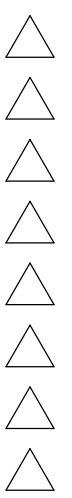


SKETCH PLAN

REVISIONS



DRAWN BY DEKKER

REVIEWED BY DKM, HFG

DATE 08/11/2025

PROJECT NO 22-0134

DRAWING NAME

SKETCH PLAN

SHEET NO

AS101

GENERAL SHEET NOTES

- A. DIMENSIONS ARE TO FACE OF CURB, FACE OF WALL OR EDGE OF PAVEMENT UNLESS NOTED OTHERWISE
- B. SITE PLAN SHALL COMPLY WITH LOCAL, STATE AND FEDERAL AIA STANDARDS & CONVENTIONS, INCLUDING THE INTERNATIONAL FIRE CODE (IFC) 2015
- C. CURBS AND ACCESSIBLE RAMPS WILL BE DESIGNED AND BUILT ACCORDING TO THE CITY OF ALBUQUERQUE STANDARDS.
- D. STREETS, PARKING SPACES AND ASSOCIATED DRIVES TO BE ASPHALT UNLESS NOTED OTHERWISE
- E. LANDSCAPE AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. SIGNS, WALLS AND PLANTING BETWEEN 3 FEET AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE PERMITTED IN THE CLEAR SIGHT TRIANGLE.
- F. ALL SIDEWALKS AND RAMPS TO BE CONCRETE

SHEET KEYNOTES



PROJECT DATA

LOCATION:
200 LOMAS BLVD. NW, ALBUQUERQUE, NM 87102

ZONING:
MX-FB-UD (MIXED-USE FORM-BASED URBAN DESIGN)

SITE AREA:
2.7 ACRES OR 117,612 SQ. FT.

DENSITY:
100 DWELLING UNITS / 2.7 ACRES = 37.04 DWELLING UNITS/ACRE

SETBACKS:
FRONT MIN/MAX: 0 FT. / 10 FT
SIDE INTERIOR: 0 FT.
STREET SIDE MIN/MAX: 0 FT. / 10 FT
REAR MIN: 0 FT.

USABLE OPEN SPACE:
USABLE OPEN SPACE IS NOT REQUIRED WHEN PROPERTY IS LOCATED WITHIN 1,500 FEET OF CIVIC PLAZA (ZONED NR-PO-A)

PARKING DATA:








NO OFF STREET PARKING REQUIRED

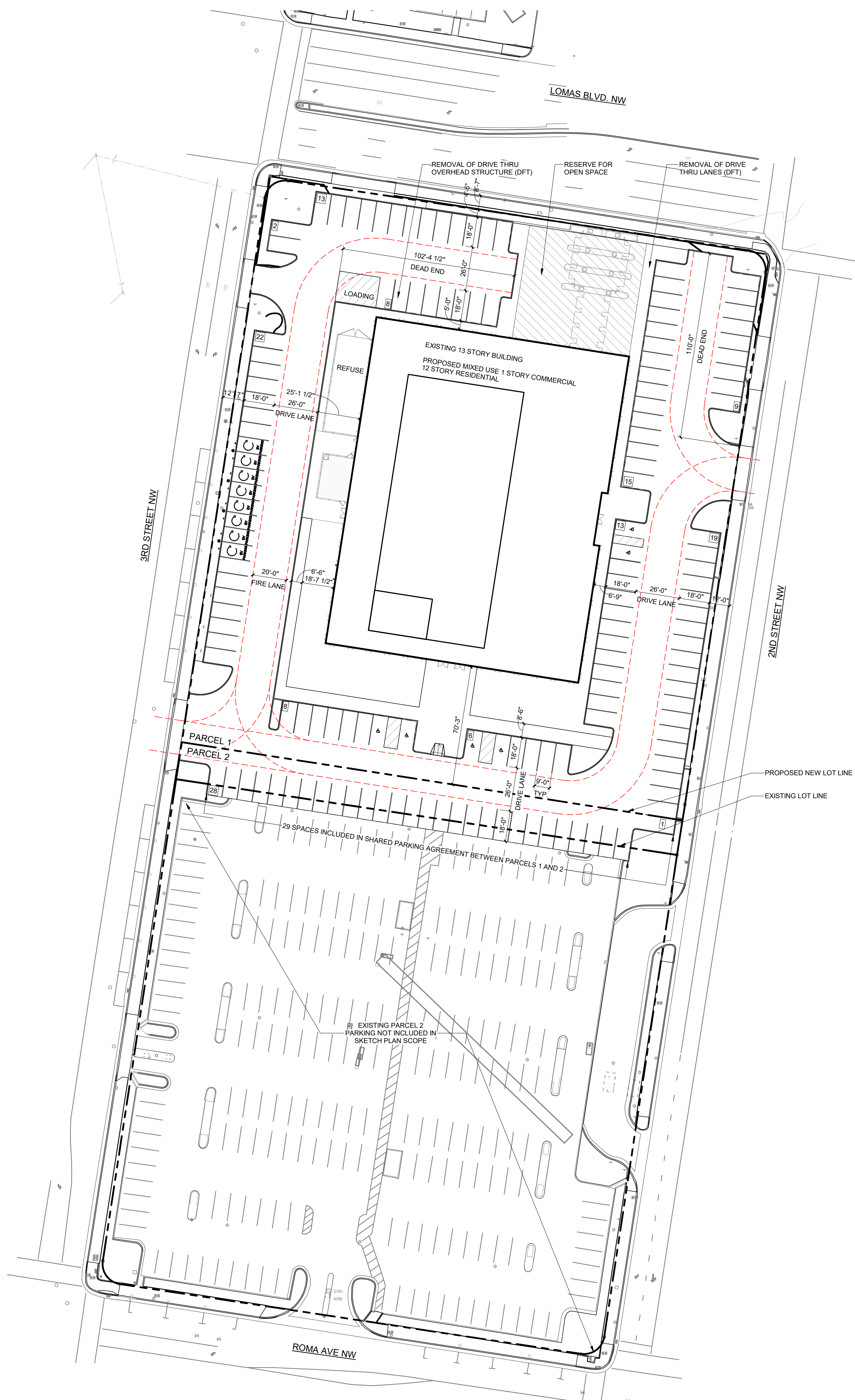
PROVIDED:	
STANDARD PARKING SPACES =	109 SPACES
ACCESSIBLE PARKING SPACES =	6 SPACES
<u>SHARED PARKING SPACES BETWEEN PARCELS =</u>	<u>29 SPACES</u>
TOTAL PROVIDED PARKING =	144 SPACES

ELECTRIC VEHICLE (EV) PARKING DATA:
REQUIRED (PER NM ENERGY CODE):
5% OF 144 PARKING SPACES TO BE EV =

PROVIDED: 8 SPACES

LEGEND

- | | |
|---|---------------------------------|
|  | PROPERTY LINE |
|  | BUILDING SETBACK |
|  | FIRE DEPARTMENT ACCESS LANE |
|  | EXTENTS OF FIRELANE STRIPING |
|  | PARKING COUNT |
|  | ELECTRIC VEHICLE CHARGING SPACE |
|  | ACCESSIBLE PARKING SPACE |



A1

SKETCH PLAN

1" = 30'-0"

