

CITY OF ALBUQUERQUE



November 30, 2017

Bill Burk
Bill Burk Third Architect
9617 La Playa NE
Albuquerque, NM 87111

Re: Triplex
116, 120, 128 Garcia St. NE
Traffic Circulation Layout
Architect's Stamp dated 10-28-17 (K20D063)

Dear Mr. Burk,

The TCL submittal received 11-27-17 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,

Logan Patz
Senior Engineer, Planning Dept.
Development Review Services

MA/LP via: email
C: File



City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 11/2016)

BP-2017-21331
BP-2017-21336

Project Title: Triplex Building Permit #: BP-2017-21339 Hydrology File #: K20D063
DRB#: _____ EPC#: _____ Work Order#: _____
Legal Description: Lots 17, 18, 19 Block 4 of Buena Ventura Sub Div
City Address: 116, 120, 128 Garcia St. NE Abq NM 87123

Applicant: Dan Garcia Contact: Dan
Address: 4120 Ellison NE Suite D Abq NM 87109
Phone#: (505) 238-1848 Fax#: (505) 345-0386 E-mail: danzelectric@msn.com
Other Contact: Bill Burk Contact: Bill
Address: _____
Phone#: (505) 292-6566 Fax#: _____ E-mail: Chris.burk@gwestoffice.net

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?



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

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

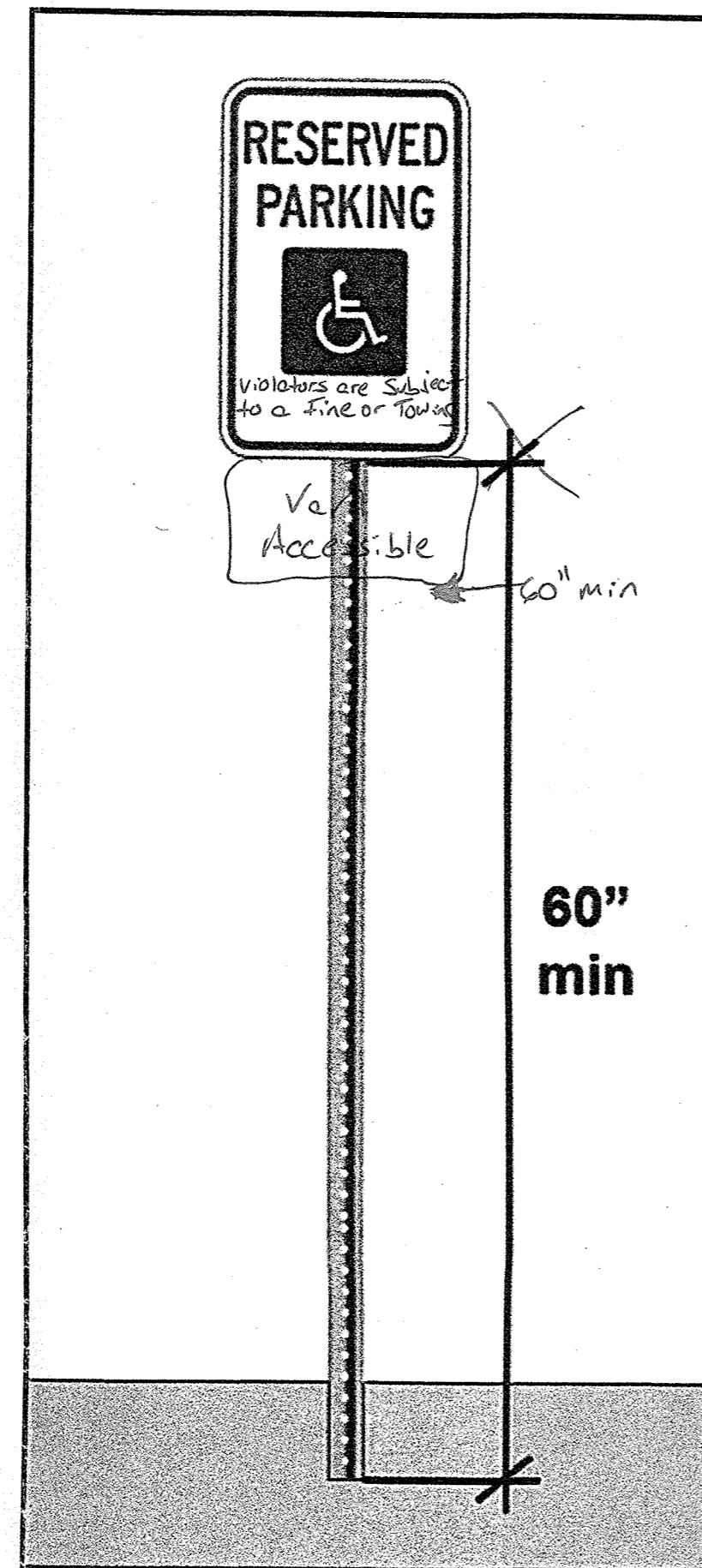
☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 11/27/17 By: Dan Garcia

