

Simulations
Photos
All Graphics (no plans)

49-DR-2018

11/02/2018



DRB-16.1

Photo Exhibit - 1 of 7



Allen + Philp Partners

architects • interiors

7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

HYATT SCOTTSDALE

Date: 11/02/18

Drawn By: AW

Project Number: AP1716

Reviewed By: MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



Allen + Philp Partners
 architects • interiors
 7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

DRB-16.2
Photo Exhibit - 2 of 7

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By: AW

Reviewed By: MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



1.



2.



3.



4.



Allen + Philp Partners
architects • interiors
7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

DRB-16.3
Photo Exhibit - 3 of 7

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By:

Reviewed By:

AW

MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



1.



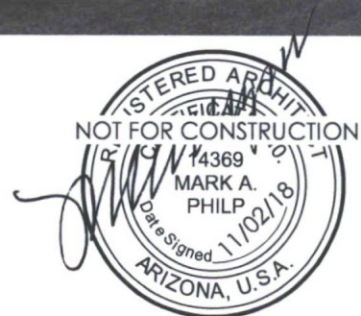
2.



3.



4.



Allen + Philp Partners
architects • interiors
7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

DRB-16.4
Photo Exhibit - 4 of 7

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By:

Reviewed By:

AW

MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



1.



2.



3.



4.



Allen + Philp Partners
architects • interiors
7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

DRB-16.5
Photo Exhibit - 5 of 7

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By:

AW

Reviewed By:

MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



1.



2.



3.



4.



Allen + Philp Partners
architects • interiors
7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

DRB-16.6
Photo Exhibit - 6 of 7

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By: AW

Reviewed By: MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



1.



3.



4.

DRB-16.7

Photo Exhibit - 7 of 7



Allen + Philp Partners
architects • interiors

7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

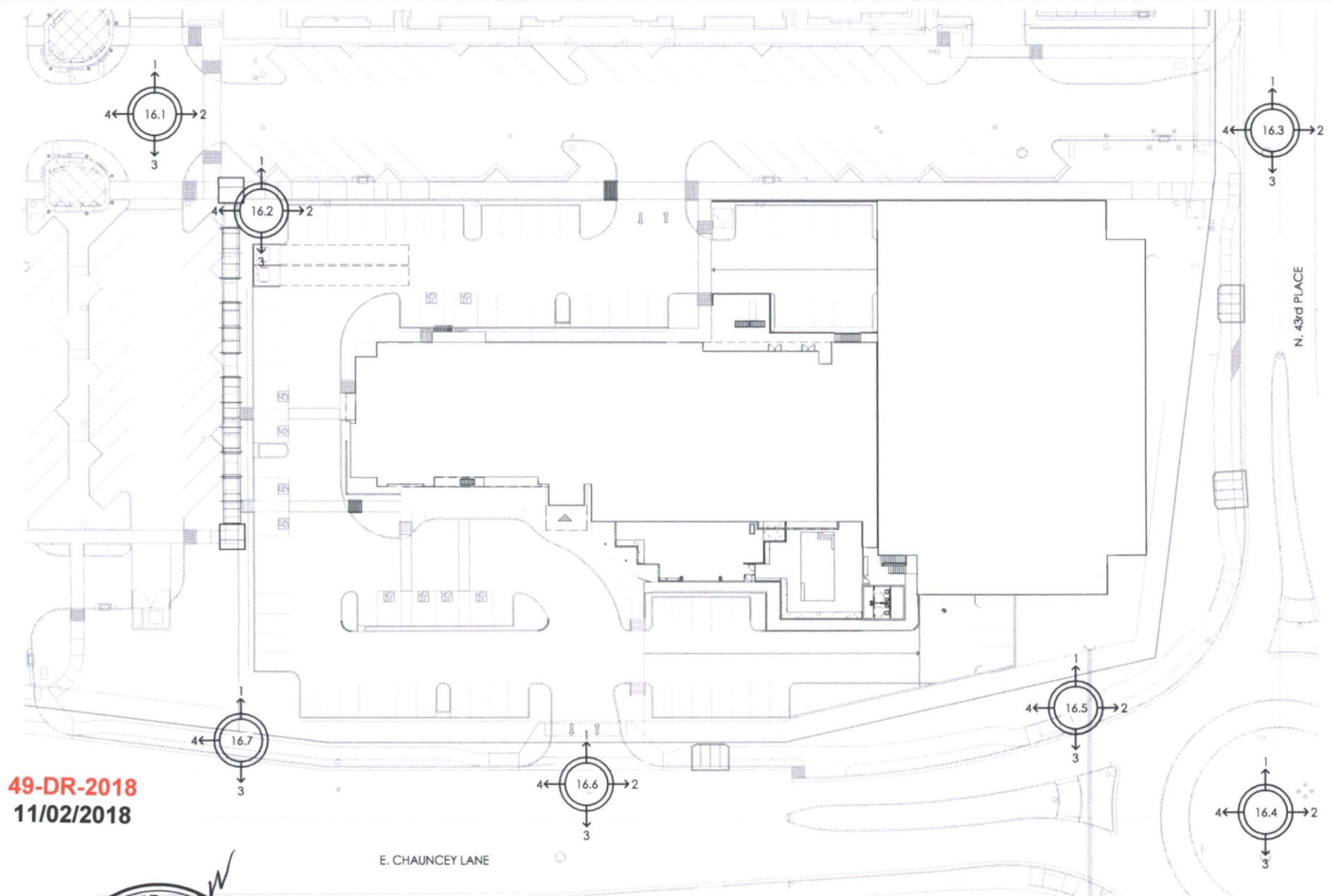
Drawn By:

