

# CITY OF ALBUQUERQUE



February 14, 2012

James L. Hewitt, P.E.  
Hewitt Engineering & Environmental Consultants  
5615 Creggs Street, NW  
Albuquerque, NM 87120

**Re: Heart & Sole Sports Grading and Drainage Plan  
Engineer's Stamp dated 1-20-12 (H-17/D108)**

Dear Mr. Hewitt,

PO Box 1293

Based upon the information provided in your submittal dated 1-31-12, the above referenced plan cannot be approved for Building Permit until the following comment has been addressed:

Albuquerque


- You have to obtain owner's permission in writing to grade within Lot 8.

NM 87103

If you have any questions, you can contact me at 924-3695.

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

Sincerely,

  
Shahab Biazar, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: emailed

# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Heart & Sole Sports Addition ZONE MAP: H-17/D-108  
 DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 6-A, Block 2, Bel-Air Subdivision  
 CITY ADDRESS: 2817 San Mateo Blvd., NE

ENGINEERING FIRM: Hewitt Engineering & Environmental Consultants CONTACT: James Hewitt PE  
 ADDRESS: 5615 Cregas St. NW PHONE: 899-3195  
 CITY, STATE: Albuquerque, NM ZIP CODE: 87120

OWNER: Travis Oak CONTACT: Travis Oak  
 ADDRESS: 2817 San Mateo Blvd., NE PHONE: 263-3634  
 CITY, STATE: Albuquerque, NM ZIP CODE: 87110

ARCHITECT: Ryan Design & Drafting CONTACT: Jim Ryan  
 ADDRESS: 5024 Redlands, NW PHONE: 480-2001  
 CITY, STATE: Albuquerque, NM ZIP CODE: 87120

SURVEYOR: Advanced Engineering Consultants LLC CONTACT: Shahab Bizar PE  
 ADDRESS: 4416 Anaheim Ave., NW PHONE: 899-5570  
 CITY, STATE: Albuquerque, NM ZIP CODE: 87113

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

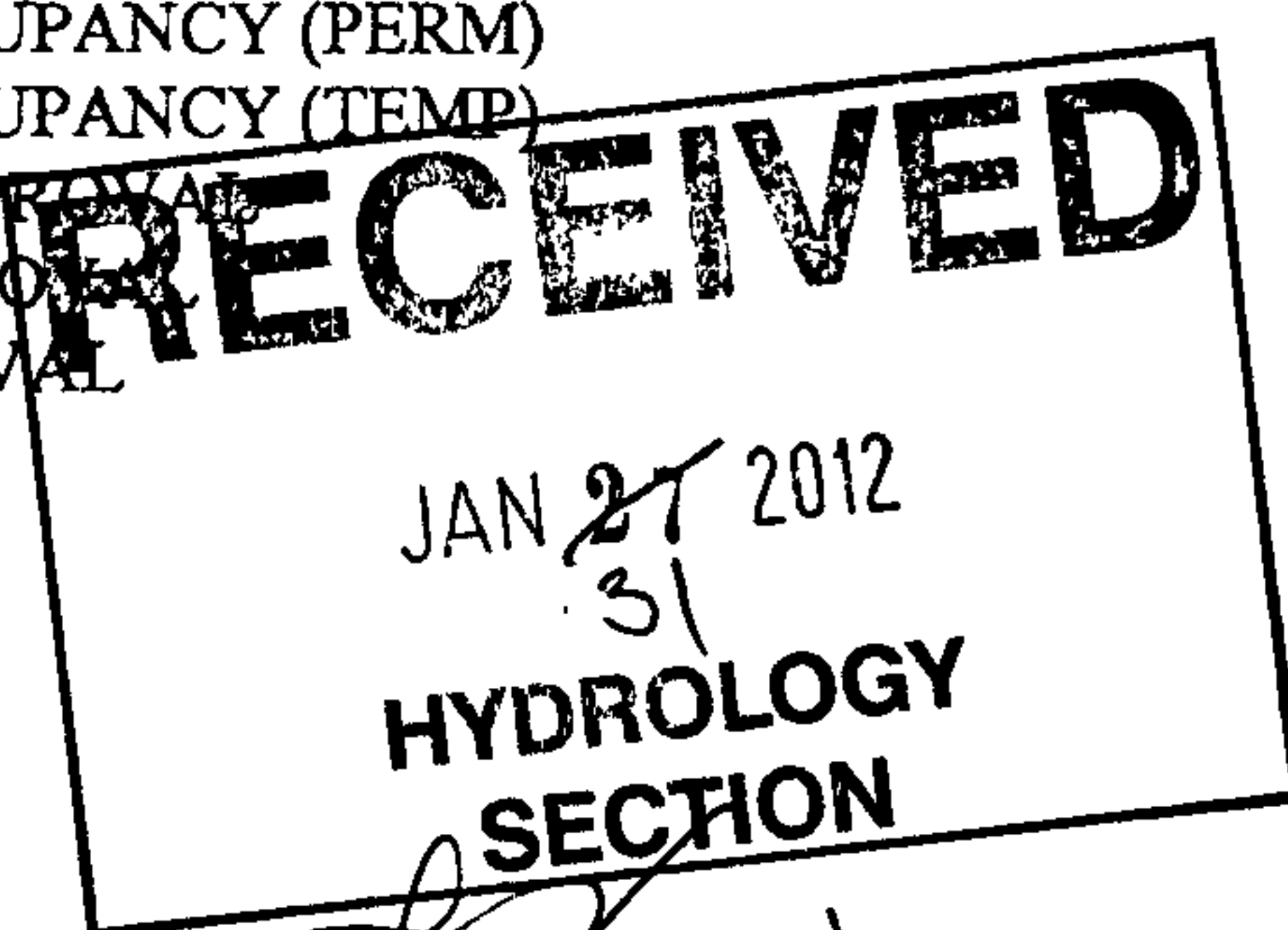
- TYPE OF SUBMITTAL:**
- ☐ DRAINAGE REPORT
  - ☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL
  - ☒ DRAINAGE PLAN RESUBMITTAL
  - ☐ CONCEPTUAL G & D PLAN
  - ☒ GRADING PLAN
  - ☐ EROSION CONTROL PLAN
  - ☐ ENGINEER'S CERT (HYDROLOGY)
  - ☒ CLOMR/LOMR
  - ☒ TRAFFIC CIRCULATION LAYOUT
  - ☐ ENGINEER'S CERT (TCL)
  - ☐ ENGINEER'S CERT (DRB SITE PLAN)
  - ☐ OTHER (SPECIFY) \_\_\_\_\_

- CHECK TYPE OF APPROVAL SOUGHT:**
- ☐ SIA/FINANCIAL GUARANTEE RELEASE
  - ☐ PRELIMINARY PLAT APPROVAL
  - ☐ S. DEV. PLAN FOR SUB'D APPROVAL
  - ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
  - ☐ SECTOR PLAN APPROVAL
  - ☐ FINAL PLAT APPROVAL
  - ☐ FOUNDATION PERMIT APPROVAL
  - ☒ BUILDING PERMIT APPROVAL
  - ☐ CERTIFICATE OF OCCUPANCY (PERM)
  - ☐ CERTIFICATE OF OCCUPANCY (TEMP)
  - ☐ GRADING PERMIT APPROVAL
  - ☐ PAVING PERMIT APPROVAL
  - ☐ WORK ORDER APPROVAL
  - ☐ OTHER (SPECIFY) \_\_\_\_\_

WAS A PRE-DESIGN CONFERENCE ATTENDED:  
☒ YES  
☐ NO  
☒ COPY PROVIDED

DATE SUBMITTED: 01/27/12

BY: [Signature]



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

# CITY OF ALBUQUERQUE



December 23, 2011

James L. Hewitt, P.E.  
Hewitt Engineering & Environmental Consultants  
5615 Creggs Street, NW  
Albuquerque, NM 87120

**Re: Heart & Sole Sports Grading and Drainage Plan**  
**Engineer's Stamp dated 12-07-11 (H-17/D108)**

Dear Mr. Hewitt,

Based upon the information provided in your submittal dated 12-07-11, the above referenced plan cannot be approved for Building Permit until the following comments have been addressed:

- ① Will the new building be placed on stem walls? If so, please show the limits of the stem walls.
  - The spot elevation on the southeast corner of the existing building indicates that it is higher than the finished floor elevation. Please clarify. ✓
  - Please provide a clearer FIRM map that shows the floodplain limits. ✓
  - Indicate floodplain limits on drainage plan. ✓
- ② Show roof slopes for new building. ✓
- ③ It appears that grading will take place on Lot 8, have you obtained permission for this work?
  - Hydrology is requesting that you depress all landscape areas. ✓

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: file  
CJH/CC

PO Box 1293

Albuquerque

NM 87103

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



# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Heart & Sole Sports Addition ZONE MAP: H-17/D108  
 DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 6-A, Block 2, Bel-Air Subdivision  
 CITY ADDRESS: 2817 San Mateo Blvd, NE

ENGINEERING FIRM: Heniff Engineering & Env. Consultants CONTACT: James Heniff PE  
 ADDRESS: 5615 Coors St, NW PHONE: 899-3195  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87120

OWNER: Travis Dyle CONTACT: Travis Dyle  
 ADDRESS: 2817 San Mateo Blvd, NE PHONE: 263-3634  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87110

ARCHITECT: Ryan Design & Drafting CONTACT: Tim Ryan  
 ADDRESS: 5024 Redlands, NW PHONE: 420-2001  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87120

SURVEYOR: Advanced Engineering & Consulting LLC CONTACT: Shahab Bizar PE  
 ADDRESS: 4416 Alameda Avenue, NE PHONE: 899-5570  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87113

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

## TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) \_\_\_\_\_

## CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) \_\_\_\_\_

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☒ COPY PROVIDED

DATE SUBMITTED: 12/07/11

DEC 07 2011

HYDROLOGIC  
SECTION

BY: [Signature]

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. Conceptual Grading and Drainage Plan: Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. Drainage Plans: Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. Drainage Report: Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.

# Project Description

NEW ±5,994 S.F. 2 STORY OFFICE/RETAIL BUILDING. CONSTRUCTION TO BE CONCRETE MASONRY AND STEEL

## Project Data

OWNER: INSTEP SPORTS LLC  
TRAVIS OGLE (263-3634)  
2817 SAN MATEO NE  
ALBUQUERQUE, NM 87110

CONTRACTOR: BINGHAM SERVICES  
1839 PROPPS  
ALBUQUERQUE, NM 87112

ARCHITECT: BRISCOE ARCHITECTS, P.C.  
2001 CARLISLE BLVD. NE, SUITE A  
ALBUQUERQUE, NM 87110-6224  
JOHN BRISCOE AIA 505.262.0193

BUILDING ADDRESS: 2817 SAN MATEO NE  
ALBUQUERQUE, NM 87110

ZONE ATLAS PAGE: H-17-Z

ZONING: C-1

LEGAL DESCRIPTION: LOTS 6 & 7, BLOCK 2, BEL AIR  
CONTAINING 14,975.06 SQUARE FEET  
(±0.3438 ACRES)

## Code Data

USAGE: OFFICE AND RETAIL  
CONSTRUCTION TYPE: NON SPRINKLED  
OCCUPANCY: M

	OCCUPANCY:	AREA (USF)	FACTOR	OCCUPANT LOAD
1ST FLOOR	RETAIL	2,894	1/ 30	96.47
	BREAK RM.	181	1/ 15	12.07
	STORAGE	905	1/ 300	3.02
	ACCESSORY	628	N /A	-0-
	SUBTOTAL 1:	4,608		112
2ND FLOOR	OFFICE	735	1/ 100	7.35
	LOUNGE	360	1/ 100	3.60
	ACCESSORY	291	N /A	0
	SUBTOTAL 2:	1,386		11
TOTAL		5,994		133

NOTE: OCCUPANCY LOAD AND AREAS SHOWN ARE FOR IBC EXITING REQUIREMENT ANALYSIS ONLY.

