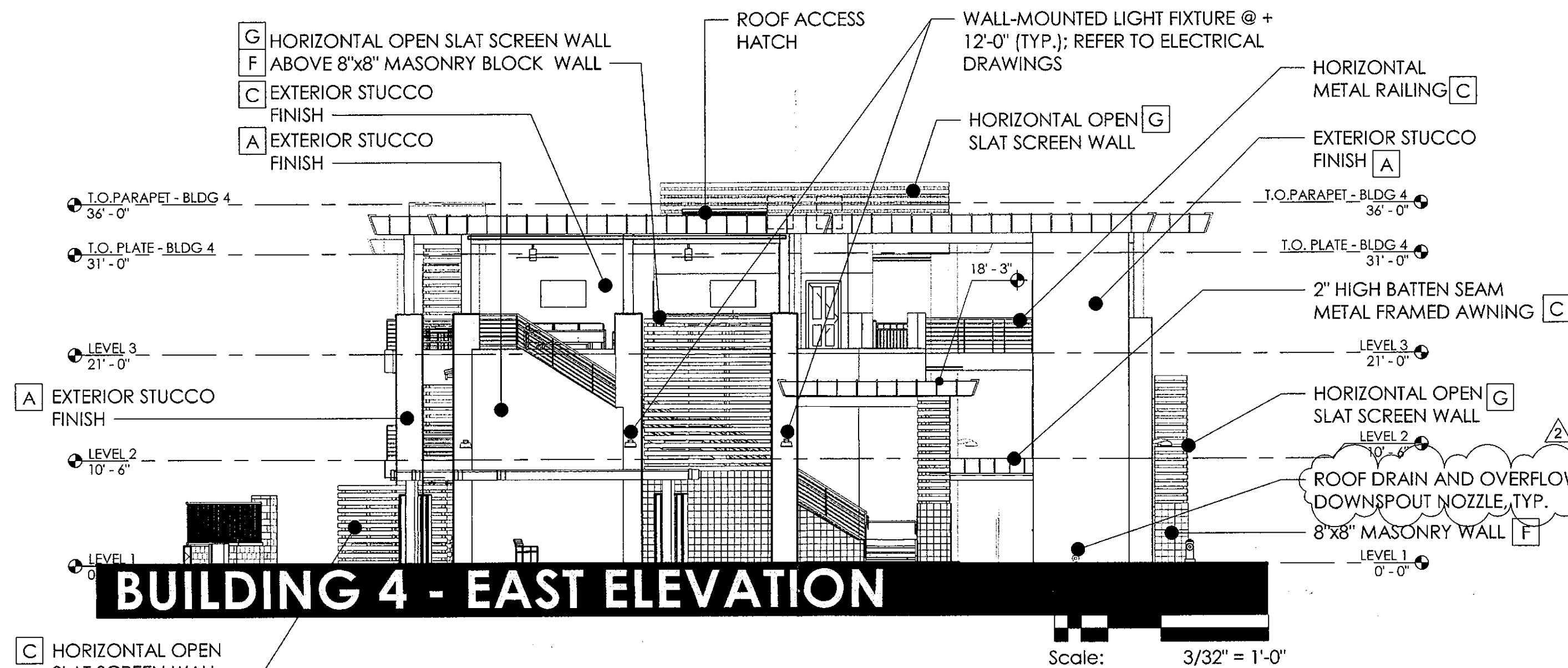




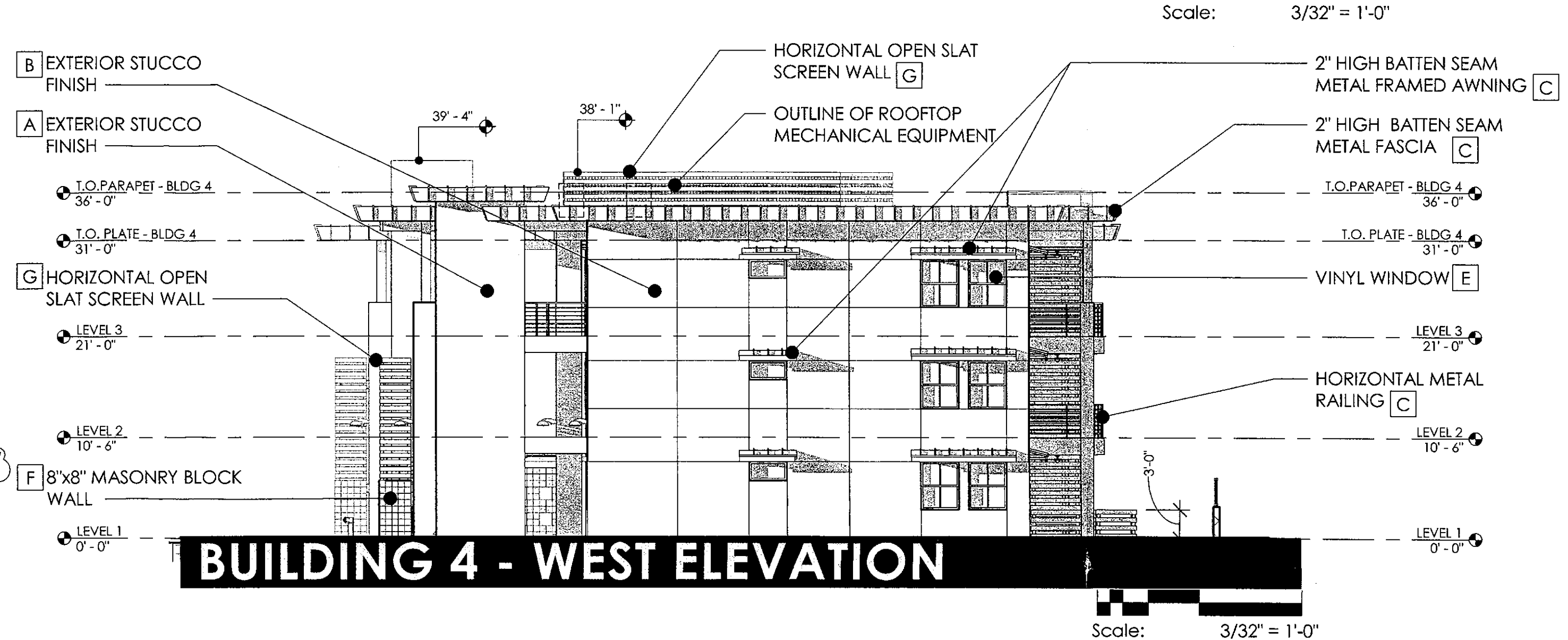




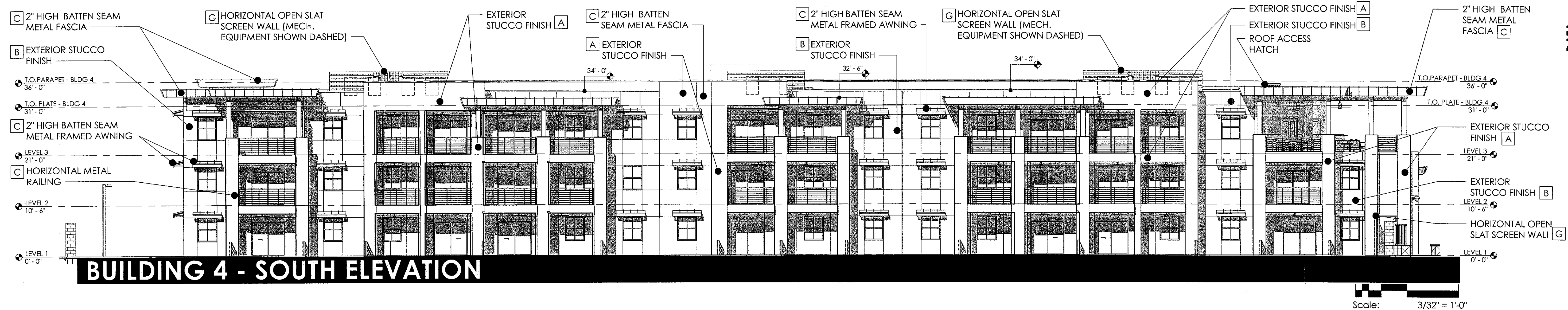
**BUILDING 4 - NORTH ELEVATION**



**BUILDING 4 - EAST ELEVATION**



**BUILDING 4 - WEST ELEVATION**



**BUILDING 4 - SOUTH ELEVATION**

KEYNOTES

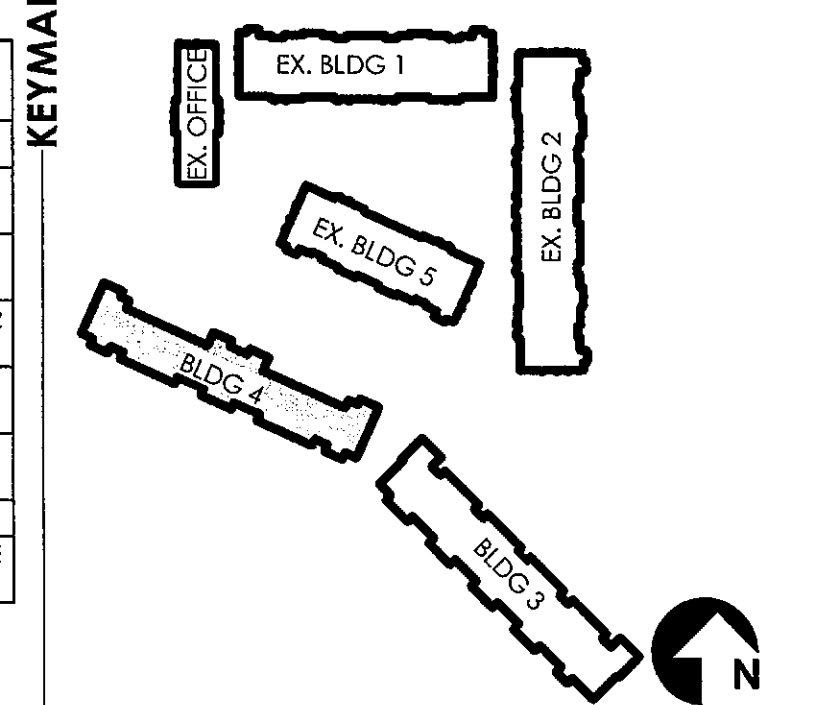
GENERAL NOTES

- PAINT ALL VENTS, FLASHING, MISC. MATERIALS TO MATCH ADJACENT BUILDING COLOR U.N.O.
- VERIFY ALL FINISHES WITH OWNER PRIOR TO APPLICATION.
- VERIFY ALL COLOR SELECTIONS WITH COLORED ELEVATIONS & OWNER PRIOR TO APPLICATION.
- ALL PAINT COLOR CHANGES TO TERMINATE ON INSIDE CORNERS ONLY.
- ROOFING SHALL BE INSTALLED IN ACCORDANCE W/MANUFACTURER'S SPECIFICATIONS.
- PROVIDE SEALANT AT ALL FINISH PENETRATIONS.
- ALL CONTROL JOINTS AND REVEALS TO TERMINATE ON INSIDE CORNERS ONLY.
- COORDINATE WITH MECHANICAL FOR ALL VENTING LOCATIONS AND SIZES.
- EXTERIOR DOOR AND FRAME COLORS TO MATCH , U.N.O.

