

CITY OF ALBUQUERQUE



November 22, 2016

Robert Maze
Desert Sky Designs
3400 Alvarado Dr NE
Albuquerque, NM 87110

Re: Self Storage Building Addition
5220 And 5310 San Mateo Blvd NE
Traffic Circulation Layout
Architect's Stamp dated 10-26-16 (F18-D0059)

Dear Mr. Maze,

The TCL submittal received 11-18-16 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,

Racquel M. Michel, P.E.
Traffic Engineer, Planning Dept.
Development Review Services

LWP via: email
C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: SELF STORAGE BUILDING ADDITION Building Permit #: City Drainage #: F180059

DRB#: EPC#: Work Order#:

Legal Description: TRACT B LANDS OF HUDSON AND HUDSON

City Address: 5220 AND 5310 SAN MATEO BLVD NE - ALBUQUERQUE NM 87109

Engineering Firm: Contact:

Address:

Phone#: Fax#: E-mail:

Owner: AA PROPERTIES LLC Contact: JOHN PETTY

Address: 5854 OSUNA ROAD NE ALBUQUERQUE NM 87109

Phone#: 505 883 7373 Fax#: E-mail:

Architect: ROBERT MAZE Contact: ROBERT MAZE

Address: 3400 ALVARADO DR NE ALBUQUERQUE NM 87110

Phone#: 505 884 3304 Fax#: E-mail: BOB@DESERT-SKY-DESIGNS.COM

Other Contact: Contact:

Address:

Phone#: Fax#: E-mail:

Check all that Apply:

DEPARTMENT:

- ☐ HYDROLOGY/ DRAINAGE
☒ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

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)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)

☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

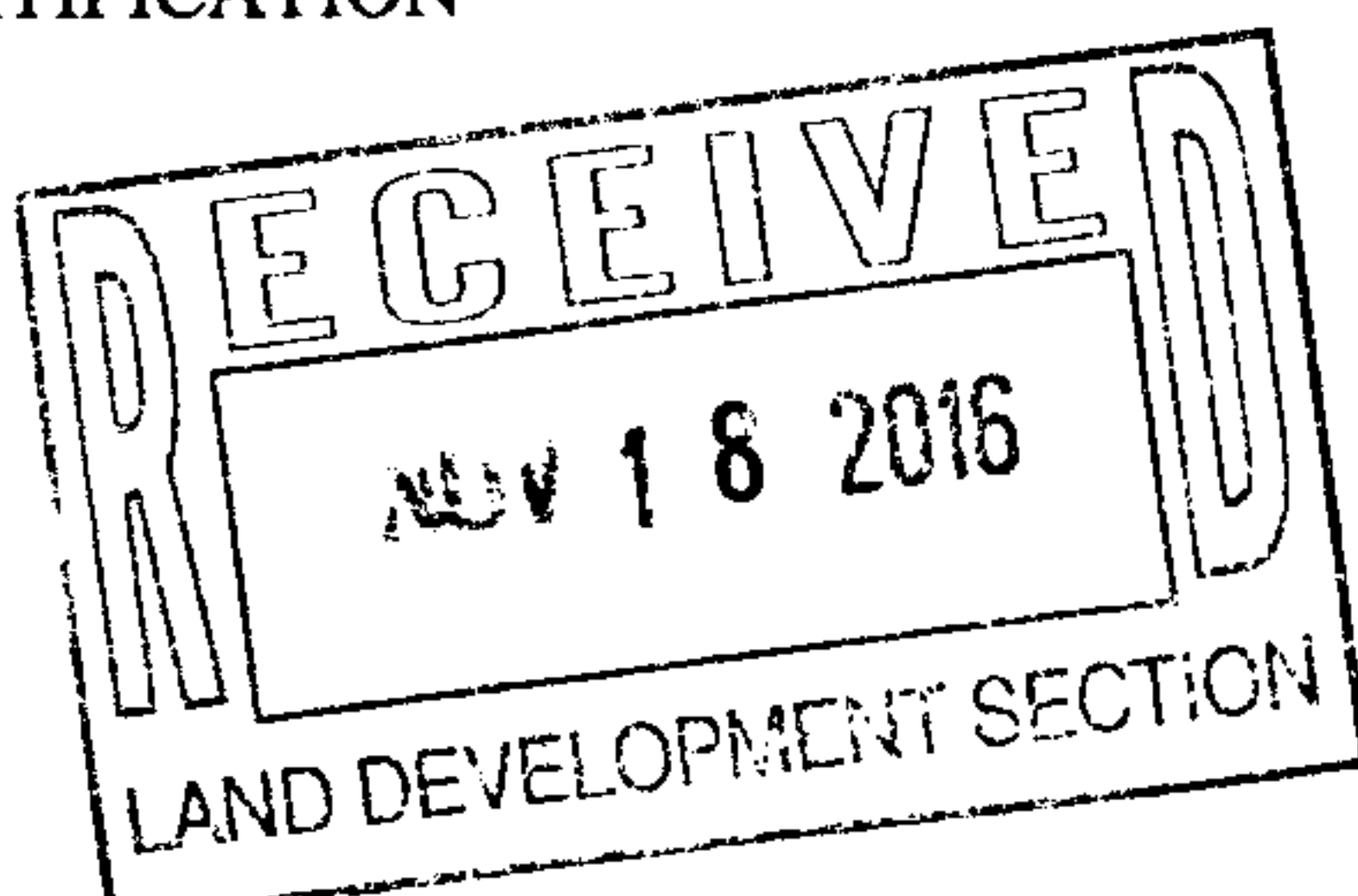
DATE SUBMITTED: 11/18/2016 By: Robert Maze

