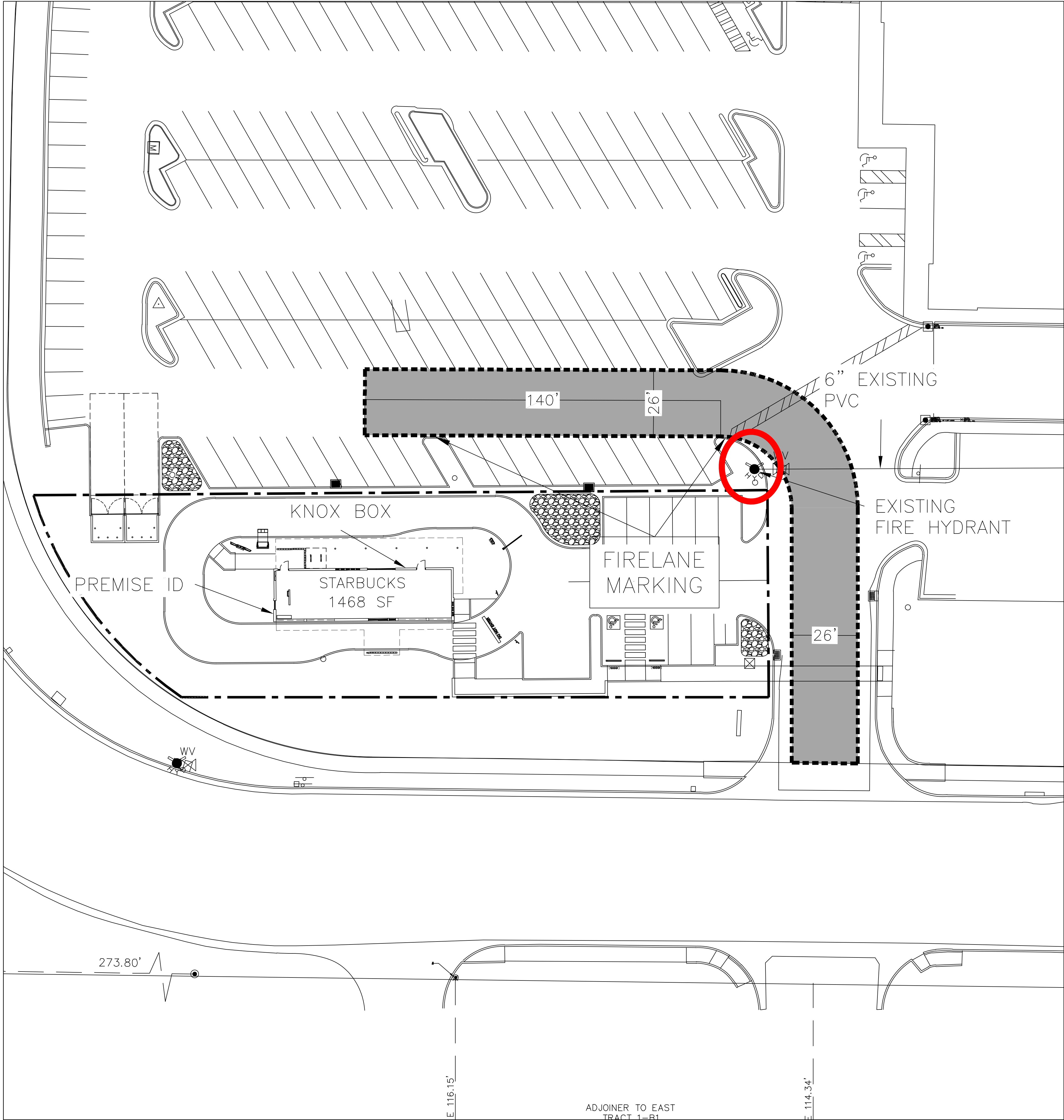
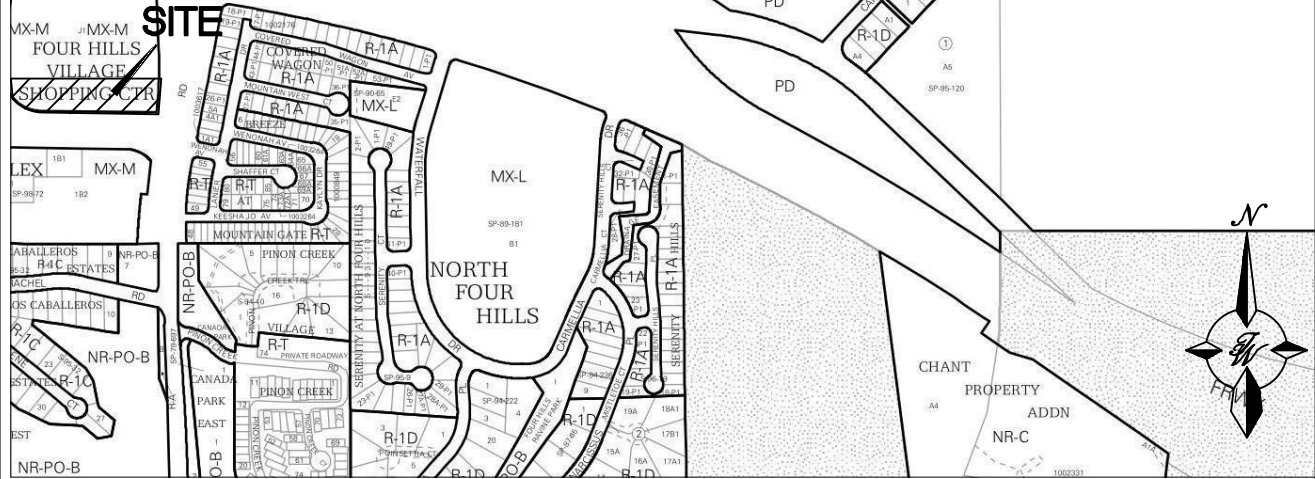




