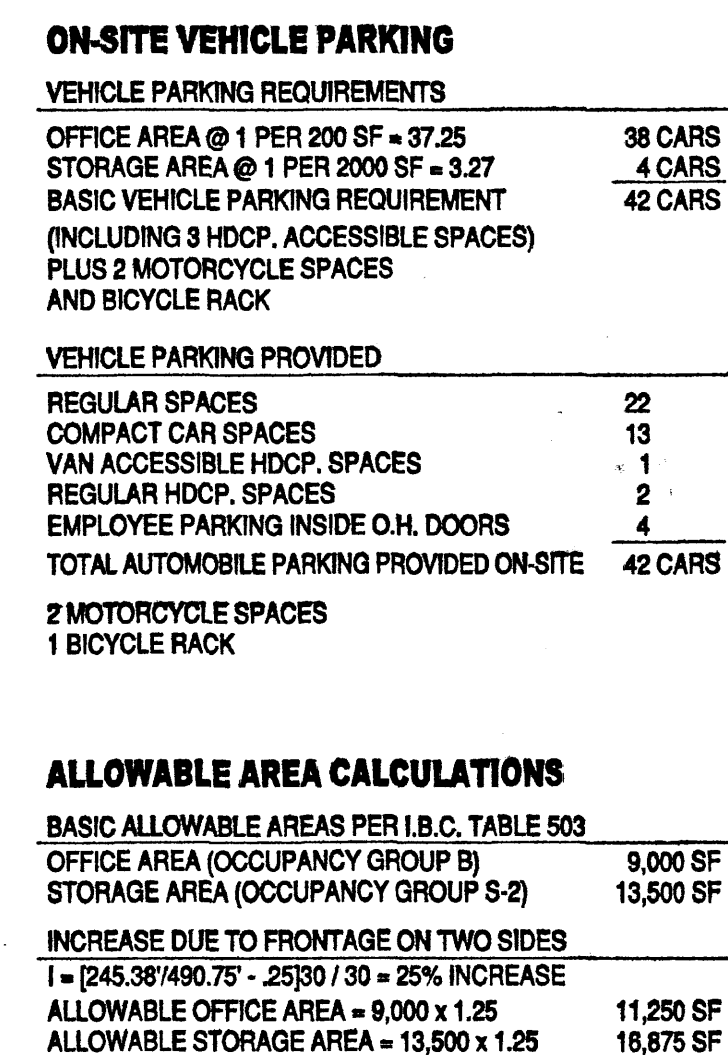
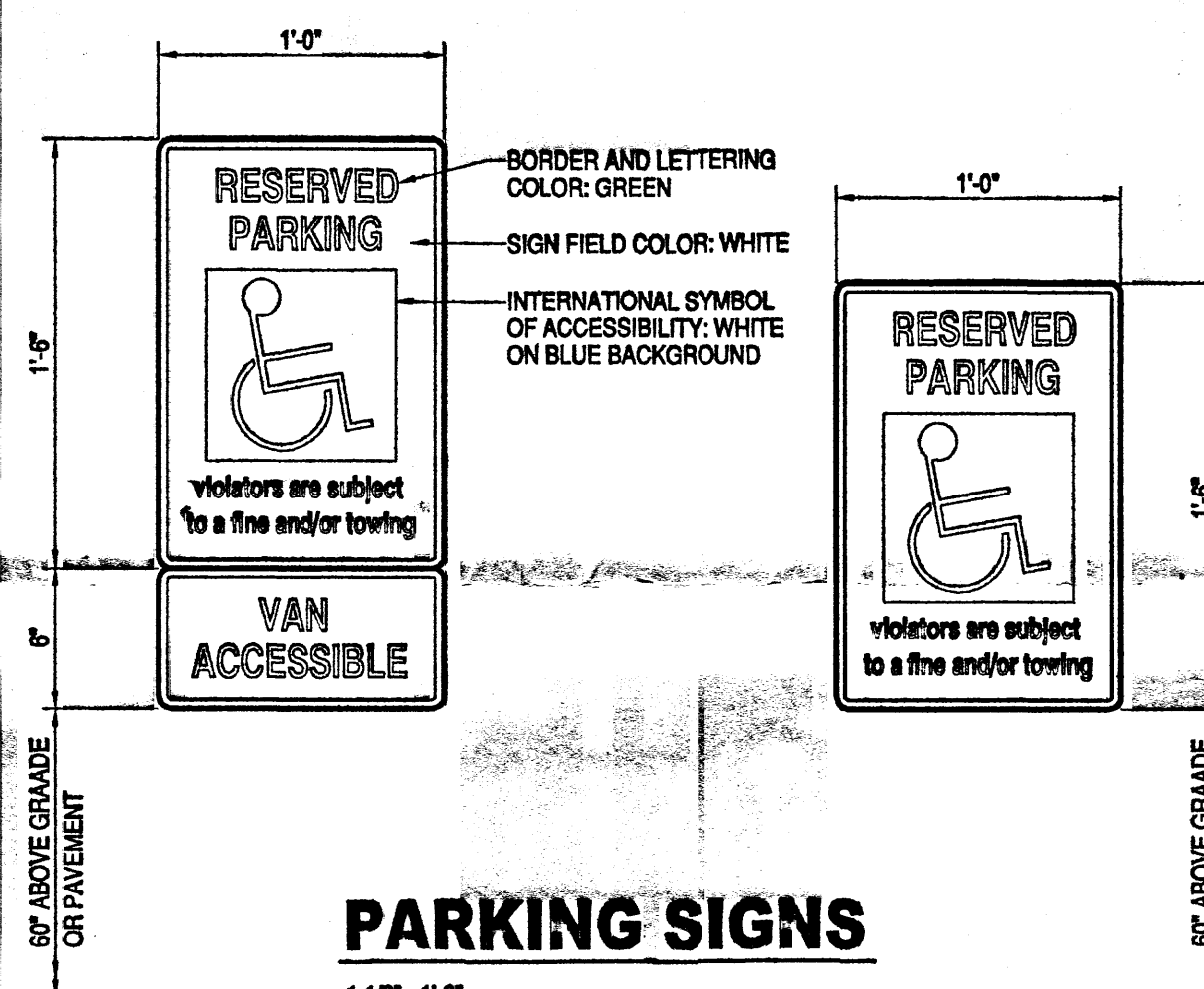


