

THE HUB AT TUCSON IV

PARK AND SPEEDWAY



THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

Core Spaces Developer - Antunovich Associates Architecture, planning, Interior Design



Tucson, Arizona | December 16th, 2019

DECEMBER 16TH 2019 - PROPOSED EXTERIOR DESIGN DEVELOPMENT ADJUSTMENTS

LIST OF PROPOSED CHANGES

- A** - Building height and parapet changes per zoning analysis and building height exhibit discussed with city Planning staff.
- B** - Window size increase. Height of all windows increased by 6" and the window sill is 6" lower. Living room windows width increased to allow for more light and vent.
- C** - Window relocated or added.
- D** - Door added or relocated for path of egress.
- E** - Column locations adjusted per structural evaluation.
- F** - Northeast duplex Town home removed and replaced with first level leasing office and mezzanine level unit.
- G** - Guardrail added for egress path fall protection.
- H** - Change to length of residential canopies due to column shift.
- I** - Rammed earth finish at entrance changed to porcelain tile with marble finish to be consistent with adjacent materials.
- J** - Wall shifted in response to transformer size increase.
- K** - Retail Windows elongated to account for site slope.



THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

APPROVED PARK AND SPEEDWAY RENDERING

Core Spaces Developer - Antunovich Associates Architecture, planning, Interior Design

Tucson, Arizona | December 16th, 2019



THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

PROPOSED PARK AND SPEEDWAY RENDERING

Core Spaces Developer - Antunovich Associates Architecture, planning, Interior Design

Tucson, Arizona | December 16th, 2019







THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

PROPOSED TYNDALL AND SPEEDWAY RENDERING

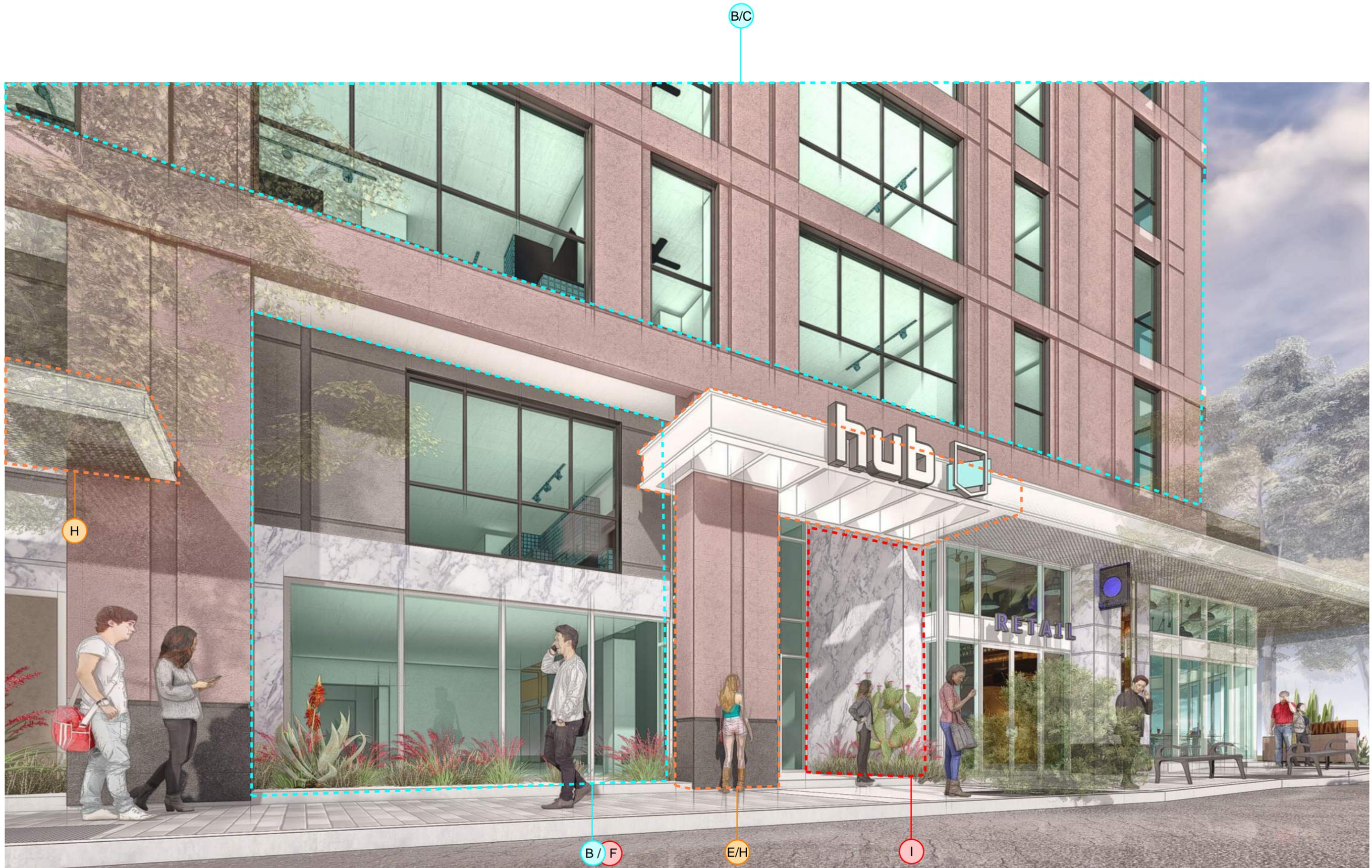
Core Spaces Developer - Antunovich Associates Architecture, planning, Interior Design