ALBUQUERQUE FIRE MARSHAL'S
DIVISION OFFICE PLANS
CHECKING DIVISION
PERMIT
PERMIT NUMBER: **FE-23-014753**
APPROVED DATE: **06/06/23**
APPROVED

THESE CONSTRUCTION DOCUMENTS WERE REVIEWED AND APPROVED BY THE
ALBUQUERQUE FIRE MARSHAL'S OFFICE IN ACCORDANCE WITH THE CITY
ORDINANCE, THE INTERNATIONAL FIRE CODE, AND NFPA STANDARDS. THIS
PERMIT IS VALID FOR 180 DAYS. FINAL INSPECTION IS REQUIRED.
FIRE FLOW: 1750 GPM, 1 1/2" HOSE, 1 1/2" NOZZLE, 100 FEET

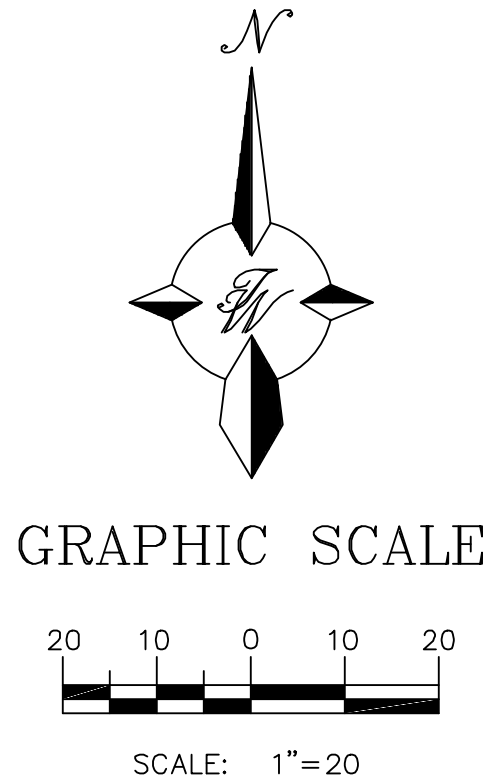


VICINITY MAP: L-23-Z

LEGAL DESCRIPTION:
TR J-1 REPL OF TRS F, H-1, J & UNPLATTED LAND FOUR HILLS
VILLAGE SHOPPING CENTER & APT COMPLEX CONT 7.9444 AC
+/- OR 346,058 SF +/-
TOTAL PROPERTY
21,500 S.F.
.49 ACRES
Max. Building Footprint= 1468 SF
Occupancy Type = A-2
Construction Type = V-B
Non-Sprinklered System in Bldg
Fire-Flow = 1,500 gpm

