

CITY OF ALBUQUERQUE



January 26, 2017

Clint Wilsey, RA
66 Architect, LLC
3535 Princeton NE
Albuquerque, NM 87107

Re: Advance Auto, 10026 Central Ave. SE
Request for Certificate of Occupancy- Transportation Development
Engineer's/Architect's Stamp dated 05-19-17 (L20-D056A)
Certification dated 01-19-17

Dear Mr. Wilsey

Based upon the information provided in your submittal received 01-20-17, Transportation Development has no objection to the issuance of a Permanent Certificate of Occupancy. This letter serves as a "green tag" from Transportation Development for a Permanent Certificate of Occupancy to be issued by the Building and Safety Division.

If you have any questions, please contact me at (505) 924-3630.

Sincerely,

Logan Patz
Senior Engineer, Planning Dept.
Development Review Services

LWP via: email
C: CO Clerk, File



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Engineering Firm: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Other Contact: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Check all that Apply:

DEPARTMENT:

- ☐ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

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)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ OTHER (SPECIFY) _____

CHECK 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
- ☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

DATE SUBMITTED: _____ **By:** _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

66Architect

January 19, 2017

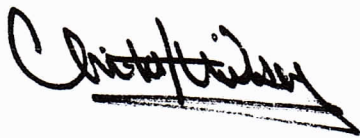
2041 S. Plaza St. NW
Albuquerque, NM 87104
Ph. 505.280.0043
clint.wilsey@gmail.com

TRAFFIC CERTIFICATION

I, Clinton J. Wilsey, NMPE OR NMRA 005139, OF THE FIRM 66Architect, LLC, HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED TCL 6-23-16. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY Clint Wilsey OF THE FIRM 66Architect, LLC. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON January 12, 2017 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR certificate of occupancy.

Revisions that occurred during construction include relocating one parking space from the west side of the building (adjacent the building) to the south side row of parking (adjacent the building). Total parking count did NOT change.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE TRAFFIC ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