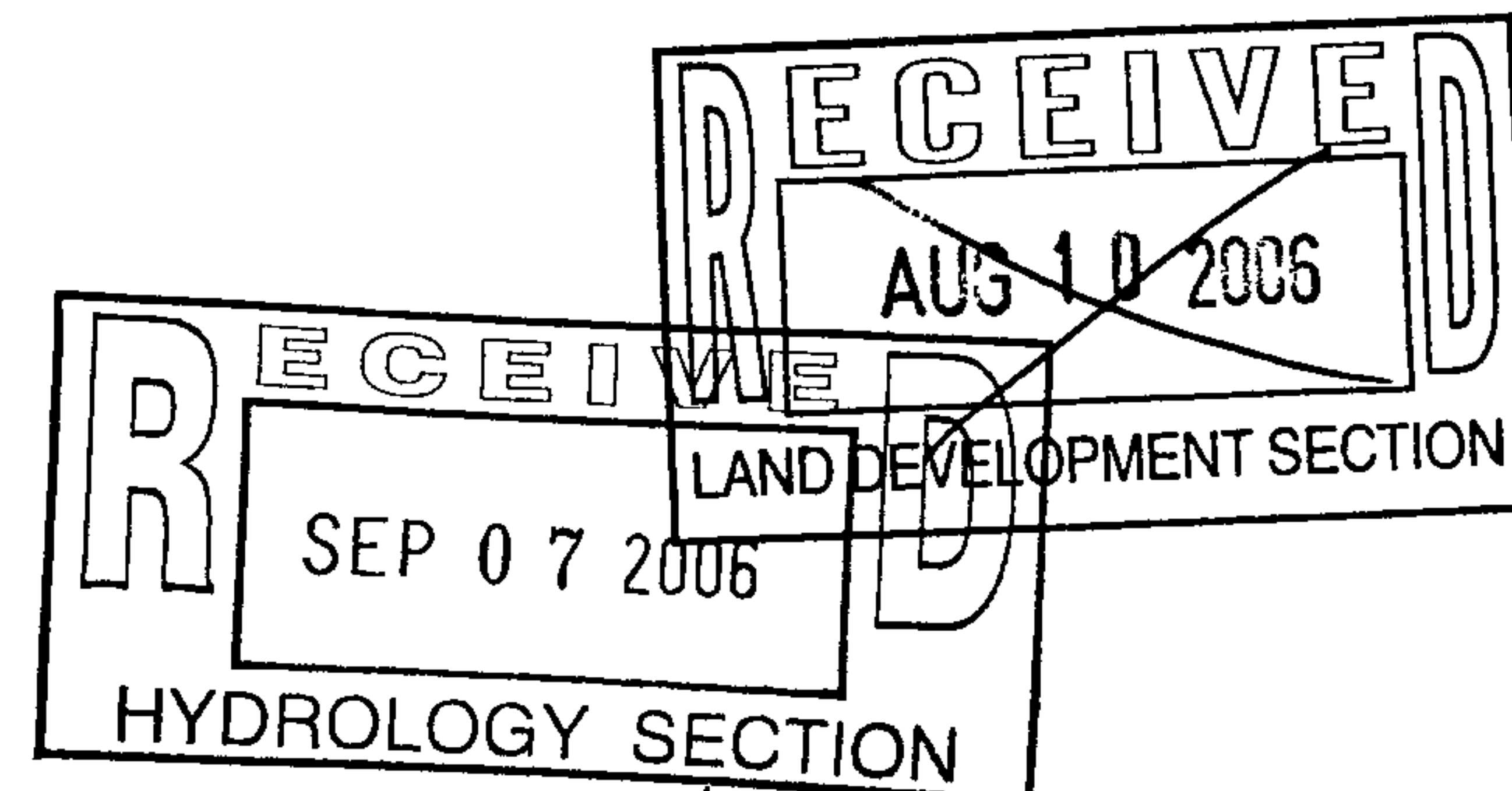
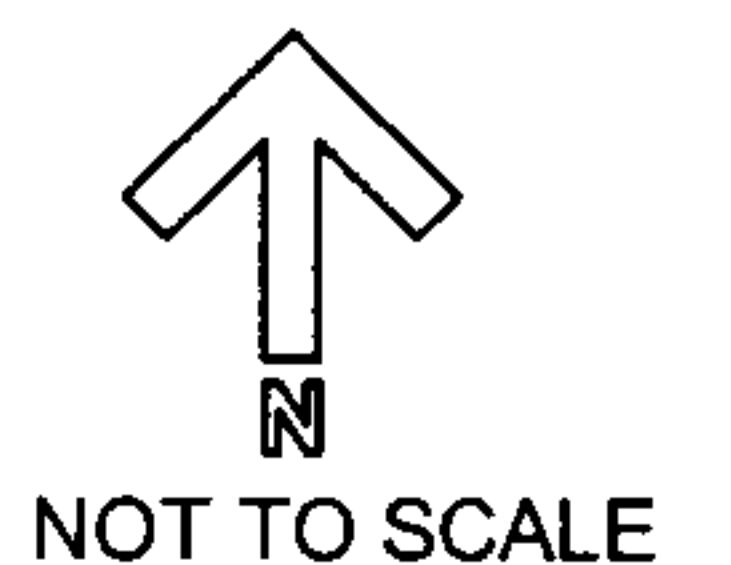
EXITS: 2 EXITS REQUIRED, 3 PROVIDED

## Project Location



## Vicinity Map

### ZA H 17



✓ Is the entrance existing or proposed? Need a build note

Call out width of sidewalk along San Mateo  
- proposed or existing?

Need a ramp at Vanaccess aisle - show detail

# CITY OF ALBUQUERQUE



July 7, 2006

Shahab Biazar, P.E.  
Advanced Engineering and Consulting, LLC  
4416 Anaheim Ave. NE  
Albuquerque, NM 87113

**Re: Heart and Sole Retail Building, 2817 San Mateo Boulevard NE, Grading  
and Drainage Plan  
Engineer's Stamp dated 6-05-06 (H17-D108)**

Dear Mr. Biazar,

Based upon the information provided in your submittal received 6-06-06, the above referenced plan is approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal D. Metro, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: File

P.O. Box 1293

Albuquerque

New Mexico 87103

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



# DRAINAGE INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: HEAR/ & SOLE RETAIL BUILDING

ZONE ATLAS/DRG. FILE #: H17 / D108

DRB #:

EPC #:

WORK ORDER #:

LEGAL DESCRIPTION: LOTS 6 & 7, BLOCK 2, BEL AIR

CITY ADDRESS: 2817 San Mateo NE Albuquerque, NM 87110

ENGINEERING FIRM: Advanced Engineering and Consulting, LLC

ADDRESS: 4416 Anaheim Ave., NE

CITY, STATE: Albuquerque, New Mexico

CONTACT: Shahab Biazar

PHONE: (505) 899-5570

ZIP CODE: 87113

OWNER:

ADDRESS:

CITY, STATE:

CONTACT:

PHONE:

ZIP CODE:

ARCHITECT:

ADDRESS:

CITY, STATE:

CONTACT:

PHONE:

ZIP CODE:

SURVEYOR:

ADDRESS:

CITY, STATE:

CONTACT:

PHONE:

ZIP CODE:

CONTRACTOR:

ADDRESS:

CITY, STATE:

CONTACT:

PHONE:

ZIP CODE:

## CHECK TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT

☐ DRAINAGE PLAN 1ST SUBMITTAL, REQUIRES TCL OR EQUAL

☐ CONCEPTUAL GRADING & DRAINAGE PLAN

☒ GRADING PLAN

☐ EROSION CONTROL PLAN

☐ ENGINEER'S CERTIFICATION (HYDROLOGY)

☐ CLOMR / LOMR

☐ TRAFFIC CIRCULATION LAYOUT (TCL)

☐ ENGINEER'S CERTIFICATION (TCL)

☐ ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)

☐ OTHER

Resub

## CHECK TYPE OF APPROVAL SOUGHT:

☐ SIA / FINANCIAL GUARANTEE RELEASE

☒ PRELIMINARY PLAT APPROVAL

☐ S. DEV. PLAN FOR SUB'D. APPROVAL

☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL

☐ SECTOR PLAN APPROVAL

☒ FINAL PLAT APPROVAL

☐ FOUNDATION PERMIT APPROVAL

☒ BUILDING PERMIT APPROVAL

☐ CERTIFICATE OF OCCUPANCY (PERM.)

☐ CERTIFICATE OF OCCUPANCY (TEMP.)

☒ GRADING PERMIT APPROVAL

☐ PAVING PERMIT APPROVAL

☐ WORK ORDER APPROVAL

☐ OTHER (SPECIFY)

## WAS A PRE-DESIGN CONFERENCE ATTENDED:

☐ YES

☒ NO

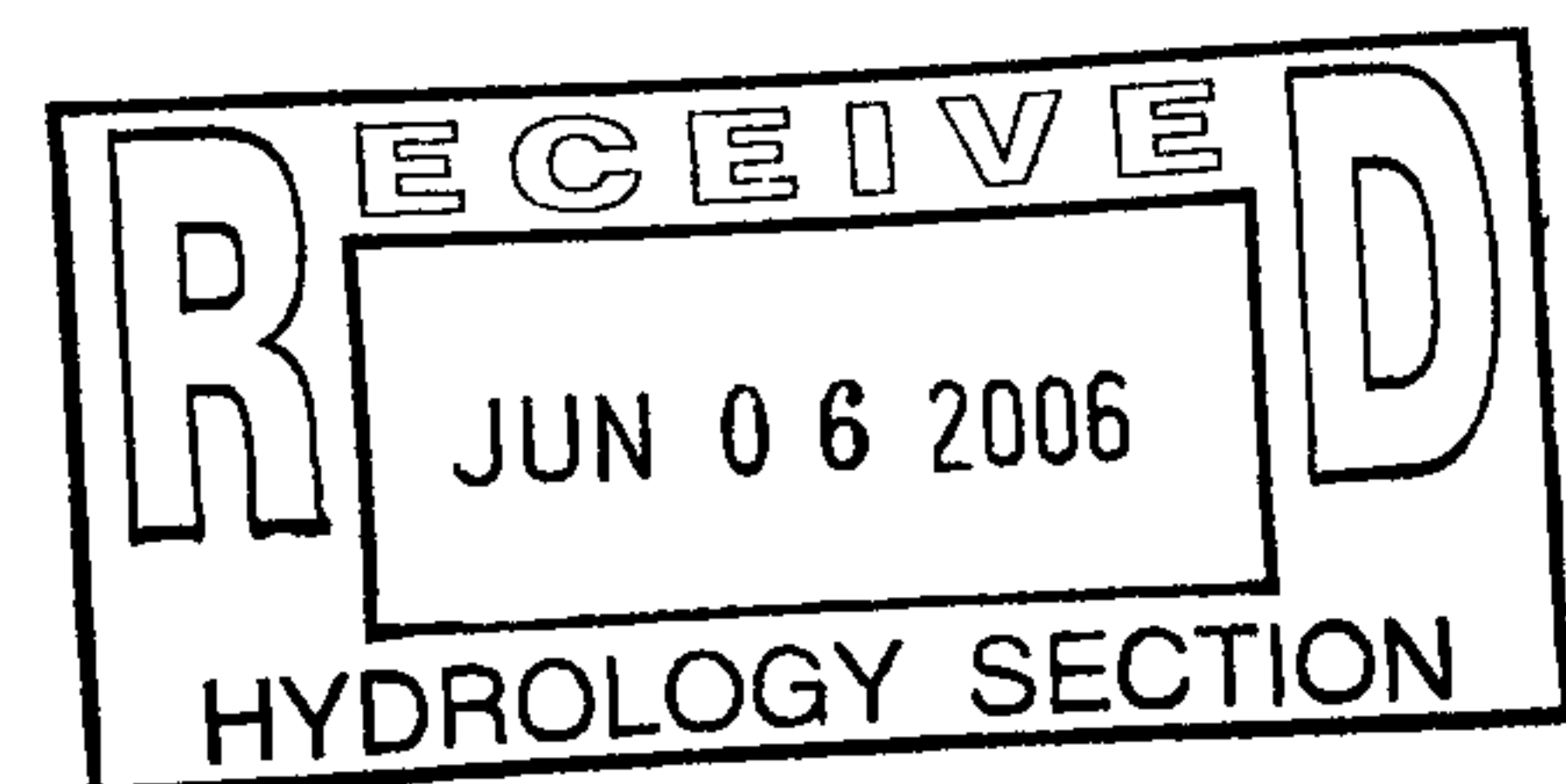
☐ COPY PROVIDED

DATE SUBMITTED: 06 / 05 / 2006

BY: Shahab Biazar, P.E.

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittals may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5)
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5)
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or containing five (5) acres or more



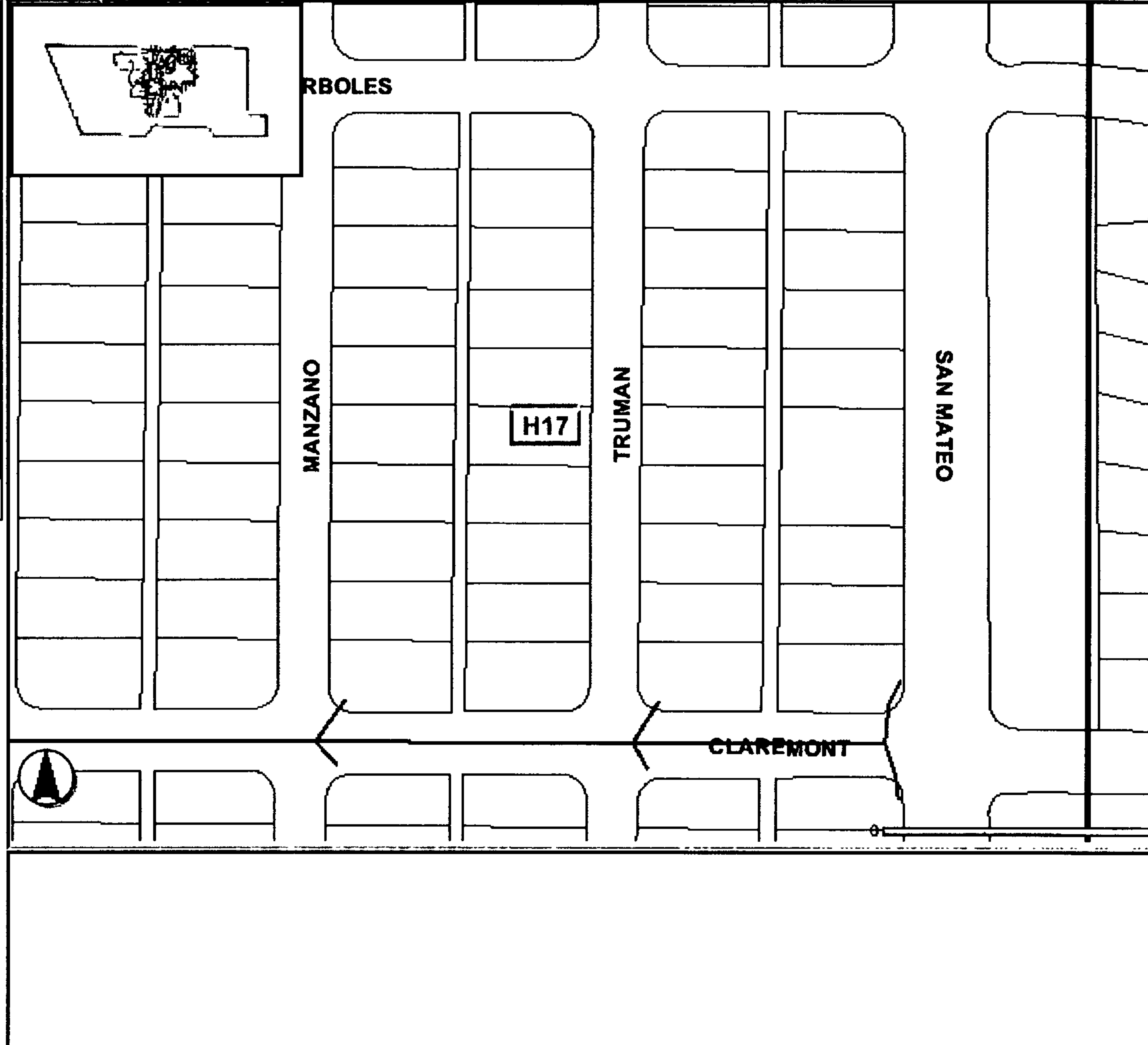
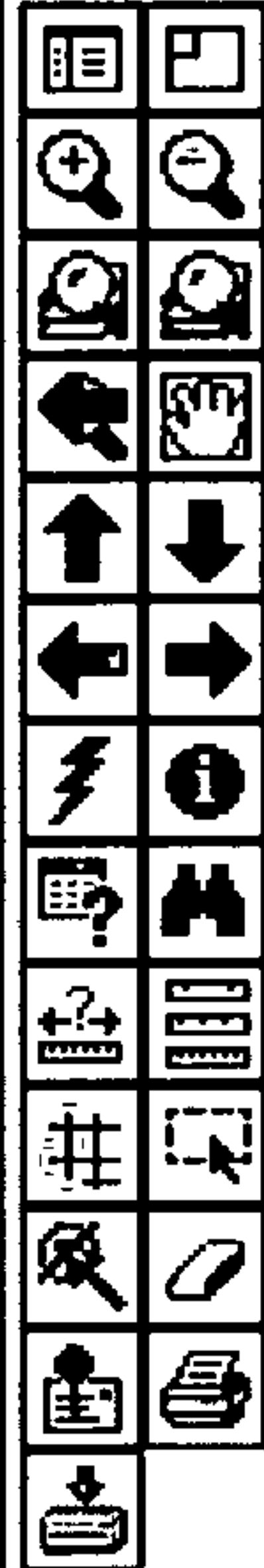




