

# CITY OF ALBUQUERQUE



December 11, 2019

Xavier Nuno Whelan  
Design-X  
879 Silver Ave SW  
Albuquerque, NM 87102

**Re: 4Hg-LLC- Alteration Level 2**  
**10520 Research Rd SE**  
**Traffic Circulation Layout**  
Engineer's/Architect's Stamp 11-20-19 (M21D022)

Dear Mr.Whelan,

The TCL submittal received 12-10-2019 is approved for Building Permit. 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.

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, the TCL, and a completed Drainage and Transportation Information Sheet to front counter personnel for log in and evaluation by Transportation.

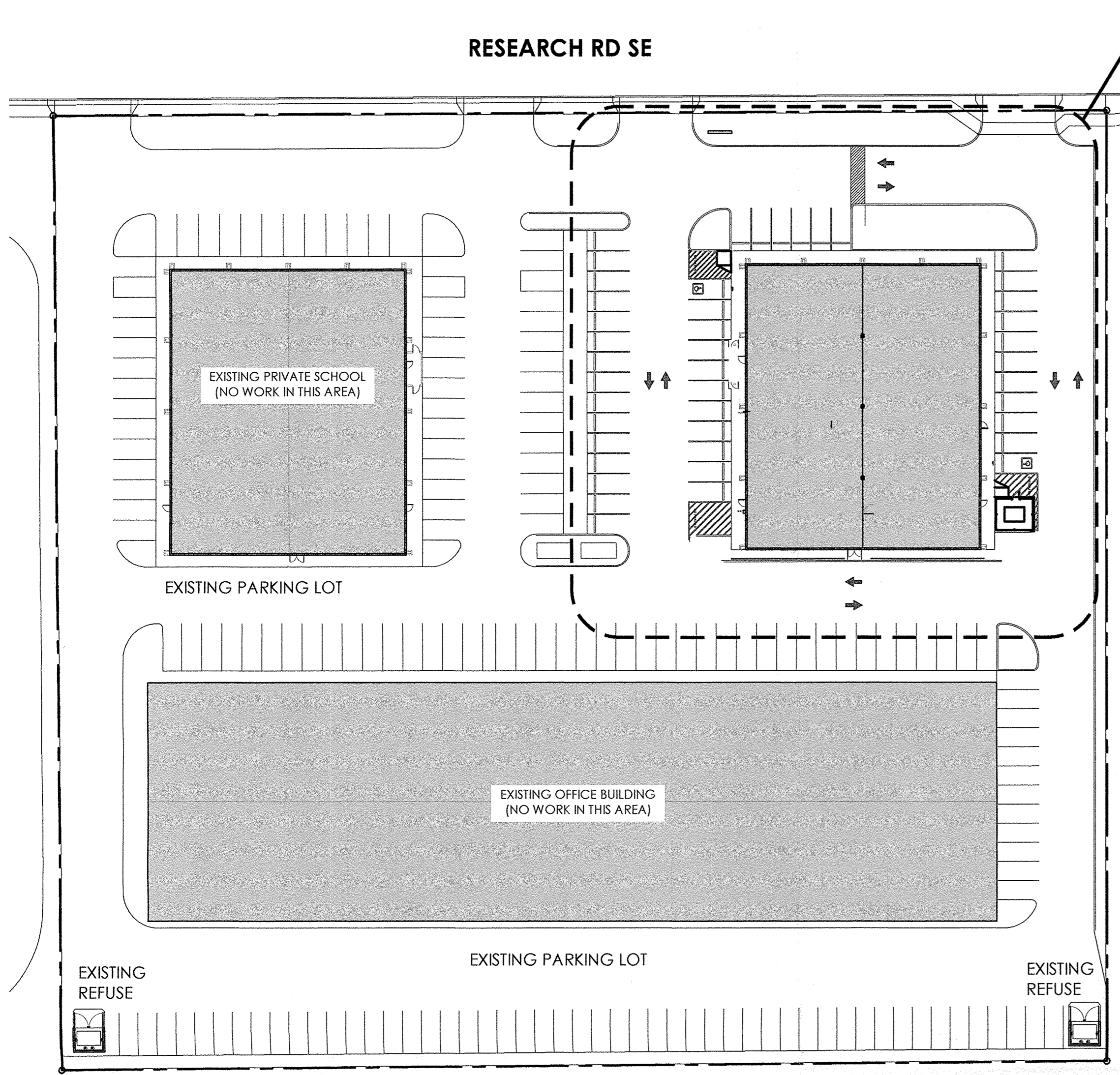
Once verification of certification is completed and approved, notification will be made to Building Safety to issue Final C.O. To confirm that a final C.O. has been issued, call Building Safety at 924-3690.

