

SCANNED BY
MESA REPRO

CONSTRUCTION PLANS FOR *TIERRA VIVA SUBDIVISION* ALBUQUERQUE, NEW MEXICO



VICINITY MAP ZONE ATLAS F-14-Z
SCALE: NONE

GENERAL NOTES

NOTICE TO CONTRACTORS

- CITY OF ALBUQUERQUE SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION AS AMENDED THROUGH UPDATE 6, WILL BE REFERRED TO HEREIN AS THE "STANDARD SPECIFICATIONS".
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) AND DETERMINE LOCATION OF EXISTING UTILITIES.
- PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR THE SURVEYOR SO THAT THE CONFLICT CAN BE RESOLVED WITHOUT DELAY.
- ALL EXISTING SIGNS, MARKERS, DELINEATORS, ETC., WITHIN THE CONSTRUCTION LIMITS SHALL BE REMOVED, STORED AND RE-SET BY THE CONTRACTOR.
- THREE (3) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION THE CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION CO-ORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION CO-ORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (788-2551) PRIOR TO OCCUPYING AN INTERSECTION. SEE SECTION 19 OF THE SPECIFICATIONS. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC BY CONTRACTOR TO LOCATION AS EXISTING OR AS INDICATED BY THIS SET.
- THE CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE ENGINEER MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE ENGINEER AND SHALL NOTIFY THE ENGINEER AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. REPLACEMENT SHALL BE DONE ONLY BY THE CITY SURVEYOR. WHEN A CHANGE IS MADE IN THE FINISHED ELEVATIONS OF THE PAVEMENT OF ANY ROADWAY IN WHICH A PERMANENT SURVEY MONUMENT IS LOCATED, CONTRACTOR SHALL, AT HIS OWN EXPENSE, ADJUST THE MONUMENT COVER TO THE NEW GRADE UNLESS OTHERWISE SPECIFIED. REFER TO SECTION 4.4 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
- ANY WORK OCCURRING WITHIN AN ARTERIAL ROADWAY REQUIRES 24 HOURS CONSTRUCTION.

APPROVAL OF AS BUILT DRAWINGS
CHIEF CONSTRUCTION ENGINEER
Eric Chang
DATE 6-10-99

CAUTION:
NOTE THAT ALL EXISTING UTILITIES MAY NOT BE SHOWN. ALL EXISTING SERVICE CONNECTIONS ARE NOT SHOWN. ANY EXISTING UTILITIES THAT ARE SHOWN ARE APPROXIMATE LOCATION ONLY. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONTACT ALL THE UTILITY OWNERS AND TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATIONS TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS.

dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P. O. BOX 90608
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

LEGEND

—	CURB AND GUTTER	⊠	WATER METER
▨	CONCRETE	○	CABLE T.V.
⊠	ELECTRIC TRANSFORMER	○	POWER POLE
⊠	ELECTRIC PANEL	→	ANCHOR
○	SANITARY SEWER MANHOLE	⊠	LIGHT POLE
⊠	TELEPHONE MANHOLE	⊠	TRAFFIC LIGHT
⊠	ELECTRIC MANHOLE	⊠	CROSSWALK SIGNAL
○	STORM SEWER MANHOLE	⊠	SPRINKLER CONTROL
⊠	WATER VALVE	⊠	TRAFFIC CONTROL
⊠	FIRE HYDRANT	⊠	LIGHTING BOX
⊠	TELEPHONE BOX	+	SIGN
TC FL	SPOT ELEVATION	⊠	GRATE

INDEX TO DRAWINGS

SHEET NO.	SHEET
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5-6	MASTER PAVING PLAN
7-11	PAVING IMPROVEMENTS
12	MASTER UTILITY PLAN
13-15	UTILITY IMPROVEMENTS
16	DETAILS

