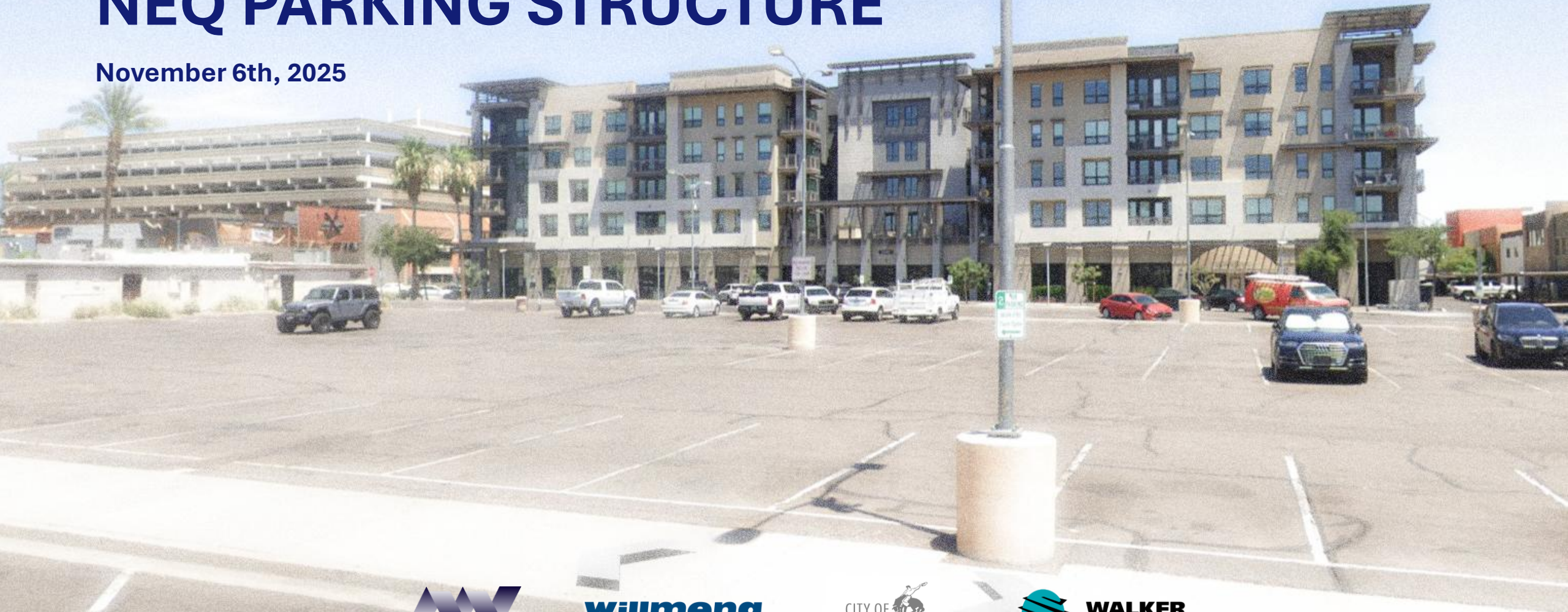


CITY OF SCOTTSDALE ENTERTAINMENT DISTRICT

NEQ PARKING STRUCTURE

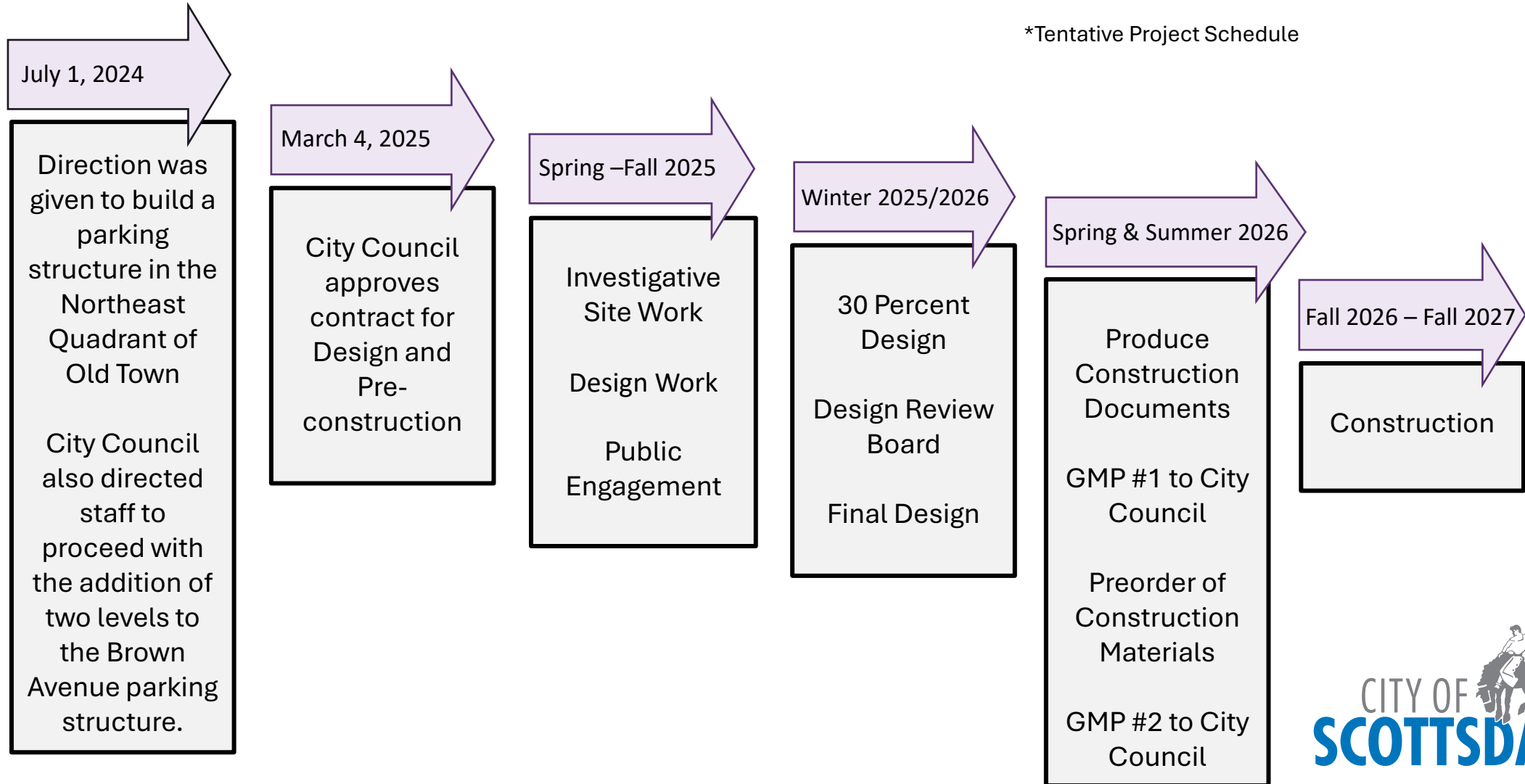
November 6th, 2025



WHERE WE ARE IN THE PROCESS...



