



**Planning Department
Transportation Development Services**

July 10, 2014

Jackie McDowell, P.E.
McDowell Engineering, Inc.
7820 Beverly Hills Ave NE
Albuquerque, NM 87122

Re: Philip Lovato & Sons, 4101 4th St NW
Traffic Circulation Layout
Engineer's Stamp dated 7-06-14 (G14-D085)

Dear Ms. McDowell,

The TCL submittal received 7-07-14 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. **Public infrastructure or work done within City Right-of-Way shown on these plans is for information only and is not part of approval. A separate DRC or other appropriate permit is required to construct these items.**

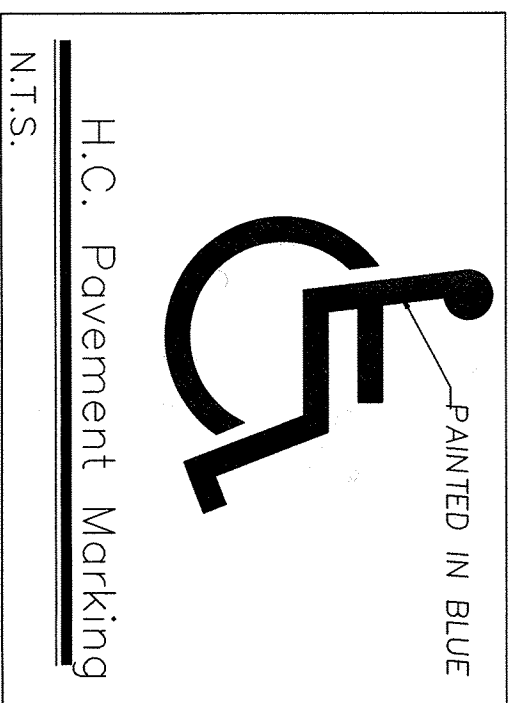
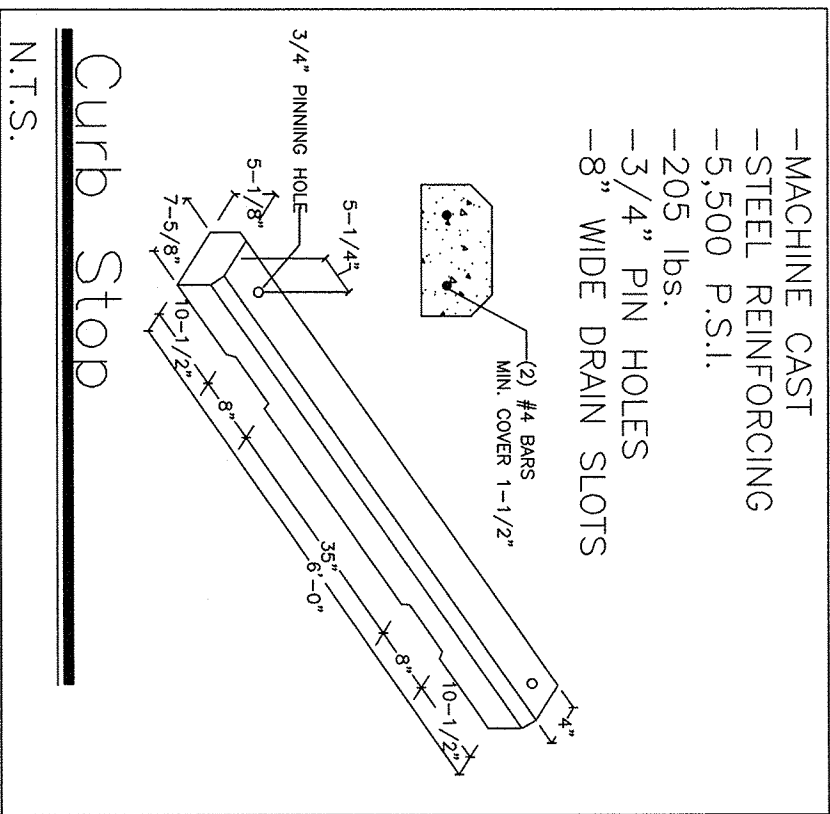
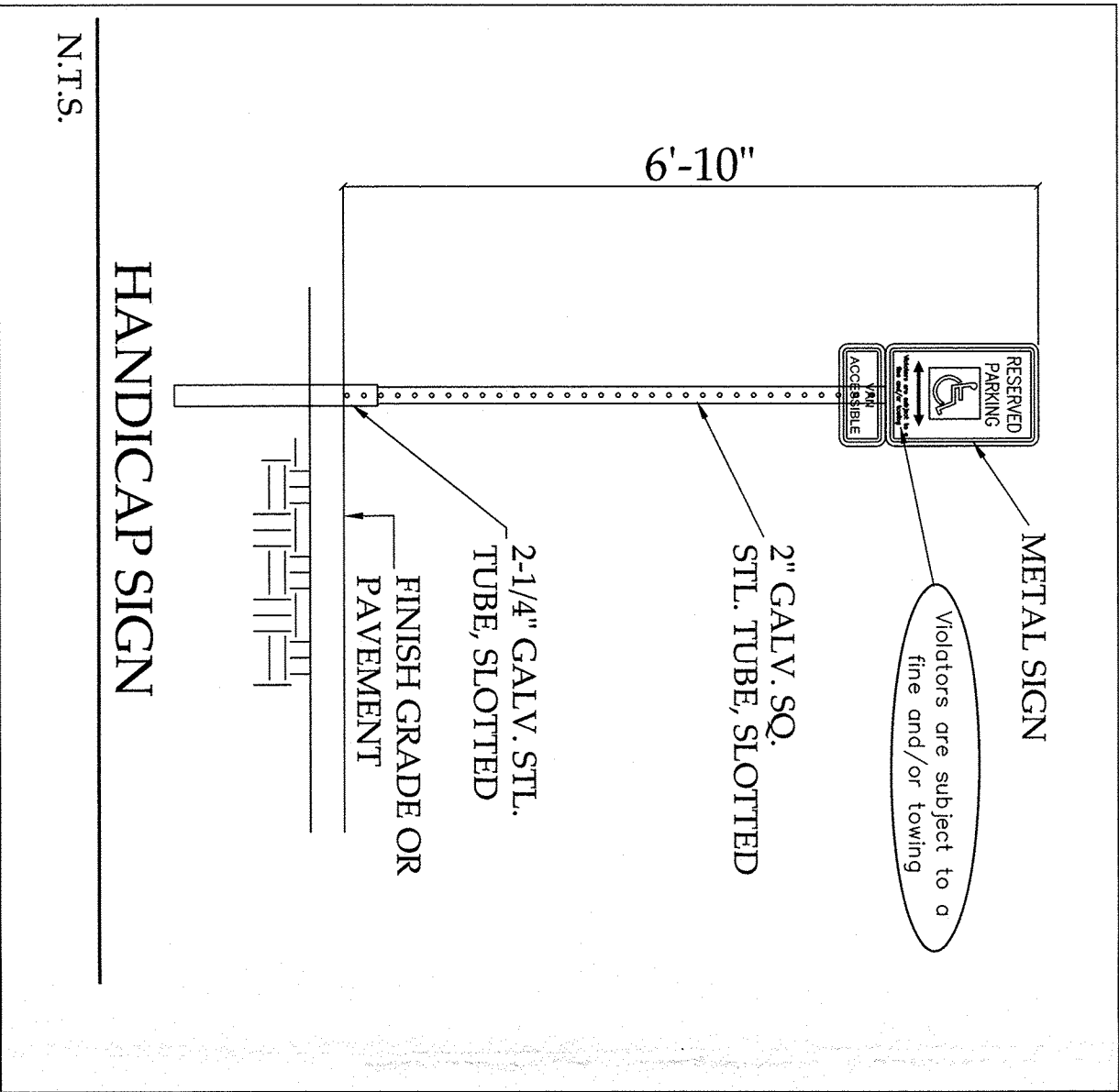
When the site construction is completed and a Certificate of Occupancy (C.O.) is requested, use the original City stamped approved TCL for certification. Redline any minor changes and adjustments that were made in the field. A NM registered architect or engineer must stamp, sign, and date the certification 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 924-3306.