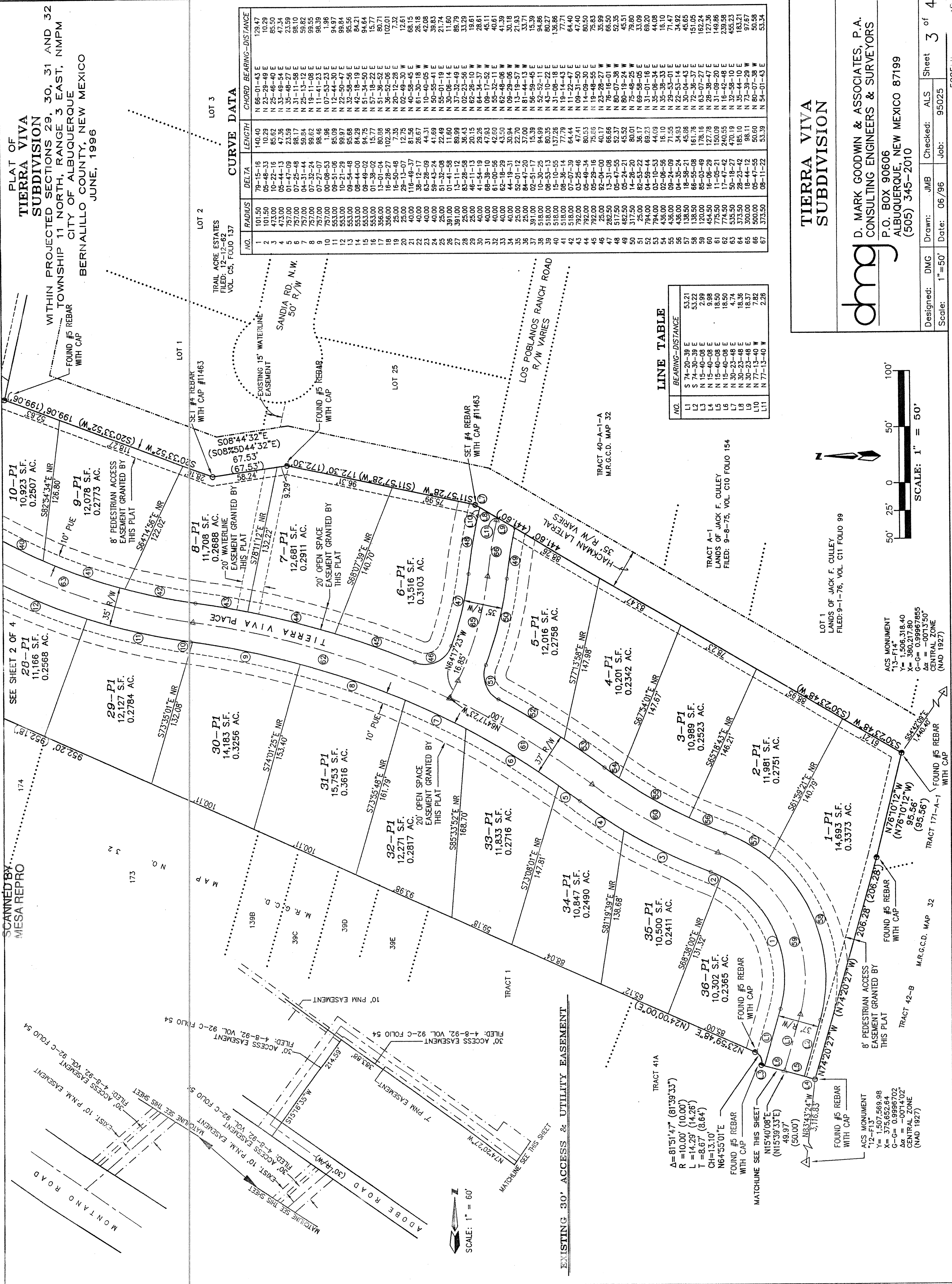
DRB # 94-209

THE FOLLOWING NOTES ALSO APPLY WHEN CHECKED

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

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE
ENGINEERS STAMP & SIGNATURE	APPROVALS	ENGINEER	DATE	*****	*****	*****	*****
	DRC CHAIRMAN	<i>Bill G. Gotsky</i>	3-14-99	APPROVED FOR CONSTRUCTION			
	TRANSPORTATION	<i>Eric Chang</i>	2-21-99				
	WATER/WASTEWATER	<i>Eric Chang</i>	2-21-99				
	HYDROLOGY	<i>Eric Chang</i>	2-21-99				
	PARKS	<i>Eric Chang</i>	2-21-99				
CONSTR. MGMT.							
CITY PROJECT NO.	556981	SHEET OF	1	16			

PLAT OF
TIERRA VIVA
SUBDIVISION
WITHIN PROJECTED SECTIONS 29, 30, 31 AND 32
TOWNSHIP 11 NORTH, RANGE 3 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JUNE, 1996