TRAFFIC CIRCULATION LAYOUT
APPROVED

Permit 2/11
Signed Date



STREET ADDRESS:
3820 ACADEMY PARKWAY NORTH NE, ALBUQUERQUE NM

LEGAL DESCRIPTION:
LOT B-4, BLOCK B, INTERSTATE INDUSTRIAL PARK

ZONE ATLAS PAGE: E-17

ZONING CLASSIFICATION: M-1

PROJECT DESCRIPTION:
REPAIR AND REMODEL OF EXISTING OFFICE/WAREHOUSE B. THE WORK INCLUDES NEW PARTITION WALLS, ROOM FAN OVERHEAD DOORS, HVAC SYSTEMS, ELECTRICAL SYSTEM LIGHTING, PLUMBING PIPING AND FIXTURES. SITE WORK CONCRETE PEDESTRIAN WALK AND DRIVE PAD, AND PARK LOT STRIPING.

SITE AREA: 0.8240 AC

TOTAL BUILDING AREA: 13,983 SF

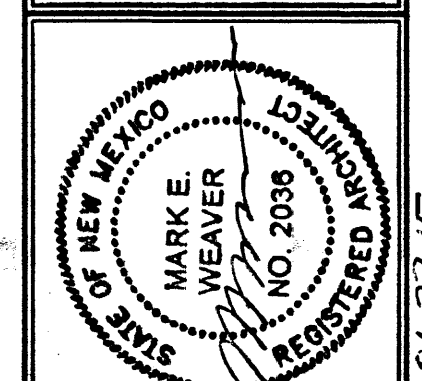
CONSTRUCTION TYPE: V-B

SEISMIC DESIGN CATEGORY: D

OCCUPANCY CLASSIFICATION:
7,449 SF OFFICE AREA: B
6,534 SF STORAGE AREA: S-2

OCCUPANT LOAD CALCULATION:
OFFICE AREA 7,449 SF / 100 = 75 OCCUPANTS
STORAGE AREA 6,534 SF / 500 = 14 OCCUPANTS
TOTAL OCCUPANT LOAD = 89

