

CITY OF ALBUQUERQUE



September 6, 2018

Brunacini Development Ltd Co
Angelo
PO BOX 6363 7550 Meridian PI NW Suite B-1
Albuquerque, NM

Re: Winfield TI
7501 Meridian Place, NW Suite B- 1
Traffic Circulation Layout
Engineer's/Architect's Stamp **09-05-18** (K10-D023G)

Dear Mr. Brunacini,

The TCL submittal received 09-06-17 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.

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 924-3690.

Sincerely,

Mojgan Maadandar
Associate Engineer, Planning Dept.
Development Review Services

MM via: email
C: File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 3/2018)

Project Title: Winfield TI **Building Permit #:** BP-2018-28268 **Hydrology File #:** K1000236
DRB#: _____ **EPC#:** _____ **Work Order#:** _____
Legal Description: Lot 5 Meridian Business Park
City Address: 7501 Meridian Place, NW Suite B-1

Applicant: Brunacini Development Ltd Co **Contact:** Angelo
Address: PO Box 6363 7550 Meridian PI NW ABQ NM 87197
Phone#: 833-2928 **Fax#:** _____ **E-mail:** abrunacini@brunacini.com

Other Contact: Tate Fishburn Architect **Contact:** Tate
Address: PO Box 2941 Corrales NM 87048
Phone#: 899-9338 **Fax#:** _____ **E-mail:** tatefishburn@msn.com

Check all that Apply:

IS THIS A RESUBMITTAL?: ☒ Yes ☒ No

DEPARTMENT:

☐ HYDROLOGY/ DRAINAGE
☒ TRAFFIC/ TRANSPORTATION

TYPE OF SUBMITTAL:

☐ ENGINEER/ARCHITECT CERTIFICATION
☐ PAD CERTIFICATION
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
☐ ELEVATION CERTIFICATE
☐ CLOMR/LOMR

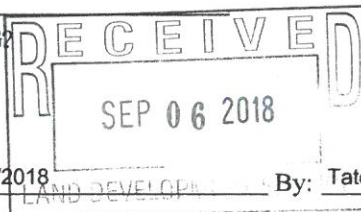
☒ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)

☐ OTHER (SPECIFY) _____
☐ PRE-DESIGN MEETING

TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

☒ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY
☐ PRELIMINARY PLAT APPROVAL
☐ SITE PLAN FOR SUB'D APPROVAL
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL
☐ FINAL PLAT APPROVAL
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE
☐ FOUNDATION PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ SO-19 APPROVAL
☐ PAVING PERMIT APPROVAL
☐ GRADING/ PAD CERTIFICATION
☐ WORK ORDER APPROVAL
☐ CLOMR/LOMR
☐ FLOODPLAIN DEVELOPMENT PERMIT
☐ OTHER (SPECIFY) _____

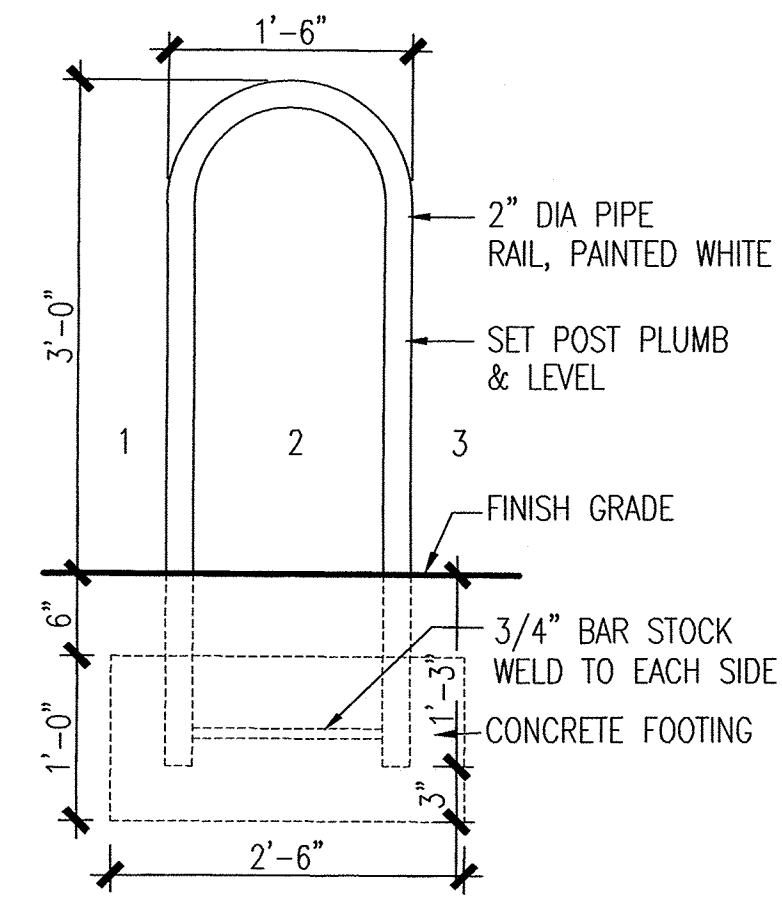
DATE SUBMITTED: 9/05/2018 **By:** Tate Fishburn