Sincerely,

Jeanne Wolfenbarger, P.E.  
Traffic Engineer, Planning Dept.  
Development Review Services

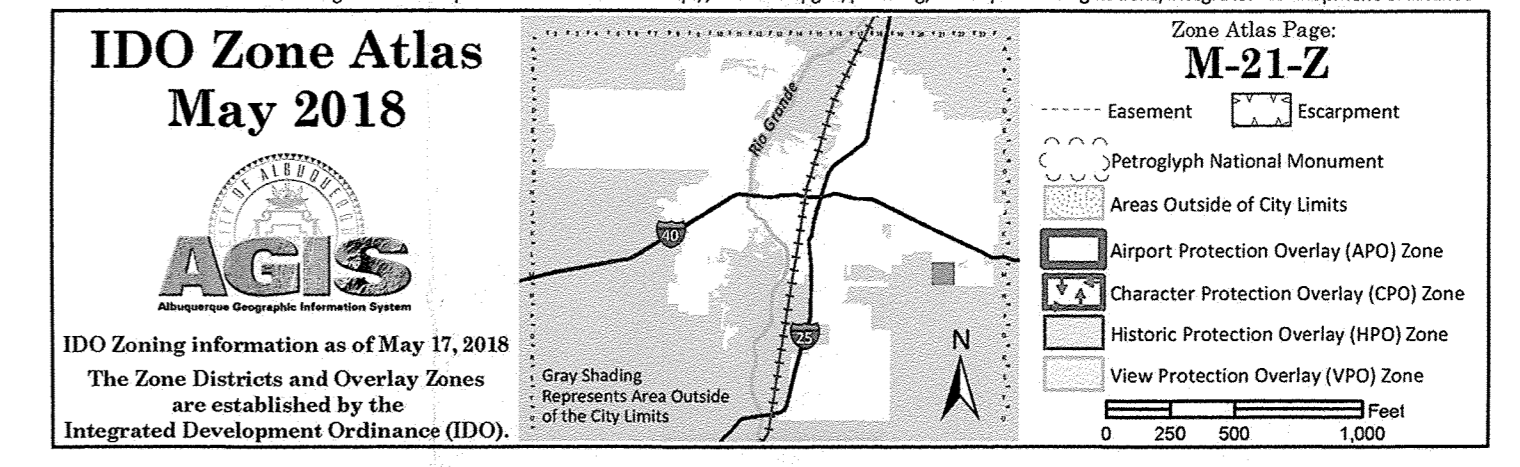
