

CITY OF ALBUQUERQUE

Planning Department
Alan Varela, Director



Mayor Timothy M. Keller

April 15, 2025

Dave Puritz, R.A.
NCA Architects Planners AIA
1306 Rio Grande Blvd. NW
Albuquerque, NM 87104

Re: ABQ Bio Park/ New Large Tanks for Sharks
2601 Central Ave NW
Traffic Circulation Layout
Architect's Stamp 03-26-25 (J12-D004)
TRANS-2025-00089

Dear Mr. Puritz,

The TCL submittal received 04-14-2025 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.

When the site construction is completed **SITE INSPECTION AND CERTIFICATION OF OCCUPANCY (C.O) IS NOT REQUIRED FOR TRANSPORTATION DIVISION.**

Sincerely,

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

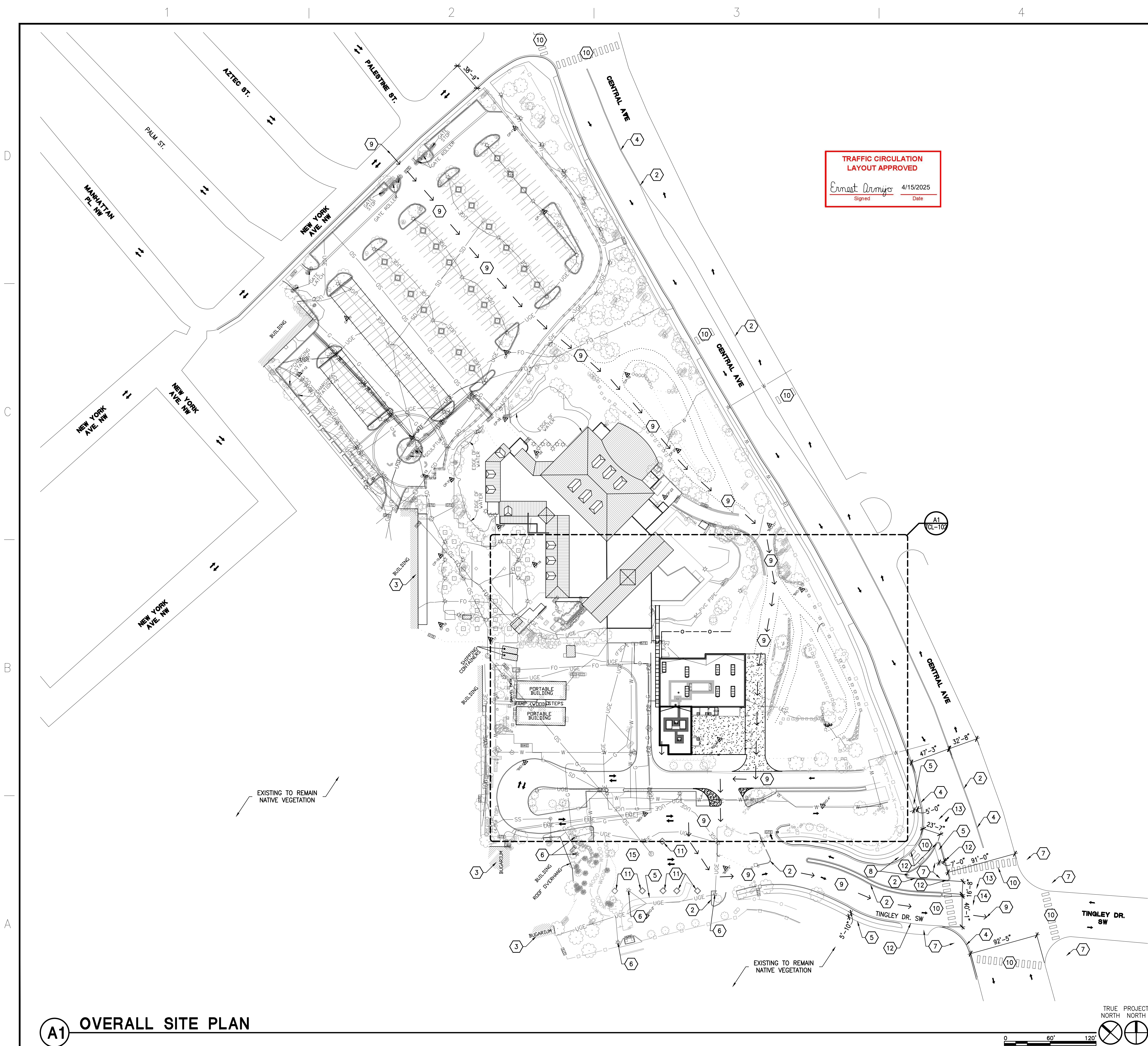
C: CO Clerk, File

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov



TRAFFIC CIRCULATION
LAYOUT APPROVED

Ernest Armijo 4/15/2025
Signed Date

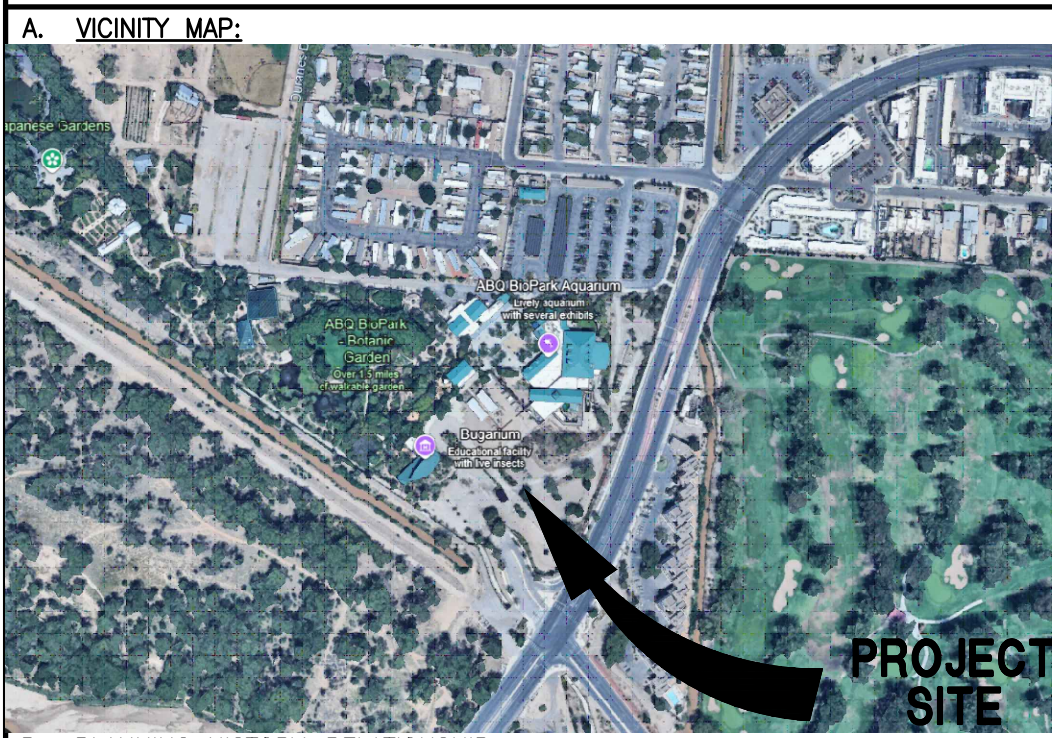
