

CITY OF ALBUQUERQUE



December 13, 2016

Don Dudley, RA
Dudley Architects/Studio 850
400 Gold Ave SW
Albuquerque, NM

Re: Marie Hughes Elementary School Phase 1
5701 Mojave St NW
180-Day Temporary Certificate of Occupancy- Transportation
Development
Architect's Stamp dated 08-10-15 (D11D007)
Certification dated 12-09-16

Dear Mr. Dudley,

Based upon the information provided in your submittal received 12-12-16, Transportation Development has no objection to the issuance of a 180-day Temporary Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a 180-day Temporary Certificate of Occupancy 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:

1. Per the certification language submitted phase two of the building permit must be completed. All parking area improvements, new bus drop off and pick-up and new parent drop off areas must be completed and free of any construction equipment and storage containers.

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 PLNDRS@cabq.gov prior to submittal. If you have any questions, please contact me at (505) 924-3981.

Sincerely,


Monica Ortiz
Plan Checker, Transportation & Hydrology
Development Review Services

C: CO Clerk, File

December 9, 2016

City of Albuquerque
Planning Department
Development & Building Services Division
600 2nd Street, NW
Albuquerque, NM 87102

Project: **Marie Hughes Elementary School**
5701 Mojave St, NW
Albuquerque, NM 87120

RE: TRAFFIC CERTIFICATION

I, **DON DUDLEY, NEW MEXICO REGISTERED ARCHITECT** OF THE FIRM **G. DONALD DUDLEY ARCHITECT, LTD.** HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE DRB, AA OR TCL APPROVED PLAN DATED 8/10/2015. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY **DON DUDLEY** OF THE FIRM **G. DONALD DUDLEY ARCHITECT, LTD.** I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON SEVERAL OCCASIONS WHILE UNDER CONSTRUCTION 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**.

I AM REQUESTING THE FOLLOWING QUALIFICATIONS FOR THIS PROJECT.

- 1) DUE TO THE FACT THAT THERE IS AN EXISTING ACTIVE ELEMNTARY SCHOOL ON THE SAME GROUNDS AS THE NEW CONSTRUCTION, WE HAVE DEVELOPED A PHASE 1 AND PHASE 2. PHASE 1 IS NOW COMPLETE AND CERTIFIED. PHASE 2 WILL BE COMPLETED (AND CERTIFIED) IN AUGUST 2017.

I HAVE OBSERVED THE FOLLOWING REQUIRED CORRECTIONS:

- 1) NONE.

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.



TRAFFIC CIRCULATION LAYOUT APPROVED

ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

S 89°42'06" E

565.00'

600.00'

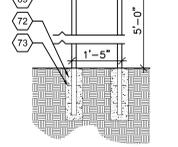
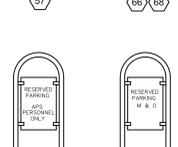
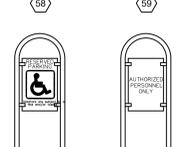
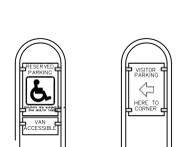
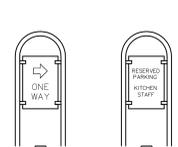
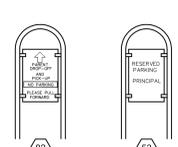
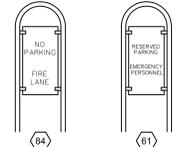
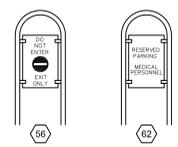
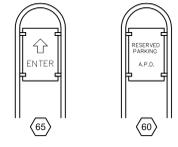
N 00°17'54" E

GENERAL SHEET NOTES

- A. DO NOT SCALE DRAWINGS.
- B. CONTRACTOR TO COORDINATE ALL DRAWINGS PRIOR TO CONSTRUCTION.
- C. VERIFY EXISTING CONDITIONS IN FIELD. BRING DISCREPANCIES TO ATTENTION OF ARCHITECT.
- D. DEMOLITION DIMENSIONS ARE APPROXIMATE AND SHOULD BE CROSS-REFERENCED WITH CIVIL AND ARCH. SITE PRIOR TO EXECUTING WORK.
- F. SEE A4-101 FOR PROTECTION OF TREES

