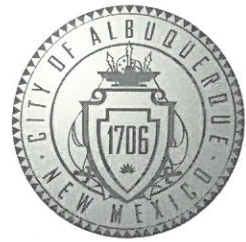


CITY OF ALBUQUERQUE



August 22, 2019

David Soule
Rio Grande Engineering
PO BOX 93924
Albuquerque, NM 87199

Re: 409 Harvard
409 Harvard Dr. SE
Traffic Circulation Layout
Engineer's/Architect's Stamp 08-16-2019 (K16D089)

Dear Mr. Soule,

The TCL submittal received 08-19-2019 is approved for Building Permit with. 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 an inspection for 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, the TCL, and 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.

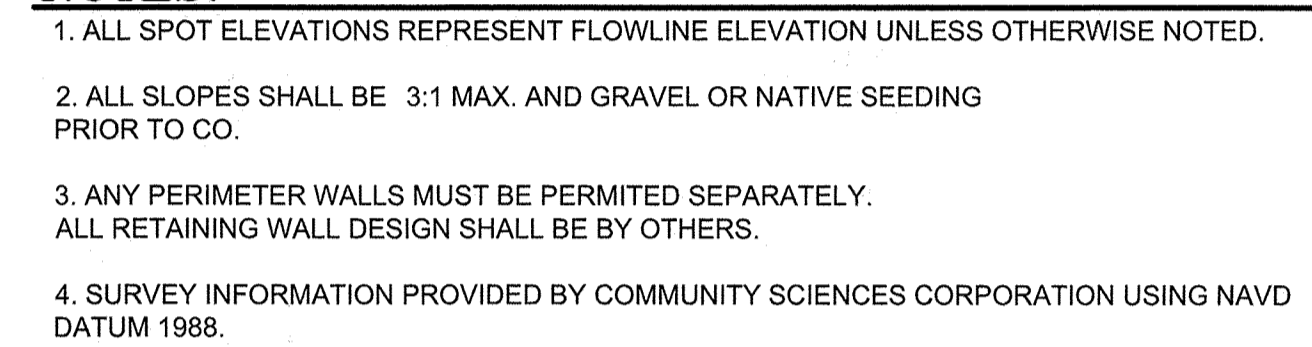
Sincerely,

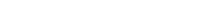
Jeanne Wolfenbarger, P.E.
Traffic Engineer, Planning Dept.
Development Review Services

Mojgan Maadandar, E.I.
Associate Engineer, Planning Dept.
Development Review Services

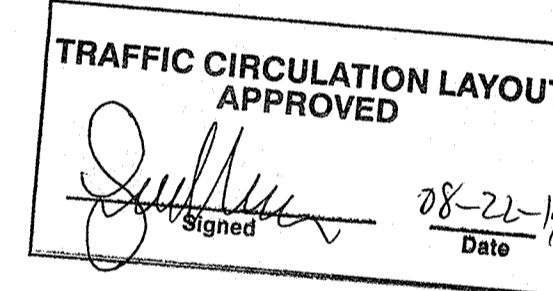
\MM via: email
C: CO Clerk, File

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.

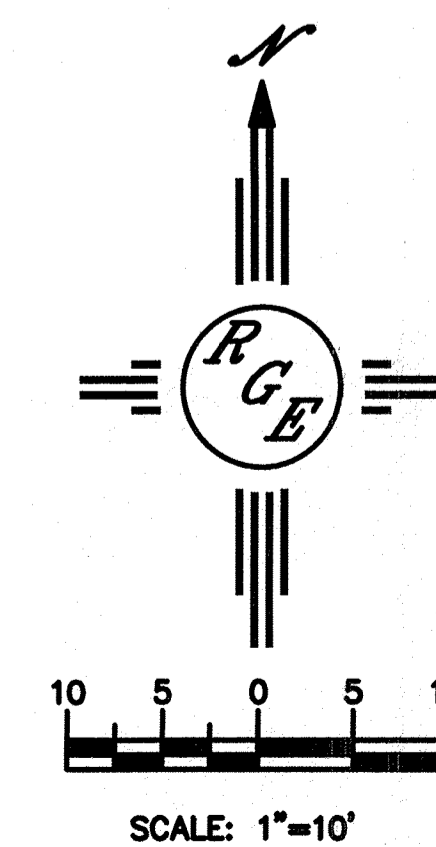
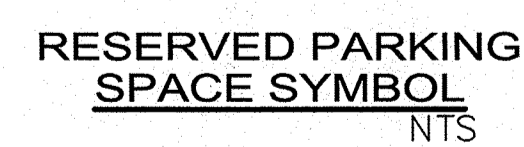


	EXISTING CONTOUR
	EXISTING INDEX CONTOUR
	PROPOSED CONTOUR
	PROPOSED INDEX CONTOUR
	EXISTING SPOT ELEVATION
	PROPOSED SPOT ELEVATION
	BOUNDARY
	PROPOSED EARTHEN SWALE
	ADJACENT BOUNDARY
	EXISTING CURB AND GUTTER
	PROPOSED CONCRETE DRIVEWAY




<u>CURRENT ZONING:</u>	<u>RT</u>
<u>BUILDING TYPE:</u>	<u>TOWNHOME</u>
<u>ZONE ATLAS PAGE</u>	<u>E-22-Z</u>
<u>TOTAL LOT AREA</u>	<u>0.16 AC</u>
<u>BUILDING SIZE:</u>	<u>3,179.49 SF</u>
<u>PARKING SPACES REQUIRED:</u>	<u>4</u>
<u>1 SPACE/2-BR UNITS =4</u>	
<u>PARKING SPACES PROVIDED</u>	<u>4</u>
<u>HC PARKING SPACED REQUIRED</u>	<u>1</u>
<u>HC PARKING SPACED PROVIDED</u>	<u>1</u>



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



EXISTING UTILITIES ARE NOT SHOWN.
IT SHALL BE THE SOLE RESPONSIBILITY
OF THE CONTRACTOR TO CONDUCT ALL
NECESSARY FIELD INVESTIGATIONS PRIOR
TO ANY EXCAVATION TO DETERMINE THE
ACTUAL LOCATION OF UTILITIES & OTHER
IMPROVEMENTS.

ENGINEER'S SEAL	LOT 20, BK 4 UNIVERSITY HEIGHTS ADD. 409 HARVARD AVE. S.E.	DRAWN BY DEM
	TRAFFIC CONTRAL PLAN	DATE 8-16-19
8/16/19		409 HARVARD AVE. SE DWG
DAVID SOULE P.E. #14522	 <p>1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0669</p>	SHEET # C1
		JOB #