### CITY OF ALBUQUERQUE

Planning Department Alan Varela, Director



Mayor Timothy M. Keller

September 22, 2022

Ruby James Opal Fuels 10225 Philadelphia C. Rancho Cucamonga, CA 91730

Re: Bayo Tech Hydrogen Fueling Facility 8225 Washington Traffic Circulation Layout Engineer's Stamp XX-XX-XX (C17-D130)

Dear Mr. Ruby,

Based upon the information provided in your submittal received 09-14-22, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- 1. List the number of parking spaces required by the IDO as well as the proposed number of parking spaces including bicycle and motorcycle parking.
- 2. The traffic circulation layout must be stamped, signed, and dated by an engineer or architect licensed in the state of New Mexico.
  - 3. Identify all existing access easements and rights of way width dimensions.
    - 4. Identify the right of way width, medians, curb cuts, and street widths on Washington St. NE and on N Divide Cn Easement.
  - 5. Sidewalk need to be build off Washington St.
    - 6. Truncated Domes need to be installed at driveway access ramps.
    - 7. Please list the width and length for all existing and proposed parking spaces. Some dimensions are not shown.
- www.cabq.gov

PO Box 1293

Albuquerque

NM 87103

8. The minimum parking stall dimensions are:

Type of parking	Min. Width	Min. Length	Min. Overhang
Standard	8.5'	18'	2'
Compact	7.5'	15'	1.5'
Motorcycle	4'	8'	N/A
ADA	8.5'	18'	2'

- 9. The ADA accessible spaces must include an access aisle. Van accessible aisles should be 8ft wide; all others should be 5ft wide.
- 10. 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)

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- 11. ADA curb ramps must be updated to current standards and have truncated domes installed.
- 12. Motorcycle parking spaces shall be designated by its own conspicuously posted upright sign, either free-standing or wall mounted per the zoning code.
- 13. All bicycle racks shall be designed according to the following guidelines:
  - a. The rack shall be a minimum 30 inches tall and 18 inches wide.
  - b. The bicycle frame shall be supported horizontally at two or more places. Comb/toaster racks are not allowed.
  - c. The rack shall be designed to support the bicycle in an upright position. See the IDO for additional information.
  - d. The rack allows varying bicycle frame sizes and styles to be attached.
  - e. The user is not required to lift the bicycle onto the bicycle rack.
  - f. Each bicycle parking space is accessible without moving another bicycle.
- 14. Bicycle racks shall be sturdy and anchored to a concrete pad.
- 15. A 1-foot clear zone around the bicycle parking stall shall be provided.
  - 16. Bicycle parking spaces shall be at least 6 feet long and 2 feet wide.
- 17. Per the IDO, a 6 ft. wide ADA accessible pedestrian pathway is required from the public sidewalk to the building entrances. Please clearly show this pathway and provide details.
  - Per DPM, a 6 ft. wide ADA accessible pedestrian pathway is required from the ADA parking stall access aisles to the building entrances. Please clearly show this pathway and provide details.
    - 19. ADA accessible pedestrian pathway should not be placed behind parking space or adjacent to a vehicular way. Vehicle and pedestrian/wheel chair conflicts should be avoided as much as possible.
      - 20. Curbing should be installed to delineate landscape, parking, and pedestrian ways and identify points of access. Please call out detail and location of barrier curb.
      - 21. Refuse vehicle maneuvering shall be contained on-site. The refuse vehicle shall not back into the public right of way. provide a copy of refuse approval.
      - 22. Provide a copy of Fire Marshal approval.
      - 23. It is not apparent what type of pavement surface is being proposed. A hard driving surface will be required as part of this proposed project for parking area and drive aisles.
      - 24. Please specify the City Standard Drawing Number when applicable.
      - 25. Shared Site access: driveways that straddle property lines, or are entirely on one property but are to be used by another property, shall have an access easement. Please include a copy of your shared access agreement with the adjacent property owner.

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- 26. Work within the public right of way requires a work order with DRC approved plans.
- 27. Please add a note on the plan stating "All improvements located in the Right of Way must be included on the work order."
- 28. Please provide a letter of response for all comments given.
- **29.** Traffic Studies: See the Traffic Impact Study (TIS) thresholds. In general, a minimum combination of 100 vehicles entering and exiting in the peak hour warrants a Traffic Impact Study. Visit with Traffic Engineer for determination, and fill out a TIS Form that states whether one is warranted. In some cases, a trip generation may be requested for determination (Contact Matt Grush: mgrush@cabg.gov).

Once corrections are complete resubmit

- 1. The Traffic Circulation Layout
- 2. A Drainage Transportation Information Sheet (DTIS)
- 3. Send an electronic copy of your submittal to PLNDRS@cabq.gov.
- PO Box 1293
- 4. The \$75 re-submittal fee.

For log in and evaluation by Transportation.

Albuquerque

If you have any questions, please contact me at (505) 924-3675.

Sincerely,

NM 87103

www.cabq.gov

Marwa Al-najjar Associate Engineer, Planning Dept. Development Review Services

\ma via: emailC: CO Clerk, File



### City of Albuquerque

Planning Department Development & Building Services Division DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2018)

