

# CITY OF ALBUQUERQUE



October 8, 2020

Alvin S. Medina, PE  
AECOM  
6501 Americas Parkway NE, Suite 900  
Albuquerque, NM 87110

**Re: WUA Customer Service & Operations  
6000 Alexandar Blvd NE 87113  
30-Day Temporary Certificate of Occupancy  
Transportation Development Final Inspection  
Engineer's/Architect's Stamp dated 6-13-19 (F16D014C)  
Certification dated 10-6-20**

Dear Mr. Medina

Based upon the information provided in your submittal received 10-6-20, Transportation Development has no objection to a 30-day Temporary Certificate of Occupancy based. This letter serves as a "green tag" from Transportation Development for a 30-day Temporary Certificate of Occupancy to be issued by the Building and Safety Division.

PO Box 1293

Prior to the issuance of a permanent Certificate of Occupancy, the following items must be addressed:

Albuquerque

- Please remove construction debris and equipment.
- Please complete asphalt striping
- Please complete asphalt patch work

NM 87103

Once corrections are complete resubmit

1. The approved and stamped TCL with changes drawn in red.
2. Transportation Certification letter on either the plan or applicants letterhead.
3. A Drainage Transportation Information Sheet (DTIS)
4. Send an electronic copy of your submittal to [PLNDRS@cabq.gov](mailto:PLNDRS@cabq.gov).
5. The \$75 re-submittal fee for log in and evaluation by Transportation.

[www.cabq.gov](http://www.cabq.gov)

If you have any questions, please contact me at (505) 924-3981.

Sincerely,

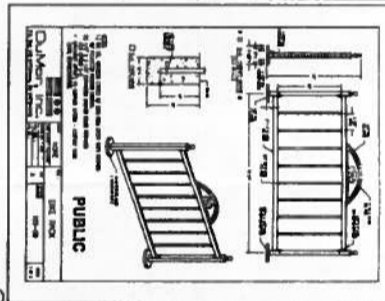
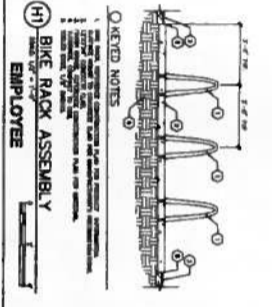
Ernie Gomez,  
Plan Checker, Planning Dept.  
Development Review Services  
EG via: email  
C: CO Clerk, File

