

# CITY OF ALBUQUERQUE

Planning Department  
Alan Varela, Director



Mayor Timothy M. Keller

February, 2025

Joe Simons, RA  
Simons Architecture PC  
PO Box 67408  
Albuquerque, NM 87193

[joe@simmonsarchitecture.com](mailto:joe@simmonsarchitecture.com)

**Re: Church Of Christ**  
**102 Camino De La Sierra NE 87123**  
**Traffic Circulation Layout**  
Engineer's Stamp 11/24/25 (L23D024)-TRANS-2025-00351

Dear Mr. Simons,

The TCL resubmittal received 2-10-26 is approved for Building Permit by Transportation. 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.

PO Box 1293

When the site construction is completed and an inspection for 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, and the TCL to the [ABQ-PLAN](#) for log in and evaluation by Transportation.

Albuquerque

NM 87103

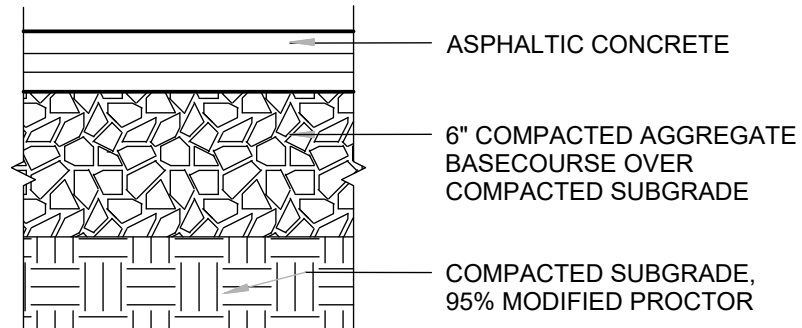
Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

[www.cabq.gov](http://www.cabq.gov)

Sincerely,

*Sertil A. Kanbar*

Sertil Kanbar, PhD, PE, CFM  
Sr. Engineer, Planning Dept.  
Development Review Services

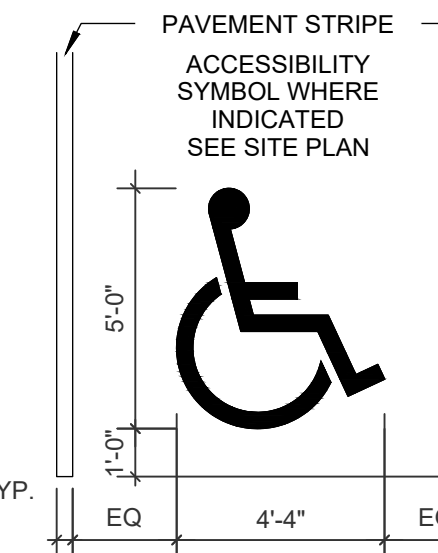


**PAVEMENT SECTION-TYP.**

1-1/2" = 1'-0"

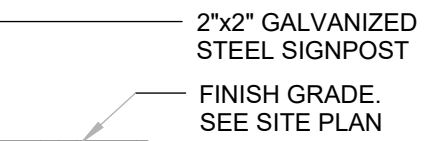
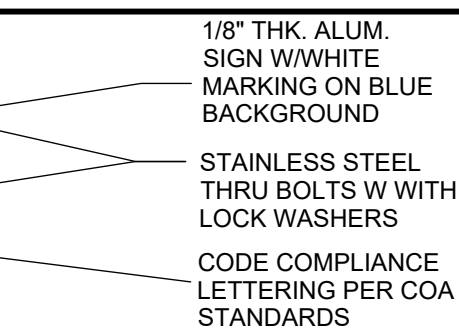
12" HIGH HELVETICA FONT LETTERS OR AS APPROVED BY ARCHITECT

