

COAL FLAT APARTMENTS

Albuquerque, New Mexico

Construction Documents



ALBUQUERQUE FIRE MARSHAL'S
DIVISION OFFICE PLANS
CHECKING DIVISION
PERMIT
PERMIT NUMBER: FP-23-015125
APPROVED DATE: 07/20/23
APPROVED
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: 1750 GPM, 1 HYDRANT. II-B

1 BUILDING DATA

PROJECT ADDRESS

1203 COAL AVE SE
ALBUQUERQUE, NM 87106

LEGAL INFORMATION

UPC's: 101505716619831508
LEGAL DESCRIPTION: 007 032 TERRACE ADDN L8 & 9
ACRES: .25
PROPERTY CLASS: C
IDO ZONING: MX-M
ZONE MAP: K-15-Z
NEW BUILDING AREA: 14,468 SF
OCCUPANCY GROUP: S-2 §311.3 R-2 §311.3
CONSTRUCTION TYPE: TYPE II-B per §602
FIRE PROTECTION: SPRINKLERED
NEW BUILDING AREA: 14,468 SF

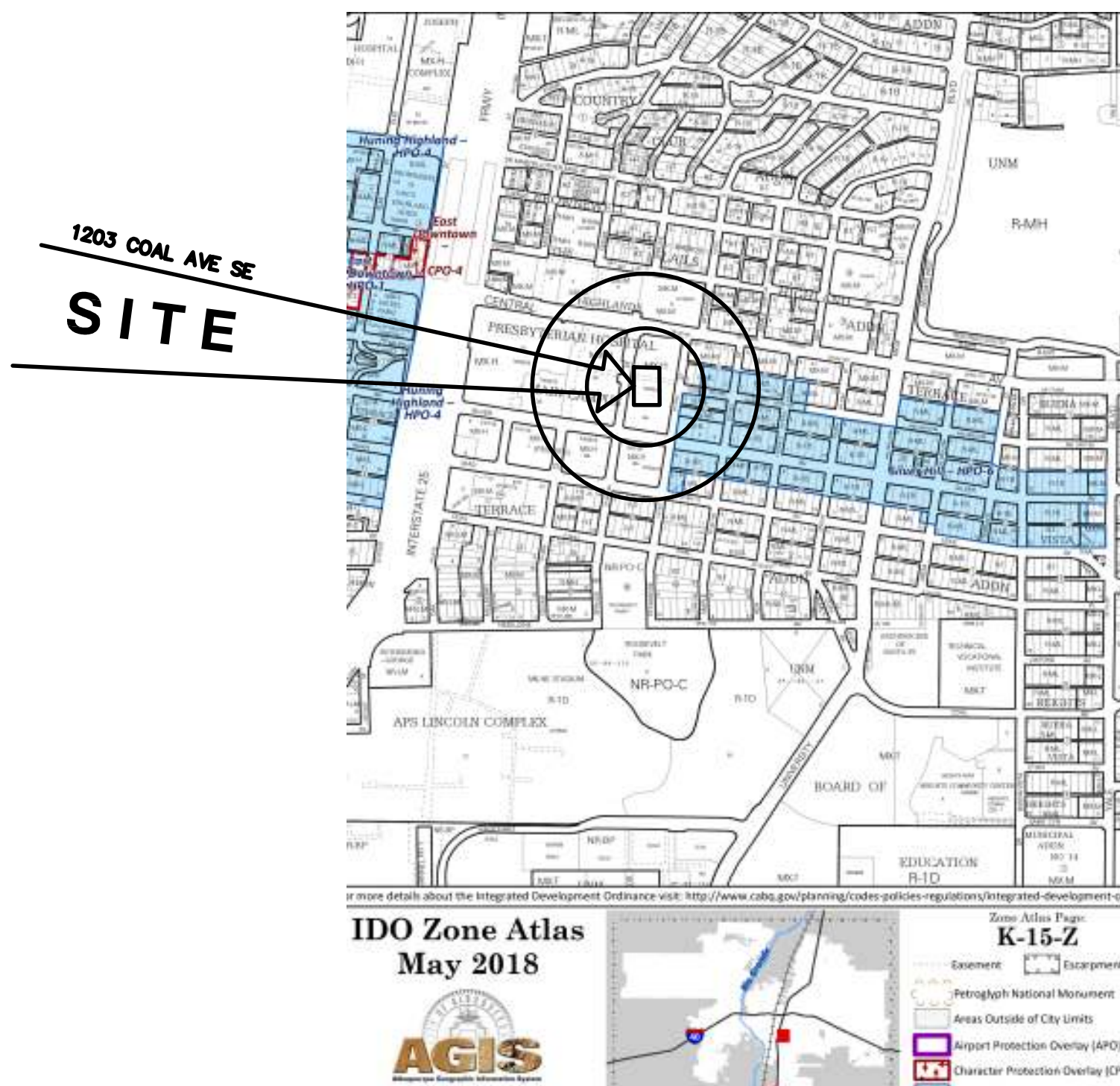
APPLICABLE CODES

2015 INTERNATIONAL EXISTING BUILDING CODE
2015 INTERNATIONAL BUILDING CODE
2018 INTERNATIONAL ENERGY CONSERVATION CODE
2015 INTERNATIONAL FIRE CODE
2015 NEW MEXICO COMMERCIAL BUILDING CODE
2017 NEW MEXICO ELECTRICAL CODE
2009 NEW MEXICO ENERGY CONSERVATION CODE
2021 UNIFORM PLUMBING CODE
2021 UNIFORM MECHANICAL CODE
2022 UNIFORM ADMINISTRATIVE CODE
