

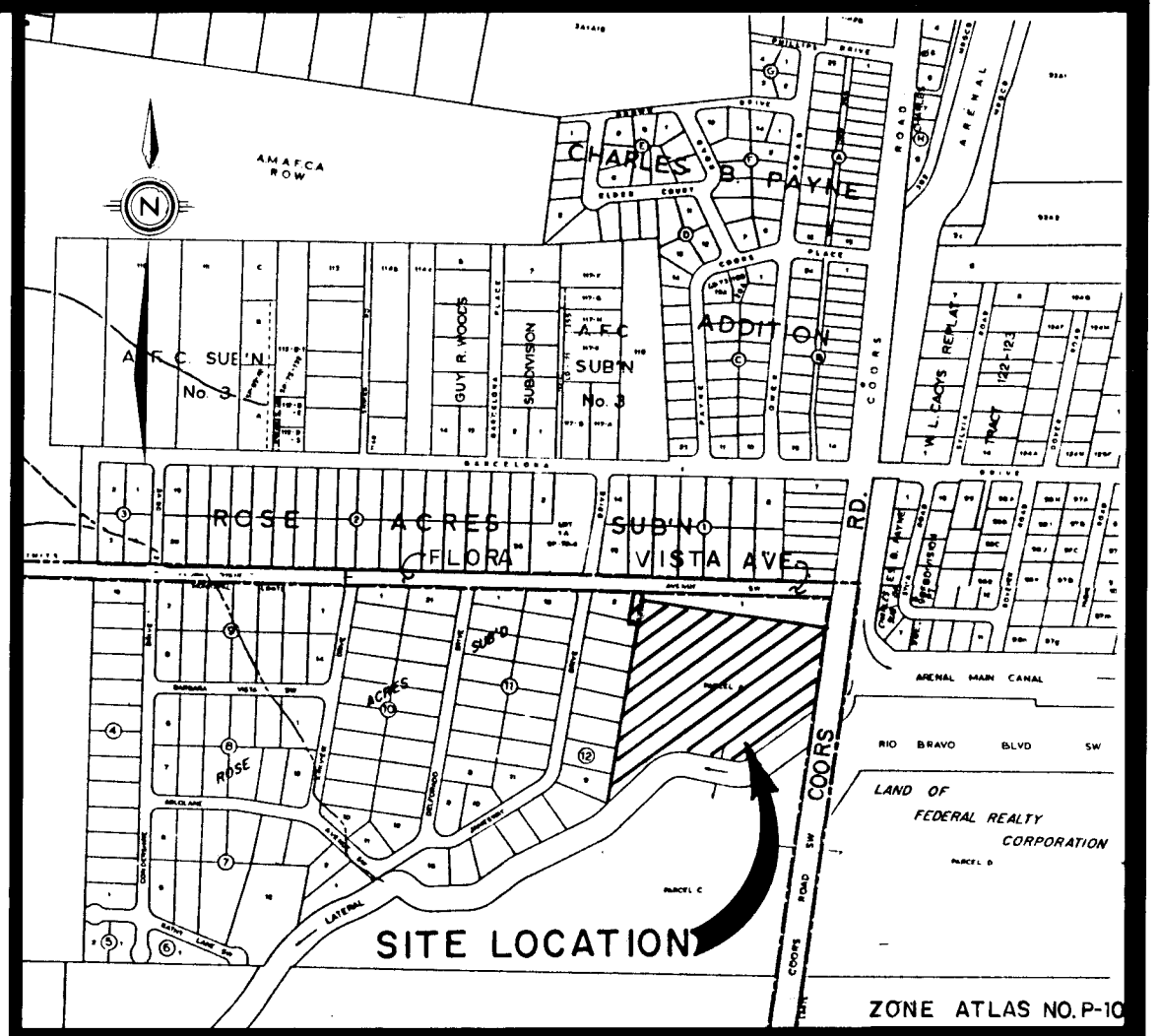
RIO BRAVO SQUARE CONSTRUCTION PLANS

IMPROVEMENTS FOR PUBLIC WATER SYSTEM AND PRIVATE SANITARY SEWER, STORM DRAIN, PAVING AND GRADING

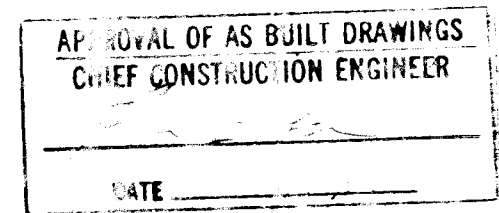
CITY OF ALBUQUERQUE, NEW MEXICO

INDEX TO SHEETS

SHEET NO.	DESCRIPTION
1.	TITLE SHEET
2.	PLATS OF GEOMETRY
3.	SITE DIMENSION PLAN
4.	GRADING AND PAVING PLAN
5.	UTILITY PLAN
6-6A	PUBLIC WATERLINE PLAN AND PROFILE
7.	PRIVATE UTILITY PROFILES AND MISC. DETAILS
8.	DETAILS
9.	TRAFFIC SIGNALIZATION AND STRIPING PLAN

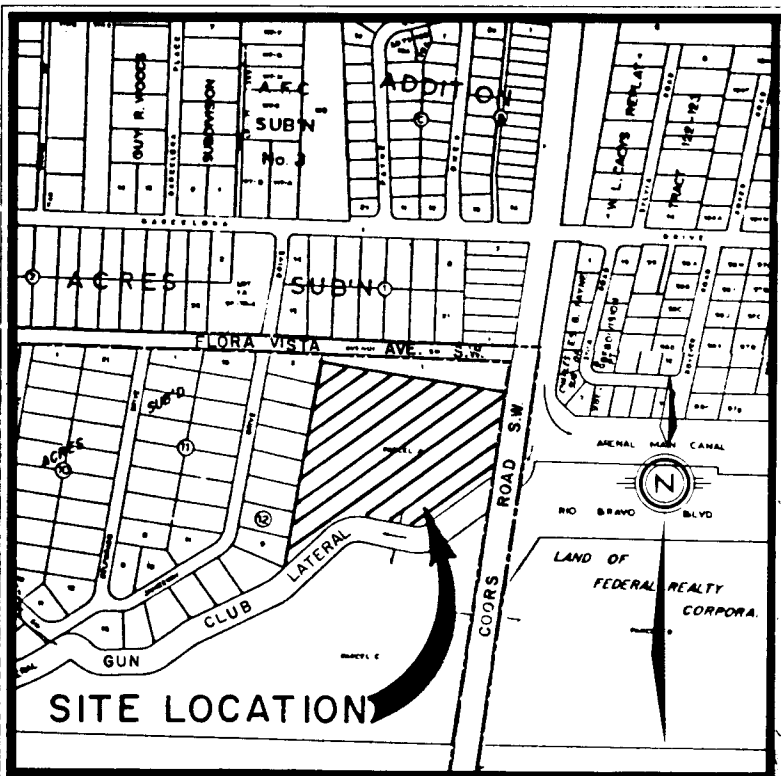


VICINITY MAP



26 37500190

REV.	SHEETS	CITY ENGINEER	DATE	USER	DEPARTMENT	DATE	USER	DEPARTMENT	DATE
ENGINEER'S SEAL				DATE: 4/89		community sciences corporation		APPROVED FOR CONSTRUCTION	
				SCALE: N/A				CITY ENGINEER	
				DESIGNED: M.K.S.				DATE: 11-30-89	
				DRAWN: T.S.O.					
PROJECT NO. 3750				JOB NO. 178-02-040		SHEET 1 OF 9			



NOTES:

1. THE PURPOSE OF THIS REPLAT IS TO DEDICATE AN ADDITIONAL 8 FEET OF RIGHT-OF-WAY ADJACENT TO COORS ROAD, S.W. AND TO GRANT WATERLINE EASEMENTS SHOWN HEREON.
2. BEARING BASE FOR THIS SURVEY IS THE "PLAT OF LANDS OF FEDERAL REALTY CORPORATION" FILED IN BK. C1, PG. 17. ROTATE BEARINGS 0°38'50" CLOCKWISE TO OBTAIN STATE PLANE GRID BEARINGS.
3. DISTANCES ARE GROUND DISTANCES.
4. UNLESS OTHERWISE SHOWN, ALL CORNERS SET WITH #5 REBAR AND CAP STAMPED L.S. 7270.
5. UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE USE OF:
 - A. THE PUBLIC SERVICE COMPANY OF NEW MEXICO, FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, AND OTHER EQUIPMENT AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE (10' P.U.E.).
 - B. THE GAS COMPANY OF NEW MEXICO FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS (10' GAS LINE EASEMENT).
 - C. MOUNTAIN BELL FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF ALL BURIED AND AERIAL COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND FEEDTALS AND CLOSURES (10' P.U.E.).
 - D. JONES INTERCABLE FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE (10' P.U.E.).

INCLUDED IS THE RIGHT OF INGRESS AND EGRESS FOR THE CONSTRUCTION AND MAINTENANCE AND THE RIGHT TO TRIM INTERFERING TREES AND SHRUBS. ALSO INCLUDED IS THE RIGHT TO INSTALL AND MAINTAIN SERVICE LINES.

DESCRIPTION

THAT CERTAIN PARCEL OF LAND BEING A PORTION OF "PARCEL A" OF THE "PLAT OF LANDS OF FEDERAL REALTY CORPORATION" IN BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN ON THE PLAT FILED IN MAP BOOK C1, FOLIO 17 IN THE OFFICE OF THE BERNALILLO COUNTY CLERK AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED, SAID CORNER BEING COINCIDENT WITH THE NORTHWEST CORNER OF "PARCEL A" AS THE SAME IS SHOWN ON THE AFORESAID PLAT, THENCE;

RUNNING WITH THE SOUTHERLY BOUNDARY OF ROSE ACRES SUBDIVISION, S83°48'00"E 739.25 FEET TO THE WESTERLY RIGHT OF WAY LINE OF COORS ROAD, S.W. AND THE NORTHEAST CORNER OF THE PARCEL HEREIN DESCRIBED, THENCE;

DEPARTING COORS ROAD, S.W. AND RUNNING WITH SAID NORTHERLY RIGHT OF WAY LINE OF THE "GUN CLUB" LATERAL FOR THE NEXT FIVE COURSES, S51°47'00"W 328.29 FEET TO A POINT OF CURVATURE, THENCE;

SOUTHWESTERLY 38.06 FEET ALONG THE ARC OF A CURVE BEARING TO THE RIGHT WITH A RADIUS OF 45.57 FEET AND A CENTRAL ANGLE OF 47°51'00" TO A POINT OF TANGENCY, THENCE;

N80°22'00"W 187.00 FEET TO A POINT OF CURVATURE, THENCE;

SOUTHWESTERLY 187.85 FEET ALONG THE ARC OF A CURVE BEARING TO THE LEFT WITH A RADIUS OF 193.06 FEET AND CENTRAL ANGLE OF 55°45'00" TO A POINT OF TANGENCY, THENCE;

S43°53'00"W 216.48 FEET TO THE SOUTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED, THENCE;

DEPARTING THE "GUN CLUB" LATERAL AND RUNNING WITH THE EASTERLY BOUNDARY OF ROSE ACRES SUBDIVISION, N07°07'00"E 825.14 FEET TO THE POINT OF BEGINNING, CONTAINING 9.8445 ACRES MORE OR LESS.

REPLAT OF
REMANANT PORTION OF PARCEL "A"
LANDS OF FEDERAL REALTY CORPORATION
TO

TRACT A, RIO BRAVO SQUARE

SITUATE WITHIN THE TOWN OF ATRISCO GRANT
"PROJECTED" SECTION 10, T9N, R2E, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
APRIL 1989

SUBDIVISION DATA RESERVED FOR COUNTY CLERK

SUBDIVISION CASE NO. DRB-89-241
GROSS SUBDIVISION ACREAGE 9.8445 AC
ZONE ATLAS INDEX NO. P-10
NO. OF EXISTING TRACTS 1
NO. OF TRACTS CREATED 1
MILES OF FULL-WIDTH STREETS CREATED N/A
MILES OF HALF-WIDTH STREETS CREATED N/A
DATE OF SURVEY NOV. 1988

APPROVALS

SUBDIVISION CASE NUMBER

CITY PLANNER/ALBUQUERQUE, BERNALILLO CO. PLANNING DIVISION DATE 5-16-89
PARKS AND RECREATION DEPARTMENT DATE 5-16-89
TRAFFIC ENGINEER, TRANSPORTATION DEPARTMENT DATE 5-16-89
CITY ENGINEER, ENGINEERING DIVISION DATE 5-16-89
ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY DATE 5-16-89
WATER UTILITIES DEPARTMENT DATE 5-16-89
CHIEF CITY SURVEYOR, ENGINEERING DIVISION DATE 5-16-89
PROPERTY MANAGEMENT DATE 5-16-89
GAS COMPANY OF NEW MEXICO DATE 5-16-89
MOUNTAIN BELL DATE 5-16-89
PUBLIC SERVICE COMPANY OF NEW MEXICO DATE 5-16-89

FREE CONSENT AND DEDICATION

THE SUBDIVISION SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) THEREOF AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHT-OF-WAYS SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE AND DO HEREBY GRANT: WATERLINE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR THE CONSTRUCTION AND MAINTENANCE OF WATER LINES, AND ALL UTILITY EASEMENTS SHOWN HEREON FOR THE USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED DISTRIBUTION LINES, CONDUITS, AND PIPES FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES SHOWN OR INDICATED, AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY CONSENT TO ALL OF THE FOREGOING AND DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED.