Reviewed By:

AW

MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC



49-DR-2018
11/02/2018



Allen + Philp Partners
 architects • interiors
 7154 East Stetson Drive | 4th Floor | Scottsdale, AZ 85251 | 480.990.2800 | allenphilp.com

Photo Exhibit of Existing Conditions - Plan

DRB-16.0

HYATT SCOTTSDALE

Date: 11/02/18

Project Number: AP1716

Drawn By:

AW

Reviewed By:

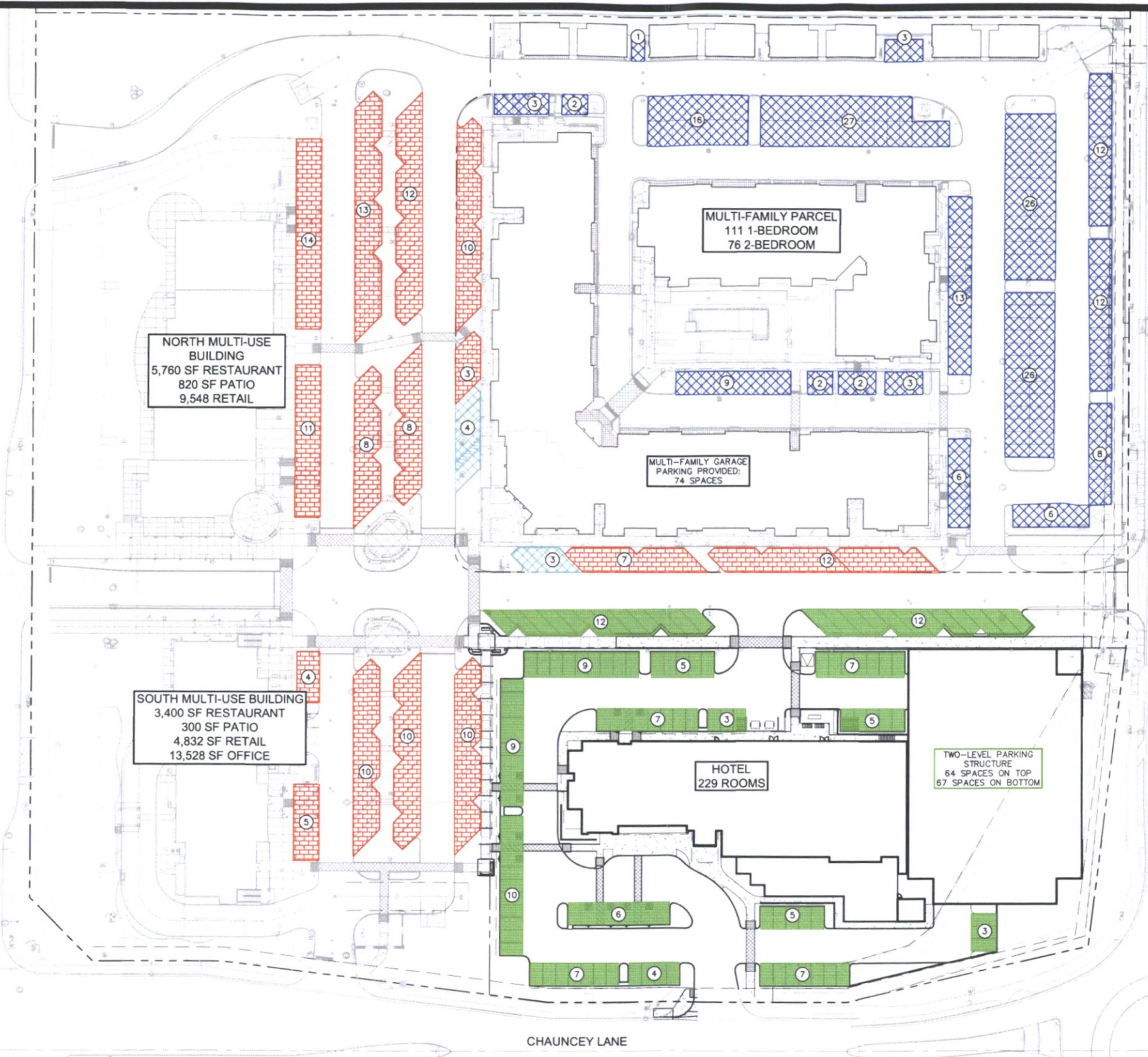
MJK

© 2018 copyright ALLEN + PHILP ARCHITECTS PC

K:\VPH\GVA\091804004 - Chauncey Hyatt\CADD\Exhibits\2019-01-10 Parking - Shared Analysis.dwg Jan 22, 2019 traver jones

49-DR-2018
01/23/2019

SCOTTSDALE ROAD



PEAK PARKING PER TABLE 9.103.A

		SHARED PARKING USAGE	SHARED PARKING REQUIREMENT
MULTI-FAMILY PARCEL:			
111 1-BEDROOM UNITS, 1.3*111	145 SPACES		
76 2-BEDROOM UNITS, 1.7*76	130 SPACES		
TOTAL MULTI-FAMILY PARKING	275 SPACES	85%	234 SPACES
SURPLUS MULTI-FAMILY PARKING			
MULTI-USE BUILDINGS:			
9,160 SF RESTAURANT, 1 SPACE PER 120 SF	77 SPACES	100%	77 SPACES
1,120 SF PATIO, 1 SPACE PER 350 SF	4 SPACES	100%	4 SPACES
13,528 SF OFFICE, 1 SPACE PER 300 SF	46 SPACES	5%	2 SPACES
14,380 SF RETAIL, 1 SPACE PER 250 SF	58 SPACES	80%	46 SPACES
HOTEL PARCEL:			
229 ROOMS, 1.0 SPACES PER ROOM	229 SPACES	90%	207 SPACES