UAC ORDINANCE O-17-40

FIRE MARSHAL SITE PLAN CRITERIA

IDENTIFY THE SITE PLAN AS" FIRE 1":	SEE THIS SHEET
IF APPLICABLE PROVIDE A PRE-APPROVED SITE PLAN	
CONTAINING CALCULATED FIRE FLOW, HYDRANTS, AND ACCESS:	SEE THIS SHEET
HYDRANT LOCATIONS:	SEE THIS SHEET
FIRE DEPARTMENT ACCESS:	SEE THIS SHEET
FIRE LANES:	SEE THIS SHEET
KNOX BOX LOCATION:	SEE THIS SHEET
REMOTE STANDPIPE LOCATION:	N/A
FIRE DEPARTMENT CONNECTION (FDC) LOCATION:	N/A
POST INDICATOR VALVE (PIV) LOCATION:	N/A
BUILDING HEIGHT:	SEE THIS SHEET

2 VICINITY MAP



3 FIRE FLOW REQUIREMENTS

CONSTRUCTION TYPE: TYPE II-B - SPRINKLERED (PER IBC §503)
SQUARE FOOTAGE: FIRE FLOW CALCULATION AREA (PER IFC B104.1):
EAST BUILDING: 8,428 SF
WEST BUILDING: 6,570 SF

FLOW DURATION: EAST: 2,000 GPM (PER TABLE B105.1 (2))
WEST: 1,750 GPM (PER TABLE B105.1 (2))
MINIMUM NUMBER OF HYDRANTS: 2 (PER TABLE C102.1)
NUMBER OF EXT'G HYDRANTS: 1
AVERAGE SPACING BETWEEN HYDRANTS: 450 FT. (PER TABLE C102.1)
MAXIMUM DISTANCE FROM ANY POINT ON STREET OR ROAD FRONTAGE TO A HYDRANT: 100 FT. (PER TABLE C102.1)
ACTUAL DISTANCE FROM ROAD: 76'

