



**Planning Department
Transportation Development Services**

January 20, 2015

David Soule, P.E., Engineering Firm
Rio Grande Engineering
PO Box 93924
Albuquerque, NM 87199

**Re: A-Class Storage on 2nd Street, 5124 Second Street
Traffic Circulation Layout**
Engineer's Stamp dated 01-13-15 (F15-D052B)

Dear Mr. Soule:

Based upon the information provided in your submittal received 01-14-15, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Show both the north and south limit of the 34-foot motorized gate at the site entrance. (This could be achieved with a dimension line to clarify exact location.)
2. The ADA access aisle 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). It is called out on a note for the "HC Parking Detail", but to be clear, also label these words on the actual van aisle.
3. For better clarity on the "Violators are subject to towing" signage, include the correct spelling of "Violators" and since it has a star by it, include the corresponding star on the actual sign detail to point it out this language a little better. (Otherwise, just show the added signage to the detail of the sign shown on the plan.)
4. The motorcycle parking interferes with the sight distance triangle shown for the 24-foot access easement. The motorcycle parking will need to be relocated.
5. Show the existing pavement edges for the 24-foot wide common access easement, and indicate all limits of the 3-inch asphalt removal and replacement within this 24-foot wide common access easement. Be sure not to encroach this asphalt replacement into the neighboring property by indicating all north, south, east, and west boundaries of the 3-inch asphalt pavement removal and replacement. Also, call out subgrade preparation for the 3-inch asphalt thick

PO Box 1293

Albuquerque

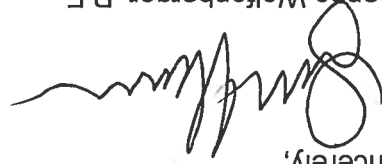
New Mexico 87103

www.cabq.gov

6. For better clarity on the "HC Parking Detail", for the sidewalk call-out note, call out "6" high, 6-foot wide turnaround sidewalk".
7. Please resubmit 2 copies of the Traffic Circulation Layout for the next submittal.

Resubmit acceptable package along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. Please feel free to e-mail a pdf version for my quick review prior to the next hard copy submittal. If you have any questions, please contact me at (505) 924-3924.

Sincerely,



Jeanne Wolfenbarger, P.E.
Senior Engineer, Planning Dept.
Development Review Services

c: File
CO Clerk



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: _____ Building Permit #: _____ City Drainage #: _____

DRB#: _____ EPC#: _____ Work Order#: _____

Legal Description: _____

City Address: _____

Engineering Firm: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Owner: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Architect: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Surveyor: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

Contractor: _____ Contact: _____

Address: _____

Phone#: _____ Fax#: _____ E-mail: _____

TYPE OF SUBMITTAL:

- _____ DRAINAGE REPORT
- _____ DRAINAGE PLAN 1st SUBMITTAL
- _____ DRAINAGE PLAN RESUBMITTAL
- _____ CONCEPTUAL G & D PLAN
- _____ GRADING PLAN
- _____ EROSION & SEDIMENT CONTROL PLAN (ESC)
- _____ ENGINEER'S CERT (HYDROLOGY)
- _____ CLOMR/LOMR
- _____ TRAFFIC CIRCULATION LAYOUT (TCL)
- _____ ENGINEER'S CERT (TCL)
- _____ ENGINEER'S CERT (DRB SITE PLAN)
- _____ ENGINEER'S CERT (ESC)
- _____ SO-19
- _____ OTHER (SPECIFY)

