

# CITY OF ALBUQUERQUE

*Planning Department*  
Alan Varela, Director



*Mayor Timothy M. Keller*

November 22, 2023

Joe Simons, R.A  
Simons Architecture PC  
p.o Box 67408  
Albuquerque, NW 87193

**Re: Legacy Church/ Additional Parking Lot**  
**4625 Wyoming Blvd. NE**  
**Traffic Circulation Layout**  
Architect's Stamp 09-27-23 (F19-D039)

Dear Mr. Simons,

The TCL submittal received 10-06-2023 is approved for Construction the additional parking Lot by Transportation. A copy of the stamped and signed plan will be needed for the C.O permit. Please keep the original to be used for certification of the site for final C.O. for Transportation.

PO Box 1293

Albuquerque

NM 87103

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

When the site construction is completed and an inspection for 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, the TCL, and a completed Drainage and Transportation Information Sheet to the [PLNDRS@cabq.gov](mailto:PLNDRS@cabq.gov) for log in and evaluation by Transportation.

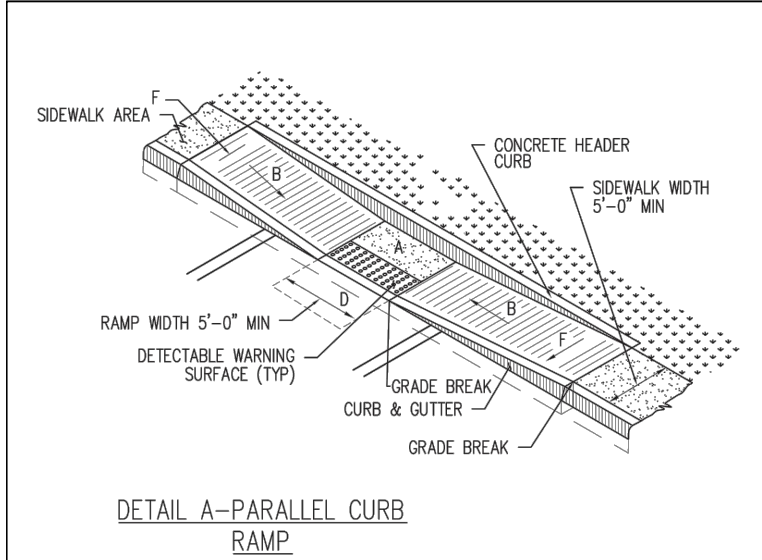
Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

Sincerely,

Ernest Armijo, P.E.  
Principal Engineer, Planning Dept.  
Development Review Services

C: CO Clerk, File



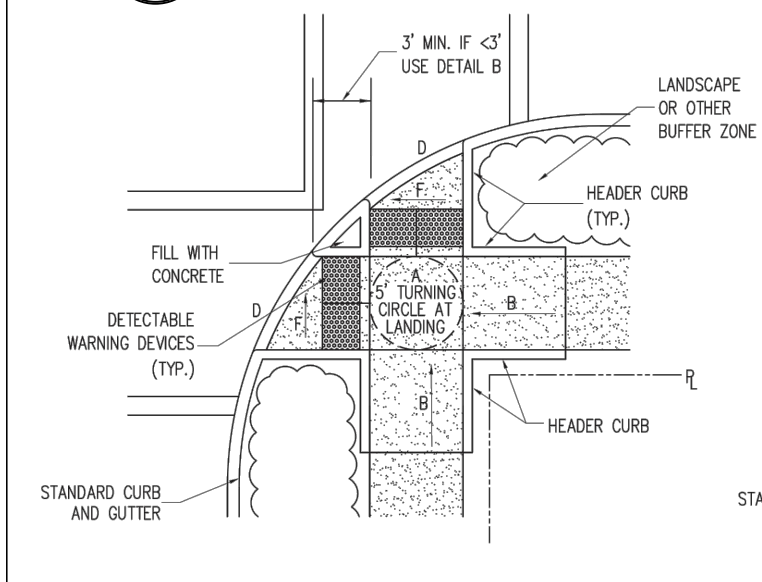


- GENERAL NOTES**
1. RUNNING SLOPE OF A CURB RAMP SHALL NOT REQUIRE THE RAMP LENGTH TO EXCEED 15 FEET TO AVOID CHANGING THE SLOPE INDEFINITELY WHEN CONNECTING TO STEP GRADES. WHEN APPLYING THE 15-FOOT MAXIMUM LENGTH, THE RUNNING SLOPE OF THE CURB RAMP SHALL BE EXTENDED AS FLAT AS THE MAXIMUM EXTENT AS FEASIBLE.
  2. SEE COA STD. DWG. 2446 FOR DETECTABLE WARNING DEVICE DETAILS.
- CONSTRUCTION NOTES**
1. TURNING SPACE SHALL HAVE MAXIMUM CROSS SLOPE AND LONGITUDINAL SLOPE OF 2.0% (PREFERRED SLOPE OF 1.5%). TURNING SPACE SHALL BE 5.0 FT BY 5.0 FT AT THE TOP OF THE CURB RAMP.
  2. 8.3% MAX. SLOPE OF RAMP, 7% PREFERRED SLOPE OF RAMP.
  3. GRADE BREAKS AT THE TOP AND BOTTOM OF CURB RAMP RUNS SHALL BE PERPENDICULAR TO THE DIRECTION OF THE RAMP RUN. GRADE BREAKS SHALL NOT BE PERMITTED ON THE SURFACE OF RAMP RUNS AND TURNING SPACE. SURFACE SLOPES THAT MEET AT GRADE BREAKS SHALL BE FLUSH.
  4. COUNTER SLOPE OF THE GUTTER OR STREET AT THE FOOT OF A CURB RAMP, RUN OR TURNING SPACE, SHALL BE 5% MAX.
  5. FLARED SIDES ARE TO HAVE A SLOPE OF 10% MAX, MEASURED PARALLEL TO THE BACK OF THE CURB.
  6. 2% MAXIMUM CROSS-SLOPE, 1.5% PREFERRED CROSS-SLOPE.
  7. FULLET SHARP CURVES EXPOSED TO TRAFFIC TO 6" MINIMUM RADII.