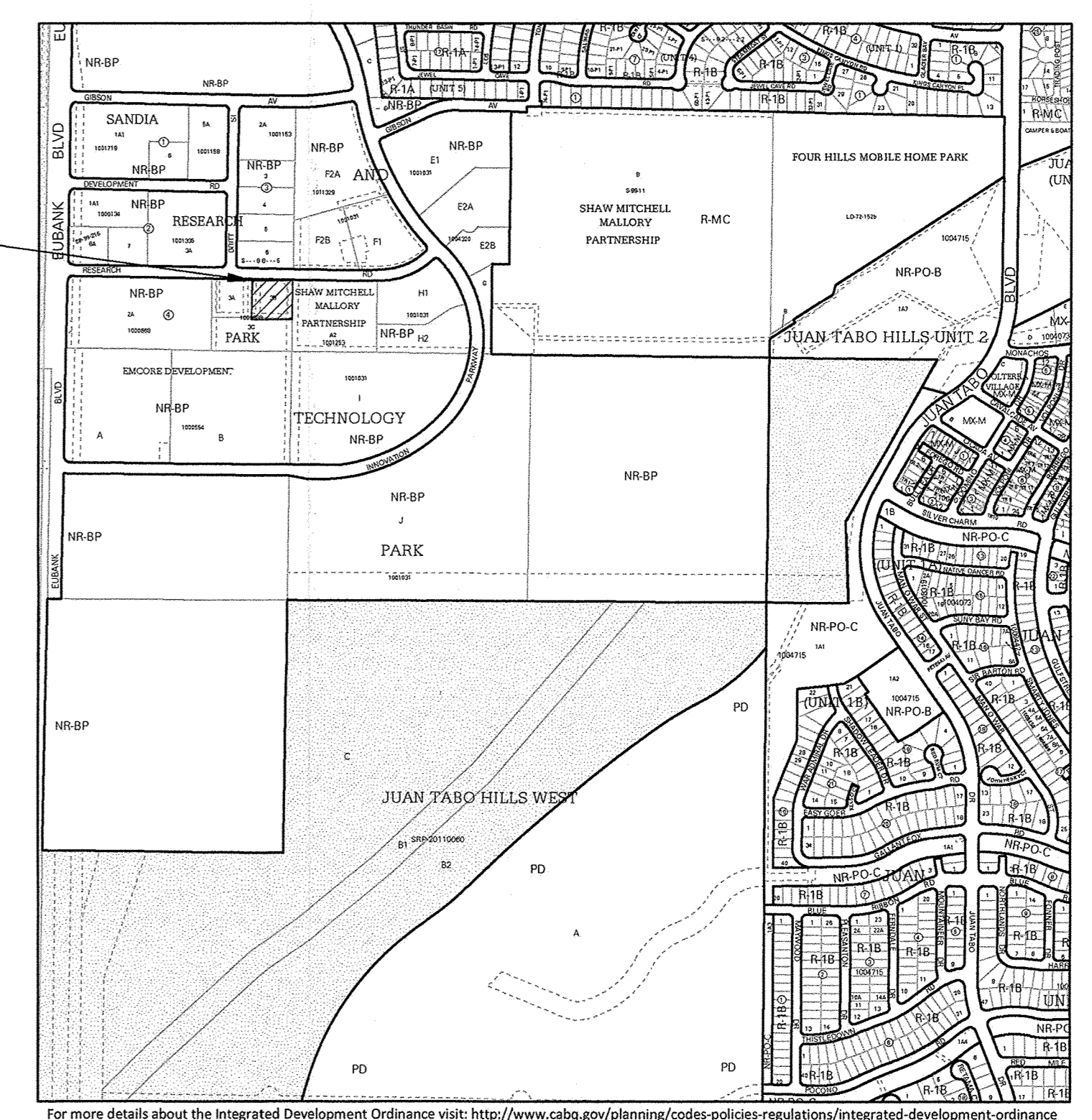
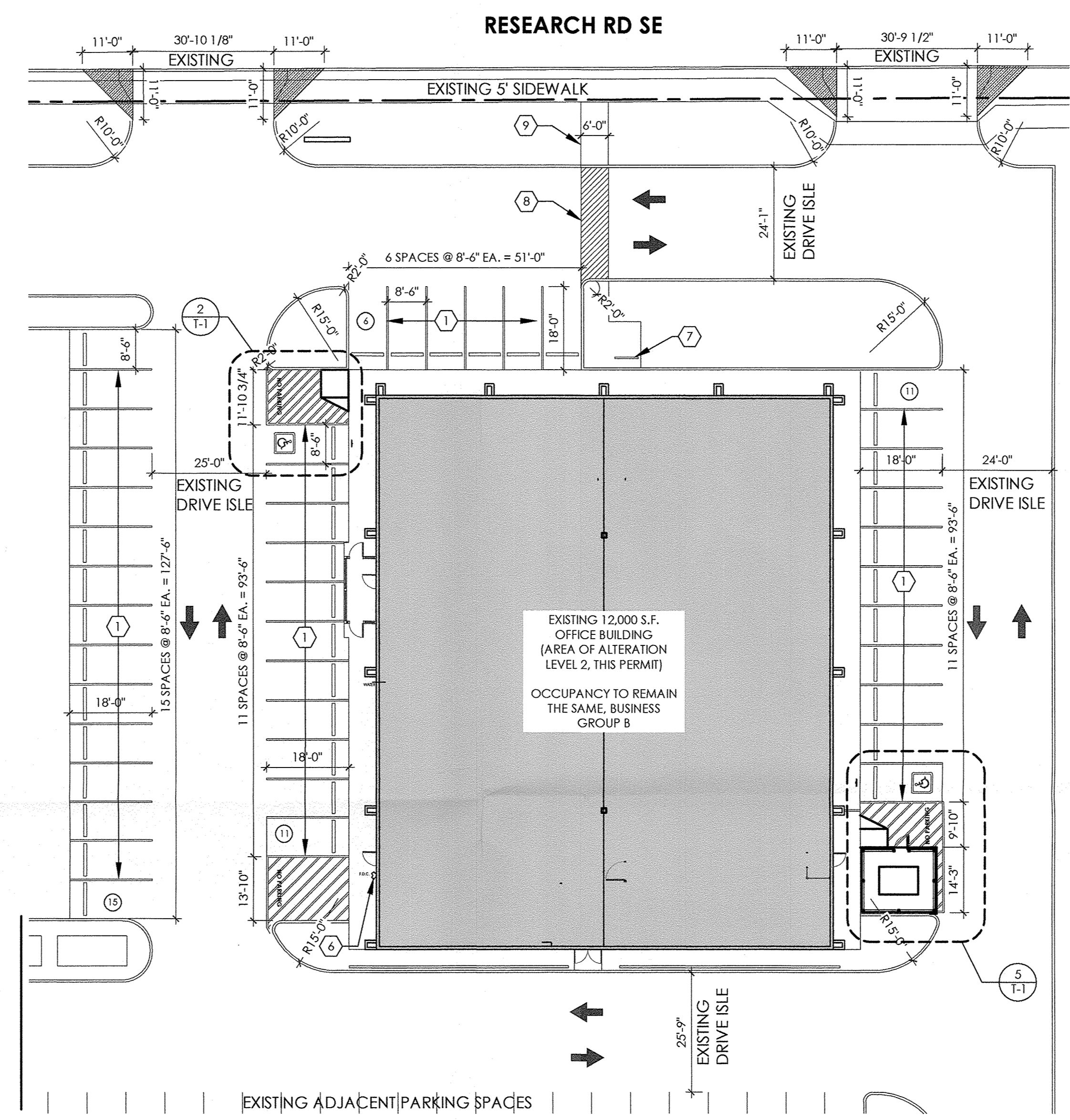
Mojgan Maadandar, E.I.  
Associate Engineer, Planning Dept.  
Development Review Services

