CITY OF ALBUQUERQUE



April 24, 2019

Treveston Elliot Architect Treveston Elliot, R.A. 811 12th st. NE Albuquerque, NM **87102**

Re: Disco Central LLC

3123 Central Ave NE 87106 Traffic Circulation Layout

Engineer's/Architect's Stamp 03-01-2019 (K16D201)

Dear Mr. Treveston,

The TCL submittal received 4-24-2019 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.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

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 <u>Drainage and Transportation Information Sheet</u> 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,

Ernest Armijo, P.E.

Senior Transportation Engineer, Planning Dept.

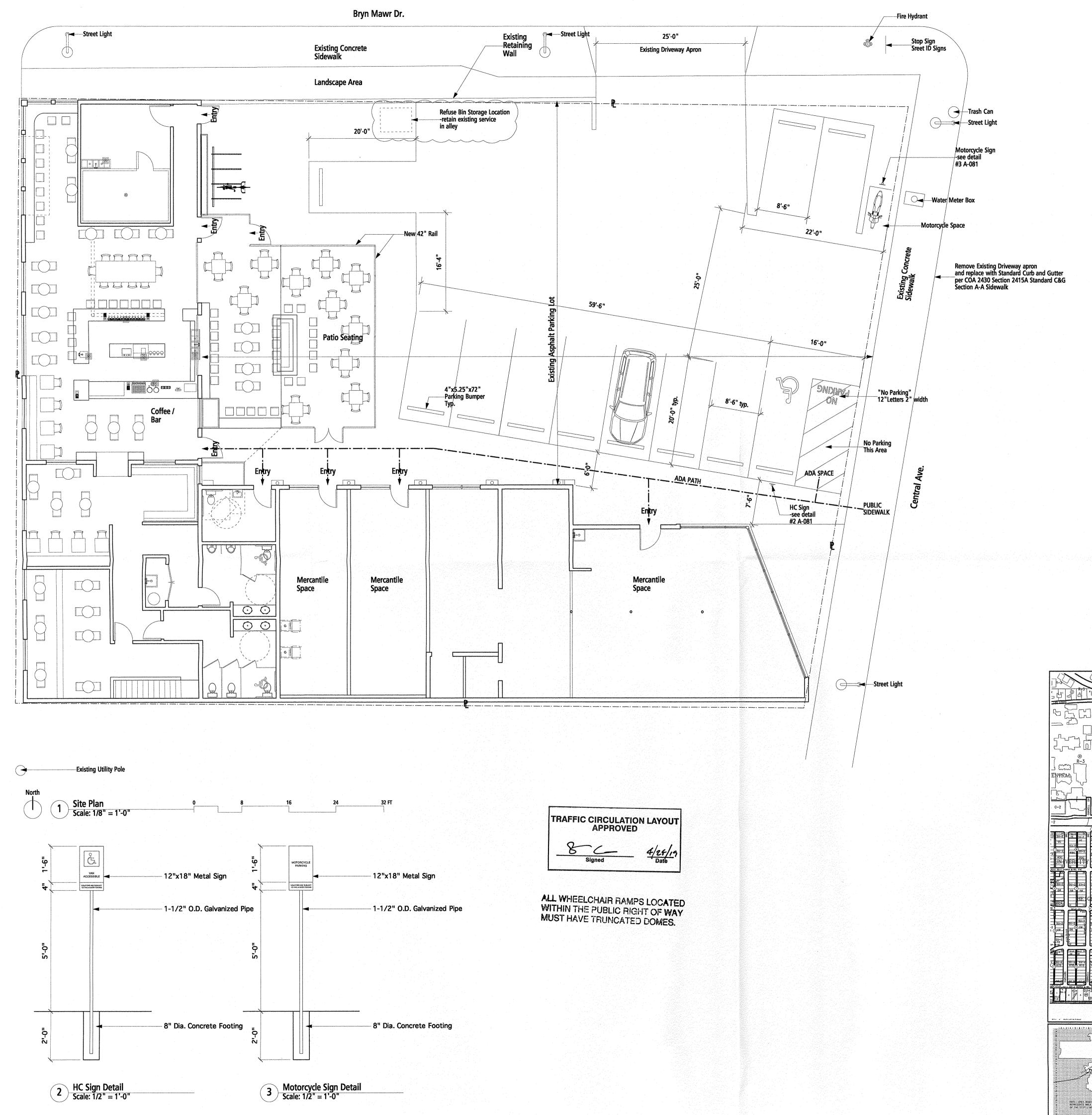
Development Review Services

Ernie Gomez.

