

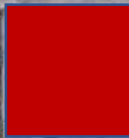
“A” Mountain

Mission Gardens

“A’ Mountain Landfill

Santa Cruz

19th



I-10

Barrio Kroeger Land

22nd Street

Google

Verdugo Park



Google



Zone C-2
Occ: R-1
Const: V-b
34'-0"
14,700sq. ft. GF
32,921 sq. ft.



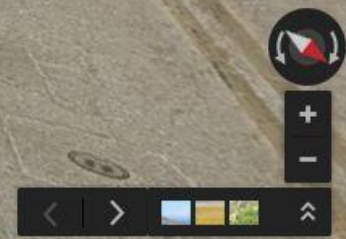
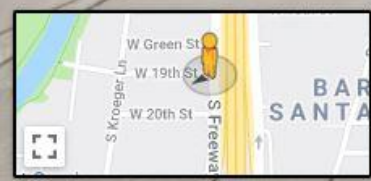
19th

S. Freeway

Elevated Off-ramp

I-10East (south)





828 W 19th St

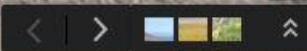
Tucson, Arizona

Google

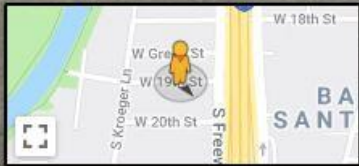
Street View - Aug 2016



W 19th St



Google





DEL
SOL
WIFI





lid formerly a Motel 6, is transitioning from a modest, budget motel to a boutique hotel that intrigues all travelers. The owner wishes to remodel the existing 112 rooms, add a new building on the freeway side of the site along with a new utility area along W 20th St., and replace and relocate pool equipment for the existing pool. The new building will provide a lobby, breakfast, bar, office areas, and restrooms to accommodate the pool and new building. The existing utility building will remain a space for staff services and the new addition will provide an area for bikes to be rented out by guests.

The current square footage of the existing space is 32,921 square feet [net] – they will add an additional 2,934 square feet [net] of new interior space on the east and interior space on the south. With the addition of the new building that will house public hotel amenities, the total number of parking spaces available comes out to 91 which is 29 less than the total 120 parking spaces needed. Due to site limitations, additional parking will not be provided.

