



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations

D Street Name Change (Local & Collector)

L A APPEAL / PROTEST of...

- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102.
 Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): James Miller PHONE: 345-1312

ADDRESS: 5220 2nd St. NW. FAX: 344-9030

CITY: Albuquerque STATE: NM ZIP: 87107 E-MAIL: _____

APPLICANT: Progressive Venture LLC. PHONE: 344-0000

ADDRESS: 3921 Singer Blvd NE FAX: _____

CITY: Albuquerque STATE: NM ZIP: 87107 E-MAIL: _____

Proprietary interest in site: Owner List all owners: Bruce Phillips

DESCRIPTION OF REQUEST: Construct additional Warehouse space

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. G-4B2 Block: _____ Unit: _____

Subdiv/Addn/TBKA: Albuquerque Industrial Park Site

Existing Zoning: I.P. Proposed zoning: _____ MRGCD Map No. _____

Zone Atlas page(s): E-17 UPC Code: 101706215903030236

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): _____

Admended Site Plan. Z-79-94-1

CASE INFORMATION:

Within city limits? Yes No Within 1000FT of a landfill? No

No. of existing lots: 1 No. of proposed lots: _____ Total site area (acres): _____

LOCATION OF PROPERTY BY STREETS: On or Near: On Singer Blvd, west of

Between: Jefferson & West end of Jefferson & I-25 exchange

Check if project was previously reviewed by: Sketch Plan/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE James Miller DATE 7/16/12

(Print Name) James Miller Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>12 DRB- 70208</u>	<u>CMF</u>	_____	<u>\$20.00</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	<u>ASCP</u>	_____	<u>\$50.00</u>
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
				Total
				<u>\$ 70.00</u>

Hearing date July 25, 2012

Valerie Britton
 7-17-12
 Staff signature & Date

Project # 1004194

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** **Maximum Size: 24" x 36"**
 - ___ Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (folded to fit into an 8.5" by 14" pocket) **6 copies.**
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the request
 - ___ List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

- SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB18)** **Maximum Size: 24" x 36"**
 - ___ 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - ___ Scaled site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the request
 - ___ Letter of authorization from the property owner if application is submitted by an agent
 - ___ Copy of the document delegating approval authority to the DRB
 - ___ Completed Site Plan for Subdivision Checklist
 - ___ Infrastructure List, if relevant to the site plan
 - ___ Fee (see schedule)
 - ___ List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting.**
Your attendance is required.

- SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB17)** **Maximum Size: 24" x 36"**
 - ___ 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - ___ Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ___ Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. **6 copies.**
 - ___ Solid Waste Management Department signature on Site Plan
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the request
 - ___ Letter of authorization from the property owner if application is submitted by an agent
 - ___ Copy of the document delegating approval authority to the DRB
 - ___ Infrastructure List, if relevant to the site plan
 - ___ Completed Site Plan for Building Permit Checklist
 - ___ Copy of Site Plan with Fire Marshal's stamp
 - ___ Fee (see schedule)
 - ___ List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting.**
Your attendance is required.

- AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB01)** **Maximum Size: 24" x 36"**
- AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB02)** **Maximum Size: 24" x 36"**
 - ✓ Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ✓ DRB signed Site Plan being amended (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ✓ Zone Atlas map with the entire property(ies) clearly outlined
 - ✓ Letter briefly describing, explaining, and justifying the request
 - ✓ Letter of authorization from the property owner if application is submitted by an agent
 - N/A Infrastructure List, if relevant to the site plan
 - ___ Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
 - ___ Fee (see schedule)
 - ___ List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting.**
Your attendance is required.
✓ *copy of Landscape exception: Notification & copy of LS. plan*

- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT (DRB05)**
- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR SUBDIVISION (DRB06)**
 - ___ 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - ___ Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ___ Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - ___ Solid Waste Management Department signature on Site Plan for Building Permit
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter carefully explaining how each EPC condition has been met **and** a copy of the EPC Notification of Decision
 - ___ Infrastructure List, if relevant to the site plan
 - ___ Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
 - ___ List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting.**
Your attendance is required.