*Tentative Project Schedule



SITE OVERVIEW



NEIGHBORHOOD CONTEXT



GALLERIA

SMALL BUISNESS

ENTERTAINMENT
DISTRICT

RESIDENTIAL

SMALL BUSINESS

N CIVIC CENTER PLAZA

RESIDENTIAL

SMALL BUSINESS

N WELLS FARGO AVE

E STETSON DR

SMALL BUSINESS

N 75th St

N DRINKWATER BLVD

E 6th AVE

SMALL BUISNESS

SMALL BUISNESS

PROJECT LOCATION

HOTEL

RESIDENTIAL

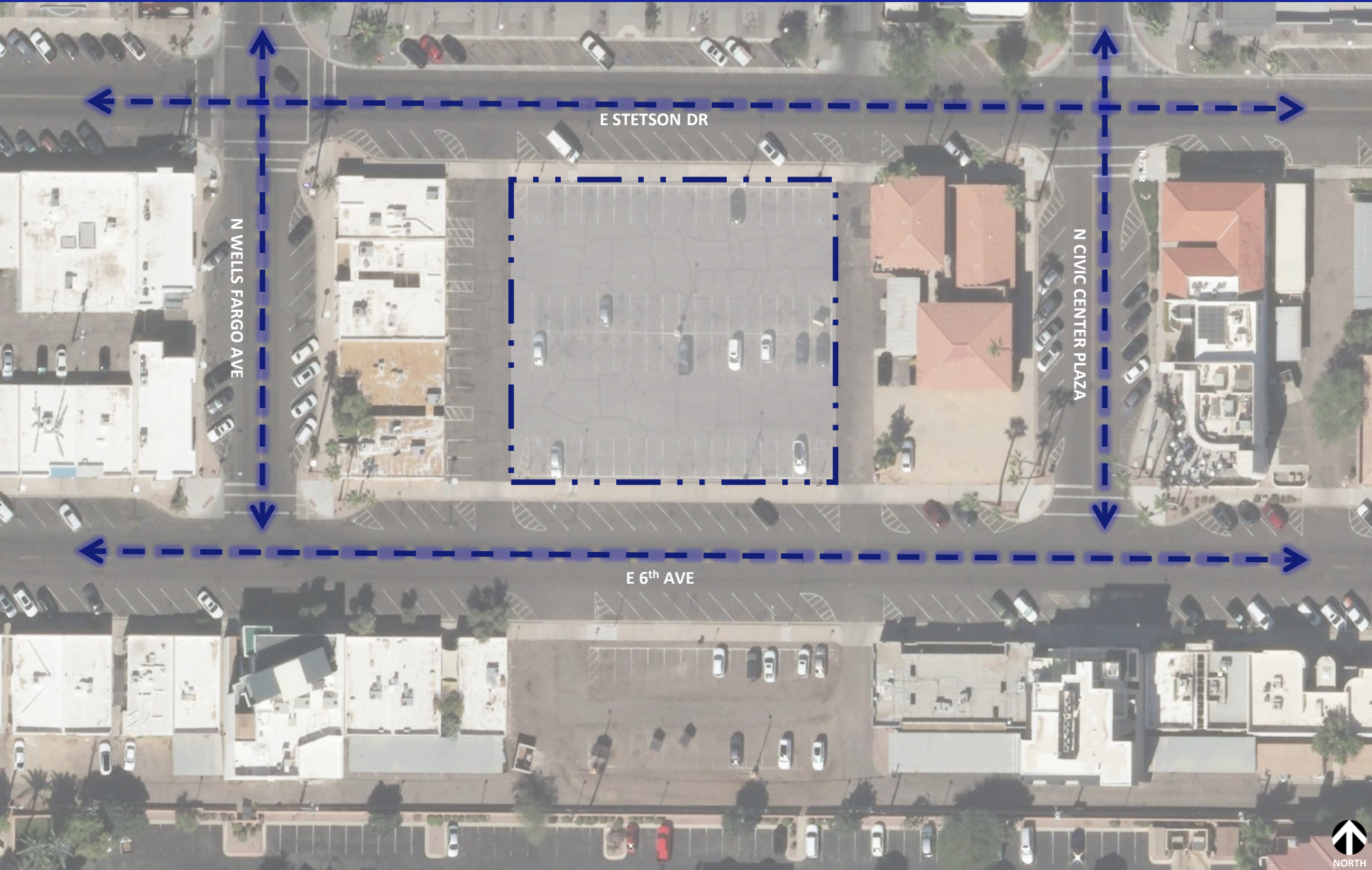


NORTH

EXISTING SITE CONDITIONS



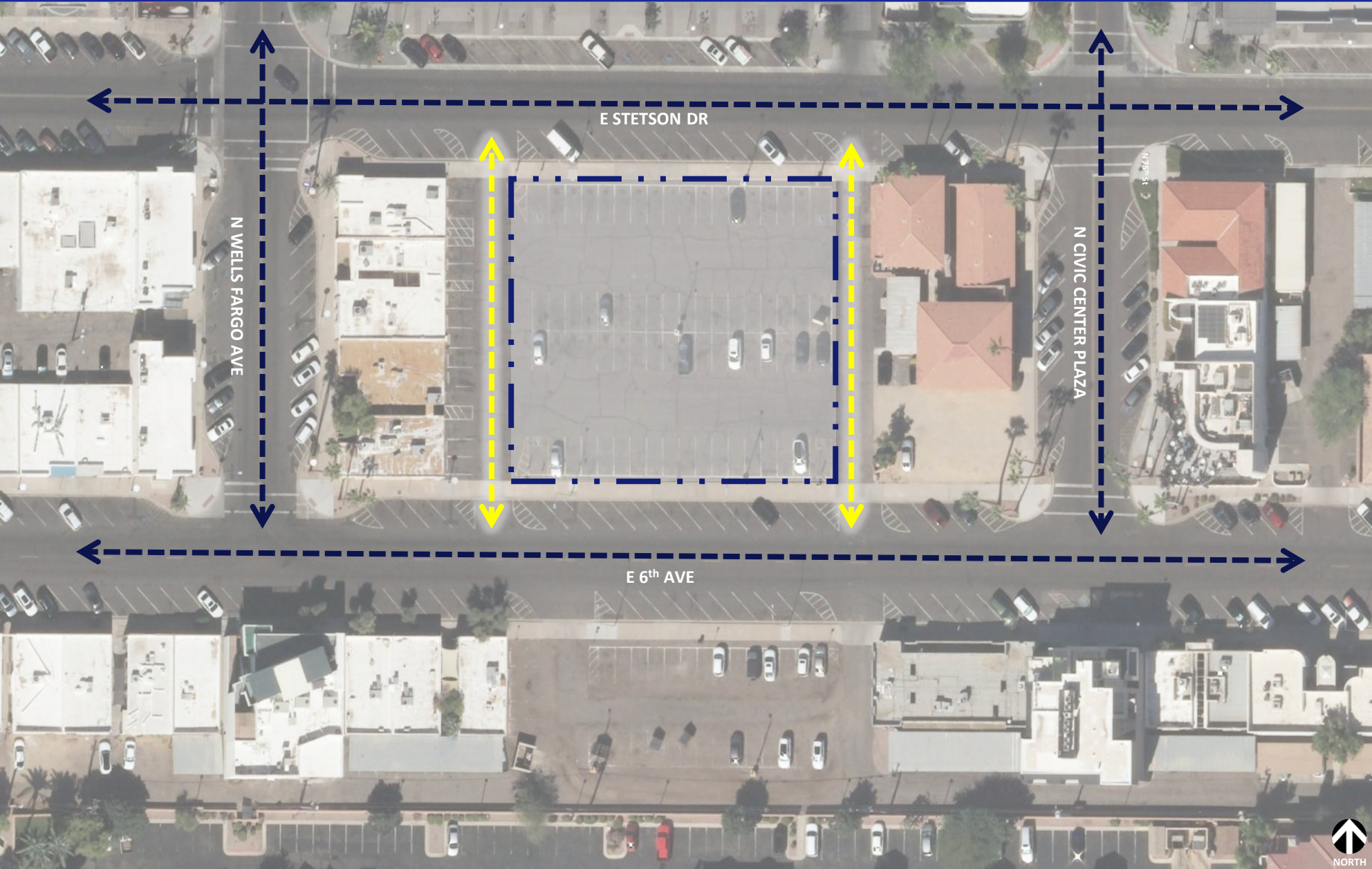
PRIMARY VEHICULAR CIRCULATION



SCOTTSDALE NEQ GARAGE :

Primary vehicular circulation follows Stetson Drive to the North, 6th Avenue to the south, Wells Fargo to the west , and Civic Center to the East.

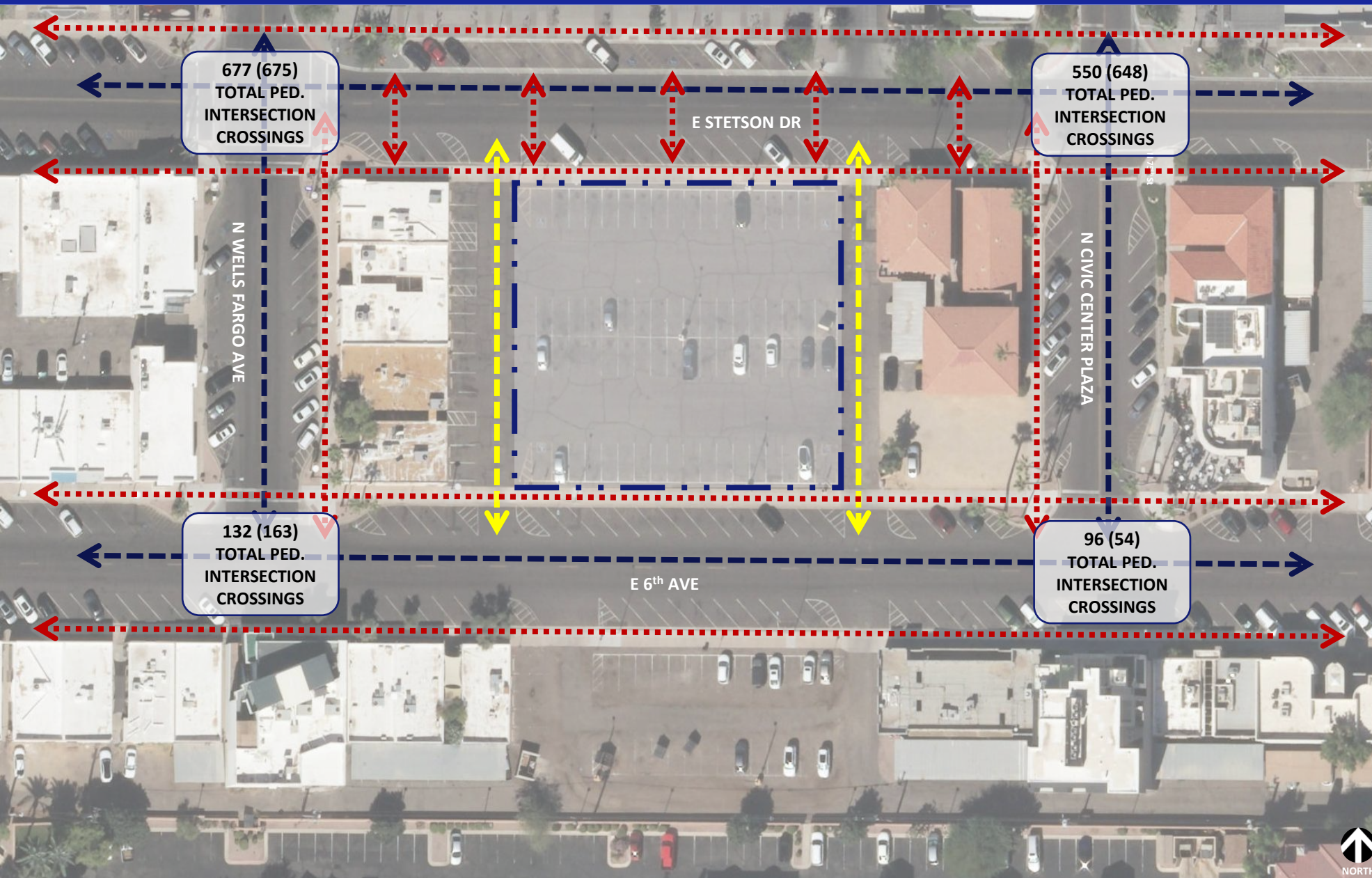
ALLEY CIRCULATION



SCOTTSDALE NEQ GARAGE :

There is secondary access on two sides of the project site. An alley on the west side of the parcel and one on the east side the parcel.

