



ARCHITECTS

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Date: June 6, 2023

Project: Penske Truck Leasing
15500 E 32nd Ave
Aurora, CO

Waiver Request re: Adjustment to the distance of the Building Elevation height variation.

On behalf of Penske Truck Leasing we are requesting an adjustment to the building Elevation to maintain the height of the new exterior wall a total distance from 100'-0" allowed to 117'-0" actual. Since this variation is greater than 10% (110') we are requesting an addition distance of 7'-0" to be allowed.

We feel that this request meets with Item 3. of the Criteria for Approval as follows:

- a. The adjustment will have no material adverse impact on any abutting lot, or any material adverse impacts have been mitigated by conditions the adjustment; and
- b. The adjustment does not violate any conditions of approval specifically applied to development of the property by the Planning and Zoning Commission City Council,
and
- c. The following criteria has been met:
 - i. The adjustment will result in perception of development quality as viewed from adjacent streets and abutting lots that is equal to or better than would have been required without the adjustment.

Prepared by,



Phil Gallegos
K/G Architects

Attachments:

A7-0 Exterior Elevations
3D colored rendering

Copy: Joshua Lester

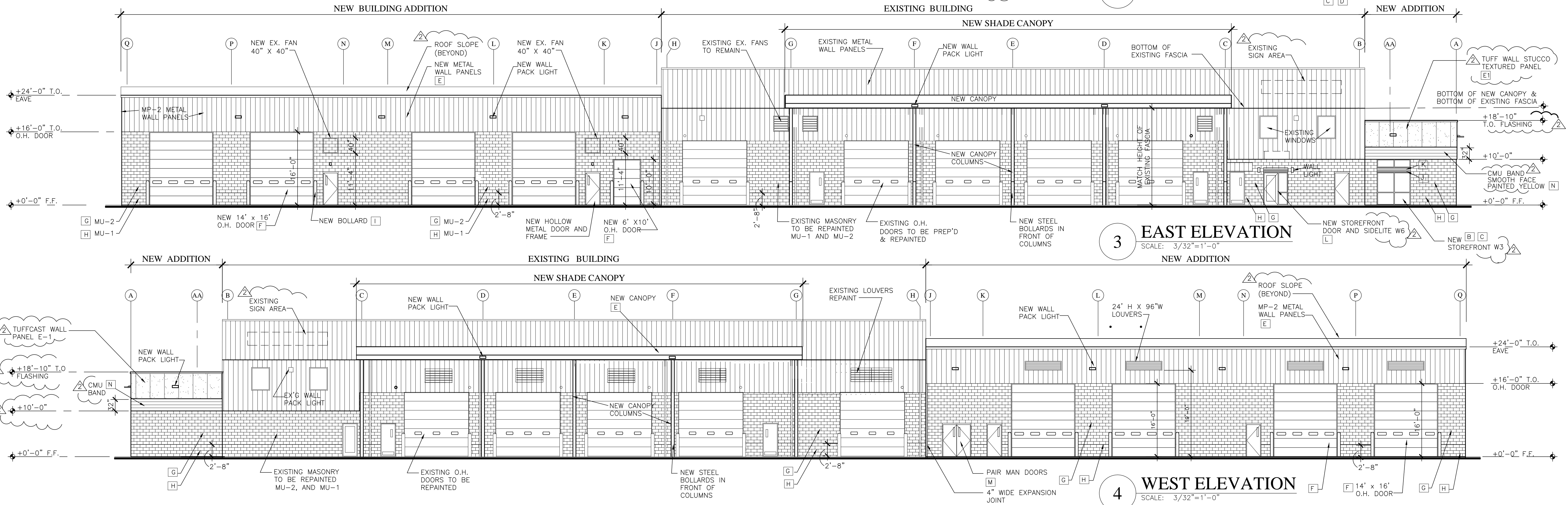
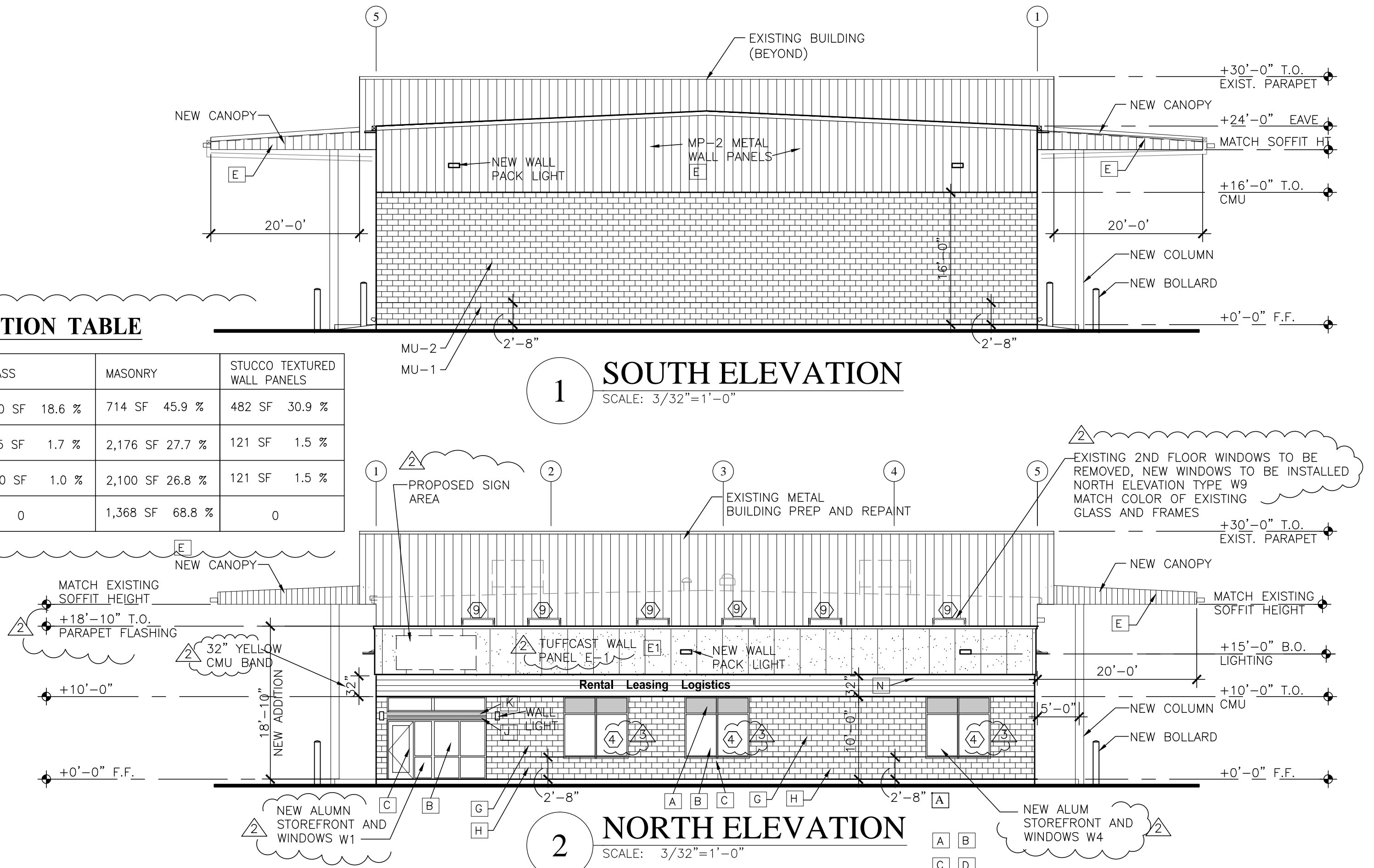
EXTERIOR MATERIALS & FINISH SCHEDULE				
MARK	MATERIAL	LOCATION	MANUFACTURERS	DESCRIPTION
A	GL-2 SPANDREL GLASS	ABOVE 8FT WHERE NOTED AT EXTERIOR WINDOWS	-	1" INSULATED SPANDREL GLAZING, COLOR: BLACK OPAQUE - TEMPERED AS REQUIRED