GENERAL NOTES

- A. CONTRACTOR TO VERIFY ALL EXISTING CONDITIONS PRIOR TO START OF DEMOLITION.
- B. THIS PROJECT DOES NOT HAVE A PARKING LOT REQUIREMENT BECAUSE THIS FACILITY WILL BE USED BY CURRENT STAFF ONLY AND NOT THE PUBLIC. CURRENT STAFF PARKING IS PROVIDED ON-SITE.
- C. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK. PER CITY STANDARD DRAWING 2430.
- D. ALL INTERIOR AND EXTERIOR ADA CURB RAMP MUST BE UPDATED TO CURRENT STANDARDS AND HAVE TRUNCATED DOMES INSTALLED.
- E. ALL SITE LANDSCAPING AND TREES ARE EXISTING TO REMAIN.
- F. ALL GATES ARE EXISTING TO REMAIN.
- G. ALL SITE BENCHES ARE EXISTING TO REMAIN.
- H. ALL SITE LIGHT POLES/LIGHTING IS EXISTING TO REMAIN.
- I. ALL PROVIDED BIKE RACKS ARE EXISTING TO REMAIN.
- J. ONE-WAY DRIVES SHALL HAVE "ONE WAY" AND "DO NOT ENTER" SIGNAGE AND PAVEMENT MARKINGS.
- K. ALL TRAFFIC SIGNAGE OFF AND ON SITE IS EXISTING TO REMAIN.