CITY OF ALBUQUERQUE

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

# TEGIS WEB



- Legend
- STORM LINES
  - RAILROADS
  - FREEWAYS
  - STREET NAMES
  - ZONE GRID
  - PARCELS
  - MUNICIPAL LIMITS
  - ALBUQUERQUE
  - CORRALES
  - LOS RANCHOS
  - RIO RANCHO
  - TUEBAS
  - UNINCORPORATED AREAS

Pan

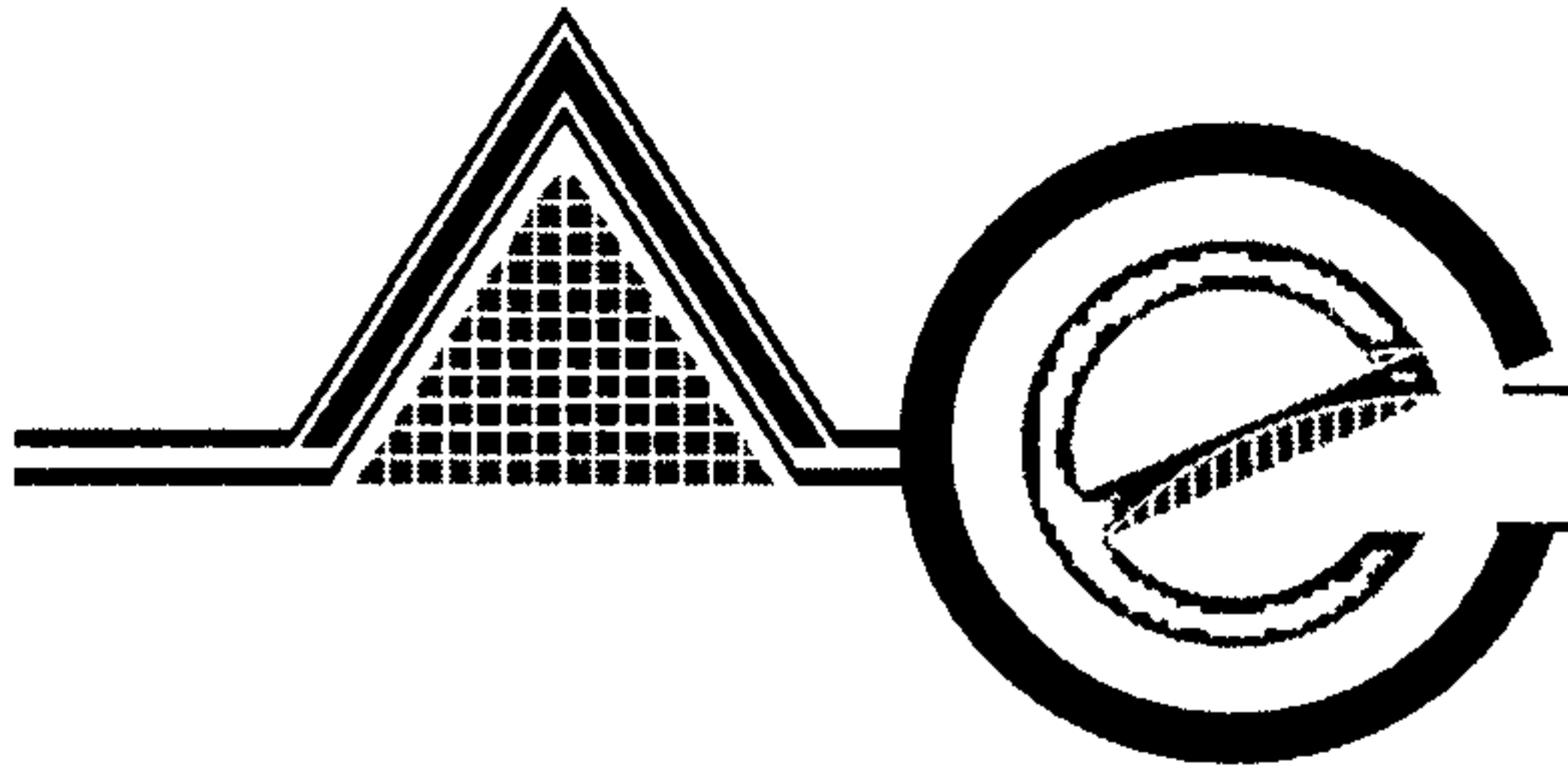
[SEARCH](#)

[REFRESH](#)

[HELP](#)

[INDEX PAGE](#)

[CONTACT](#)



ADVANCED ENGINEERING and CONSULTING, LLC

*Consulting  
Design  
Development  
Management  
Inspection  
Surveying*

June 5, 2006

Ms. Kristal D. Metro, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services  
600 Second Street NW  
Albuquerque, New Mexico 87102

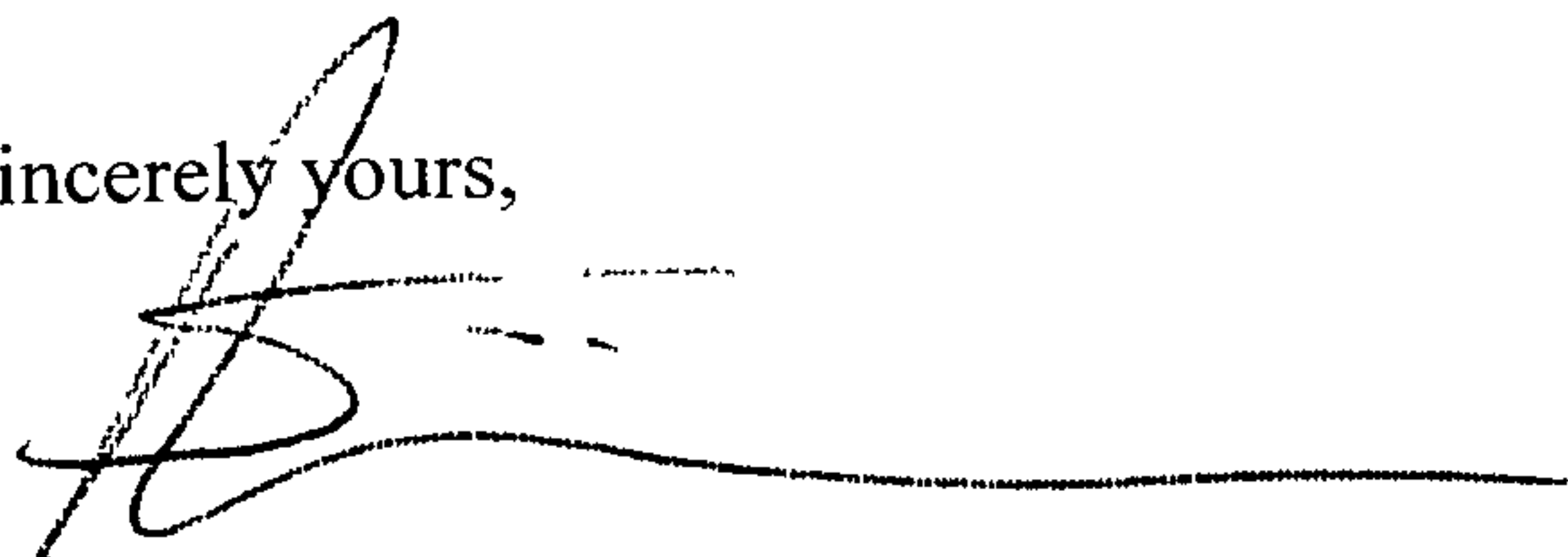
RE: REVISED GRADING AND DRAINAGE PLAN FOR HEART & SOLE RETAIL  
BUILDING (H17/D108)

Dear Ms. Metro:

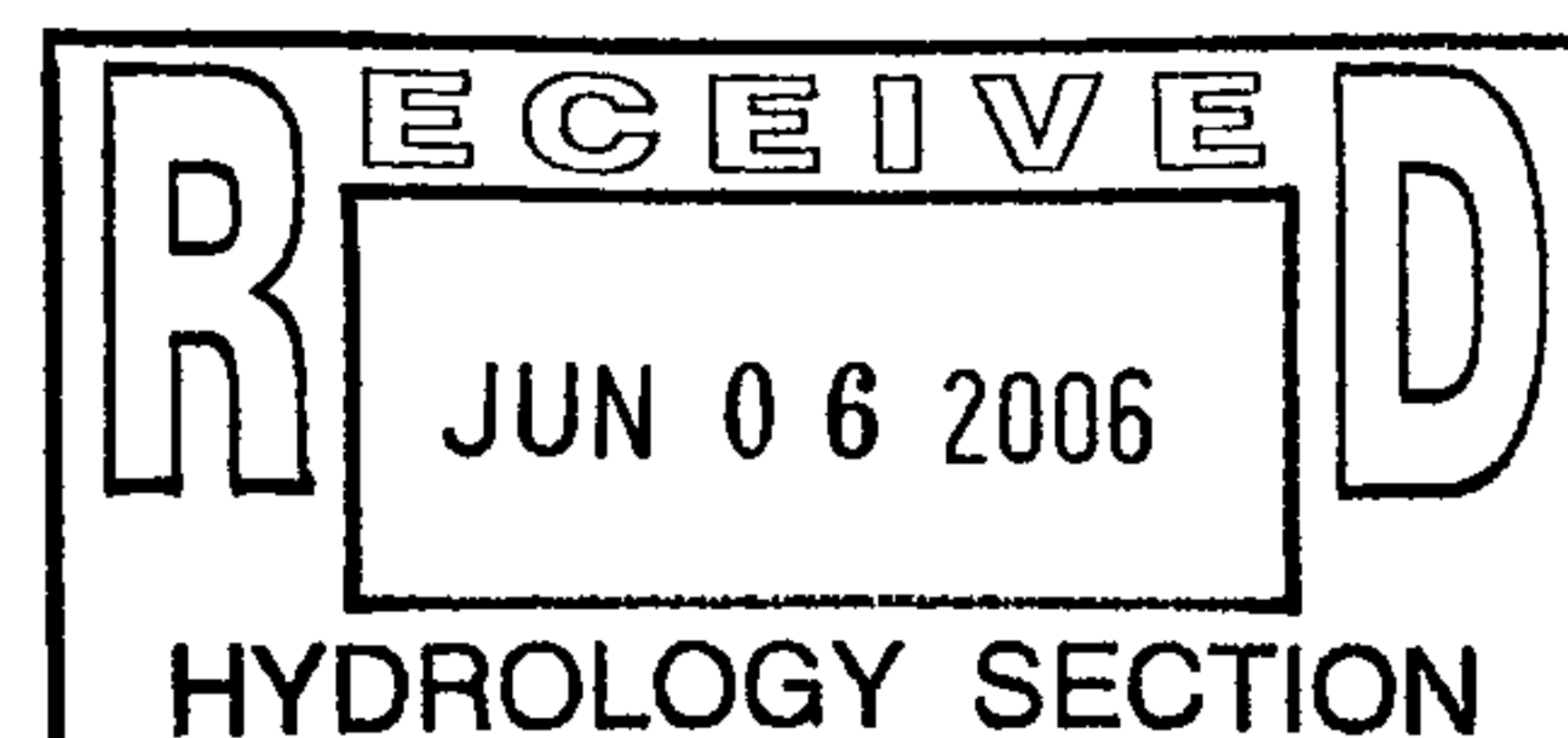
This submittal is due to some changes that was requested from the owner. The building was slightly shifted to the west. Steps also were added at the southwest corner of the building. The drainage pattern has remained the same as the originally approved grading plan with engineer stamp date of 4/19/06. The building finish floor elevation has remained the same as well.

