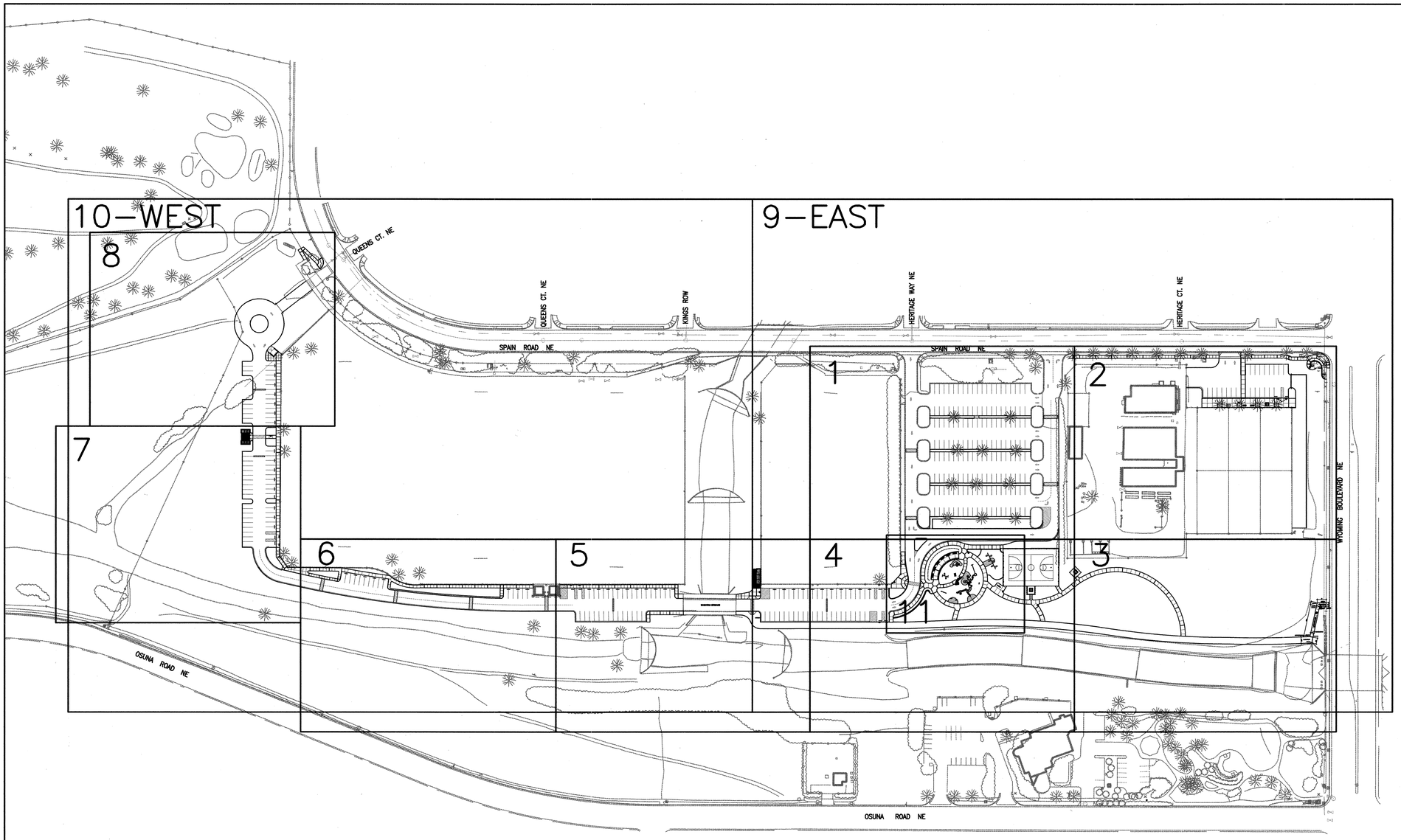


SHEET INDEX LEGEND

AREA	SHEETS
1	L1 LAYOUT PLAN I1 IRRIGATION PLAN P1 PLANTING PLAN
2	L2 LAYOUT PLAN I2 IRRIGATION PLAN P2 PLANTING PLAN
3	L3 LAYOUT PLAN I3 IRRIGATION PLAN P3 PLANTING PLAN
4	L4 LAYOUT PLAN I4 IRRIGATION PLAN P4 PLANTING PLAN
5	L5 LAYOUT PLAN I5 IRRIGATION PLAN P5 PLANTING PLAN
6	L6 LAYOUT PLAN I6 IRRIGATION PLAN P6 PLANTING PLAN
7	L7 LAYOUT PLAN I7 IRRIGATION PLAN P7 PLANTING PLAN
8	L8 LAYOUT PLAN I8 IRRIGATION PLAN P8 PLANTING PLAN
9 EAST	EC1 EXISTING CONDITIONS G1 GRADING & DRAINAGE R1 REMOVAL PLAN
10 WEST	EC2 EXISTING CONDITIONS G2 GRADING & DRAINAGE R2 REMOVAL PLAN
11	L9 PLAYGROUND LAYOUT PLAN

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 50' 100 ' 200'
SCALE: 1"=100'-0"

AS–BUILT INFORMATION
CONTRACTOR
STAKED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
REMARKS
CORRECTED BY DATE
MICRO–FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

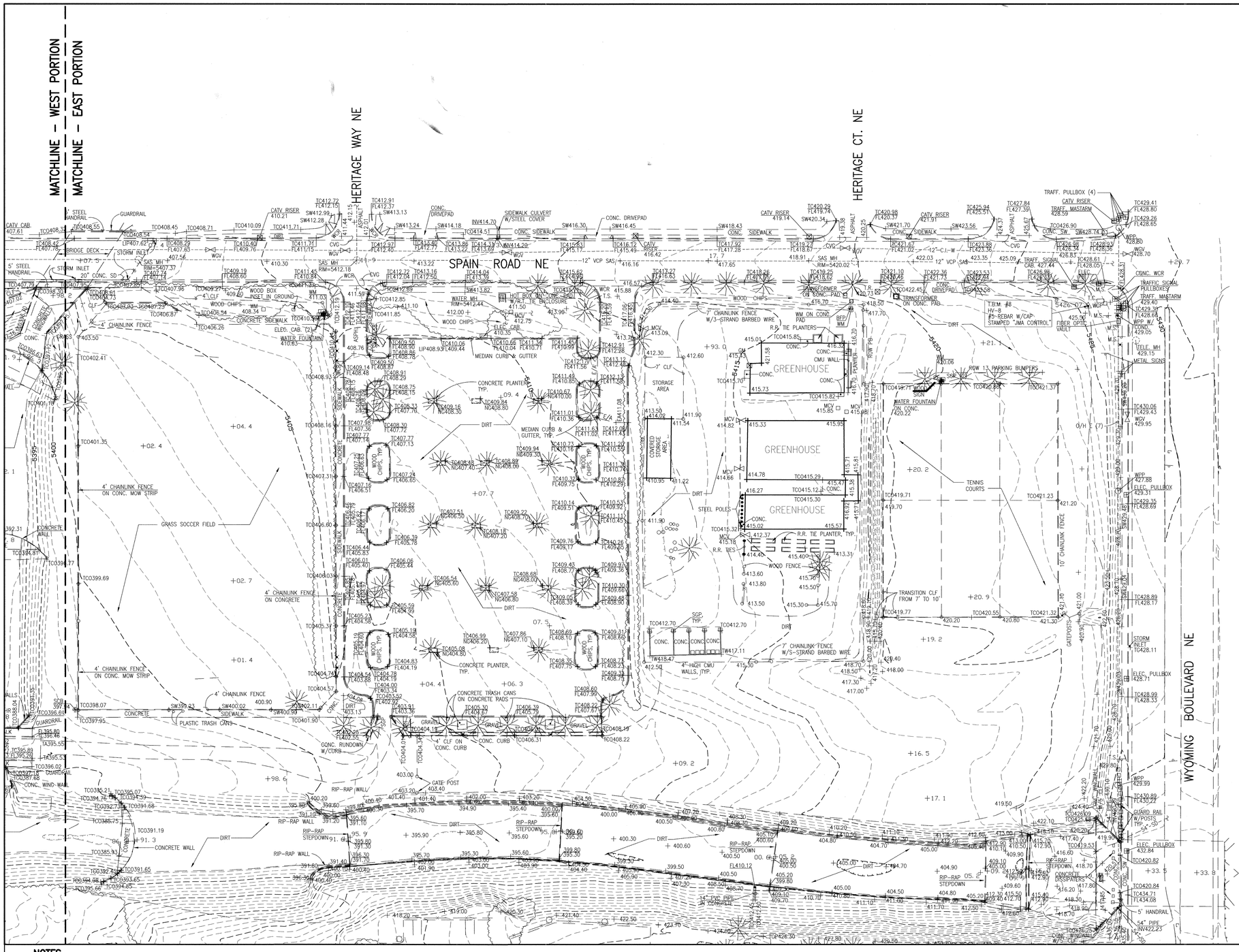
NO.	DATE	REMARKS	BY
		DESIGN	
		DESIGNED BY RB / WSP DATE APRIL 1999	
		DRAWN BY RB DATE JUNE 1999	
		CHECKED BY KB DATE SEP 1999	

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
SITE PLAN AND BASE SHEET INDEX

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999			

City Project No. 4980.01 | Zone Map No. F–19–Z | Sheet 02 of 41 02



LEGEND

TC	TOP OF CURB
FL	FLOWLINE
TW	TOP OF WALL
TA	TOP OF ASPHALT
EA; E/A	EDGE OF ASPHALT
TCO	TOP OF CONCRETE
MH	MANHOLE
SW	TOP OF SIDEWALK
SAS	SANITARY SEWER
MLP	METAL LIGHT POLE
WGV	WATER GATE VALVE
SGP	STEEL GUARD POST
WM	WATER METER
CVG	CONCRETE VALLEY GUTTER
ELEC. CAB	ELECTRIC CABINET
CLF	CHAINLINK FENCE
CATV	CABLE TELEVISION
SD MH	STORM DRAIN MANHOLE
SAS MH	SANITARY SEWER MANHOLE
BFP	BACKFLOW PREVENTER
T.R.	TELEPHONE RISER
PB	PARKING BUMPER
SCB	SPRINKLER CONTROL BOX
SHR	STEEL HANDRAIL
SAV	SPRINKLER ANTI-SIPHON VALVE
SPP	WOOD POWER POLE
W/COND.	WITH CONDUIT
O/H E (7)	OVERHEAD ELECTRIC LINES (NO. OF LINES)
TG	TOP OF GRATE
WGP	WOOD GUARD POST
PBX	PULLBOX
T.C.	TELEPHONE CABINET
M.S.	METAL SIGN
INV	INVERT
T.S.	TRAFFIC SIGN
WCR	CONCRETE WHEELCHAIR RAMP
W	WATER LINE
SAS	SANITARY SEWER LINE
SD	STORM DRAIN LINE

T.B.M.

T.B.M. #1 = HV-1
A MAG NAIL SET IN THE ASPHALT ALONG OSUNA ROAD NE. AS SHOWN ON SHEET 2.
ELEVATION = 5439.19 FEET (M.S.L.D.)

T.B.M. #2 = HV-2
A MAG NAIL SET IN THE ASPHALT NEAR THE INTERSECTION OF OSUNA RD. NE. AND BRENDA ST. N.E. AS SHOWN ON SHEET 2.
ELEVATION = 5405.76 FEET (M.S.L.D.)

T.B.M. #3 = HV-3
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T.B.M. #4 = HV-4
A MAG NAIL SET IN THE ASPHALT ALONG OSUNA ROAD NE. AS SHOWN ON SHEET 1.
ELEVATION = 5355.90 FEET (M.S.L.D.)

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A #5 REBAR WITH CAP STAMPED "JMA CONTROL" AS SHOWN ON SHEET 1.
ELEVATION = 5372.97 FEET (M.S.L.D.)

T.B.M. #7 = HV-7
A MAG NAIL IN THE ASPHALT ALONG SPAIN ROAD NE AS SHOWN ON SHEET 1.
ELEVATION = 5400.58 FEET (M.S.L.D.)

T.B.M. #8 = HV-8
A #5 REBAR WITH CAP STAMPED "JMA CONTROL" SET NEAR THE INTERSECTION OF SPAIN ROAD NE AND WYOMING BOULEVARD NE. AS SHOWN ON SHEET 2.
ELEVATION = 5426.07 FEET (M.S.L.D.)

NOTES

1. A SUPPLEMENTAL TOPOGRAPHIC SURVEY WAS CONDUCTED IN FEBRUARY, 1999.
2. SCREENED INFORMATION IS BASED UPON THE AERIAL–BASED TOPOGRAPHIC SURVEY PREPARED BY PACIFIC WESTERN TECHNOLOGIES, LTD. IN MARCH, 1999.
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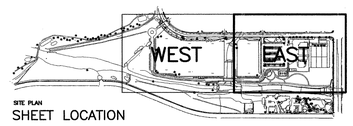
SITE PLAN
SHEET LOCATION



AS–BUILT INFORMATION
CONTRACTOR
STARTED BY DATE
INSPECTOR'S
ACCEPTANCE BY DATE
FIELD
VERIFICATION BY DATE
DRAWINGS
CORRECTED BY DATE
MICRO–FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS
THE STATION IS A STANDARD BRASS TABLET STAMPED "4–F19 1973" SET IN TOP OF A CONCRETE POST FLUSH WITH THE TOP OF THE CURB AS SHOWN ON SHEET 2.
ELEVATION = 5403.39 FEET (M.S.L.D.)

SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

LANDSCAPE ARCHITECT'S SEAL

REVISIONS
NO. DATE BY
DESIGN
DESIGNED BY JMA DATE –
DRAWN BY JMA DATE –
CHECKED BY JMA DATE –
REMARKS

jma
DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

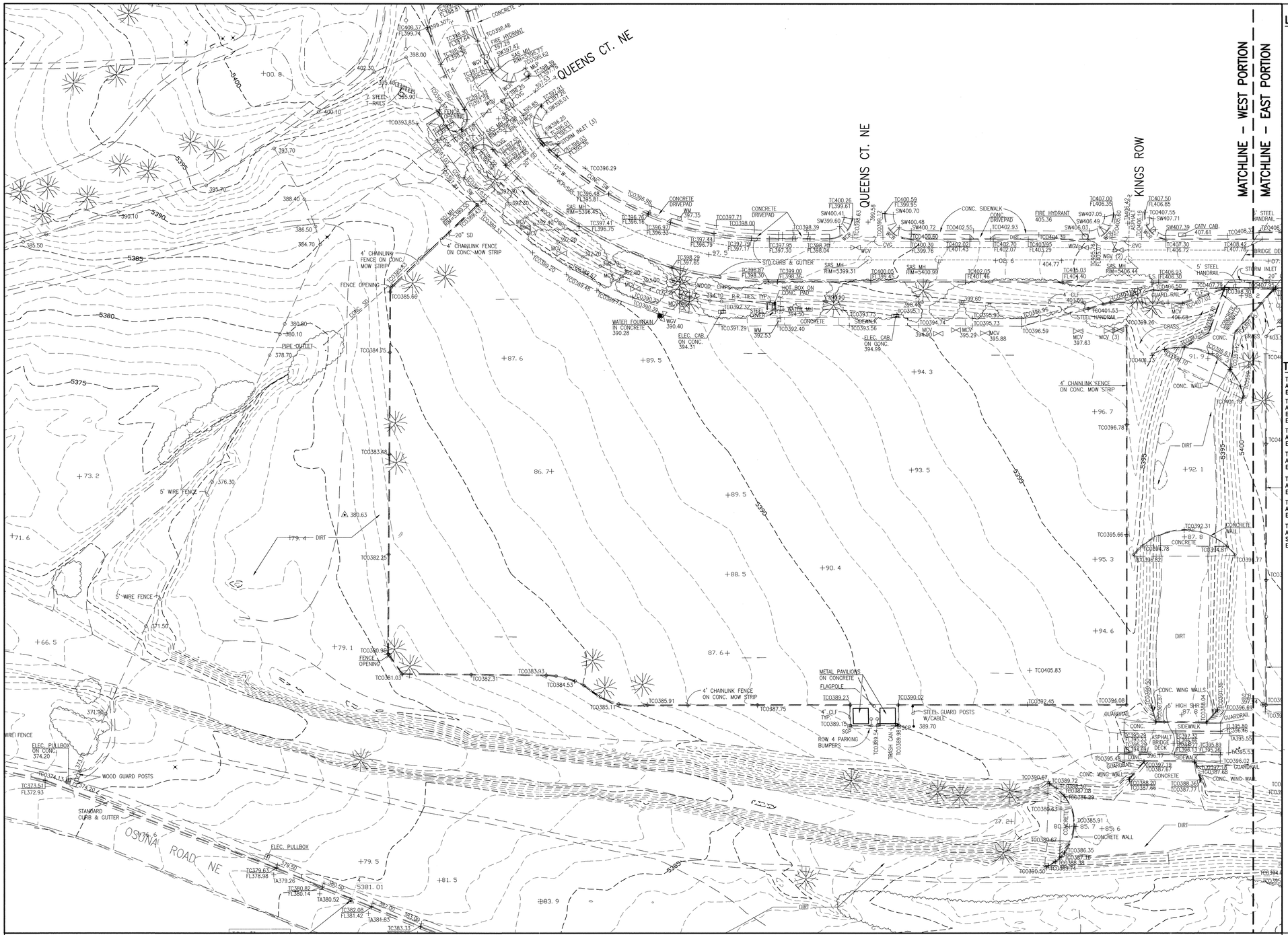
NORTH
SCALE: 1"=50'–0"
0 25' 50' 100'

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
EXISTING CONDITIONS – EAST PORTION

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F–19–Z | Sheet 3 Of 41 | EC1



LEGEND

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AS–BUILT INFORMATION
CONTRACTOR
STAKED BY — DATE
INSPECTOR'S PERFORMANCE — BY — DATE
FIELD VERIFICATION — BY — DATE
DRAWING CORRECTED — BY — DATE
MICRO–FILM INFORMATION
RECORDED — BY — DATE
NO.

BENCH MARKS
THE STATION IS A STANDARD BRASS TABLET STAMPED "4–F19 1973" SET IN TOP OF A CONCRETE POST FLUSH WITH THE TOP OF THE CURB AS SHOWN ON SHEET 2.
ELEVATION = 5403.39 FEET (M.S.L.D.)

SURVEY INFORMATION
FIELD NOTES — BY — DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH
SCALE: 1"=50'-0"

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
DESIGNED BY		DATE	
DRAWN BY	JMA	DATE	
CHECKED BY	JMA	DATE	

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
EXISTING CONDITIONS – WEST PORTION

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999	APPROVED DEC 14 1999			

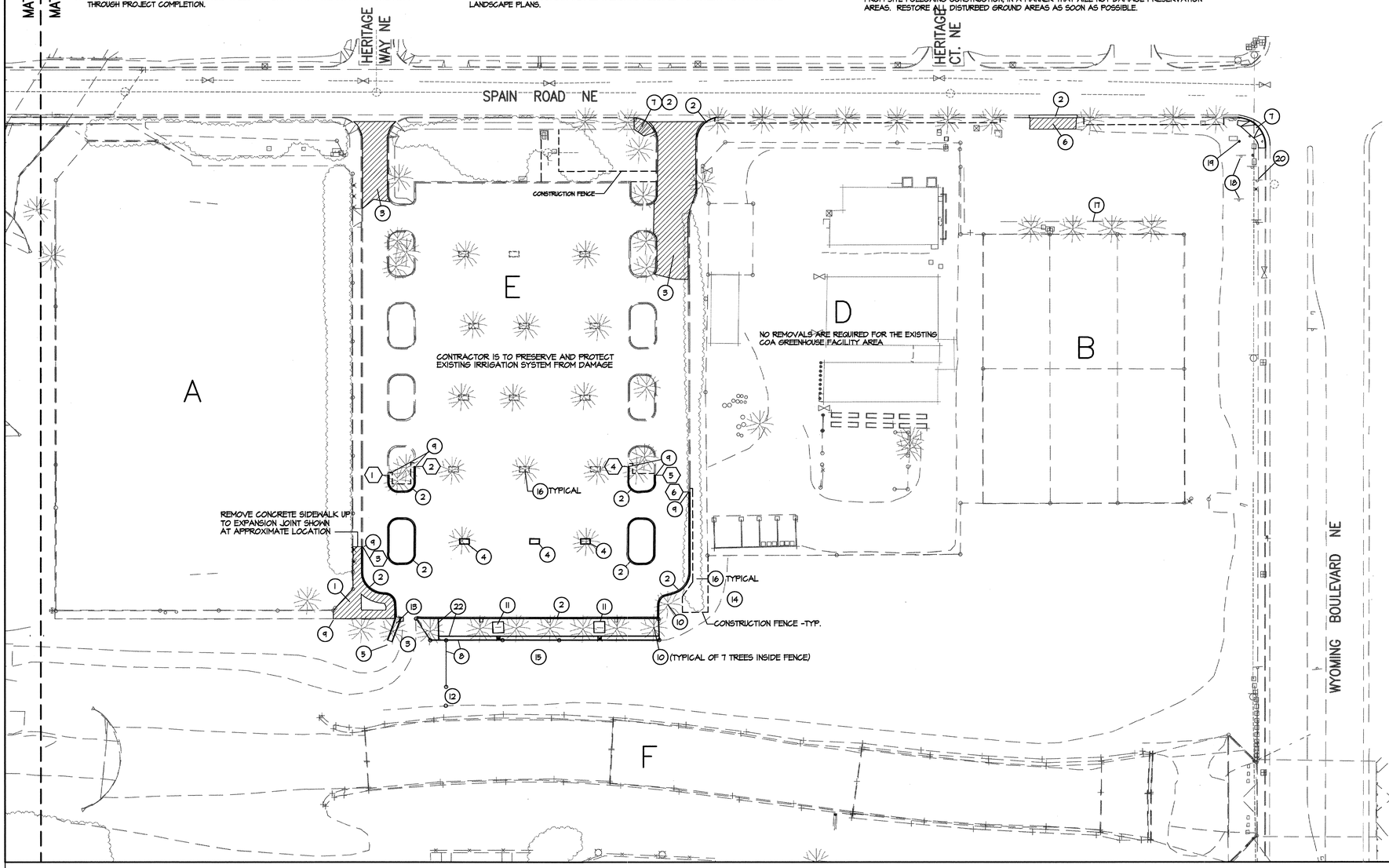
City Project No. 4980.93 | Zone Map No. F–19–Z | Sheet 4 Of 41 | EC2

PLANT PRESERVATION AND GENERAL REMOVAL NOTES

1. ALL TREE WORK INCLUDING PRUNING, CLEARING, WATERING, FERTILIZING, AND INSTALLATION OF LIGHTNING PROTECTION SHALL BE PERFORMED BY A LICENSED ARBORIST WITH A MINIMUM OF 5 YEARS DOCUMENTED EXPERIENCE.
2. ALL WORK SHALL BE IN ACCORDANCE WITH THE NATIONAL ARBORIST ASSOCIATION BOOK OF STANDARDS, MOST RECENT EDITION.
3. PROTECT ALL TREES TO BE PRESERVED WITH FENCES AND SIGNS. THE FENCE SHALL REMAIN UPRIGHT AND INTACT UNTIL ALL CONSTRUCTION ACTIVITY IS COMPLETE. THE LANDSCAPE ARCHITECT SHALL APPROVE PROTECTIVE FENCING INSTALLATION PRIOR TO THE START OF ANY SITE WORK.
4. ALL TREES TO BE PRESERVED IN TREE PRESERVATION AREAS SHALL BE PROTECTED BY 48" FENCING (ORANGE PLASTIC WEB) SUPPORTED BY METAL STAKES. THE FENCE SHALL BE LOCATED AS SHOWN ON THE PLAN. THE FENCE SHALL BE FIRMLY ANCHORED INTO THE GROUND AND SHALL REMAIN UPRIGHT AND INTACT UNTIL ALL CONSTRUCTION ACTIVITY IS COMPLETE. CONSTRUCTION ACTIVITIES OR STORAGE SHALL NOT OCCUR WITHIN THESE PROTECTED AREAS. THE CONTRACTOR SHALL STAKE THE PROTECTIVE FENCING LOCATION. THE LOCATION OF THE PROTECTIVE FENCING SHALL BE APPROVED ONSITE BY THE LANDSCAPE ARCHITECT PRIOR TO THE START OF ANY SITE WORK.
5. CONTINUOUSLY MAINTAIN ALL EXISTING TREES TO REMAIN FROM THE START OF SITE WORK THROUGH PROJECT COMPLETION.
6. CONTRACTOR AND OWNER'S REPRESENTATIVE SHALL VERIFY THE CORRECT LOCATION OF ALL UNDERGROUND UTILITIES IN THE FIELD PRIOR TO PROCEEDING WITH ANY TRENCHING.
7. PROHIBIT PARKING, CONSTRUCTION EQUIPMENT, BUILDING SUPPLY OR MATERIAL STORAGE, TRASH DISPOSAL, FOOT TRAFFIC AND VEHICULAR TRAFFIC IN THE TREE PRESERVATION AREAS.
8. WORK WITHIN AND IN CLOSE PROXIMITY TO PRESERVATION AREAS SHALL CONFORM TO THE SPECIFICATIONS REGARDING TREE REMOVAL, STUMP REMOVAL, ROOT PRUNING, FILL, SILTATION CONTROL, AND TEMPERATURE FLUCTUATION MITIGATION.
9. AVOID EXCAVATION DAMAGE: WHEN EXCAVATION NEAR A TREE TO BE PROTECTED MUST BE CARRIED OUT, DAMAGE CAN BE LIMITED BY ROOT PRUNING. ROOT PRUNING SHALL BE COMPLETED BEFORE GRADING IS STARTED AND SHALL OCCUR BENEATH THE PROTECTIVE FENCING AS SHOWN ON THE PLAN.
10. ROOT PRUNING: ROOT PRUNING SHALL BE PERFORMED WHEN REQUIRED WITH A TRENCHER SUCH AS A TELEPHONE CABLE PULLER OR A "DITCH WITCH" PRIOR TO ADJACENT EXCAVATION. THE TRENCHING SHALL BE TO A MINIMUM DEPTH OF 24" OR THE DEPTH OF EXCAVATION. THE CONTRACTOR SHALL STAKE THE LIMIT OF ROOT PRUNING AS PER THE PLAN. LIMITS OF TRENCHING SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO ANY TRENCHING IN THE FIELD. DO NOT TRENCH FOR IRRIGATION OR ELECTRICAL WITHIN DRIP LINES OF EXISTING TREES. COORDINATE ALL TRENCHING REQUIRED FOR UTILITY WORK WITH THE LANDSCAPE PLANS.
11. AVOID SOIL COMPACTION. THE BEST METHOD TO AVOID SOIL COMPACTION IS TO KEEP OFF. THIS INCLUDES RESTRICTING ALL TRAFFIC BOTH VEHICULAR AND PEDESTRIAN FROM CROSSING OVER THE ROOTS ZONES AND RESTRICTING EVEN TEMPORARY MATERIAL STORAGE UNDER TREES. PROVIDE WOOD MULCH TO A 4" DEPTH AROUND TREES AND IN SHRUB BEDS TO PROTECT EXISTING PLANTS FROM COMPACTION.
12. UNLESS OTHERWISE SHOWN ON THE PLANS, THE GOUND SURFACE WITHIN TREE PRESERVATION AREAS SHALL BE LEFT OR IF NECESSARILY RETURNED TO THE PRE-CONSTRUCTION CONDITION.
13. CONSTRUCTION SHALL BE EXECUTED IN A MANNER TO PROTECT TREE PRESERVATION AREAS. CONCRETE WASHOUT, BURNING AND OTHER ACTIVITIES SHOULD COMPLY WITH THE SPECIFICATIONS.
14. TREES AND SHRUBS TO BE REMOVED SHALL BE FLAGGED BEFORE REMOVAL WITH ORANGE RIBBON AND REVIEWED BY THE LANDSCAPE ARCHITECT PRIOR TO REMOVAL.
15. WHERE CONSTRUCTION TRAFFIC WITHIN PRESERVATION AREAS IS UNAVOIDABLE AS CONCURRED BY THE LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE, THE PROCEEDURE FOR ACCESS OUTLINED IN THE SPECIFICATIONS SHALL BE FOLLOWED. REMOVE ALL MATERIALS AND RETURN AREA TO PRE-CONSTRUCTION CONDITION WITHIN ONE WEEK OF THE WORK.
16. REMOVE PROTECTIVE FENCING, DEBRIS, AND ALL SURPLUS CONSTRUCTION MATERIALS FROM SITE FOLLOWING CONSTRUCTION, IN A MANNER THAT WILL NOT DAMAGE PRESERVATION AREAS. RESTORE ALL DISTURBED GROUND AREAS AS SOON AS POSSIBLE.

MATCHLINE – WEST PORTION

MATCHLINE – EAST PORTION



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY

KEYED NOTES

1. REMOVE CONCRETE WALK
2. REMOVE CONCRETE CURB AND GUTTER
3. REMOVE ASPHALTIC PAVEMENT
4. REMOVE CONCRETE CURB
5. REMOVE CONCRETE DEBRIS
6. REMOVE CONCRETE DRIVE APRON
7. REMOVE CONCRETE CORNER RAMP
8. REMOVE CHAIN LINK FENCE AND ALL CONCRETE
9. SAW-CUT CONCRETE
10. REMOVE EXISTING TREE
11. REMOVE AND SALVAGE EXISTING TABLE
    REMOVE CONCRETE SLAB
12. REMOVE GATE
13. REMOVE CONCRETE RUN-DOWN
14. REMOVE AND STORE 6 BOULDERS FOR REUSE ON-SITE LANDSCAPE ARCHITECT TO SELECT BOULDERS
15. REMOVE AND SALVAGE 2 BAR-B-QUES
16. PROTECT AND PRESERVE EXISTING TREES
17. REMOVE AND SALVAGE CAR STOPS
18. REMOVE "NO PARKING" SIGN AND SALVAGE
19. REMOVE POST AND FOOTING
20. REMOVE TENNIS FACILITY SIGN AND SALVAGE
21. PROTECT EXISTING TENNIS COURTS AND FENCING AT COURT PERIMETER FROM DAMAGE DURING CONSTRUCTION
22. REMOVE CONCRETE EDGING

COORDINATE LEGEND

1	X=409345.95	Y=1505462.22
2	X=409370.74	Y=1505470.06
3	X=409323.90	Y=1505498.85
4	X=409354.85	Y=1505470.47
5	X=409384.73	Y=1505462.42
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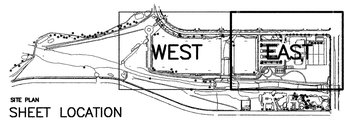
NOTE: ALL FEATURES SHOWN IN HALFTONE ARE EXISTING CONDITIONS. SEE SHEET EC1 FOR ADDITIONAL TOPOGRAPHIC DATA.



SITE PLAN
SHEET LOCATION

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 25' 50' 100'
SCALE: 1"=50'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S ACCEPTANCE — BY — DATE
FIELD VERIFICATION — BY — DATE
AS-BUILTS CORRECTED — BY — DATE

BENCH MARKS

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

SURVEY INFORMATION
FIELD NOTES
NO. — BY — DATE

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — WILLIAM R. MARTINEZ — REGISTERED LANDSCAPE ARCHITECT

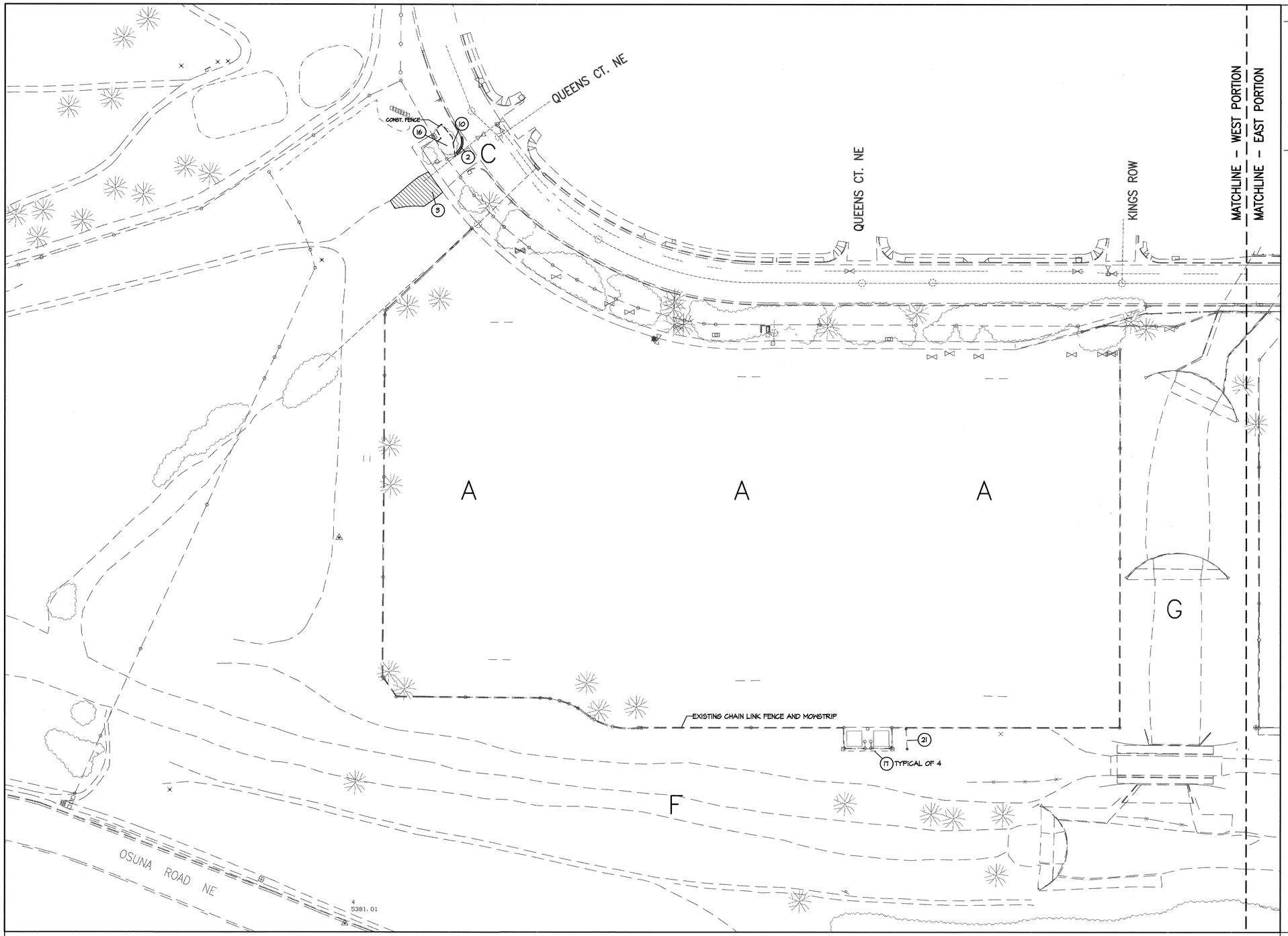
NO.	DATE	REMARKS
		REVISIONS
		DESIGN
DESIGNED	BY	RAB / WSP — DATE APRIL 1999
DRAWN	BY	RAB — DATE SEP 1999
CHECKED	BY	KB — DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
REMOVAL PLAN – EAST PORTION

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999
Last Design Update — Mo./Day/Yr. — Mo./Day/Yr.

