

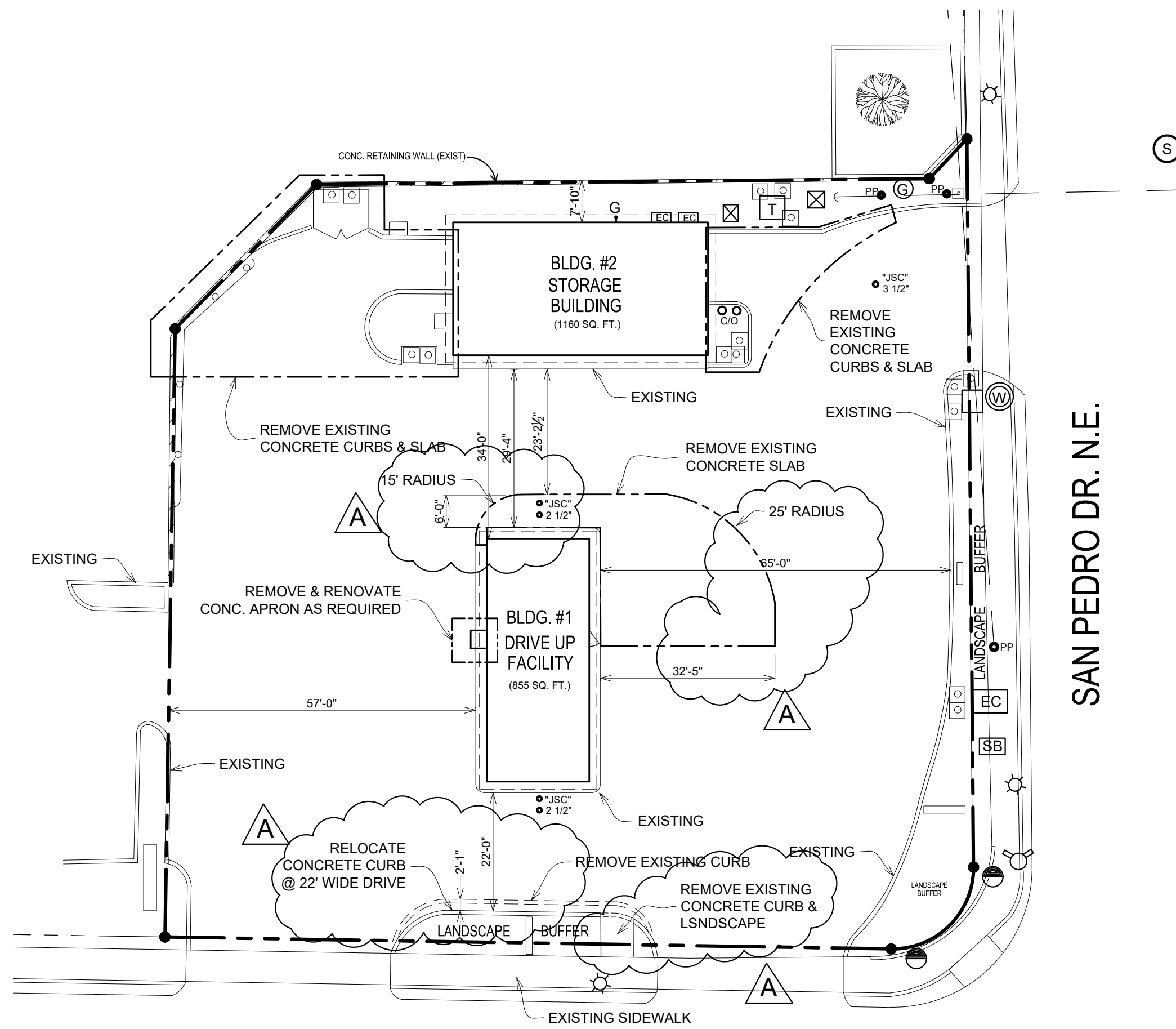


LEGAL DESCRIPTION

6121 LOMAS BLVD. N.E., ALBUQUERQUE, NM 87110
LOT P, TRACT 16, MILE-HI ADDITION
LOT AREA: 0.489 ACRES (20,468 SQ. FT. ML)
UPC 101805825001530806
ZONING: MX-M
OWNER: TLJ LLC
ZONE ATLAS: J-18-Z

VICINITY MAP

N.T.S.



