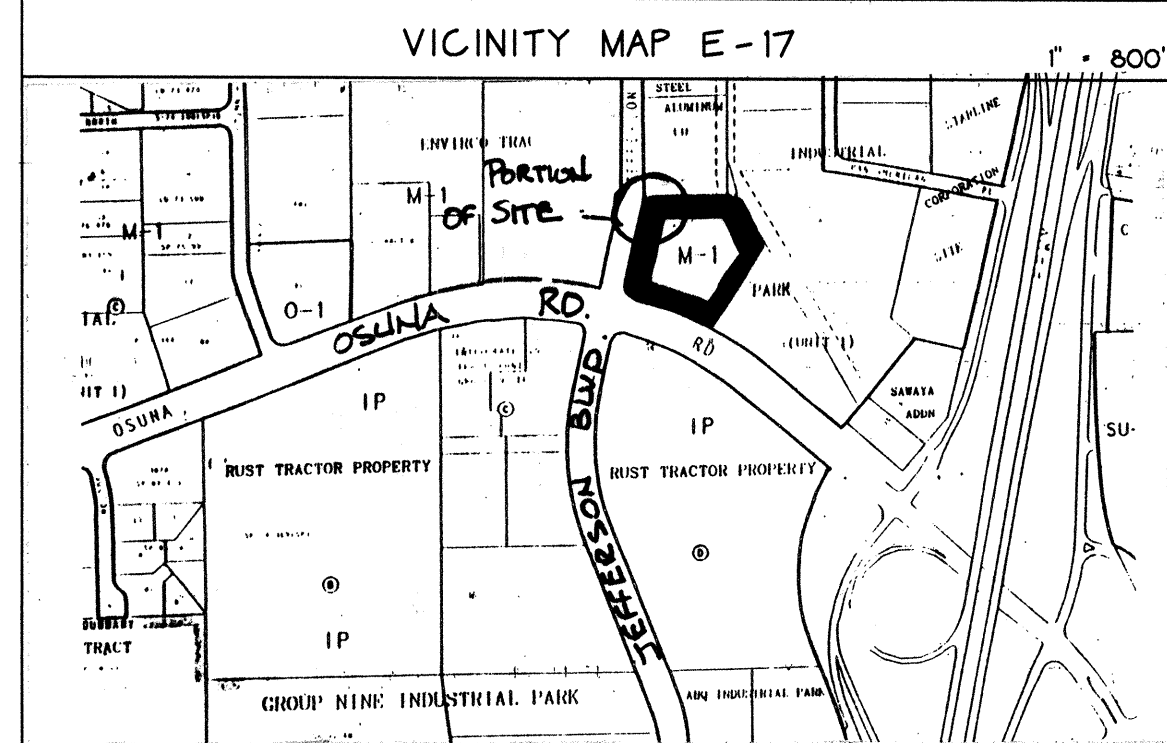


# Conejos Office Park

TRACTS A - 1 - A - 2 \* ACADEMY INDUSTRIAL PARK \* ALBUQUERQUE \* BERNALILLO COUNTY, NEW MEXICO

INDEX	SHEET TITLE	SHEET NO.
	TITLE SHEET	1 OF 2
	JEFFERSON MEDIAN MODIFICATION / CURB CUT	2 OF 2

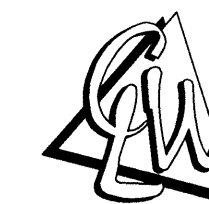


## NOTICE TO CONTRACTOR

- ALL WORK TO BE IN ACCORDANCE WITH CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS, 1986 EDITION (AS UPDATED WITH REVISION #0), OR PER ATTACHED SPECIFICATIONS.
- (3) THREE WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. THREE (3) WORKING DAYS PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL OBTAIN A BARRICADE PERMIT FROM THE CONST. COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 14 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
- THE WATER SYSTEMS DIVISION (857-8300) SHALL BE NOTIFIED (5) FIVE WORKING DAYS IN ADVANCE OF ANY WORK WHICH MAY AFFECT EXISTING PUBLIC WATER FACILITIES. THE CONTRACTOR SHALL ALSO COORDINATE FOR VALVE OPERATION FOR WATER SHUTOFF.
- ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY THE CONTRACTOR TO LOCATION AS EXISTING OR AS INDICATED BY THIS PLAN SET.
- THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ANY DAMAGE TO EXISTING PAVEMENTS, PAVEMENT MARKINGS, CURB AND GUTTER, DRIVE PADS, WHEELCHAIR RAMPS AND SIDEWALK DURING CONSTRUCTION, APART FROM THOSE SECTIONS INDICATED FOR REMOVAL IN THIS PLAN SET AND SHALL REPAIR OR REPLACE PER C.O.A. STANDARDS AT THE CONTRACTOR'S OWN EXPENSE.
- THE CONTRACTOR SHALL CONTACT NEW MEXICO ONE CALL SYSTEM PHONE: 260-1490, TO LOCATE UNDERGROUND UTILITIES 2 WORK DAYS PRIOR TO BEGINNING EXCAVATION.
- THE CONTRACTOR SHALL CONTACT TRAFFIC ENGINEERING OPERATIONS AT 857-8080 FOR REMOVAL AND REPLACEMENT OF TRAFFIC SIGNS.
- THE CONTRACTOR SHALL RETAIN AND PROTECT ALL EXISTING UTILITIES, UNLESS NOTED OTHERWISE. ANY DAMAGE TO EXISTING UTILITIES SHALL BE REPAIRED AT THE CONTRACTOR'S EXPENSE.