**PARKING NOTES**

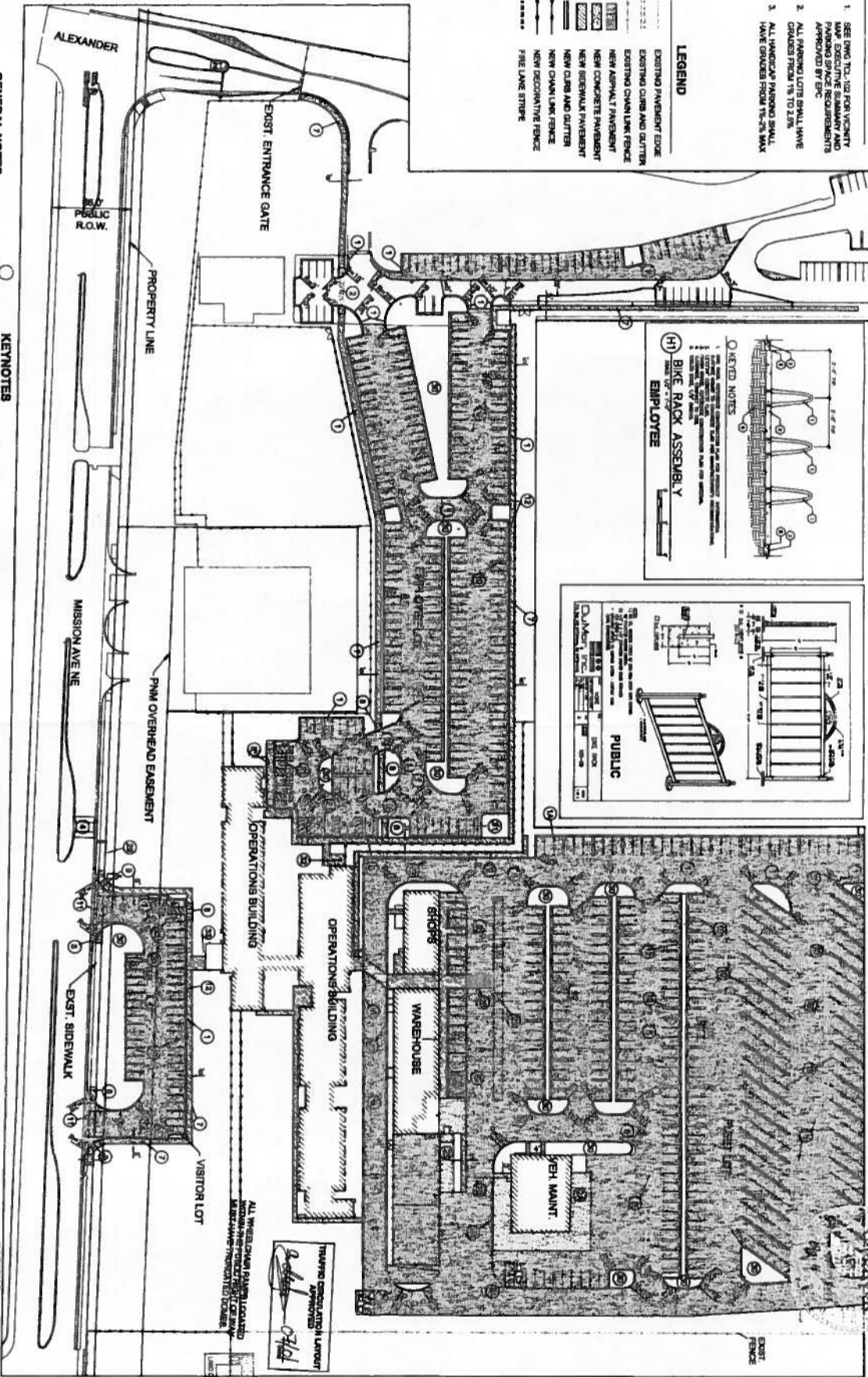
1. SEE DWG. TOL-102 FOR UTILITY MAP EXISTING SEWER AND PARKING SPACE REQUIREMENTS APPROVED BY BPC.
2. ALL PARKING LOTS SHALL HAVE GRASSES FROM 1% TO 2.0%.
3. ALL HANDICAP PARKING SHALL HAVE SPACES FROM 7'-5" MAX.

**LEGEND**

- EXISTING PAVEMENT EDGE
- EXISTING CURB AND GUTTER
- EXISTING CHAIN LINK FENCE
- NEW ASPHALT PAVEMENT
- NEW CONCRETE PAVEMENT
- NEW SIDEWALK PAVEMENT
- NEW CURB AND GUTTER
- NEW CHAIN LINK FENCE
- NEW DECORATIVE FENCE
- PAVE LANE STRIPE



MATCH LINE - SEE DWG. TCL-102



**GENERAL NOTES**

1. CONTRACTOR SHALL COORDINATE WITH SEWERAGE AND WATER DEPARTMENT FOR ALL CONDUIT INSTALLATION PERMITTED PER MAP.
2. ALL IMPROVEMENTS SHOWN WITHIN THE MAP SHALL BE COMPLETED UNDER THE PROVISIONS OF THE CON WORK ORDER.