6121 LOMAS BLVD. N.E.

SITE - AS-BUILT/ DEMOLITION

SCALE: 1" = 20.0'



PARKING REQUIREMENTS

I.D.O. 14-16-5-5

REQUIRED PARKING CALCULATIONS:

DRIVE UP FACILITY (6 STACKING SPACES @ 20' REQUIRED) * 6 SPACES
ACCESSIBLE PARKING 1 SPACE
TOTAL SPACES REQUIRED 7 SPACE

PARKING SPACES PROVIDED:

ACCESSIBLE SPACES 1 SPACE
EMPLOYEE PARKING 6 SPACES
MOTORCYCLE SPACES PROVIDED 4 SPACES
BICYCLE SPACES PROVIDED 3 SPACES

* PER I.D.O. 14-16-5 TABLE 5-5-1 NOTE 2, PAGE 257

NARRATIVE DESCRIPTION

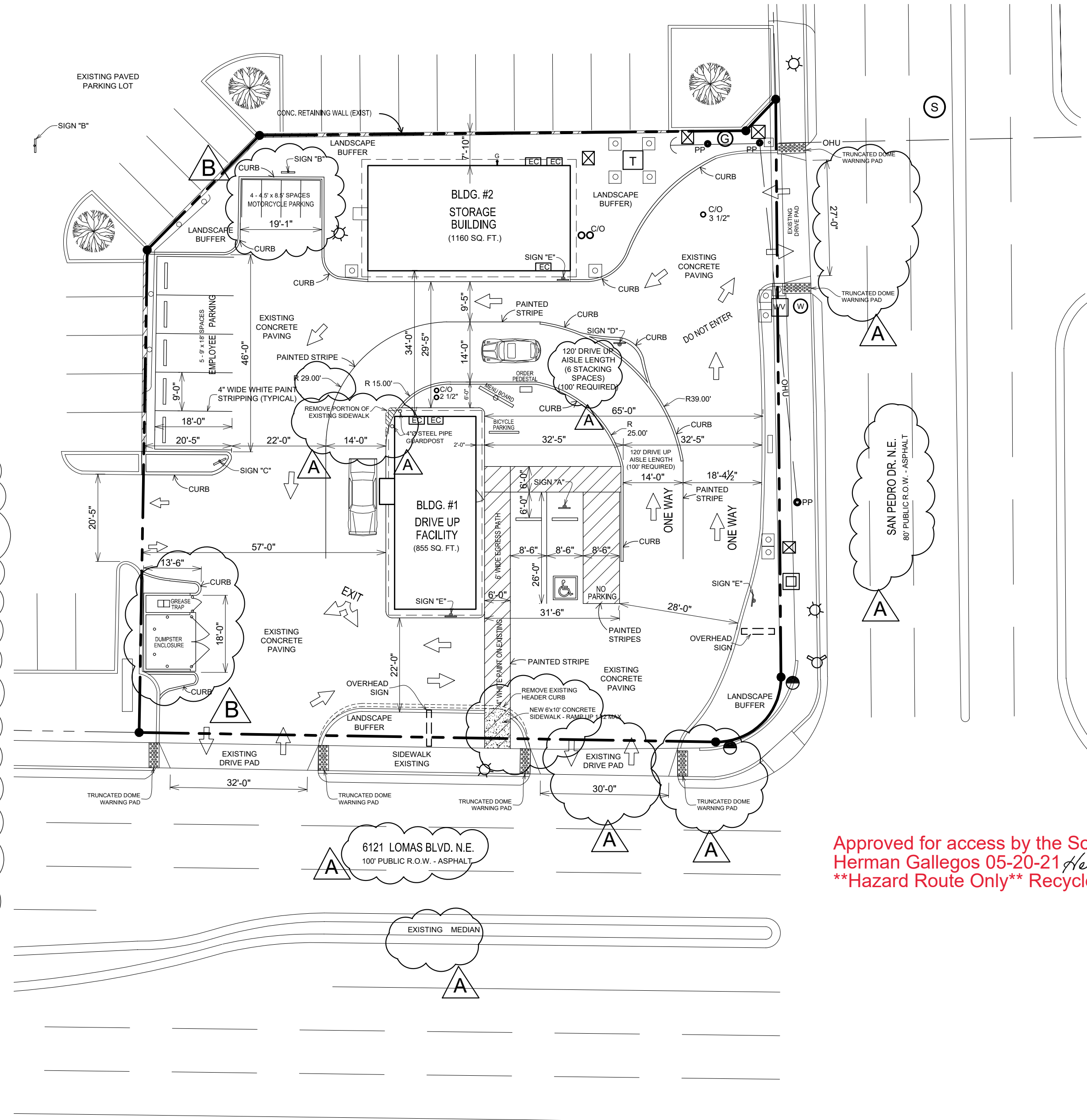
TRAFFIC CIRCULATION PLAN FOR 1621 LOMAS BLVD., NE