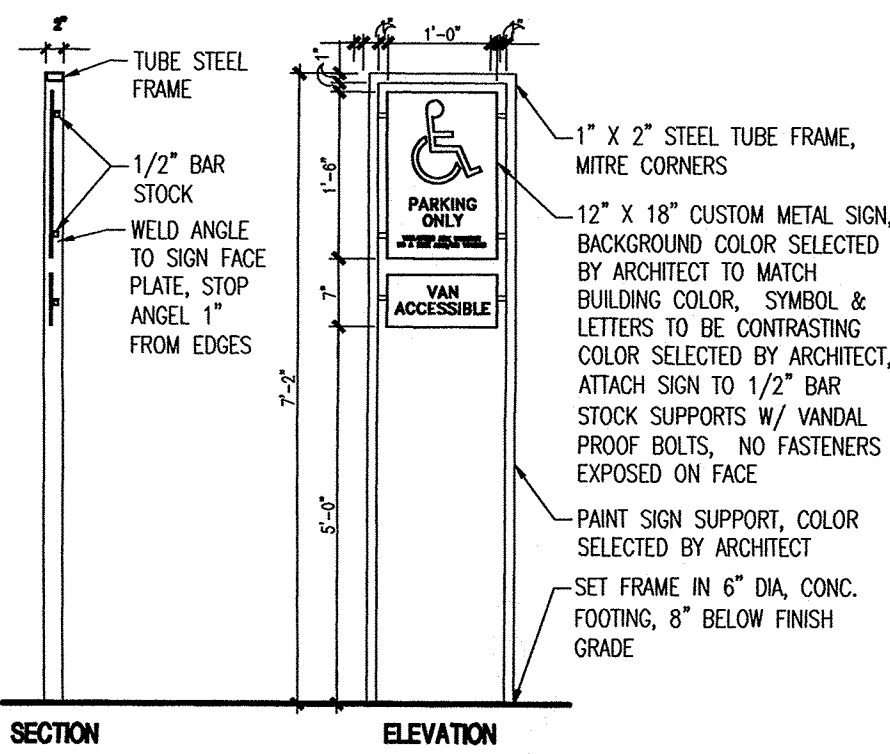
COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