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

James Miller

Applicant name (print)
James Miller 7/17/12

Applicant signature / date

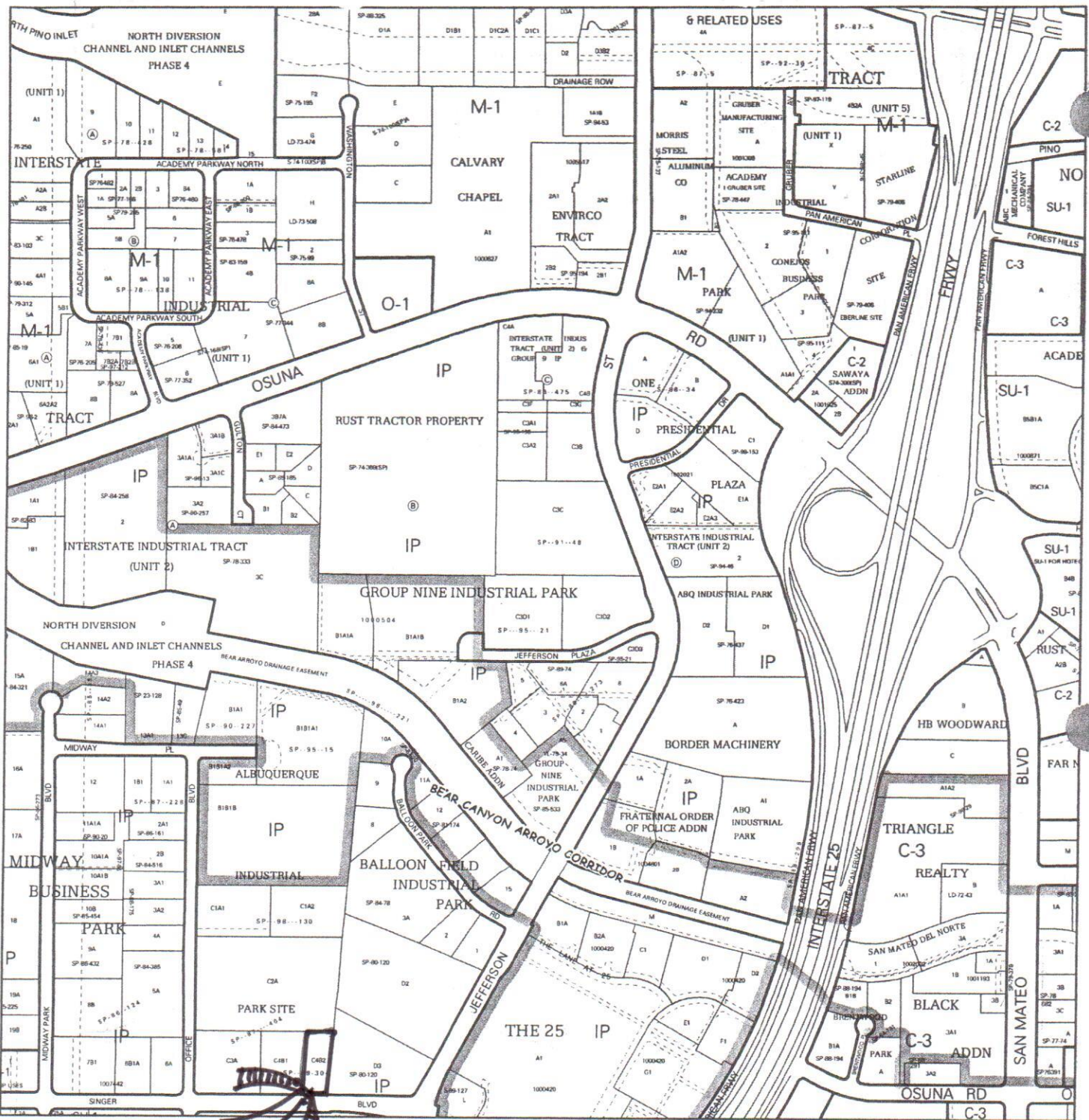


- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

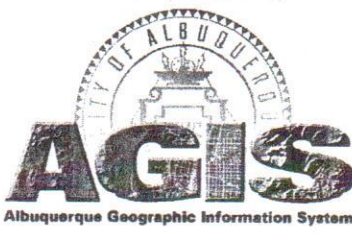
Application case numbers
12 - DRB - 70208

Form revised **October 2007**
Valerie Peters 7-17-12

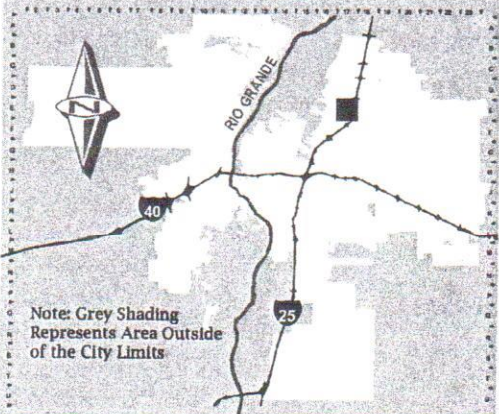
Planner signature / date
Project # *1009194*



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 2/4/2010



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
E-17-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contour
- Wall Overlay Zone

0 750 1,500 Feet

MILLER AND ASSOCIATES

ARCHITECTS - PLANNERS

5220 2ND ST. NW STE. A - ALBUQUERQUE, NEW MEXICO 87107 - PHONE (505) 345-1312

July 13, 2012

DRB Chairperson
Planning Department
City of Albuquerque
600 2nd Street N.W.
Albuquerque, New Mexico

RE; SITE PLAN REVIEW - 3921 SINGER BLV'D N. E.

Jack Cloud:

Progressive Venture LLC would like to construct additional warehouse space on their property located at 3921 Singer Blv'd N. E. The property now has two owner occupied buildings. The main structure is a Wholesale Supplier of Automotive Paint and related items for the autobody repair business. The second building is a warehouse for additional storage space.

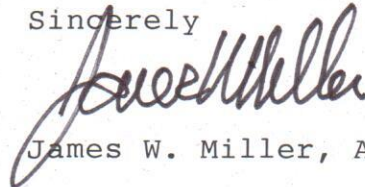
The rear most portion of the lot, has over the years become a cluttered area for 'out-of-sight, out-of-mind' stuff, and two storage trailers. This has become unsightly as well as being an easy target for numerous breakins.

My client would like to add to the existing warehouse, with the same matching elevations & construction materials. With the additional required landscaping, this would cleanup the rear portion of the lot.

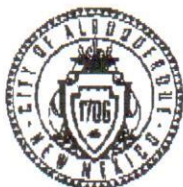
This proposed addition, paving and landscaping would enhance the looks of the entire property and make for a completed site layout.

If there are any questions, please do not hesitate to call this office.

Sincerely



James W. Miller, AIA



CITY OF ALBUQUERQUE
OFFICE OF ADMINISTRATIVE HEARINGS
ZONING HEARING EXAMINER
NOTIFICATION OF DECISION

PROFESSIONAL PAINT SUPPLY request(s) Special Exception No:..... 12ZHE-80096
a special exception to Section 14-16-3- Project No: Project# 1009194
10(E)(3)(b): a VARIANCE of 6' to the required Hearing Date: 05-15-12
6' side yard landscape buffer for a proposed Closing of Public Record: ... 05-15-12
addition for all or a portion of Lot(s) C4B2, Date of Decision: 05-31-12
ABQ INDUSTRIAL PARK SITE zoned IP,
located on 3921 SINGER BLVD NE (E-17)

STATEMENT OF FACTS: James Miller, agent for Professional Paint Supply requests a variance of 6' to the required 6' side yard landscape buffer for a proposed addition at 3921 Singer Blvd NE. Mr. Miller testified that the applicants have owned the property for 18 years. They want to construct a 2700 square foot warehouse addition and add additional landscaping to meet the 15% landscape requirement of the City of Albuquerque Comprehensive City Zone Code. Mr. Miller testified that the landscape requirements have changed since the building was built 18 years ago. He feels that if the landscape buffer were to be put into place, it would impede the two-way traffic deliveries that the semi truck trailers travel to and from at the freight docks. It would turn two-way traffic into one-way traffic. Mr. Miller feels this would impede the efficiency of the business. There are no letters of opposition in the file nor was there any opposition at the hearing. The yellow signs were posted.

