



CITY OF SURPRISE
Planning and Zoning Commission Agenda
16000 N. Civic Center Plaza
Surprise, AZ 85374

Thursday, July 23, 2015 @ 6:00 PM
 COUNCIL CHAMBERS

* [Back](#) [Print](#)

CALL TO ORDER.

- A. Roll Call
- B. Pledge of Allegiance
- C. Current Events and Reports – Pursuant to A.R.S. §38-431.02(k) the chief administrator, presiding officer or a member of a public body may present a brief summary of current events without listing in the agenda the specific matters to be summarized, provided that 1) The summary is listed on the agenda; and 2) The public body does not propose, discuss, deliberate or take legal action at that meeting on any matter in the summary unless the specific matter is properly noticed for legal action.
- D. Staff Reports

Planning and Zoning Commission Agenda:

CALL TO THE PUBLIC:

INSTRUCTIONS: In order to address the Board\Commission, you will need to fill out a Call to the Public Form available at the front counter, and then turn it in to the Secretary before the meeting begins.

Note: A.R.S. 38-431.01(H) - During this time members of the public may address the Board\Commission on any item not on the agenda. At the conclusion of the open call, the Board\Commission may respond to criticism, may ask staff to review the matter or may ask that the matter be put on a future agenda. No discussion or action shall take place on any item raised.

- E. Approval of items on the Consent Agenda – all items with an asterisk (*) are considered to be routine matters and will be enacted by one motion and one roll call vote to the Board\Commission. There will be no separate discussion on these items unless a board member or commissioner requests, in which event the item will be removed from the consent agenda and considered in its normal sequence on the agenda.

CONSENT AGENDA:

REGULAR AGENDA ITEM - NON-PUBLIC HEARING:

STAFF
RECOMMENDATION/

ITEM #	DISTRICT #	ITEM DESCRIPTION
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PRESENTED BY

- #1 District Internal Consideration and action on the June 4, 2015 Planning and Zoning Commission minutes. Approve
Heather
Donaldson,
Community
Development
- #2 District 5 Consideration and action item regarding a Major Site Plan Amendment for Sun West Federal Credit Union located on the southeast corner of Parkview Place and Bell Road. Approve
Robert Kuhfuss,
Community
Development
- OTHER BUSINESS:**
- #3 District Internal Discussion pertaining to future agenda items. No Action
Eric Fitzer,
Community
Development

ADJOURNMENT:

SHERRY ANN AGUILAR, CITY CLERK, CMC

POSTED: July 14, 2015 at 3: 10 PM

SPECIAL NOTE: PERSONS WITH SPECIAL ACCESSIBILITY NEEDS, INCLUDING LARGE PRINT MATERIALS OR INTERPRETER, SHOULD CONTACT THE CITY CLERK'S OFFICE @ 623.222.1200 OR TTY 623.222.1002, BY NO LATER THAN 24 HOURS IN ADVANCE OF THE REGULAR SCHEDULED MEETING TIME.



CITY OF SURPRISE
Planning and Zoning Commission

July 23, 2015 @ 6:00:00 PM

Back Print

Board Meeting Date:	July 23, 2015	Contact Person:	Heather Donaldson, Community Development
Submitting Department:	CD Boards and Commissions	District:	Internal
Staff Recommendations:	Approve		

Consent	Regular	x	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action on the June 4, 2015 Planning and Zoning Commission minutes.

Motion:

I move to approve the June 4, 2015 Planning and Zoning Commission minutes.

Background:

Financial Impact Statement:

No Financial Impact

ATTACHMENTS:

Click to download

☐ [6-4-15 P&Z Commission Meeting Minutes](#)

External Attachment Links:

Meeting Requirements:

Powerpoint	x	Video	White Board	Other	x
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Presentation Speaker Names (spelling and titles for TV captions):

**CITY OF SURPRISE
PLANNING AND ZONING COMMISSION**

MEETING MINUTES

June 4, 2015 / 6:00 PM

**COUNCIL CHAMBERS
16000 North Civic Center Plaza
Surprise, AZ 85374**

CALL TO ORDER.

Chair Steve Somers called the Planning and Zoning Commission Meeting to order at 6 p.m. at Surprise City Hall, 16000 North Civic Center Plaza, Surprise, Arizona 85374, on Thursday, June 4, 2015.

A. ROLL CALL

In attendance were Chair Somers, Vice Chair Ken Chapman and Commissioners Dennis Smith, Peter Pervi, Matthew Bieniek, Jerry Hoyler and Matthew Keating.

STAFF PRESENT:

Community Development Director Eric Fitzer, Deputy City Attorney Donna Bronski, Long Range Planning Manager Lloyd Abrams, Planner Sergio Angulo, Planner Jackie Keller, Planner Joshua Mike, and Project Coordinator Deb Perry.

COUNCIL MEMBERS PRESENT:

None

B. PLEDGE OF ALLEGIANCE

C. CURRENT EVENTS REPORT

D. STAFF REPORT

Community Development Director, Eric Fitzer, advised the Commission that the June 18th Planning and Zoning Commission meeting will be cancelled due to lack of agenda items.

CALL TO THE PUBLIC:

None

CONSENT AGENDA:

No Items

REGULAR AGENDA ITEMS NOT REQUIRING A PUBLIC HEARING:

Item 1 – INTERNAL – Consideration and action on the April 16, 2015 Planning and Zoning Commission minutes.

Vice Chair Chapman made a motion to approve the Planning and Zoning Commission Minutes for April 16, 2015. Commissioner Smith seconded the motion. The motion passed with 5 yes votes, 1 no vote (Pervi, and 1 abstain (Bieniek).

Item 2 – DISTRICT 5 – Consideration and action regarding a Major Site Plan for Urgent Care Extra located on the south side of Bell Road, west side of Reems Road, within the Mountain Vista Ranch PAD.

Sergio Angulo, Planner I, presented the project to the Commission. Staff recommends approval of the site plan for Urgent Care Extra subject to Condition 'a' of the staff report.

Representing the applicant, Scott Hensey with Cobalt Group, advised Commission that the hours of operation would be 9:00 a.m. to 9:00 p.m. with the possibility of 9:00 a.m. to 10:00 p.m. during the winter months and flu season.

Commissioner Bieniek made a motion to approve a major site plan for Urgent Care Extra subject to staff recommended stipulation 'A' as listed in the staff report. Commissioner Keating seconded the motion. The motion passed with 7 yes votes.

REGULAR AGENDA ITEMS REQUIRING A PUBLIC HEARING:

No Items

OTHER BUSINESS:

Item 3 – INTERNAL - Discussion for future agenda items.

None

Chair Somers thanked Matthew Bieniek for his years of service on the Commission.

ADJOURNMENT:

Hearing no further business, Chair Somers adjourned the Planning and Zoning Commission meeting at 6:12 p.m.

Eric Fitzer
Community Development Director

Steve Somers, Chair
Planning and Zoning Commission

The foregoing instrument is a full, true and correct copy of the original document on file in the office of the City Clerk, City of Surprise, Arizona.

ATTEST BY: _____
Deb Perry, for Commission Secretary

DATE: _____



CITY OF SURPRISE
Planning and Zoning Commission

July 23, 2015 @ 6:00:00 PM

Back Print

Board Meeting Date:	July 23, 2015	Contact Person:	Robert Kuhfuss, Community Development
Submitting Department:	CD Boards and Commissions	District:	5
Staff Recommendations:	Approve		

Consent	Regular	x	Public Hearing	Report/Discussion
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Agenda Wording:

Consideration and action item regarding a Major Site Plan Amendment for Sun West Federal Credit Union located on the southeast corner of Parkview Place and Bell Road.

Motion:

I move to approve a Major Site Plan Amendment for Sun West Federal Credit Union based on staff's recommended stipulations 'a' through 'f' as listed in the Staff Report.

Background:

Tim O'Dowd, on behalf of Sun West Federal Credit Union, submitted a request for a Major Site Plan Amendment relating to a currently vacant property located within Stadium Village.

Financial Impact Statement:

All activity related to ongoing development in the City of Surprise has an economic and fiscal impact on the city and the region.

ATTACHMENTS:

Click to download

- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 00 - Staff Report](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 01 - Vicinity Map](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 02 - Case Map](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 03 - Site Plan](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 04 - Landscape Plan \(B&W version\)](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 05 - Landscape Plan \(color version\)](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 06 - Lighting Photometric Plan](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 07 - Subject Elevations \(B&W version\)](#)

- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 08 - Subject Elevations \(Color Version\)](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 09 - 3D Color Renderings](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 10 - Sign Package \(Color Version\)](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 11 - SP05-355 Shoppes at Stadium Village Elevations \(color\)](#)
- ☐ [FS14-466 - Sun West Federal Credit Union Major Site Plan Amendment - 12 - SP05-355 Shops at Stadium Village Color and Material Palette](#)
- ☐ [FS14-466 – Sun West Federal Credit Union Major Site Plan Amendment – 13 - PowerPoint presentation](#)

External Attachment Links:

Meeting Requirements:

Powerpoint x Video White Board Other x

Presentation Speaker Names (spelling and titles for TV captions):

Robert Kuhfuss, Planner II

Eric Fitzer, Director

SITE PLAN AMENDMENT

REPORT TO THE PLANNING AND ZONING COMMISSION

Case: FS14-466

Project Name: Sun West Federal Credit Union

Council District: 5

Meeting Date: July 23, 2015

Planner: Robert H. Kuhfuss, AICP

Owner: Sun West Federal Credit Union

Applicant: Tim O'Dowd of Smith Group, JRR

Request: Major Site Plan Amendment to allow a new banking (credit union) facility in the Stadium Village portion of The Orchards PAD

Site Location: Southeast corner of Bell Road and Parkview Place

Site Size: 1.08 acres (approx.)

Density: N/A

General Plan Conformance: The proposal is consistent with the Surprise General Plan 2035

Support/Opposition: None known

Staff Recommendation: **Approve** subject to stipulations 'a' through 'f'

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41

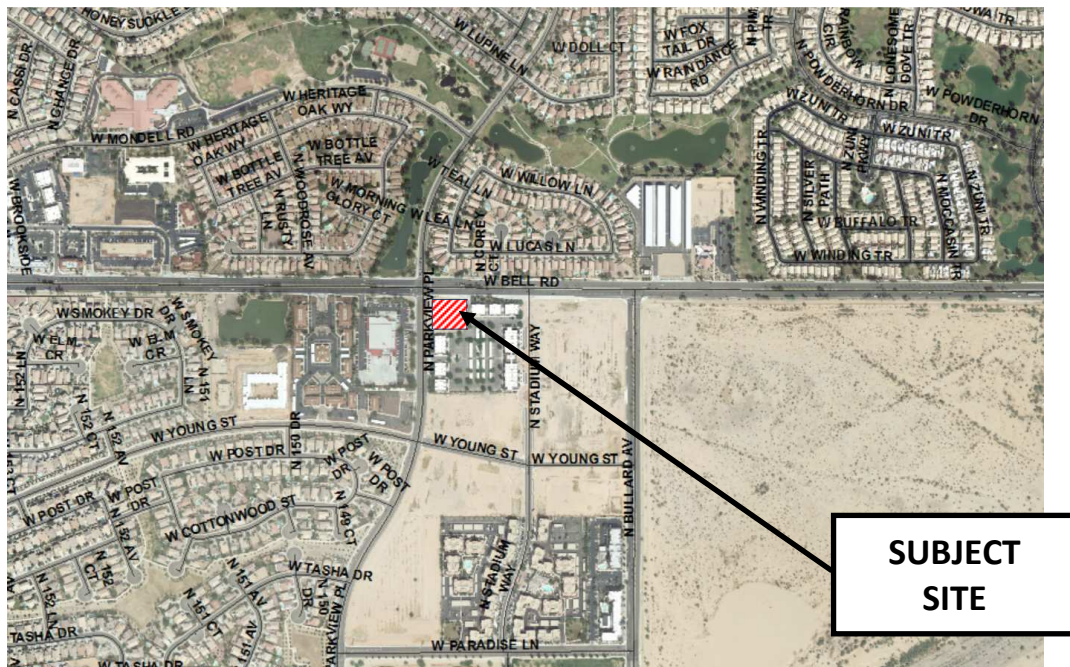
42 Tim O'Dowd of Smith Group JRR, on behalf of Sun West Federal Credit Union, requests a Major Site
43 Plan Amendment to allow a new banking (credit union) facility on a vacant parcel located within the
44 Stadium Village portion of The Orchards PAD. The site is located on the southeast corner of Bell
45 Road and Parkview Place on approximately 1.08 acres. The proposed site plan amendment is
46 generally consistent with The Orchards PAD and the Stadium Village Master Site Plan: however,
47 access from Parkview Place does not meet the requirements set forth under the City's Access
48 Management Plan (AMP) and Engineering Design Standards (EDS). The access issue will be
49 discussed in detail in the Analysis and Discussion section of this report.

51
52

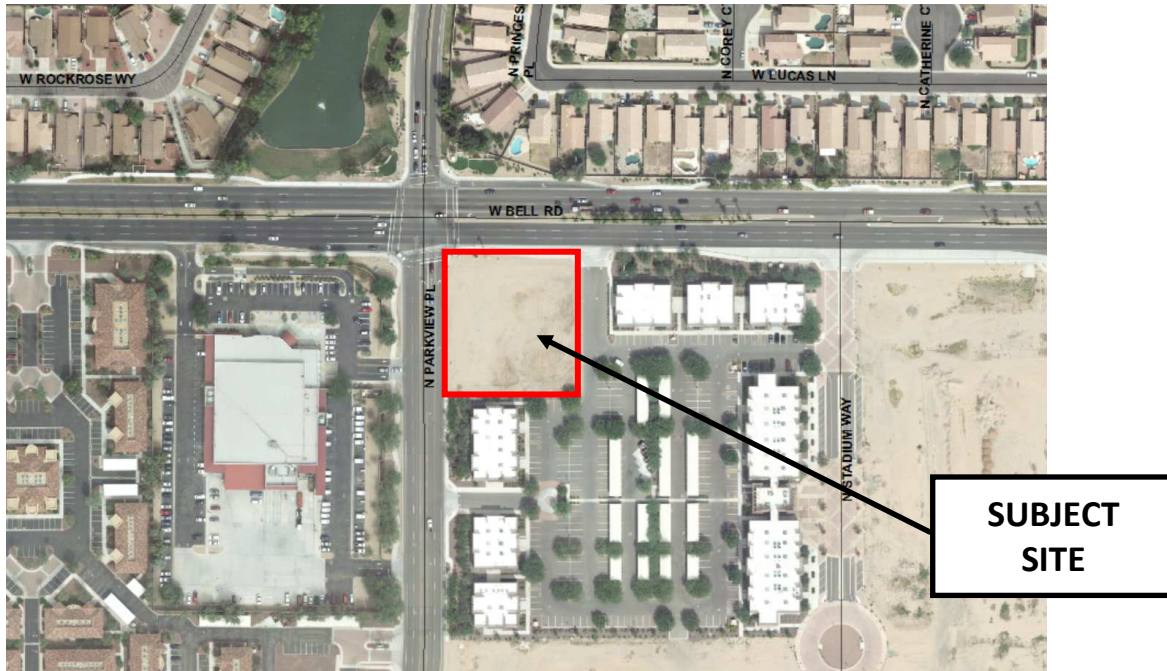
53 The following is a graphical representation of the zoning of the subject property and its surrounds.

Open Space Kingswood Parke Parcel 16 (Brookside Crossing)	Residential Kingswood Parke Parcel 17 (Brookside Crossing)	Residential Kingswood Parke Parcel 17 (Brookside Crossing)
Commercial U.S. Post Office (The Orchards)	Mixed Use Sun West Federal Credit Union (Proposed) (The Orchards)	Mixed Use Shea Commercial (The Orchards)
Commercial U.S. Post Office (The Orchards)	Mixed Use Shea Commercial (The Orchards)	Mixed Use Shea Commercial (The Orchards)

54 The following aerial photograph depicts the subject property and its surrounds:



55 The following aerial photograph depicts the subject property and the immediate area:



56 **BACKGROUND:**

57
58 **September 11, 1997:** The City Council approved the original PAD for The Orchards under case
59 PAD96-102, Ordinance #97-20.

60
61 **June 18, 1999:** Staff approved a Minor Amendment to The Orchards PAD relating to certain rights-
62 of-way under case PADA99-050.

63
64 **February 1, 2000:** Staff approved a Minor Amendment to The Orchards PAD relating to certain
65 rights-of-way as well as certain residential setbacks under case PADA00-007.

66
67 **May 7, 2002:** The City Council approved a Major Amendment to The Orchards PAD under case
68 PADA02-119. This Amendment served to change the land use designation of the subject property
69 from Single-Family to Mixed Use.

70
71 **March 21, 2006:** The Planning and Zoning Commission approved a Major Site Plan for Stadium
72 Village under case SP05-355, which included the subject property.

73
74 **May 21, 2008:** Staff approved a Minor Amendment to The Orchards PAD, which served to refine
75 the permitted land uses for a portion of the PAD unrelated to the subject property, under case
76 PADA08-056.

77

September 25, 2014: Staff met with the applicant to discuss the proposed credit union facility during a regularly scheduled Concept Review meeting under CR14-132.

December 15, 2014: The applicant filed a request for a Major Site Plan Amendment to allow a banking facility on the subject property under case FS14-466, the subject case.

January 27, 2015: Staff issued 1st review comments.

January 21, 2015: Staff met with the applicant during a follow up meeting to discuss comments issued at first review.

January 29, 2015: Staff met with the applicant during a second follow up meeting to further discuss comments issued at first review.

May 21, 2015: The applicant filed their 2nd submittal for the subject case.

June 18, 2015: The applicant filed their 3rd submittal for the subject case.

July 2, 2015: The applicant filed their 4th submittal for the subject case.

July 7, 2015: The applicant filed the missing items needed to stay on track for the July 23, 2015 Planning and Zoning Commission date.

CITIZEN OUTREACH: None required.