PEDESTRIAN CIRCULATION



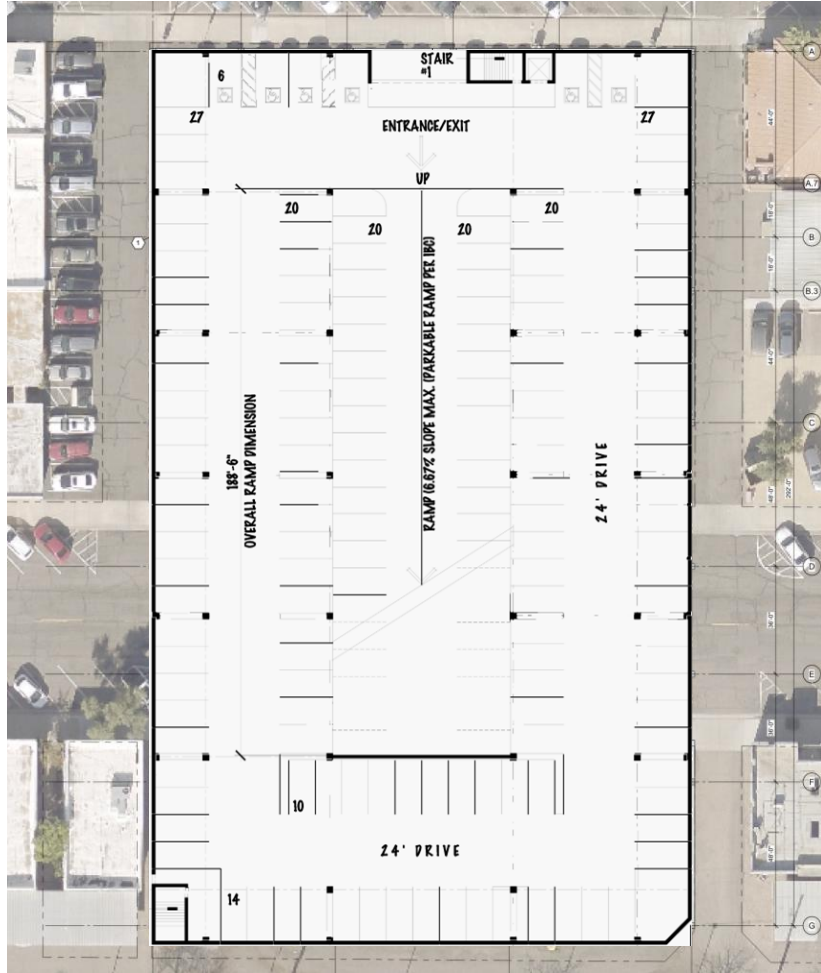
SCOTTSDALE NEQ GARAGE :

TRAFFIC OBSERVATIONS

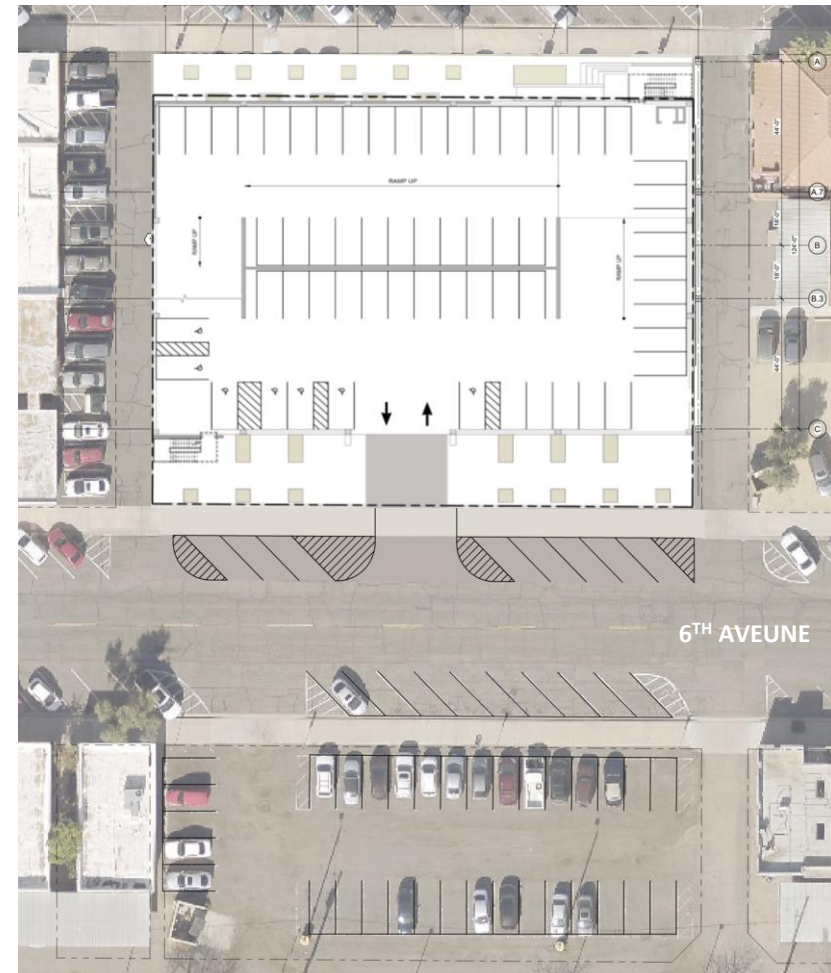
Saturday traffic during peak
hours observed at **9:00pm**
and **1:45am**

- Significant pedestrian crossings along Stetson
- Significant pedestrian crossings at the East Alleyway west of Civic Center Plaza
- Most vehicular traffic along Stetson
- Pedestrian circulation is an important consideration

HOW WE GOT HERE...