Project Title:	Building	Permit #: Hydrology File #:	
		Work Order#:	
Legal Description:			
City Address:			
Applicant:		Contact:	
Address:			
		E-mail:	
Owner:		Contact:	
Address:			
Phone#:	Fax#:	E-mail:	
TYPE OF SUBMITTAL: PL4	AT (# OF LOTS)	_ RESIDENCE DRB SITE ADMIN SITE	
IS THIS A RESUBMITTAL?:	Yes	No	
DEPARTMENT: TRAFFIC/	TRANSPORTATION	HYDROLOGY/ DRAINAGE	
Check all that Apply:		TYPE OF APPROVAL/ACCEPTANCE SOUGHT:	
TYPE OF SUBMITTAL:		BUILDING PERMIT APPROVAL	
ENGINEER/ARCHITECT CERTIFICATION		CERTIFICATE OF OCCUPANCY	
PAD CERTIFICATION		PRELIMINARY PLAT APPROVAL	
CONCEPTUAL G & D PLAN		SITE PLAN FOR SUB'D APPROVAL	
GRADING PLAN		SITE PLAN FOR BLDG. PERMIT APPROVAL	
DRAINAGE MASTER PLAN		FINAL PLAT APPROVAL	
DRAINAGE REPORT		SIA/ RELEASE OF FINANCIAL GUARANTEE	
FLOODPLAIN DEVELOPMENT PERMIT APPLIC		FOUNDATION PERMIT APPROVAL	
ELEVATION CERTIFICATE		GRADING PERMIT APPROVAL	
CLOMR/LOMR TRAFFIC CIRCULATION LAYOUT (TCL)		SO-19 APPROVAL	
TRAFFIC CIRCULATION LAYOUT (TCL) TRAFFIC IMPACT STUDY (TIS)		PAVING PERMIT APPROVAL	
TRAFFIC IMPACT STUDT (TIS)		GRADING/ PAD CERTIFICATION	
PRE-DESIGN MEETING?		WORK ORDER APPROVAL CLOMR/LOMR	
		FLOODPLAIN DEVELOPMENT PERMIT	

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3y:

ELECTRONIC SUBMITTAL RECEIVED:

FEE PAID:

LOT A AND LOT C OF RAFAR INVESTMENTS AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT ENTITLED "RAFAR INVESTMENTS", FILED WITH THE BERNALILLO COUNTY CLERK'S OFFICE ON APRIL 30, 1974, IN VOLUME B9, FOLIO 101, TOGETHER WITH LOT 8- 1 OF RAFAR INVESTMENTS AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT ENTITLED "LOT B-1, RAFAR INVESTMENTS & A.M.A.F.C.A. PARCEL A", FILED WITH THE BERNALILLO COUNTY CLERK'S OFFICE ON FEBRUARY 1, 2005 IN PLAT BOOK 2005C, PAGE 42.

# **GENERAL NOTES:**

CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL CONTRACT DOCUMENTS, OMISSIONS AND/OR CONFLICTS BETWEEN VARIOUS ELEMENTS OF CONTRACT DOCUMENTS, AND ALL DIMENSIONS, ELEVATIONS, AND CONDITIONS AT THE SITE.

CONTRACTOR IS RESPONSIBLE FOR ANY AND ALL PERMITS REQUIRED FOR THIS PROJECT CONTRACTOR IS RESPONSIBLE TO ENSURE THAT THE PROJECT DESIGN IS COMPLIANT WITH THE SCOPE OF WORK (THIS SHEET)

- 4. THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE OWNER OF ANY DISCREPANCY, INCONSISTENCY OR OMISSION BEFORE PROCEEDING WITH THE WORK.
- 5. ALL WORK SHALL CONFORM TO THE MINIMUM STANDARDS OF ALL REGULATING AGENCIES HAVING JURISDICTION OVER ANY OR ALL PORTIONS OF THE WORK INCLUDING THE STATE AND OSHA
- 6. ALL WORK TO CONFORM TO THE BEST PRACTICES PREVAILING IN THE VARIOUS TRADES AT THE TIME OF THE WORK.
- SPECIFIC NOTES AND DETAILS SHALL TAKE PRECEDENCE OVER GENERAL NOTES AND TYPICAL DETAILS. DO NOT SCALE DIMENSIONS FROM DRAWINGS
- 8. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO LOCATE ALL EXISTING UTILITIES WHETHER SHOWN ON THESE DRAWINGS OR NOT, AND TO PROTECT THEM FROM DAMAGE. THE CONTRACTOR SHALL BEAR ALL COSTS OF REPAIR OR REPLACEMENT DUE TO SUCH DAMAGE IN THE EXECUTION OF THIS WORK.
- 9. NO STRUCTURAL MEMBER IS TO BE CUT FOR PIPES, CONDUITS, ETC. UNLESS SHOWN ON THE STRUCTURAL DRAWINGS. ALL OTHER DRAWINGS AND SKETCHES BY OTHERS SHOWING SUCH MUST BE APPROVED A STRUCTURAL ENGINEER.
- 10. CONTRACTOR SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS DURING THE COURSE OF THE CONSTRUCTION OF THE PROJECT, INCLUDING SAFETY OF ALL PERSONS AND NOT LIMITED TO NORMAL WORKING HOURS. THE CONTRACTOR SHALL INDEMNIFY AND HOLD THE OWNER AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY. REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THE PROJECT EXCEPTING FOR LIABILITY RISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR THE ENGINEER
- 11. THE CONTRACT STRUCTURAL DRAWINGS AND SPECIFICATIONS REPRESENT THE FINISHED STRUCTURE. THEY DO NOT INDICATE THE METHOD OF CONSTRUCTION. THE CONTRACTOR SHALL PROVIDE ALL MEASURES NECESSARY TO PROTECT THE STRUCTURE DURING CONSTRUCTION. SUCH MEASURES SHALL INCLUDE BUT ARE NOT LIMITED TO BRACING AND SHORING FOR LOADS DUE TO CONSTRUCTION EQUIPMENT, TEMPORARY STRUCTURES AND PARTIAL STRUCTURES, AND PARTIALLY COMPLETED WORK, ETC.
- 12. CONTRACTOR SHALL VERIFY ALL MEASUREMENTS AND TAKE ALL NECESSARY FIELD MEASUREMENTS PRIOR TO FABRICATION.
- 13. CONTRACTOR'S SCOPE OF WORK INCLUDES COORDINATING THE WORK OF ALL SUBCONTRACTORS AND CONSULTANTS.
- 14. ANY DAMAGE TO THE EXISTING BUILDING AND ITS CONTENTS DURING THE EXECUTION OF THIS WORK SHALL BE REPAIRED OR RESTORED TO ORIGINAL CONDITION AT THE CONTRACTOR'S EXPENSE
- 15. CONTRACTOR SHALL MAINTAIN A SET OF AS-BUILT DRAWINGS AS WORK PROGRESSES ON THE JOB SITE.
- 16. CONTRACTOR SHALL PROVIDE THE OWNER COPIES OF INSTALLATION, MAINTENANCE, AND OPERATION MANUALS OF ALL EQUIPMENT INSTALLED.
- 17. ACCESS TO FIRE SAFETY EQUIPMENT MUST BE PROVIDED AND MAINTAINED SERVICEABLE PRIOR TO AND DURING CONSTRUCTION.
- 18. CONTRACTOR TO REMOVE ALL EXCAVATED MATERIAL AND DEBRIS.
- 19. NEW CONCRETE SHALL CONFORM TO IBC AND ACI CODE.
- 20. THE OWNER OF THE FACILITY SHALL INSURE THE SAFE OPERATION OF THE H2 FUELING EQUIPMENT AND TRAINING OF USERS.
- 21. H2 EQUIPMENT WILL BE INSTALLED IN FINAL SITE GRADED AREAS AND WILL ADHERE TO THAT FINISHED GRADING. NO FURTHER GRADING IS REQUIRED IN H2 EQUIPMENT LOCATIONS.
- 22. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.
- SPECIAL INSPECTIONS:
- 1. SPECIAL INSPECTION IS REQUIRED FOR THE INSTALLATION OF ANCHOR BOLTS.