Sincerely,

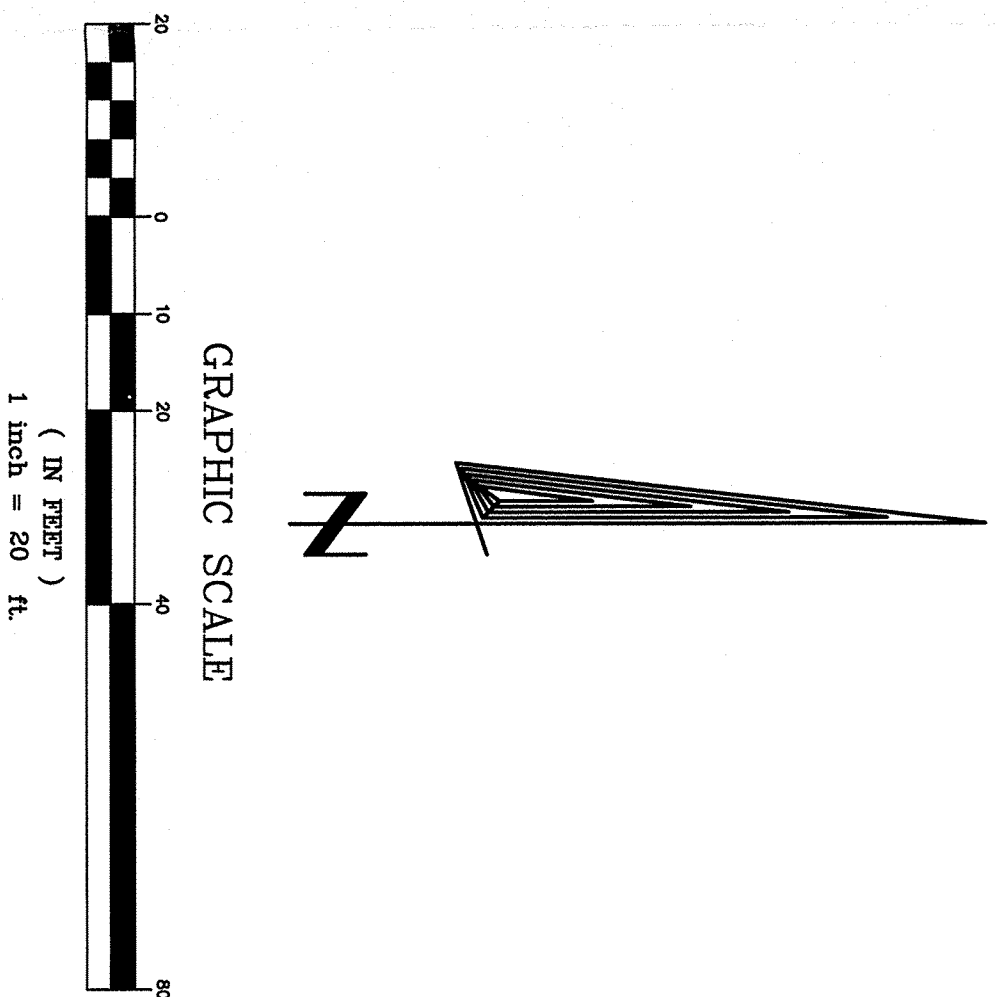
Racquel M. Michel, P.E.
Senior Engineer, Planning Dept.
Development Review Services