**CLOSING 6TH CONCEPT
2 TIER PARKING STRUCTURE**



**NORTH PARCEL CONCEPT
4 TIER PARKING STRUCTURE**

OLD TOWN GARAGE PRECEDENTS

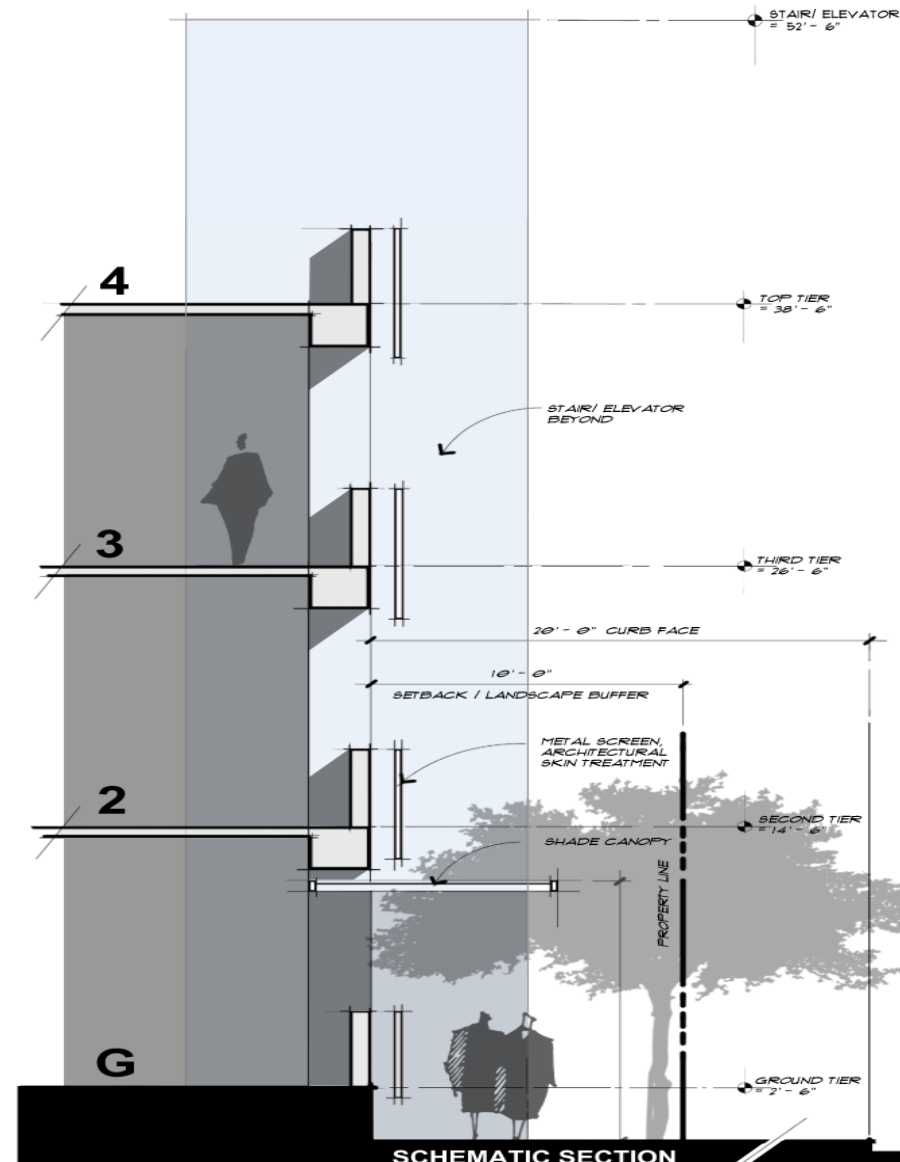


IMPLEMENTATION OF DESIGN GUIDELINES

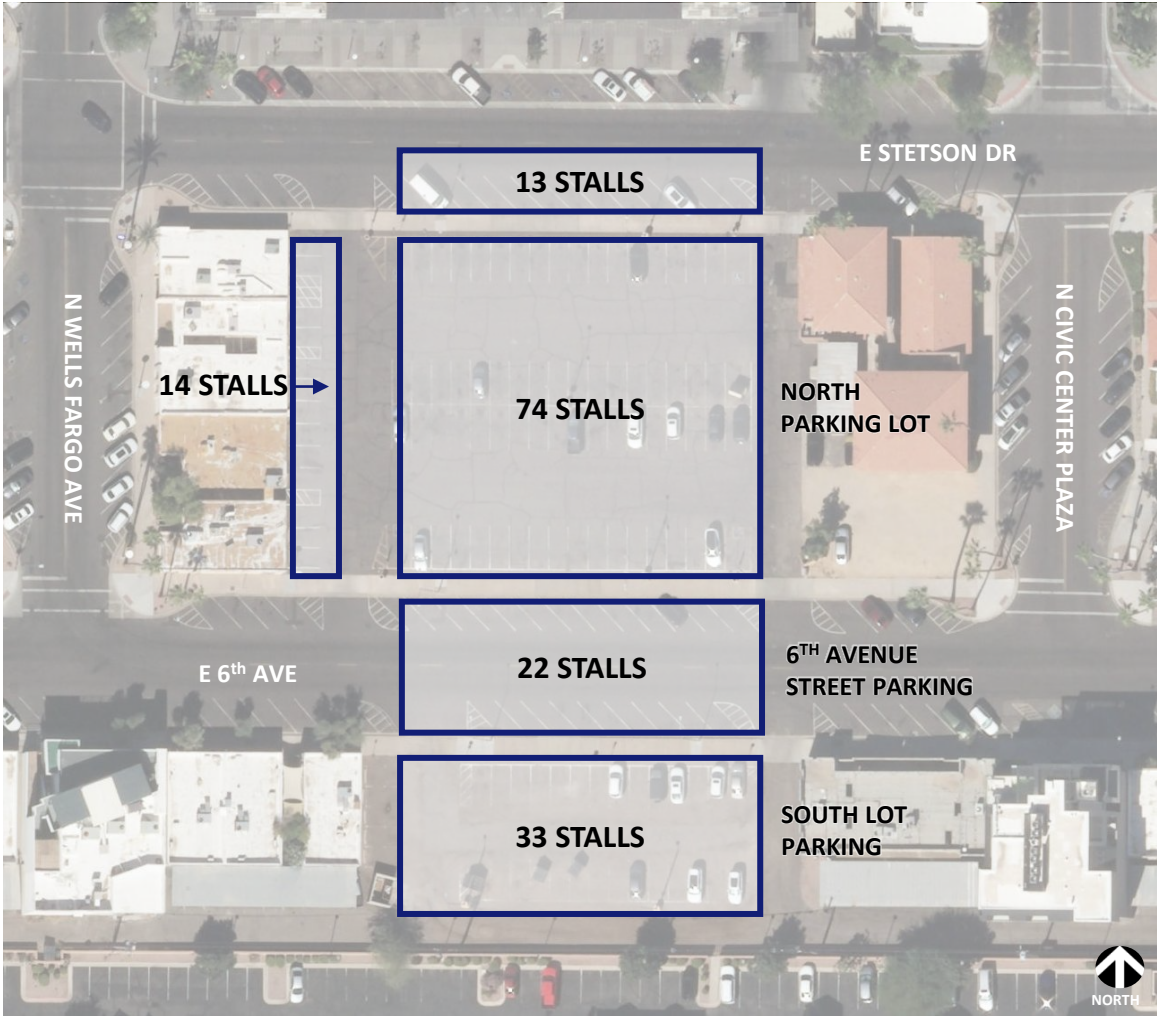
SCHEMATIC SECTION OF FUTURE PARKING STRUCTURE

The design of parking facilities need to fit within the surrounding context and minimizes the impacts on neighboring properties:

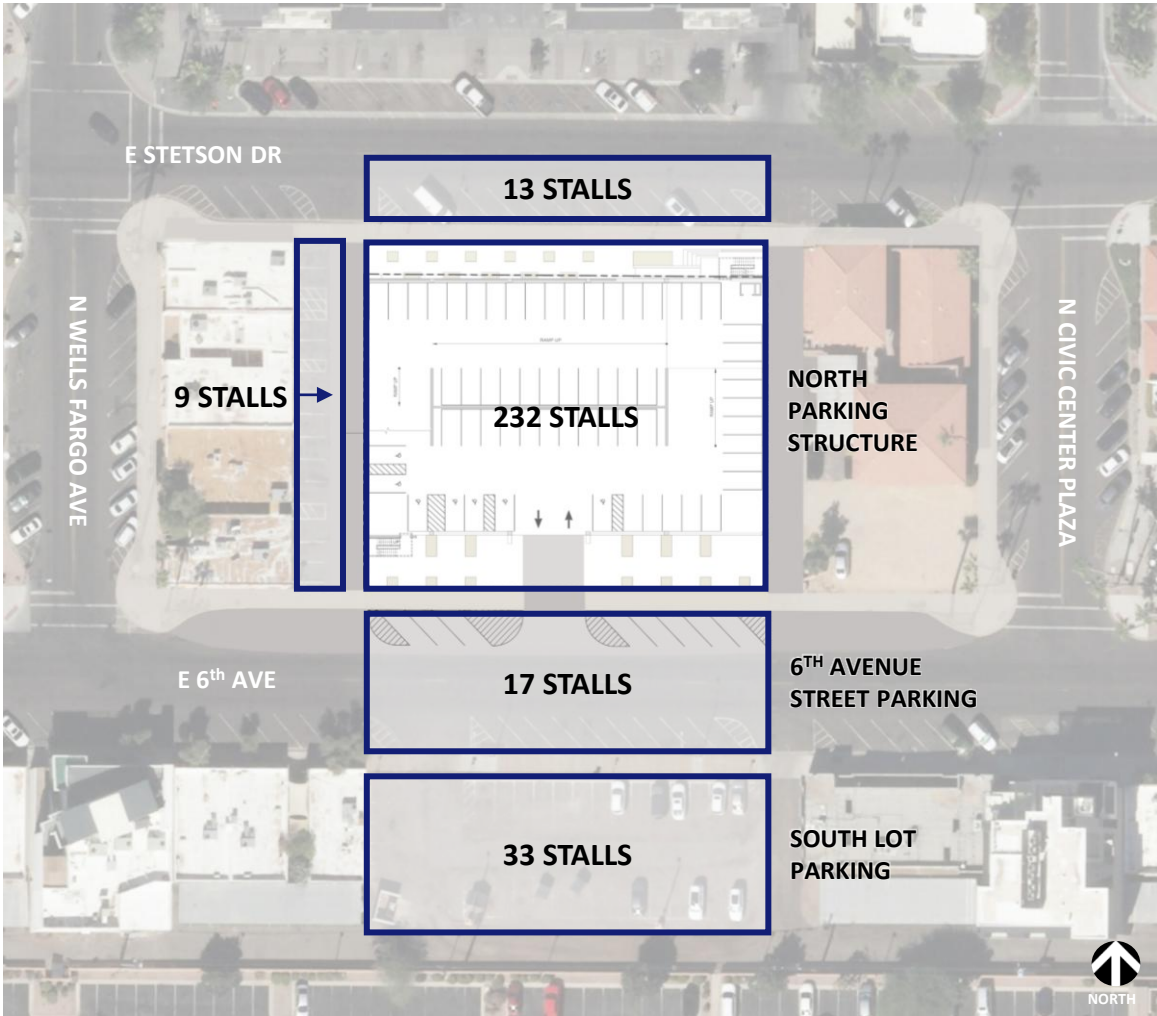
- ✓ Pedestrian Engagement
- ✓ Incorporating Setbacks
- ✓ Human-Scale Environment
- ✓ Shaded Walkways, Landscaping, Seating