Please contact me if there are any questions or concerns regarding this submittal.

Sincerely yours,



Shahab Biazar, P.E.



# CITY OF ALBUQUERQUE



May 24, 2006

Shahab Biazar, P.E.  
Advanced Engineering and Consulting, LLC  
4416 Anaheim Ave. NE  
Albuquerque, NM 87113

**Re: Heart and Sole Retail Building, 2817 San Mateo Boulevard NE,  
Preliminary Plat  
Engineer's Stamp dated 4-19-06 (H17-D108)**

Dear Mr. Biazar,

P.O. Box 1293

Based upon the information provided in your submittal received 4-19-06, the above referenced plan is approved for Preliminary Plat action by the DRB. Once the DRB has approved the plan, please submit a mylar copy to me in order to obtain rough grading approval.

Albuquerque

The above referenced plan is also approved for Building Permit. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

New Mexico 87103

If you have any questions, you can contact me at 924-3981.

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

Sincerely,

Kristal D. Metro, P.E.  
Senior Engineer, Planning Dept.  
Development and Building Services

C: Bradley Bingham, DRB  
File

# DRAINAGE INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: HEAR & SOLE RETAIL BUILDING

ZONE ATLAS/DRG. FILE #: H17/D108

DRB #: \_\_\_\_\_ EPC #: \_\_\_\_\_ WORK ORDER #: \_\_\_\_\_

LEGAL DESCRIPTION: LOTS 6 & 7, BLOCK 2, BEL AIR

CITY ADDRESS: 2817 San Mateo NE Albuquerque, NM 87110

ENGINEERING FIRM: Advanced Engineering and Consulting, LLC  
ADDRESS: 4416 Anaheim Ave., NE  
CITY, STATE: Albuquerque, New Mexico

CONTACT: Shahab Biazar  
PHONE: (505) 899-5570  
ZIP CODE: 87113

OWNER: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

ARCHITECT: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

SURVEYOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_

CONTACT: \_\_\_\_\_  
PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

## CHECK TYPE OF SUBMITTAL:

- ☒ DRAINAGE REPORT  
☐ DRAINAGE PLAN 1ST SUBMITTAL, REQUIRES TCL OR EQUAL  
☐ CONCEPTUAL GRADING & DRAINAGE PLAN  
☒ GRADING PLAN  
☐ EROSION CONTROL PLAN  
☐ ENGINEER'S CERTIFICATION (HYDROLOGY)  
☐ CLOMR / LOMR  
☐ TRAFFIC CIRCULATION LAYOUT (TCL)  
☐ ENGINEER'S CERTIFICATION (TCL)  
☐ ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)  
☐ OTHER

## CHECK TYPE OF APPROVAL SOUGHT:

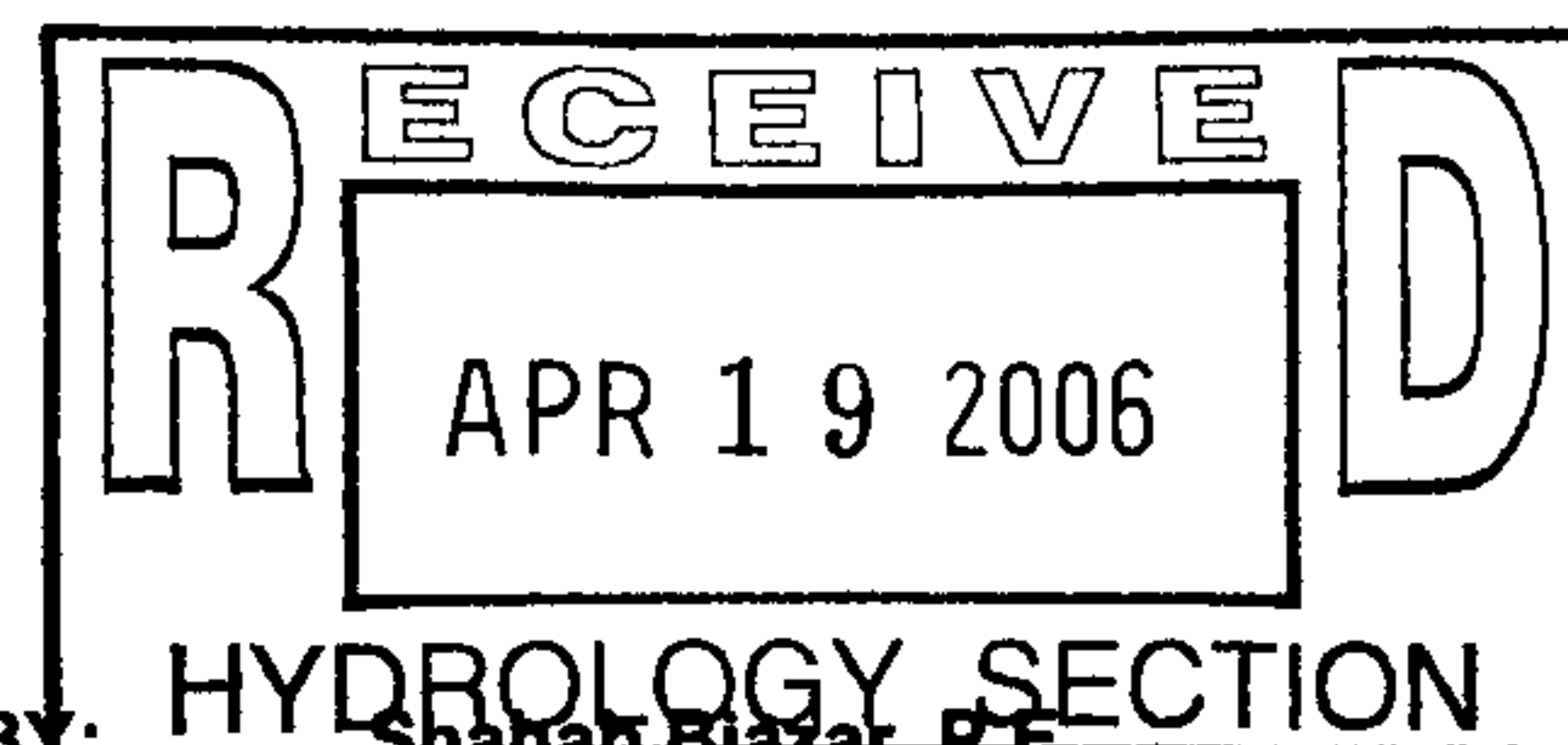
- ☐ SIA / FINANCIAL GUARANTEE RELEASE  
☒ PRELIMINARY PLAT APPROVAL  
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☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL  
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☐ CERTIFICATE OF OCCUPANCY (TEMP.)  
☒ GRADING PERMIT APPROVAL  
☐ PAVING PERMIT APPROVAL  
☐ WORK ORDER APPROVAL  
☐ OTHER (SPECIFY)

## WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES  
☒ NO  
☐ COPY PROVIDED

DATE SUBMITTED: 04 / 19 / 2006

BY: Shahab Biazar, P.E.



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittals may be required based on the following:

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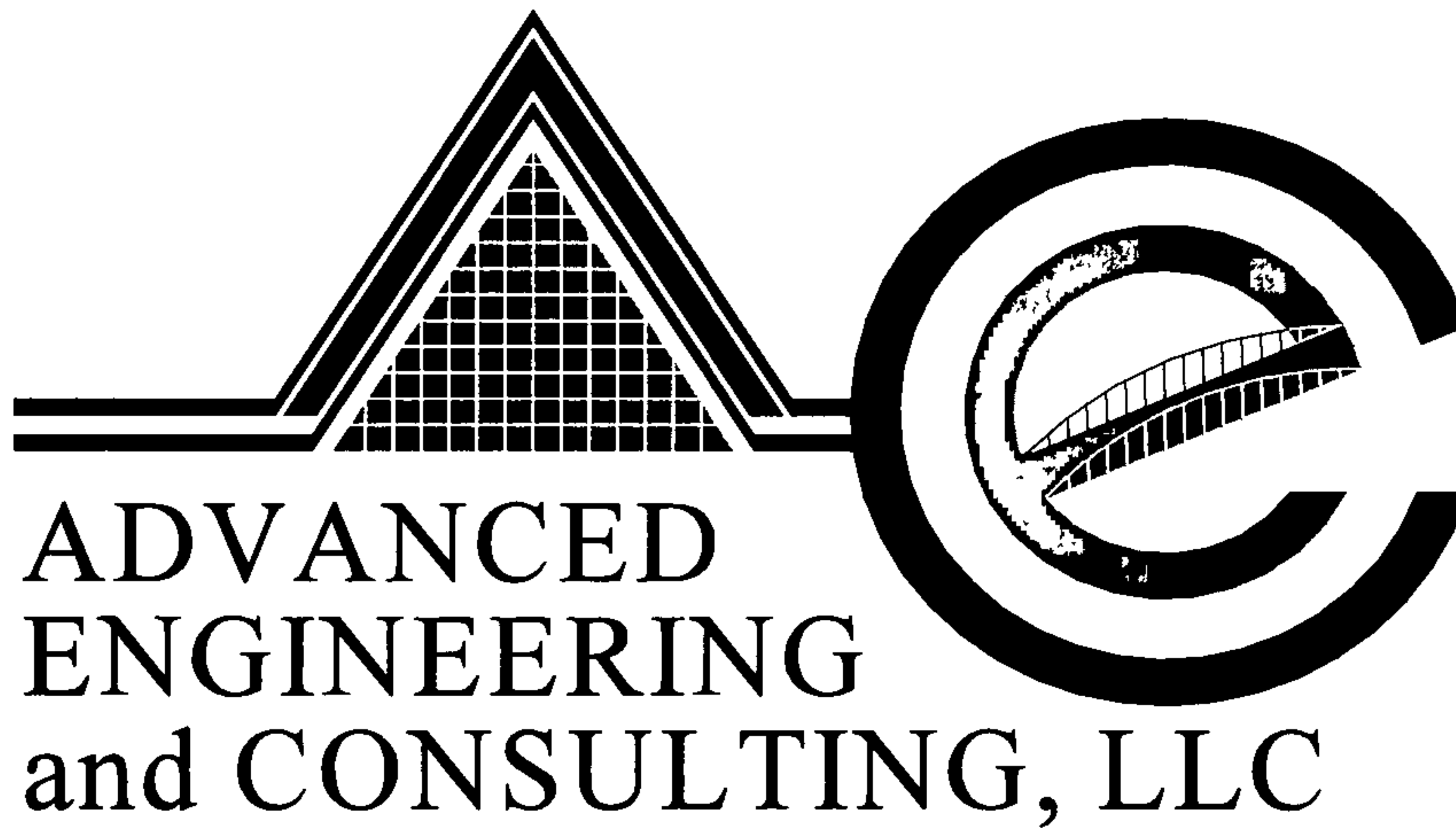
DRAINAGE REPORT  
FOR

# HEART & SOLE

## RETAIL BUILDING

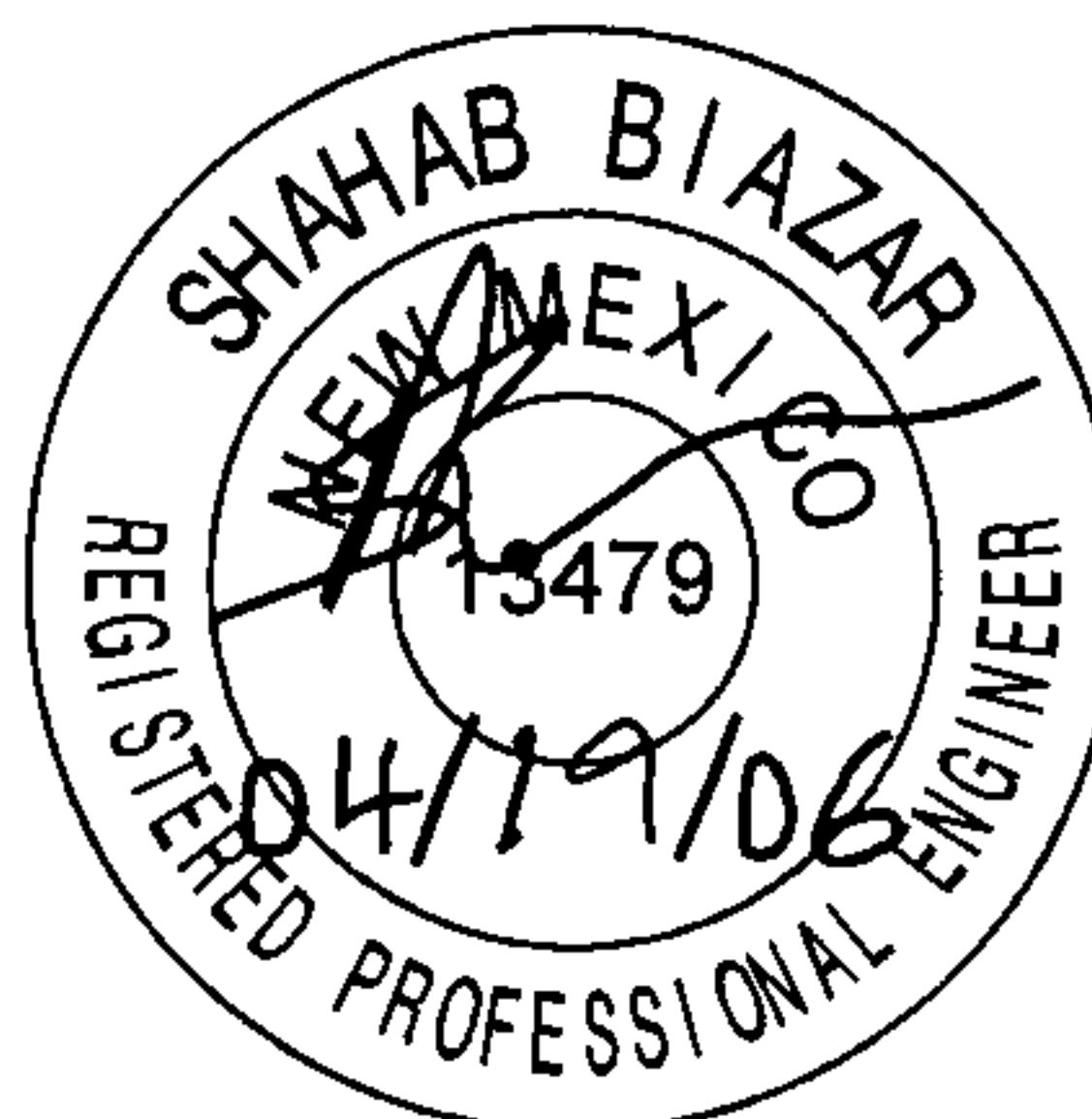
(2817 San Mateo NE)

