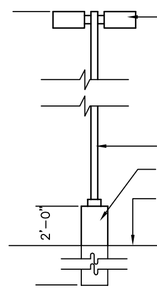
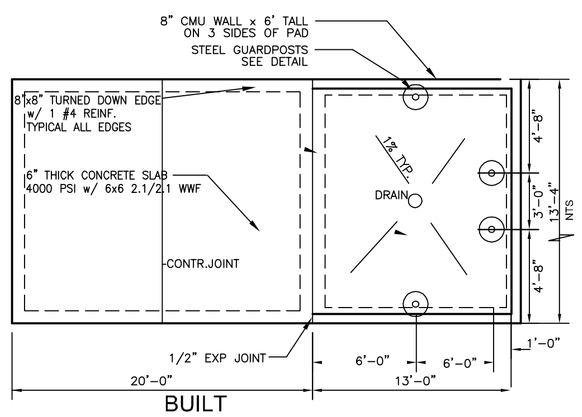
NOTES

KEYED

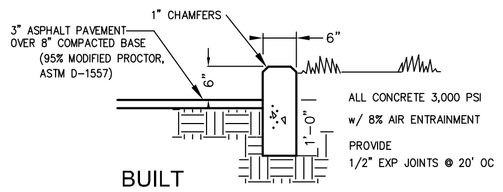
1. THERE ARE NO EXISTING BUILDINGS ON-SITE. ALL BUILDINGS ARE PROPOSED.
2. ALL LIGHTING SHALL COMPLY WITH THE STANDARDS OF ART. 14-16-3-9, AREA REGULATIONS OF THE CITY INTEGRATED DEVELOPMENT ORDINANCE AND THE SITE PLAN FOR SUBDIVISION DESIGN STANDARDS.
3. ROOF-MOUNTED MECHANICAL EQUIPMENT SHALL BE SCREENED.
4. THE MECHANICAL SYSTEMS (HEATING AND COOLING) AND BUILDING ENVELOPE (WALLS, ROOF, AND WINDOWS) SHALL BE DESIGNED AND MAINTAINED TO PROMOTE THE EFFICIENT USE OF ENERGY.
5. STORM WATER HARVESTING MEASURES. USING CURB CUTS WILL ROUTE RUNOFF THRU DEPRESSED LANDSCAPING, INCLUDING "FIRST" FLUSH CONTAINMENT IN STORM WATER QUALITY POND.
6. ALL SCREENING AND VEGETATION SURROUNDING GROUND-MOUNTED TRANSFORMERS AND UTILITY PADS SHALL ALLOW 10 FEET OF CLEARANCE IN FRONT OF THE EQUIPMENT DOOR AND 5-6 FEET OF CLEARANCE ON THE REMAINING THREE SIDES FOR SAFE OPERATION, MAINTENANCE, AND REPAIR PURPOSES.
7. PNM COORDINATION: DEVELOPMENT SHALL ABIDE BY ALL CONDITIONS OR TERMS OF UTILITY EASEMENTS PRIOR TO DEVELOPMENT. CONTACT SHALL BE MADE TO PNM'S NEW SERVICE DELIVERY DEPARTMENT TO COORDINATE ELECTRIC SERVICE AND OPTIONS FOR THE LOCATION OF ELECTRIC SERVICE CONNECTION.
8. ALL SIDEWALKS, RAMPS (INCLUDING REQUIRED TRUNCATED DOMES) CURB CUTS, AND CURB AND GUTTER LOCATED WITHIN CITY RIGHT-OF-WAY SHALL BE BUILTY PER C.O.A. STANDARD DRAWINGS-SIDEWALK (2430), RAMPS (2440), CURB CUTS (2426), CURB AND GUTTER (2415A).
9. ALL DIMENSIONS ARE TO FACE OF CURB UNLESS NOTED OTHERWISE (UNO). ALL NOSE CURB RADII ARE 3 FEET, UNO.
10. THIS SITE IS WITHIN THE AIRPORT OVERLAY ZONE, THEREFORE: 10 DECIBEL REDUCTION OVER THE INDUSTRY STD MUST BE PROVIDED DURING CONTRUCTION, INCLUDING PROVISION OF AIRPORT HAZARD INSURANCE.
11. LANDSCAPING & SIGNAGE SHALL NOT INTERFERE WITH CLEAR SITE REQUIREMENTS. 3'-8' HEIGHT ABOVE GROUND SHALL REMAIN CLEAR OF VISUAL OBSTRUCTION.
12. THIS PLAN COMPLIES WITH CRIME/SECURITY RECOMMENDATIONS AS OUTLINED IN APD INTEROFFICE MEM. DATED 1/21/20.
13. ADAAG COMPLIANT HANDICAP RAMP PER ISOMETRIC THIS SHEET.
14. ADA ACCESS AISLES SHALL HAVE "NO PARKING" PAINTED AT REAR OF STALL. MIN. 1' TALL, 2" WIDE LETTERS PER 66-1-4.1.B NMSA1978.
15. THE ABCWUA (Water Utility Authority) REQUIRES THE CONTSTRUCTION OF A NON-POTABLE WATERLINE (4" DIA) THROUGH THE COA WORK ORDER PROCESS, ALONG THE FLIGHTWAY AVE. FRONTAGE.
16. **LANDFILL MITIGATION: SEE INTERA, INC. PLAN DATED, 1/8/21, "UTILITY TRENCH PLUG-VENT DETAIL". INSPECTION REQUIRED BY LANDFILL GAS ENGINEER**
17. PATIO & LOUNGE SHALL BE EXPOSED AGGREGATE WITH LIGHT SANDBLAST, OR AN INTEGRAL FINISHING.



