Hospitality / Landscape Architecture
Our Story

Dekker/Perich/Sabatini (D/P/S) is an award-winning, multidisciplinary design firm that has served public and private clients for 60 years. Our staff includes architects, interior designers, planners, structural engineers, landscape architects, and experts in sustainable design, based in offices in Phoenix, AZ, Albuquerque and Las Cruces, NM, and Amarillo, TX. As a regional leader in design excellence and sustainability, D/P/S has successfully completed thousands of projects by collaborating directly with owners and communities.

We are committed to supporting our clients by providing the information needed to make good decisions and the design expertise to create functional, beautiful spaces and places. Our passion is to help our clients realize their dreams by partnering with them through a collaborative, multi-disciplined process that recognizes new trends and utilizes technologies to create functional, comfortable and stimulating places.

Over our 60-year history, we have consistently demonstrated the capacity and capability to provide excellent service. Over 85% of our clients are repeat clients because we have proven that we can successfully manage projects to be on time, on budget, and in line with their goals.
D/P/S provides landscape architecture services to all of the specialized design groups within all office, as well as to external clients. The Landscape Architecture team focuses on the planning and design of exterior places and spaces - with a thorough understanding of development and the interrelatedness of structures, land and people. From project inception to the close of construction, our team makes important contributions to a collaborative, multidisciplinary design process.

The Landscape Architecture team has specialized expertise in the planning, design, and development of arid lands in the Southwest United States. We are familiar with the environmental, economic, and cultural issues that surround development here and have a passion for creating great places that reflect and respect the characteristics of our region. Our broad scope of potential services requires us to be experts in a variety of communication mediums including traditional technical writing, hand sketching and illustration, as well as AutoCAD, Photoshop, Illustrator, Sketchup, and InDesign. We have SITES, LEED, and WELL Accredited Professionals on staff, and we are licensed to practice landscape architecture in Arizona, Colorado, Idaho, Nevada, New Mexico, South Dakota, Texas, and Utah.

**EXPERIENCE + CAPABILITIES**

- Concept development
- Site planning and design
- Landscape and irrigation design
- Water conservation / xeric design
- Campus planning and design
- LEED, SITES, and WELL certification
- Athletics and recreation design
- Masterplanning and design guidelines
- Healing gardens
- Wayfinding and signage design
- Arid low impact development and green infrastructure design

City of Albuquerque, Rio Grande Bosque Trail Access Improvements
D/P/S provides specialty design services for a variety of hotel/hospitality projects. The firm has purposely staffed the company with professionals who have experience with designing custom and franchise driven hotel properties. This diverse pool of talent enables us to develop innovative design solutions that draw upon the best ideas and practices from the hospitality industry. We are adept at creating high quality custom properties and with adjusting franchise prototypes to best serve developer key count needs, budgets and site constraints. D/P/S has the capacity and expertise to provide a full range of services including entitlements, full architectural design, structural engineering, interior design, landscape design and FF&E selection and procurement assistance. A quickly executed and well-designed project provides an “edge” to our clients as they respond to new locations and their competitors.

**EXPERIENCE + CAPABILITIES**

- Site analysis
- Due diligence assistance
- Conceptual design
- Zoning
- Entitlements assistance
- Space planning
- Construction documents
- Bidding
- Permitting assistance
- LEED certification
- Facility repositioning

**SELECT HOSPITALITY CLIENTS**

- Heritage Hotels + Resorts Hotel Albuquerque
- Heritage Hotels + Resorts Hotel Chaco (Planning + Landscape Architecture)
- National Park Service Many Glacier Hotel
- OPM Nightclub
- Sandia Casino Amphitheater
- Santa Ana Star Casino Hotel
- Sierra Blanca Mountain Resort (Schematic Design)
- Sky Ute Casino Hotel FF&E
- University of Nevada Las Vegas Hotel Campus
- Holiday Inn Express
- Fairfield Inn & Suites
- SpringHill Inn & Suites
- QBar at Hotel Albuquerque
HERITAGE HOTELS + RESORTS, HOTEL CHACO

The hotel and property are designed to offer visitors an authentic New Mexico experience, inspired by the beauty, history and culture of Chaco Canyon.

Location
ALBUQUERQUE, NM

Square Feet
152,460
In 2000, D/P/S created a masterplan for Hotel Albuquerque with the vision of re-concepting it as a ‘grand hotel’ in the tradition of the original Conrad Hilton hotels of the early 20th century.
HOLIDAY INN EXPRESS FORMULA BLUE

Guests will have access to a spacious lobby with three meeting rooms, Wi-Fi internet, and printers. The hotel will also offer a generous fitness room overlooking a pool and spa, so guests can easily exercise and relax during their business trips.