### LEGEND:

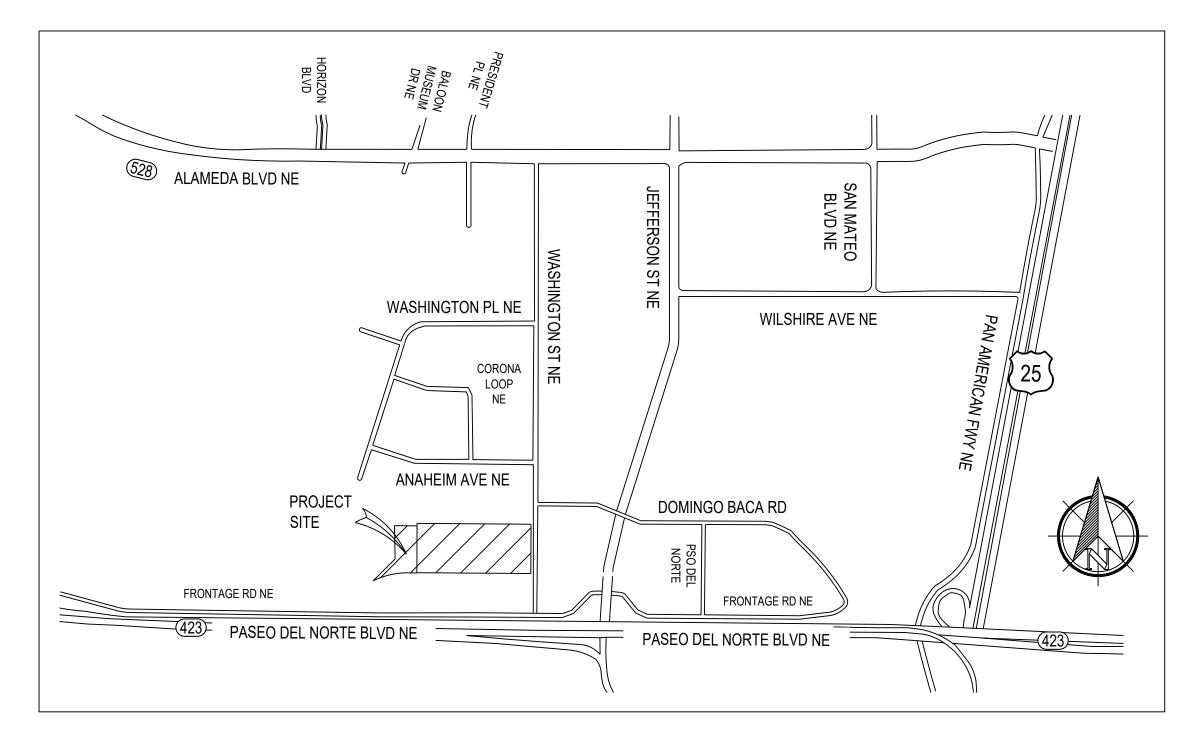
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A	FOUND CONTROL MONUMENT (AS NOTED)	
	FOUND REBAR (AS NOTED)	
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RS	RAILROAD SWITCH	
MB	MAIL BOX	
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	GATE	
	OVERHEAD POWER LINE	
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O	CHAINLINK FENCE	