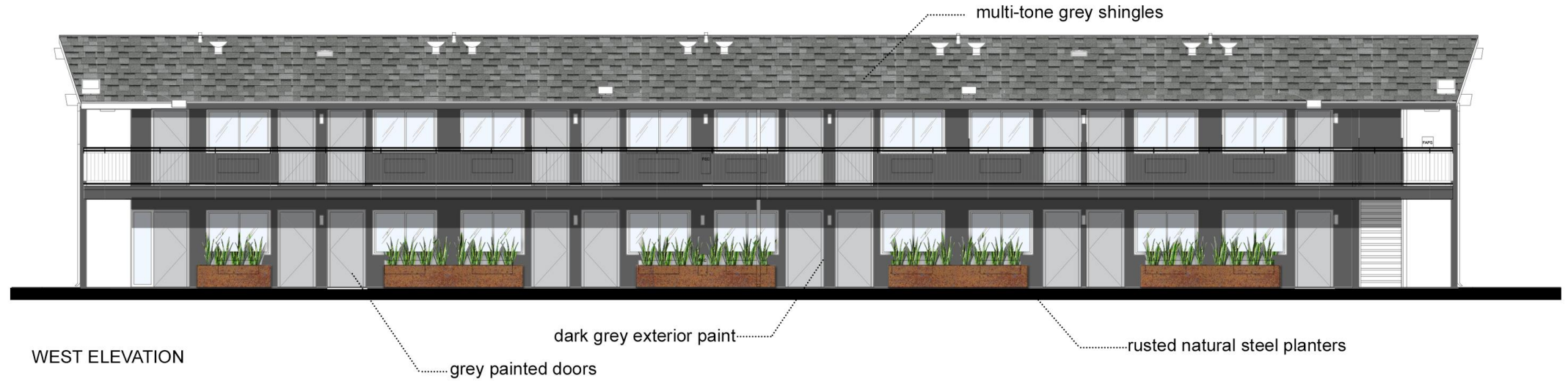


PUBLIC BUILDING EXTERIOR EAST
rendering

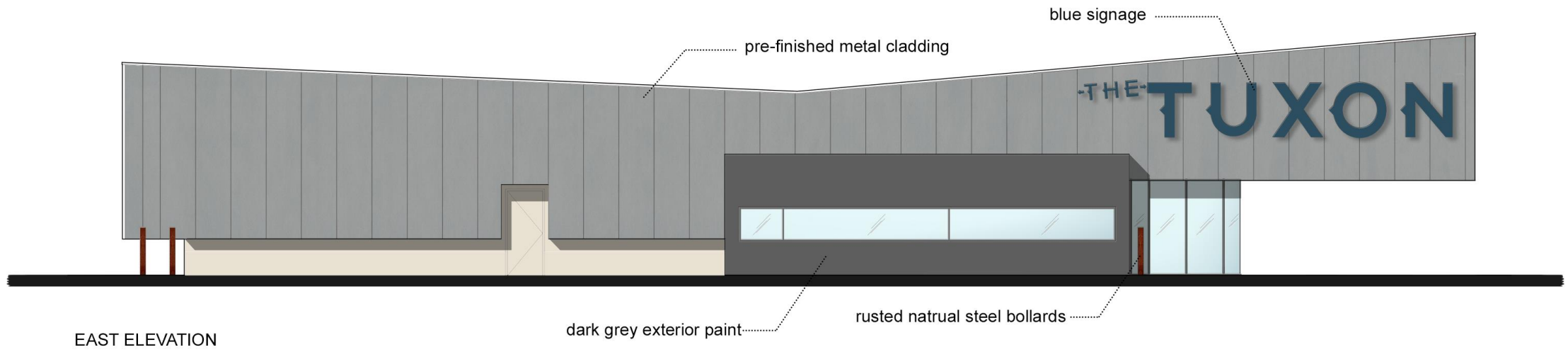
SVP Holdings LLC

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245 E. Congress St.
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520.795.9888