CHECK 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

☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____



COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: _____

Patz, Logan W.

Subject: F18D059 Self Storage building addition 5310 San Mateo TCL Comments

Hello Robert,

I have a few more concerns on the TCL. Please Address the following comments.

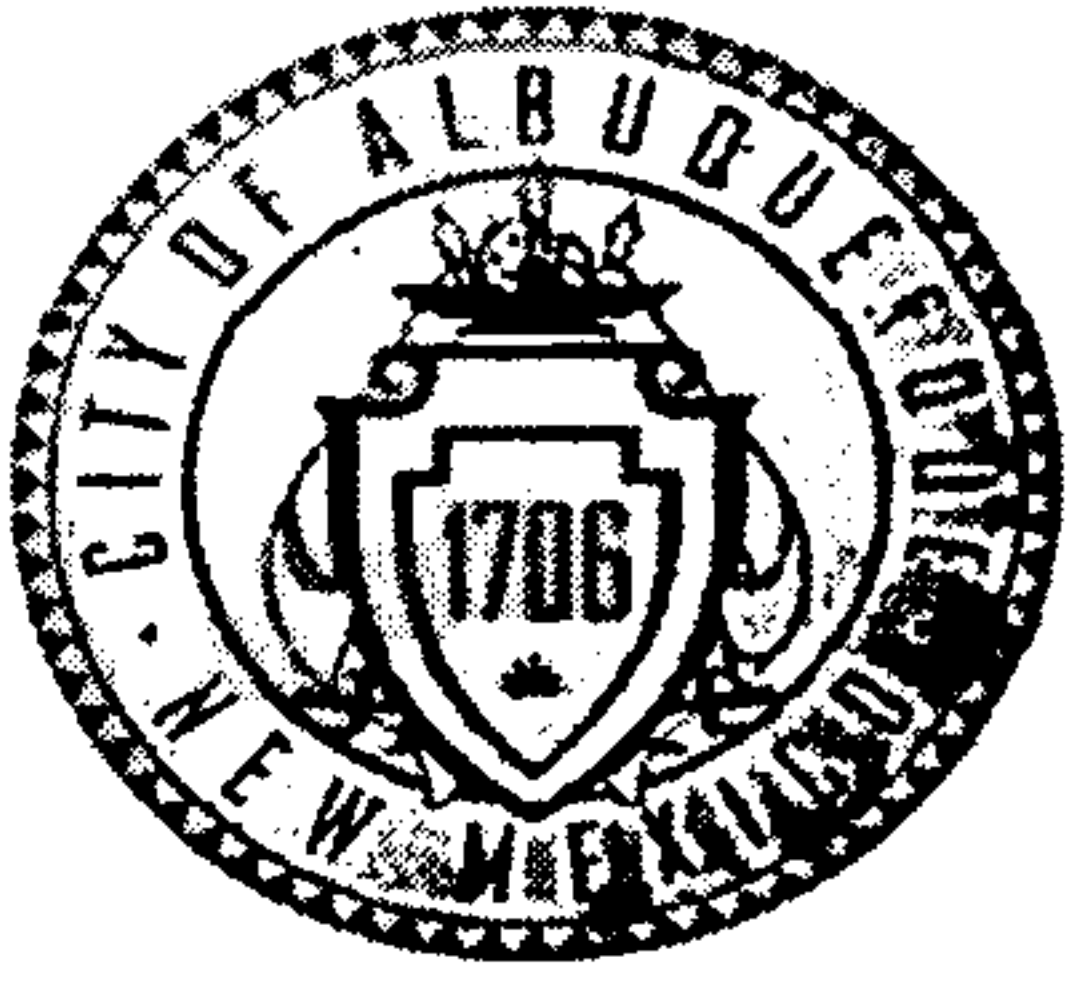
- Addressing the ADA in the notes is ok. I would like to see them in the Key Notes too.
- If you can show the words “No Parking” on the plan view in the proper location it will help the contractor.
- One of the Driveways on the San Mateo should be closed as well. You can make the remaining drive wider if you need.