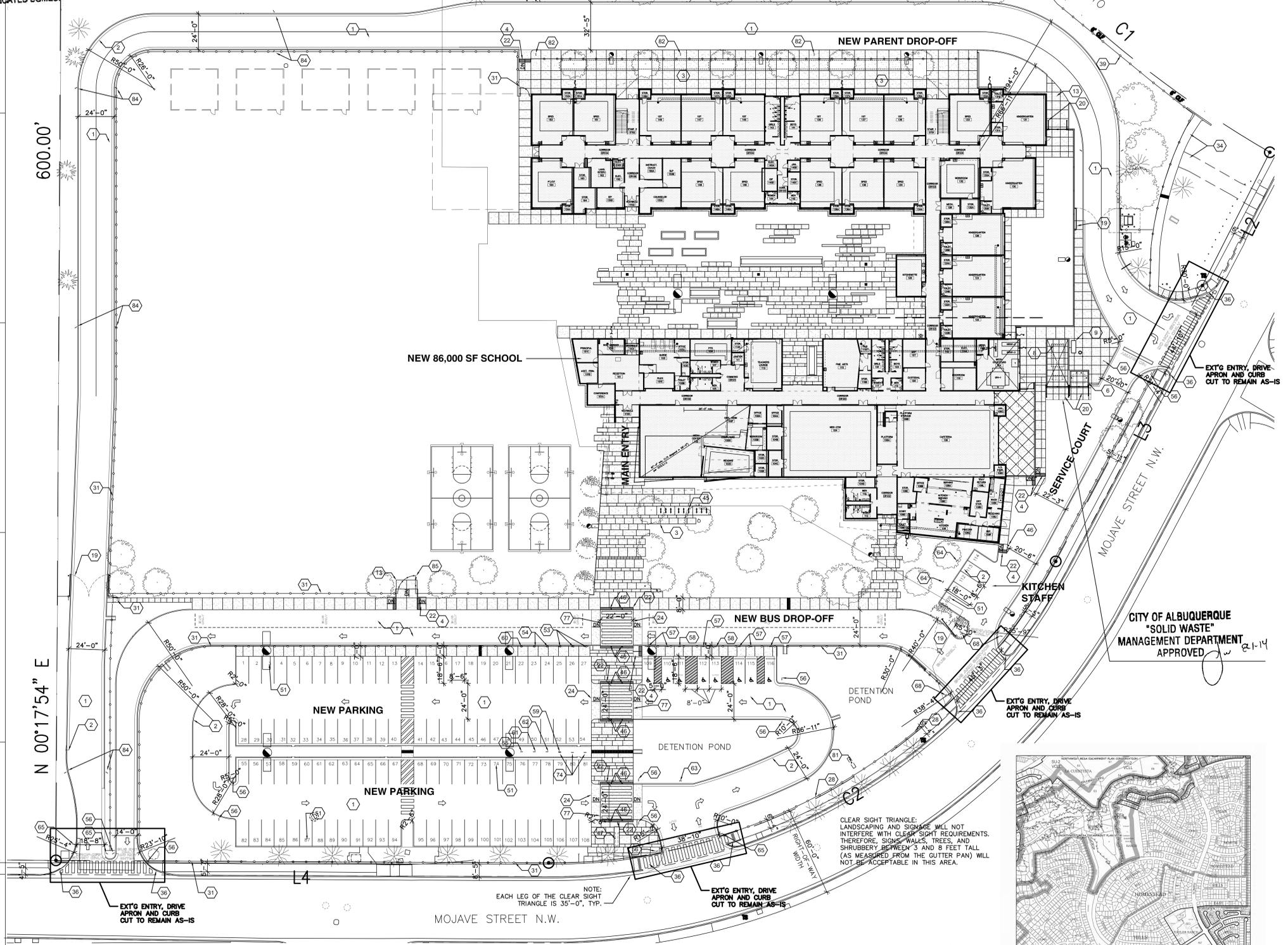
SHEET KEYNOTES

1. NEW ASPHALT PAVING AND PARKING LOT STRIPING AS INDICATED
2. NEW CONCRETE CURB, SEE A1/AS-101
3. 3000 PSI, AIR ENTRAINED CONCRETE PAVING
4. ADA CURB RAMP, MAX SLOPE 1:12
5. not used
6. DUMPSTER ENCLOSURE, SEE E2/AS-202
7. not used
8. NEW TRASH COMPACTOR ENCLOSURE, SEE E2/AS-202.
9. NEW HOTBOX, SEE CIVIL
10. NEW REMOTE STANDPIPE CONNECTION, SEE FIRE PROTECTION DRAWINGS.
11. NEW TRANSFORMER WITH CONCRETE PAD AND BOLLARDS, SEE SITE UTILITY PLAN.
12. NEW REINF. CONCRETE APRON AND DRIVE PAD, 6" THICK. TIE INTO EXT'G ADJ. CONCRETE.
13. NEW FDC. SEE FIRE PROTECTION DRAWINGS.
14. not used
15. not used
16. not used
17. not used
18. not used
19. NEW PIPE GATE, SEE D5/AS-201.
20. NEW STEEL GATE. SEE ENLARGED SITE PLANS.
21. not used
22. CAST IN PLACE, MECHANICALLY FASTENED DARK RED TRUNCATED DOME DETECTABLE WARNING TILE. APPLY CONTINUOUS URETHANE SEALANT AROUND ALL EDGES.
23. not used
24. SPEED TABLE.
25. not used
26. not used
27. not used
28. EXISTING METAL FENCE. LENGTH OF FENCE ALONG CITY SIDEWALK TO REMAIN AND TO BE RE-PAINTED WITH COLOR AS DIRECTED BY ARCHITECT.
29. not used
30. not used
31. CHAIN LINK FENCE, 48" HIGH. SEE SPECIFICATIONS.
32. not used
33. not used
34. EXISTING WALKWAY TO REMAIN
35. not used
36. EXISTING ADA CURB CUT TO REMAIN
37. not used
38. not used
39. EXISTING CHAIN LINK FENCE TO REMAIN
40. not used
41. not used
42. ADHESIVE LETTER COLORS AS DIRECTED BY ARCHITECT.
43. not used
44. not used
45. NEW BIKE RACK (4 PER LOOP), SEE B1/AS-201.