WEST ELEVATION



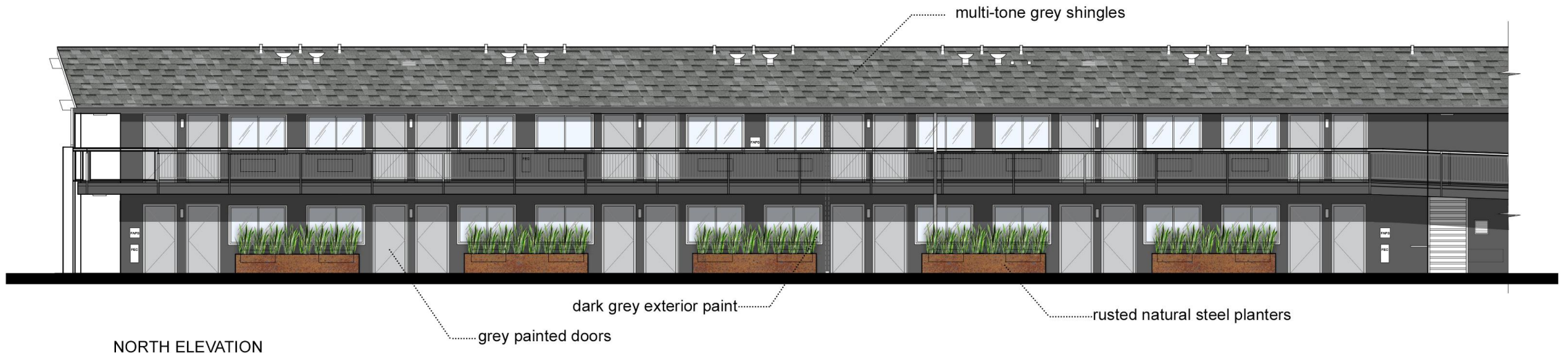
EAST ELEVATION



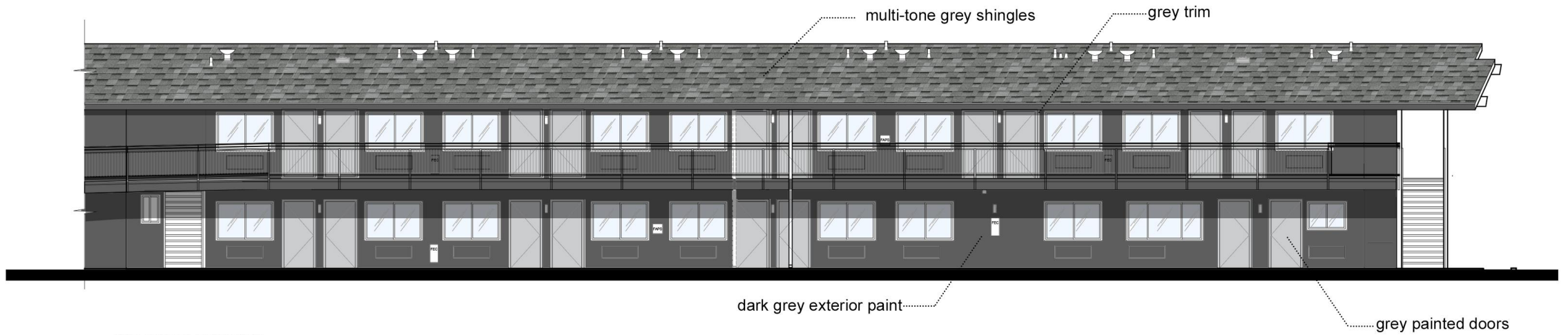
SVP Holdings LLC



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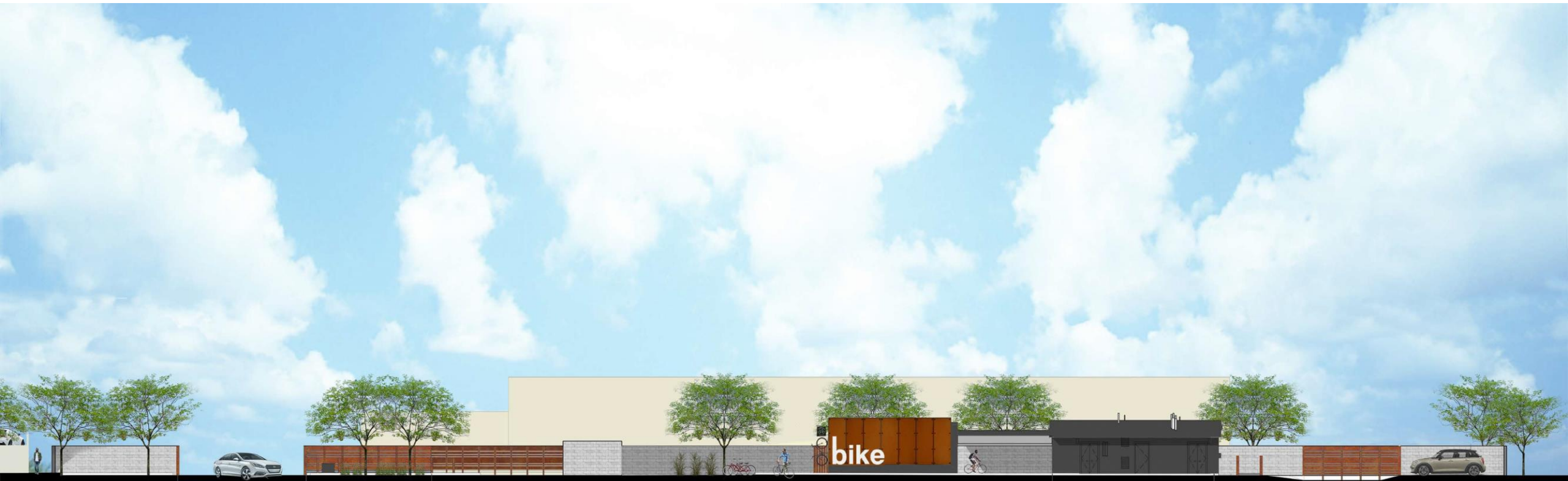
NORTH ELEVATION