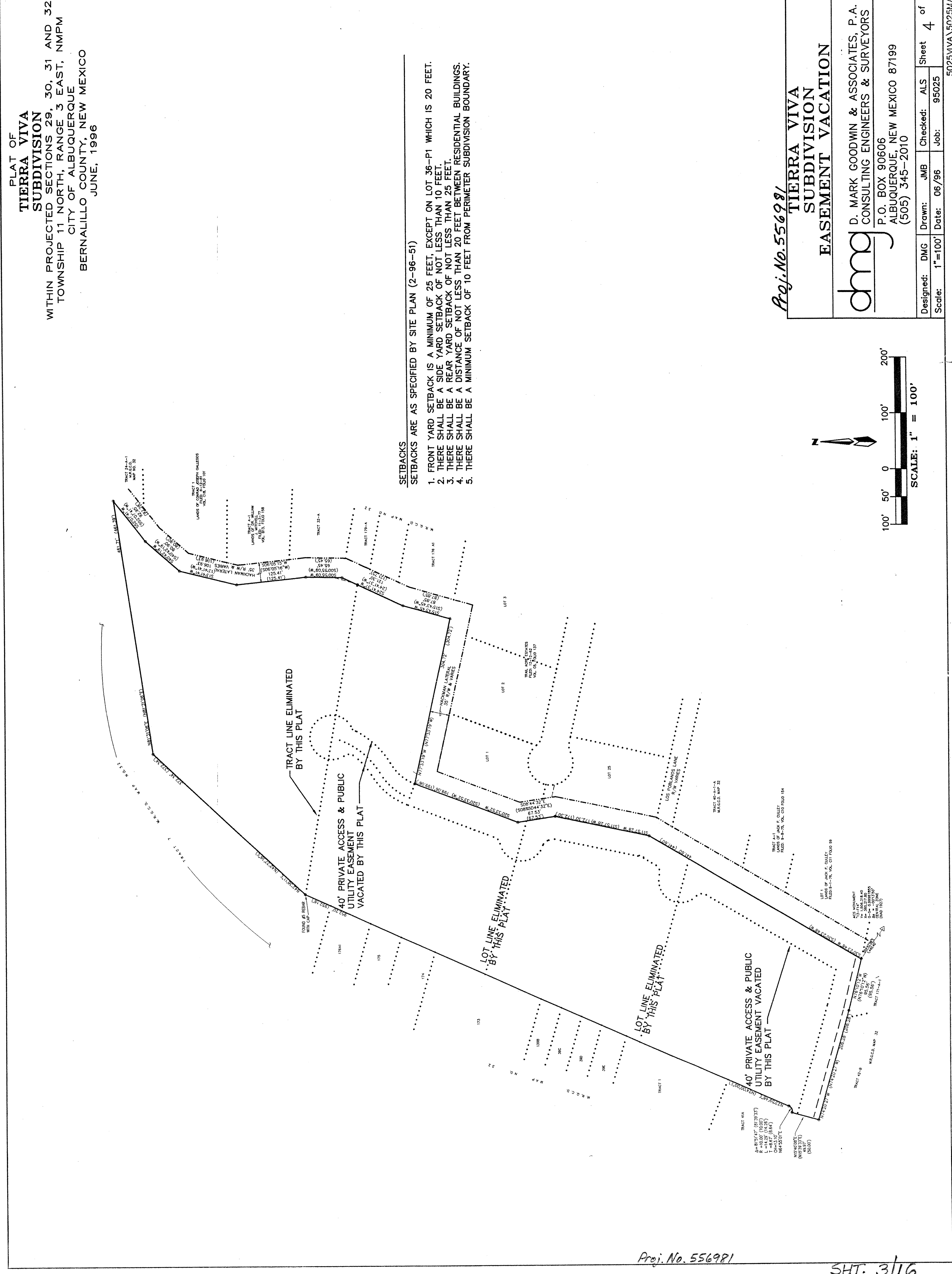


TIERRA VIVA
SUBDIVISION

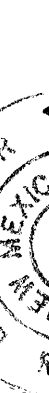
dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

Designed: DMG Drawn: JMB Date: 06/96 Job: 95025 Map 32 of 4