**COMPACT**



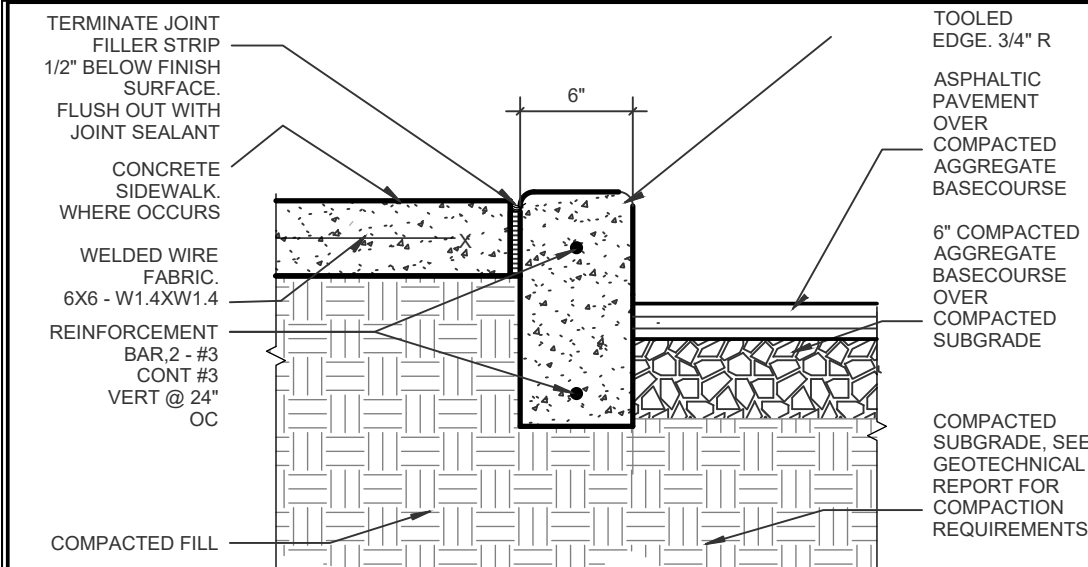
**STRIPING DETAIL**

1/4" = 1'-0"



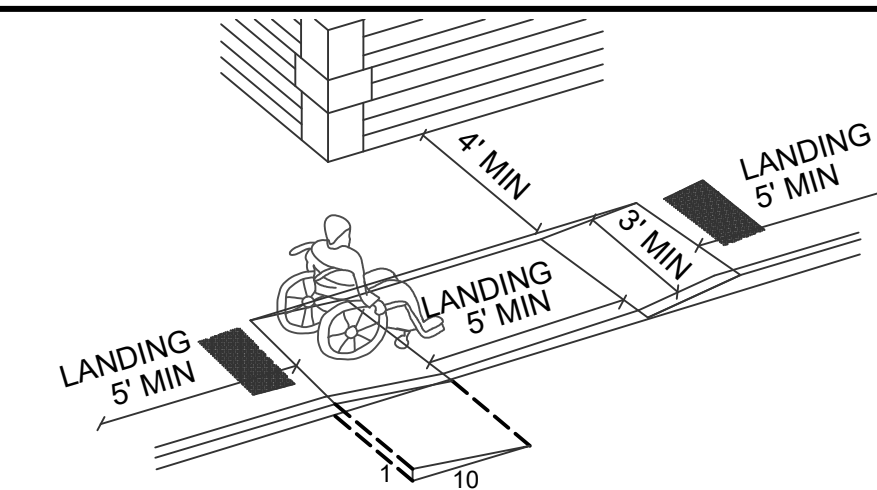
**ADA SIGNPOST DETAIL**

1/2" = 1'-0"