Prepared by:

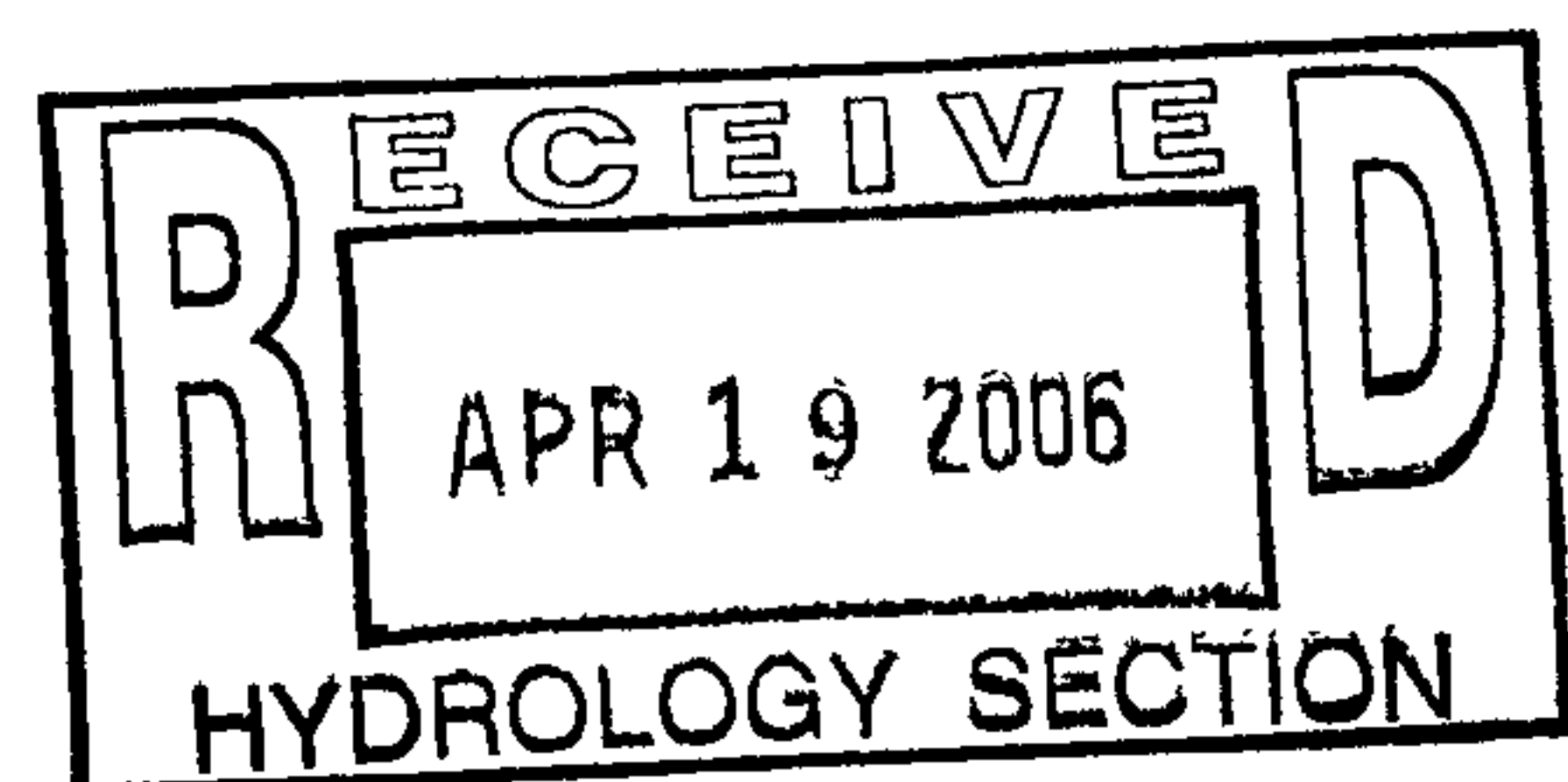


4416 Anaheim Ave., NE  
Albuquerque, New Mexico 87113

April, 2006

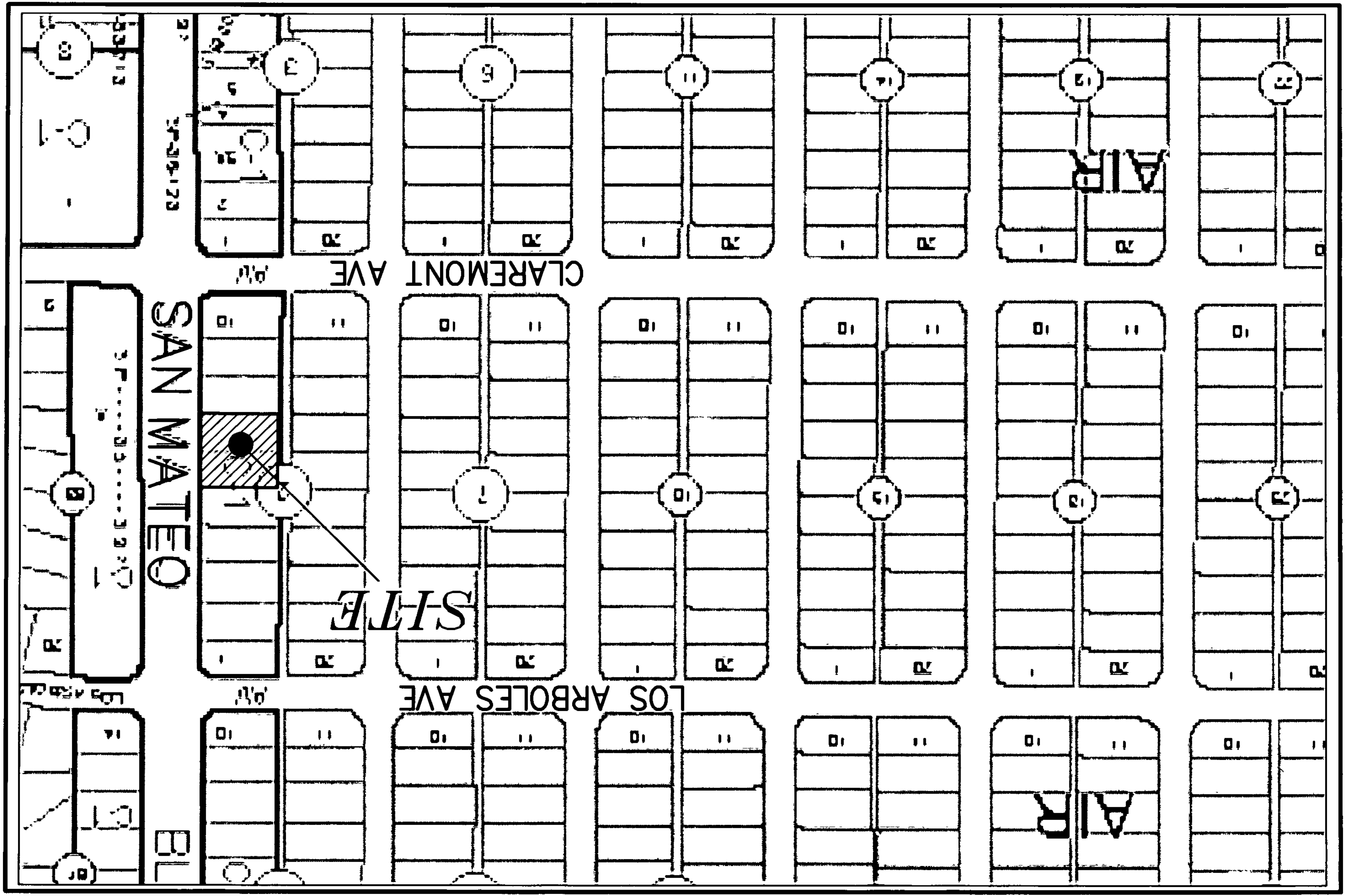


Shahab Biazar  
PE NO. 13479



VICINITY MAP:

H-17-Z



## Location

Heart and Sole Retail Building (Lots 6 & 7, Block 2, Bel Air) is located at 2817 San Mateo Boulevard NE. See attached Zone Atlas page number H-17 for exact location.

## Purpose

The purpose of this drainage report is to present a grading and drainage solution for the proposed site. We are requesting rough grading approval and replat approval of the existing lot. The owner are proposing to demolish the exiting builds and build a new building with parking lot. The owners are also proposing to replat the exiting two lots into one.

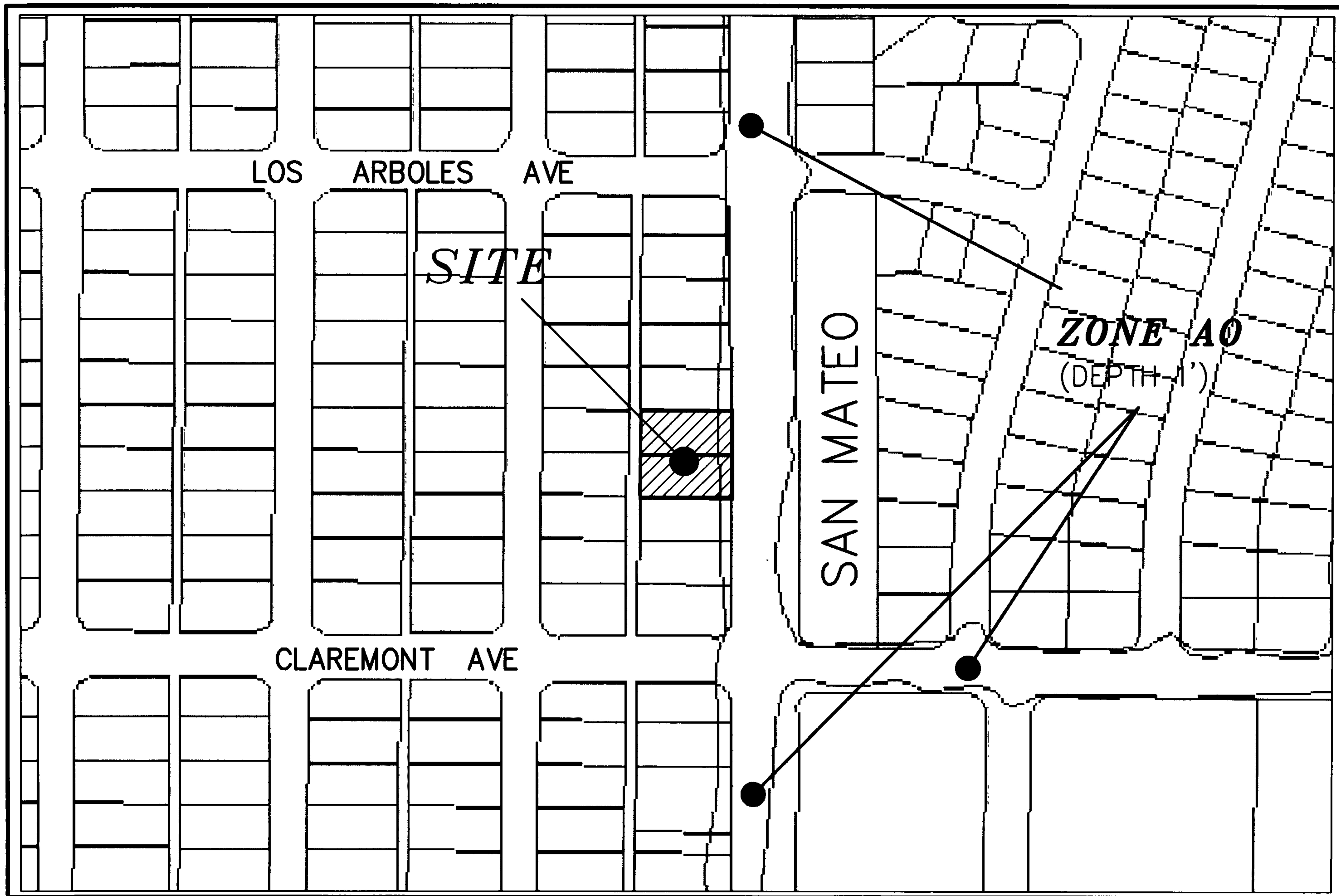
## Existing Drainage Conditions

*Is the alley paved?*  
The site drains from east to west to an existing Alley at a flow rate of 1.27 cfs. No offsite runoff enters this site. East side of the project, San Mateo Boulevard, falls within the 100-Year Floodplain Zone AO (depth 1'). See attached portion of the floodplain for the location of the site.

## Proposed Conditions and On-Site Drainage Management Plan

The drainage pattern will remain the same as the existing conditions. The runoff from the site will drain to the Alley located on the west side of the project at a developed flow rate of 1.56 cfs. *Paved?*  
The increase in the runoff is only 0.29 cfs, and the increase in the runoff will not have any impact on the storm sewer downstream.