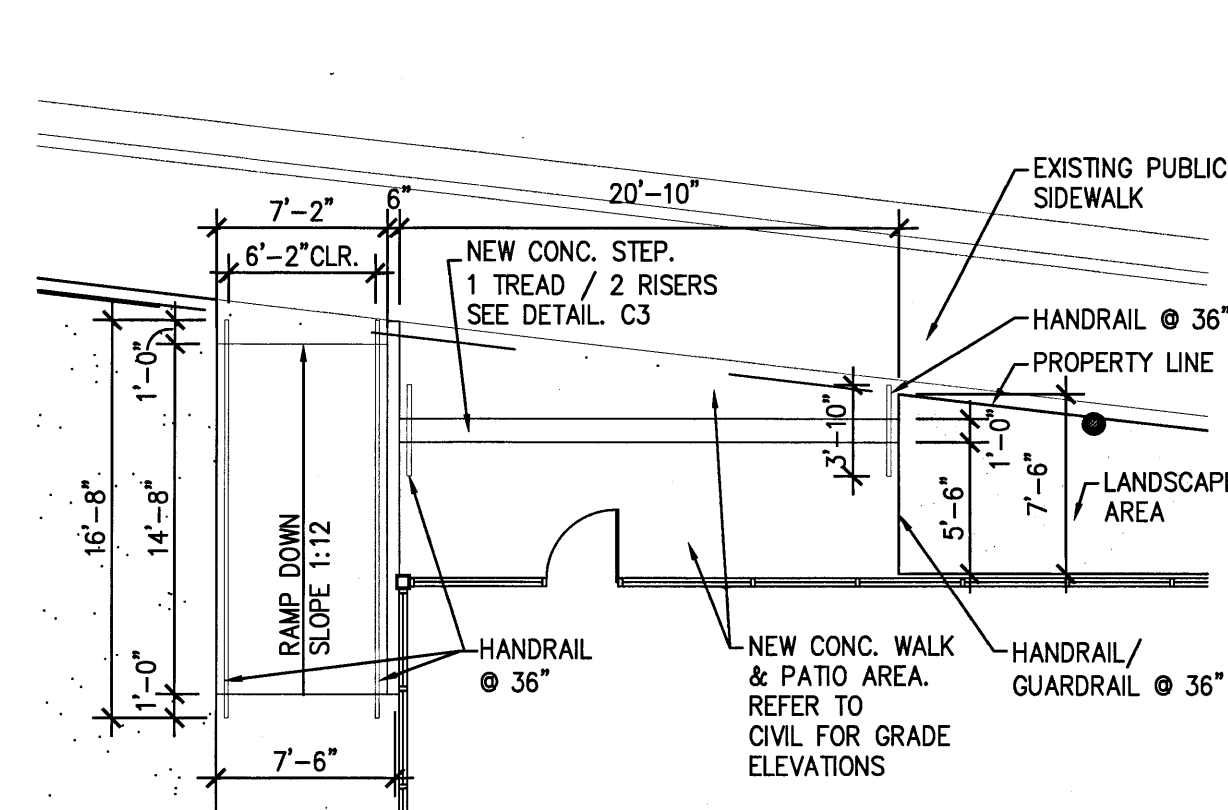
