

CITY OF ALBUQUERQUE



May 11, 2017

Kent D. Beierle
Edi regenerating architecture
142 Truman St. NE
Albuquerque, NM 87108

Re: The Cage
4100 Central SE
Traffic Circulation Layout
Architect's Stamp dated 4-24-17 (K17D114)

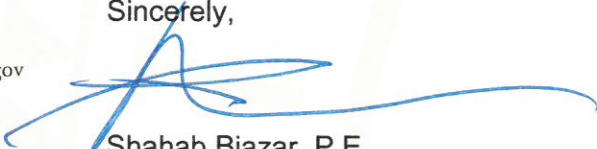
Dear Mr. Beierle,

The TCL submittal received 4-24-17 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,


Shahab Biazar, P.E.
City Engineer, Planning Dept.
Development Review Services

MA/SB



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2016)

Project Title: The Cage Building Permit #: _____ Hydrology File #: K17D114
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: ATTACHED
City Address: 4100 CENTRAL SE ABQ NM 87108

Applicant: EDI, KENT BIELLE Contact: _____
Address: 142 TRUMAN NE ABQ NM 87108
Phone#: 505 242 2851 Fax#: - E-mail: Kent@edi-arh.com

Other Contact: _____ Contact: _____
Address: _____
Phone#: _____ Fax#: _____ E-mail: _____

Check all that Apply:

DEPARTMENT:

☐ HYDROLOGY/ DRAINAGE
☒ TRAFFIC/ TRANSPORTATION

TYPE OF SUBMITTAL:

☐ ENGINEER/ARCHITECT CERTIFICATION
☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR
☒ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ OTHER (SPECIFY) _____
☐ PRE-DESIGN MEETING?