C: File



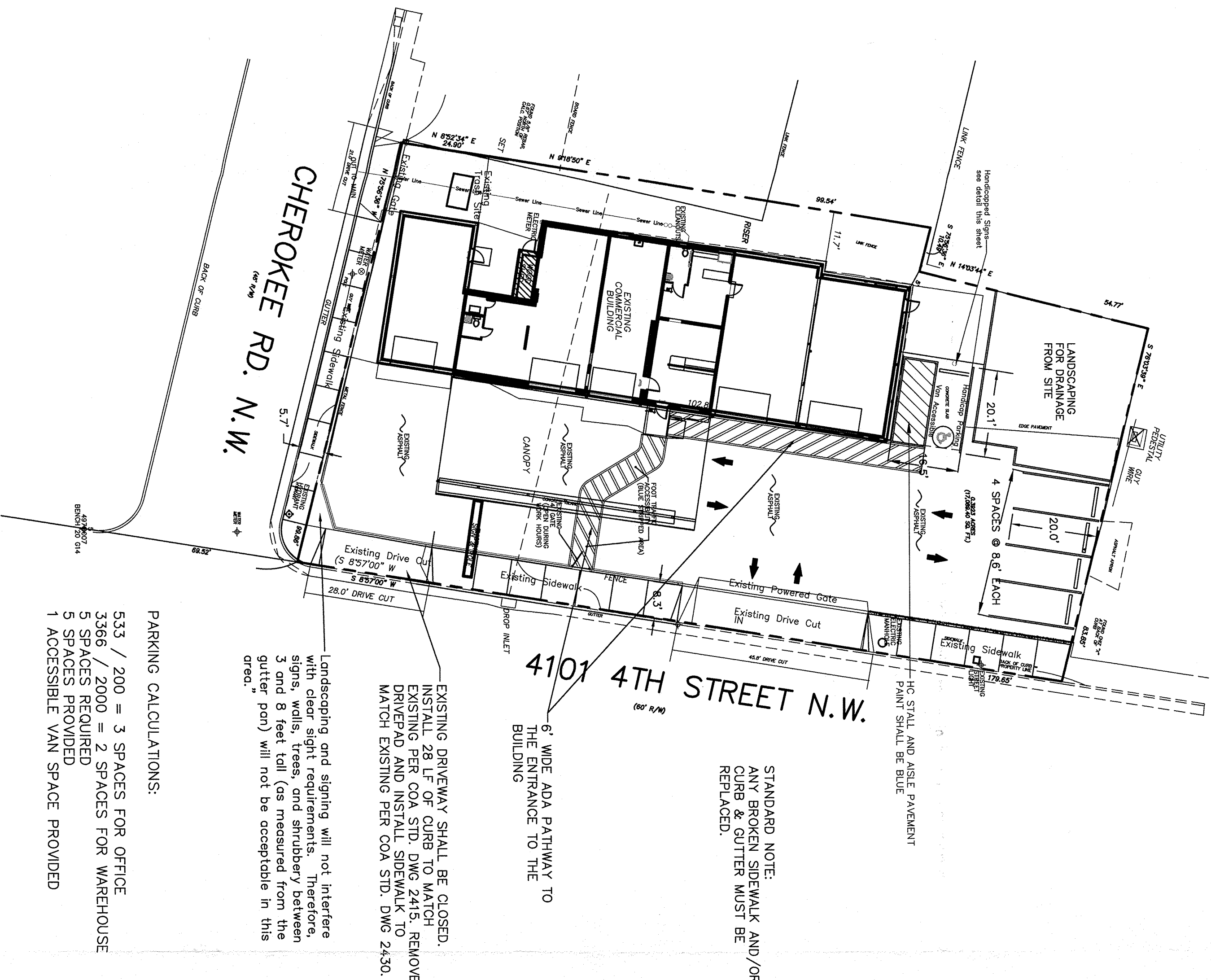
STANDARD ACCESSIBLE PARKING NOTES:

1. Handicap sign shall include the language "Violators are subject to a fine and/or towing" per statute 66-7-352.4C NMSA 1978.
2. Parking space pavement markings shall have a clear visible, blue International Symbol of Accessibility painted on the pavement at rear of space per statute 66-1-4.1E NMSA 1978.
3. Access aisle shall have blue, diagonal striping per statute 66-1-4.1B NMSA 1978.
4. 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 tires would be placed per statute 66-1-4.1B NMSA 1978.
5. The curb ramp shall not protrude into the access aisle or parking.



LOTS 1 THROUGH 7, INCLUSIVE, AND THE
EASTERLY FRACTIONAL PORTIONS OF
LOTS 8 THROUGH 12, INCLUSIVE,
BLOCK 1 OF THE WINONA ADDITION
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

LEGAL DESCRIPTION
LOTS NUMBERED ONE (1) THROUGH SEVEN (7), INCLUSIVE, AND THE EASTERLY FRACTIONAL PORTIONS OF EIGHT (8) THROUGH TWELVE (12), INCLUSIVE, OF BLOCK ONE (1) OF THE WINONA ADDITION, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE MAP OF SAID ADDITION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JANUARY 13, 1931 IN MAP BOOK C2, FOLIO 82.



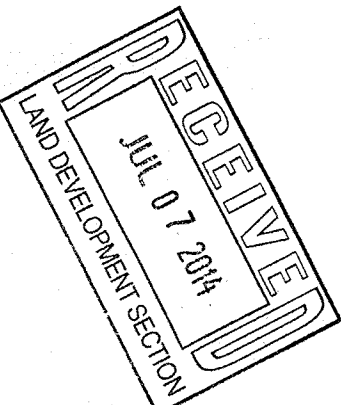
STANDARD NOTE:
ANY BROKEN SIDEWALK AND/OR CURB & GUTTER MUST BE REPLACED.

ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

Public Infrastructure shown on these plans for information only and not part of approval. Separate DP/Permit approval and Work Order required.

