

SOLID WASTE DEPARTMENT
APPROVED FOR ACCESS
3-15-2021

DJ Laskowski

KEYED NOTES

1. PAINTED CURB AT FIRE LANE - NO PARKING.
2. EXISTING SIDE WALK.
3. PROPERTY LINE.
4. VEHICULAR CIRCULATION STRIPPING & ARROWS - REFER TO CIVIL.
5. CANTILEVER SECURITY GATE.
6. RADII = 25'-0", TYPICAL.
7. NEW DUMPSTER & ENCLOSURE PER CITY STANDARDS. SEE C4 / A-501.
8. PEDESTRIAN STRIPPING.
9. EGRESS DOORS WITH EGRESS HARDWARE.

PARKING SPACES REQUIRED

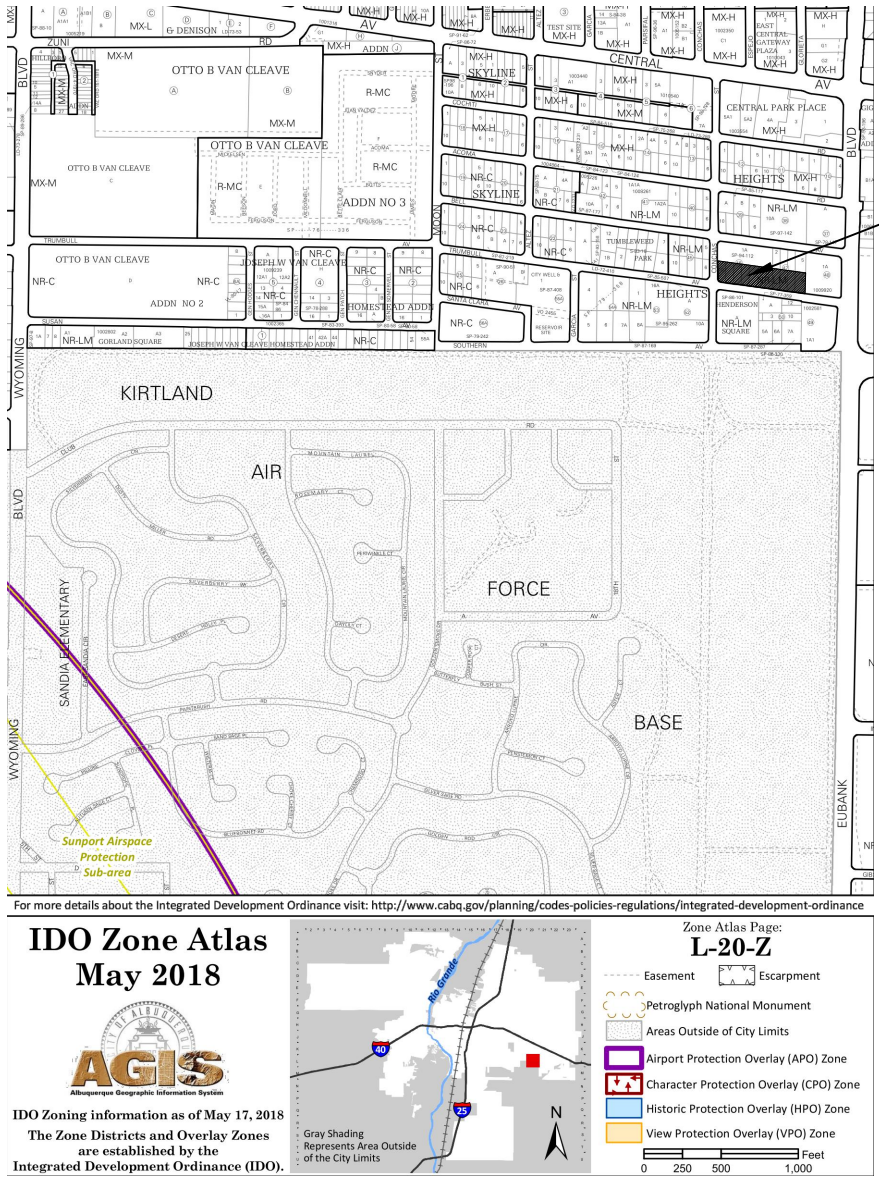
PER IDO TABLE 5-5-1 OFF STREET PARKING REQUIREMENTS:
INDUSTRIAL USES; LIGHT MANUFACTURING; 1-SPACE/1,000 SF GFA