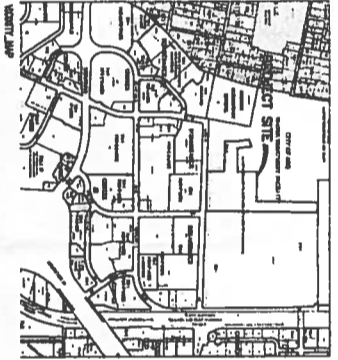
**KEYNOTES**

- |   |  |  |   |
|---|--|--|---|
| <ol style="list-style-type: none"> <li>1. CONSTRUCT STANDARD CURB AND GUTTER PER COA STD DWG 2418.</li> <li>1. CONSTRUCT ASPHALT PAVEMENT PER DETAIL A/C-200.</li> <li>2. CONSTRUCT COLARED CONCRETE CROSSWALK PER COA STD DWG 2402.</li> <li>3. CONSTRUCT CONCRETE JOINTS PER COA STD DWG 2402.</li> </ol> | <ol style="list-style-type: none"> <li>1. CONSTRUCT ASPHALT PAVEMENT PER DETAIL A/C-200.</li> <li>2. CONSTRUCT 22' SPREAD TABLE PER DETAIL A/C-200.</li> <li>3. CONSTRUCT ASPHALT PAVEMENT PER DETAIL A/C-200.</li> <li>4. CONSTRUCT CURB ISLAND PER DETAIL A/C-200.</li> <li>5. CONSTRUCT CURB WITH WALKER CUTTER PER COA STD DWG 2402.</li> <li>6. CONSTRUCT WALKER STOP PER DETAIL A/C-200.</li> <li>7. CONSTRUCT WALK PER DETAIL A/C-200.</li> <li>8. CONSTRUCT PARALLEL CURB RAMP WITH DETAIL A/C-200.</li> <li>9. CONSTRUCT PARALLEL CURB RAMP WITH DETAIL A/C-200.</li> </ol> | <ol style="list-style-type: none"> <li>1. PAINT AND SIGN ACCESSIBLE SPACES AND TABLES PER I.C. 211.</li> <li>2. PAINT LANDING ZONE WITH WHITE STRIPE @ 4" O.C. PER I.C. 211.</li> <li>3. PAINT WHEEL RISE LINE STRIPE, NO PARKING FIRE LANE @ 18" PER COA FIRE CODE.</li> <li>4. CONSTRUCT TRASH ENCLOSURE PER DETAIL A/C-200.</li> <li>5. CONSTRUCT LANDING DOCK PER DETAILS ON DWG C-200.</li> </ol> | <ol style="list-style-type: none"> <li>1. CONSTRUCT PAVEMENT WITH ASPHALT PER DETAIL A/C-200.</li> <li>2. CONSTRUCT ASPHALT PAVEMENT PER DETAIL A/C-200.</li> <li>3. CONSTRUCT CONCRETE JOINTS PER COA STD DWG 2402.</li> <li>4. CONSTRUCT CONCRETE JOINTS PER COA STD DWG 2402.</li> </ol> |
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|  | <p><b>ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY</b><br/> <b>CUSTOMER SERVICE AND OPERATIONS FACILITIES</b><br/> <b>SITWORK</b></p> <p>6000 Alexander Blvd NE, Albuquerque, NM 87107</p> |  | <p><b>AECOM</b><br/>         CONSULTING ENGINEERS</p> | <p><b>TRAFFIC CIRCULATION LAYOUT</b><br/> <b>TCL-101</b></p> |
|--|---|--|---|--|