| REVISIONS                       | CITY OF ALBUQUERQUE |
|---------------------------------|---------------------|
| PAVING                          |                     |
| PARALLEL AND DIAGONAL CURB RAMP |                     |
| DWG. 2443                       | JUNE 2019           |

## ADA CURB RAMP DETAIL

B  
A1.1  
NTS

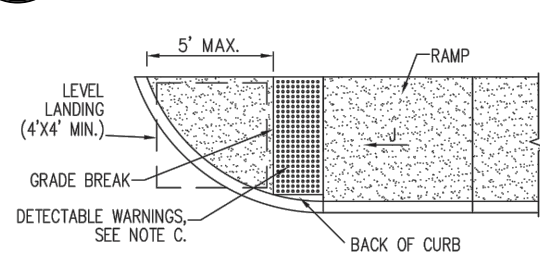


DETAIL A-PAIRED PARALLEL CURB RAMP WITH COMMON LANDING

| REVISIONS                                       | CITY OF ALBUQUERQUE |
|---|---------------------|
| PAVING  |                     |
| PAIRED PARALLEL CURB RAMP WITH A COMMON LANDING |                     |
| DWG. 2445                                       | JUNE 2019           |

## ADA CURB RAMP DETAIL

C  
A1.1  
NTS

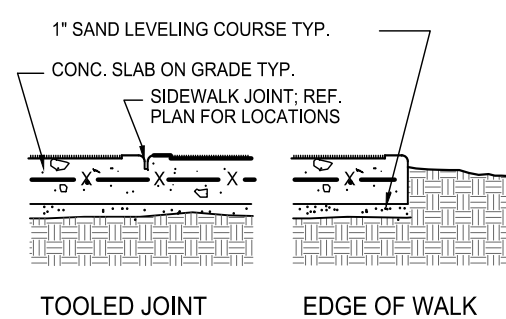
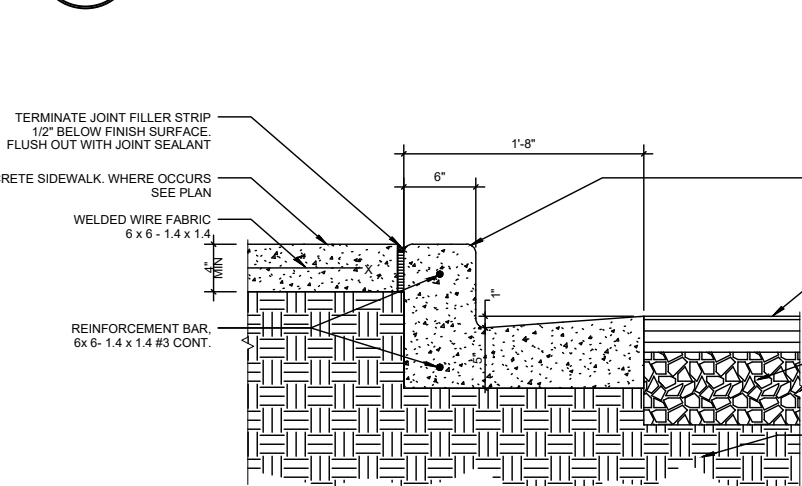


- GENERAL NOTES**
1. PROVIDE DETECTABLE WARNINGS ON ANY CURB RAMP OR LANDING WHERE THE ACCESSIBLE ROUTE CROSSES A PUBLIC STREET. DETECTABLE WARNINGS ARE NOT REQUIRED AT DRIVEWAYS UNLESS THE DRIVEWAY IS PROVIDED WITH TRAFFIC CONTROL DEVICES OR IS DETERMINED BY THE CITY ENGINEER.
  2. SELECT A DETECTABLE WARNING SURFACE THAT CONTRASTS VISUALLY (LIGHT-ON-DARK OR DARK-ON-LIGHT) WITH ADJACENT SURFACES.
  3. IN NEW CONSTRUCTION, INSTALL CAST-IN-PLACE REPLACEMENT DETECTABLE WARNING PLATES, PANELS, TILES, OR PANELS. IN REPAIRS, INSTALL SURFACE-APPLIED DETECTABLE WARNING PANELS WITH BEVELLED EDGES. SURFACE APPLIED PANELS SHALL BE MECHANICALLY ANCHORED.

| REVISIONS           | CITY OF ALBUQUERQUE |
|---------------------|---------------------|
| PAVING              |                     |
| DETECTABLE WARNINGS |                     |
| DWG. 2446           | JUNE 2019           |