B	GL-1 VISION GLASS	TYPICAL AT EXTERIOR DOORS AND WINDOWS AS NOTED	-	1" INSULATED GLAZING, COLOR: LIGHT BRONZE TINT TO MATCH EXISTING GLASS
C	SF-1 STOREFRONT FRAMING	STOREFRONT DOOR & WINDOW LOCATIONS	KAWNEER OR EQUAL	BRONZE ANODIZED ALUMINUM STOREFRONT FRAMING TO MATCH EXISTING FRAMES
E	MP-2 METAL PANEL (BROWN)	AVP METAL FACADE PANELS, DOWNSPOUTS & TRIM	METAL BUILDING VENDOR	AVP METAL BUILDING PANELS, DOWNSPOUTS AND TRIM COLOR MEDIUM BRONZE
E-1	MP-3 STUCCO TEXTURED PANEL	OFFICE ADDITION FACADE PANELS	METAL BUILDING VENDOR	TUFF WALL COLOR - ANTIQUE BRONZE TUFF-COTE FINISH SYSTEM COATING
F	INSULATED OVERHEAD DOOR	SERVICE AND WASH BAYS	OVERHEAD DOOR: SERIES 592	EXTERIOR PAINT COLOR: ARCHITECTURAL BROWN
G	MU-2 MASONRY UNIT	BUILDING FACADE ABOVE 2'-8"	8" x 8" x 16" STANDARD GRAY SPLIT FACE CMU	+2'-8" UPPER WALL SPLIT FACE MASONRY WITH ELASTOMERIC PAINT COLOR EXP-11
H	MU-1 MASONRY UNIT	BUILDING BASE TO 2'-8"	8" x 8" x 16" STANDARD GRAY SPLIT FACE CMU	UP TO 2'-8" A.F.F., SPLIT FACE MASONRY WITH ELASTOMERIC PAINT COLOR EXP-10
I	BC-1 BOLLARD COVER		BY IDEAL SHIELD	STEEL PIPE BOLLARDS WITH SLEEVE COVERS
J	PC-2 ALUMINUM BAND	ABOVE STOREFRONT ENTRANCES	KAWNEER OR EQUAL	POWDER COATED ALUMINUM BAND COLOR: AEGEAN BLUE (UPPER BAND)
K	PC-1 ALUMINUM BAND	ABOVE STOREFRONT ENTRANCES	KAWNEER OR EQUAL	POWDER COATED ALUMINUM BAND COLOR: ULTRAMARINE BLUE (UPPER BAND)
L	ALUMINUM STOREFRONT DOOR	ENTRY DOOR: RENTAL, OFFICE & SERVICE ENTRANCE	KAWNEER OR EQUAL	FULL VISION DOOR
M	HOLLOW METAL DOOR	RENTAL STORAGE / SHOP ENTRY / WASH BAY	STEELCRAFT B-SERIES OR CECO MEDALLION SERIES	PRE-FINISHED ARCH BROWN COLOR EXP-3
N	32" HIGH SMOOTH FACE MASONRY BAND	OFFICE ADDITION ACCENT YELLOW PAINTED CMU STACK BAND		