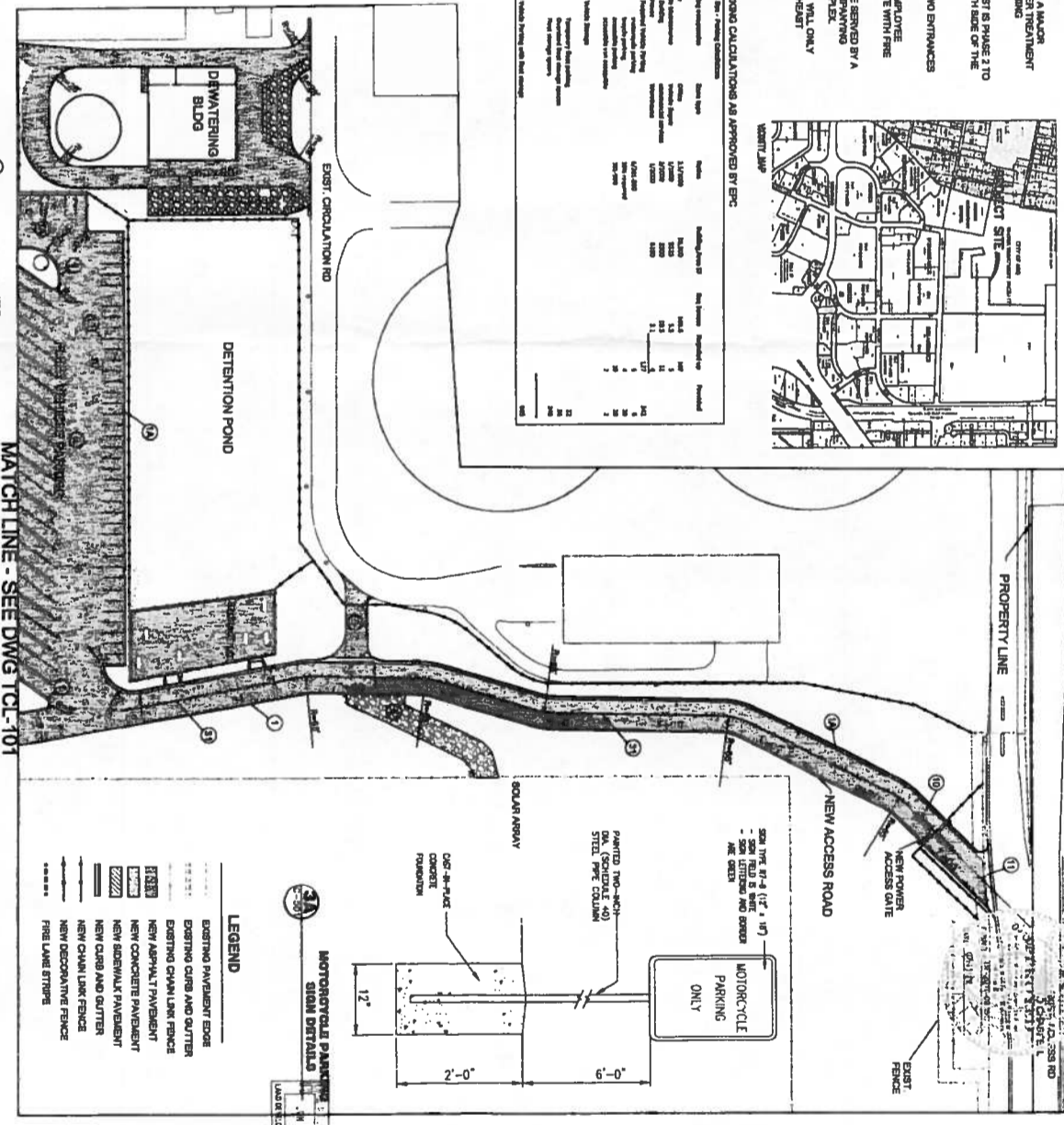
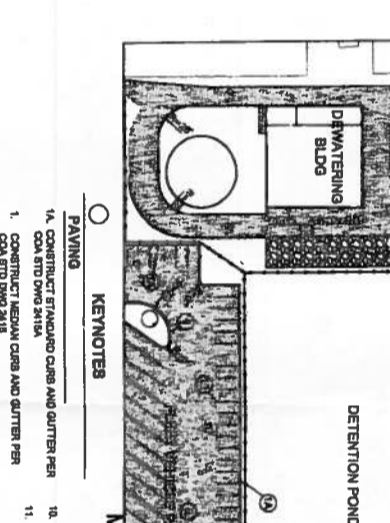
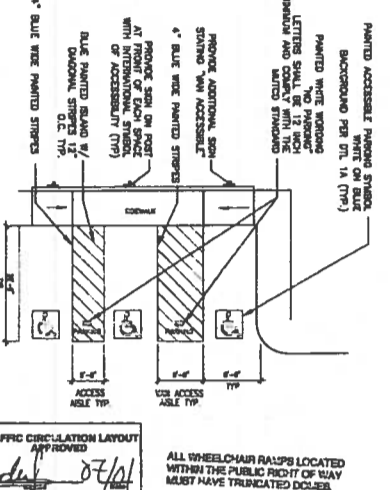
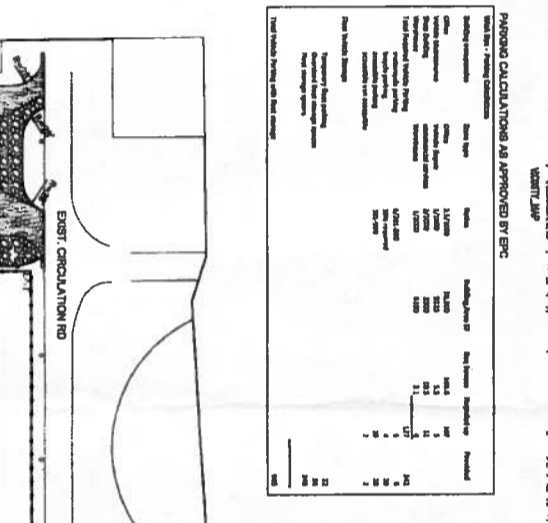
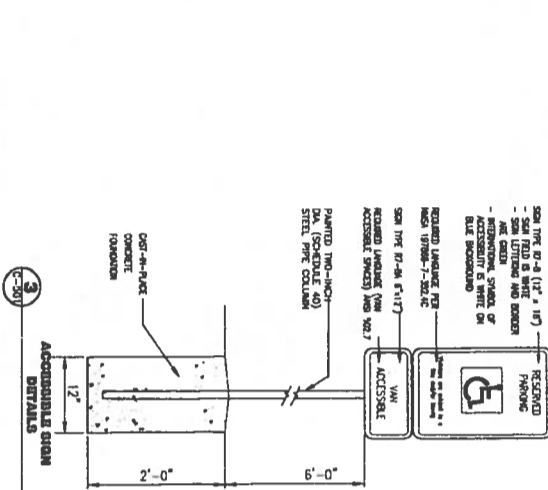
**TCL EXECUTIVE SUMMARY**