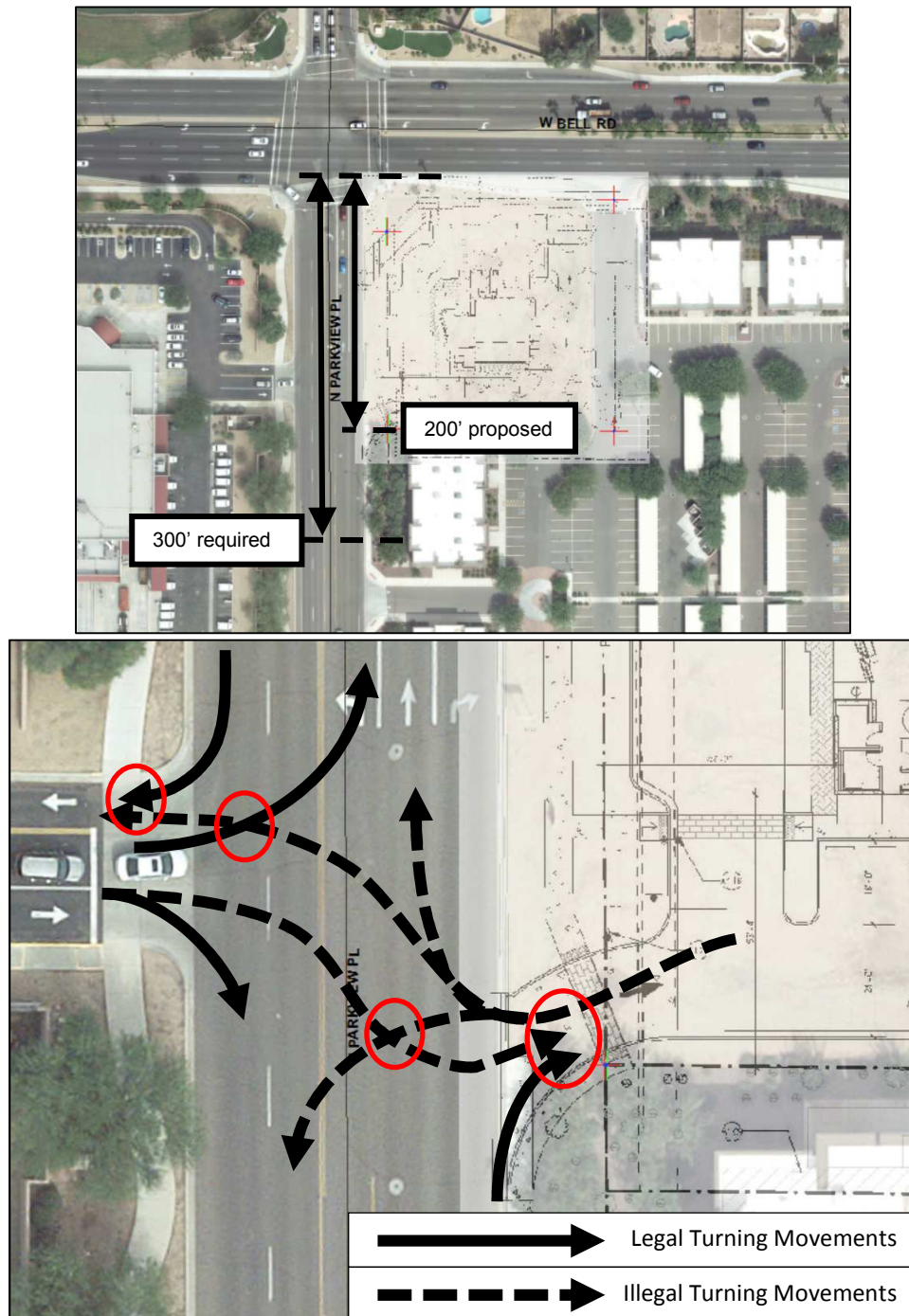
ANALYSIS AND DISCUSSION:

The applicant proposes an approximately 5,000 square-foot single-story building, which will be generally centered on the site. Primary access to the site will be from Bell Road via a private drive with shared access to the adjacent office complex that bounds the site on the south and east. This drive will lead to two points of direct access to the site. An internal circulation aisle will surround the building on three sides with on-site parking to the north and south sides of the building. A small pull-out area will be located along the west to accommodate temporary large vehicle/RV staging. Three drive-through bays will be located on the east side of the building, while a trash enclosure will be located in the southeast corner of the site. The site plan is included as both an attachment and an enclosure to this report.

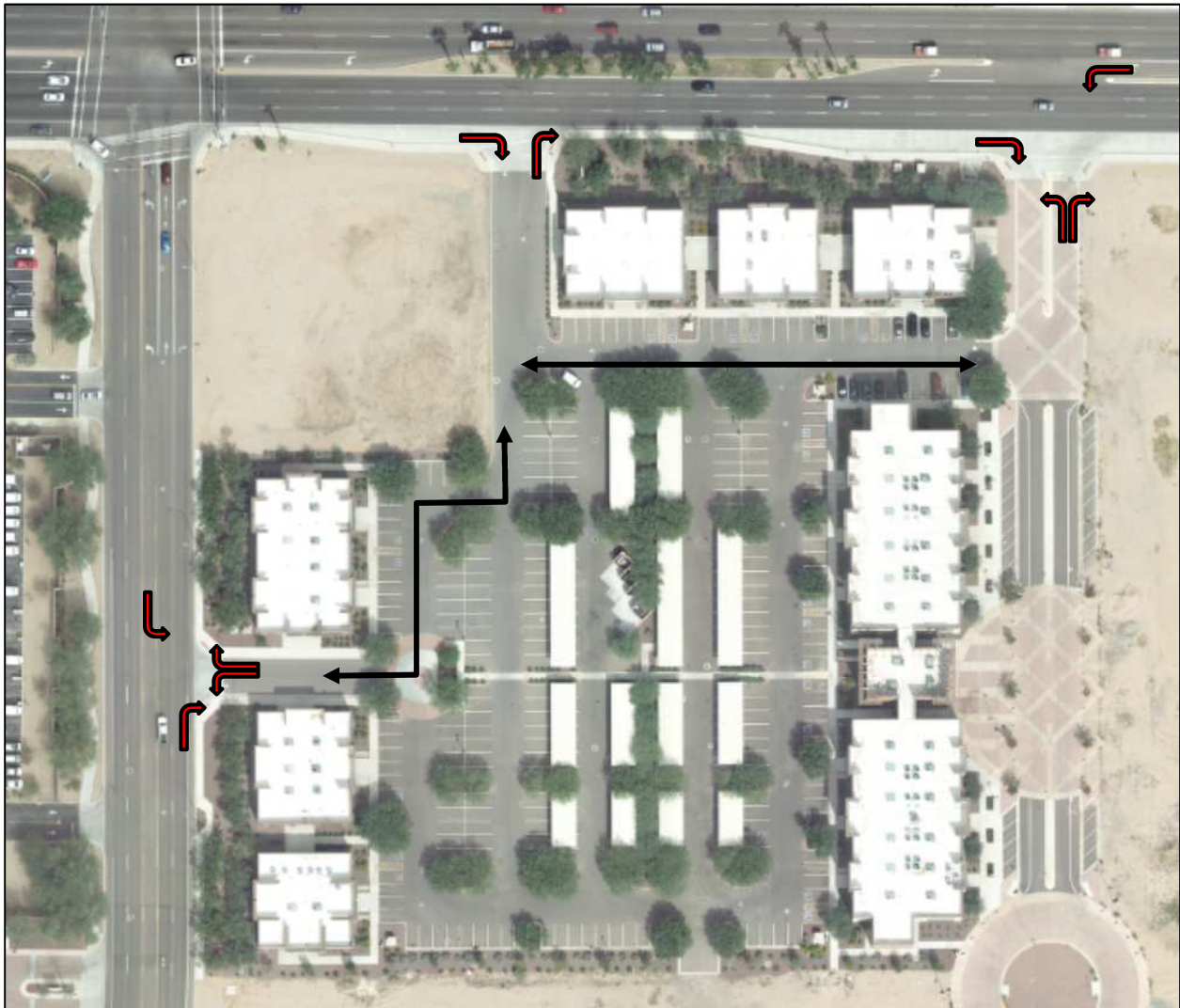
The applicant also proposes a third right-in only access from Parkview Place; however, staff has concerns over the location of this access point relative to Bell Road in that Surprise Engineering Design Standard 3-08 requires not less than 300 feet between a driveway and an arterial intersection. As proposed, this distance is only 200 feet. Further, staff is concerned over the proximity of the proposed Parkview access relative to existing driveway serving the post office

120 across the street. Staff's preference is to eliminate the Parkview access point altogether, but is
121 willing to acquiesce to allow right-in only.

122 The following two images superimpose the site plan onto an aerial photo. The first image
123 shows the relative distance between the proposed driveway and the Bell Road intersection,
124 while the second image shows potential traffic conflicts created by that configuration.



Staff notes that the existing site plan associated with Stadium Village anticipates no access onto Parkview Place at that location. The subject site does, however, enjoy cross-access with the adjacent office complex, which provides access to a driveway located on Parkview Place approximately 100 feet south of the proposed location. This existing drive provides full turning movements to and from Parkview Place. Similarly, cross-access with the neighboring office complex leads to Stadium Drive to the east, which allows full turning movements to and from Bell Road.



While staff is willing to acquiesce on the Parkview access issue, that should not be seen as a tacit approval of that configuration for an indefinite period of time. If this applicant elects to not initiate construction of this site as proposed within a reasonable period of time, staff reserves the right to send this proposal back to the Planning and Zoning Commission for possible revocation. This is covered under proposed stipulation "e".

Architecture:

The currently approved Stadium Village Master Site Plan includes the following colored elevations, and associated color and material palette, which generally consists of muted earth-tone colors and a variety of textures in what could be considered southwestern architecture. These are generally representative of the existing commercial development located immediately to the east of the subject property and set the context for the subject site. These exhibits are included as an attachment to this report.



Originally, the applicant for the subject case proposed somewhat contemporary building utilizing a color and material palette inconsistent with the approved Stadium Village Master Site Plan. The applicant since revised the color and material palette to include muted earth-tone colors accented by ground-face dark grey CMU and copper panels. Staff believes this is much more in keeping with the character of the area and the currently approved plans. The following excerpt from the color elevations depicts the architecture of the proposed building. The proposed elevations are included as both an attachment and an enclosure to this report, as are a number of full-color 3-D computer renderings.



Landscape Plan:

The site will be well landscaped using a plant palette consistent with The Orchards PAD and Stadium Village. In addition, the applicant proposes a small screen wall adjacent to Bell Road and Parkview Place, which will serve to screen the parking area from view. Staff is satisfied with the proposed landscaping. The landscape plans are included as both an attachment and enclosure to this report.

Signage:

The applicant proposes wall signs that will include Sun West and logo to be located on the north and west elevations. The applicant also proposes a monument sign to be located along the Bell Road frontage in addition to direction signage in three additional locations. These are depicted in the Sign Package included as an attachment to this report. Though not depicted in the Sign Package, additional traffic control signs will be included to direct internal vehicular traffic away from the Parkview Place access point. The sign package is included as an attachment to this report.

The Orchards PAD also included a requirement for an entry monument to be located at the southeast corner of Bell Road and Parkview Place; however, the subsequent Stadium Village approval deleted that requirement. Staff is therefore comfortable with the applicant not including that monument in the site design.

Pedestrian Connectivity:

The Orchards PAD and the subsequent Stadium Village emphasized pedestrian connectivity. During first review of the subject case, staff requested certain enhancements to the site design to better provide for that connectivity. These included a pedestrian walk leading from the intersection of Bell Road and Parkview Place to the vicinity of the northwest corner of the building, a connection from Parkview Place to the vicinity of the southwest corner of the building, and a connection from the southern property line to the vicinity of the southeast corner of the building. In addition, staff requested the applicant shift the alignment of the city walk along Parkview Place to the east away from the curb line. Conversely, to reduce the likelihood of pedestrian cut-through traffic from the east. Staff requested the applicant include a short masonry wall to the east of the drive-through lanes. The applicant has generally addressed these comments, although the northwestern access point shifted to the east and vegetation was used to deter pedestrian cut-through traffic near the drive-through lanes.

[Continued on following page.]

198 **CONFORMANCE WITH ADOPTED PLANS:**

199
200 **Surprise General Plan 2035:** The Surprise General Plan 2035 designates this site as Low Density
201 Residential at 3-5 DU/Ac. This land use category seeks predominantly single-family development,
202 but also anticipates supporting land uses including neighborhood shops and services. The proposed
203 site plan amendment is consistent with the General Plan in this regard. The General Plan also
204 discusses certain principals of urban design including the creation of community identity, respect
205 for the natural environment and climate, creation of distinctive walkable neighborhoods, quality of
206 life, and sound environmental design techniques. The subject proposal respects these principals.

207
208 **REVIEWING AGENCIES:**

209
210 **Transportation Planning:** Initially, Transportation Planning indicated concerns with the proposed
211 access to and from Parkview Place. The revised configuration largely addressed most of those
212 concerns; however, Transportation Planning reiterates the possibility of traffic conflicts as noted
213 above.

214
215 **Public Works:** Initially, Public Works indicated concerns with the proposed access to and from
216 Parkview Place. The revised configuration largely addressed most of those concerns; however,
217 Public Works reiterates the possibility of traffic conflicts as noted above.

218
219 **Maricopa Water District:** In an email dated January 18, 2015, Maricopa Water District indicated no
220 further action is required.

221
222 **FINDINGS:**

- 223
224
 - The proposal meets the applicable provisions of the Stadium Village Master Site Plan.
 - The proposal meets the applicable provisions of the Surprise Unified Development
 - The proposal does not meet the Engineering Design Standards with respect to site
 - There are no objections to the approval of the proposed development that are not
- 225 Code.
- 226
- 227 access.
- 228
- 229 addressed by the recommended stipulations.
- 230

231
232 **SUMMARY:**

233
234 The proposed amendment to the Stadium Village Master Site Plan is generally consistent with the
235 currently approved site plan, except as it pertains to site access to and from Parkview Place. The
236 Site design and architecture are consistent with the character and intent of Stadium Village, and will
237 allow the owner to express their corporate image. Staff is supportive of the case, subject to the
238 provisions outlined in the recommended stipulations of approval.

241 **RECOMMENDATION:**

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243 Based on the findings above, staff recommends the Commission **approve** case FS14-466 subject
244 to stipulations 'a' through 'f' as follows:
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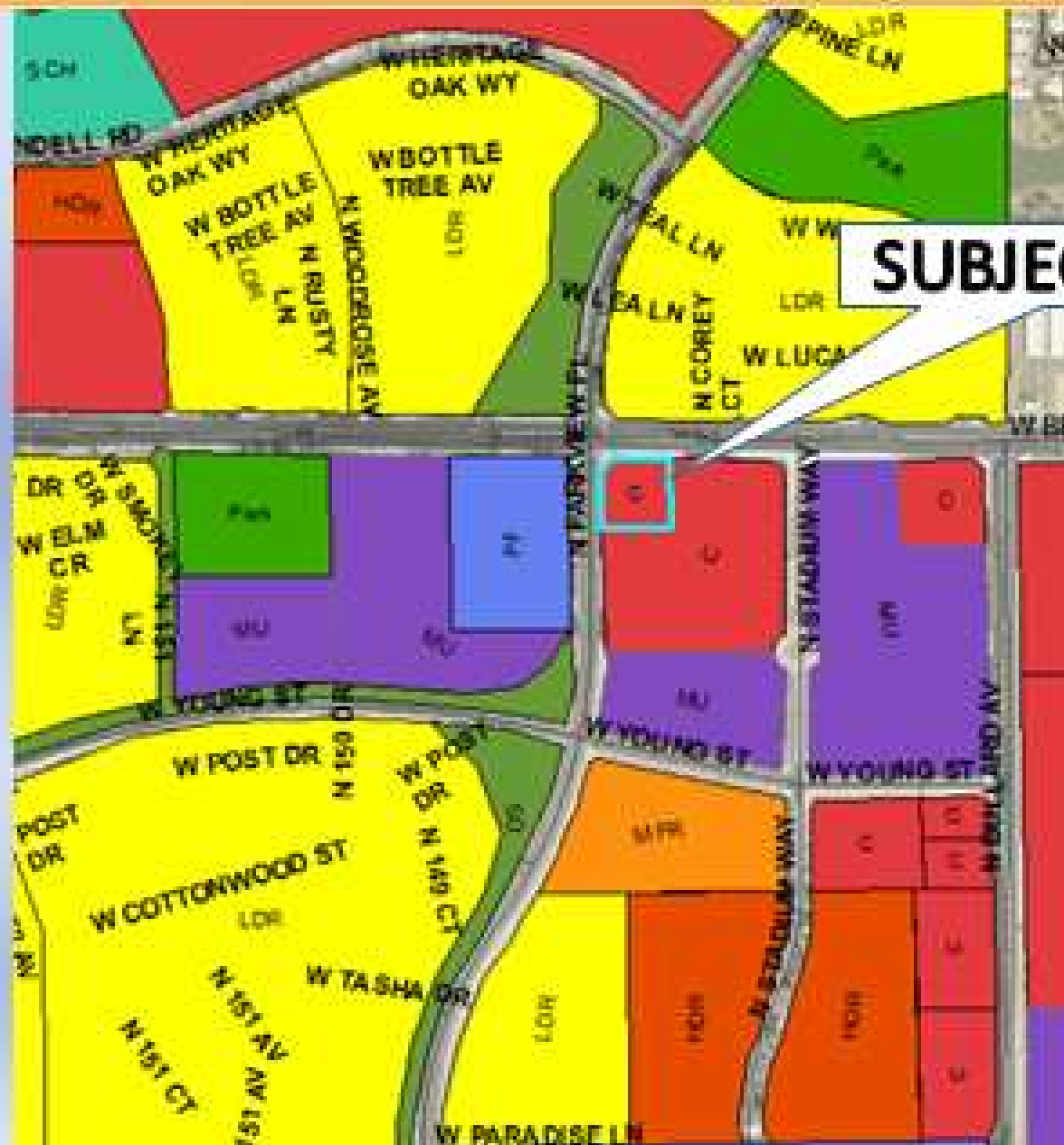
- 246 a. Development and use of the site shall be consistent with the site plan entitled "Sun
247 West Federal Credit Union – Surprise Branch, Architectural Site Plan-Overall",
248 prepared by Smith Group JRR, consisting of one (1) full-size sheet, revised June 18,
249 2015 and stamped received June 18, 2015.
250
- 251 b. Landscaping of the site shall be consistent with the landscape plan entitled "Sun
252 West Federal Credit Union – Surprise Branch, Planting & Hardscape Plan", prepared
253 by Smith Group JRR, consisting of two (2) full-size sheets, revised June 9, 2015 and
254 stamped received June 18, 2015.
255
- 256 c. Outdoor lighting shall be consistent with the site lighting plan entitled "Sun West
257 Federal Credit Union – Surprise Branch, Site Photometrics", prepared by Smith
258 Group JRR, consisting of two (2) full-size sheets, revised June 18, 2015 and stamped
259 received June 18, 2015.
260
- 261 d. Architecture of the physical building shall be consistent with the elevations entitled
262 "Sun West Federal Credit Union – Surprise Branch, Exterior Building Elevations",
263 prepared by Smith Group JRR, consisting of one (1) full size sheet, revised June 18,
264 2015 and stamped received June 18, 2015.
265
- 266 e. Signage shall be consistent with the sign package "Sun West Federal Credit Union,
267 Surprise, AZ" prepared by Bootz & Duke Signs, consisting of five (5) 8-1/2 x 11
268 sheets, revised July 2, 2015 and stamped received July 2, 2015.
269
- 270 f. If a building permit relating to construction of the facility has not been issued within
271 six (6) months of approval of this case by the Planning and Zoning Commission, the
272 Commission may consider rescinding approval of this Site Plan Amendment.
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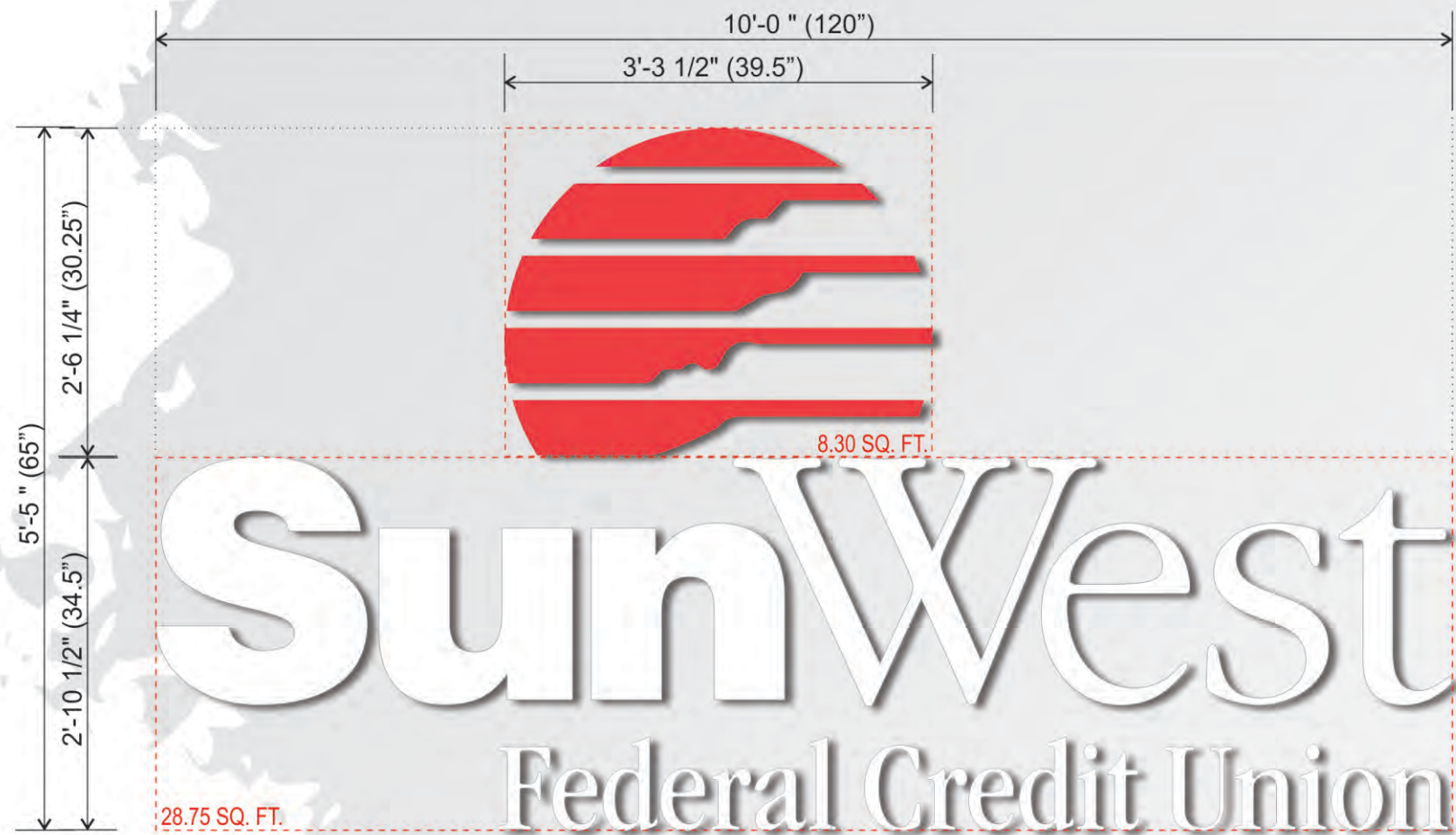
[Continued on following page.]