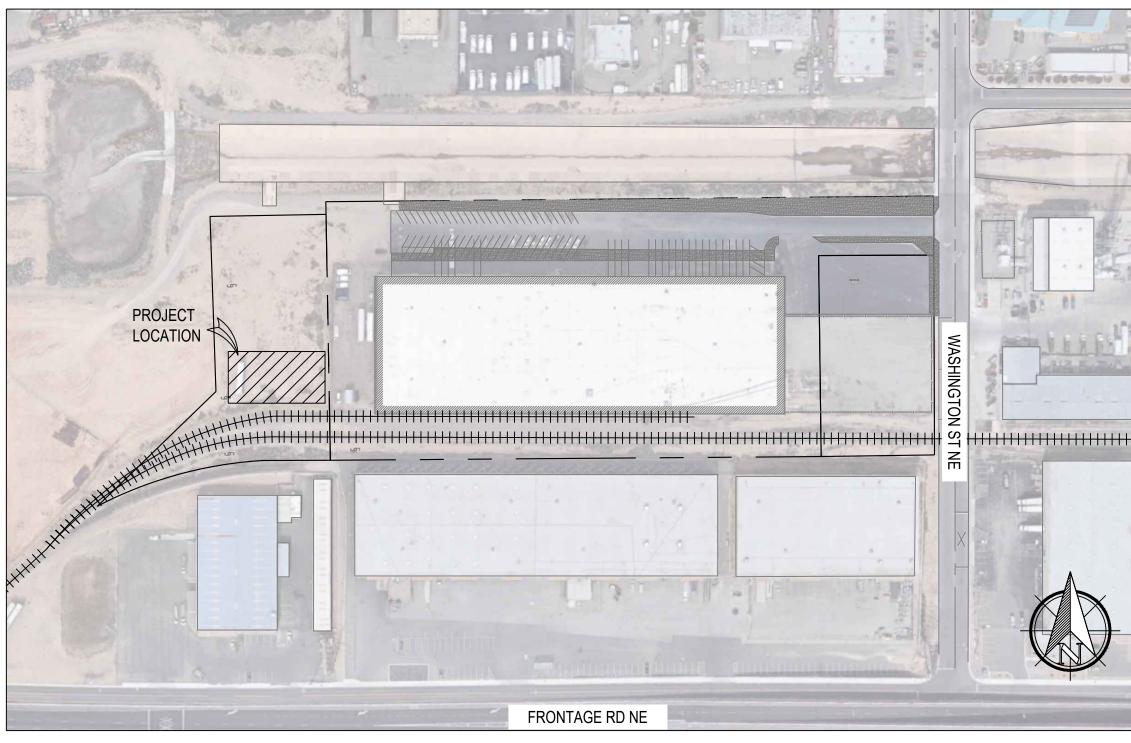
CANOPY HATCH

CONCRETE HATCH









TIM NELLIGAN P.E. (310) 801-8685

# **BB0003 BAYOTECH HYDROGEN FUELING FACILITY** WASHINGTON ST NE

LOT A 8225 WASHINGTON ST NE, ALBUQUERQUE, NM 87113 PARCEL NO. 101706420506230116

FLOOD AREA: ZONE X

### CIVIL ENGINEER

KATAHDIN ENVIRONMENTAL 3553 CAMINO MIRA COSTA, SUITE E SAN CLEMENTE, CA 92672

### ELECTRICAL ENGINEER

LEO MAYA, P.E. DESIGN WEST ENGINEERING 412 E. VANDERBILT WAY SAN BERNARDINO, CA 92408 (909) 890-3700

# **PROJECT DESCRIPTION:**

THE PROJECT IS A CLEAN ENERGY HYDROGEN GENERATION FUELING STATION THAT WILL PROVIDE REGIONAL (LOCAL) FUEL FOR ZERO EMISSION END USE. THIS INVOLVES OUTDOOR INSTALLATION OF ABOVE GROUND MODULAR HYDROGEN FUEL PRODUCTION UNITS, DISPENSING EQUIPMENT, AND RELATED STORAGE EQUIPMENT TO SUPPORT CLEAN FUEL FOR ZERO EMISSION VEHICLES

### EQUIPMENT:

- (1) 1200A SWITCHGEAR WITH DISTRIBUTION
- (1) BULK N2 STORAGE (1) INSTRUMENT AIR
- (1) H2-1000 HYDROGEN UNIT
- (1) FEED GAS BOOSTER COMPRESSOR PACKAGE
- (1) POS (POINT OF SALE) (1) MODULAR STORAGE
- (4) HYDROGEN STORAGE POD
- (3) TIME-FILL SINGLE HOSE
- (1) H2 PRODUCT COMPRESSOR PACKAGE (1) BUFFER GAS STORAGE
- (1) 20' SINGLE LED LIGHT
- (5) 20' DUAL LED LIGHT 90° APART (10) 20' DUAL LED LIGHT 180° APART
- (1) BOP PANEL
- (50) 4" FIXED BOLLARD
- (3) 6" REMOVABLE BOLLARD (12) 8" FIXED BOLLARD

THE SYSTEM SHALL BE DESIGNED IN FULL COMPLIANCE WITH THE LATEST EDITION OF THE APPLICABLE SECTIONS OF THE FOLLOWING CODES, STANDARDS, AND GUIDELINES AS AMENDED BY THE STATE HAVING JURISDICTION. WHERE CONFLICT EXISTS, CONTRACTOR SHALL FOLLOW THE MOST STRINGENT REQUIREMENTS. IN CASE OF A CONFLICT BETWEEN THE NATIONAL FIRE PREVENTION ASSOCIATION, AND OSHA STANDARDS. THE MOST STRINGENT CONDITION SHALL APPLY:

NEW MEXICO ELECTRIC CODE 2017 EDITION NEW MEXICO PLUMBING CODE 2015 EDITION NEW MEXICO BUILDING CODE 2015 EDITION NEW MEXICO CONSERVATION CODE 2018 EDITION NEW MEXICO FIRE CODE 2017 EDITION NEW MEXICO MECHANICAL CODE 2015 EDITION NEW MEXICO EXISTING BUILDING CODE 2015 EDITION NEW MEXICO ADMINISTRATIVE CODE 2020 EDITION

# **INDUSTRY STANDARDS**

UNDERWRITERS LABORATORY (UL) AND/OR FACTORY MUTUAL (FM) (NFPA) 70

# SHEET INDEX

G-100 G-200 G-201 G-202 **CIVIL SECTION** C-100 C-400 C-401 C-402 C-403 **FIRE SECTION** 

F-100

(2) EMERGENCY SHUT-DOWN SWITCH W/ FIRE EXTINGUISHER - DIRECT BURIAL

### CODE COMPLIANCE

AMERICAN CONCRETE INSTITUTE (ACI) AMERICAN NATIONAL STANDARDS INSTITUTE (ANSI) AMERICAN STANDARD MECHANICAL ENGINEERS (ASME) AMERICAN SOCIETY OF TESTING MATERIALS (ASTM) AMERICAN WELDING SOCIETY (AWS) NATIONAL FIRE PROTECTION ASSOCIATION (NFPA 2 HYDROGEN TECHNOLOGIES CODE) NATIONAL INSTITUTE OF STANDARDS AND TESTING (NIST) OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA)