NEW PRIVATE
HYDRANT/FIRE
RISER - SEE PLAN



POWERLINES LOCATED
IN ALLEY - SEE PLAN

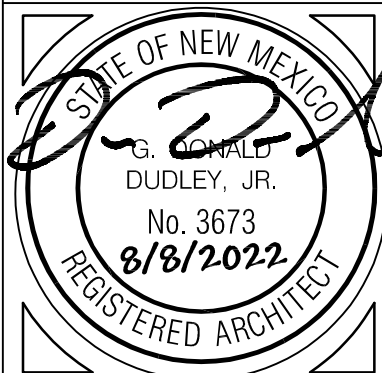
NO AERIAL
OBSTRUCTIONS
OVERHEAD

A1

OVERHEAD OBSTRUCTIONS

Penny Design, LLC

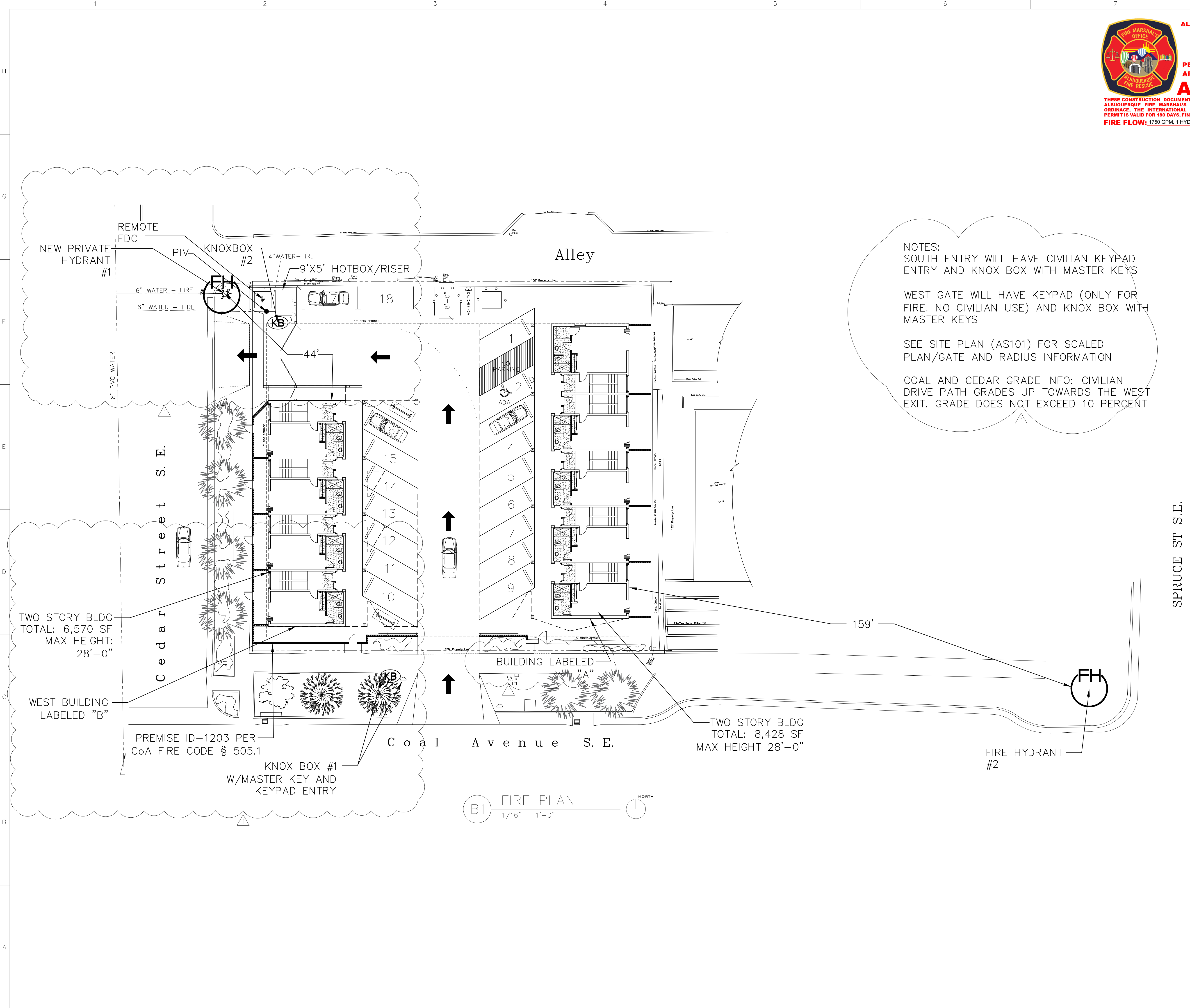
302 Sandia Rd NW
Albuquerque, NM 87107
505.280.5439



COAL FLAT APARTMENTS

... 1203 Coal Avenue SE
Albuquerque, New Mexico 87106

MARK	DATE	DESCRIPTION
PROJECT NO:		
DATE: 6/7/2023		
DRAWN BY: dd/pd		
CHECKED BY: dd		
SET NO:		
SHEET TITLE:		
FIRE 1		
FIRE 1		



GENERAL SHEET NOTES

ALBUQUERQUE FIRE MARSHAL'S
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SHEET KEYNOTES

NOTES:

SOUTH ENTRY WILL HAVE CIVILIAN KEYPAD ENTRY AND KNOX BOX WITH MASTER KEYS

WEST GATE WILL HAVE KEYPAD (ONLY FOR FIRE. NO CIVILIAN USE) AND KNOX BOX WITH MASTER KEYS

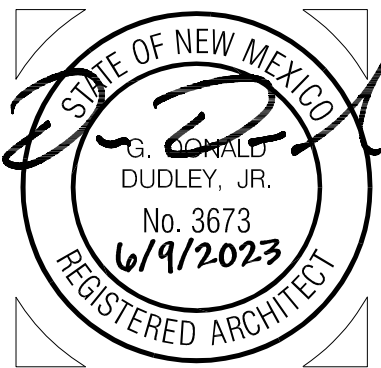
SEE SITE PLAN (AS101) FOR SCALED PLAN/GATE AND RADIUS INFORMATION

COAL AND CEDAR GRADE INFO: CIVILIAN DRIVE PATH GRADES UP TOWARDS THE WEST EXIT. GRADE DOES NOT EXCEED 10 PERCENT

LEGEND

PENNY DESIGN, LLC

302 SANDIARD NW
ALBUQUERQUE, NEW MEXICO 87107
505.280.9439



COAL FLAT
APARTMENTS
1203 COAL AVENUE SE
ALBUQUERQUE, NM 87107

MARK	DATE	DESCRIPTION

DATE: 7/12/23

DRAWN BY: pd

CHECKED BY:

SET NO:

SHEET TITLE:
SITE PLAN