RIO BRAVO CENTER ASSOCIATES

A NEW MEXICO PARTNERSHIP

BY ROBERT S. GOLDEY, MANAGING PARTNER

STATE OF CALIFORNIA) SS

COUNTY OF SAN DIEGO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11 DAY OF MAY, 1989 BY ROBERT S. GOLDEY, MANAGING PARTNER, ON BEHALF OF SAID PARTNERSHIP.

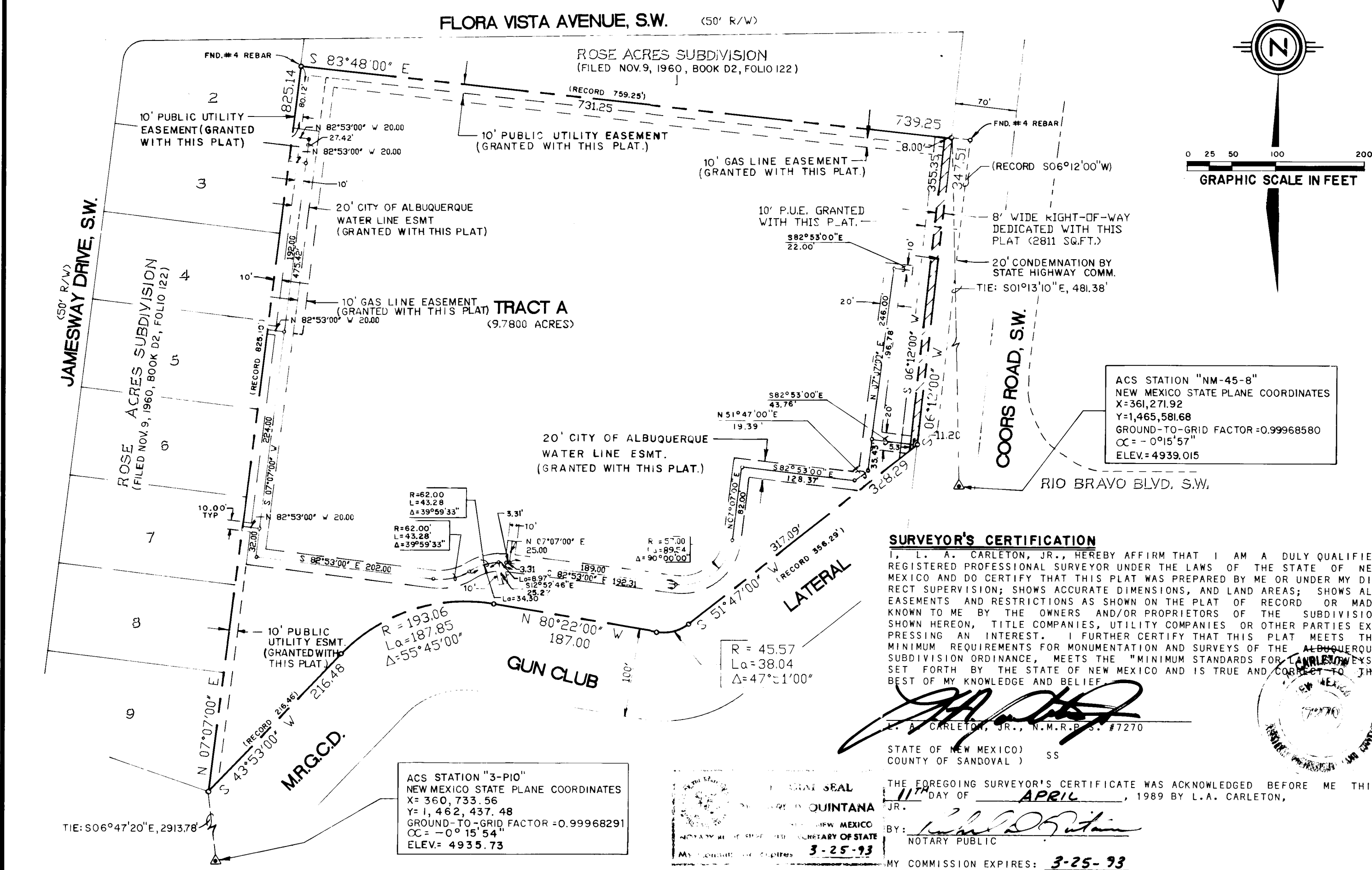
BY: [Signature] NOTARY PUBLIC

MY COMMISSION EXPIRES: 2/2/93

SHEET 1 OF 1

community sciences corporation

DATE 4/89
SCALE 1"=100'
DESIGNED J.A.C.
DRAWN T.G.O.
JOB NO. 178-02-025



SURVEYOR'S CERTIFICATION

I, L. A. CARLETON, JR., HEREBY AFFIRM THAT I AM A DULY QUALIFIED REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO AND DO CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; SHOWS ACCURATE DIMENSIONS, AND LAND AREAS; SHOWS ALL EASEMENTS AND RESTRICTIONS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST. I FURTHER CERTIFY THAT THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE "MINIMUM STANDARDS FOR LAND SURVEYS" SET FORTH BY THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

L. A. CARLETON, JR., N.M.R.P. #7270

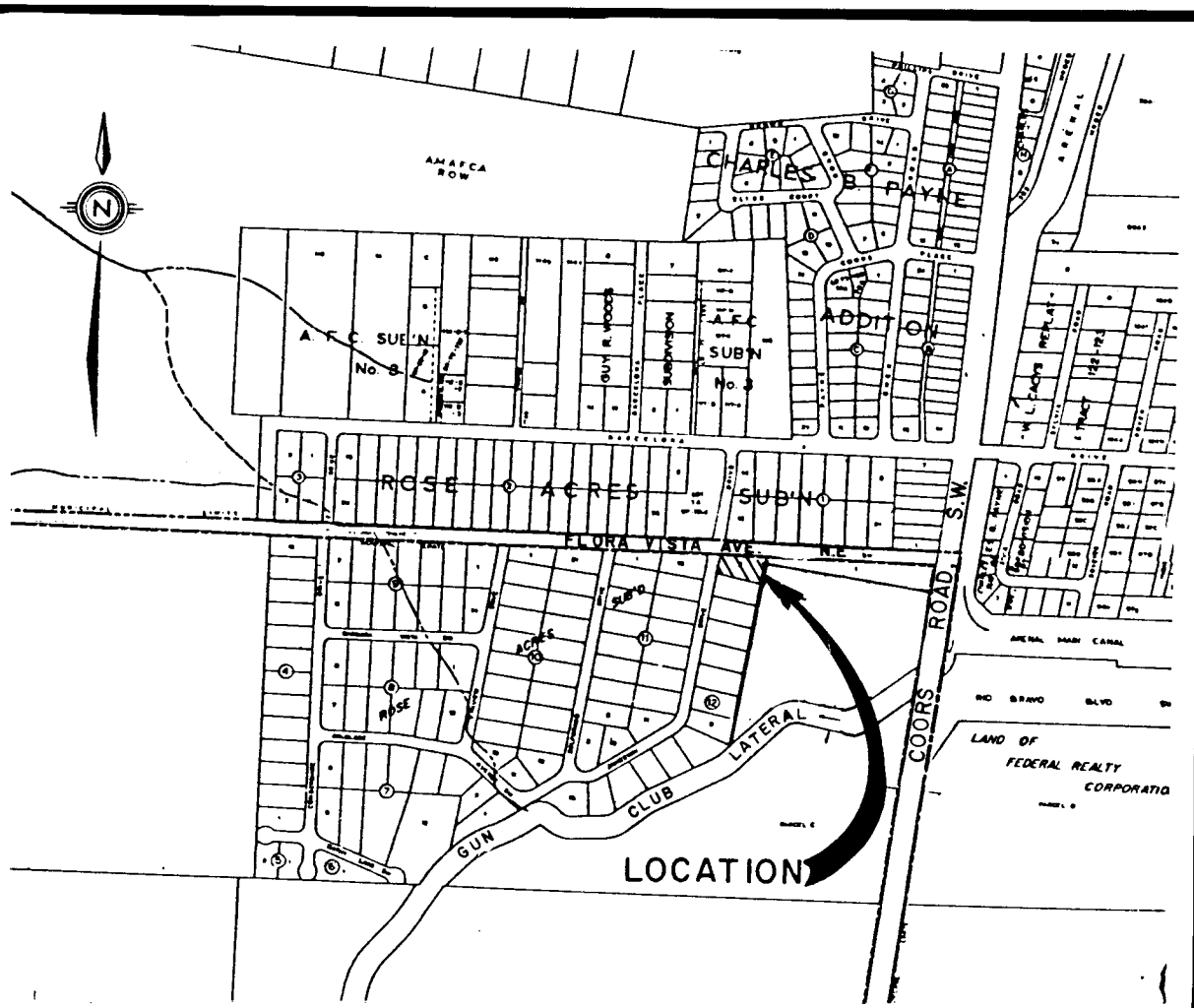
STATE OF NEW MEXICO) SS

COUNTY OF SANDOVAL)

THE FOREGOING SURVEYOR'S CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS 11 DAY OF APRIL, 1989 BY L.A. CARLETON, JR.

BY: [Signature] NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-25-93



FREE CONSENT AND DEDICATION

THE SUBDIVISION SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) THEREOF AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHT-OF-WAYS SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE AND DO HEREBY GRANT: WATERLINE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR THE CONSTRUCTION AND MAINTENANCE OF WATER LINES, AND ALL UTILITY EASEMENTS SHOWN HEREON FOR THE USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED DISTRIBUTION LINES, CONDUITS, AND PIPES FOR UNDERGROUND UTILITIES WHERE SHOWN OR INDICATED, AND INCLUDING THE RIGHT OF INGRESS AND EGRESS FOR CONSTRUCTION AND MAINTENANCE, AND THE RIGHT TO TRIM INTERFERING TREES SHOWN OR INDICATED, AND SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY CONSENT TO ALL OF THE FOREGOING AND DO HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED.

RIO BRAVO CENTER ASSOCIATES

A NEW MEXICO PARTNERSHIP

BY ROBERT S. GOLDEY, MANAGING PARTNER

STATE OF CALIFORNIA) SS

COUNTY OF SAN DIEGO)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 11 DAY OF MAY, 1989 BY ROBERT S. GOLDEY, MANAGING PARTNER, ON BEHALF OF SAID PARTNERSHIP.

BY: [Signature] NOTARY PUBLIC

MY COMMISSION EXPIRES: 2/2/93

SURVEYOR'S CERTIFICATION

I, L. A. CARLETON, JR., HEREBY AFFIRM THAT I AM A DULY QUALIFIED REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO AND DO CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION; SHOWS ACCURATE DIMENSIONS, AND LAND AREAS; SHOWS ALL EASEMENTS AND RESTRICTIONS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST. I FURTHER CERTIFY THAT THIS PLAT MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE "MINIMUM STANDARDS FOR LAND SURVEYS" SET FORTH BY THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

L. A. CARLETON, JR., N.M.R.P. #7270

STATE OF NEW MEXICO) SS

COUNTY OF SANDOVAL)

THE FOREGOING SURVEYOR'S CERTIFICATE WAS ACKNOWLEDGED BEFORE ME THIS 15TH DAY OF MAY, 1989 BY L.A. CARLETON, JR.

BY: [Signature] NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-25-93

NOTARY BOND FILED WITH SECRETARY OF STATE

My Commission Expires

APPROVAL

Block A. Gomez 6/2/89

BERNALILLO COUNTY PLANNING DEPT.

MAP NO.

LAND DIVISION NO.

