

**ADMINISTRATIVE AMENDMENT**

**FILE #** <sup>SI-2020</sup>    -00834     **PROJECT #** <sup>PR-2018</sup>    -001280    

Parking calculation adjustments as shown.

See also SI-2020-00829.

**RBrito**

Digitally signed by RBrito  
DN: cn=RBrito, o=CABQ Planning  
Dept, ou=UD&D,  
email=rbrito@cabq.gov, c=US  
Date: 2020.09.16 14:16:03 -0600

**16 Sept 2020**

**APPROVED BY**

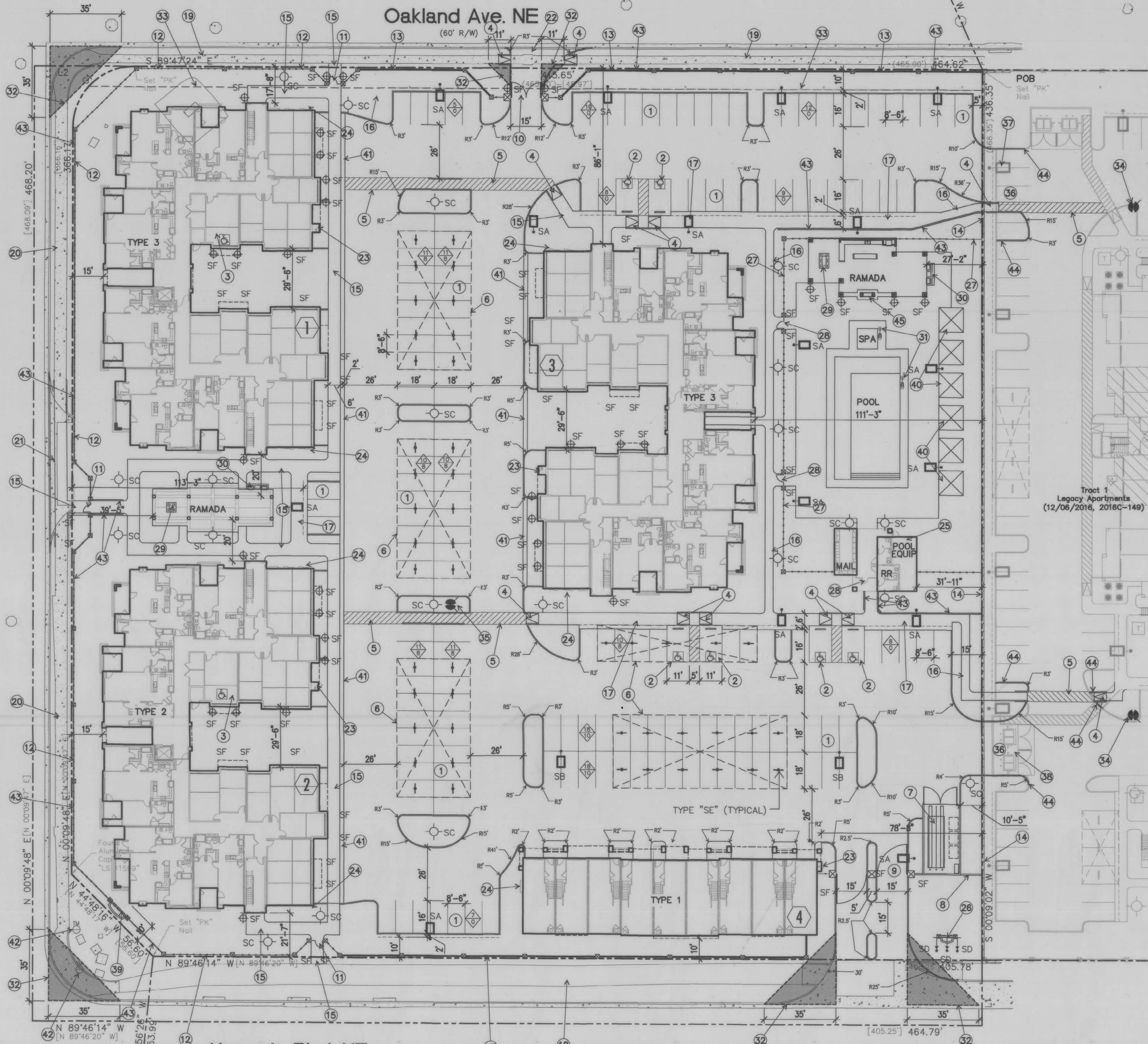
**DATE**

FILE: F:\06\ORB Job Files\17-29\_JH\_Legacy MA Phase 2\CAD Files\Construction Documents\1729 A10 Site Plan.dwg USER: jco DATE: Jul, 11, 2018 TIME: 05:59 pm

Additional ROW for San Pedro Drive NE, Pedestrian City of Albuquerque (9/24/2004, 4C-300)

Tracts A-1 and B-1 Pedro Drive NE Pedestrian City of Albuquerque (9/24/2004, 4C-300)

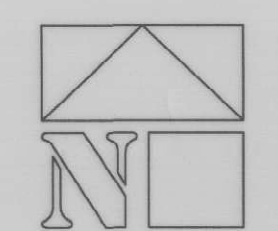
San Pedro Dr. NE (96' R/W)



Alameda Blvd. NE (124' R/W)

SITE PLAN FOR BUILDING PERMIT

SCALE: 1" = 30'-0"