\MM via: email  
C: CO Clerk, File



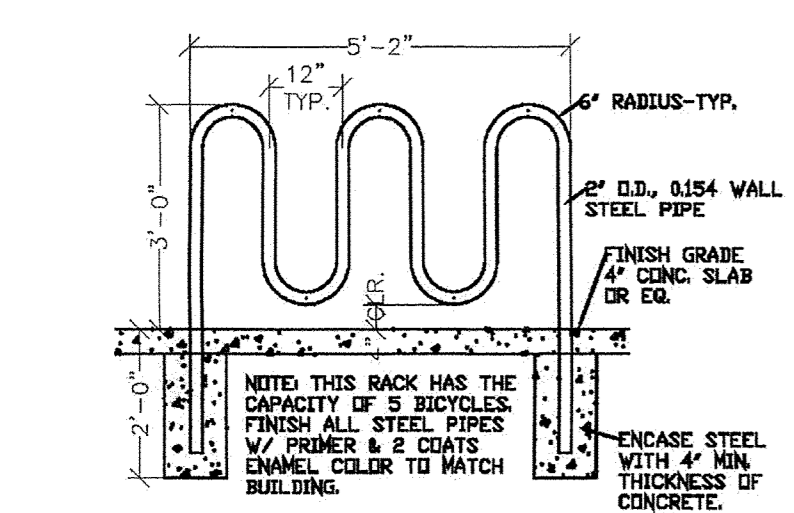
**TCL NOTES:**

1. ALL IMPROVEMENTS LOCATED IN THE RIGHT OF WAY MUST BE INCLUDED ON THE WORK ORDER
2. LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE
3. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.
4. REFUSE VEHICLE MANEUVERING SHALL BE CONTAINED ON-SITE. THE REFUSE VEHICLE SHALL NOT BACK INTO THE PUBLIC RIGHT AWAY. PROVIDE A COPY OF REFUSE APPROVAL.

