CITY OF ALBUQUERQUE



December 19, 2017

Richard Bennett, RA RBA Architecture Planning Design 1104 Park Ave. SW Albuquerque, NM 87102

Re: Eagle Ranch NMDMV 9651 Eagle Ranch Rd NW 30-Day Temporary Certificate of Occupancy- Transportation Development Transportation Development Final Inspection Architect's Stamp dated 06-07-17 (B13-D002C) Certification dated 12-13-17

Dear Mr. Bennett,

Based upon the information provided in your submittal received 12-18-17, Transportation Development has no objection to the issuance of a<u>30-day Temporary</u> <u>Certificate of Occupancy</u>. This letter serves as a "green tag" from Transportation Development for a<u>30-day Temporary Certificate of Occupancy</u> to be issued by the Building and Safety Division.

Prior to the issuance of a permanent Certificate of Occupancy, the following items must be addressed:

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

- 1. The ADA access aisles shall have the words **"NO PARKING"** in capital letters, each of which shall be at least one foot high and at least two inches wide, placed at the rear of the parking space so as to be close to where an adjacent vehicle's rear tire would be placed. (66-1-4.1.B NMSA 1978)
- 2. Motorcycle parking spaces must be designated by its own conspicuously posted upright sign, either free-standing or wall mounted per the zoning code.
- 3. One-way vehicular paths require pavement directional signage and a posted "Do Not Enter" sign at the point of egress.
- ADA ramps cannot extend into the access aisles of the accessible parking spots.
- 5. The site plan should indicate that the road around the back of the site is base course and if it will be built in a later phase.

Once corrections are complete resubmit acceptable package along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. For digital submittal and minor comments and/or repairs, please submit photos to <u>PLNDRS@cabq.gov</u> prior to submittal. If you have any questions, please contact me at (505) 924-3630.

Sincerely,

Jogan Pat

Albuquerque - Making History 1706-2006

CITY OF ALBUQUERQUE



Logan Patz Senior Engineer, Planning Department Development Review Services

LWP via: email C: CO Clerk, File

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Albuquerque

NM 87103

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City of Albuquerque

Planning Department Development & Building Services Division DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2016)

Project Title:	Building Permi	t #: Hydrology File #:
DRB#:	EPC#:	Work Order#:
Legal Description:		
City Address:		
Applicant:		Contact:
Address:		
		E-mail:
Other Contact:		Contact:
Address:		
		E-mail:
Check all that Apply:		
DEPARTMENT:		TYPE OF APPROVAL/ACCEPTANCE SOUGHT:
HYDROLOGY/ DRAINAGE		BUILDING PERMIT APPROVAL CERTIFICATE OF OCCUPANCY
TRAFFIC/ TRANSPORTATION		
TYPE OF SUBMITTAL:		PRELIMINARY PLAT APPROVAL
ENGINEER/ARCHITECT CERTIFICATI	ION	SITE PLAN FOR SUB'D APPROVAL
		SITE PLAN FOR BLDG. PERMIT APPROVAL
CONCEPTUAL G & D PLAN		FINAL PLAT APPROVAL
GRADING PLAN		
DRAINAGE MASTER PLAN		SIA/ RELEASE OF FINANCIAL GUARANTEE
DRAINAGE REPORT		FOUNDATION PERMIT APPROVAL
CLOMR/LOMR		GRADING PERMIT APPROVAL
		SO-19 APPROVAL
TRAFFIC CIRCULATION LAYOUT (TO	CL)	PAVING PERMIT APPROVAL
TRAFFIC IMPACT STUDY (TIS)		GRADING/ PAD CERTIFICATION
		WORK ORDER APPROVAL
OTHER (SPECIFY)		CLOMR/LOMR
PRE-DESIGN MEETING?		
IS THIS A RESUBMITTAL?: Yes	No	OTHER (SPECIFY)
DATE SUBMITTED:	Ву:	
COA STAFF:	ELECTRONIC SU	BMITTAL RECEIVED:

FEE PAID:



December 13, 2017

Re: Eagle Ranch NMDMV 9651 Eagle Ranch Road NW Alb. NM Engineer's/Architect's stamp dated: 6/7/2017

TRAFFIC CERTIFICATION

I, <u>Rick Bennett</u>, NMRA # 1240, of The Firm of Rick Bennett Architect, hereby certify that this project is in substantial compliance with and in accordance with the design intent of the Traffic Circulation Layout, approved DRB Site Development Plan dated 2/23/2017 and with Architect's stamp dated 06/07/2017.