KEYNOTES ①

- 8.5'x18' PARKING SPACE WITH 2' OVERHANG, TYPICAL, SEE DETAIL 01/A1.20.
- 11'x18' ACCESSIBLE PARKING SPACE WITH 2' OVERHANG, SEE DETAIL 05/A1.20.
- ACCESSIBLE GARAGE SPACE.
- ACCESSIBLE CURB RAMP, SEE DETAIL 08/A1.20.
- ACCESSIBLE DRIVEWAY CROSSING WITH SCORED CONCRETE.
- INDICATES LOCATION OF CARPORT PARKING STRUCTURE, SEE DETAIL 06/A1.20.
- 39' CU. YDS. TRASH COMPACTOR ENCLOSURE SURROUNDED BY 8' CMU WALL PAINTED TO MATCH BUILDINGS, SEE DETAIL 13/A1.20.
- 8' H. CMU WALL PAINTED TO MATCH BUILDINGS, SEE DETAIL 07/A1.20.
- RESIDENT ONLY REMOTE CONTROL ENTRY VEHICULAR GATE, SEE DETAIL 28/A1.21.
- EXIT ONLY VEHICULAR GATE, SEE DETAIL 44/A1.22.
- PEDESTRIAN ENTRY GATE, SEE DETAIL 23/A1.21.
- WROUGHT IRON PERIMETER VIEW FENCE, SEE DETAIL 18 & 19/A1.21.
- CMU/WROUGHT IRON COMBO PERIMETER FENCE, SEE DETAIL 17/A1.21.
- EXISTING CMU RETAINING WALL WITH WROUGHT IRON FENCE ON TOP, REMOVE AT NEW DRIVEWAYS AND SIDEWALK CONNECTIONS TO PHASE 1.
- 6' SIDEWALK CONNECTING TO PUBLIC WAYS AND CONNECTING BUILDINGS.
- 4' SIDEWALK, TYPICAL ON SITE.
- SIDEWALK, TYPICAL AT PARKING, SEE DETAIL 09/A1.21.
- EXISTING 10' MULTI-USE ASPHALT TRAIL, 4' FROM STREET CURB AT ALAMEDA BLVD.
- EXISTING 6' SIDEWALK DETACH 3' FROM STREET CURB AT SAN PEDRO DR.
- REMOVE EXISTING DRIVEWAY AND REPLACE WITH NEW CURB AND SIDEWALK TO MATCH EXISTING. NEW CURB CUT DRIVEWAY.
- FIRE RISER LOCATION, SEE BUILDING PLANS, ALL BUILDINGS SHALL HAVE FIV.
- ELECTRIC SERVICE LOCATION.
- POOL EQUIPMENT ROOM.
- MONUMENT SIGN NEXT TO ALAMEDA ENTRY DRIVE, SEE DETAIL 29/A1.21.
- WROUGHT IRON POOL FENCE, SEE DETAIL 18 & 19/A1.21.
- POOL ENTRY GATE, SEE DETAIL 24/A1.21.
- FIRE PIT, SEE DETAIL 32/A1.22.
- GAS GRILLS, SEE DETAIL 38/A1.22.
- POOL LIFT, SEE DETAIL 43/A1.22.
- SIGHT VISIBILITY, LANDSCAPING, FENCING AND SIGNING WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS, THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.
- EXISTING 10' PNM EASEMENT (1/13/2017, DOC. NO. 2017003527).
- EXISTING FIRE HYDRANT.
- NEW FIRE HYDRANT.
- DRIVEWAY CONNECTION TO EXISTING PHASE 1 PROJECT, REMOVE EXISTING CMU WALL AS NEEDED.
- RELOCATE EXISTING LIGHT POLE.
- REMOVE EXISTING TRASH ENCLOSURE.
- MONUMENT SIGN AT SWC, SEE DETAIL 30/A1.21.
- POOL CABANA, SEE DETAIL 35/A1.22.
- MOUNTABLE CURB "ESTATE TYPE" PER CITY DETAIL 2415A, SEE DETAIL 42/A1.22.
- EXISTING TRAFFIC MAST.
- NEW RETAINING WALL PER GRADING PLANS.
- CONNECT TO EXISTING CURB ON PHASE 1.
- VENT-LESS 2-SIDED GAS FIREPLACE.

UNIT MIX

| UNIT TYPE   | S1  | A1  | A2  | A2H | A3  | B2    | B2m   | B2H   | B4    | B5    | TB1   | TB1m1 | TB1m2 | UNITS/BLDG | NO. BLDGS | TOTAL UNITS |
|-------------|-----|-----|-----|-----|-----|-------|-------|-------|-------|-------|-------|-------|-------|------------|-----------|-------------|
| LIVABLE     | 587 | 728 | 768 | 768 | 768 | 1,194 | 1,216 | 1,216 | 1,188 | 1,212 | 1,242 | 1,286 | 1,330 |            |           |             |
| STOR./GAR   | 23  | 13  | 26  | 26  | 26  | 22    | 22    | 22    | 21    | 15    | 501   | 517   | 533   |            |           |             |
| PAT./BAL    | 60  | 59  | 67  | 67  | 67  | 57    | 57    | 57    | 57    | 57    | 56    | 56    | 68    |            |           |             |
| BLDG TYPE 1 |     |     |     |     |     |       |       |       |       |       | 5     | 2     | 2     | 8          | 1         | 8           |
| BLDG TYPE 2 | 6   | 6   | 4   |     | 4   | 3     | 4     | 1     | 8     | 6     |       |       |       | 42         | 1         | 42          |
| BLDG TYPE 3 | 6   | 6   | 3   | 1   | 4   | 4     | 4     |       | 6     | 6     |       |       |       | 42         | 2         | 84          |
| TOTAL       | 18  | 18  | 10  | 2   | 12  | 11    | 12    | 1     | 24    | 18    | 5     | 2     | 2     | 4          | 135       |             |