286 **Attached:**
287
288 01 - Vicinity Map (1 page)
289 02 - Case Map (1 page)
290 03 - Site Plan (8-1/2 x 11, 1 page)
291 04 - Landscape Plan (B&W version, 8-1/2 x 11, 2 pages)
292 05 - Landscape Plan (color version, 8-1/2 x 11, 1 page)
293 06 - Lighting Photometric Plan (8-1/2 x 11, 2 pages)
294 07 - Subject Elevations (B&W version, 8-1/2 x 11, 1 page)
295 08 - Subject Elevations (color version, 8-1/2 x 11, 1 page)
296 09 - Subject 3D Color Renderings (8-1/2 x 11, 6 pages)
297 10 - Sign Package (color version, 8-1/2 x 11, 5 pages)
298 11 - SP05-355 Shops at Stadium Village Elevations (color version, 8-1/2 x 11, 1 page)
299 12 - SP05-355 Shops at Stadium Village Color and Material Palette (8-1/2 x 11, 1 page)
300

301 **Enclosed:**
302
303 Site Plan (24 x 36, 1 sheet)
304 Landscape Plan (color version, 11 x 17, 1 sheet)
305 Subject Elevations (color version, 11 x 17, 1 sheet)
306 3-D Color Renderings (11 x 17, 6 sheets)

SURPRISE
ARIZONA





MANUFACTURE AND INSTALL ONE(1) SET LED ILLUMINATED REVERSE PAN CHANNEL LETTERS AND PAN CHANNEL LOGO
 37.05 SQ. FT. SCALE: 3/4" = 1'-0"

LETTERS:

- .063" CLC RETURNS WITH .090" ALUMINUM FACES PAINTED SATIN WHITE
- 3/16" CLEAR ACRYLIC BACKS CLIP MOUNTED TO THE LETTER RETURNS
- WHITE JT LEDs SPACED AS NECESSARY FOR AMPLE HALO ILLUMINATION WITH REMOTE POWER SUPPLIES PER LED COUNT
- SPACED 1" OFF THE BUILDING FASCIA FOR HALO ILLUMINATION

LOGO:

- .040" BLACK CLC RETURNS 5" DEEP WITH .063" WHITE PREFINISHED ALUMINUM BACKS
- 3/16" ACRYLIC FACES WITH FIRST SURFACES APPLIED RED VINYL AND 3/4" JEWELITE TRIMCAP
- WHITE JT LEDs SPACED AS NECESSARY FOR AMPLE ILLUMINATION WITH REMOTE POWER SUPPLIES PER LED COUNT
- FLUSH TO THE BUILDING FASCIA WITH NECESSARY HARDWARE

All Signs Shall Be Installed In Accordance With N.E.C. Article 600

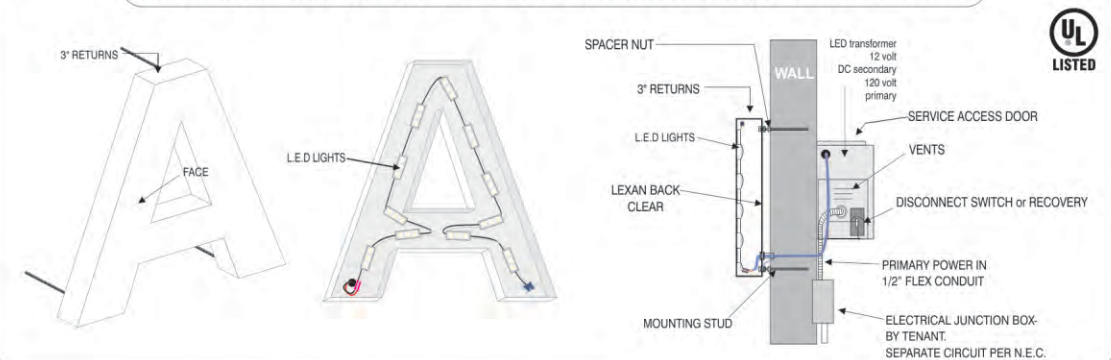
Engineering Specifications

All Signs Fabricated as per
A.S.A. Specifications & 2012 I.B.C.

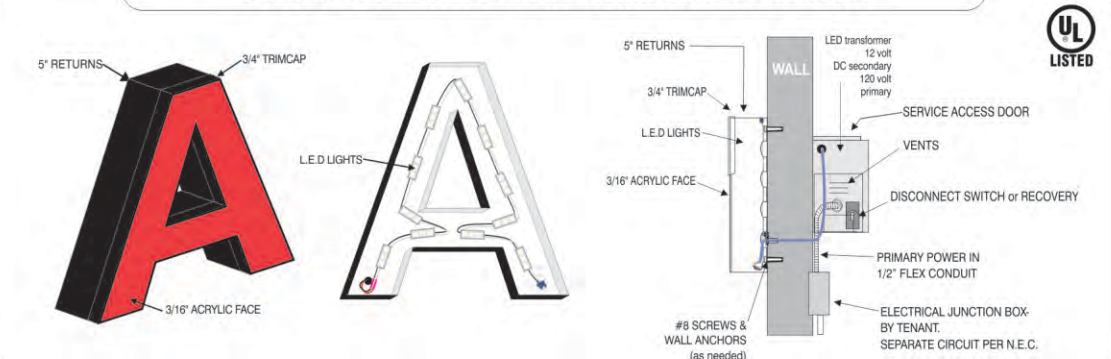
Electrical Specifications

All Signs Fabricated as per
2011 N.E.C. Specifications

LED HALO ILLUMINATED REVERSE PAN CHANNEL LETTERS



LED ILLUMINATED PAN CHANNEL LETTERS



Customer: Sun West Federal Credit Union

Address: Surprise, AZ

Salesman: Charlie Gibson

Designer: Kenney Welker

Design # 150092-02

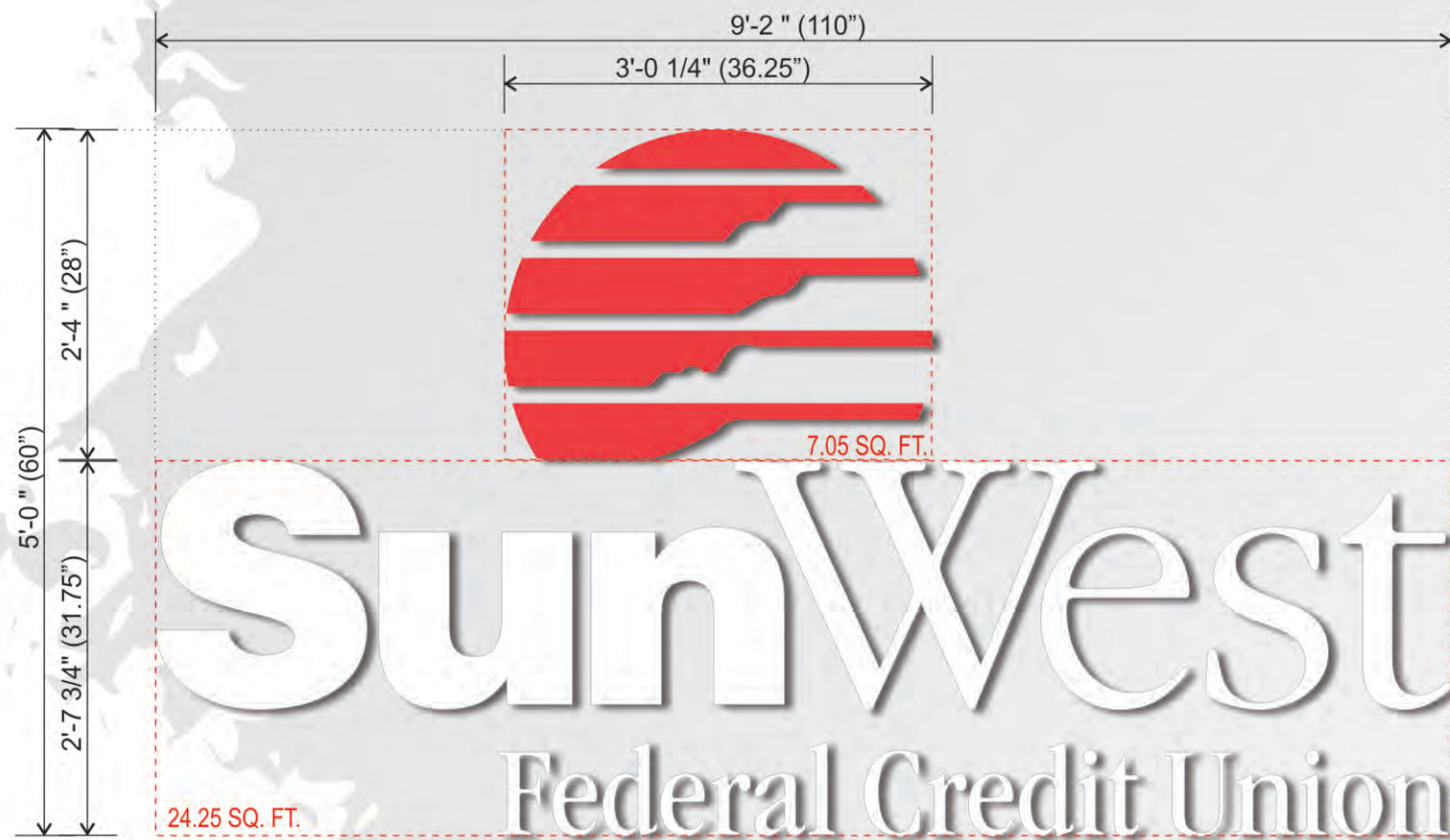
Date: October 28, 2014

Revision: [2]- 7-2-15

Page: 1 of 5

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NOTE: ALL SIGNS MANUFACTURED BY BOOTZ AND DUKE SIGNS ARE 120 VOLT ANY OTHER VOLTAGE REQUIREMENTS MUST BE IN WRITING.



MANUFACTURE AND INSTALL ONE(1) SET LED ILLUMINATED REVERSE PAN CHANNEL LETTERS AND PAN CHANNEL LOGO
 31.30 SQ. FT. SCALE: 3/4" = 1'-0"

LETTERS:

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- WHITE JT LEDS SPACED AS NECESSARY FOR AMPLE HALO ILLUMINATION WITH REMOTE POWER SUPPLIES PER LED COUNT
- SPACED 1" OFF THE BUILDING FASCIA FOR HALO ILLUMINATION

LOGO:

- .040" BLACK CLC RETURNS 5" DEEP WITH .063" WHITE PREFINISHED ALUMINUM BACKS
- 3/16" ACRYLIC FACES WITH FIRST SURFACES APPLIED RED VINYL AND 3/4" JEWELITE TRIMCAP
- WHITE JT LEDS SPACED AS NECESSARY FOR AMPLE ILLUMINATION WITH REMOTE POWER SUPPLIES PER LED COUNT
- FLUSH TO THE BUILDING FASCIA WITH NECESSARY HARDWARE

All Signs Shall Be Installed In Accordance With N.E.C. Article 600

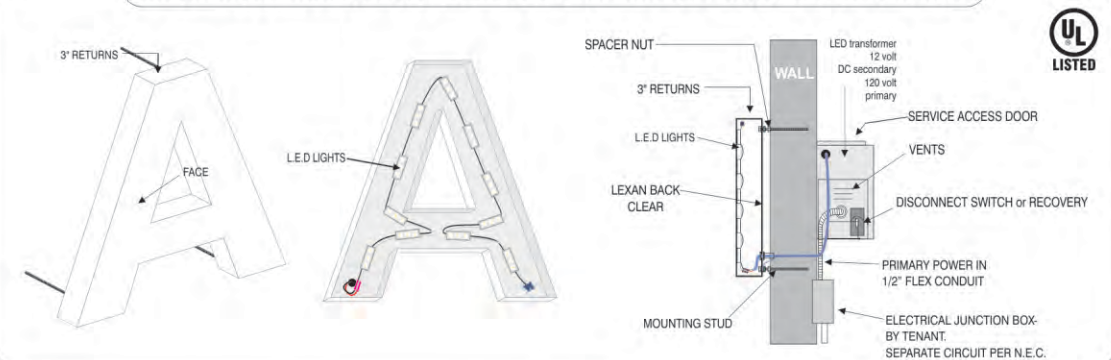
Engineering Specifications

All Signs Fabricated as per
A.S.A. Specifications & 2012 I.B.C.

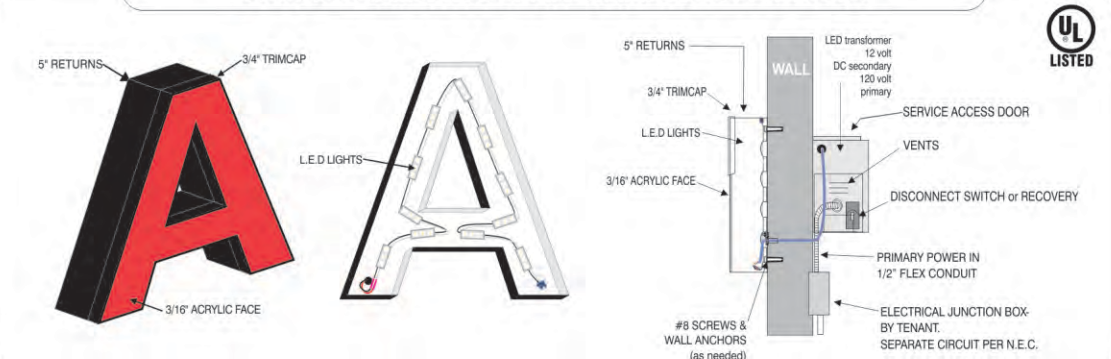
Electrical Specifications

All Signs Fabricated as per
2011 N.E.C. Specifications

LED HALO ILLUMINATED REVERSE PAN CHANNEL LETTERS



LED ILLUMINATED PAN CHANNEL LETTERS



VIEW TOWARDS SOUTH WEST BUILDING CORNER

Customer: Sun West Federal Credit Union

Address: Surprise, AZ

Salesman: Charlie Gibson

Designer: Kenney Welker

Design # 150092-02

Date: October 28, 2014

Revision: [2]- 7-2-15

Page: 2 of 5

THIS CUSTOM DESIGN IS THE EXCLUSIVE PROPERTY OF BOOTZ & DUKE SIGN CO. OF PHOENIX, ARIZONA. IT MAY NOT BE REPRODUCED, COPIED, OR EXHIBITED IN ANY FASHION.