1. THE SITE PLAN WAS APPROVED BY ERC IN NOVEMBER 2018 AS PROJECT 2018-012. THE PROJECT IS A MAJOR AMENDMENT OF A PRIOR APPROVAL FOR ALL OR A PORTION OF TRACT A PLAT OF TRACT 100A WATER TREATMENT FACILITY ACCESS AT 6000 ALEXANDER BLVD. NE TO BE ACCESS FROM MISSION AVE AND CONTAINING APPROXIMATELY 100 ACRES.
2. THE ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY OWNS THE PROPERTY AND THIS REQUEST IS PHASE 2 TO SAN JUAN CHINA WATER TREATMENT PLANT ON A LARGER PORTION OF THE SAME PROPERTY.
3. THE TRAFFIC CIRCULATION CONCEPT INVOLVES PARKING FOR THREE DIFFERENT USER TYPES:
  - AN EXPANDED PARKING LOT WITH 284 SPACES & 87' x 20' NEW LANE ACCESS FROM THE EXISTING PARKING ENTRANCE AT MISSION AVENUE/EXHIBITS BLVD. TRAFFIC WILL CIRCULATE INTERNALLY WITHIN THE SITE WITH FIVE LANE WIDTHS THROUGH THE MAIN AREAS.
  - A NEW FLEET VEHICLE LOT WITH 48 SPACES (ROUND) PLUS OVERSEER PAUL THROUGH SPACES WILL BE SERVED BY A NEW 50' X 20' ACCESS ROAD FROM THE EXISTING NORTHEAST ACCESS ROAD. THE FLEET LOT AND ACCOMPANYING ACCESS ROAD WILL PROVIDE ACCESS FOR LARGE VEHICLES AND SERVICE TO THE NEW COMPLEX.
  - MISSION AVE IS ALREADY DESIGNATED AS A COLLECTOR. NEW ACCESS DRIVEWAY ENTRANCES WILL ONLY CONNECT TO CHAPPEL DR. THE EXISTING FLEET VEHICLE ACCESS ROAD TO THE NORTHEAST