DRB-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

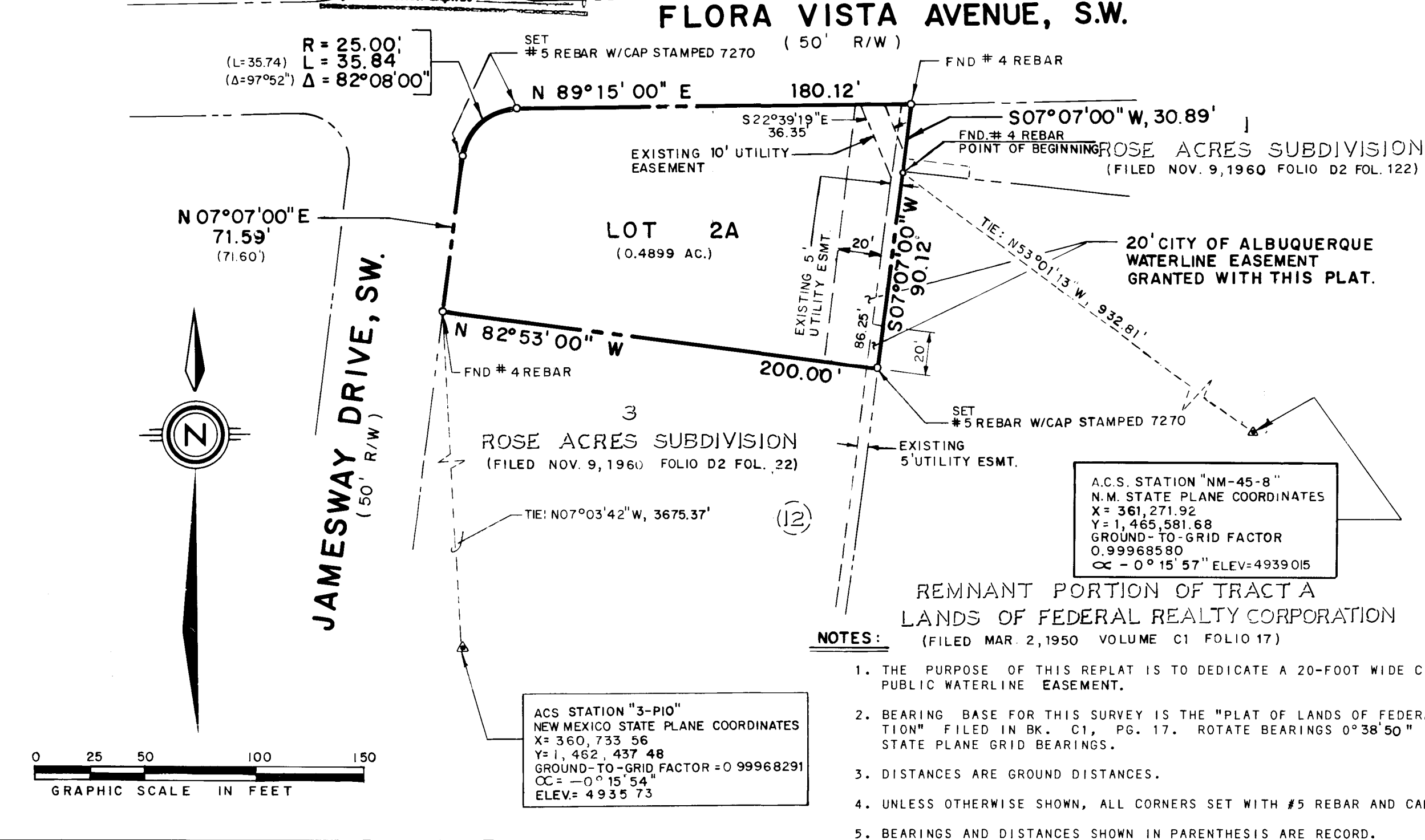
212-89-241

LAND DIVISION NO.

212-89-241

LAND DIVISION NO.

212-89-241



NOTES:

1. THE PURPOSE OF THIS REPLAT IS TO DEDICATE A 20-FOOT WIDE CITY OF ALBUQUERQUE PUBLIC WATERLINE EASEMENT.
2. BEARING BASE FOR THIS SURVEY IS THE "PLAT OF LANDS OF FEDERAL REALTY CORPORATION" FILED IN BK. C1, PG. 17. ROTATE BEARINGS 0°38'50" CLOCKWISE TO OBTAIN STATE PLANE GRID BEARINGS.
3. DISTANCES ARE GROUND DISTANCES.
4. UNLESS OTHERWISE SHOWN, ALL CORNERS SET WITH #5 REBAR AND CAP STAMPED L.S. 7270.
5. BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE RECORD.

RESERVED FOR COUNTY CLERK

SUBDIVISION DATA
SUBDIVISION CASE NO. DRB-89-241
GROSS SUBDIVISION ACREAGE 0.4899 AC
ZONE ATLAS INDEX NO. P-10
NO. OF EXISTING LOTS 1
NO. OF LOTS CREATED 1
MILES OF FULL-WIDTH STREETS CREATED N/A
MILES OF HALF-WIDTH STREETS CREATED N/A
DATE OF SURVEY NOV. 1988

APPROVALS

SUBDIVISION CASE NUMBER

CITY PLANNER/ALBUQUERQUE, BERNALILLO CO. PLANNING DIVISION DATE 5-16-89
PARKS AND RECREATION DEPARTMENT DATE 5-16-89
TRAFFIC ENGINEER, TRANSPORTATION DEPARTMENT DATE 5-16-89
CITY ENGINEER, ENGINEERING DIVISION DATE 5-16-89
ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY DATE 5-16-89
WATER UTILITIES DEPARTMENT DATE 5-16-89
CHIEF CITY SURVEYOR, ENGINEERING DIVISION DATE 5-16-89
PROPERTY MANAGEMENT DATE 5-16-89
GAS COMPANY OF NEW MEXICO DATE 5-16-89
MOUNTAIN BELL DATE 5-16-89
PUBLIC SERVICE COMPANY OF NEW MEXICO DATE 5-16-89

DESCRIPTION

THAT CERTAIN PARCEL OF LAND SITUATE WITHIN THE TOWN OF ATRISCO GRANT "PROJECTED" SECTION 10, T9N, R2E, N.M.P.M. AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT ENTITLED "AMENDED PLAT ROSE ACRES A SUBDIVISION BERNALILLO COUNTY, NEW MEXICO" FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON NOVEMBER 9, 1960 IN VOLUME D2, FOLIO 122 AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING FOR A TIE AT THE NMHC STATION "NM-45-8" (HAVING NEW MEXICO STATE PLANE COORDINATES X=361,271.92 FEET, Y=1,465,581.68 FEET); THENCE N53°01'13"W, 932.81 FEET TO THE NORTHWEST CORNER OF A REMNANT PORTION OF TRACT A, LANDS OF FEDERAL REALTY CORPORATION (FILED MARCH 2, 1950 IN VOL. C1, FOLIO 17); A POINT ON THE EASTERLY BOUNDARY OF LOT 2, BLOCK 12 ROSE ACRES SUBDIVISION AND THE TRUE PLACE OF BEGINNING OF THE PARCEL HEREIN DESCRIBED; THENCE, S07°07'00"W, 90.12 FEET; THENCE, N89°15'00"W, 200.00 FEET TO A POINT ON THE EASTERLY RIGHT-OF-WAY LINE OF JAMESWAY DRIVE, S.W. (50' R/W) AND THE SOUTHWEST CORNER OF THE PARCEL HEREIN DESCRIBED; THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE, N07°07'00"E, 71.59 FEET TO POINT-OF-CURVATURE (PC); THENCE LEAVING SAID EASTERLY RIGHT-OF-WAY, 35.84 FEET ALONG THE ARC OF A CURVE BEARING TO THE RIGHT (SAID ARC HAVING A RADIUS OF 25.00 FEET, A CENTRAL ANGLE OF 82°08'00" AND A CHORD THAT BEARS N48°11'00"E, 32.85 FEET) TO A POINT-OF-TANGENCY (PT) AND A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF FLORA VISTA AVENUE, S.W. (50' R/W) THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, N89°15'00"E, 180.12 FEET TO THE NORTHEAST CORNER OF THE PARCEL HEREIN DESCRIBED; THENCE, LEAVING SAID SOUTHERLY RIGHT-OF-WAY LINE S07°07'00"W, 30.89 FEET TO THE TRUE PLACE OF BEGINNING OF THE PARCEL HEREIN DESCRIBED.

THE ABOVE DESCRIBED ENCLOSURE CONTAINS 0.4899 ACRES, MORE OR LESS.

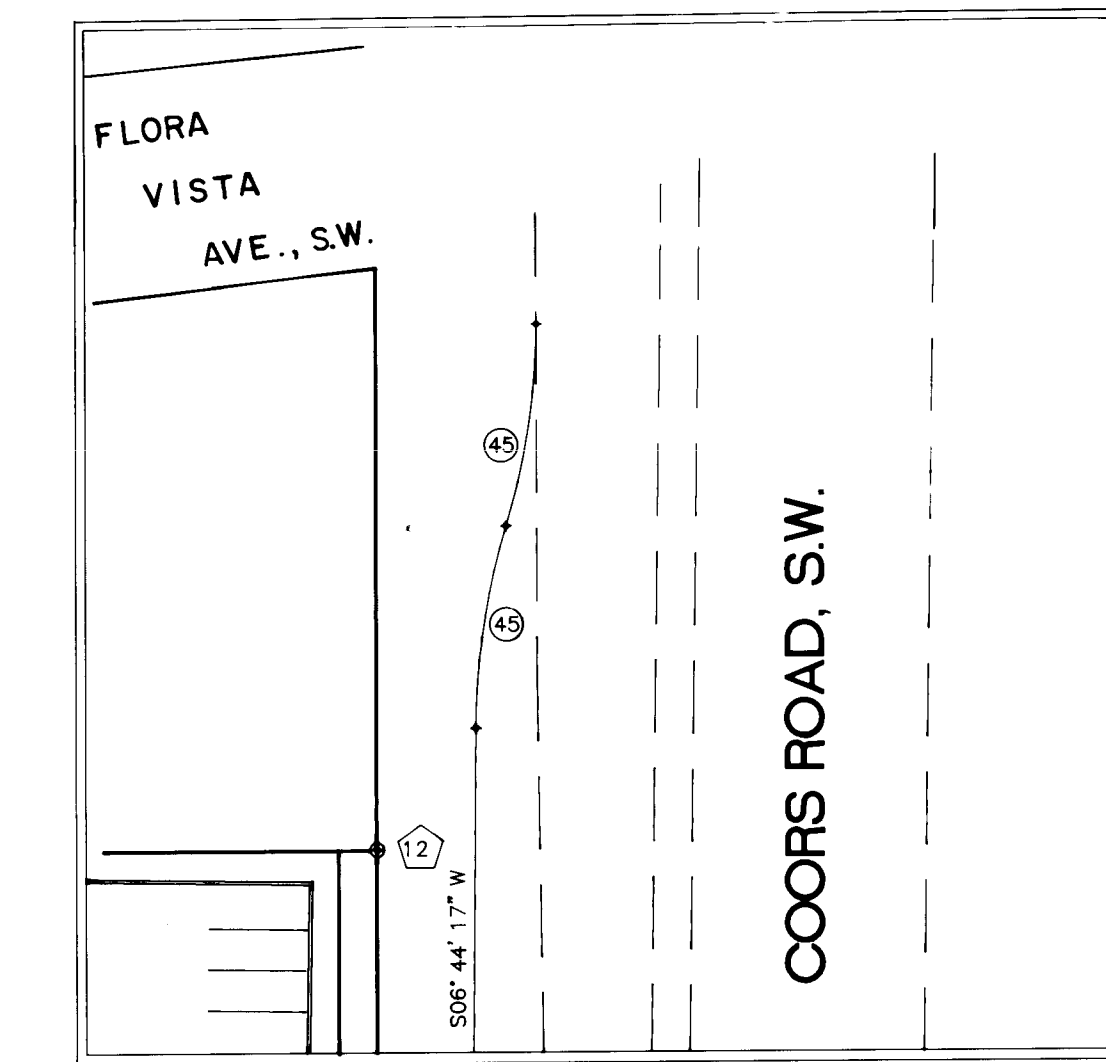
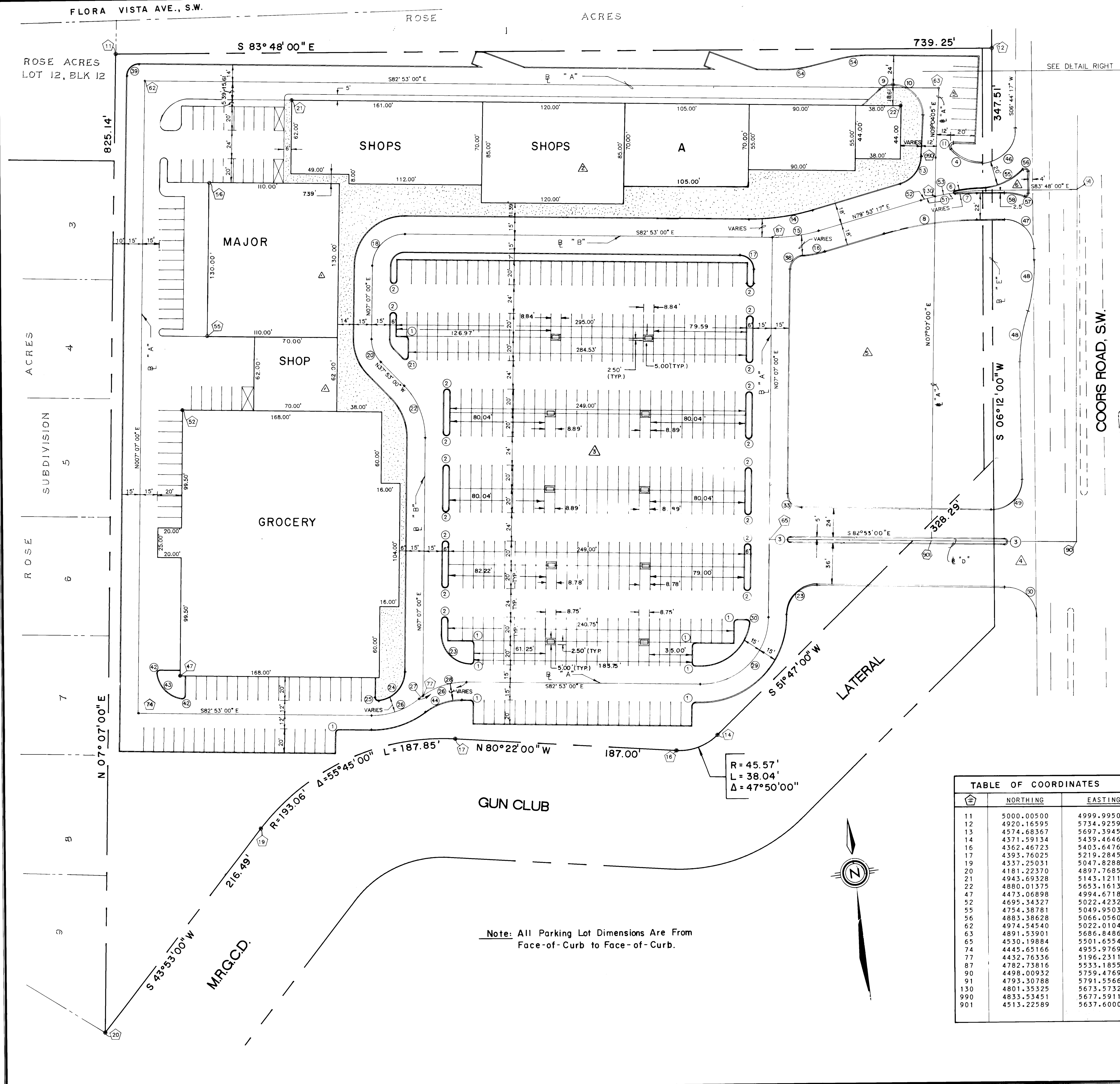
SHEET 1 OF 1