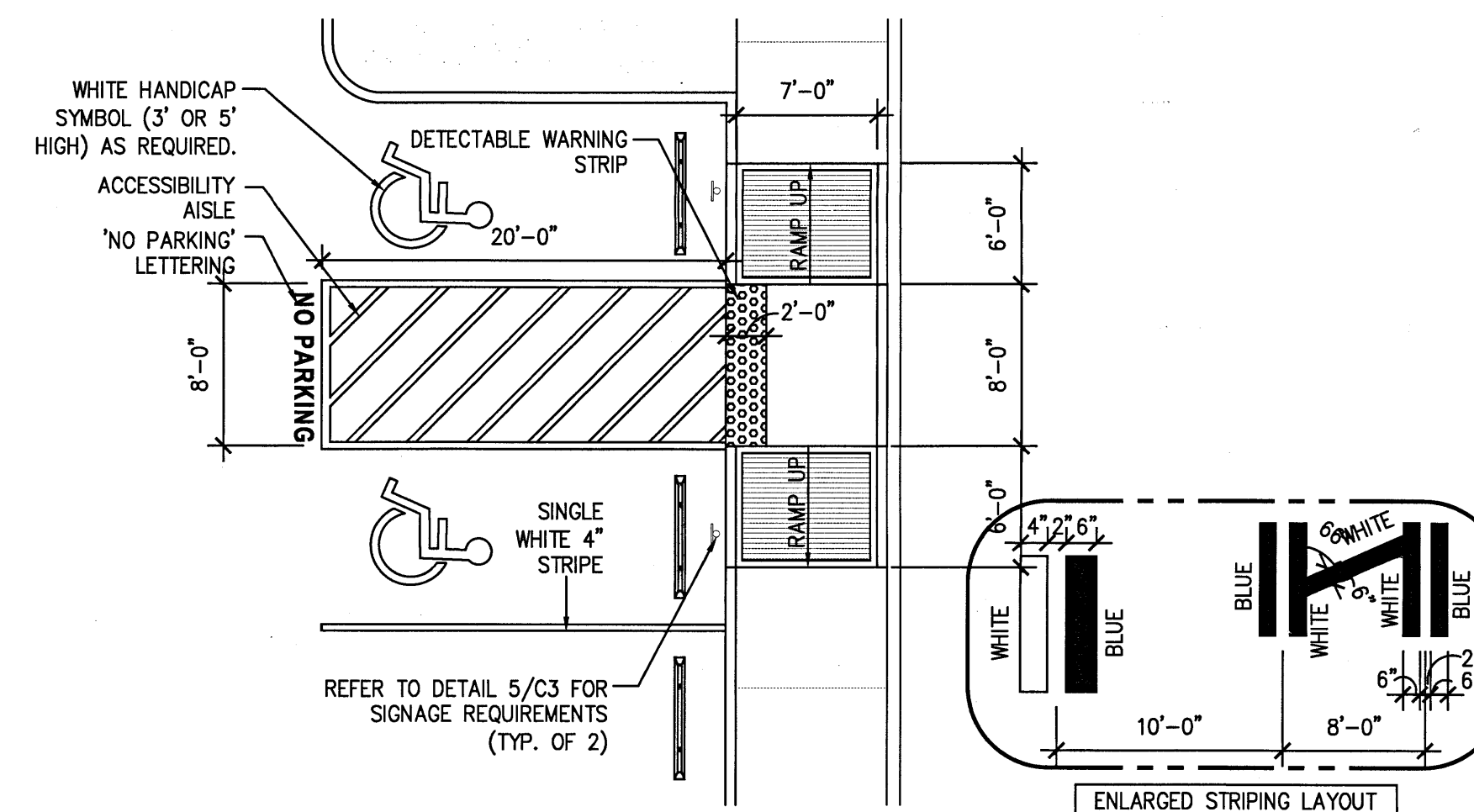
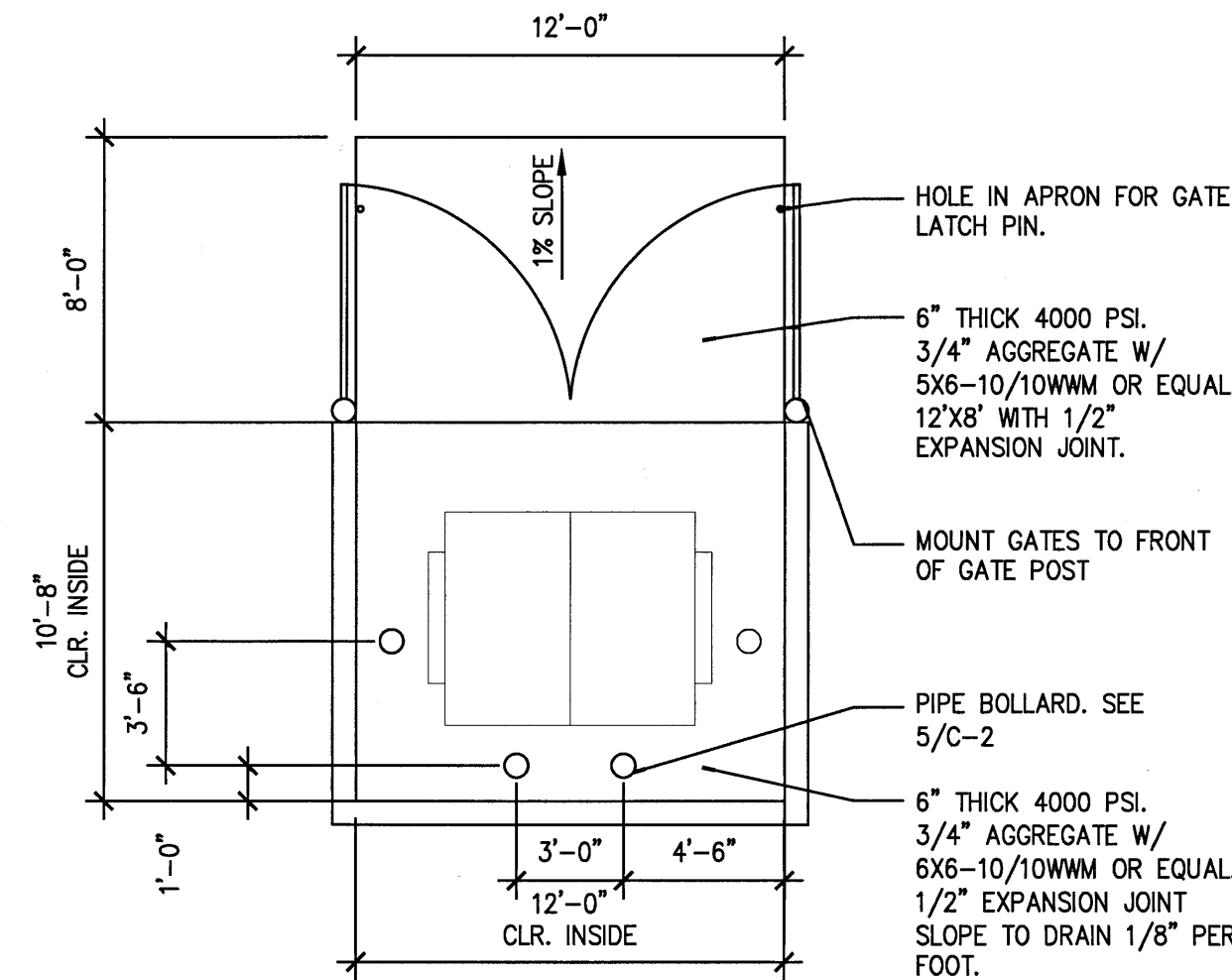