Tucson, Arizona | December 16th, 2019













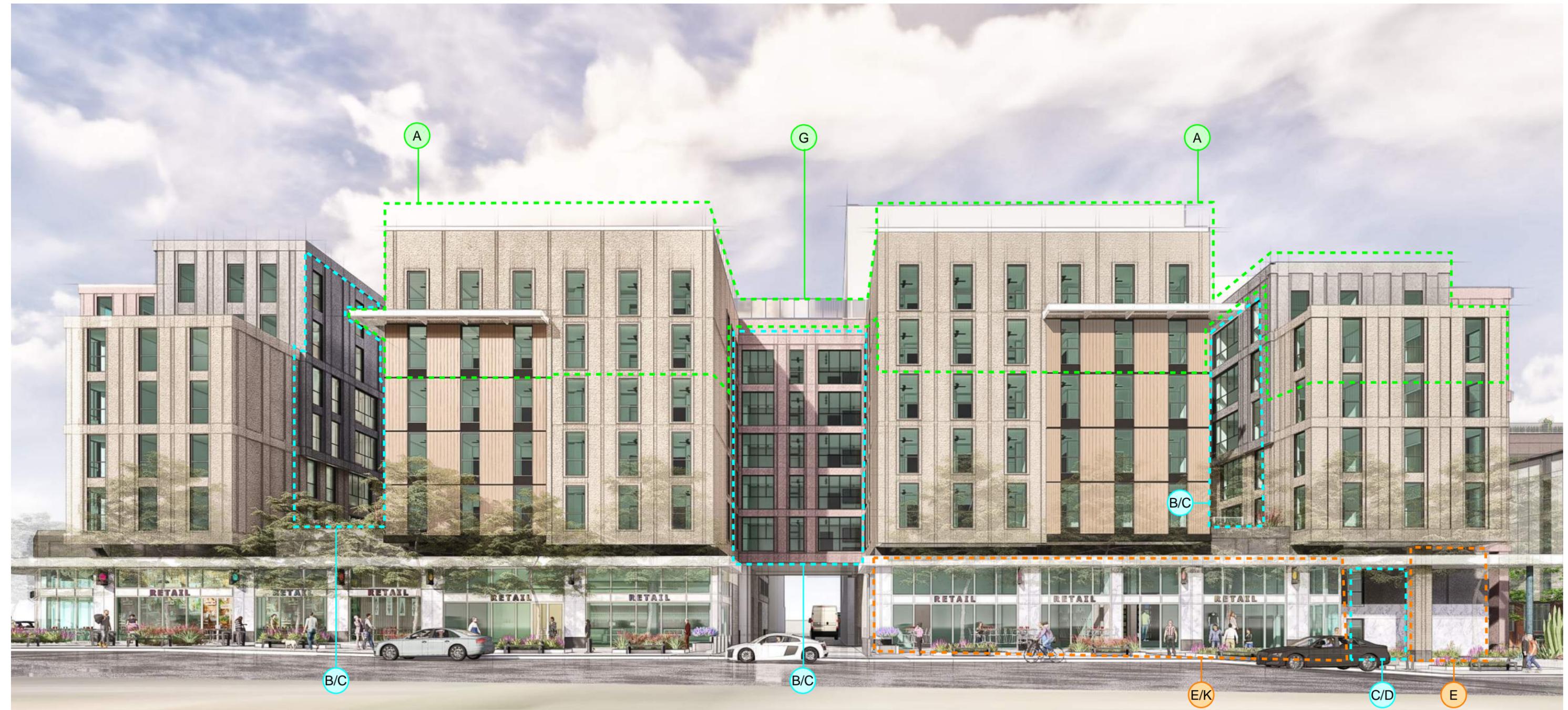


THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

PROPOSED TOWN HOMES ON PARK RENDERING











THE HUB IV AT PARK AND SPEEDWAY DESIGN PACKAGE CHANGE SUBMISSION

Core Spaces Developer - Antunovich Associates Architecture, planning, Interior Design