community sciences corporation

DATE 4-5-89
SCALE 1"=50'
DESIGNED L.A.C.
DRAWN W.J.W.
JOB NO. 178-02-025

DRB-89-241

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33
34
35
36
37
38
39
40
41
42
43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82
83
84
85
86
87
88
89
90
91
92
93
94
95
96
97
98
99
100



DETAIL

CURVE DATA				
#	RADIUS (FT.)	ARC (FT.)	DELTA	TANGENT (FT.)
1	3.00	4.71	90°00'00"	3.00
2	3.00	9.42	180°00'00"	-
3	2.50	7.85	180°00'00"	-
4	30.00	30.20	57°41'12"	16.52
5	135.76	22.97	09°41'46"	11.51
6	1.50	4.51	172°17'05"	-
7	301.10	18.41	03°30'11"	9.21
8	279.10	79.46	16°18'43"	40.00
9	15.00	11.52	44°00'00"	6.06
10	25.00	40.12	91°57'05"	25.87
11	3.00	6.63	126°42'13"	5.98
12				
13	25.00	30.90	70°49'13"	17.77
14	180.88	54.39	17°13'43"	27.40
15	132.02	39.70	17°13'43"	20.00
16	83.16	18.71	12°53'28"	9.39
17	12.00	18.85	90°00'00"	12.00
18	27.00	42.41	90°00'00"	27.00
19	27.00	21.21	45°00'00"	11.18
20	3.00	7.07	135°00'00"	7.24
21	62.00	48.69	45°00'00"	25.68
22	25.00	39.27	90°00'00"	25.00
23	25.00	36.26	83°06'28"	22.16
24	3.00	5.07	96°53'32"	3.38
25	62.00	43.28	39°59'33"	22.56
26	62.00	4.01	03°42'21"	2.01
27	62.00	39.27	36°17'12"	20.32
28	57.00	89.54	90°00'00"	57.00
29	3.00	5.10	97°21'57"	3.41
30	12.00	18.85	90°00'00"	12.00
31	25.13	18.00	180°00'00"	-
32	8.00	25.13	30°00'00"	3.22
33	12.00	6.28	85°39'46"	11.12
34	10.00	17.94	90°00'00"	10.00
35	5.12	15.71	97°50'15"	3.44
36	25.00	32.43	74°19'30"	18.95
37	50.00	32.97	37°47'04"	17.11
38	150.00	42.57	16°15'37"	21.43
39	30.00	46.05	87°56'23"	28.94
40	25.00	39.26	89°58'20"	24.99
41	150.00	42.57	16°15'37"	21.43
42	25.00	39.68	90°56'40"	25.42
43	25.00	38.86	89°03'20"	24.59
44	195.37	25.62	16°18'43"	28.00
45	195.37	12.48	03°39'36"	6.24
46	195.37	43.14	12°39'07"	21.66
47	100.00	26.18	15°00'00"	13.17
48	50.00	38.85	44°31'19"	20.47
49	3.00	3.12	136°00'59"	7.43
50	3.00	5.82	111°06'01"	4.37
51	47.00	17.29	21°04'21"	8.74

TABLE OF COORDINATES		
#	NORTHING	EASTING
11	5000.00500	4999.99500
12	4920.16595	5734.92597
13	4574.68367	5697.39459
14	4371.59134	5439.46469
16	4362.46723	5403.64762
17	4393.76025	5219.28453
19	4337.22031	5047.82888
20	4181.22370	4897.76852
21	4943.69328	5143.12118
22	4880.01375	5653.16130
27	4473.06898	4994.67182
52	4695.34327	5022.42321
55	4754.38781	5049.95031
56	4883.38628	5066.05603
62	4974.54540	5022.01041
63	4891.53901	5686.84869
65	4530.19884	5501.65547
74	4445.65166	4955.97698
77	4432.76336	5196.23117
87	4782.73816	5533.18551
90	4498.00932	5759.47693
91	4793.30788	5791.55662
130	4801.35325	5673.57329
990	4833.53451	5677.59119
901	4513.22589	5637.60002

C of A PWD Maps & Records
 2 4 3 7 5 0 0 3 9 0
 2/21/89

7/89

REVISIONS

CSC

6/89

REVISIONS PER SITE PLAN CHANGES

CSC

3/89

BLDG. SHAPE

CSC

4/89

MOVED NORTH BLDG.

CSC

4/89

PLANNED LAYOUT

CSC

5/89

COORDINATES

CSC

DATE

2-17-89

SCALE

1" = 40'

DESIGNED

M.K.S.

DRAWN

RDQ

JOB NO.

178-02-041

RIO BRAVO SQUARE

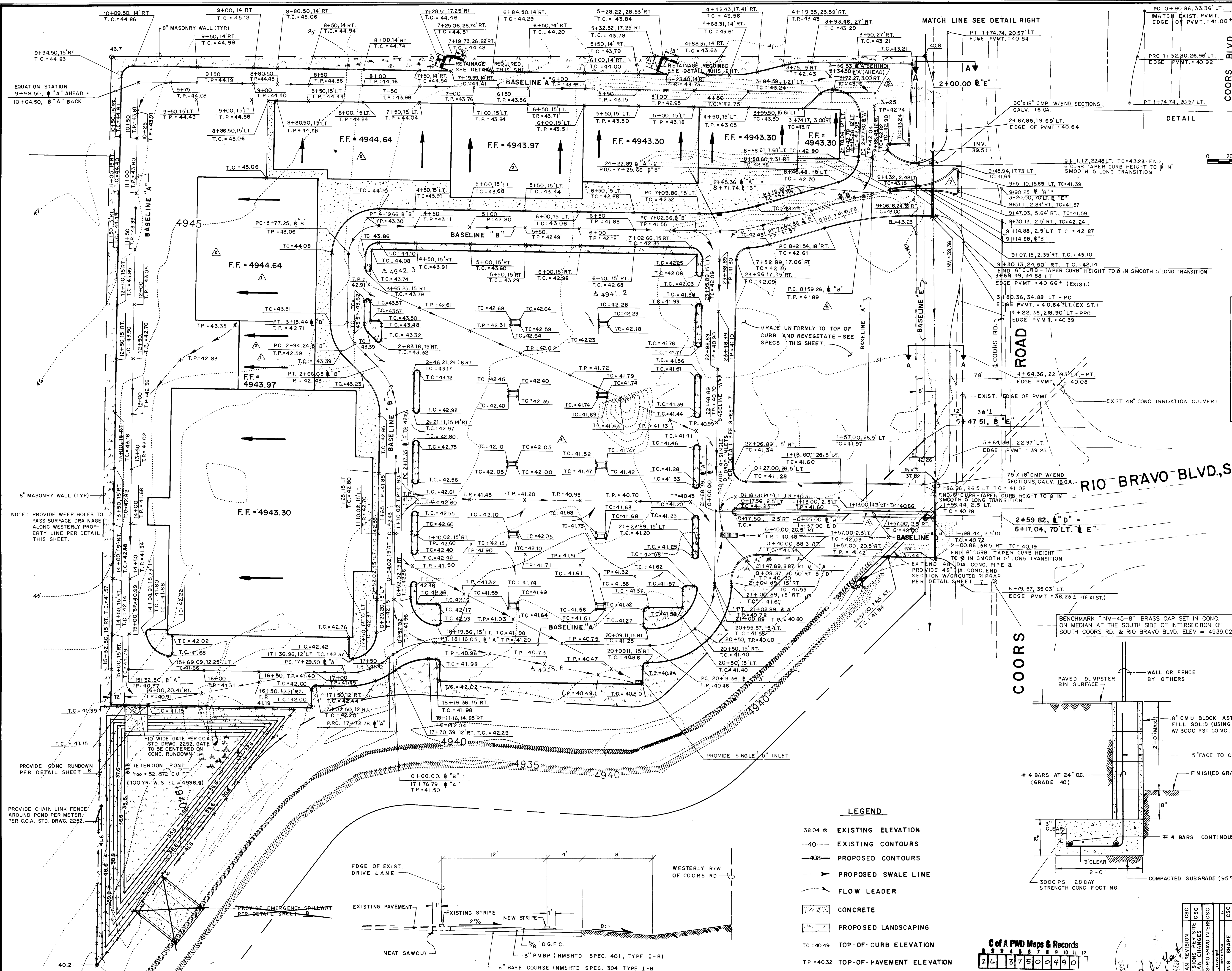
SITE DIMENSION PLAN

community sciences corporation

SHEET

3

9



CONTRACTOR SHALL SEED THIS AREA AFTER EXCAVATION AND GRADING IS COMPLETE. THE SEED MIX AND RATES OF SEEDING SHALL BE AS FOLLOWS:

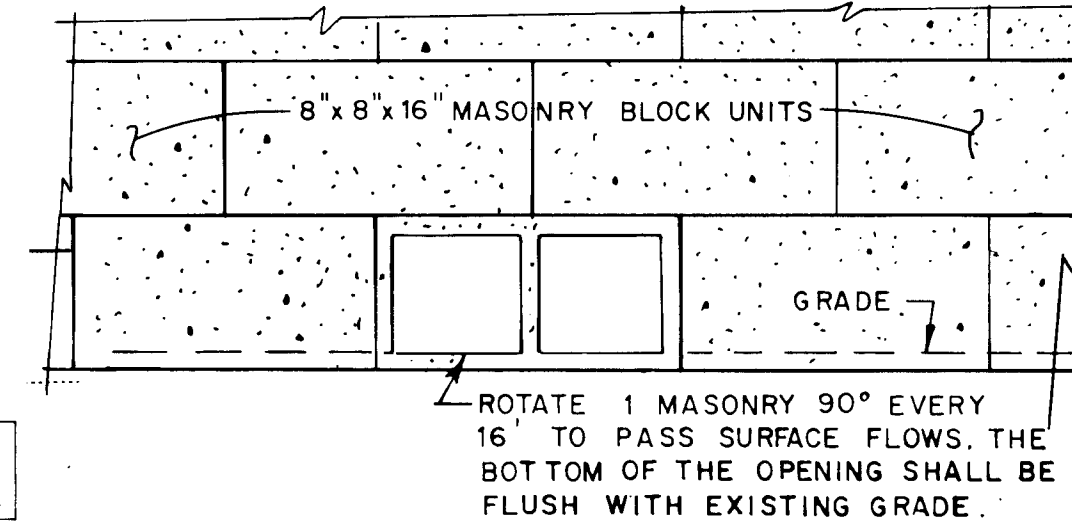
SPECIES	ORIGIN	LBS. PURE LIVE SEED PER ACRE
ANNUAL RYE	ANY	2
BLUE GRAMA	HACHITA OR LOVINGTON	4
INDIAN RICEGRASS	PALOMA	1
ALKALI SACATON	NEW MEXICO REGION	0.5
SIDEGRASS GRAMA	VAUGHN OR NINER	4
SAND DROPSIDE	NEW MEXICO REGION	1
TOTAL		12.5

THIS AREA SHALL BE SEEDDED IN ACCORDANCE WITH CLASS A SEEDING AS SPECIFIED IN THE NEW MEXICO STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION EXCEPT THAT WATERING AND FERTILIZER IS NOT REQUIRED.