NOTE: ALL SIGNS MANUFACTURED BY BOOTZ AND DUKE SIGNS ARE 120 VOLT ANY OTHER VOLTAGE REQUIREMENTS MUST BE IN WRITING.

MANUFACTURE AND INSTALL ONE(1) INTERNALLY ILLUMINATED MONUMENT SIGN
SCALE: 3/4" = 1'-0"

- CONSTRUCTION:
- ALUMINUM FRAMED STRUCTURE SKINNED WITH .090" AND PAINTED TO MATCH BUILDING COLORS WITH .125" ROUTED ALUMINUM FACES
 - 1/2" CLEAR ACRYLIC PUSH THRU LETTERS AND LOGO WITH FIRST SURFACE APPLIED 3M TRANSLUCENT RED AND PERF BLACK VINYLs BACKED UP WITH 3/16" WHITE ACRYLIC

- ILLUMINATION:
- CWHO FLUORESCENT LAMPS SPACED AS NECESSARY FOR AMPLE ILLUMINATION

- INSTALLATION:
- ON ASA APPROVED PIPE AND FOOTING



All Signs Shall Be Installed In Accordance With N.E.C. Article 600

Engineering Specifications

All Signs Fabricated as per
A.S.A. Specifications & 2012 I.B.C.

Electrical Specifications

All Signs Fabricated as per
2011 N.E.C. Specifications

 **BOOTZ & DUKE** Signs
4028 W. Whitton Ave. - Phoenix, AZ - 85019
P: (602) 272-9356 F: (602) 272-4608
www.bootzandduke.com

Customer: Sun West Federal Credit Union	Design # 150092-02
Address: Surprise, AZ	Date: October 28, 2014
Salesman: Charlie Gibson	Revision: [2]~ 7-2-15
Designer: Kenney Welker	Page: 3 of 5

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NOTE: ALL SIGNS MANUFACTURED BY BOOTZ AND DUKE SIGNS ARE 120 VOLT ANY OTHER VOLTAGE REQUIREMENTS MUST BE IN WRITING.

MANUFACTURE AND INSTALL THREE(3) SINGLE SIDED DIRECTIONAL SIGNS
SCALE: 3/4" = 1'-0"

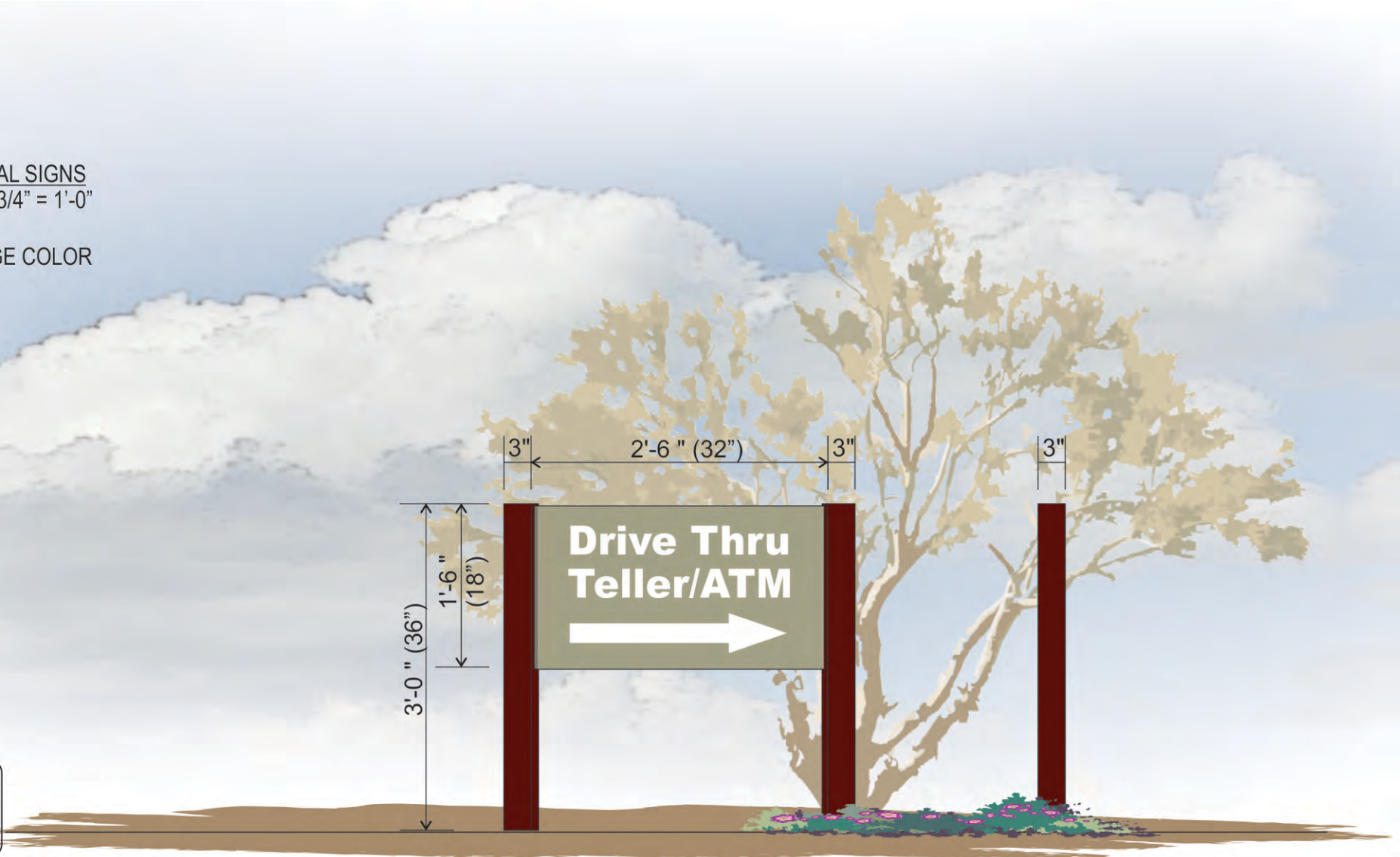
- CONSTRUCTION:
- 3" x 3" ALUMINUM SQUARE TUBE WITH .125" PANEL PAINTED BEIGE COLOR TO MATCH BUILDING
 - FIRST SURFACE APPLIED 3M OPAQUE BLACK VINYL

- INSTALLATION:
- AT CUSTOMER SPECIFIED LOCATION

All Signs Shall Be Installed In Accordance With N.E.C. Article 600

Engineering Specifications
All Signs Fabricated as per
A.S.A. Specifications & 2012 I.B.C.

Electrical Specifications
All Signs Fabricated as per
2011 N.E.C. Specifications



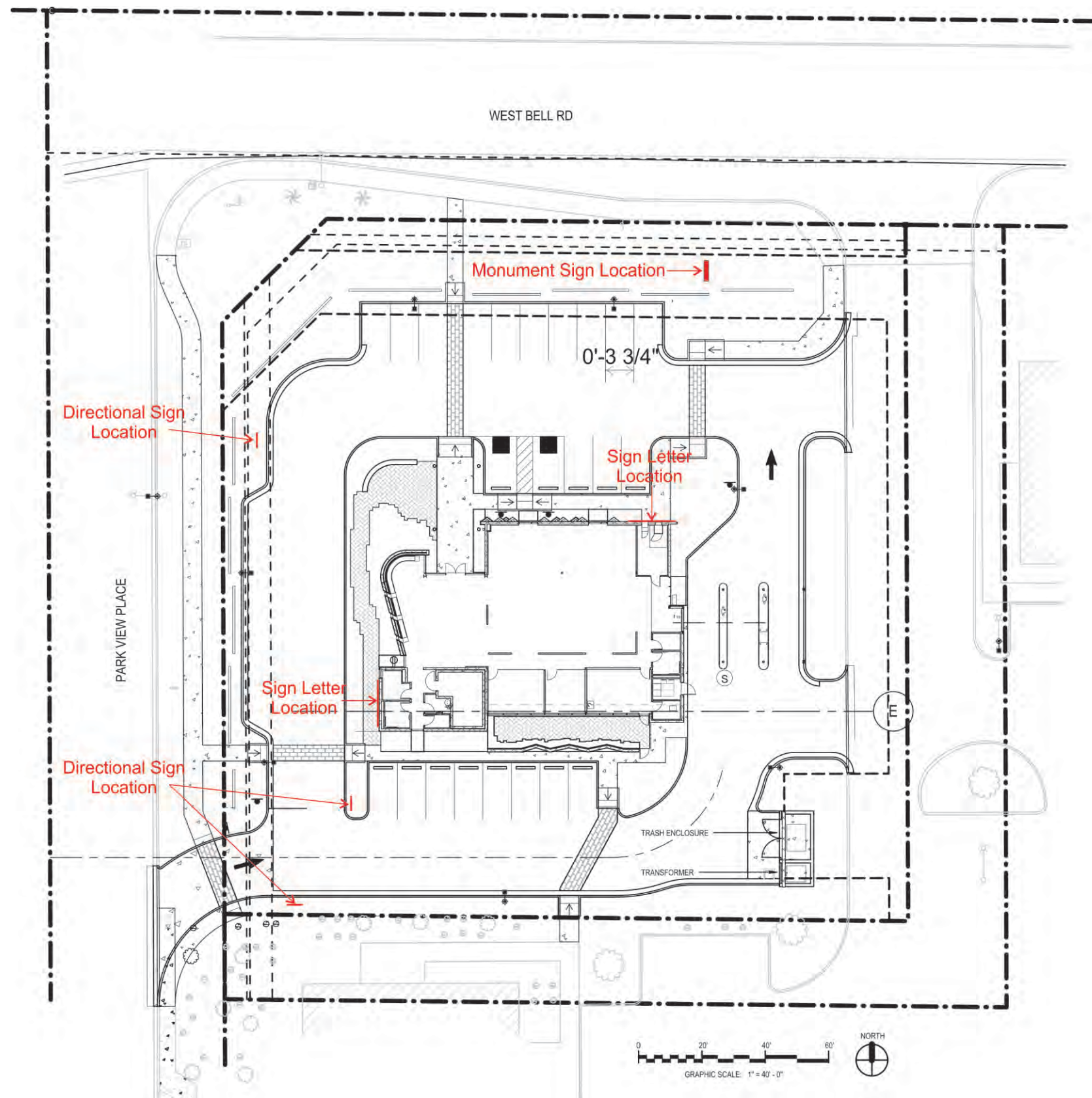
BOOTZ & DUKE Signs

4028 W. Whitton Ave. - Phoenix, AZ - 85019
P: (602) 272-9356 F: (602) 272-4608
www.bootzandduke.com

Customer: Sun West Federal Credit Union	Design # 150092-02
Address: Surprise, AZ	Date: October 28, 2014
Salesman: Charlie Gibson	Revision: [2]- 7-2-15
Designer: Kenney Welker	Page: 4 of 5

THIS CUSTOM DESIGN IS THE EXCLUSIVE PROPERTY OF BOOTZ & DUKE SIGN CO. OF PHOENIX, ARIZONA. IT MAY NOT BE REPRODUCED, COPIED, OR EXHIBITED IN ANY FASHION.

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Customer: Sun West Federal Credit Union

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Design # 150092-02

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Page: 5 of 5

THIS CUSTOM DESIGN IS THE EXCLUSIVE PROPERTY OF BOOTZ & DUKE SIGN CO. OF PHOENIX, ARIZONA. IT MAY NOT BE REPRODUCED, COPIED, OR EXHIBITED IN ANY FASHION.

NOTE: ALL SIGNS MANUFACTURED BY BOOTZ AND DUKE SIGNS ARE 120 VOLT ANY OTHER VOLTAGE REQUIREMENTS MUST BE IN WRITING.



STREET ELEVATION



FRONT AND SIDE ELEVATION



INTERIOR SIDE ELEVATION

0' 5' 11' 16' 21'

All calculations are approximate and subject to change.



Stadium Village
Surprise, Arizona

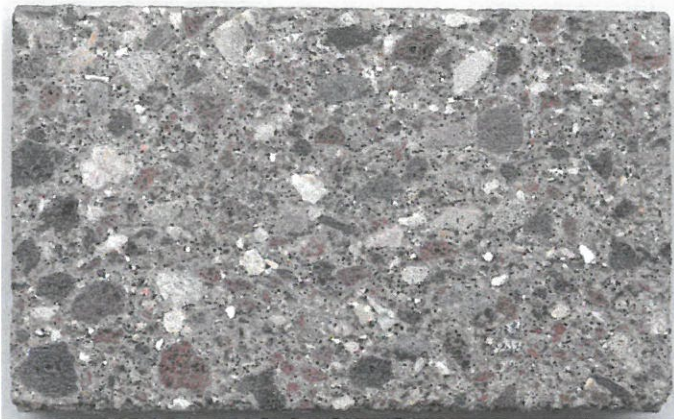
05111
10.AUG.05



DFD CormoyerHedrick

CHARACTER ELEVATIONS - BUILDINGS A and E (COLOR ACHEME 'A')

architecture
interior architecture
space planning
facilities management
land planning
landscape architecture
graphic design



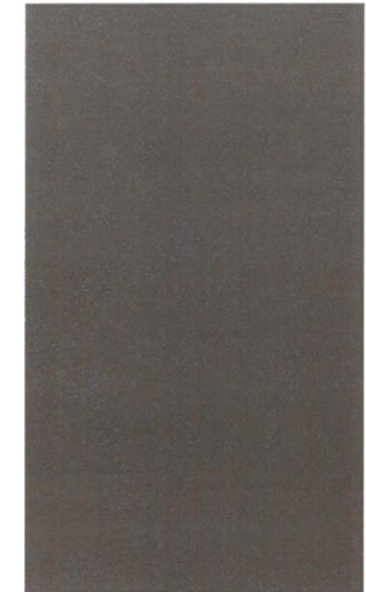
**Block - Trendstone
Mojave Brown**



**1" Insulated Glazing
Solar Cool Bronze**



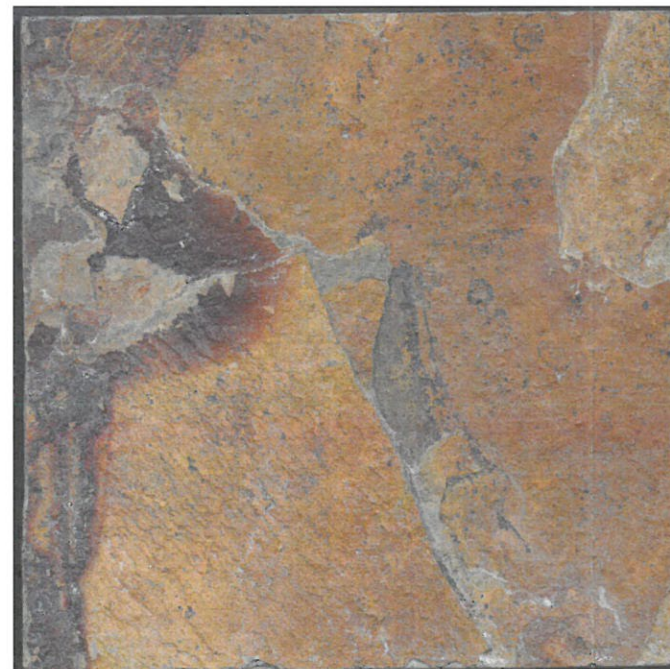
**Building EIFS
Frazee 8276A
Mesquite Canyon
LRV 17**



**Building EIFS
Frazee 8306N
Alcazar Brown
LRV 11**



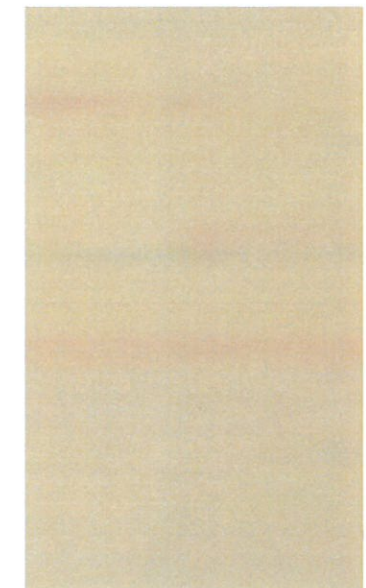
**Stacked Stone
El Dorado Stone
Durango Mountain Ledge**



**Natural Slate
Smoke Stack**



**Building EIFS
Frazee 8185D
Ardmore Green
LRV 26**



**Building EIFS
Frazee 8234M
Daplin
LRV 43**

DFD CornoyerHedrick

Material Palette

architecture
interior architecture
space planning
facilities management
land planning
landscape architecture
graphic design

All calculations are approximate and subject to change.