IS THIS A RESUBMITTAL?: ☐ Yes ☒ No

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

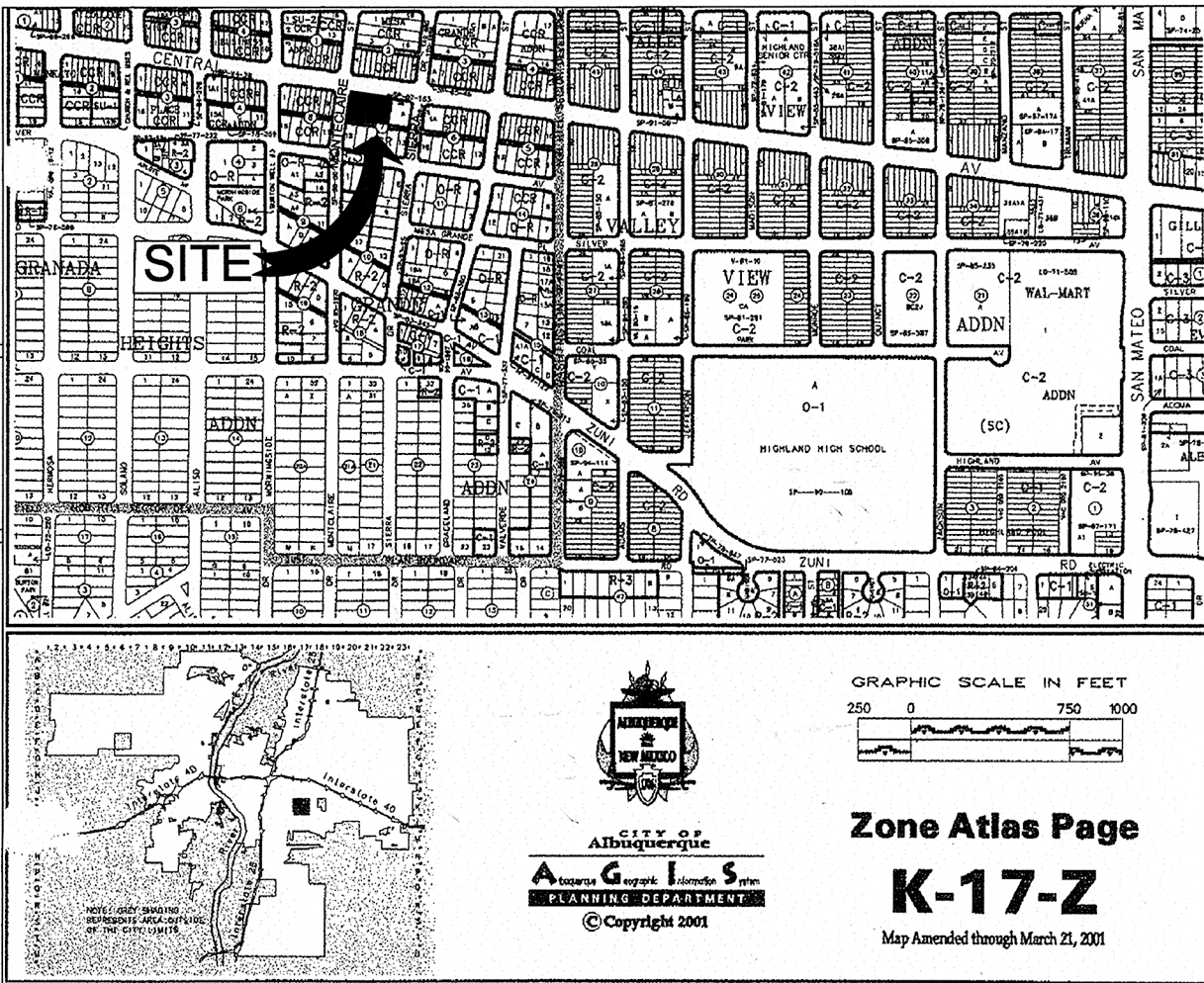
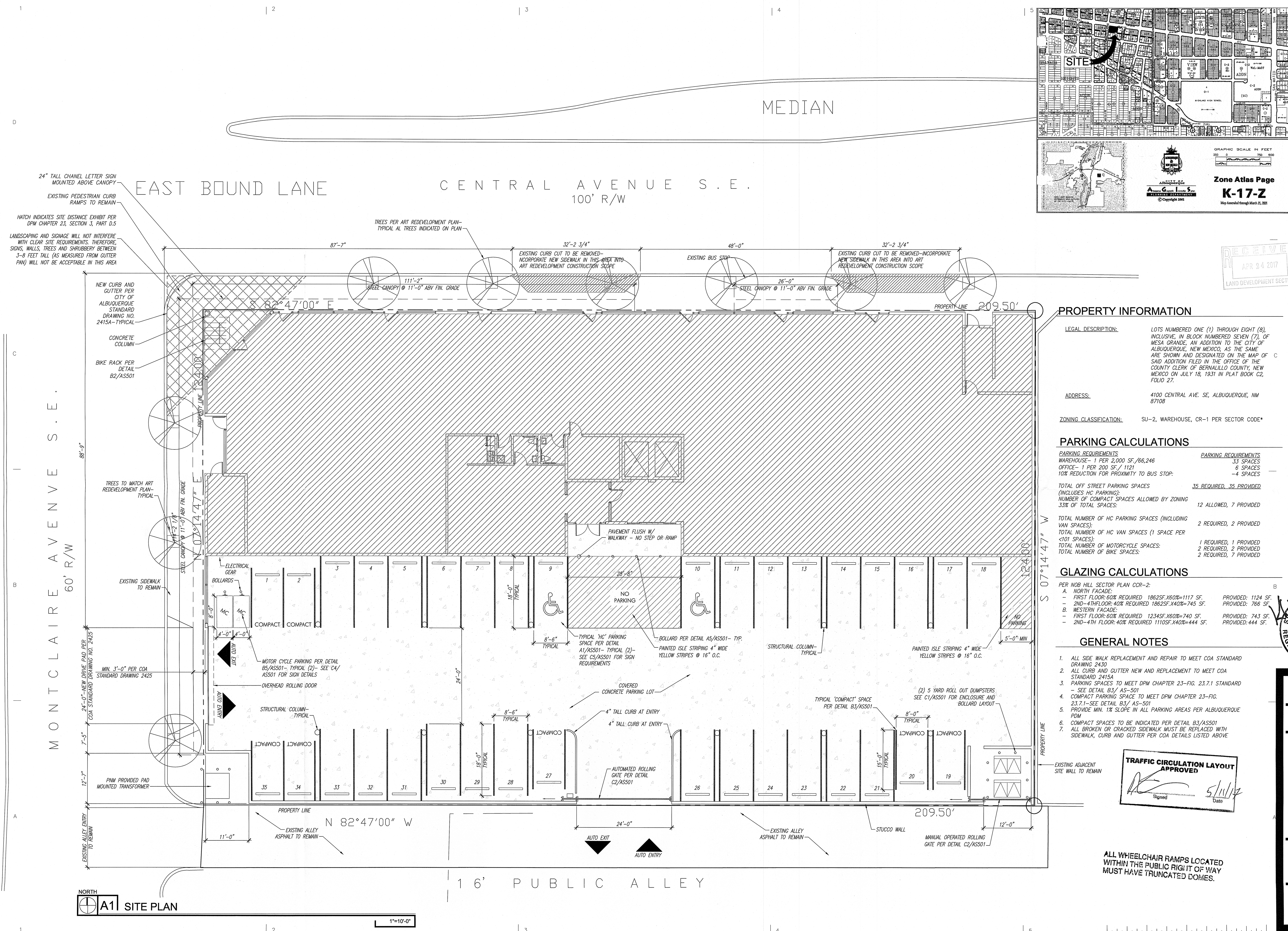
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 4/24/17 By: EDI Ken Myers