<table>
<thead>
<tr>
<th>Location</th>
<th>GILBERT, AZ</th>
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<tbody>
<tr>
<td>Square Feet</td>
<td>300,000</td>
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<tr>
<td>Project Completion</td>
<td>2017</td>
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CONFIDENTIAL CLIENT HOTEL + CASINO

This one-of-a-kind, four-story, 96 room (Phase 1) hotel is connected to and supports a large project containing entertainment components.

Location
CONFIDENTIAL

Square Feet
73,000
BOSQUE TRAIL ACCESS IMPROVEMENTS
CITY OF ALBUQUERQUE

D/P/S provided planning, design and construction phase services for both the accessible Artisco Siphon Bridge that completes a 1.5-mile length of City-developed trail in the Rio Grande Bosque, and a new accessible parking area at Tingley Beach Recreation Area.

Location
ALBUQUERQUE, NM

Size
1 ACRE

Project Completion
2017
The big idea in this concept is to separate the hotel activity from the casitas to offer strongly different product types for different vacation experiences, yet all the amenities are placed between the two to enable shared use. A centralized hotel layout places most hotel functions in the middle and surrounds them with guest rooms. Formal and controlled view corridors are highlighted to focus on mountain, escarpment, and arroyo features.

**Hotel:**
- Formal entry sequence focuses on mountain view from lobby
- Centralized common hotel functions of lobby, restaurant, conference center, Spa, and housekeeping
- Sub-grade parking with surface parking potential, can be valet or self-parked
- Periphery service and mechanical area
- Amenity features—exterior view-focused courtyards, spa/pool terraced above arroyo, view-focused amphitheater, recreation facility
- Close proximity, yet visually distant tennis center
- Interconnected hiking trail system to casita area

**Architectural solution supports average of 92 hotel keys in one and two level buildings for guest rooms with mountain and escarpment views. Each building is terraced down the hillside slope to enhance view opportunity and to work better with existing terrain.**

**Attached spa/deck down to arroyo and recreation area.**

**Casitas:**
- Situated into two separate, gated areas off main drive
- Units parallel to ridge offer mountain views, others offer arroyo and escarpment views
- Architectural solution supports up to 44 one or two level units with possible 88 keys. Small parking areas are shared per pair of units

**MONTE SERENO RESORT COMMUNITY**

**D/P/S developed schematic design and program studies for Monte Sereno, a 600 acre master planned resort community.**

**Location**
SANTA FE, NM

**Size**
600 ACRES
This high-end condominium community residential area contains 191 homes, outdoor recreation facilities, walking trails, and a central plaza that includes a catering kitchen and fitness center.

**ZOCALO**

**Location**

**SANTA FE, NM**

**Size**

191 UNITS
Phase one of the Mariposa Community Center is a one story 11,000sf fitness center, featuring two swimming pools, an exercise room, a multi-purpose room, and a beverage bar café.
Paa-ko Ridge Golf Course takes advantage of the dramatic scenery and terrain of the eastern slope of the Sandia Mountains. It was named Best New Affordable Public Course of 2000, by Golf Digest. D/P/S is currently assisting the new owners with a renovation of the clubhouse, pro-shop, restaurant, and outdoor dining areas.

Location
SANDIA PARK, NM

Square Feet
11,000
RIO GRANDE BOTANIC GARDEN

The Garden features a visitor center, two conservatories, and a grassed amphitheater overlooking a lake, stream lined with landscaping representing plant communities found at various elevations in New Mexico.
The four courtyards include shady, quiet therapeutic spaces designed to encourage visitors, patients, and staff to connect with nature and take time for personal reflection.
CASAS DEL RIO STUDENT APARTMENTS  
UNIVERSITY OF NEW MEXICO

D/P/S served as the project design architect for building exteriors, site hardscape, and landscape design. Todd & Associates served as the architect of record for the project.
THE THORNBURG CAMPUS

State of the art corporate headquarters that takes advantage of New Mexico climate and its site while maximizing views and natural day lighting. Designed with Legorreta + Legorreta.