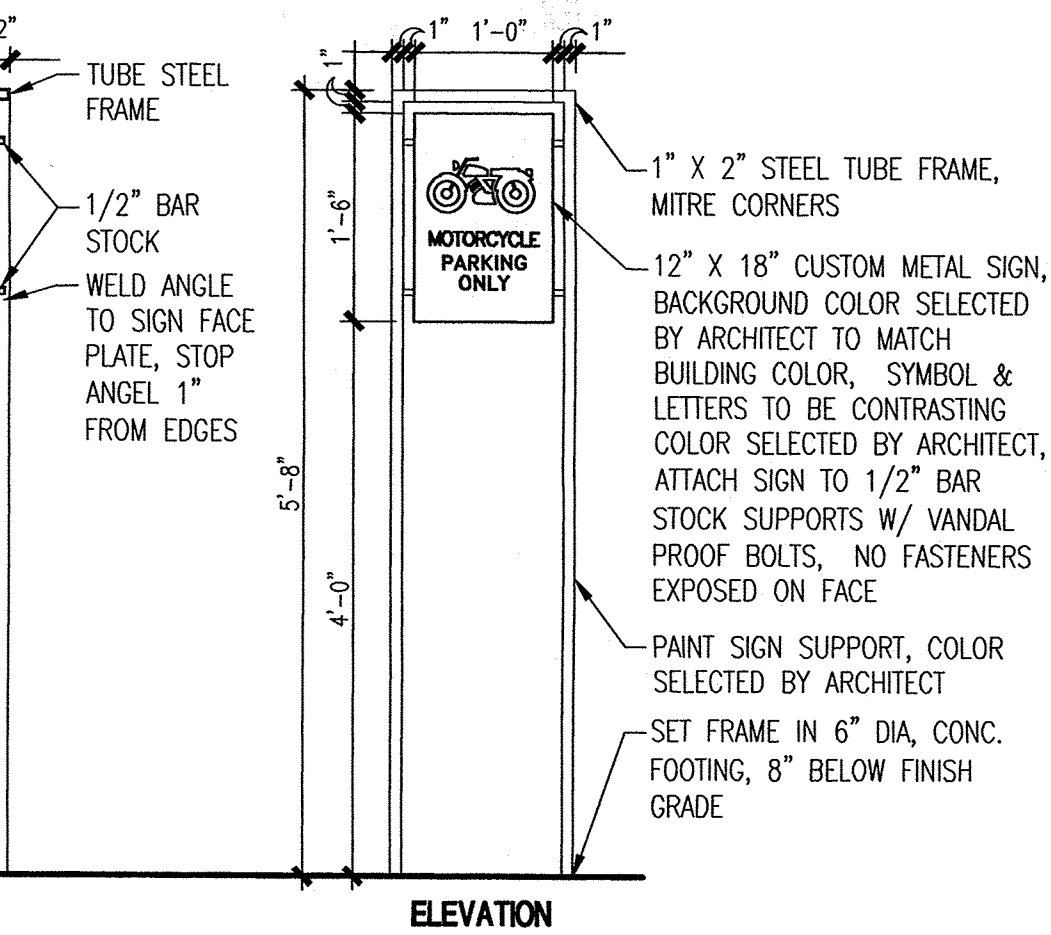
FEE PAID: \$7500.00



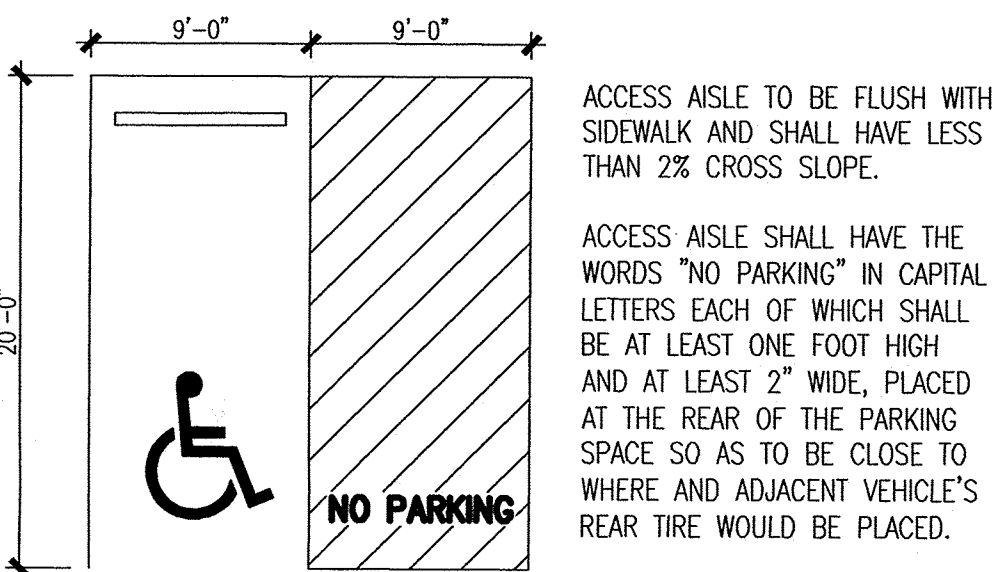
5 BIKE POST DETAIL
1"=1'-0"