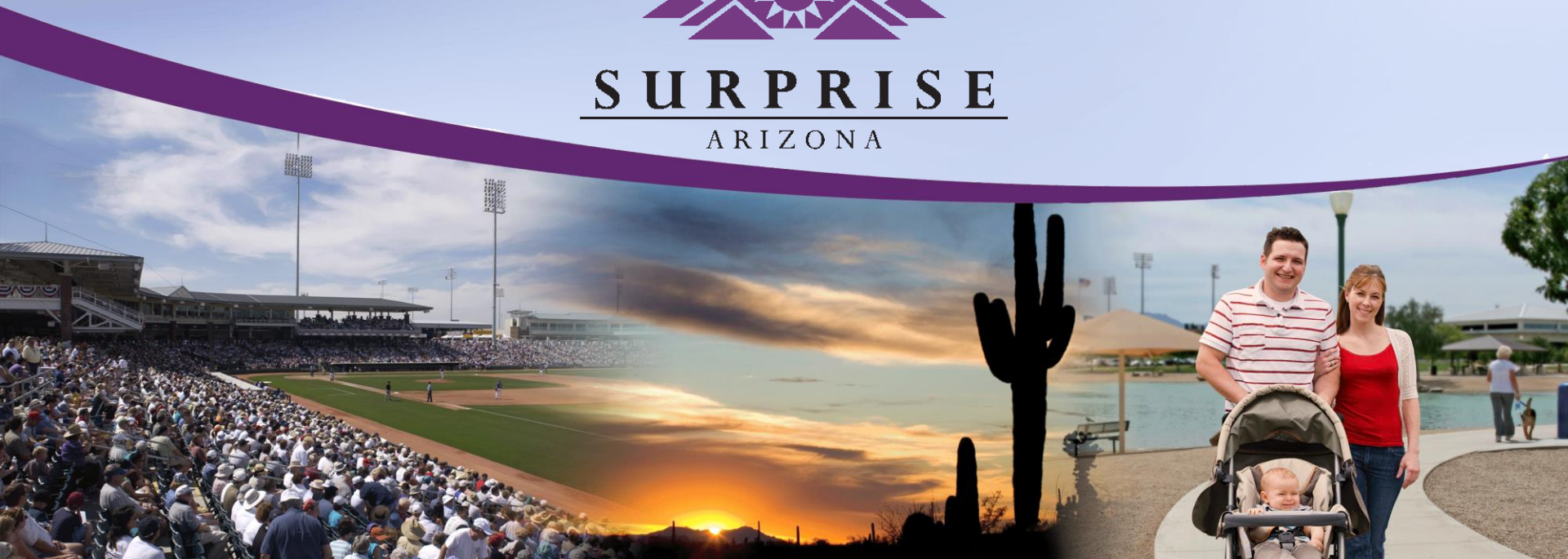
**Stadium Village
Surprise, Arizona**

05111
17.Aug.05

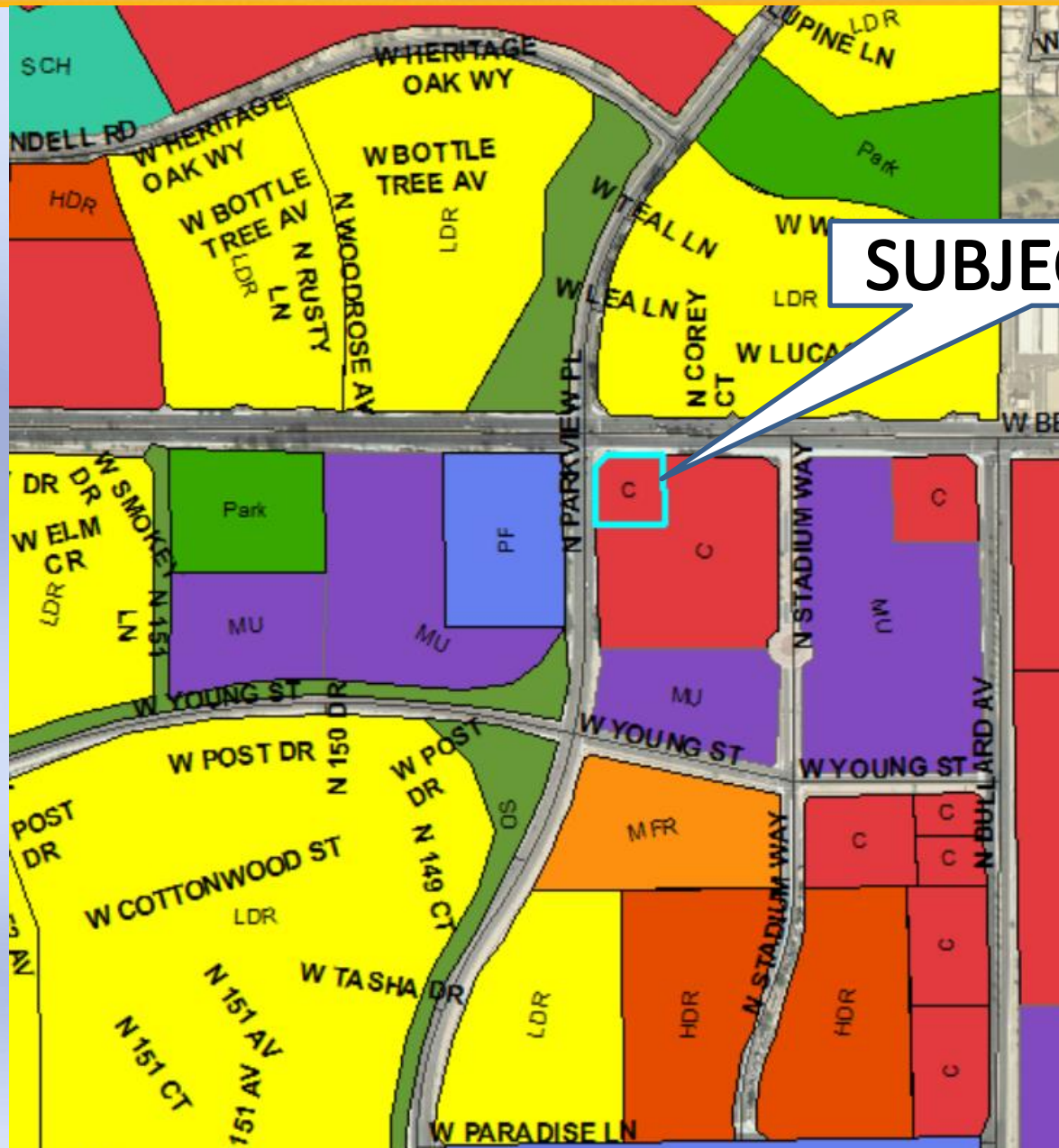
**SHEA
Commercial**

Sun West Federal Credit Union FS14-466 Planning and Zoning Commission

July 23, 2015

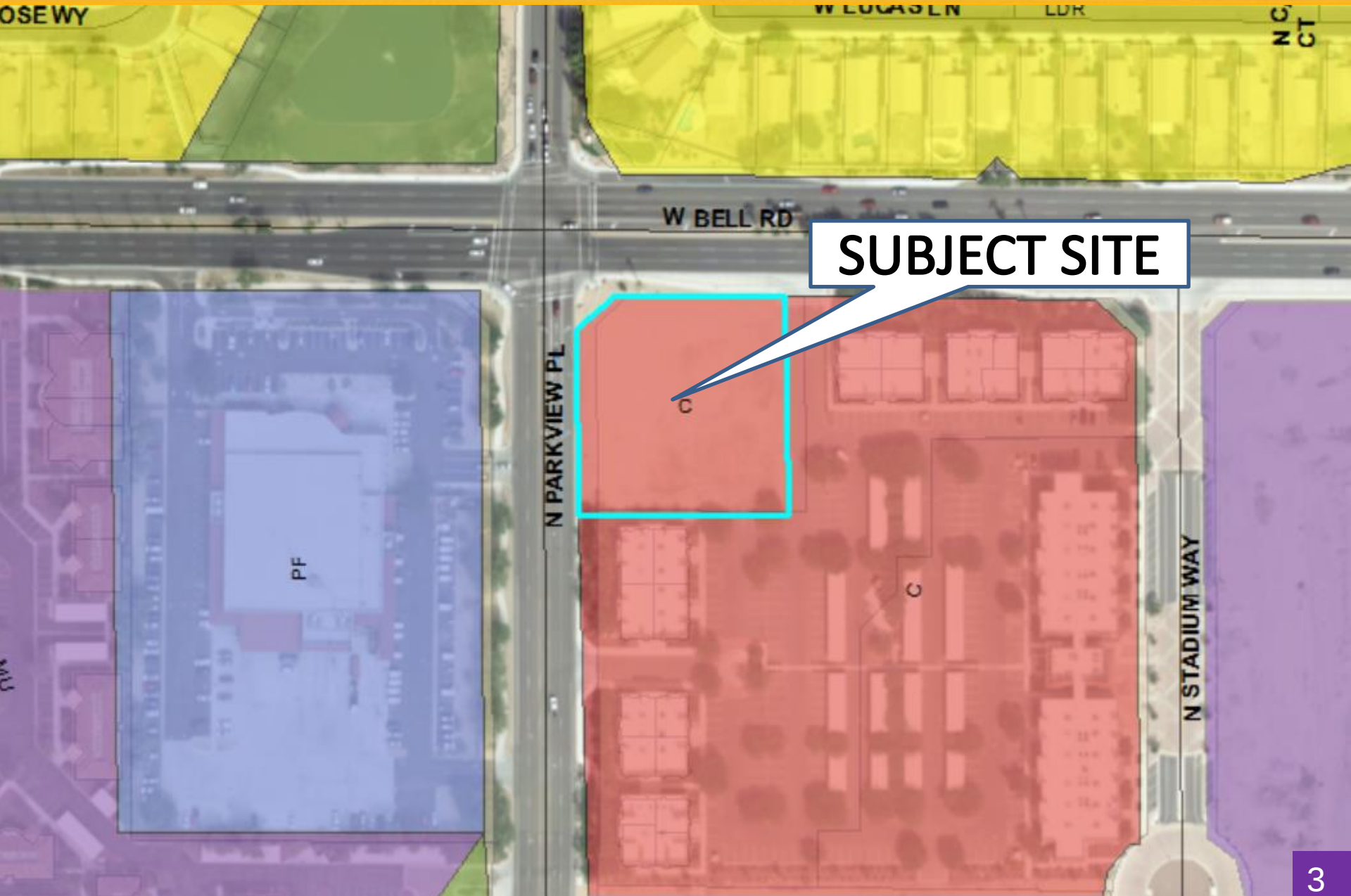


FS14-466 SWFCU – Vicinity Map



SUBJECT SITE

FS14-466 SWFCU – Case Map







SYM.	BOTANICAL NAME (COMMON NAME)	SIZE	MIN. CAL & T & W	TOTAL QTY.
TREES				
	ACACIA STENOPHYLLA HOUSTON'S ACACIA	3' SINGLE	2.5" CAL.	11
	ACACIA WILLARDIANA PALO BLANCO	3' SINGLE	1.5" CAL.	6
	PERILOID HYBRID DESERT REULM	3' SINGLE	2.5" CAL.	9
SHRUBS/ACCENTS				
	AGAVE GEMINIFLORA TWIN HEADED AGAVE	5 GAL		30
	AGAVE WEBERI WEBER'S AGAVE	5 GAL		26
	BIGNONIA SPECIOSA TANGIERNE CROSSVINE	5 GAL		6
	BOUTELOUA GRACILIS BLUE GRASS	5 GAL		17
	DASYLIRON LONGISSIMA YOTTI'S DESERT SPOON	5 GAL		6
	LEMAIREOCEREUS MARG. MEXICAN CACTUS	15 GAL		6
	MILHENERGIA CAPILLARS REAL MEXI GRASS	5 GAL		315
	MYOPORUM MYRIFOLIUM CREeping MYRTLE	5 GAL		17
	NOLINA MICROCARPA BEAR GRASS	5 GAL		85
	AGAVE PARVIFLORUS POTTER'S AGAVE	5 GAL		29

TOPDRESS / DUST CONTROL

-  3/4" SCREENED DECOMPOSED GRANITE - 2" MIN. DEPTH IN ALL PLANTING AREAS - 'EXPRESS SUNSET'. 400 SF
-  3"-8" COBBLE RIP RAP. SEE PLAN FOR LOCATIONS - 'EXPRESS ROSE'. 400 SF

NOTES:

1. CONTRACTOR RESPONSIBLE FOR VERIFICATION OF ALL PLANT MATERIAL QUANTITIES. TREE SALVAGE MATERIAL FROM SITE TO BE REUSED WHERE APPLICABLE ON THIS PHASE AND FUTURE PHASE OF HSEB DEVELOPMENT.

2. SIGHT VISIBILITY TRIANGLE SHALL BE CLEAR OF LANDSCAPING AND OTHER VISIBILITY OBSTRUCTIONS WITH A HEIGHT GREATER THAN 2 FEET. TREES WITHIN THE SAFETY TRIANGLE SHALL HAVE A CANOPY THAT BEGINS AT 7 FEET IN HEIGHT UPON INSTALLATION.

3. ALL PLANT MATERIAL AND SPECIFICATIONS SHALL CONFORM TO ARIZONA NURSERYMEN ASSOCIATION STANDARDS.

4. ALL PLANTING AREAS TO BE WATERED WITH AUTOMATIC IRRIGATION SYSTEM.

5. ALL LANDSCAPED AREAS SHOULD RECEIVE MINIMUM 2" DECOMPOSED GRANITE TOP DRESS UNLESS OTHERWISE

6. NO EXISTING PLANT MATERIAL OR WATER FEATURES ON

SITE SQUARE FOOTAGE = 46,970 SF.
SITE PERCENT COVERAGE = 88% (41,529 SF.)
LANDSCAPE PERCENT COVERAGE = 33% (15,600 SF.)

KEYNOTES

- ① MASONRY SEATWALL. SEE ARCHITECTURE DRAWINGS.
- ② CONCRETE PAVING. SEE CIVIL DRAWINGS.
- ③ ACCESSIBLE PARKING.
- ④ SANDED/CONCRETE CONCRETE PAVING. SEE CIVIL DRAWINGS.
- ⑤ STEEL HEADER (TYP.) REFER TO DETAIL 542.1.
- ⑥ 3" - 4" RIP-RAP. REFER TO DETAIL 312.1.
- ⑦ ACENT PLANTING.
- ⑧ STEEL VIEW FENCE. SEE ARCHITECTURE DRAWINGS.
- ⑨ PROPOSED TREE.
- ⑩ ASPHALT PAVING. SEE CIVIL DRAWINGS.
- ⑪ 3 1/4" x 18" PERMEABLE PAVERS. REFER TO DETAIL 612.1
- ⑫ MASONRY SCREEN WALL. SEE ARCHITECTURE DRAWINGS.
- ⑬ TRASH ENCLOSURE. SEE ARCHITECTURE DRAWINGS.
- ⑭ BICYCLE PARKING - (2) LOCK WAVE BIKE RACK. ULINE MODEL H-2892. SUBMIT PRODUCT DATA.
- ⑮ EXTERIOR LIGHTING. SEE ELECTRICAL DRAWINGS.
- ⑯ ILLUMINATED SIGN. SEE ARCHITECTURE DRAWINGS.
- ⑰ SIGHT VISIBILITY TRIANGLE.
- ⑱ PROPERTY LINE.
- ⑲ UNDERGROUND UTILITIES. SEE CIVIL DRAWINGS.
- ⑳ IRRIGATION WATER METER. REFER TO CIVIL.
- ㉑ BACKFLOW PREVENTER
- ㉒ 3' MASONRY SCREEN WALL. SEE DETAIL 712.1.

DRAWING NUMBER



As indicated

SCALE	20292.000
PROJECT NUMBER	
DRAWING NUMBER	

FS14-466 – 3D Color Renderings



FS14-466 SWFCU – Stadium Village



STREET ELEVATION



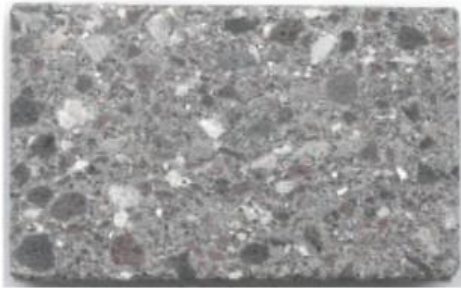
FRONT AND SIDE ELEVATION



INTERIOR SIDE ELEVATION

Elevations

FS14-466 SWFCU – Stadium Village



Block - Trendstone
Mojave Brown



1" Insulated Glazing
Solar Cool Bronze



Building EIFS
Frazee 8276A
Mesquite Canyon
LRV 17



Building EIFS
Frazee 8306N
Alcazar Brown
LRV 11



Stacked Stone
El Dorado Stone
Durango Mountain Ledge



Natural Slate
Smoke Stack



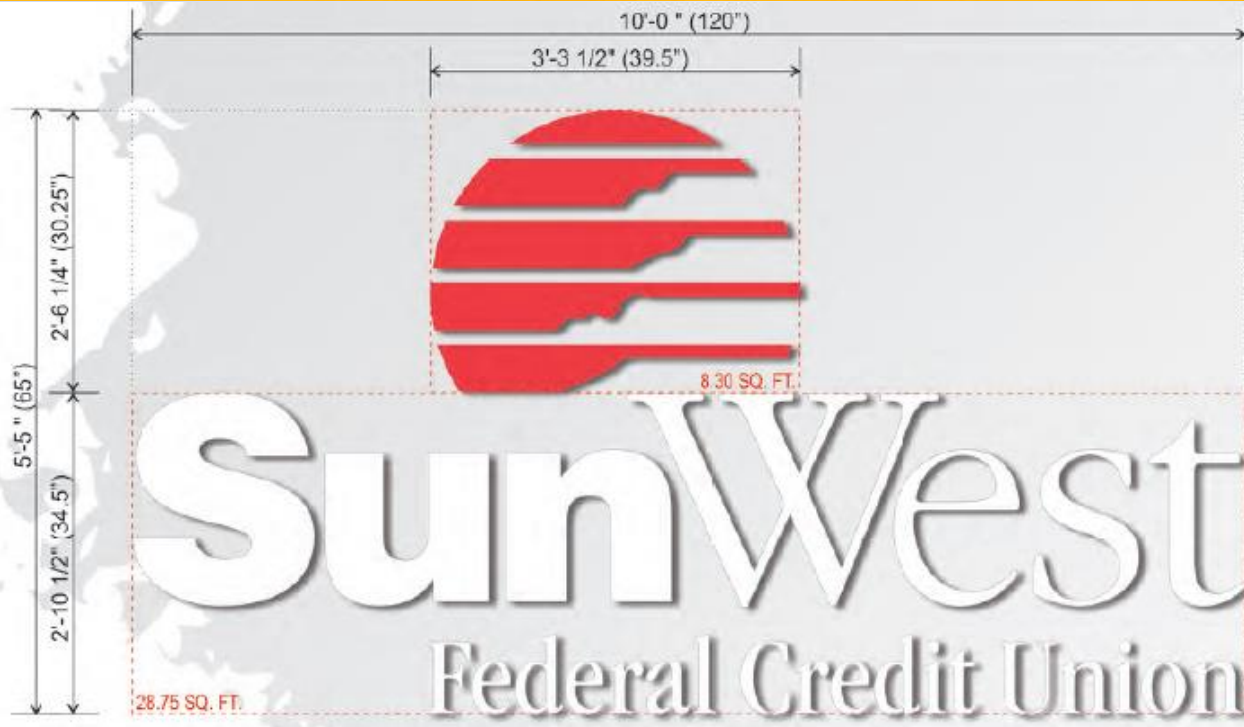
Building EIFS
Frazee 8185D
Ardmore Green
LRV 26