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____



PROPERTY INFORMATION

LEGAL DESCRIPTION: LOTS NUMBERED ONE (1) THROUGH EIGHT (8), INCLUSIVE, IN BLOCK NUMBERED SEVEN (7), OF MESA GRANDE, AN ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE MAP OF SAID ADDITION FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON JULY 18, 1931 IN PLAT BOOK C2, FOLIO 27.

ADDRESS: 4100 CENTRAL AVE. SE, ALBUQUERQUE, NM 87108

ZONING CLASSIFICATION: SU-2, WAREHOUSE, CR-1 PER SECTOR CODE*

PARKING CALCULATIONS

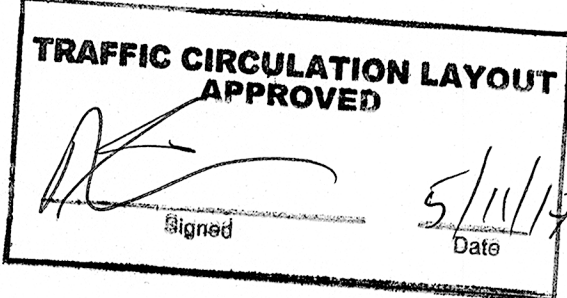
PARKING REQUIREMENTS
WAREHOUSE- 1 PER 2,000 SF./66,246
OFFICE- 1 PER 200 SF./ 1121
10% REDUCTION FOR PROXIMITY TO BUS STOP:
TOTAL OFF STREET PARKING SPACES (INCLUDES HC PARKING): 35 REQUIRED, 35 PROVIDED
NUMBER OF COMPACT SPACES ALLOWED BY ZONING 33% OF TOTAL SPACES: 12 ALLOWED, 7 PROVIDED
TOTAL NUMBER OF HC PARKING SPACES (INCLUDING VAN SPACES): 2 REQUIRED, 2 PROVIDED
TOTAL NUMBER OF HC VAN SPACES (1 SPACE PER <101 SPACES): 1 REQUIRED, 1 PROVIDED
TOTAL NUMBER OF MOTORCYCLE SPACES: 2 REQUIRED, 2 PROVIDED
TOTAL NUMBER OF BIKE SPACES: 2 REQUIRED, 7 PROVIDED

GLAZING CALCULATIONS

PER NOB HILL SECTOR PLAN CCR-2:
A. NORTH FACADE:
- FIRST FLOOR: 60% REQUIRED 1862SF.X60%=1117 SF. PROVIDED: 1124 SF.
- 2ND-4TH FLOOR: 40% REQUIRED 1862SF.X40%=745 SF. PROVIDED: 766 SF.
B. WESTERN FACADE:
- FIRST FLOOR: 60% REQUIRED 1234SF.X60%=740 SF. PROVIDED: 743 SF.
- 2ND-4TH FLOOR: 40% REQUIRED 1110SF.X40%=444 SF. PROVIDED: 444 SF.