EARTHWORK QUANTITIES

CUT = 9388 CU. YD.

FILL = 6517 CU. YD.



WEEP HOLE DETAIL

GENERAL CONSTRUCTION NOTES

- ALL EARTHWORK AND GRADING SHALL BE IN CONFORMANCE WITH GEOTECHNICAL ENGINEERING EVALUATION FOR THE SITE PREPARED BY WESTERN TECHNOLOGIES, ALBUQUERQUE, N.M.
- CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND ELEVATIONS OF ALL EXISTING PIPE AND UTILITIES PRIOR TO CONSTRUCTION.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- CONTRACTOR MUST OBTAIN TOP SOIL DISTURBANCE PERMIT PRIOR TO MASS GRADING OPERATION.
- ALL WORK WITHIN COORS ROAD RIGHT-OF-WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE NEW MEXICO STATE HIGHWAY DEPARTMENT STANDARD SPECIFICATIONS.

RIO BRAVO SQUARE GRADING AND PAVING PLAN

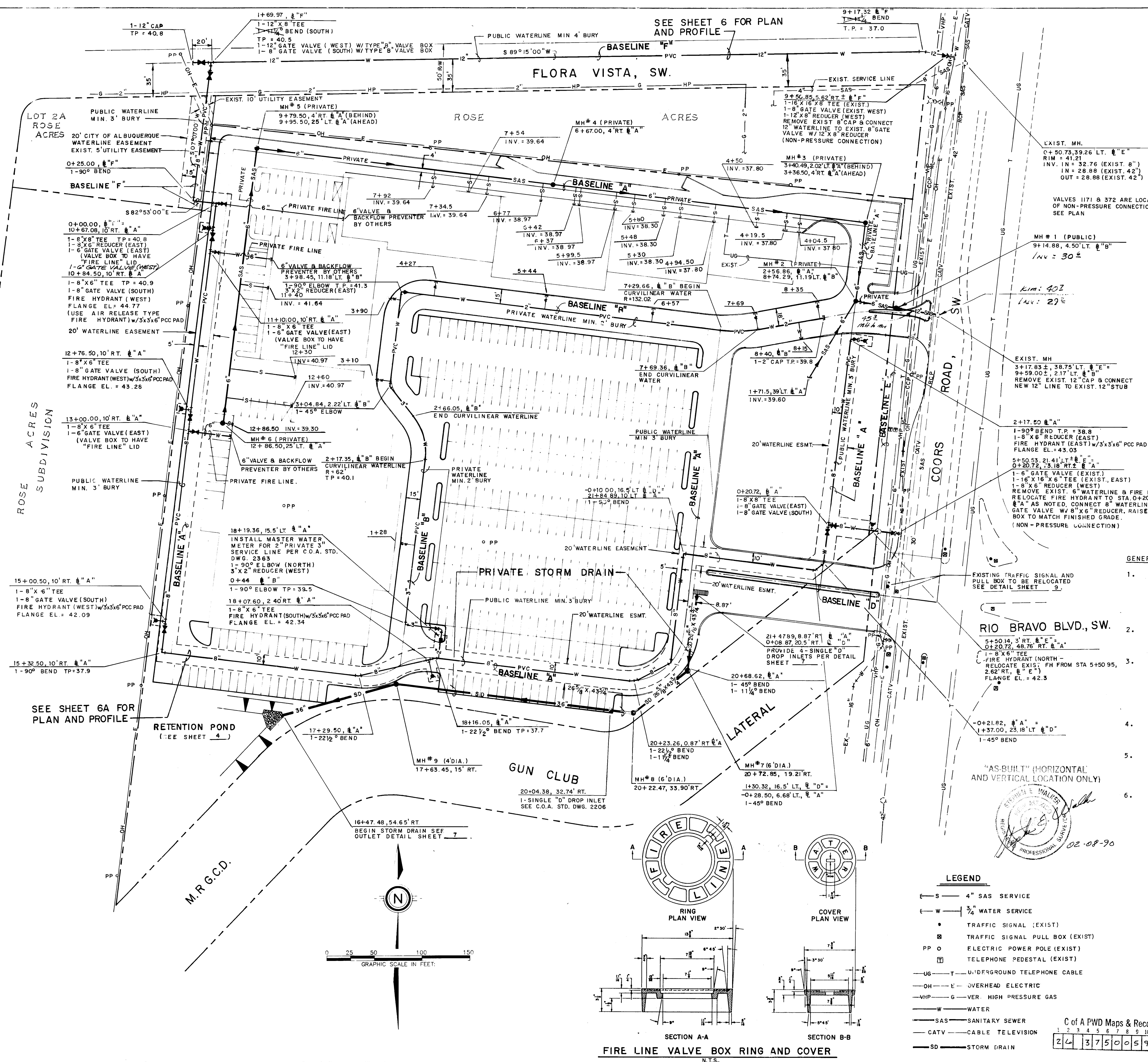
DATE: 2-20-89
SCALE: 1" = 40'
DRAWN: M.K.S.
CHECKED: W.J.W.
JOB NO: 178-02-043

SHEET
4
9

C of A PWD Maps & Records
26 8 7 5 0 0 4 9 0

SECTION A-A

SCALE 1" = 5'



VALVE SHUT-OFF PLAN FOR NON-PRESSURE CONNECTIONS

NOTE: VALVES 1171 & 372 ARE LOCATIONS OF NON-PRESSURE CONNECTIONS - SEE PLAN

VALVES 1171 & 372 ARE LOCATIONS OF NON-PRESSURE CONNECTIONS - SEE PLAN

VALVE 1171 & 372 ARE LOCATIONS OF NON-PRESSURE CONNECTIONS - SEE PLAN

GENERAL NOTES:

- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FROM HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS PUBLIC WORKS CONSTRUCTION, 1986.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS AND EXISTING PAVEMENT. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR SURVEYOR SO THAT THE CONFLICT CAN BE RESOLVED WITH MINIMUM AMOUNT OF DELAY.
- CONTRACTOR SHALL ADHERE TO SECTION 19 OF THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR CONSTRUCTION, 1986.
- CONTRACTOR SHALL LIMIT OPERATION WITHIN ROADWAY TO THE HOURS SPECIFIED BY THE BARRICADING OR CONSTRUCTION COORDINATION ENGINEER AT 768-2552.
- VALVE BOXES SHALL BE TYPE "A" UNLESS OTHERWISE NOTED.

LEGEND

- S - 4" SAS SERVICE
- W - 3/4" WATER SERVICE
- TS - TRAFFIC SIGNAL (EXIST)
- TPB - TRAFFIC SIGNAL PULL BOX (EXIST)
- PP - ELECTRIC POWER POLE (EXIST)
- PE - TELEPHONE PEDESTAL (EXIST)
- UGT - UNDERGROUND TELEPHONE CABLE
- OE - OVERHEAD ELECTRIC
- VHP - VER. HIGH PRESSURE GAS
- W - WATER
- SAS - SANITARY SEWER
- CATV - CABLE TELEVISION
- SD - STORM DRAIN

REVISIONS

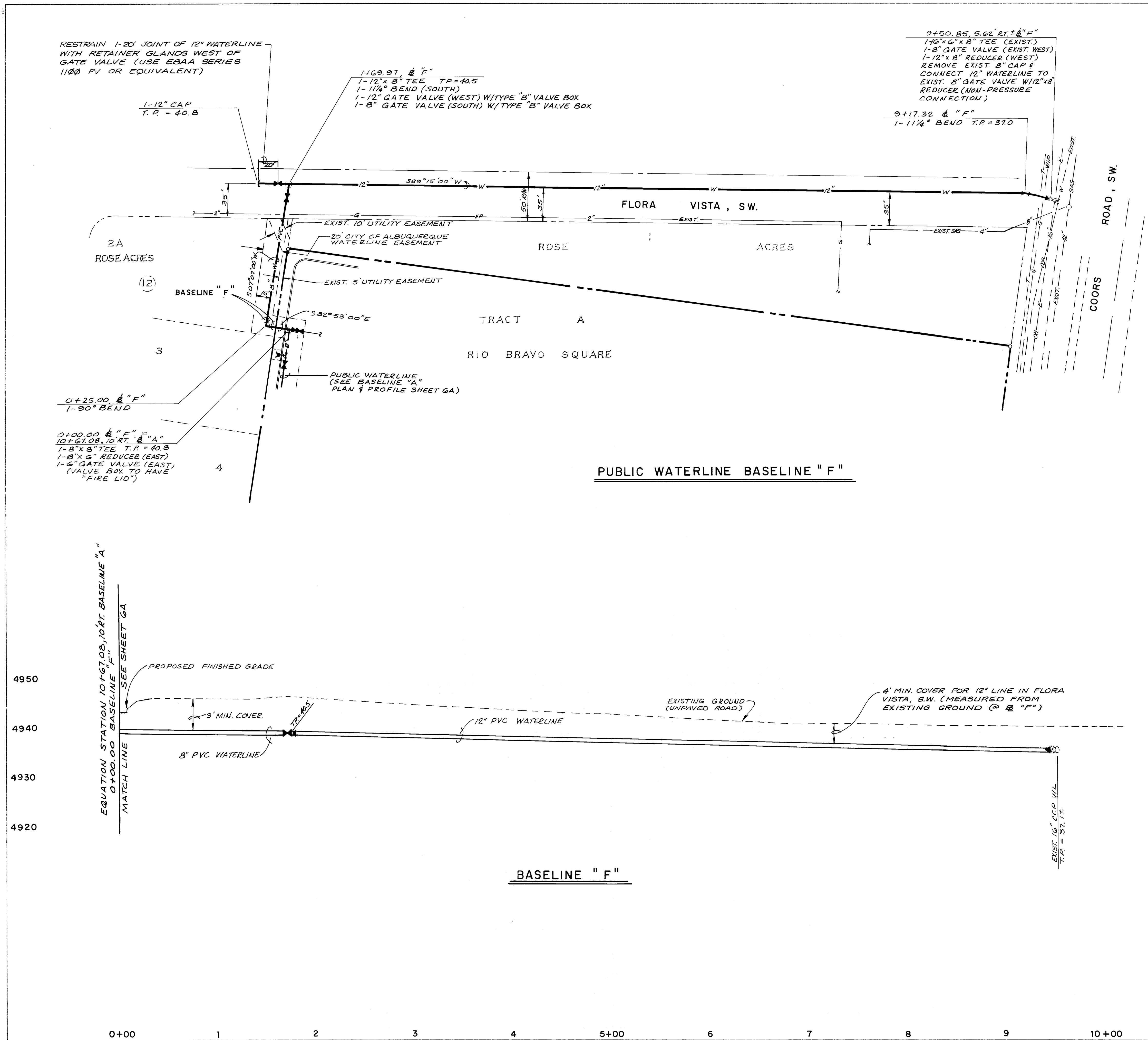
NO.	DATE	REVISIONS
1	3-89	DESIGN
2	3-89	DESIGN
3	3-89	DESIGN

**CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP**

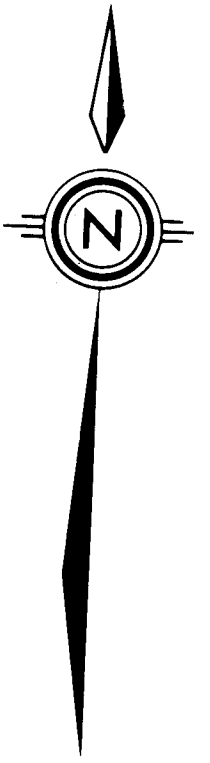
**TITLE: RIO BRAVO SQUARE
COMPOSITE UTILITY PLAN**

APPROVALS: ENGINEER DATE: APPROVALS: ENGINEER DATE:

DRAWING NO. 3750 MAP NO. P-10 SHEET 5 OF 9



CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP



SCALE:
1" = 50' HOR.
1" = 10' VERT.



CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE
**RIO BRAVO SQUARE
PUBLIC WATERLINE PLAN & PROFILES**

APPROVED: *Ronald Shaw* 7/17/89
DESIGNED: *WJW* 7-17-89
CHECKED: *MKS* 7-17-89
DATE: 5-18-89

DRAWING NO. **3750** MAP NO. **P-10** SHEET **6** OF **9**

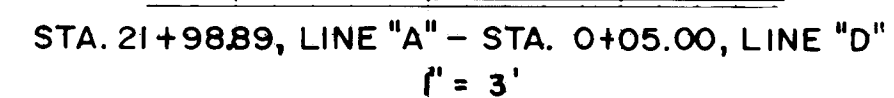
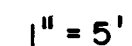
AS BUILT INFORMATION
BENCH MARKS
BENCHMARK LOCATION IN THE MEDIAN
ON THE SOUTH SIDE OF THE INTER-
SECTION OF SOUTH COORS ROAD AND
RIO BRAVO BLVD THE STATION MARK
IS A STANDARD MMSHC BRASS CAP
STAMPED "STA. NM-45-B" AND SET
IN CONCRETE MOUNTMENT FLUSH
W/GROUND EL. = 4939.015

SURVEY INFORMATION
FIELD NOTES
NO. DATE

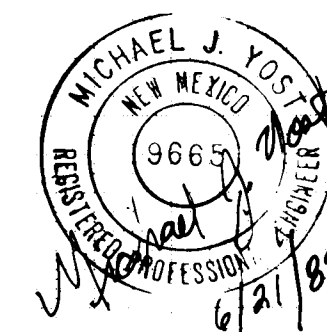
ENGINEER'S SEAL
6/21/89

REVISIONS
NO. DATE
BY
REMARKS
DESIGN
DATE 5-18-89
DATE 5-18-89
MKS
WJW
MKS

ORIGINAL		SURVEYED _____	BY _____	DATE _____
SURVEY		PLOTTED _____		
NOTE BOOK		TEMPLATE _____		
		AREAS _____		
NO _____		AREAS CHECKED _____		



NOTE: 36" HDPE W/ SMOOTH LINED
INTERIOR, MAY BE SUBSTITUTED FOR
36" RCP AT CONTRACTORS OPTION.
HDPE MUST BE ADS N-12 OR ALTERNATE
BRAND WITH APPROVAL FROM THE ENGINEER.
HDPE MUST BE INSTALLED PER MANUFACTURERS
RECOMMENDATIONS. HDPE MUST CONFORM
TO AASTHO M294-881.



REVISIONS		BY	
NO.	DATE	DESCRIPTION	
1			
2			
3			
4			

RIO BRAVO SQUARE

UTILITY PROFILES & MISC. DETAILS

DATE: 3-20-89

SCALE: 1" = 50' HOR.
1" = 10' VERT.

DESIGNED: M K S

DRAWN: T. G.

JOB NO: 178-02-056

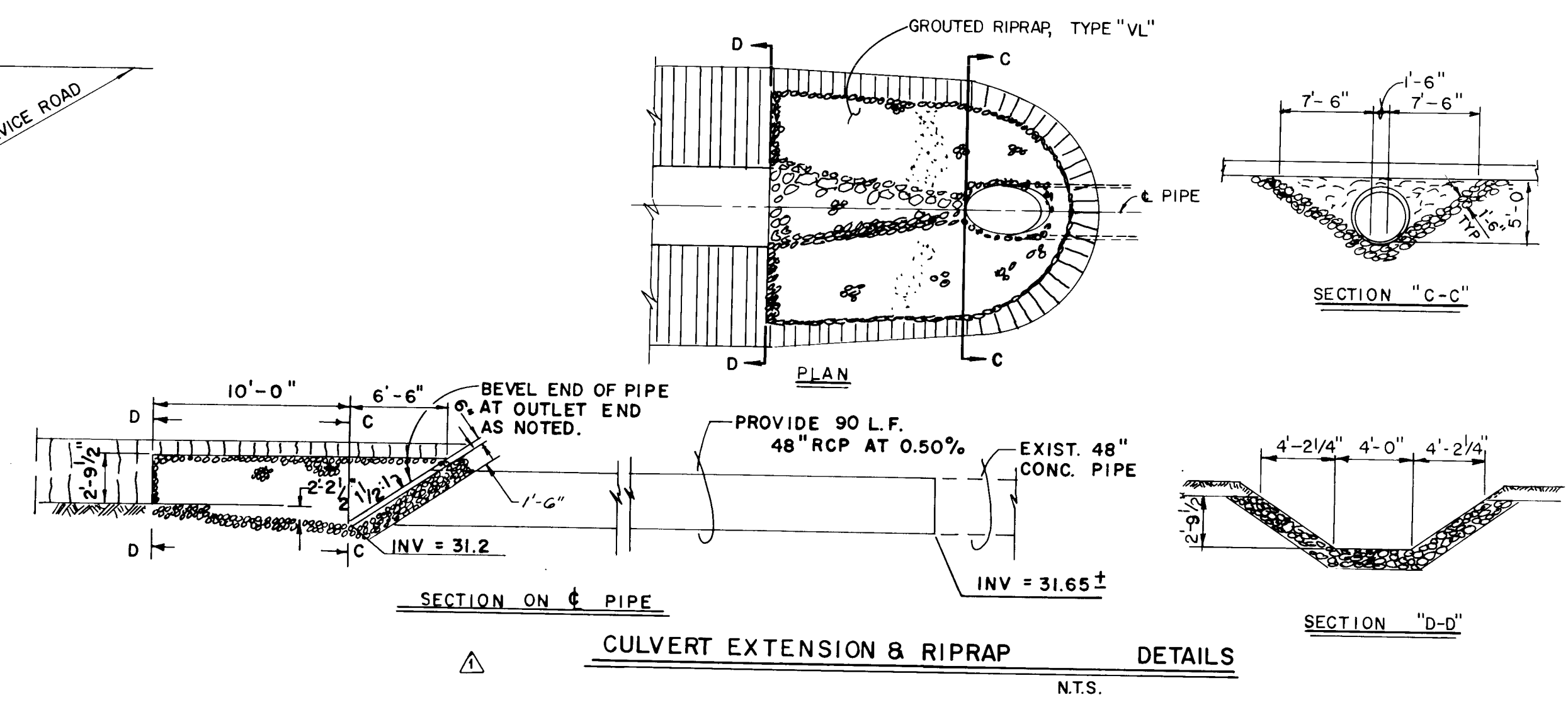
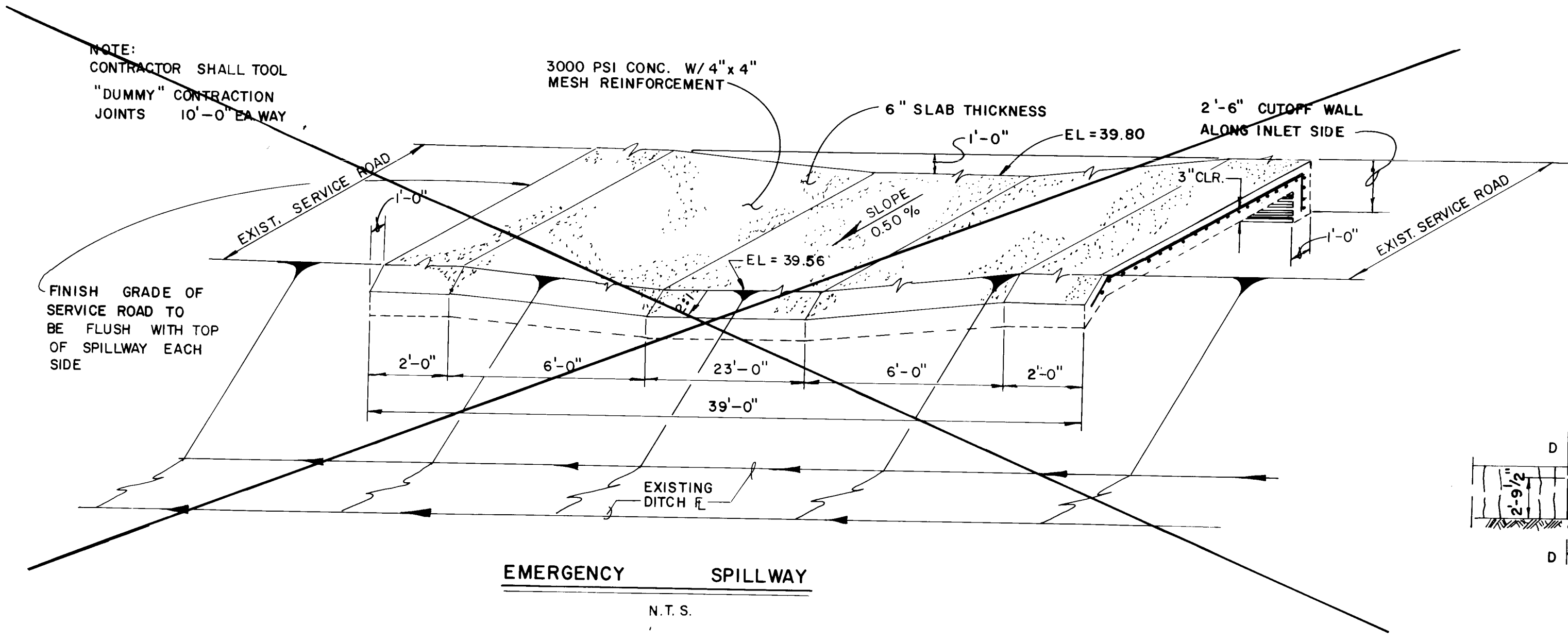
community services corporation