- NOTES:
- ALL UNITS IN BLDGS TYPE 2 & 3 ARE TO MEET ANSI TYPE 'B' UNIT REQUIREMENTS.
  - 22% OF TOTAL UNITS ARE REQUIRED TO MEET ANSI TYPE 'A' (135x.02=2.7 PROVIDED: 3)
  - UNIT IN BLDG TYPE 1 ARE MULTISTORY UNITS AND ARE EXEMPT FROM ANSI REQUIREMENTS.

LEGEND

- PROPERTY LINE
- ① BUILDING NUMBER
- TYPE 2 BUILDING TYPE
- SA - No. OF PARKING SPACES
- SB - No. OF COVERED SPACES
- ACCESSIBLE PARKING AND ANSI TYPE 'A' DWELLING UNIT
- FIRE HYDRANT

LIGHTING LEGEND

- TYPE 'SA'. 18' TALL POLE LIGHT, TYPE III DISTRIBUTION, FULLY CUT-OFF
  - TYPE 'SB'. 18' TALL POLE LIGHT, TYPE V DISTRIBUTION, FULLY CUT-OFF
  - TYPE 'SC'. 7' TALL POLE LIGHT.
  - TYPE 'SD'. WALL MOUNTED SIGN LED LIGHT WITH GLARE SHIELD AND 36" LONG STEM.
  - TYPE 'SE'. CARPORT LIGHT, 4 FT. FLUORESCENT STRIP.
  - TYPE 'SF'. WALL SCONCE AT 6'-6" B.O.F. ADA COMPLIANT.
  - TYPE 'SG'. 18' TALL POLE LIGHT, TYPE III DISTRIBUTION, FULLY CUT-OFF.
- B.O.F. - HEIGHT IS MEASURED FROM BOTTOM OF FIXTURE OR FIXTURE LENS TO ABOVE FINISHED FLOOR.  
T.O.F. - HEIGHT MEASURED FROM TOP OF FIXTURE TO ABOVE FINISHED FLOOR.

PROJECT NUMBER:  
Application Number:  
This Plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated \_\_\_\_\_ and the Findings and Conditions in the Official Notification of Decision are satisfied. 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:

*Roger M. Reed* 7/18/18 Date  
Traffic Engineering, Transportation Division

*Jon Litzgaard* 7/18/18 Date  
ABCWUA

*Edmond* 7/18/18 Date  
Parks and Recreation Department

*James D. Hughes* 7-25-2018 Date  
City Engineer

*Cal Wilkins* 7-13-18 Date  
Solid Waste Management

*[Signature]* 7/18/18 Date  
Code Enforcement

*[Signature]* 25 July 2018 Date  
DRB Chairperson, Planning Department

DEVELOPMENT DATA

SITE AREA: 4.4876 ACRES (195,479 S.F.)  
ZONING: R-MH  
BUILDING HEIGHT: ALLOWED: 45 FEET, PROVIDED: 45 FEET  
DENSITY: ALLOWED: 50.00 DU/ACRE, PROPOSED: 30.08 DU/ACRE  
SETBACKS PROVIDED: SIDE (N) FRONT (W) SIDE (S) REAR (E)  
BUILDINGS 17'-8" 15'-0" 10'-0" 31'-11"  
PARKING 10'-0" 113'-3" 10'-0" 5'-0"

- GENERAL NOTES:
- ALL IMPROVEMENTS LOCATED IN THE RIGHT OF WAY MUST BE INCLUDED ON A PUBLIC WORK ORDER.
  - ALL SIDEWALKS, RAMPS (INCLUDING REQUIRED TRUNCATED DOMES) CURB CUTS, AND CURB AND GUTTER IN THE PUBLIC RIGHT-OF-WAY SHALL BE BUILT PER C.O.A. STANDARD DRAWINGS: SIDEWALK (2430), RAMPS (2440), CURB CUTS (2426), CURB AND GUTTER (2417A).
  - GROUND MOUNTED MECHANICAL AND ELECTRICAL EQUIPMENT, INCLUDING TRANSFORMERS, ADJUST TO A MAJOR FACADE SHALL BE SCREENED THROUGH THE USE OF WALLS, EARTH BERMS, DENSE EVERGREEN FOLIAGE OR OTHER ACCEPTABLE SCREENING DEVICE.