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet R1 5 Of 41



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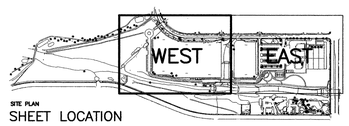
KEYED NOTES

- (2) REMOVE CONCRETE CURB AND GUTTER
- (3) REMOVE ASPHALT PAVEMENT
- (10) REMOVE EXISTING TREE
- (16) PROTECT AND PRESERVE EXISTING TREES TO REMAIN
- (17) REMOVE AND SALVAGE CAR STOPS
- (21) REMOVE RAILING, POSTS, AND FOOTINGS

NORTH 0 25' 50' 100'
SCALE: 1"=50'-0"

REFER TO SHEET R1 FOR PLANT PRESERVATION AND GENERAL REMOVAL NOTES

NOTE: ALL FEATURES SHOWN IN HALFTONE ARE EXISTING CONDITIONS. SEE SHEET EC2 FOR ADDITIONAL TOPOGRAPHIC DATA.



SITE PLAN
SHEET LOCATION

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO WILLIAM E. ZUMWALT REGISTERED LANDSCAPE ARCHITECT

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
		DESIGNED BY RAB / WSP	DATE APRIL 1999
		DRAWN BY RAB	DATE SEP 1999
		CHECKED BY KB	DATE SEP 17, 1999

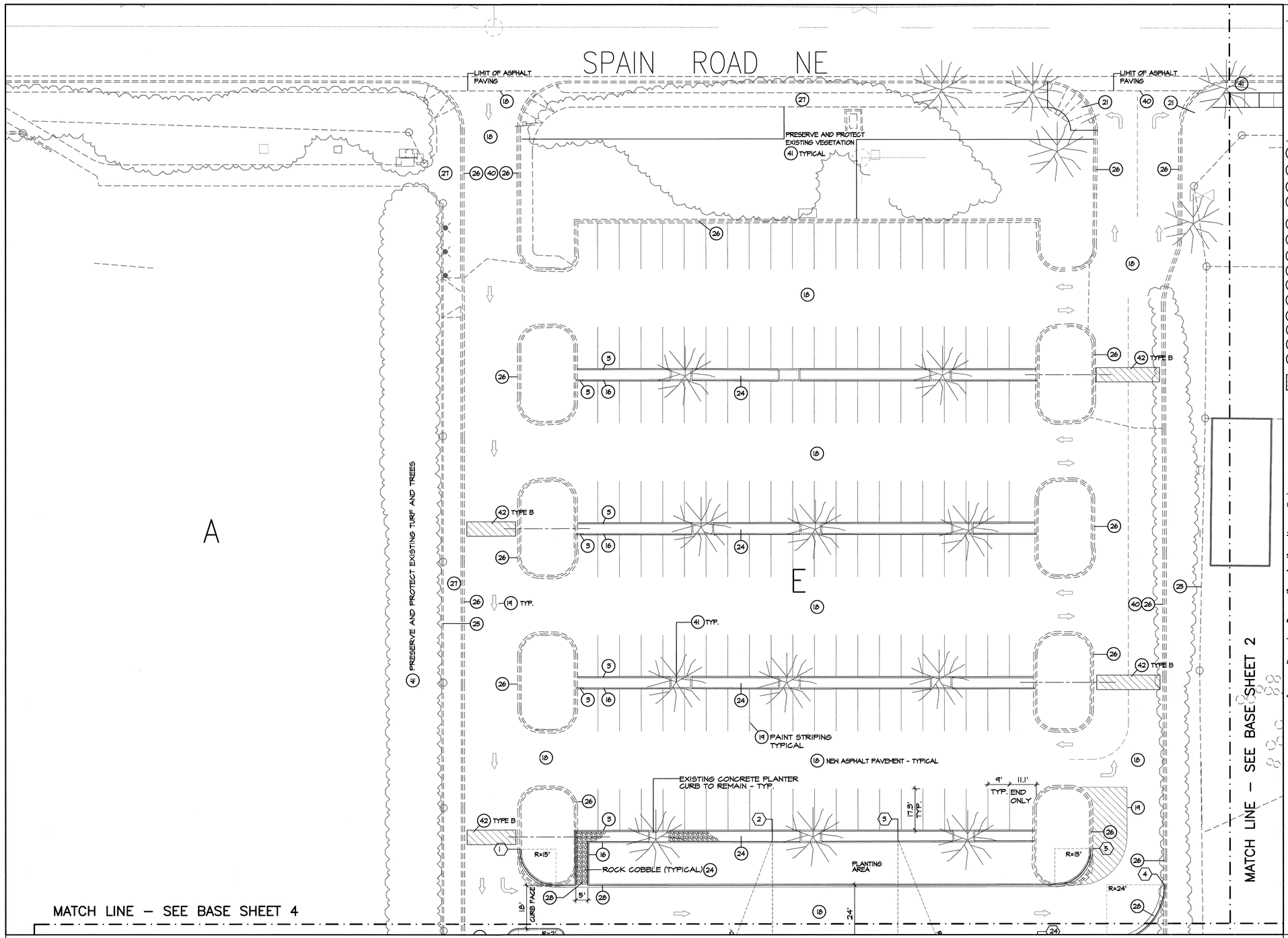
DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
REMOVAL PLAN – WEST PORTION

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 6 Of 41 | R2



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSED PLAYGROUND
- I PROPOSED RECREATION AREA
- J PROPOSED PARKING LOT
- K PROPOSED BASKETBALL COURT

KEYED NOTES

(3) PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2127

(15) PROVIDE AND INSTALL CONCRETE ALLEY GUTTER COA DETAIL 2415

(16) PROVIDE AND INSTALL 6" STANDUP CURB - COA DETAIL 2415

(18) PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA STD. DETAIL 2405

(19) PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS

(21) PROVIDE AND INSTALL CONCRETE RAMP PER COA ~~2441 CASE 1~~ 2426 UNI-DIRECTIONAL

(24) PROVIDE AND INSTALL WATER HARVESTING STRUCT. PER DETAIL 3 SHEET D2

(25) EXISTING CHAINLINK FENCE TO REMAIN

(26) EXISTING CONCRETE CURB AND GUTTER TO REMAIN

(27) EXISTING CONCRETE WALK TO REMAIN

(28) PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415

(40) JOIN SURFACES FLUSH

(41) PRESERVE AND PROTECT EXISTING VEGETATION

(42) PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4

DENOTES 6" THICK CONCRETE PAVING.

GENERAL LAYOUT NOTES

1. CONTRACTOR SHALL VERIFY THE CORRECT POSITION OF ALL UNDERGROUND UTILITIES IN THE FIELD PRIOR TO CONSTRUCTION.
2. ALL ANGLES ARE 90 DEGREES UNLESS OTHERWISE NOTED.
3. FIELD VERIFY LOCATION OF ALL EXISTING TREES.
4. PROVIDE PROTECTION FOR TREES AND SHRUBS TO BE PRESERVED AS NOTED ON SHEET R1.
5. WALLS, WALKS, ETC. TO BE STAKED IN THE FIELD AND FINAL LOCATION APPROVED BY THE LANDSCP. ARCHITECT OR ARCHITECT PRIOR TO CONSTRUCTION.
6. REFER TO ARCHITECTURAL DRAWINGS FOR BUILDING DIMENSIONS.
7. WRITTEN DIMENSIONS WILL PREVAIL ON THIS LAYOUT PLAN. DO NOT SCALE FROM THIS PLAN.
8. REFER TO SHEET P-106, P200U AND M204 FOR BACKFLOW PREVENTER SPECIFICATIONS AND LOCATIONS.
9. PROVIDE EXPANSION JOINTS BETWEEN PAVING AND ALL BUILDING FACES, WALLS, PLANTERS, CURBS, AND PAVING AREAS AT 30' O.C. IN BOTH DIRECTIONS AND AS INDICATED.

COORDINATE LEGEND

(1) X = 409345.98 Y = 1505462.30
(2) X = 409451.69 Y = 1505466.36
(3) X = 409503.83 Y = 1505466.39
(4) X = 409614.58 Y = 1505447.46
(5) X = 409584.78 Y = 1505462.44

SITE PLAN INDEX

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901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR — WORK STAKED BY — DATE
INSPECTOR'S ACCEPTANCE BY — DATE
FIELD VERIFICATION BY — DATE
CORRECTED AS BUILT BY — DATE
MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY — DATE
NO.

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — WILLIAM S. STARNES — REGISTERED LANDSCAPE ARCHITECT

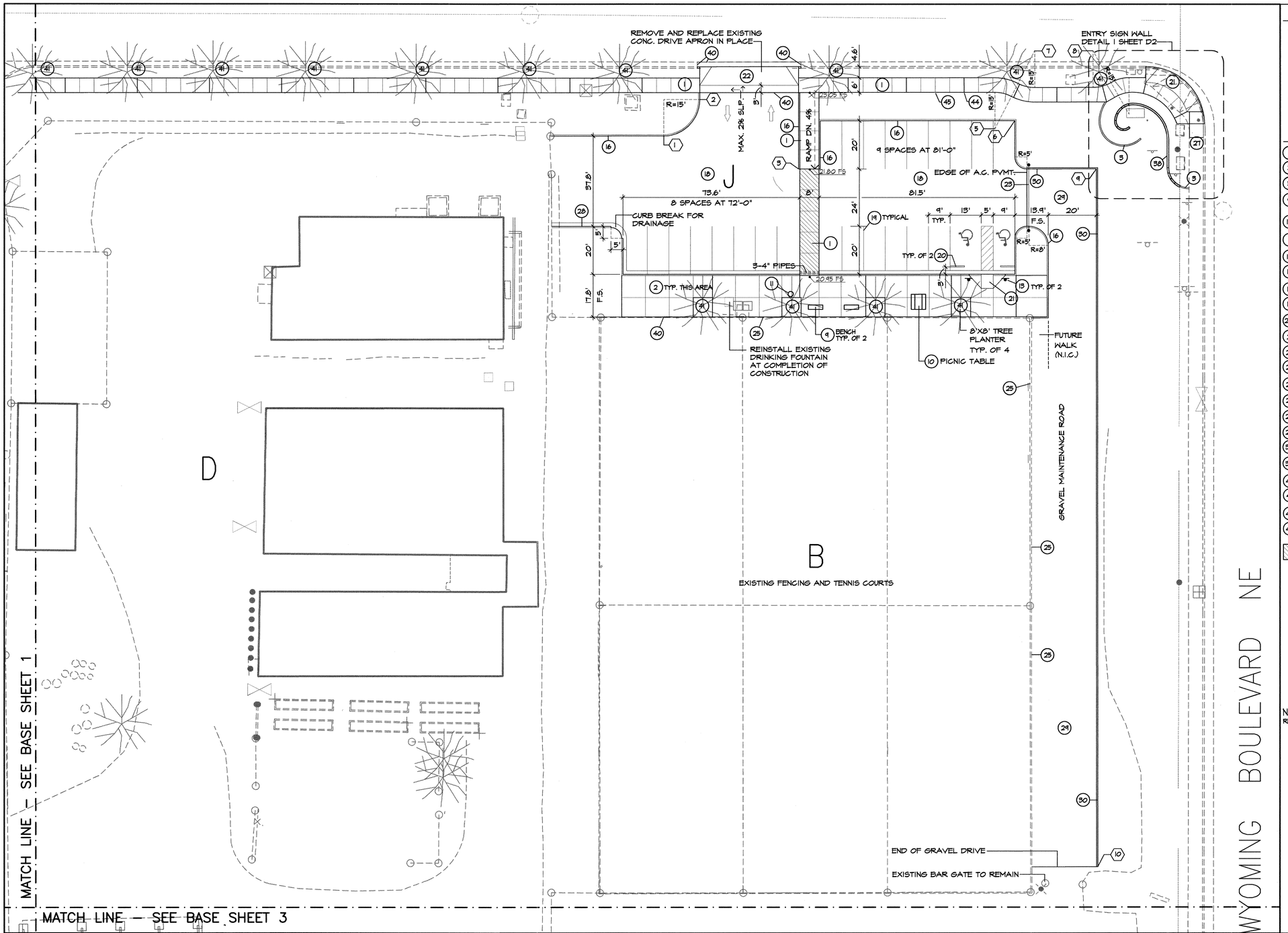
NO.	DATE	REMARKS	BY
		REVISIONS	
	DATE APRIL 1999	DESIGN	DESIGNED BY RB / WSP
	DATE SEP 1999		DRAWN BY RB
	DATE SEP. 17, 1999		CHECKED BY KB

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN – SHEET 1

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No.	Zone Map No.	Sheet
4980.93	F-19-Z	L1 of L1



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSED PLAYGROUND
- I PROPOSED RECREATION AREA
- J PROPOSED PARKING LOT
- K PROPOSED BASKETBALL COURT

KEYED NOTES

1. PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430
2. PROVIDE AND INSTALL COLORED CONCRETE DAVIS COLOR: WILLOW GREEN
5. PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2727
9. PROVIDE AND INSTALL 6'-0" BENCH WITHOUT BACK DUMORE #129-51-GREEN EXCERPLAY 505-2810151- DETAIL 1 SHEET D5
10. PROVIDE AND INSTALL 6' ADA ACCESSIBLE TABLE - DUMORE #120-68FL-51-GREEN EXCERPLAY 505-2810151- DETAIL 2 SHEET D4
11. PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS, INC. 867-9035
13. PROVIDE AND INSTALL HANDICAP PARKING SIGN
16. PROVIDE AND INSTALL 6" STANDUP CURB - COA DETAIL 2415
18. PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA SPEC.
19. PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS
20. PROVIDE AND INSTALL 6'-0" CONCRETE WHEEL STOP
21. PROVIDE AND INSTALL CONCRETE RAMP PER ~~COA~~ DETAIL ~~2441/SAGE~~ **SEE SHT. D2 DETAIL 1**
22. PROVIDE AND INSTALL CONCRETE DRIVE APRON PER COA DETAIL 2425
23. PROVIDE AND INSTALL 12'-0" PIPE GATE PER COA DETAIL 2551
25. EXISTING CHAINLINK FENCE TO REMAIN
27. EXISTING CONCRETE WALK TO REMAIN
28. PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
29. PROVIDE AND INSTALL CRUSHED GRAVEL MAINTENANCE ROAD - DETAIL 6 SHEET D4
30. PROVIDE AND INSTALL CONCRETE HEADER CURB - COA DETAIL 2415
38. PROVIDE AND INSTALL CONCRETE ENTRY SIGN WALL DETAILS 1 AND 3 SHEET D2
40. JOIN SURFACES FLUSH
41. PRESERVE AND PROTECT EXISTING VEGETATION
44. PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
45. PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

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(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FINAL VERIFICATION BY DATE
REVISIONS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

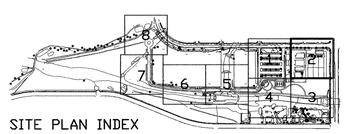
SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		DESIGN	
		DESIGNED BY RB / WSP DATE APRIL 1999	
		DRAWN BY RB DATE SEP 1999	
		CHECKED BY KB DATE SEP 17, 1999	

COORDINATE LEGEND

- 1 X = 409903.01 Y = 1506252.77
- 2 X = 409918.00 Y = 1506267.78
- 3 X = 409959.13 Y = 1506259.02
- 4 X = 409959.14 Y = 1506215.02
- 5 X = 410040.85 Y = 1506215.02
- 6 X = 410049.12 Y = 1506259.07
- 7 X = 410051.40 Y = 1506287.78
- 8 X = 410081.60 Y = 1506287.79
- 9 X = 410083.01 Y = 1506259.09
- 10 X = 410083.68 Y = 1505948.38



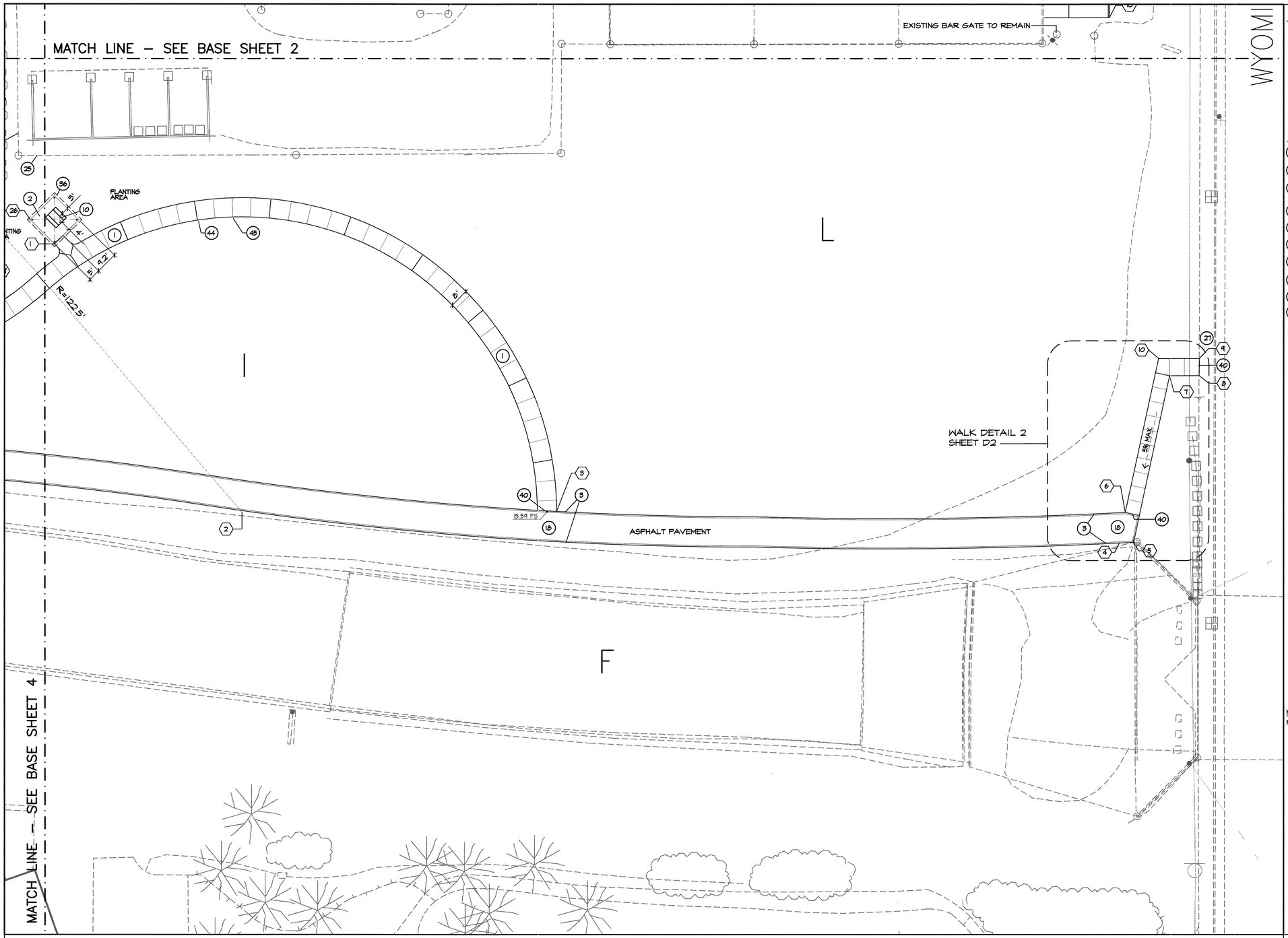
SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS — ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN — SHEET 2

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet L2 8 Of 41



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSED PLAYGROUND
- I PROPOSED RECREATION AREA
- J PROPOSED PARKING LOT
- K PROPOSED BASKETBALL COURT
- L FUTURE TENNIS COURTS

KEYED NOTES

(1) PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430

(3) PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2727

(10) PROVIDE AND INSTALL 6' ADA ACCESSIBLE TABLE - DUMORE #100-68PL-SI-GREEN EXCERPLAY 505-2810151- DETAIL 7 SHEET D4

(18) PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA DETAIL 2405

(25) EXISTING CHAINLINK FENCE TO REMAIN

(27) EXISTING CONCRETE WALK TO REMAIN

(36) PROVIDE AND INSTALL PICNIC SHELTER - DETAIL 4 SHEET D2

(40) JOIN SURFACES FLUSH

(44) PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE

(45) PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

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(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S ACCEPTANCE BY — DATE
RECORD VERIFICATION BY — DATE
REVISIONS CORRECTED BY — DATE
MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. | BY | DATE

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — WILLIAM L. CRAWFORD — REGISTERED LANDSCAPE ARCHITECT

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
DESIGNED BY	RB / WSP	DATE	APRIL 1999
DRAWN BY	RB	DATE	SEP 1999
CHECKED BY	KB	DATE	SEP 17, 1999

COORDINATE LEGEND

(1) X = 404645.94 Y = 1505854.29
(2) X = 404123.71 Y = 1505743.00
(3) X = 404854.31 Y = 1505743.45
(4) X = 410087.80 Y = 1505730.42
(5) X = 410093.74 Y = 1505730.71
(6) X = 410090.26 Y = 1505743.05
(7) X = 410108.66 Y = 1505799.94
(8) X = 410120.92 Y = 1505799.94
(9) X = 410121.02 Y = 1505807.08
(10) X = 410104.06 Y = 1505807.07

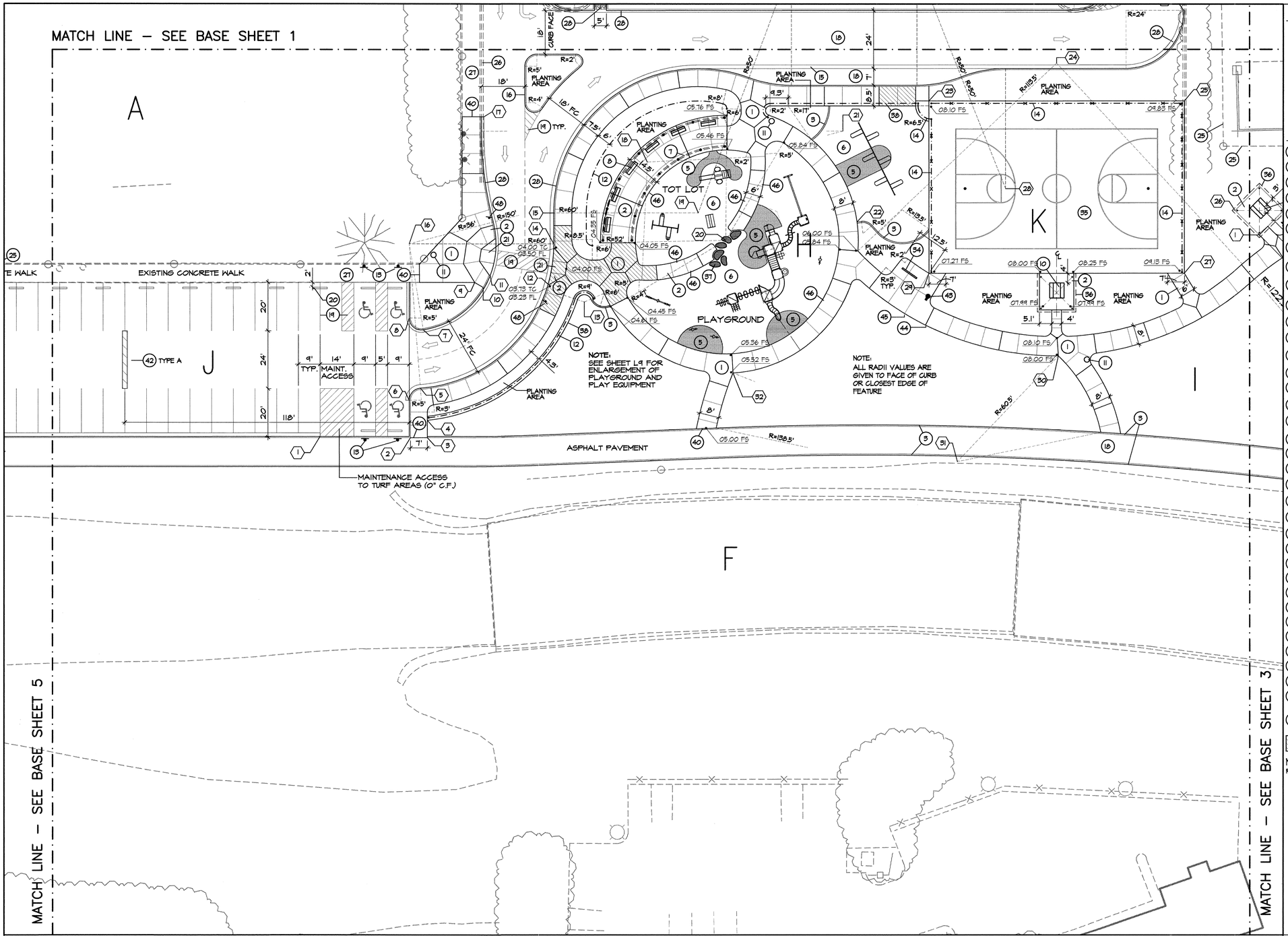
SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN – SHEET 3

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet L3 9 Of 41



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
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- K PROPOSED BASKETBALL COURT

KEYED NOTES

1. PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430
2. PROVIDE AND INSTALL COLORED CONCRETE DAVIS COLOR: TERRA COTTA
3. PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2127
5. PROVIDE AND INSTALL RESILIENT SURFACING DETAILS 6,7 SHEET D3
6. PROVIDE AND INSTALL 12" DEEP CLEAN MASONRY SAND
7. PROVIDE AND INSTALL PERGOLA - DETAILS 1 - 5 SHEET D3
8. PROVIDE AND INSTALL 6' BENCH WITH BACK - DUMORE #88-SI-GREEN EXCERPLAY 505-2B10151- DETAIL 1 SHEET D5
10. PROVIDE AND INSTALL 6' ADA ACCESSIBLE TABLE - DUMORE #100-68PL-SI-GREEN EXCERPLAY 505-2B10151- DETAIL 8 SHEET D4
11. PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS, INC. 861-9035
12. PROVIDE AND INSTALL ORNAMENTAL STEEL FENCE DETAIL 7 SHEET D4
13. PROVIDE AND INSTALL HANDICAP PARKING SIGN
14. PROVIDE AND INSTALL VINYL COATED CHAINLINK FENCE DETAIL 1 SHEET D4
15. PROVIDE AND INSTALL CONCRETE ALLEY GUTTER COA DETAIL 2415
18. PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA DETAIL 2405
19. PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS
20. PROVIDE AND INSTALL 6'-0" CONCRETE WHEEL STOP
21. PROVIDE AND INSTALL CONCRETE RAMP COA DETAIL 2441, CASE 1
25. EXISTING CHAINLINK FENCE TO REMAIN
26. EXISTING CONCRETE CURB AND GUTTER TO REMAIN
27. EXISTING CONCRETE WALK TO REMAIN
28. PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
30. PROVIDE AND INSTALL CONCRETE HEADER CURB - COA DETAIL 2415
32. PORTABLE TOILET BY OTHERS
34. PROVIDE AND INSTALL BICYCLE RACK DETAIL 3 SHEET D4
35. PROVIDE AND INSTALL BASKETBALL COURT DETAIL 3 AND 4 SHEET D5
36. PROVIDE AND INSTALL PICNIC SHELTER - DETAIL 4 SHEET D2
37. RELOCATE EXISTING BOULDERS - DETAIL 3 SHEET D4
38. PROVIDE AND INSTALL CONCRETE MONSTRIP PER COA STD. DETAIL 2125
40. JOIN SURFACES FLUSH
41. PRESERVE AND PROTECT EXISTING VEGETATION
42. PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4
43. PROVIDE AND INSTALL DRINKING FOUNTAIN - DETAIL 2 SHEET D4
44. PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
45. PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE
46. PROVIDE AND INSTALL TURNED DOWN SLAB-COA DETAIL 2128, TURN DOWN OCCURS ON BOTH SIDES OF WALK, MAKE HORIZ. REBAR CONTINUOUS TO EACH SIDE.
48. PROVIDE AND INSTALL SIGN S1-1 (PEDESTRIAN CROSSING)

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

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(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

COORDINATE LEGEND

1	X = 409256.19 Y = 1505710.53	10	X = 409323.81 Y = 1505853.55	19	X = 409413.14 Y = 1505863.34	28	X = 409540.64 Y = 1505873.42
2	X = 409243.19 Y = 1505710.55	11	X = 409326.73 Y = 1505837.48	20	X = 409424.55 Y = 1505851.94	29	X = 409508.86 Y = 1505838.40
3	X = 409300.64 Y = 1505710.06	12	X = 409350.81 Y = 1505833.85	21	X = 409473.12 Y = 1505847.40	30	X = 409562.61 Y = 1505804.14
4	X = 409300.64 Y = 1505711.32	13	X = 409365.81 Y = 1505826.53	22	X = 409479.02 Y = 1505859.55	31	X = 409520.68 Y = 1505160.24
5	X = 409247.83 Y = 1505790.12	14	X = 409353.14 Y = 1505850.47	23	X = 409508.82 Y = 1505909.90	32	X = 409427.56 Y = 1505791.02
6	X = 409243.68 Y = 1505785.65	15	X = 409353.64 Y = 1505865.31	24	X = 409561.81 Y = 1505925.67		
7	X = 409248.89 Y = 1505815.40	16	X = 409243.14 Y = 1505850.43	25	X = 409614.81 Y = 1505909.96		
8	X = 409243.16 Y = 1505819.84	17	X = 409323.11 Y = 1505905.31	26	X = 409635.86 Y = 1505864.57		
9	X = 409320.35 Y = 1505834.57	18	X = 409341.97 Y = 1505884.48	27	X = 409614.85 Y = 1505838.46		

SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN – SHEET 4

Design Review Committee: APPROVED DEC 14 1999 PUBLIC WORKS DEPARTMENT
City Engineer Approval: DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet L4 10 Of 41

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S ASSISTANCE BY — DATE
FIELD VERIFICATION BY — DATE
AS-BUILTS CORRECTED BY — DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

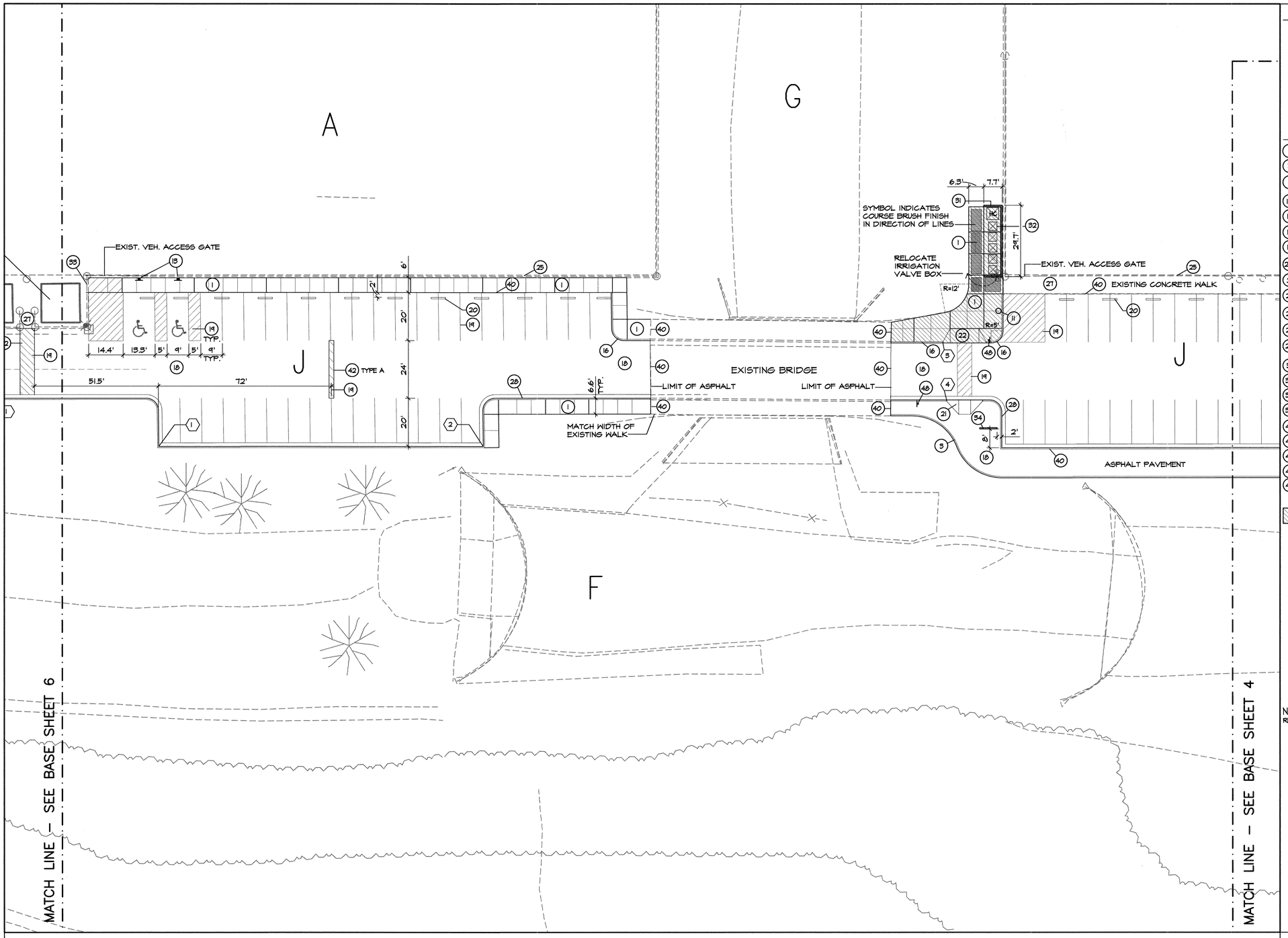
BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY — DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSED PLAYGROUND
- I PROPOSED RECREATION AREA
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KEYED NOTES

1. PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430
5. PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2127
11. PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS, INC. 867-9035
15. PROVIDE AND INSTALL HANDICAP PARKING SIGN
16. PROVIDE AND INSTALL 6" STANDUP CURB - COA DETAIL 2415
18. PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA STD. DETAIL 2405
19. PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS
20. PROVIDE AND INSTALL 6'-0" CONCRETE WHEEL STOP
21. PROVIDE AND INSTALL CONCRETE RAMP COA DETAIL 2441, CASE I
22. PROVIDE AND INSTALL CONCRETE DRIVE APRON PER COA DETAIL 2425
25. EXISTING CHAINLINK FENCE TO REMAIN
27. EXISTING CONCRETE WALK TO REMAIN
28. PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
31. PROVIDE AND INSTALL CMU WALL DETAIL 10 SHEET D3
32. PORTABLE TOILET BY OTHERS
33. INSTALL 6'-0" OPENING IN EXISTING CHAIN LINK FENCE - COA DETAIL 2352
34. PROVIDE AND INSTALL BICYCLE RACK DETAIL 3 SHEET D4
40. JOIN SURFACES FLUSH
42. PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4
44. PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
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48. PROVIDE AND INSTALL SIGN S1-1 (PEDESTRIAN CROSSING)

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

COORDINATE LEGEND

1. X = 408698.42 Y = 1505710.88
2. X = 408833.42 Y = 1505710.96
3. X = 409024.72 Y = 1505813.96
4. X = 409026.23 Y = 1505790.29

SITE PLAN INDEX

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S FIELD ACCEPTANCE BY — DATE
FIELD VERIFICATION BY — DATE
FIELD NOTES CORRECTED BY — DATE
MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
NO. | FIELD NOTES BY | DATE

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — REGISTERED LANDSCAPE ARCHITECT — WILLIAM M. BROWNE

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

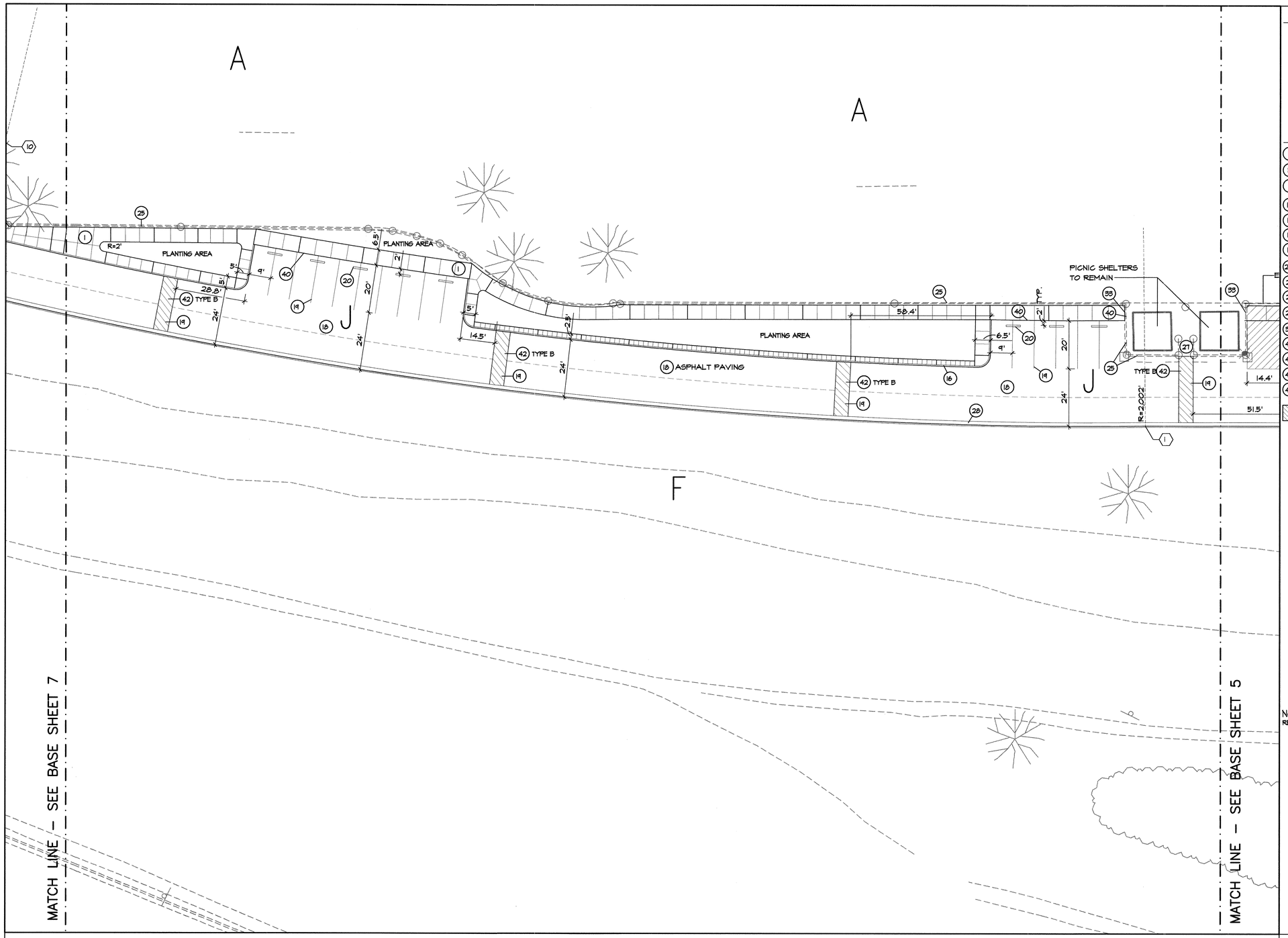
DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN – SHEET 5

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999	APPROVED DEC 14 1999			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet L5 11 Of 41



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSE PLAYGROUND
- I PROPOSED RECREATION AREA
- J PROPOSED PARKING LOT
- K PROPOSED BASKETBALL COURT

KEYED NOTES

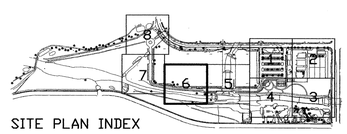
- (1) PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430, 2120
- (9) PROVIDE AND INSTALL EDGER CURB - COA DETAIL 2127
- (11) PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS, INC. 867-4035
- (13) PROVIDE AND INSTALL HANDICAP PARKING SIGN
- (16) PROVIDE AND INSTALL 6" STANDUP CURB - COA DETAIL 2415
- (18) PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA STD. DETAIL 2405
- (19) PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS
- (20) PROVIDE AND INSTALL 6'-0" CONCRETE WHEEL STOP
- (25) EXISTING CHAINLINK FENCE TO REMAIN
- (27) EXISTING CONCRETE WALK TO REMAIN
- (28) PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
- (33) INSTALL 6'-0" OPENING IN EXISTING CHAIN LINK FENCE - COA DETAIL 2252
- (40) JOIN SURFACES FLUSH
- (42) PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4
- (44) PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
- (45) PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

COORDINATE LEGEND

(1) X = 408626.86 Y = 1505790.24



SITE PLAN INDEX

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
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87104
(Tel.) 505.243.8333
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NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY DATE
WORK ACCEPTED BY DATE
FIELD LOCATION BY DATE
DRAWINGS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

LANDSCAPE ARCHITECT'S SEAL

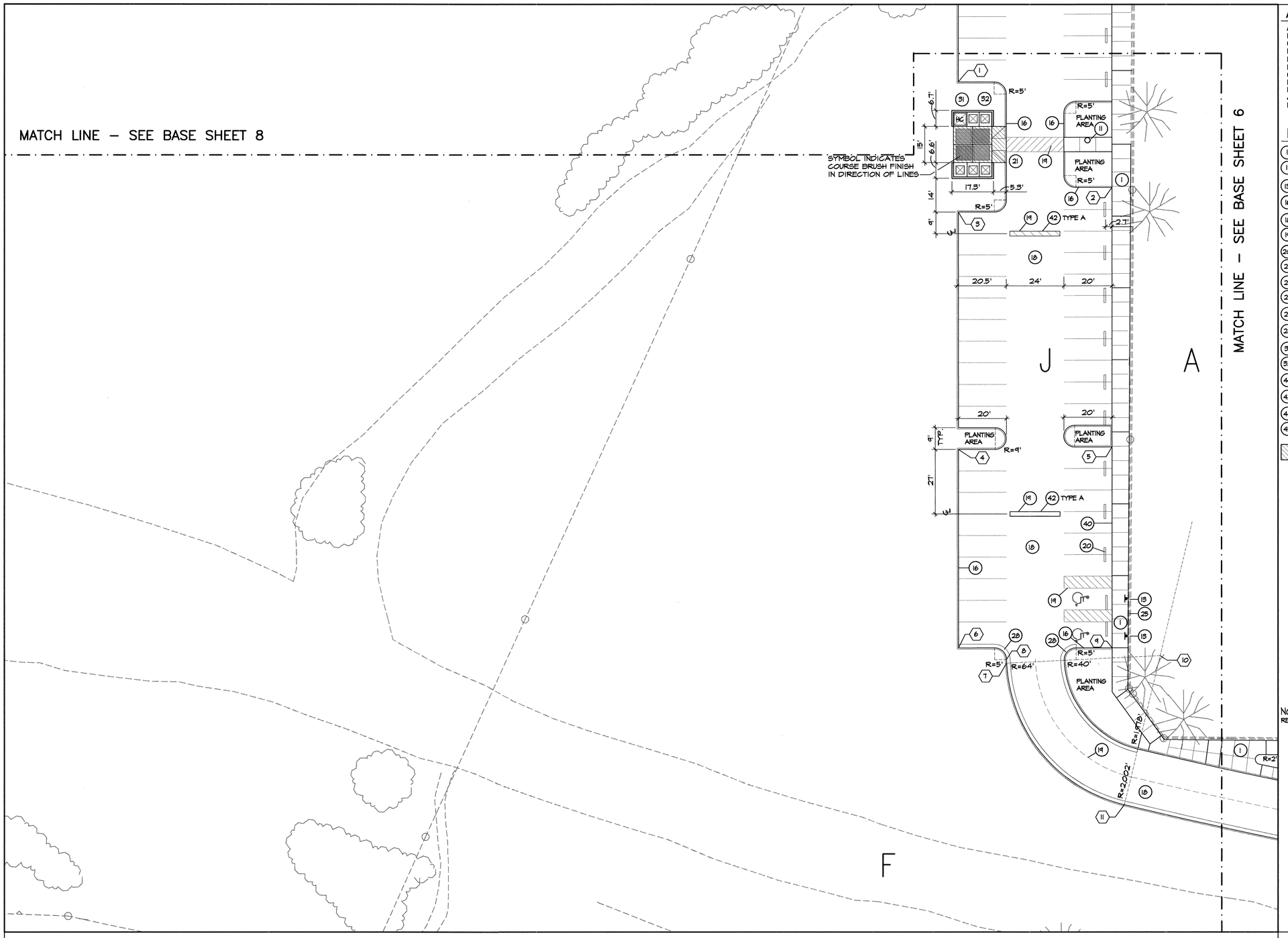
NO.	DATE	REMARKS
		REVISIONS
		DESIGN BY DATE APRIL 1999
		DESIGNED BY RB / WSP DATE SEP 1999
		DRAWN BY RB DATE SEP 17, 1999
		CHECKED BY KB

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONTRUCTION LAYOUT PLAN SHEET 6

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999	APPROVED DEC 14 1999			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet L6 12 Of 41



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
- E EXISTING PARKING LOT
- F BEAR ARROYO
- G BEAR TRIBUTARY
- H PROPOSED PLAYGROUND
- I PROPOSED RECREATION AREA
- J PROPOSED PARKING LOT
- K PROPOSED BASKETBALL COURT

KEYED NOTES

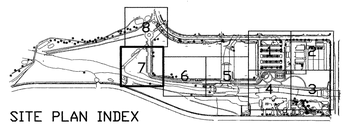
- (1) PROVIDE AND INSTALL CONCRETE WALK COA DETAILS 2430
- (11) PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS, INC. 867-9035
- (15) PROVIDE AND INSTALL HANDICAP PARKING SIGN
- (16) PROVIDE AND INSTALL 6" STANDUP CURB - COA DETAIL 2415
- (18) PROVIDE AND INSTALL ASPHALT PAVEMENT PER COA STD. DETAIL 2405
- (19) PROVIDE AND INSTALL PAVEMENT PAINT STRIPING PER COA SPECIFICATIONS
- (20) PROVIDE AND INSTALL 6'-0" CONCRETE WHEEL STOP
- (21) PROVIDE AND INSTALL CONCRETE RAMP PER COA DETAIL 2441, CASE I
- (22) PROVIDE AND INSTALL CONCRETE DRIVE APRON PER COA DETAIL 2425
- (23) PROVIDE AND INSTALL 12'-0" PIPE GATE PER COA DETAIL 2351
- (25) EXISTING CHAINLINK FENCE TO REMAIN
- (28) PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
- (31) PROVIDE AND INSTALL CMU WALL DETAIL 10 SHEET D3
- (32) PORTABLE TOILET BY OTHERS
- (40) JOIN SURFACES FLUSH
- (42) PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4
- (44) PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
- (45) PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

COORDINATE LEGEND

- (1) X = 408067.52 Y = 1506147.11
- (2) X = 408131.54 Y = 1506103.29
- (3) X = 408067.55 Y = 1506043.11
- (4) X = 408067.60 Y = 1505994.11
- (5) X = 408131.60 Y = 1505945.14
- (6) X = 408067.65 Y = 1505911.35
- (7) X = 408087.73 Y = 1505904.97
- (8) X = 408087.67 Y = 1505906.48
- (9) X = 408131.65 Y = 1505911.34
- (10) X = 408151.65 Y = 1505908.08
- (11) X = 408136.74 Y = 1505845.84



SITE PLAN INDEX

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87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S ASSISTANCE BY — DATE
FIELD VERIFICATION BY — DATE
REVISIONS MADE BY — DATE
CORRECTED BY — DATE

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY — DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

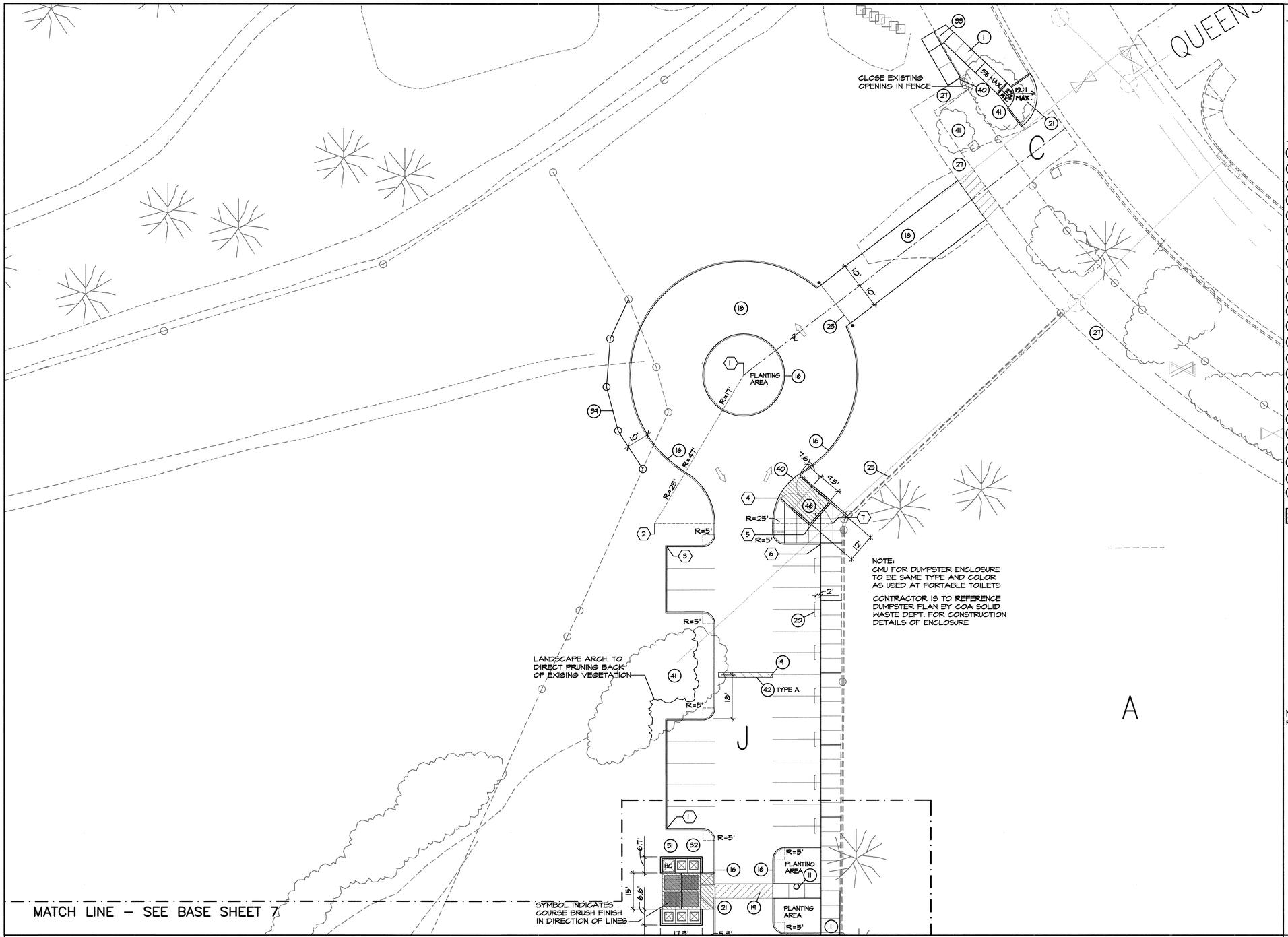
DESIGNED BY RB / WSP — DATE APRIL 1999
DRAWN BY RB — DATE SEP 1999
CHECKED BY KB — DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN SHEET 7

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999
Last Design Update — Mo./Day/Yr. — Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet L7 13 Of 41



AREA NOTES

- A EXISTING SOCCER FIELD
- B EXISTING TENNIS COURTS
- C EXISTING EMERGENCY ACCESS GATE
- D EXISTING COA GREENHOUSE FACILITY
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KEYED NOTES

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11. PROVIDE AND INSTALL TRASH RECEPTACLE "RINCONADA III" BY MATERIALS INC. 867-4035
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21. PROVIDE AND INSTALL CONCRETE RAMP COA DETAIL 2441
23. PROVIDE AND INSTALL 12'-0" PIPE GATE PER COA DETAIL 2251, CASE I
25. EXISTING CHAINLINK FENCE TO REMAIN
26. EXISTING CONCRETE CURB AND GUTTER TO REMAIN
27. EXISTING CONCRETE WALK TO REMAIN
28. PROVIDE AND INSTALL CURB AND GUTTER COA DETAIL 2415
31. PROVIDE AND INSTALL CMU WALL DETAIL 10 SHEET D3
32. PORTABLE TOILET BY OTHERS
33. INSTALL 6'-0" OPENING IN EXISTING CHAIN LINK FENCE - COA DETAIL 2252
34. RELOCATE EXISTING FENCE POSTS AND RESTRING WITH NON-BARB WIRE
40. JOIN SURFACES FLUSH
41. PRESERVE AND PROTECT EXISTING VEGETATION
42. PROVIDE AND INSTALL A.C. SPEED HUMP-DETAIL 4 SHEET D4
44. PROVIDE AND INSTALL 1/2" EXPANSION JOINT IN CONCRETE
45. PROVIDE AND INSTALL 1/4" TOOLED CONTROL JOINT IN CONCRETE
47. PROVIDE AND INSTALL COA SINGLE DUMPSTER ENCLOSURE

DENOTES 6" THICK CONCRETE PAVING.

NOTE:
REFER TO SHEET L1 FOR GENERAL LAYOUT NOTES

COORDINATE LEGEND

1. X = 408099.41 Y = 1506335.42
2. X = 408062.44 Y = 1506213.63
3. X = 408067.45 Y = 1506264.11
4. X = 408113.78 Y = 1506284.22
5. X= 408127.19 Y = 1506272.71
6. X = 408131.45 Y = 1506265.14
7. X = 408136.44 Y = 1506213.67

SITE PLAN INDEX

DESIGNWORKSHOP
901 Rio Grande NW
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Albuquerque, NM
87104
(Tel.) 505.243.8333
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NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
REVISIONS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		DESIGN	DATE APRIL 1999
		DESIGNED BY RB / WSP	DATE SEP 1999
		DRAWN BY RB	DATE SEP 17, 1999
		CHECKED BY KB	

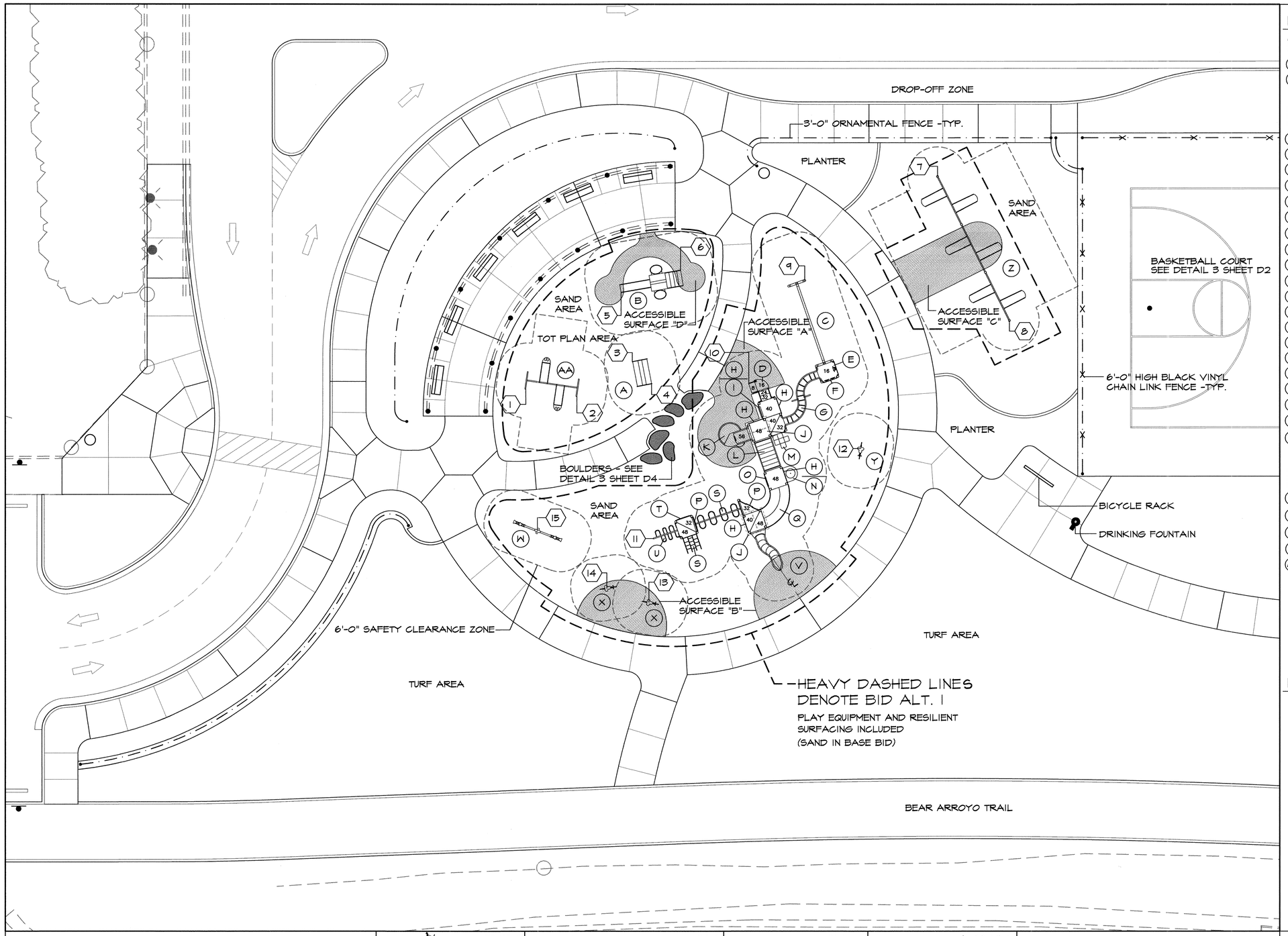
14

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
CONSTRUCTION LAYOUT PLAN SHEET 8

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr. | Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet L8 14 Of 41



PLAY EQUIPMENT LIST BID ALT. 1

CARAVAN – EXPRESSIVE INDUSTRIES, SANTA FE, (800) 448-0429

- (A) 30323 - CAT/BEAR DEN
- (B) 30311 - CASTLE

LANDSCAPE STRUCTURES INC.
PLAYSTRUCTURE 1503203A
EXERPLAY, ALBUQUERQUE, (505) 281-0151

- (C) CURVED TRACKRIDE
- (D) CURVED TRANSFER MODULE
- (E) PERISCOPE PANEL
- (F) PILOT PANEL
- (G) HORIZONTAL LADDER
- (H) ZOO PANEL
- (I) STORE FRONT PANEL (BELOW DECK)
- (J) SQUARE POLY ROOF (ABOVE)
- (K) 56" SPYROSLIDE
- (L) 84" CLATTERBRIDGE
- (M) BLOCK CLIMBER
- (N) SAND AND WATER PANEL (BELOW DECK)
- (O) SOUND CHIMES PANEL
- (P) VERTICAL LADDER
- (Q) CURVED BRIDGE
- (R) SINGLE BEAM LOOP
- (S) 48" DECK CHAIN LADDER
- (T) BLOCK IMAGE PANEL
- (U) CENTIPEDE CLIMBER
- (V) SLIDEWINDER

LANDSCAPE STRUCTURES INC.
INDEPENDENT PLAY EQUIPMENT
EXERPLAY, ALBUQUERQUE, (505) 281-0151

- (W) SPRING SEE SAW
- (X) TUFFRIDER - HORSE
- (Y) TUFFRIDER - BIRD
- (Z) 6 PLACE SINGLE POST SWING
- (AA) 100048 - 2 PLACE ARCH TOT SWING

BOULDER PLACEMENT NOTE

THE EXACT PLACEMENT OF BOULDERS WILL DEPEND ON THE ACTUAL SHAPE AND SIZE OF ROCKS. PLACEMENT WILL DETERMINE THE SHAPE OF THE EDGE OF THE ADJACENT CONCRETE WALK NEAREST THE ROCKS. BOULDER PLACEMENT SHALL BE DIRECTED IN THE FIELD BY THE LANDSCAPE ARCHITECT. THE CONTRACTOR IS TO CONTACT THE LANDSCAPE ARCHITECT ARCHITECT WITH ADEQUATE LEAD TIME PRIOR TO THE TIME OF PLACEMENT.

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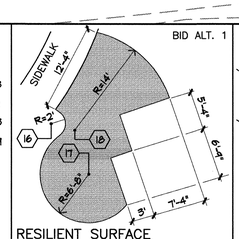
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

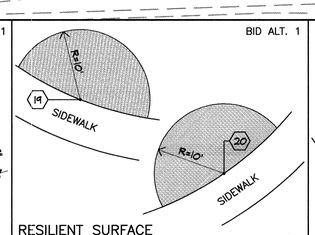
NORTH 0 5' 10' 20'
SCALE: 1"=10'-0"

COORDINATE LEGEND

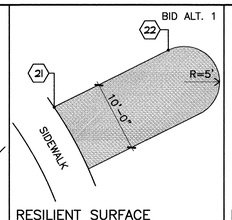
1	X=409343.86	Y=1505856.61	10	X=409440.55	Y=1505857.73	19	X=409413.78	Y=1505807.33
2	X=409404.53	Y=1505855.07	11	X=409420.50	Y=1505825.52	20	X=409451.19	Y=1505813.22
3	X=409416.18	Y=1505862.52	12	X=409463.64	Y=1505844.17	21	X=409469.98	Y=1505882.93
4	X=409420.19	Y=1505857.72	13	X=409419.55	Y=1505812.14	22	X=409484.81	Y=1505840.29
5	X=409413.84	Y=1505876.61	14	X=409410.83	Y=1505815.12			
6	X=409426.18	Y=1505881.27	15	X=409396.37	Y=1505821.06			
7	X=409479.79	Y=1505900.95	16	X=409431.28	Y=1505854.12			
8	X=409444.73	Y=1505870.84	17	X=409436.54	Y=1505847.06			
9	X=409452.09	Y=1505879.34	18	X=409434.56	Y=1505853.21			



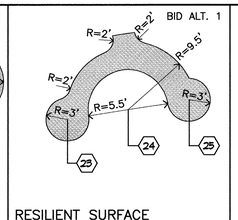
RESILIENT SURFACE AREA "A" LAYOUT NTS



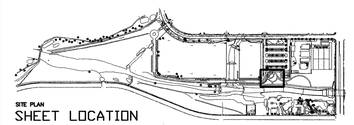
RESILIENT SURFACE AREA "B" LAYOUT NTS



RESILIENT SURFACE AREA "C" LAYOUT NTS



RESILIENT SURFACE AREA "D" LAYOUT NTS


SITE PLAN
SHEET LOCATION

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
PLAYGROUND LAYOUT PLAN

Design Review Committee: APPROVED DEC 14 1999 DEPT. OF PUBLIC WORKS
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER

Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 15 Of 41 | L9

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
AS-BUILTS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS
NO. DATE

SURVEY INFORMATION
NO. FIELD BOOK BY DATE

LANDSCAPE ARCHITECT'S SEAL

REVISIONS
NO. DATE REMARKS BY
DESIGNED BY RAB / WSP DATE APRIL 1999
DRAWN BY RAB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999

15

⬭ KEYED NOTES:

1 EXISTING TENNIS COURT TO REMAIN.
2 EXISTING GREENHOUSE TO REMAIN.
3 EXISTING PAVED AREA TO BE REPAVED.
4 EXISTING SOCCER FIELD TO REMAIN.
5 BEAR TRIB ARROYO.
6 NEW PAVED PARKING.
7 SEE SHEET G2.
8 SEE SHEET G2.
9 NEW PLAY AREA.
10 CONSTRUCT NEW TYPE "D" CATCH BASIN.
N 1505902.09
E 409868.19
GRATE= 5416.50
INV (OUT)= 5414.00
11 INSTALL 110 LF 18" CLASS IV RCP @ S=0.0200 ft/ft
12 CONSTRUCT NEW TYPE "D" CATCH BASIN.
N 1505793.04
E 409868.35
GRATE= 5414.75
INV (IN)= 5411.71
INV (OUT)= 5411.61
13 INSTALL 86 LF 24" CLASS IV RCP @ S=0.0210 ft/ft
14 OUTLET TO ARROYO
N 1505707.07
E 409868.47
INV(OUT)= 5409.80
SEE DETAIL A ON SHEET D6
15 CONSTRUCT NEW TYPE "D" CATCH BASIN.
N 1505825.66
E 409536.04
GRATE= 5406.80
INV (OUT)= 5404.75
16 INSTALL 30 LF 18" CLASS IV RCP @ S=0.0060 ft/ft
17 WYE CONNECTION
N 1505794.43
E 409536.08
INV= 5404.57
18 INSTALL 54 LF 18" CLASS IV RCP @ S=0.0280 ft/ft
19 OUTLET TO ARROYO
N 1505742.97
E 409536.16
INV(OUT)= 5403.08
SEE DETAIL A ON SHEET D6
20 CONSTRUCT NEW TYPE "D" CATCH BASIN.
N 1505796.60
E 409596.43
GRATE= 5407.80
INV(OUT)= 5406.02
21 INSTALL 61 LF 18" CLASS IV RCP @ S=0.0240 ft/ft
22 CONSTRUCT NEW TYPE "A" CATCH BASIN.
N 1505959.67
E 409325.73
GRATE= 5405.50
INV(OUT)= 5400.75
23 INSTALL 155 LF 18" CLASS IV RCP @ S=0.0160 ft/ft
24 CONSTRUCT NEW TYPE "A" CATCH BASIN.
N 1505804.80
E 409326.67
GRATE= 5402.35
INV(IN)= 5398.27
INV(OUT)= 5398.17
25 INSTALL 27 LF 24" CLASS IV RCP @ S=0.0350 ft/ft
26 CONSTRUCT NEW TYPE "D" CATCH BASIN.
N 1505778.00
E 409328.01
GRATE= 5400.75
INV(IN)= 5397.23
INV(OUT)= 5397.13
27 INSTALL 49 LF 30" CLASS IV RCP @ S=0.0060 ft/ft
28 OUTLET TO ARROYO
N 1505730.27
E 409319.93
INV(OUT)= 5396.84
SEE DETAIL B ON SHEET D6
29 CONSTRUCT NEW TYPE "A" CATCH BASIN.
N 1505773.79
E 409053.86
GRATE= 5394.60
INV(OUT)= 5391.60
30 INSTALL 29 LF 18" CLASS IV RCP @ S=0.0200 ft/ft
31 OUTLET TO ARROYO
N 1505744.96
E 409053.90
INV(OUT)= 5391.02
SEE DETAIL D ON SHEET D6
32 MATCH GRADES AT EXISTING BRIDGE

NOTE:
SEE ARCHITECTURAL SHEETS FOR SITE IMPROVEMENTS & LAYOUT OF IMPROVEMENTS

MATCHLINE - SEE SHEET G1

MATCHLINE - SEE SHEET G2

⬭ SPOT DATA

SPOT#	NORTHING	EASTING	ELEV.	DESC.
1	1505826.05	409049.89	5397.00	MATCH EXISTING
2	1505813.91	409034.42	5396.00	MATCH EXISTING
3	1505782.55	409049.18	5395.00	L.G.
4	1505770.53	409075.78	5395.00	L.G.
5	1505769.94	409093.28	5396.00	T.C.
6	1505757.94	409101.29	5396.00	T.C
7	1505770.53	409110.78	5396.00	L.G.
8	1505834.52	409056.96	5398.00	MATCH EXISTING
9	1505834.08	409123.35	5399.00	MATCH EXISTING
10	1505834.19	409190.87	5400.00	MATCH EXISTING
11	1505834.26	409242.50	5401.00	MATCH EXISTING
12	1505866.46	409326.34	5404.00	L.G.
13	1505884.44	409353.15	5404.00	L.G.
14	1505781.87	409331.88	5402.00	T.C.
15	1505774.12	409331.88	5402.00	T.C.
16	1505770.56	409302.95	5402.00	T.C.
17	1505758.07	409311.29	5402.00	T.C.
18	1505904.98	409323.11	5405.00	MATCH EXISTING
19	1505947.28	409371.40	5405.00	L.G.
20	1505919.46	409391.50	5405.00	L.G.
21	1505878.44	409398.02	5405.00	T.C.
22	1505887.84	409435.31	5405.00	T.C.
23	1505856.65	409425.53	5405.00	T.C.
24	1505855.53	409432.11	5405.00	T.C.
25	1505874.41	409439.92	5405.00	T.C.
26	1505805.24	409419.20	5405.00	T.C.
27	1506010.39	409323.04	5406.00	MATCH EXISTING
28	1506017.46	409347.18	5406.00	MATCH EXISTING
29	1506038.35	409370.01	5406.00	MATCH EXISTING
30	1505970.10	409420.59	5406.00	MATCH EXISTING
31	1505947.85	409408.14	5406.00	T.C.
32	1505947.30	409429.35	5406.00	L.G.
33	1505923.36	409441.61	5406.00	L.G.
34	1505918.01	409438.96	5406.00	L.G.
35	1505908.87	409461.67	5407.00	T.C.
36	1505906.50	409430.94	5406.00	T.C.
37	1505842.68	409470.63	5406.00	T.C.
38	1505813.49	409451.58	5406.00	T.C.