Please contact me if you have any questions.

Thank you.

Logan Patz

Planning Department
Transportation Development
600 2nd St. NW, Suite 201
Albuquerque, NM 87102
505-924-3630



City of Albuquerque

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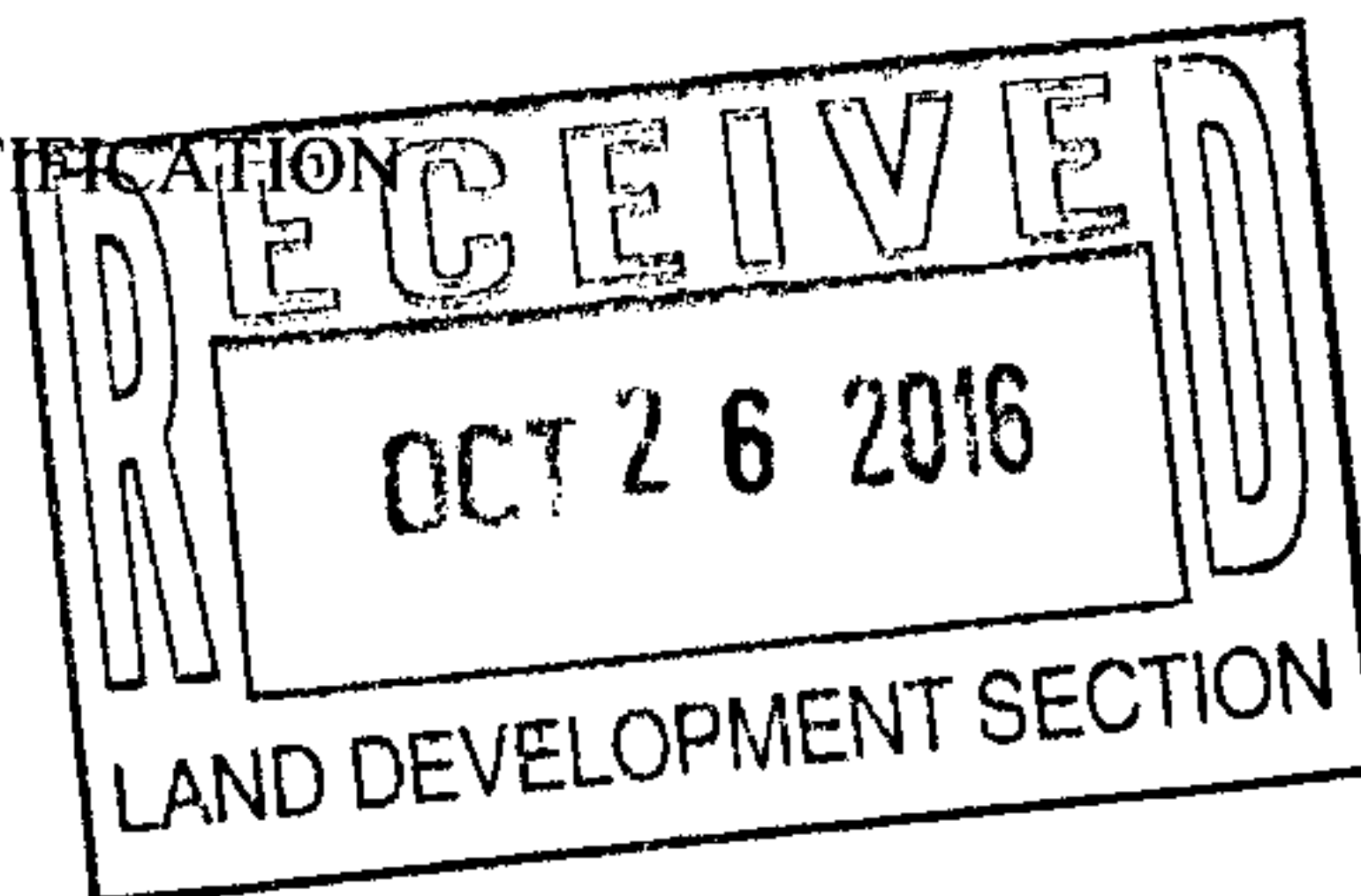
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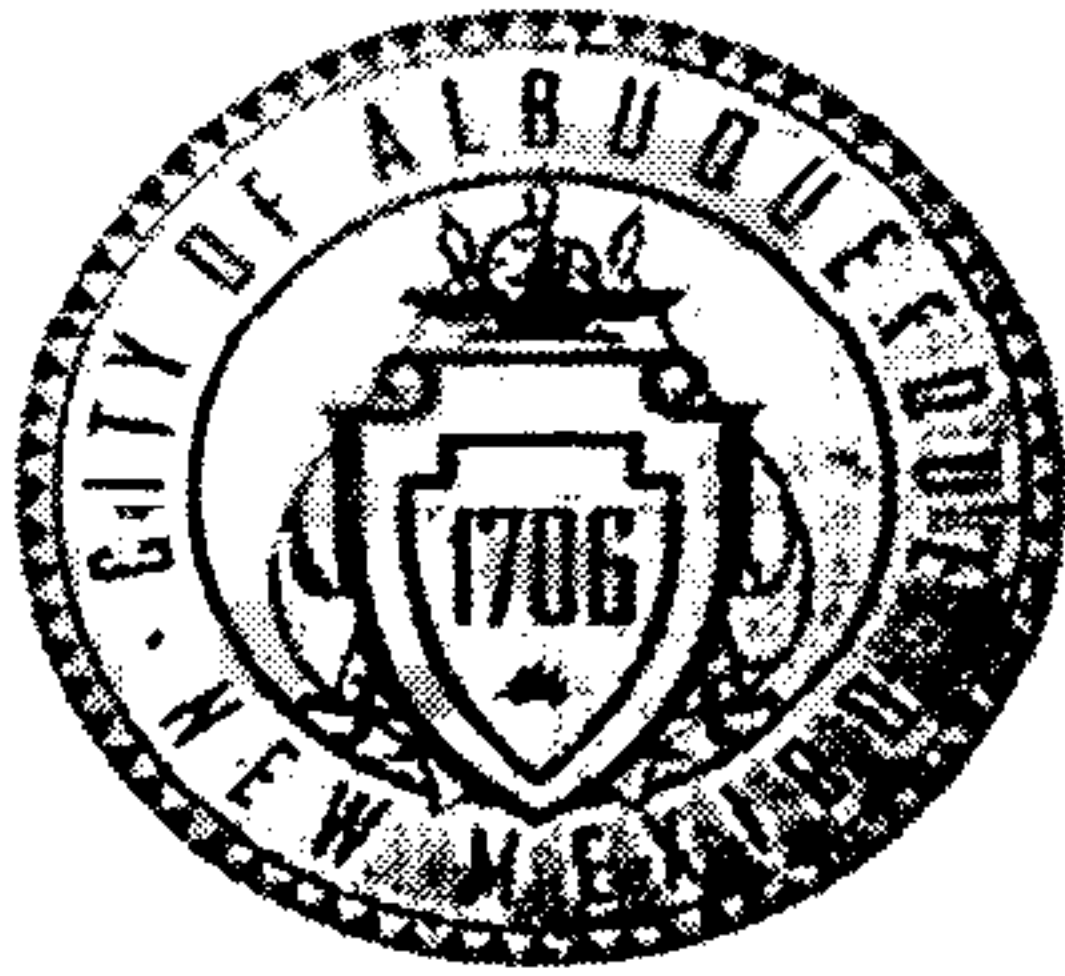
☐ OTHER (SPECIFY) _____