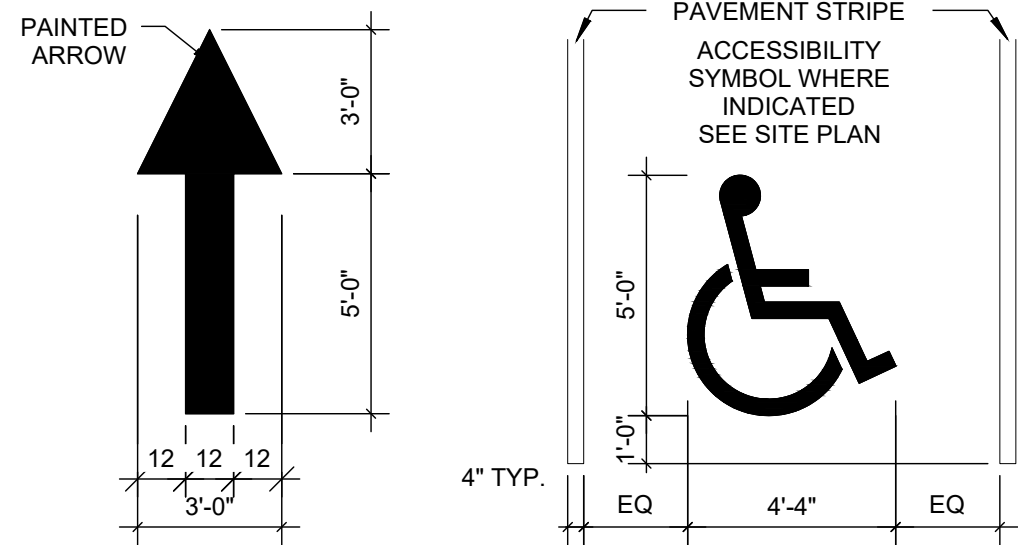
## DETECTABLE WARNING MAT

D  
A1.1  
NTS



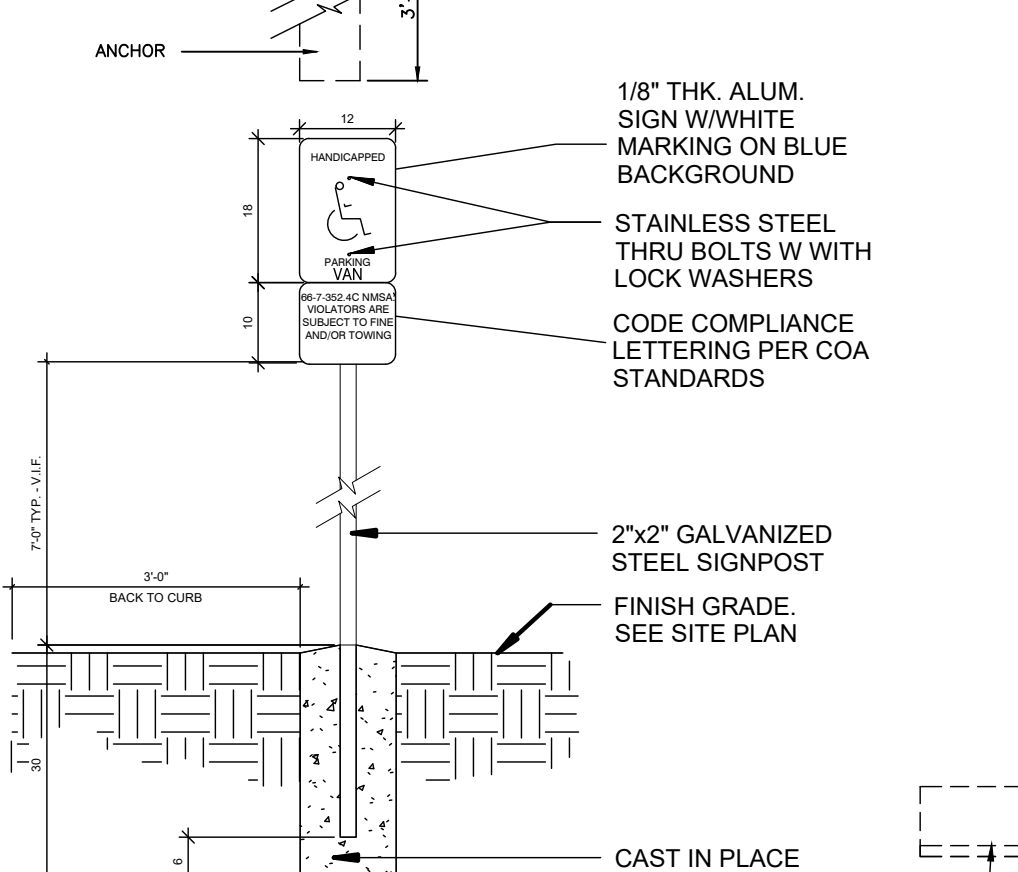
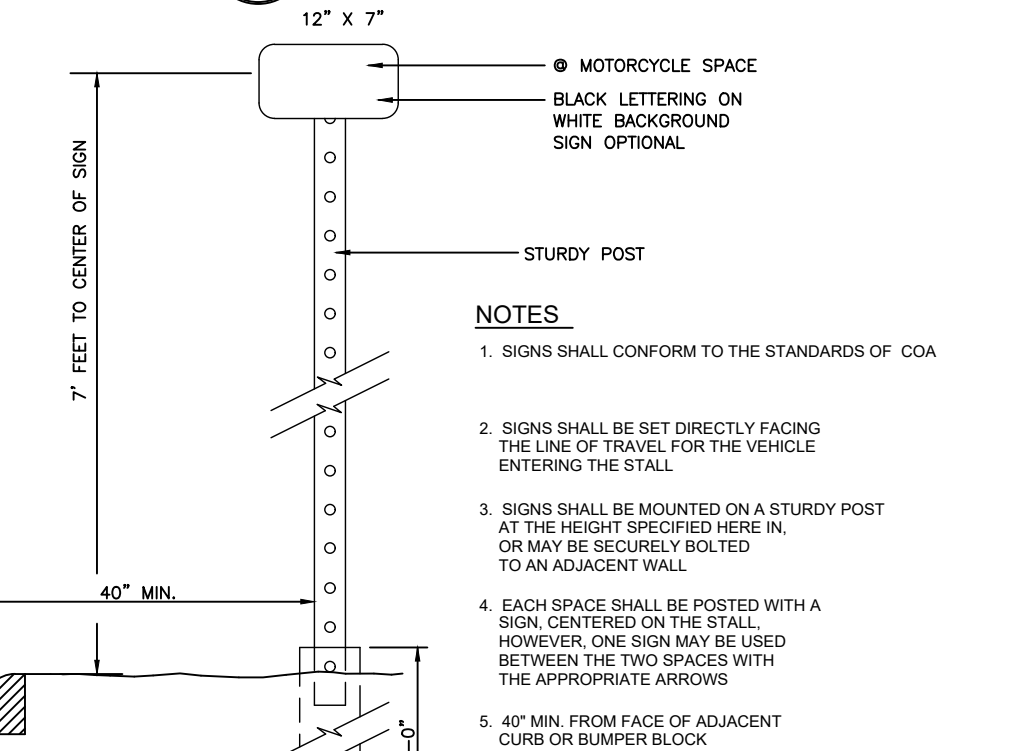
## PAVING DETAILS

