

Project Number: 1006760
 Application Number: 08DRB-70180

This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated 12/27/08 and the Findings and Conditions in the Official Notification of Decision are satisfied.

Is an Infrastructure List required? Yes () No (X) If yes, then a set of approved DRG plans with work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DNR Site Development Plan Stamp Approval:

Traffic Engineering, Transportation Division: Date: 6-25-08
 ABWOK
 Christine Sandral
 Parks and Recreation Department Date: 6/25/08

City Engineer: Date: _____
 Environmental Health Department (conditional) Date: _____
 Solid Waste Management: Date: 6/25/08
 Chief Person, Planning Department Date: _____

DRB ADMINISTRATIVE
 SITE PLAN AMENDMENT
 PROJECT NO. 1006760
 APPLICATION NO. 08-70180
 DATE: 06-25-08
 PLANNING DIRECTOR

PARKING CALCULATIONS

PROJECT # 1006760 AA

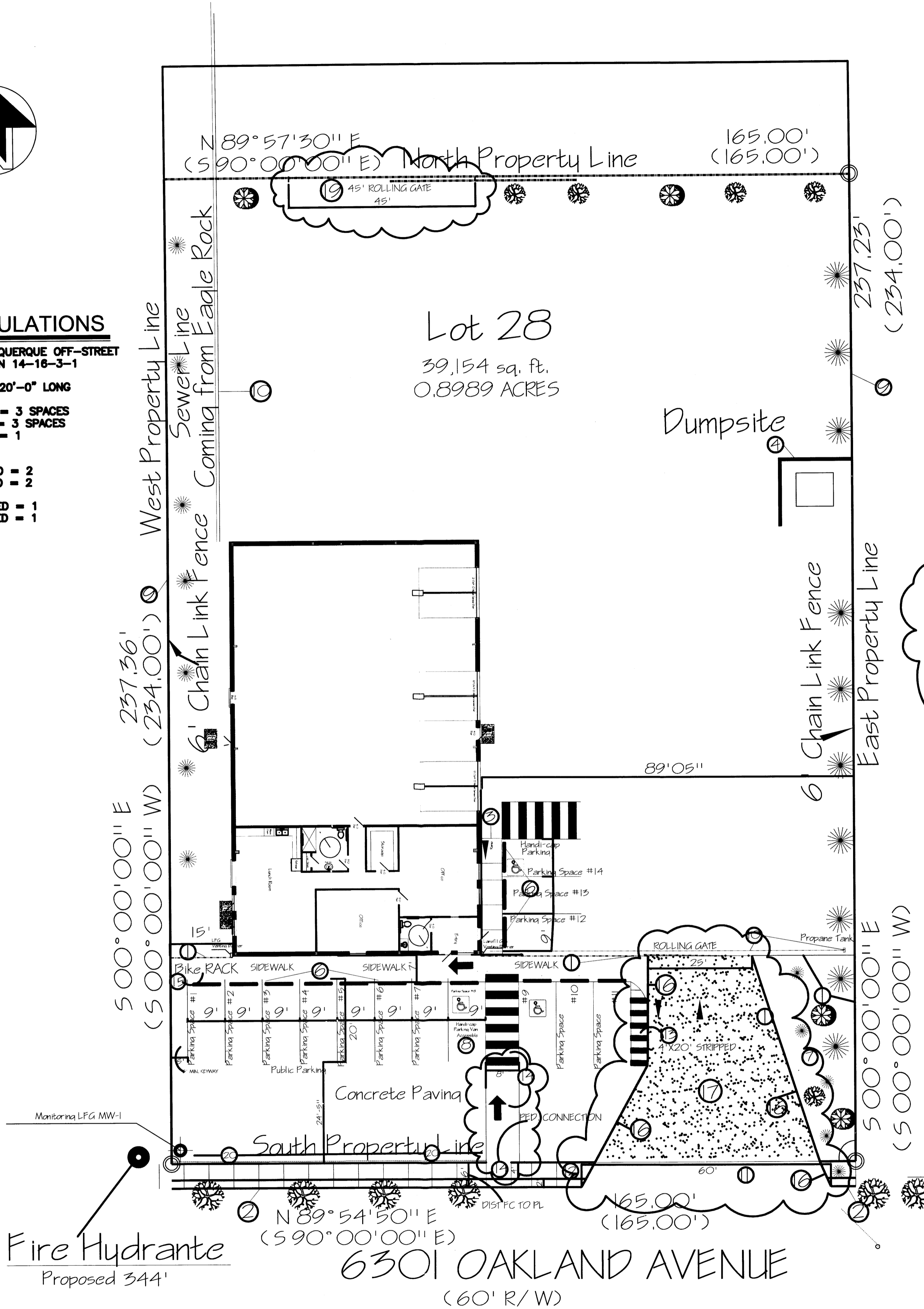
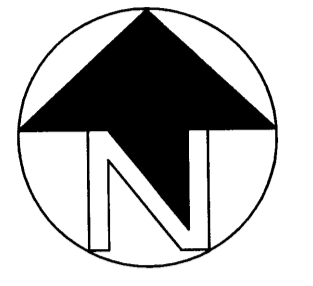
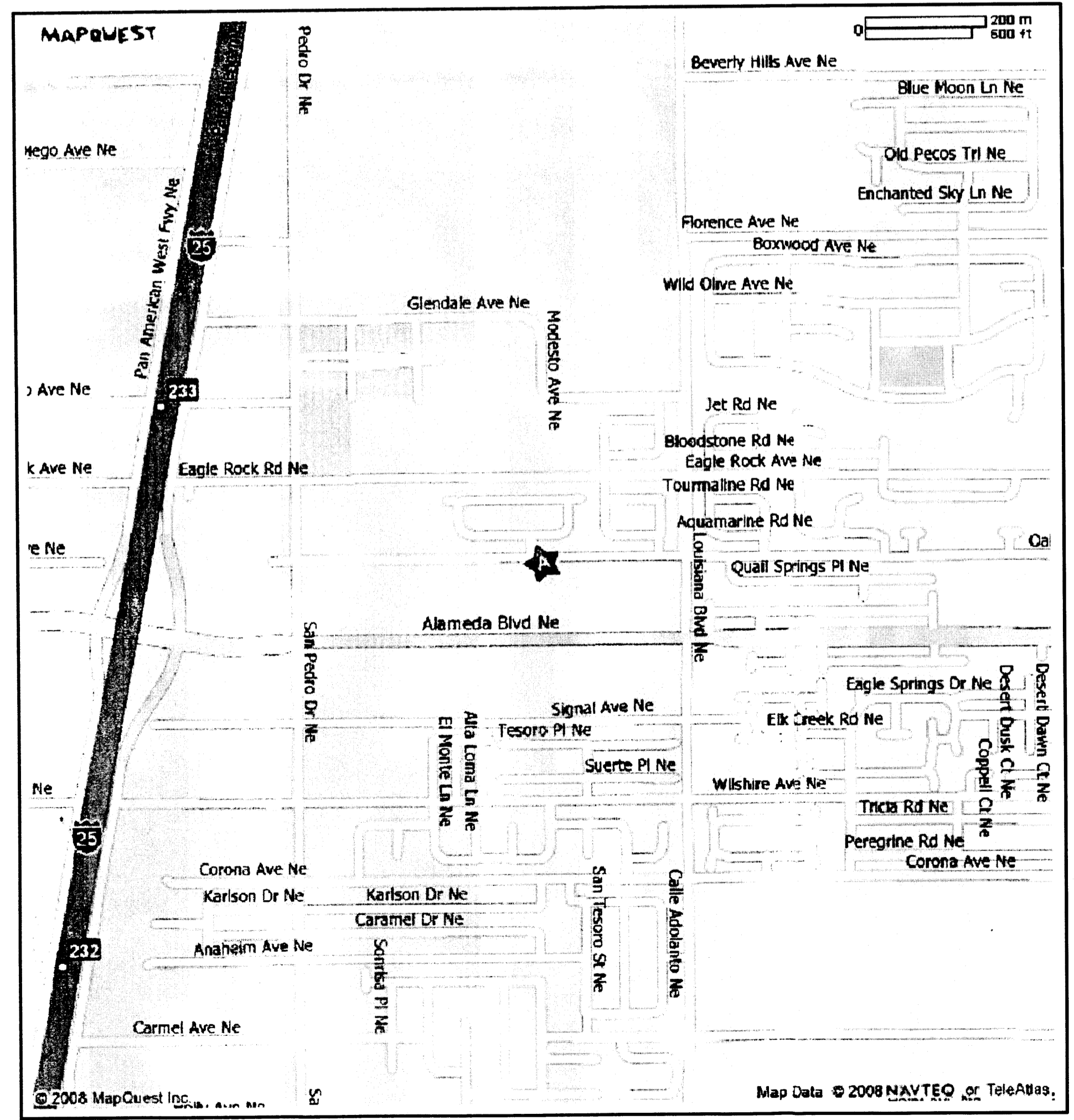
PARKING CALCULATIONS
 BASED ON THE CITY OF ALBUQUERQUE OFF-STREET PARKING REGULATIONS SECTION 14-16-3-1