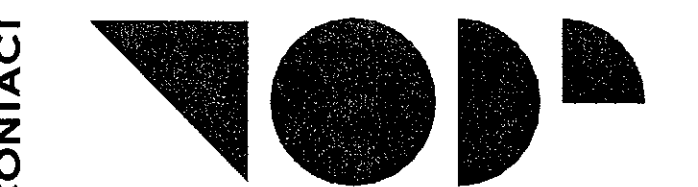
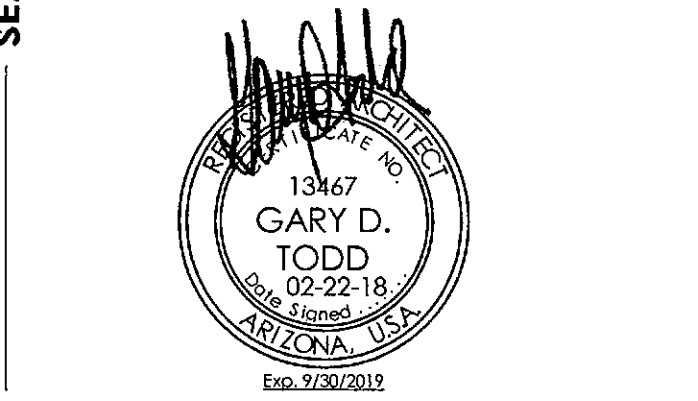
MATERIAL FINISH

| EXTERIOR COLOR SCHEDULE |  |                      |                                    |
|-------------------------|--|----------------------|------------------------------------|
| CODE                    | LOCATION   | MANUFACTURER         | COLOR                              |
| A                       | WALLS/PARAPETS                                       | SHERWIN-WILLIAMS     | COPPER MOUNTAIN SW656              |
| B                       | WALLS/PARAPETS                                       | SHERWIN-WILLIAMS     | SANDS OF TIME SW6101               |
| C                       | STANDING SEAM METAL AWNINGS, FASCIA & METAL RAILINGS | SHERWIN-WILLIAMS     | PORTABELLO SW6102                  |
| D                       | EXTERIOR DOOR FRAME & PANEL, COLUMNS AND BEAMS       | SHERWIN-WILLIAMS     | PEPPERCORN SW7674                  |
| E                       | WINDOW FRAMES  | VINYL FRAMED WINDOWS | WHITE - PER MANUF.                 |
| F                       | SPLIT FACE CMU BLOCK                                 | SUPERLITE            | GREY                               |
| G                       | SLATTED WALL PANELS                                  | TREX                 | TRANSCEND SQUARE EDGE "SPICED RUM" |

KEYMAP



SEAL



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SUBMITTAL  
Proj Mgr. RE  
Dwn By: Author