Building EIFS
Frazee 8234M
Daplin
LRV 43

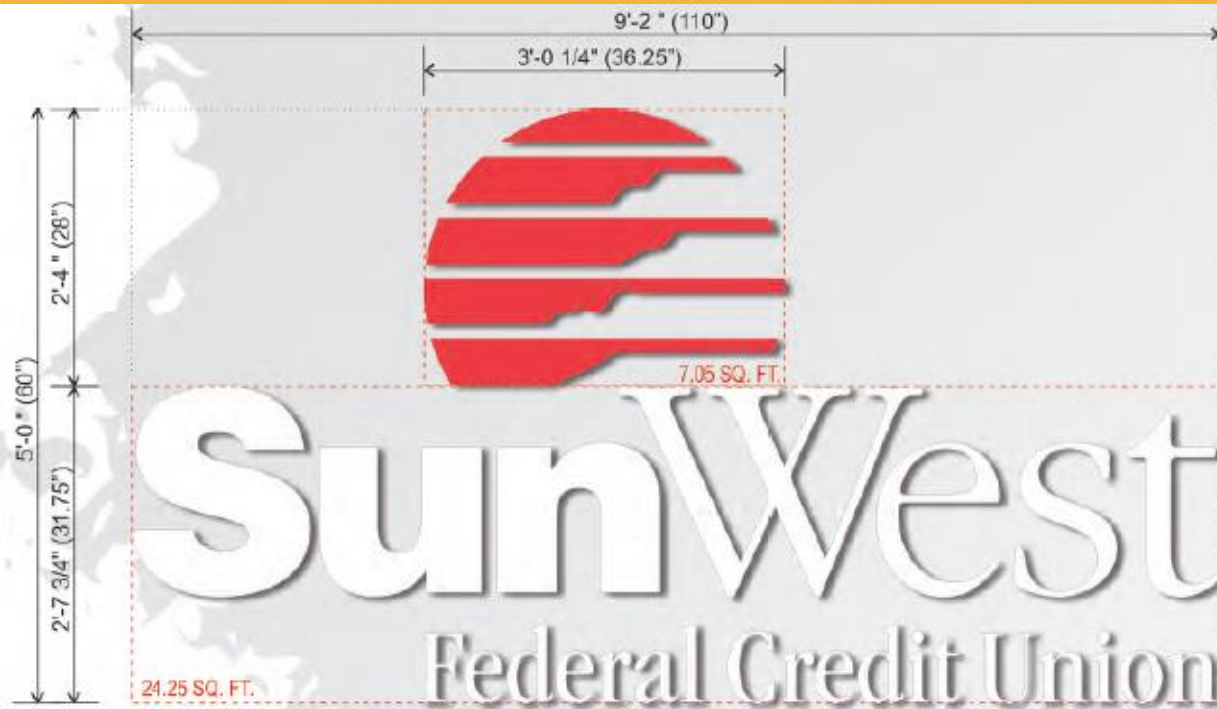
Color & Material Palette

FS14-466 SWFCU – Signage



North Elevation

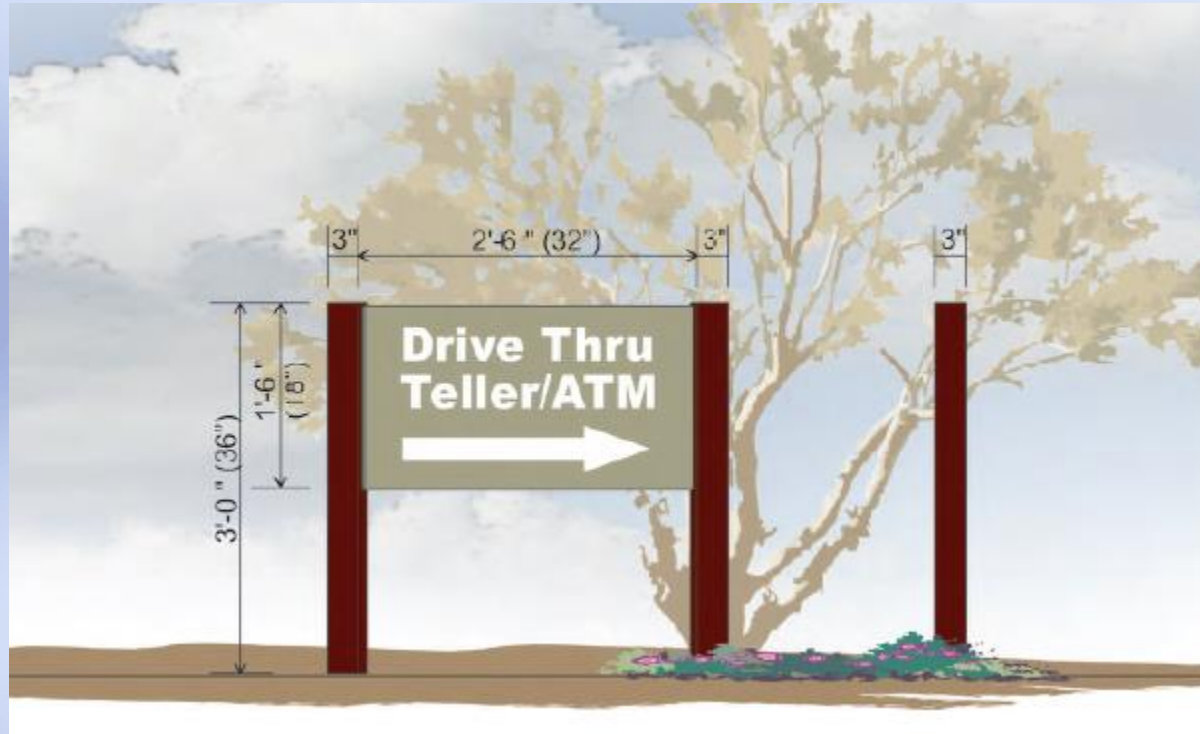
FS14-466 SWFCU – Signage



West Elevation

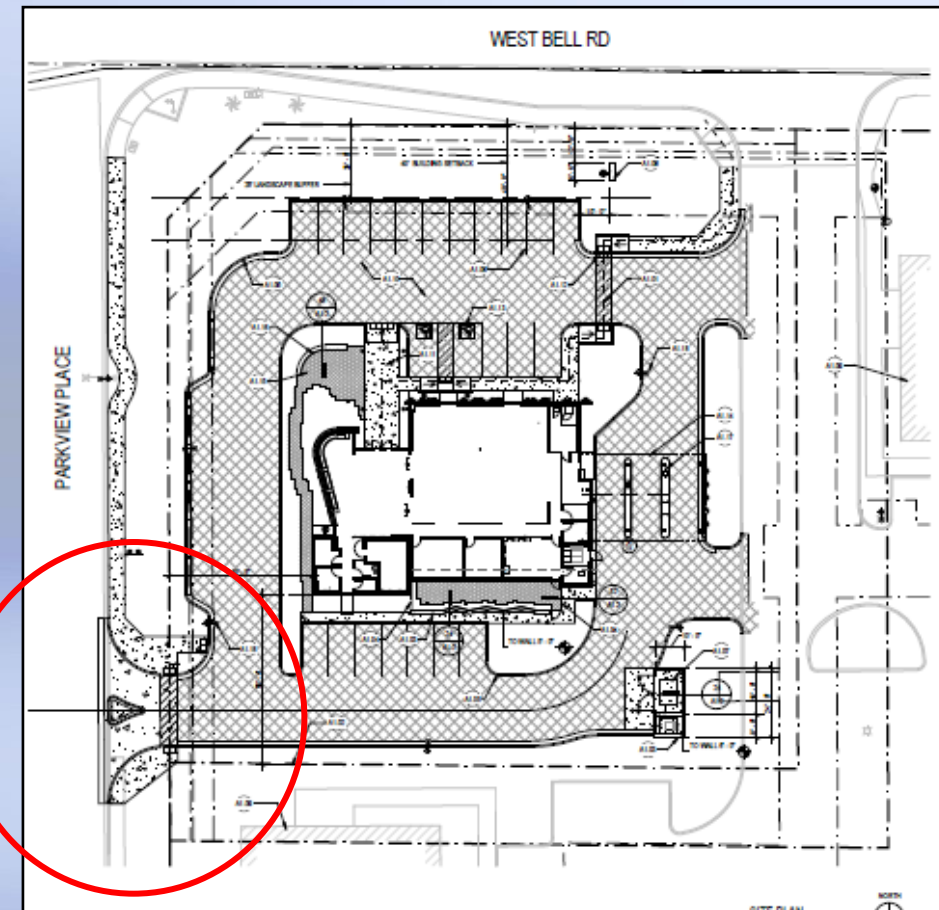


Bell Road Monument Sign

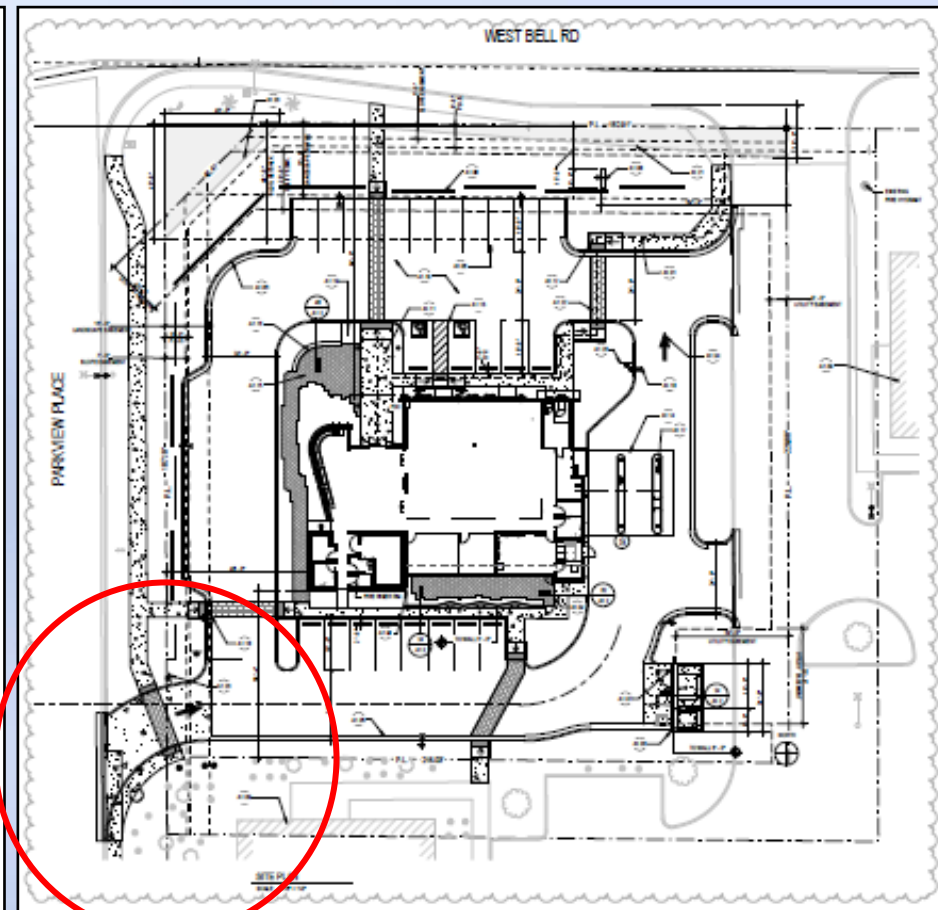


Internal Directional Sign

FS14-466 SWFCU – Driveway Spacing

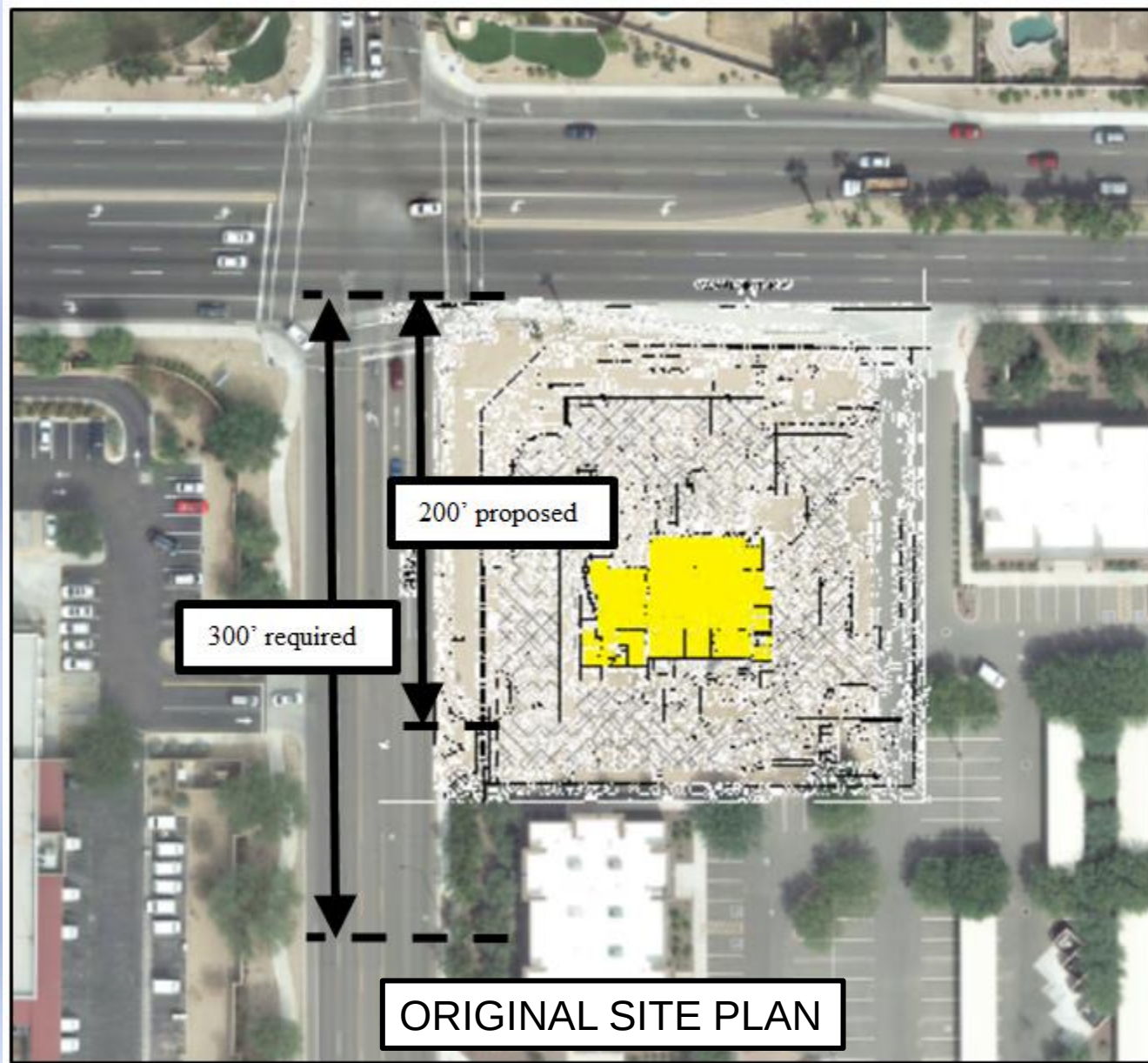


ORIGINAL SITE PLAN

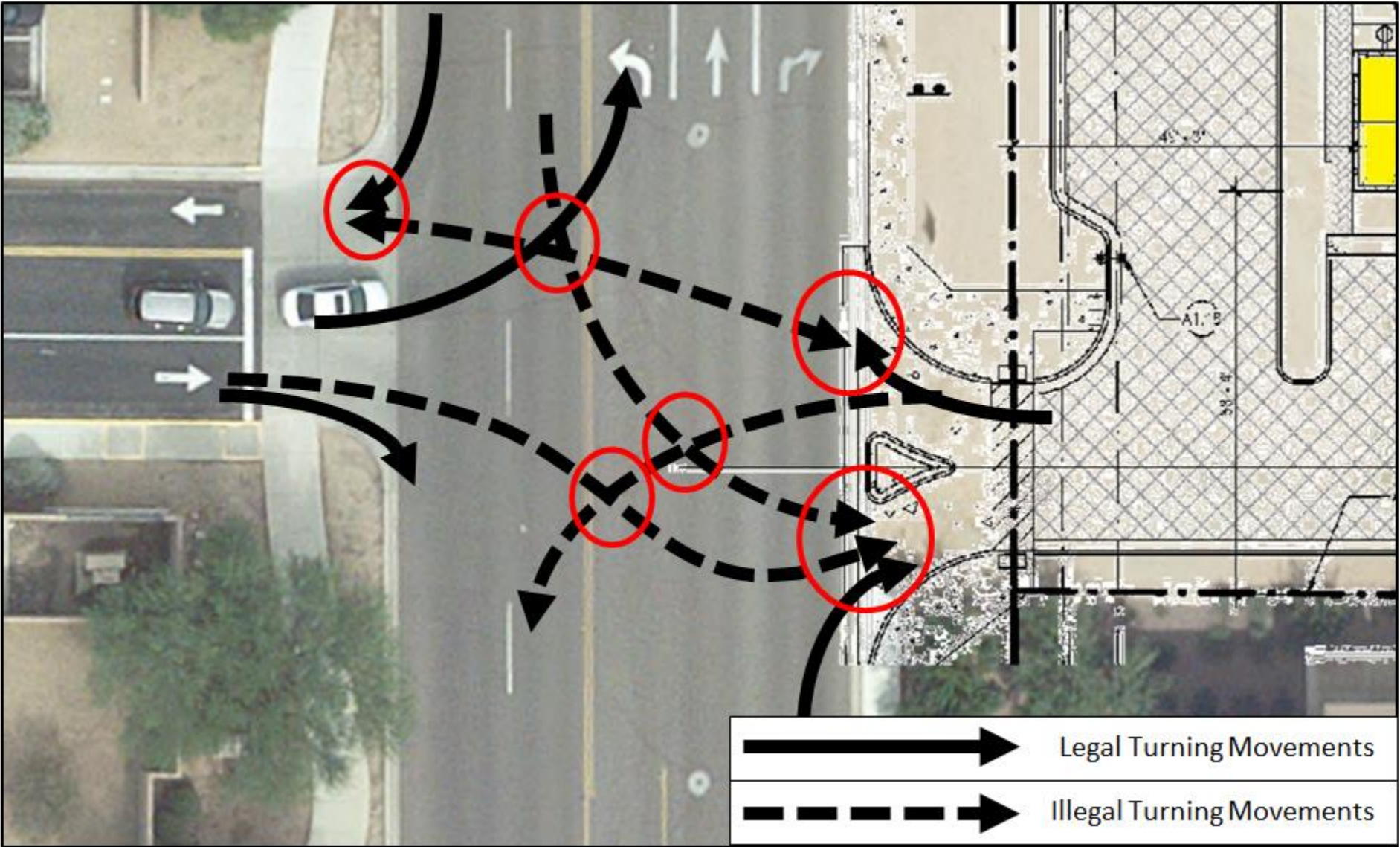


REVISED SITE PLAN

FS14-466 SWFCU – Driveway Spacing

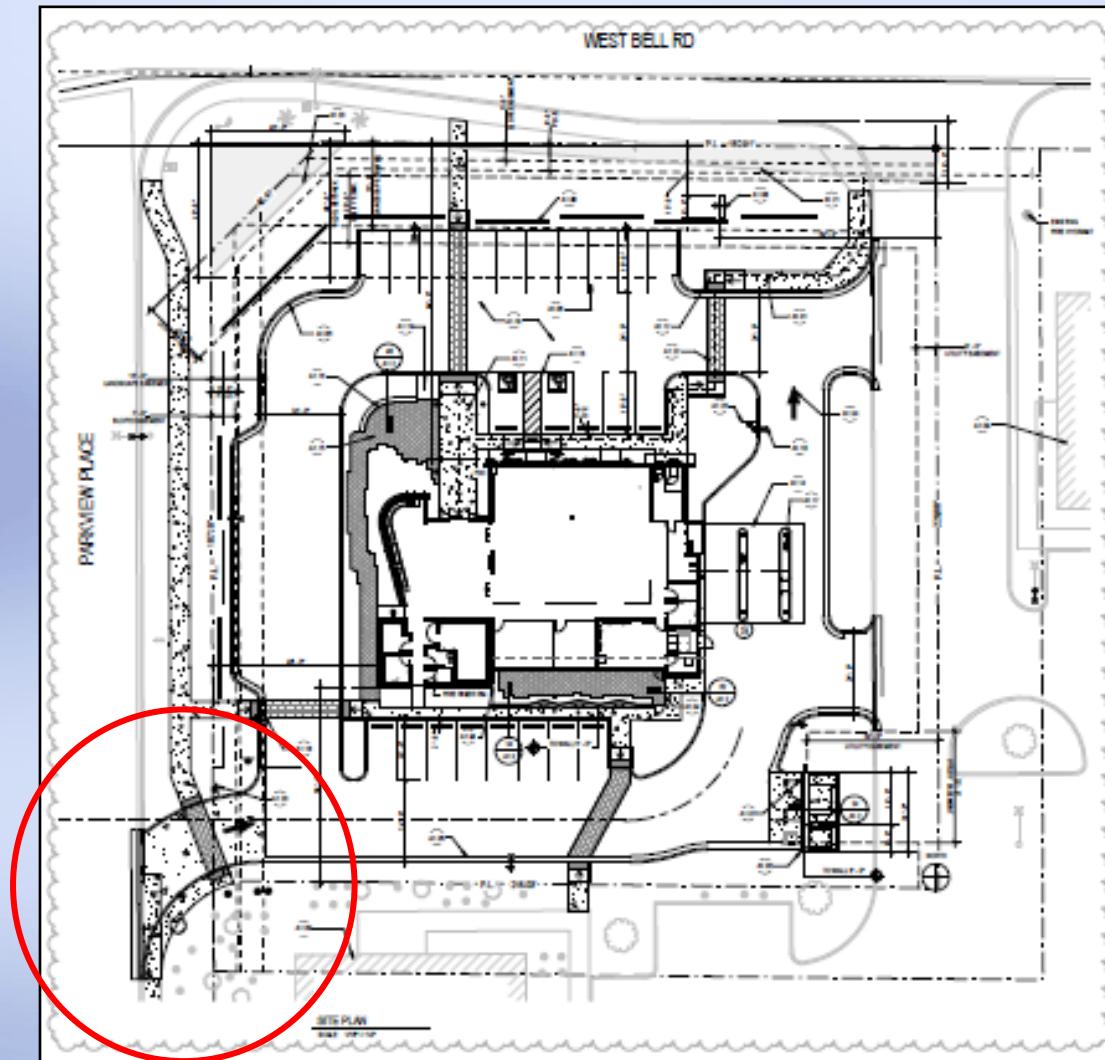


FS14-466 SWFCU – Driveway Spacing



ORIGINAL SITE PLAN

FS14-466 SWFCU – Driveway Spacing

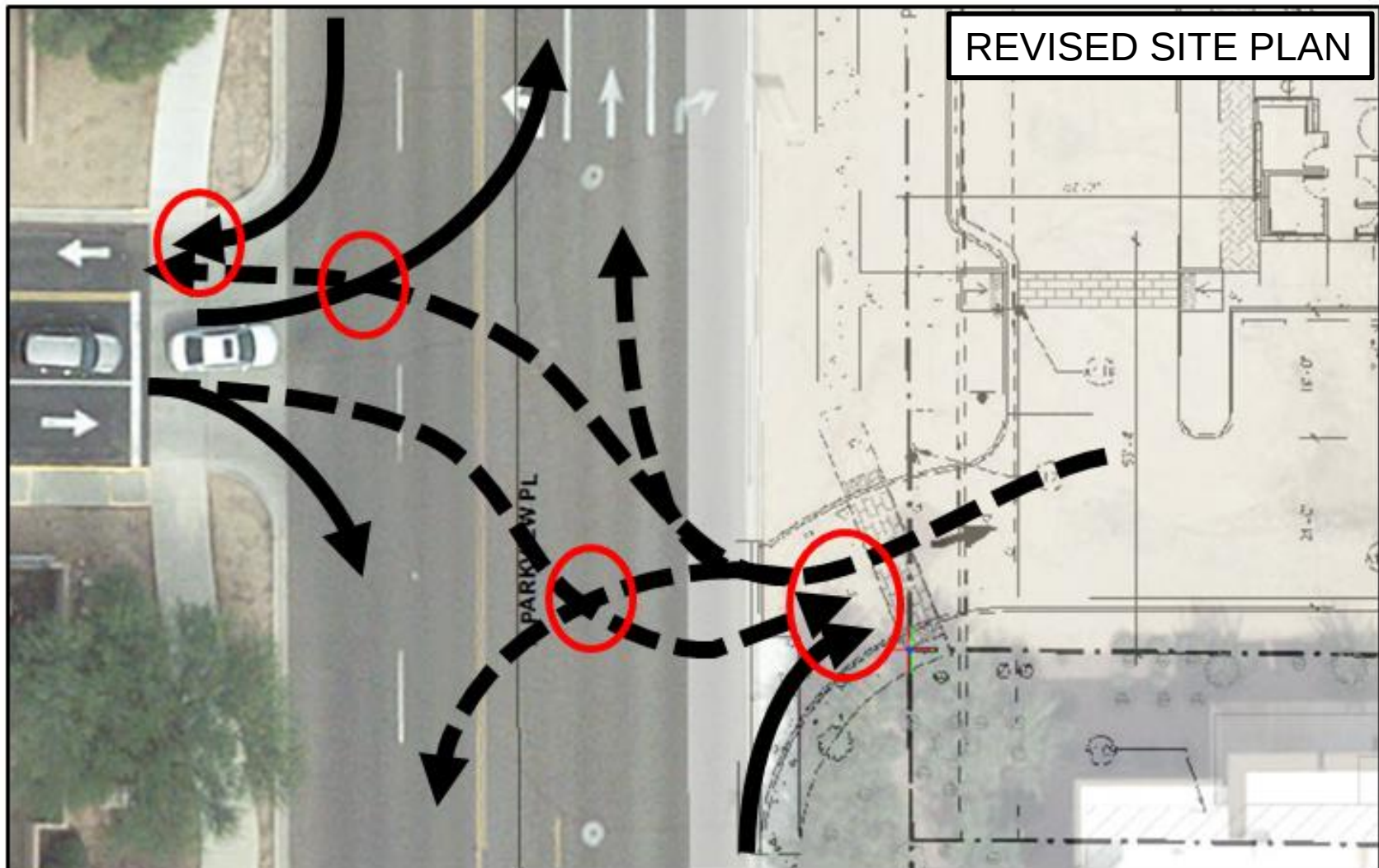


REVISED SITE PLAN

FS14-466 SWFCU – Driveway Spacing

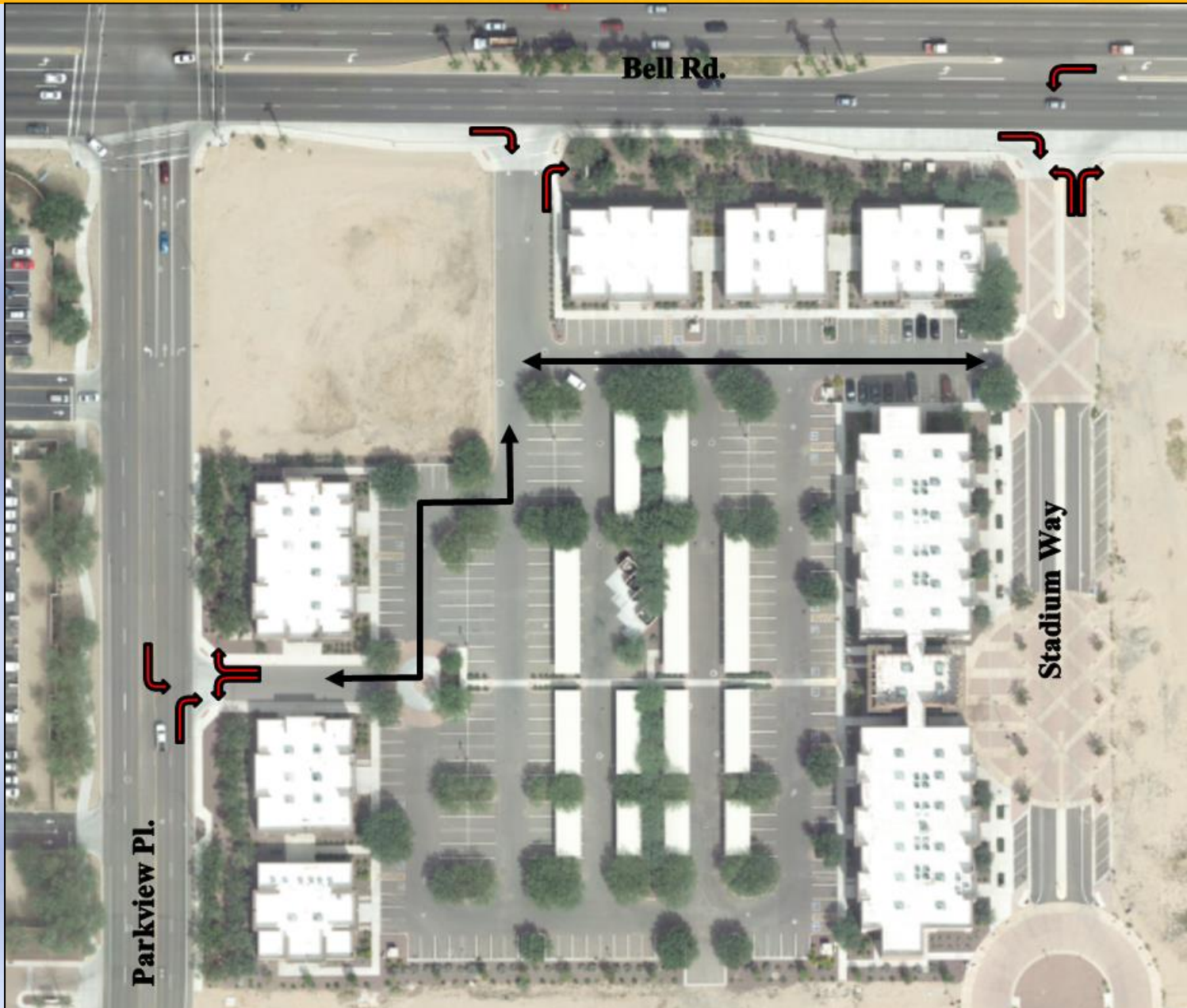