Based on all of the testimony and a review of the entire file, it is determined that there is substantial evidence to make the following findings and conclusions:

FINDINGS AND CONCLUSIONS: I find that this parcel is exceptional as compared to other parcels in the vicinity and, therefore, it meets the test for the granting of a variance as provided for by Section 14. 16. 4. 2. I further find that, as a result of the exceptional aspect of the property, the regulations produce an unnecessary hardship in that it will limit the owner's reasonable use of the property and/or deprive the owner of a reasonable return on the property. Furthermore, I find that the particular variance is appropriate to prevent the unnecessary hardship and further find that the variance will differ from development which will be permitted under the existing regular zoning regulations no more than what is necessary to overcome the unnecessary hardship. Finally, the variance will not significantly interfere with the enjoyment of other land in the vicinity and is consistent with the spirit of the Zoning Ordinance, substantial justice and the general public interest.

DECISION: Approved with conditions.

CONDITIONS: The applicant/property owner shall place landscaping totaling 15% in the aggregate throughout the property.

The approval is subject to the submitted site plan, as required. Any substantial changes to the site plan, as determined by the Zoning Enforcement Division, shall require the scheduling of an additional Public Hearing.

A Building Permit must be applied for at the Building Permit Desk which is located at the Plaza del Sol Building, Ground Level on the east side of the lobby.

If you wish to appeal this decision, you may do so by 5:00 p.m., on June 15, 2012 in the manner described below:

Appeal is to the Board of Appeals within 15 days of the decision. A filing fee of \$105.00 shall accompany each appeal application, as well as a written explanation outlining the reason for appeal and a copy of the ZHE decision. Appeals are taken at 600 2nd Street, Plaza Del Sol Building, Ground Level, Planning Application Counter located on the west side of the lobby. **Please present this letter of notification when filing an appeal.** When an application is withdrawn, the fee shall not be refunded.

An appeal shall be heard by the Board of Appeals within 45 days of the appeal period and concluded within 75 days of the appeal period. The Planning Division shall give written notice of an appeal, together with a notice of the date, time and place of the hearing to the applicant, a representative of the opponents, if any are known, and the appellant.

Please note that pursuant to Section 14.16.4.4.(B), of the City of Albuquerque Comprehensive Zoning Code, you must demonstrate that you have legal standing to file an appeal as defined.

You will receive notice if any other person files an appeal. If there is no appeal, you can receive building permits any time after the appeal deadline quoted above, provided all conditions imposed at the time of approval have been met. However, the Zoning Hearing Examiner may allow issuance of building permits if the public hearing produces no objection of any kind to the approval of an application. **To receive this approval, the applicant agrees in writing to return the building permit or occupation tax number.**

Successful applicants are reminded that other regulations of the City must be complied with, even after approval of a special exception is secured. This decision does not constitute approval of plans for a building permit. If your application is approved, bring this decision with you when you apply for any related building permit or occupation tax number. Approval of a conditional use or a variance application is void after one year from date of approval if the rights and privileges are granted, thereby have not been executed or utilized.



Stanley D. Harada, Esq.
Interim Zoning Hearing Examiner

cc: Zoning Enforcement
ZHE File
Bruce Phillips, 3921 Singer Blvd NE, 87109
James Miller, 5220 2nd St NW, 87107

Progressive Venture LLC

5610 SINGER N.E.

ALBUQUERQUE, NEW MEXICO

87109

July 13, 2012

Please be advised that Jim Miller with Miller and Associates Architects is authorized to act as the agent of Progressive Venture LLC for all matters related to the design and construction of facilities on real estate owned by Progressive Venture LLC.

Regards,



Bruce Phillips

Managing Partner

Progressive Venture LLC

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

B. Proposed Development (If supplemental Sheets are used please indicate sheet #)

1. Structural

- A. Location of existing & proposed structures (distinguish between existing & proposed, include phasing)
- B. Square footage of each structure
- C. Proposed use of each structure
- D. Temporary structures, signs and other improvements
- E. Walls, fences, and screening: indicate height, length, color and materials
- F. Dimensions of all principal site elements or typical dimensions thereof
- G. Loading facilities
- H. Site lighting (indicate height & fixture type)
- I. Indicate structures within 20 feet of site
- J. Elevation drawing of refuse container and enclosure, if applicable.
- K. Site amenities including patios, benches, tables, (indicating square footage of patios/ plazas).

2. Parking and Circulation

- A. Parking layout with spaces numbered per aisle and totaled.
 - 1. **Location and typical dimensions**, including handicapped spaces
 - 2. **Calculations:** spaces required: 10 provided: 10
 - Handicapped spaces (included in required total) required: 1 provided: 1
 - Motorcycle spaces (in addition to required total) required: 1 provided: 1
- B. Bicycle parking & facilities
 - 1. Bicycle racks, spaces required: 1 provided: 1
 - 2. Bikeways and other bicycle facilities, if applicable
- C. Public Transit
 - 1. Bus facilities, including routes, bays and shelters existing or required
- D. Pedestrian Circulation
 - 1. Location and dimensions of all sidewalks and pedestrian paths
 - 2. Location and dimension of drive aisle crossings, including paving treatment
- E. Vehicular Circulation (Refer to Chapter 23 of DPM)
 - 1. Ingress and egress locations, including width and curve radii dimensions
 - 2. Drive aisle locations, including width and curve radii dimensions
 - ~~N/A~~ 3. End aisle locations, including width and curve radii dimensions
 - 4. Location & orientation of refuse enclosure, with dimensions
 - 5. Curb cut locations and dimensions
 - 6. Existing and proposed street widths, right-of-way widths and curve radii
 - ~~N/A~~ 7. Identify existing and proposed turn lanes, deceleration lanes and similar features related to the functioning of the proposal, with dimensions
 - ~~N/A~~ 8. Location of traffic signs and signals related to the functioning of the proposal
 - ~~N/A~~ 9. Identify existing and proposed medians and median cuts

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

3. Phasing

- A. Proposed phasing of improvements and provision for interim facilities. Indicate phasing plan, including location and square footage of structures and associated improvements including circulation, parking and landscaping.