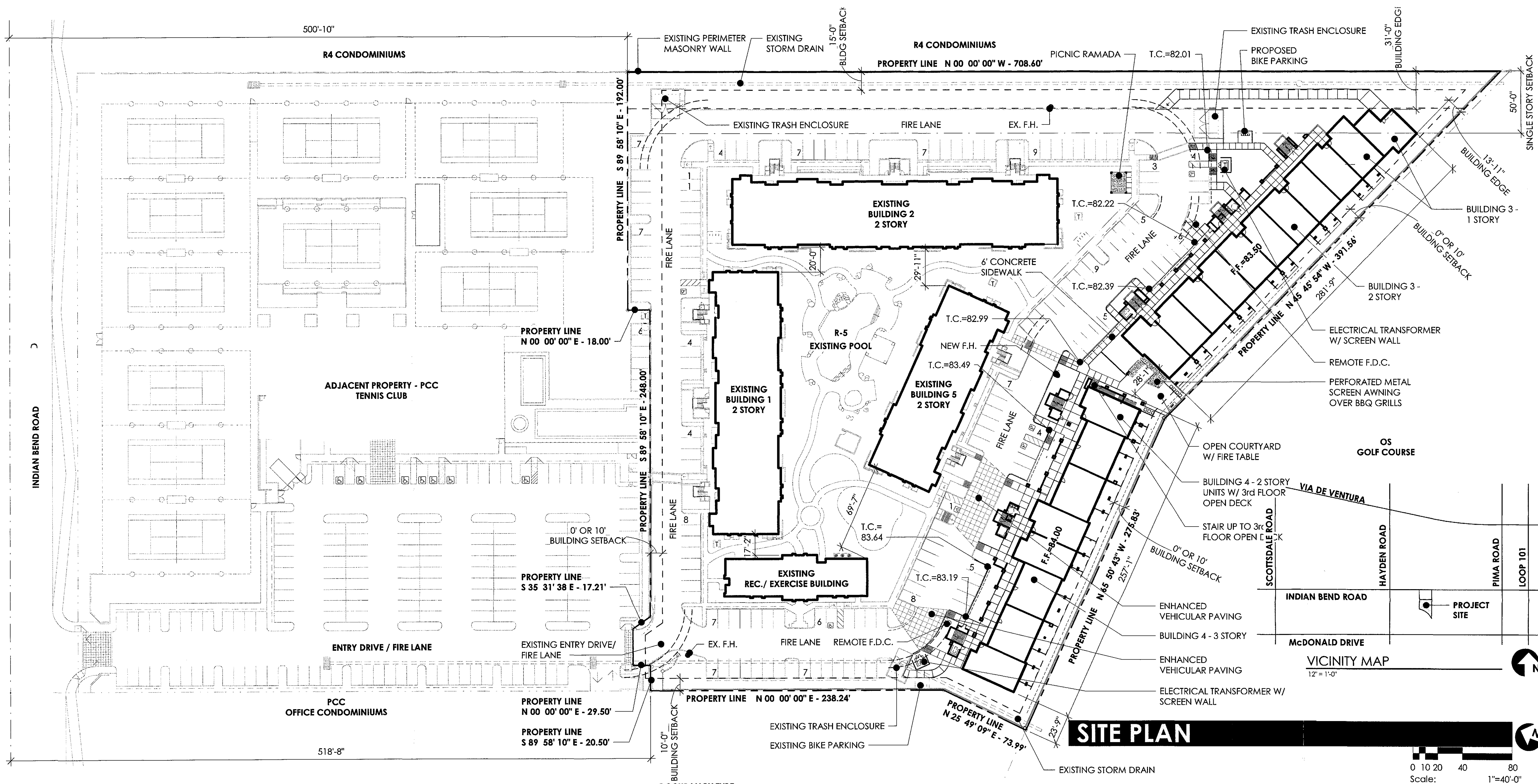
Rev. Date: Description:  
01-05-18 DRB RE-SUBMITTAL 1  
02-22-18 DRB RE-SUBMITTAL 2



BUILDING 4  
EXTERIOR  
ELEVATIONS

**A4.1.2**





**PROJECT NAME & ADDRESS:**  
WORLDMARK BY WYNDHAM  
8235 EAST INDIAN BEND ROAD  
SCOTTSDALE, ARIZONA 85250

**PROJECT DESCRIPTION:**  
PROPOSED BUILDING ADDITIONS TO EXISTING TIMESHARE DEVELOPMENT LOCATED ON INDIAN BEND ROAD, EAST OF HAYDEN ROAD ON APPROXIMATELY 5.40 GROSS ACRES. ORIGINAL DEVELOPMENT WAS APPROVED FOR 94 UNITS, OF WHICH ONLY 48 WERE BUILT. EXISTING PROJECT CONSISTS OF 3 BUILDINGS (1, 2 AND 5) TOTALING 48 D.U. WITH A COMMUNITY CENTER BUILDING. TWO NEW BUILDINGS (3 AND 4) WILL INCLUDE 40 TOTAL D.U. WITH A 3rd FLOOR OPEN DECK (BUILDING 4) AND A MAINTENANCE FACILITY (BUILDING 3).

