



PROJECT DATA

LEGAL DESCRIPTION:
 Parcel 1: Lots numbered One (1), Two (2), Thirty-one (31) and Thirty-two (32), in Block numbered Twenty-seven (27), Tract A, Unit B, of North Albuquerque Acres, as the same is shown and designated on the Plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on April 24, 1936, in Plat Book D, Page 130.
 Parcel 2: Lots numbered Three (3), Four (4), Twenty-nine (29) and Thirty (30), in Block numbered Twenty-seven (27), Tract A, Unit B, of North Albuquerque Acres, as the same is shown and designated on the Plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on April 24, 1936, in Plat Book D, Page 130.

SITE AREA: 6.7686 ACRES
ZONING: R-MH

UNIT CALCULATIONS:
 1 BR UNITS = 118 (54.1%)
 2 BR UNITS = 100 (45.9%)
 TOTAL UNITS = 218

PARKING CALCULATIONS:
 REQUIRED: 1.5 SPACES PER DU = 327 SPACES
 ADA REQUIRED: 8 SPACES (2 VAN SPACES)
 PROVIDED:
 GARAGE= 93 SPACES
 SURFACE= 182 SPACES
 SURFACE (COMPACT)= 76 SPACES
 8 SPACES (3 VAN SPACES)
 TOTAL= 359 SPACES

ELECTRIC VEHICLE REQUIRED: 2% TOTAL REQUIRED = 7 SPACES
 ELECTRIC VEHICLE PROVIDED: 8 SPACES

MOTORCYCLE REQUIRED: 6 SPACES
 MOTORCYCLE PROVIDED: 6 SPACES

BICYCLE REQUIRED: 34 SPACES
 BICYCLE PROVIDED:
 SURFACE= 12 SPACES
 INTERNAL TO BUILDINGS= 22 SPACES
 TOTAL= 34 SPACES

OPEN SPACE CALCULATIONS:
 REQUIRED:
 225 SQUARE FEET PER 1 BED: 26,550 sf
 285 SQUARE FEET PER 2 BED: 28,500 sf
 TOTAL: 55,050 sf
 PROVIDED:
 BALCONIES/PATIOS: ?? sf
 SURFACE: 69,392 sf
 TOTAL= ?? sf

PROJECT NO.:
APPLICATION NO.:

IS AN APPROVED 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.

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San Pedro Apartments
 San Pedro & Eagle Rock
 Albuquerque, New Mexico

Engineer

DESIGN DEVELOPMENT	ISSUE:
PROJECT NUMBER: IA 2471	FILE:
Bldg/Intor	DRAWN BY:
FCA	CHECKED BY:
XXX-XX-XXXX	DATE:

DRB SITE DEVELOPMENT PLAN APPROVAL

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
ABCWUA	DATE
PARKS & RECREATION DEPARTMENT	DATE
CITY ENGINEERING/HYDROLOGY	DATE
ENVIRONMENTAL HEALTH (CONDITIONAL)	DATE
Herman Gallegos SOLID WASTE MANAGEMENT	06-24-22 DATE
DRB CHAIRPERSON, PLANNING DEPT.	DATE
CODE ENFORCEMENT	DATE

- ### GENERAL NOTES
- DIMENSIONS ARE TO FACE OF CURB, OR WALL, OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
 - ALL CURB RADIUS ARE 2' UNLESS OTHERWISE NOTED.
 - CURBS AND ACCESSIBLE RAMPS WILL BE DESIGNED AND BUILT ACCORDING TO THE CITY OF ALBUQUERQUE STANDARDS.
 - STREETS, PARKING SPACES AND ASSOCIATED DRIVES TO BE ASPHALT UNLESS NOTED OTHERWISE.
 - 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.

- ### KEYED NOTES
- EXISTING CURB & GUTTER.
 - EXISTING SIDEWALK.
 - STANDARD CURB & GUTTER, PER COA STD DWG 2415A.
 - MEDIAN CURB & GUTTER, PER DETAIL ON SHEET CD-501.
 - LOW PROFILE MEDIAN CURB & GUTTER, PER DETAIL ON SHEET CD-501.
 - ESTATE CURB, PER DETAIL ON SHEET CD-501.
 - SIDEWALK, PER DETAIL ON SHEET CD-501.
 - REFUSE ENCLOSURE, PER DETAIL ON SHEET CD-501.
 - PERIMETER FENCE/WALL.
 - VEHICULAR ACCESS GATE.
 - PEDESTRIAN ACCESS GATE.
 - GUEST GATE CALL BUTTON
 - SITE SIGNAGE: STOP SIGN, PER DETAIL ON SHEET CD-501.
 - SITE SIGNAGE: VAN ADA PARKING, PER DETAIL ON SHEET CD-501.
 - SITE SIGNAGE: ADA PARKING, PER DETAIL ON SHEET CD-501.
 - SITE SIGNAGE: MOTORCYCLE PARKING, PER DETAIL ON SHEET CD-501.
 - 4" WHITE STRIPE
 - CROSSWALK STRIPING, PER DETAIL ON SHEET CD-501.
 - BICYCLE RACK, PER DETAIL ON SHEET CD-501.
 - ADA RAMP, PER DETAIL ON SHEET CD-502.
 - RAISED CROSSWALK, PER DETAIL ON SHEET CD-502.
 - EV CHARGING STATION
 - ADA PARKING, PER DETAIL ON SHEET CD-502.
 - MONUMENT SIGNAGE.

LEGEND

	ADA SPACE		BIKE RACK
	PEDESTRIAN CROSS WALK		PARKING ROW COUNT
	DUAL PORT EV CHARGER		PROPERTY LINE
	ADA PATHWAY		

No	Date	Description
SHEET TITLE		
SITE PLAN		
SHEET NUMBER		
SP-100		