SOUTH ELEVATION







secondary exit/entry

automatic gate

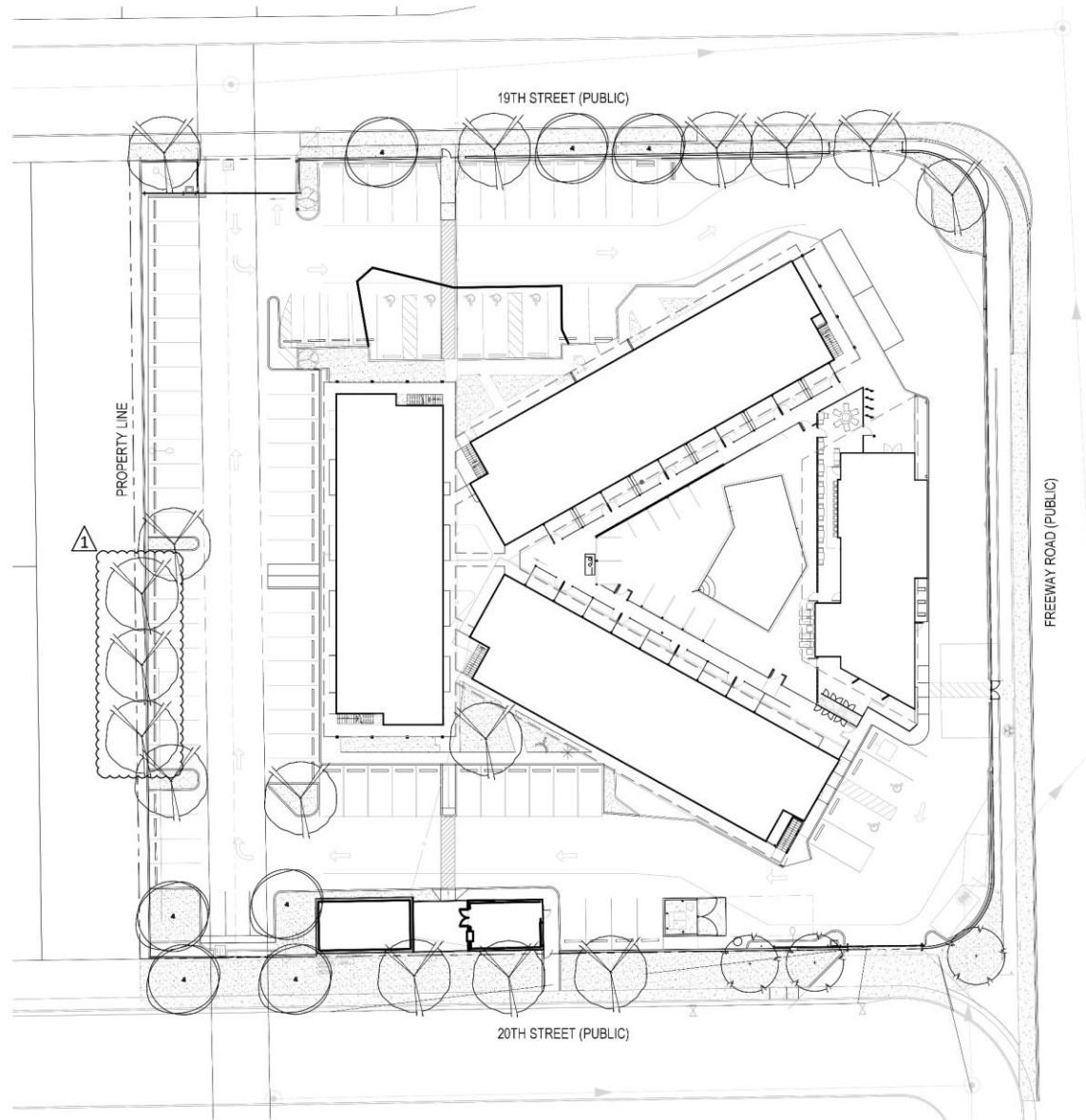
existing service building

THE
TUXON
a boutique urban hotel

south elevation of property line
RENDERING

SVP Holdings LLC

FORS
architecture
interiors
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PLANT SCHEDULE				
SYM.	BOTANICAL NAME COMMON NAME	SIZE BRANCH	CALIPER H x W	QTY
TREES				
	<i>Bauhinia lunarioides</i> Anacacho Orchid Tree	15 GALLON SINGLE	1.75" CAL 8' x 6'	XX
	<i>Parkinsonia</i> 'Desert Museum' Desert Museum Palo Verde	24" BOX MULTI	2" CAL 12' x 10'	XX
	<i>Prosopis</i> sp. 'Rio Salado' Rio Salado Mesquite	24" BOX MULTI	2.25" CAL 14' x 10'	XX
	<i>Quercus buckleyi</i> Red Rock Oak	24" BOX SINGLE	1.75" CAL 10' x 8'	XX
	Existing Tree to Remain	N/A	N/A	XX
SHRUBS				
	<i>Calliandra</i> spp. Sierra Starr	5 GALLON		XX
	<i>Carrissa macrocarpa</i> Boswood Beauty	5 GALLON		XX
	<i>Leucophyllum candidum</i> Thunder Cloud	5 GALLON		XX
	<i>Leucophyllum revolutum</i> Hoodlum	5 GALLON		XX
	<i>Tecoma</i> spp. Yellow Bells	5 GALLON		XX
ACCENTS				
	<i>Euphorbia antisyphilitica</i> Candelilla	5 GALLON		XX
	<i>Mesopateles parviflora</i> 'Pink Parade'	5 GALLON		XX