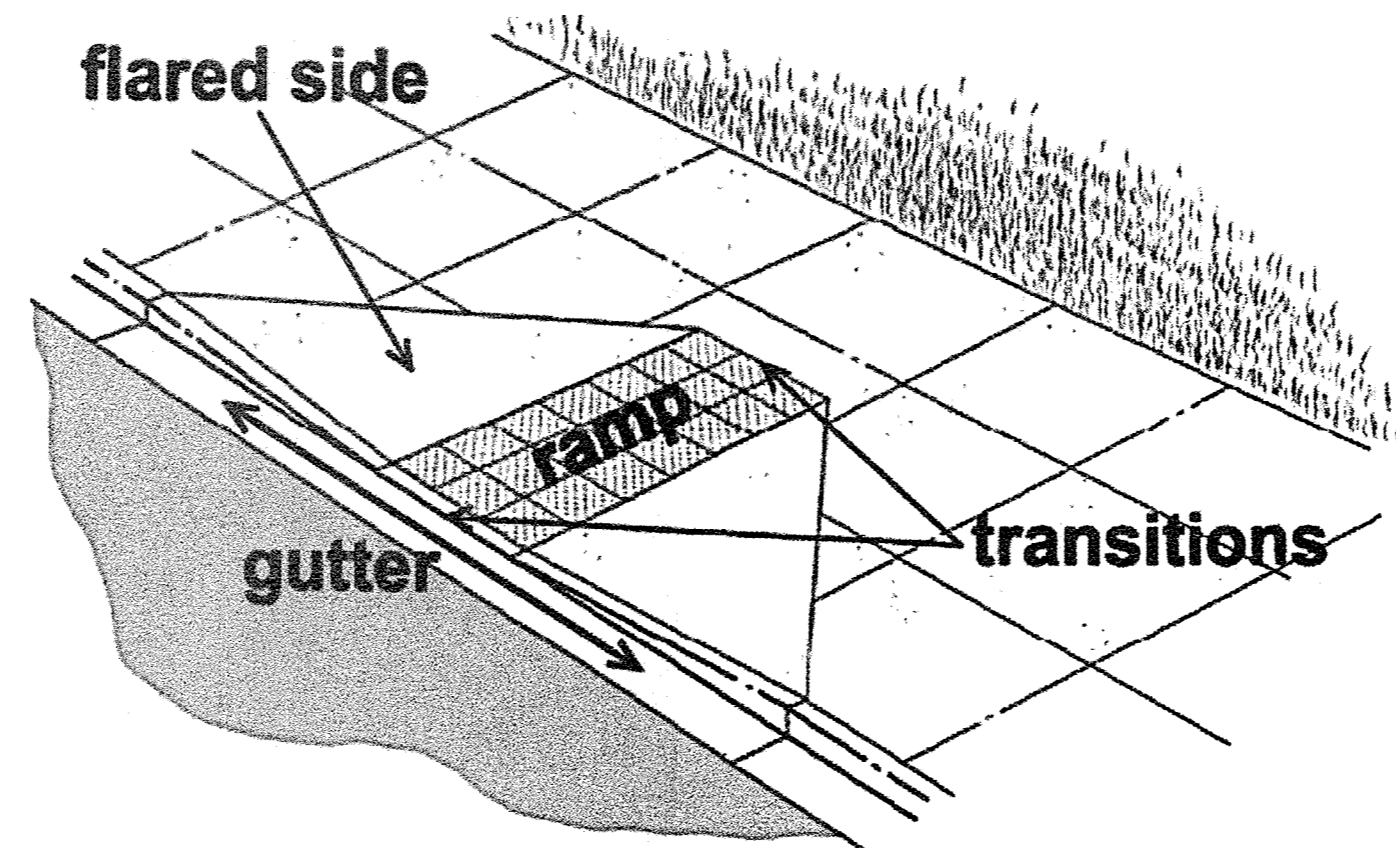
COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