TOTAL SHARED PARKING REQUIREMENT:			
594 SPACES			

PARKING REQUIRED BY CODE: 680 SPACES
PARKING REQUIRED BY SHARED PARKING: 594 SPACES
REDUCTION FOR SHARED PARKING: 86 SPACES (12.65%)

- HOTEL PARKING (242 SPACES)
- MULTI-FAMILY PARKING (251 SPACES)
- MULTI-FAMILY FUTURE RESIDENT PARKING (7 SPACES)
- MULTI-USE PARCEL PARKING (137 SPACES)

PARKING PROVIDED

MULTI-FAMILY PARCEL:	
GARAGE PARKING:	74 SPACES
SURFACE GATED:	177 SPACES
TOTAL MULTI-FAMILY PROVIDED:	251 SPACES
MULTI-USE PARCEL:	
SURFACE PARKING:	168 SPACES
HOTEL PARCEL:	
SURFACE PARKING:	111 SPACES
UPPER LEVEL GARAGE:	64 SPACES
LOWER LEVEL GARAGE:	67 SPACES
TOTAL HOTEL PARKING PROVIDED:	242 SPACES

Schedule of Shared Parking Calculations, per Table 9.104.A of COS Zoning Ordinance										
Spaces Req'd per Table 9.103.A	Weekdays						Weekends			
	12 am-7 am	7 am-6 pm	6 pm-12 am	12 am-7 am	7 am-6 pm	6 pm-12 am	7 am-6 pm	6 pm-12 am	7 am-6 pm	6 pm-12 am
Office	46	5%	2	100%	46	5%	2	0%	0	60%
Retail	58	0%	0	100%	58	80%	46	0%	0	60%
Residential	275	100%	275	55%	151	85%	234	100%	275	65%
Surplus Residential*					107		24		79	
Restaurant	77	50%	39	70%	54	100%	77	45%	35	70%
Restaurant (Patio)	4	50%	2	70%	3	100%	4	45%	2	70%
Hotel	229	100%	229	65%	149	90%	207	100%	229	65%
Total			547		567		594		540	