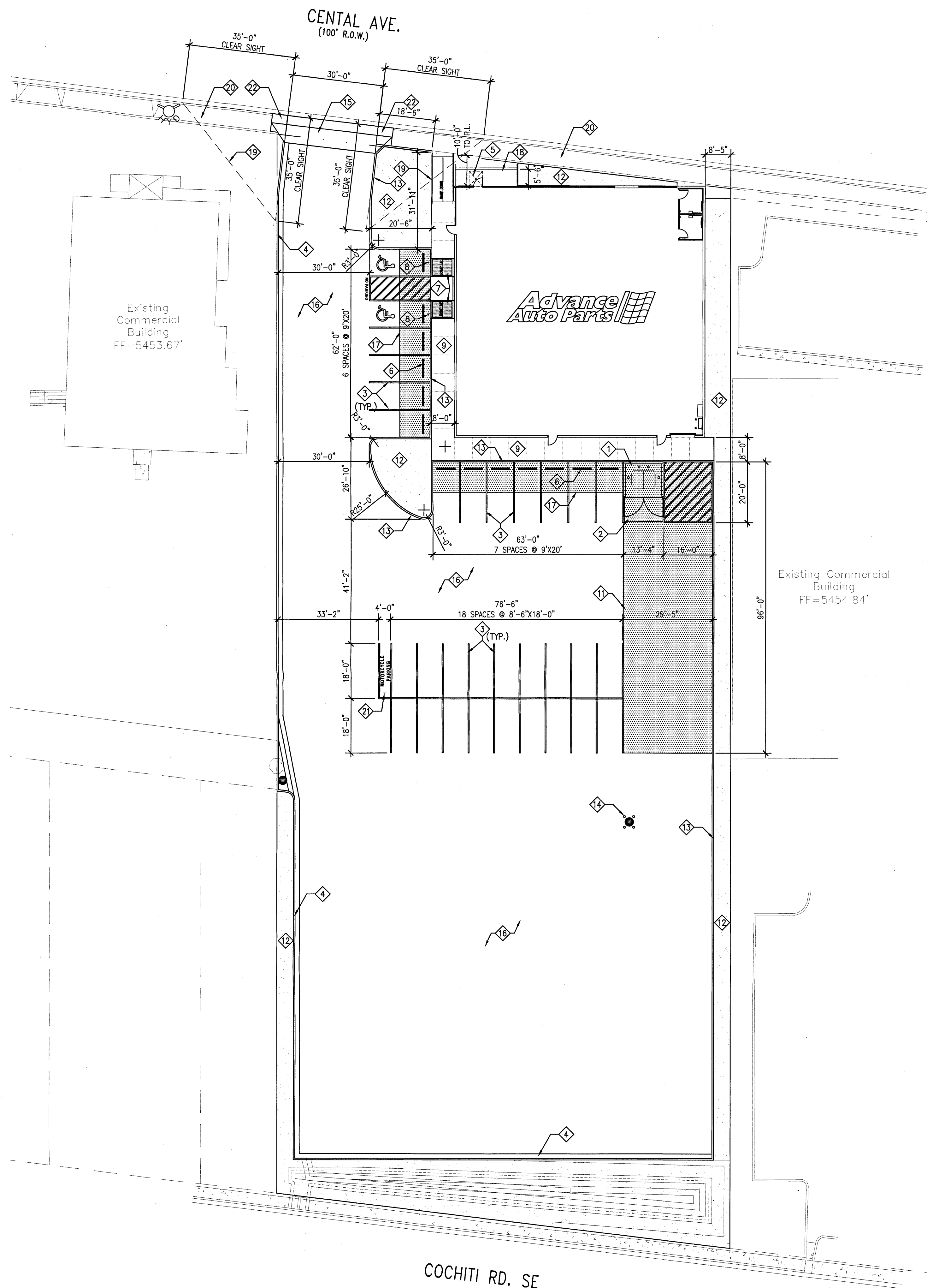