PARKING CALCULATIONS AS APPROVED BY ERC

| Category     | Area (sq ft)  | Capacity   | Notes                |
|--------------|---------------|------------|----------------------|
| Motorcycle   | 1,500         | 75         | 1 space per 20 sq ft |
| Light        | 2,500         | 125        | 1 space per 20 sq ft |
| Medium       | 3,500         | 175        | 1 space per 20 sq ft |
| Heavy        | 4,500         | 225        | 1 space per 20 sq ft |
| <b>Total</b> | <b>12,000</b> | <b>600</b> |                      |



**KEYNOTES**

14. CONSTRUCT STANDED CURB AND GUTTER PER COA STD DWG 2414A
15. CONSTRUCT ASHLY CURB AND GUTTER PER COA STD DWG 2418
16. CONSTRUCT ASPHALT PAVEMENT PER DETAIL 902000
17. GRAVEL ACCESS ROAD
18. CONSTRUCT CURB ISLAND PER DETAIL 902000
19. CONSTRUCT CONCRETE VALLEY GUTTER PER COA STD DWG 2418
20. PAINT 4" WIDE WHITE STRIPE
21. LANDSCAPE ISLANDS
22. ROAD CENTERLINE - DOUBLE 4" YELLOW PLASTIC MARKING TYP

**GENERAL NOTES**

1. ALL PARKING LOTS SHALL HAVE GRADES FROM 1% TO 2.5%.
- CONTRACTOR SHALL COORDINATE WITH SEPARATE CONTRACTORS FOR THEIR OWNED PERMITS AND PARALLEL/CONCURRENT CURB INSTALLATION.

**LEGEND**

- EXISTING PAVEMENT EDGE
- EXISTING CURB AND GUTTER
- EXISTING CHAIN LINK FENCE
- NEW ASPHALT PAVEMENT
- NEW CONCRETE PAVEMENT
- NEW ASPHALT PAVEMENT
- NEW CURB AND GUTTER
- NEW CHAIN LINK FENCE
- NEW DECORATIVE FENCE
- FIRE LANE STRIPE

**ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY  
CUSTOMER SERVICE AND OPERATIONS FACILITIES  
SITWORK**

6000 Alexander Blvd NE, Albuquerque, NM 87107



**TRAFFIC CIRCULATION LAYOUT**  
TCL-102

TRAFFICE CERTIFICATION

I, Alvin S. Medina, NMPE #16454, of the FIRM AECOM, Inc. Hereby certify that this project is in substantial design compliance with and in accordance with the design intent of the APPROVED PLAN DATED 6/13/2019 (TCL). The record information edited onto the original design document has been obtained by Stephen Dunbar of the firm AECOM, Inc. I further certify that I have personally visited the site on 9/10/2020 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 FINAL CERTIFICATION OF OCCUPANY.

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 ACCRUANCY BEFORE USING IT FOR ANY OTHER PURPOSE.



*Alvin S. Medina*

10/6/202

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