SHEET NUMBER
TCL
1 OF 1

mark weaver
architecture + design

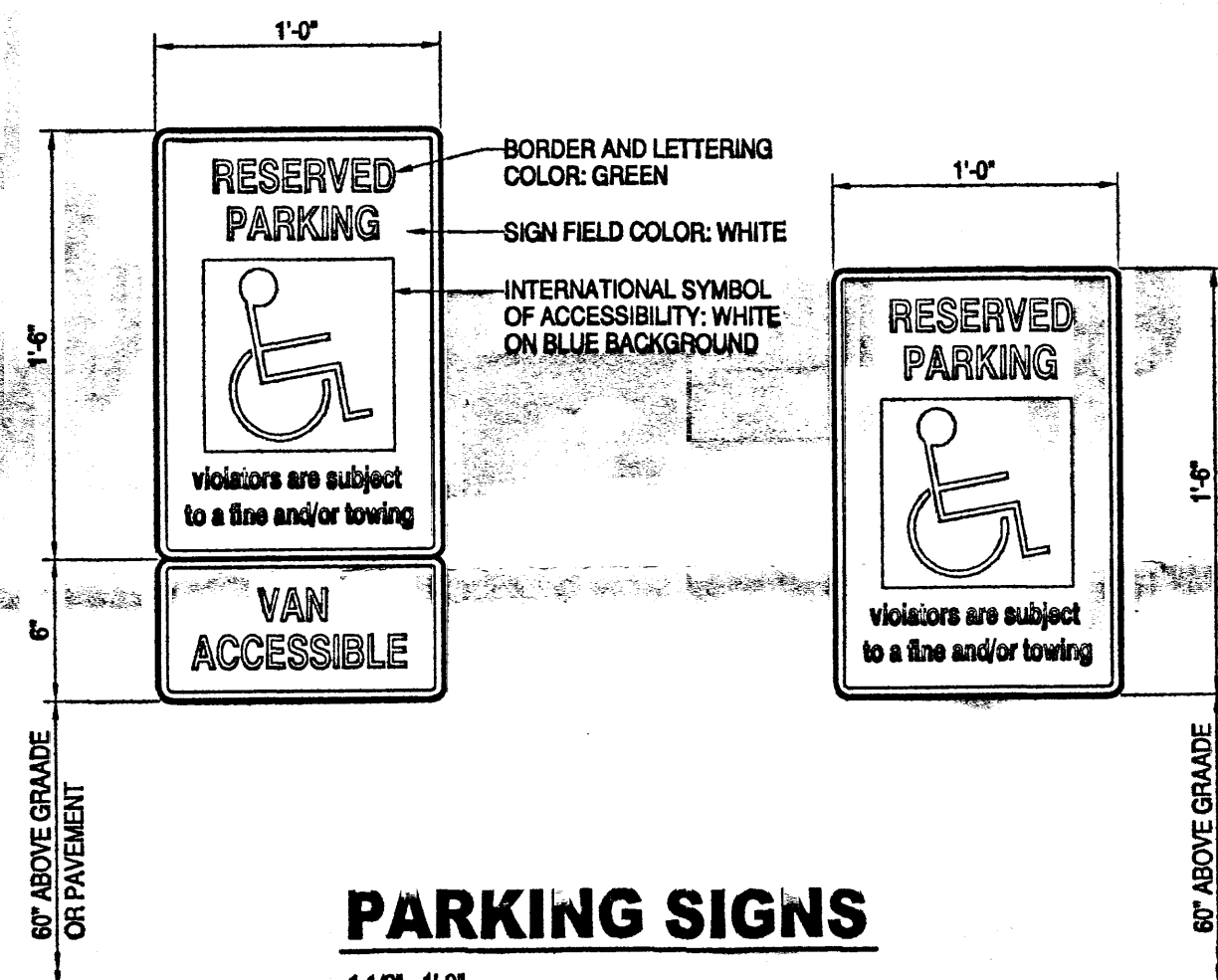
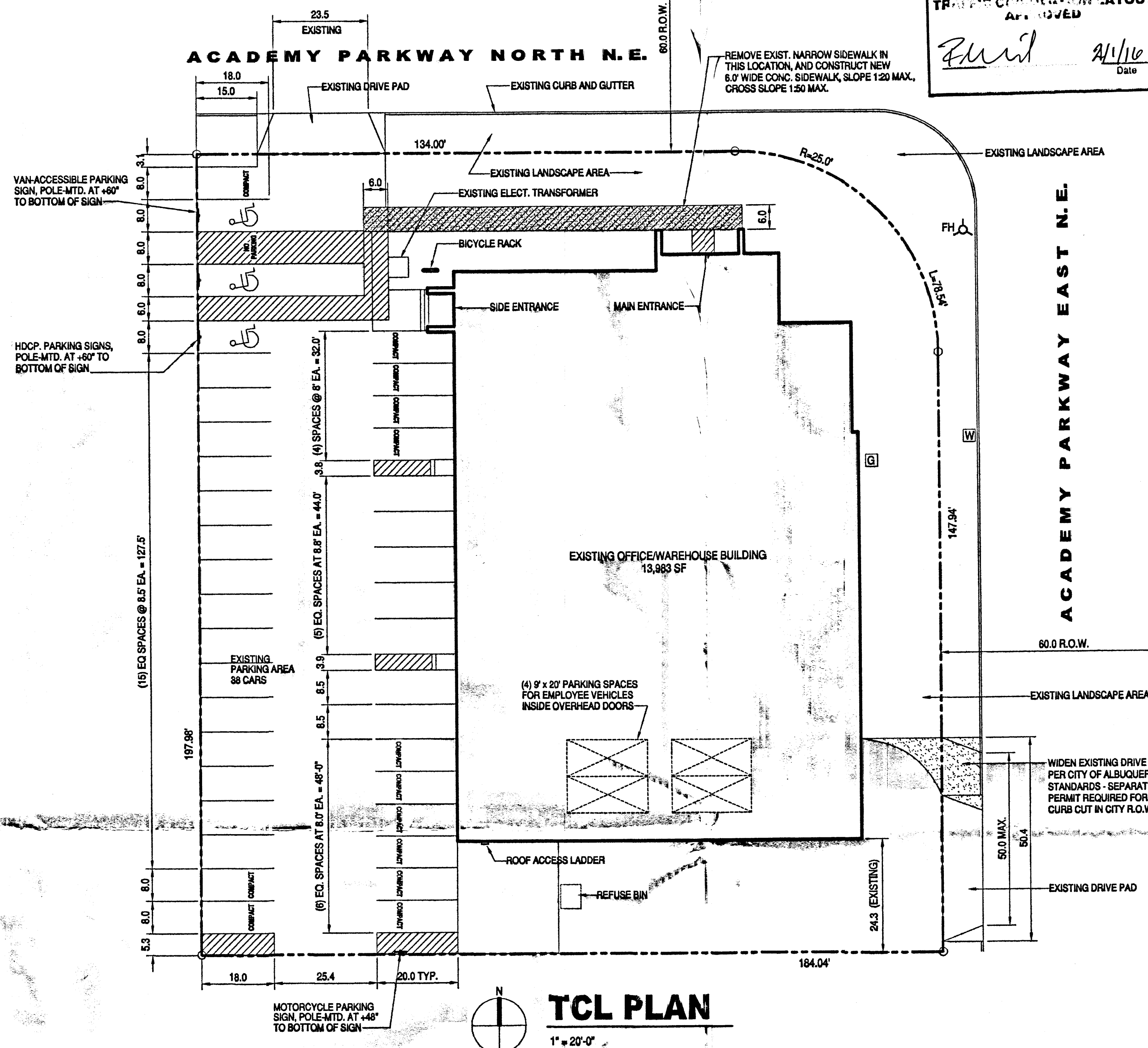
DATE: 01-26-15