EXISTING AND NEW PARKING COUNT COMPARISON

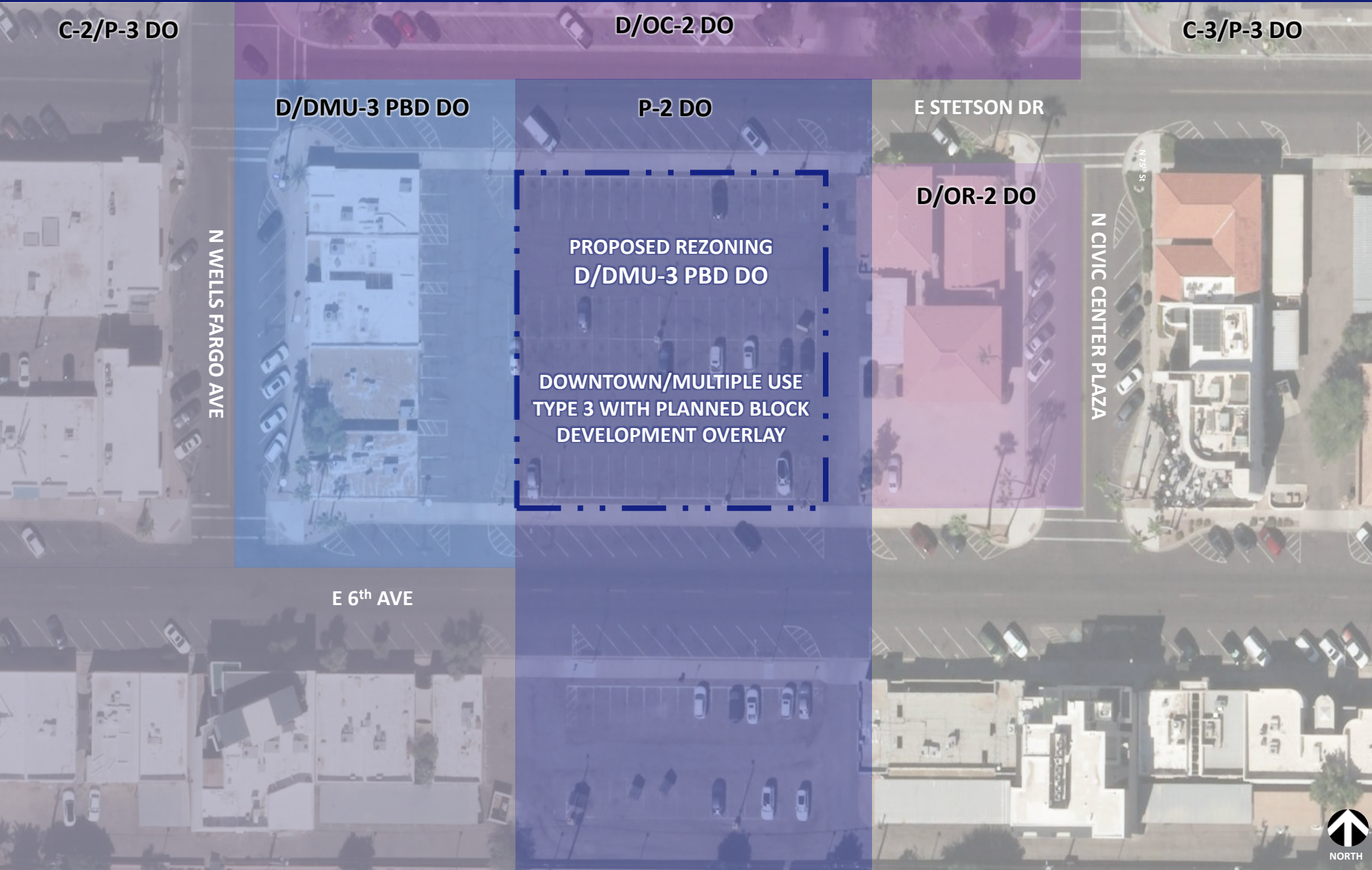


EXISTING CONDITIONS
TOTAL PARKING COUNT = 156 STALLS



PROPOSED CONDITIONS
TOTAL PARKING COUNT= 304 STALLS
INCREASE OF 148 STALLS

SITE ZONING CONDITIONS



SCOTTSDALE NEQ GARAGE :

CURRENT ZONING

Max Building Height = 36 FT

Street Setback = 20 FT
(From Curb Line)

Alley Setback = 0 FT

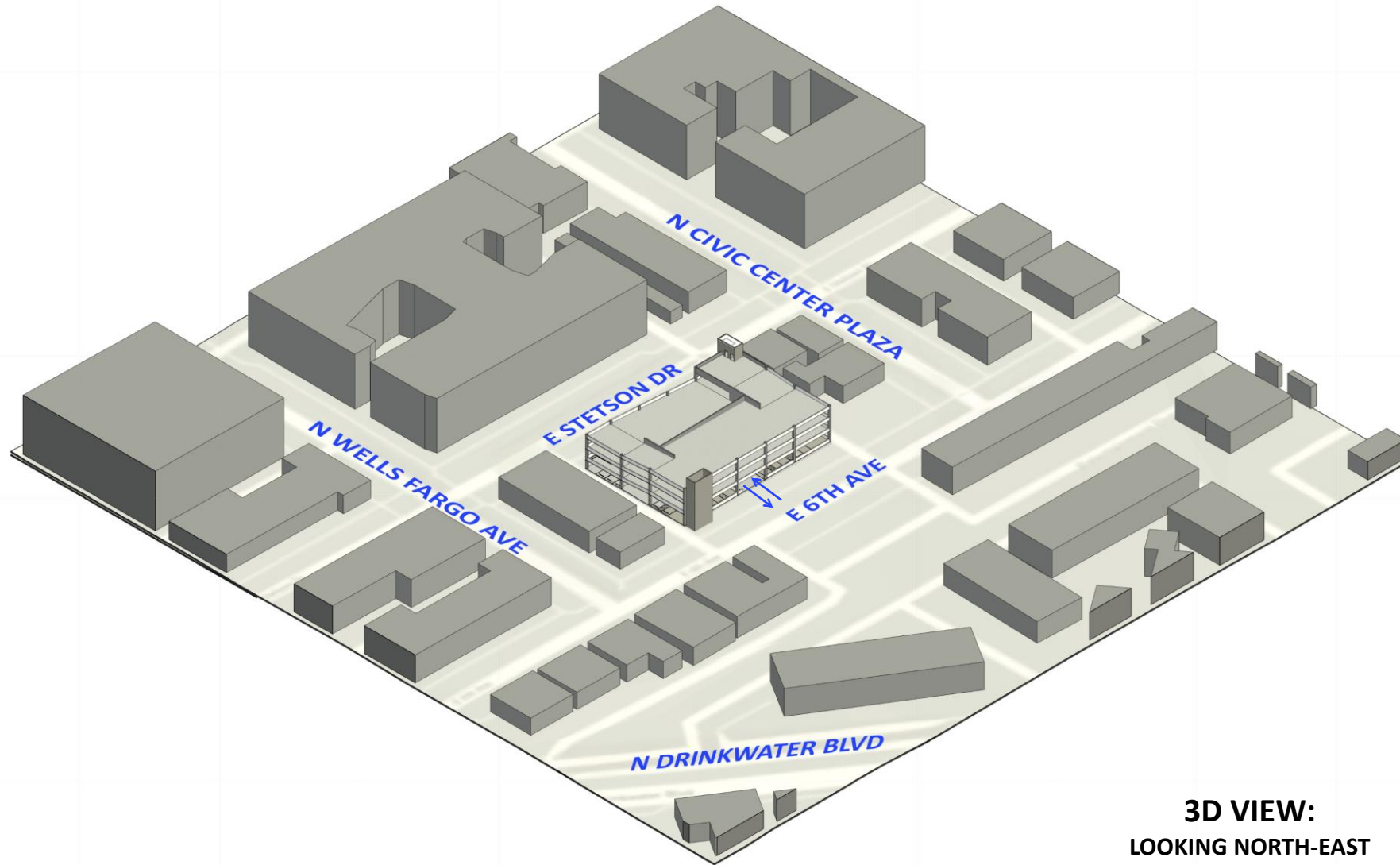
PROPOSED REZONING:

Building Height Increase

Flexible Street Setback

No Alley Setbacks

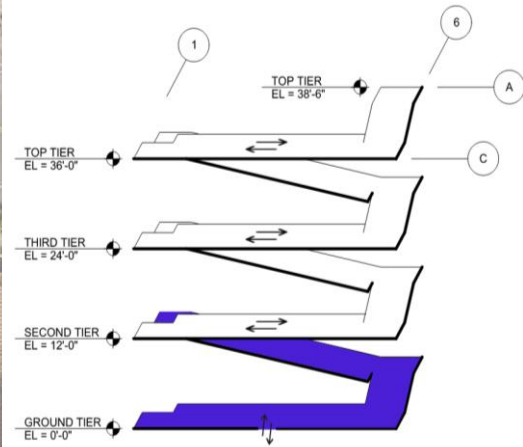
SITE MASSING



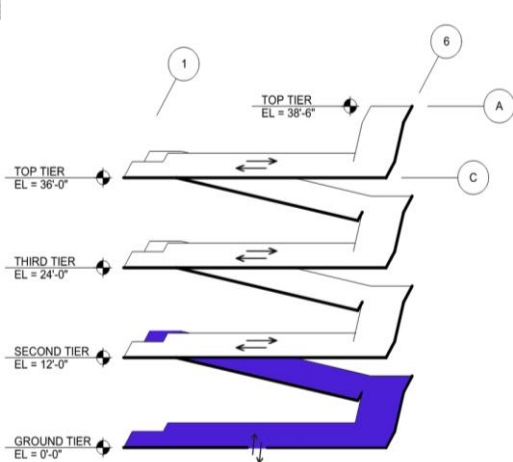
3D VIEW:
LOOKING NORTH-EAST



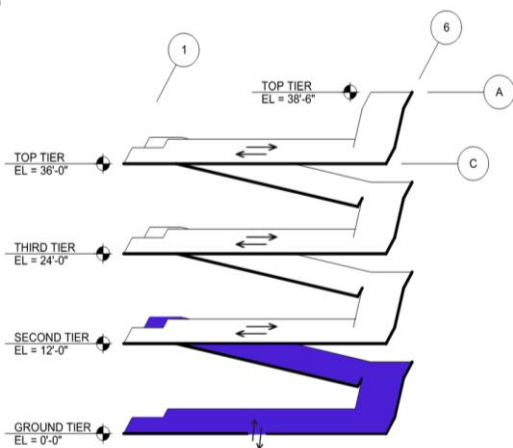
NORTH PARKING STRUCTURE: GROUND FLOOR



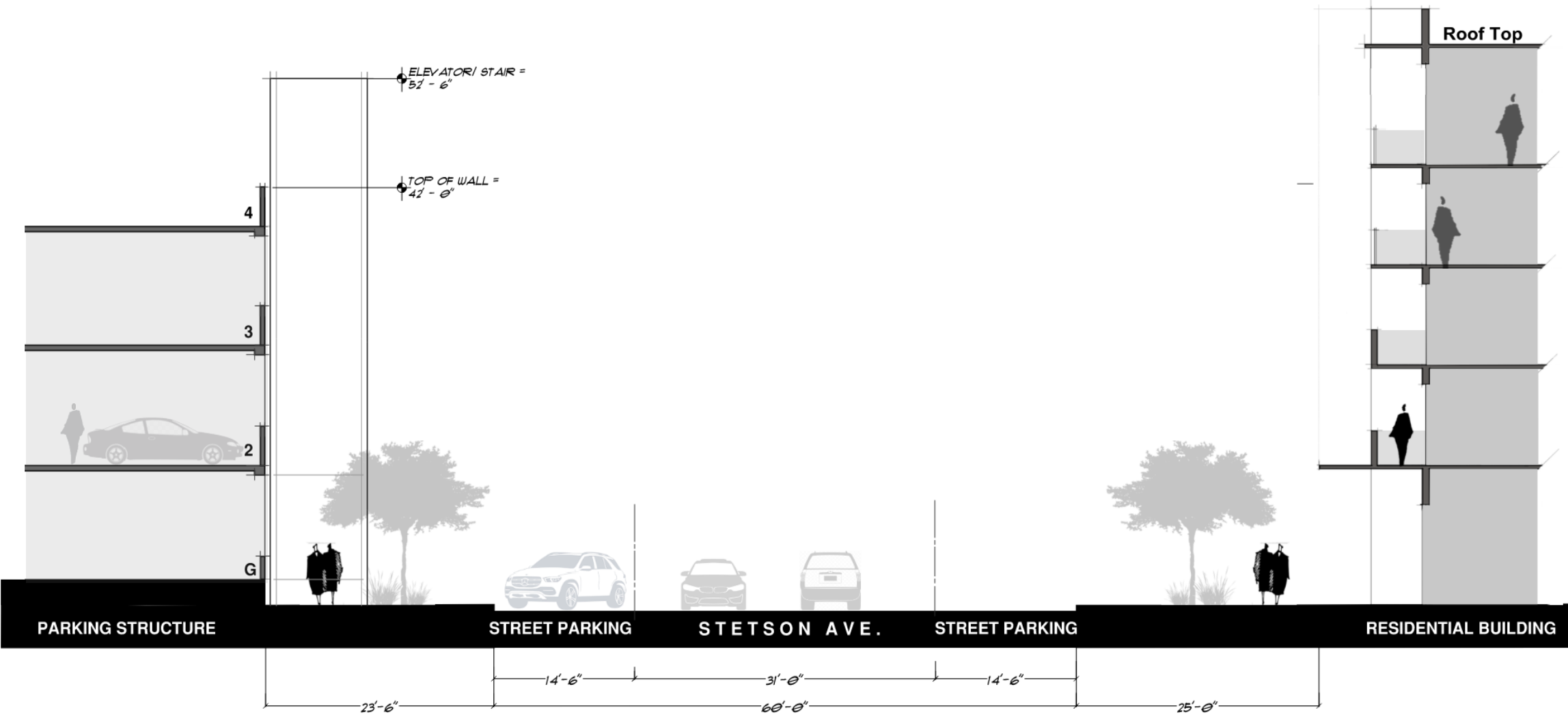
NORTH PARKING STRUCTURE: VEHICULAR CIRCULATION