MINIMUM ON-LOT USABLE OPEN SPACE REQUIRED AND PROVIDED

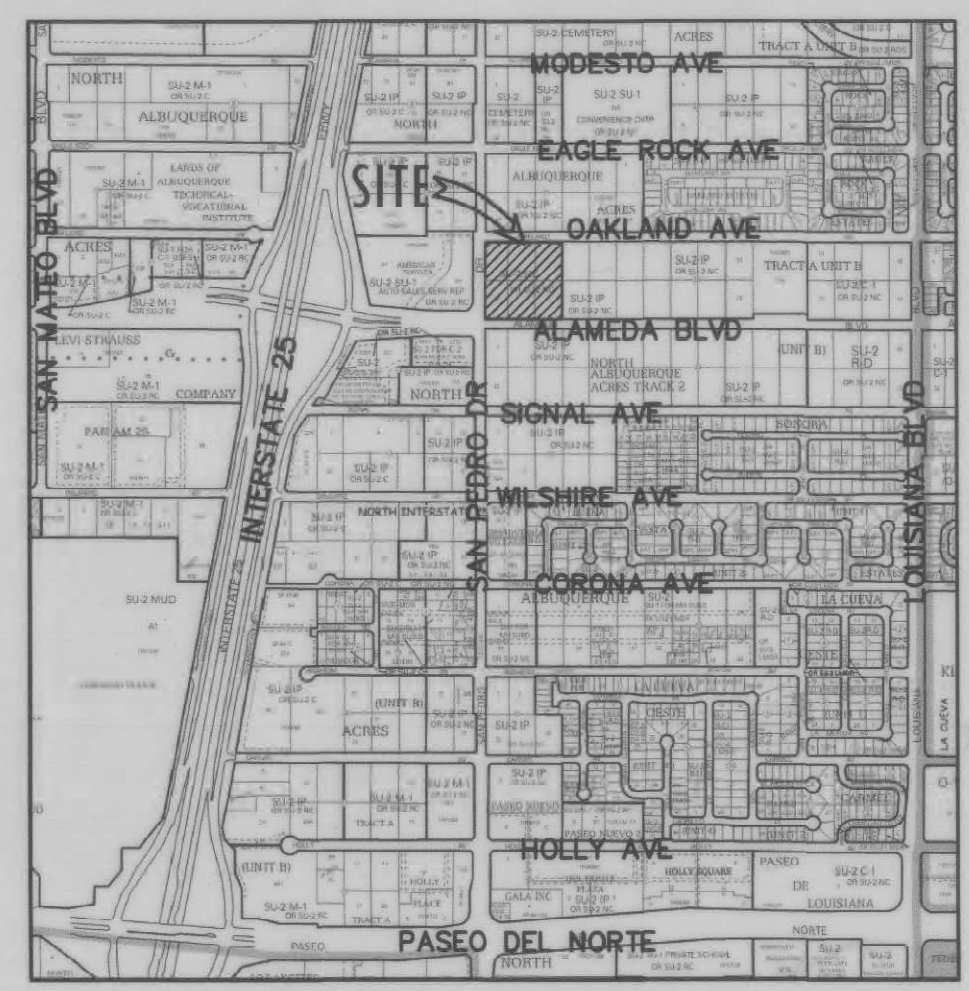
|                                     | SF REQ. PER DU | # OF UNITS | TOTAL SF REQUIRED | TOTAL SF PROVIDED |
|-------------------------------------|----------------|------------|-------------------|-------------------|
| 1 BEDROOM                           | 200            | 60         | 12,000            |                   |
| 2 BEDROOM                           | 250            | 75         | 18,750            |                   |
| PROVIDED SITE OPEN SPACE            |                |            |                   | 67,433            |
| PROVIDED BALCONY PRIVATE OPEN SPACE |                |            |                   | 9,000             |
| TOTAL (excess of 45,683 SF)         | 135            | 30,750     | 76,433            |                   |

PARKING SPACE REQUIREMENTS

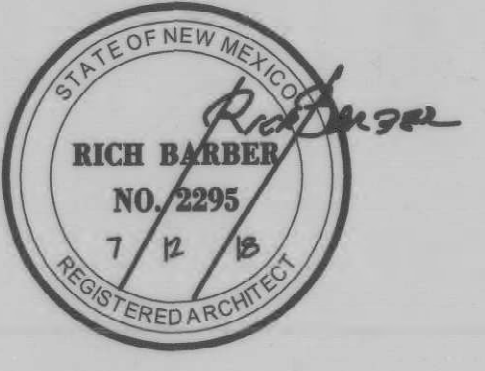
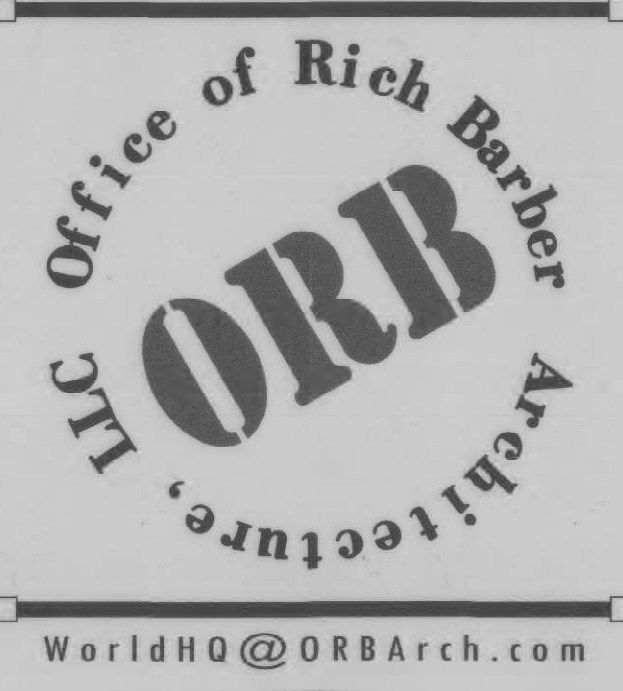
|  | PARKING RATIO REQUIRED | PARKING SPACES |
|--|------------------------|----------------|
| 1.5 PARKING SPACES PER DWELLING UNIT                                 | 1.5                    | 203            |
| PHASE 1 PARKING LOST   |                        | 6              |
| Total Parking Spaces Required  |                        | 209            |
| OPEN PARKING PROVIDED  |                        | 96             |
| CARPORT PARKING PROVIDED   |                        | 76             |
| GARAGE PARKING PROVIDED  |                        | 69             |
| Total Parking Provided   |                        | 241            |
| Accessible Parking Required  |                        | 8              |
| OPEN ACCESSIBLE PARKING PROVIDED                                     |                        | 4              |
| CARPORT ACCESSIBLE PARKING PROVIDED                                  |                        | 2              |
| GARAGE ACCESSIBLE PARKING PROVIDED                                   |                        | 2              |
| Total Accessible Parking Provided                                    |                        | 8              |
| Bicycle Parking Required (10% OF REQUIRED OFF-STREET PARKING SPACES) |                        | 21             |
| GARAGE   |                        | 60             |
| Total Bicycle Parking Provided                                       |                        | 60             |