Scale: 1"=50'

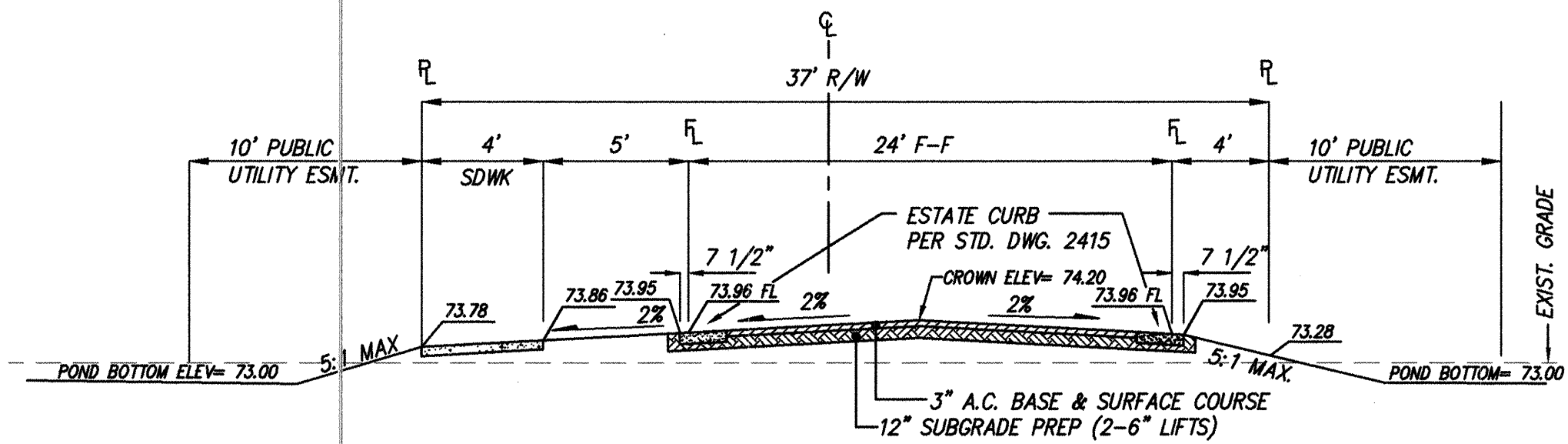
PLAT OF
TIERRA VIVA
SUBDIVISION
WITHIN PROJECTED SECTIONS 29, 30, 31 AND 32
TOWNSHIP 11 NORTH, RANGE 3 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JUNE, 1996