E  
A1.1



## STRIPING DETAILS

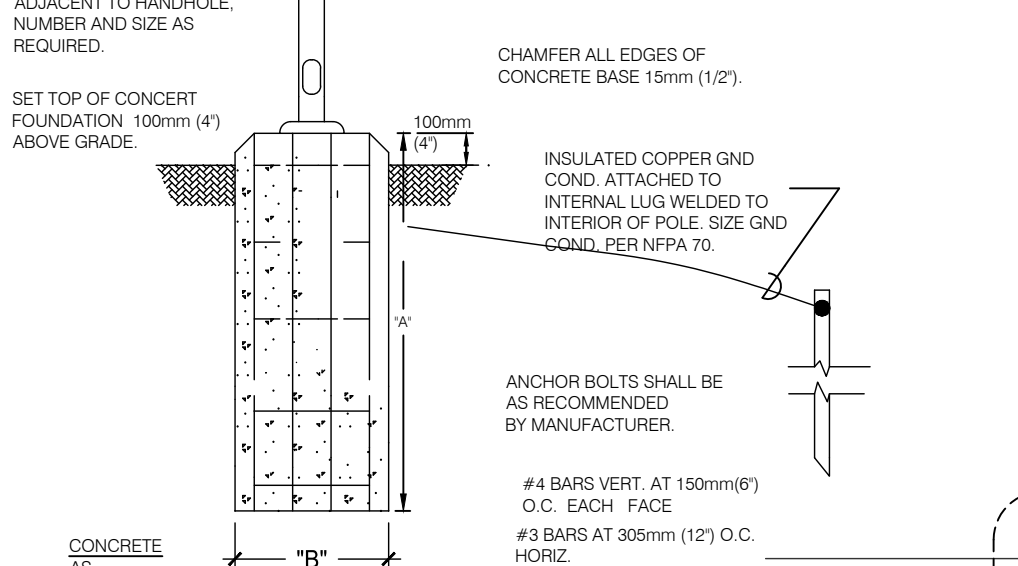
J  
A1.1  
1/2" = 1'-0"



## SIGNAGE

H  
A1.1  
1/2" = 1'-0"

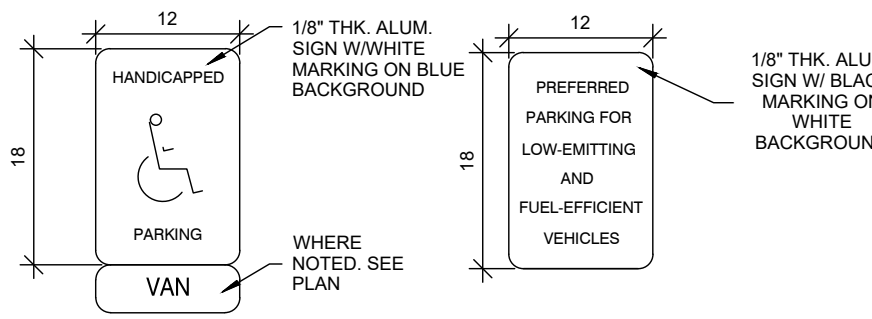
- LIGHT POLE NOTES**
1. LIGHTS/POLES SHALL CONFORM TO THE STANDARDS OF C.O.A.
  2. MAXIMUM HEIGHT SHALL BE 16'-0", INCLUDING CONCRETE BASE.
  3. ALL LIGHTS SHALL BE HOODED OR SHIELDED.



| POLE HEIGHT     | A            | B           |
|-----------------|--------------|-------------|
| 2438mm (9'-10") | 915mm (36")  | 305mm (12") |
| 3962mm (13'-0") | 1065mm (42") | 405mm (16") |
| 6400mm (21'-0") | 1830mm (72") | 610mm (24") |