46. NEW STEEL BOLLARD, SEE A1/AS-202. GENERAL CONTRACTOR TO ENSURE THAT ALL BOLLARDS ON-SITE MATCH IN APPEARANCE WITH DETAILING AS SHOWN IN DRAWINGS.
47. MONUMENT SIGN, SEE E1/AS-203.
48. not used
49. not used
50. not used
51. PARKING SPACE NUMBER FOR ILLUSTRATIVE PURPOSES ONLY. TYP. STRIPING NOT REQ'D.
52. not used
53. SIGN - RESERVED FOR PRINCIPAL
54. SIGN - RESERVED FOR APS PERSONNEL
55. SIGN - RESERVED FOR M&O PERSONNEL
56. SIGN - DO NOT ENTER/EXIT ONLY (COORDINATE WITH ASPHALT STRIPING)
57. SIGN - ACCESSIBLE PARKING. CONFORM TO NMSA REQUIREMENTS.
58. SIGN - VAN ACCESSIBLE HANDICAP PARKING. CONFORM TO NMSA REQUIREMENTS.
59. SIGN - VISITOR PARKING
60. SIGN - RESERVED FOR A.P.D.
61. SIGN - RESERVED FOR EMERGENCY PERSONNEL
62. SIGN - RESERVED FOR MEDICAL PERSONNEL
63. SIGN - ONE WAY (ARROW POINT RIGHT)
64. SIGN - RESERVED FOR KITCHEN STAFF
65. SIGN - ENTER
66. SIGN - AUTHORIZED PERSONNEL ONLY
67. SIGN - DO NOT ENTER (COORDINATE WITH ASPHALT STRIPING)
68. SIGN - AUTHORIZED PERSONNEL ONLY
69. 1 1/2" O.D. STANDARD STEEL TUBING
70. SIGN ON EXPOSED 18 GA. S.S.- NMBC APPROVED.
71. 1"x2"x1/8" STEEL TABS WELDED TO PIPE.
72. CONCRETE FOOTING AS INDICATED.
73. NELSON STUD.
74. SIGN - MOTORCYCLE PARKING ONLY
75. not used
76. not used
77. BLACK STRIPING ON LIGHT CONCRETE SPEED TABLE AS INDICATED.
78. not used
79. not used
80. not used
81. ELECTRICAL STUB OUT FOR FUTURE MARQUEE SIGN
82. SIGN - PARENT DROP-OFF/PICK-UP
83. not used
84. SIGN - FIRE LANE/NO PARKING
85. NEW VEHICLE GATE. SEE GATE SCHEDULE AS-204.
86. not used
87. not used
88. not used
89. not used
90. not used