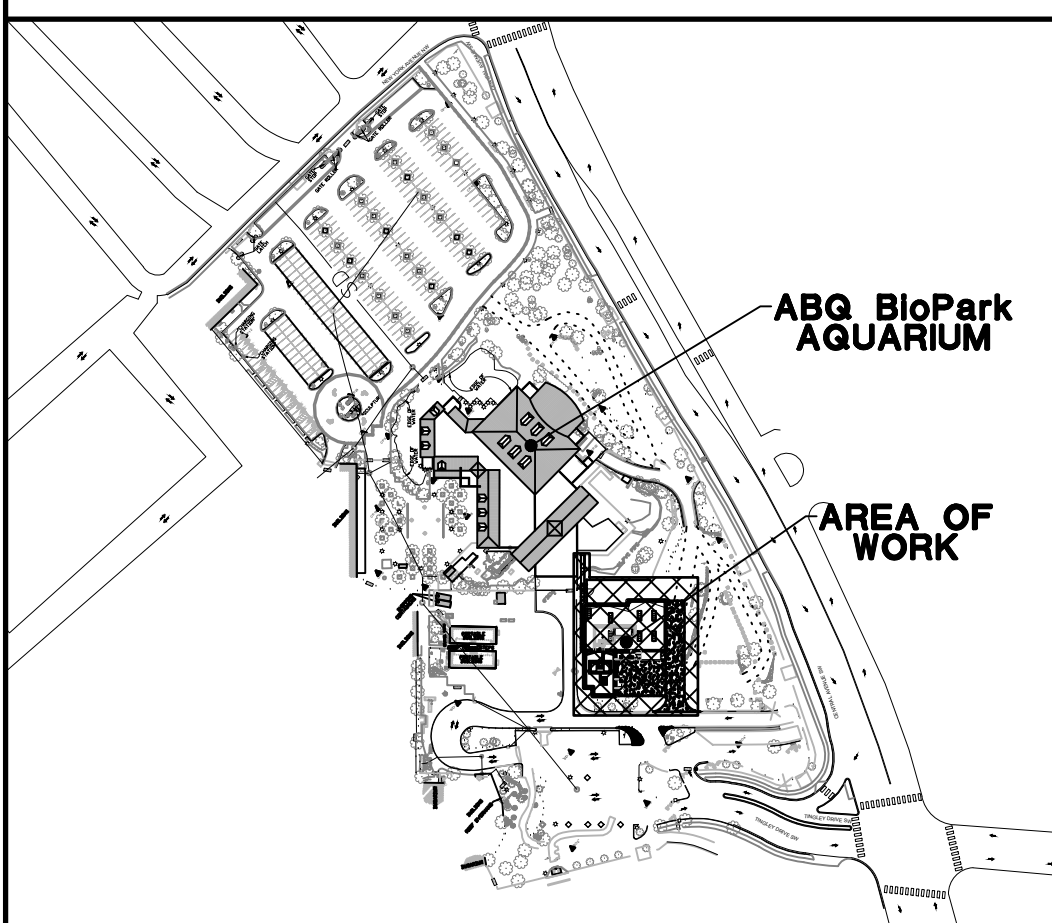
KEYED NOTES

- 1. EXISTING FIRE HYDRANT TO REMAIN.
- 2. EXISTING MEDIAN TO REMAIN.
- 3. EXISTING BUILDING TO REMAIN.
- 4. EXISTING CURB TO REMAIN.
- 5. EXISTING SIDEWALK TO REMAIN.
- 6. EXISTING LIGHT POLE TO REMAIN.
- 7. EXISTING TRAFFIC LIGHT TO REMAIN.
- 8. EXISTING TRAFFIC SIGNAGE TO REMAIN.
- 9. NEW DELIVERY VEHICLE ROUTE.
- 10. EXISTING TO REMAIN PEDESTRIAN CROSSING AREA.
- 11. EXISTING PLANTERS TO REMAIN.
- 12. EXISTING CURB CUT. INSTALL TRUNCATED DOMES. CITY STANDARD DRAWINGS 2446, 2440, 2441, 2431, 2446 AND 2440.
- 13. ENTRY TO SITE.
- 14. EXIT FROM SITE.
- 15. EXISTING DIRT PARKING AREA TO REMAIN.

DESCRIPTION



- A. VICINITY MAP:
- B. PLANNING HISTORY-RELATIONSHIP:
 - o SITE IS PREEXISTING.
 - o BIKE ROUTES AND BIKE LANES ARE NOT APPLICABLE ON-SITE. BIKING TRANSIT IS LOCATED IN PROXIMITY OFF-SITE ON CENTRAL AVE.
 - o MULTI-USE TRAILS ARE NOT APPLICABLE.
 - o SITE IS WITHIN 50 FT OF PREMIUM TRANSIT.
- C. ZONE ATLAS MAP INDEX NUMBER: J-12-Z