THE ARCHITECT AND HIS CONSULTANTS RETAIN OWNERSHIP OF THESE DRAWINGS AND THE DESIGNS DEPICTED HEREIN. THE CLIENT IS GRANTED A NON-EXCLUSIVE LICENSE TO USE THESE DOCUMENTS FOR THE PURPOSE OF CONSTRUCTING, USING, AND MAINTAINING THE PROJECT. COPYING OR USING THESE DRAWINGS WITHOUT THE PERMISSION OF THE ARCHITECT IS AN INFRINGEMENT OF COPYRIGHT.

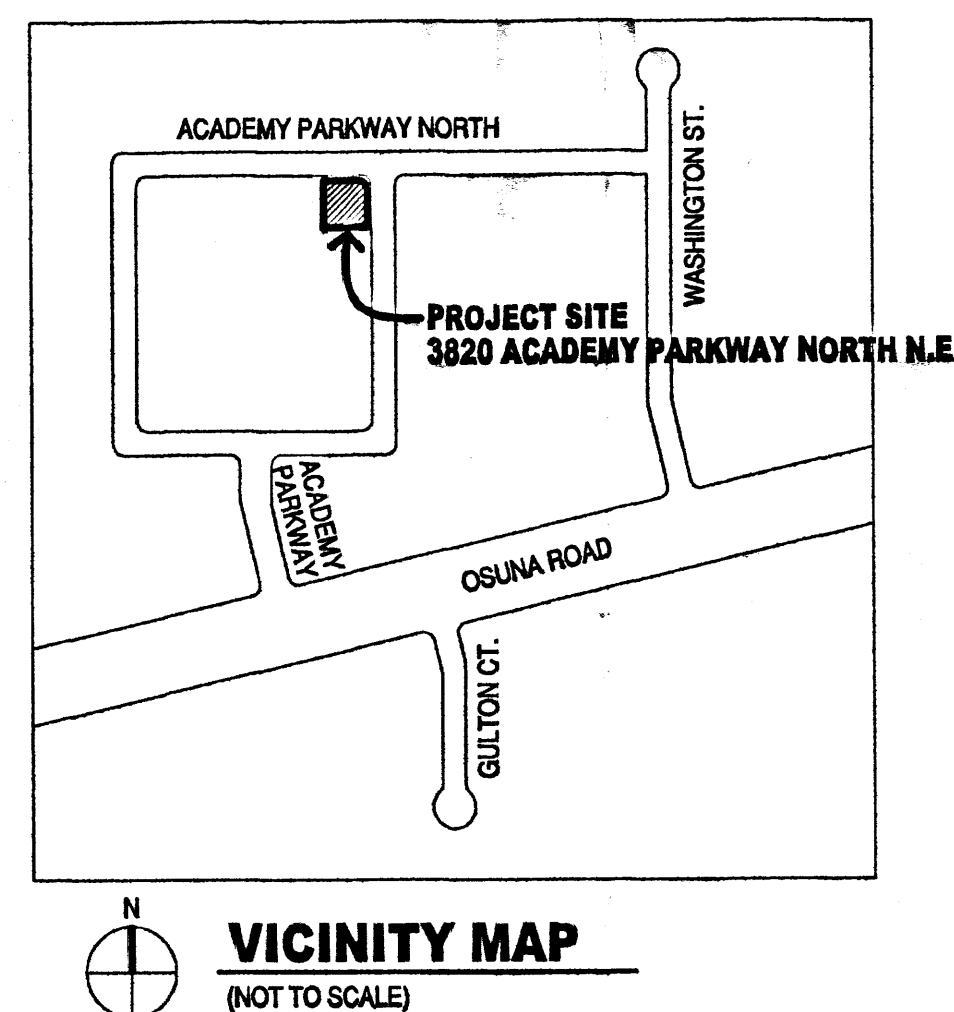
[illegible]