Signature of Engineer or Architect

ENGINEER'S OR ARCHITECT'S STAMP

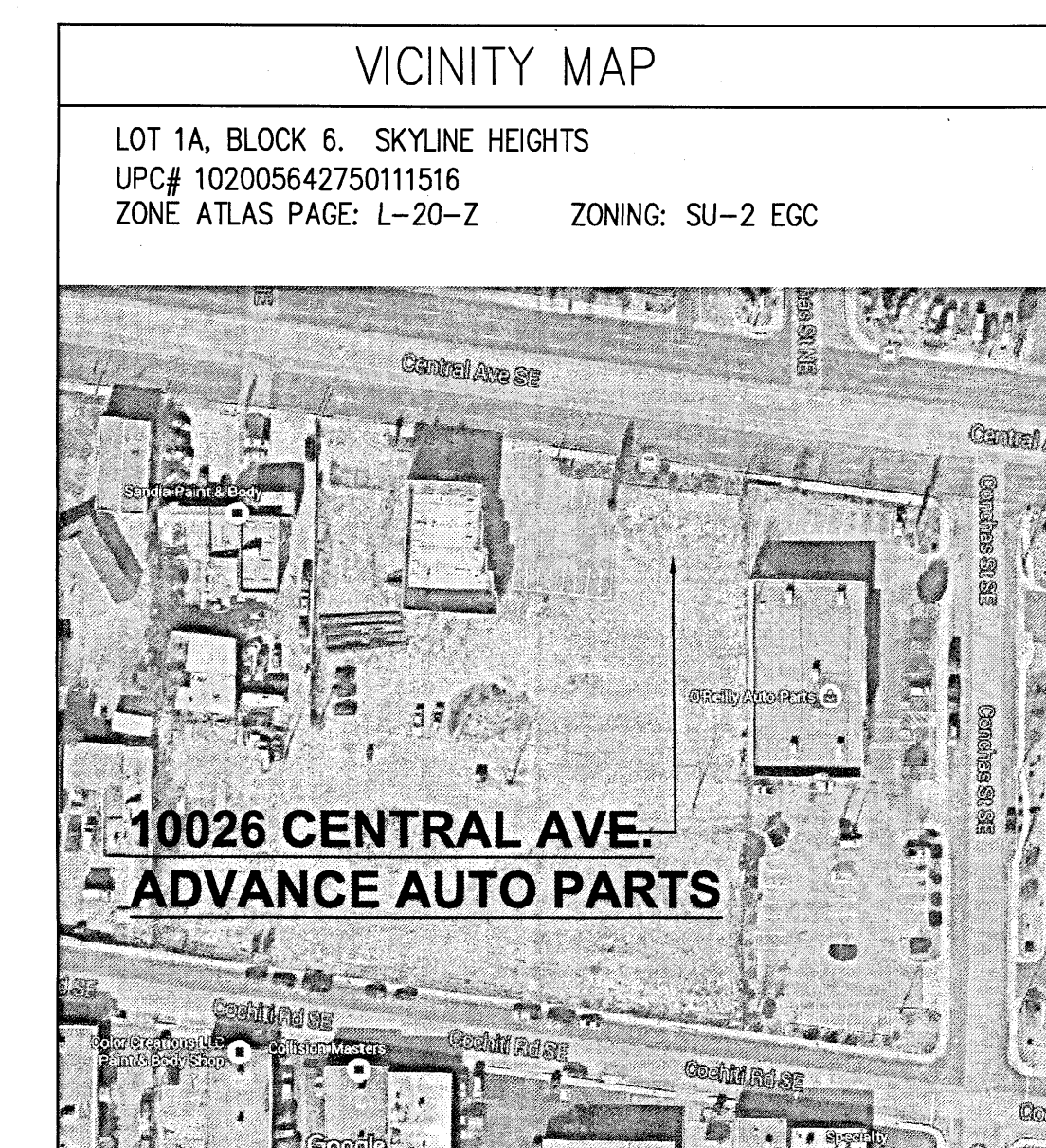
1-19-17
Date





SITE AREA		
TOTAL LOT SQ. FT. =	52,442 SF./CONSTRUCTION AREA =	52,442 SF
TOTAL LOT ACRES =	1.20 ACRES/CONSTRUCTION AREA =	1.20 ACRES
BUILDING	6,889 SF	13 % OF TOTAL AREA
PAVEMENT	36,461 SF	69 % OF TOTAL AREA
GREEN/OPEN SPACE	9,091 SF	17 % OF TOTAL AREA
BUILDING SETBACKS		
	REQUIRED	PROVIDED
FRONT	0'-10" MAX	0'-10" FT.
REAR	15' MIN	±260' FT.
SIDE	0'-10" MAX	8'-5" FT.
SIDE	0'-10" MAX	58'-6" FT.
MAXIMUM BUILDING HEIGHT		65 FT. MAX
PARKING		
1 PER 200' @ 6889	=	34 SPACES
W/10% PARKING REDUCTION FOR PROXIMITY TO BUS STOP	=	31 SPACES REQ'D
TOTAL PROVIDED		31 SPACES
HANDICAP PARKING		2 SPACES
MOTORCYCLE PARKING		1 SPACE

- ## SITE ARCHITECTURAL KEY NOTES:
- 1 DUMPSTER ENCLOSURE. SEE DETAIL 9/C2
 - 2 INSTALL NEW 6" THICK CONCRETE LOADING PAD OF 4000 PSI BROOM FINISHED CONCRETE W/ 3/4" AGGREGATE W/ 6"x6" LxW12'x12' WWM STEEL REINFORCEMENT. SLOPE AWAY FROM BUILDING 1/8" PER FOOT FOR POSITIVE DRAINAGE. REFER TO DETAIL 9/C2. PLACE OVER 4" COMPACTED BASE COURSE OVER 12" OF STRUCTURAL FILL. REFER TO GEOTECHNICAL REPORT.
 - 3 ASPHALT PAVEMENT PARKING LINES 4" WIDE PAINTED WHITE WITH TWO (2) COATS OF SHERWIN WILLIAMS "HOTLINE" FAST DRYING TRAFFIC MARKING PAINT. HANDICAP PARKING & HANDICAP SYMBOL TO BE PAINTED COLOR & SIZE AS REQUIRED BY THE GOVERNING ACCESSIBILITY CODE. CONCRETE PAVEMENT PARKING LINES FOR ACCESSIBLE SPACES SHALL BE THE SAME AS ABOVE EXCEPT USE BLUE OR YELLOW PAINT. REFER TO DETAILS 1/C3 AND 2/C3 FOR ADDITIONAL INFORMATION.
 - 4 CONSTRUCT 6" HIGH CONC. CURB & GUTTER CONTINUOUS AROUND SITE. BACKFILL TO TOP OF CURB. REFER TO DETAIL 3/C2. PROVIDE CATCH & SPILL WHERE APPLICABLE.
 - 5 54"x60" CLEAR APPROACH AREA
 - 6 ANCHOR DOWN CONCRETE WHEEL STOPS 30" FROM FACE OF CONCRETE WALK/SIDEWALK. REFER TO DETAIL 10/C2.