POLE LIGHT FIXTURE DETAIL

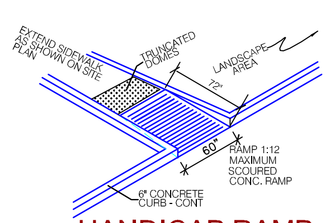


BUILT
REFUSE ENCLOSURE PLAN
RELATIVE SCALE, UNO

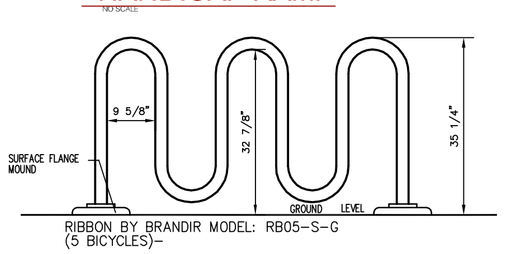


BUILT
CONCRETE HEADER CURB
NTS

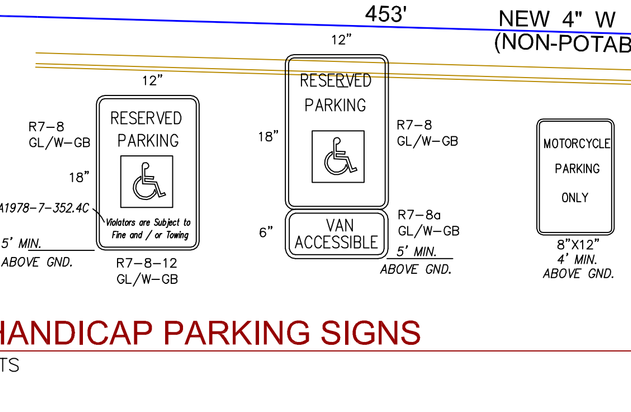
EXAMPLE FOR SIGN ONLY



HANDICAP RAMP



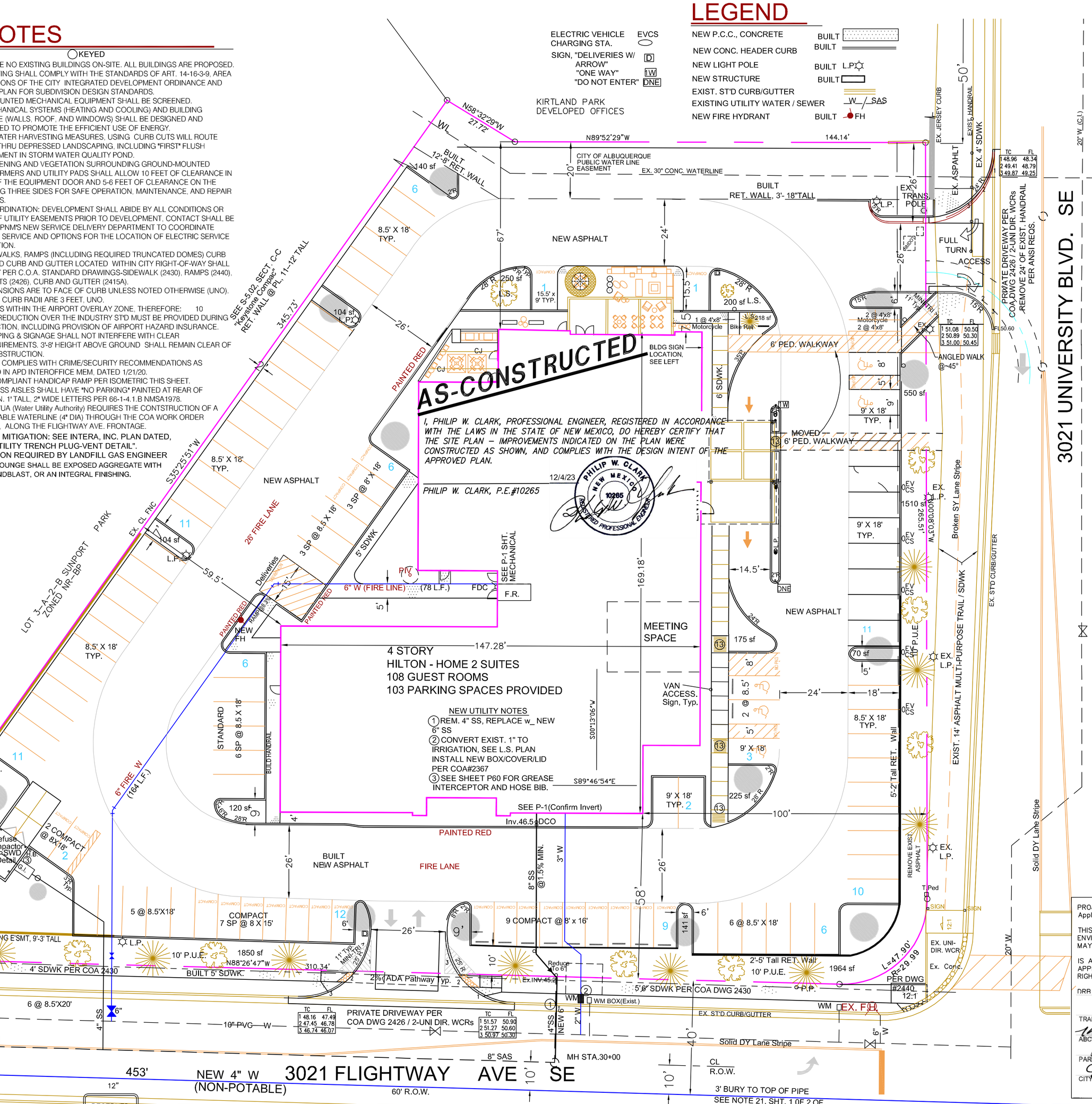
BIKE RAIL
NO SCALE

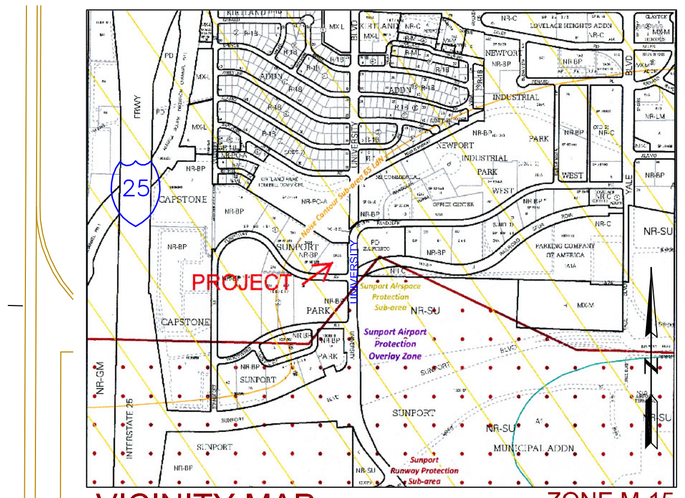


HANDICAP PARKING SIGNS
NTS

LEGEND

ELECTRIC VEHICLE CHARGING STA.	EVCS	NEW P.C.C., CONCRETE	BUILT
SIGN, "DELIVERIES W/ ARROW"	D	NEW CONC. HEADER CURB	BUILT
"ONE WAY"	1W	NEW LIGHT POLE	BUILT L.P.
"DO NOT ENTER"	DNE	NEW STRUCTURE	BUILT
		EXIST. ST'D CURB/GUTTER	
		EXISTING UTILITY WATER / SEWER	W / SAS
		NEW FIRE HYDRANT	BUILT FH





VICINITY MAP

PROJECT DATA

BUILDING DATA

ZONED NR-BP GSF 67,500 BLDG FOOTPRINT 18,214, F.A.R.=0.22
TYPE V-A CONSTRUCTION - SPRINKLERED
FIRE FLOW REQUIRED 2375 GPM, 225' F.H. TO FARTHEST POINT
SETBACKS: 20' FRONT MIN. & 10' MIN. SIDE AND REAR

LEGAL DESCRIPTION

LOT 3-A-2-A, SUNPORT PARK
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

PROJECT BENCHMARK

TOP OF IRON WATER METER COVER (NE CORNER) MSL ELEVATION = 5153.82, AS TIED FROM ACS, I-25-30, NAVD 88, 5041.30 FEET.