	<i>Pedilanthus macrocarpus</i> Lady Slipper	5 GALLON		XX
GROUNDCOVERS				
	<i>Lantana</i> x 'New Gold' Yellow Lantana	1 GALLON		XX
	<i>Myoporum parvifolium</i> Creeping Myoporum	1 GALLON		XX
	<i>Rosmarinus officinalis</i> Trailing Rosemary	1 GALLON		XX
	<i>Verbena tenera</i> Moss Verbena	1 GALLON		XX
	<i>Wedelia triobata</i> Yellow Dot	1 GALLON		XX
GRASSES				
	<i>Muhlenbergia capillaris</i> Ragel Mist	5 GALLON		XX
	<i>Nassella tenuissima</i> Mexican Feather Grass	5 GALLON		XX
VINES				
	<i>Calceum Macrocyperum</i> Yellow Orchid Vine	1 GALLON		XX
INERT GROUNDCOVER				
SYM.	DESCRIPTION	QTY		
	1" Screened Rock at a depth of 2" Color: Coronado Brown Arizona Trucking & Materials (520 400 6366)	XX sf		

09 MAY 2019



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**DEVELOPMENT PLAN PACKAGE
DEVELOPMENT PLAN**

FOR
THE TUXON
T14S R13E SECTION 14
G&SRM
TUCSON, ARIZONA

LANDSCAPE PLAN

NO.	REVISION	DATE	DRWN BY	J.R.G.	DATE	5/13/2019	7
			DSGN BY	J.A.S.	JOB NO.		11
			CHD BY	J.A.S.	SCALE: H: 1" = 20'	V: N/A	







THE
TUXON typical room
rendering

SVP Holdings LLC
bar6 group

FORS
architecture
interiors

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