⬭ SPOT DATA

SPOT#	NORTHING	EASTING	ELEV.	DESC
39	1506082.74	409322.96	5407.00	MATCH EXISTING
40	1506082.72	409346.70	5407.00	MATCH EXISTING
41	1506109.92	409369.81	5407.00	MATCH EXISTING
42	1505902.40	409509.83	5408.00	T.C.
43	1505838.90	409509.98	5407.00	T.C.
44	1505813.19	409515.78	5407.00	T.C.
45	1505823.23	409490.93	5407.00	T.G.
46	1505804.14	409561.25	5408.00	T.C.
47	1505806.06	409531.38	5408.00	T.C.
48	1506146.41	409322.99	5408.00	MATCH EXISTING
49	1506146.41	409346.56	5408.00	MATCH EXISTING
50	1506169.86	409370.20	5408.00	MATCH EXISTING
51	1506200.98	409323.63	5409.00	MATCH EXISTING
52	1506203.03	409351.83	5409.00	MATCH EXISTING
53	1506202.59	409364.43	5409.00	MATCH EXISTING
54	1506161.96	409443.84	5409.00	T.A.
55	1505985.50	409562.52	5409.00	MATCH EXISTING
56	1505957.32	409583.60	5409.00	MATCH EXISTING
57	1505927.24	409603.36	5409.00	L.G.
58	1505922.94	409575.96	5409.00	T.C.
59	1505909.88	409565.71	5409.00	T.C.
60	1505828.43	409613.93	5409.00	T.C.
61	1505810.94	409609.72	5409.00	T.G.
62	1505780.96	409605.68	5409.00	T.G.
63	1506222.56	409464.57	5410.00	MATCH EXISTING
64	1506051.78	409575.10	5410.00	MATCH EXISTING
65	1506019.01	409584.30	5410.00	MATCH EXISTING
66	1505984.68	409614.33	5410.00	MATCH EXISTING
67	1505842.53	409639.09	5410.00	T.C.
68	1505840.45	409649.25	5410.00	T.C.
69	1506223.26	409529.23	5411.00	MATCH EXISTING
70	1506172.44	409562.12	5411.00	MATCH EXISTING
71	1506205.59	409582.58	5412.00	MATCH EXISTING
72	1506173.46	409613.70	5412.00	MATCH EXISTING
73	1505852.13	409795.46	5416.00	T.C.
74	1505841.21	409797.09	5416.00	T.C.
75	1505776.01	409853.29	5416.00	T.G.
76	1505798.83	409878.26	5416.00	T.G.
77	1505841.11	409830.76	5415.00	T.G.
78	1505833.63	409824.17	5415.00	T.G.
79	1505788.76	409852.47	5415.00	T.G.
80	1505802.32	409870.53	5415.00	T.G.
81	1505741.22	409937.44	5418.00	T.C.
82	1505728.61	409941.94	5418.00	T.C.
83	1505787.62	410106.01	5428.00	T.C
84	1505788.89	410100.14	5428.00	T.C.
85	1506252.74	409857.23	5418.00	T.A.
86	1506214.96	409857.03	5418.00	L.G.
87	1506252.76	409876.73	5419.00	T.A.
88	1506194.98	409894.66	5419.00	L.G.
89	1506252.89	409943.63	5422.00	MATCH EXISTING
90	1506269.03	409959.61	5423.00	MATCH EXISTING
91	1506269.03	409967.61	5423.00	T.C.
92	1506205.02	409988.15	5421.00	T.C.
93	1506259.54	409994.73	5423.00	T.C.
94	1506259.05	410014.05	5423.00	T.A.
95	1506197.87	410049.15	5422.00	T.A.
96	1506222.00	410083.02	5423.00	T.A.
97	1506270.74	409987.17	5424.00	T.C.
98	1506270.80	410096.59	5428.00	T.C.
99	1506141.60	409582.08	5411.00	MATCH EXISTING
100	1506092.29	409613.99	5411.00	MATCH EXISTING
101	1505742.63	409871.11	5417.00	T.C.
102	1505729.78	409879.62	5417.00	T.C.
103	1506259.07	410049.12	5424.50	T.A.
104	1506239.09	410083.01	5424.50	T.A.

T.A. = TOP OF ASPHALT T.C. = TOP OF CONCRETE T.G. = TOP OF GROUND
L.G. = LIP OF GUTTER

LEGEND

- (A) DRAINAGE BASIN DESIGNATION
- DRAINAGE BASIN BOUNDARY
- EXISTING 1' CONTOUR
- 5400 EXISTING 5' CONTOUR
- PROPOSED 1' CONTOUR
- 5400 PROPOSED 5' CONTOUR
- FLOW LINE
- CATCH BASIN
- STORM DRAIN LINE

N
50' 25' 0 50' 100'
SCALE: 1" = 50'

199602
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A Full Service Engineering Company
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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS - ARROYO DEL OSO PARK
GRADING AND DRAINAGE PLAN

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update
No. / Day / Yr.
No. / Day / Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 16 Of G1 41

AS BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTED BY — DATE
ACCEPTANCE BY — DATE
FIELD LOCATION BY — DATE
DRAWINGS CORRECTED BY — DATE
MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS
THE STATION IS A STANDARD BRASS TABLET STAMPED "4 F-19" SET IN TOP OF A CONCRETE POST FLUSH WITH TOP OF THE CURB AS SHOWN ON SHEET 2.
ELEVATION=5403.39 FEET (M.S.L.D.)

SURVEY INFORMATION
FIELD NOTES
NO. | BY | DATE
1 | JNA |

ENGINEERS SEAL
PATRICK J. CONLEY NEW MEXICO 10141 REGISTERED PROFESSIONAL ENGINEER
9/23/99

REMARKS / REVISIONS / DESIGN
NO. | DATE | BY
DESIGNED BY PJC 08/99
DRAWN BY SEC 08/99
CHECKED BY PJC 08/99

KEYED NOTES:

1 SEE SHEET G1.
2 SEE SHEET G1.
3 SEE SHEET G1.
4 SEE SHEET G1.
5 BEAR TRIB ARROYO.
6 SEE SHEET G1.
7 EXISTING SOCCER FIELD TO REMAIN.
8 NEW PAVED PARKING.
9 SEE SHEET G1.
10 SEE SHEET G1.

11 CONSTRUCT NEW TYPE "A" CATCH BASIN.
N 1505774.24
E 408703.66
GRATE= 5389.75
INV(OUT)= 5387.25

12 INSTALL 22 LF 18" CLASS IV RCP @ S=0.0110 ft/ft

13 OUTLET TO ARROYO
N 1505752.81
E 408703.69
INV(OUT)= 5387.01
SEE DETAIL D ON SHEET D6

14 CONSTRUCT TWO (2) NEW TYPE "A" CATCH BASINS.
N 1505865.33
E 408106.33
GRATE= 5379.80
INV(OUT)= 5375.80

15 INSTALL 39 LF 36" CLASS IV RCP @ S=0.031 ft/ft

16 OUTLET TO ARROYO
N 1505829.87
E 408092.45
INV(OUT)= 5374.62
SEE DETAIL D ON SHEET D6

17 NEW CURB CUT FOR DRAINAGE
18 MATCH EXISTING BRIDGE GRADES

HYDROLOGY NOTES:

EXISTING SITE CONDITIONS:

THE SITE IS LOCATED BETWEEN OSUNA ROAD TO THE SOUTH, SPAIN ROAD TO THE NORTH, WYOMING BOULEVARD TO THE EAST AND THE EASTERN EDGE OF THE ARROYO DEL OSO GOLF COURSE. THE SITE CURRENTLY CONSISTS PRIMARILY OF TWO LARGE OPEN GRASS AREAS WHICH ARE GENERALLY USED FOR SOCCER PLAY, SIX TENNIS COURTS ON THE EAST, GREENHOUSES, A PAVED PARKING AREA, AND COMPACTED SOIL PARKING AREAS. THERE ARE LITTLE OR NO NATURAL LANDSCAPED AREAS LEFT IN THE PARK. THE BEAR TRIB ARROYO AND THE BEAR ARROYO RUN THROUGH THE SITE. THE BEAR TRIB WAS RECENTLY IMPROVED WHICH INCLUDES A PEDESTRIAN AND AUTO BRIDGE. THE BEAR ARROYO WAS ALSO RECENTLY IMPROVED FROM WYOMING BOULEVARD TO APPROXIMATELY 1300 FEET WEST OF WYOMING. THESE IMPROVEMENTS CONSIST OF CONCRETE DROP STRUCTURES AND GABION WALLS ALONG THE REACH.

PROPOSED IMPROVEMENTS:

THE PROPOSED IMPROVEMENTS TO THE PARK ARE MINIMAL IN REGARD TO THE AFFECTED AREAS. THE IMPROVEMENTS CONSIST PRIMARILY OF NEW PAVING OR PARKING AREAS AND SIDEWALK FOR ACCESS TO AN AROUND THE SITE. THERE WILL ALSO BE A PLAY AREA FOR YOUNGER CHILDREN AND A BASKETBALL COURT. FOLLOWING ARE DESCRIPTIONS OF THE BASINS AND THE PROPOSED IMPROVEMENTS:

BASIN A: THE IMPROVEMENTS FOR THIS BASIN CONSIST OF A SMALL PARKING AREA WHICH WILL BE CONSTRUCTED AT THE NORTH EDGE OF THE BASIN.
BASIN B: BASIN B CONSISTS OF COMPACTED EARTH AND WILL NOT BE DEVELOPED IN THIS PHASE.
BASIN C: BASIN C CONSISTS OF GREENHOUSES AND COMPACTED EARTH PARKING AREAS AND WILL NOT BE DEVELOPED IN THIS PHASE.
BASIN D : BASIN D CONSISTS OF COMPACTED EARTH AND WILL BE DEVELOPED IN THIS PHASE TO BE A TURFED AREA.
BASIN E: THIS AREA IS CURRENTLY COMPACTED EARTH AND WILL BE DEVELOPED FOR A BASKETBALL COURT AND LANDSCAPED AREA.
BASIN F: BASIN F CONSISTS OF A PAVED PARKING AREA WITH LANDSCAPE ISLANDS. THIS AREA WILL BE REPAVED AD THE LANDSCAPE ISLANDS WILL BE KEPT.
BASIN G: BASIN G CONSISTS OF A PAVED PARKING AREA WITH LANDSCAPE ISLANDS. THIS AREA WILL BE REPAVED AD THE LANDSCAPE ISLANDS WILL BE KEPT.
BASIN H: THIS AREA CURRENTLY CONSISTS OF COMPACTED EARTH AND WILL BE DEVELOPED INTO A PLAY AREA WITH TURFED LANDSCAPE AREAS.
BASIN I: THIS AREA IS A TURFED SOCCER PLAY AREA AND WILL NOT BE CHANGED IN THIS PHASE.

BASIN ID	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O
EXISTING Q100, CFS	9.19	4.00	8.26	1.76	1.10	6.45	5.77	2.11	11.99	1.73	1.17	21.07	2.93	0.41	4.11
PROPOSED Q100, CFS	9.08	4.00	8.26	1.33	1.36	6.45	5.77	2.32	11.99	2.51	1.71	21.07	3.41	0.60	5.97
DIFFERENCE, CFS	−0.08	0.00	0.00	−0.43	0.26	0.00	0.00	0.21	0.00	0.78	0.54	0.00	0.48	0.19	1.86

BASIN J: BASIN J IS COMPACTED EARTH WHICH WILL BE PAVED.
BASIN K: BASIN K IS COMPACTED EARTH WHICH WILL BE PAVED.
BASIN L: THIS AREA IS A TURFED SOCCER PLAY AREA AND WILL NOT BE CHANGED IN THIS PHASE.
BASIN M: BASIN M CONSISTS OF SOME NATURAL LANDSCAPING AS WELL AS COMPACTED EARTH AND SOME PCC SIDEWALK. THIS AREA WILL BE PAVED FOR PARKING AND ADDITIONAL PCC DRIVEWAY WILL BE CONSTRUCTED.
BASIN N: THIS AREA CONSISTS OF COMPACTED EARTH AND WILL BE PAVED FOR PARKING.
BASIN O: THIS AREA CONSISTS OF COMPACTED EARTH AND WILL BE PAVED FOR PARKING.

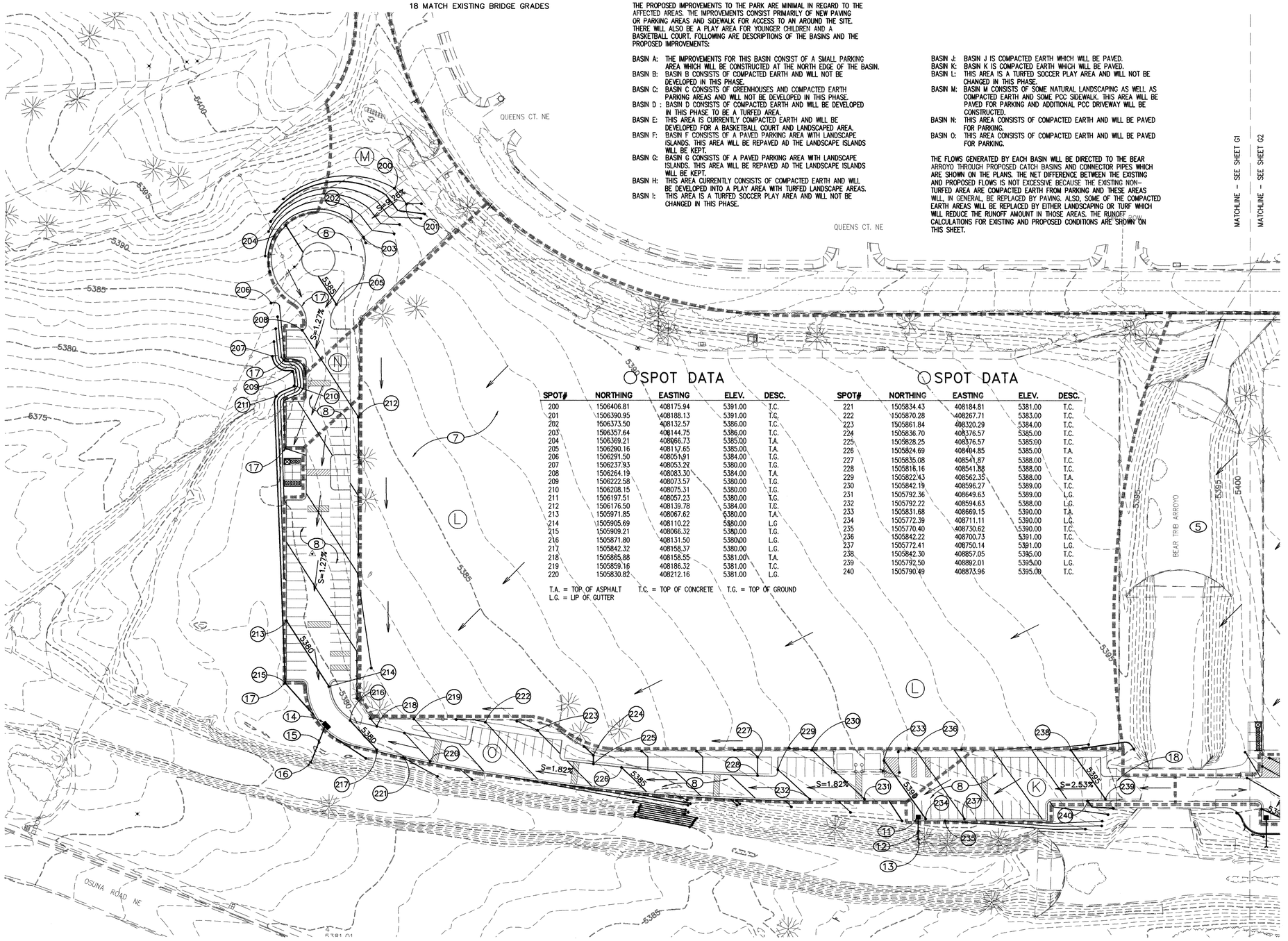
THE FLOWS GENERATED BY EACH BASIN WILL BE DIRECTED TO THE BEAR ARROYO THROUGH PROPOSED CATCH BASINS AND CONNECTOR PIPES WHICH ARE SHOWN ON THE PLANS. THE NET DIFFERENCE BETWEEN THE EXISTING AND PROPOSED FLOWS IS NOT EXCESSIVE BECAUSE THE EXISTING NON-TURFED AREA ARE COMPACTED EARTH FROM PARKING AND THESE AREAS WILL, IN GENERAL, BE REPLACED BY PAVING. ALSO, SOME OF THE COMPACTED EARTH AREAS WILL BE REPLACED BY EITHER LANDSCAPING OR TURF WHICH WILL REDUCE THE RUNOFF AMOUNT IN THOSE AREAS. THE RUNOFF CALCULATIONS FOR EXISTING AND PROPOSED CONDITIONS ARE SHOWN ON THIS SHEET.

EXISTING CONDITIONS:

Basin	Area, ac	Percent Landuse A	B	C	D	Q100, cfs
A	2.21	0	0	55	45	9.19
B	1.16	0	0	100	0	4.00
C	2.24	0	0	85	15	8.26
D	0.51	0	0	100	0	1.76
E	0.32	0	0	100	0	1.10
F	1.43	0	21	0	79	6.45
G	1.22	0	12	0	88	5.77
H	0.61	0	0	100	0	2.11
I	4.15	0	66	34	0	11.99
J	0.50	0	0	100	0	1.73
K	0.34	0	0	100	0	1.17
L	8.03	0	99	0	1	21.07
M	0.83	0	0	95	5	2.93
N	0.12	0	0	100	0	0.41
O	1.19	0	0	100	0	4.11
Total	24.86					82.05

DEVELOPED CONDITIONS:

Basin	Area, ac	Percent Landuse A	B	C	D	Q100, cfs
A	2.21	0	0	58	42	9.08
B	1.16	0	0	100	0	4.00
C	2.24	0	0	85	15	8.26
D	0.51	0	100	0	0	1.33
E	0.32	0	0	49	51	1.36
F	1.43	0	21	0	79	6.45
G	1.22	0	12	0	88	5.77
H	0.61	0	40	16	44	2.32
I	4.15	0	66	34	0	11.99
J	0.50	0	0	0	100	2.51
K	0.34	0	0	0	100	1.71
L	8.03	0	99	0	1	21.07
M	0.83	0	0	58	42	3.41
N	0.12	0	0	0	100	0.60
O	1.19	0	0	0	100	5.97
Total	24.86					85.83



SPOT DATA

SPOT#	NORTHING	EASTING	ELEV.	DESC.
200	1506406.81	408175.94	5391.00	T.C.
201	1506390.95	408188.13	5391.00	T.C.
202	1506373.50	408132.57	5386.00	T.C.
203	1506357.64	408144.75	5386.00	T.C.
204	1506369.21	408066.73	5385.00	T.A.
205	1506290.16	408117.65	5385.00	T.A.
206	1506291.50	408051.91	5384.00	T.G.
207	1506237.93	408053.22	5380.00	T.G.
208	1506264.19	408083.30	5384.00	T.A.
209	1506222.58	408073.57	5380.00	T.G.
210	1506208.15	408075.31	5380.00	T.G.
211	1506197.51	408057.23	5380.00	T.G.
212	1506176.50	408139.78	5384.00	T.C.
213	1505971.85	408067.62	5380.00	T.A.
214	1505905.69	408110.22	5380.00	L.G.
215	1505909.21	408066.32	5380.00	T.G.
216	1505871.80	408131.50	5380.00	L.G.
217	1505842.32	408158.37	5380.00	L.G.
218	1505865.88	408158.55	5381.00	T.A.
219	1505859.16	408186.32	5381.00	T.C.
220	1505830.82	408212.16	5381.00	L.G.

T.A. = TOP OF ASPHALT T.C. = TOP OF CONCRETE T.G. = TOP OF GROUND
L.G. = LIP OF GUTTER

SPOT DATA

SPOT#	NORTHING	EASTING	ELEV.	DESC.
221	1505834.43	408184.81	5381.00	T.C.
222	1505870.28	408267.71	5383.00	T.C.
223	1505861.84	408320.29	5384.00	T.C.
224	1505836.70	408376.57	5385.00	T.C.
225	1505828.25	408376.57	5385.00	T.C.
226	1505824.69	408404.85	5385.00	T.A.
227	1505835.08	408541.87	5388.00	T.C.
228	1505816.16	408541.88	5388.00	T.C.
229	1505822.43	408562.35	5388.00	T.A.
230	1505842.19	408596.27	5389.00	T.C.
231	1505792.36	408649.63	5389.00	L.G.
232	1505792.22	408594.63	5388.00	L.G.
233	1505831.68	408669.15	5390.00	T.A.
234	1505772.39	408711.11	5390.00	L.G.
235	1505770.40	408730.62	5390.00	T.C.
236	1505842.22	408700.73	5391.00	T.C.
237	1505772.41	408750.14	5391.00	L.G.
238	1505842.30	408857.05	5395.00	T.C.
239	1505792.50	408892.01	5395.00	L.G.
240	1505790.49	408873.96	5395.00	T.C.

LEGEND

- (A) DRAINAGE BASIN DESIGNATION
- DRAINAGE BASIN BOUNDARY
- EXISTING 1' CONTOUR
- 5400 EXISTING 5' CONTOUR
- PROPOSED 1' CONTOUR
- 5400 PROPOSED 5' CONTOUR
- FLOW LINE
- CATCH BASIN
- STORM DRAIN LINE

N
50' 25' 0 50' 100'
SCALE: 1" = 50'

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE
1	JMA	

THE STATION IS A STANDARD BRASS TABLET STAMPED "4 F-19" SET IN TOP OF A CONCRETE POST FLUSHED WITH TOP OF THE CURB AS SHOWN ON SHEET 2.
ELEVATION=5403.39 FEET (M.S.L.D.)

BENCH MARKS

AS BUILT INFORMATION
CONTRACTOR

	DATE
WORK STAKED BY:	
INSPECTIONS & ACCEPTANCE BY:	
FIELD VERIFICATION BY:	
DRAWINGS CORRECTED BY:	

MICRO-FILM INFORMATION
RECORDED BY
NO.

ENGINEERS SEAL
PATRICK J. CONLEY NEW MEXICO 10141 REGISTERED PROFESSIONAL ENGINEER
9/23/99

NO.	DATE	REMARKS / REVISIONS	BY
		DESIGN	
	DATE		08/99
DESIGNED BY		PJC	
	DATE		08/99
DRAWN BY		SEC	
	DATE		08/99
CHECKED BY		PJC	

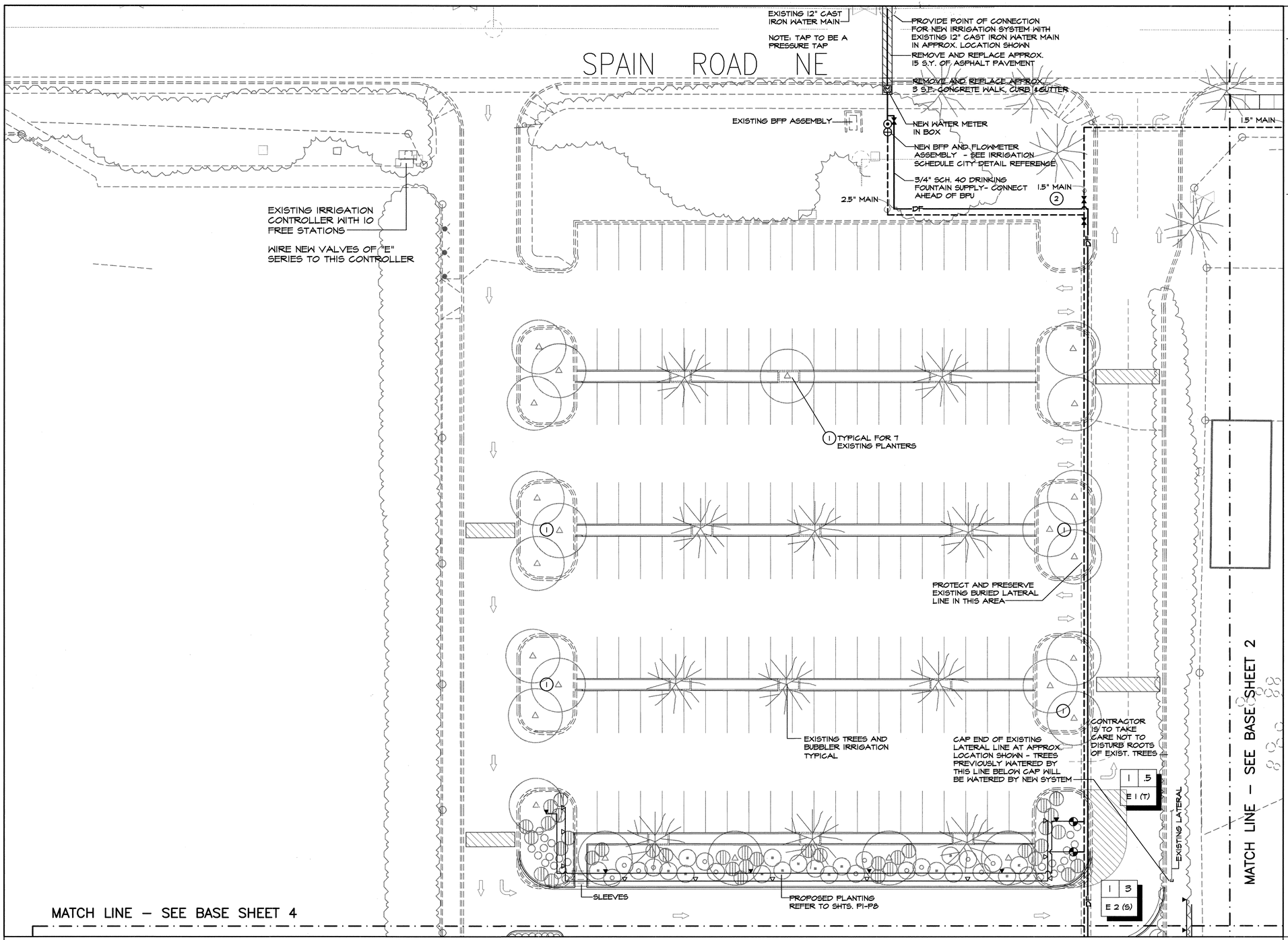
199602
Smith Engineering Company
A Full Service Engineering Company
6400 Uptown Boulevard, N.E. Suite 600E Albuquerque, New Mexico 87110

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS - ARROYO DEL OSO PARK
GRADING AND DRAINAGE PLAN

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: No. / Day / Yr. | No. / Day / Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 17 Of 41
G2



KEYED NOTES

1. CONNECT NEW IRRIGATION SYSTEM FOR NEW PLANTINGS TO EXISTING BUBBLER SYSTEM
2. PRESERVE AND PROTECT EXISTING BUBBLER IRRIGATION SYSTEM.

ABBREVIATED IRRIGATION SCHEDULE

SEE SHT. D1 FOR FULL SCHEDULE

- SPRAY HEADS
- ROTARY HEAD
- MULTI OUTLET EMITTERS-SHRUBS
- MULTI OUTLET EMITTER-TREES
- WATER METER
- FLOW METER WITH BOX, COVER AND EXTENSIONS
- IRRIGATION VALVE
- BACKFLOW PREVENTER
- DF — 1" SUPPLY TO DRINKING FOUNTAIN
- LATERAL LINE
- MAIN LINE
- SLEEVE
- GALLONS PER MINUTE
- VALVE SIZE (INCHES)
- STATION CONTROLLER SERIES AND NUMBER T=TREES S=SHRUBS G=GRASS
- QUICK COUPLER VALVE BOX WITH COVER AND EXTENSIONS
- GATE VALVE

SEE INSET ON SHEET 18 FOR LOCATION OF EXISTING CONTROLLERS

AS-BUILT INFORMATION

CONTRACTOR
WORK STARTED BY — DATE
INSPECTOR'S ACCEPTANCE BY — DATE
RECORD VERIFICATION BY — DATE
RECORDING CORRECTED BY — DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
NO. | FIELD NOTES BY | DATE

LANDSCAPE ARCHITECT'S SEAL

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

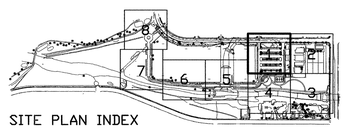
NO.	DATE	REVISIONS / REMARKS	BY
		DESIGN	RB / WSP
		DESIGNED BY	RB
		DRAWN BY	KB
		CHECKED BY	

DATE APRIL 1999
DATE SEP 1999
DATE SEP. 17, 1999

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

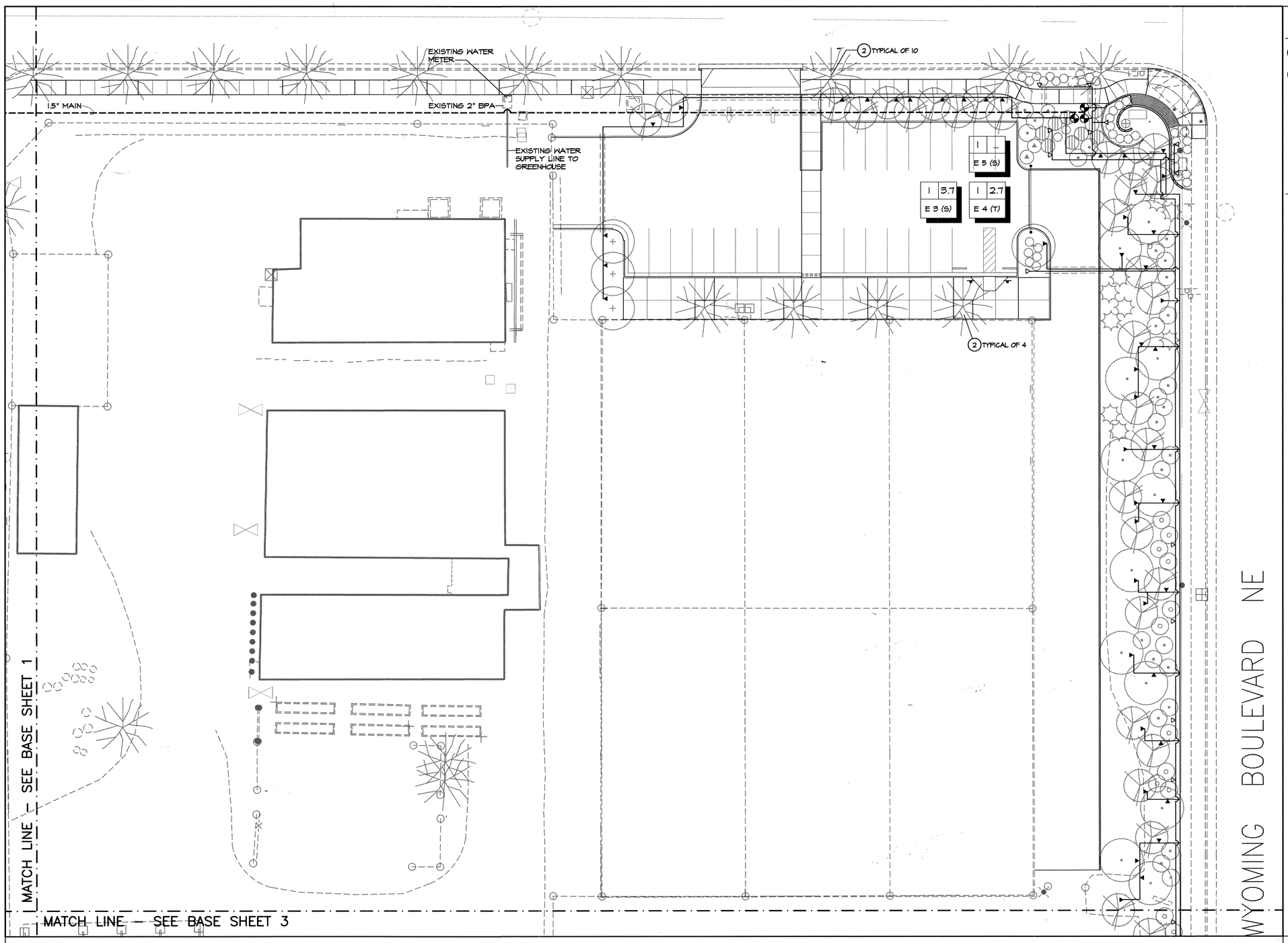
TITLE: PHASE 1 IMPROVEMENTS - ARROYO DEL OSO PARK
IRRIGATION PLAN



SITE PLAN INDEX

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 11 18 Of 41



KEYED NOTES

1. CONNECT NEW IRRIGATION SYSTEM FOR NEW PLANTINGS TO EXISTING BUBBLER SYSTEM
2. PRESERVE AND PROTECT EXISTING BUBBLER IRRIGATION SYSTEM.