STALL SIZE = 9'-0" WIDE X 20'-0" LONG

685 SF OFFICE RETAIL/200 = 3 SPACES
 570 SF LUNCH ROOM/ 200 = 3 SPACES
 88 SF ENTRY /200 = 1
 SPACES PROVIDED = 14

ACCESSIBLE SPACES REQUIRED = 2
 ACCESSIBLE SPACES PROVIDED = 2

MOTORCYCLE SPACES REQUIRED = 1
 MOTORCYCLE SPACES PROVIDED = 1



- Keyed Notes**
- 8' EXISTING HIGH METAL FENCE ON SOUTH PROPERTY LINE FRONTAGE
 - CONCRETE SIDE WALK PER COA STD 2430 WIDTH AS NOTED, ON SOUTH PROPERTY LINE
 - CONCRETE RAMP 12:1 SLOPE MAX, PER COA STD DWG 2426 ALL LANDINGS AND RAMPS WILL COMPLY WITH ADA NUMBERS 4067
 - TRASH ENCLOSURE, STUCCO ON EAST PROPERTY LINE
 - DRIVEWAY ENTRY
 - PARKING BUMPERS
 - LANDSCAPE TO COMPLY WITH CITY ORDINANCE 14-16-3-10
 - VAN ACCESSIBLE PARKING SIGNAGE PER CITY CODE
 - 6' EXISTING CHAIN LINK FENCE ON EAST AND WEST PROPERTY LINES TO COMPLY WITH CITY ORDINANCE
 - 4" SEWER LINE COMING FROM NORTH PROPERTY FROM EAGLE ROCK FRONTAGE
 - BUILD 60' CURB CUT PER COA STD 2425
 - BUILD 4' WIDE SIDEWALK PER COA STD 2430 Different
 - MOTOR CYCLE RAMP AND PARKING
 - VAN ACCESS AISLE STRIPED
 - BICYCLE RACK
 - Cut-Off Wall (Per City Standard 2415B)
 - CTB or MILLINGS DUE TO LOW CLEARANCE AND DRAGING OF TOWED OBJECTS.
 - ALL CONCRETE SIDEWALKS TO BE FLUSH WITH ASPHALT AND CUT-OFF WALLS.
 - 45' ROLLING GATE
 - 3' CHAIN LINK FENCE W/ IVE VINE.

GENERAL NOTES

ALL RAMPS TO HAVE A MAX SLOPE OF 1:12

EXISTING SITE CONDITIONS SITE IS VACANT, ALL EXISTING CONDITIONS DEMOLISHED.

Plant Legend

Quantity	Symbol	Plant	Plant Size	Plant Spacing	Notes
	○	Specimen Shrubs (Double Edged)			
	○	Specimen Shrubs	4.0' - 15' in 10'		
	○	Specimen Shrubs	4.0' - 9' in 7'		
	○	Specimen Shrubs	4.0' - 7' in 5'		
	○	Specimen Trees (Double Edged)			
	○	Specimen Trees (Double Edged)	6.0' - 20' in 50'		
	○	Specimen Trees (Double Edged)	6.0' - 20' in 20'		
	○	Specimen Trees (Double Edged)	6.0' - 20' in 12'		

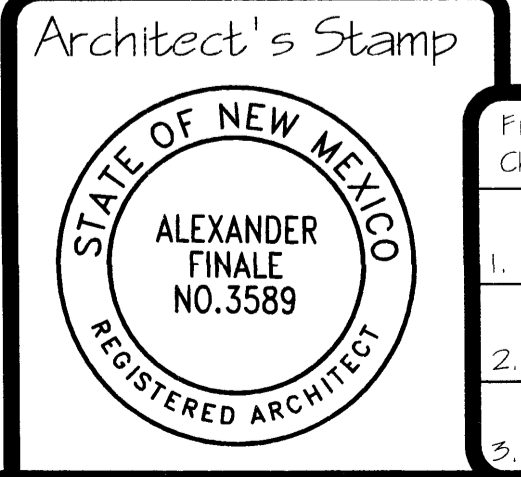
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 4801 Alameda N.E., Suite G-11 New Mexico Design Center
 (505) 823-6474 Cell: (505) 307-1003

Jan. 25, 2007
 Site Development Plan

Coronado
 Albuquerque New Mexico

Site Development Plan

Scale 1" = 30'



Final Drawing Checked By:	Sheet
1. M. Rinaldi	3
2. M. Ortiz	Of 11 Sheets