

# CITY OF ALBUQUERQUE



August 27, 2018

Scott C. Anderson  
4419 4<sup>th</sup> St NW  
Albuquerque, NM 87107

**Re: SF Towing Office**  
**7901 Jacs Ln NE**  
**Traffic Circulation Layout**  
Engineer's/Architect's Stamp **06-21-18** (D16 - D002A7)

Dear Mr. Anderson,

The TCL submittal received 08 – 29 - 18 is approved for Building Permit. A copy of the stamped and signed plan will be needed for each of the building permit plans. Please keep the original to be used for certification of the site for final C.O. for Transportation.

When the site construction is completed and a Certificate of Occupancy (C.O.) is requested, use the original City stamped approved TCL for certification. Redline any minor changes and adjustments that were made in the field. A NM registered architect or engineer must stamp, sign, and date the certification TCL along with indicating that the development was built in "substantial compliance" with the TCL. Submit this certification TCL with a completed Drainage and Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation.

Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

Sincerely,

Mojgan Maadandar  
Senior Engineer, Planning Dept.  
Development Review Services

MM via: email  
C: File



# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6 2018)

Project Title: SF Towing Building Permit #: 2018-22385 Hydrology File #: D16D00217

DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ Work Order#: \_\_\_\_\_

Legal Description: ~~2018-22385~~ Lot 9 Blue Sky Business Park

City Address: 7901 JACS LN NE

Applicant: Scott Anderson Contact: \_\_\_\_\_

Address: 4419 4th NW Ste B

Phone#: 401 7575 Fax#: \_\_\_\_\_ E-mail: andersonscottc@comcast.net

Other Contact: \_\_\_\_\_ Contact: \_\_\_\_\_

Address: \_\_\_\_\_

Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

TYPE OF DEVELOPMENT: \_\_\_\_\_ PLAT (# of lots) \_\_\_\_\_ RESIDENCE \_\_\_\_\_ DRB SITE \_\_\_\_\_ ADMIN SITE

IS THIS A RESUBMITTAL? \_\_\_\_\_ Yes ☒ No

DEPARTMENT \_\_\_\_\_ TRANSPORTATION \_\_\_\_\_ HYDROLOGY/DRAINAGE

Check all that Apply:

### TYPE OF SUBMITTAL:

\_\_\_\_ ENGINEER/ARCHITECT CERTIFICATION

\_\_\_\_ PAD CERTIFICATION

\_\_\_\_ CONCEPTUAL G & D PLAN

\_\_\_\_ GRADING PLAN

\_\_\_\_ DRAINAGE REPORT

\_\_\_\_ DRAINAGE MASTER PLAN

\_\_\_\_ FLOODPLAIN DEVELOPMENT PERMIT APPLIC

\_\_\_\_ ELEVATION CERTIFICATE

\_\_\_\_ CLOMR/LOMR

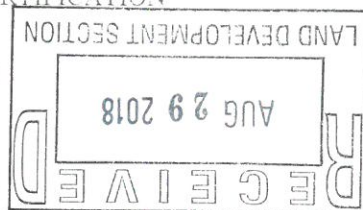
☒ TRAFFIC CIRCULATION LAYOUT (TCL)

\_\_\_\_ TRAFFIC IMPACT STUDY (TIS)

\_\_\_\_ STREET LIGHT LAYOUT

\_\_\_\_ OTHER (SPECIFY) \_\_\_\_\_

\_\_\_\_ PRE-DESIGN MEETING?



### TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

\_\_\_\_ BUILDING PERMIT APPROVAL

\_\_\_\_ CERTIFICATE OF OCCUPANCY

\_\_\_\_ PRELIMINARY PLAT APPROVAL

\_\_\_\_ SITE PLAN FOR SUB'D APPROVAL

\_\_\_\_ SITE PLAN FOR BLDG. PERMIT APPROVAL

\_\_\_\_ FINAL PLAT APPROVAL

\_\_\_\_ SIA/ RELEASE OF FINANCIAL GUARANTEE

\_\_\_\_ FOUNDATION PERMIT APPROVAL

\_\_\_\_ GRADING PERMIT APPROVAL

\_\_\_\_ SO-19 APPROVAL

\_\_\_\_ PAVING PERMIT APPROVAL

\_\_\_\_ GRADING/ PAD CERTIFICATION

\_\_\_\_ WORK ORDER APPROVAL

\_\_\_\_ CLOMR/LOMR

\_\_\_\_ FLOODPLAIN DEVELOPMENT PERMIT

\_\_\_\_ OTHER (SPECIFY) \_\_\_\_\_

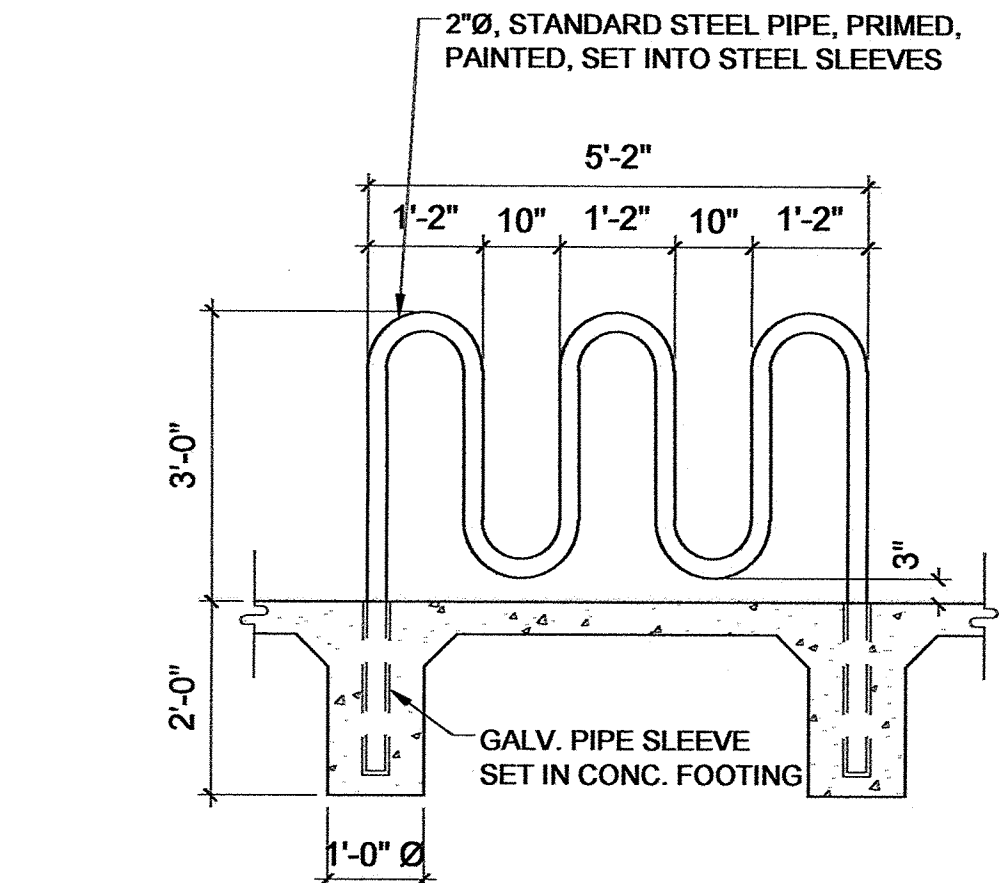
DATE SUBMITTED: 8/29/18 By: [Signature]