- ALL EXISTING IMPROVEMENTS ARE TO REMAIN, UNLESS SPECIFICALLY NOTED TO BE REMOVED. CONTRACTOR SHALL REPAIR ANY CONTRACTOR-CAUSED DAMAGE, AS DETERMINED BY THE ENGINEER TO EXISTING IMPROVEMENTS TO THE SATISFACTION OF THE OWNER AT THE CONTRACTOR'S EXPENSE.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL CHECK ALL DIMENSIONS, HORIZONTAL AND VERTICAL, AND SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL EXISTING OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER PRIOR TO CONSTRUCTION SO THAT CONFLICT CAN BE RESOLVED WITH THE MINIMUM AMOUNT OF DELAY.
- FOR PURPOSES OF THIS PROJECT THE TERM ENGINEER SHALL REFER TO EITHER THE OWNER'S EMPLOYEE OR THE LANDSCAPE ARCHITECT RESPONSIBLE FOR CONSTRUCTION INSPECTION OF THE PROJECT.
- ALL REFERENCES TO COMPACTED BACKFILL OR COMPACTED SUBGRADE SHALL MEAN SOIL COMPACTED TO 95% OF MAXIMUM DENSITY AS DETERMINED BY ASTM D-1557 UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK, IN ORDER THAT THE ENGINEER MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE ENGINEER AND SHALL NOTIFY THE ENGINEER AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. REPLACEMENT SHALL BE DONE ONLY BY THE CITY OF ALBUQUERQUE SURVEY SECTION WHEN A CHANGE IS MADE IN THE FINISH ELEVATION OF THE PAVEMENT OF ANY ROADWAY IN WHICH A PERMANENT SURVEY MONUMENT IS LOCATED. CONTRACTOR SHALL AT HIS OWN EXPENSE ADJUST THE MONUMENT COVER TO NEW GRADE, UNLESS OTHERWISE SPECIFIED.
- ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES TWENTY-FOUR (24) HOUR CONSTRUCTION.

## THE FOLLOWING NOTES ALSO APPLY WHEN CHECKED

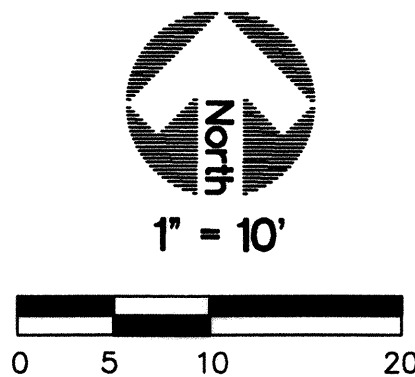
- ☒ ALL UTILITIES AND UTILITY LINES SHALL BE INSTALLED PRIOR TO PAVING.
- ☒ BACKFILL COMPACTION SHALL BE ACCORDING TO SPECIFIED STREET USE.
- ☐ TACK COAT REQUIREMENTS SHALL BE DETERMINED BY THE CITY ENGINEER.
- ☒ SIDEWALKS AND WHEELCHAIR RAMPS WITHIN THE CURB RETURNS SHALL BE CONSTRUCTED WHEREVER A NEW CURB RETURN IS CONSTRUCTED.
- ☐ IF CURB IS DEPRESSIONED FOR A DRIVE PAD, THE DRIVE PAD SHALL BE CONSTRUCTED PRIOR TO ACCEPTANCE OF THE CURB AND GUTTER.
- ☐ ALL STORM DRAINAGE FACILITIES SHALL BE COMPLETED PRIOR TO FINAL ACCEPTANCE.