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

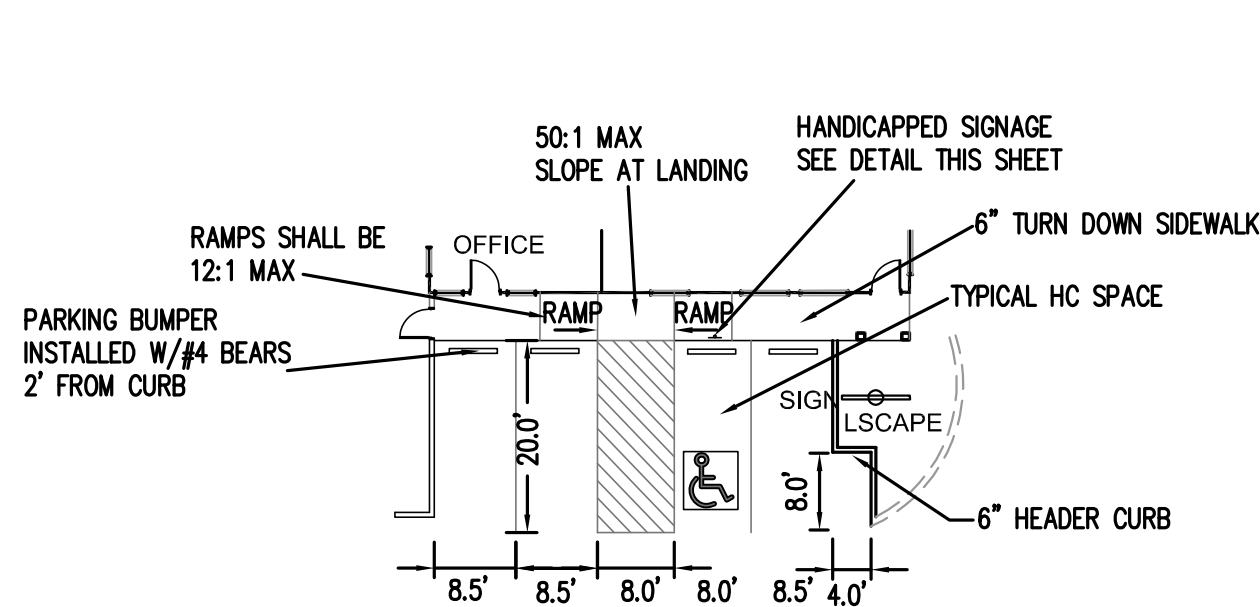
- _____ SIA/FINANCIAL GUARANTEE RELEASE
- _____ PRELIMINARY PLAT APPROVAL
- _____ S. DEV. PLAN FOR SUB'D APPROVAL
- _____ S. DEV. FOR BLDG. PERMIT APPROVAL
- _____ SECTOR PLAN APPROVAL
- _____ FINAL PLAT APPROVAL
- _____ CERTIFICATE OF OCCUPANCY (PERM)
- _____ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- _____ FOUNDATION PERMIT APPROVAL
- _____ BUILDING PERMIT APPROVAL
- _____ GRADING PERMIT APPROVAL
- _____ PAVING PERMIT APPROVAL
- _____ WORK ORDER APPROVAL
- _____ GRADING CERTIFICATION
- _____ SO-19 APPROVAL
- _____ ESC PERMIT APPROVAL
- _____ ESC CERT. ACCEPTANCE
- _____ OTHER (SPECIFY)

WAS A PRE-DESIGN CONFERENCE ATTENDED: _____ Yes _____ No _____ Copy Provided

DATE SUBMITTED: _____ By: _____

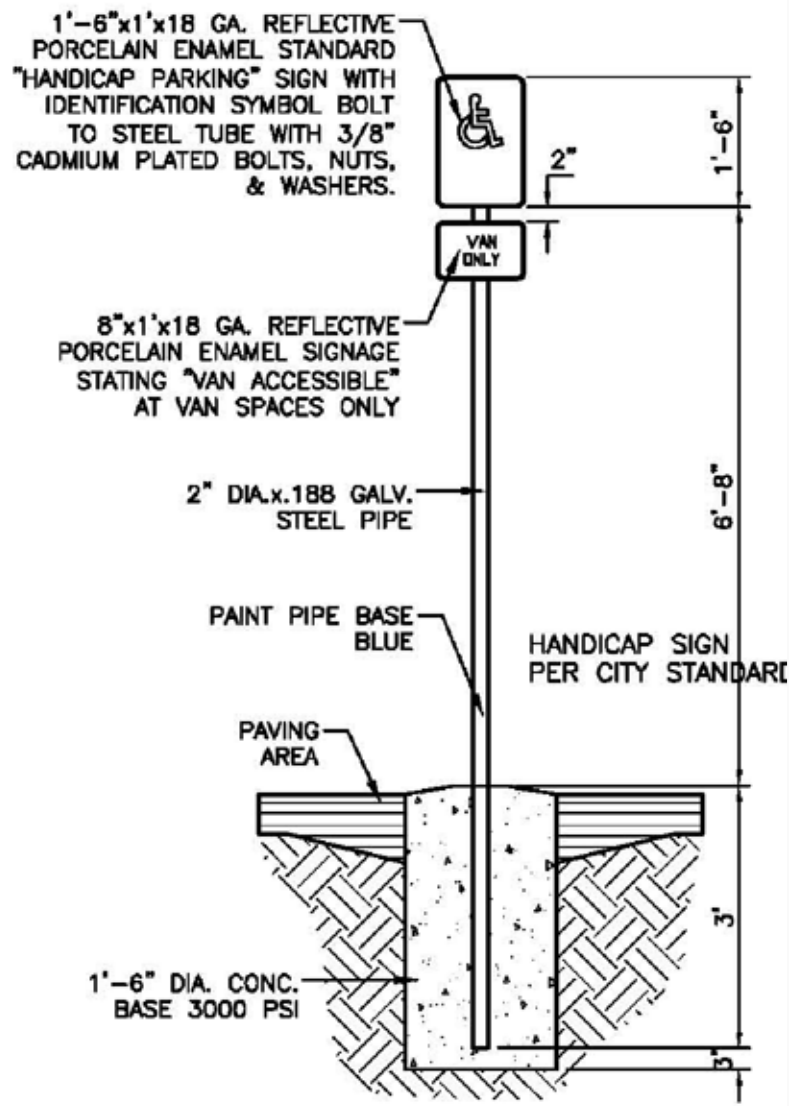
Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development