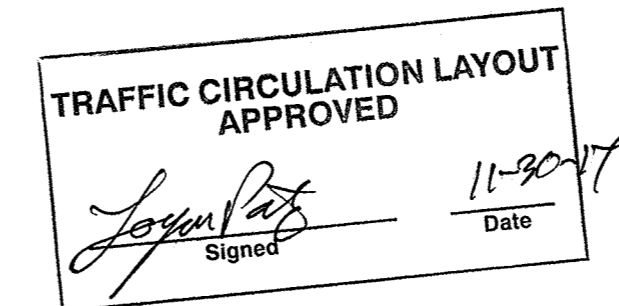
FEE PAID: _____



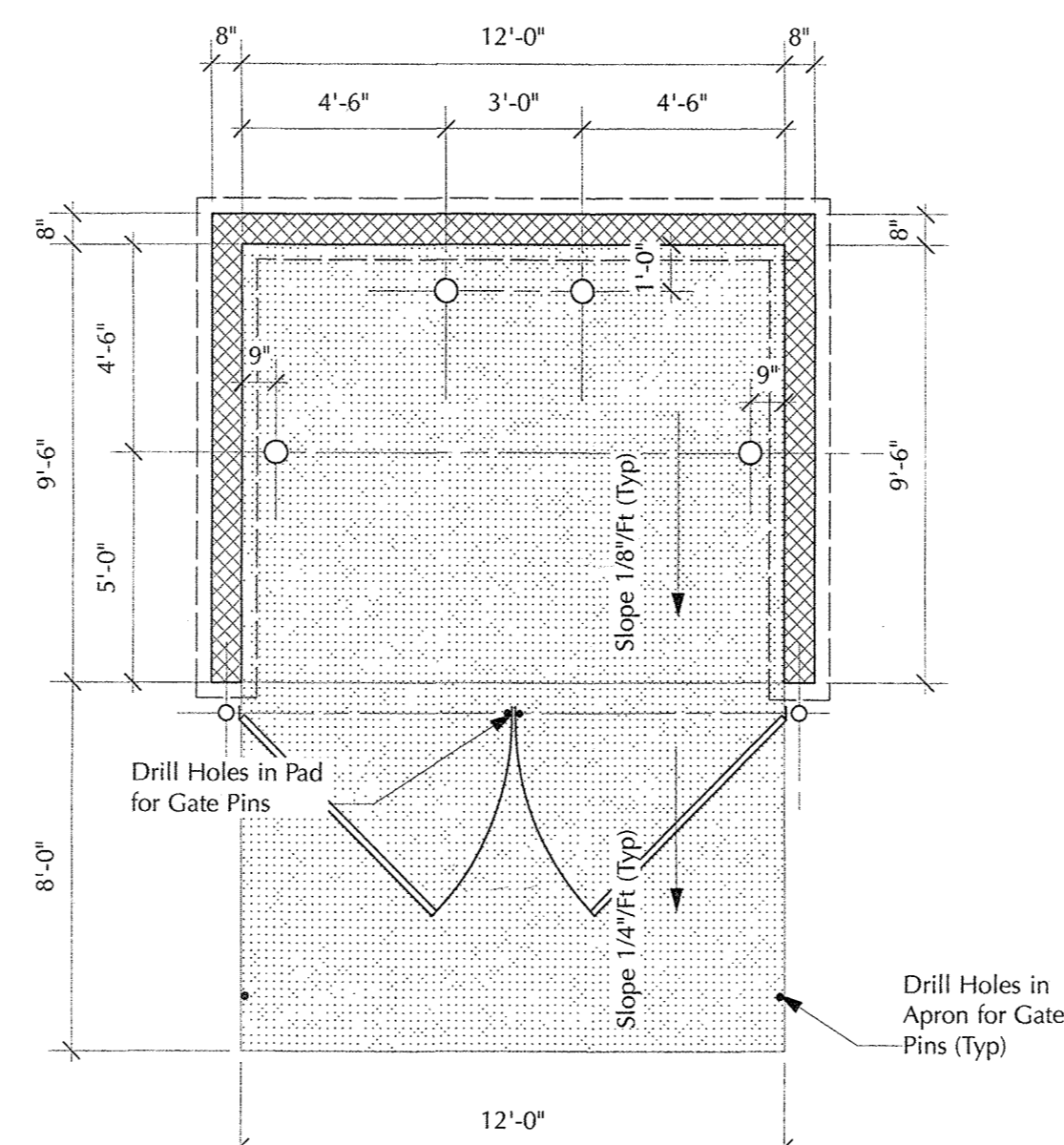