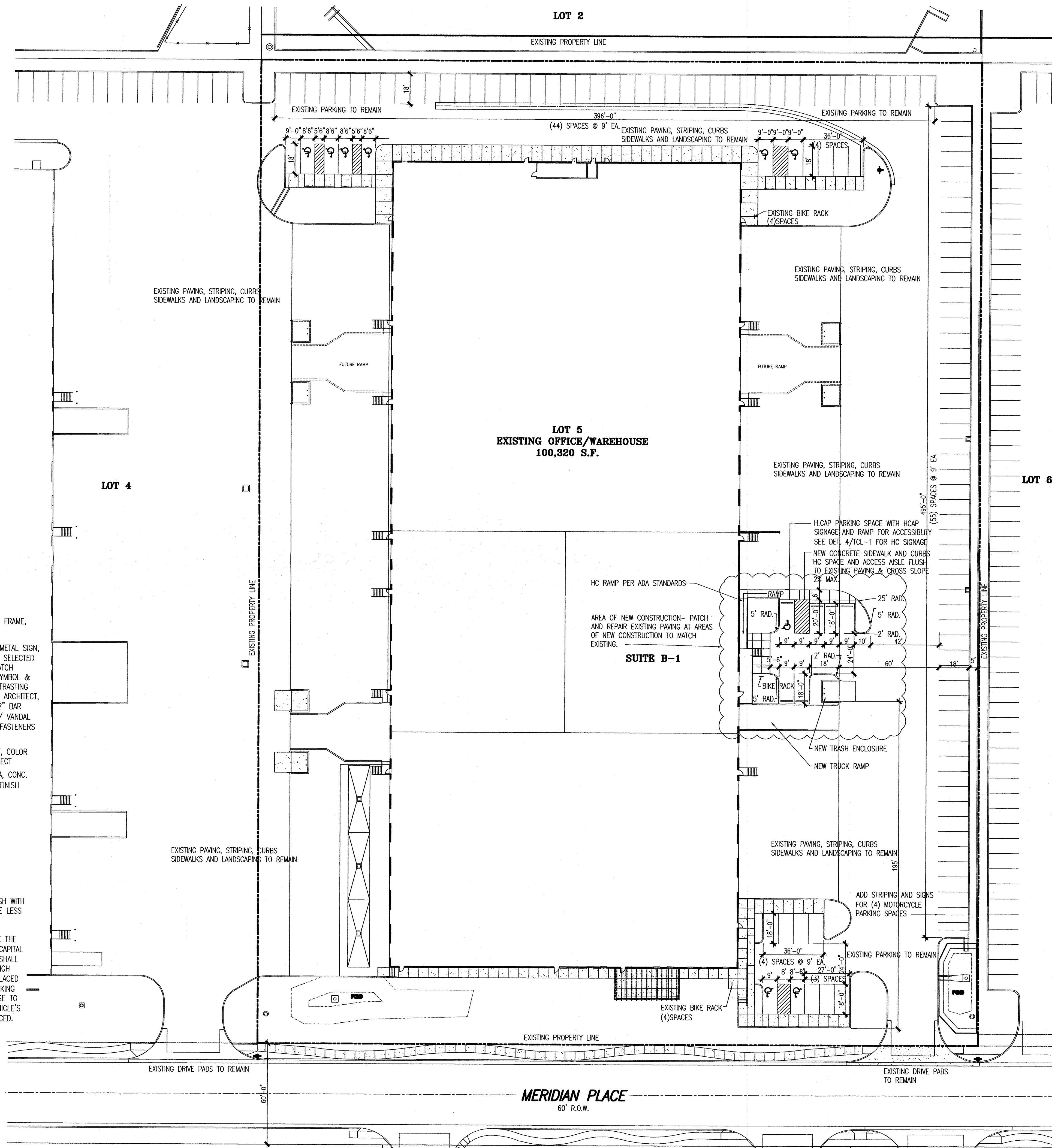
4 HANDICAP PARKING SIGN
1"=1'-0"