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: \_\_\_\_\_

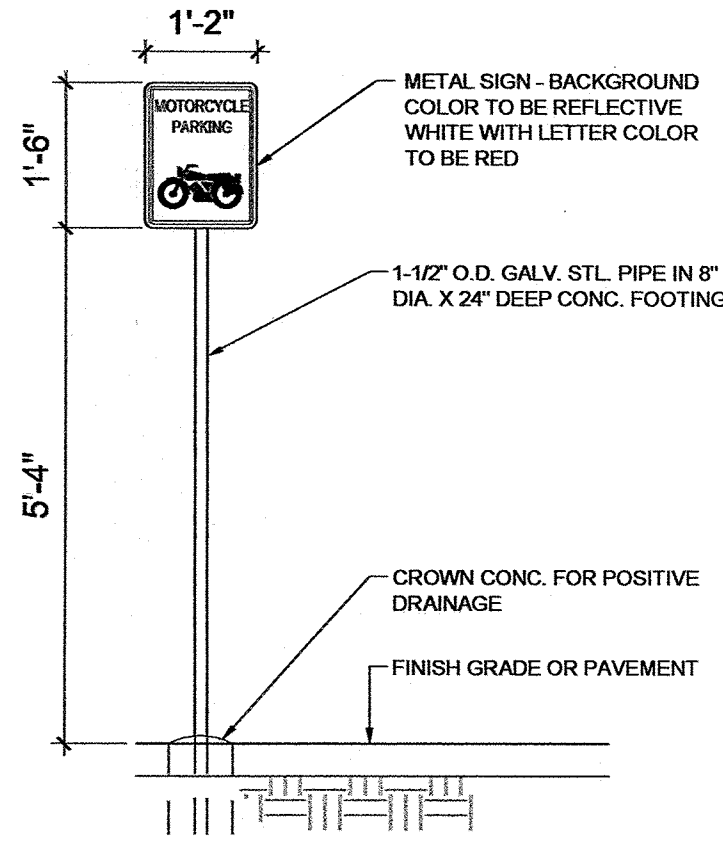
FEE PAID: \_\_\_\_\_





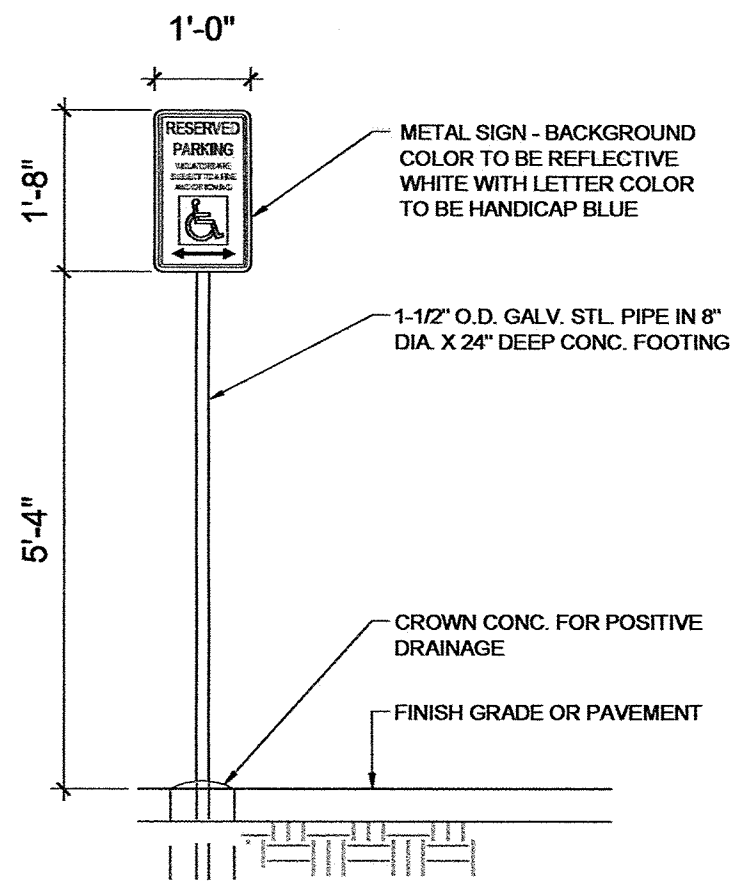
BIKE RACK

SCALE: 1/2" = 1'-0"



