

CITY OF ALBUQUERQUE



May 30, 2019

Adwelling Design
Jason Hall R.A.
8625 Golf Course Rd. NW
Albuquerque, NM 87114

**Re: 10801 Acoma Rd SE
10801 Acoma Rd SE,
Request for Certificate of Occupancy
Transportation Development Final Inspection
Engineer's/Architect's Stamp 2-1-19 (L21D006)
Certification dated 5-28-19**

Dear Mr. Hall,

Based upon the information provided in your submittal received 5-29-19, 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 Ernie Gomez at (505) 924-3981 or me at (505) 924-3991.

Sincerely,

Racquel M. Michel, P.E.
Traffic Engineer, Planning Dept.
Development Review Services

Ernie Gomez,
Plan Checker, Planning Dept.
Development Review Services

EG via: email
C: CO Clerk, File

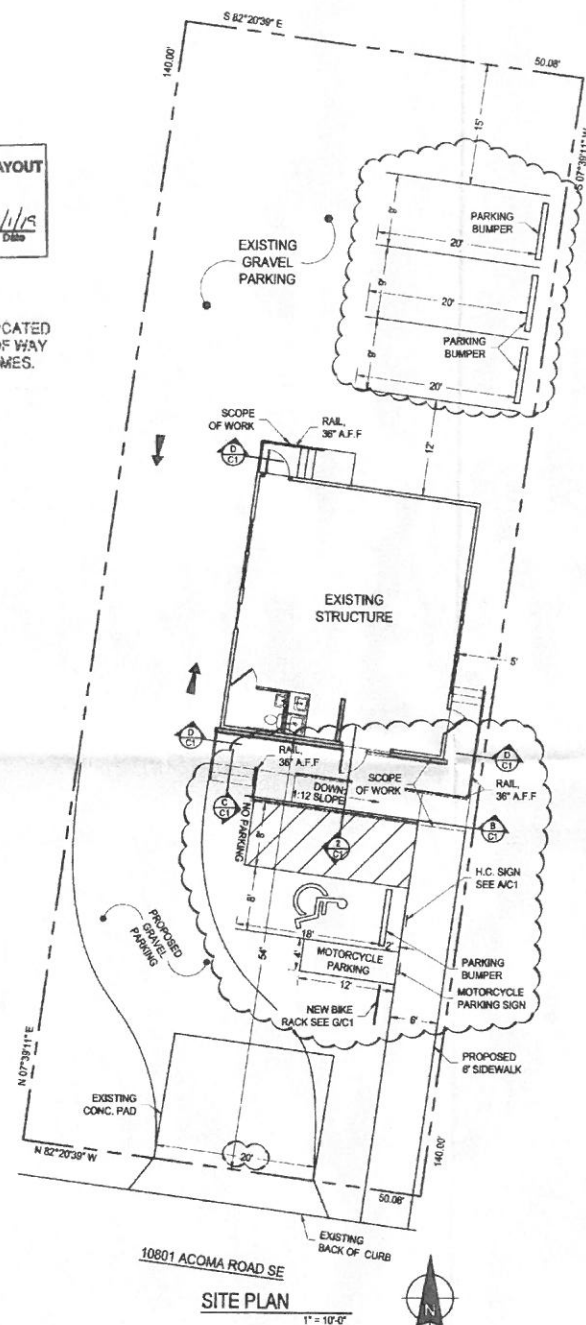
PARKING SPACE REQUIREMENTS

1 SPACE PER 200 SQFT 754/200=3.7
4 SPACES REQUIRED INCLUDING 1HC.
AND 1 MOTORCYCLE SPACE

