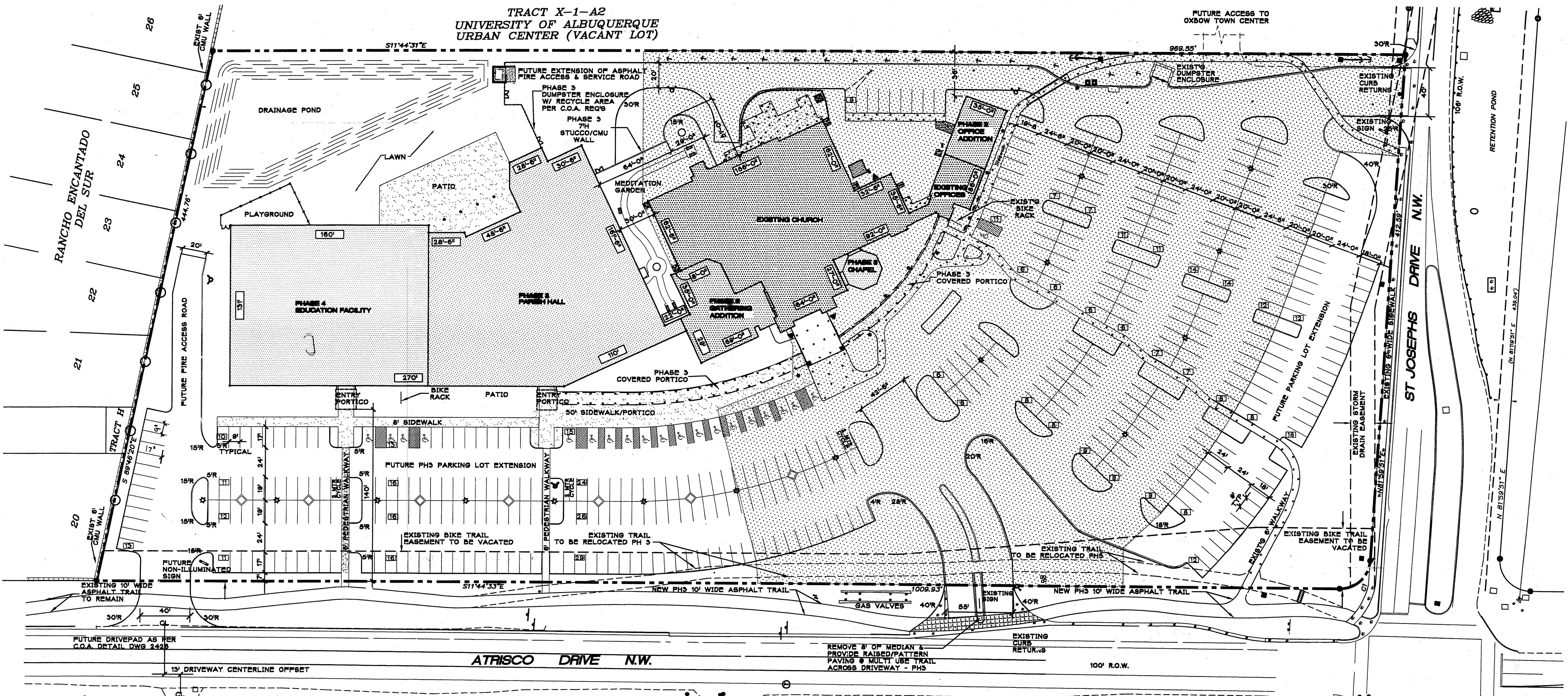


TRACT X-1-A2  
UNIVERSITY OF ALBUQUERQUE  
URBAN CENTER (VACANT LOT)



**SITE PLAN**

SCALE: 1" = 40' - 0"

**LEGEND**

- FIRE HYDRANT
- STREET SIGN
- POWER POLE
- POLE LIGHT
- GROUND LIGHT
- PARKING COUNT
- 5' X 5' PARKING LOT TREE PLANTER
- BENCH
- 270' BUILDING DIMENSION
- EXISTING ASPHALT PAVEMENT AREA

**OFF STREET PARKING**

**REQUIRED OFF STREET PARKING SPACES:**  
NOTE: CHURCH OCCUPANCY DETERMINES REQ'D PARKING, ALL RELATED SITE USES ARE ACCESSORY TO CHURCH USE. FULL OCCUPANCY OF RELATED USE FACILITIES DOES NOT OCCUR CONCURRENTLY WITH THE USE OF THE CHURCH.