- 17,369 GSF/1000 = 18 PARKING SPACES
- ACCESSIBLE PARKING SPACES: 1-25 = 1-VAN ACCESSIBLE
- MOTORCYCLE PARKING: 1-25 = 1-SPACE
- BICYCLE PARKING: NON RESIDENTIAL USES; 3-SPACES OR 10% OF REQUIRED OFF-STREET PARKING SPACES, WHICHEVER IS GREATER

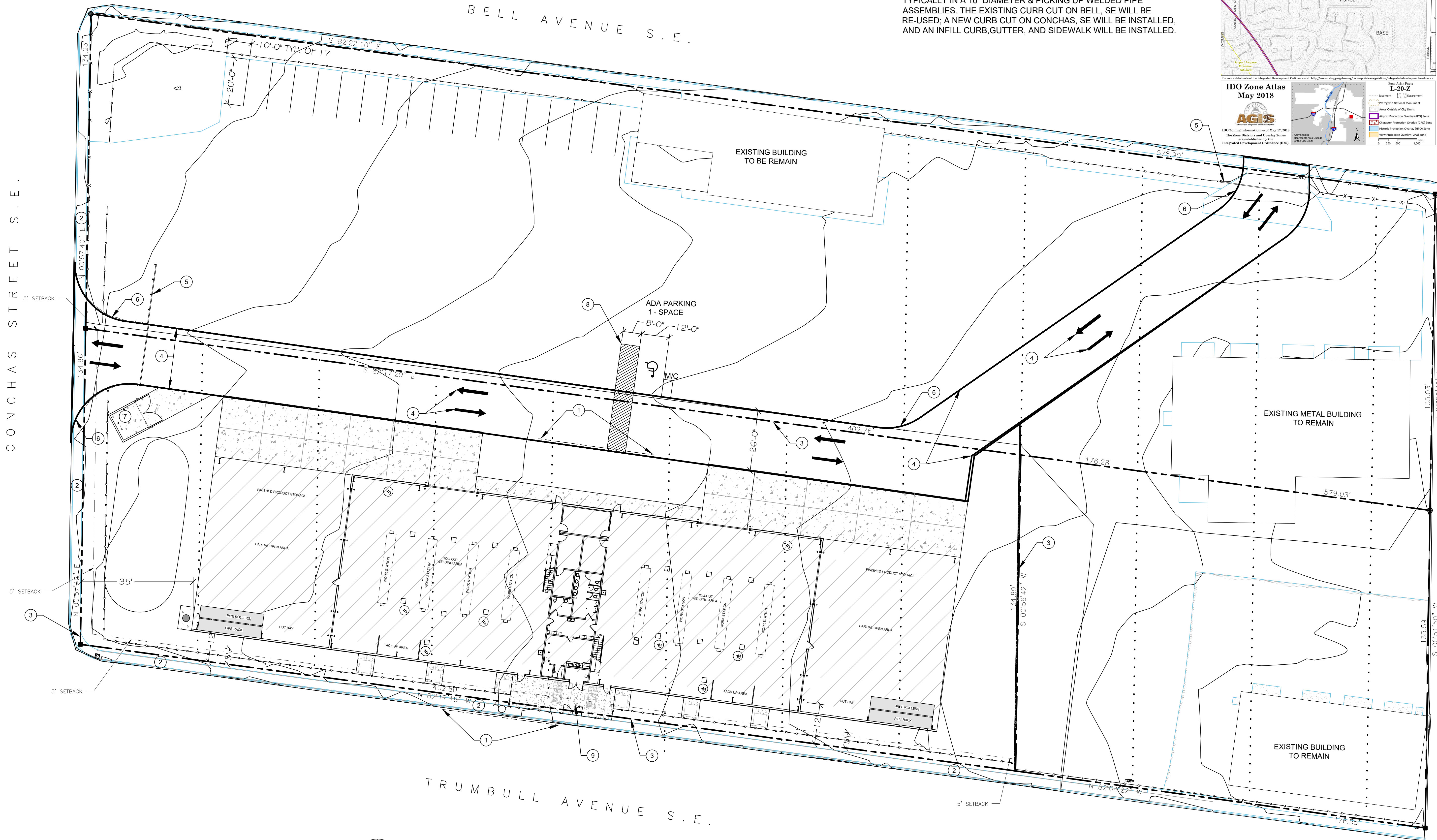
EXECUTIVE SUMMARY

PROJECT LOCATION IS IN THE SOUTHEAST HEIGHTS, 1-BLOCK WEST OF EUBANK AT THE CORNER OF TRUMBULL, SE & CONCHAS, SE. SITE DEVELOPMENT & CONSTRUCTION OF A PRE-FAB ENGINEERED METAL BUILDING (17,369 sq. ft.) FOR USE AS A 2-BAY PIPE FABRICATION & WELDING FACILITY WITH OFFICES, TOOL STORAGE, CONFERENCE ROOM & AND BREAK ROOM. VEHICULAR CIRCULATION IS IN BOTH DIRECTIONS FROM CONCHAS, SE THROUGH TO BELL, SE THROUGH A 26'-0" DRIVE LANE. IMPACT ON ADJACENT SITES SHOULD BE MINIMAL, AS THE EXISTING FABRICATION SHOP CURRENTLY EXISTS ACROSS THE STREET ON TRUMBULL. DAILY VEHICULAR TRAFFIC IS TYPICALLY