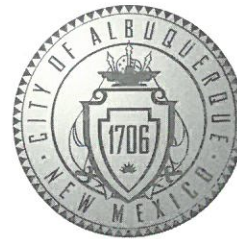


CITY OF ALBUQUERQUE



February 22, 2018

Simons Architecture
Joe Simons
P.O. Box 67408
Albuquerque, NM 87193

Re: Burger King
5508 4th St NW
Traffic Circulation Layout
Architect's Stamp dated 02-22-18 (F14-D055)

Dear Mr. Simons,

The TCL submittal received 01-29-17 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,

Logan Patz
Senior Engineer, Planning Department.
Development Review Services

LWP via: email
C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2016)

Project Title: BURGER KING Building Permit #: 201739444 Hydrology File #: F14D055
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: LOT 9-A LINDA VISTA ADDITION
City Address: 5508 4th ST NW

Applicant: SIMONS ARCHITECTURE Contact: JOE SIMONS
Address: P.O. Box 67408 ABQ. 87193
Phone#: 480-4796 Fax#: _____ E-mail: joe@simonsarchitecture.com

Other Contact: _____ Contact: _____
Address: _____
Phone#: _____ Fax#: _____ E-mail: _____

Check all that Apply:

DEPARTMENT:

☐ HYDROLOGY/ DRAINAGE
☒ TRAFFIC/ TRANSPORTATION

TYPE OF SUBMITTAL:

☐ ENGINEER/ARCHITECT CERTIFICATION
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR

☒ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ OTHER (SPECIFY) _____
☐ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