**ZONING:**  
EXISTING.....R-5  
PROVIDED.....R-5

**SITE AREA:**  
NET ACRES.....+/- 5.40 ACRES (235,224 S.F.)  
GROSS ACRES.....+/- 5.40 ACRES (235,224 S.F.)

**DENSITY:**  
PROVIDED (OVERALL).....16.29 D.U./ACRE (48+40 D.U./5.40 ACRE)

**BUILDING HEIGHT:**  
ALLOWABLE.....36'-0"  
PROVIDED.....36'-0" AFF  
NOTE: BUILDING HEIGHT IS DETERMINED AT 1'-0" ABOVE HIGHEST ADJACENT TOP OF CURB ELEVATION PER ORDINANCE

| SETBACKS      | REQUIRED    | PROVIDED |
|---------------|-------------|----------|
| FRONT (NORTH) | 10'-0" MIN. | 10'-0"   |
| SIDE (EAST)   | 15'-0" MIN. | 30'-0"   |
| SIDE (WEST)   | 10'-0" MIN. | 10'-0"   |
| REAR (SOUTH)  | 10'-0" MIN. | 10'-0"   |

**OCCUPANCY TYPE:**  
EXISTING BUILDINGS 1, 2 & 5: (RESIDENCES).....R-2  
EXISTING COMMUNITY CENTER.....B  
NEW BUILDING 3: (RESIDENCES).....R-2  
NEW BUILDING 4: (RESIDENCES).....R-2

**CONSTRUCTION TYPE:**  
EXISTING BUILDINGS 1, 2 & 5.....V-A (NFPA 13)  
EXISTING COMMUNITY CENTER.....V-A (NFPA13)  
NEW BUILDING 3.....V-A (NFPA13)  
NEW BUILDING 4.....V-A (NFPA13)

**PARKING STANDARDS:**  
EXISTING PARKING STALL 9'-0" x 16'-0" WITH 2' OVERHANG  
PARKING AISLE (FIRELANE) 24'-0"

**PARKING:**  
**REQUIRED:**  
EXISTING BUILDING 1 20 P.S.  
• 16 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  
EXISTING BUILDING 2 25 P.S.  
• 20 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  
EXISTING BUILDING 5 15 P.S.  
• 12 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  
PROPOSED BUILDING 3 3 P.S.  
• 2 THREE-BEDROOM UNITS (X 1.25 PER UNIT)  
PROPOSED BUILDING 4 22 P.S.  
• 17 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  
PROPOSED BUILDING 4 9 P.S.  
• 7 ONE-BEDROOM UNITS (X 1.25 PER UNIT)  
15 P.S.  
• 12 TWO-BEDROOM UNITS (X 1.25 PER UNIT)  
3 P.S.  
• 2 FOUR-BEDROOM UNITS (X 1.25 PER UNIT)  
**TOTAL REQUIRED 112 P.S.**

**PROVIDED:**  
STANDARD PARKING SPACES (UNCOVERED) 158 P.S.  
**TOTAL PROVIDED 158 P.S.**

**ACCESSIBLE PARKING:**  
**REQUIRED** 5 P.S.  
(4% OF THE REQUIRED PARKING SPACES)  
(112 PARKING SPACES X .04 (4%)=4.48)

**PROVIDED ACCESSIBLE PARKING** 6 P.S.  
ACCESSIBLE PARKING SPACES(UNCOVERED)  
[ONE ACCESSIBLE PARKING SPACES WILL BE DESIGNATED VAN ACCESSIBLE.]

**BICYCLE PARKING:**  
**REQUIRED** 16 B.S.  
(1 BICYCLE PARKING SPACE PER 10 VEHICLE PARKING SPACES)  
**PROVIDED** 34 B.S.  
BUILDING 2 - NORTH 8 B.S.  
BUILDING 2 - SOUTH 8 B.S.  
BUILDING 4 - NORTH 8 B.S.  
BUILDING 3 - NORTH 10 B.S.