ABBREVIATED IRRIGATION SCHEDULE

SEE SHT. D1 FOR FULL SCHEDULE

- SPRAY HEADS
- ROTARY HEAD
- MULTI OUTLET EMITTERS-SHRUBS
- MULTI OUTLET EMITTER-TREES
- M — WATER METER
- FLOW METER WITH BOX, COVER AND EXTENSIONS
- IRRIGATION VALVE
- BACKFLOW PREVENTER
- DF — 1" SUPPLY TO DRINKING FOUNTAIN
- LATERAL LINE
- MAIN LINE
- SLEEVE
- GALLONS PER MINUTE / VALVE SIZE (INCHES) / STATION CONTROLLER SERIES AND NUMBER (T=TREES S=SHRUBS G=GRASS)
- Q — QUICK COUPLER VALVE BOX WITH COVER AND EXTENSIONS
- GATE VALVE

SEE INSET ON SHEET 18 FOR LOCATION OF EXISTING CONTROLLERS

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Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

AS-BUILT INFORMATION
CONTRACTOR — DATE
WORK STARTED BY — DATE
INSPECTOR'S ACCEPTANCE BY — DATE
FIELD VERIFICATION BY — DATE
DRAWINGS CORRECTED BY — DATE
MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

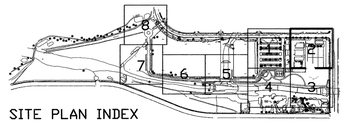
BENCH MARKS

SURVEY INFORMATION
NO. | FIELD NOTES BY | DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999



SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS — ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update — Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 12 of 19 of 41

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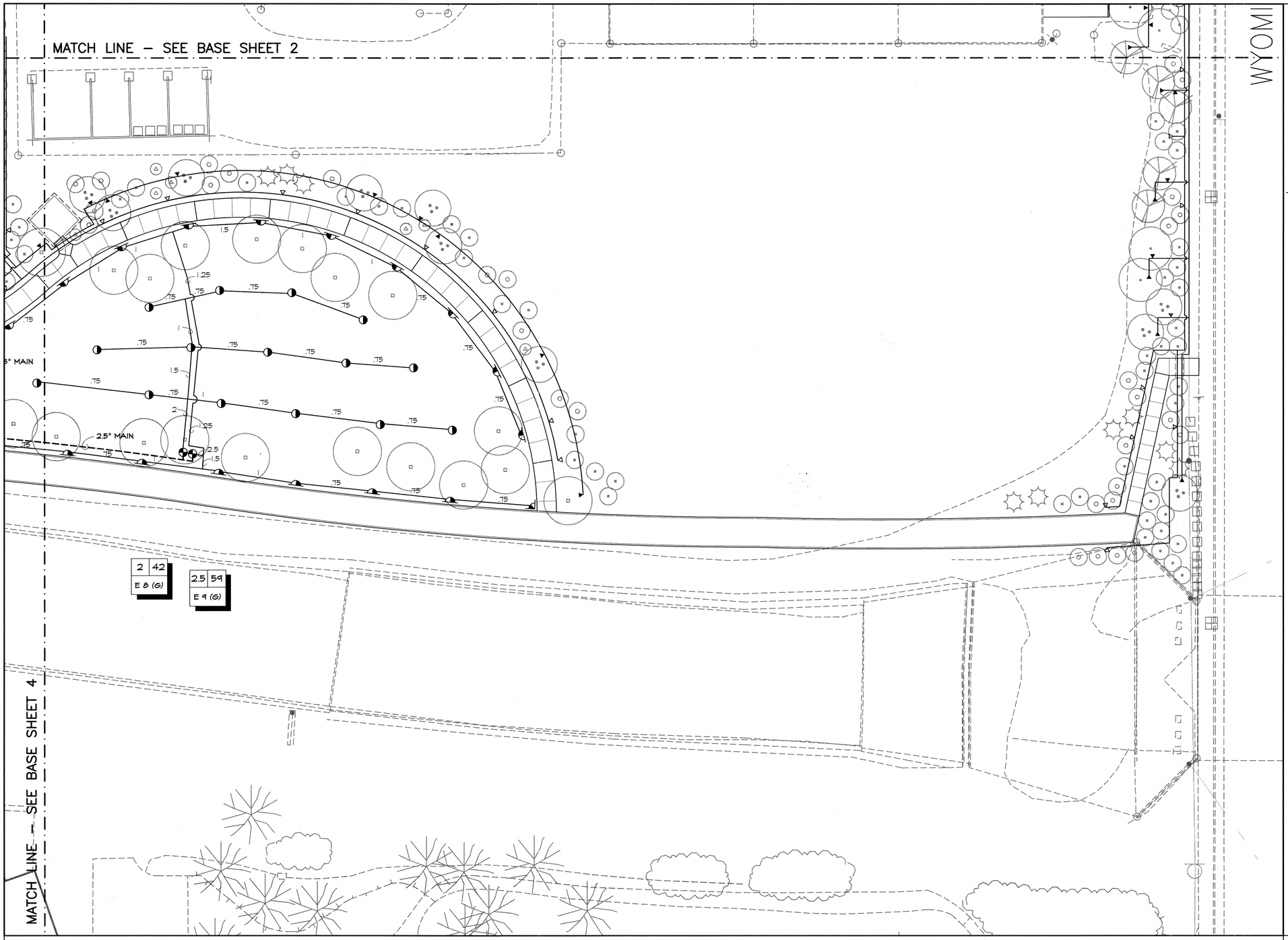

ABBREVIATED IRRIGATION SCHEDULE

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- MULTI OUTLET EMITTER-TREES
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AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
REVISIONS REQUIRED CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

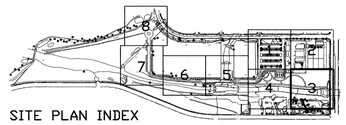
SURVEY INFORMATION
NO. FIELD NOTES BY DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
DESIGNED BY	RB / WSP	DATE	APRIL 1999
DRAWN BY	RB	DATE	SEP 1999
CHECKED BY	KB	DATE	SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN



SITE PLAN INDEX

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr. | Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 13 of 41

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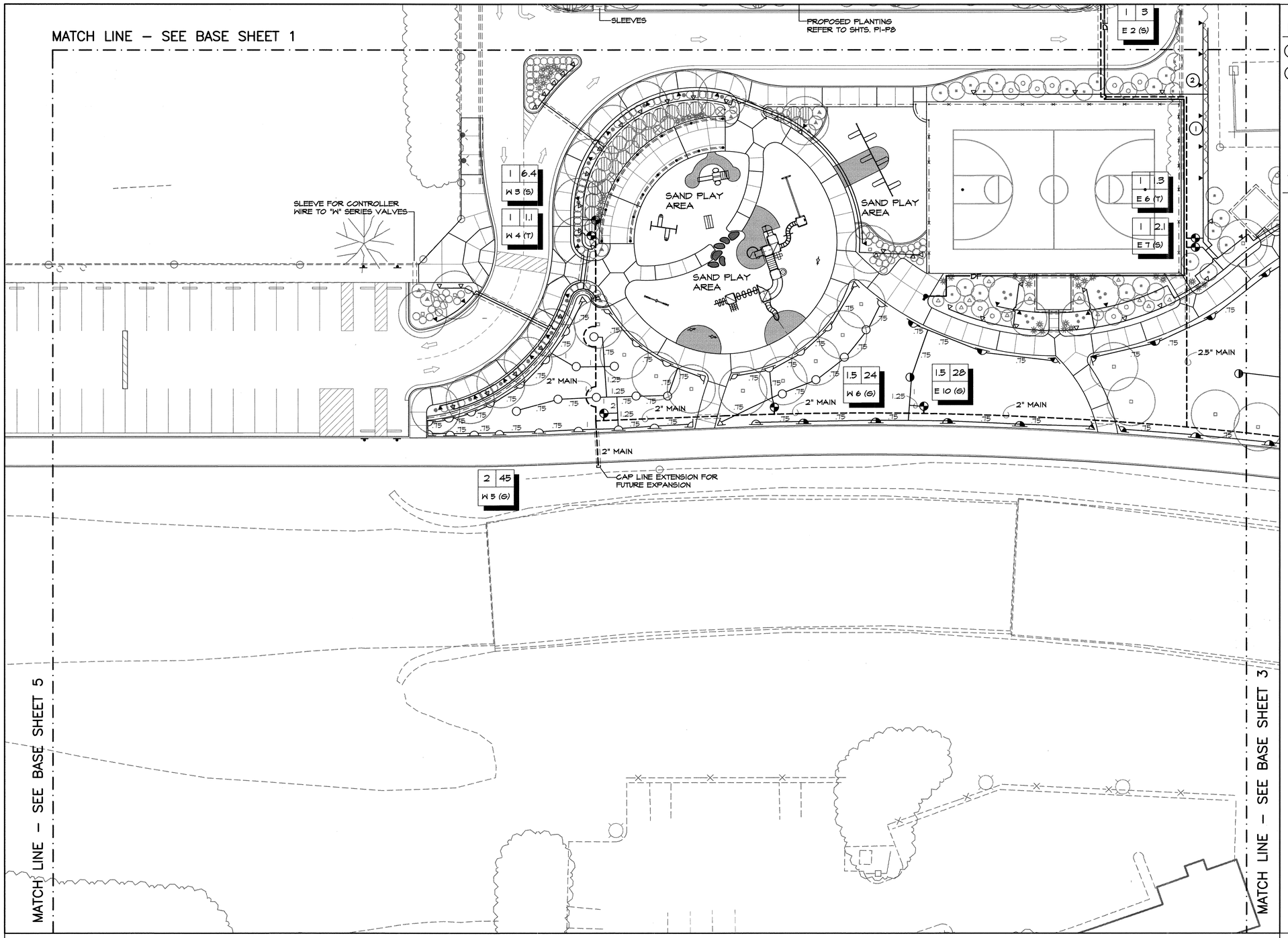

KEYED NOTES

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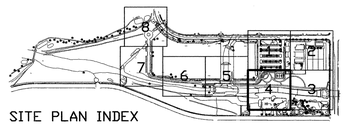

SITE PLAN INDEX

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
REVISIONS REQUIRED BY DATE
CORRECTED BY
MICRO-FILM INFORMATION
RECORDED BY DATE
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BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
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		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr. Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
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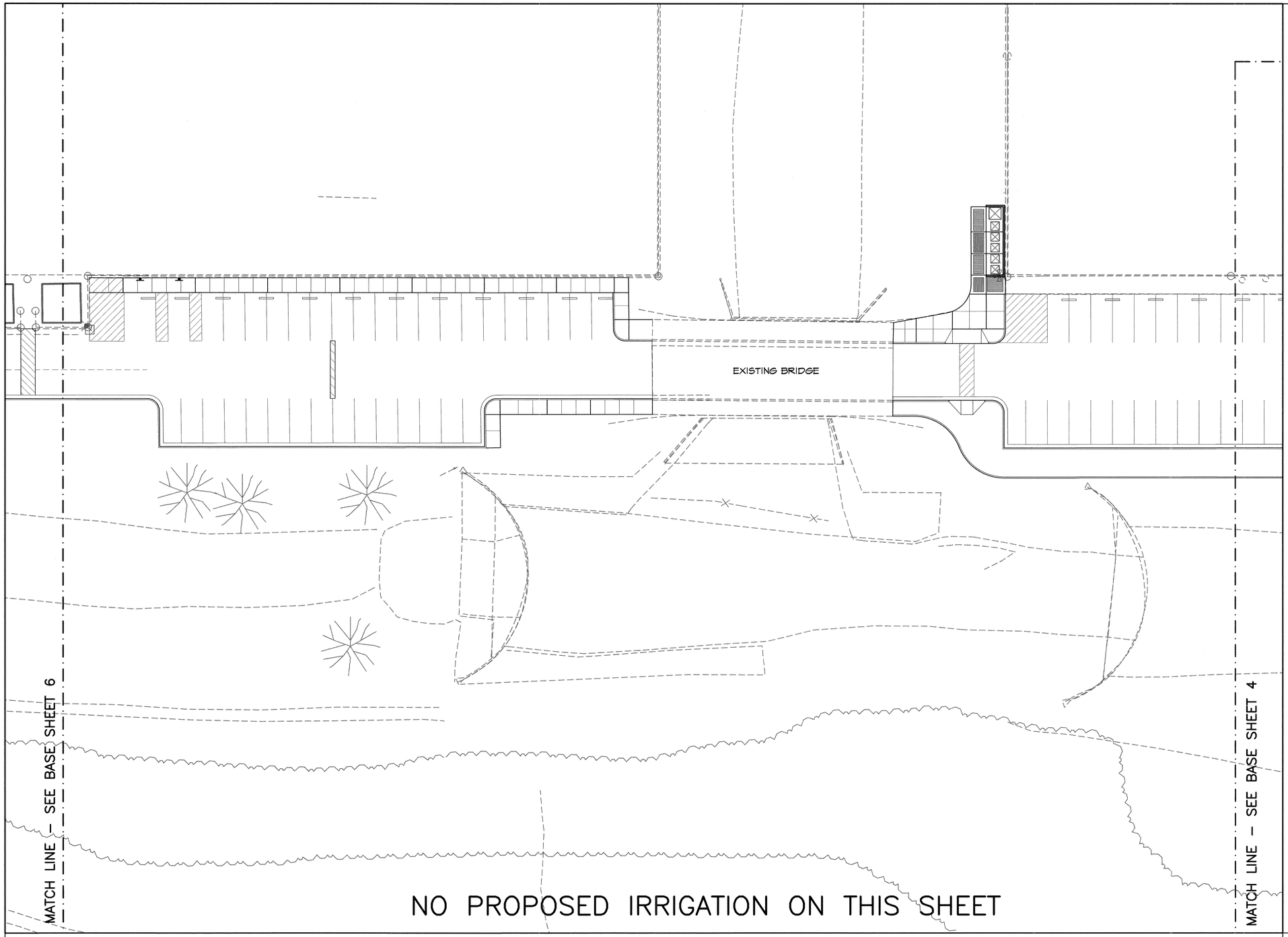

AS-BUILT INFORMATION

CONTRACTOR
WORK STARTED BY _____ DATE _____
INSPECTOR'S ACCEPTANCE BY _____ DATE _____
FIELD VERIFICATION BY _____ DATE _____
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MICRO-FILM INFORMATION
RECORDED BY _____ DATE _____
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BENCH MARKS

SURVEY INFORMATION

NO.	FIELD NOTES BY	DATE

LANDSCAPE ARCHITECT'S SEAL

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		DESIGN	

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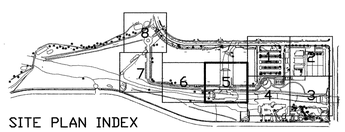

SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 22 Of 41 | 15

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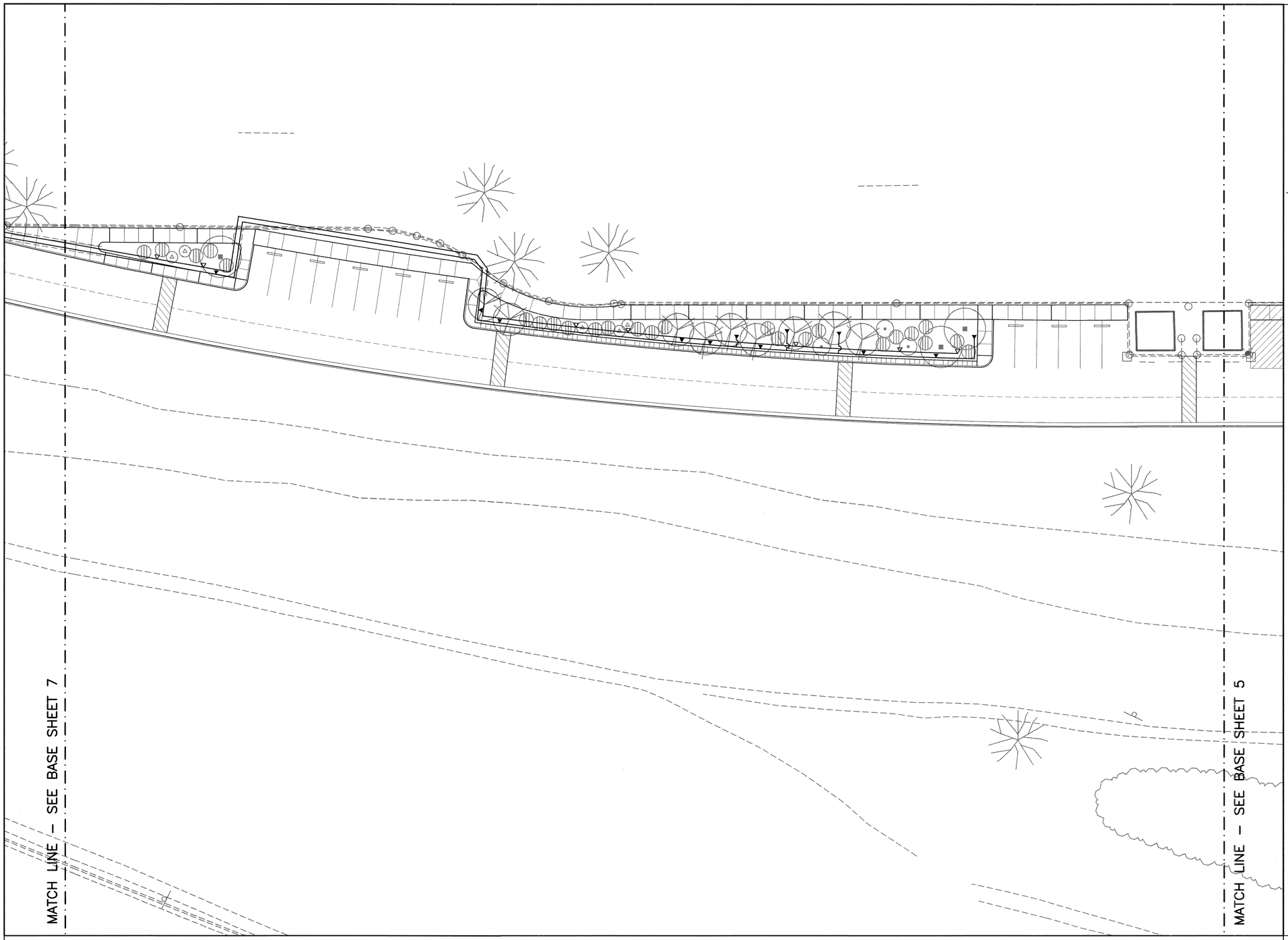

ABBREVIATED IRRIGATION SCHEDULE

SEE SHT. D1 FOR FULL SCHEDULE

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NORTH 0 10' 20' 40'
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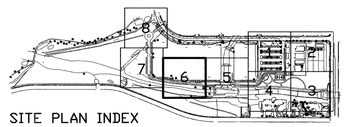
SITE PLAN INDEX



AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY ____ DATE ____
INSPECTOR'S ACCEPTANCE BY ____ DATE ____
AS-BUILT VERIFICATION BY ____ DATE ____
CORRECTED BY ____ DATE ____
MICRO-FILM INFORMATION
RECORDED BY ____ DATE ____
NO. ____

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 23 Of 41 | 16

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MATCH LINE – SEE BASE SHEET 8

MATCH LINE – SEE BASE SHEET 6

ABBREVIATED IRRIGATION SCHEDULE

SEE SHT. D1 FOR FULL SCHEDULE

- SPRAY HEADS
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SEE INSET ON SHEET 18 FOR LOCATION OF EXISTING CONTROLLERS

NORTH 0 10' 20' 40'

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AS-BUILT INFORMATION

CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
DRAWINGS CORRECTED BY DATE

MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

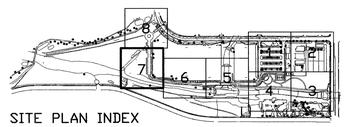
BENCH MARKS

SURVEY INFORMATION
NO. FIELD NOTES BY DATE

LANDSCAPE ARCHITECT'S SEAL

STATE OF NEW MEXICO — REGISTERED LANDSCAPE ARCHITECT — WILLIAM S. BERAINE

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
		DESIGNED BY RB / WSP DATE APRIL 1999	
		DRAWN BY RB DATE SEP 1999	
		CHECKED BY KB DATE SEP 17, 1999	



SITE PLAN INDEX

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 17 of 24 of 41

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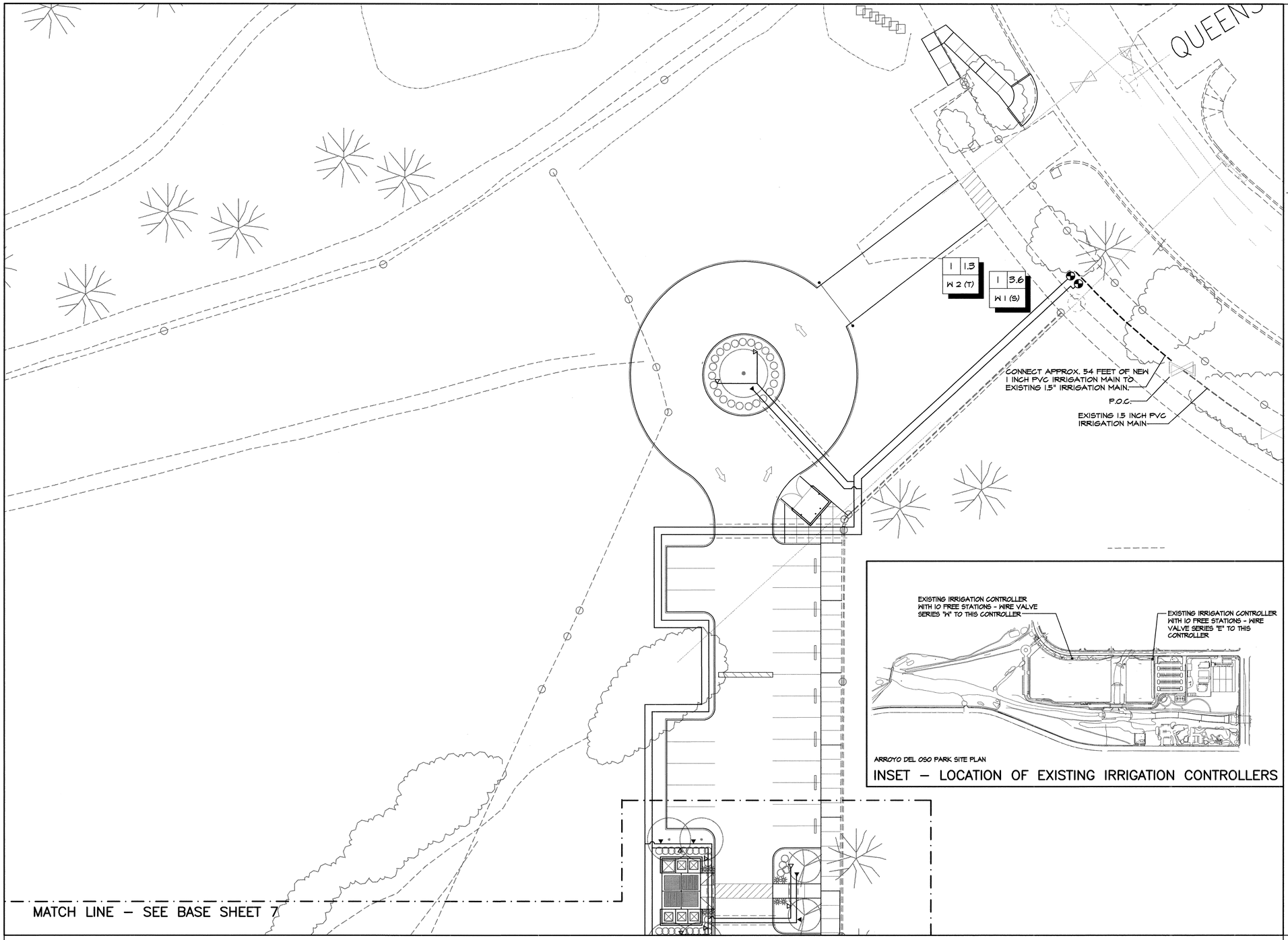

ABBREVIATED IRRIGATION SCHEDULE

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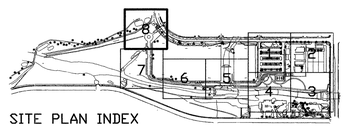
- GATE VALVE

SEE INSET ON SHEET 18 FOR LOCATION OF EXISTING CONTROLLERS

ARROYO DEL OSO PARK SITE PLAN

INSET – LOCATION OF EXISTING IRRIGATION CONTROLLERS



SITE PLAN INDEX

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NORTH 0 10' 20' 40'
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AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTION'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
REMARKS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
NO. FIELD BOOK NOTES BY DATE

LANDSCAPE ARCHITECT'S SEAL

REVISIONS

NO.	DATE	REMARKS	BY
		DESIGN	
		DESIGNED BY RB / WSP	DATE APRIL 1999
		DRAWN BY RB	DATE SEP 1999
		CHECKED BY KB	DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION PLAN

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr. | Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 18 Of 41

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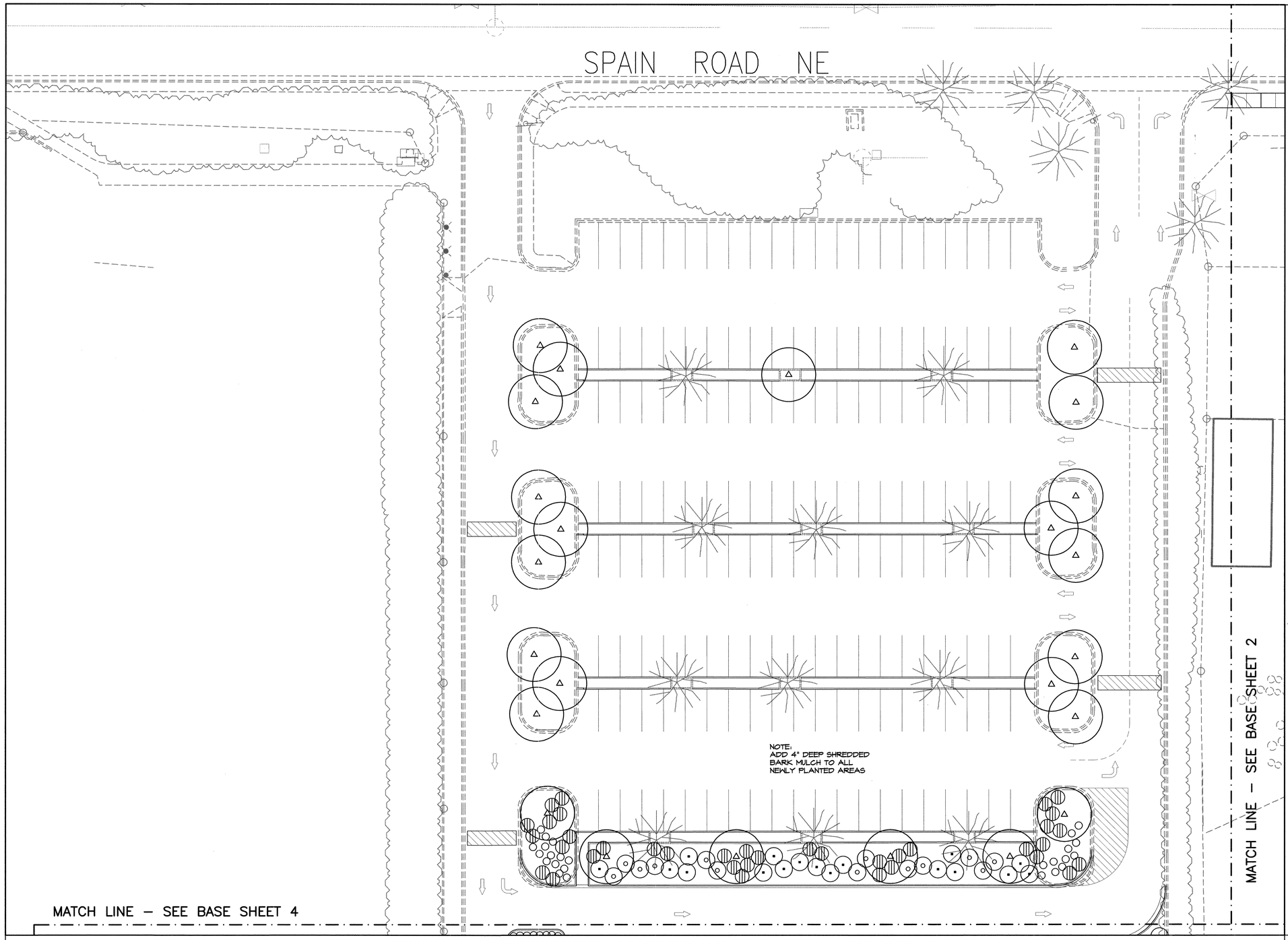


ABBREVIATED PLANT LEGEND

TREES

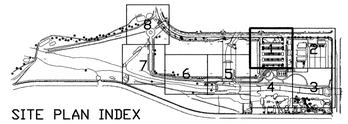
- DESERT WILLOW
- HONEYLOCUST
- COMMON HACKBERRY
- ARIZONA SYCAMORE
- CHINESE PISTACHE
- AUSTRIAN PINE
- JAPANESE PAGODA TREE

SHRUBS

- GRAY COTONEASTER
- BLUE MIST
- CHAMISA
- APACHE PLUME
- RUSSIAN SAGE
- WESTERN SAND CHERRY
- WISTERIA
- RED YUCCA
- BEAR BERRY CONTONEASTER
- FOUR WING SALTBUSH

NOTE

REFER TO SHEET D1 FOR MASTER PLANT SCHEDULE AND PLANTING NOTES.



SITE PLAN INDEX

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
DRAWINGS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

LANDSCAPE ARCHITECT'S SEAL

STATE OF NEW MEXICO — REGISTERED LANDSCAPE ARCHITECT — 1998

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP. 17, 1999

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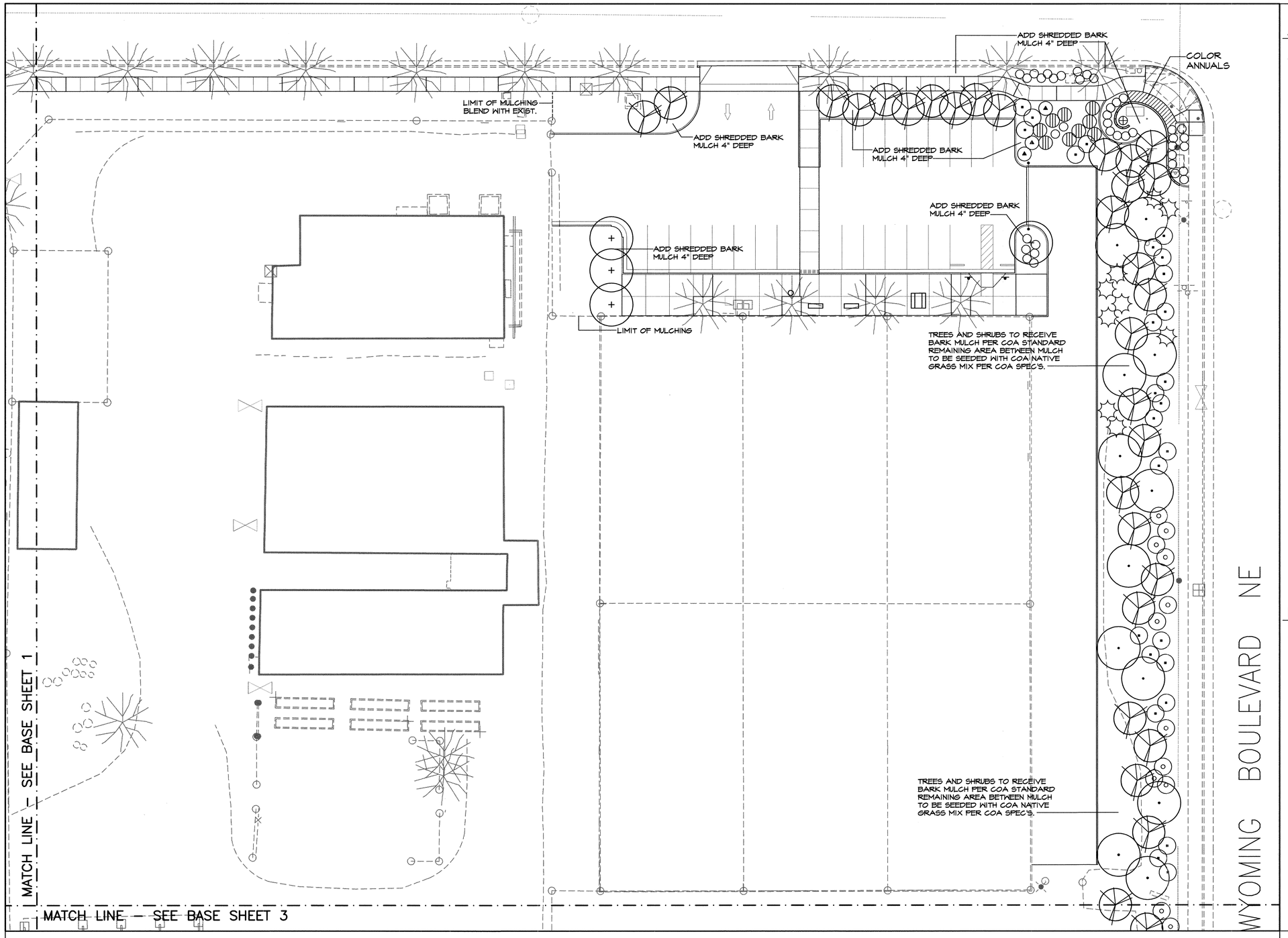
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
PLANTING PLAN

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet P1 26 Of 41



ABBREVIATED PLANT LEGEND

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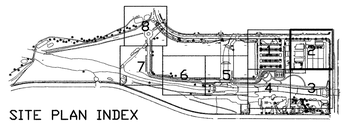

SITE PLAN INDEX

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CONTRACTOR
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FIELD VERIFICATION BY DATE
DRAWINGS CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
NO. FIELD NOTES BY DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
DRAWN BY RB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS — ARROYO DEL OSO PARK
PLANTING PLAN

Master Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr. | Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
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MATCH LINE – SEE BASE SHEET 2

MATCH LINE – SEE BASE SHEET 4

WYOMI

BUFFALO/BLUE GRAMA MIX SEEDED TURF

AREA FOR FUTURE EXPANSION OF TENNIS COURTS TO BE SEEDED WITH COA NATIVE GRASS MIX PER COA SPECIFICATIONS

TREES AND SHRUBS TO RECEIVE BARK MULCH PER COA STANDARD REMAINING AREA BETWEEN MULCH TO BE SEEDED WITH COA NATIVE GRASS MIX PER COA SPEC'S.