SHEET #2 LANDSCAPING PLAN

Landscaping may be shown on sheet #1 with written approval from Planning Department staff.

1. Scale - must be same as scale on sheet #1 - Site plan
2. Bar Scale
3. North Arrow
4. Property Lines
5. Existing and proposed easements
6. Identify nature of ground cover materials
 - A. Impervious areas (pavement, sidewalks, slope pavings, curb and gutters, etc.)
 - B. Pervious areas (planting beds, grass, ground cover vegetation, etc.)
 - ~~N/A~~ C. Ponding areas either for drainage or landscaping/recreational use
7. Identify type, location and size of plantings (common and/or botanical names).
 - A. Existing, indicating whether it is to be preserved or removed.
 - B. Proposed, to be established for general landscaping.
 - ~~N/A~~ C. Proposed, to be established for screening/buffering.
8. Describe irrigation system – Phase I & II . . .
- ~~Exist's~~ 9. Backflow prevention detail
10. Planting Beds, indicating square footage of each bed
11. Turf Area - only 20% of landscaped area can be high water turf; provide square footage and percentage.
12. Responsibility for Maintenance (statement)
13. Statement of compliance with Water Conservation... Ordinance, see article 6-1-1-1.
14. Landscaped area requirement; square footage and percent (specify clearly on plan)
15. Landscaped area provided; square footage and percent (specify clearly on plan)
16. Planting or tree well detail
- ~~N/A~~ 17. Street Tree Plan as defined in the Street Tree Ord.

SHEET # 3 PRELIMINARY GRADING PLAN

The Preliminary Grading Plan provides the Planning Commission and staff with an understanding of site topography and how it relates to adjacent property. Planning staff may waive or allow adjustments to the Preliminary Grading Plan requirements for sites that are small, relatively flat and have no existing or proposed extraordinary drainage facilities. Waivers must be obtained in writing from the City Engineer prior to application submittal.

Grading information for sites that are under 1 acre can be included on Sheet #1 with written approval from the Planning Department Staff.

A. General Information

1. Scale - must be same as Sheet #1 - Site Plan
2. Bar Scale
3. North Arrow
4. Property Lines
5. Existing and proposed easements

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

- 6. Building footprints
- 7. Location of Retaining walls

B. Grading Information

- 1. On the plan sheet, provide a narrative description of existing site topography, proposed grading improvements and topography within 100 feet of the site.
- 2. Indicate finished floor elevation and provide spot elevations for all corners of the site (existing and proposed) and points of maximum cut or fill exceeding 1 foot.
- N/A* 3. Identify ponding areas
- N/A* 4. Cross Sections
Provide cross section for all perimeter property lines where the grade change is greater than 4 feet at the point of the greatest grade change. Provide one additional cross section in each direction within no more than 100 feet of the reference point.

SHEET #4 UTILITY PLAN

- 1. Fire hydrant locations, existing and proposed.
- 2. Distribution lines
- 3. Right-of-Way and easements, existing and proposed, on the property and adjacent to the boundaries, with identification of types and dimensions.
- 4. Existing water, sewer, storm drainage facilities (public and/or private).
- 5. Proposed water, sewer, storm drainage facilities (public and/or private)

SHEET #5 BUILDING AND STRUCTURE ELEVATIONS

A. General Information

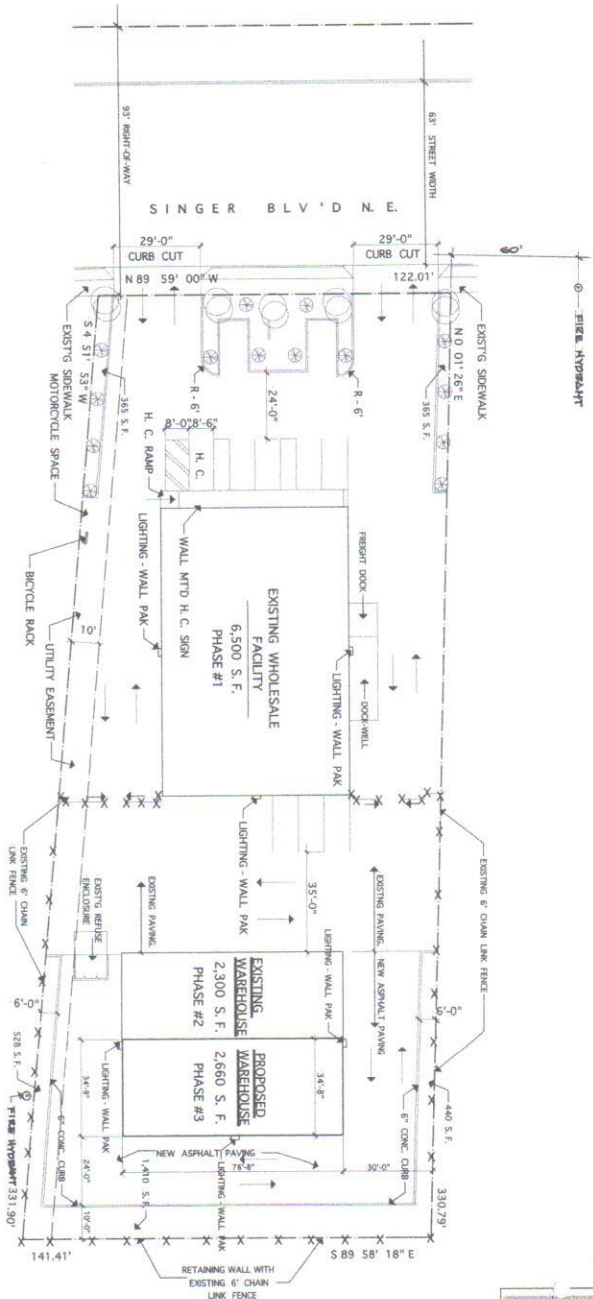
- A. Scale (minimum of 1/8" or as approved by Planning Staff).
- B. Bar Scale
- C. Detailed Building Elevations for each facade
 - 1. Identify facade orientation (north, south, east, & west).
 - 2. Facade dimensions including overall height and width
 - 3. Location, dimensions, materials, and colors of principle façade elements- windows, doors, etc.
 - N/A* 4. For EPC and DRB submittals only – Color renderings or similar (12 copies) illustrations
- N/A* E. Site Development Plans for single family residential projects with multiple units may require submittal of specific information on building features in lieu of elevation drawings for each building. Applicants are advised to discussed submittal requirements with Planning Department staff.

