PASEO DEL NORTE
(VARIABLE WIDTH R/W-ACCESS CONTROLLED)

INTERSECTION

SAN PEDRO DRIVE N.E.
(VARIABLE WIDTH R/W-ACCESS CONTROLLED)

PALOMAS AVENUE N.E.
60' R/W

INTERSECTION

PAD-3
5,220 sf

PAD-4A-B
4,510 SF

PAD-4C
2,500 SF

PAD-2A
9,900 SF

SERVICE YARD

PATIO

BRICK SHED

EXISTING BUILDING
TO REMAIN

PHASE-1

PHASE-2

FUTURE PHASE ARE
SUBJECT TO APPROVAL

FUTURE PHASE ARE
SUBJECT TO APPROVAL

Albuquerque Control Survey Monument "HEAVEN"
NAD 1983 (2007) State Plane Coordinates
(Central Zone — NAD 83) as published
North= 1,518,799.815 feet
East= 1,547,297.145 feet
Elevation= 5378.236 feet (NAVD 1988)
Delta Alpha= -0°10'46.2"
Ground to Grid Factor= 0.999655810

KEYED NOTE:

1. 8' - OR AS INDICATED WITHIN SITE PLAN PEDESTRIAN CROSSWALK RE: DETAIL 6/A1
2. LIGHT POLE LOCATION RE: DETAIL 3/A11
3. CONC. SIDEWALK ADJACENT BLDG RE: DET 8/A11 RE: SITE PLAN FOR JOINT LAYOUT
4. CONC. SIDEWALK RE: DET 1/A11 RE: SITE PLAN FOR JOINT LAYOUT
5. INDICATES BIKE RACK LOCATION (5 BIKE CAPACITY) RE: DETAIL 13/A12
6. BENCH LOCATION RE: DETAIL 10/A12
7. HANDICAP RAMP RE: 15/A11
8. HANDICAP RAMP RE: 16/A11
9. HANDICAP RAMP RE: 5/A11
10. HANDICAP RAMP RE: 17/A11
11. INDICATES LANDSCAPE PLANTING AREA G.C TO PROVIDE/COORDINATE REQ. SLEEVING FOR EA. WELL LOCATION
12. DRIVE AISLE PAINT DETAIL RE: DET 9/A12
13. 6" HIGH CONC. ISLAND RE: SITE GRADING PLAN FOR INFO
14. REFUSE ENCLOSURE RE: DET.4/A13
15. H.C PARKING STALL RE: DET 2/A12
16. H.C PARKING STALL RE: DET 3/A12
17. WHEELSTOP RE: DET 4/A12
18. INDICATES PROPOSED MOTORCYCLE PARKING STALL LOCATION RE: SITE PLAN FOR LOCATIONS. RE: DET. 1/A12
19. PAINTED STRIPPING/SIGNING AS INDICATED ON SITE PLAN ALL STANDARD PARKING STALL STRIPPING SHALL BE WHITE
20. INDICATES SPLIT FACED PATION KNEE WALL RE: DETAIL 12/A13
21. EXISTING SIDEWALK TO REMAIN
22. CONCRETE FLUME DETAIL RE: DETAIL 6/A12 FOR INFO
23. 150 SF MONUMENT SIGN TO MATCH ADJACENT BUILDING RE: DETAIL 8/A13 FOR INFO
24. NOT USED
25. BOLLARD PAINTED SAFETY YELLOW RE: DET. 1/A13

SITE DATA TABLE	RETAIL USES
LEGAL DESCRIPTION	
LOT 5-A, BLOCK 11, PLAT OF LOT 5-A, BLOCK 11, NORTH ALBUQUERQUE ACRES, TRACT A, 61091 TRACT A, 61091 TRACT A, 61091 TRACT, 62092TRACT A, 61091 TRACT A, LOCATED ON SEC OF PASEO DEL NORTE NE AND SAN PEDRO DRIVE NE BETWEEN PASEO DEL NORTE NE, SAN PEDRO DRIVE NE AND PALOMAS AVENUE NE	
PROPOSED USES:	RETAIL USES
LOT AREA:	3.75 AC-PHASE 1
EXISTING ZONING:	SU-2/NC
BUILDING SIZE:	22,780 SF
TOTAL PARKING REQ:	22,780 AT 5 PER K + 150 REQ SPACES
TOTAL PARKING PROVIDED:	166 SPACES
HC PROVIDED:	10 HC (INCLUDING 1@ VAN ACCESIBLE)
HC REQUIRED:	8 HC SPACES
BIKE SPACES PROVIDED:	15 BIKE SPACES
BIKE SPACES REQUIRED:	6 BIKE SPACES
MOTORCYCLE SPACES PROVIDED:	6 MOTO SPACES
MOTORCYCLE SPACES REQUIRED:	6 MOTO SPACES

PROJECT LOCATION

VICINITY MAP

PROJECT NUMBER:

APPLICATION NUMBER:

Is an Infrastructure List required? ( ) YES ( ) 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 SIGNOFF APPROVAL

Traffic Engineering, Transportation Division	Date
DRB AMAFCA ENGINEER	Date
Parks and Recreation Department	Date
City Engineer	Date
Environmental Health Department	Date
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date

* Environmental Health, if necessary

SITEPLAN FOR BUILDING PERMIT

SCALE: 1" = 40'

40 0 40 80 160

REV	DATE	BY	REVISION
6			
5			
4			
3			
2			
1			

MODULUS ARCHITECTS
220 COPPER AVE. N.W. SUITE 350
ALBUQUERQUE, NEW MEXICO 87102
PHONE (505) 338-1499 FAX (505) 338-1498

PROJECT TITLE: PASEO-SAN PEDRO
S.E.C. OF PASEO DEL NORTE AND SAN PEDRO
ALBUQUERQUE NEW MEXICO

PROJECT MANAGER: STEPHEN DUNBAR, AIA

JOB NO.: XXXXX

DRAWN BY: S

SHEET TITLE: SITE PLAN FOR BUILDING PERMIT

DATE: 10/22/15

SCALE: AS NOTED

sheet- BP-1 of-