TRAFFIC CIRCULATION LAYOUT APPROVED

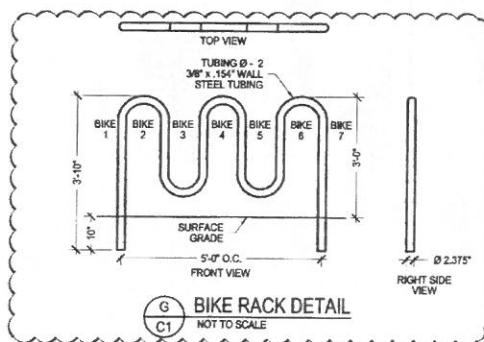
8/6
Signed
2/1/15
Date

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



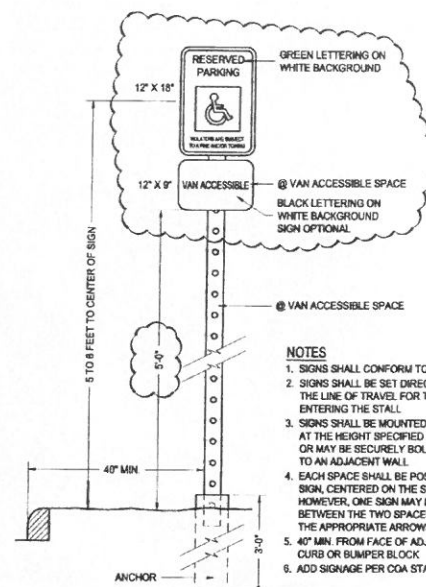
SITE PLAN

1" = 10'-0"



BIKE RACK DETAIL

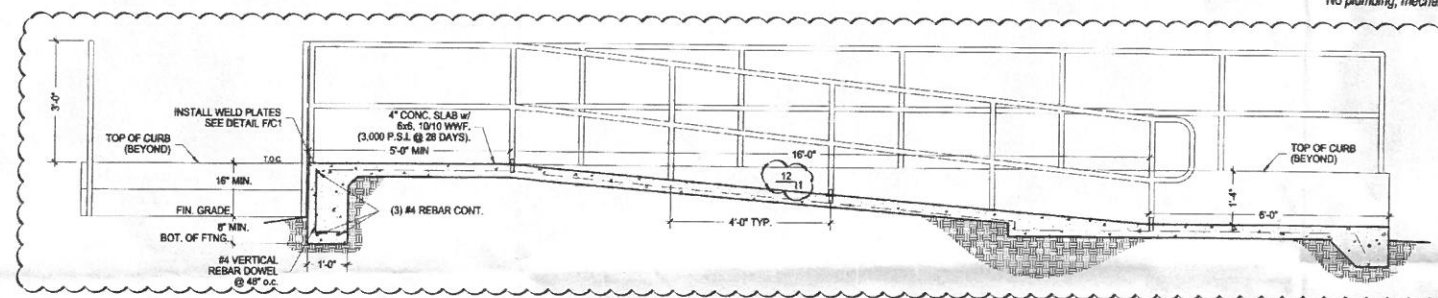
NOT TO SCALE



H.C. SIGN DETAIL

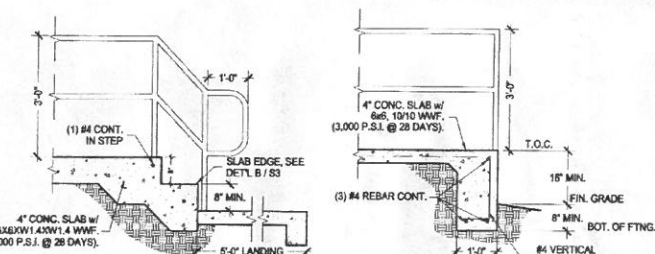
1" = 1'-0"

- NOTES
1. SIGNS SHALL CONFORM TO THE STANDARDS OF COA
 2. SIGNS SHALL BE SET DIRECTLY FACING THE LINE OF TRAVEL FOR THE VEHICLE ENTERING THE STALL.
 3. SIGNS SHALL BE MOUNTED ON A STURDY POST AT THE HEIGHT SPECIFIED HERE IN, OR MAY BE SECURELY BOLTED TO AN ADJACENT WALL.
 4. EACH SPACE SHALL BE POSTED WITH A SIGN, CENTERED ON THE STALL. HOWEVER, ONE SIGN MAY BE USED BETWEEN THE TWO SPACES WITH THE APPROPRIATE ARROWS.
 5. 40" MIN. FROM FACE OF ADJACENT CURB OR BUMPER BLOCK
 6. ADD SIGNAGE PER COA STANDARDS



RAMP SECTION

1/2" = 1'-0"