ABBREVIATED PLANT LEGEND

TREES

- DESERT WILLOW
- HONEYLOCUST
- COMMON HACKBERRY
- ARIZONA SYCAMORE
- CHINESE PISTACHE
- AUSTRIAN PINE
- JAPANESE PAGODA TREE

SHRUBS

- GRAY COTONEASTER
- BLUE MIST
- CHAMISA
- APACHE PLUME
- RUSSIAN SAGE
- WESTERN SAND CHERRY
- WISTERIA
- RED YUCCA
- BEAR BERRY CONTONEASTER
- FOUR WING SALTBUSH

NOTE

REFER TO SHEET D1 FOR MASTER PLANT SCHEDULE AND PLANTING NOTES.

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NORTH 0 10' 20' 40'
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LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO
William Bruce Lane
REGISTERED LANDSCAPE ARCHITECT

NO.	DATE	REMARKS	BY
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City Project No. 4980.93
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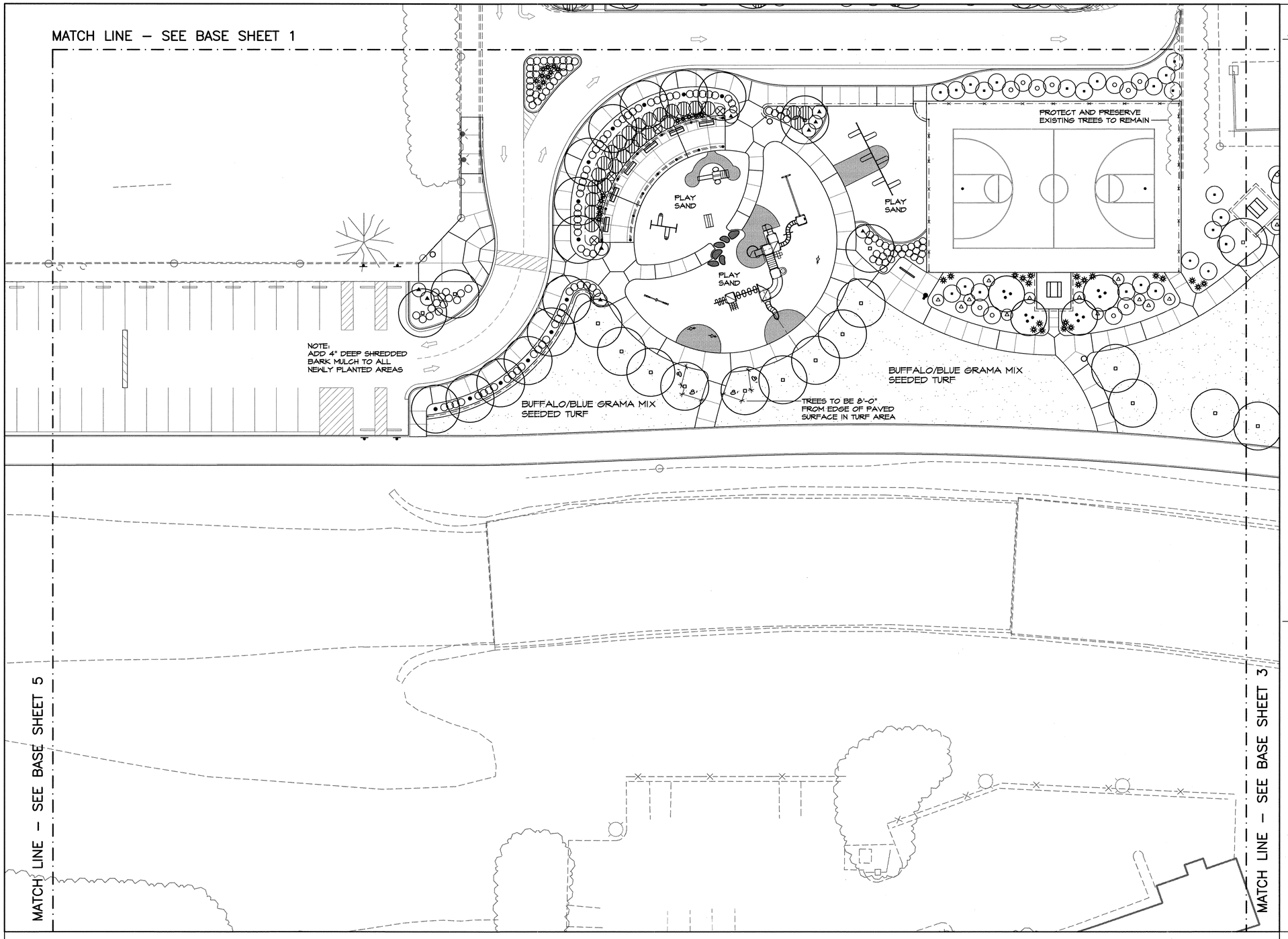

MATCH LINE – SEE BASE SHEET 5

MATCH LINE – SEE BASE SHEET 3

ABBREVIATED PLANT LEGEND

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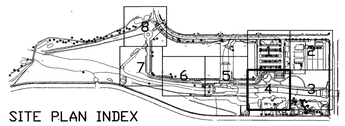

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LANDSCAPE ARCHITECT'S SEAL

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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
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APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

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EXISTING BRIDGE

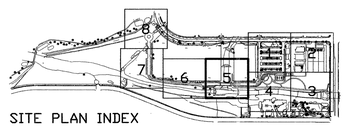
MATCH LINE – SEE BASE SHEET 6

MATCH LINE – SEE BASE SHEET 4

NO PROPOSED PLANTING ON THIS SHEET

NORTH 0 10' 20' 40'
SCALE: 1"=20'-0"

SITE PLAN INDEX



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BENCH MARKS

SURVEY INFORMATION

FIELD NOTES BY DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

STATE OF NEW MEXICO
WILLIAM R. MAHOOD
REGISTERED LANDSCAPE ARCHITECT

NO.	DATE	REMARKS	BY
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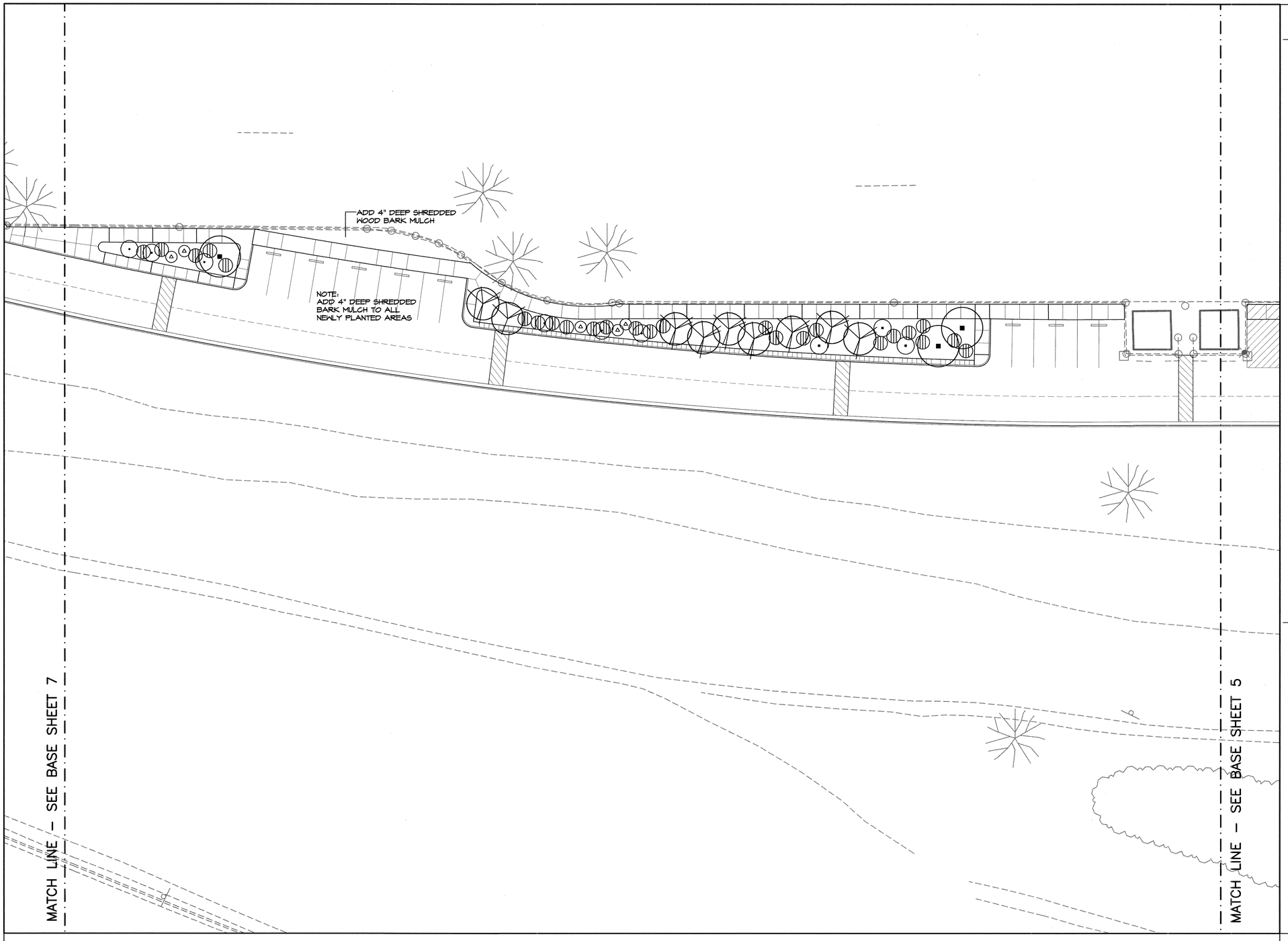

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- COMMON HACKBERRY
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- CHINESE PISTACHE
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NOTE

REFER TO SHEET D1 FOR MASTER PLANT SCHEDULE AND PLANTING NOTES.

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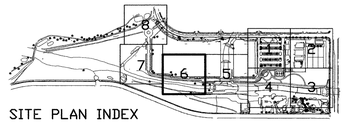

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REVISIONS REQUIRED CORRECTED BY — DATE
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NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. | BY | DATE

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — REGISTERED LANDSCAPE ARCHITECT — ROBERT BENGTSON

NO.	DATE	REMARKS	BY
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		DESIGN	

DESIGNED BY RB / WSP DATE APRIL 1999
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CHECKED BY KB DATE SEP 17, 1999

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

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City Project No. 4980.93
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MATCH LINE – SEE BASE SHEET 8

MATCH LINE – SEE BASE SHEET 6

NOTE:
ADD 4" DEEP SHREDDED BARK MULCH TO ALL NEWLY PLANTED AREAS

ABBREVIATED PLANT LEGEND

TREES

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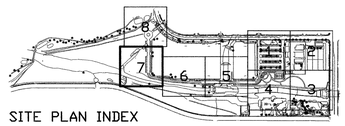

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NO.

SURVEY INFORMATION
NO. | FIELD BOOK BY | DATE

BENCH MARKS

LANDSCAPE ARCHITECT'S SEAL
STATE OF NEW MEXICO — WILLIAM R. SCHEEL — REGISTERED LANDSCAPE ARCHITECT

NO.	REMARKS	BY	DATE
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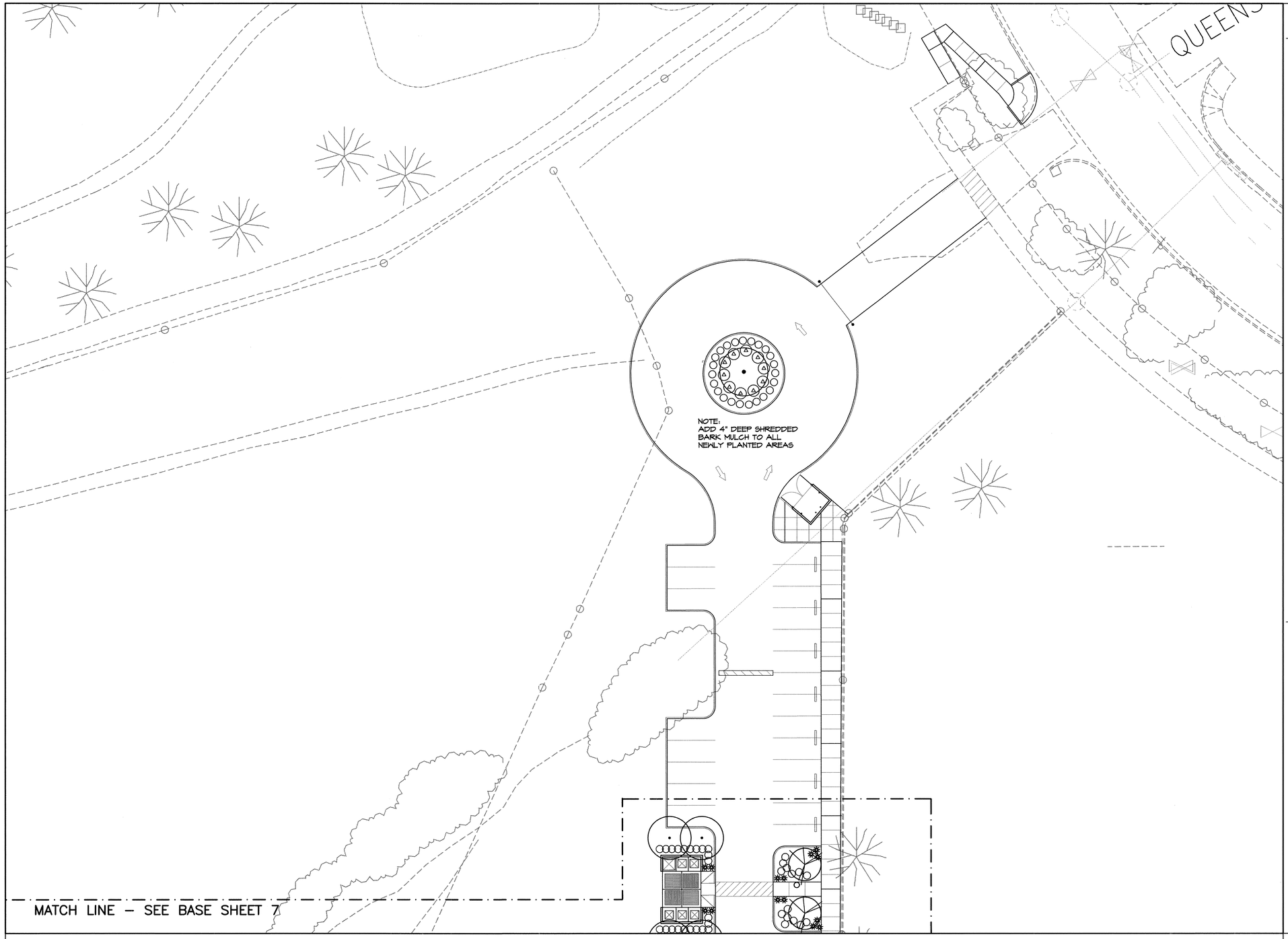

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NOTE

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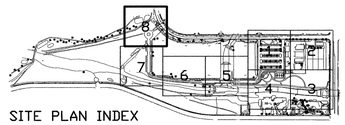

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City Project No. 4980.93
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33

PLANTING SCHEDULE

SYM	APPROX. QUANTITY	BOTANICAL NAME	COMMON NAME	SIZE	COND	EMITTER SCHEDULE PER PLANT	NOTES
	TREES						
	14	CHILOPSIS LINEARIS	DESERT WILLOW	2" CALIPER	B&B	4 - 1 GAL. PER HOUR EA.	
	4	GLEDITSIA TRIACANTHOS 'SHADEMASTER'	HONEY LOCUST	2" CALIPER	24" BOX	4 - 1 GAL. PER HOUR EA. 6 - 1 GAL. PER HOUR (IN PLANTER)	
	23	CELTIS OCCIDENTALIS	COMMON HACKBERRY	2" CALIPER	24" BOX	4 - 1 GAL. PER HOUR EA. 6 - 1 GAL. PER HOUR (IN PLANTER)	
	33	PLATANUS WRIGHTII	ARIZONA SYCAMORE	2" CALIPER	24" BOX	4 - 1 GAL. PER HOUR EA. 6 - 1 GAL. PER HOUR (IN PLANTER)	STRONG CENTRAL LEADER SYMETRICAL FORM
	3	SOPHORA JAPONICA	JAPANESE PAGODA TREE	2" CALIPER	24" BOX	4 - 1 GAL. PER HOUR EA. 6 - 1 GAL. PER HOUR (IN PLANTER)	
	45	PINUS NIGRA	AUSTRIAN PINE	8'-9' TALL	B&B	4 - 1 GAL. PER HOUR EA.	FULL BRANCHING TO THE GROUND
	34	PISTACHIA CHINENSIS	CHINESE PASTACHE	2" CALIPER	24" BOX	4 - 1 GAL. PER HOUR EA.	
	SHRUBS						
	270	COTONEASTER BUXIFOLIUS	GRAY COTONEASTER	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 3' O.C.
	12	CARYOPTERIS CLANDONENSIS	BLUE MIST SPIREA	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 5' O.C.
	67	CHRYSOTHAMNUS NAUSEOUSUS	CHAMISA	5 GAL	CONTAINER	NO IRRIGATION	MINIMUM SPACING 5' O.C.
	63	FALLUGIA PARADOXA	APACHE PLUME	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 5' O.C.
	25	PEROVSKIA ATRIPLICIFOLIA	RUSSIAN SAGE	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 5' O.C.
	7	PRUNUS BESSEYI	WESTERN SAND CHERRY	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 5' O.C.
	4	WISTERIA FLORIBUNDA	JAPANESE WISTERIA	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	
	55	HESPERALOE PARVIFLORA	RED YUCCA	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 5' O.C.
	91	COTONEASTER DAMMERI 'CORAL BEAUTY'	BEAR BERRY CONTONEASTER	5 GAL	CONTAINER	2- 1 GAL. PER HOUR EA.	MINIMUM SPACING 3' O.C.
	18	ATRIPLEX CANESCENS	FOUR WING SALTBUSH	5 GAL	CONTAINER	NO IRRIGATION	MINIMUM SPACING 5' O.C.
	TURF	BUFFALO/BLUE GRAMA SEED MIX		60,000 S.F.			

1 TURF GRASS SEED AND INSTALLATION TO BE PER C.O.A. STD SPECIFICATIONS.

2 AMENDED SOIL IS TO BE PLANTING SOIL AS SPECIFIED IN THE C.O.A. STD. SPECIFICATIONS MIXED WITH EXISTING SOIL FROM THE EXCAVATION OF THE PLANTING PIT. MIX 1 PART PLANTING MIX TO 2 PARTS EXISTING SOIL FOR BACKFILL.

3 ALL DISTURBED AREAS ARE TO BE SEEDED WITH NATIVE GRASS AS SPECIFIED PER COA STANDARD SPECIFICATIONS SECTION 1012.4.1.2

4 ALL SHRUB AND TREE PLANTING AREAS ARE TO RECEIVE SHREDDED WOOD BARK MULCH PLACED 4 INCHES DEEP ON THE SOIL SURFACE.

PLANTING NOTES:

1 ALL PLANT MATERIAL SHALL CONFORM TO THE SIZES GIVEN IN THE PLANT LIST AND SHALL BE NURSERY GROWN IN ACCORDANCE WITH THE 'AMERICAN STANDARD FOR NURSERY STOCK', LATEST EDITION.

2 ALL PLANTING SHALL BE IN ACCORDANCE WITH STANDARD AMERICAN NURSERYMEN PROCEDURES AND SPECIFICATIONS.

3 ALL PLANT MATERIAL IS SUBJECT TO FINAL APPROVAL BY LANDSCAPE ARCHITECT. OBTAIN APPROVAL FROM THE OWNER OR LANDSCAPE ARCHITECT BEFORE MAKING ANY SUBSTITUTIONS OR CHANGES.

4 DRAWN PLANS TAKE PRECEDENCE OVER PLANT LIST PROVIDED AND BOTANICAL NAMES SHALL TAKE PRECEDENCE OVER COMMON NAMES IF ANY DISCREPANCY OCCURS.

5 LOCATION AND ORIENTATION OF ALL TREES MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. CONTRACTOR TO STAKE TREE LOCATIONS FOR APPROVAL PRIOR TO ANY EXCAVATION FOR TREE HOLES.

6 PLANTING SHALL BE DONE IN ACCORDANCE WITH THE SPECIFIC DETAIL FOR EACH SITUATION AS SHOWN IN THE PLANTING DETAILS.

7 CONTRACTOR OR OWNER'S REPRESENTATIVE SHALL VERIFY THE CORRECT LOCATION OF ALL UNDERGROUND UTILITIES IN THE FIELD PRIOR TO INSTALLATION OF ANY PLANT MATERIAL OR IRRIGATION SYSTEMS.

8 ALL EXISTING LAWN AREAS TO REMAIN SHALL BE RENOVATED BY SIFTING IN COMPOST AND AERATING, FOLLOWED BY OVERSEEDED OF LAWN AREAS.

9 BACKFILL MIX FOR SHRUBS AND TREES: BACKFILL MIX BY VOLUME SHALL CONSIST OF 1 PART COMPOSTED COTTON BURRS TO 2 PARTS NATIVE SOIL. NATIVE SOIL IS TO BE CLEARED OF ALL STONE, DEBRIS, OR OTHER DELETERIOUS MATERIAL. ALL STONES OVER 1 INCH DIAMETER SHALL BE REMOVED.

10 ALL EXISTING PLANTING AREA SOIL TO BE AMENDED BY PLACING 4 INCHES OF SOIL AMENDMENT (YUM-YUM MIX OR APPROVED EQUAL) ON TOP OF THE PLANT BED AND FILLING IT IN TO A DEPTH OF 8-12 INCHES. AVOID TILLING WITHIN 3 FEET OF EXISTING TREES AND LARGE SHRUBS.

11 SOIL PREPARATION FOR PERENNIAL BEDS SHALL CONSIST OF PLACING 4 INCHES OF SOIL AMENDMENT ON TOP OF THE PLANT BED AND TILLING IT IN TO A DEPTH OF 8 INCHES. MULCH AS SPECIFIED.

12 SOIL AMENDMENT SHALL CONSIST OF COMPOSTED COTTON BURRS THAT HAVE BEEN FREEZE DEFOLIATED. SOURCE: SOIL CONDITIONER - BACK TO EARTH RESOURCES (214) 373-6716, OR APPROVED EQUAL.

13 MULCH FOR PERENNIALS BEDS: 1/2 INCH DIAMETER STONE MULCH, PLACED TO A 3 INCH DEPTH, EXCEPT AT PLANT STEMS, (REFER TO DETAIL). SUBMIT SAMPLE TO LANDSCAPE ARCHITECT OR OWNER'S REPRESENTATIVE FOR APPROVAL, PRIOR TO PURCHASE.

14 MULCH FOR ALL SHRUB BEDS AND TREE PITS: MULCH SHALL CONSIST OF FINELY GRADED (1/2-3/4 INCH) WOOD MULCH, INSTALLED TO A 4 INCH DEPTH. CREATE A 6 FOOT DIAMETER WOOD MULCH RING AROUND ALL TREES.

15 FERTILIZER: FERTILIZER SHALL BE GRO-POWER 7 GRAM PLANTING TABLETS. PROVIDE 6 TABLETS PER FIVE GALLON SHRUBS, 2 TABLETS PER 1 GALLON CONTAINERS AND 1 TABLET PER 4 INCH POT. 18 PER TREE OF 2 INCHES IN CALIPER OR LESS AND 24 PER TREE OF 1/2 INCHES IN CALIPER OR LARGER.

IRRIGATION SCHEDULE

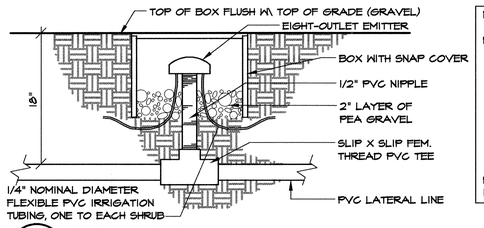
SYM	TYPE	MANUFACTURER	MODEL	DESCRIPTION	NOTES
M	2.5" WATER METER				BY OTHERS
	2" REDUCED PRESSURE TYPE HOT BOX ENCLOSURE CONCRETE SLAB	FEBCO	825Y	BACKFLOW PREVENTION ASSEMBLY	INSTALL PER COA DETAIL 2701A
	FLOWMETER, MASTER VALVE, BOX, COVER, AND EXTENSIONS	2" "MASTER METER" BROOKS	P28 18, 910, F	PROVIDE AND INSTALL 2" FLOWMETER AND ASSEMBLY	INSTALL PER COA DETAIL 2701 (DETAIL REVISED 1998)
	6" POP-UP SPRAY HEADS	HUNTER	PS-06-(15)-A	SRS POP-UP SPRAY HEADS 15' RADIUS	INSTALL PER COA DETAIL 2709
	4" POP-UP ROTOR HEADS	HUNTER	I-20-ADS-2.5LA	I-20 LOW ANGLE POP-UP ROTOR IRRIGATION HEAD 30' RADIUS WITH S.S. RISER	INSTALL PER COA DETAIL 2709
DRIP VALVES	PLASTIC REMOTE CONTROL ZONE VALVE, BALL VALVE BOX WITH LOCKING COVER	RAINBIRD - RC VALVE SPEARS - BALL VALVE BROOKS - VALVE BOX	PEB-PRS-B SERIES 1730B-P2B-1B	REMOTE CONTROL VALVE WITH FILTER AND PRESSURE REDUCER	INSTALL PER COA DETAIL 2709A RED WIRES FOR VALVES WHITE WIRES FOR COMMON GREEN BOX LID IN LAWN TAN BOX LID OUTSIDE LAWN
SPRAY VALVES	PLASTIC REMOTE CONTROL ZONE VALVE, BALL VALVE BOX WITH LOCKING COVER	RAINBIRD - RC VALVE SPEARS - BALL VALVE BROOKS - VALVE BOX	PEB-PRS-B SERIES 1730B-P2B-1B	REMOTE CONTROL VALVE	INSTALL PER COA DETAIL 2703 RED WIRES FOR VALVES WHITE WIRES FOR COMMON GREEN BOX LID IN LAWN TAN BOX LID OUTSIDE LAWN
	MULTI-OUTLET EMITTER - SHRUBS	RAINBIRD	XBD-80	MULTI-OUTLET EMITTER IN BOX	INSTALL PER DETAIL 1 SHEET D2
	MULTI-OUTLET EMITTERS- TREES	RAINBIRD	XBD-80	MULTI-OUTLET EMITTER IN BOX	INSTALL PER DETAIL 1 SHEET D2
SEE INSET ON SHEET 18 FOR LOCATION	COA SCORPIO SYSTEM	EXISTING		2 EXISTIN IRRIGATION CONTROLLERS WITH TEN FREE STATIONS EACH	
	SCHEDULE 40 PVC	LASCO OR EQUAL		LATERAL LINE	SIZE AS INDICATED ON PLAN
	SCHEDULE 40 PVC	LASCO OR EQUAL		MAIN LINE	SIZE AS INDICATED ON PLAN
DF	SCHEDULE 40 PVC	LASCO OR EQUAL		3/4" SUPPLY LINE	
	SCHEDULE 200 PVC	LASCO OR EQUAL		SLEEVE	SIZE 2 TIMES LARGER THAN PIPE SIZE. ONE SLEEVE PER PIPE

GPM
VALVE SIZE
STATION NO. AND PLANT TYPE
(T)=TREES (S)=SHRUBS (G)=GRASS (P)=PERENNIALS

NOTE:
CONTRACTOR IS TO PROVIDE A WATER AUDIT PER CITY OF ALBUQUERQUE ORDINANCE TO DEMONSTRATE THAT WATER USE BY THE IRRIGATION SYSTEM AS DESIGNED AND INSTALLED IS CONSISTENT WITH CITY WATER CONSERVATION REQUIREMENTS.

VALVE SCHEDULE

VALVE NO.	VALVE SIZE (INCHES)	GALLONS PER MINUTE	HEAD TYPE	PRECIP. RATE	RUN TIME MINUTES/DAY	INCHES/ MONTH	PLANT MATERIAL	EXISTING CONTROLLER WEST, EAST
E1	1	.5	DRIP EMITTERS				TREES	EAST
E2	1	3	DRIP EMITTERS				SHRUBS	EAST
E3	1	3.7	DRIP EMITTERS				SHRUBS	EAST
E4	1	2.7	DRIP EMITTERS				TREES	EAST
E5	1	-	DRIP EMITTERS				ANNUALS	EAST
E6	1	1.3	DRIP EMITTERS				TREES	EAST
E7	1	2.1	DRIP EMITTERS				SHRUBS	EAST
E8	2	42	ROTOR	.62 IN./HR.	48		NATIVE TURFGRASS	EAST
E9	2.5	59	ROTOR	.39 IN./HR.	51		NATIVE TURFGRASS	EAST
E10	1.5	28	ROTOR	.76 IN./HR.	40		NATIVE TURFGRASS	EAST
W1	1	3.6	DRIP EMITTERS				SHRUBS	WEST
W2	1	1.3	DRIP EMITTERS				TREES	WEST
W3	1	6.4	DRIP EMITTERS				SHRUBS	WEST
W4	1	1.1	DRIP EMITTERS				TREES	WEST
W5	2	45	SPRAY	1.23 IN./HR.	24		NATIVE TURFGRASS	WEST
W6	1.5	24	SPRAY	1.18 IN./HR.	25		NATIVE TURFGRASS	WEST



NOTE:
RAINBIRD XERIBIRD XBD-80
8-OUTLET THREADED EMITTER ON RISER IN BOX
INSTALL WITH:
RAINBIRD DT-025 1/4" VINYL DISTRIBUTION TUBING
RAINBIRD DBC-025 BUG CAP
NDS-108 BC-S, SAND COLORED VALVE BOX WITH SCREW IN LID
RAINBIRD XERIBUS XB-20 EMITTERS FOR TREES,
RAINBIRD XERIBUS XB-10 EMITTERS FOR SHRUBS
(UNLESS NOTED OTHERWISE) ONE XBD-80 PER 6-8 SHRUBS
RAINBIRD RYB-100-150
1" WYE FILTER, 150 MESH

1/D2 EIGHT-OUTLET DRIP EMITTER NTS

GENERAL IRRIGATION NOTES:

1. LOCATIONS OF IRRIGATION LINES, VALVES, HEADS, AND ALL OTHER RELATED IRRIGATION APPURTENANCES SHOWN ON THESE DRAWINGS ARE DIAGRAMMATIC ONLY. THE EXACT LOCATION OF THE ABOVE NEED TO BE APPROVED IN THE FIELD BY THE LANDSCAPE ARCHITECT.
2. STAKE ALL UTILITIES, INCLUDING SEWER AND DRAINAGE PRIOR TO ANY EXCAVATION FOR IRRIGATION.
3. SIMULTANEOUS FIELD STAKING OF PLANT MATERIAL AND IRRIGATION LAYOUT IS REQUIRED FOR LANDSCAPE ARCHITECTS APPROVAL BEFORE PROCEEDING WITH THE IRRIGATION WORK.
4. MAINLINE IS TO BE BURIED A MINIMUM OF 42". THE LATERAL LINES ARE TO BE BURIED A MINIMUM OF 18".
5. ALL IRRIGATION PIPE UNDER PAVEMENT TO BE PLACED IN A SLEEVE TWO SIZES LARGER THAN THE PIPE BEING SLEEVED, OR THE COMBINED DIAMETERS OF THE PIPES BEING SLEEVED. COORDINATE WITH CONCRETE WORK TO PLACE SLEEVES UNDER PAVEMENT.
6. RADIUS ADJUSTMENTS SHALL BE MADE ON ALL HEADS FOR OPTIMUM COVERAGE AND MINIMIZE OVERSPRAY ONTO PAVEMENT SURFACES OR WALLS.
7. IRRIGATION SYSTEM IS DESIGNED TO OPERATE AT 25-35 PSI AT THE HEADS. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THAT SUFFICIENT PRESSURE IS AVAILABLE AT EHE SOURCE FOR THE SYSTEM TO OPERATE AS DESIGNED AT THE SPECIFIED PRESSURE.

PIPE SIZING CHART

USE THE FOLLOWING CHART TO SIZE SCHEDULE 40 PVC LATERAL PIPES. SIZE TO BE BASED ON THE MAXIMUM FLOW THROUGH THE SECTION OF PIPE.