REVISED SITE PLAN



	Legal Turning Movements
	Illegal Turning Movements

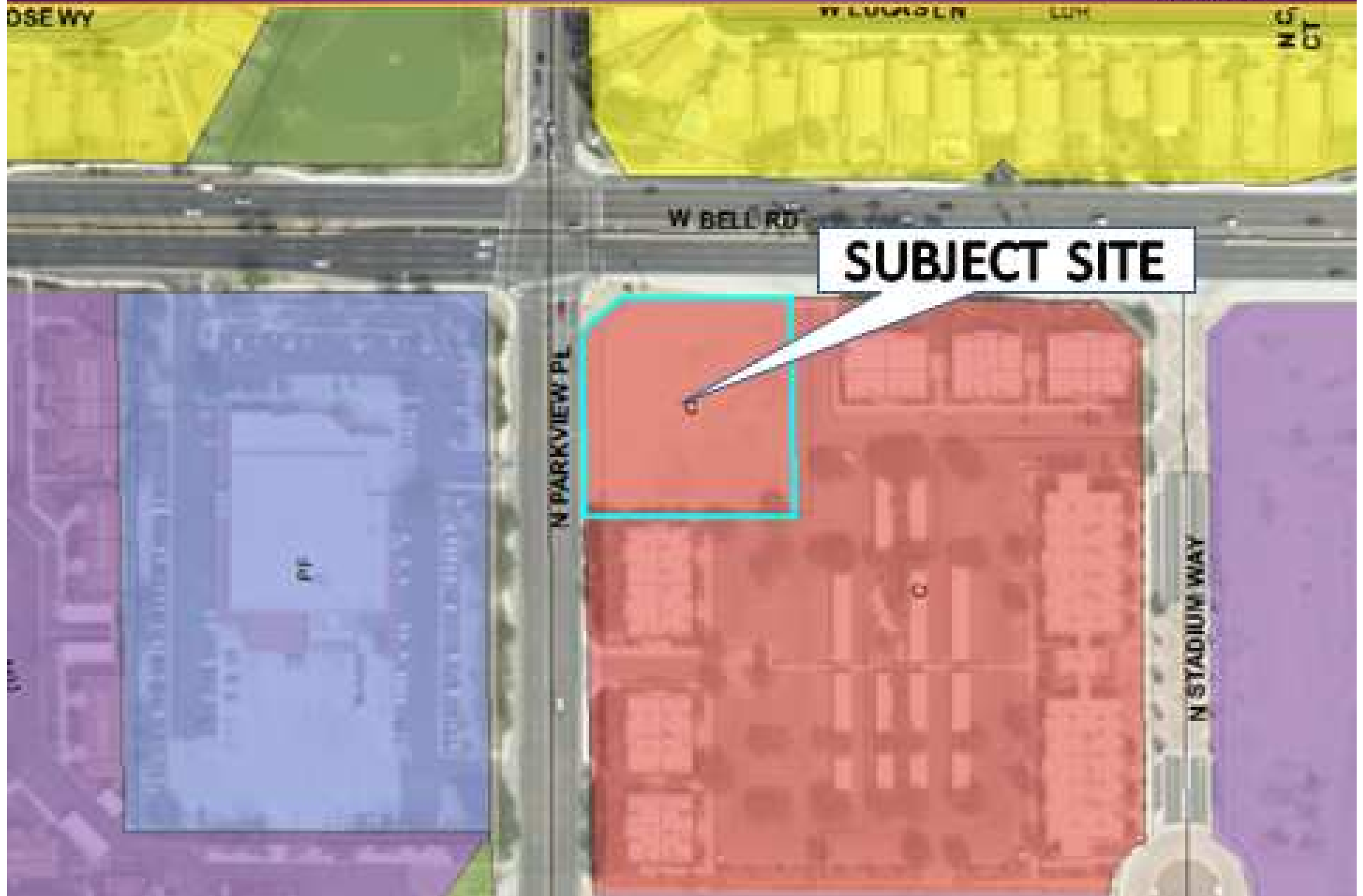
FS14-466 SWFCU – Driveway Spacing



Approve subject to stipulations ‘a’ – ‘f’

Questions or Comments?

CASE MAP FS14-466 SWFCU





VEHICLE REQ. (250/5050 SF = 20.2) =
SPACES PROVIDED

ADA REQ. =
SPACES PROVIDED

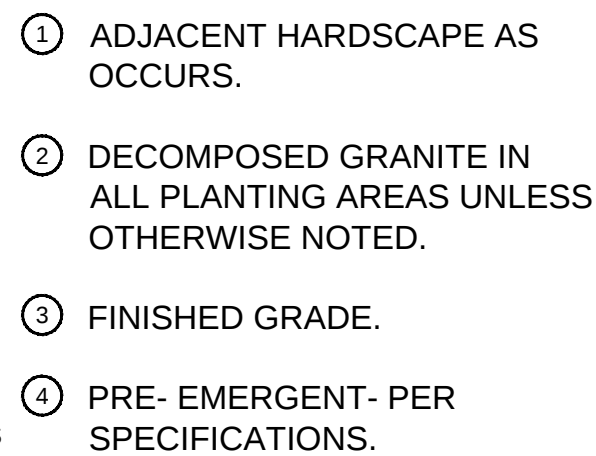
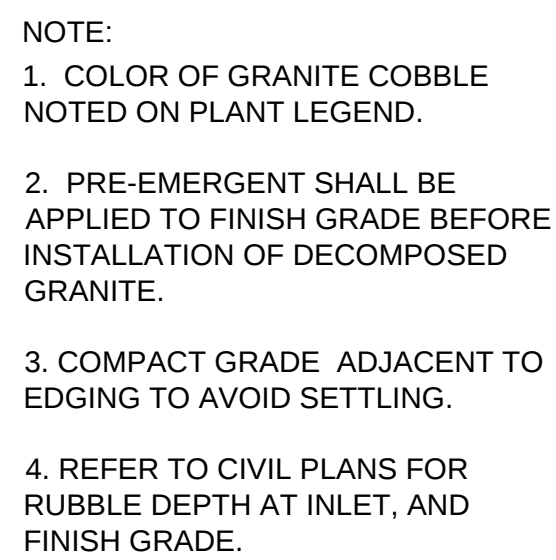
BICYCLES REQ. (20/23 = 1.15)
SPACES PROVIDED

DRAWING NUMBER

A1.1



- 3" SCREEN GRANITE COBBLE.
FINISHED GRADE.
APPROVED PRE- EMERGENT.



NOTE:

1. SIZE & COLOR OF DECOMPOSED GRANITE NOTED ON PLANT LEGEND.
2. PRE-EMERGENT SHALL BE APPLIED TO FINISH GRADE BEFORE INSTALLATION OF DECOMPOSED GRANITE & TO MULCH AFTER INSTALLATION. EXCEPT FOR DRY SCATTER SEED APPLICATIONS- SEE PLANS FOR SPECIFIC AREAS.