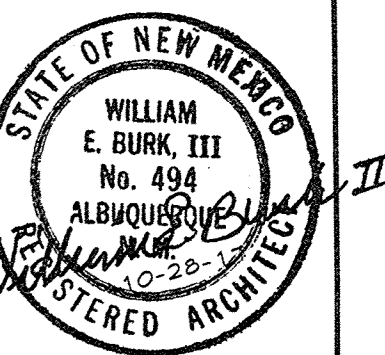
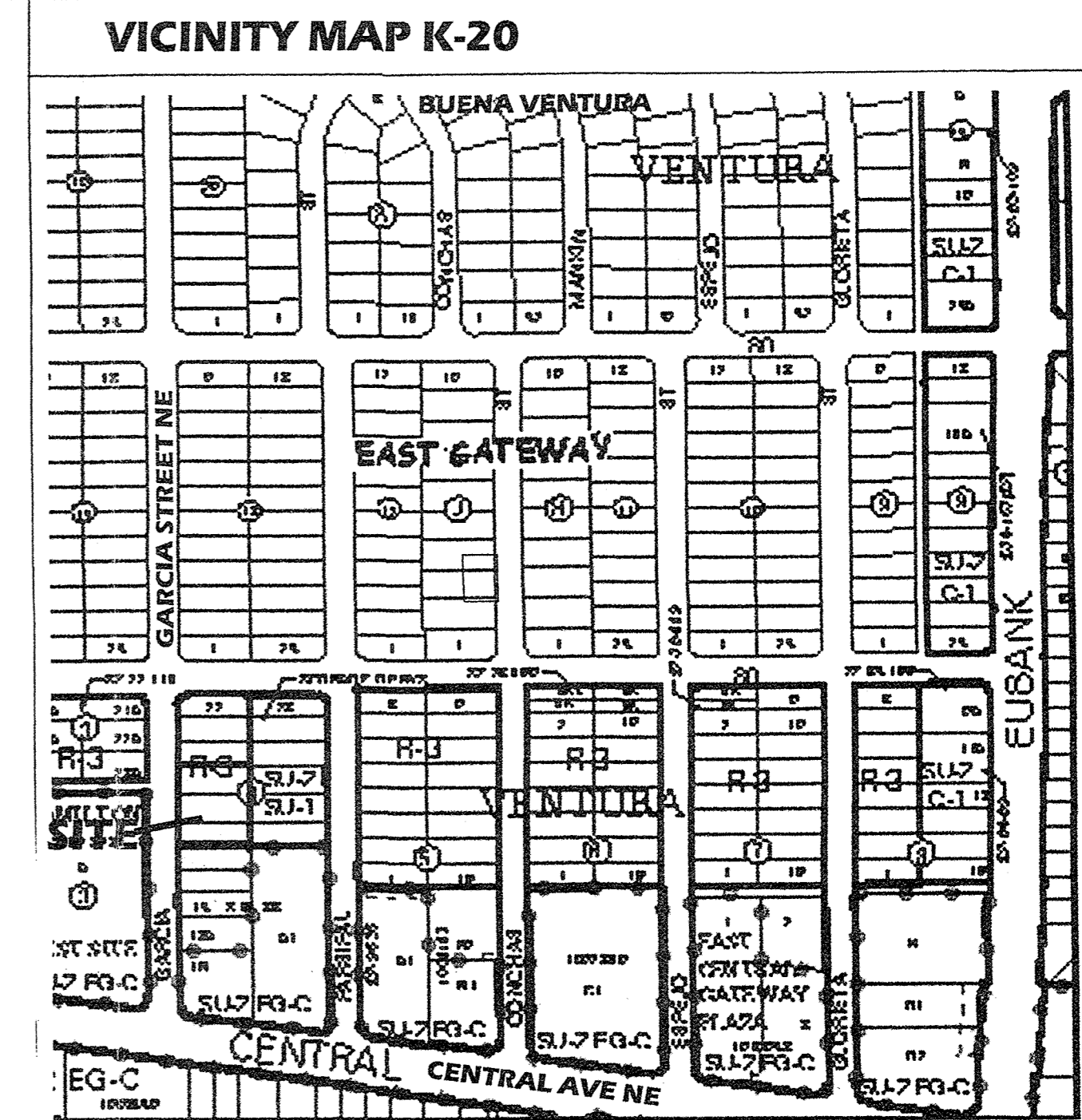
H/C SIGN