PIPE SIZE	FLOW RATE RANGE
.75"	0 to 8 GPM
1"	8 to 12 GPM
1.25"	13 to 21 GPM
1.5"	22 to 30 GPM
2"	31 to 50 GPM
2.5"	51 to 70 GPM

MINIMUM PIPE SIZE IS .75"

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
RECORDS REVISED CORRECTED BY DATE

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES
NO. BY DATE

MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

34

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	

DESIGNED BY RAB / WSP DATE APRIL 1999
DRAWN BY RAB DATE SEP 1999
CHECKED BY KB DATE SEP 17, 1999

DESIGNWORKSHOP
901 Rio Grande NW
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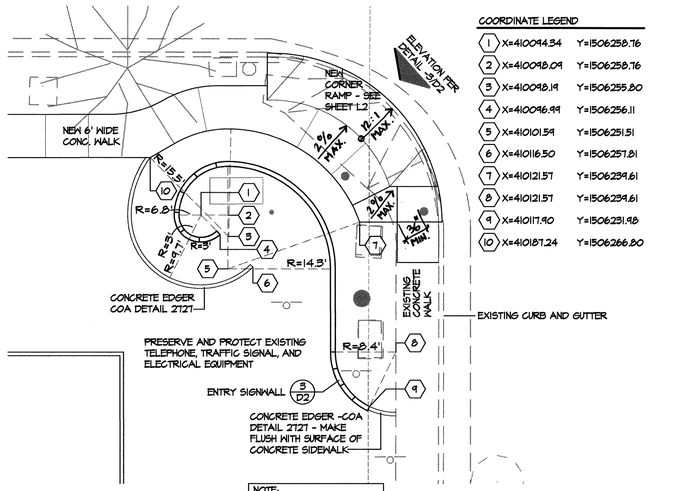
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
IRRIGATION & PLANTING SCHEDULES, DETAILS, NOTES

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: Mo./Day/Yr.
Mo./Day/Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 34 Of 41
D1



COORDINATE LEGEND

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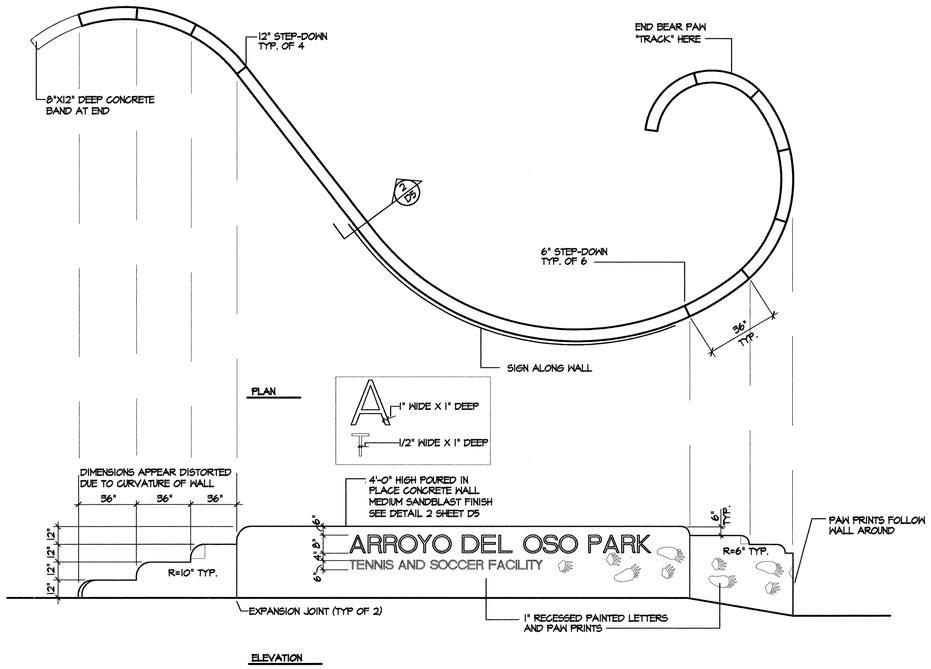
2	X=410098.09	Y=1506258.76
3	X=410098.19	Y=1506255.80
4	X=410096.99	Y=1506256.11
5	X=410101.54	Y=1506251.51
6	X=410116.50	Y=1506257.81
7	X=410121.57	Y=1506234.61
8	X=410121.57	Y=1506234.61
9	X=410117.90	Y=1506231.98
10	X=410187.24	Y=1506266.80

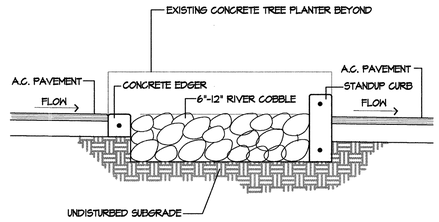
1/D2 PARK ENTRY SIGNWALL PLAN

1"=10'-0"



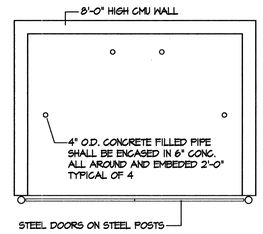
3/D2 ENTRY SIGN WALL

1/4"=1'-0"



5/D2 WATER HARVESTING MEDIANS

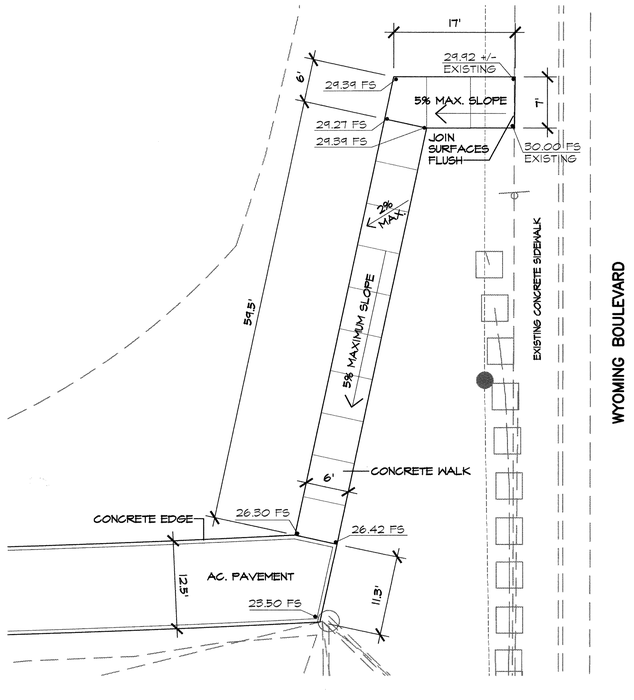
NOT TO SCALE



NOTE: SEE PLAN FOR OVERALL DIMENSIONS

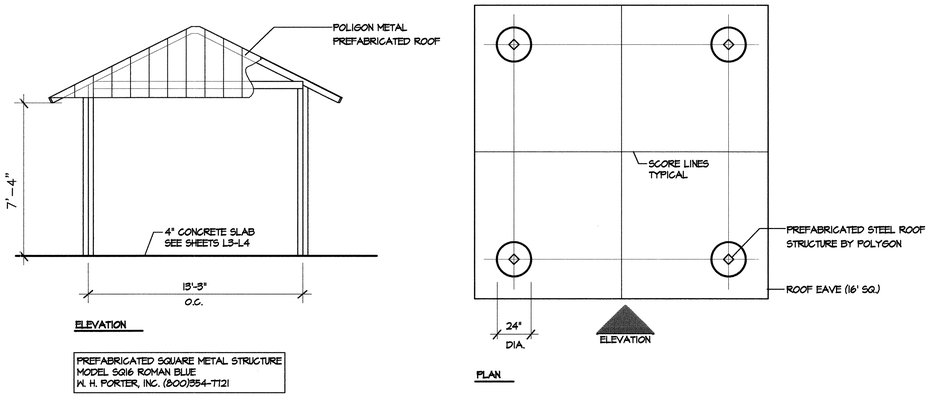
6/D2 DUMPSTER ENCLOSURE

NOT TO SCALE



2/D2 RAMP FROM WYOMING BLVD.

1"=10'-0"



PREFABRICATED SQUARE METAL STRUCTURE
MODEL SQ16 ROMAN BLUE
W. H. PORTER, INC. (800)354-7121

NOTE: POLYGONE WILL ENGINEER FOOTINGS PRIOR TO CONSTRUCTION AND ISSUE AS SHOP DRAWINGS.

4/D2 PREFABRICATED METAL PICNIC SHELTER

1/4" = 1'-0"

AS-BUILT INFORMATION
CONTRACTOR
WORK STAKED BY — DATE
INSPECTOR'S ACCEPTANCE BY — DATE
FIELD VERIFICATION BY — DATE
REVISIONS MADE, CORRECTED BY — DATE

BENCH MARKS

SURVEY INFORMATION

FIELD NOTES
NO. | BY | DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

LANDSCAPE ARCHITECT'S SEAL

REVISIONS
NO. | DATE | REMARKS | BY
DESIGN
DESIGNED BY RB / WSP — DATE APRIL 1999
DRAWN BY RB — DATE SEP 1999
CHECKED BY KB — DATE SEP 17, 1999

DESIGNWORKSHOP
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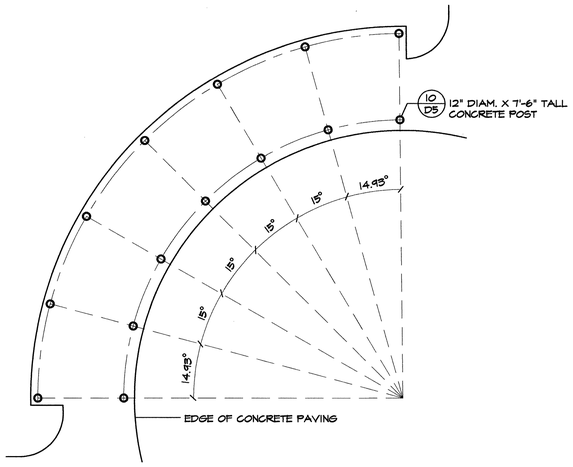
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
DETAILS

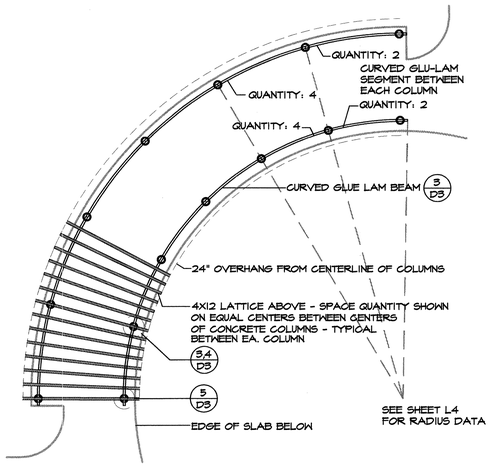
Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 35 Of 41 D2



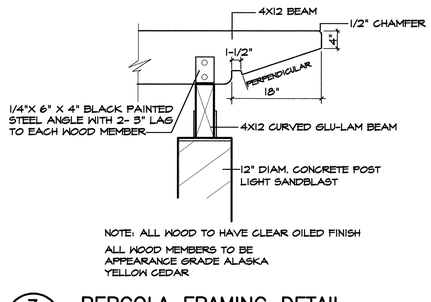
1/D3 PERGOLA FOUNDATION PLAN

SCALE: 1"=10'



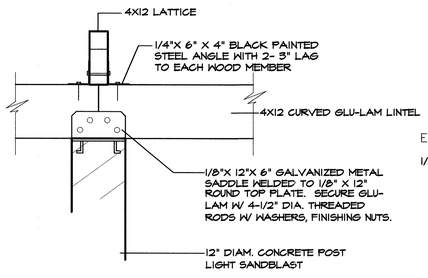
2/D3 PERGOLA FRAMING PLAN

SCALE: 1"=10'



3/D3 PERGOLA FRAMING DETAIL

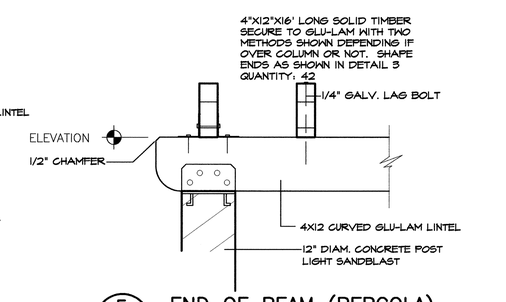
NTS



4/D3 PERGOLA FRAMING DETAIL

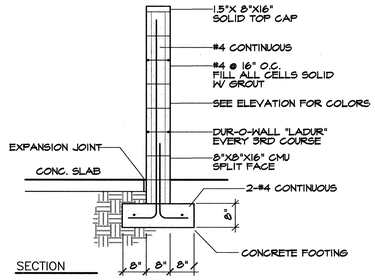
(OVER COLUMN ONLY)

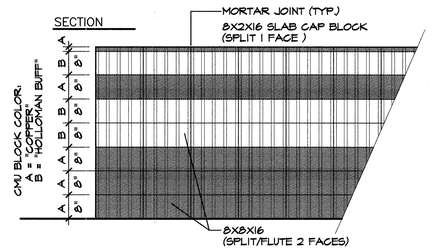
NTS



5/D3 END OF BEAM (PERGOLA)

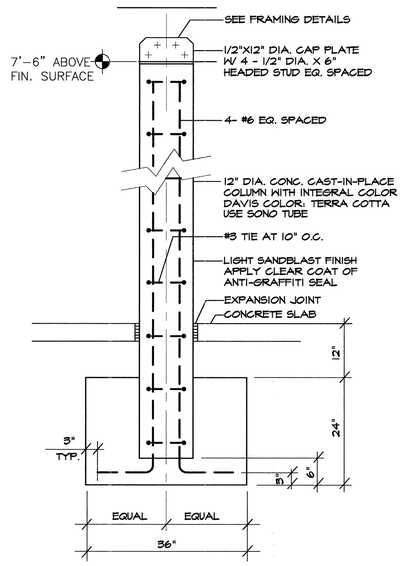
NTS





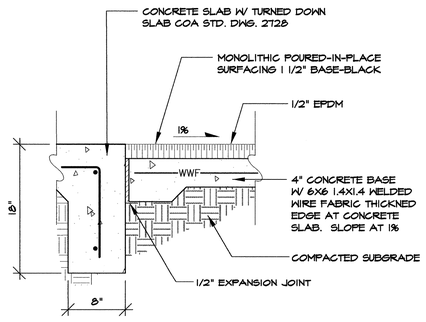
10/D3 CMU WALL AT PORTABLE RESTROOMS AND DUMPSTER ENCLOSURE

NTS



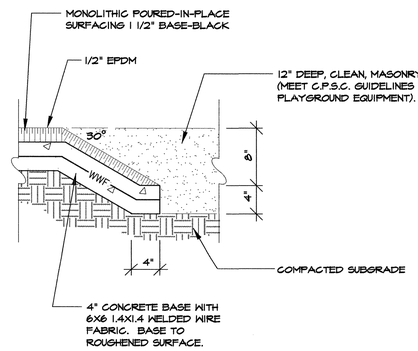
11/D3 PERGOLA COLUMN AND FOOTING

NTS



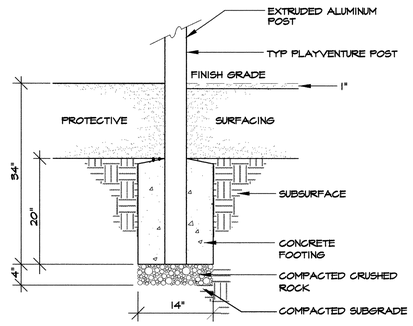
6/D3 MONOLITHIC RESILIENT SURFACING AT SLAB

NTS



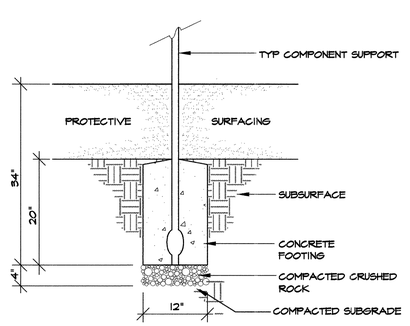
7/D3 MONOLITHIC RESILIENT SURFACING BEVELED EDGE

NTS



8/D3 PLAYSTRUCTURE TYPICAL POST CONCRETE FOOTING

NTS



9/D3 PLAYSTRUCTURE COMPONENT FOOTING

NTS

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FINAL VERIFICATION BY DATE
CORRECTED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
NO. FIELD BOOK BY DATE

LANDSCAPE ARCHITECT'S SEAL

STATE OF NEW MEXICO REGISTERED LANDSCAPE ARCHITECT WILLIAM R. MAHONEY 3698 PROFESSIONAL

36

NO.	REMARKS	BY	DATE
	REVISIONS		
	DESIGN		
DESIGNED BY	RAB / WSP		APRIL 1999
DRAWN BY	RAB		SEP 1999
CHECKED BY	KB		SEP 17, 1999

DESIGNWORKSHOP
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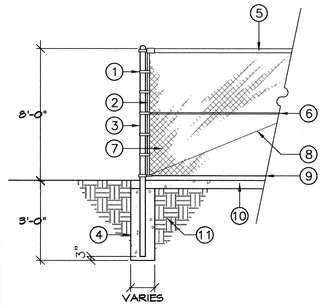
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
DETAILS

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.

City Project No.	Zone Map No.	Sheet
4980.93	F-19-Z	36 Of 41
		D3



FENCE

1. TENSION BAND 15" O.C. MAX.
2. 3/16" X 5/8" X 40" STRETCH BAR.
3. CORNER/END POST FOOTING.
4. CONCRETE FOOTING.
5. 1 5/8" O.D. TOP RAIL.
6. COMPRESSION BRACE.
7. 9 GA. X 2" VINYL CLAD MESH FABRIC. TOP AND SELVAGES KNUCKLED UNDER AND WRAPPED FOR SAFETY.
8. TRUSS ROD WITH TURNBUCKEL.
9. 7 GA. BOTTOM TENSION WIRE WITH HOG RINGS.
10. RETAINING CURB, SEE DETAIL THIS SHEET.
11. COMPACTED SUBGRADE.

NOTES:

1 FOOTING DEPTH TO INCLUDE RETAINER CURB/MOWSTRIP.
2 ALL FABRIC, POST AND RAILS TO BE (7) VINYL CLAD PER SPECIFICATIONS.

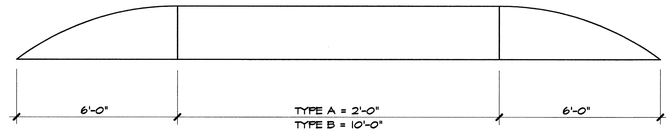
FOOTING LEGEND

FENCE HEIGTH	LINE POST SIZE	LINE POST FOOTING	CORNER/END POST SIZE	CORNER/END POST FOOTING
UP TO 6'	1.9" O.D.	24" X 8"	2.375" O.D.	24" X 10"

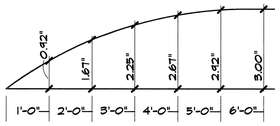
SECTION

1/D4 VINYL CLAD CHAIN LINK FENCE AT BASKETBALL COURT

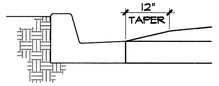
NTS



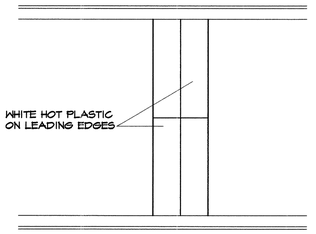
SPEED HUMP PROFILE



APPROACH DETAIL



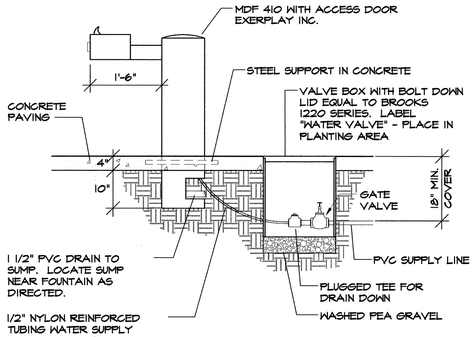
CURB TREATMENT



MARKING PLAN

4/D4 SPEED BUMP

NTS



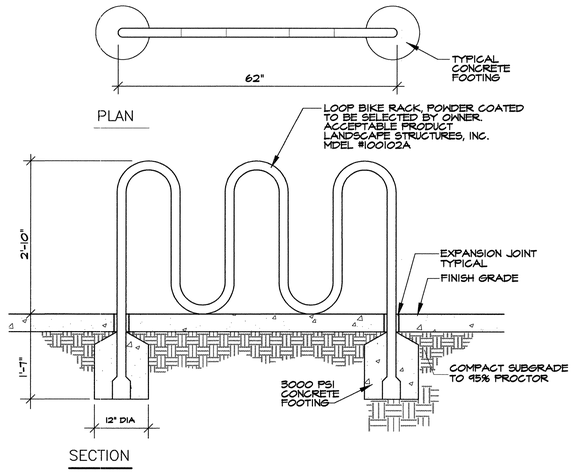
SECTION

NOTES:

1. DRINKING FOUNTAIN AS AVAILABLE FROM "MOST DEPENDABLE FOUNTAIN, CO." 4697 WINCHESTER, MEMPHIS TN. 38118. TEL: 1-800-552-6351. CONTACT: LYNN GRIFFIN.
2. LOCAL REPRESENTATIVE: EXERPLAY, INC. TEL: 1-505-821-9104.
3. VALVE BOX WITH VALVE AND PLUGGED TEE FOR DRAIN DOWN. LOCATE AT CENTER OF CONCRETE PAD.

2/D4 DRINKING FOUNTAIN

NTS



SECTION

5/D4 BICYCLE RACK

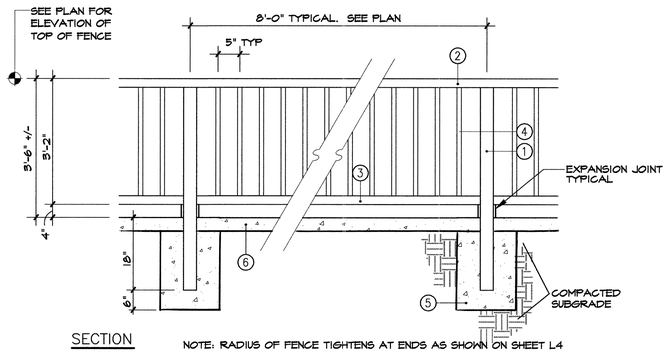
NTS

GENERAL NOTES:

- WELD ALL CONNECTIONS. GRIND ALL WELDS SMOOTH.
- PAINT TWO COATS EXTERIOR GRADE. COLOR TO BE SELECTED.

KEYED NOTES

1. 3"X3" TUBULAR STEEL POST SET PLUMB.
2. 2"X4" TUBULAR STEEL TOP RAIL.
3. 2"X2" TUBULAR STEEL BOTTOM RAIL.
4. 1" SQUARE STEEL PICKET.
5. 1'-6"DIA.X24" DEPTH CONCRETE FOOTING.
6. CONCRETE CURB. SEE MOW CURB AT FENCE DETAIL.

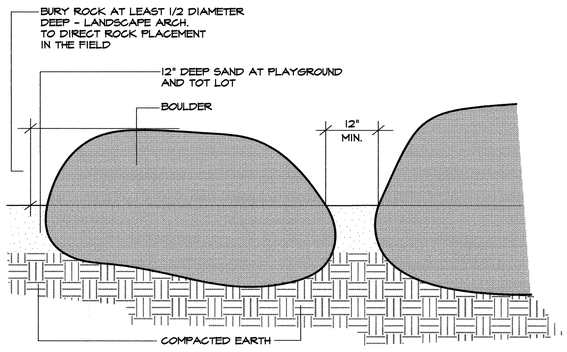


SECTION

NOTE: RADIUS OF FENCE TIGHTENS AT ENDS AS SHOWN ON SHEET L4

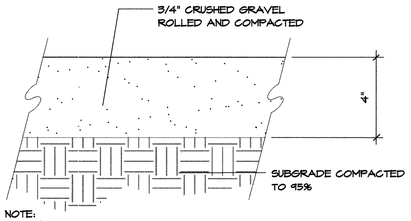
7/D4 ORNAMENTAL STEEL FENCE

NTS



3/D4 BOULDER PLACEMENT

NTS

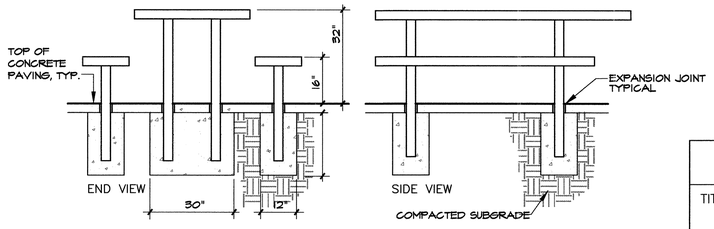


NOTE:
GRAVEL SHALL BE PREDOMINANTLY GRAY IN COLOR AND ANGULAR.
A SAMPLE OF CRUSHED STONE SHALL BE SUBMITTED BY THE CONTRACTOR FOR APPROVAL PRIOR TO INSTALLATION.

SECTION

6/D4 GRAVEL MAINTENANCE ROAD

NTS



DUMORE ACCESSIBLE PICNIC TABLE #100-68PL & LEG EMBEDED

PLASTIC SLAT COLOR:
TENNIS COURT AREA - GREEN
PLAYGROUND AREA - REDWOOD

8/D4 PICNIC TABLE

NTS

AS-BUILT INFORMATION

CONTRACTOR
WORK STAKED BY — DATE
SURVEY WORK BY — DATE
ACCEPTANCE BY — DATE
FIELD VERIFICATION BY — DATE
DRAWINGS CORRECTED BY — DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
		DESIGNED BY RAB / WSP	DATE APRIL 1999
		DRAWN BY RAB	DATE SEP 1999
		CHECKED BY KB	DATE SEP 17, 1999

DESIGNWORKSHOP
901 Rio Grande NW
Suite E130
Albuquerque, NM
87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

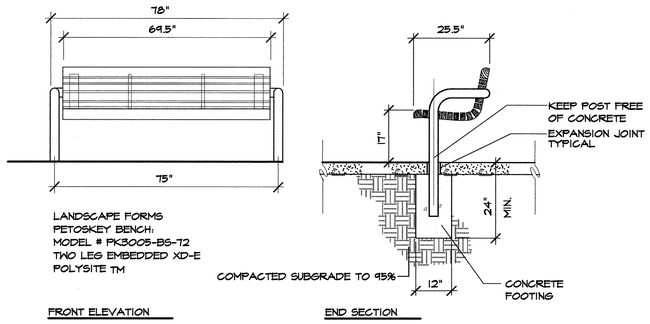
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS – ARROYO DEL OSO PARK
DETAILS

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE	APPROVED DEC 14 1999 CITY ENGINEER			

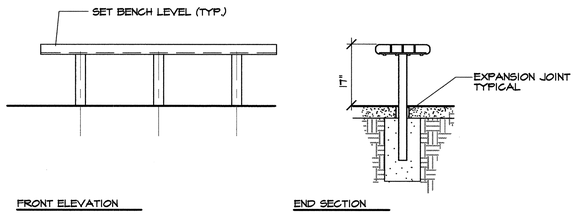
City Project No.	Zone Map No.	Sheet
4980.93	F-19-Z	D4 37 Of 41

37



A BENCH WITH BACK

NTS



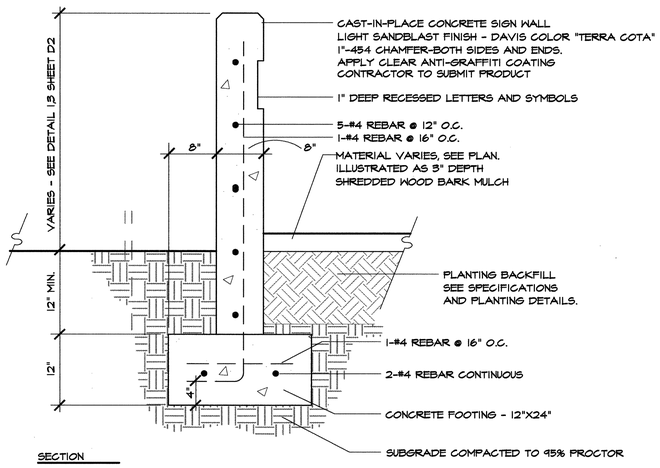
NOTE:
BACKLESS BENCH BY DUMOR, INC. (REP: EXERPLAY 505-281-0151)
MODEL #105-60PL, 6'-0" LONG BENCH WITH EMBEDDED MOUNT.
SEE PLANS FOR LOCATIONS. INSTALL PER MANUFACTURER'S SPECIFICATIONS.

B BACKLESS BENCH

NTS

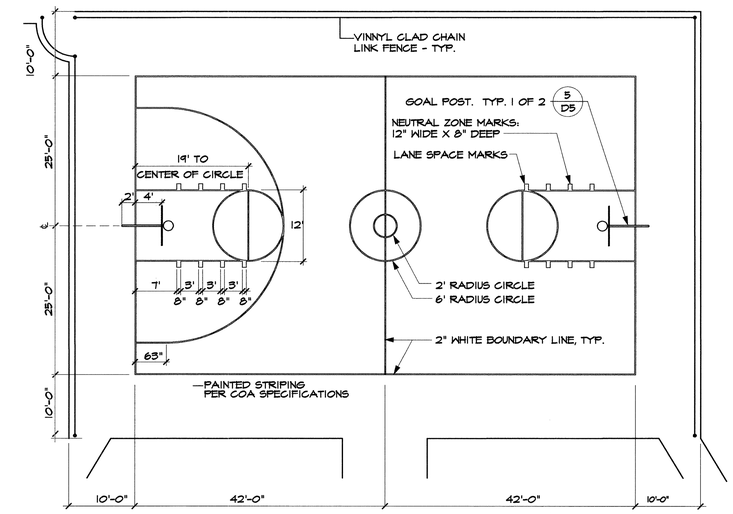
1 / D5 BENCHES

NTS



2 / D5 CAST-IN-PLACE CONCRETE SIGN WALL

NTS

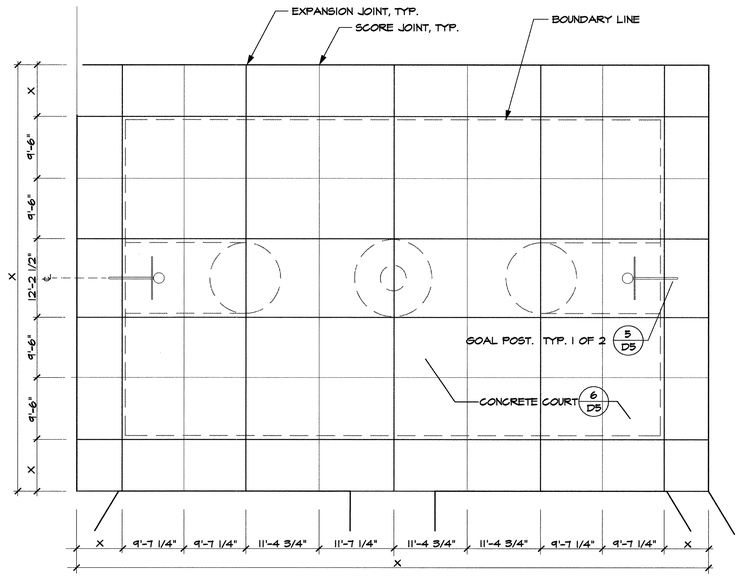


PLAN

NOTES:
1. PROVIDE AND INSTALL GOAL POSTS PER MANUFACTURERS SPECIFICATIONS. (QTY: 2) 4 1/2" BENT POST BASKETBALL GOAL WITH PAINTED ALUMINUM BACKBOARD, MODEL #1085 FROM PLAY WORLD SYSTEM, INC. SEE SITE AMENITIES LEGEND. SHEET D-7 FOR MORE DETAILS.
2. FOR PAVING/JOINT LAYOUT, SEE DETAIL 2 THIS SHEET.
3. UNLESS OTHERWISE SPECIFIED, THE LAYOUT AND DIMENSIONS OF ALL COURTS ARE SYMMETRICAL AROUND THE CENTER LINES.

3 / D5 BASKETBALL COURT LAYOUT

NTS

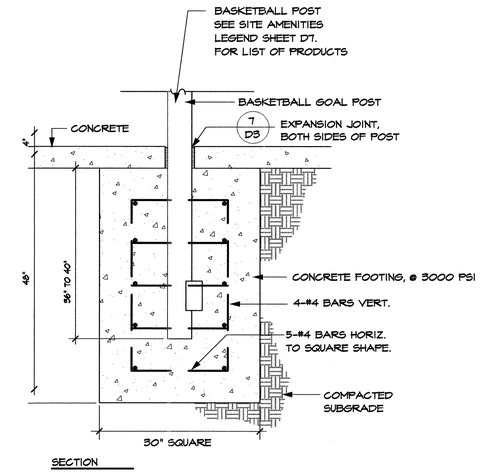


NOTES:
1. UNLESS OTHERWISE SPECIFIED, THE LAYOUT AND DIMENSIONS OF ALL COURTS ARE SYMMETRICAL AROUND THE CENTER LINES.
2. EXPANSION JOINTS TO BE LOCATED ON EITHER SIDE OF THE 2" WHITE BOUNDARY LINE.

PLAN

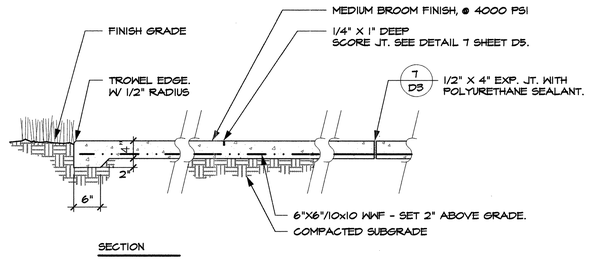
4 / D5 BASKETBALL COURT - PAVING / JOINT LAYOUT

NTS



5 / D5 BASKETBALL GOAL FOUNDATION

NTS



6 / D5 CONCRETE BASKETBALL COURT

NTS

DESIGNWORKSHOP
901 Rio Grande NW
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87104
(Tel.) 505.243.8333
(Fax) 505.243.8337

AS-BUILT INFORMATION
CONTRACTOR
WORK STARTED BY DATE
INSPECTOR'S ACCEPTANCE BY DATE
FIELD VERIFICATION BY DATE
DRAWINGS CHECKED BY DATE
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

LANDSCAPE ARCHITECT'S SEAL

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
DESIGNED BY	RAB / WSP	DATE	APRIL 1999
DRAWN BY	RAB	DATE	SEP 1999
CHECKED BY	KB	DATE	SEP 17, 1999

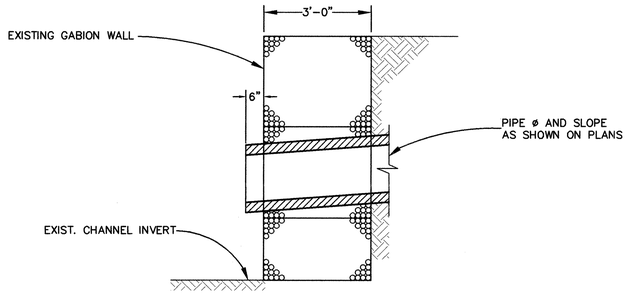
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS - ARROYO DEL OSO PARK
DETAILS

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER

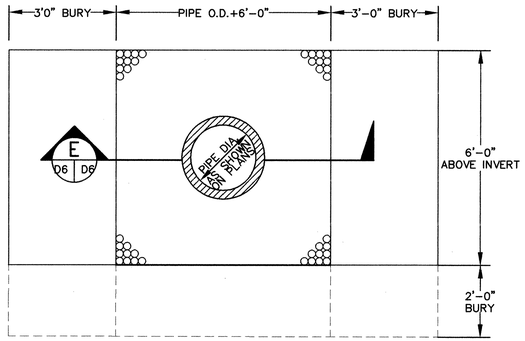
Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.

