

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

January 18, 2023

Scott Anderson, RA
Scott C. Anderson & Associates Architects
4419 4th st. NW Suite B
Albuquerque, NM 87102

Re: Sequoia Apartments
5130 Sequoia Rd. NW
Traffic Circulation Layout
Architect's Stamp 11-30-22 (G15-D058)

Dear Mr. Anderson,

The TCL submittal received 01-09-2023 is approved for Building Permit by Transportation. 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.

PO Box 1293

Albuquerque

NM 87103

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 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,

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

C: CO Clerk, File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

Project Title: Sequoia Apts Building Permit # 22-04675 Hydrology File #
DRB# EPC#

Legal Description: Lot 20 Corona del Sol City Address OR Parcel 5130 Sequoia Rd NW

Applicant/Agent: Scott Anderson Contact:
Address: 4419 4th St NW Ste B Phone: 505 401 7575
Email: scott@scsarchitects.com

Applicant/Owner: Contact:
Address: Phone:
Email:

TYPE OF DEVELOPMENT: PLAT (#of lots) RESIDENCE DRB SITE ADMIN SITE ☒
RE-SUBMITTAL: ☒ YES ☐ NO

DEPARTMENT: ☒ TRANSPORTATION ☐ HYDROLOGY/DRAINAGE
Check all that apply:

TYPE OF SUBMITTAL:

- ☐ ENGINEER/ARCHITECT CERTIFICATION
- ☐ PAD CERTIFICATION
- ☐ CONCEPTUAL G&D PLAN
- ☐ GRADING PLAN
- ☐ DRAINAGE REPORT
- ☐ DRAINAGE MASTER PLAN
- ☐ FLOOD PLAN DEVELOPMENT PERMIT APP.
- ☐ ELEVATION CERTIFICATE
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ADMINISTRATIVE
- ☐ TRAFFIC CIRCULATION LAYOUT FOR DRB APPROVAL
- ☐ TRAFFIC IMPACT STUDY (TIS)
- ☐ STREET LIGHT LAYOUT
- ☐ OTHER (SPECIFY)
- ☐ PRE-DESIGN MEETING?

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY
- ☐ CONCEPTUAL TCL DRB APPROVAL
- ☐ 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
- ☐ FLOOD PLAN DEVELOPMENT PERMIT
- ☐ OTHER (SPECIFY)

DATE SUBMITTED: 4/13/2022
1/3/2023



SCOTT C. ANDERSON
& associates architects

7604 rio penasco nw
albuquerque, nm 87120
andersonscottc@comcast.net
505.401.7575

January 3, 2023

Ms. Marwa Al-najjar

Associate Engineer, Planning Department
Development Review Services
600 2nd St. NW, Suite 201
Albuquerque, NM 87102
505 924-3991

Re: Traffic layout certification, 5130 Sequoia Rd NW, BP 2022-04675


Dear Ms. **Al-najjar**:

The Owner wishes to reduce the clear span over the tuck under parking by adding 3 new structural columns. Each of these columns will be protected by steel bollards. The new columns will be placed 18ft from the inside face of the curb to the south of the building. The new columns are called out in keyed note "AH".

Respectfully,

Scott Anderson



- | | | |
|---|--------------------|--|
| SEAL
 | DESIGNED | PROJECT NO |
| | DRAWN | SCALE |
| | CHECKED | DRAWING NO |
| | REVIEWED | <div style="font-size: 48pt; font-weight: bold;">A-100</div> |
| | DATE
11/30/2022 | |