B. Signage

- xisting* { 1. Site location(s)
- 2. Sign elevations to scale
- 3. Dimensions, including height and width
- 4. Sign face area - dimensions and square footage clearly indicated
- 5. Lighting
- 6. Materials and colors for sign face and structural elements.

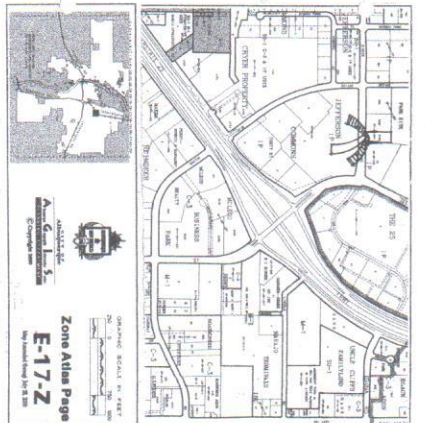
WAREHOUSE ADDITION

PROFESSIONAL PAINT SUPPLY



PROPOSED SITE PLAN 1" = 20'

Scale: 1" = 20'



VICINITY MAP

PARKING:

REQUIRED:
OFFICE SPACE = 800 S.F. / 200 = 4 SPACES
WAREHOUSE SPACE = 10,660 S.F. / 2,000 = 5 SPACES
TOTAL REQ'D. 4 + 6 = 10 SPACES

PROVIDED:
2 + 5 + 3 = 10 SPACES

SITE PLAN FOR BUILDING PERMIT

APPLICATION NO. _____
PROJECT NO. _____

APPROVED SITE DEVELOPMENT PLAN SIGNOFF APPROVAL

- TRAFFIC ENGINEERING, TRANSPORTATION DIVISION
- UTILITIES DEVELOPMENT
- PARKS & RECREATION DEPARTMENT
- CITY ENGINEER
- SOLID WASTE MANAGEMENT
- DRB CHAIRPERSON, PLANNING DEPARTMENT

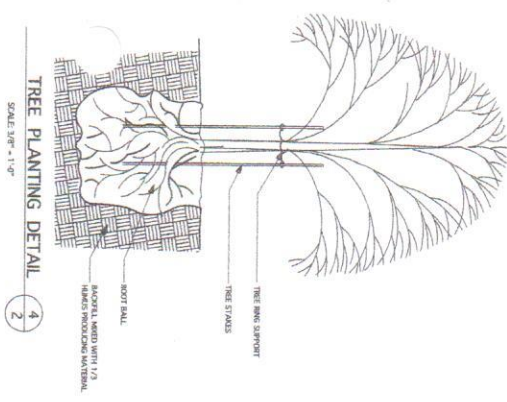
LEGAL DESCRIPTION:
LOT C-482, ALBUQUERQUE INDUSTRIAL PARK SITE



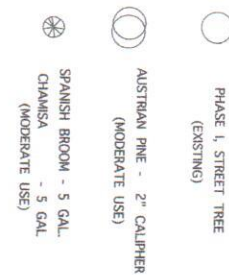
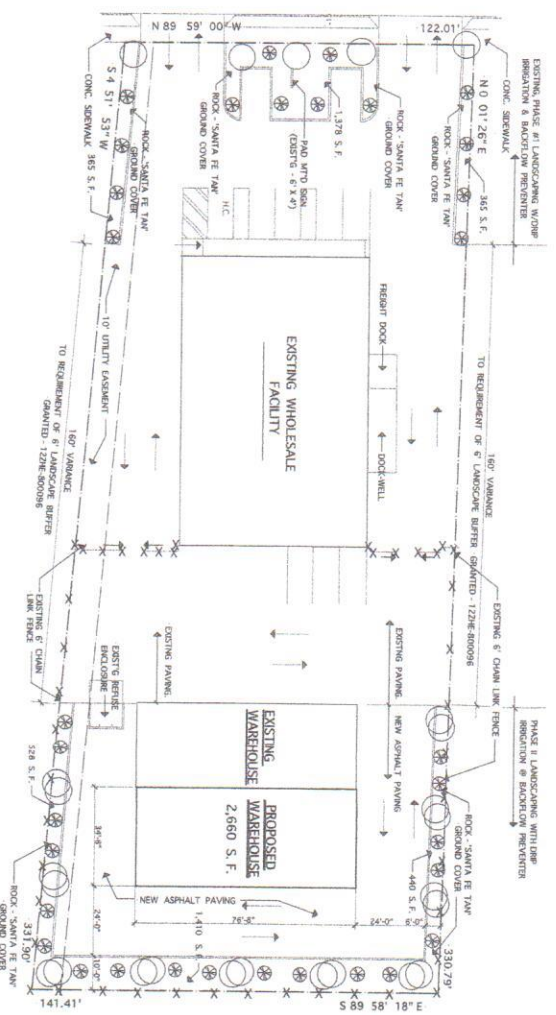
FOR TITLE
STORAGE ADDITION
PROFESSION PAINT SUPPLY
3921 SINGER N.E.
ALBUQUERQUE, NEW MEXICO

MILLER AND ASSOCIATES
ARCHITECTS PLANNERS
5220 SECOND STREET N.W.
ALBUQUERQUE, NEW MEXICO
505 345-1312

SHEET TITLE: LANDSCAPE PLAN, DETAIL AND NOTES
DATE: Jul '12
DRAWN BY: JLM
CHECKED BY: [Signature]
JOB NO: 1112



SINGER BLV. 'D N. E.