City Project No. 4980.93 | Zone Map No. F-19-Z | Sheet 38 Of 41 | D5



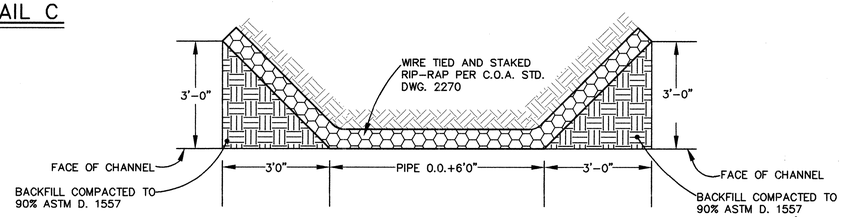
TYPICAL PIPE PENETRATION DETAIL FOR EXISTING GABION WALL–DETAIL A

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

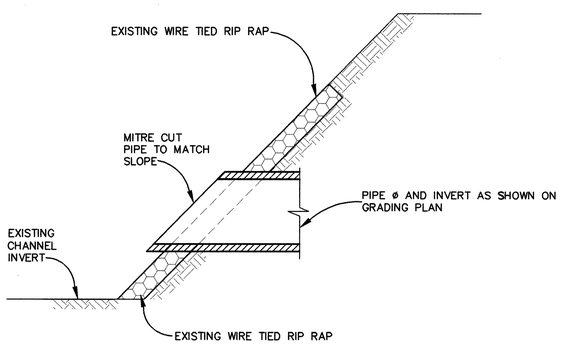


ELEVATION; PIPE CONNECTION TO EXISTING UNLINED CHANNEL–DETAIL C

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

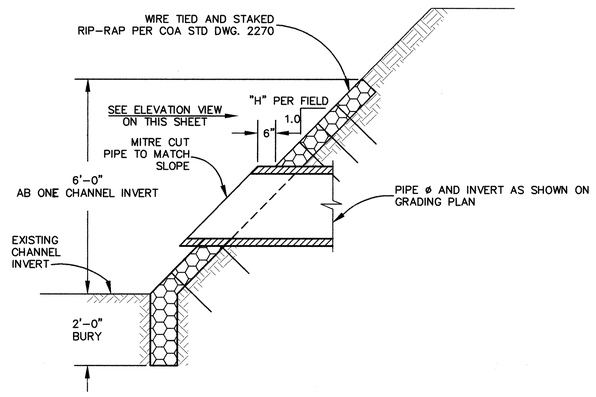


SECTION E (D6 | D6)



PIPE CONNECTION TO EXISTING LINED CHANNEL–DETAIL B

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



PIPE CONNECTION TO EXISTING UNLINED CHANNEL–DETAIL D

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

AS BUILT INFORMATION
CONTRACTOR
WORK STAKED BY: DATE
INSPECTED BY: DATE
ACCEPTANCE BY: DATE
FIELD VERIFICATION BY: DATE
DRAWINGS CORRECTED BY: DATE
MICRO-FILM INFORMATION
RECORDED BY: DATE
NO.

BENCH MARKS
THE STATION IS A STANDARD BRASS TABLET STAMPED "4 F-19" SET IN TOP OF A CONCRETE POST FLUSHED WITH TOP OF THE CURB AS SHOWN ON SHEET 2.
ELEVATION=5403.39 FEET (M.S.L.D.)

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE
1	JMA	

ENGINEERS SEAL
PATRICK J. CONLEY NEW MEXICO 10141 REGISTERED PROFESSIONAL ENGINEER
9/23/99

NO.	DATE	REMARKS	BY
		REVISIONS	
		DESIGN	
		DESIGNED BY PJC	DATE 08/99
		DRAWN BY SEC	DATE 08/99
		CHECKED BY PJC	DATE 08/99

199602
Smith Engineering Company
A Full Service Engineering Company
6400 Uptown Boulevard, N.E. Suite 600E Albuquerque, New Mexico 87110

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: PHASE 1 IMPROVEMENTS - ARROYO DEL OSO PARK
STORM DRAIN DETAIL

Design Review Committee: APPROVED DEC 14 1999 DESIGN REVIEW COMMITTEE
City Engineer Approval: APPROVED DEC 14 1999 CITY ENGINEER
Last Design Update: No. / Day / Yr. | No. / Day / Yr.

City Project No. 4980.93
Zone Map No. F-19-Z
Sheet 39 of 41
D6

N:\199602\Option1\Details.dwg Thu Sep 23 16:00:01 1999 STEPHANIE OTERO

CONSTRUCTION TRAFFIC CONTROL GENERAL NOTES

1. CONTRACTOR MUST OBTAIN FROM CONSTRUCTION COORDINATION AN EXCAVATION/BARRICADING PERMIT BEFORE ENGAGING IN ANY CONSTRUCTION, MAINTENANCE OR REPAIR WORK IN ANY OF THE CITY OF ALBUQUERQUE'S RIGHTS-OF-WAY. EMERGENCY WORK THAT WOULD PRESERVE LIFE OR PROPERTY IS EXCLUDED WITH THE UNDERSTANDING, THAT A PERMIT SHALL BE OBTAINED WITHIN 24 TO 48 HOURS.

2. CONTRACTOR SHALL AT THE TIME OF PERMIT REQUEST, SUBMIT FOR APPROVAL BY CONSTRUCTION COORDINATION, A TRAFFIC CONTROL PLAN DETAILING ALL EXISTING TOPOGRAPHY SUCH AS LANE WIDTHS, DRIVEWAYS, AND BUSINESS/RESIDENTIAL ACCESSES. THE TRAFFIC CONTROL PLAN SHALL INCLUDE ALL PHASES OF WORK AND SCHEDULES INVOLVED IN THE CONSTRUCTION PROJECT. ANY SEPARATE PHASES OF A CONSTRUCTION PROJECT SHALL BE GIVEN AN INDIVIDUAL PERMIT EACH. BLANKET PERMITS WILL NOT BE ISSUED.

3. THESE TYPICAL TRAFFIC CONTROL PLANS DO NOT REFLECT THE EXISTING TOPOGRAPHY SUCH AS DRIVEWAYS, LANE WIDTHS, AND BUSINESS/RESIDENTIAL ACCESSES. EVERY LOCATION THAT REQUIRES CONSTRUCTION TRAFFIC CONTROL SHALL HAVE A DETAILED TRAFFIC CONTROL PLAN SHOWING ALL EXISTING TOPOGRAPHY.

4. CONSTRUCTION SHALL NOT BEGIN UNLESS A TRAFFIC CONTROL PLAN HAS BEEN APPROVED AND VERIFIED BY CONSTRUCTION COORDINATION.

5. CONSTRUCTION COORDINATION SHALL BE NOTIFIED 48 HOURS PRIOR TO ANY TRAFFIC CONTROL CHANGES NEEDED BY CONTRACTOR, THAT WERE NOT PREVIOUSLY APPROVED. THESE TRAFFIC CONTROL CHANGES SHALL BE REQUESTED IN WRITING ACCOMPANIED WITH A TRAFFIC CONTROL PLAN REFLECTING SUCH CHANGES.

6. ALL CONSTRUCTION TRAFFIC CONTROL DEVICES SHALL COMPLY TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO INSTALL, SERVICE AND MAINTAIN ALL TRAFFIC CONTROL DEVICES. TRAFFIC CONTROL DEVICES SHALL NOT BE REMOVED OR ALTERED IN ANY WAY WITHOUT THE APPROVAL OF CONSTRUCTION COORDINATION, PER SECTION 6A-4 OF THE MUTCD, LATEST EDITION.

7. THE CONSTRUCTION TRAFFIC CONTROL INITIAL SET-UP SHALL BE BY AN AMERICAN TRAFFIC SAFETY SERVICES ASSOCIATION (ATSSA) CERTIFIED WORKSITE TRAFFIC SUPERVISOR. THE MAINTENANCE AND SERVICING SHALL ALSO BE DONE BY AN ATSSA CERTIFIED WORKSITE TRAFFIC SUPERVISOR OR EQUIVALENT.

8. CONTRACTOR IS RESPONSIBLE TO MAINTAIN AND SERVICE ALL TRAFFIC CONTROL DEVICES 24 HOURS A DAY, 7 DAYS A WEEK THROUGHOUT LENGTH OF PROJECT. CONTRACTOR IS RESPONSIBLE THAT ALL TRAFFIC CONTROL DEVICES COMPLY WITH THE MUTCD, LATEST EDITION.

9. ALL ADVANCE WARNING SIGNS SHALL BE DOUBLE INDICATED WHENEVER THERE ARE MULTI-LANE TRAFFIC IN ANY ONE GIVEN DIRECTION AND THERE IS SUFFICIENT MEDIAN SPACE.

10. ALL BARRICADES IN ALL TAPERS AND TANGENTS SHALL BE PLACED APART, A DISTANCE MEASURED IN FEET, EQUAL TO THAT OF THE POSTED SPEED LIMIT. NO EXCEPTIONS UNLESS APPROVED BY CONSTRUCTION COORDINATION PER MUTCD SECTION 6A-4.

11. ALL WORK IN ARTERIAL ROADWAYS SHALL BE ON A CONTINUOUS 24 HOUR PER DAY BASIS UNTIL COMPLETED. (1)

12. CONTRACTOR IS RESPONSIBLE TO PROVIDE CONSTRUCTION COORDINATION, A WEEKLY LOG OF DAILY INSPECTIONS OF BARRICADE AND MAINTENANCE SCHEDULES ON PROJECTS THAT ARE OVER ONE WEEK DURATION.

13. EQUIPMENT OR MATERIALS SHALL NOT BE STORED WITHIN 15 FEET OF A TRAVELLED TRAFFIC LANE DURING NON-WORKING HOURS WITHOUT THE APPROVAL OF CONSTRUCTION COORDINATION.

14. CONTRACTOR SHALL PROVIDE AND MAINTAIN A SAFE AND ADEQUATE MEANS OF CHANNELIZING PEDESTRIAN TRAFFIC AROUND AND THROUGH THE CONSTRUCTION AREA.

15. CONTRACTOR IS RESPONSIBLE FOR OBLITERATION OF ANY CONFLICTING STRIPING AND RESPONSIBLE FOR ALL TEMPORARY STRIPING.

16. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL FACILITIES, BUSINESSES AND/OR RESIDENTS AT ALL TIMES.

17. CONTRACTOR SHALL PROVIDE ACCESS SIGNS FOR BUSINESSES LOCATED WITHIN THE CONSTRUCTION AREA UNDER THE SUPERVISION OF CONSTRUCTION COORDINATION. EACH ACCESS SIGN SHALL HAVE 5 INCH, WHITE OPAQUE LETTERING ON BLUE REFLECTORIZED BACKGROUND. ACCESS SIGNS SHALL BE CONSIDERED INCIDENTAL TO THE BID AND NOT PART OF THE CONTRACT UNLESS OTHERWISE STATED. NO MORE THAN 3 BUSINESSES SHALL BE LISTED ON A ACCESS SIGN. SHOPPING CENTERS AND MALLS SHALL BE LISTED AS SUCH.

18. ALL ADVANCE WARNING SIGNS SHALL MEET THE MINIMUM REFLECTIVE INTENSITY REQUIREMENTS SET FORTH BY THE CITY OF ALBUQUERQUE. CONSTRUCTION COORDINATION SHALL DETERMINE ALL REQUIREMENTS AND APPROVE OR DISAPPROVE ANY ADVANCE WARNING SIGN PER SECTION 6A-4 OF THE MUTCD, LATEST EDITION.

19. (2) 48 HOURS PRIOR TO OCCUPYING OR CLOSING OF A RIGHT-OF-WAY, CONTRACTOR SHALL NOTIFY: POLICE, FIRE DEPARTMENT, SCHOOLS, HOSPITALS, TRANSIT AUTHORITY, BUSINESSES AND/OR RESIDENTS THAT WILL BE AFFECTED BY THE CONSTRUCTION.

20. ANY FIELD ADJUSTMENTS SHALL BE APPROVED BY CONSTRUCTION COORDINATION.

21. EXCAVATIONS SHALL BE PLATED, TEMPORARILY PATCHED OR RESURFACED PRIOR TO OPENING OF TRAFFIC. A MINIMUM OF 11 FEET SHALL BE PROVIDED FOR TRAFFIC IN ANY GIVEN DIRECTION. CONTRACTOR IS RESPONSIBLE FOR ANY WORK INVOLVED IN SATISFYING THESE REQUIREMENTS.

22. CONTRACTOR SHALL AT ALL TIMES COMPLY WITH THE FOLLOWING:
1. STANDARDS AND REQUIREMENTS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
2. THE CITY OF ALBUQUERQUE TRAFFIC CODE, LATEST EDITION.
3. SECTION 19 OF THE CITY OF ALBUQUERQUE'S STANDARD SPECIFICATIONS FOR PUBLIC WORK CONSTRUCTION, AS WELL AS OTHER SECTIONS.

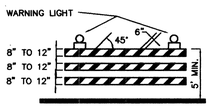
23. FAILURE TO COMPLY WITH ANY OF THE ABOVE MENTIONED, WILL BE ADEQUATE CAUSE TO CEASE ALL WORK ON ANY CONSTRUCTION PROJECT. WORK WILL NOT RESUME UNTIL ALL REQUIREMENTS ARE ADDRESSED AND APPROVED BY CONSTRUCTION COORDINATION.

24. ALL TRAFFIC CONTROL DEVICES SHALL BE KEPT IN NEW-CLEAN CONDITION. WASHING OF EQUIPMENT IS INCIDENTAL TO IT'S PLACEMENT AND MAINTENANCE.

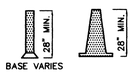
25. TRAFFIC CONTROL STANDARDS APPLY ONLY WHERE THE CONSTRUCTION TRAFFIC CONTROL PLANS ARE NOT SPECIFIC.

26. ADVANCE WARNING SIGNS SHALL BE 36"x36" MIN. WITH SUPER ENGINEERING GRADE SHEETING OR BETTER. MOUNTING HEIGTH AT TOP OF SIGN SHALL BE THE SAME AS FOR A 48" SIGN AS INDICATED IN THE M.U.T.C.D. (3)

27. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORKSITE. ALL GRAFFITI SHALL BE PROMPTLY REMOVED FROM ALL EQUIPMENT, BOTH PERMANENT AND TEMPORARY. (4)



TYPE III BARRICADE



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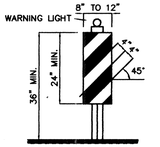
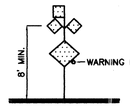


VERTICAL PANEL

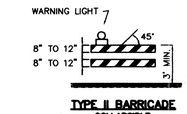


HIGH LEVEL WARNING DEVICE

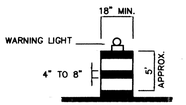
LEGEND

▨	WORK AREA
•	BARRICADE – TYPE I, TYPE II, OR BARREL
⊥	BARRICADE – TYPE III
X	VERTICAL PANEL
⊣	WARNING SIGN
D	DISTANCE BETWEEN SIGNS – A DISTANCE MEASURED IN FEET EQUAL TO A VALUE OF TEN TIMES THE SPEED LIMIT OF THE STREET
◹	FLAGMAN POSITION
S	SPACING BETWEEN BARRICADES– A DISTANCE MEASURED IN FEET EQUAL TO THE SPEED LIMIT OF THE STREET
L	TAPER LENGTH – SEE CHART BELOW

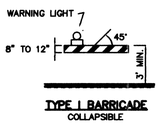
THE TANGENT LENGTH IS EQUAL TO THE TAPER LENGTH FOR A GIVEN STREET.



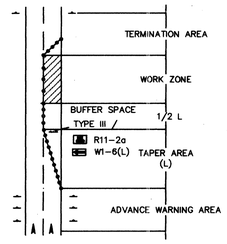
TYPE II BARRICADE COLLAPSIBLE



BARREL



TYPE I BARRICADE COLLAPSIBLE



TRAFFIC CONTROL ELEMENTS

TAPER REQUIREMENTS

SPEED LIMIT (MPH)	TAPER LENGTH (L) (FEET)			MINIMUM NUMBER OF DEVICES FOR TAPER	MAXIMUM DEVICE SPACING IN FEET	
	10' LANE	11' LANE	12' LANE		ALONG TAPER	AFTER TAPER
20	70	75	80	5	20	20
25	105	115	125	6	25	25
30	150	165	180	7	30	30
35	205	225	245	8	35	35
40	270	295	320	9	40	40
45	450	495	540	13	45	45
50	500	550	600	13	50	50
55	550	605	660	13	55	55

RECOMMENDED SIGN SPACING(D) FOR ADVANCE WARNING SIGN SERIES

SPEED MILES PER HOUR	MINIMUM DISTANCE IN FEET BETWEEN SIGNS	FROM LAST SIGN TO TAPER
0-20	10 X SPEED LIMIT	10 X SPEED LIMIT
25-30	10 X SPEED LIMIT	10 X SPEED LIMIT
30-35	10 X SPEED LIMIT	10 X SPEED LIMIT
40-45	10 X SPEED LIMIT	10 X SPEED LIMIT
50-60	10 X SPEED LIMIT	10 X SPEED LIMIT

TAPER CRITERIA

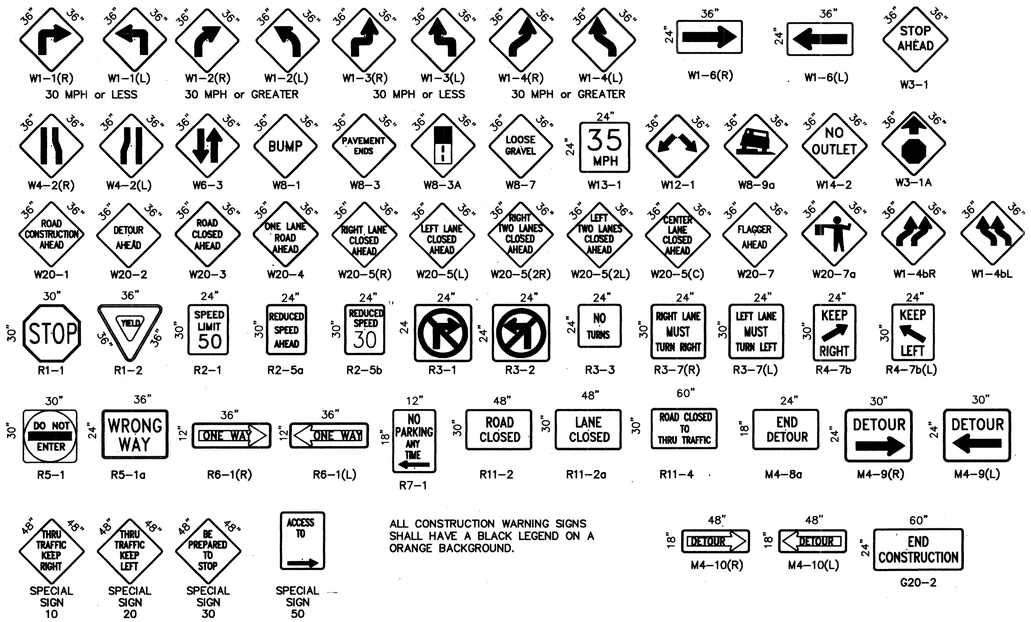
TYPE OF TAPER	TAPER LENGTH
UPSTREAM TAPER:	
MERGING TAPER	L MINIMUM
SHIFTING TAPER	1/2 L MINIMUM
SHOULDER TAPER	1/2 L MINIMUM
TWO-WAY TRAFFIC TAPER	100 FEET MAXIMUM
DOWNSTREAM TAPERS	100 FEET PER LANE

TAPER LENGTH COMPUTATION

SPEED LIMIT	
40 MPH OR LESS	$L = \frac{WS^2}{60}$
45 MPH OR GREATER	$L = W \times S$

L = TAPER LENGTH
W = WIDTH OF OFFSET IN FEET
S = POSTED SPEED OR OFF-PEAK 85-PERCENTILE SPEED IN MPH

SIGN FACE DETAILS



ALL CONSTRUCTION WARNING SIGNS SHALL HAVE A BLACK LEGEND ON A ORANGE BACKGROUND.

AS BUILT INFORMATION
CONTRACTOR — DATE
SURVEYED BY — DATE
STAKED BY — DATE
INSPECTOR'S FIELD NOTES BY — DATE
VERIFICATION BY — DATE
AS-BUILTED BY — DATE
CORRECTED BY — DATE

MICRO-FILM INFORMATION
RECORDED BY — DATE
NO.

BENCH MARKS

SURVEY INFORMATION
FIELD NOTES BY — DATE
NO.

ENGINEER'S SEAL
ROLAND R. ROYBAL — NEW MEXICO — REGISTERED PROFESSIONAL ENGINEER

NO.	DATE	REMARKS	BY
1	9/25/91	ADD NOTE NO. 27	J.D.L.
2	9/24/97	REVISED NOTE NO. 26	J.D.L.
3	9/24/97	REVISED NOTE NO. 19	J.D.L.
4	9/24/97	REVISED NOTE NO. 11	J.D.L.

REVISIONS
DESIGNED BY — DATE
DRAWN BY C.O.A. STANDARDS — DATE
CHECKED BY — DATE

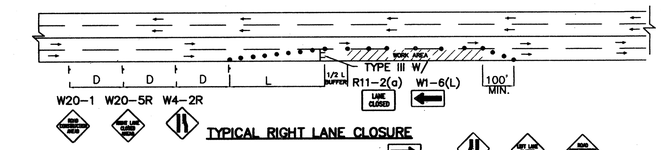
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:
SIGNING AND CONSTRUCTION TRAFFIC CONTROL STANDARDS

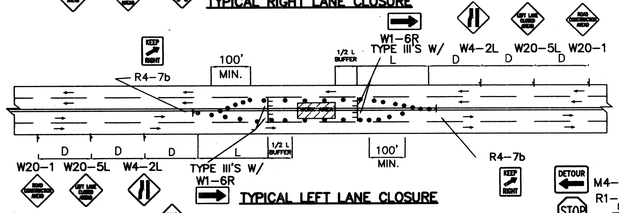
DESIGN REVIEW COMMITEE	CITY ENGINEER APPROVAL	LAST UPDATE	MO./DAY/YR.	MO./DAY/YR.
COA	STD.			

PROJECT NO. | MAP NO. | SHEET 40 OF 41 T1

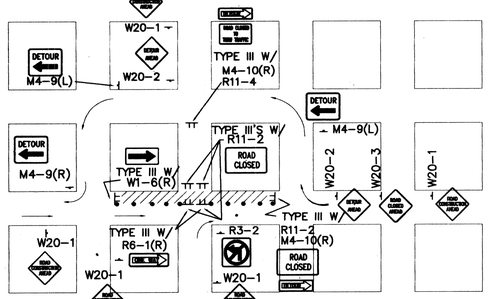
CTGSTN01.DWG



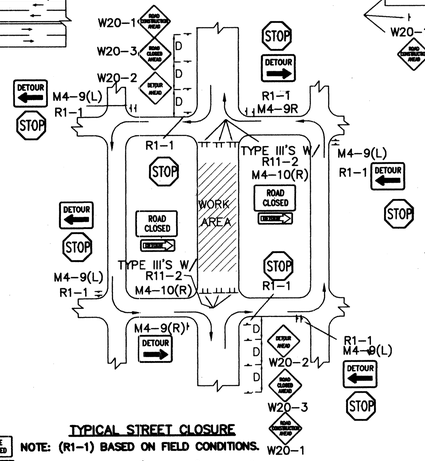
TYPICAL RIGHT LANE CLOSURE



TYPICAL LEFT LANE CLOSURE

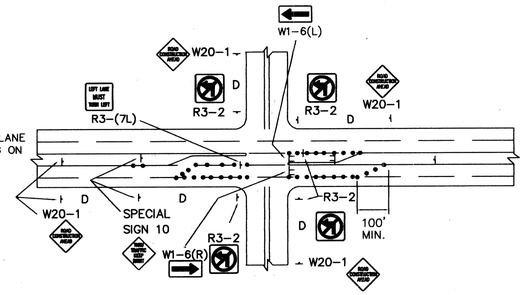


TYPICAL ONE DIRECTION DETOUR



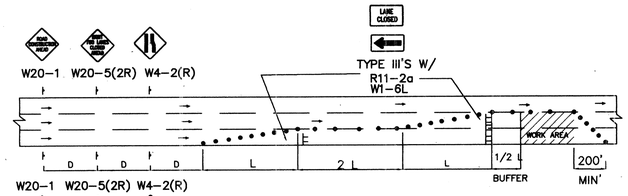
TYPICAL STREET CLOSURE

NOTE: (R1-1) BASED ON FIELD CONDITIONS.

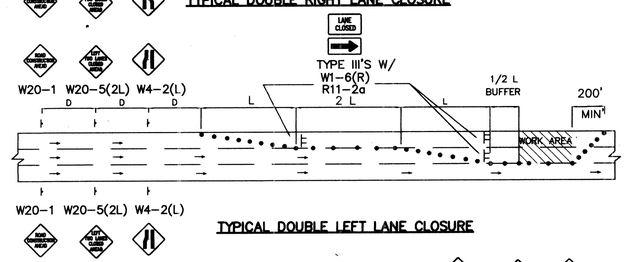


TYPICAL LANE CLOSURE AT INTERSECTION

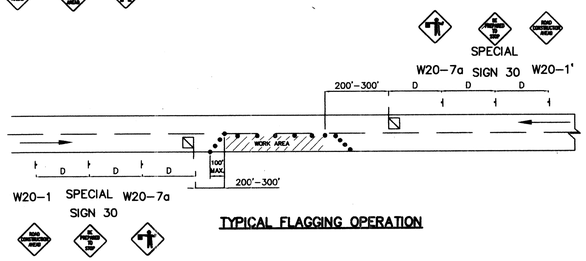
NOTE: DEPENDING ON WORK ZONE LOCATION



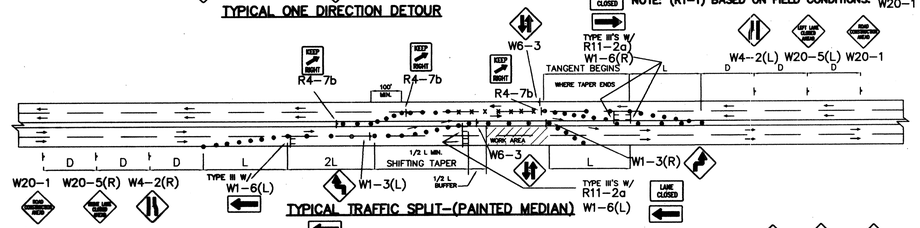
TYPICAL DOUBLE RIGHT LANE CLOSURE



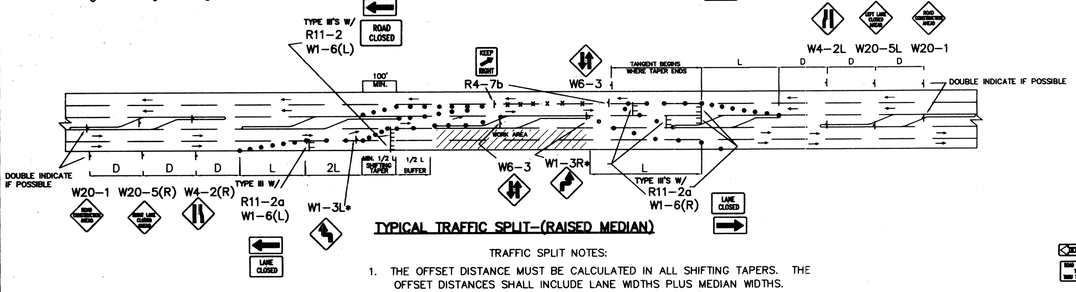
TYPICAL DOUBLE LEFT LANE CLOSURE



TYPICAL FLAGGING OPERATION



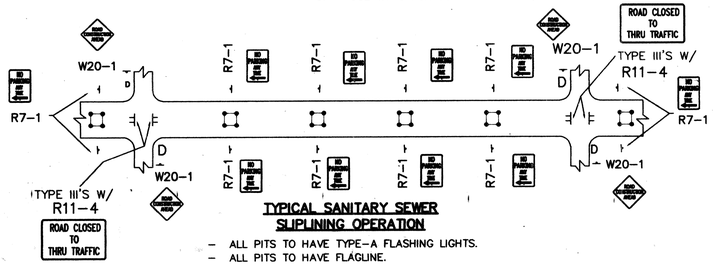
TYPICAL TRAFFIC SPLIT-(PAINTED MEDIAN)



TYPICAL TRAFFIC SPLIT-(RAISED MEDIAN)

TRAFFIC SPLIT NOTES:

1. THE OFFSET DISTANCE MUST BE CALCULATED IN ALL SHIFTING TAPERS. THE OFFSET DISTANCES SHALL INCLUDE LANE WIDTHS PLUS MEDIAN WIDTHS.
2. 1/2 L IS MINIMUM DISTANCE FOR SHIFTING TAPERS.
3. REVERSE CURVES MAY BE IMPLEMENTED. ALL CURVE DATA SHALL BE CALCULATED.
4. MEDIAN REMOVAL SHALL BE REQUIRED IF 1/2 L OR REVERSE CURVE IS NOT SUFFICIENT. MEDIAN REMOVAL SHALL TAKE PLACE BEFORE SPLITS.
5. REDUCED SPEED MAY BE CONSIDERED.
6. * USE W1-3 FOR 30 MPH OR LESS, W1-4 FOR SPEED 35 MPH OR GREATER.



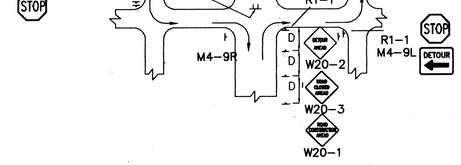
TYPICAL SANITARY SEWER SLIPLINING OPERATION

- ALL PITS TO HAVE TYPE-A FLASHING LIGHTS.
- ALL PITS TO HAVE FLAGLINE.

GENERAL NOTE:

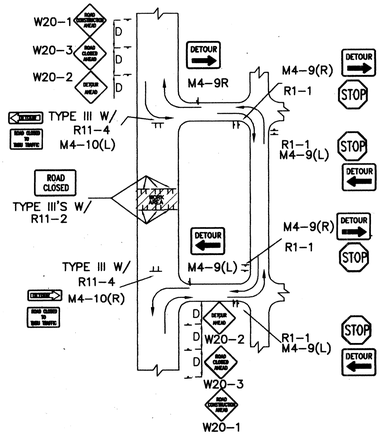
ALL CONSTRUCTION WARNING SIGNS SHALL HAVE A BLACK LEGEND ON A ORANGE BACKGROUND.

ALL ADVANCE WARNING SIGNS SHALL BE A MINIMUM OF 36" THIRTY SIX INCHES BY 36" THIRTY SIX INCHES IN SIZE AND SHALL HAVE ONE WARNING LIGHT. ⚠



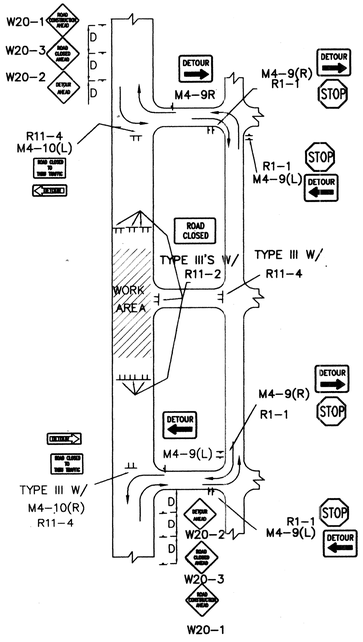
TYPICAL MID-BLOCK CLOSURE

NOTE: (R1-1) BASED ON FIELD CONDITIONS.



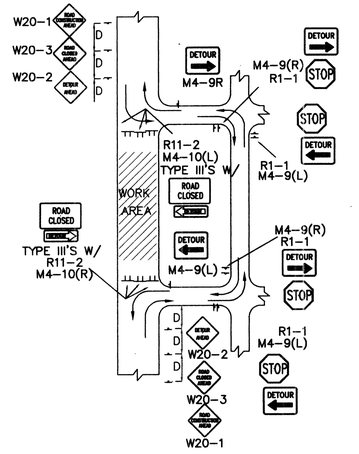
TYPICAL STREET CLOSURE

NOTE: (R1-1) BASED ON FIELD CONDITIONS.



TYPICAL STREET CLOSURE

NOTE: (R1-1) BASED ON FIELD CONDITIONS.



TYPICAL STREET CLOSURE

NOTE: (R1-1) BASED ON FIELD CONDITIONS.

AS BUILT INFORMATION

CONTRACTOR DATE

WORK STARTED BY DATE

WORK ACCEPTED BY DATE

FIELD VERIFICATION BY DATE

DRAWINGS CORRECTED BY DATE

MICRO-FILM INFORMATION

RECORDED BY DATE

NO.

BENCH MARKS

SURVEY INFORMATION

FIELD NOTES

NO.	DATE	BY

ENGINEER'S SEAL

MELVIN D. ROLLAND NEW MEXICO 5985 REGISTERED PROFESSIONAL ENGINEER

NO.	DATE	REMARKS	BY
1	9/2493	REVISED GENERAL NOTE	J.D.L.

REVISIONS

DESIGN

DESIGNED BY C.O.A. STANDARDS DATE

DRAWN BY DATE

CHECKED BY DATE

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:

TYPICAL TRAFFIC CONTROL & SIGNING EXAMPLES (REF. M.U.T.C.D.)

DESIGN REVIEW COMMITEE	CITY ENGINEER APPROVAL	LAST UPDATE	MO./DAY/YR.	MO./DAY/YR.
COA	STD			

PROJECT NO.

MAP NO.

SHEET 41 OF 41

T2

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