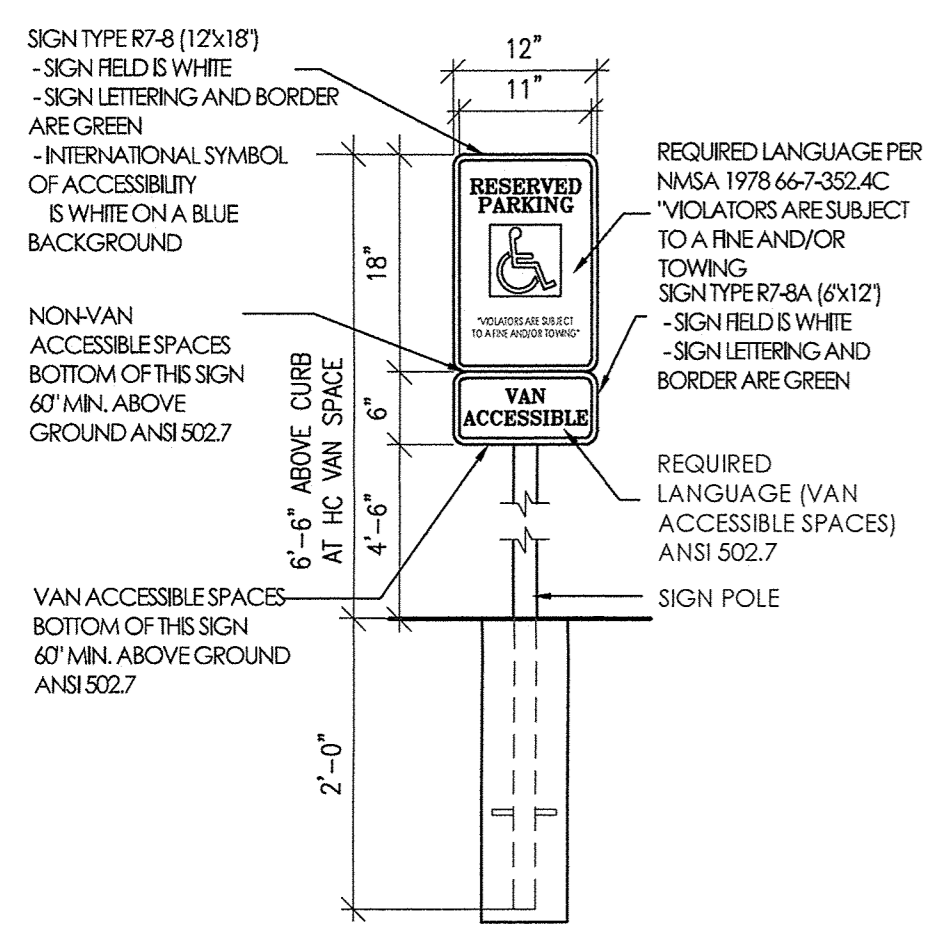


2 EXISTING OVERALL SITE PLAN  
1" = 40'-0"

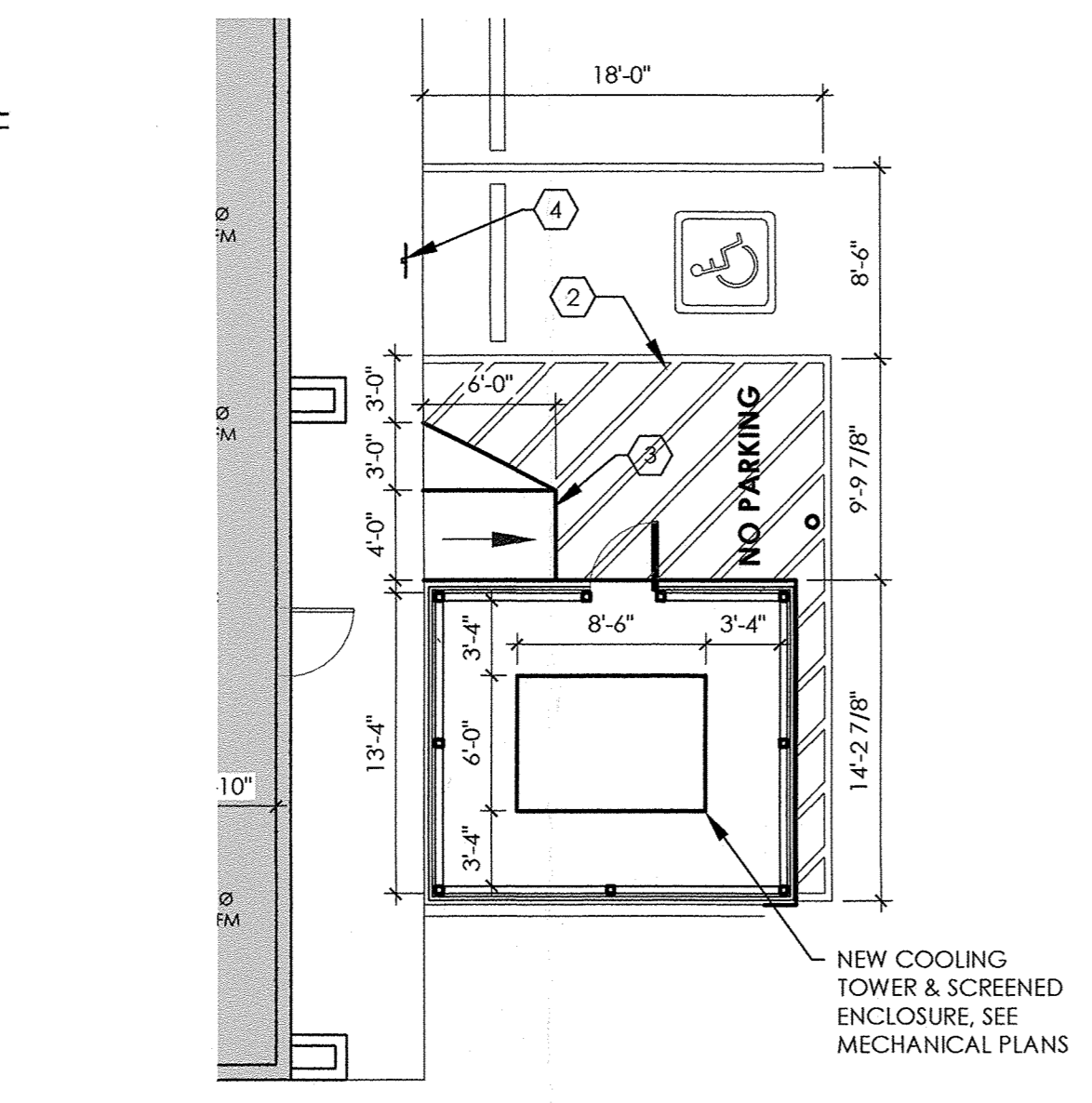
CITY OF ALBUQUERQUE  
"SOLID WASTE"  
MANAGEMENT DEPARTMENT  
APPROVED



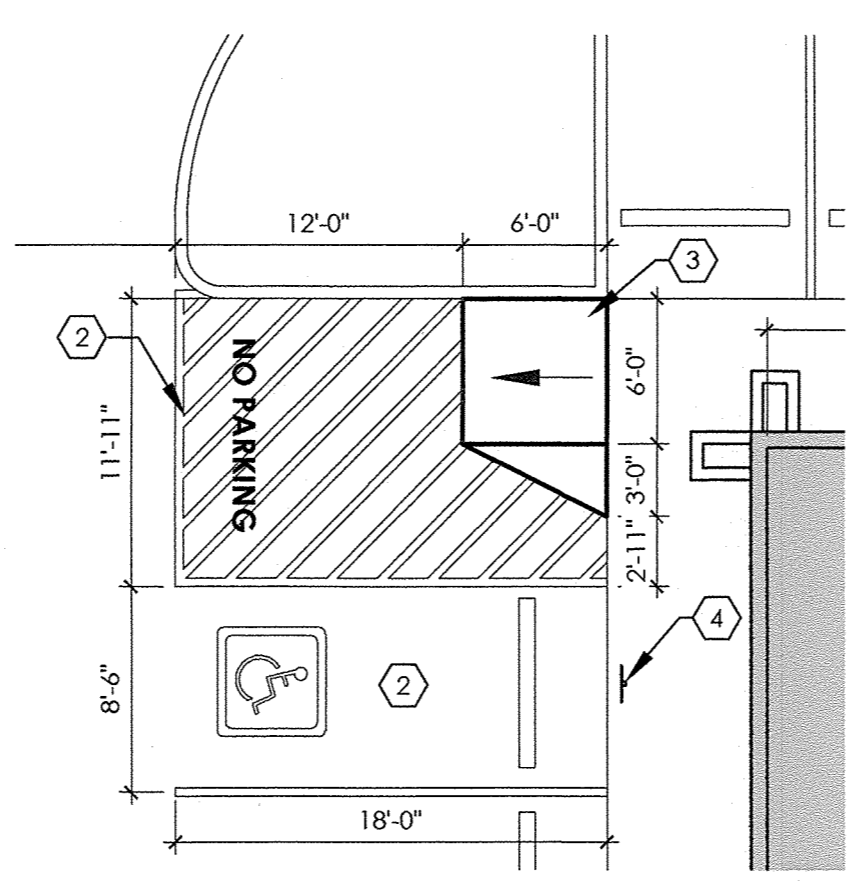
BIKE RACK DETAIL  
N.T.S.



3 H.C. PARKING SIGN  
3/4" = 1'-0"



5 NEW H.C. PARKING PLAN  
1/8" = 1'-0"



2 NEW H.C. PARKING PLAN  
1/8" = 1'-0"

PARKING CALCULATIONS	