BUILDING AREAS:

| BLDG     | OCCUPANCY | AREA    |         |         |         | TOTAL   |
|----------|-----------|---------|---------|---------|---------|---------|
|          |           | 1ST FLR | 2ND FLR | 3RD FLR | 4TH FLR |         |
| 1        | U/R-2     | 14,803  | 14,964  | 14,956  | 14,956  | 59,679  |
| 2        | U/R-2     | 14,803  | 14,964  | 14,956  | 14,956  | 59,679  |
| 3        | U/R-2     | 14,803  | 14,964  | 14,956  | 14,956  | 59,679  |
| 4        | U/R-2     | 5,427   | 6,006   | 5,666   |         | 17,099  |
| RAMADA 1 | U         | 620     |         |         |         | 620     |
| RAMADA 2 | U         | 1,014   |         |         |         | 1,014   |
| POOL RR  | U         | 985     |         |         |         | 985     |
| TOTAL    |           | 52,455  | 50,898  | 50,534  | 44,868  | 198,755 |



MARKANA APARTMENTS - II  
SAN PEDRO AND ALAMEDA  
Albuquerque, New Mexico



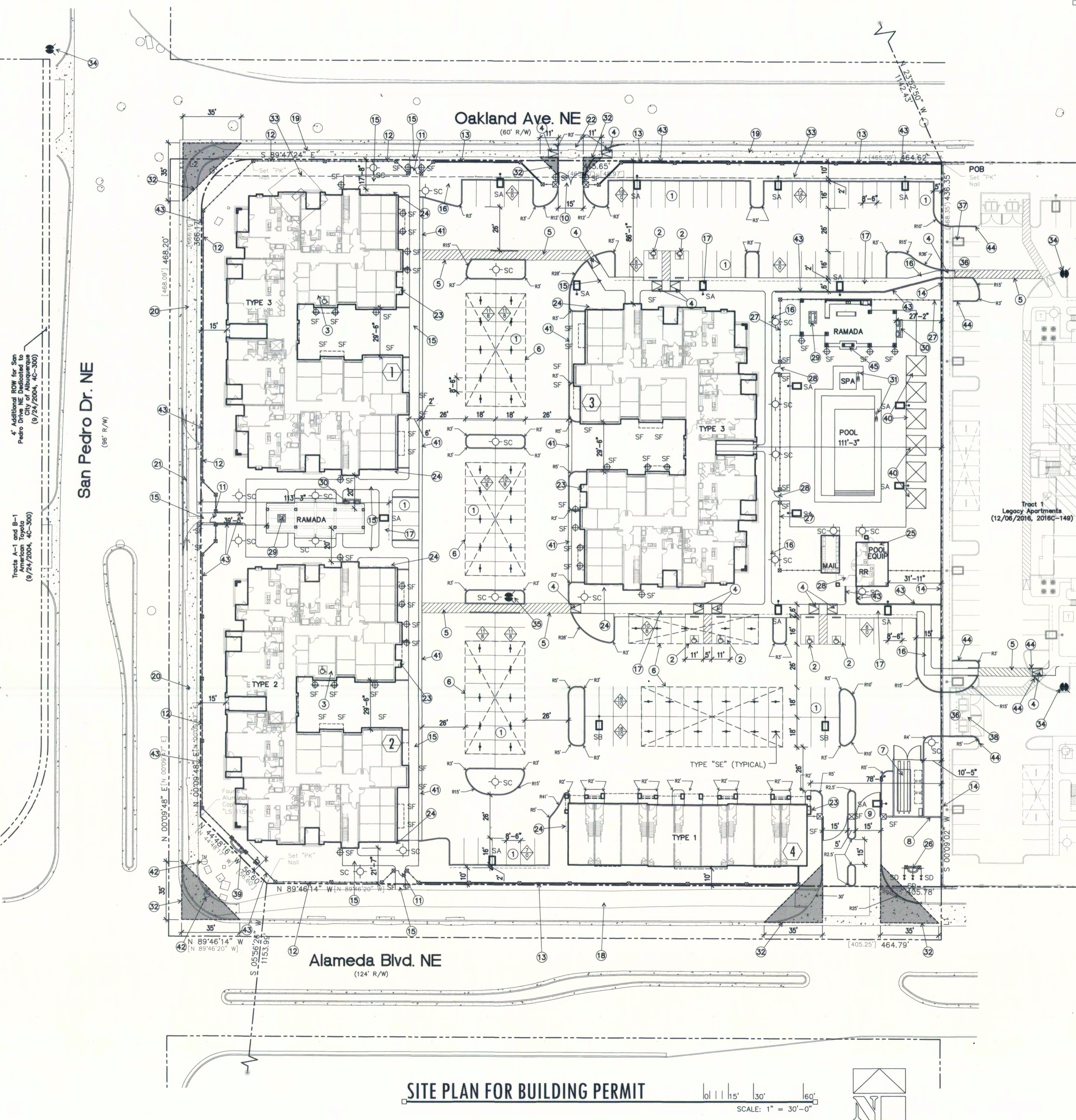
LEGACY HOSPITALITY

As Built - Parking Count Revised August / 19/ 2020

DATE: JULY 12, 2018 ORB # 17-219

A1.10

SITE PLAN FOR BUILDING PERMIT



- KEYNOTES ①**
- 8.5'x18' PARKING SPACE WITH 2' OVERHANG, TYPICAL, SEE DETAIL 01/A1.20.
  - 11'x18' ACCESSIBLE PARKING SPACE WITH 2' OVERHANG, SEE DETAIL 05/A1.20.
  - ACCESSIBLE GARAGE SPACE.
  - ACCESSIBLE CURB RAMP, SEE DETAIL 08/A1.20.
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  - INDICATES LOCATION OF CARPORT PARKING STRUCTURE, SEE DETAIL 06/A1.20.
  - 30' O.U. YDS. TRASH COMPACTOR ENCLOSURE SURROUNDED BY 6' CMU WALL PAINTED TO MATCH BUILDINGS, SEE DETAIL 13/A1.20.
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  - EXISTING 6' SIDEWALK DETACH 6' FROM STREET CURB AT OAKLAND AVE.
  - EXISTING 6' SIDEWALK DETACH 3' FROM STREET CURB AT SAN PEDRO DR.
  - REMOVE EXISTING DRIVEWAY AND REPLACE WITH NEW CURB AND SIDEWALK TO MATCH EXISTING.
  - NEW CURB CUT DRIVEWAY.