Location
SANTA FE, NM

Square Feet
100,000

Project Completion
2009
Fundamental to the design of the center is the effort to maintain a connection, both physically and visually, to the outdoors. It stands as an example of appropriate and ecologically responsible architecture.
MIMI BURNS, ASLA, LEED AP, WELL AP, SITES AP

Mimi has a passion for creating memorable places for people that connect them to local history, culture, the natural environment and their neighbors. Over the past 29 years, Mimi has advocated for sustainable planning and design solutions that provide resilience and wellness benefits for clients and communities. With her expertise in sustainable sites and low impact development, her extensive portfolio of completed plans and built projects, and her knowledge of the wide variety of natural and urban environments found in the West, Mimi has developed a thorough understanding of the technical, aesthetic, economic, social, environmental and procedural issues that accompany implementation of planning and design projects in the region.

DREW SEAVEY, ASLA

Drew Seavey is a landscape architect interested in native plants, edible landscapes, and urban planning and design. With over five years of experience, Drew strives to provide landscape architecture services that address ecological resilience as well as the welfare of the general public. Looking forward, Drew wants to do more work involving ecological restoration, the promotion of local agriculture and exploring how these areas can benefit each other.

Education

MIMI BURNS, ASLA, LEED AP, WELL AP, SITES AP

Education

- Master of Landscape Architecture, Cornell University, Ithaca, NY
- Bachelor of Science, Environmental Studies, State University of New York, College of Environmental Science and Forestry, Syracuse, NY

Professional Registrations

- Registered Landscape Architect, NM, AZ, CO, ID, MI, SD, TX, UT
- LEED Accredited Professional
- WELL Accredited Professional
- SITES Accredited Professional

Professional Affiliations

- American Society of Landscape Architects, Member
- Council of Landscape Architectural Registration Boards, Member
- National Recreation and Parks Association, Member
- Urban Land Institute, Member

DREW SEAVEY, ASLA

Education

- Master of Landscape Architecture, University of New Mexico, Albuquerque, NM
- Bachelor of Arts Asian Studies, Dual Minor Mandarin and Japanese, University of Puget Sound, Tacoma, WA

Professional Registrations

- Registered Landscape Architect, NM

Professional Affiliations

- American Society of Landscape Architects, Member
- Village of Los Ranchos, Planning and Zoning Commissioner, 2018 - present

Education

› Master of Landscape Architecture, University of New Mexico, Albuquerque, NM
› Bachelor of Arts Asian Studies, Dual Minor Mandarin and Japanese, University of Puget Sound, Tacoma, WA

Professional Registrations

› Registered Landscape Architect, NM

Professional Affiliations

› American Society of Landscape Architects, Member
› Village of Los Ranchos, Planning and Zoning Commissioner, 2018 - present
REBECCA COX BAUM, NCIDQ, IIDA

Rebecca is a seasoned interior designer and project manager with more than 20 years of experience in hospitality, higher education, senior living, and corporate environments. She is skilled at managing teams and keeping projects on schedule and within budget. Rebecca is passionate about incorporating natural light, views, and color and textures to design spaces that promote an active lifestyle and support comfort and wellness. She has expertise in all aspects of design from programming through construction administration.

Project Experience

**Education**
- Bachelor of Science in Interior Design, Georgia Southern University, Statesboro, GA

**Professional Affiliations**
- Society for College and University Planning (SCUP), Member

**Professional Registrations**
- National Council for Interior Design Certification (NCIDQ)
- Professional Member, International Interior Design Association (IIDA)

**Projects in Design or Construction**

- Marriott Springhill Inn & Suites, 126 Units, Avondale, AZ
- Friendship Village Café Expansion, Tempe, AZ*
- Friendship Village Campus Master Planning, Phase 1 New Casitas, Tempe, AZ*
- Northern Arizona University, Babadon Residence Hall Remodel, Flagstaff, AZ*
- Arizona State University Polytechnic, Century Hall & Citrus Dining Pavilion, Mesa, AZ*
- Avila Retail, Sky Harbor International Airport, Phoenix, AZ
- Ernest Health Rehabilitation Hospital of Northern Arizona, Flagstaff, AZ
- Navajo Hopi Health Foundation, Sacred Peaks Health Center, Flagstaff, AZ
- Hines Development, Kierland One Corporate Lobby, Scottsdale, AZ*
- Phoenix, AZ*
- Hines Development, Renaissance Square, Phoenix, AZ*
- UnitedHealth Group, Multiple Tenant Improvements, Nationwide*

*performed prior to D/P/S

PALETS: A Colorful Blend

As a color expert and key player in the design industry, Rebecca is passionate about incorporating natural light, views, and color and textures to design spaces that promote an active lifestyle and support comfort and wellness. She has expertise in all aspects of design, from programming through construction administration.