**C.L. WEISS ENGINEERING, INC.**  
POST OFFICE BOX 97 SANDEA PARK, N.M. 87047 - (505) 281-8333  
100 ALVARADO DR. NE ALBUQUERQUE, N.M. 87102 - (505) 286-3444

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER		DATE	
		DRC Chairman		Billie G. Buckley		6-27-97	
		Transportation		R. W. Kane		6-18-97	
		Water/Wastewater		R. W. Kane		6-10-97	
		Hydrology		Paul A. Mays		6-10-97	
		C.I.P.		Paul A. Mays		6-10-97	
Constr. Mngmt.		Paul A. Mays		06/10/97		APPROVED FOR CONSTRUCTION	
City Project No.		4807.92		Sheet		1 Of 2	

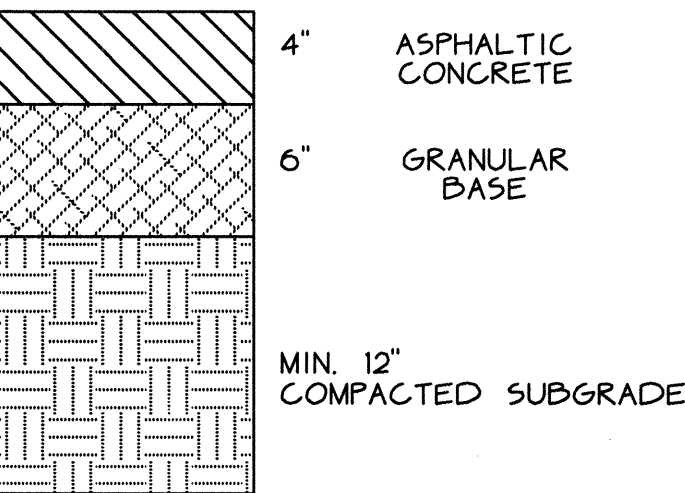
JEFFERSON MEDIAN MODIFICATION / CURB CUT PLAN



CURB RETURN CURVE DATA	
C1	C2
$\Delta = 82^{\circ}23'21''$	$\Delta = 90^{\circ}20'52''$
$R = 30.00'$	$R = 30.00'$
$T = 26.26'$	$T = 30.18'$
$L = 43.14'$	$L = 47.31'$

LEGEND

- EXISTING CONCRETE CURB/GUTTER
- EXISTING CONCRETE CURB/GUTTER TO BE REMOVED
- EXISTING ELEVATION CONTOUR
- EXISTING SPOT ELEVATION
- PROPOSED CONCRETE CURB/GUTTER
- PROPOSED STRIPING
- PROPERTY LINE
- FLOW LINE
- BACK OF CURB
- TOP OF CURB
- PULL BOX
- PROPOSED CONCRETE
- PROPOSED PATTERNED CONCRETE (MEDIAN)
- PROPOSED ARTERIAL PAVEMENT REPLACEMENT