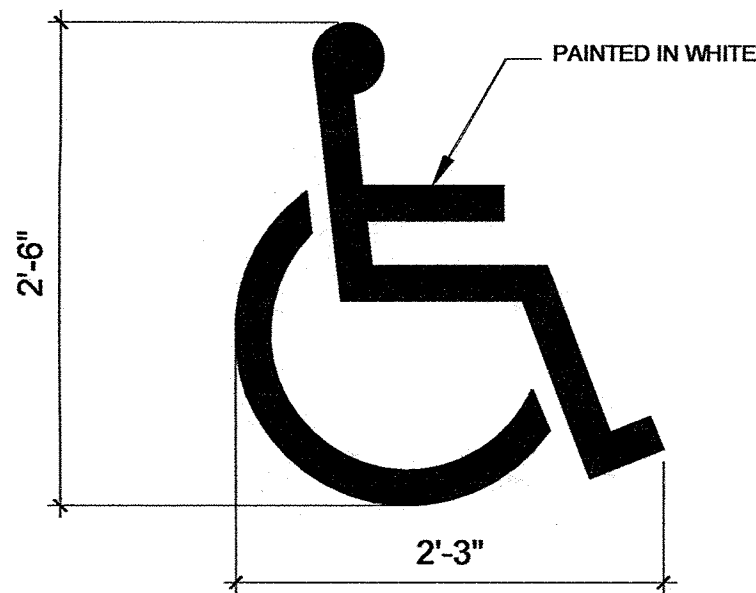
MOTORCYCLE SIGN

SCALE: 1/2" = 1'-0"



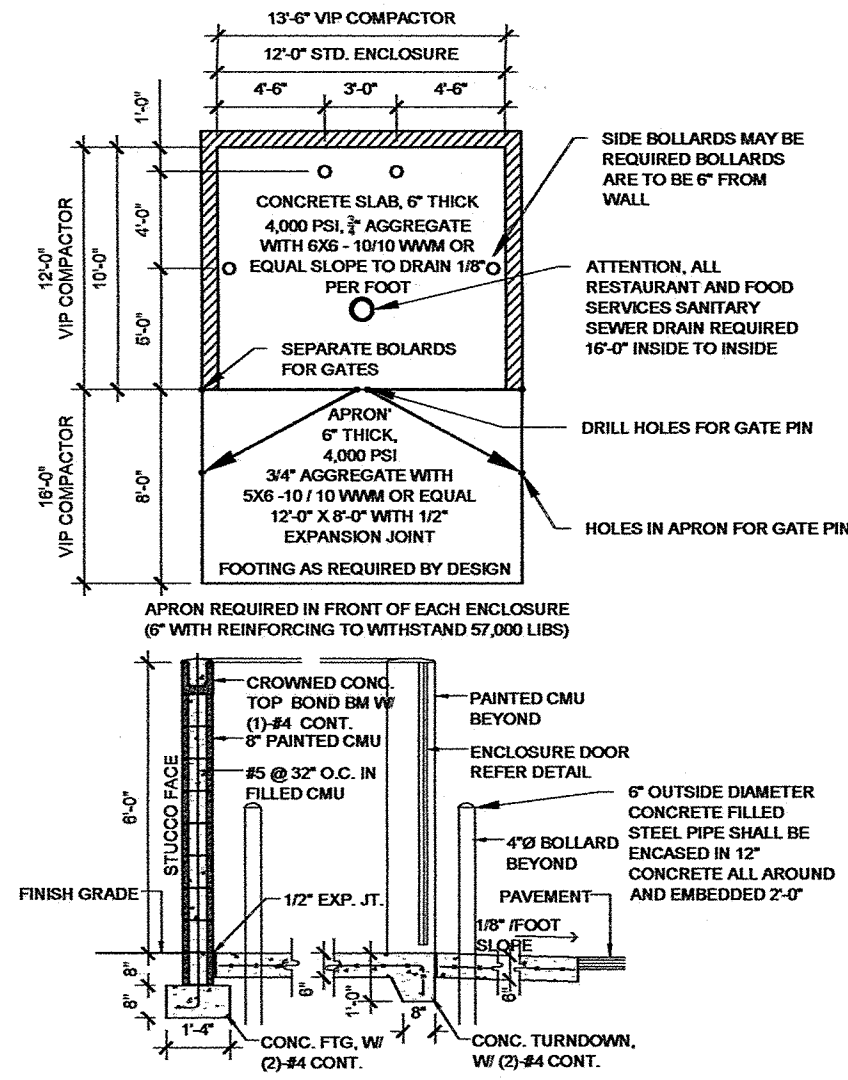
HC SIGN

SCALE: 1/2" = 1'-0"