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

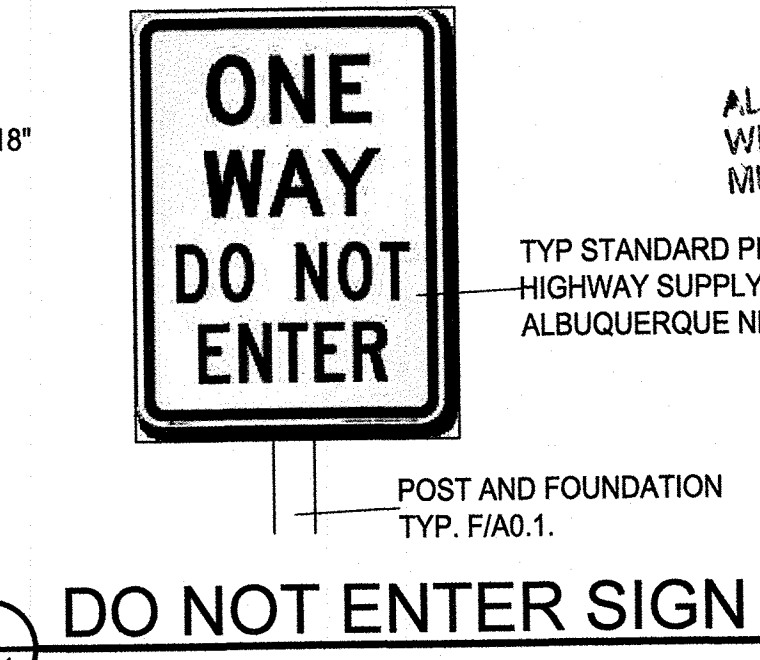
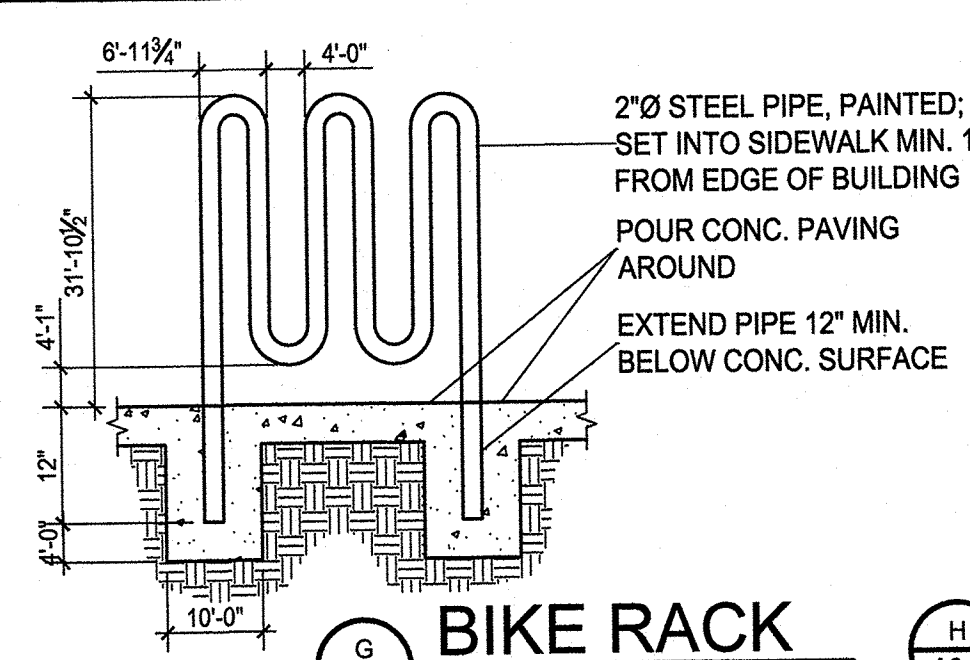