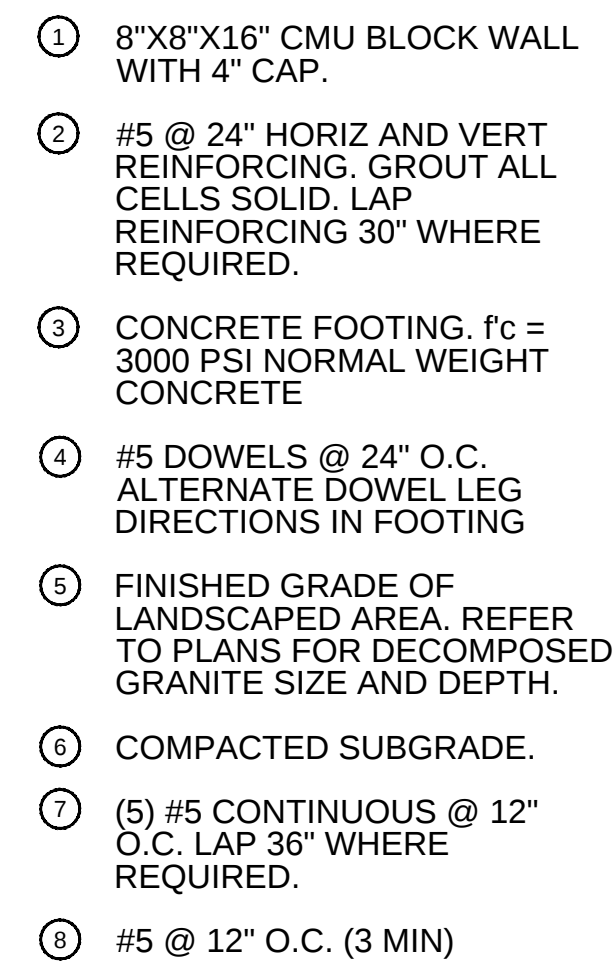


- ① FINISH GRADE DECOMPOSED GRANITE. DEPTH PER PLANS-2" MINIMUM.
- ② 1/4" THICK MILD STEEL EDGING. NATURAL FINISH.
- ③ 12" STEEL PIN @ 3' 0". ALTERNATING SIDES. SET TOP OF PIN 1" BELOW TOP OF FINISH GRADE TO CONCEAL.
- ④ COMPACTED SUBGRADE.
- ⑤ FINISH GRADE.

NOTE:
COMPACT GRADE ADJACENT
TO EDGING TO AVOID
SETTLING.



- ① 3-1/4" x 18" PERMEABLE PAVERS. INSTALL PER MANUFACTURERS SPECIFICATIONS AND RECOMMENDATIONS. COLOR AND FINISH - HANOVER PAVER, LIMESTONE GRAY, RUNNING BOARD.
- ② 1" SAND SETTING BED.
- ③ SOLDIER COURSE, MORTAR EDGE - WHERE ADJACENT LANDSCAPE OCCURS.
- ④ COMPACTED SUBGRADE.
- ⑤ ADJACENT LANDSCAPE.
- ⑥ COMPACTED AGGREGATE BASE COURSE.



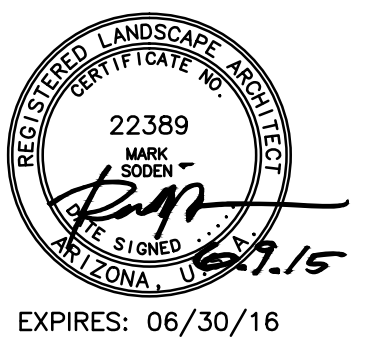
NOTE
USE ONLY FULL 16" BLOCK
MODULES. USE SOLID UNITS
ON TOP ROW OF EXPOSED
WALLS. MATCH BLOCK
COLOR AND SIZE TO SOUTH
PATIO MASONRY SCREEN
WALL (SEE ARCHITECTURAL)



455 NORTH THIRD STREET
SUITE 250
PHOENIX, AZ 85004
602.265.2200
www.smithgroupjjr.com

[illegible]

SEALS AND SIGNATURES



KEYPLAN

DRAWING TITLE

LANDSCAPE DETAILS

AS NOTED

SCALE 20292 000

PROJECT NUMBER

L2.1

DRAWING NUMBER

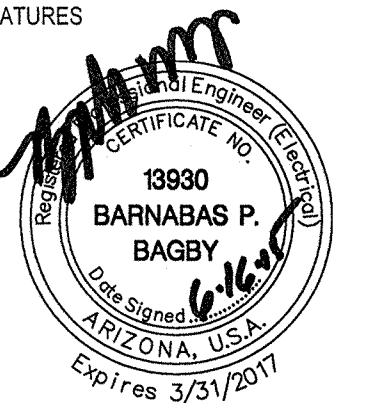
SHEET 2 OF 4

14865 W. BELL RD.
SURPRISE, AZ 85374

455 NORTH THIRD STREET
SUITE 250
PHOENIX, AZ 85004
602.265.2200
www.smithgroupjjr.com

[illegible]

SEALS AND SIGNATURES



KEYPLAN

DRAWING TITLE

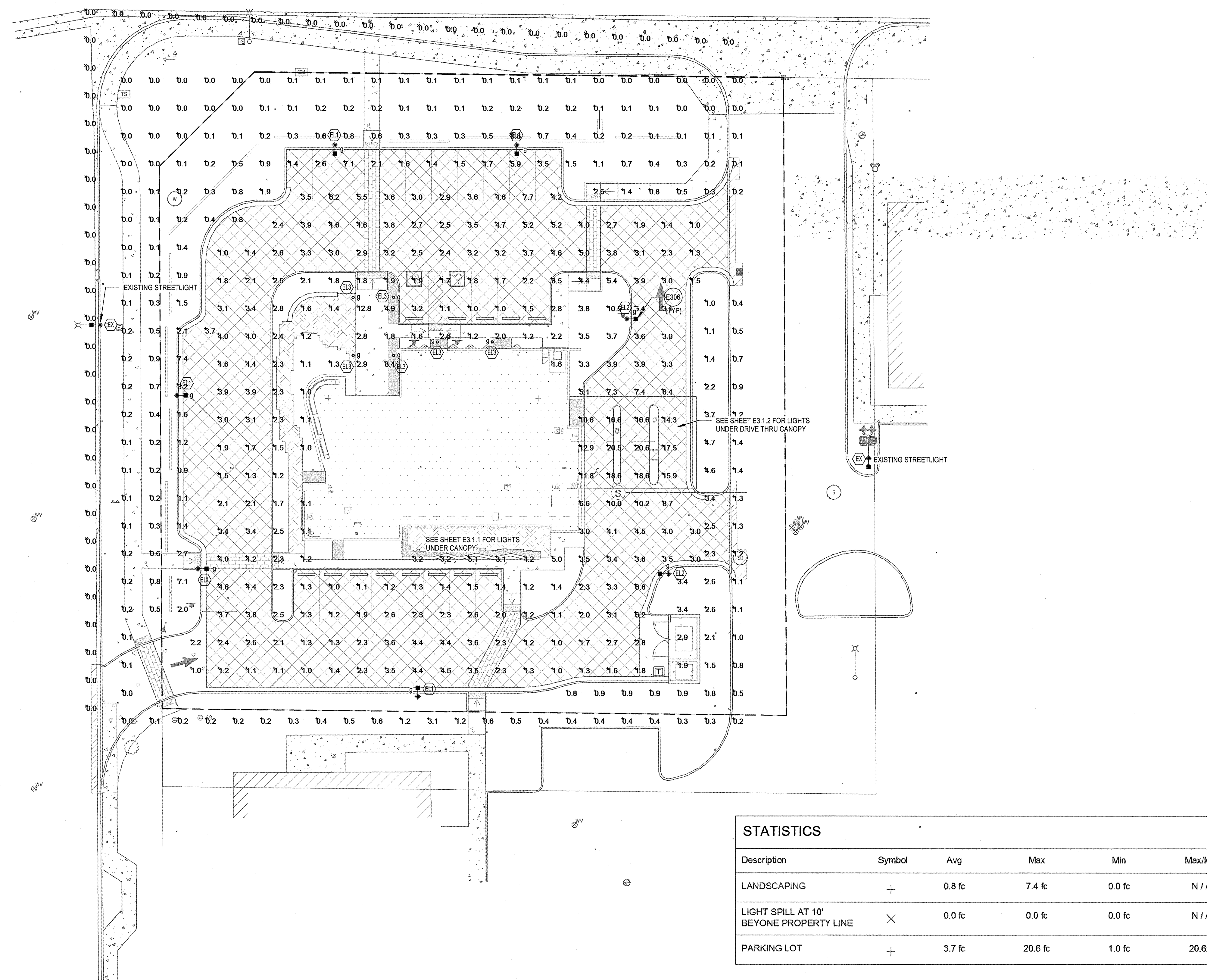
$$1'' = 20'-0''$$

SCALE 20292.000

PROJECT NUMBER

DRAWING NUMBER

E1.2



STATISTICS						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
LANDSCAPING	+	0.8 fc	7.4 fc	0.0 fc	N / A	N / A
LIGHT SPILL AT 10' BEYOND PROPERTY LINE	×	0.0 fc	0.0 fc	0.0 fc	N / A	N / A
PARKING LOT	+	3.7 fc	20.6 fc	1.0 fc	20.6:1	3.7:1

6/16/2015 1:03:41 PM Author

Plot Date:

- A. COORDINATE WITH LOCAL UTILITY FOR ALL SITE SERVICE REQUIREMENTS.
- B. CONTACT LOCAL UTILITY TO IDENTIFY ALL EXISTING UNDERGROUND UTILITIES.

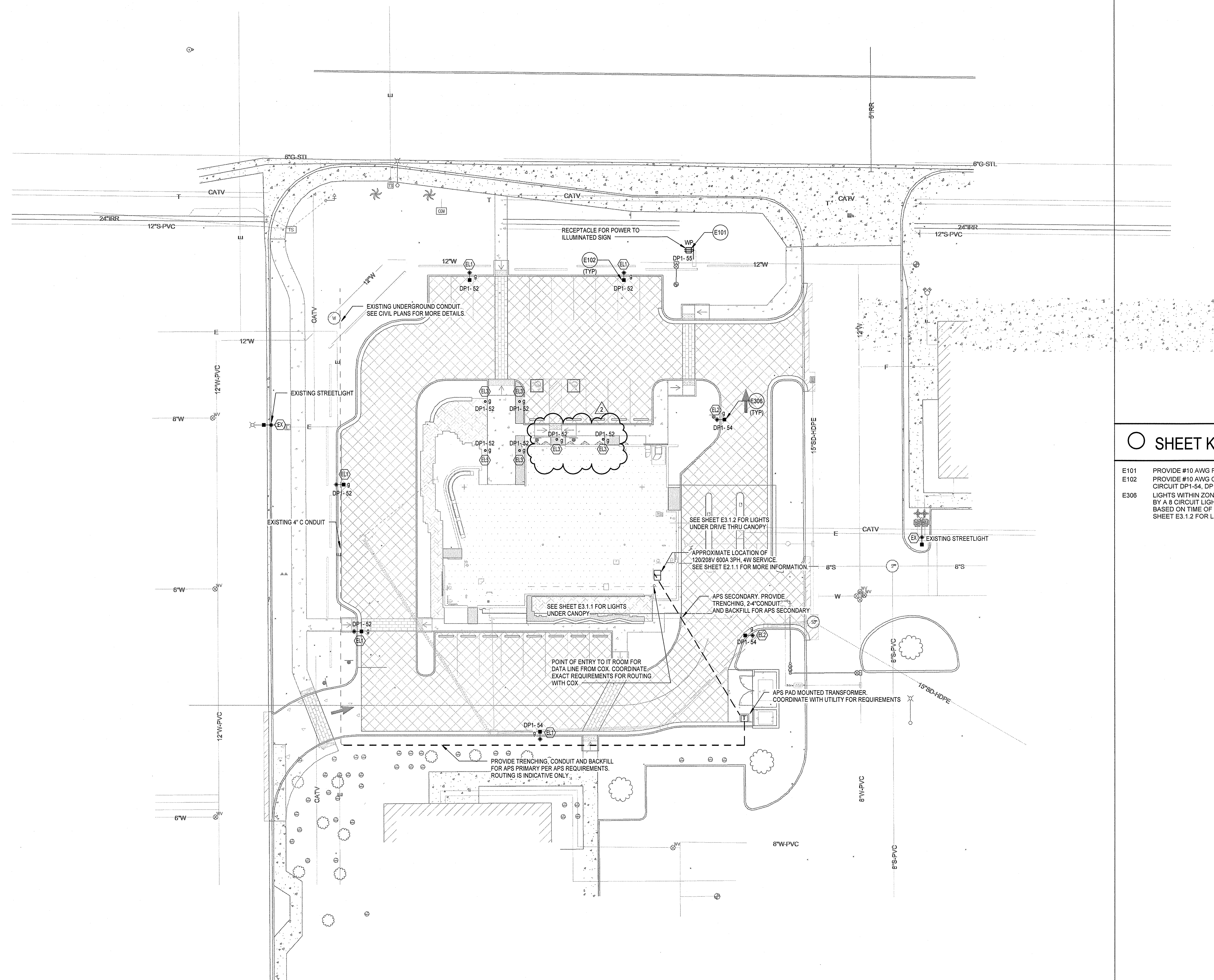
14865 W. BELL RD.
SURPRISE, AZ 85374

455 NORTH THIRD STREET
SUITE 250
PHOENIX, AZ 85004
602.265.2200
www.smithgroupjjr.com

[illegible]

E1.1

E101	PROVIDE #10 AWG FOR SIGN RECEPTACLE
E102	PROVIDE #10 AWG CONDUCTORS FOR CIRCUIT DP1-54, DP1-55
E306	LIGHTS WITHIN ZONE (G) ARE CONTROLLED BY A 8 CIRCUIT LIGHTING RELAY PANEL LRP1 BASED ON TIME OF DAY SCHEDULES. SEE SHEET E3.1.2 FOR LRP1 LOCATION.



14865 W. BELL RD.
SURPRISE, AZ 85374

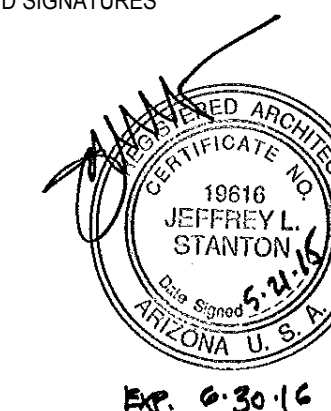
455 NORTH THIRD STREET
SUITE 250
PHOENIX, AZ 85004
602.265.2200
www.smithgroupjir.com

EIFS-1	EIFS-2	EIFS-3
METAL PANEL-1 BOX RIB PANEL COLOR: COPPER (TO MATCH METAL PANEL-2)	METAL PANEL-2 FLAT SHINGLE STYLE PANEL COLOR: COPPER	CMU (GROUND FACE)
GLASS	SPANDREL GLASS	

- A. REFER TO THE A10 X SERIES SHEETS FOR ARCHITECTURAL GENERAL NOTES, DRAWING, REFERENCE AND MATERIAL SYMBOLS, ABBREVIATIONS, AS WELL AS DIMENSIONING CONVENTIONS USED ON THIS DRAWING.
- B. REFER TO AND COORDINATE WITH STRUCTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL FOR ADDITIONAL INFORMATION NOT SHOWN ON THIS DRAWING.
- C. REFER TO AND COORDINATE WITH CIVIL DRAWINGS FOR ALL FINISH GRADES.
- D. REFER TO THE A44.1 SERIES SHEETS FOR ENLARGED EXTERIOR ELEVATIONS.
- E. REFER TO THE A44.2 SERIES SHEETS FOR EXTERIOR WINDOW AND GLIDER FRAME FIXATIONS.

[illegible]

SEALS AND SIGNATURES



EXP. 6-30-1

DRAWING TITLE

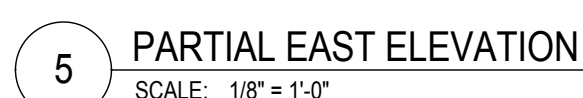
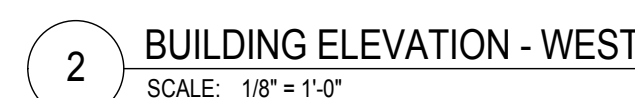
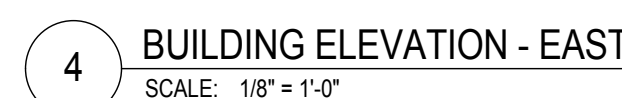
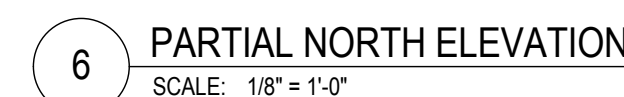
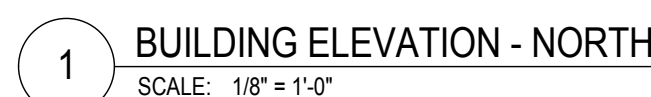
As indicated

SCALE	20292.000
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PROJECT NUMBER

DRAWING NUMBER

A4.1





SUN WEST FEDERAL
CREDIT UNION -
SURPRISE BRANCH

14865 W. BELL RD.
SURPRISE, AZ 85374

SMITHGROUP JJR

455 NORTH THIRD STREET
SUITE 250
PHOENIX, AZ 85004
602.265.2200
www.smithgroupjjr.com

GENERAL SHEET NOTES

- A. REFER TO THE A4.0 SERIES SHEETS FOR ARCHITECTURAL GENERAL NOTES, DRAWING, REFERENCE AND MATERIAL SYMBOLS, ABBREVIATIONS, AS WELL AS DIMENSIONING CONVENTIONS USED ON THIS DRAWING.
- B. REFER TO AND COORDINATE WITH STRUCTURAL, MECHANICAL, PLUMBING, AND ELECTRICAL FOR ADDITIONAL INFORMATION NOT SHOWN ON THIS DRAWING.
- C. REFER TO AND COORDINATE WITH CIVIL DRAWINGS FOR ALL FINISH GRADES.
- D. REFER TO THE A4.4.1 SERIES SHEETS FOR ENLARGED EXTERIOR ELEVATIONS.
- E. REFER TO THE A4.4.2 SERIES SHEETS FOR EXTERIOR WINDOW AND LOUVER FRAME ELEVATIONS.

[illegible]

SEALS AND SIGNATURES



DRAWING TITLE

EXTERIOR BUILDING ELEVATIONS

As indicated

SCALE 20292.000

PROJECT NUMBER

A4.1

DRAWING NUMBER















CITY OF SURPRISE
Planning and Zoning Commission

July 23, 2015 @ 6:00:00 PM

Back Print

Board Meeting Date:	July 23, 2015	Contact Person:	Eric Fitzer, Community Development
Submitting Department:	CD Boards and Commissions	District:	Internal
Staff Recommendations:	No Action		

Consent	Regular	Public Hearing	Report/Discussion
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Agenda Wording:

Discussion pertaining to future agenda items.

Motion:

Background:

Financial Impact Statement:

No Financial Impact

ATTACHMENTS:

[Click to download](#)

No Attachments Available

External Attachment Links:

Meeting Requirements:

Powerpoint x Video White Board Other x

Presentation Speaker Names (spelling and titles for TV captions):