 - 7 PROVIDE HANDICAP RAMP WHEN PAVING IS NOT FLUSH WITH ENTRY SIDEWALK PER FEDERAL & LOCAL ACCESSIBILITY REQUIREMENTS. REFER TO DETAILS ON SHEET C3.
 - 8 HANDICAP PARKING SIGN FOR SPACES ADJACENT TO BUILDING ENTRANCE. REFER TO DETAIL 5/C3.
 - 9 NEW BROOM FINISHED CONCRETE SIDEWALK SLOPED AWAY FROM BUILDING 5/8" /FT. FOR POSITIVE DRAINAGE.
 - 10 NEW CONCRETE ADA ACCESSIBLE RAMP. 1:12 SLOPE MIN. W/ HANDRAILS @ 36" ON EA. SIDE. SEE DETAIL 3&4/C1
 - 11 6" PORTLAND CEMENT CONCRETE OVER 4" COMPACTED BASE COURSE OVER 12" STRUCTURAL FILL. REFER TO GEOTECHNICAL REPORT
 - 12 LANDSCAPING
 - 13 CONCRETE CURB, REFER TO DETAIL 7/C2 FOR ADDITIONAL INFORMATION.
 - 14 PROVIDE BOLLARDS AT ALL EXTERIOR MOUNTED METERING DEVICES. (GAS, WATER, ELECTRIC) AND OVERHEAD UTILITY POLES MIN. TWO AS REQUIRED - SEE DETAIL 5/C2.
 - 15 NEW CURB CUT & DRIVE PAD. REFER TO COA STANDARD DWG. 2425
 - 16 ASPHALT/CONCRETE PAVEMENT (3" ASPHALTIC CONCRETE OVER 3" AGGREGATE BASE COURSE OVER 12" STRUCTURAL FILL) REFER TO GEOTECHNICAL SPECIFICATIONS.
 - 17 6" CONCRETE APRON WITH 6" x 6" x 1/8" W.W.F. STEEL REINFORCEMENT. USE 4000 PSI CONCRETE MIX. DO NOT USE SLAG OR FLY ASH FOR CEMENTITIOUS MATERIAL. PLACE OVER 4" COMPACTED BASE COURSE OVER 12" OF STRUCTURAL FILL. REFER TO GEOTECHNICAL SPECIFICATIONS
 - 18 NEW CONCRETE STAIRS WITH HANDRAILS AT 36" ON EA. SIDE. SEE DETAIL 284/C1
 - 19 CLEAR SIGHT TRIANGLE PER CITY OF ADO DEVELOPMENT PROCESS MANUAL, CHAPTER 23, SECT. 3, PART. D5 INTERSECTION SIGHT DISTANCE. NOTE: LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM GUTTER PAN) WILL NOT BE ACCEPTABLE IN THIS AREA.
 - 20 EXISTING 6' PUBLIC SIDEWALK
 - 21 EXISTING FIRE HYDRANT
 - 22 'MOTORCYCLE PARKING ONLY' SIGN
 - 23 ACCESSIBLE SIDEWALK RAMP AT NEW DRIVE PAD. REFER TO COA STANDARD DRAWING 2425
-