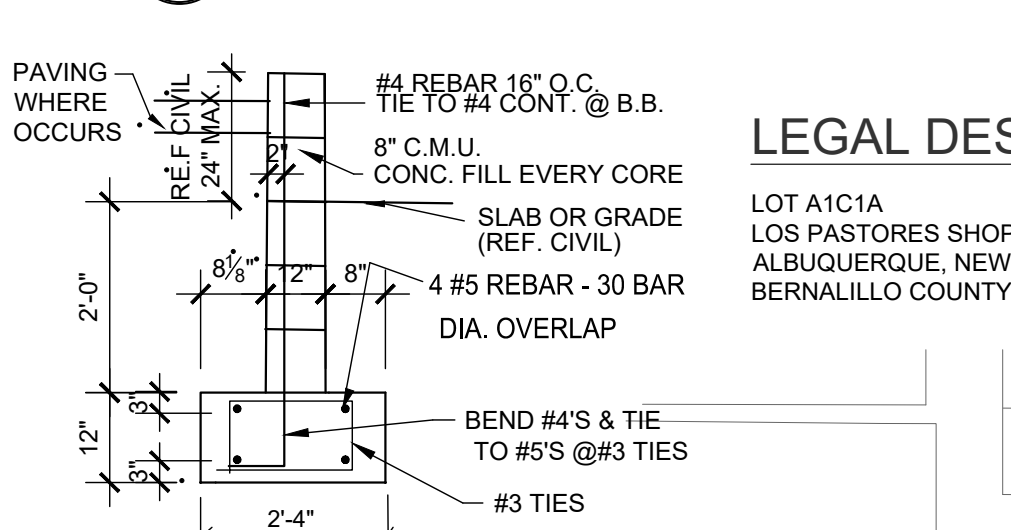
## POLE BASE

F  
A1.1  
1/2" = 1'-0"



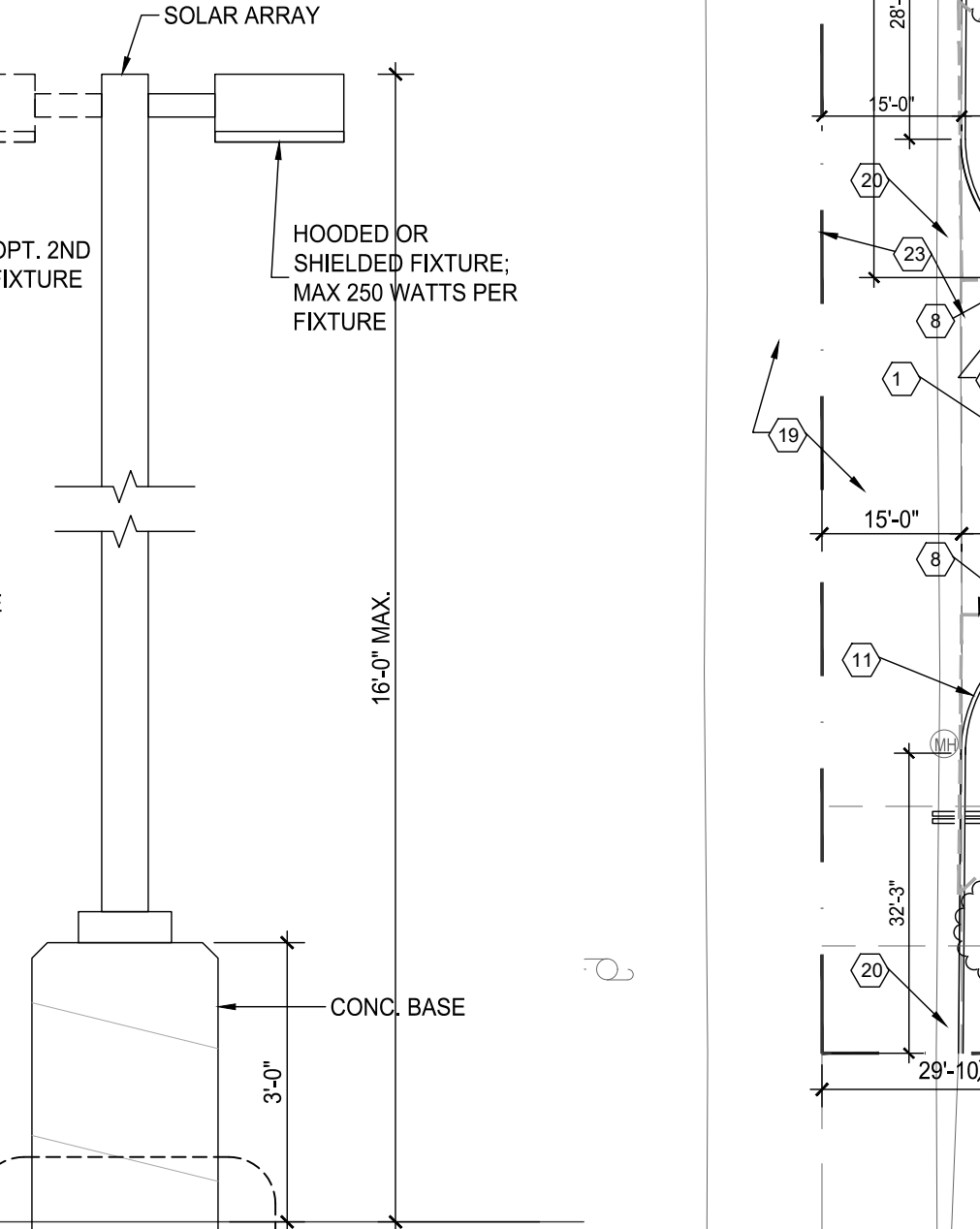
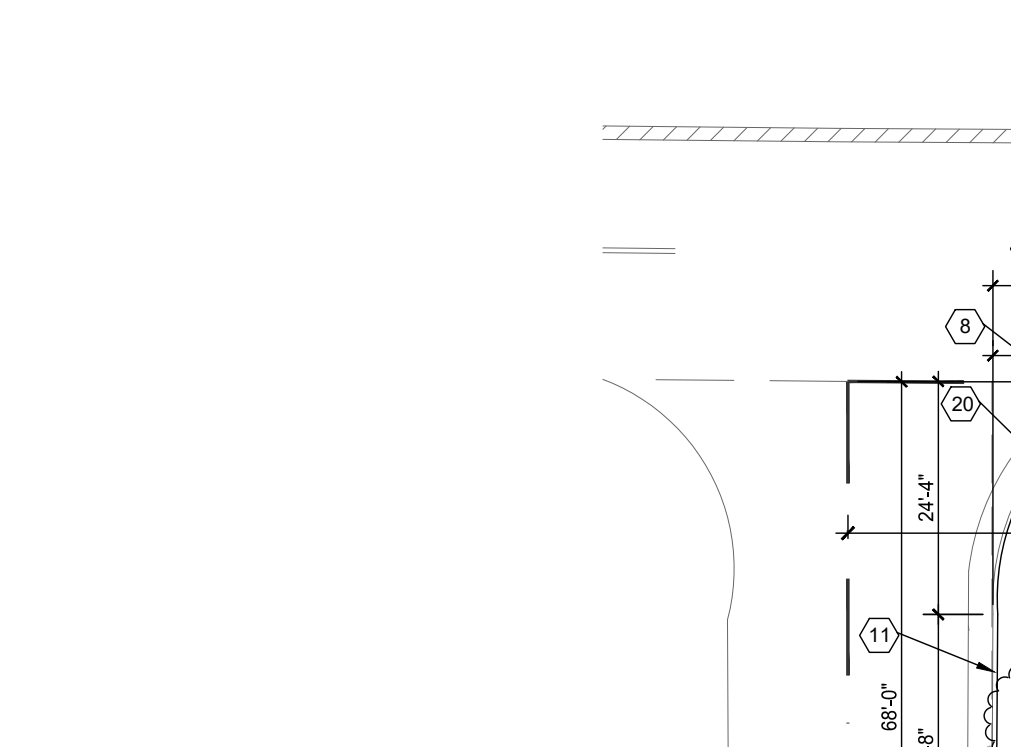
## SIGNAGE DETAILS