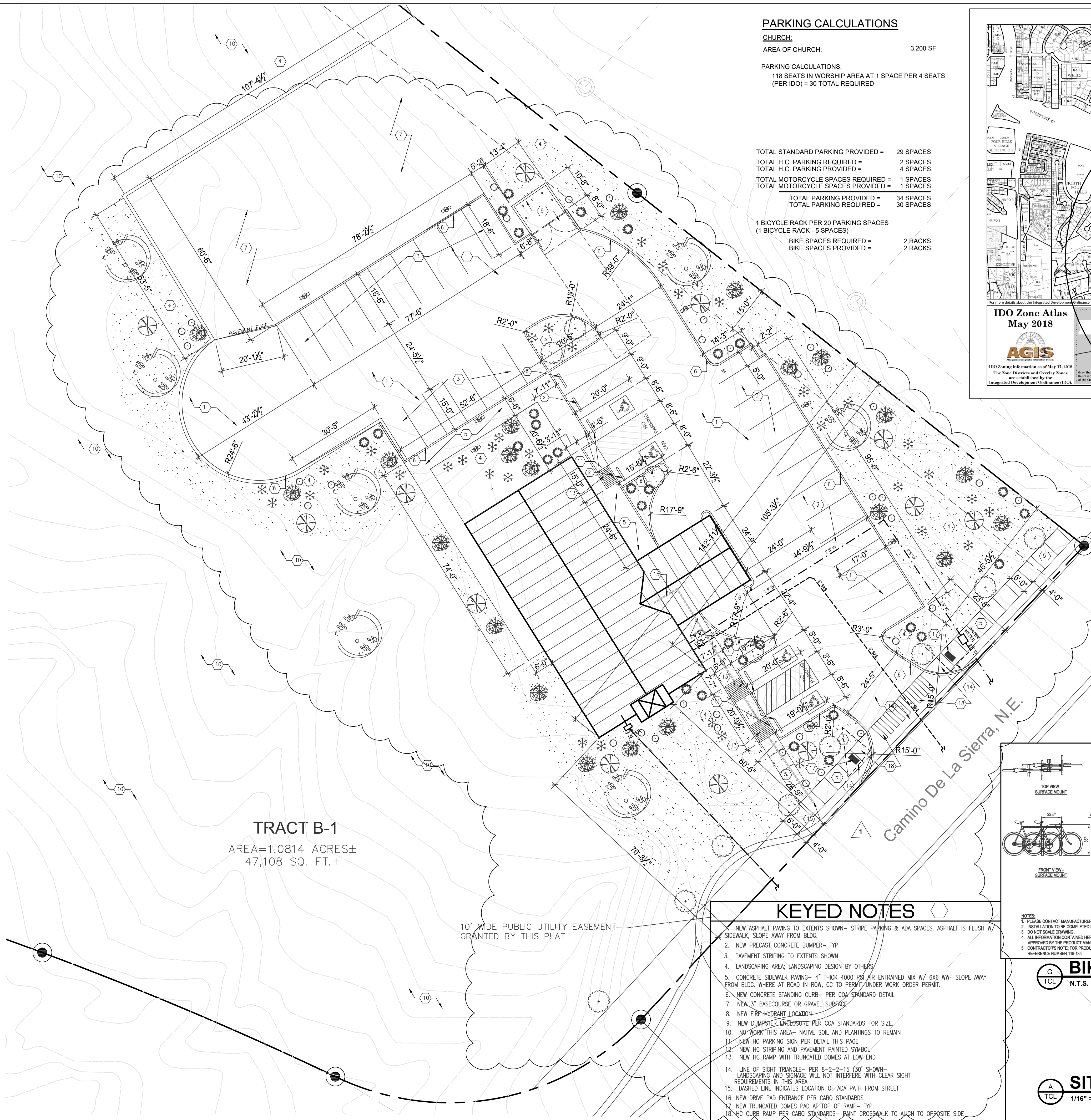
**STANDING CURB DETAIL**

1-1/2" = 1'-0"



**RAMP STANDARDS**

N.T.S.