HC PAVEMENT MARKING

SCALE: NTS



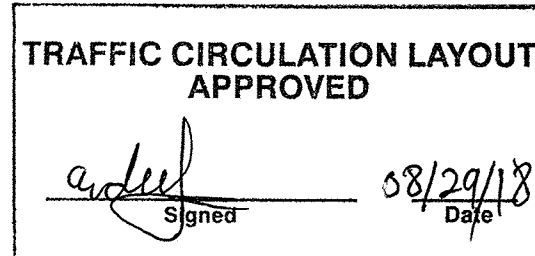
TRASH ENCLOSURE

SCALE: 1/8" = 1'-0"

TRAFFIC CIRCULATION LAYOUT

SCALE: 1" = 20'-0"

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



GENERAL NOTES

- CONTRACTOR TO COORDINATE LOCATION OF ALL UTILITY ENTRANCES INCLUDING BUT NOT LIMITED TO SANITARY SEWER, STORM SEWER, DOMESTIC WATER SERVICE, FIRE PROTECTION WATER SERVICE, ELECTRICAL AND TELEPHONE SERVICE. CONTRACTOR TO COORDINATE LOCATIONS IN SUCH A MANNER TO ASSURE PROPER DEPTHS ARE ACHIEVED, AS WELL AS COORDINATE WITH ANY UTILITY COMPANIES FOR APPROVED LOCATIONS AND SCHEDULING OF CONNECTION TO THEIR FACILITIES.
- CONSTRUCTION SHALL COMPLY WITH ALL GOVERNING CODES AND BE CONSTRUCTED TO SAME.
- CONTRACTOR SHALL FOLLOW ALL LOCAL, TRIBAL, STATE AND FEDERAL REGULATIONS IN DISPOSING OF DEMOLISHED MATERIALS REMOVED FROM THIS SITE.
- REPAIR UTILITY TRENCHES AND FINISH GRADE FOR DRAINAGE.
- THE CONTRACTOR SHALL CONFORM TO ALL TRIBAL, STATE AND FEDERAL DUST AND EROSION CONTROL REGULATIONS. THE CONTRACTOR SHALL PREPARE AND OBTAIN ANY NECESSARY DUST OR EROSION CONTROL PERMITS FORM REGULATORY AGENCIES.
- THE CONTRACTOR SHALL PROMPTLY REMOVE ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT OF WAY TO KEEP IT FROM WASHING OFF THE PROJECT SITE.
- THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE SITE ON TO OTHER PROPERTIES BY CONSTRUCTING TEMPORARY EROSION CONTROL BERMS OR INSTALLING SILT FENCES AND WETTING THE SOIL TO KEEP IT FROM BLOWING.
- WATERING, AS REQUIRED FOR CONSTRUCTION AND DUST CONTROL SHALL BE CONSIDERED INCIDENTAL TO CONSTRUCTION AND NO MEASUREMENT OF PAYMENT SHALL BE MADE THEREFOR. CONSTRUCTION AREAS SHALL BE WATERED FOR DUST CONTROL IN COMPLIANCE WITH GOVERNMENT ORDINANCES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND SUPPLYING WATER AS REQUIRED.
- THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE REGULATIONS CONCERNING CONSTRUCTION NOISE AND HOURS OF OPERATION.