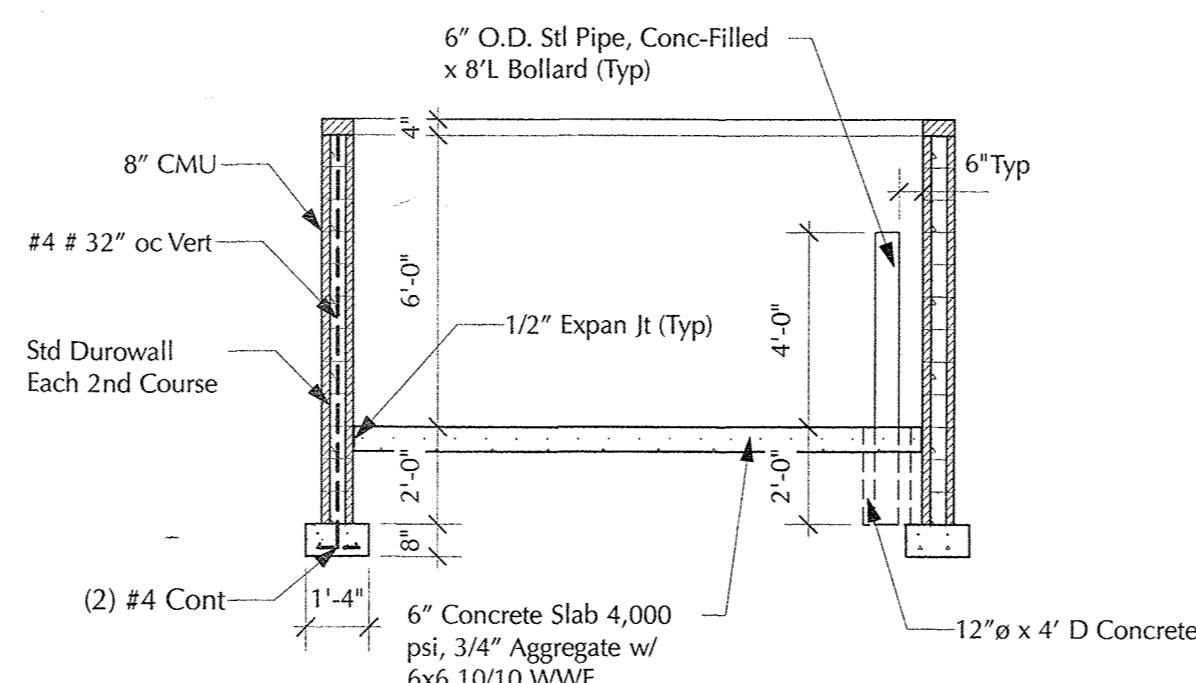
RAMP DETAIL



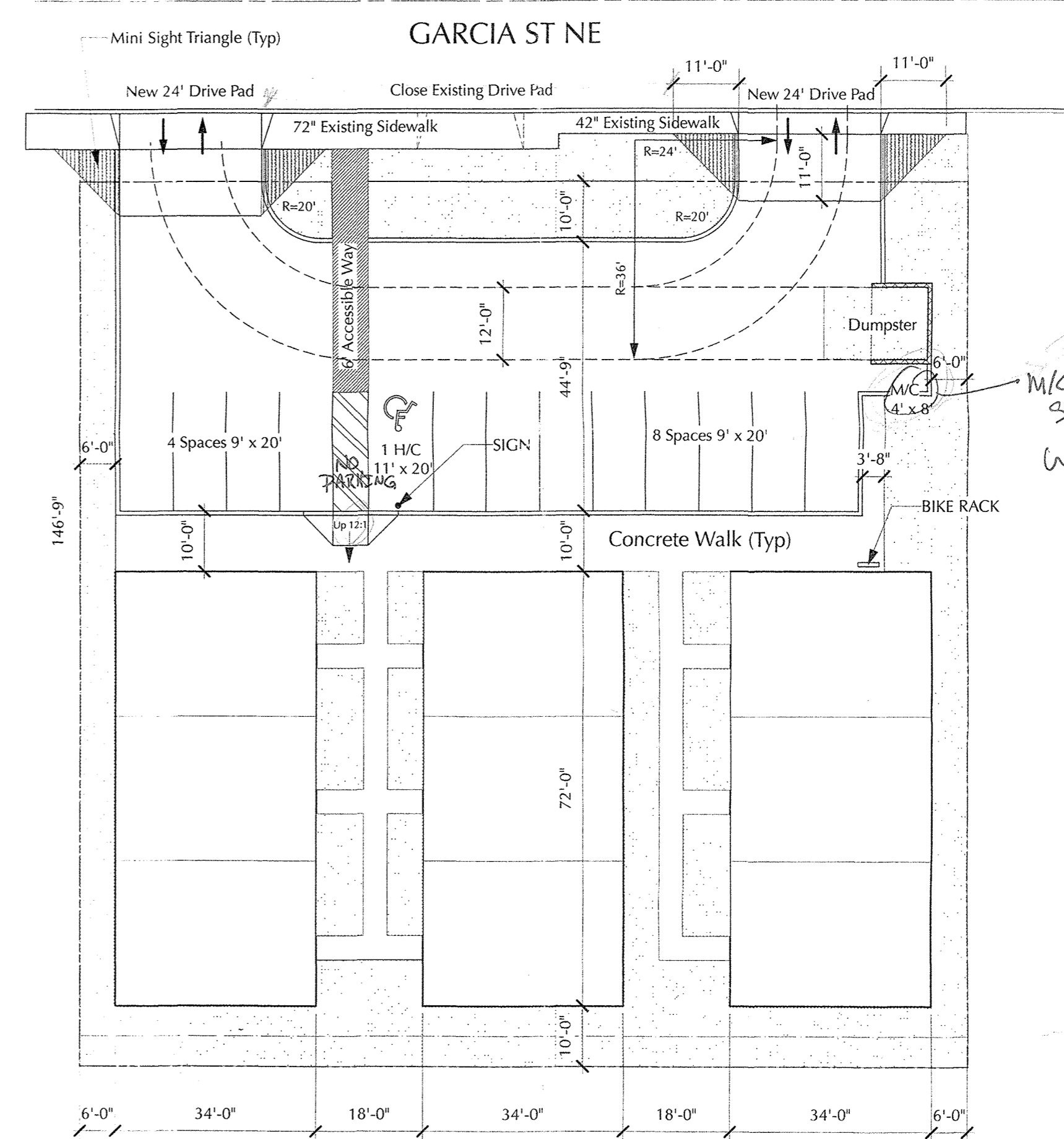
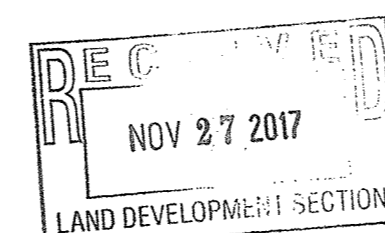
ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.