FIRM MAP:

35002C0352 E

## Calculations

City of Albuquerque, Development Process Manual<sup>a</sup>, Section 22.2, Hydrology Section, was used for runoff calculations. See this report for Summary Table for runoff results. See also this report for the AHYMO input and output files for runoff calculations.

**RUNOFF CALCULATION RESULTS**

BASIN	AREA (SF)	AREA (AC)	AREA (MI²)
ON-SITE	14,975.06	0.3438	0.000537

**EXISTING**

BASIN	Q-100 CFS	Q-10 CFS
ON-SITE	1.27	0.75

**PROPOSED**

BASIN	Q-100 CFS	Q-10 CFS
ON-SITE	1.56	1.02

# **RUNOFF CALCULATIONS**

(INPUT DATA FOR AHYMO CALCULATIONS)

The site is @ Zone 2

## **DEPTH (INCHES) @ 100-YEAR STORM**

$$P_{60} = 2.01 \text{ inches}$$

$$P_{360} = 2.35 \text{ inches}$$

$$P_{1440} = 2.75 \text{ inches}$$

## **DEPTH (INCHES) @ 10-YEAR STORM**

$$\begin{aligned} P_{60} &= 2.01 \times 0.667 \\ &= 1.34 \text{ inches} \end{aligned}$$

$$P_{360} = 1.57$$

$$P_{1440} = 1.83$$

See this report for Summary Tables for the runoff and input file and summary output from AHYMO calculations.



# AHYMO INPUT FILE

\* ZONE 2

\*\*\*\*\*

\* 100-YEAR, 6-HR STORM (UNDER EXISITNG CONDITIONS) \*

\*\*\*\*\*

START TIME=0.0

RAINFALL TYPE=1 RAIN QUARTER=0.0 IN

RAIN ONE=2.01 IN RAIN SIX=2.35 IN

RAIN DAY=2.75 IN DT=0.03333 HR

COMPUTE NM HYD ID=1 HYD NO=101.0 AREA=0.000537 SQ MI

~~(PER A=0.00 PER B=30.00 PER C=20.00 PER D=50.00)~~

TP=0.1333 HR MASS RAINFALL=-1

\*\*\*\*\*

\* 10-YEAR, 6-HR STORM (UNDER EXISTING CONDITIONS) \*

\*\*\*\*\*

START TIME=0.0

RAINFALL TYPE=1 RAIN QUARTER=0.0 IN

RAIN ONE=1.34 IN RAIN SIX=1.57 IN

RAIN DAY=1.83 IN DT=0.03333 HR

COMPUTE NM HYD ID=1 HYD NO=101.0 AREA=0.000537 SQ MI

PER A=0.00 PER B=30.00 PER C=20.00 PER D=50.00

TP=0.1333 HR MASS RAINFALL=-1

\*\*\*\*\*

\* 100-YEAR, 6-HR STORM (UNDER PROPOSED CONDITIONS) \*

\*\*\*\*\*

START TIME=0.0

RAINFALL TYPE=1 RAIN QUARTER=0.0 IN

RAIN ONE=2.01 IN RAIN SIX=2.35 IN

RAIN DAY=2.75 IN DT=0.03333 HR

COMPUTE NM HYD ID=1 HYD NO=101.0 AREA=0.000537 SQ MI

~~(PER A=0.00 PER B=5.00 PER C=5.00 PER D=90.00)~~

TP=0.1333 HR MASS RAINFALL=-1

\*\*\*\*\*

\* 10-YEAR, 6-HR STORM (UNDER PROPOSED CONDITIONS) \*

\*\*\*\*\*

START TIME=0.0

RAINFALL TYPE=1 RAIN QUARTER=0.0 IN

RAIN ONE=1.34 IN RAIN SIX=1.57 IN

RAIN DAY=1.83 IN DT=0.03333 HR

COMPUTE NM HYD ID=1 HYD NO=101.0 AREA=0.000537 SQ MI

PER A=0.00 PER B=5.00 PER C=5.00 PER D=90.00

TP=0.1333 HR MASS RAINFALL=-1

\*\*\*\*\*

\*

FINISH

# SUMMARY OUTPUT FILE

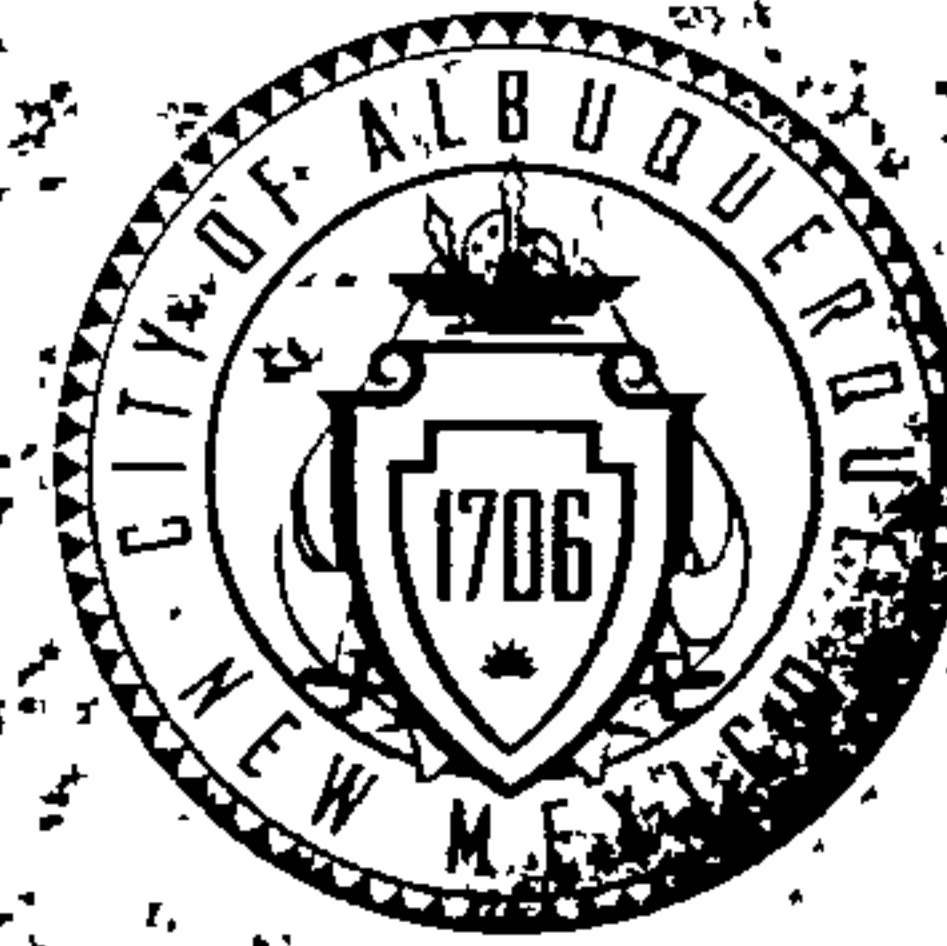
AHYMO PROGRAM SUMMARY TABLE (AHYMO\_97) -  
INPUT FILE = 615

- VERSION: 1997.02d

RUN DATE (MON/DAY/YR) =04/19/2006  
USER NO.= AHYMO-I-9702c01000R31-AH

[illegible]

# CITY OF ALBUQUERQUE



February 10, 2012

James Hewitt, P.E.  
Hewitt Engineering Consultants  
5615 Creggs St. NW  
Albuquerque, NM 87120

**Re: Heart & Sole Sports Addition, 2817 San Mateo Blvd NE,  
Traffic Circulation Layout  
Engineer's Stamp dated 01-20-12 (H17-D108)**

Dear Mr. Hewitt,

Based upon the information provided in your submittal received 01-31-12, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

1. The parking calculations include a reduction for shared parking. Provide a copy of the approved shared parking agreement.
2. The proposed curb cut on San Mateo Blvd is too close to the existing curb cuts. It is recommended that the proposed parking be accessed through lot 5.
3. Clearly show all existing curb cuts and clarify access.
4. Provide a copy of the cross lot access easement between Lot 6-A and Lot 5.
5. Clearly define the 6-foot wide, ADA accessible pedestrian pathway from San Mateo to the building.

If you have any questions, you can contact me at 924-3991.

Sincerely,

  
Kristal D. Metro, P.E.  
Traffic Engineer, Planning Dept.  
Development and Building Services

C: File



**DRAINAGE AND TRANSPORTATION INFORMATION SHEET**  
(REV 12/2005)

PROJECT TITLE: Heart & Sole Sports Addition ZONE MAP: H-17/D-108  
DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 6-A, Block 2, Bel-Air Subdivision  
CITY ADDRESS: 2817 San Mateo Blvd. NE

ENGINEERING FIRM: Hewitt Engineering & Environmental Consultants  
ADDRESS: 5615 Creggs St. NW CONTACT: James Hewitt PE  
CITY, STATE: Albuquerque, NM PHONE: 890-3195  
ZIP CODE: 87120

OWNER: Travis Oak  
ADDRESS: 2817 San Mateo Blvd. NE CONTACT: Travis Oak  
CITY, STATE: Albuquerque, NM PHONE: 263-3634  
ZIP CODE: 87110

ARCHITECT: Ryan Design & Drafting  
ADDRESS: 5024 Redlands, NW CONTACT: Jim Ryan  
CITY, STATE: Albuquerque, NM PHONE: 480-2201  
ZIP CODE: 87120

SURVEYOR: Advanced Engineering Consultants LLC  
ADDRESS: 4416 Anaheim Ave. NE CONTACT: Shahab Bizar PE  
CITY, STATE: Albuquerque, NM PHONE: 890-5570  
ZIP CODE: 87113

CONTRACTOR: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
CITY, STATE: \_\_\_\_\_ PHONE: \_\_\_\_\_  
ZIP CODE: \_\_\_\_\_

**TYPE OF SUBMITTAL:**

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL
- ☒ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) \_\_\_\_\_

**CHECK TYPE OF APPROVAL SOUGHT:**

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) \_\_\_\_\_

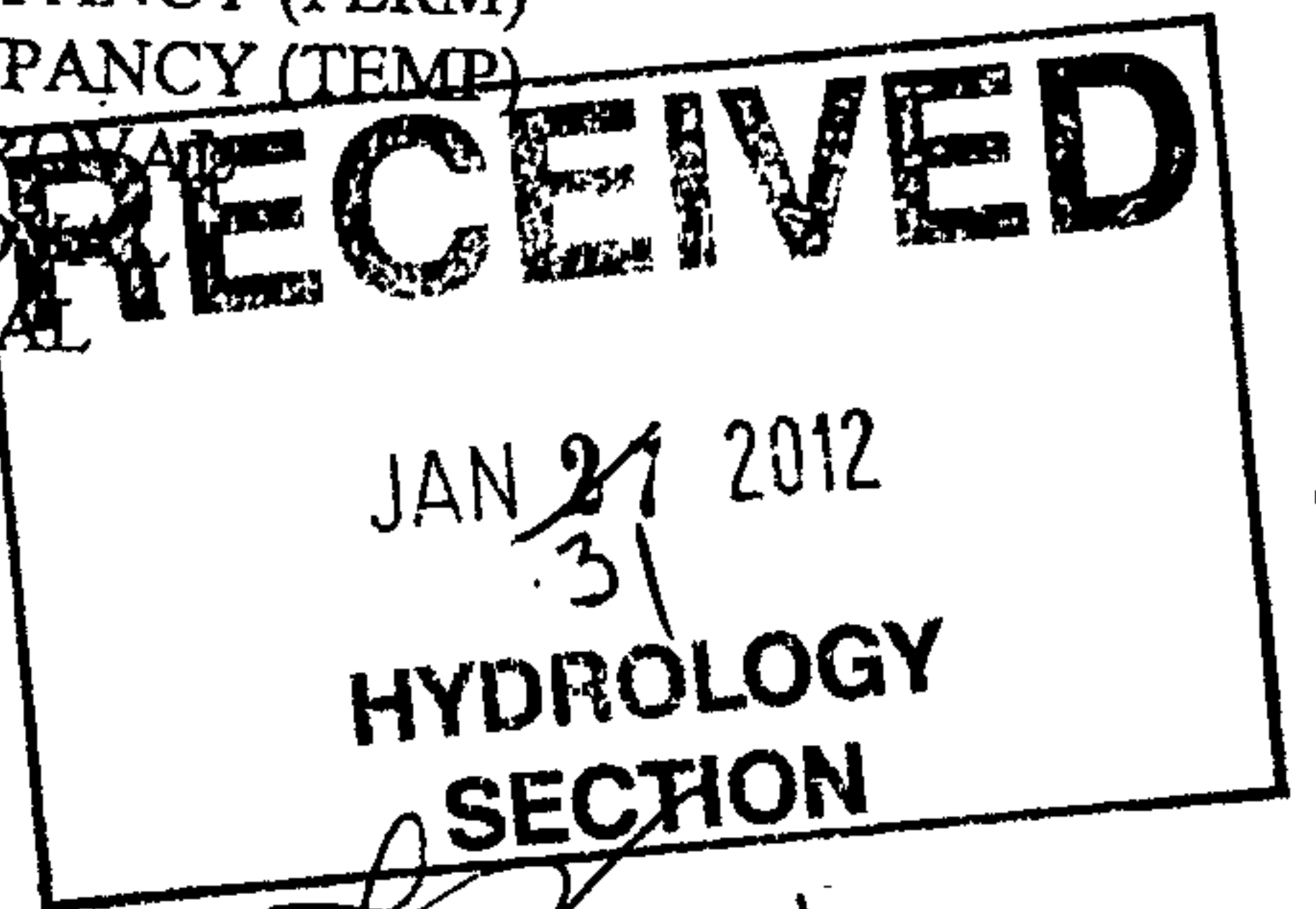
WAS A PRE-DESIGN CONFERENCE ATTENDED:  
☒ YES  
☐ NO  
☒ COPY PROVIDED

DATE SUBMITTED: 01/27/12

BY: [Signature]

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.