Plan Checker, Planning Dept. Development Review Services

EG via: email

C: File



CODE DATA 2015 International Building Code
2015 Uniform Plumbing Code
2015 Uniform Mechanical Code
2017 National Electrical Code
2009 International Energy Conservation Code
2015 International FIRE Code

City of Albuquerque Location:

3123 Central Ave. NE Albuquerque, New Mexico 87106

Zoning:

Zoning Atlas Page:

Setbacks: Existing- no change to building footprint

Height: 1-Stories no change

Parking: 5/1,000 GSF Coffee / Bar UC-MS-PT @4,468 sq.ft. / 1,000* 5 =22 na- retail space under 3,000 sq.ft. (5-5(B)(2)(d)

> Total Spaces required REDUCTIONS (can't exceed 50%) 5-5(C)(5)(c) - 30% Proximity to transit 5-5(C)(5)(f) -4 Spaces = 11

> > = 11

Total Spaces required

Bld. Area: 7,483 sq.ft.

Occupancy: Fire Area 1 / 3 Coffee and Bar Suite A- 4,468 GSF

Fire Area 1 A-2 Seating @1,379 sq.ft. / 15 A-2 Bar @302 sq.ft. / 200 S Storage @431 sq.ft. / 300 = 2

Fire Area 3 A-2 Seating @653 sq.ft. / 15 A-2 Bar @228 sq.ft. / 200

M-Tenant 1 @1,904sq.ft. / 100

Total Occ = 142 occ.Fire Area 2 Suite B M-Tenant 2 @417 sq.ft. / 100 M-Tenant 3 @475 sq.ft. / 100

Construction Type: Type Vb

Suite C

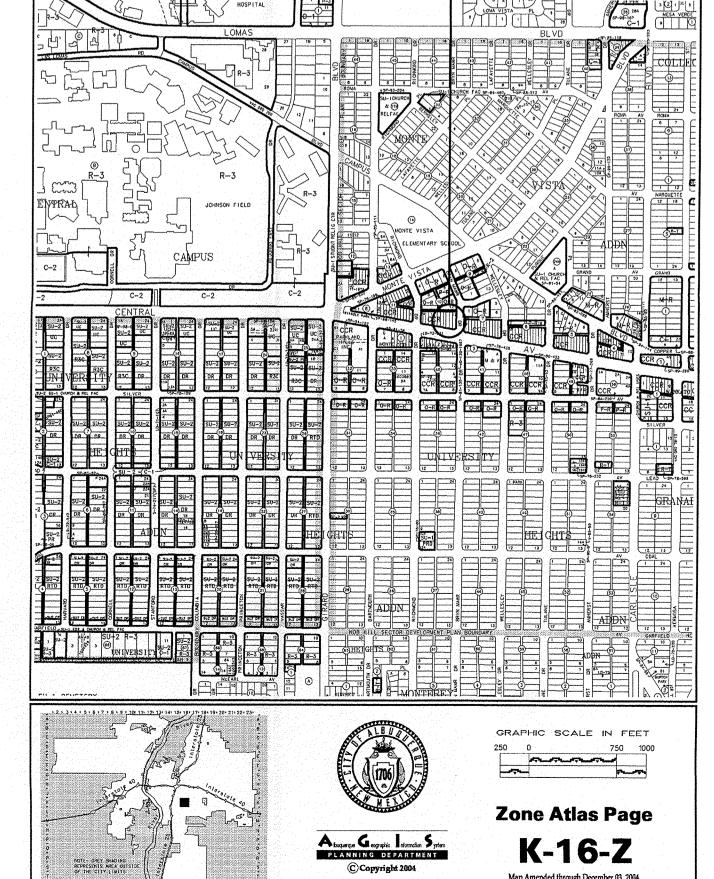
Suite D

2 Hour BtwnFire Areas 1-2-3 Separation:

Seismic: Sprinkler:

Alteration level 3- Divide existing building into three suites areas not to exceed 99 occ. each area. Suite A Coffee / Bar A-2 occ. complete. Suite B / C / D vanilla shell.

Project Site: 3123 Central Ave.



Map Amended through December 03, 2004

Offee
Central Ave NE.
UE, NEW MEXICO

TREVESTON

This area for city of Albuquerque approval stamp

APR 2 4 2019

が TREVESTON R. ELLIOTT

Date: March 19, 2019

Sheet: Traffic Control Layout

TCL



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV (2018)