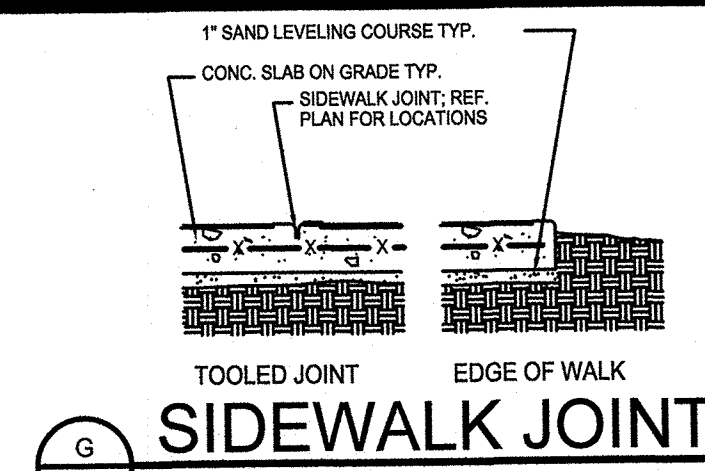
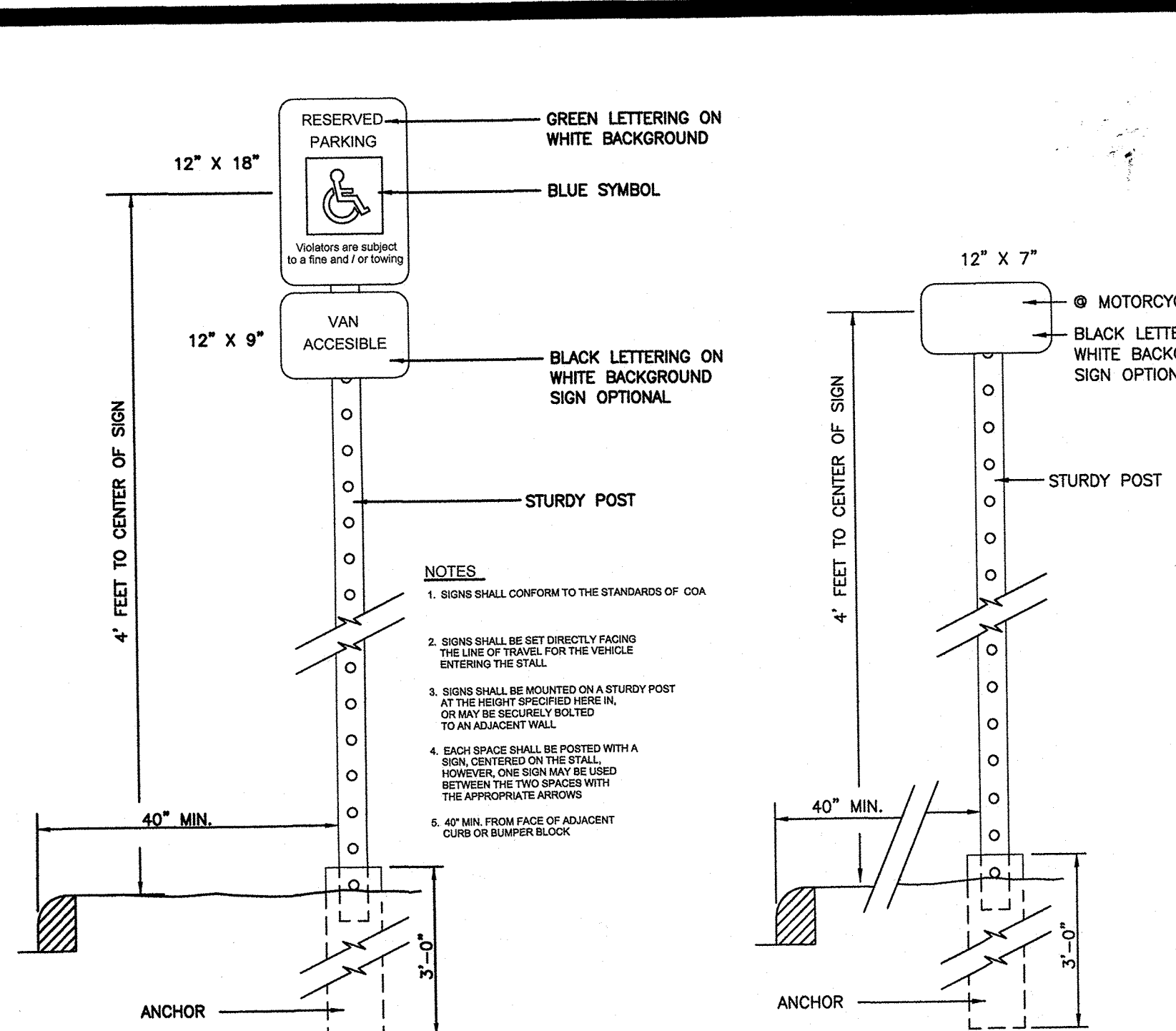
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 1.28.18 By: JOE SIMONS