HC PARKING DETAIL
NTS

* ADA ACCESS ISLE SHALL HAVE WORDS NOPARKING PER 66-1-4.1.B NMSA1978



HANDICAP SIGN
NTS

* SIGNAGE SHALL CONFORM TO 66-7-352.4.C NMSA1978.
VIOLATORS ARE SUBJECT TO A FINE AND OR TOWING.



5124 SECOND STREET NW

LEGAL DESCRIPTION:

LOTS NUMBERED FIVE (5) AND SIX (6) OF NORTH SECOND STREET BUSINESS CENTER, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON MARCH 12, 2008 AS MAP BOOK 2008C FOLIO 45.

SITE DATA	
TOTAL ACREAGE:	2.12 GROSS, 1.752 NET (LESS SHARED ACCESS EASEMENT)
EXISTING ZONING:	M1
PROPOSED BUILDINGS	
RV/BOAT STORAGE:	34,175 SF
OFFICE	252 SF
LIVING QUARTERS	896 SF
REQUIRED PARKING:	3 (1 PER 200 SF OFFICE+1.5 PER BATH IN RES)
PROVIDED PARKING	4
HC REQUIRED	1
HC PROVIDED	1 (VAN)
MC REQUIRED	1
MD PROVIDED	1
BIKE REQUIRED	2
BIKE PROVIDED	2

LEGEND

---	EXISTING CONTOUR
---	EXISTING INDEX CONTOUR
---	PROPOSED CONTOUR
---	PROPOSED INDEX CONTOUR
---	LOT LINE
---	CENTERLINE
---	RIGHT-OF-WAY
---	EXTENDED STEM WALL SEE ARCH PLANS FOR DETAILS
---	PROPOSED ROCK FACE WALL
---	EXISTING CURB AND GUTTER
---	PROPOSED EDGE OF CONCRETE
---	PROPOSED FLOWLINE
---	EXISTING WALL

Easements

THIS PLAT SHOWS EXISTING RECORDED AND APPARENT EASEMENTS AS NOTED:

- UTILITY EASEMENT RESERVED ALONG THE EASTERLY FIVE (5.00) FEET OF PORTION OF LOT 10, AS DESCRIBED IN WARRANTY DEED, FILED AUGUST 30, 1948, RECORDED IN BOOK D85, PAGE 470, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.
- EASEMENT AGREEMENT FILED APRIL 20, 1984 IN BOOK MISC. 111A, PAGE 657 AS DOCUMENT NO. 8431349, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

	A CLASS MEGA STORAGE	DRAWN BY DEM
	TRAFFIC CIRCULATION PLAN	DATE 12-1-14
	 1808 CENTRAL AVENUE SUITE 201 ALBUQUERQUE, NM 87108 (505) 872-0000	SHEET # C1
1/13/15 DAVID SOULE P.E. #14522		JOB # 13153