TRAFFIC CIRCULATION LAYOUT APPROVED		LAYOUT
<i>[Signature]</i> Signer: _____ Date: 6/23/16		
WHEELCHAIR RAMPS LOCATED AT THE PUBLIC RIGHT OF WAY HAVE TRUNCATED DOMES.		
 <div style="position: absolute; top: 0; right: 0; text-align: right;"> 10026 CENTRAL AVE. SE ALBUQUERQUE, NM 87117 </div> <div style="position: absolute; bottom: 0; left: 0; text-align: left;"> STORE # 103009 </div>		
REVISIONS	DESCRIPTION	
REV	DATE	
DATE: 5-19-16 GROSS SQ. FT.: 6,889 SF. PROJECT #: AA 16_002 DRAWN BY: Clint Wilsey CHECKED BY: Clint Wilsey		
VERSION Q4- R3xR3		
ALL REPORTS, PLANS, SPECIFICATIONS, FIELD DATA, NOTES AND OTHER DOCUMENTS, INCLUDING ALL DOCUMENTS ON ELECTRONIC MEDIA, PREPARED BY THE DESIGN PROFESSIONAL AS INSTRUMENTS OF SERVICE SHALL REMAIN THE PROPERTY OF THE DESIGN PROFESSIONAL. DISSEMINATION MAY NOT BE MADE WITHOUT PRIOR CONSENT OF THE DESIGN PROFESSIONAL. ALL COMMON LAW RIGHTS OF COPYRIGHT AND OTHERWISE, ARE HEREBY SPECIFICALLY RESERVED.		
 66ARCHITECT, LLC Clint Wilsey, Architect clint.wilsey@gmail.com 505 280-0043		
TRAFFIC CIRCULATION LAYOUT		
TCL		