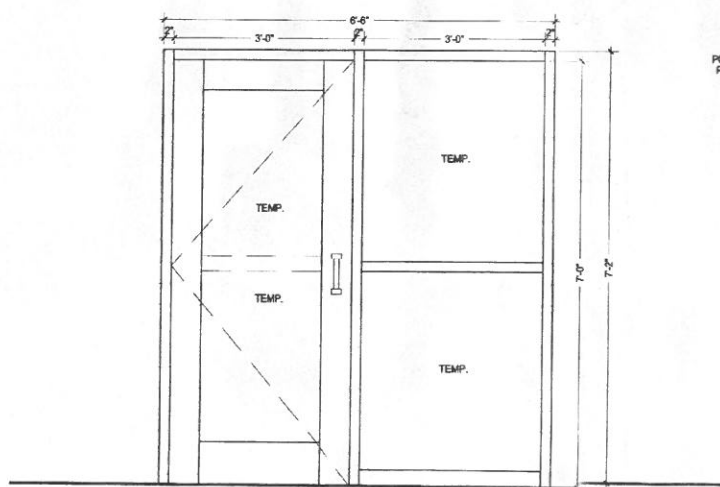


EXTERIOR CONC. STEPS

1/2" = 1'-0"

EXTERIOR CONC. CURB

1/2" = 1'-0"



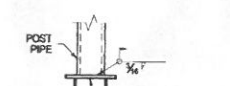
ALUMINIUM STOREFRONT ENTRY

3/4" = 1'-0"



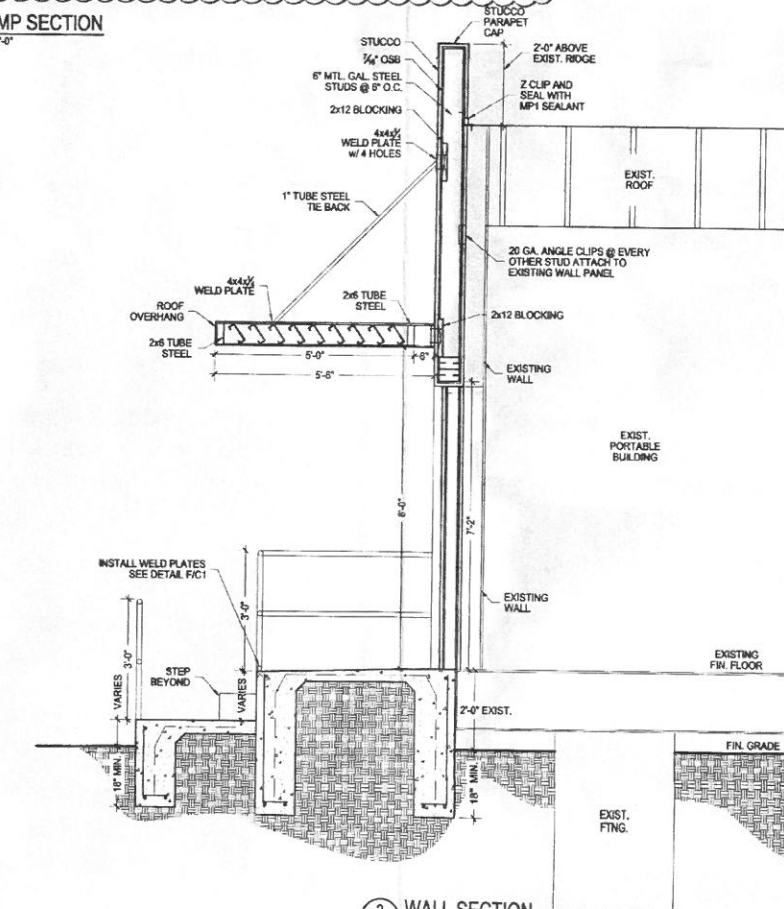
SLAB EDGE

N.T.S.



SLAB EDGE

N.T.S.



WALL SECTION

1/2" = 1'-0"

PROJECT DATA

PROJECT ADDRESS: 10801 ACOMA RD, SE
ALBUQUERQUE, NM

BUILDING CODE: 2015 INTERNATIONAL EXISTING BUILDING CODE

OCCUPANCY GROUP AND DIVISION: B

TYPE OF CONSTRUCTION: V-B

SEISMIC CATEGORY: D

OCCUPANT LOAD: BUSINESS 754 SF/100 = 7.5
TOTAL LOAD = 8

EXISTING REQUIREMENTS: EXIT WIDTH (2 x 32 = 64") 72"
NUMBER OF EXIST. (1 REQUIRED) 1 SUPPLIED

PLUMBING FIXTURE REQUIREMENTS: TOILETS (1 REQUIRED) 1 EXISTING
LAVATORIES (1 REQUIRED) 1 EXISTING
SERVICE SINK 1 EXISTING