SHEET NUMBER DESCRIPTION

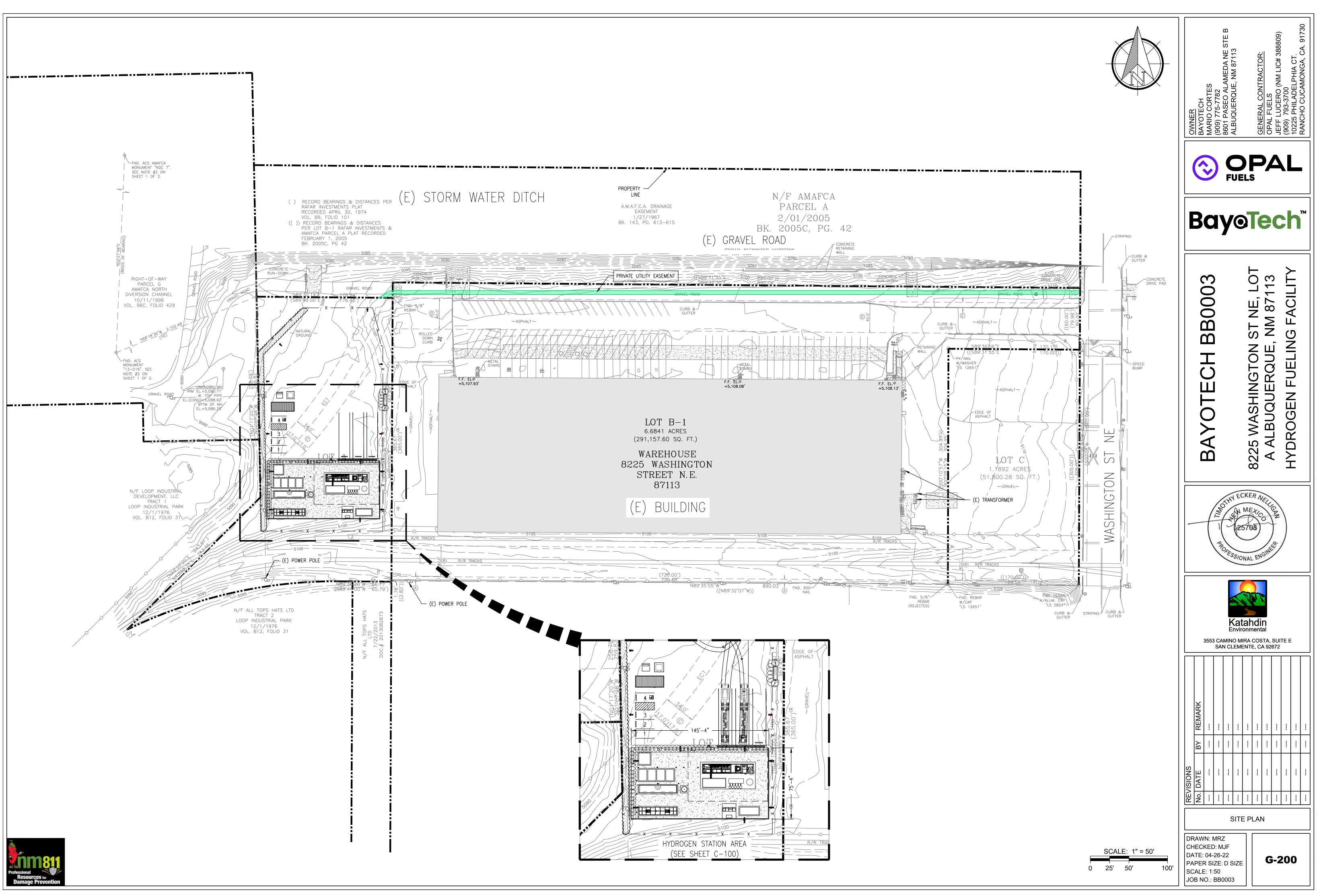
GENERAL SECTION

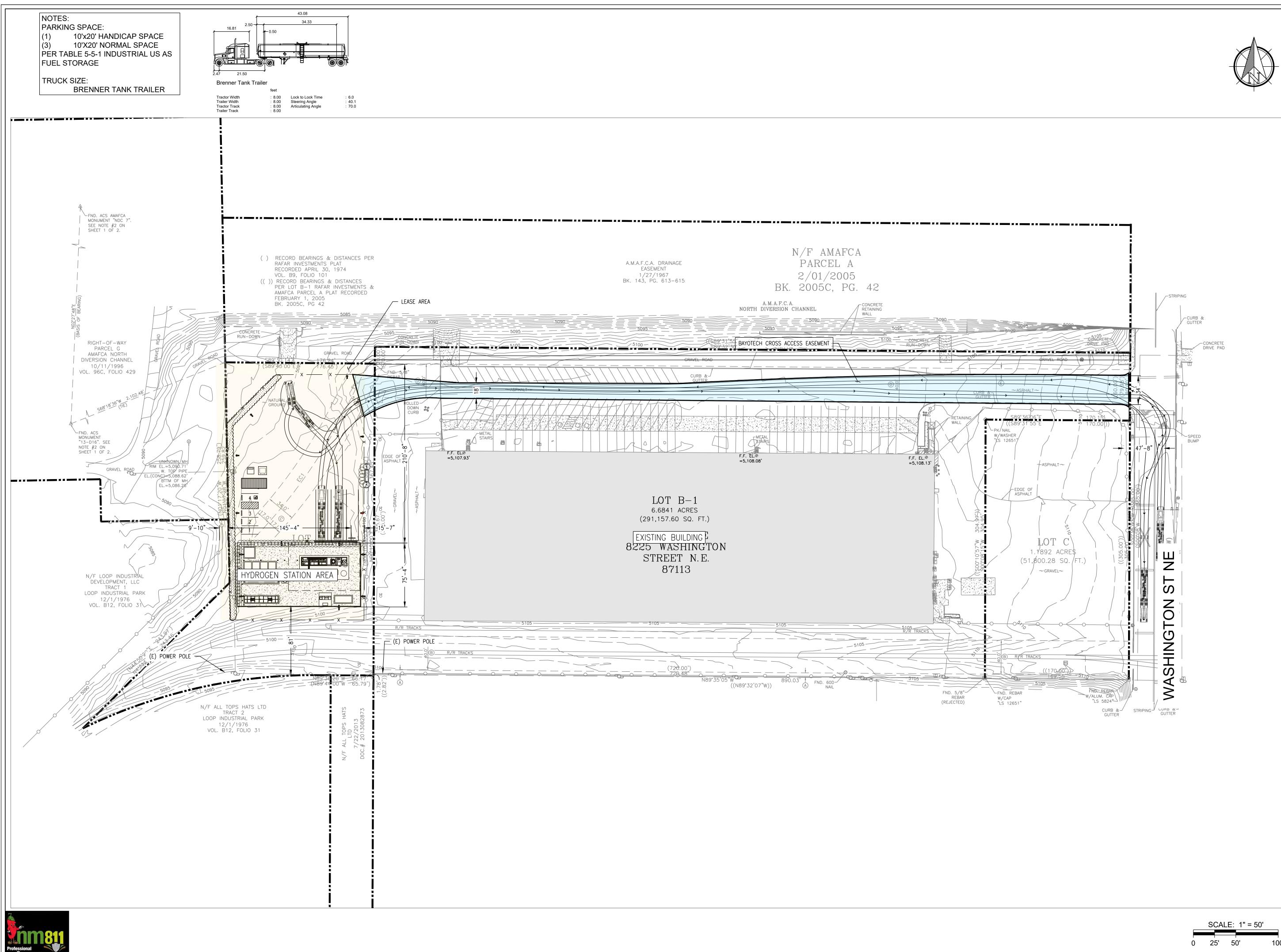
TITLE SHEET SITE PLAN TRAFFIC CICRULATION