GENERAL NOTES

- ALL SIDE WALK REPLACEMENT AND REPAIR TO MEET COA STANDARD DRAWING 2430
- ALL CURB AND GUTTER NEW AND REPLACEMENT TO MEET COA STANDARD 2415A
- PARKING SPACES TO MEET DPM CHAPTER 23-FIG. 23.7.1 STANDARD - SEE DETAIL B3/ AS-501
- COMPACT PARKING SPACE TO MEET DPM CHAPTER 23-FIG. 23.7.1-SEE DETAIL B3/ AS-501
- PROVIDE MIN. 1% SLOPE IN ALL PARKING AREAS PER ALBUQUERQUE PDM
- COMPACT SPACES TO BE INDICATED PER DETAIL B3/AS501
- ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK, CURB AND GUTTER PER COA DETAILS LISTED ABOVE



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

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fx 505.242.2852
www.edi-arch.com

THE CAGE
4100 CENTRAL AVE SE
ALBUQUERQUE, NEW MEXICO 87108

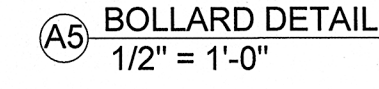
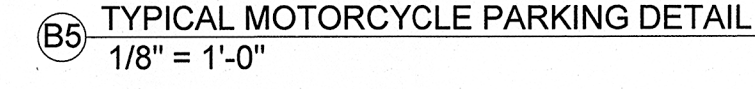
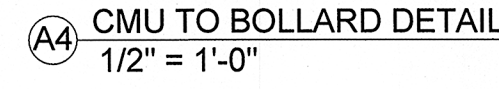
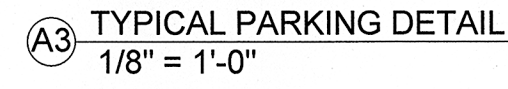
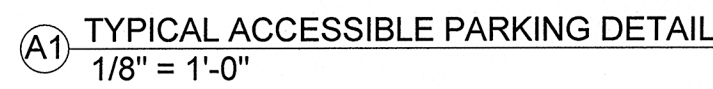
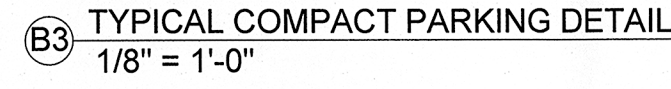
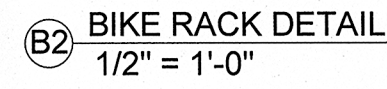
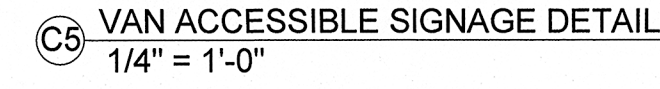
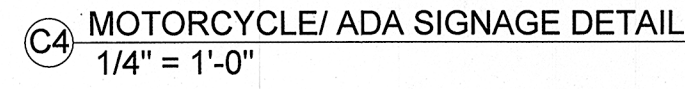
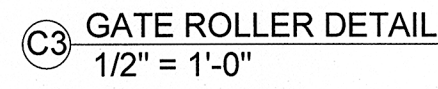
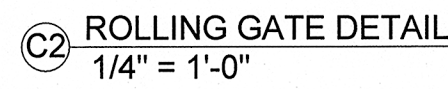
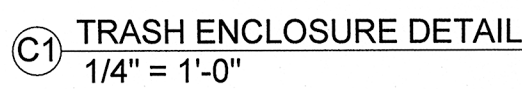
ISSUE:
TCL
DRAWINGS

DRAWN BY: EDI
CHECKED BY: EDI
DATE: 04/25/2017

REVISIONS

TRAFFIC CONTROL LAYOUT

17005
AS001

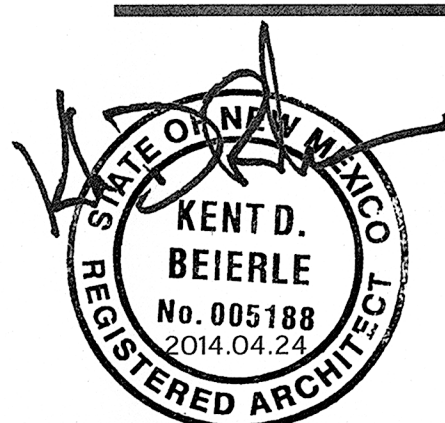


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THE CAGE
PULSE VENTURES LLC
4100 CENTRAL AVE SE
ALBUQUERQUE, NM 87108



TCL SUBMITTAL

DRAWN BY: EDI
CHECKED BY: EDI
DATE: 2017.04.25

SITE DETAILS

17005
AS-501

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