NORTH PARKING STRUCTURE: PEDESTRIAN CIRCULATION

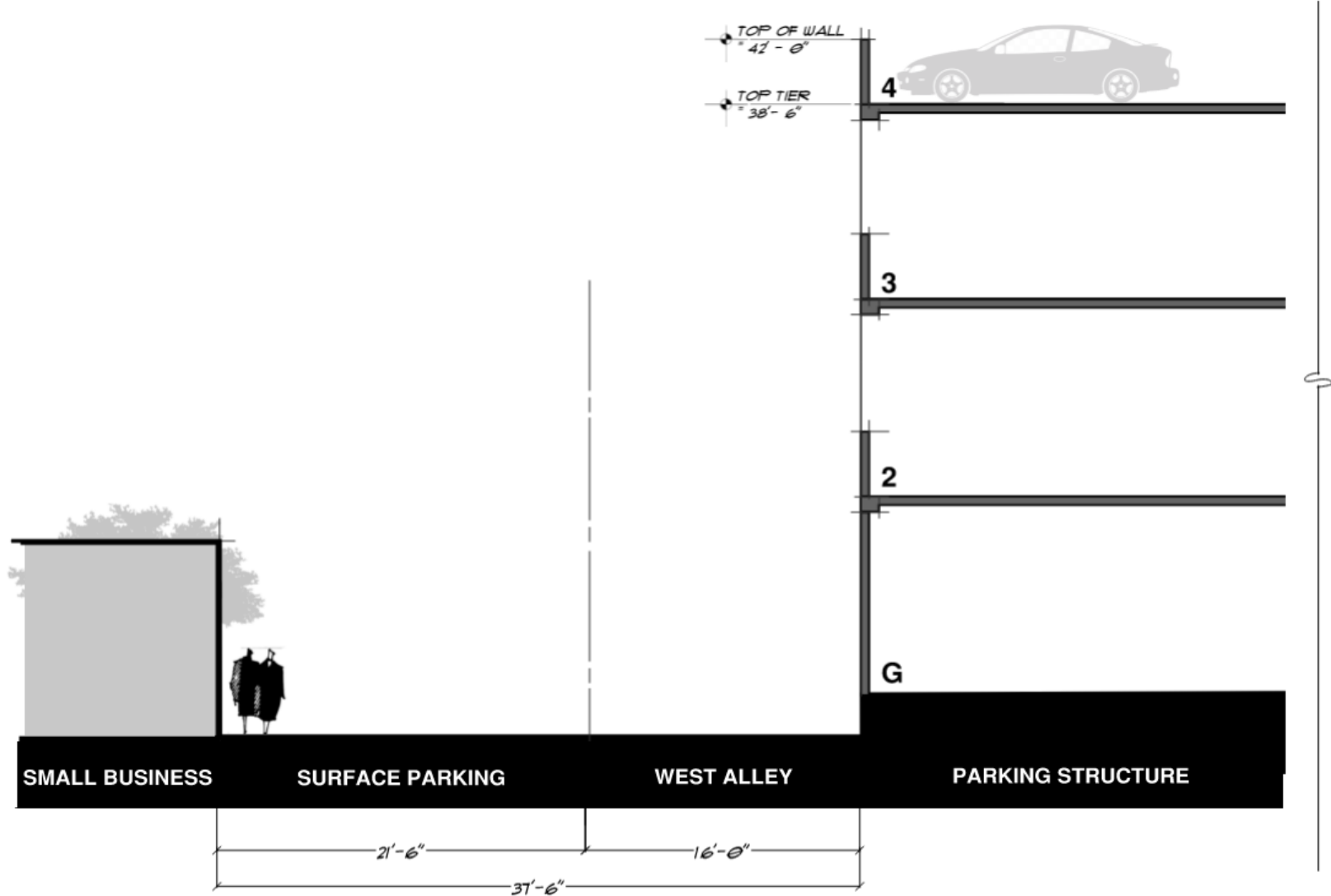


SCHEMATIC SITE SECTION STETSON DR



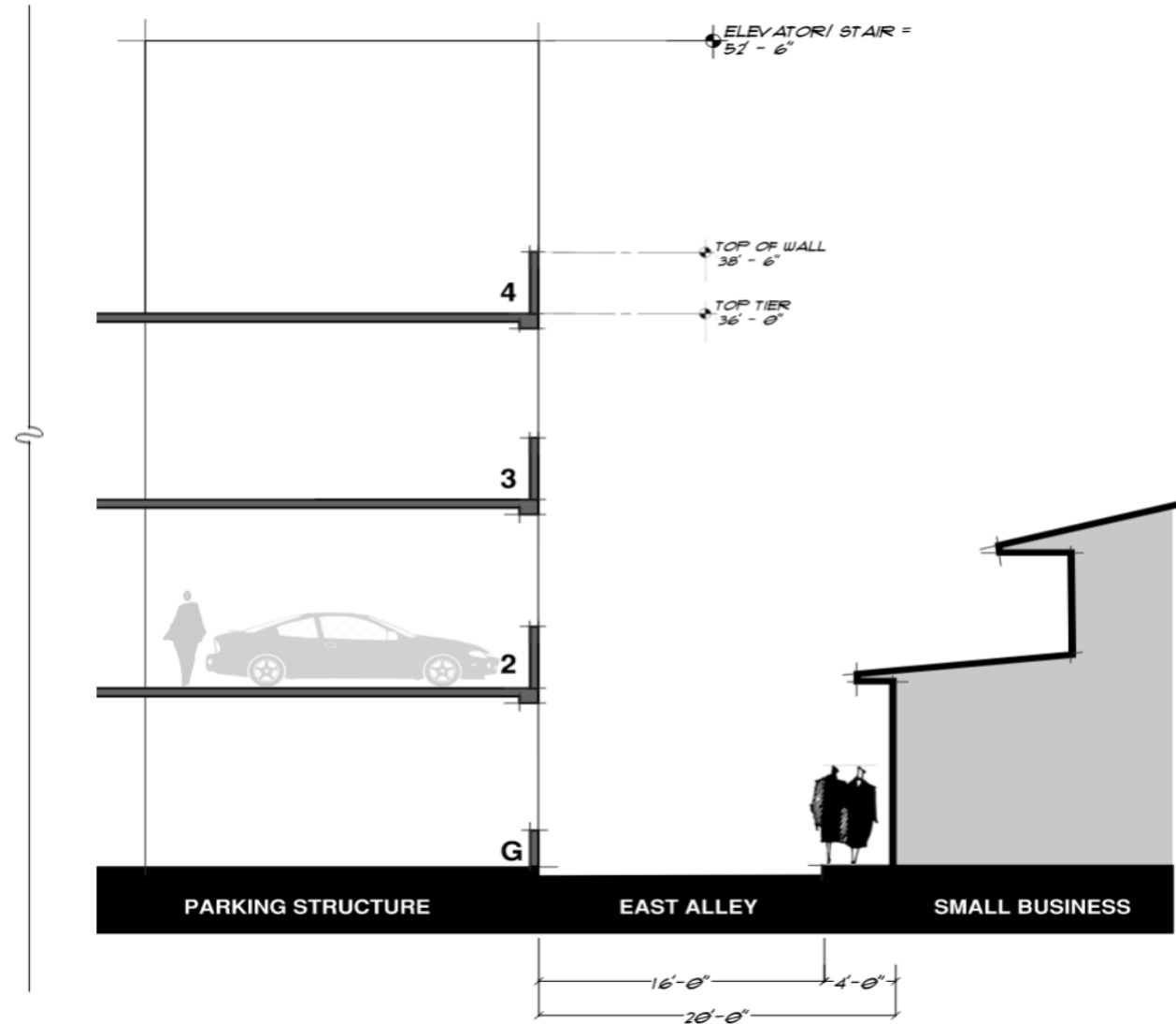
SECTION CUT VIEWING WEST

SCHEMATIC SITE SECTION THROUGH WEST ALLEY



SECTION CUT VIEWING NORTH

SCHEMATIC SITE SECTION THROUGH EAST ALLEY

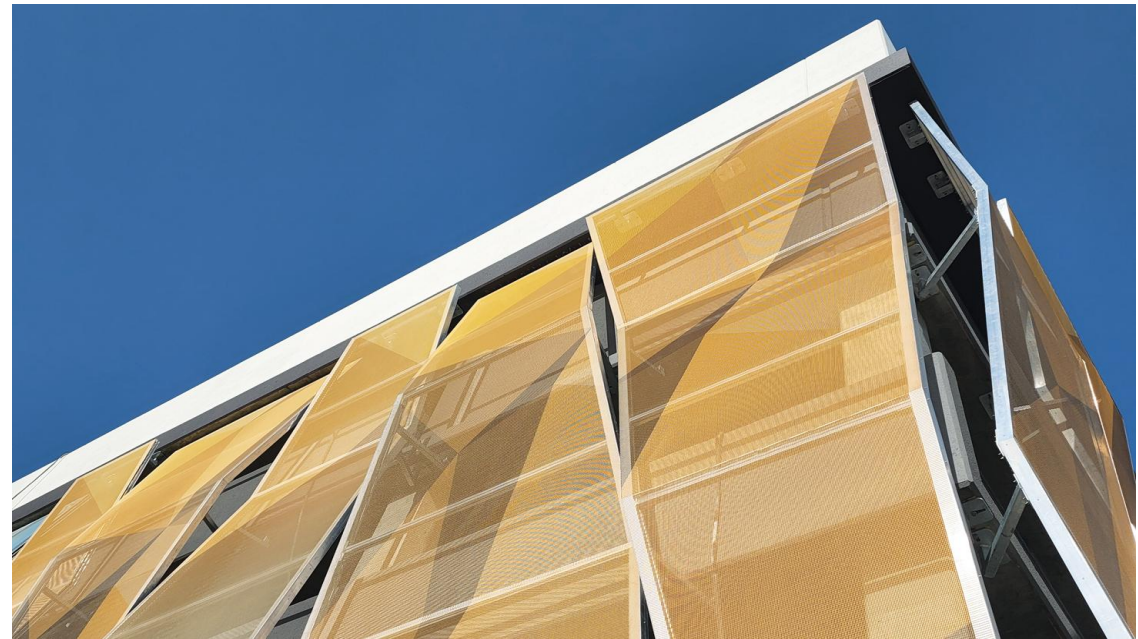


SECTION CUT VIEWING NORTH

EXTERIOR FACADE DESIGN REFERENCE



DESIGN REFERENCES



IMPLEMENTATION OF DESIGN GUIDELINES

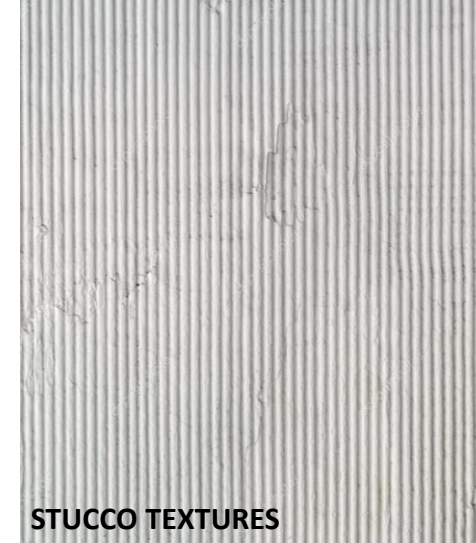
CONCEPTUAL MATERIAL PALETTE AND FINISHES

The design of parking facilities need to fit within the surrounding context and minimizes the impacts on neighboring properties

- ☐ Protect Unique Character
- ☒ High-Quality, Durable Materials
- ☒ Muted Desert Tones
- ☒ Including Accent Colors to Contrast
- ☐ Rustic Characteristics



METALIC FINISHES



STUCCO TEXTURES



PERFORATED SHEET METALS



DARK PAINTED STEEL



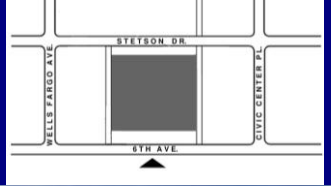
CONCRETE



CORDUROY TEXTURED FINISH

DESIGN OPTION 1 - WAVEFORM

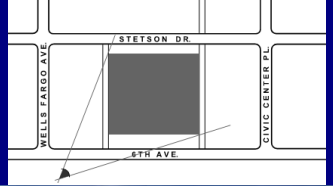
COPPER SCHEME



VIEW FROM 6TH AVENUE

DESIGN OPTION 1 - WAVEFORM

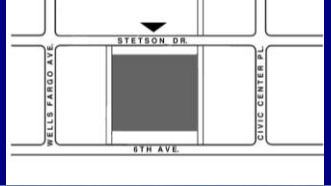
COPPER SCHEME



VIEW FROM 6TH AVENUE TOWARD THE NORTHEAST

DESIGN OPTION 1 - WAVEFORM

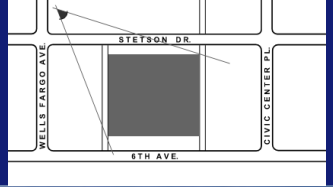
COPPER SCHEME



VIEW FROM STETSON DR.

DESIGN OPTION 1 - WAVEFORM

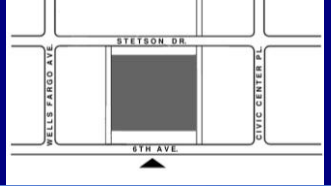
COPPER SCHEME



VIEW FROM STETSON DR. TOWARD THE SOUTHEAST

DESIGN OPTION 1 - WAVEFORM

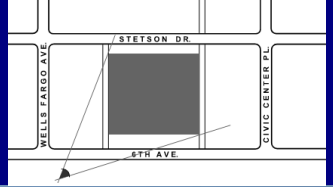
COPPER SCHEME



VIEW FROM 6TH AVENUE

DESIGN OPTION 1 - WAVEFORM

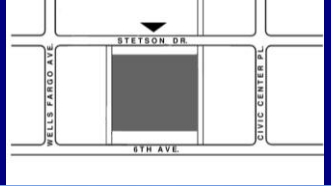
COPPER SCHEME



VIEW FROM 6TH AVENUE TOWARD THE NORTHEAST

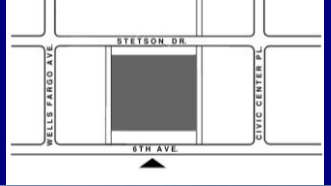
DESIGN OPTION 1 - WAVEFORM

COPPER SCHEME



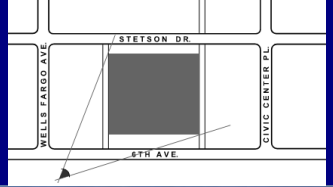
VIEW FROM STETSON DR.