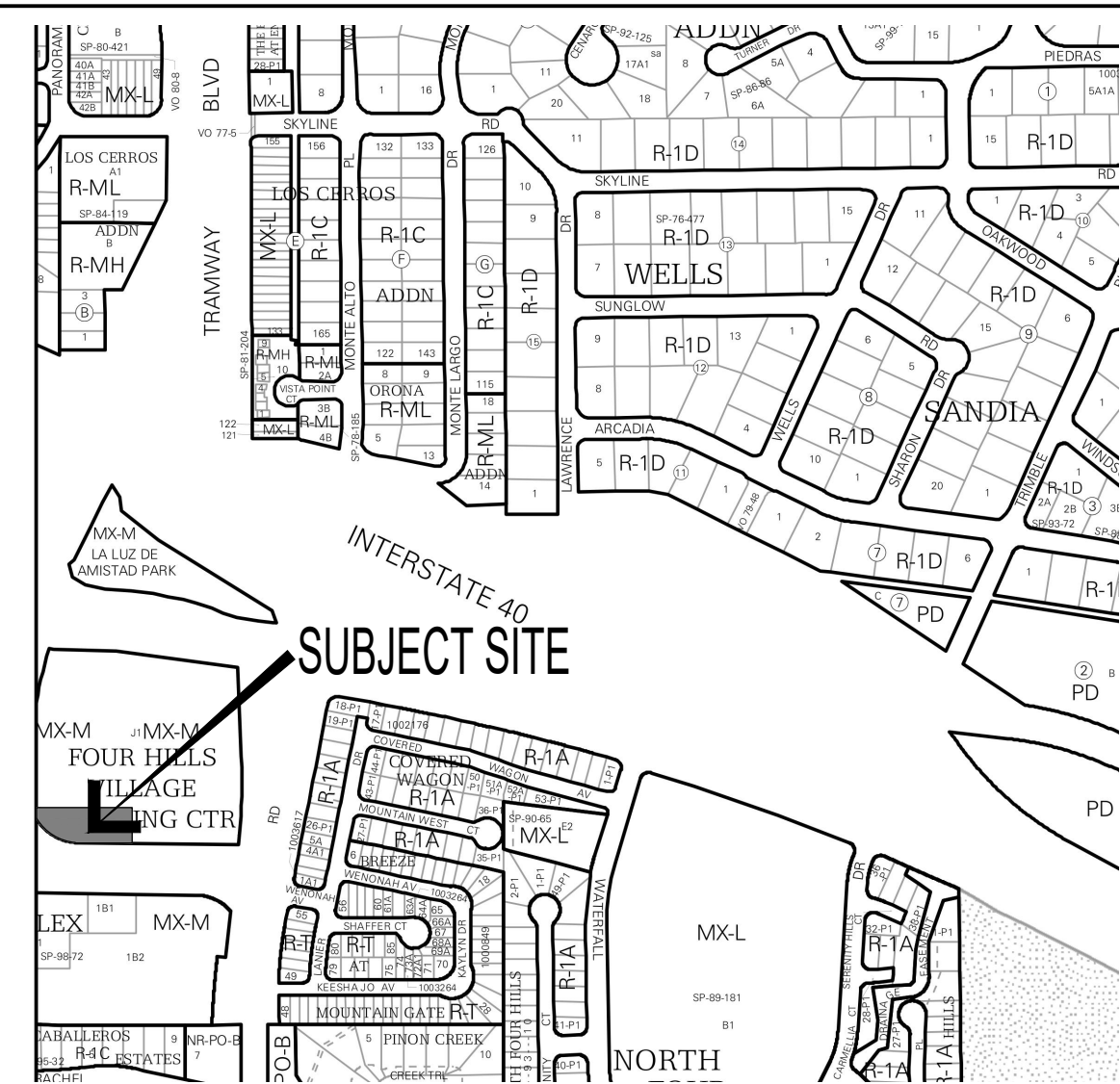
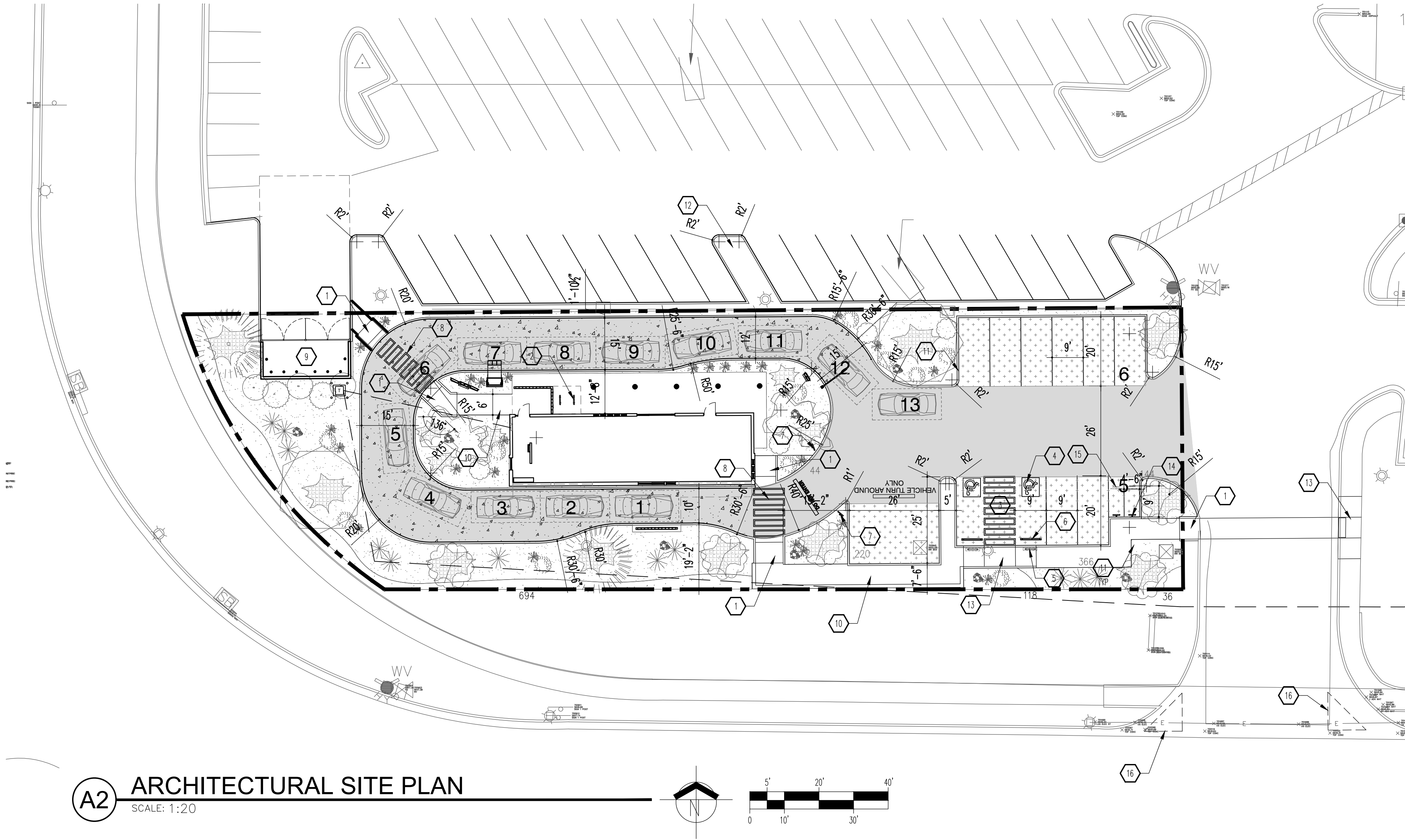
- NOTES**
- ON SITE FIRE LANE ROAD SHALL BE MARKED ON BOTH SIDES,
AS DIRECTED BY FIRE MARSHALL.
 - FIRE APPARATUS ACCESS ROADS SHALL NOT EXCEED 10 PERCENT
IN GRADE AND SHALL HAVE AN ALL WEATHER DRIVING SURFACE
CAPABLE OF SUPPORTING THE IMPOSED LOAD OF FIRE APPARATUS
WEIGHING AT LEAST 75000 LBS.
 - KEY BOX (KNOX BOX) SHALL BE MOUNTED BETWEEN 4 AND 6
FEET ABOVE GRADE AND SHALL BE ILLUMINATED.