LEGEND

- ASPHALT PAVING
- CONCRETE PAVING
- LANDSCAPED AREA



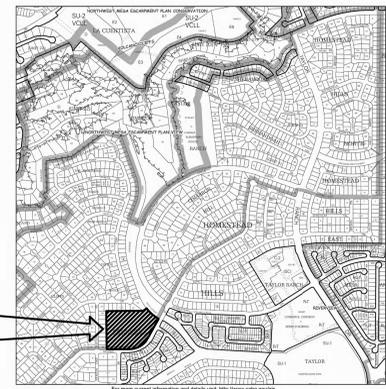
B1 TRAFFIC CIRCULATION LAYOUT 1"=30'-0"

PARKING ANALYSIS

REQUIRED FOR ELEMENTARY SCHOOL (14-16-3-1.28): ONE SPACE FOR EACH EMPLOYEE
 CURRENT NUMBER OF STAFF: 60
 REQUIRED NUMBER OF SPACES: 60
 REQUIRED NUMBER OF DISABLED SPACES: 4 (FOR 51-100 SPACES)
 REQUIRED NUMBER OF BICYCLE SPACES: 30 (1 PER 20 STUDENTS)
 REQUIRED NUMBER OF MOTORCYCLE SPACES: 3 (FOR 21-100 SPACES)

| | PARKING | DISABLED | BICYCLES | MOTORCYCLE |
|----------|---------|-----------|----------|------------|
| REQUIRED | 60 | 4 | 30 | 3 |
| PROVIDED | 118 | 8 (2 VAN) | 30 | 3 |

NOTE: ALL DRIVEWAYS AND ADA SIDEWALKS & PATHWAYS IN THE CITY RIGHT-OF-WAY WERE REVIEWED ON-SITE BY JEANNE WOLFENBERGER, CoA, 5/21/2015. ALL DEFICIENCIES HAVE BEEN ADDRESSED AND ALL MEET CURRENT CODE.



PROPERTY INFORMATION

PROPERTY ADDRESS: 5701 MOJAVE STREET NE ALBUQUERQUE, NM 87120
 ZONING: R-1
 ZONE MAP PAGE: D-11-2



SIMMS TOWER STUDIO 850 400 GOLD AVENUE SW ALBUQUERQUE, NEW MEXICO 87102
 G. DONALD DUDLEY AIA ARCHITECT ARCHITECTURE • INTERIORS • PLANNING AIA • NCARB • LEED AP



ALBUQUERQUE PUBLIC SCHOOLS Expect Great Things!



MARIE HUGHES ELEMENTARY SCHOOL 5701 Mojave St, NW Albuquerque, NM 87120

| MARK | DATE | DESCRIPTION |
|------|------|-------------|
| | | |
| | | |

GDDA PROJECT NO: 13-004

DATE: 08.10.2015

DRAWN BY: dd, sj, rh, ct

CHECKED BY: gdd/rjh

SET NO:

SHEET TITLE: T C L

T C L