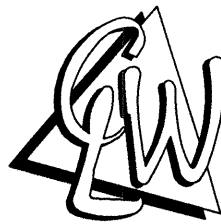
DRIVEWAY PAVEMENT SECTION

TBM  
NE PROPERTY CORNER  
SURV CAP "RWC 6446"  
ELEVATION = 5156.95

KEYED NOTES

- SAWCUT EXISTING ARTERIAL PAVEMENT 12" BEYOND GUTTER. REMOVE EXISTING CURB AND GUTTER AND PAVEMENT TO EXTENTS SHOWN.
- MATCH EXISTING PAVEMENT ELEVATIONS AND STREET CROWN TO PROVIDE A UNIFORM AND SMOOTH-RIDING TRANSITION FROM NORTHBOUND TO SOUTHBOUND DRIVING LANES. SEE COA STD. DWG. 2465 FOR PAVING SECTION.
- CONSTRUCT NEW MEDIAN NOSE. MATCH EXISTING GRADES. PROVIDE PATTERNED CONCRETE FILL AT NOSE. PAINT NOSE OF ISLAND YELLOW. SEE COA STD. DWGS. 2408, 2415 AND 2502.
- PROJECT BASELINE IS EXTENSION OF NORTH PROPERTY LINE. NW PROPERTY CORNER IS STA 1+00.
- CONSTRUCT 48'-WIDE DRIVEWAY ENTRANCE WITH 6'-WIDE CONCRETE VALLEY GUTTER LOCATED AS SHOWN. SEE COA STD. DWGS. 2408 AND 2420.
- CONSTRUCT ENTIRE 4'-WIDE X 29.5'-LONG DRIVEWAY MEDIAN WITH MEDIAN CURB LOCATED AS SHOWN. PROVIDE PATTERNED CONCRETE FILL WITHIN ENTIRE MEDIAN. SEE COA STD. DWGS. 2408 AND 2415.
- REMOVE AND DISPOSE OF EXISTING ASPHALT DRIVE PRIOR TO CONSTRUCTION.
- SEE DETAIL THIS SHEET FOR DRIVEWAY PAVEMENT SECTION. (PER SOILS REPORT)
- PROVIDE 2-2" PVC CONDUITS WITH PULL BOXES ACROSS NEW DRIVEWAY AS SHOWN. PROVIDE 1-2" PVC CONDUIT WITH PULL BOX ACROSS ACCESS ROAD TO NORTH PROPERTY AS SHOWN.
- PROVIDE 20 LF NEW STIPING. MATCH EXISTING STRIPING WITH NEW 4" WIDE SOLID YELLOW STRIPING. FLAIR LAST 10' OF STRIPING AS SHOWN. PAINT 2.15' RADIUS BULLNOSE SOLID YELLOW.
- RELOCATE EXISTING TELEPHONE PEDESTAL. (SEE KEYED NOTE 15)
- DASHED LINE REPRESENTS EXTENTS OF ENGINEER'S COST ESTIMATE
- PROVIDE 28' LF 4" WIDE SOLID WHITE STRIPING AS SHOWN.
- INSTALL TRAFFIC SIGN R-47 "KEEP RIGHT".
- RELOCATE TELEPHONE PEDESTAL TO THIS AREA (SEE KEYED NOTE 11)
- CONSTRUCT UNI-DIRECTIONAL HANDICAP RAMP PER C.O.A. STD. DWG. 2440.

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		FIELD NOTES		ENGINEER'S SEAL		REVISIONS		DESIGN		DATE	
CONTRACTOR	DATE	CONTRACTOR	DATE	NO.	BY	NO.	BY	NO.	BY	NO.	DATE	NO.	DATE	NO.	DATE
INSPECTOR'S	DATE	C.O.A. BENCHMARK NO. 8-E17 LOCATED AT THE													
ACCEPTANCE BY	DATE	INTERSECTION OF OSUNA ROAD AND JEFFERSON													
VERIFICATION BY	DATE	ST. NE IN THE SOUTHEAST QUADRANT OF THE													
CONTRACTOR'S	DATE	INTERSECTION W3LD. ELEVATION = 5140.04													
CORRECTED BY	DATE														
MICRO-FILM	DATE														
INFORMATION	DATE														



C.L. WEISS ENGINEERING, INC.

POST OFFICE BOX 97 SANDIA PARK, N.M. 87047 - (505) 281-1800  
1100 ALVARADO DR. NE ALBUQUERQUE, N.M. 87110 - (505) 266-3444

CITY OF ALBUQUERQUE  
PUBLIC WORKS DEPARTMENT  
ENGINEERING DEVELOPMENT GROUP

TITLE: CONEJOS OFFICE PARK

JEFFERSON MEDIAN MODIFICATION / CURB CUT



City Engineer Approval

Month / Day / Year	Month / Day / Year

City Project No.	Zone Map No.	Sheet	Of
4807.92	E-17	2	2