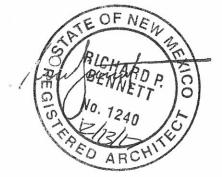
The record information edited onto the original design document has been obtained by <u>Rick Bennett Architect</u>, of the firm. I further certify that I have personally visited the project site on December 12, 2017 and have determined by visual inspection that the survey data provided is representative 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 Certificate of Occupancy (Permanent) for NMDMV located at 9651 Eagle Ranch Road NW, Bernalillo County, Albuquerque, New Mexico.

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.

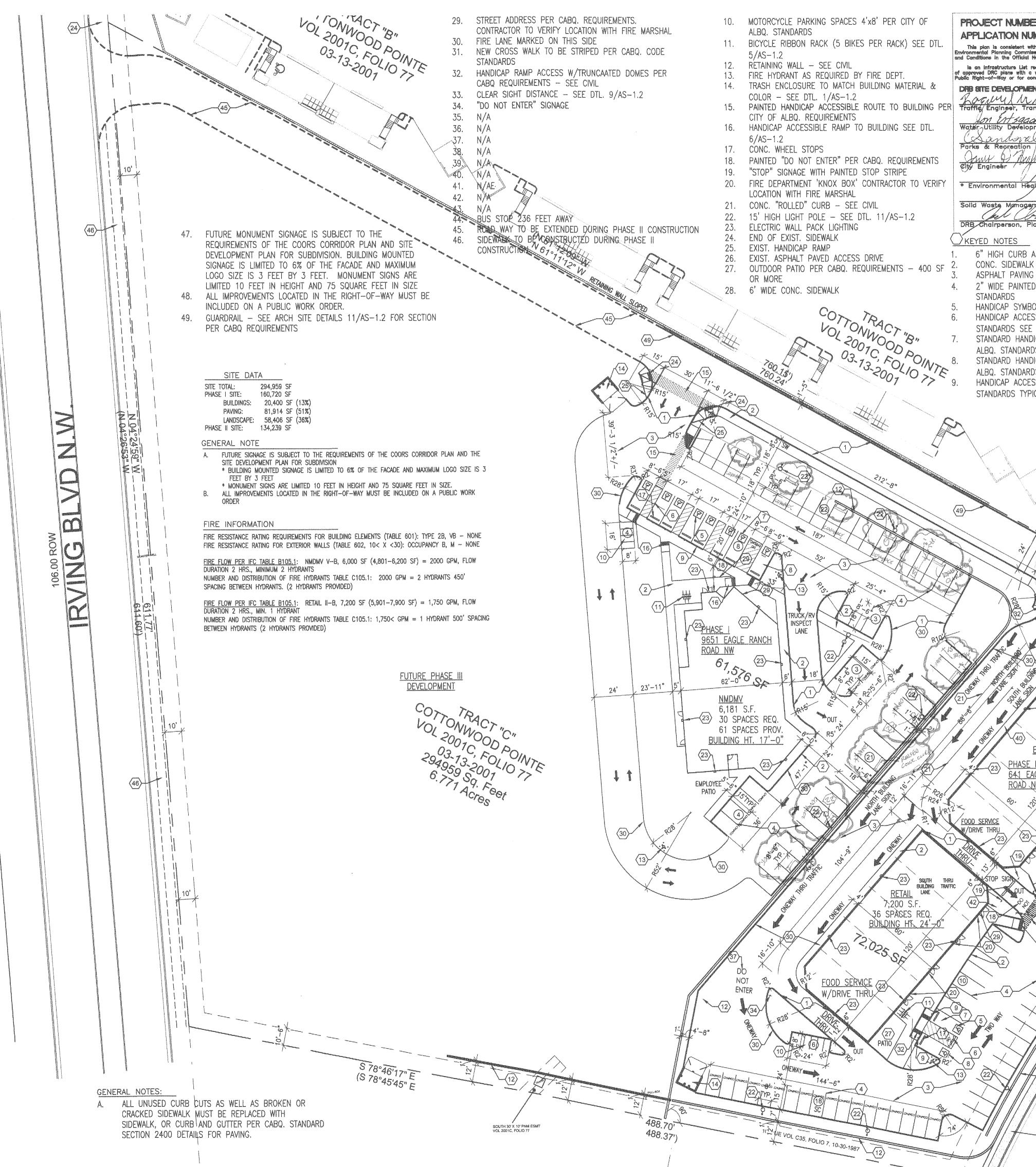
Date: <u>12/13/2017</u>

Sincerely,

Rick Bennett, Architect



1104 Park Avenue SW · Albuquerque, New Mexico 87102 505-242-1859 Fax 505-242-6630



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	ALLOWABLE HEIGHT AND BUILDING AREA (TABLE 503): M RETAIL, IIB – 12,500SF, 2 STORY; B OFFICE, VB – 9,000SF, 2 STORY ACTUAL BUILDING AREA: RETAIL (2) – 7,200 SF	>
	OFFICE - 6,000 SF TOTAL 20,400 SF	D D
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