3 MOTORCYCLE PARKING SIGN
1"=1'-0"



2 ACCESSIBLE PARKING
1"=1'-0"



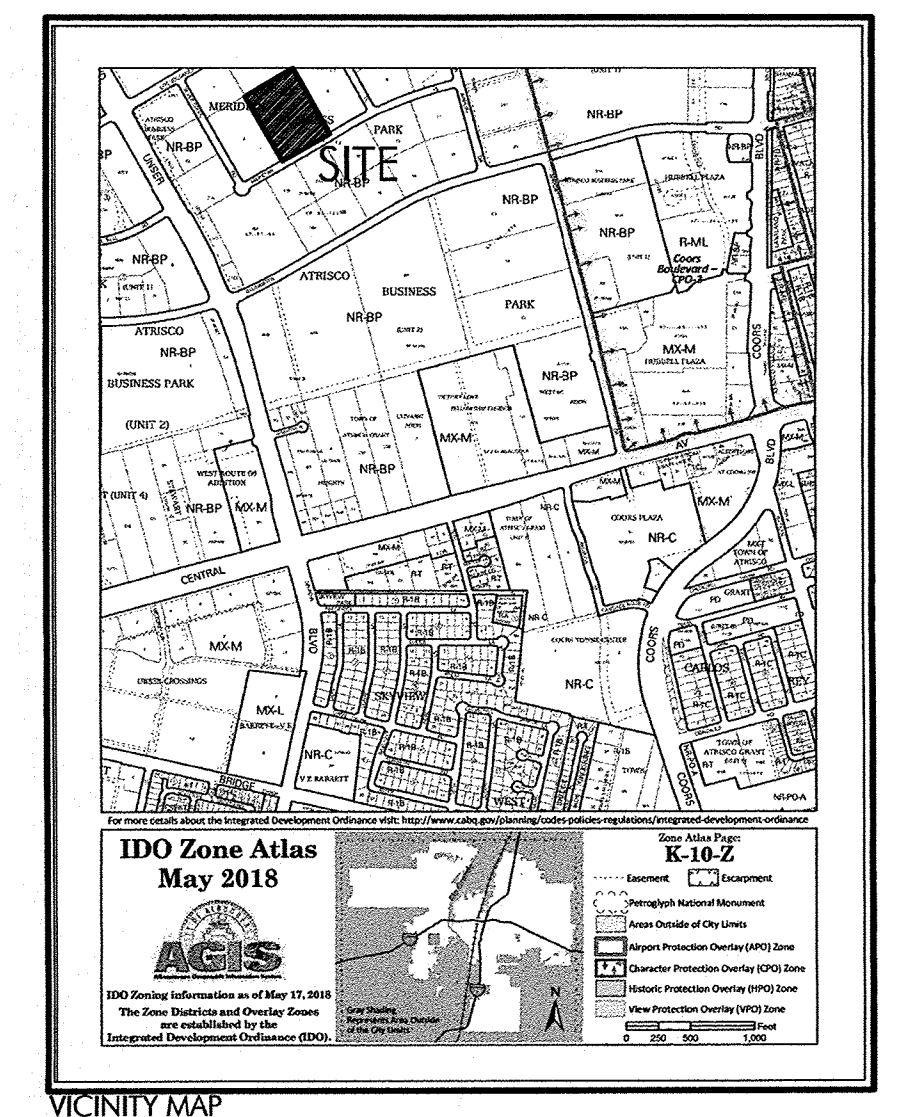
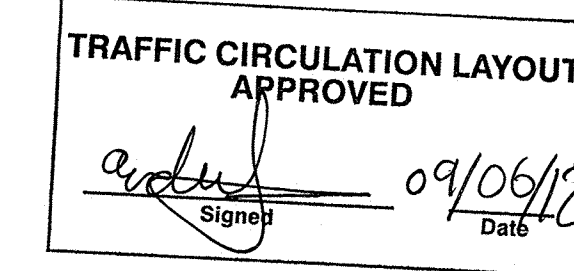
PROJECT INFORMATION