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____

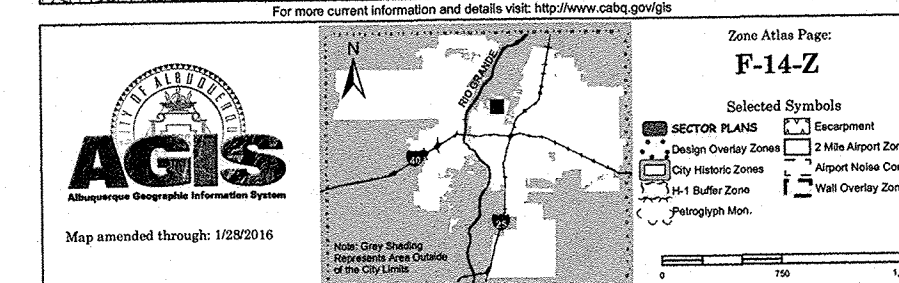
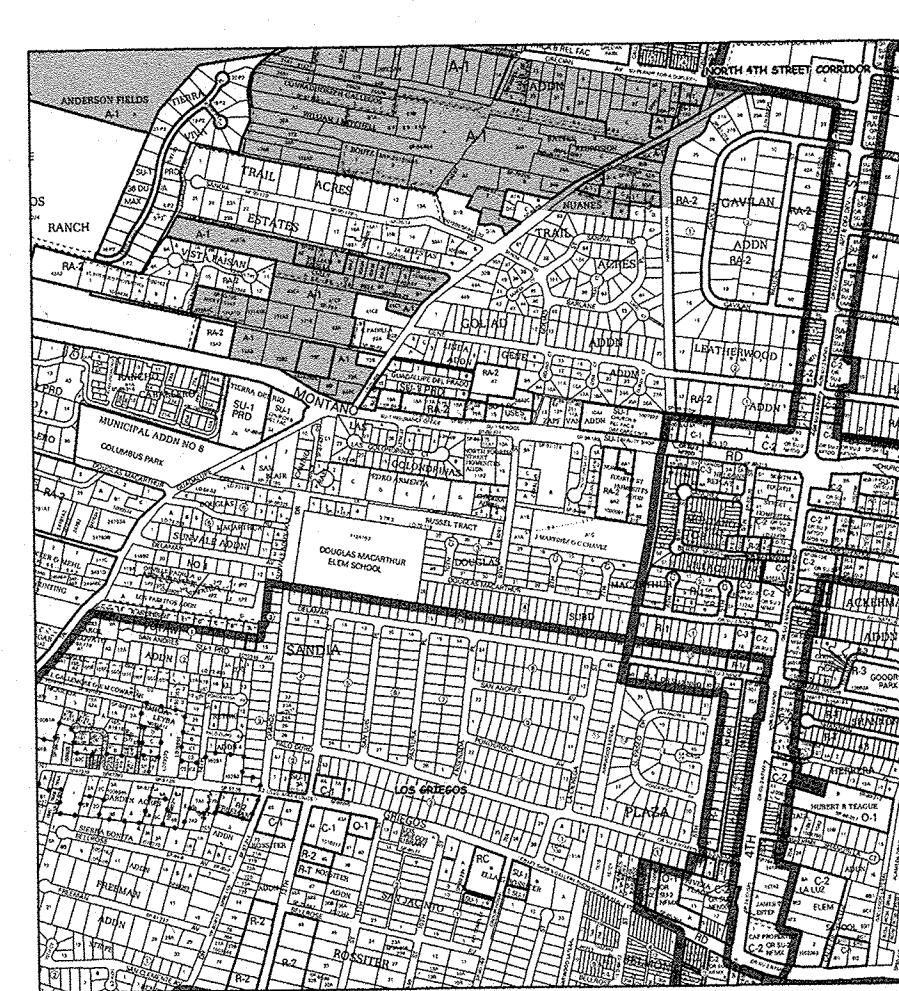


ALL WHITECHAIR MAPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

TYP STANDARD PER HIGHWAY SUPPLY ALBUQUERQUE NM.

TRAFFIC CIRCULATION LAYOUT APPROVED

Joseph F. Simons, Jr.
Signed Date 02-22-18



VICINITY MAP

LEGAL DESCRIPTION

LOT 9-A LINDA VISTA ADDITION
ALBUQUERQUE, NEW MEXICO
BERNALILLO COUNTY

SITE DATA

ZONING: SU-2 FOR C-2
ZONE ATLAS: F14
SITE SIZE: 31118.901 SQ. FT. (.692 AC.)
BUILDING SIZE / % OF SITE: 2,766 SQ. FT. / 8.89%

PARKING CALCULATIONS

EXISTING AND NEW BUILDING

BUILDING AREA: 2,766 S.F.
NUMBER OF SEATS: 42

PARKING CALCULATIONS:
4 SEATS/SPACE = 11 PARKING SPACES

TOTAL STANDARD PARKING PROVIDED = 22 SPACES
TOTAL H.C. PARKING REQUIRED = 2 SPACE
TOTAL H.C. PARKING PROVIDED = 2 SPACE
TOTAL MOTORCYCLE SPACES REQUIRED = 1 SPACE
TOTAL MOTORCYCLE SPACES PROVIDED = 2 SPACE
TOTAL PARKING PROVIDED = 25 SPACES