**PARKING CALCULATIONS**

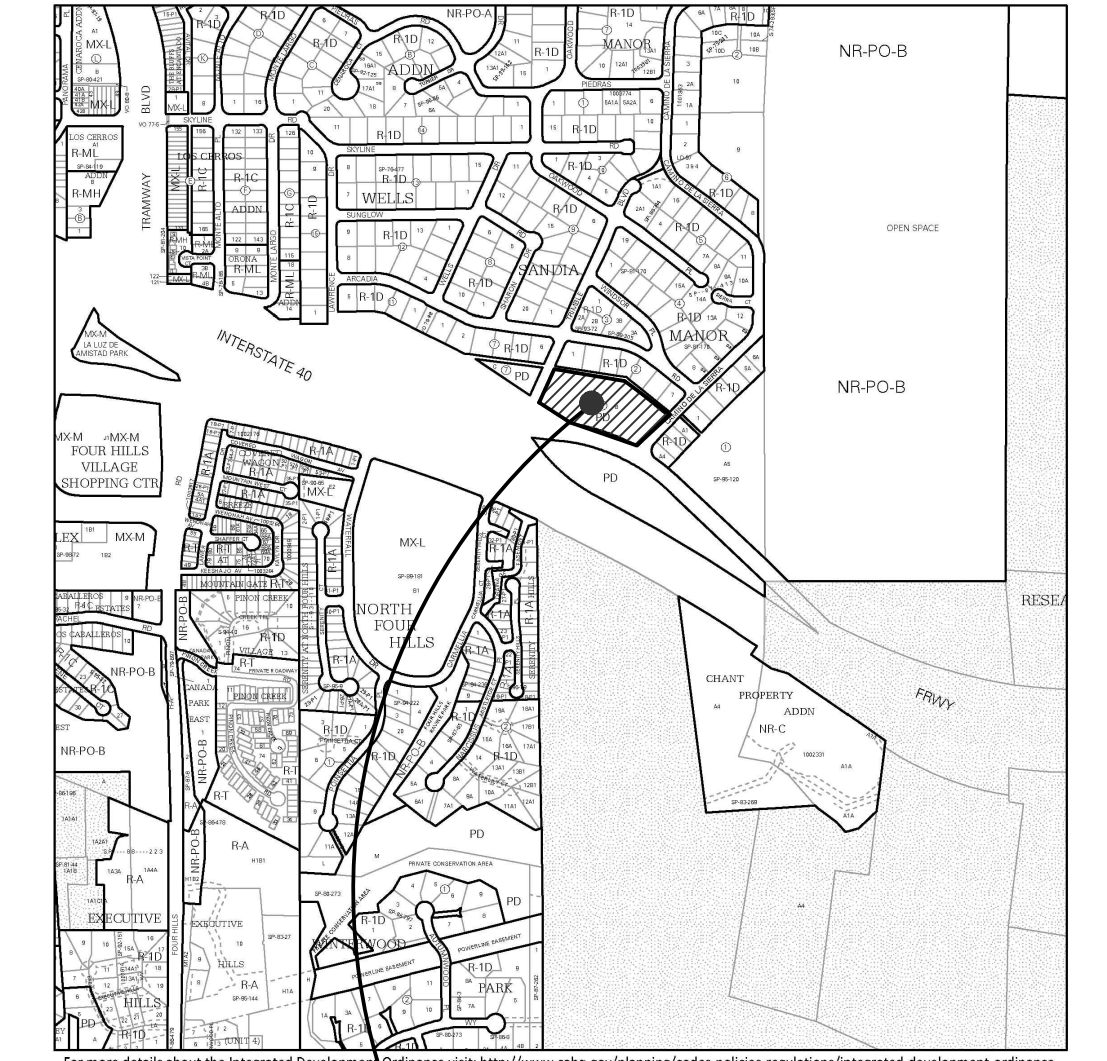
CHURCH:  
 AREA OF CHURCH: 3,200 SF

PARKING CALCULATIONS:  
 118 SEATS IN WORSHIP AREA AT 1 SPACE PER 4 SEATS  
 (PER IDO) = 30 TOTAL REQUIRED

TOTAL STANDARD PARKING PROVIDED = 29 SPACES  
 TOTAL H.C. PARKING REQUIRED = 2 SPACES  
 TOTAL H.C. PARKING PROVIDED = 4 SPACES  
 TOTAL MOTORCYCLE SPACES REQUIRED = 1 SPACES  
 TOTAL MOTORCYCLE SPACES PROVIDED = 1 SPACES

TOTAL PARKING PROVIDED = 34 SPACES  
 TOTAL PARKING REQUIRED = 30 SPACES

1 BICYCLE RACK PER 20 PARKING SPACES  
 (1 BICYCLE RACK - 5 SPACES)  
 BIKE SPACES REQUIRED = 2 RACKS  
 BIKE SPACES PROVIDED = 2 RACKS