TRASH ENCLOSURE PLAN
Scale: 1/4" = 1'-0"



TRASH ENCLOSURE SECTION
Scale: 1/4" = 1'-0"



OFF-STREET PARKING
9 x 1.5 = 14 spaces Req'd
for Bus Nearby = 10%
14 - 1.4 Required = 13 Req'd (13 Provided)
Bicycle Parking = 2
Motorcycle Parking = 1

SITE PLAN
Scale: 1" = 20 ft

- TRAFFIC NOTES**
1. All Dimensions to Face of Curb, unless Noted Otherwise.
 2. All Traffic Elements Shown shall be Constructed from this Sheet, and required for Certificate of Occupancy. A Temporary C.O. shall not be issued.
 3. Truncated domes per ANSI-A117.1 2006 & ADDAG.
 4. Ramp Slope 12:1 min with Broom Finish Concrete.
 5. Landscaping & Signage shall not interfere with Clear Sight Requirements; Signs, Walls, Trees and Shrubs between 3-8 feet tall are not acceptable within this area.
 6. Replace all Broken or Cracked Sidewalk per COA DWGs 2430 & 2415.
 7. The ADA access aisle shall have the words **"NO PARKING"** in capital letters, each of which shall be at least one foot high and at least two inches wide, placed at the rear of the parking space so as to be close to where an adjacent vehicle's rear tire would be placed. (66-1-4.1.B NMSA 1978).
 8. The ADA accessible parking sign must have the required language per 66-7-352.4C NMSA 1978
 9. **"Violators Are Subject to a Fine and/or Towing."** If that language is present it is not visible in the detail. SEE GRADING & DRAINAGE PLAN (SHT C1.1) FOR ADDITIONAL NOTES AND INFORMATION.

Designed By	Date	10/28/17
Drawn By	Chris Burk	
Checked By	Bill Burk	Project ID #16-27
Reviewed By	Bill Burk	Drawing Code
Submitted By	Bill Burk	CAD File Name
Project Manager		File Date

Bill BURK, THIRD, ARCHITECT
9617 La Playa NE, ABO NM 87111
505-292-6566 • Fax 505-294-7232
Email - billburk@qwestoffice.net

Consent
Electronic Copy of Final Document
Original Sealed Document w/ Wm E Burk III
NM #494

Project Title	Townhouse Tri-Plex on Garcia Rd, ABO, NM
Sheet Title	TRAFFIC CIRCULATION LAYOUT