PARKING REQUIRED: PER CABQ IDO PART 14-16-5; DEV. STANDARDS:	PARKING PROVIDED:
OFFICE = 3.5 SPACES / 1,000 SQ. FT. G.F.A.	43 SPACES PROVIDED INCLUDING 2 HANDICAPPED
12,000 SF x 3.5 = 42 SPACES REQUIRED	

- KEYED NOTES**
1. EXISTING PARKING STRIPING TO BE RE-DONE IN AREA OF WORK ONLY
  2. NEW ADA ACCESS ISLE TO HAVE THE WORDS "NO PARKING" PAINTED IN CAPITOL LETTERS EACH SHALL BE 1'-0" TALL AND 2" WIDE PLACED AT REAR OF PARKING SPACE
  3. NEW CONCRETE HANDICAPPED RAMP WITH MAXIMUM 1:12 SLOPE FROM EXISTING SIDEWALK TO ASPHALT
  4. NEW H.C. PARKING SIGN, DETAIL 3/C-1
  5. NEW 10'-0"W x 4'-0"H. MONUMENT SIGN. SEE DETAIL 4/C-1
  6. EXISTING FIRE DEPARTMENT CONNECTION AND ACCESS AISLE TO REMAIN
  7. BICYCLE RACK SEE DETAIL, THIS SHEET
  8. NEW 6'-0" WIDE STRIPED ACCESSIBLE PEDESTRIAN PATHWAY
  9. NEW 6'-0" WIDE CONCRETE SIDEWALK TO CONNECT TO EXISTING