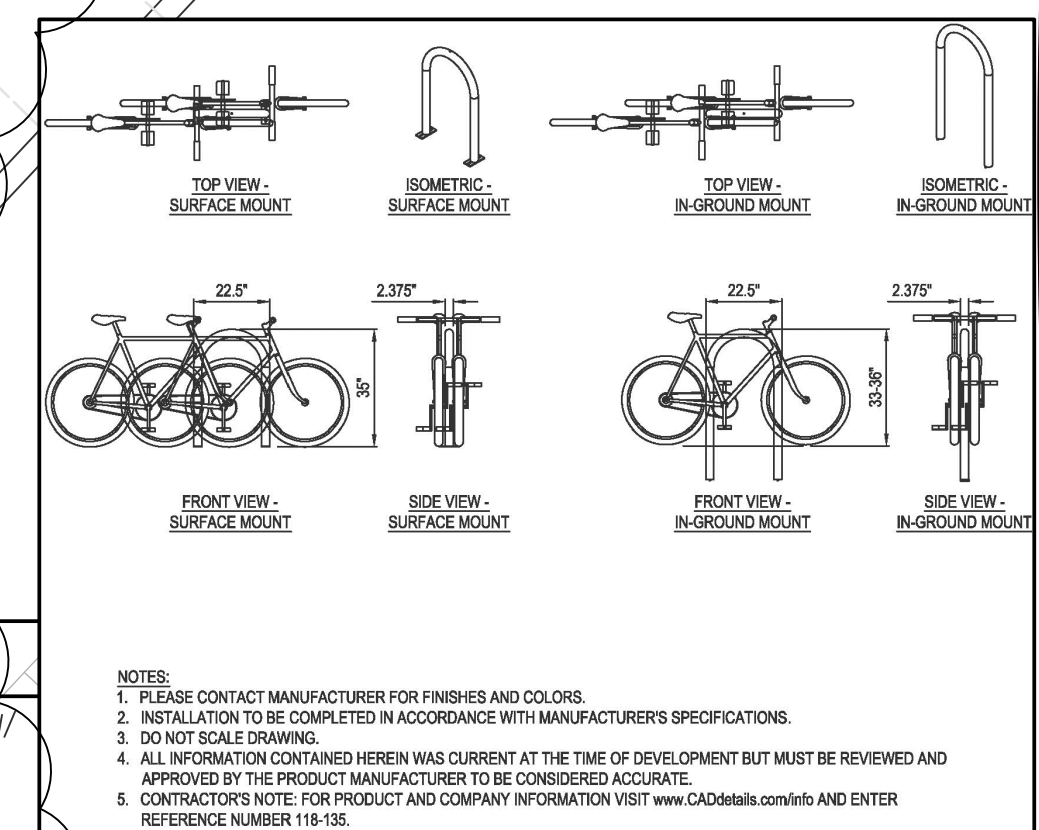
**PROJECT LOCATION**

**TRAFFIC CIRCULATION LAYOUT APPROVED**  
 Sertil A. Kanbar 2/10/2026  
 Signed Date

**NOTE THERE IS NO SIDEWALK ALONG CAMINO DE LA SIERRA TO CONNECT TO**

**KEYED NOTES**

- NEW ASPHALT PAVING TO EXTENTS SHOWN- STRIPE PARKING & ADA SPACES. ASPHALT IS FLUSH W/ SIDEWALK, SLOPE AWAY FROM BLDG.
- NEW PRECAST CONCRETE BUMPER- TYP.
- PAVEMENT STRIPING TO EXTENTS SHOWN
- LANDSCAPING AREA- LANDSCAPING DESIGN BY OTHERS
- CONCRETE SIDEWALK PAVING- 4" THICK 4000 PSI AIR ENTRAINED MIX W/ 6X6 WWF SLOPE AWAY FROM BLDG. WHERE AT ROAD IN ROW, GC TO PERMIT/UNDER WORK ORDER PERMIT.
- NEW CONCRETE STANDING CURB- PER COA STANDARD DETAIL
- NEW 3" BASECOURSE OR GRAVEL SUBBASE
- NEW FIRE HYDRANT LOCATION
- NEW DUMPSTER ENCLOSURE PER COA STANDARDS FOR SIZE
- NO WORK THIS AREA- NATIVE SOIL AND PLANTINGS TO REMAIN
- NEW HC PARKING SIGN PER DETAIL THIS PAGE
- NEW HC STRIPING AND PAVEMENT PAINTED SYMBOL
- NEW HC RAMP WITH TRUNCATED DOMES AT LOW END
- LINE OF SIGHT TRIANGLE- PER 8-2-2-15 (30' SHOWN)- LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGN REQUIREMENTS IN THIS AREA