EXISTING CHURCH ACTUAL SEATS  
 @ 1:30" PEW LENGTH + CHAIRS = 986 SEATS  
 REQUIRED PARKING SPACES AT 1 SPACE PER 4 SEATS = 249

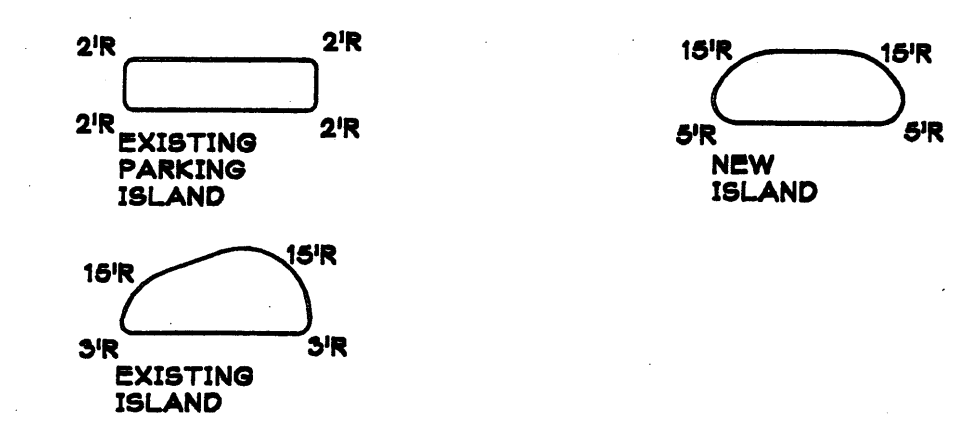
REQUIRED PARKING SPACES = 249  
 PROVIDED MASTER PLAN PARKING SPACES = 467  
 REQUIRED DISABLED SPACES = 8  
 PROVIDED DISABLED SPACES = 20

REQUIRED MOTORCYCLE SPACES = 5  
 PROVIDED MOTORCYCLE SPACES = 6

REQUIRED BICYCLE SPACES = 12  
 PROVIDED BICYCLE SPACES = 12

EXISTING DEVELOPED AREA PERMANENT PARKING SPACES = 250  
 EXISTING TEMPORARY PARKING SPACES = 137

**TYPICAL: DRIVE AISLE ISLAND RADII**



**ZONING DATA**

APPLICABLE ZONE CODE DATA - CITY OF ALBUQUERQUE, NM  
 ZONE ATLAS PAGE: G-11-Z  
 ZONE CLASSIFICATION: SU-3, CHURCH & RELATED FACILITIES

LOT AREA = 10 AC  
 TOTAL ESTIMATED MAXIMUM GROSS BUILDING AREA FOR ALL PROPOSED BUILDINGS = APPROXIMATELY 74,558 SQ. FT.  
 MAXIMUM GROSS BUILDING AREA-TO-LOT RATIO = 17.1% DENSITY

REQUIRED LANDSCAPE AREA = 15% OF NLA  
 LANDSCAPE AREA PROVIDED = 36% OF NLA  
 SEE LANDSCAPE PLAN FOR COMPLETE ANALYSIS

PROPOSED MINIMUM SETBACKS AT PHASES 2, 3 & 4:  
 FRONT - 140', REAR - 35', SIDE - 32'

MAXIMUM BUILDING HEIGHT FOR FUTURE PHASES 3 & 4:  
 SHALL BE NO GREATER THAN 26' AT THE SETBACK LINES, WITH HEIGHTS FALLING WITHIN A 45 DEGREE ANGLE PLANE DRAWN FROM THE HORIZONTAL MEAN GRADE ALONG EACH INTERNAL SITE BOUNDARY & ADJACENT RIGHT OF WAY CENTERLINE.  
 ZONING CODE EXEMPTS ARCHITECTURAL PROJECTIONS FROM HEIGHT REQUIREMENTS.

**HANDICAP PARKING ACCESS**

TYPICAL DETAIL FOR EACH NEW HANDICAP ACCESS PARKING SPACE.