TOPOGRAPHIC DESIGN SURVEY

PROVIDED BY ADVANTAGE SURVEYING, LLC, DATED APRIL 2019, AND SUPPLEMENTED SEPTEMBER, 2019 BY CCE.

LANDSCAPING REQUIREMENTS

TOTAL SITE AREA 1.88 AC.
LESS BLDG FOOTPRINT, 18214 SF
X 15% = 9552 SF; TOTAL SHOWN >10313 SF
- 25% SHRUBS & GRASSES
-< 10% GRASSES @ 4:1 MX.
-STREET TREES PER COA APPROVED LIST
2" CALIPER/OR 6' EVERGREEN @ 25' O.C.

PARKING SPACE REQUIREMENTS

108 RM HOTEL
103 SPACES PROVIDED (INCLUDES 5 ELECTRIC VEHICLE CHARGING STATIONS, AND 6 ON-STREET SPACES ALONG FLIGHTWAY)

PARKING SPACES REQUIRED, 97 SPACES (W/ 5 ELECTRIC VEH. CREDITED)
NOTE: 5% DEVIATION APPLIED TO 108 RMs
23 SMALL / COMPACT CAR SPACES
ADA ACCESSIBLE PROVIDED, 5 SPACES (Includes 2 Van Accessible))
MOTORCYCLE SP, 5
BICYCLE, 5

FIRE 1 - ALBUQ. FIRE RESCUE NOTES
-BUILDING HEIGHT, 58 FEET
- OCCUPANCY TYPE, 'R'
- ACCESS GRADE FOR APPARATUS <10%
- STANDPIPE SYSTEM SHALL BE INSTALLED W/IN THE BUILDING WHERE THE FLOOR LEVEL OF HIGHEST STORY IS >30' ABOVE THE VEH. ACCESS LEVEL
- PREMISE ID: ADDRESS TO BE PROVIDED PER FD ORD 505.1
- THE SPRINKLER & STANDPIPE CONNECTION SHALL BE A COMBINATION

Scale: 1" = 20'
20 0 10 20

PROJECT NUMBER: 2020-003199
Application Number: SI-2019-00424

THIS PLAN IS CONSISTENT WITH THE SPECIFIC AIRPORT MASTER DEVELOPMENT PLAN APPROVED BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC), INCLUDING THE INTEGRATED DEVELOPMENT ORDINANCE, DATED MAY 2018, WITH UPDATES.

IS AN INFRASTRUCTURE LIST REQUIRED? ( ) YES (X) NO IF YES, THEN A SET OF APPROVED DRC PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT-OF-WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

TRANSPORTATION DEVELOPMENT	02-12-21 DATE	ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
ABCWUA	02-11-20 DATE	SOLID WASTE MANAGEMENT	02.04.20 DATE
PARKS AND RECREATION DEPARTMENT	02-12-20 DATE	DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE
CITY ENGINEER	02-12-2020 DATE	CODE ENFORCEMENT, ZONING DIVISION	2-12-20 DATE

"The subject property is located near former landfills. Due to the subject property being near a former landfill, cetain precautionary measures may need to be taken to ensure the helath and safety of the public. Recommendations made by a professional engineer with expertise in landfills and landfill gas issues (as required by the most current version of the Interim Guidelines for Development within City Designated Landfill Buffer Zones) shall be consulted prior to development of the site."
SEE GEOTECH REPORT FOR BUFFER ZONE. See LFGA Report By (INTERA, Inc. 2020) and NOTE 16, This Sht.

LANDFILL GAS ENGINEER

r.1/30/20
12/10/19

PHILIP W. CLARK NEW MEXICO 10265 REGISTERED PROFESSIONAL ENGINEER

r.10/26/21

DRAWING INDEX

1. SITE PLAN - C101
2. LANDSCAPE PLAN - L001
3. CIVIL BASE COMPOSITE - C102
   - Approved Grading & Drainage Plan 12/14/19
   - Site Utility Plan
   - Fire 1 Plan, Approved Copy on File (19-000919)
4. BUILDING ELEVATIONS - A5.01

Clark Consulting Engineers
Edgewood, New Mexico 87015
Tele: (505) 281-2444 Cell/Txt: (505) 264-6042

DATE	REVISION
10/26/21	REV. NORTHSIDE PKG/CALCS
1/30/20	Addr.DRB com'ts.

LOT 3-A-2-A, BLOCK 1, SUNPORT PARK ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

ABQ AIRPORT LODGING, LLC

SITE DEVELOPMENT PLAN
For Building Permit

DESIGNED BY: PWC	DRAWN BY: CCE	JOB #: PATEL_H2SH	C 101
CHECKED BY: PWC	START DATE: 9/12/19	FILE #: G/D	