LINE OF SIGHT LAYOUT

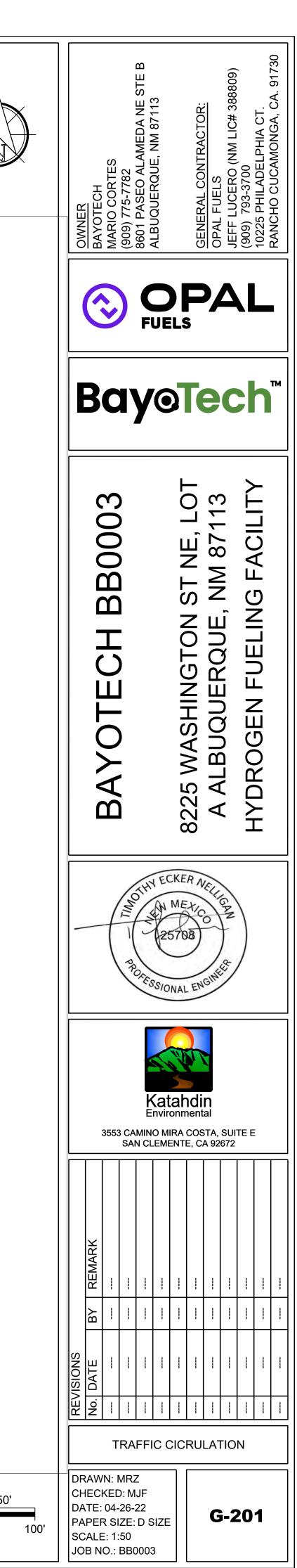
EQUIPMENT AREA
CIVIL DETAILS
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CIVIL DETAILS