  - FIRE RISER LOCATION, SEE BUILDING PLANS, ALL BUILDINGS SHALL HAVE PIV.
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  - POOL EQUIPMENT ROOM.
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  - EXISTING 10' PNM EASEMENT (1/13/2017, DOC. NO. 2017030327).
  - EXISTING FIRE HYDRANT.
  - NEW FIRE HYDRANT.
  - DRIVEWAY CONNECTION TO EXISTING PHASE 1 PROJECT, REMOVE EXISTING CMU WALL AS NEEDED.
  - RELOCATE EXISTING LIGHT POLE.
  - REMOVE EXISTING TRASH ENCLOSURE.
  - MONUMENT SIGN AT SW, SEE DETAIL 30/A1.21.
  - POOL CABANA, SEE DETAIL 35/A1.22.
  - MOUNTABLE CURB "ESTATE TYPE" PER CITY DETAIL 2415A, SEE DETAIL 42/A1.22.
  - EXISTING TRAFFIC MAST.
  - NEW RETAINING WALL PER GRADING PLANS.
  - CONNECT TO EXISTING CURB ON PHASE 1.
  - VENT-LESS 2-SIDED GAS FIREPLACE.

PROJECT NUMBER:  
Application Number:  
This Plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated \_\_\_\_\_ and the Findings and Conditions in the Official Notification of Decision are satisfied. 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:**

*Randy W. [Signature]* 7/18/18 Date  
Traffic Engineering, Transportation Division

*Jon Estepand* 7/18/18 Date  
ABCWUA

*Camdorel* 7/18/18 Date  
Parks and Recreation Department

*Janet S. [Signature]* 7-25-2018 Date  
City Engineer

*Carl Wilkins* 7-13-18 Date  
Solid Waste Management

Code Enforcement 7/18/18 Date  
*RR* 25 July 2018 Date  
DRB Chairperson, Planning Department

**DEVELOPMENT DATA**

**SITE AREA:** 4.4876 ACRES (195,479 S.F.)

**ZONING:** CURRENT: R-MH

**BUILDING HEIGHT:** ALLOWED: 45 FEET  
PROVIDED: 45 FEET

**DENSITY:** ALLOWED: 50.00 DU/ACRE  
PROPOSED: 30.08 DU/ACRE

**SETBACKS PROVIDED:**

|           |          |           |          |          |
|-----------|----------|-----------|----------|----------|
|           | SIDE (N) | FRONT (W) | SIDE (S) | REAR (E) |
| BUILDINGS | 17'-8"   | 15'-0"    | 10'-0"   | 31'-11"  |
| PARKING   | 10'-0"   | 11'-3"    | 10'-0"   | 5'-0"    |