CHANGE OF USE TO CONVERT AN EXISTING GAS STATION/CONVENIENCE STORE INTO A DRIVE UP ONLY FAST FOOD CAFE. NO INDOOR OR OUTDOOR DINING AREAS ARE TO BE PROVIDED. ALL FUEL DISPENSING PUMPS AND TANKS HAVE BEEN REMOVED AND PAVEMENTS HAVE BEEN REPAIRED. THE EXISTING STORE BUILDING WILL BECOME THE COMMERCIAL KITCHEN AND SUPPORT FACILITY FOR THIS LOCATION. THE EXISTING CAR WASH BUILDING WILL BECOME A CENTRAL STORAGE BUILDING FOR THE STRIPES MULTIPLE FACILITIES. THE DRIVE UP SERVICE OPERATION WAS GRANTED THE APPROVAL AS BP-2021-05285.

PROJECT No BP-2021-05285 DATED 02-09-21. COMPLIANCE WITH THE CONDITIONS OF APPROVAL FOR THE DRIVE UP OPERATION ARE DEMONSTRATED IN THIS SUBMITTAL.

LEGEND

- (MH) MANHOLE UTILITY
- (SDI) STORM DRAIN INLET
- (SSCO) SANITARY SEWER CLEAN-OUT
- (W) WATER METER
- (GP) GUARD POST
- (WV) WATER VALVE
- (H) HYDRANT
- (CP) CABLE PEDESTAL
- (EP) ELECTRIC PEDESTAL
- (PP) POWER POLE - ELECTRICAL
- (T) ELECTRIC TRANSFORMER
- (EP) ELECTRIC PANEL
- (TLTB) TRAFFIC LIGHT CONTROL BOX
- (UB) UTILITY BOX
- (WF) WOOD FENCE
- (LP) LIGHT POLE
- (GM) GAS METER
- (HPS) HANDICAP PARKING SIGN
- (W) WALL
- (MW) MONITORING WELL
- (HPCSP) HANDICAP PARKING SPACE
- (IRR) IRRIGATION BOX
- (CP) CONTROL POINT
- (FP) FLAGPOLE
- (OW) OVERHEAD WIRES
- (HB) HOT BOX
- (PB) PARKING BUMPER
- (TM) TELEPHONE MANHOLE
- (OS) OVERHEAD SIGN

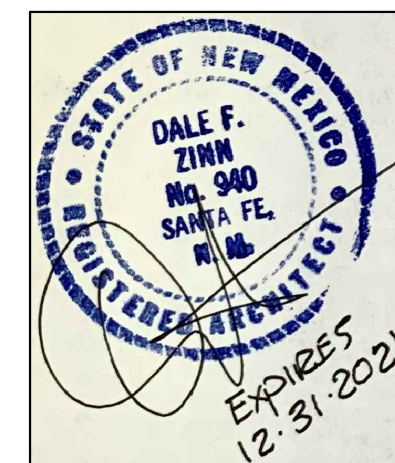


TRAFFIC CIRCULATION

SCALE: 1" = 20.0'



Approved for access by the Solid Waste Department
Herman Gallegos 05-20-21 *Herman Gallegos*
Hazard Route Only Recycle service was declined**



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Lighting Architectural Drafting

505-259-1534

DRIVE UP FAST FOOD

STRIPES ON LOMAS

6121 LOMAS BLVD., NE

BERNALILLO COUNTY

ALBUQUERQUE, NEW MEXICO

TRAFFIC CIRCULATION

LAYOUT

SITE PLAN

AS-BUILT / DEMOLISHED

DATE: 05/20/2021

LA

REVISION: DATE: 03/11/21

INITIAL: A

SHEET

TCL1