- NOTES:
1. PARKING DEMANDS ARE BASED ON THE HIGHEST DEMAND PERIOD OF "WEEKDAYS, 6 PM-12 AM".
 2. SHARED PARKING REDUCTION REPRESENTS A REDUCTION OF 4.26% COMPARED TO THE SPACES REQUIRED PER CODE.
 3. SURPLUS RESIDENTIAL SPACES ARE PARKING SPACES THAT ARE LOCATED BEHIND THE GATES TO THE MULTI-FAMILY DEVELOPMENT AND ARE THEREFORE INACCESSIBLE TO OTHER USERS.



GRAPHIC SCALE IN FEET
0 20 40 80

SITE PLAN - SHARED PARKING ANALYSIS
DRB-23.1

Kimley»Horn

49-DR-2018
03/08/2019

HYATT SCOTTSDALE

SOUTH FACADE - IN/OUT SURFACES

TOTAL SF	-	21,912 SF	
IN	-	12,784 SF	(58%)
OUT	-	9,128 SF	(42%)



SOUTH FACADE - GLAZED/ SOLID SURFACES

TOTAL SF	-	21,912 SF	
SOLID	-	15,582 SF	(71%)
GLAZE	-	6,330 SF	(29%)



NUM	ISSUE TITLE	DATE
-----	-------------	------

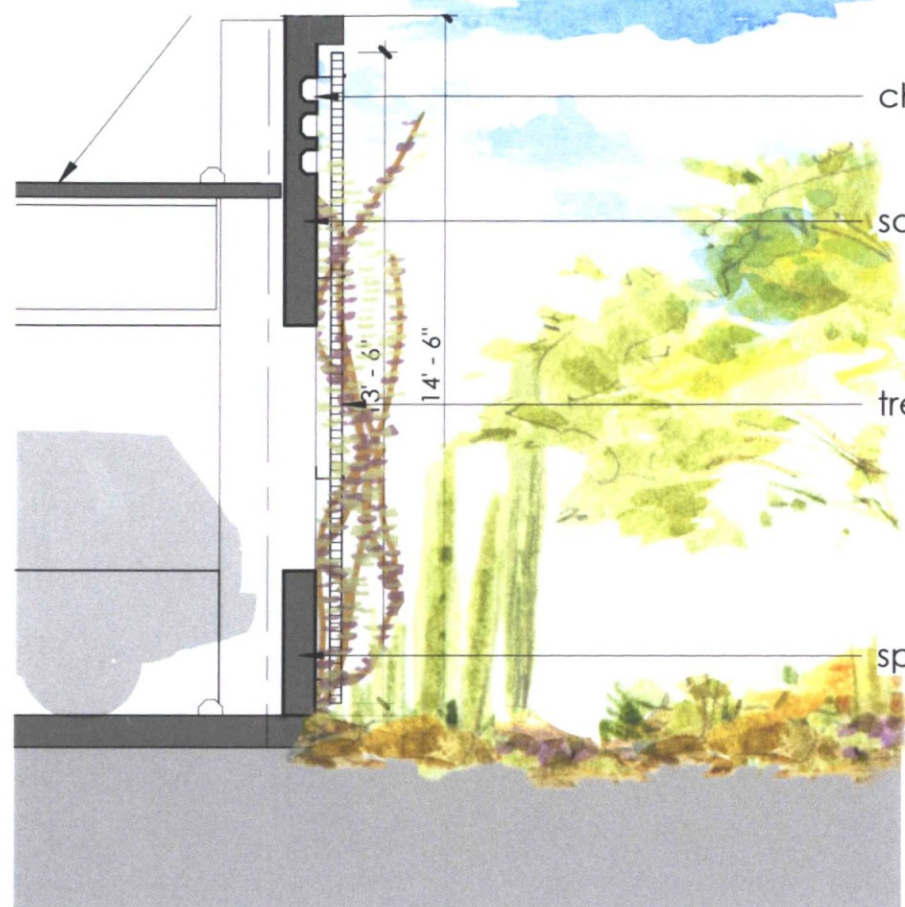
Exterior Elevation - South Study

Sheet Issue Date:	03/08/19
Project Number:	AP1716
Checked By:	Checker
Drawn By:	Author