SITE ANALYSIS DATA

LOT 9 BLUE SKY BUSINESS PARK

UPC: 101606343442910224

ZONE ATLAS PAGE: D-16

ZONING: NR-GM

SETBACKS & HEIGHT PER TABLE 5-1-3:

FRONT = 5 FT

SIDE = 0 FT

REAR = 0 FT

HEIGHT = 65 FT

USE: PERSONAL AND BUSINESS SERVICES, SMALL

PARKING PER TABLE 5-5-1:

4 SPACES / 1,000 SF GFA

2,400 SF OFFICE & STORAGE / 250 SF = 9.6 SPACES REQUIRED

SPACES PROVIDED =

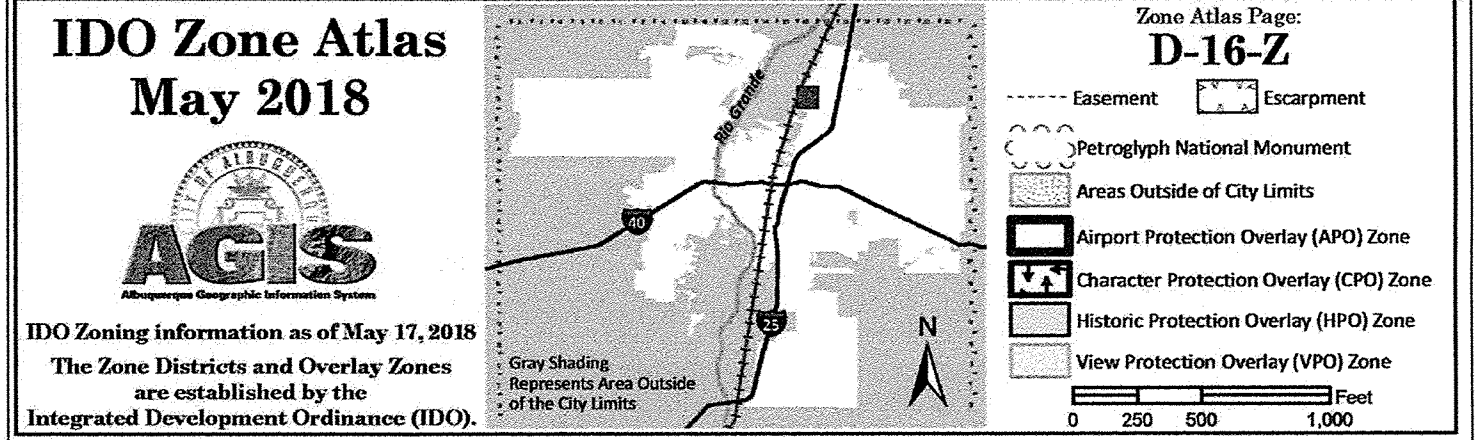
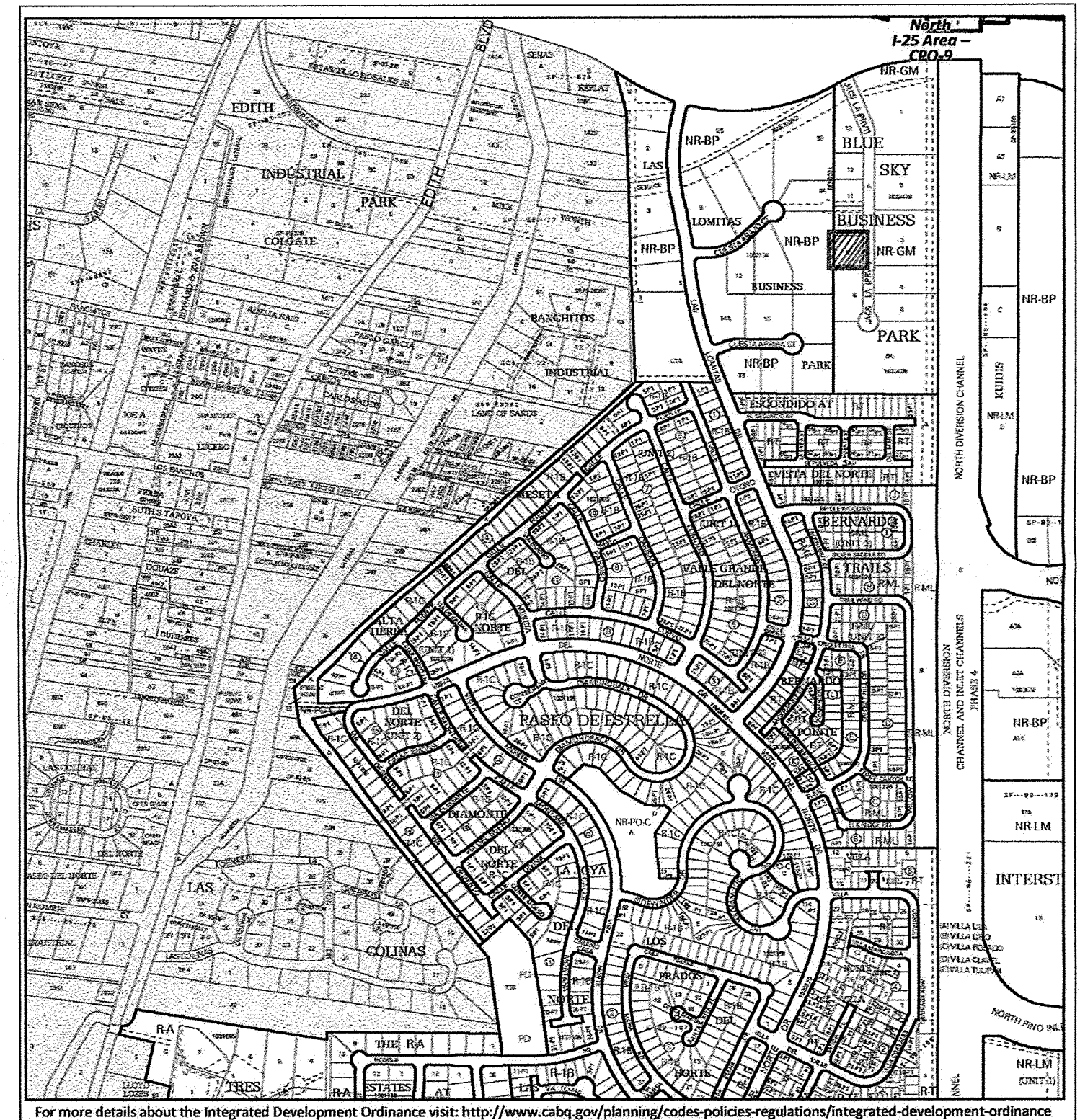
DISABLED SPACES = 1 (INCLUDED IN TOTAL PARKING COUNT)