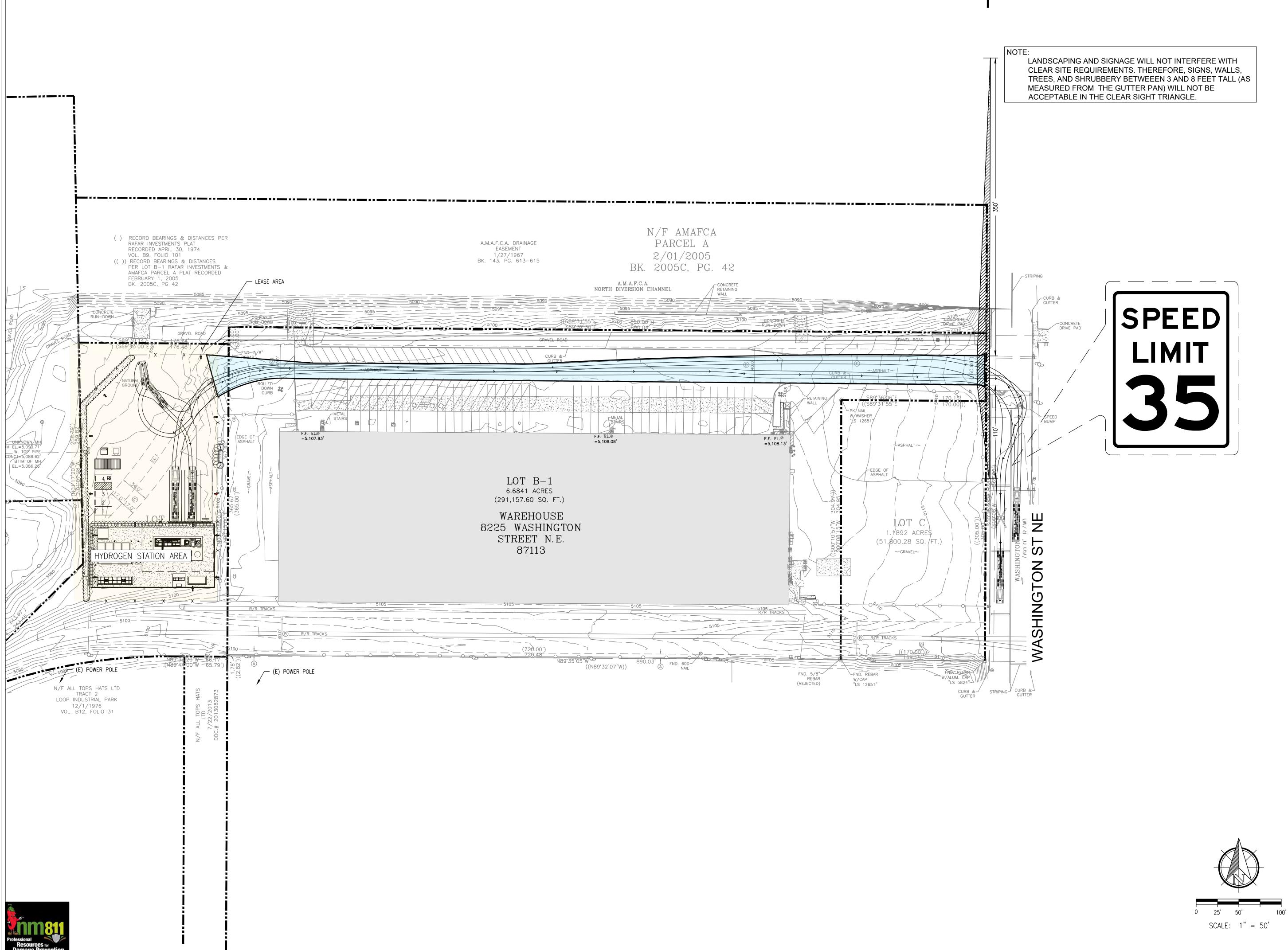
FIRE 1 SITE PLAN

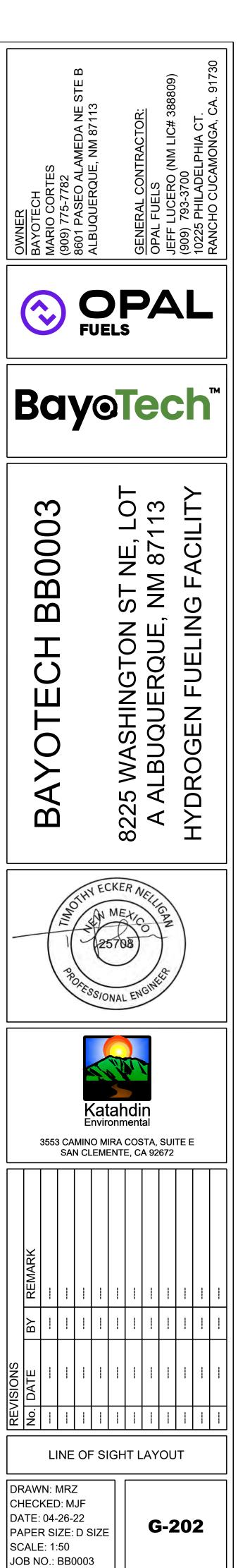


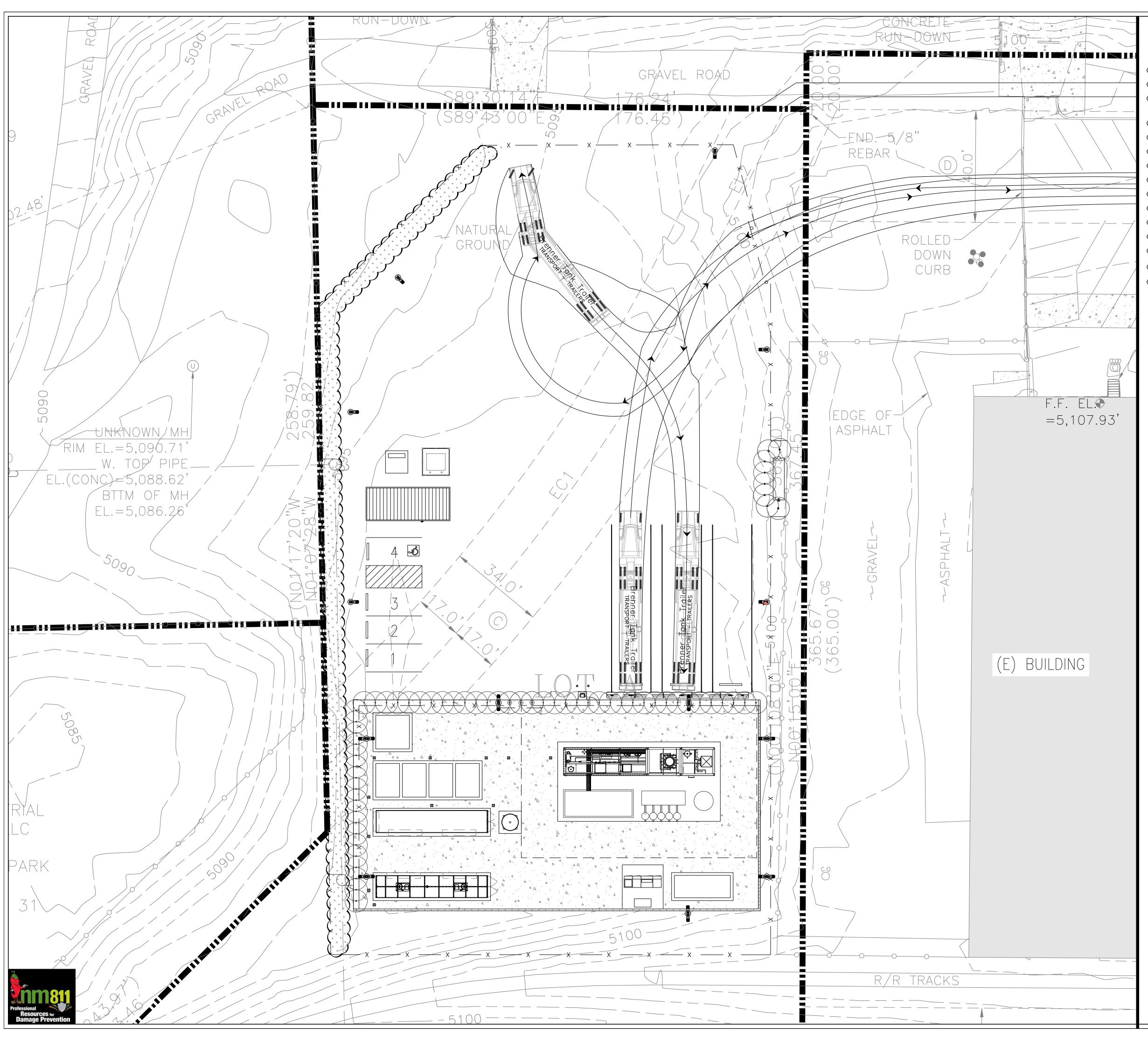




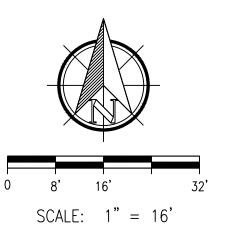




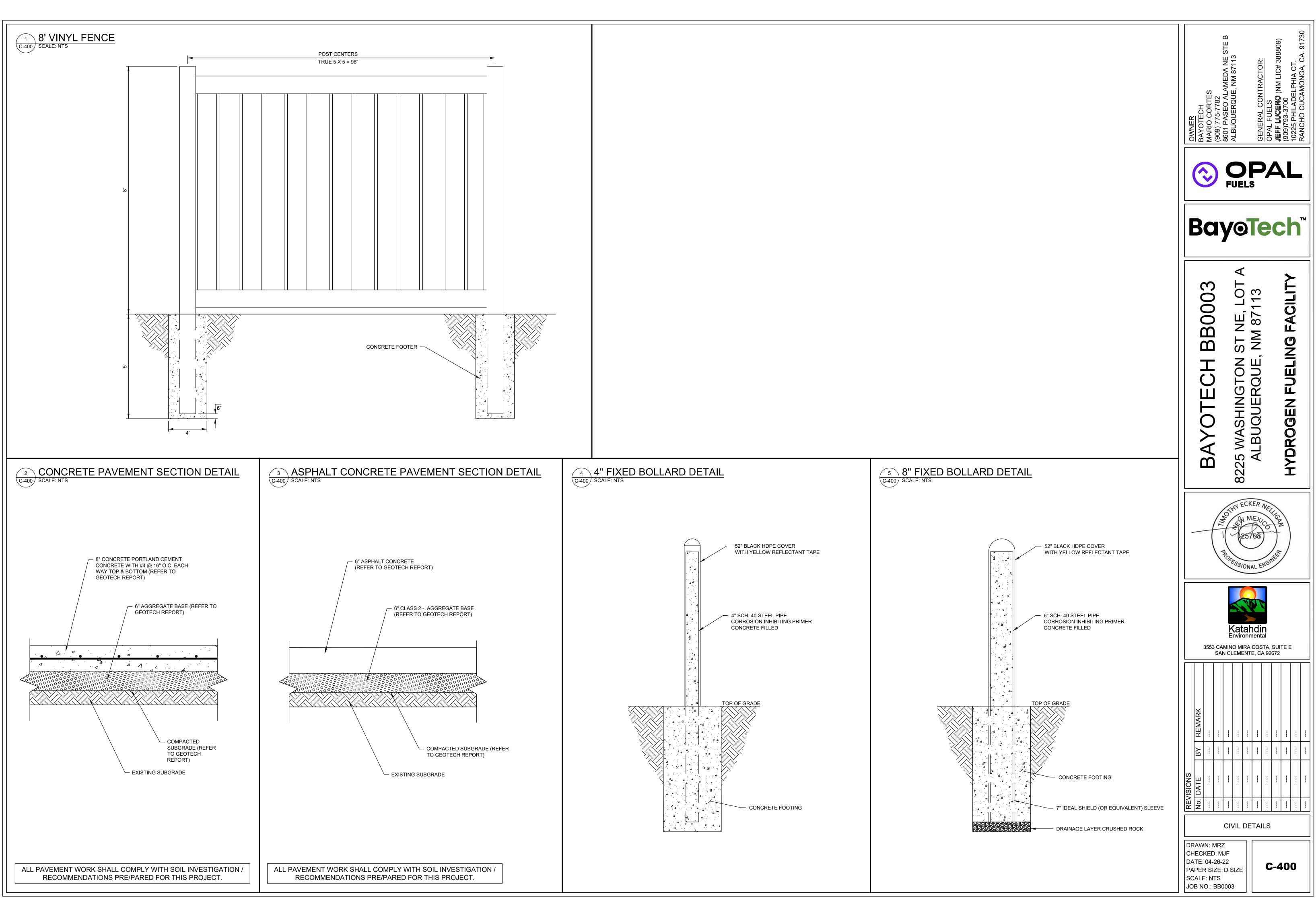




<u>EQUIPMENT LIST:</u>
(1) UTILITY GAS METER SET ASSEMBLY
2 UTILITY TRANSFORMER
SERVICE ENTRANCE RATED MANUAL TRANSFER SWITCH W/ DISTRIBUTION AND GEN. CONNECTION – 1600A
4 BULK N2 STORAGE
5 INSTRUMENT AIR
6 H2-1000 HYDROGEN UNIT
$\langle 7 \rangle$ FEED GAS BOOSTER COMPRESSOR PACKAGE
$\langle 8 \rangle$ POS (POINT OF SALE)
9 MODULAR STORAGE (NON-OCCUPANCY)
(10) HYDROGEN STORAGE POD
(1) TIME-FILL SINGLE HOSE
12 H2 PRODUCT COMPRESSOR PACKAGE
(13) BUFFER GAS STORAGE
(14) 20' SINGLE LED LIGHT
(15) 20' DUAL LED LIGHT 90° APART







DRAWN BY: MZARATE / Z:/MIGRATED\TrustarEnergy\Projects\2021\21-026 - Bayotech (Washington St NE) - Albuquerque, NM\Engineering\Working Folder\Sheet Set\MECHANICAL-DETAILS.dwg / PLOT DATE: 7/15/2022 11:40 AM