LANDSCAPE PLAN 1" = 20'

LANDSCAPING

REQUIRED: LOT SIZE - BLDG AREA X 15%
 43,550 - 14,200 = 29,350 X 0.15 =
 4,400 S. F.

PROVIDED: 440 + 440 + 1,378 + 440 +
 528 + 1,410 = 4,486 S. F.

LANDSCAPING MINIMUM AREA REQUIRED
 IS 15%. LANDSCAPING PROVIDED IS 15%

LANDSCAPE NOTES

IT IS THE INTENT OF THIS PLAN TO COMPLY WITH THE CITY OF ALBUQUERQUE WATER CONSERVATION LANDSCAPING AND WASTE WATER ORDINANCE PLANTING RESTRICTION APPROACH APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE. WATER MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.

IN GENERAL, WATER CONSERVATION, ENVIRONMENTALLY SOUND LANDSCAPE PRINCIPLES WILL BE FOLLOWED IN DESIGN AND INSTALLATION.

PLANT BEDS SHALL ACHIEVE 75% LIVE GROUND COVER AT MATURITY.
 S.F.B. GRAVETOVER FILTER FABRIC SHALL BE PLACED IN ALL LANDSCAPE AREAS WHICH ARE NOT DESIGNATED TO RECEIVE NATIVE SEED

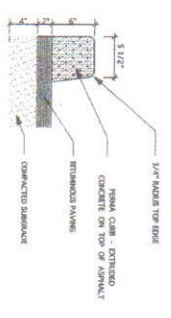
IRRIGATION NOTES

IRRIGATION SYSTEM FOR PHASE II, WILL BE A COMPLETE UNDERGROUND SYSTEM TO HAVE 1.0 GPH DRIP EMITTERS DRIP SYSTEM TO BE TIED TO 1/2" POLYPIPE W/ FLUSH CAPS @ EACH END. A BACKFLOW PREVENTER IS APART OF THE EXISTING PHASE I IRRIGATION SYSTEM.

ALL LANDSCAPING WILL BE IN CONFORMANCE W/CITY OF ALBUQUERQUE ZONING CODE, STREET TREE ORD, POLLEN, WASTE WATER & WATER CONSERVATION LANDSCAPE ORD

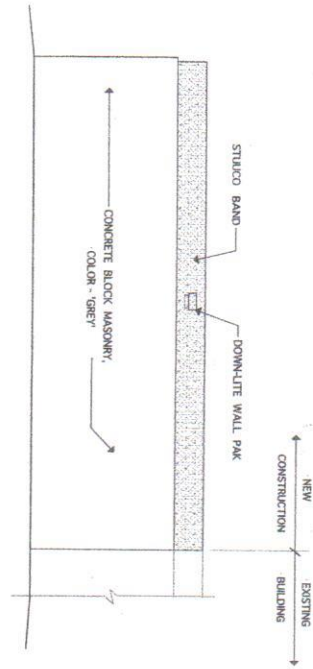
LEGAL DESCRIPTION:

LOT C-482, ALBUQUERQUE INDUSTRIAL PARK SITE

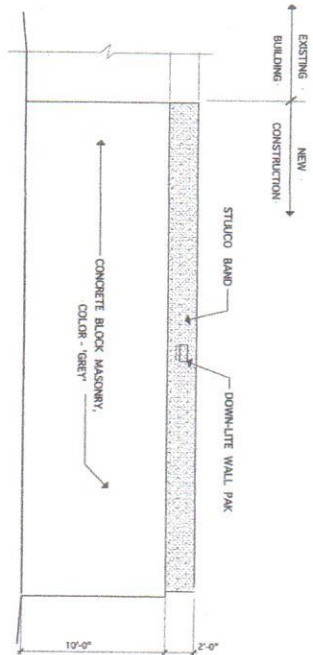


PERMA-CURB DETAIL

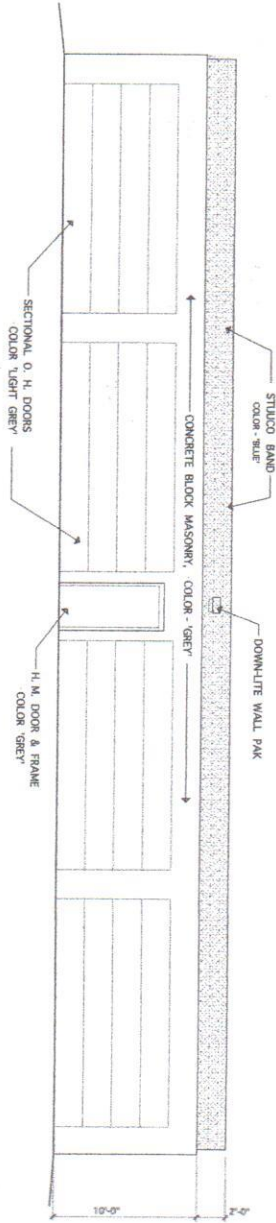
SCALE 3/4" = 1'-0"




EAST ELEVATION 1/4" = 1'-0"



WEST ELEVATION 1/4" = 1'-0"



NORTH ELEVATION 1/4" = 1'-0"

	JOA 10114 STORAGE ADDITION PROFESSION PAINT SUPPLY 3921 SINGER N.E. ALBUQUERQUE, NEW MEXICO	MILLER AND ASSOCIATES ARCHITECTS PLANNERS 3220 SECOND STREET N.W. ALBUQUERQUE, NEW MEXICO 505) 845-1312	SHEET 10114 BUILDING ELEVATIONS	DATE 11/12 DRAWN BY JAL/12 CHECKED BY JAL/12
	11/12 12/12			

City of Albuquerque Planning Department

DEVELOPMENT AND BUILDING SERVICES

STANDARD APPLICATION, Paper Plans Required

DEVELOPMENT REVIEW BOARD

07/17/2012 Issued By: BLDAVM 154803

Category Code **910**
2012 070 208

Application Number: 12DRB-70208, Amended Sdp For Bp

Address:

Location Description: SINGER BLVD BETWEEN JEFFERSON I-25 EXCHANGE

Project Number: 1009194

Applicant
PROGRESSIVE VENTURE LLC

Agent / Contact
JAMES MILLER

3921SINGER BLVD NE
ALBUQUERQUE NM 87107

5220 2ND ST. NW
ALBUQUERQUE NM 87107

Application Fees

APN Fee

Conflict Mgmt Fee \$20.00

DRB Actions \$50.00

TOTAL: \$70.00

City of Albuquerque Treasurer
Date: 7/17/2012 Office: DRB/HEX
Stat ID: WS0000006 Cashier: TRSPXG
Batch: 486 Trans: 433
Permit: 2012070208
Receipt Num: 00035110
Payment Total: \$70.00
0903 Conflict Mgmt. Fee \$20.00
0903 DRB Actions \$50.00
Check Tendered: \$70.00

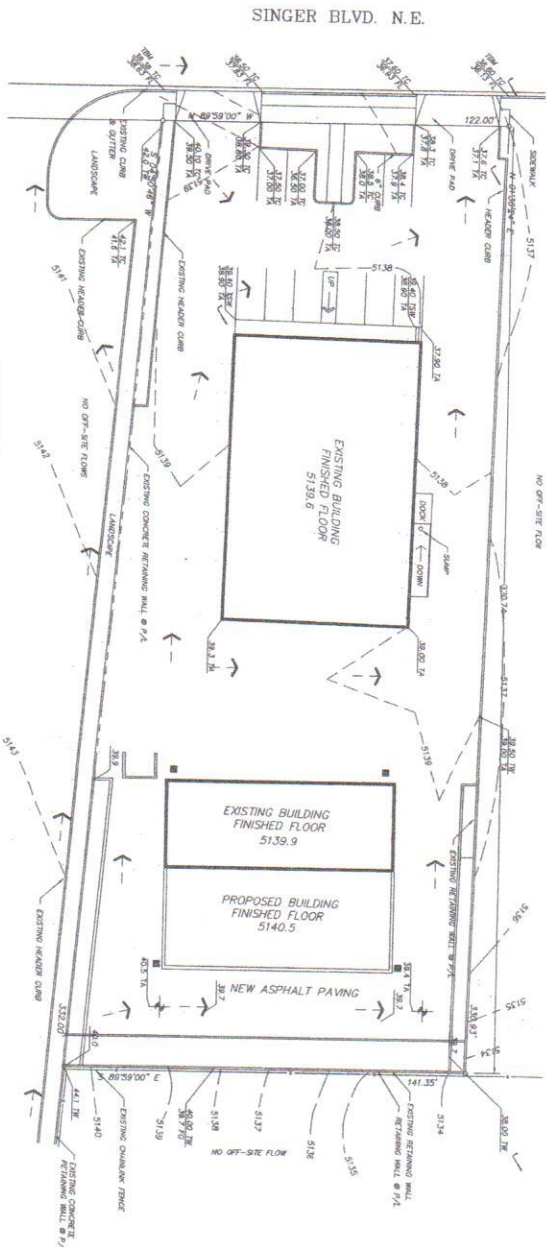
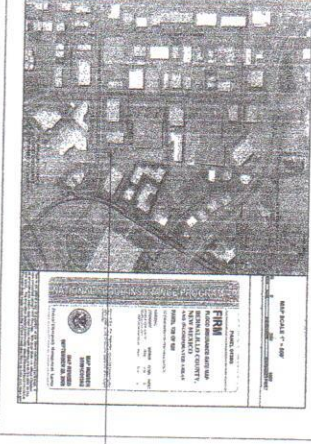
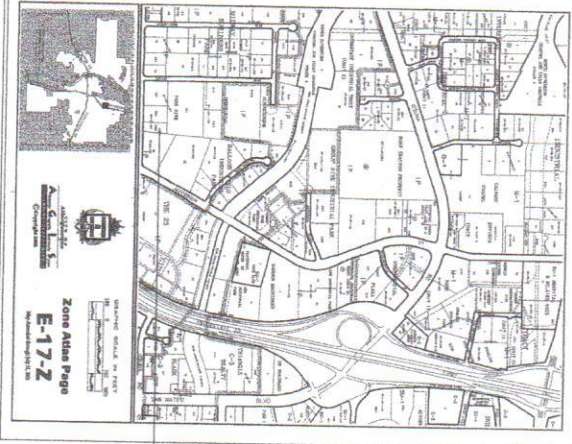
LEGAL DESCRIPTION
 LOT C-482
 INDUSTRIAL PARK SITE
 BERNALILLO COUNTY,
 NEW MEXICO.

EROSION CONTROL MEASURES:

THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR MANAGEMENT FOR STORM MEASURES AND EROSION PREVENTION. HE SHALL INSURE THAT THE FOLLOWING CONSTRUCTION OF THIS PROJECT SHALL BE PROTECTED AT ALL TIMES BY TEMPORARY MEASURES AS REQUIRED TO PREVENT STORM RUNOFF TO ADJACENT PUBLIC RIGHTS-OF-WAYS SHALL BE PROTECTED AT ALL TIMES. EROSION CONTROL MEASURES SHALL BE INSTALLED AT ALL STREETS AND DRIVEWAYS TO PREVENT EROSION OF THE ADJACENT PUBLIC RIGHTS-OF-WAYS. ALL EROSION CONTROL MEASURES SHALL BE INSTALLED AND MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD AND SHALL REMAIN IN PLACE UNTIL THE PROJECT IS COMPLETE AND ALL EROSION CONTROL MEASURES HAVE BEEN REMOVED FROM THE SITE AND DEPOSITED THERE.

BENCH-MARK INFORMATION:

BENCHMARK INFORMATION BEING THE TOP OF CURB 5136.80 USED HEREIN IS TO CITY BENCHMARK & SECTION DIVISION CHAINING CHANNEL AND SOUTH OF CURB 5136.80 BENCH ELEVATION 510.00(VEG).



DOWN STREAM CONDITIONS:
 FLOODS GENERATED BY OVERFLOW IS DISCHARGED INTO SINGER BLVD AND RELEASED INTO THE NORTH OVERFLOW CHANNEL. THE FLOOD CONTROL SYMPOSIUM (NORTH OVERFLOW CHANNEL) CONDITIONS MUST BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD AND SHALL REMAIN IN PLACE UNTIL THE PROJECT IS COMPLETE.