MOTORCYCLE PARKING PER TABLE 5-5-4:

1-25 TOTAL PARKING SPACES = 1 MC SPACE

BICYCLE PARKING PER TABLE 5-5-5:

NON-RESIDENTIAL = 3 SPACES



<p>SCOTT C. ANDERSON &amp; associates architects</p> <p>7004 RIO PENASCO NW ALBUQUERQUE, NM 87120 760.999.0000 scott@scottcanderson.com</p>		
<p>SANTA FE TOWING OFFICE</p> <p>7901 JACS LN</p> <p>ALBUQUERQUE NM, 87113</p>		
<p>RECEIVED</p> <p>AUG 29 2018</p> <p>LAND DEVELOPMENT SECTION</p>		
<p>DRAWING TITLE</p> <p><b>TRAFFIC CIRCULATION LAYOUT</b></p>		
<p>SEAL</p> <p>STATE OF NEW MEXICO</p> <p>SCOTT C. ANDERSON</p> <p>NO. 4341</p> <p>6/21/18</p> <p>REGISTERED ARCHITECT</p>	<p>DESIGNED</p> <p>DRAWN</p> <p>CHECKED</p> <p>REVIEWED</p> <p>DATE 6/21/18</p>	<p>PROJECT NO</p> <p>SCALE</p> <p>DRAWING NO</p> <p><b>TCL</b></p> <p>OF</p>