PROPOSED SPEEDWAY RENDERING

Tucson, Arizona | December 16th, 2019





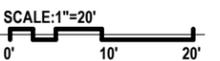






EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)





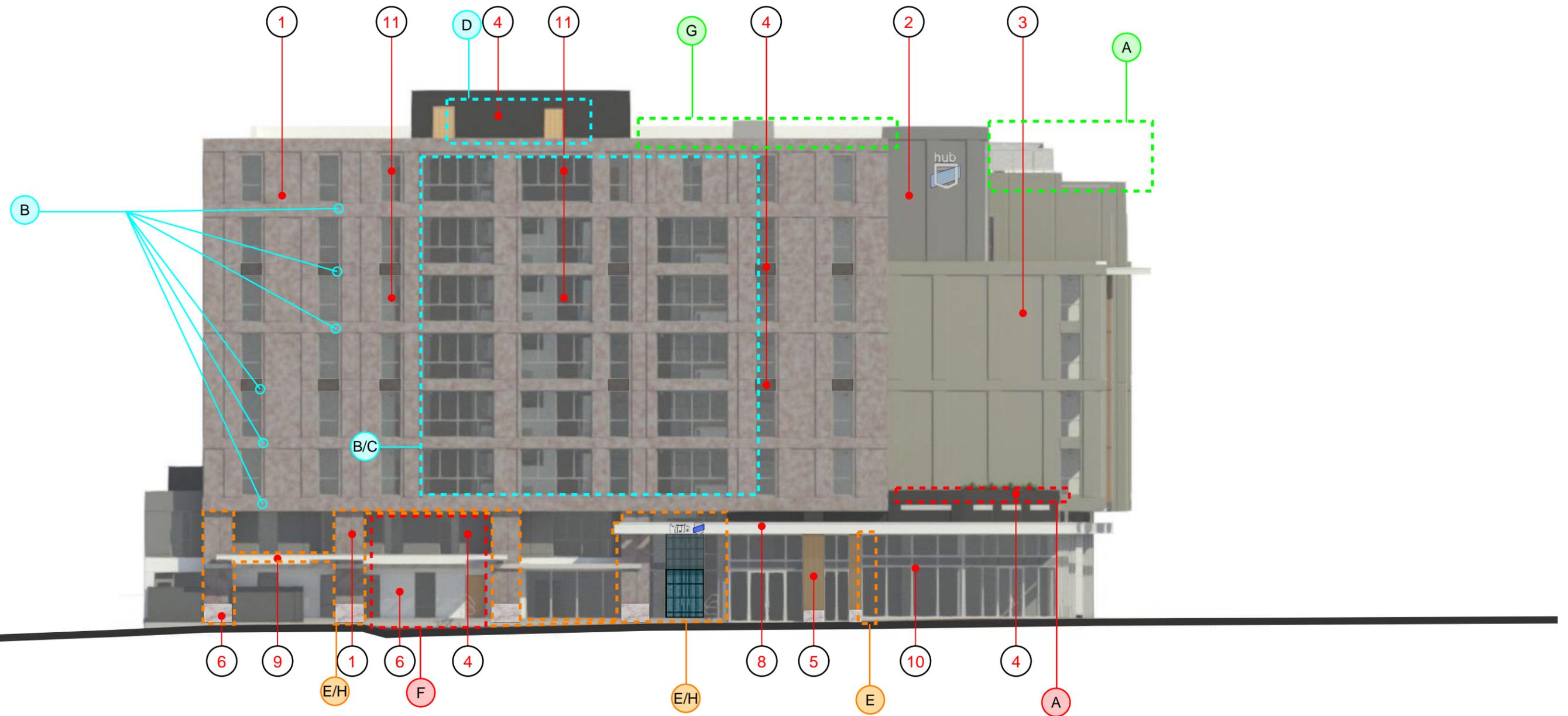
EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