- D. LEGAL DESCRIPTION: TRACT A PLAT OF TRS A & B ALBUQUERQUE BIOLOGICAL PARK CONT 16.5910 AC M/L ALBUQUERQUE BIOPARK AQUARIUM 2601 CENTRAL AVE. NW ALBUQUERQUE, NEW MEXICO 87104
- E. SITE ADDRESS:
- F. TYPE OF DEVELOPMENT: ANIMAL HOSPITAL & TANKS.
- G. NO REQUESTS FOR VARIANCES FROM POLICIES OR ORDINANCES.
- H. SIZE OF DEVELOPMENT:
 - BUILDING AREA: 9,890 GROSS SF
 - FIRST FLOOR 2,510 GROSS SF
 - SECOND FLOOR 2,510 GROSS SF
 - TOTAL 12,400 GROSS SF
- I. NO APPLICABLE PARKING SPACES REQUIRED BY ZONING CODE.
- J. EXECUTIVE SUMMARY:
 - o GENERAL PROJECT LOCATION: ALBUQUERQUE BIOPARK AQUARIUM
 - o DEVELOPMENT CONCEPT FOR SITE:
 - o ACCESSED BY EMPLOYEES ONLY - BACK OF HOUSE.
 - o TRAFFIC CIRCULATION CONCEPT FOR SITE:
 - o DELIVERY FOR BACK OF HOUSE NEEDS FOR THE ABQ BIOPARK.
 - o IMPACT ON THE ADJACENT SITES: SERVICES THE BIOPARK.
 - o NO APPLICABLE ITS.
 - o NO VARIANCE REQUIRED TO ACCOMMODATE UNUSUAL SITE CIRCUMSTANCES.



KEY MAP

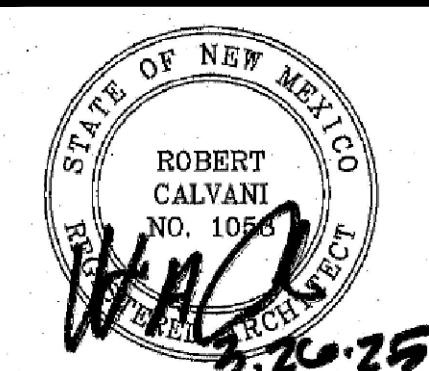
N.T.S.