| UNIT MIX:               | UNIT TYPE    | GROSS          | # OF | % OF PROPOSED |
|-------------------------|--------------|----------------|------|---------------|
| UNIT P1 (1 BED)         | +/-1057 S.F. | 7              | 18%  |               |
| UNIT P2 (2 BED)         | +/-1218 S.F. | 12             | 30%  |               |
| UNIT P4 (4 BED)         | +/-2215 S.F. | 2              | 5%   |               |
| UNIT S2 (2 BED)         | +/-1074 S.F. | 17             | 42%  |               |
| UNIT S3 (3 BED)         | +/-1231 S.F. | 2              | 5%   |               |
| PROPOSED SUB-TOTAL:     |              | 40 D.U.        |      |               |
| <b>EXISTING (2 BED)</b> |              | <b>48 D.U.</b> |      |               |
| <b>TOTAL:</b>           |              | <b>88 D.U.</b> |      |               |

**ACCESSIBLE UNITS:\***  
OCCUPANCY REQUIRED PROVIDED  
R 88 UNITS x 0.05 = 5 5

\*ACCESSIBLE UNITS TO COMPLY WITH 2015 IBC SECTION 1107.5

**BUILDING AREAS:**  
NOTE: PROJECT AREA CALCULATIONS INCLUDE COVERED PATIOS AND BALCONIES. STAIRS & ELEVATORS ON FIRST FLOOR ONLY.

| COMMUNITY CENTER / OFFICES | 3,635 SF         |
|----------------------------|------------------|
| <b>EXISTING BUILDING 1</b> |                  |
| FIRST FLOOR                | 13,627 SF        |
| SECOND FLOOR               | 11,285 SF        |
| <b>TOTAL OF BUILDING 1</b> | <b>24,912 SF</b> |
| <b>EXISTING BUILDING 2</b> |                  |
| FIRST FLOOR                | 17,779 SF        |
| SECOND FLOOR               | 12,985 SF        |
| <b>TOTAL OF BUILDING 2</b> | <b>30,764 SF</b> |
| <b>EXISTING BUILDING 5</b> |                  |
| FIRST FLOOR                | 10,006 SF        |
| SECOND FLOOR               | 8,251 SF         |
| <b>TOTAL OF BUILDING 5</b> | <b>18,257 SF</b> |
| <b>PROPOSED BUILDING 3</b> |                  |
| FIRST FLOOR                | 16,953 SF        |
| SECOND FLOOR               | 13,544 SF        |
| <b>TOTAL OF BUILDING 3</b> | <b>30,497 SF</b> |
| <b>PROPOSED BUILDING 4</b> |                  |
| FIRST FLOOR                | 15,131 SF        |
| SECOND FLOOR               | 13,514 SF        |
| THIRD FLOOR                | 12,283 SF        |
| <b>TOTAL OF BUILDING 4</b> | <b>40,928 SF</b> |

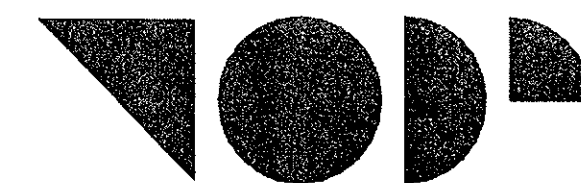
**TOTAL OVERALL BUILDINGS 148,993 SF**

**LOT COVERAGE**  
NET LOT AREA.....5.40 NET ACRES (235,224 SF)  
TOTAL BUILDING FOOTPRINT.....77,131 SF  
**LOT COVERAGE PROVIDED: 32.79%**

**OPEN SPACE CALCULATIONS:**  
NET LOT AREA.....5.40 NET ACRES (235,224 SF)  
REQUIRED(22% OF LOT AREA).....+/-1.18 ACRES (51,749 SF)  
PROVIDED(35.44% OF LOT AREA).....+/-1.91 ACRES (83,368 SF)

NO. 16-3002-00  
**WORLDMARK**  
**by WYNDHAM**  
*Worldmark*  
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DEVELOPMENT REVIEW  
SUBMITTAL PHASE



OVERALL SITE  
PLAN

A1.0