NOTES:
1. SEE SPECIFICATIONS FOR ADDITIONAL DETAILS & SUPPLIER INFORMATION
2. CONCEALED CMU TO BE STANDARD GRAY AND SMOOTH FACE.
3. PAINT WITH ELASTOMERIC PAINT BEHIND METAL PANEL TO ACT AS SEALANT

MATCH EXISTING BUILDING GLASS COLOR AND FRAME FINISH

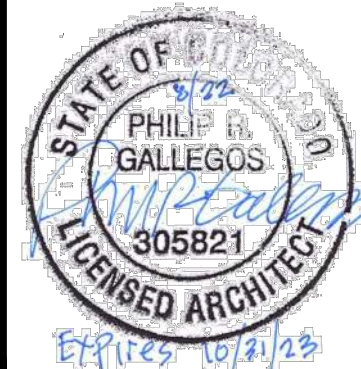
MATERIAL CALCULATION TABLE

	METAL WALLS AND DOORS	GLASS	MASONRY	STUCCO TEXTURED WALL PANELS
NORTH ELEVATION 1,558 SF NEW	72 SF 4.6 %	290 SF 18.6 %	714 SF 45.9 %	482 SF 30.9 %
EAST ELEVATION 7,832 SF NEW & EX'G	5,420 SF 69.1 %	115 SF 1.7 %	2,176 SF 27.7 %	121 SF 1.5 %
WEST ELEVATION 7,832 SF NEW & EX'G	5,531 SF 70.7 %	80 SF 1.0 %	2,100 SF 26.8 %	121 SF 1.5 %
SOUTH ELEVATION 1,990 SF NEW	622 SF 31.2 %	0	1,368 SF 68.8 %	0



BUILDING ADDITION
& RENOVATIONS
PENSKE TRUCK LEASING
15600 E. 32ND AVENUE
AURORA, CO.

K/G
ARCHITECTS
7585 E. REDFIELD ROAD
SUITE 102
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(480) 443-3705 - TEL.
(480) 443-3805 - FAX



DRAWN BY:
BIA
CHECKED BY:
LK / PC
PROJECT NO:
21114

DATE	REVISIONS
05-19-23	1. PLANNING
EXTERIOR ELEVATIONS	

DATE: 01-25-23
ISSUED FOR: REVIEW
SHEET NO: A7-0



PENSKE AURORA

K/G Architects