PROJECT: OFFICE TENANT IMPROVEMENT
LOCATION: 7501 MERIDIAN PLACE, NW SUITE B-1, ALBUQUERQUE, NEW MEXICO
OWNER: BRUNACINI DEVELOPMENT
ARCHITECT: TATE FISHBURN ARCHITECT
LEGAL DESCRIPTION: LOT 5 MERIDIAN BUSINESS PARK
CURRENT ZONING CLASSIFICATION: NR-BP
NET SITE AREA: 6 ACRES
BUILDING AREA: OFFICE 20,000 GSF, WAREHOUSE 80,320 GSF, 100,320 GSF

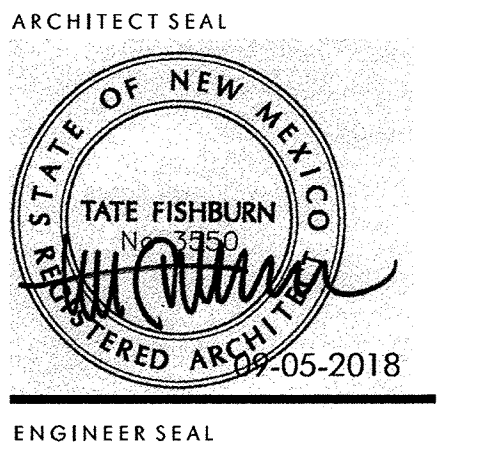
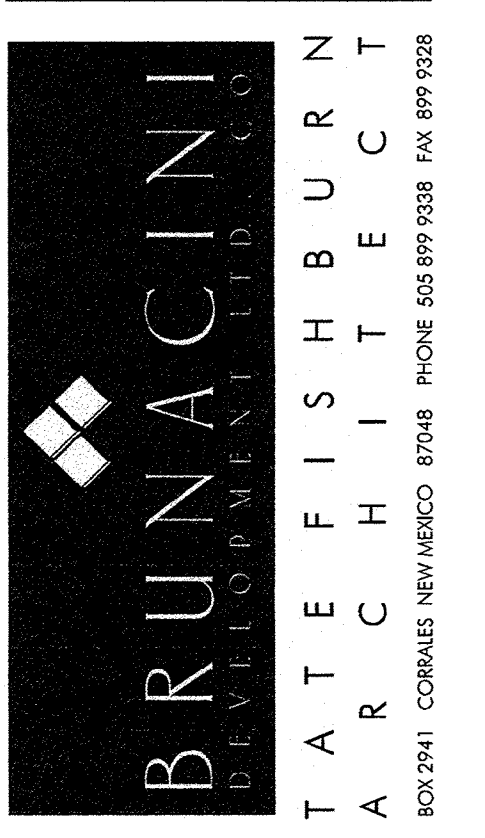
DO PARKING ANALYSIS:

OFF-STREET PARKING	OFFICE 20,000 GSF	1:286 = 69 SPACES
	WAREHOUSE 80,320 GSF	1:2,000 = 41 SPACES
		REQUIRED 110 SPACES
		PROVIDED 124 SPACES
HANDICAP PARKING	REQUIRED 5 SPACES TOTAL (1 VAN)	
	PROVIDED 9 SPACES TOTAL (5 VAN)	
MOTORCYCLE PARKING	REQUIRED 4 SPACES	
	PROVIDED 4 SPACES	
BICYCLE PARKING	REQUIRED 11 SPACES	
	PROVIDED 11 SPACES	

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



1 SITE PLAN
1"=30'



TENANT IMPROVEMENTS
 WINFIELD
 7501 MERIDIAN PLACE NW SUITE B-1
 ALBUQUERQUE, NEW MEXICO

REVISIONS
 DATE: SEPTEMBER 5, 2018
 NORTH
 SCALE: 1"=30'-0"
 DRAWING NAME: SITE PLAN, TRAFFIC CIRC. LAYOUT
 SHEET NUMBER: TCL-1