SHEET

7

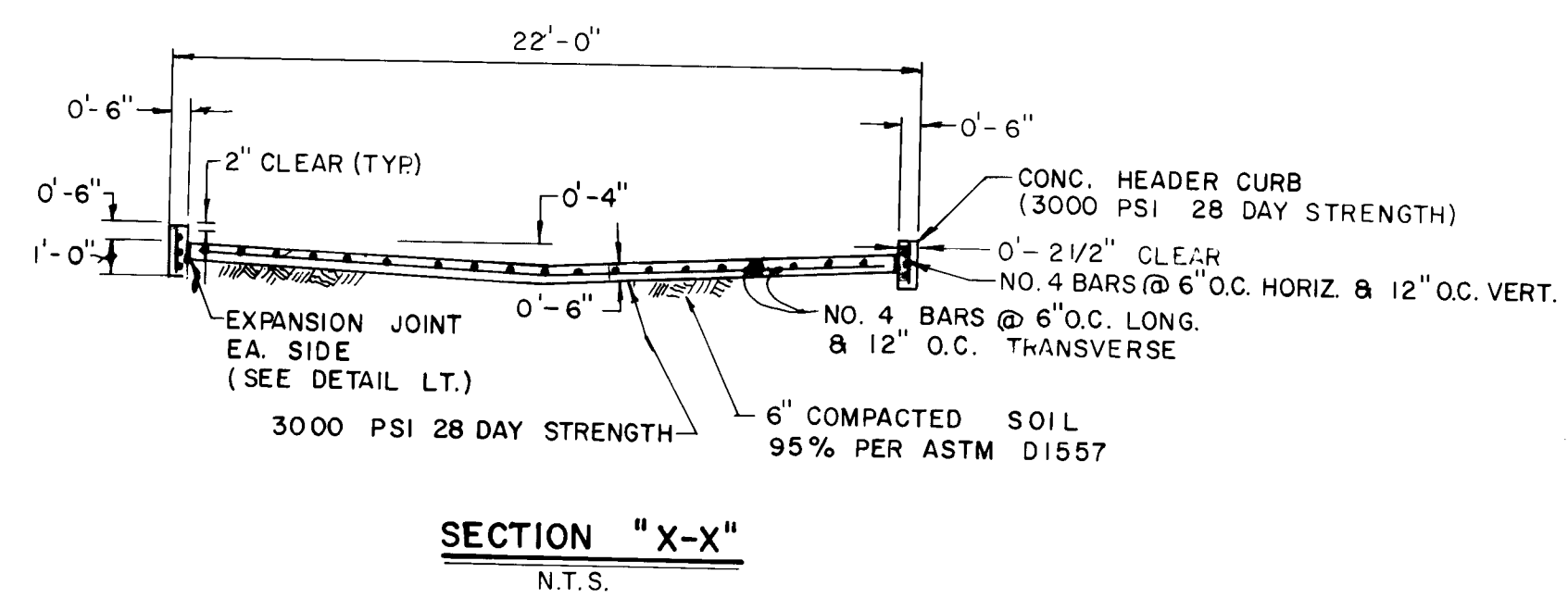
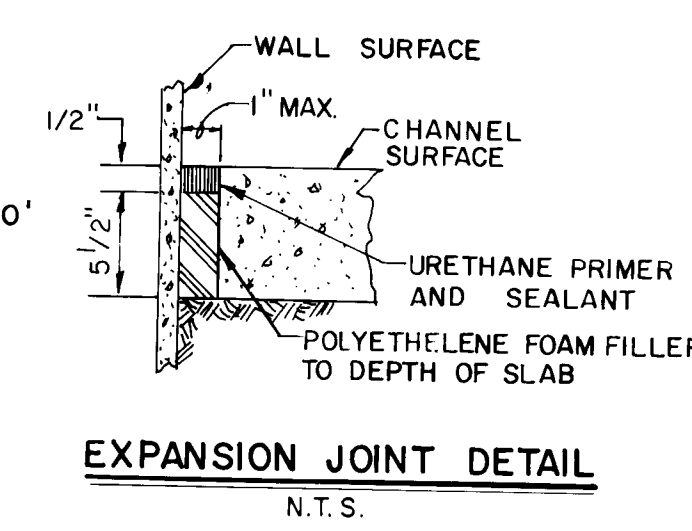
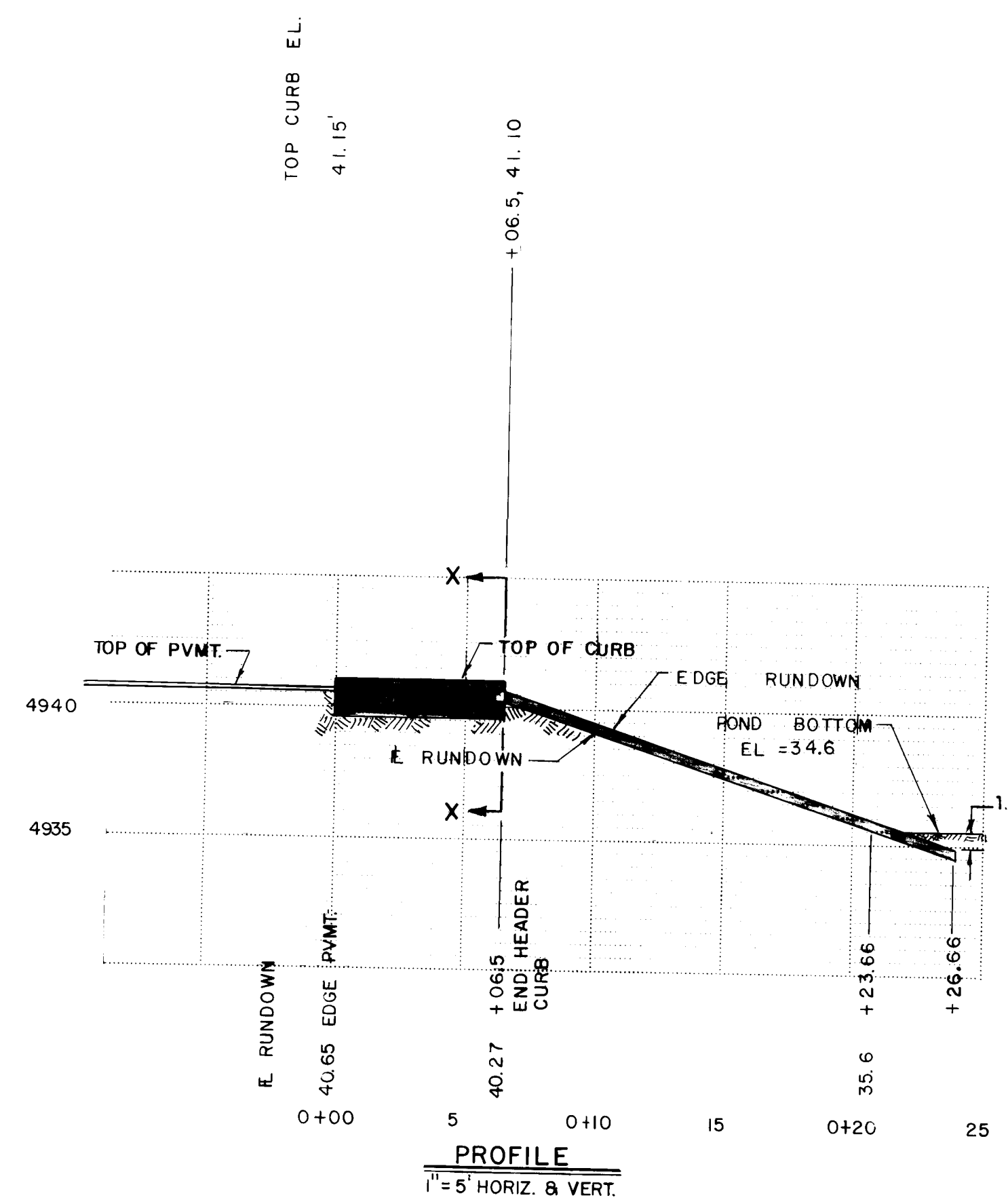
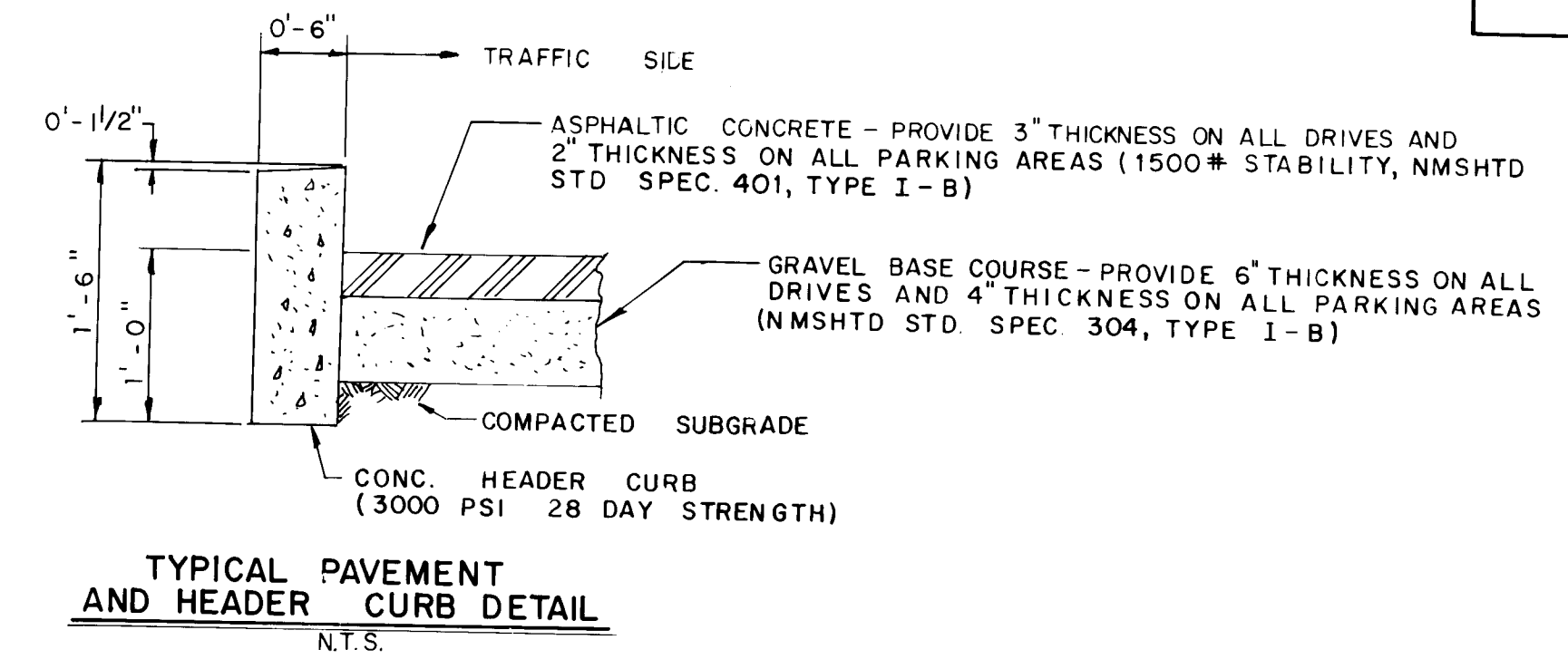
OF

9



CLASSIFICATION & GRADATION OF RIPRAP			
RIPRAP DESIGNATION	% SMALLER THAN OR EQUAL TO GIVEN SIZE BY WEIGHT	MINIMUM DIMENSION INCHES	K _M INCHES
TYPE "VL"	100	9***	6
	35 - 55	6	
	10	2	

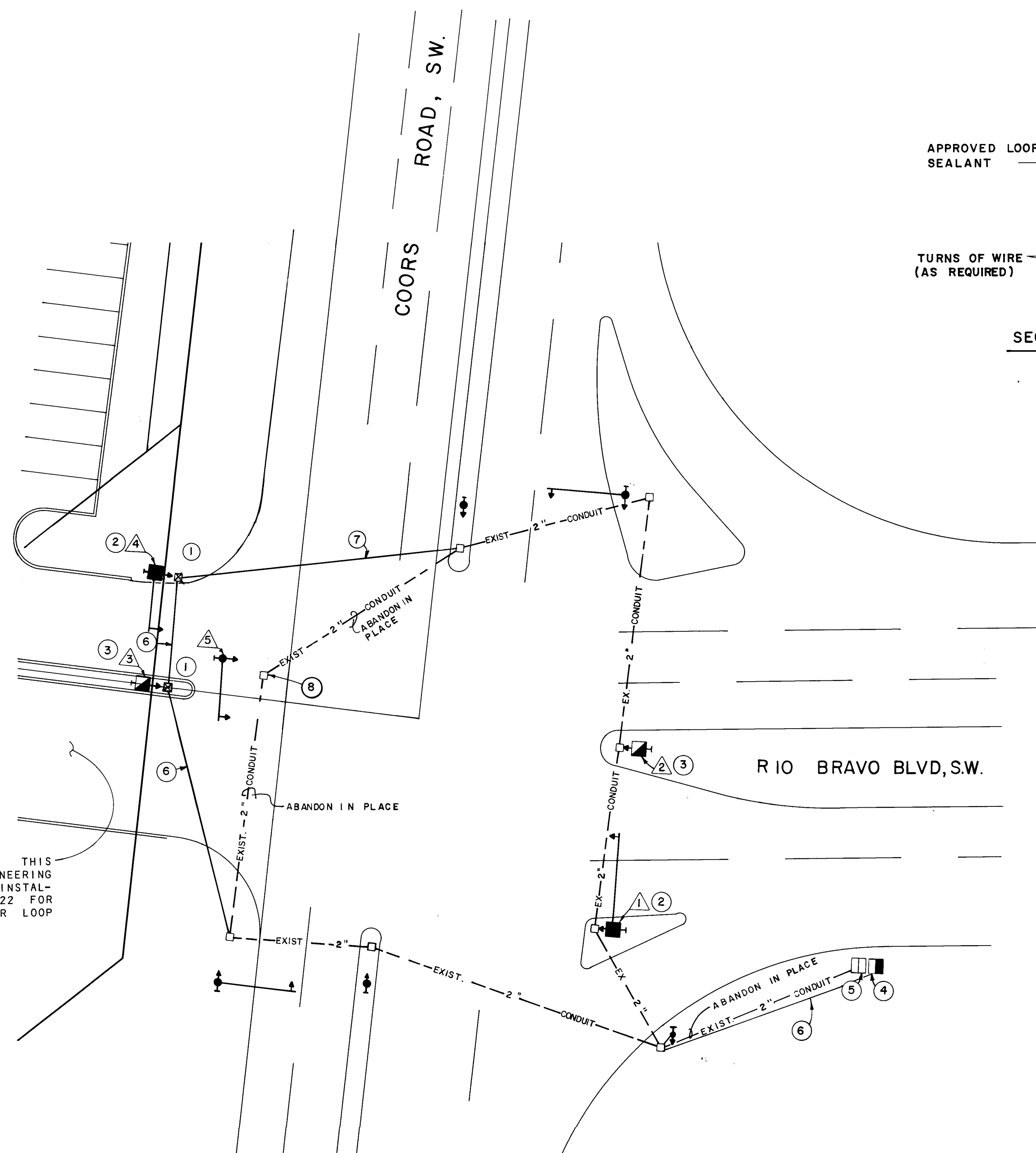
** K_M = MEAN PARTICLE SIZE
*** AT LEAST 30% OF ALL STONES BY WEIGHT SHALL BE THIS DIMENSION



C of A PWD Maps & Reports
26 37 50 0 8 9 0

Michael J. Galt
2/21/89
8/10/89

RIO BRAVO SQUARE DETAILS		DATE: 2-17-89 SCALE: AS NOTED DESIGNED: MKS DRAWN: T.G.O. JOB NO: 178-02-041		SHEET 8 OF 9	
-----------------------------	--	--	--	-----------------	--



