



**ALBUQUERQUE FIRE MARSHAL'S
DIVISION OFFICE PLANS
CHECKING DIVISION**

PERMIT

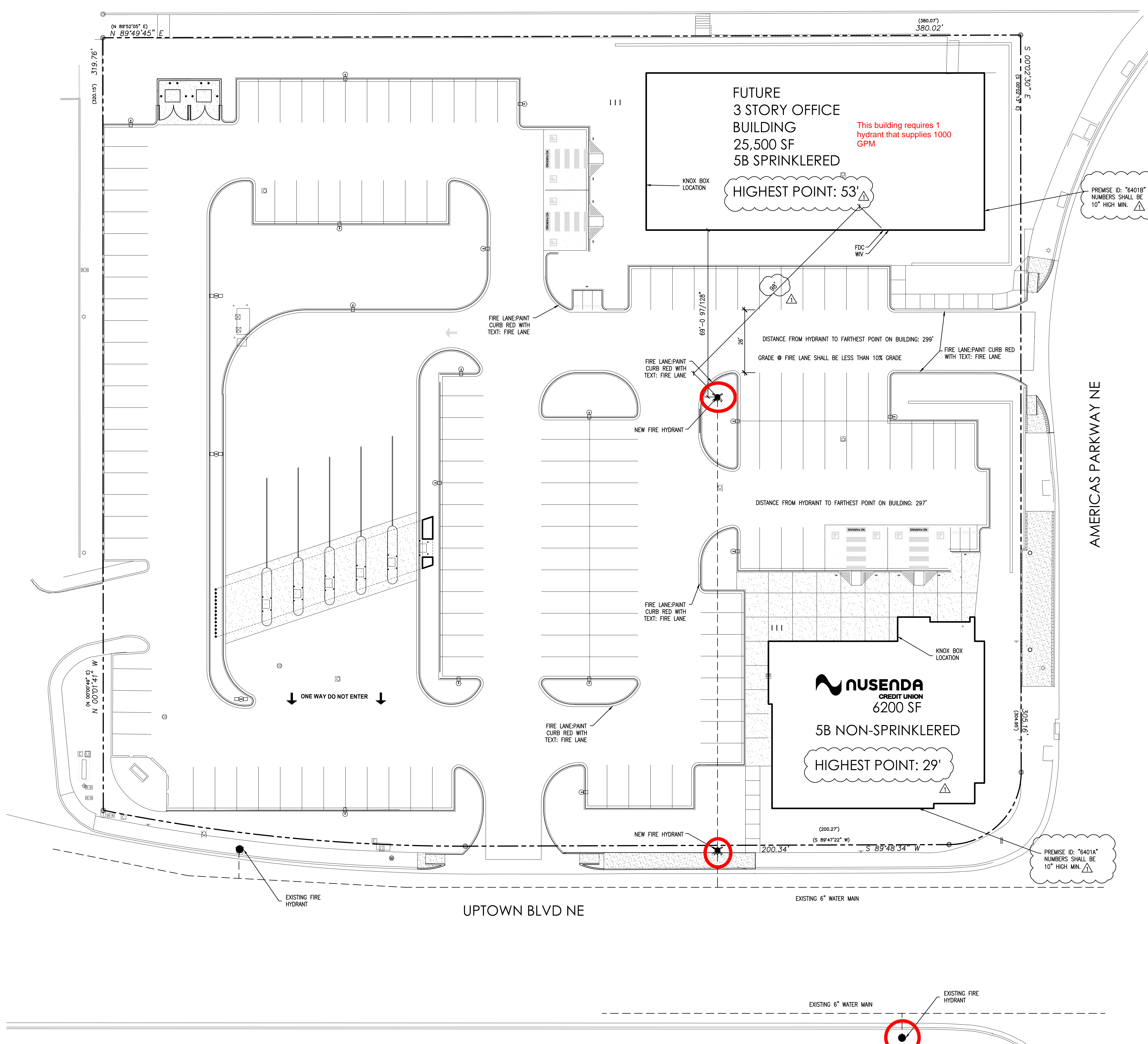
PERMIT NUMBER: 25-100633
APPROVED DATE: 11/04/2025

APPROVED

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THESE CONSTRUCTION DOCUMENTS WERE REVIEWED AND APPROVED BY THE ALBUQUERQUE FIRE MARSHAL'S OFFICE IN ACCORDANCE WITH THE CITY ORDINANCE, THE INTERNATIONAL FIRE CODE, AND NFPA STANDARDS. THIS PERMIT IS VALID FOR 180 DAYS. FINAL INSPECTION IS REQUIRED.