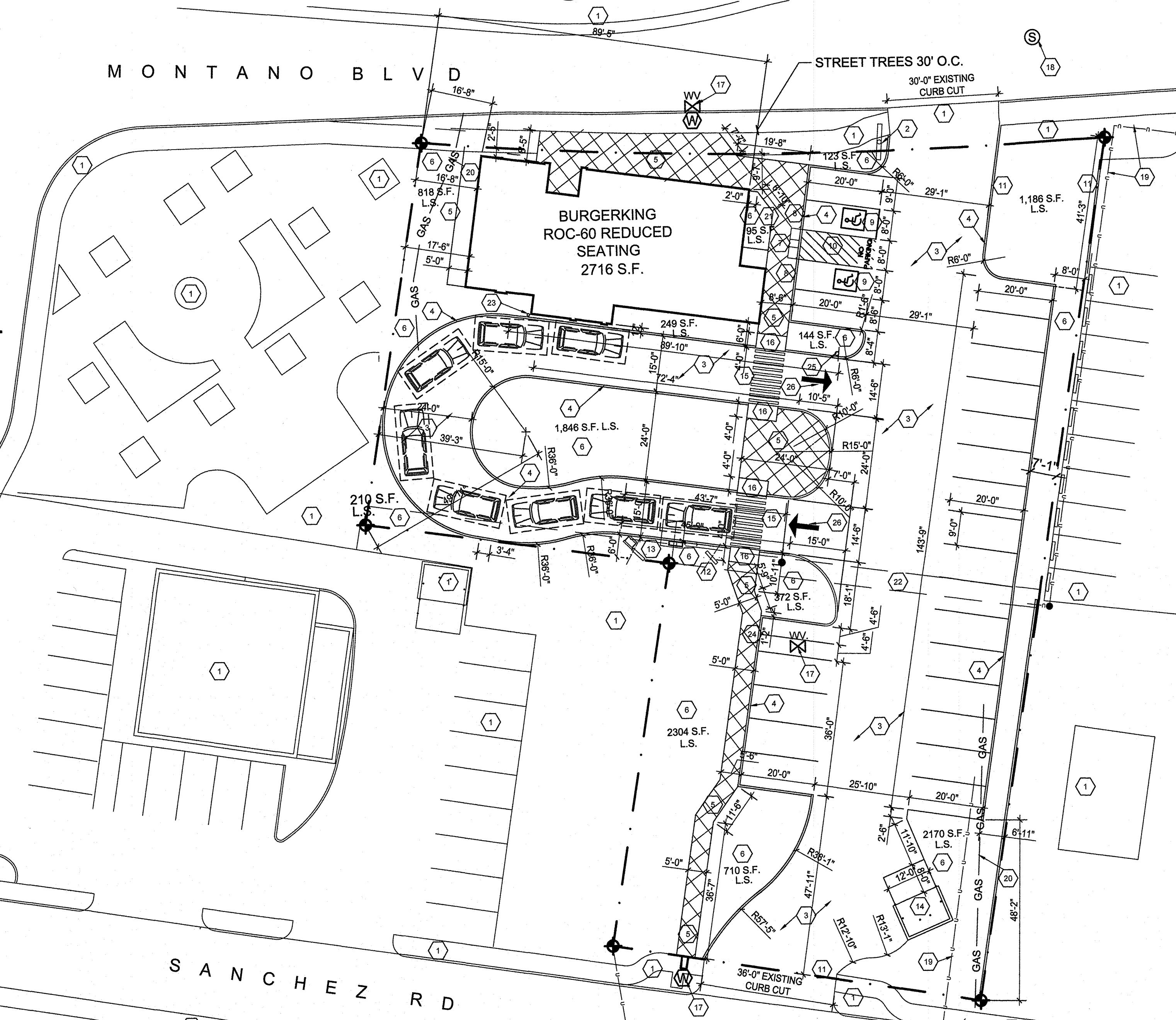
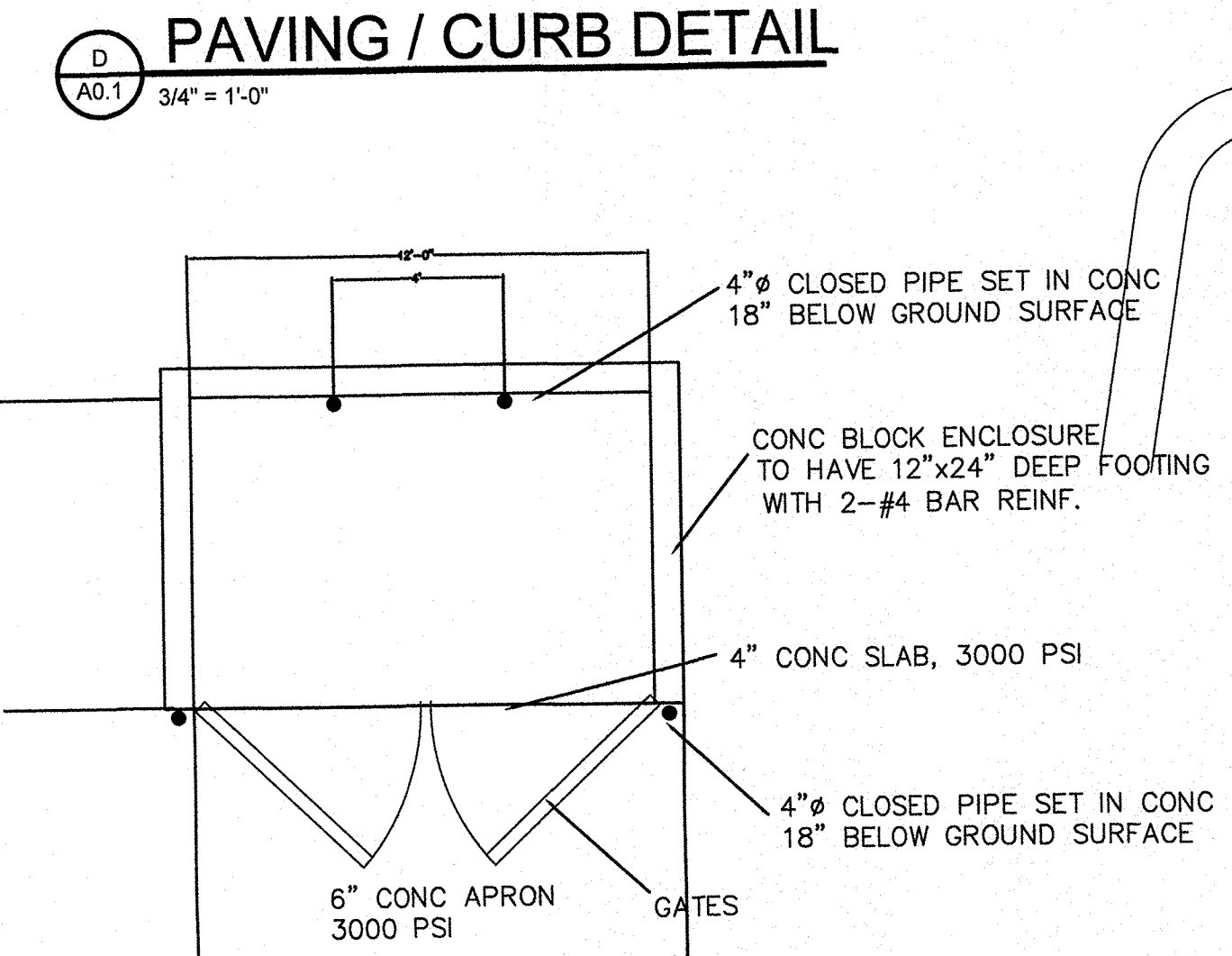