NOTICE TO CONTRACTOR

1. An excavation/contraction permit will be required before beginning any work within the site. Approved copy of this plan must be submitted at the time of application for permit.
2. All work detailed in this plan to be performed, except as otherwise stated or provided herein, in accordance with the City of Albuquerque Standard Specification for Public Works Construction.
3. Two working days prior to any excavation, contractor must contact line locating services for locating existing utilities. (760-1990).
4. Prior to construction, the contractor shall excavate and verify the horizontal and vertical location of all construction. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
5. Backfill composition shall be according to Commercial use.
6. All work on this project shall be performed in accordance with applicable Federal, State and local laws, rules and regulations concerning construction safety and health.
7. Maintenance of this facilities shall be the responsibility of the owner of the property served.

SYMBOL LEGEND

- EXISTING CONTROL
- PROPERTY LINE
- EASIMENT LINE
- FLOW DIRECTION
- ASBESTE ELEVATION
- DOWN SPOUT (NO TO SCALE)
- PROPOSED SPOT ELEVATION

ABBREVIATION LEGEND

- TOP OF CURB
- TOP OF CURB
- TOP OF CURB
- TOP OF ASPHALT

SCALE: 1"=20.0'

GRADING/DRAINAGE PLAN
 PROJECT: PROPOSED STORAGE ADDITION TO PROFESSIONAL PAINT SUPPLY, BERNALILLO COUNTY, NEW MEXICO. SHEET: 1 OF 2.
 DATE: 07/2017
 DRAWN BY: [Name]
 CHECKED BY: [Name]
 APPROVED BY: [Name]

PROPOSED EXCESS PRECIPITATION	PEAK DISCHARGE
1.56 in/hr	1.56 cfs
2.12 in/hr	2.12 cfs
2.78 in/hr	2.78 cfs
3.44 in/hr	3.44 cfs
4.10 in/hr	4.10 cfs
4.76 in/hr	4.76 cfs
5.42 in/hr	5.42 cfs
6.08 in/hr	6.08 cfs
6.74 in/hr	6.74 cfs
7.40 in/hr	7.40 cfs
8.06 in/hr	8.06 cfs
8.72 in/hr	8.72 cfs
9.38 in/hr	9.38 cfs
10.04 in/hr	10.04 cfs
10.70 in/hr	10.70 cfs
11.36 in/hr	11.36 cfs
12.02 in/hr	12.02 cfs
12.68 in/hr	12.68 cfs
13.34 in/hr	13.34 cfs
14.00 in/hr	14.00 cfs
14.66 in/hr	14.66 cfs
15.32 in/hr	15.32 cfs
15.98 in/hr	15.98 cfs
16.64 in/hr	16.64 cfs
17.30 in/hr	17.30 cfs
17.96 in/hr	17.96 cfs
18.62 in/hr	18.62 cfs
19.28 in/hr	19.28 cfs
19.94 in/hr	19.94 cfs
20.60 in/hr	20.60 cfs
21.26 in/hr	21.26 cfs
21.92 in/hr	21.92 cfs
22.58 in/hr	22.58 cfs
23.24 in/hr	23.24 cfs
23.90 in/hr	23.90 cfs
24.56 in/hr	24.56 cfs
25.22 in/hr	25.22 cfs
25.88 in/hr	25.88 cfs
26.54 in/hr	26.54 cfs
27.20 in/hr	27.20 cfs
27.86 in/hr	27.86 cfs
28.52 in/hr	28.52 cfs
29.18 in/hr	29.18 cfs
29.84 in/hr	29.84 cfs
30.50 in/hr	30.50 cfs
31.16 in/hr	31.16 cfs
31.82 in/hr	31.82 cfs
32.48 in/hr	32.48 cfs
33.14 in/hr	33.14 cfs
33.80 in/hr	33.80 cfs
34.46 in/hr	34.46 cfs
35.12 in/hr	35.12 cfs
35.78 in/hr	35.78 cfs
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39.74 in/hr	39.74 cfs
40.40 in/hr	40.40 cfs
41.06 in/hr	41.06 cfs
41.72 in/hr	41.72 cfs
42.38 in/hr	42.38 cfs
43.04 in/hr	43.04 cfs
43.70 in/hr	43.70 cfs
44.36 in/hr	44.36 cfs
45.02 in/hr	45.02 cfs
45.68 in/hr	45.68 cfs
46.34 in/hr	46.34 cfs
47.00 in/hr	47.00 cfs
47.66 in/hr	47.66 cfs
48.32 in/hr	48.32 cfs
48.98 in/hr	48.98 cfs
49.64 in/hr	49.64 cfs
50.30 in/hr	50.30 cfs
50.96 in/hr	50.96 cfs
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56.90 in/hr	56.90 cfs
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65.48 in/hr	65.48 cfs
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67.46 in/hr	67.46 cfs
68.12 in/hr	68.12 cfs
68.78 in/hr	68.78 cfs
69.44 in/hr	69.44 cfs
70.10 in/hr	70.10 cfs
70.76 in/hr	70.76 cfs
71.42 in/hr	71.42 cfs
72.08 in/hr	72.08 cfs
72.74 in/hr	72.74 cfs
73.40 in/hr	73.40 cfs
74.06 in/hr	74.06 cfs
74.72 in/hr	74.72 cfs
75.38 in/hr	75.38 cfs
76.04 in/hr	76.04 cfs
76.70 in/hr	76.70 cfs
77.36 in/hr	77.36 cfs
78.02 in/hr	78.02 cfs
78.68 in/hr	78.68 cfs
79.34 in/hr	79.34 cfs
80.00 in/hr	80.00 cfs

Project Name PROPOSED STORAGE ADDITION TO PROFESSIONAL PAINT SUPPLY 3921 SINGER BLVD. N.E. ALBUQUERQUE, NEW MEXICO	Sheet Title GRADING & DRAINAGE PLAN	Date 07/2017	
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