**MINIMUM ON-LOT USABLE OPEN SPACE REQUIRED AND PROVIDED**

|                                     | SF REQ. PER DU | # OF DU'S     | TOTAL SF REQUIRED | TOTAL SF PROVIDED |
|-------------------------------------|----------------|---------------|-------------------|-------------------|
| 1 BEDROOM                           | 200            | 60            | 12,000            |                   |
| 2 BEDROOM                           | 250            | 75            | 18,750            |                   |
| PROVIDED SITE OPEN SPACE            |                |               |                   | 67,433            |
| PROVIDED BALCONY PRIVATE OPEN SPACE |                |               |                   | 9,000             |
| <b>TOTAL (excess of 45,683 SF)</b>  | <b>135</b>     | <b>30,750</b> | <b>76,433</b>     |                   |

**UNIT MIX**

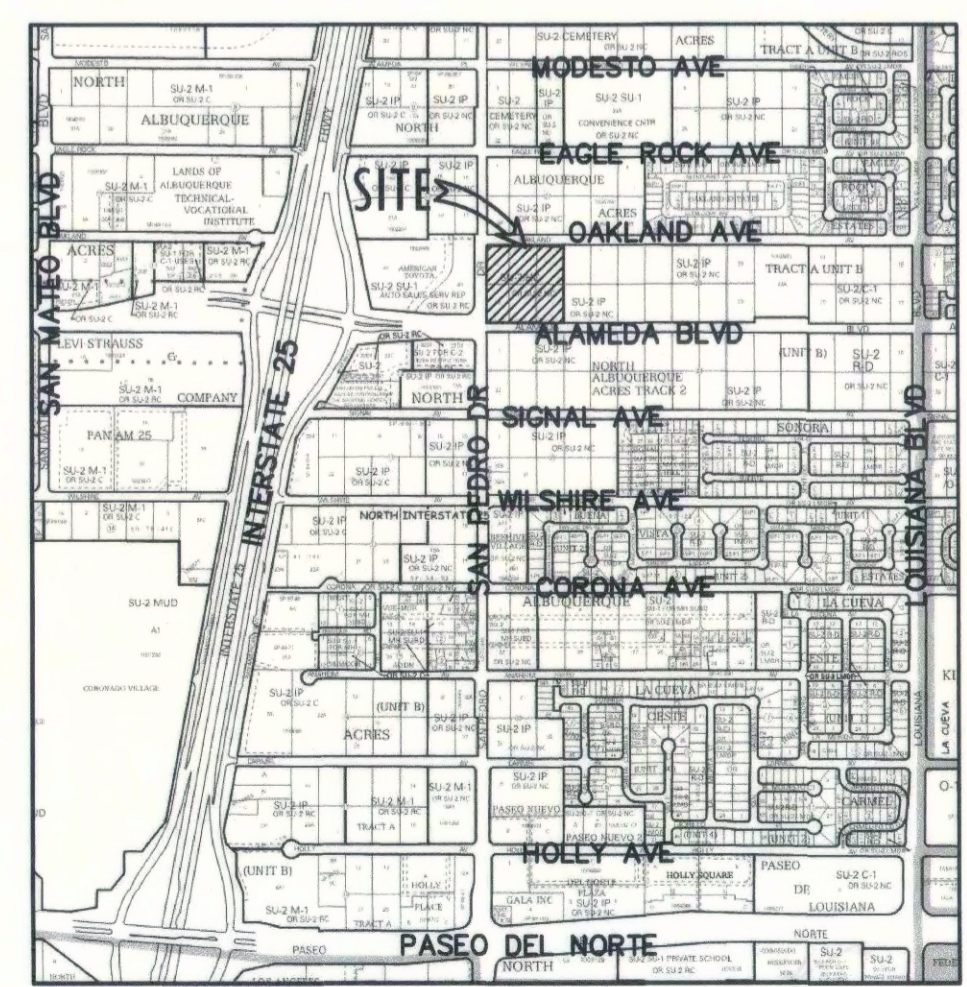
| UNIT TYPE          | S1        | A1        | A2        | A2H      | A3        | B2        | B2m       | B2H      | B4        | B5        | TB1      | TB1m     | TB1m2    | UNITS/BLDG | NO. BLDGS  | TOTAL UNITS |
|--------------------|-----------|-----------|-----------|----------|-----------|-----------|-----------|----------|-----------|-----------|----------|----------|----------|------------|------------|-------------|
| LIVABLE            | 587       | 728       | 768       | 768      | 768       | 1,194     | 1,216     | 1,216    | 1,188     | 1,121     | 1,242    | 1,286    | 1,330    |            |            |             |
| STOR/GAR           | 23        | 13        | 26        | 26       | 26        | 22        | 22        | 22       | 21        | 15        | 501      | 517      | 533      |            |            |             |
| PAT/BAL            | 60        | 59        | 67        | 67       | 67        | 57        | 57        | 57       | 97        | 57        | 56       | 56       | 68       |            |            |             |
| <b>BLDG TYPE 1</b> |           |           |           |          |           |           |           |          |           |           | 5        | 2        | 2        | 8          | 1          | 8           |
| <b>BLDG TYPE 2</b> | 6         | 6         | 4         | 4        | 4         | 3         | 4         | 1        | 8         | 6         |          |          |          | 42         | 1          | 42          |
| <b>BLDG TYPE 3</b> | 6         | 6         | 3         | 1        | 4         | 4         | 4         | 4        | 6         | 6         |          |          |          | 42         | 2          | 84          |
| <b>TOTAL</b>       | <b>18</b> | <b>18</b> | <b>10</b> | <b>2</b> | <b>12</b> | <b>11</b> | <b>12</b> | <b>1</b> | <b>24</b> | <b>18</b> | <b>5</b> | <b>2</b> | <b>2</b> | <b>4</b>   | <b>135</b> |             |

- NOTES:**
- ALL UNITS IN BLDGS TYPE 2 & 3 ARE TO MEET ANSI TYPE 'B' UNIT REQUIREMENTS.
  - 22 OF TOTAL UNITS ARE REQUIRED TO MEET ANSI TYPE 'A' (135x.02=2.7 PROVIDED: 3)
  - UNIT IN BLDG TYPE 1 ARE MULTISTORY UNITS AND ARE EXEMPT FROM ANSI REQUIREMENTS.