ARCHITECTS - PLANNERS - AIA

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ALBUQUERQUE, NM 87104
505-255-6400 505-268-6954 FAX
WWW.NCA-ARCHITECTS.COM

ARCHITECT



CONSULTANT

PROJECT TITLE

ALBUQUERQUE
BIOPARK SHARC
(Science Health
and Aquatic
Research
Center)

ALBUQUERQUE
NEW MEXICO

REVISIONS:

DATE	DESCRIPTION
MAR. 2025	100% CD SUBMITTAL
JAN. 2025	75% CD SUBMITTAL
NOV. 2024	100% DD SUBMITTAL
SEPT. 2024	50% DD SUBMITTAL
JUNE 2023	SCHEMATIC DESIGN

DRAWN BY: CHECKED BY:

BS RC

PROJECT NUMBER:

A24.02

DATE:

MARCH 24, 2025

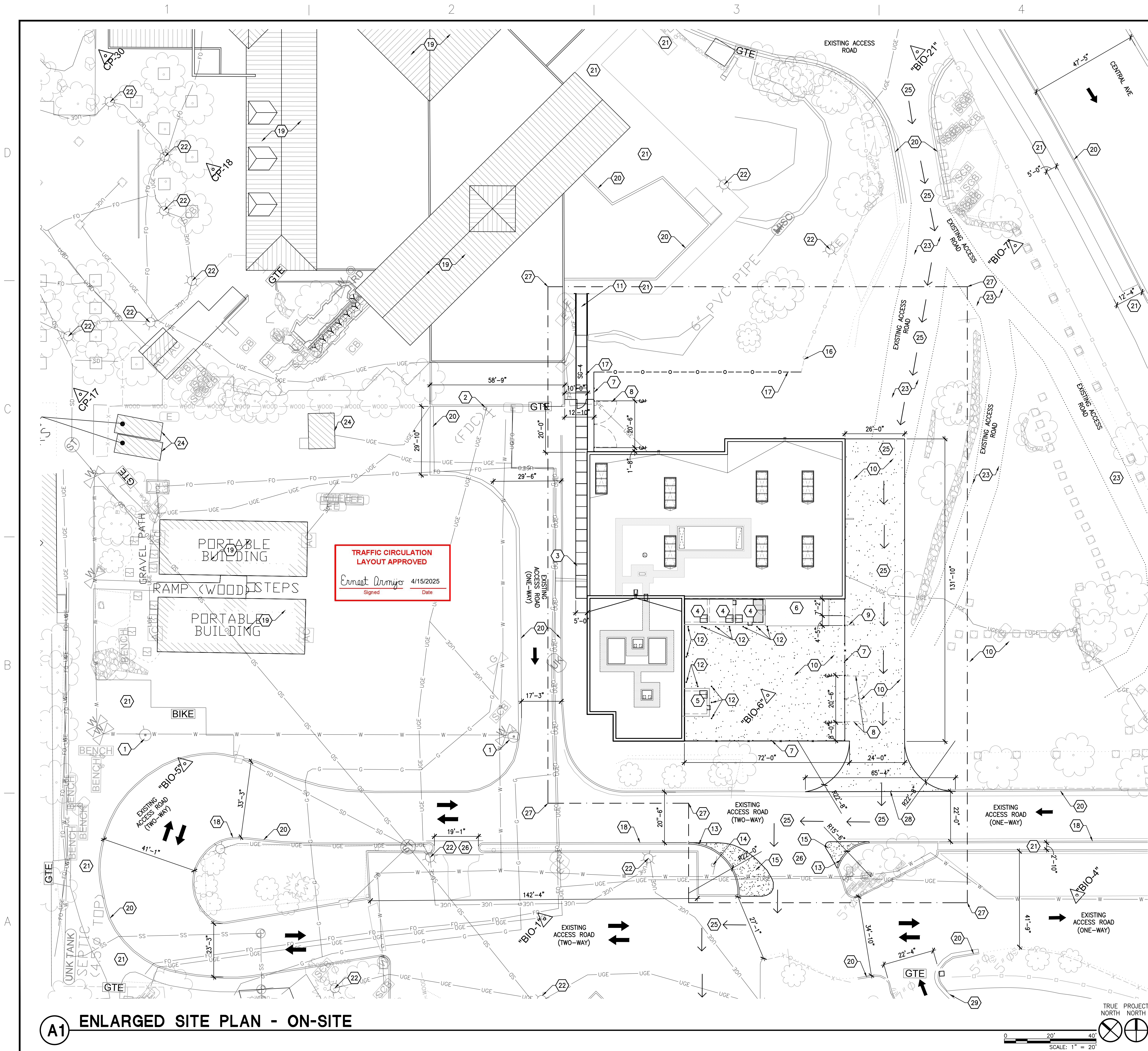
SHEET TITLE:

TRAFFIC
CIRCULATION
LAYOUT

SHEET NO:

TCL-101

A1 OVERALL SITE PLAN



GENERAL NOTES

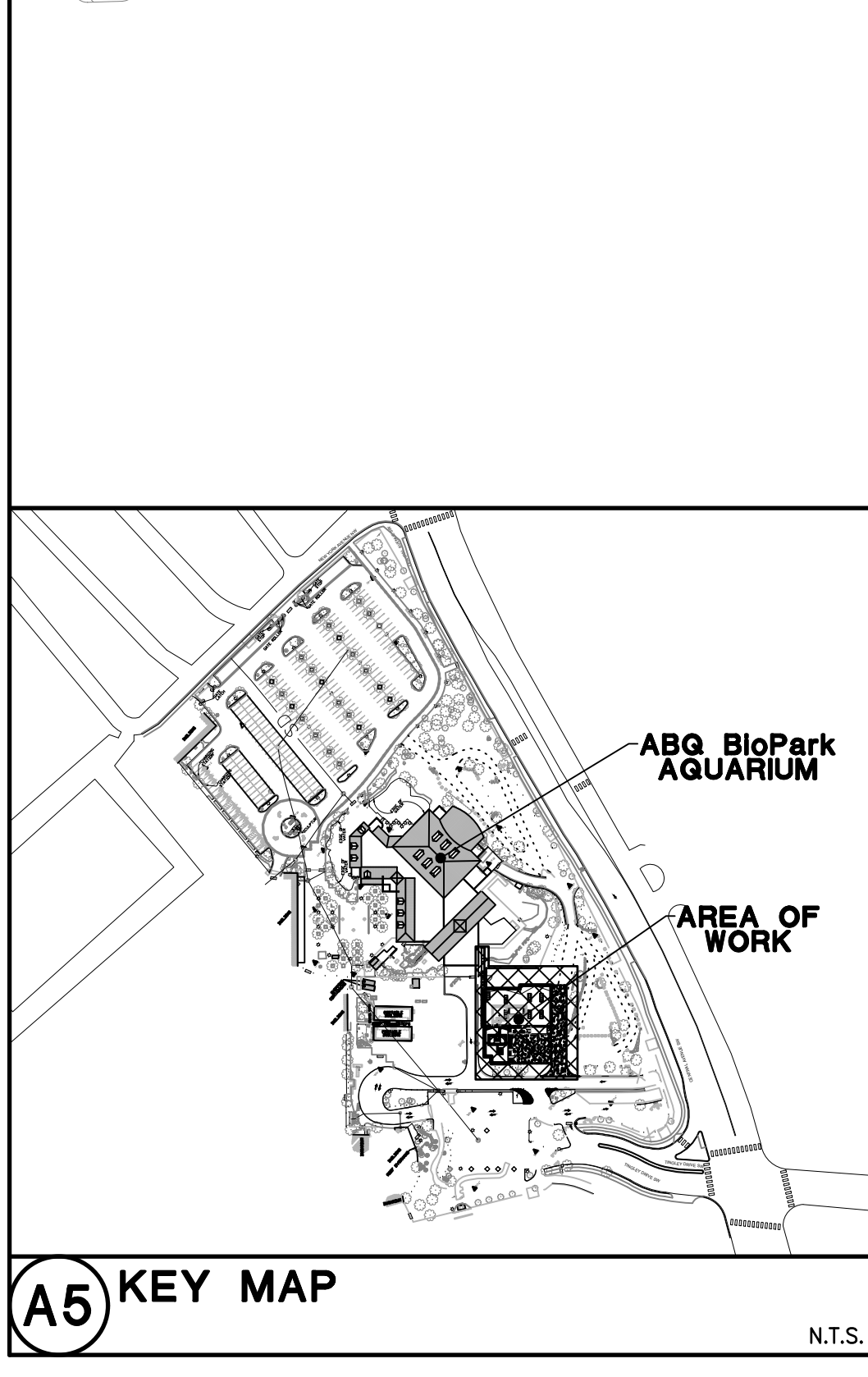
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- ONE-WAY DRIVES SHALL HAVE "ONE WAY" AND "DO NOT ENTER" SIGNAGE AND PAVEMENT MARKINGS.