K  
A1.1  
1" = 1'-0"



## RET. WALL

L  
A1.1  
1/2" = 1'-0"



## SOLAR LIGHT POLE

G  
A1.1  
1/2" = 1'-0"

## KEYED NOTES

1. NEW ASPHALT PAVING TO EXTENTS SHOWN; REF. E/A1.1.
2. NEW PRECAST CONCRETE BUMPER-TYP.
3. PAVEMENT STRIPING TO EXTENTS SHOWN
4. LANDSCAPING AREA; REF. SHEET A1.2
5. CONCRETE SIDEWALK PAVING; REF. E/A1.1
6. ACCESS TO EXISTING INTERNAL ROAD CIRCULATION.
7. NEW HC STRIPING AND PAVEMENT PAINTED SYMBOL; REF. J/A1.1
8. NEW ADA RAMP WITH TACTILE TRUNCATED DOME MAT- REF. C&D/A1.1
9. MOTORCYCLE AND ADA PARKING SIGN; REF. H&K/A1.1
10. LINE OF SIGHT TRIANGLE-PER 8-2-215 (30' SHOWN)- LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS IN THIS AREA
11. STANDING CURB LOCATION; REF. E/A1.1
12. REPAIR AS REQUIRED EXISTING CURB AND GUTTER TO COA STD. DWG. 2430 AND #2415A
13. CUT EXISTING CURB EDGE FOR NEW INTERNAL ACCESS.
14. CUT EXISTING CMU WALL FOR PEDESTRIAN ACCESS; FIELD VERIFY TO MATCH EXISTING PEDESTRIAN ACCESS STRIPING/ CUT AT JOINTS AND ROUND OFF EDGES
15. CROSSWALK STRIPING, 12"W. X 5'L BRIGHT WHITE.
16. CONNECT SIDEWALK TO EXISTING WYOMING PEDESTRIAN ACCESS.
17. WALL 18" HIGH MAX.; REF. CIVIL AND U/A1.1.
18. ADA RAMP @ PARKING REF. B/A1.1.
19. EXISTING INTERNAL CIRCULATION.
20. PATCH IN ASPHALT WITH EXISTING INTERNAL CIRCULATION ROAD.
21. ROUGH IN (2) 6" FIRE LINES 2' BELOW LOWEST ELEVATION; REF. CIVIL.; MARK ENDS OF PIPES WITH REBAR CAP FOR FUTURE ACCESS.
22. 15" FIRE AND WATER EASEMENT.
23. 15' P.U.E.
24. SOLAR LIGHT POLE; REF. F&G/A1.1
25. DIRECTIONAL ARROWS; REF. J/A1.1