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

TRAILER CIRCULATION LAYOUT
APPROVED
Emil 2/1/16
Date



PARKING SIGNS
1 1/2" = 1'-0"



ON-SITE VEHICLE PARKING

VEHICLE PARKING REQUIREMENTS

OFFICE AREA @ 1 PER 200 SF = 37.25	38 CARS
STORAGE AREA @ 1 PER 2000 SF = 3.27	4 CARS
BASIC VEHICLE PARKING REQUIREMENT	42 CARS
(INCLUDING 3 HDOP, ACCESSIBLE SPACES)	
PLUS 2 MOTORCYCLE SPACES	
AND BICYCLE RACK	

VEHICLE PARKING PROVIDED

REGULAR SPACES	22
COMPACT CAR SPACES	13
VAN ACCESSIBLE HDOP, SPACES	1
REGULAR HDOP, SPACES	2
EMPLOYEE PARKING INSIDE O.H. DOORS	4
TOTAL AUTOMOBILE PARKING PROVIDED ON-SITE	42 CARS
2 MOTORCYCLE SPACES	
1 BICYCLE RACK	

ALLOWABLE AREA CALCULATIONS

BASIC ALLOWABLE AREAS PER I.B.C. TABLE 503	
OFFICE AREA (OCCUPANCY GROUP B)	9,000 SF
STORAGE AREA (OCCUPANCY GROUP S-2)	13,500 SF
INCREASE DUE TO FRONTAGE ON TWO SIDES	
1 = $245.38 / 490.75 \times 2530 / 30 = 25\%$ INCREASE	
ALLOWABLE OFFICE AREA = $9,000 \times 1.25$	11,250 SF
ALLOWABLE STORAGE AREA = $13,500 \times 1.25$	16,875 SF

PROJECT DATA

STREET ADDRESS:
3820 ACADEMY PARKWAY NORTH NE, ALBUQUERQUE NM

LEGAL DESCRIPTION:
LOT B-4, BLOCK B, INTERSTATE INDUSTRIAL PARK

ZONE ATLAS PAGE: E-17

ZONING CLASSIFICATION: M-1

PROJECT DESCRIPTION:
INTERIOR REMODEL OF EXISTING OFFICE/WAREHOUSE BUILDING. THE WORK INCLUDES NEW PARTITION WALLS, ROOM FINISHES, OVERHEAD DOORS, HVAC SYSTEMS, ELECTRICAL SYSTEMS AND LIGHTING, PLUMBING PIPING AND FIXTURES. SITE WORK INCLUDES CONCRETE PEDESTRIAN WALK AND DRIVE PAD, AND PARKING LOT STRIPING.

SITE AREA: 0.8240 AC

TOTAL BUILDING AREA: 13,883 SF

CONSTRUCTION TYPE: V-B

SEISMIC DESIGN CATEGORY: D

OCCUPANCY CLASSIFICATION:

7,449 SF OFFICE AREA: B

6,534 SF STORAGE AREA: S-2

OCCUPANT LOAD CALCULATION:

OFFICE AREA $7,449 \text{ SF} / 100 = 75$ OCCUPANTS

STORAGE AREA $6,534 \text{ SF} / 500 = 14$ OCCUPANTS

TOTAL OCCUPANT LOAD = 89

INTERIOR TENANT REMODEL
3820 ACADEMY PARKWAY NORTH NE
ALBUQUERQUE, NEW MEXICO 87109

SHEET NUMBER

TCL

1 OF 1



6,534 SF STORAGE AREA: S-2
OCCUPANT LOAD CALCULATION:
OFFICE AREA 7,449 SF / 100 = 75 OCCUPANTS
STORAGE AREA 6,534 SF / 500 = 14 OCCUPANTS
TOTAL OCCUPANT LOAD = 89