

CITY OF ALBUQUERQUE



October 19, 2009

Stephen A. Dunbar, Registered Architect
Modulus Architects
2325 San Pedro NE, Ste. 2b
Albuquerque, NM 87110

**Re: Ventana Storage Units, Certificate of Occupancy
6500 Paradise NW
Transportation Development
Engineer's Stamp dated 10-06-09 (N10/D06)**

Dear Mr. Dunbar,

PO Box 1293

Based upon the information provided in your submittal received 10-19-09, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

Albuquerque

NM 87103

If you have any questions, please contact me at 924-3630.

Sincerely,

www.cabq.gov

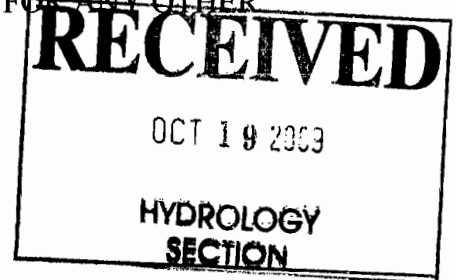
Nilo Salgado-Fernandez, P.E.
Senior Traffic Engineer, Planning Dept.
Development and Building Services

C: CO Clerk
File

TRAFFIC CERTIFICATION

I, STEPHEN DUNBAR, NMPE OR NMRA 004218, OF THE FIRM MODULUS ARCHITECTS INC. HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL DESIGN COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 7/03/08 ^(SD). THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY STEPHEN DUNBAR OF THE FIRM MODULUS ARCHITECTS INC. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10/9/09 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR ~~TEMPORARY~~ ^{FINAL} ^(SD) CERTIFICATE OF OCCUPANCY.

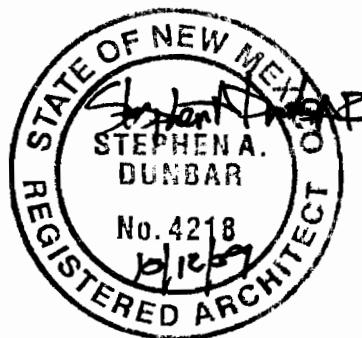
THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE TRAFFIC ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.