FIRE FLOW: 2000 GPM 2 HYDRANTS



FIRE DATA:

CONSTRUCTION TYPE:	
NUSENDA BRANCH BUILDING	5B-NON-SPRINKLERED
3 STORY OFFICE BUILDING	5B-SPRINKLERED
GROSS BUILDING AREA:	31,700 SF
NUSENDA BRANCH BUILDING	6200 SF
3 STORY OFFICE BUILDING	25,500 SF
OCCUPANCY GROUP:	B
FIRE FLOW REQUIREMENT: IFC TABLE B105.1(2)	3000 GPM
NUSENDA BRANCH BUILDING	2000 GPM
3 STORY OFFICE BUILDING	4250 X 25%=1000 GPM

FIRE HYDRANTS REQUIRED:	
IFC TABLE C102.1	3
MAX ALLOWABLE DISTANCE TO EXISTING HYDRANTS:	225 FT
IFC TABLE C102.1	1 HYDRANT EXISTS WITHIN 225' SW CORNER OF PROPERTY

FIRE HYDRANTS PROVIDED:	
2 NEW, 1 EXISTING	400 FT
ALLOWABLE DISTANCE FROM HYDRANT TO FARTHEST POINT ON BLDG:	IFC 507.5.1

FIRE NOTES:

- ALL APPROVED FIRE APPARATUS ACCESS ROADS SHALL HAVE AN APPROVED DRIVING SURFACE CAPABLE OF SUPPORTING THE IMPOSED LOADS OF FIRE APPARATUS WEIGHING AT LEAST 75,000 LBS.
- FIRE APPARATUS ACCESS AND TURNAROUND AREA SHALL NOT EXCEED 10 PERCENT IN GRADE

SITE DATA

SITE LOCATION	6401 UPTOWN BOULEVARD NE ALBUQUERQUE, NM
LEGAL DESCRIPTION:	TR. B-1-A-1 DALE BELLAMAH UNIT 5
UPC NUMBER:	101805941908840202
ZONING:	MX-H
ZONE ATLAS PAGE:	H-18
PREVIOUS DRB APPROVAL:	NONE FOUND
TOTAL LOT AREA:	126,290 SF (2.90 AC)
GROSS BUILDING AREA:	31,700 SF
NUSENDA BRANCH BUILDING	6200 SF
3 STORY OFFICE BUILDING	25,500 SF

BUILDING FOOTPRINT AREA:	14,700 SF
NET LOT AREA (LOT AREA-BLD. FOOTPRINT):	111,590 SF
FLOOR AREA RATIO (BLDG FOOTPRINT/LOT AREA):	11.6 %

PARKING CALCULATIONS:	
TOTAL SPACES PROVIDED:	150
CREDIT UNION BRANCH (3 SP/1000 SF) 6200 SF =	18.6 SPACES REQUIRED
OFFICE (3.5 SP/1000 SF) 25,500 SF =	89.25 SPACES REQUIRED
TOTAL:	108 SPACES REQUIRED

ACCESSIBLE PARKING REQUIRED: 4 INCL. 1 VAN	TOTAL SPACES PROVIDED: 4
MOTORCYCLE PARKING REQUIRED: 4 SPACES	TOTAL SPACES PROVIDED: 6
BICYCLE PARKING REQUIRED: (3% OF REQ'D PKG.=4)	TOTAL SPACES PROVIDED: 8

FIRE 1 SITE PLAN

A NEW BRANCH AND DRIVE THROUGH FOR:



revisions:
11-3-25 FIRE MARSHAL COMMENTS

date: 10-31-25

sheet: FIRE 1