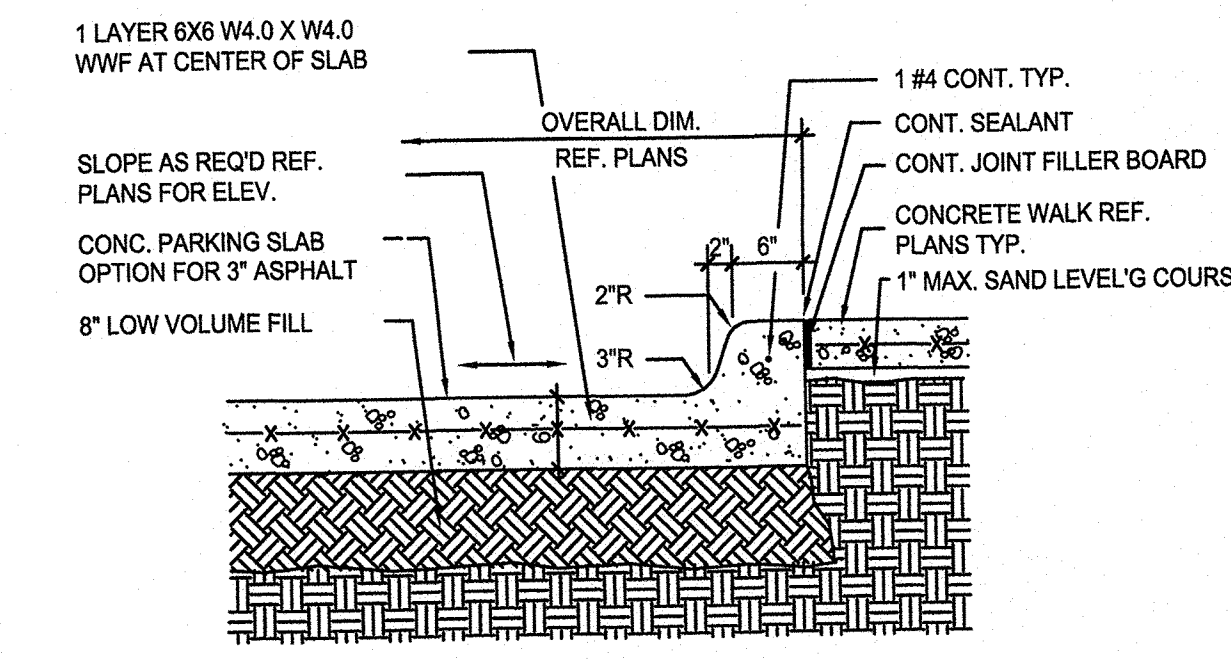
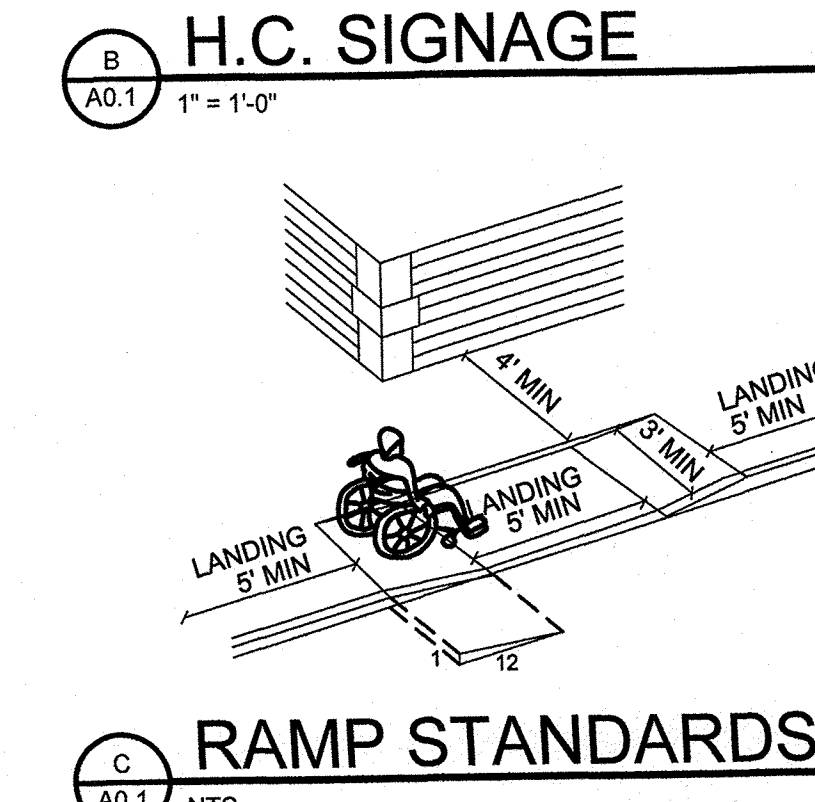
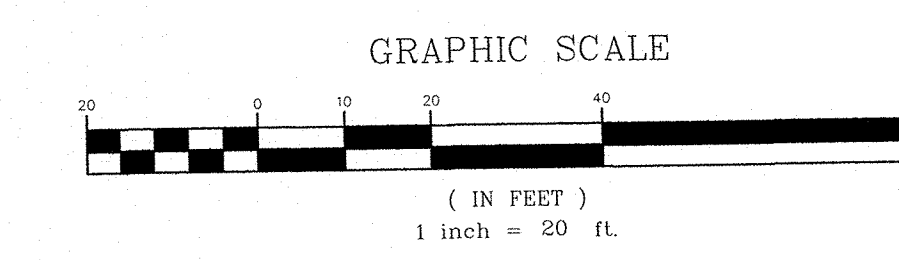
1 BICYCLE RACK PER 20 PARKING SPACES
BIKE SPACES REQUIRED = 2 RACKS
BIKE SPACES PROVIDED = 2 RACKS