Stephen Dunbar
Signature of Engineer or Architect

ARCHITECT'S STAMP

10/12/09
Date

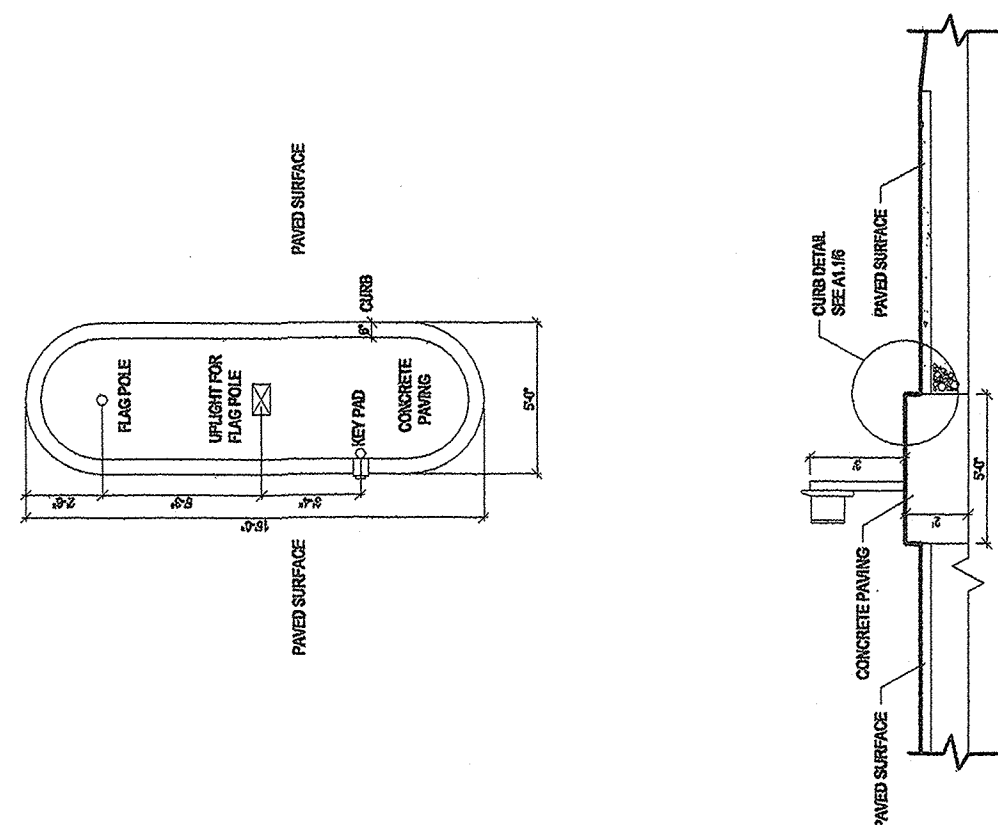


2325 San Pedro NE, Suite 2b
Albuquerque, New Mexico 87110
p 505.338.1499 f 505.338.1498
toll free: 1-866-224-2161

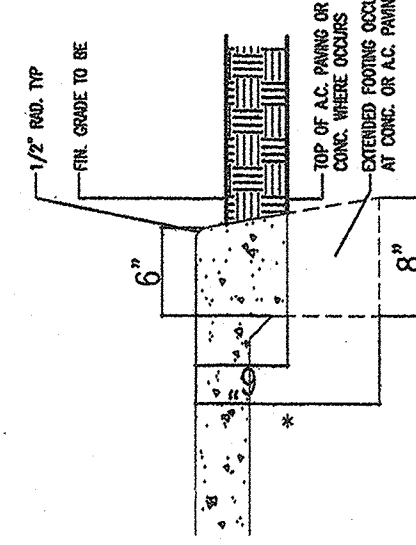
PARKING CALCULATIONS

RESIDENTIAL SPACE: 1 SPACE PER BATH = 2
NET OFFICE SPACE: 330 SF/ 200 = 2
TOTAL PARKING: 4 UNITS REQUIRED
6 UNITS PROVIDED