SIDEWALK/PORTRICO - HC SIGN @ EACH DESIGNATED SPACE

TOP OF PAVEMENT FLUSH @ ASPHALT/SIDEWALK

PROVIDE WHEEL STOP @ EACH SPACE

TYPICAL ACCESS AISLE - 5' WIDE  
 VAN ACCESS AISLE - 8' WIDE

TYPICAL PARKING SPACE SHALL BE 9' WIDE X 17' DEEP WITH ADDITIONAL 2' OVERHANG

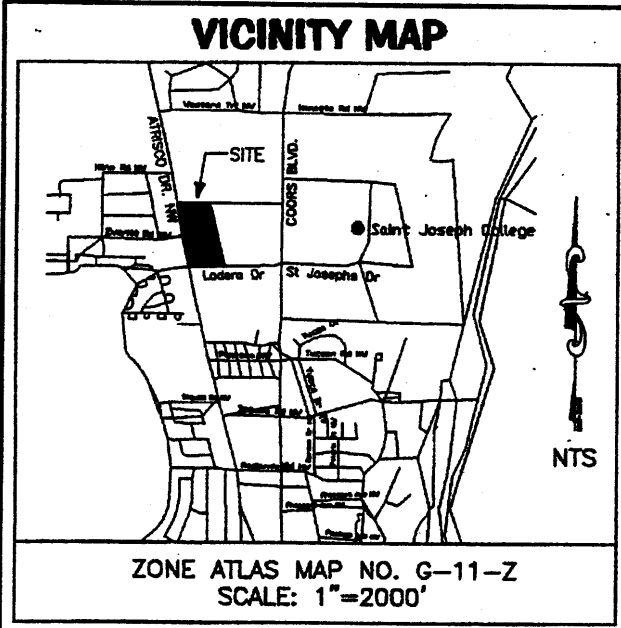
SLOPE OF ALL HC PARKING SPACES & ACCESS AISLES SHALL BE 2% MAX.

**LEGAL DESCRIPTION**

Legal Description: Tract X-1-A1 of Albuquerque Urban Center, within the Town of Albuquerque Grant, City of Albuquerque, Bernalillo County, New Mexico.

**BUILDING DATA**

- PHASE 1 - EXISTING CHURCH & OFFICES**  
EXISTING AREA = 20,570 SF
  - PHASE 2 - MEETING ROOMS, OFFICE EXTENSION & STORAGE AREAS**  
OFFICE AREA = 1,775 SF  
MEETING AREA = 4,042 S.F.  
PHASE 2 TOTAL = 5,815 S.F.
  - PHASE 3a - PARISH HALL AND KITCHEN**  
BUILDING AREA = 26,570 SF
  - PHASE 3b - ADORATION CHAPEL**  
BUILDING AREA = 744 SF
  - PHASE 4 - EDUCATION FACILITY**  
BUILDING AREA = 20,858 SF  
PHASE 3&4 TOTAL = 48,173 S.F.
- TOTAL ESTIMATED GROSS BUILDING AREA = 74,558 SF



**VICINITY MAP**

ZONE ATLAS MAP NO. G-11-Z  
SCALE: 1"=2000'

PROJECT NO. **1007015**  
 APPLICATION NO. **08 EPC 40003**

IS AN APPROVED INFRASTRUCTURE LIST REQUIRED?  
 [ ] YES [X] NO. IF YES, THEN A SET OF APPROVED DRC PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT OF WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.

DRB SITE DEVELOPMENT PLAN APPROVAL:

*[Signature]* 04/29/09 DATE:  
 TRAFFIC ENGINEERING TRANSPORTATION DIVISION

*[Signature]* 6-25-09 DATE:  
 WATER UTILITY DEPARTMENT

*[Signature]* 6/25/09 DATE:  
 PARKS & RECREATION DEPARTMENT

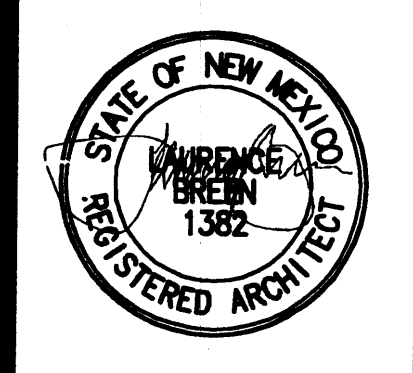
*[Signature]* 6/25/09 DATE:  
 CITY ENGINEER

N/A  
 ENVIRONMENTAL HEALTH (CONDITIONAL) DATE:

N/A  
 SOLID WASTE MANAGEMENT DATE:

*[Signature]* 8-27-09 DATE:  
 DRB CHAIRPERSON, PLANNING DEPT.

CHURCH OF ST. JOSEPH  
on the RIO GRANDE  
5601 ST. JOSEPHS DRIVE NW  
ALBUQUERQUE, NM 87120



**AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**

JOB NUMBER: **0745**  
 DATE: **6/16/08**

REVISIONS:

NO.	DATE

SHEET: **C-1.0**  
 2 OF 39

**DORMAN and BREEN**  
 RICHARD DORMAN F.A.I.A.  
 ALBUQUERQUE, NM 805-898-8840  
 LAURENCE BREEN A.I.A.

1007015 6/16/08  
 08 EPC 40003

4 AMelli 6-25-09  
 RF 8/27/09

1007015