# CITY OF ALBUQUERQUE



December 22, 2011

James Hewitt, P.E.  
Hewitt Engineering Consultants  
5615 Creggs St. NW  
Albuquerque, NM 87120

**Re: Heart & Sole Sports Addition, 2817 San Mateo Blvd NE,  
Traffic Circulation Layout  
Engineer's Stamp dated 12-07-11 (H17-D108)**

Dear Mr. Hewitt,

Based upon the information provided in your submittal received 12-07-11, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

- 1. The parking calculations include a reduction for shared parking. Provide a copy of the approved shared parking agreement.
2. Clearly show all existing curb cuts and clarify access.
- 3. Provide a copy of the cross lot access easement between Lot 6-A and Lot 5.
- 4. Clarify the layout of San Mateo Boulevard. Is there a median break at the site?
- 5. The vicinity map indicates two separate lots, but the legal description defines only one lot. Please revise.
6. Show the existing building and provide a demolition note.
- 7. Clearly define the 6-foot wide, ADA accessible pedestrian pathway from San Mateo to the building.

If you have any questions, you can contact me at 924-3991.

Sincerely,

Kristal D. Metro, P.E.  
Traffic Engineer, Planning Dept.  
Development and Building Services

C. File

# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Heart & Sole Sports Addition ZONE MAP: H-17/D108  
 DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 6-A, Block 2, Bel-Air Subdivision  
 CITY ADDRESS: 2817 San Mateo Blvd, NE

ENGINEERING FIRM: Hewitt Engineering & Env. Consultants CONTACT: James Hewitt PE  
 ADDRESS: 5615 Crows St, NW PHONE: 899-3195  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87120

OWNER: Travis Dyle CONTACT: Travis Dyle  
 ADDRESS: 2817 San Mateo Blvd, NE PHONE: 263-3634  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87110

ARCHITECT: Ryan Design & Drafting CONTACT: Tim Ryan  
 ADDRESS: 5024 Redlands, NW PHONE: 480-2001  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87120

SURVEYOR: Advanced Engineering Consulting LLC CONTACT: Shahab Bizar PE  
 ADDRESS: 4416 Alameda Avenue, NE PHONE: 899-5570  
 CITY, STATE: Albuquerque, New Mexico ZIP CODE: 87113

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

## TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☒ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) \_\_\_\_\_

## CHECK TYPE OF APPROVAL SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) \_\_\_\_\_

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☒ COPY PROVIDED

DATE SUBMITTED: 12/07/11

DEC 07 2011

SECTION

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.



# CITY OF ALBUQUERQUE



September 13, 2006

John Briscoe, R.A.  
**Briscoe Architects**  
2001 Carlisle Blvd NE Ste A  
Albuquerque, NM 87110

**Re: 2817 San Mateo Blvd NE, Lot 6A Blk 2, Traffic Circulation Layout,  
Architect's Stamp dated 09-06-06 (H17-D108)**

Dear Mr. Briscoe,

Based upon the information provided in your submittal received 09-07-06, the above referenced plan cannot be approved for Building Permit until the following comments are addressed:

P.O. Box 1293

Albuquerque

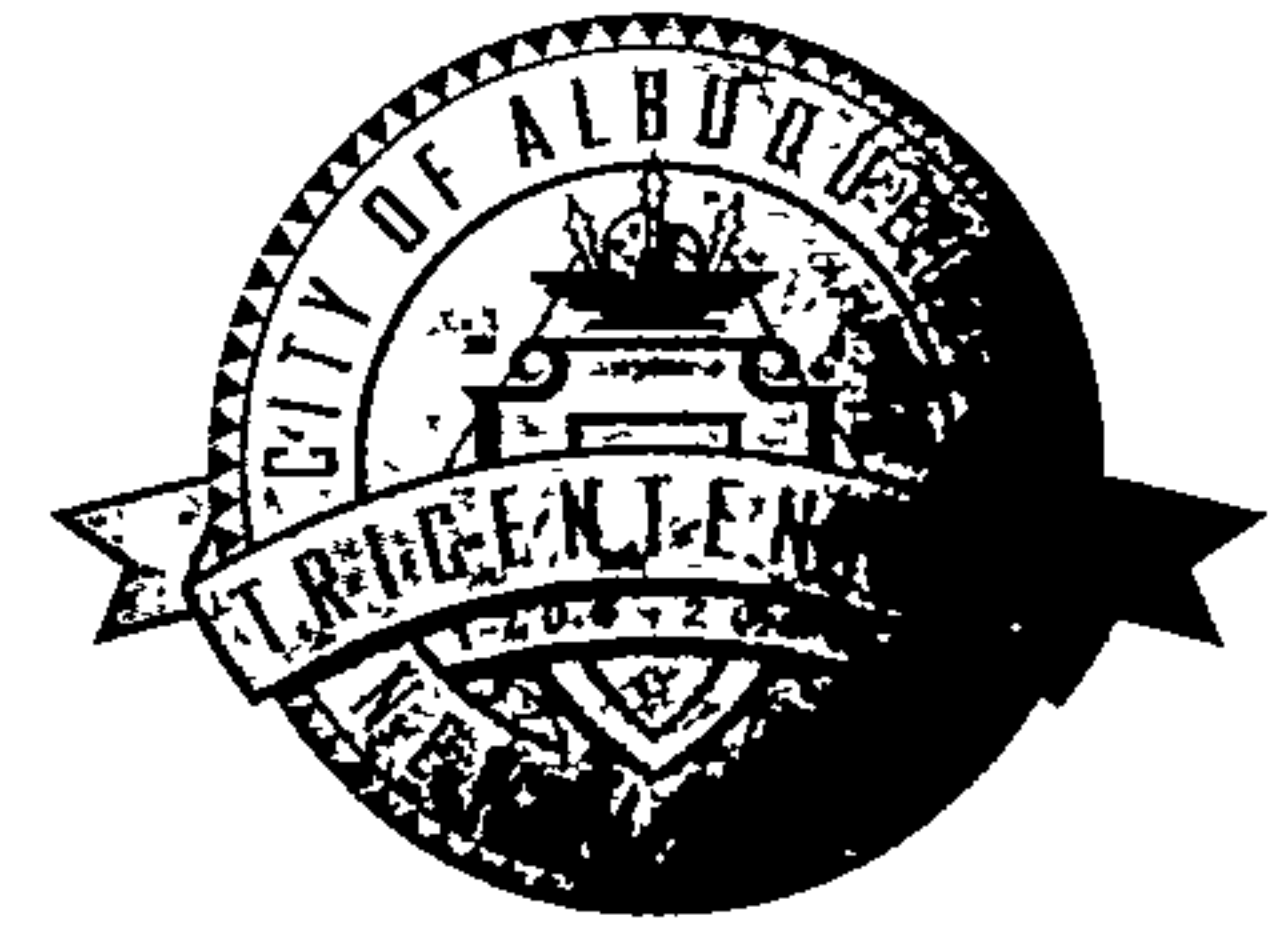
New Mexico 87103

www.cabq.gov

- ✓ 1. With the next submittal include a vicinity map on the plans.
- ✓ 2. Clarify what exists in the area immediately to the south of the building. Please provide more information.
- ✓ 3. Relocate the dumpster pad outside the Right-of-Way.
- ✓ 4. A removal note will need to be added for the removal of the building.
- ✓ 5. Include the parking calculations on plans.
- ✓ 6. There are 12 compact spaces indicated on the plan; per the Development Process Manual, Chapter 23, Section 7, Part A, "if the premises contains more than 20 spaces, then one fourth of the spaces may be for small cars with dimensions of eight feet wide by fifteen feet long." Therefore, your site is allowed up to five compact spaces. All compact spaces must be labeled by placing the word "COMPACT" on the pavement of each space.
7. Will access be taken off the alley? If so, is the alley paved? Provide more information. *Yes*
- ✓ 8. Please refer to all applicable City Standards. Will the ramps at the entrance be built under COA Standard Drawing # 2426? *Crusher Fines*
9. Please show the location of the nearest drive pad on the adjacent lots.
- ✓ 10. Is the entrance proposed or existing? Provide a build note.
- ✓ 11. Does the site have median access along San Mateo? Per the DPM, arterial streets require a 20' to 30' radius for turnouts. In addition, the drive pad width must be a minimum of 30' in width if there is no

*Per WG:*  
*drive pad width - would allow a 30' wide driveway, but not 24'*  
*compact spaces*  
*24' 30'*

# CITY OF ALBUQUERQUE



left turn access, and a minimum of 36' in width if there is left turn access.

⑫ Include a copy of refuse approval.

✓ ⑬ Provide a detail for the monument sign; also verify that the sign does not interfere with the clear sight distance.

⑭ Will the sidewalk and the van access aisle be flush with the sidewalk or will a ramp be needed? Provide a detail.

⑮ Provide the width, along San Mateo.  
of sidewalk

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal Metro, P.E.  
Senior Engineer  
Development and Building Services  
C: file

P.O. Box 1293

Albuquerque

New Mexico 87103

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

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT SERVICE / HYDROLOGY SECTION**

**DATE: 9-19-06  
CONFERENCE RECAP**

**ZONE ATLAS PAGE NO:** H17  
**DRAINAGE FILE:** H17/D108  
**SUBJECT:** TCL-BP Approval  
**STREET ADDRESS (IF KNOWN):** 2817 San Mateo Blvd NE


**APPROVAL REQUESTED:** TCL for Building Permit

**ATTENDANCE:** Bob – Briscoe Architects; Kristal Metro – Senior Engineer,  
City of Albuquerque; Tim Sims – City of Albuquerque

**FINDINGS:**

Meeting was held to discuss the comments issued on 9-13-06. Bob requested an exemption from Wilfred Gallegos to reduce the required width of the driveway from 36' (as San Mateo Blvd is a major arterial) to 24' in his case. Per Wilfred Gallegos, a reduction in the required width to 30 foot is possible, but a 24-foot width is not acceptable. Mr. Gallegos suggested moving the compact parking spaces near the driveway in order to allow for a greater entrance width.

THE UNDERSIGNED AGREES THAT THE ABOVE FINDINGS ARE SUMMARIZED ACCURATELY AND ARE SUBJECT TO CHANGE IF FURTHER INVESTIGATION REVEALS THAT THEY ARE NOT REASONABLE OR THAT THEY ARE BASED ON INACCURATE INFORMATION.

**SIGNED:**   
**NAME (PRINT):** Kristal D. Metro  
**TITLE:** Senior Engineer

**\*\*NOTE\*\*** PLEASE PROVIDE A COPY OF THIS RECAP WITH YOUR DRAINAGE SUBMITTAL.



Find file,  
give to  
Tim

# DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 12/2005)

PROJECT TITLE: Hunt & 90th Retail Bldg ZONE MAP: H-17/D108  
 DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ WORK ORDER#: \_\_\_\_\_

LEGAL DESCRIPTION: Lot 6A, Block 2, McLean  
 CITY ADDRESS: 2817 9th Street NW

ENGINEERING FIRM: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

OWNER: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

ARCHITECT: Brixton Architects CONTACT: John  
 ADDRESS: 2001 Columbia NE Suite A PHONE: 262-0193  
 CITY, STATE: city ZIP CODE: 87110

SURVEYOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_ CONTACT: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ PHONE: \_\_\_\_\_  
 CITY, STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

**TYPE OF SUBMITTAL:**

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1<sup>st</sup> SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☒ TRAFFIC CIRCULATION LAYOUT
- ☐ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ OTHER (SPECIFY) \_\_\_\_\_

**CHECK TYPE OF APPROVAL SOUGHT:**

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
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- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
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- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TEMP)
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ OTHER (SPECIFY) \_\_\_\_\_