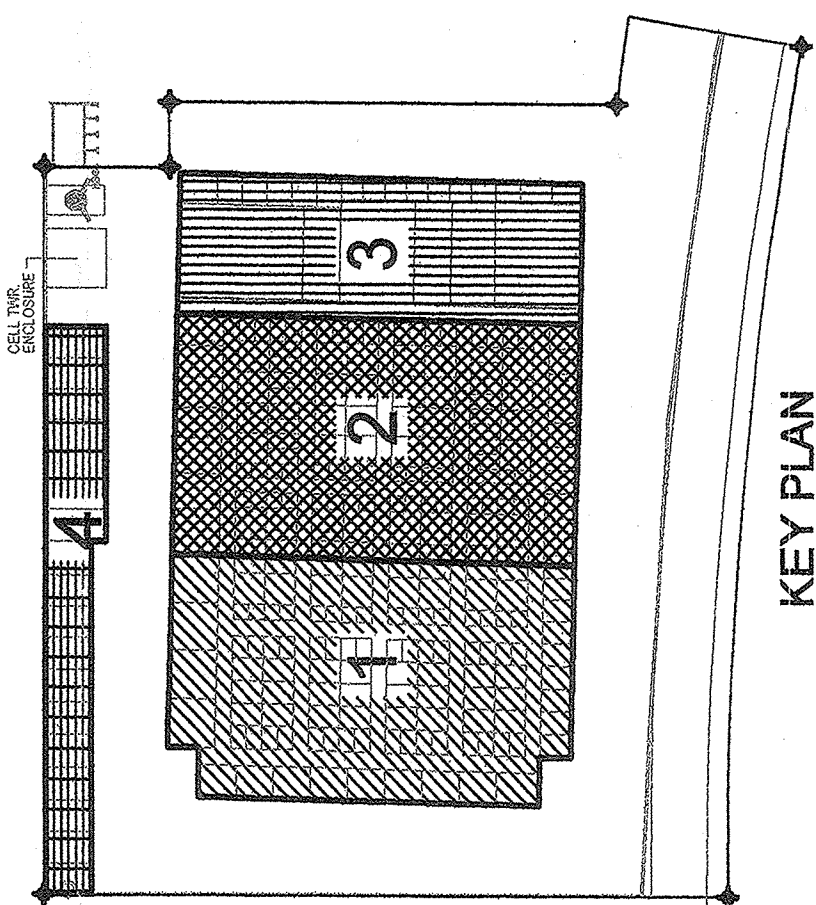
NOTE: SPLIT FACE CMU COLOR
TO MATCH STD. VENTANA RANCH CORRAL



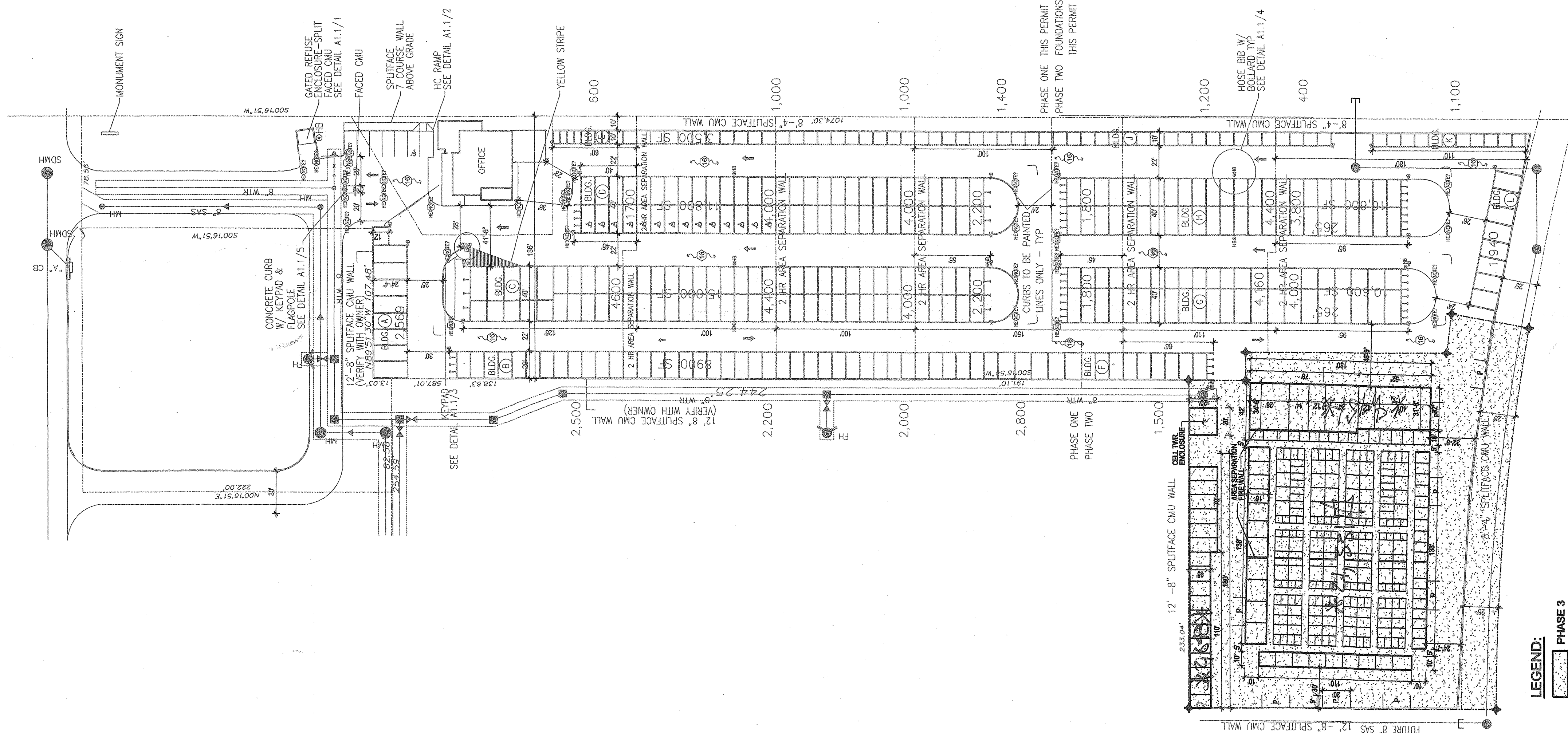
5 CONCRETE CURB
NOT TO SCALE



6 CURB DETAIL
NOT TO SCALE



KEY PLAN

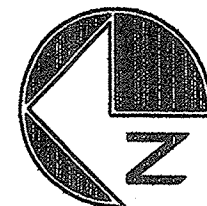


LEGEND:

OVERALL SITEPLAN

SCALE: 1" = 50'-0"

A horizontal graphic scale bar. The left end is labeled "1" = 50'". The bar is divided into two main sections. The first section, labeled "scale", has a checkered pattern and is marked with "50" and "0". The second section, labeled "feet", has a solid black pattern and is marked with "50" and "100".



RECEIVED
OCT 19 2009
HYDROLOGY
SECTION

MODULUS ARCHITECTS

2325 SAN PEDRO N.E. SUITE 2-B
ALBUQUERQUE, NEW MEXICO 87110
PHONE (505) 338-1499 FAX (505) 338-1498



**PRELIMINARY
NOT FOR
CONSTRUCTION**

PROJECT TITLE
VENTANA STORAGE UNITS
SW CORNER OF UNIVERSE & PASEO DEL NORTE
ALBUQUERQUE, NM

PROJECT MANAGER	JOB NO.	DRAWN BY:
-----------------	---------	-----------

OVERALL SITE PLAN

