

STATEMENT OF INTENT

THE GROUND UP CONSTRUCTION OF A NEW 12,625 SF MEDICAL OFFICE BUILDING. SERVICES WILL INCLUDE 4 SURGICAL SUITES (3 OPERATING ROOMS AND 1 CATHETERIZATION LAB). THIS PROJECT WILL COMPLETE THE DEVELOPMENT OF THE GENERAL AREA BY BUILDING ON THE LAST OPEN PARCEL.

THE BUILDING WILL BE A TYPE IIB CONSTRUCTION (METAL FRAMED BUILDING WITH FASCIA BRICK VENEER &/OR MASONRY).

THE DESIGN AND ARCHITECTURAL INTEGRITY OF THE 2 STORY BUILDING (~24FT IN HEIGHT, SINGLE STORY) REFERENCES THE WHITE MASONRY CONTEXT OF ITS SURROUNDINGS, ALL OF WHICH HAVE AT LEAST 2 LEVELS.

THE PATTERNED EXTRUSION OF A SINGLE MASONRY ELEMENT IS THE PRIMARY DESIGN ACCENT. THE EXTRUSION PATTERN CREATES BOTH A DESIGN RHYTHM AMONG ALL FACADES AND ALSO SERVES AS A HORIZONTAL BANDING ELEMENT TO CREATE SCALE AND CONTINUITY. EACH EXTRUSION WILL CAST A SMALL SHADOW, CREATING ADDITIONAL DEPTH AND TEXTURE ON EACH FACADE AT DIFFERENT TIMES OF THE DAY.

THE SHADING ELEMENTS AROUND THE WINDOWS ARE METAL/STEEL FRAMED CANOPY SYSTEMS THAT INCLUDE EITHER A PERFORATED METAL PANEL (OVER THE EASTERN/SOUTHERN FENESTRATION) OR AN ANGLE FIN ELEMENT (OVER THE SOUTHERN BUILDING ENTRANCE).

A NEW LANDSCAPE CONCEPT ACTIVATES THE MAIN (SOUTHERN) ENTRANCE OF THE BUILDING AND ALSO COMPLETES THE WALKWAY SPACE THE PROPOSED BUILDING'S NORTH.

PER THE PRETECHNICAL MEETING AND REVIEW, IN ORDER TO MEET THE LARGER SITE'S PARKING REQUIREMENT, THE OWNER WILL INCLUDE 2 ADDITIONAL DROP-OFF AREAS ON THE WESTERN AND NORTHWEST SITE AREAS. PER THE CITY OF CHANDLER'S STANDARD DETAIL C-261, THIS WILL BE A TYPE 'B' SINGLE ZONE. ADDITIONAL GRAPHICS AND PARKING CALCULATION INFORMATION IS INCLUDED WITH THIS SUBMITTAL.

REMAINING PARKING AND DRIVE AREAS ARE TO REMAIN. THE ONLY CHANGES TO THE EXISTING PARKING LOT INCLUDE CHANGES 3 EXISTING NON-ADA PARKING SPACES TO 2 ADA COMPLIANT SPACES WITH CENTER STRIPING.

LASER MEDICAL WILL OCCUPY THIS BUILDING IN ITS ENTIRETY. THE HOURS OF OPERATION ARE GOING TO BE MONDAY THROUGH FRIDAY, 7AM- 4PM. THERE WILL BE BETWEEN 8-10 EMPLOYEES IN THE BUILDING DURING BUSINESS HOURS.