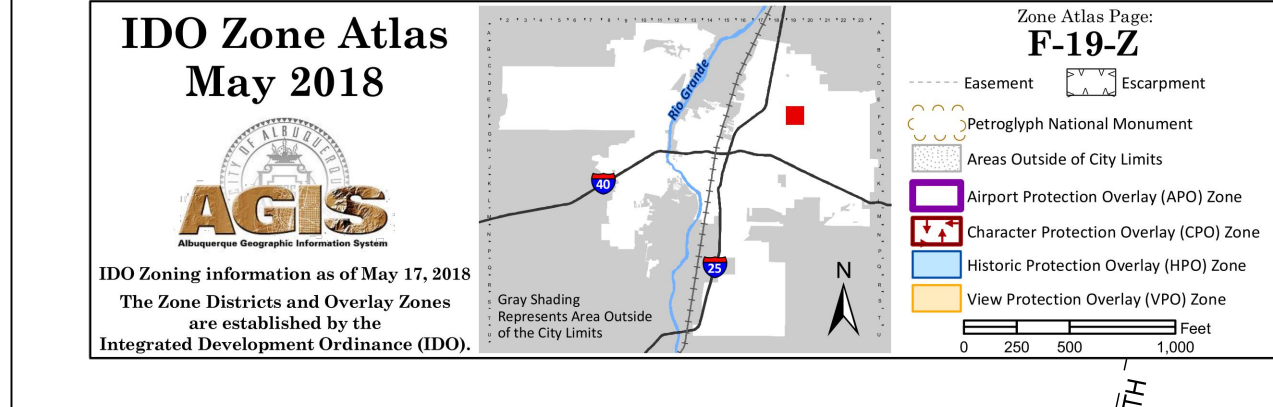
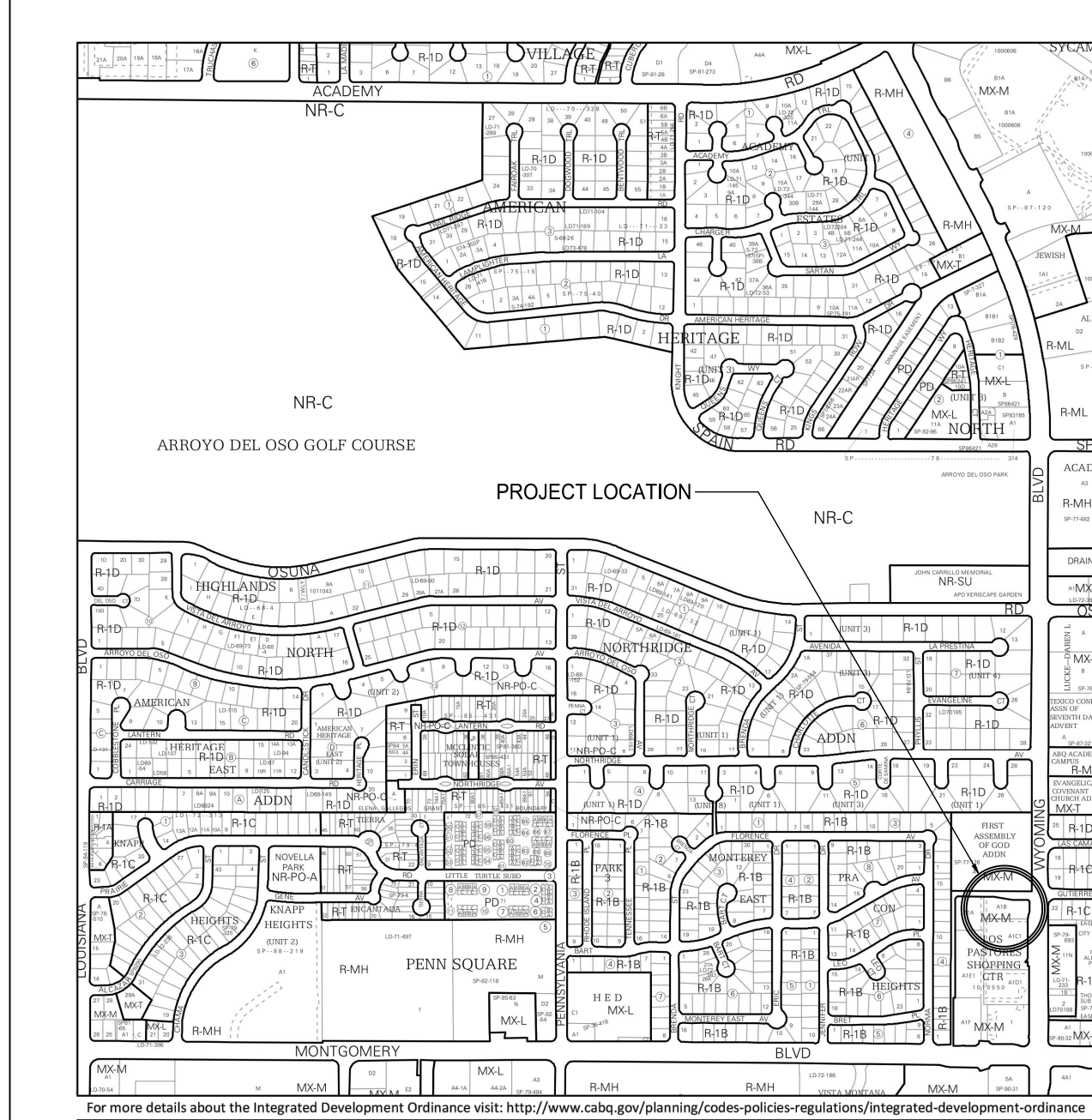
## LEGAL DESCRIPTION