ALLOWABLE BUILDING AREA: B OCCUPANCY TYPE VB 36,000 SF ALLOWABLE
ACTUAL BUILDING AREA 754 SF

FIRE SPRINKLERS: NON-SPRINKLERED

HEIGHT: ALLOWABLE 2 STORY
ACTUAL 1 STORY

CONTENTS

C1.....COVER SHEET & SITE PLAN
A1.....ARCHITECTURAL FLOOR PLAN & DETAILS

PROJECT DATA

PROJECT ADDRESS: 10801 ACOMA ROAD SE
ALBUQUERQUE, NEW MEXICO 87123

LEGAL DESCRIPTION: LOT 30, BLOCK 11,
EAST CENTRAL BUSINESS ADDITION
BERNALILLO COUNTY, NEW MEXICO

CODE COMPLIANCE

The 2015 International Building Code
The 2015 International Residential Code
The 2015 International Energy Conservation Code
The 2012 Uniform Mechanical Code
The 2012 Uniform Plumbing Code
The 2015 National Electrical Code
Applicable Administrative Codes

Permit holder is responsible for checking with the permit office
to verify current adopted codes and any amendments to current codes.

Exterior remodel only.

No plumbing, mechanical or electrical work this project.



2 TOTAL SHEETS

THIS SET OF DRAWINGS EXITS AS A WHOLE. IT IS THE
SOLE RESPONSIBILITY OF EACH CONTRACTOR INVOLVED IN
THE PROJECT TO VERIFY THAT EACH SHEET, EACH
SHEET MAY CONTAIN WORK PERTINENT TO THEIR
RESPECTIVE DISCIPLINES.

2. DUE TO POTENTIAL INCONSISTENCIES DURING PLAN
REPRODUCTION, SCALING THE DRAWING TO VERIFY OR
OBTAIN DIMENSIONS IS NOT RECOMMENDED.

10801 ACOMA ROAD SE
ALBUQUERQUE, NM 87123

JOHN BACA

adwelling
DESIGN

COVER SHEET & SITE PLAN

ACOMA ROAD SE

PROJECT NUMBER: 18-130
PROJECT PHASE: FINAL
DESIGNED BY: ADWELLING
CHECKED BY: J.H. APPROVED BY: J.H.
DATE: 12.18.18
SCALE: AS NOTED
SHEET:

C1

2 TOTAL SHEETS

JOHN BACA 944-5600

May 28th 2019

Re: 10801 Acoma Rd. SE

To Whom It May Concern:

I, Jason Hall, NMRA, hereby certify that 10801 Acoma Rd. SE is in substantial compliance with and in accordance with the design intent of the approved plans prepared by Adwelling Design dated 12-18-18. I further certify that I have personally visited the project site on 05-28-19 and have determined by visual inspection that the existing construction is in compliance with the design intent and construction drawings for this project.

Sincerely,



Jason Hall
Architect





City of Albuquerque

Planning Department
Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 6/2018)

Project Title: _____ Building Permit #: 2018-42945 Hydrology File #: _____
DRB#: Lot 30 Block 11 EPC#: _____ Work Order#: _____
Legal Description: * East Central / Business Addition
City Address: _____
Applicant: John Baca Contact: John Baca
Address: 10801 Acacia Rd SE
Phone#: 505 944-5600 Fax#: _____ E-mail: BBMABq@yahoo.com

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

TYPE OF DEVELOPMENT: _____ PLAT (# of lots) _____ RESIDENCE _____ DRB SITE _____ ADMIN SITE _____

IS THIS A RESUBMITTAL? _____ Yes ☒ No

DEPARTMENT ☒ TRANSPORTATION _____ HYDROLOGY/DRAINAGE

Check all that Apply:

TYPE OF SUBMITTAL:

- ☐ ENGINEER/ARCHITECT CERTIFICATION
- ☐ PAD CERTIFICATION
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ DRAINAGE REPORT
- ☐ DRAINAGE MASTER PLAN
- ☐ FLOODPLAIN DEVELOPMENT PERMIT APPLIC
- ☐ ELEVATION CERTIFICATE
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ TRAFFIC IMPACT STUDY (TIS)
- ☐ STREET LIGHT LAYOUT
- ☐ 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
- ☐ FLOODPLAIN DEVELOPMENT PERMIT
- ☐ OTHER (SPECIFY) _____

DATE SUBMITTED: 5-29-19 By: John Baca

COA STAFF:

ELECTRONIC SUBMITTAL RECEIVED: _____

FEE PAID: _____