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☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☒ Yes ☐ No

DATE SUBMITTED: 10/26/2016 By: ROBERT MAZE

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: _____



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

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DRB#: EPC#: Work Order#:

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City Address: 5310 SAN MATEO BLVD NE - ALBUQUERQUE NM 87109

Engineering Firm: Contact:

Address:

Phone#: Fax#: E-mail:

Owner: AA PROPERTIES LLC Contact: John Petty

Address: 5854 Osuna Road NE Albuquerque, NM 87109

Phone#: (505) 883-7373 Fax#: E-mail:

Architect: Robert Maze Contact: Robert Maze

Address: 3400 Alvarado Dr NE Albuquerque NM 87110

Phone#: 505 884 3304 Fax#: E-mail: bob@desert-sky-designs.com

Other Contact: Contact:

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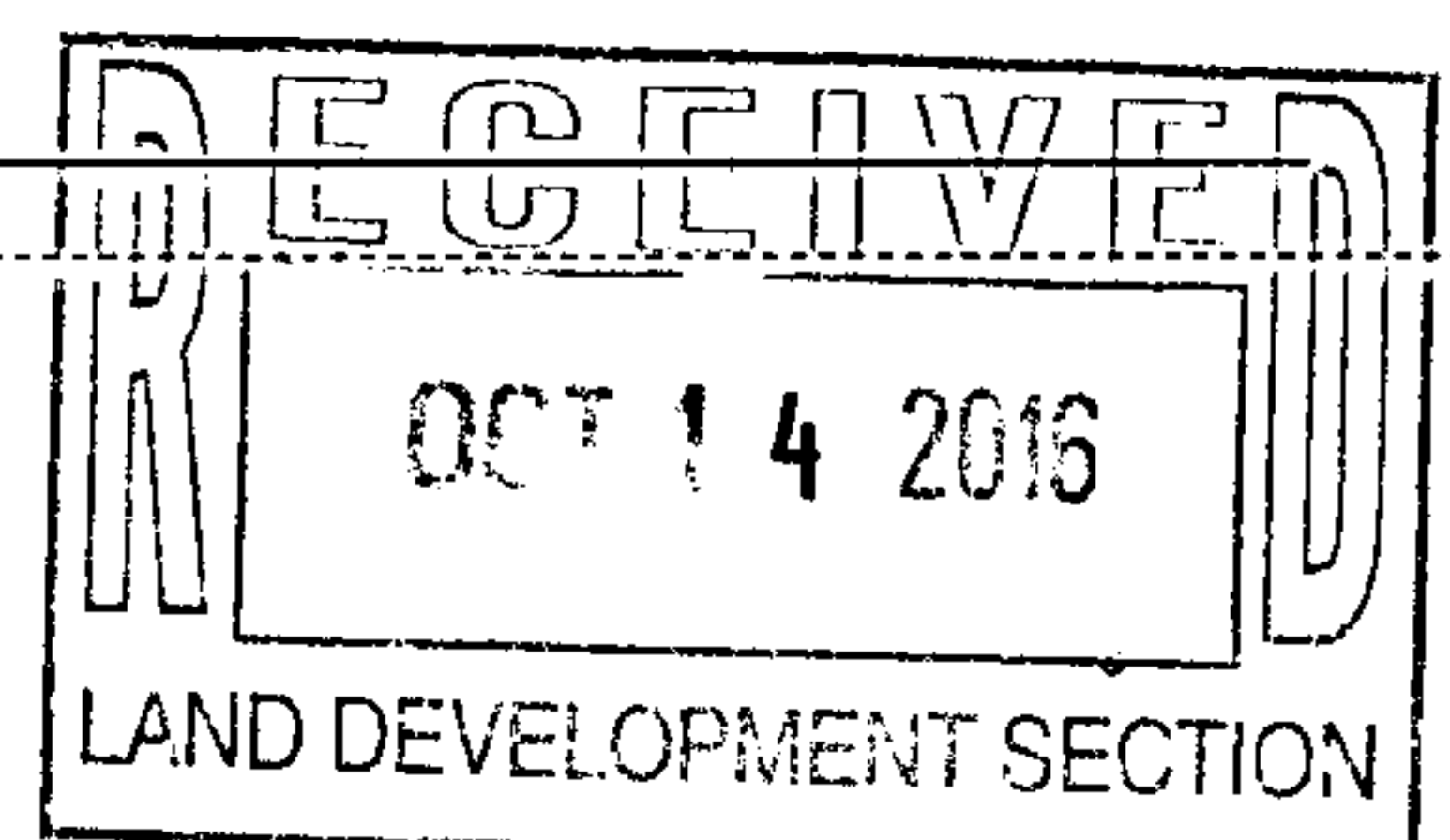
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IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

DATE SUBMITTED: 10/14/2016 By: Robert Maze

COA STAFF: ELECTRONIC SUBMITTAL RECEIVED: _____



CITY OF ALBUQUERQUE



October 25, 2016

Robert Maze
3400 Alvarado Dr. NE
Albuquerque, NM 87109

Re: Self Storage Building Addition
5310 San Mateo Blvd. NE
Traffic Circulation Layout
Architect's Stamp 10-13-16 (F18-D059)

Dear Mr. Maze

Based upon the information provided in your submittal received 10-14-16, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. Clarify the number of parking spaces required by the zoning code.
2. The ADA accessible parking sign must have the required language per 66-7-352.4C NMSA 1978 **"Violators Are Subject to a Fine and/or Towing."** Please call out detail and location of HC signs.
3. The ADA access aisles 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)
4. Install an ADA curb ramp with detectable warning surface (truncated domes) at the corner. Add note: "Detectable warning surface shall be cast in place replaceable"
5. Change parking on North West side of the site to head-in parking.
6. Close one driveway curb cut.
7. Remove driveway on corner, unused curb cuts must be replaced with sidewalk and curb & gutter. A build note must be provided referring to the appropriate City Standard drawing.
8. Add a note stating "All broken or cracked sidewalk must be replaced with sidewalk and curb & gutter." A build note must be provided referring to the appropriate City Standard drawing.

Resubmit a revised plan along with fully completed Drainage Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation. PDF copies of the plans and submittal package must be emailed to PLNDRS@cabq.gov at time of resubmittal. If you have any questions, please contact me at (505) 924-6330.

Sincerely,

Logan Patz
Senior Engineer, Planning Dept.
Development Review Services

LWP via: email
C: File