LANDSCAPE CALCULATIONS

LOT AREA: 31,118 S.F.
BUILDING AREA: 2,766 S.F.
NET LOT AREA: 28,352 S.F.

LANDSCAPE AREA REQUIRED (15%): 4,253 S.F.
GROUND COVER REQUIRED (75% OF LANDSCAPE): 3,190 S.F.

STREET TREES: 30' O.C.
LANDSCAPE AREA PROVIDED 35.6%: 10,080 S.F.



KEYED NOTES

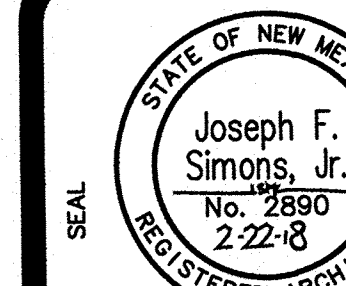
- EXISTING IMPROVEMENTS.
- EXISTING POLE SIGN
- ASPHALT PAVING; REF. E/A0.1
- CURB; REF. E/A0.1
- SIDEWALK; REF. G/A0.1
- LANDSCAPE AREA.
- RAMP SLOPE 1:12 MAX. REF. C/A0.1
- ADA COMPLIANT PARKING SIGNAGE REF. B/A0.1.
- PAINTED SYMBOL PER ANSI 703.7
- ACCESSIBLE AISLE PER ANSI 502.3
- ABANDONED PARKING LOT CONNECTION.
- PREVIEW MENU
- SPEAKER / ORDER PYLON
- DUMPSTER ENCLOSURE; REF. E/A0.1
- 4" DRAIN TO SANDTRAP TO SEWER
- PEDESTRIAN CROSSING; PAINT BLUE 8" W. 16" O.C.
- SLOPE TO PAVING; TRUNCATED DOMES.
- EXISTING WATER METER; VERIFY SIZE WITH PLUMBING.
- EXISTING SEWER MANHOLE; FIELD VERIFY 4" SEWER TAP.
- EXISTING OVERHEAD ELECTRICAL; VERIFY WITH PNM.
- EXISTING GAS LINE; VERIFY METER LOCATION WITH GAS COMPANY; VERIFY SIZE WITH PLUMBING.
- BIKE RACK; REF. H/A0.1.
- EXISTING EASEMENT.
- 6" CONCRETE FILLED BOLLARDS; PAINT SAFETY YELLOW.
- MOTORCYCLE SIGNAGE; REF. F/A0.1.
- DO NOT ENTER SIGN; REF. H/A0.1.
- DIRECTIONAL PAVING SYMBOL 8" LONG X 6" WIDE, 15" STROKE; WHITE COLOR.

NO.	DATE	CHECKED BY	REVISION
1	10.12.17		REVISION PER PLAN REVIEW
2	1.20.18		REVISION PER PLAN REVIEW



BURGER KING CORP./FRANCHISEE

Joseph F. Simons, Jr.
nm lic 002890
ph 505.488.4796
jfs@simonsarchitect.com



BURGER KING RESTAURANT
5508 4TH ST. NW
ALBUQUERQUE, NM 87107

AO.1
TCL