**Education**
- Bachelor of Architecture, 5-Year Degree, Washington State University, WA
- Bachelor of Architectural Studies, 4-Year Degree, Washington State University, WA

**Professional Registrations**
- Registered Architect, Arizona

**Projects in Design or Construction**

- Holiday Inn Express, 98 Units, Gilbert, AZ
- Fairfield Inn & Suites, 110 Units, Tolleson, AZ
- Marriott Springhill Inn & Suites, 126 Units, Avondale, AZ
- Friendship Village Saloon, Tempe, AZ
- Friendship Village Café Expansion, Tempe, AZ*
- Friendship Village Nunnenkamp Center, Assisted Living Residence, Tempe, AZ*
- Friendship Village Campus Master Planning, Phase 1 New Casitas, Tempe, AZ*
- Northern Arizona University, Babadon Residence Hall Remodel, Flagstaff, AZ*
- Arizona State University Polytechnic, Century Hall & Citrus Dining Pavilion, Mesa, AZ*
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- Hines Development, Renaissance Square, Phoenix, AZ*
- UnitedHealth Group, Multiple Tenant Improvements, Nationwide*

*performed prior to D/P/S

**Hotel Project Experience**

- Best Inn & Suites 65 Units Belgrade, MT
- Best Inn & Suites Expansion & Remodel 33 Units Spokane, WA
- Comfort Inn Addition 18 Units Coeur d'Alene, ID
- Country Inn & Suites 65 Units Colorado Springs, CO
- Country Inn & Suites 71 Units Helena, MT
- Country Inn & Suites 338 Units Eugene, OR
- Country Inn & Suites 71 Units Moscow, ID
- Comfort Inn & Suites 71 Units Spokane, WA
- Davenport Hotel Remodel 281 Units Henderson, NV
- Extended Stay 120 Units Mesquite, NV
- Falcon Ridge 200 Units Nellis, NV
- Hampton Inn 71 Units S. Las Vegas, NV
- Hawthorne Inn 178 Units Cedar City, UT
- Hawthorne Inn (formerly Best Western) 71 Units Henderson, NV
- Hawthorne Inn (formerly Quality Inn & Suites) 142 Units Multiple Locations, MT
- Hawthorne Inn (formerly Quality Inn & Suites) 257 Units Multiple Locations, OR
- Hawthorne Inn (formerly Quality Inn & Suites) 195 Units Multiple Locations, WA
- Holiday Inn Express 100 Units Coeur d'Alene, ID
- Holiday Inn Express 111 Units Kalispell, MT
- Holiday Inn Express Addition 55 Units Henderson, NV
- Marriott Courtyard 99 Units Spokane, WA
- Springhill Suites by Marriott 118 Units Coeur d'Alene, ID
- The Davenport Hotel (Historic Register) 284 Units Spokane, WA

*performed prior to D/P/S

**Projects in Design or Construction**

**Hospitality Industry Experience**

Dave brings a combined experience of over 35 years in architecture and construction to the hospitality industry. With over 45 hotel projects in his portfolio, Dave truly understands what it takes to deliver a quality project. He recognizes the process of getting a property through city entitlements has become much more complex in recent years. Municipalities have come to consider themselves as stakeholders in the development of hotel properties and as such have considerable influence on the design which effects the delivery time and budget. In addition, obtaining franchise design approvals of city mandated changes to prototype brings its own challenges. Dave exercises his negotiating skills in arriving at a mutually agreeable design solution that satisfies the city, the Franchiser and the Owner. He is adept at recognizing project challenges early in the design process and is able to mitigate those hurdles with minimal impact. He works closely with the general contractor and tradespeople to arrive at durable design decisions and he is committed to enforcing project schedules and respecting budgets, all the while preserving project goals and design intent.

**Education**
- Bachelor of Architecture, 5-Year Degree, Washington State University, WA
- Bachelor of Architectural Studies, 4-Year Degree, Washington State University, WA

**Professional Registrations**
- Registered Architect, Arizona

**Projects in Design or Construction**

- Holiday Inn Express 98 Units Gilbert, AZ
- Fairfield Inn & Suites 110 Units Tolleson, AZ
- Marriott Springhill Inn & Suites 126 Units Avondale, AZ
- Residence Inn & Restaurant 117 Units Oceanside, CA

**Hotel Project Experience**

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- Best Inn & Suites Expansion & Remodel 33 Units Spokane, WA
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