KEYED NOTES

- EXISTING FIRE HYDRANT.
- EXISTING FDC LOCATION.
- CONCRETE SIDEWALK. SLOPE AWAY FROM BUILDING. TYPICAL.
- CONCRETE SALTWATER STORAGE.
- CONCRETE FRESHWATER STORAGE.
- COVERED CANOPY.
- 8'-0" HIGH CHAIN LINK FENCE WITH PRIVACY SLATS.
- MANUAL VEHICLE SWING GATE.
- MANUAL PEDESTRIAN SWING GATE.
- ASPHALT PAVING. SLOPE AWAY FROM BUILDING. TYPICAL.
- STAIRS.
- 6" DIA. BOLLARD. SEE DETAIL A2 ON SHEET AS-501.
- NEW CONCRETE CURB. MATCH NEW CURB WITH EXISTING ADJACENT CURB.
- RELOCATED SIGN.
- INFILL AREA OF DEMOLITION. MATCH INFILL WITH EXISTING ADJACENT ROAD.
- EXISTING FENCE.
- NEW FENCE AND PEDESTRIAN GATE. MATCH NEW FENCE WITH CONNECTING EXISTING FENCE.
- EXISTING MEDIAN TO REMAIN.
- EXISTING BUILDING TO REMAIN.
- EXISTING CURB TO REMAIN.
- EXISTING SIDEWALK TO REMAIN.
- EXISTING LIGHT POLE TO REMAIN.
- EXISTING DIRT ROAD TO REMAIN. EXISTING ACCESS ROAD TO REMAIN.
- EXISTING STRUCTURE TO REMAIN.
- NEW DELIVERY VEHICLE ROUTE.
- EXISTING TO REMAIN PEDESTRIAN CROSSING AREA.
- GENERAL PROJECT AREA.
- NEW CURB CUT. INSTALL TRUNCATED DOMES. CITY STANDARD DRAWINGS 2446, 2440, 2441, 2431, 2446 AND 2440.
- EXISTING CURB CUT. INSTALL TRUNCATED DOMES. CITY STANDARD DRAWINGS 2446, 2440, 2441, 2431, 2446 AND 2440.

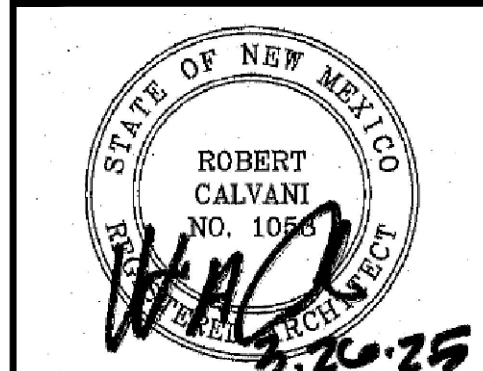
LEGEND

- EXISTING TREE TO REMAIN
- EXISTING LANDSCAPING BOULDER TO REMAIN



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MARCH 24, 2025

SHEET TITLE:
**TRAFFIC
CIRCULATION
LAYOUT**

SHEET NO.:
TCL-102