- DASHED LINE INDICATES LOCATION OF ADA PATH FROM STREET
- NEW DRIVE PAD ENTRANCE PER CABO STANDARDS
- NEW TRUNCATED DOMES PAD AT TOP OF RAMP- TYP.
- HC CURB RAMP PER CABO STANDARDS- PAINT CROSSWALK TO ALIGN TO OPPOSITE SIDE

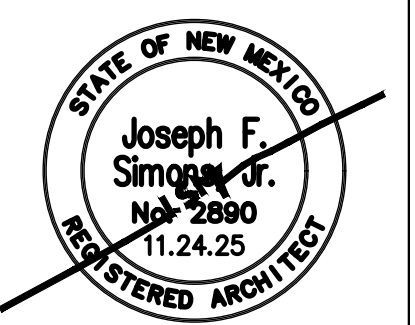


**BIKE RACK DTL.**

N.T.S.

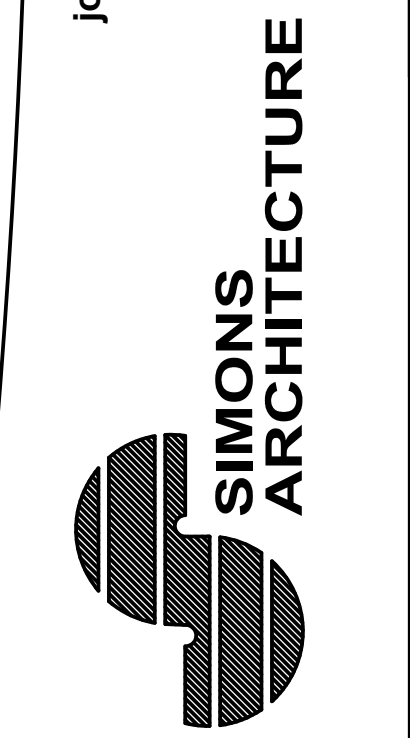
**SITE PLAN**

1/16" = 1'-0"



SIMONS ARCHITECTURE  
 4601 CUMBERLAND DR NW ALBUQUERQUE, NM 87122  
 TEL: 505.460.4796  
 FAX: 505.460.4798  
 WWW: SIMONSARCHITECTURE.COM

Joseph F. Simons Jr., AIA  
 NM LIC 002890  
 P.O. Box 67408  
 Albuquerque, NM 87193-7408  
 Joe@simonsarchitecture.com

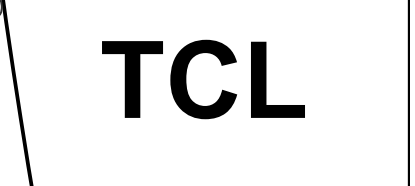


CHURCH OF CHRIST  
 102 CAMINO DE LA SIERRA NE  
 ALBUQUERQUE, NM 87123  
 BERNALILLO COUNTY

JOB NUMBER  
 COC-001  
 DATE  
 11.24.25

REVISIONS  
 1 02.09.26

DESIGNED & DRAWN BY  
 JFS



Owner Name: VERMONT HILLS PROPERTIES LLC  
 Owner Address: 4601 CUMBERLAND DR NW ALBUQUERQUE, NM 87122  
 Uniform Property Code (UPC): 102305630037010101