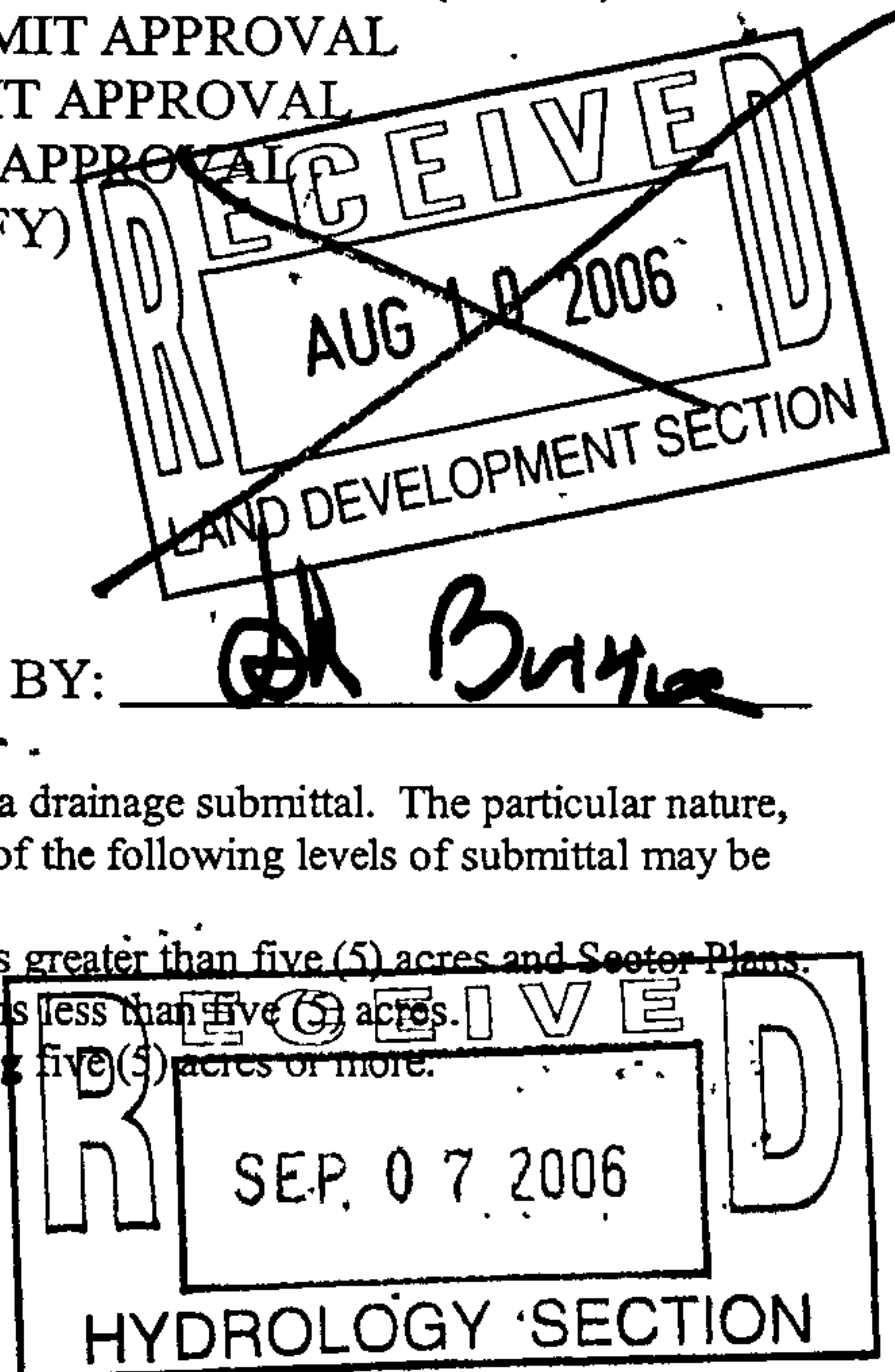
WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☐ YES
- ☒ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: 9/7/06 BY: John Brixton

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more.



- ✓ Clarify what the area immediately to the S of the bldg is - overhang?
- ✓ Vicinity Map on plan
- ✓ Dumpster pad outside ROW
- ✓ Need removal note for exist bldg
- ✓ Parking calcs on plan

✓ Label compact spaces "COMPACT"  
(or remove landscaping islands)

Per DPM Ch 23, Sect 7, Part A

if contains more than 20 spaces,  $\frac{1}{4}$   
of spaces may be ~~the~~ compact

you have 12 compact spaces

only allowed 5 spaces per DPM

↓ Are you taking access off of the alley? Is this paved?

↓ Refer to all applicable City Stds  
(2426 for ramps at drive)

↓ Dist to nearest drivepads on each adjacent lot

↓ Is there a median along San Mateo? Does your site have access?

5 { For arterial

- 30' min if it in and out

- 36' min if left turn access

- min <sup>turnout</sup> radius of 20 to 30' for a passenger car design vehicle

↓ Provide copy of refuse approval

Detail for monument sign - verify does not interfere w/ sight distance



fitting of carpet for floor outlets and junction boxes  
is the responsibility of the carpet subcontractor.

covering in closets shall be the same as that of the  
which the closet opens, unless noted otherwise.

a floor-leveling compound at the edge(s) of ceramic,  
and/or stone tile to allow for smooth transition to  
no more than 3/16" height difference shall be  
Reducer strips are not acceptable.

Access pieces of usable carpet (one square-yard or  
all be rolled, tagged (specification, suite and size) and  
to the Heart & Sole Representative for future use.

Existing and new VCT, ceramic, porcelain and/or stone tile  
shall be sealed and buffed per mfr's written instructions.

## RAL FIRE PROTECTION NOTE

extinguisher(s) shall be furnished and installed by  
as specified in the construction documents.

## NOTE-FIRE SUPPRESSION SYST.

Provide and install a fire suppression system meeting the  
requirements of the Albuquerque Fire Marshal's office for full  
coverage of the building. The Contractor shall coordinate the shop  
drawing review with the Fire Marshal.

Project  
Location

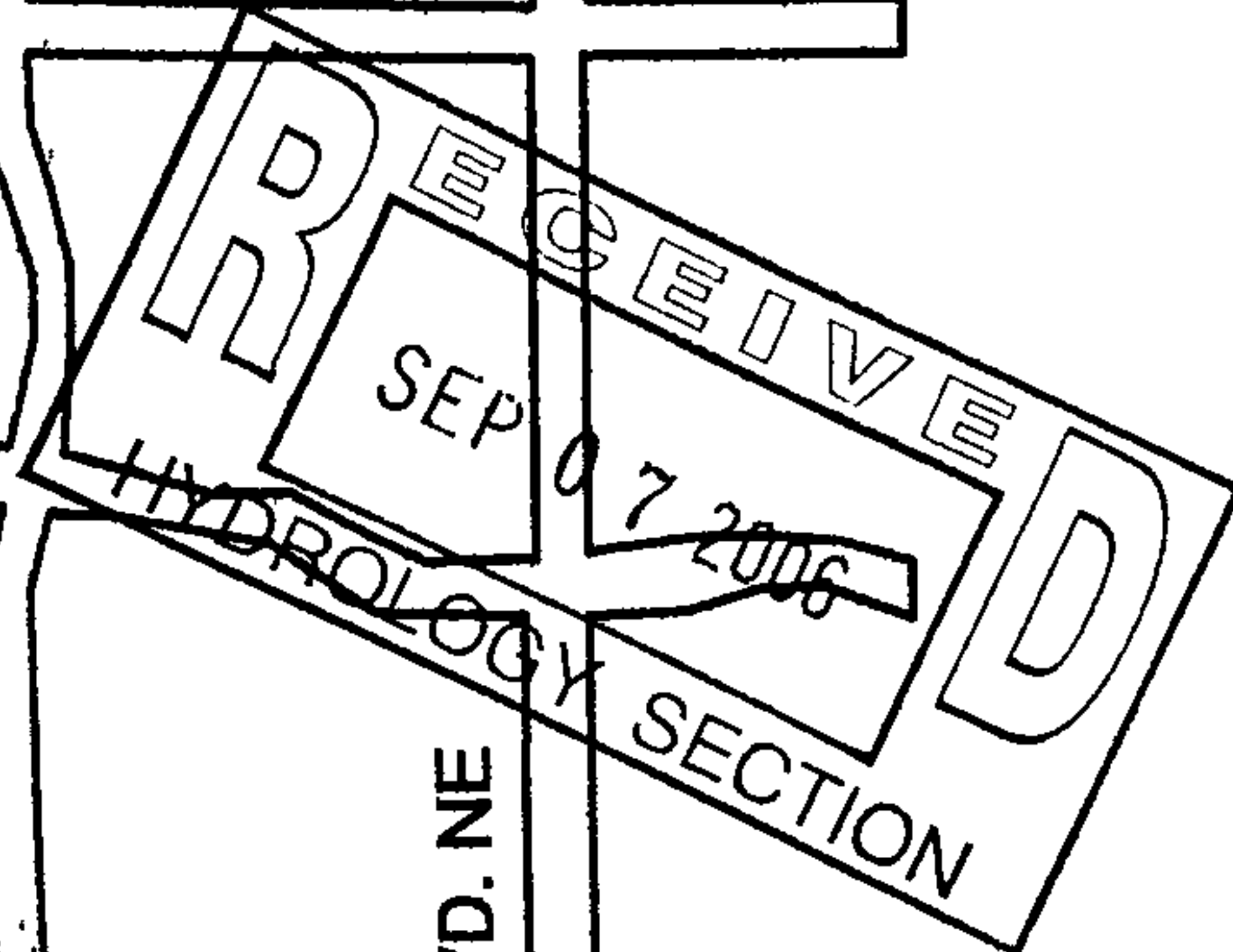
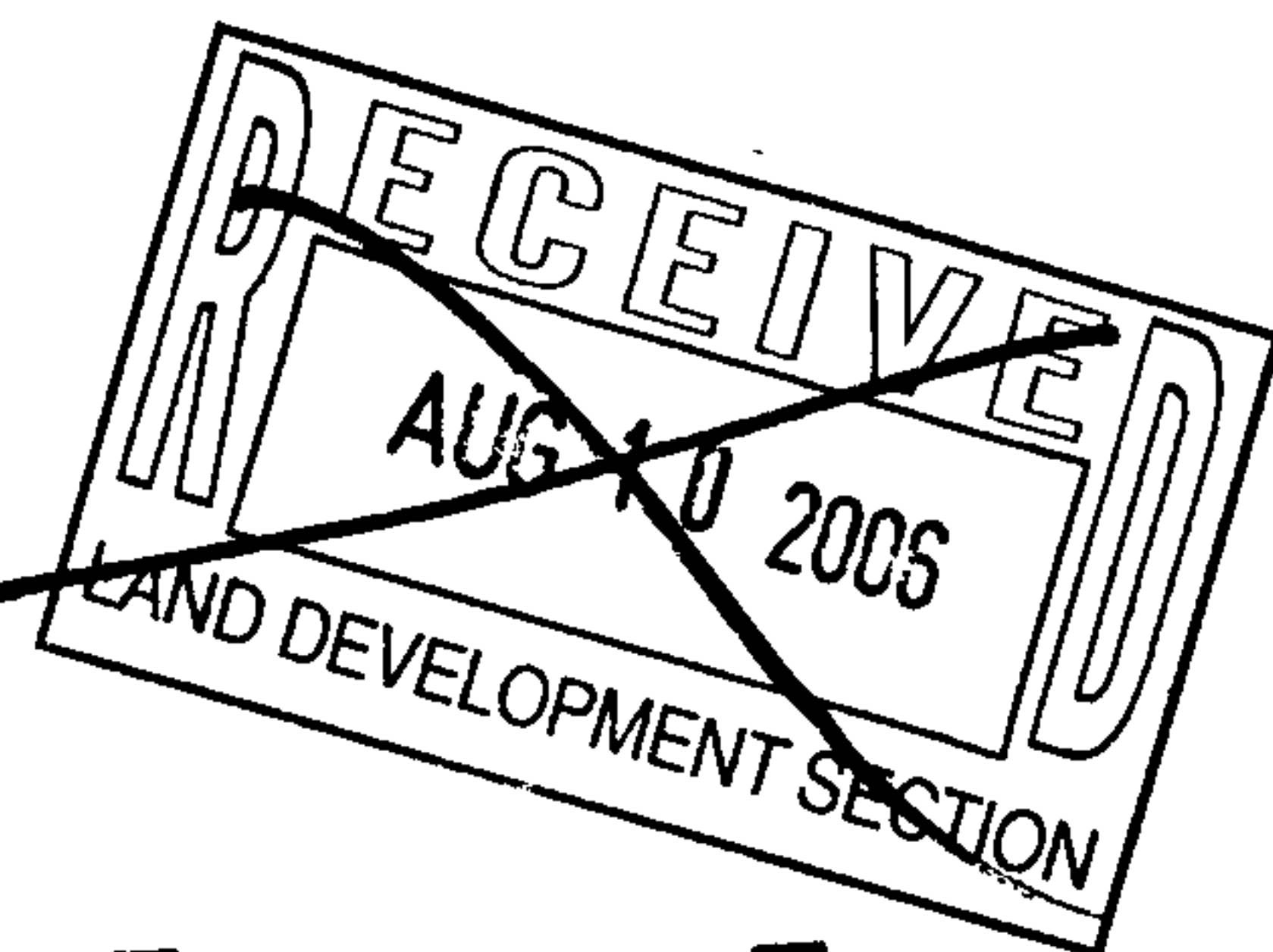
MANCHE RD. NE

INDIARIA RD. NE

BLVD. NE

DR. NE

BLVD. NE



98 PEOPLE: MEN 66, WOMEN 67  
REQUIRED: WC 1/500 = 1 TOTAL  
LAV 1/750 = 1 TOTAL  
PROVIDED: MEN WOMEN  
WC 1 1  
LAV 1 1

AND 1 NON-ACCESSIBLE UNISEX RESTROOM AT 2nd FLOOR  
(1WC+1LAV)

1 DRINKING FOUNTAIN REQUIRED, 1 PROVIDED  
1 SERVICE SINK REQUIRED, 1 PROVIDED

## Parking Analysis

1st FLOOR- RETAIL 3,980 NSF => 1/200 = 19.90  
2nd FLOOR- OFFICE 1,095 NSF => 1/300 = 3.65

23.55

BUILDING IS WITHIN 300 FEET OF ALBUQUERQUE TRANSIT SYSTEM ROUTE  
24 - 10% = 21.6

TOTAL REQUIRED SPACES ..... 22 ✓

TOTAL PROVIDED SPACES ..... 22

ONE ACCESSIBLE SPACE REQUIRED AND PROVIDED

## Index to Drawings

G-1 GENERAL PROJECT REQUIREMENTS AND PROJECT DATA  
C-1 GRADING AND DRAINAGE PLAN  
AS1 SITE PLAN/ ROOF PLAN/ DETAILS  
L-1 LANDSCAPING PLAN  
A-1 1st & 2nd FLOOR PLANS / 1st & 2nd REFLECTED  
CEILING PLANS / NOTES  
A-2 BUILDING SECTIONS / ELEVATIONS / WALL TYPES  
A-3 DOOR & WINDOW SCHEDULE / DETAILS  
S1.0 STRUCTURAL NOTES AND DETAILS  
S2.0 FOUNDATION, 2nd FLOOR AND ROOF FRAMING PLANS  
S2.1 ROOF FRAMING PLAN  
S3.0 STRUCTURAL DETAILS  
S4.0 STRUCTURAL DETAILS