STAFF, WHICH RANGE IN NUMBERS FROM 18-20. DELIVERY AND PICKUP TRAFFIC WILL BE SEMI-TRUCKS TRAVELING FROM I-40 SOUTH ON EUBANK AND WEST ON BELL, WHICH WILL BE DELIVERING STEEL PIPE TYPICALLY IN A 16" DIAMETER & PICKING UP WELDED PIPE ASSEMBLIES. THE EXISTING CURB CUT ON BELL, SE WILL BE RE-USED; A NEW CURB CUT ON CONCHAS, SE WILL BE INSTALLED, AND AN INFILL CURB, GUTTER, AND SIDEWALK WILL BE INSTALLED.

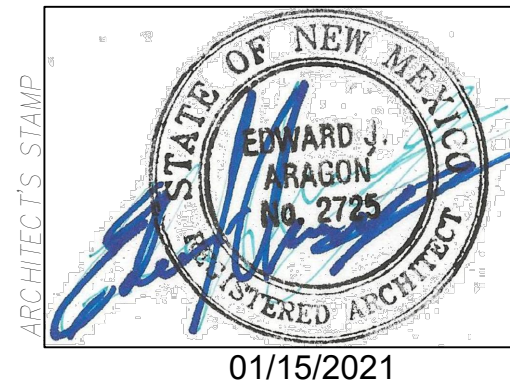
ZONE ATLAS MAP



SITE



ENGINEER'S STAMP



CARBON STEEL/COPPER & STAINLESS STEEL
FABRICATION FACILITY
JB HENDERSON CONSTRUCTION
TRUMBULL AVENUE & CONCHAS STREET, SE
ALBUQUERQUE, NEW MEXICO 87123

Aragon & Associates
ARCHITECTS LLC
6913 SHOSHONE RD. NE
ALBUQUERQUE, NEW MEXICO 87110
505-843-6263

CW CONNOR & WOODS ARCHITECTS
1020 LUNA STREET, SUITE 101, ALBUQUERQUE, NEW MEXICO 87102
505-843-6263

SHEET NAME & NO.
TRAFFIC
CIRCULATION
LAYOUT (TCL)

TCL