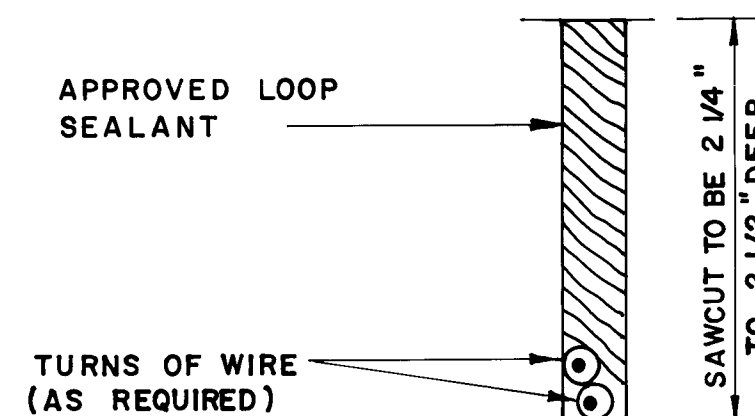
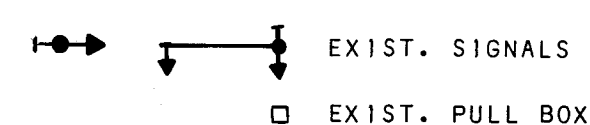
SCALE : 1" = 20

SIGNALS	ARM LENGTH	POLE TYPE	FOUNDATION TYPE	OVERHEAD SIGNAL (MASTARM)	POST MOUNT SIGNAL SECTIONS *	PEDESTRIAN HEAD AND PUSH BUTTONS
	25'	II-B	MASTARM-II	3	5	2 at 90°
	-	I	STD. POST-I	-	3	_____
	-	I	STD. POST-I	-	3	_____
	15'	II-B	MASTARM-II	3	5	2 at 90°
 (EXIST)	REMOVE EXIST. FOUNDATION, POLE, MASTARM & SIGNAL. RELOCATE POLE, MASTARM & SIGNAL TO SIGNAL LOCATION. DISPOSE OF FOUNDATION.					

- ## KEYED NOTES

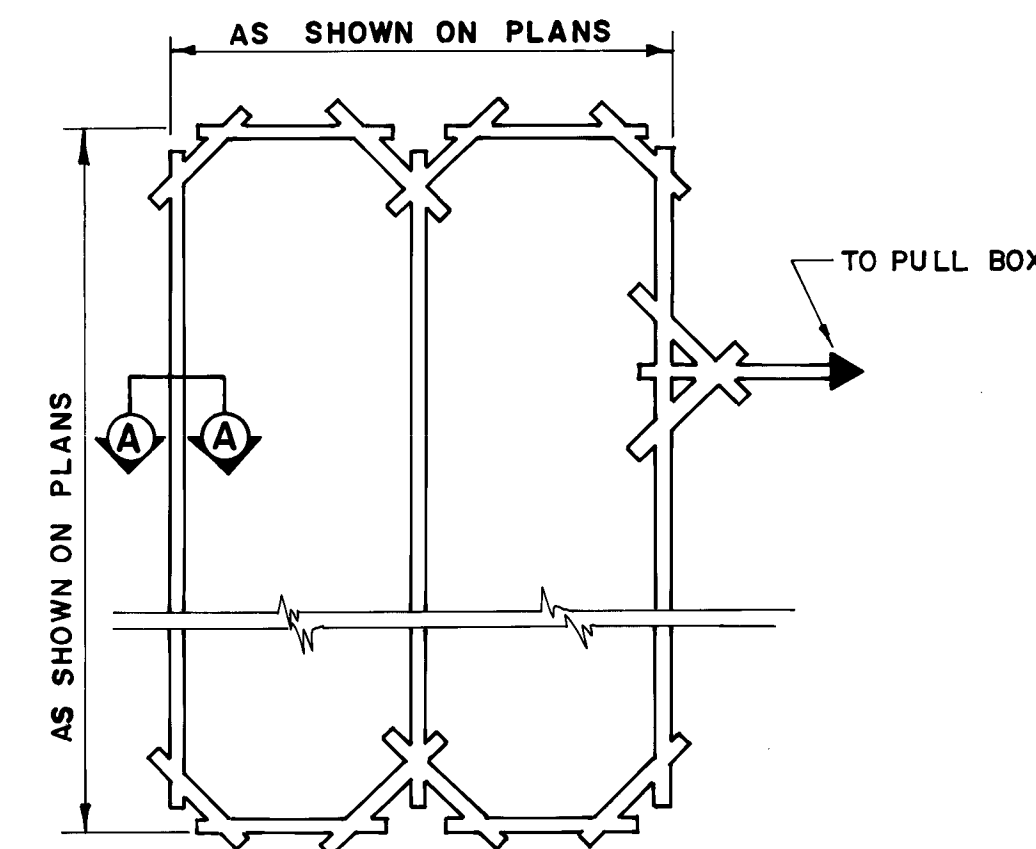
1. PROVIDE LARGE (17" X 30") PULL BOX (TRAFFIC SIGNAL) C.O.A. STD. DWG. 2520
2. PROVIDE MASTARM FOUNDATION TYPE 11 C.O.A. STD. DWG. 2526
3. PROVIDE PEDESTAL FOUNDATION TYPE 1 C.O.A. STD. DWG. 2525
4. PROVIDE DUAL RING CONTROLLER FOUNDATION TYPE 1 C.O.A. STD. DWG. 2527
5. REMOVE EXIST. CONTROLLER & FOUNDATION EXTEND & CONNECT CONDUIT TO DUAL RING CONTROLLER. SEE 4
6. PROVIDE 3" PVC, SCHD. 40 ELEC. CONDUIT
7. PROVIDE 3" PVC, SCHD. 40 ELEC. CONDUIT VIA ROAD BORE PER C.O.A. STD. SPECS.
8. REMOVE AND DISPOSE OF EXISTING PULL BOX.

LEGEND



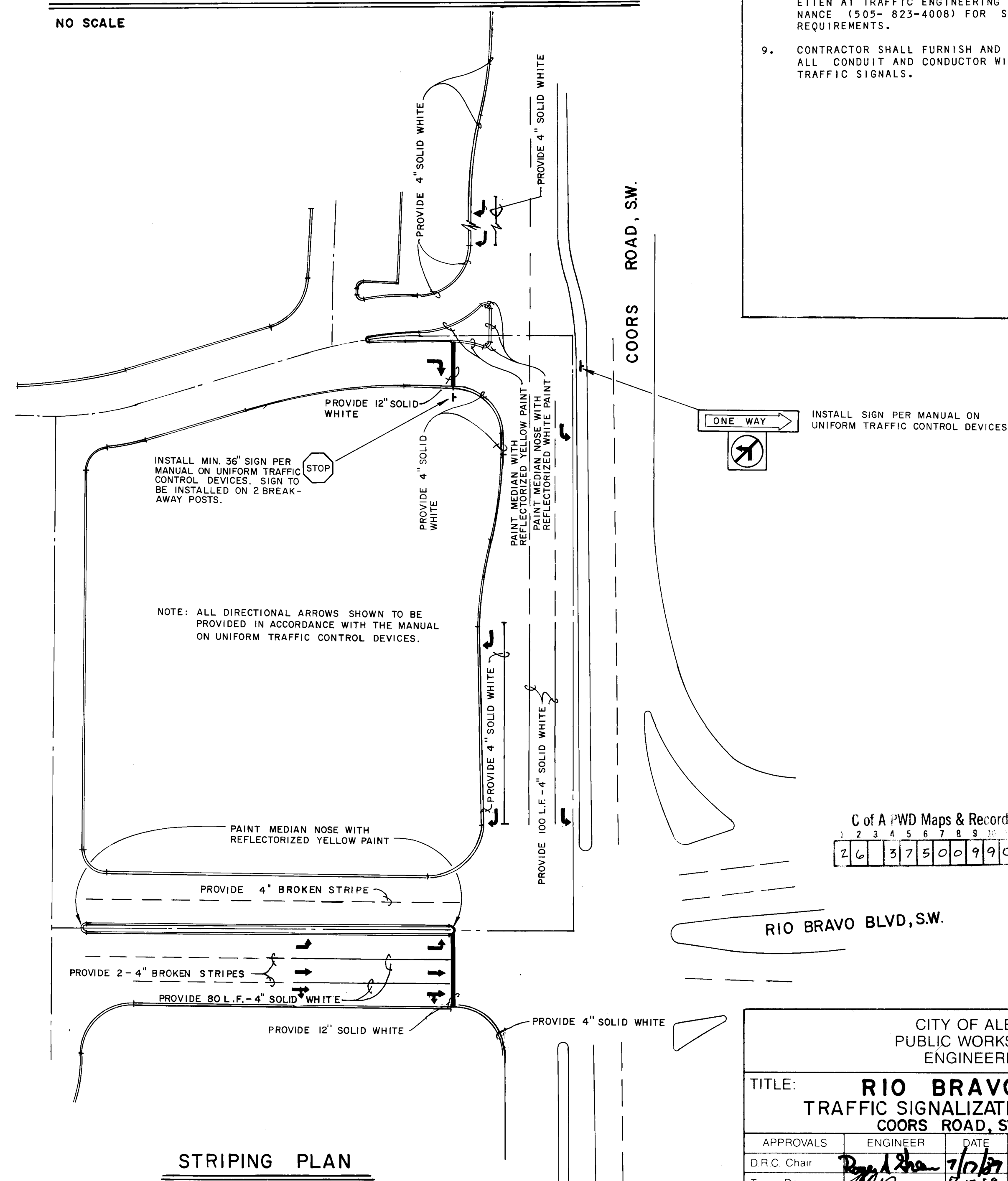
SECTION A-A

NOTE: ALL LOOP DETECTORS TO BE INDIVIDUALLY WIRED TO THE CONTROLLER. WIRING TO BE SLIDING SLEEVE #14AWGXHHW STD. WIRING.



TYPICAL ROADWAY LOOP DETECTOR SAWCUT DETAIL

NO SCALE



STRIPING PLAN

SCALE 1" = 40'

Note: Contractor shall provide all required striping in accordance with drawings.

GENERAL NOTES:

1. CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION OF NEW SIGNAL EQUIPMENT AND FOR SPECIFIED REMOVAL, RELOCATION AND DISPOSAL OF NON-SALVAGEABLE EQUIPMENT.
2. CONTRACTOR SHALL COORDINATE ALL TRAFFIC SIGNAL PHASING WITH AND OBTAIN APPROVAL FOR TEMPORARY SIGNALS FROM THE TRAFFIC ENGINEERING DIVISION, ENGINEER TOM VAN ETEN, 823-4008.
3. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL WHEN SIGNALS ARE OFF DURING CONDUIT WORK.
4. EXISTING SIGNALS MUST REMAIN OPERATIONAL UNTIL NEW SIGNAL SYSTEM IS COMPLETE.
5. ALL CONDUIT CONNECTIONS TO BE MADE OF THE SOLVENT WELD TYPE ACCORDING TO THE RECOMMENDATIONS OF THE PVC CONDUIT MANUFACTURER.
6. ALL CONDUIT TO BE RUN IN STRAIGHT-LINE FASHION FROM TERMINAL TO TERMINAL AS MUCH AS POSSIBLE. SOME MAY HAVE TO FOLLOW CURVATURE TO STAY WITHIN RIGHT-OF-WAY.
7. LOOP DETECTOR WIRING TO BE DUCTED 14 GAUGE STRANDED WIRE.
8. CONTRACTOR TO SUPPLY AND INSTALL P-TYPE EPOXY/RESIN CONTROLLER CABINET COMPLETE WITH ASC 8000 CONTROLLER. CONTACT EDWARD TOLEDO OR TOM VAN ETEN AT TRAFFIC ENGINEERING MAINTENANCE AREA (823-4008) FOR SPECIFIC REQUIREMENTS.
9. CONTRACTOR SHALL FURNISH AND INSTALL ALL CONDUIT AND CONDUCTOR WIRE FOR TRAFFIC SIGNALS.

[illegible]

ENGINEER'S SEAL

[illegible]

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **RIO BRAVO SQUARE**
TRAFFIC SIGNALIZATION AND STRIPING PLAN
COORDS ROAD, SW/RIO BRAVO,SW.

COORS ROAD, SW/110 DRIVE, SW.					
APPROVALS	ENGINEER	DATE	APPROVALS	ENGINEER	DATE
D.R.C Chair	<i>[Signature]</i>	7/10/79			
Trans. Dev	<i>[Signature]</i>	7-17-79			
Utility Dev	<i>[Signature]</i>	6/30/89			

DRAWING NO.	3750	MAP NO.	P-10	SHEET	9	OF	9
----------------	------	---------	------	-------	---	----	---