- LEGEND**
- PROPERTY LINE
  - BUILDING NUMBER
  - TYPE 2 BUILDING NUMBER
  - No. OF PARKING SPACES
  - No. OF COVERED SPACES
  - ACCESSIBLE PARKING AND ANSI TYPE 'A' DWELLING UNIT
  - FIRE HYDRANT
- LIGHTING LEGEND**
- TYPE 'SA'. 18' TALL POLE LIGHT, TYPE III DISTRIBUTION, FULLY CUT-OFF
  - TYPE 'SB'. 18' TALL POLE LIGHT, TYPE V DISTRIBUTION, FULLY CUT-OFF
  - TYPE 'SC'. 7' TALL POLE LIGHT.
  - TYPE 'SD'. WALL MOUNTED SIGN LED LIGHT WITH GLARE SHIELD AND 36" LONG STEM.
  - TYPE 'SE'. CARPORT LIGHT, 4 FT. FLUORESCENT STRIP.
  - TYPE 'SF'. WALL SCONCE AT 6'-6" B.O.F. ADA COMPLIANT.
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- B.O.F. - HEIGHT IS MEASURED FROM BOTTOM OF FIXTURE OR FIXTURE LENS TO ABOVE FINISHED FLOOR.  
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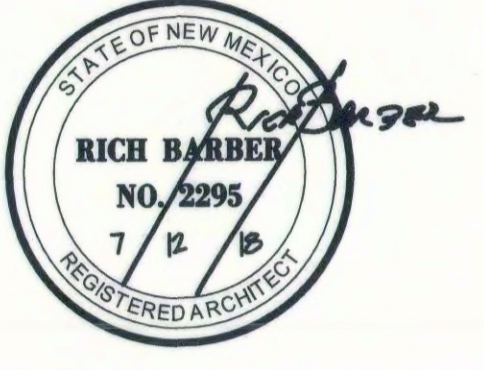
**BUILDING AREAS:**

| BLDG         | OCCUPANCY | 1ST FLR       | 2ND FLR       | 3RD FLR       | 4TH FLR       | TOTAL          |
|--------------|-----------|---------------|---------------|---------------|---------------|----------------|
| 1            | U/R-2     | 14,803        | 14,964        | 14,956        | 14,956        | 59,679         |
| 2            | U/R-2     | 14,803        | 14,964        | 14,956        | 14,956        | 59,679         |
| 3            | U/R-2     | 14,803        | 14,964        | 14,956        | 14,956        | 59,679         |
| 4            | U/R-2     | 5,427         | 6,006         | 5,666         |               | 17,099         |
| RAMADA 1     | U         | 620           |               |               |               | 620            |
| RAMADA 2     | U         | 1,014         |               |               |               | 1,014          |
| POOL RR      | U         | 985           |               |               |               | 985            |
| <b>TOTAL</b> |           | <b>52,455</b> | <b>50,898</b> | <b>50,534</b> | <b>44,868</b> | <b>198,755</b> |



**MARKANA APARTMENTS - II**  
SAN PEDRO AND ALAMEDA  
Albuquerque, New Mexico

Office of Rich Barber  
**ORB**  
Architecture, LLC  
WorldHQ@ORBArch.com



**PARKING SPACE REQUIREMENTS**

|  | PARKING RATIO REQUIRED | PARKING SPACES |
|--|------------------------|----------------|
| 1.5 PARKING SPACES PER DWELLING UNIT                                 | 1.5                    | 203            |
| PHASE 1 PARKING LOST   |                        | 6              |
| Total Parking Spaces Required  |                        | 209            |
| OPEN PARKING PROVIDED  |                        | 93             |
| CARPORT PARKING PROVIDED   |                        | 76             |
| GARAGE PARKING PROVIDED  |                        | 89             |
| Total Parking Provided   |                        | 238            |
| Accessible Parking Required  |                        | 8              |
| OPEN ACCESSIBLE PARKING PROVIDED                                     |                        | 4              |
| CARPORT ACCESSIBLE PARKING PROVIDED                                  |                        | 2              |
| GARAGE ACCESSIBLE PARKING PROVIDED                                   |                        | 2              |
| Total Accessible Parking Provided                                    |                        | 8              |
| Bicycle Parking Required (10% OF REQUIRED OFF-STREET PARKING SPACES) |                        | 21             |
| GARAGE   |                        | 60             |
| Total Bicycle Parking Provided                                       |                        | 60             |

**SITE PLAN FOR BUILDING PERMIT**  
SCALE: 1" = 30'-0"

DATE: JULY 12, 2018 ORB # 17-219  
**A1.10**  
SITE PLAN FOR BUILDING PERMIT