LOT A1C1A  
LOS PASTORES SHOPPING CENTER  
ALBUQUERQUE, NEW MEXICO 87109  
BERNALILLO COUNTY

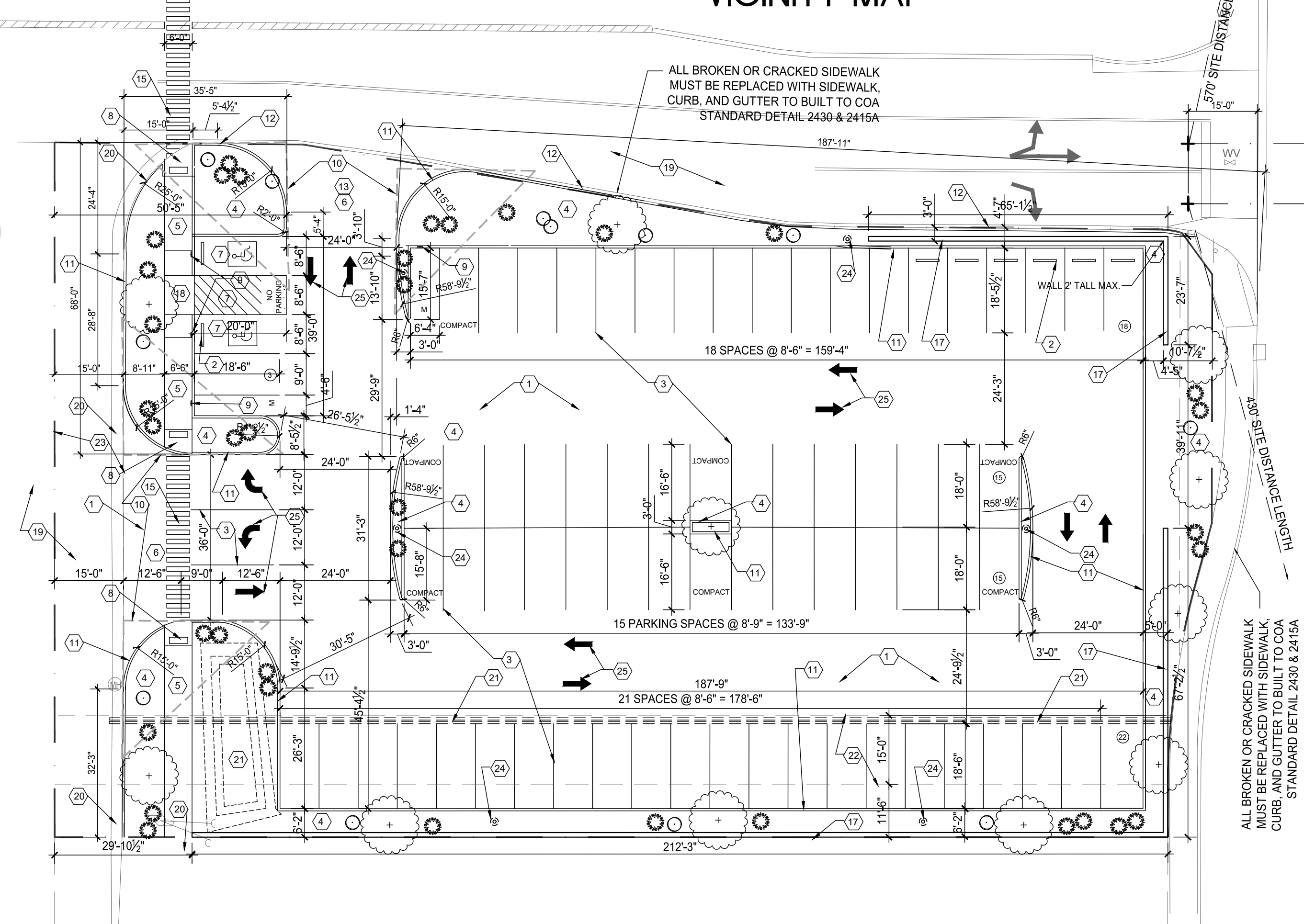
## SITE DATA

ZONING: MX-M  
ZONE ATLAS: F-19  
SITE SIZE: 34,848 SQ. FT. (8000 AC.)  
BUILDING SIZE / % OF SITE: THERE IS NO BUILDING ON THIS SITE  
UPC: 101906151208140505  
THIS PARKING LOT IS NOT REQUIRED OFF STREET PARKING  
TOTAL STANDARD PARKING PROVIDED = 64 SPACES  
TOTAL COMPACT SPACES PROVIDED = 7 SPACES  
TOTAL H.C. PARKING PROVIDED = 2 SPACES  
TOTAL PARKING PROVIDED = 73 SPACES  
MOTORCYCLE PARKING PROVIDED = 2 SPACES

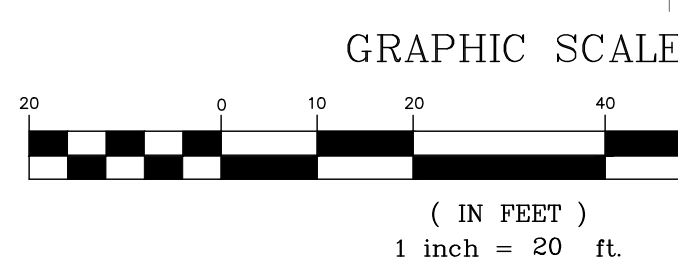
THREE MOTORCYCLE SPACES ARE NOT REQUIRED PER IDO 5-5(D)(1) TABLE 5-5-4 BECAUSE THE PARKING SPACES ON THIS SITE ARE NOT REQUIRED FOR ANY BUILDING  
NO BICYCLE PARKING REQUIRED PER IDO 5-5(E)(1) THERE IS NO BUILDING ON THIS SITE



VICINITY MAP

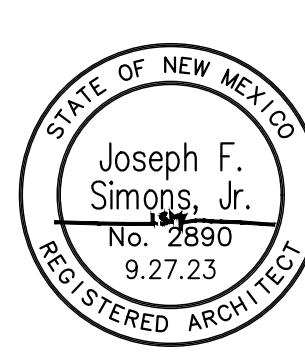


**PROJECT SCOPE**  
THIS PROJECT IS FOR A PARKING LOT  
THERE IS NO BUILDING ON THIS SITE  
THERE IS NO SOLID WASTE REQUIREMENT FOR THIS SITE  
THIS PARKING LOT IS NOT REQUIRED FOR ANY BUILDING'S OFF STREET PARKING REQUIREMENTS



## TRAFFIC CONTROL LAYOUT

A  
A1.1  
1" = 20'-0"



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LEGACY CHURCH  
4625 WYOMING BLVD. NE  
ALBUQUERQUE, NM 87109  
BERNALILLO COUNTY

JOB NUMBER  
LEG-011  
DATE  
9.27.23  
REVISIONS

DESIGNED & DRAWN BY  
JFS

A1.1