DRB#: EPC#: Work Order#: K160201 Legal Description: City Address: 3123 CENTRAL LUC Contact: Lacop Fox Applicant: Disco Gentral Luc Contact: Lacop Fox Address: 3123 Central Luc Contact: Lacop Fox Address: 3126 E-mail: Interact Pox Address Address: 3126 Address: 3126 Address: 3126 Application Fox Address: 3126 Applica	Project Title: 3123 CZ	NTAAL Building Peri	mit #: BP-2019-0	TPI5 Hydrology File #:	K160201
City Address: 3123 CENTRAL LUC Contact: JACOB FOX Address: 3123 CENTRAL LUC Contact: JACOB FOX Address: 3123 CENTRAL LUC Contact: JACOB FOX Address: 3123 CENTRAL AVE. NO 57106 Phone#: Fax#: E-mail: Other Contact: TREVZSTON EULIPTT ARGINTECT Contact: TREVESTON EULIPTE Address: 81 12 TH S.T. NO 87102 Phone#: SOS. 259.4617 Fax#: E-mail: IREVESTON EULIPTE TYPE OF DEVELOPMENT: X PLAT (# of lots) RESIDENCE DRB SITE ADMIN SITE IS THIS A RESUBMITTAL? Yes No DEPARTMENT X TRANSPORTATION HYDROLOGY DRAINAGE TYPE OF SUBMITTAL PROPERTIES FOR SUBJECTION PAD CERTIFICATION CONCEPTUAL G. & APPAN CONCEPTUAL G. & APPAN GRADING PLAN DRAINAGE REPORT DRAINAGE REPORT DRAINAGE MASTER PLAN FLOODPLAIN DEVELOPMENT PERMIT APPRIVAL CLOMR LOMR X TRAFFIC CIRCULATION LAYOUT (TCL) TRAFFIC CIRCULATION LAYOUT (TCL) STREET LIGHT LAYOUT OTHER (SPECIFY) PRE-DESIGN MEETING? CONTACT: JACOB FOX TOTAL LUC Contact: JACOB FOX AVE. NO 87106 PRAW: STREET LIGHT LAYOUT OTHER (SPECIFY) WORK RODER APPROVAL CLOMR LOMR CONTACT JACOB FOX CONTACT JACOB FOX E-mail: JACOB FOX CONTACT JACOB FOX E-mail: JACOB FOX ADMIN SITE E-mail: IREVISION EULIPTE CONTACT JACOB FOX TYPE OF APPROVAL CERTIFICATE OF OCCUPANCY PRELIMINARY PLAT APPROVAL CERTIFICATE OF OCCUPANCY NAL PLAT APPROVAL NAL PLAT APPROVAL SO-19 APPROVAL SO-19 APPROVAL GRADING PERMIT APPROVAL CLOMR LOMR	DRB#:	EPC#:		Work Order#:	1(100)
Applicant: DISCO GEUTRAL LUC Address: 3123 CZUTRAL AVE. NZ 87106 Phone#: Fax#: E-mail: Other Contact: PRVZ5TOD EULOTT Architect Contact: PRVZ5TOD EULOTO Address: 811 1274 S.T. NZ 87102 Phone#: 505-259-4617 Fax#: E-mail: IR2V25TOD EULOTO TYPE OF DEVELOPMENT: YPLAT (# of lots) RESIDENCE DRB SITE ADMIN SITE IS THIS A RESUBMITTAL? Yes No DEPARTMENT TRANSPORTATION HYDROLOGY DRAINAGE Check all that Apply: TYPE OF SUBMITTAL APPROVAL ENGINEER ARCHITECT CERTIFICATION PROLOGY DRAINAGE Check all that Apply: TYPE OF SUBMITTAL APPROVAL CONCEPTUAL G & DANS DEVELOPMENT PROLOGY DRAINAGE PRELIMINARY PLAT APPROVAL GRADING PLAN DEVELOPMENT PRAIN APPLIC NAL PLAT APPROVAL CONCEPTUAL G & DANS DEVELOPMENT PROLOGY DRAINAGE RELEASE OF FINANCIAL GUARANTEE ELEVATION CERTIFICATE CLOMR LOMR TRAFFIC CIRCULATION LAYOUT (ICL) STREET LIGHT LAYOUT OTHER (SPECIFY) PRE-DESIGN MEETING? COMB LOMR WORK ORDER APPROVAL CLOMR LOMR WORK ORDER APPROVAL CLOMR LOMR CRADING PERMIT APPROVAL CLOMR LOMR CONTROL OF THE CASH OF THE CA	Legal Description:				
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COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED:

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

04/24/2019 Issued By: BLDAVM 364732

Permit Number:

2018 061 050

Category Code 970

Application Number:

18REV-61050, Review: Drain Plan-Lomr-Traffic Impact

Address:

Location Description:

3123 CENTRAL AVE NE

Project Number:

null

Applicant

TREVESTON ELLIOTT

Agent / Contact

TREVESTON ELLIOTT

811 12TH ST NW

ALBUQUERQUE NM 87102

811 12TH ST NW

ALBUQUERQUE NM 87102

treveston@tearchitect.com

TREVESTON@TEARCHITECT.COM

Application Fees

REV Actions

\$75.00

TOTAL:

\$75.00

EA.

Date:4/24/2019 Office:ANNE tat ID: Cashier:E417 atch: 10265 Trans #:15 ermit: 2018061050 cceipt Num 00565686 Fayment Total:\$75.00

\$75,00