DESIGN OPTION 2 – APERTURE



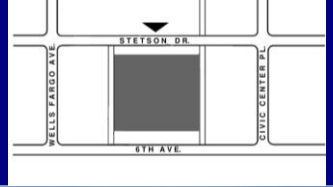
VIEW FROM 6TH AVENUE

DESIGN OPTION 2 – APERTURE



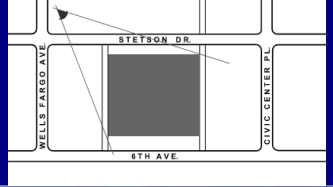
VIEW FROM 6TH AVENUE TOWARD THE NORTHEAST

DESIGN OPTION 2 – APERTURE

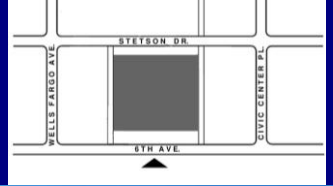


VIEW FROM STETSON DR.

DESIGN OPTION 2 – APERTURE

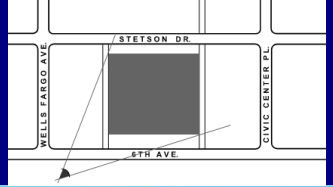


DESIGN OPTION 2 – APERTURE



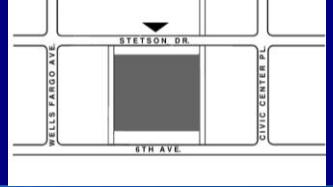
VIEW FROM 6TH AVENUE

DESIGN OPTION 2 – APERTURE



VIEW FROM 6TH AVENUE TOWARD THE NORTHEAST

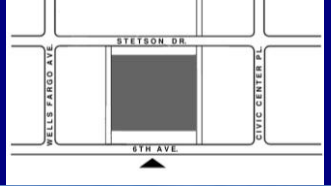
DESIGN OPTION 2 – APERTURE



VIEW FROM STETSON DR.

DESIGN OPTION 3 – DISTRICT

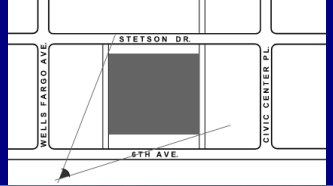
COPPER SCHEME



VIEW FROM 6TH AVENUE

DESIGN OPTION 3 – DISTRICT

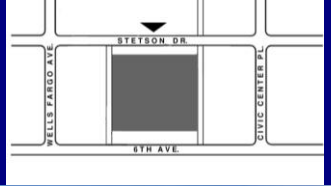
COPPER SCHEME



VIEW FROM 6TH AVENUE TOWARD THE NORTHEAST

DESIGN OPTION 3 – DISTRICT

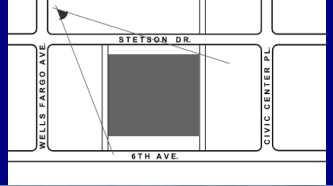
COPPER SCHEME



VIEW FROM STETSON DR.

DESIGN OPTION 3 – DISTRICT

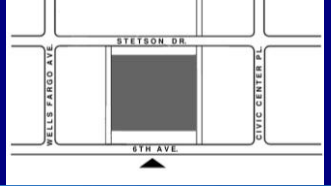
COPPER SCHEME



VIEW FROM STETSON DR. TOWARD THE SOUTHEAST

DESIGN OPTION 3 – DISTRICT

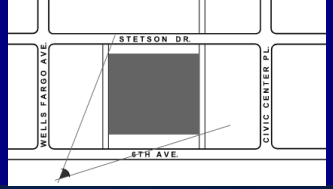
COPPER SCHEME



VIEW FROM 6TH AVENUE

DESIGN OPTION 3 – DISTRICT

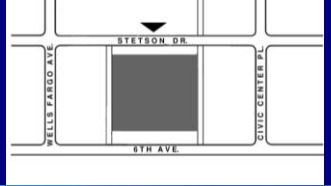
COPPER SCHEME



VIEW FROM 6TH AVENUE, TOWARD THE NORTHWEST

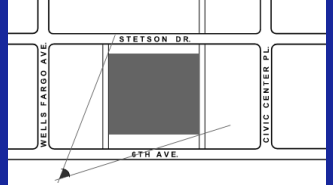
DESIGN OPTION 3 – DISTRICT

COPPER SCHEME



VIEW FROM STETSON DR.

OPTIONS COMPARISION FROM 6TH AVENUE



Public Art in Scottsdale



Public Art in Scottsdale



New Public Art

Process: We will follow our typical public art process for permanent projects:

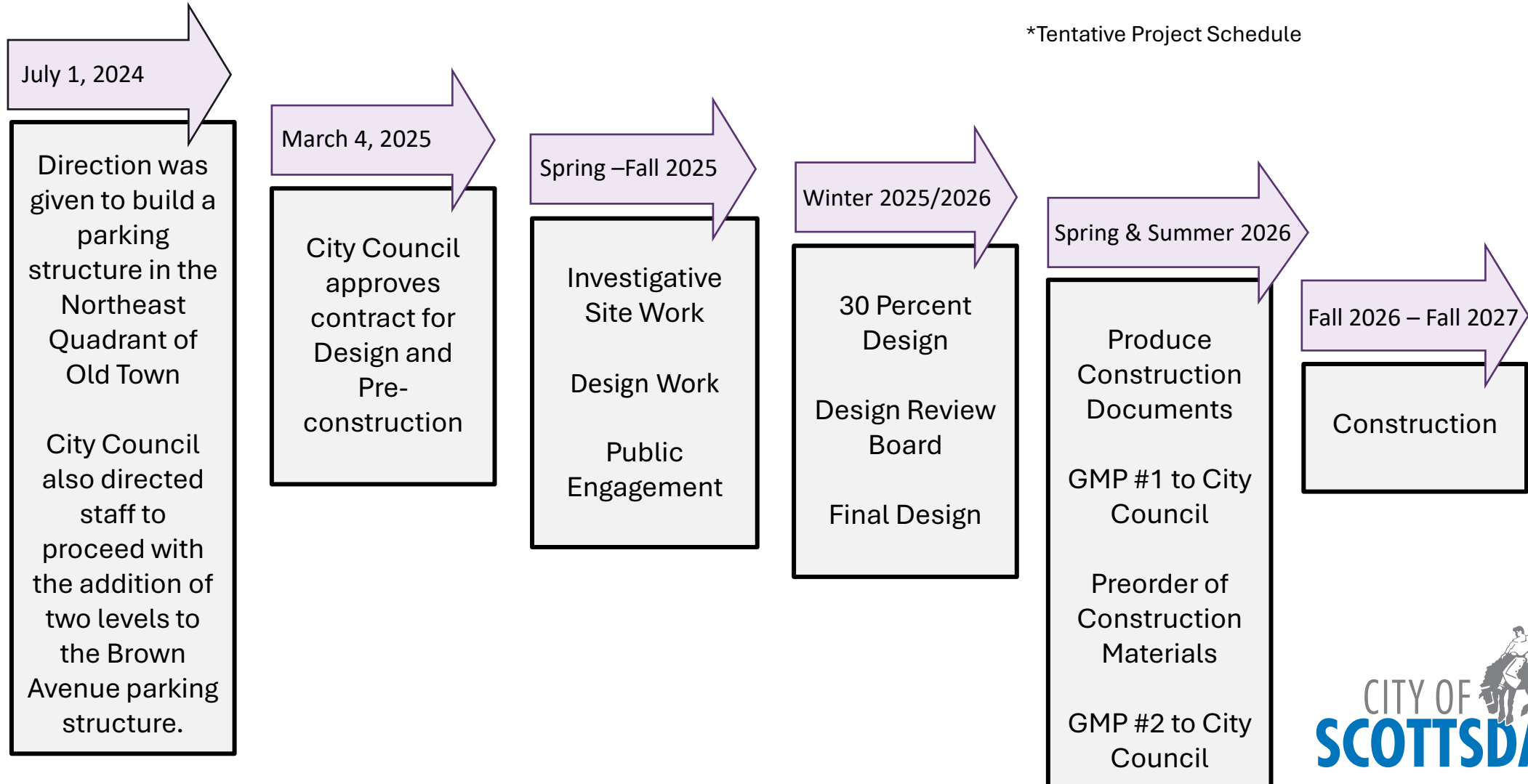
- Open Call for Artists (RFQ)
- Selection Panel – Community Representatives, Public Art Professionals, Artist, Advisory Members from Project Team
- Scottsdale Public Art Advisory Board will approve the Artist Finalist
- Artist will work alongside design team to ensure that the artwork concept aligns with the preferred aesthetic and materials of the parking structure
- Funding for the project is provided by the Percent for Art Ordinance

Next Steps: Begin artist selection process, with the call for artists (RFQ) going live this winter

WHERE WE ARE IN THE PROCESS...



*Tentative Project Schedule





Q&A