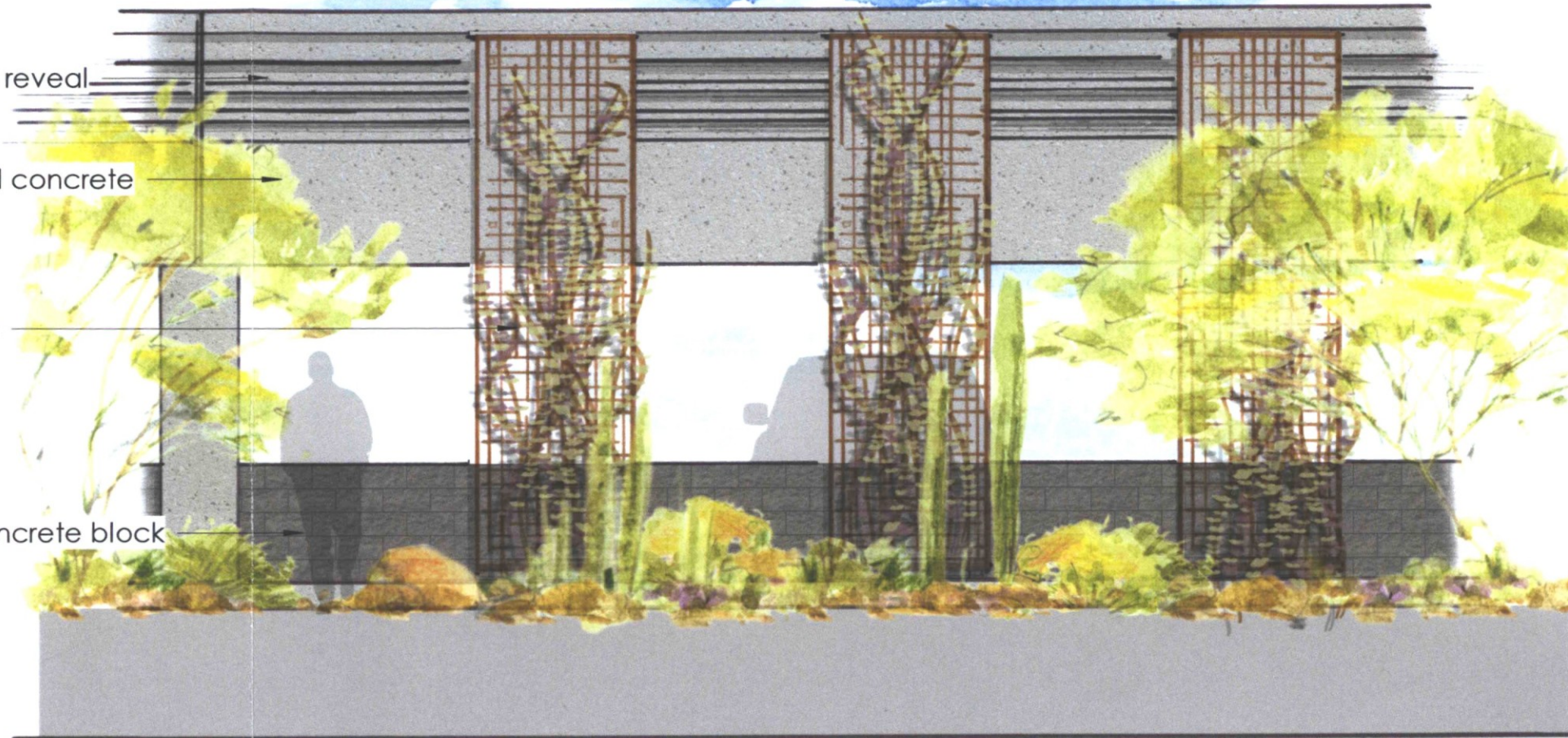
NOT FOR CONSTRUCTION

Exhibit

© 2018 ALLEN + PHILP ARCHITECTS, PC



1 Section at East Wall 1/4" Scale
SCALE: 1/4" = 1'-0"



2 Elevation at East Wall 1/4" Scale
SCALE: 1/4" = 1'-0"

49-DR-2018
03/08/2019

East Wall - Garage

Exhibit