2-19-14
Rev. 6-24-14
Rev. 7-6-14

TRAFFIC CIRCULATION LAYOUT
APPROVED
Signed: [Signature]
Date: 7/16/14



CITY OF ALBUQUERQUE, BERNALILLO COUNTY NEW MEXICO

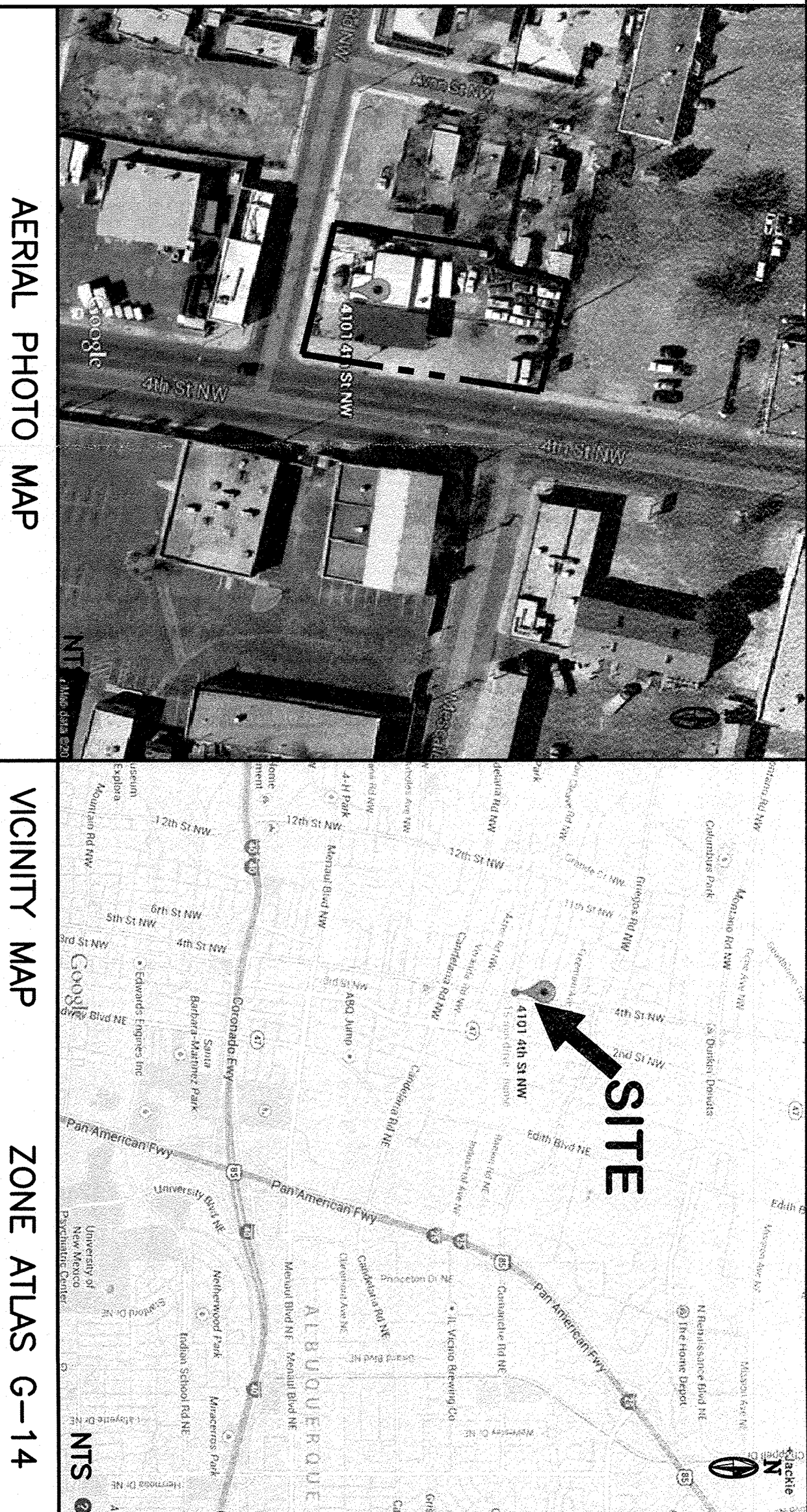
4101 FOURTH STREET NW
WINONA ADDITION

McDowell Engineering, Inc.

7820 BEVERLY HILLS AVE. NE ALBUQUERQUE, NM 87122

TEL: 505-828-2430 FAX: 505-821-4857

Designed JSM	Drawn STAFF	Checked JSM	Sheet	1	of	1
File	LOV0114L	Date	FEBRUARY 2014			



AERIAL PHOTO MAP

VICINITY MAP

ZONE ATLAS G-14

LEGEND

	EXISTING	PROPOSED
CONTOUR	6045	6045
PROPERTY LINE		
ROAD		
SETBACK		
WALL		
SPOT ELEVATION		