DATE:
6.24.2008

SCALE:
AS NOTED

A1

REVISION	BY	DATE	REV
			<u>6</u>
			<u>5</u>
COORDINATION UPDATES WITH OWNERS	WRS	6.4.2008	<u>4</u>
ADDITION OF STORAGE UNITS TO PH	WRS	4.10.2008	<u>3</u>
ADDITION OF STORAGE UNITS TO 10' BLDG. C	WRS	8.1.2003	<u>2</u>
REVISED 5' UNITS TO 10' BLDG. C	MPS	1.10.2003	<u>1</u>
REVISED SEPARATION WALLS	MPS	1.2.2003	<u>0</u>
ADDED UNITS ALONG S & W EDGES			

ADMINISTRATIVE AMENDMENT

File # 88AA-1007 Project # 1000390

Replace boat/RV parking
with self-storage building.

Russell Smith 3 July '08

APPROVED BY _____ DATE _____

ALBUQUERQUE
BUILDING & SAFETY
FEB - 2 2009
IBC
PLAN CHECK SECTION

TRANSPORTATION
APPROVED

4 HOSEBIB W/ BOLLARD TYP

3 KEYPAD DETAIL
NOT TO SCALE

2 Handicap Ramp Detail

① Refuse Detail
NOT TO SCALE

DEVICE ELEVATION

APPROX REQUIRED IN FRONT OF EACH ENCLOSURE
(6" MIN REINFORCING TO WITHSTAND 67,000 LBS.)

APPROX: 6" THICK, 4,000 PSI,
3/4" AGGREGATE W/ 5 X 6 - 10/10
INCH OR EQUAL, 12'-0" X 5'-0" WITH

○

STANDARD ENCLOSURE 12'-6"

43630