LEGEND	
	CURB & GUTTER
	PROPERTY LINE
	BUILDING
	EXISTING CURB & GUTTER
	EXISTING BOUNDARY LINE
	FIRE ACCESS
	EXISTING HYDRANT
	FIRE MARKINGS



CAUTION
ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM
RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED
BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE
CONTRACTOR TO CONDUCT ALL NECESSARY FIELD
INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION,
TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND
OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY
CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH
AND APPROVED BY THE ENGINEER.

	STARBUCKS AT TRAMWAY ALBUQUERQUE, NM	DRAWN BY PB
		DATE 6-5-2023
FIRE ONE PLAN		DRAWING 2023047-F1
		SHEET # F1
		JOB # 2023047
	TERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	



VICINITY MAP
Zone Atlas Map L-23-Z
NTS

LEGAL DESCRIPTION: TRACT J-1-A AND J-1-B, FOUR HILLS VILLAGE SHOPPING CENTER AND APARTMENT COMPLEX, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO.

GENERAL NOTES

A. "G" SERIES SHEETS APPLY TO THE ENTIRE SET OF DRAWINGS.
B. INDICATED DIMENSIONS ARE TO FACE OF FINISH, UNLESS OTHERWISE NOTED.
C. PARKING AND ACCESSIBLE PAVEMENT MARKING AND STRIPING SHALL CONFORM TO THE NEW MEXICO COMMERCIAL BUILDING CODE SECTION 1110.3 #12.
D. LANDSCAPING AND SIGNAGE SHALL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBS BETWEEN 3' AND 8' TALL (AS MEASURED FROM THE CUTTER PLAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.

KEYED NOTES

1. CURBED RAMP: SEE A1/A1.1.
2. BIKE RACK: SEE B1/A1.2; TYPICAL OF (2).
3. HANDICAP PARKING: SEE A1/A1.2 AND A3/A1.2.
4. HANDICAP PAVEMENT MARKING: SEE A5/A1.2.
5. HANDICAP SIGNAGE: SEE B4/A1.2; TYPICAL OF (2).
6. WHEEL STOP: SEE B5/A1.2; TYPICAL OF (2).
7. "DO NOT ENTER" SIGNAGE: SEE B3/A1.2; TYPICAL OF (2).
8. WALKWAY PAVEMENT MARKING: SEE C5/A1.2.
9. REFUSE ENCLOSURE: SEE B2/A1.3.
10. SIDEWALK: SEE B3/A1.1.
11. CURB & CUTTER: SEE B1/A1.1.
12. PARKING ISLAND: SEE C3/A1.1.
13. TAPERED RAMP: SEE C1/A1.1.
14. MOTORCYCLE PARKING SIGNAGE: SEE B2/A1.2; TYPICAL OF (2).
15. "MOTORCYCLE PARKING": 12" HIGH x 4" WIDE PAVEMENT MARKING, WHITE IN COLOR.
16. DASHED LINE INDICATES 11' x 11' CLEAR SITE TRIANGLE.

GRAPHIC LEGEND

6" THICK NORMAL WEIGHT REINFORCED CONCRETE PAVING.

HEAVY DUTY: SEE A5/A1.3.

LIGHT DUTY ASPHALT: SEE A3/A1.3.

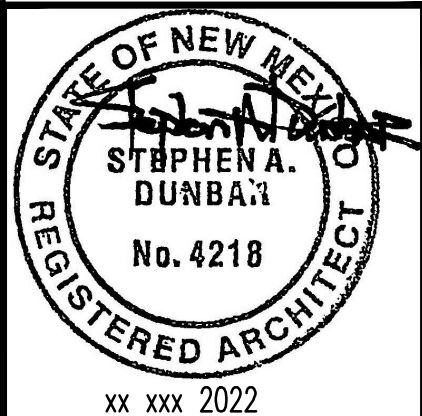
EASEMENTS

NO EASEMENTS AT IMMEDIATE SITE.

PARKING CALCULATION	
PARKING SPACES REQUIRED	PARKING SPACES PROVIDED
8 PER 1,000 CSF @ 1,310 CSF	(8) SPACES
PARKING SPACES REQUIRED FOR PATIO	PARKING SPACES PROVIDED
3 PER 1,000 CSF @ 725 CSF	(2) SPACES
MOTORCYCLE PARKING REQUIRED	
(1) REQUIRED	(2) SPACES
BICYCLE PARKING REQUIRED	
(1) REQUIRED	(4) SPACES

REV	DATE	BY	REVISION
1	25 Jun 2023	DEVIN NGUYEN	AS NOTED
2			
3			
4			
5			
6			
7			
8			
9			
10			

MODULUS ARCHITECTS
100 SUN AVENUE N.E., Ste 600
ALBUQUERQUE, NEW MEXICO 87109
PHONE (505) 338-1499 FAX (505) 338-1498



PROJECT TITLE		DRAWN BY:	
STARBUCKS - TRAMWAY		DTN	
200 TRAMWAY BLVD. NE		JOB NO.	
ALBUQUERQUE, NEW MEXICO 87123		SB-TRAMWAY	
PROJECT MANAGER		DEVIN NGUYEN	
SHEET TITLE		SITE PLAN	
DATE:		sheet-	
25 Jun 2023		AS101	
SCALE:		et.	
AS NOTED			