EXTERIOR MATERIAL LEGEND

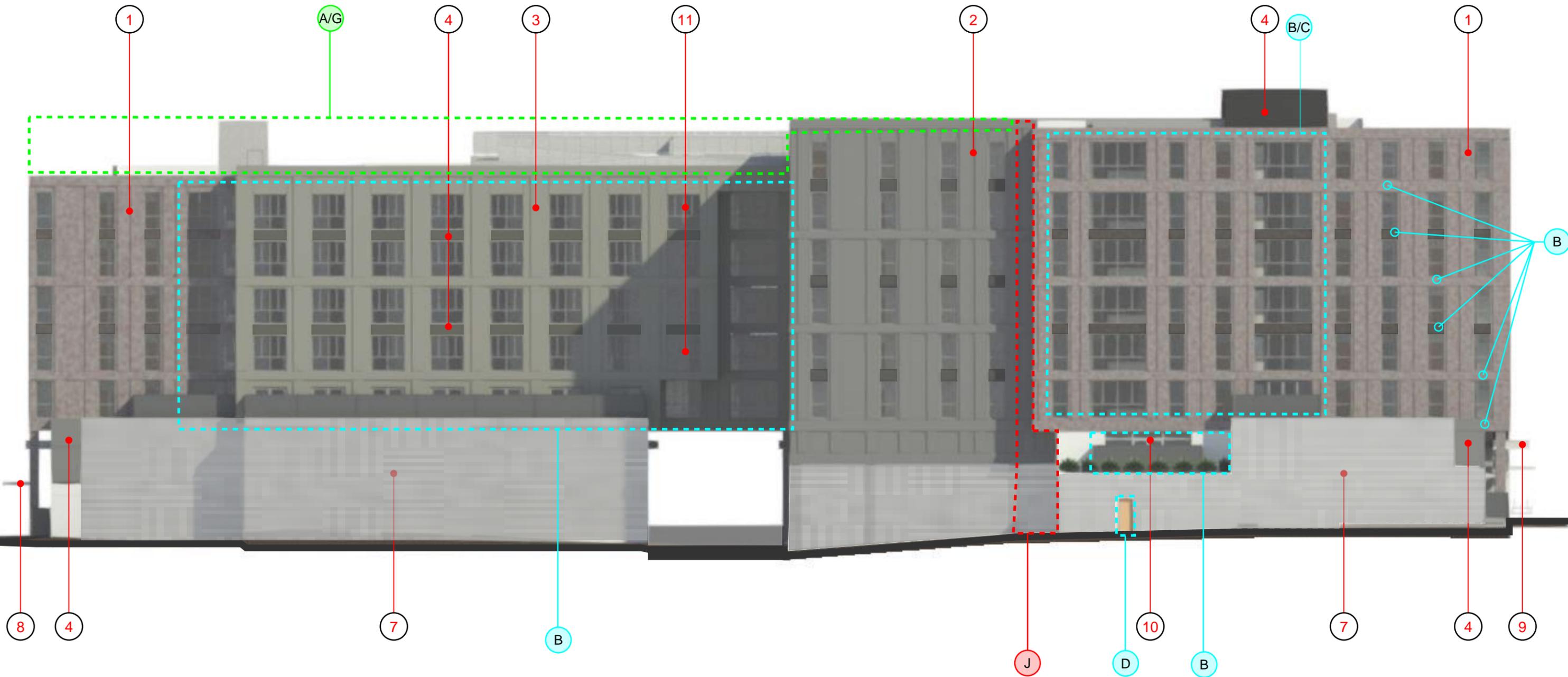
- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



SCALE: 1"=20'
 0' 10' 20'

EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



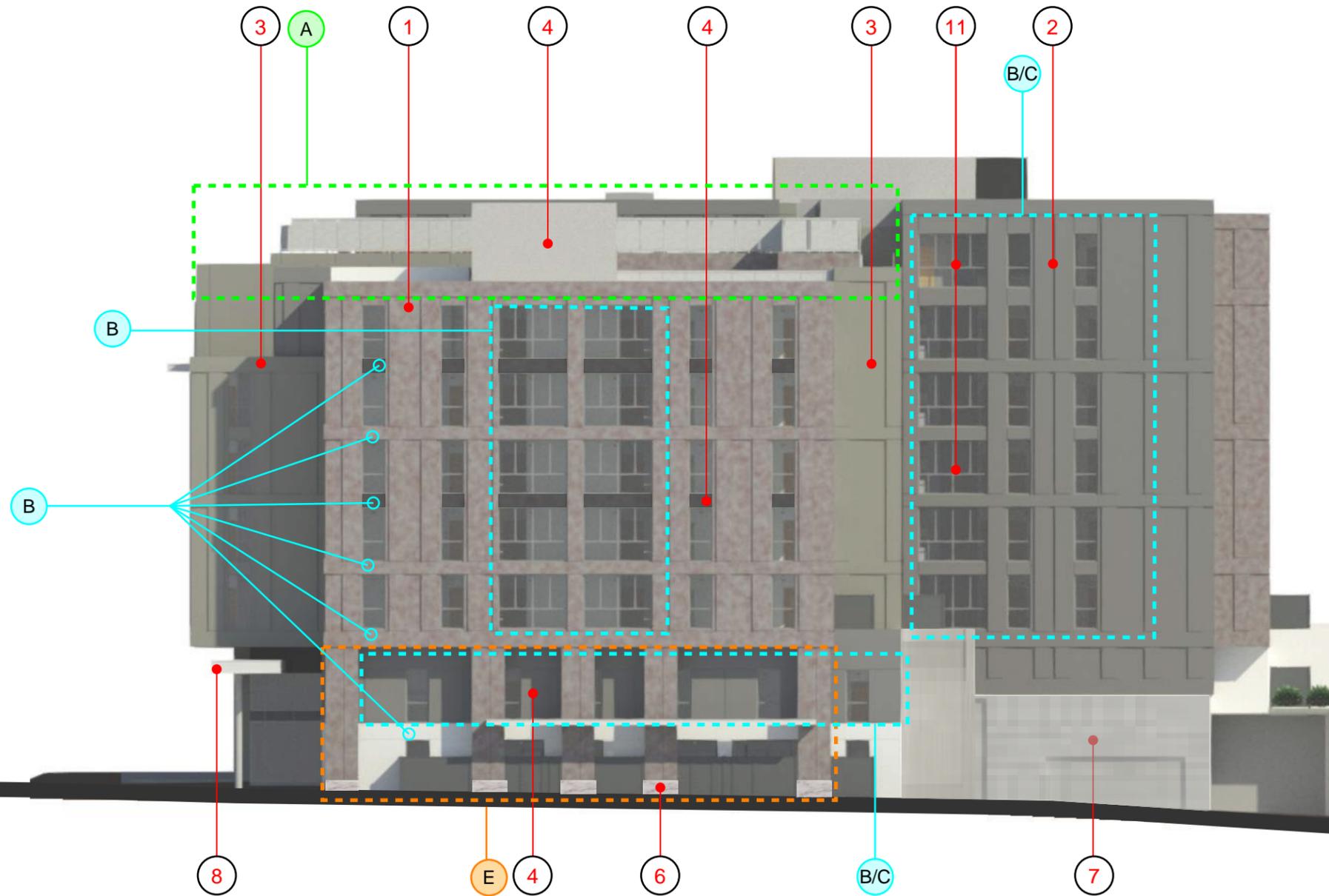
EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)



EXTERIOR MATERIAL LEGEND

- 1. EIFS TYPE 1 – DRYVIT SAND PEBBLE FINISH (DESERT PUCE COLOR)
- 2. EIFS TYPE 2 – DRYVIT SAND PEBBLE FINISH (WARM GREY COLOR)
- 3. EIFS TYPE 3 – DRYVIT TIBOR (GREY TAUPE COLOR)
- 4. EIFS TYPE 4 – DRYVIT TIBOR (GREY/ BLACK COLOR)
- 5. DARK BROWN (SW7515) SIDING
- 6. PORCELAIN TILE - WHITE / GREY MARBLE FINISH
- 7. SCORED FACE CMU - INTEGRAL COLOR SCORED FACE CMU WITH BLACK MORTAR.
- 8. RETAIL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 9. RESIDENTIAL CANOPY - PAINTED STEEL FRAME WITH PERFORATED PANEL CANOPY CLADDING
- 10. STORE FRONT - POWDER COATED ALUMINUM STORE FRONT WINDOW & ENTRANCE SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (WHITE COLOR)
- 11. RESIDENTIAL WINDOWS - ALUMINUM OPERABLE WINDOW SYSTEM WITH 1" INSULATING LOW-E GLASS & PRE FINISHED ALUMINUM FRAME. (BLACK COLOR)