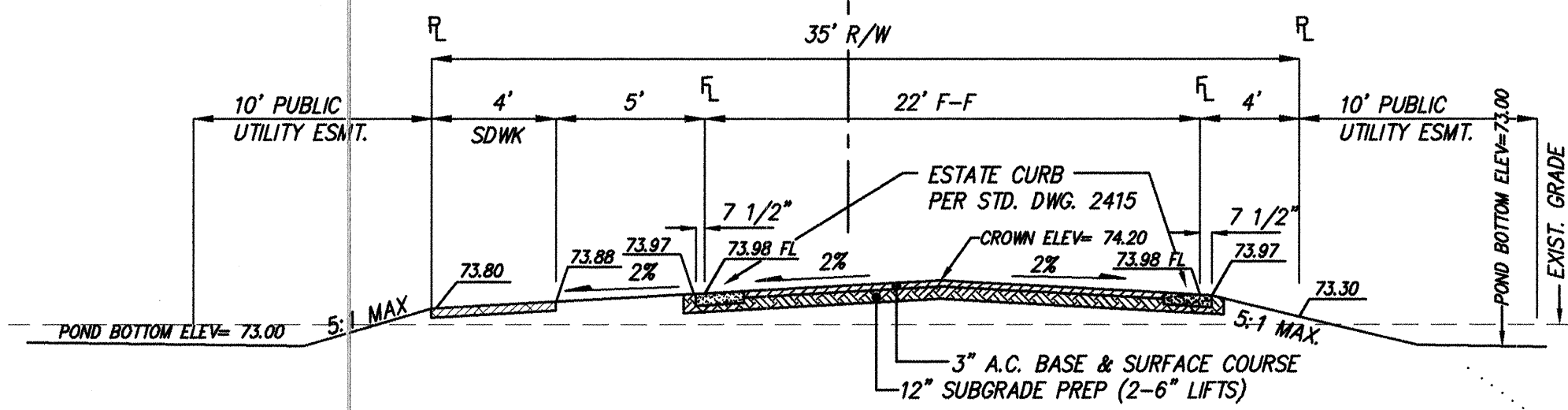


ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
		FIELD NOTES					
		NO.	BY	DATE	THE STATION IS A STANDARD ACS BRASS TABLET STAMPED "12-151", SET IN TOP OF A CONCRETE POST PROTECTING 0.3 FEET ABOVE GROUND.		
		NO. DATE	REMARKS				
		REVISIONS					
		DESIGN					
		DESIGNED BY	DLH	DATE	06--96		
		DRAWN BY	STAFF	DATE	06--96		
		CHECKED BY	DWG	DATE	06--96		
		DALE E. HOELZER STATE OF MEXICO 1887 REGISTERED PROFESSIONAL ENGINEER  12-97					
		WORK ORDER NO. _____ CONTRACTOR CONDORE STARTED BY _____ DATE 1/97 FIELD ACCEPTANCE BY MGA DATE 2/98 FIELD LOCATION BY ALS DATE 3/98 RECORDINGS COLLECTED BY MGA DATE 3/98 MICRO-FILM INFORMATION RECORDED BY _____ DATE _____ NO. _____ <i>Treasurer: MGA 5/16/98</i>					

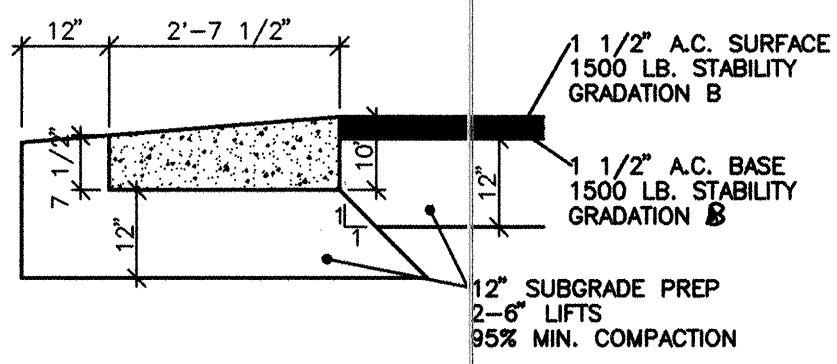
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24' STREET SECTION - TIERRA VIVA PLACE NW
N.T.S. PAVEMENT SECTION PER COA STD. DWG. 2406

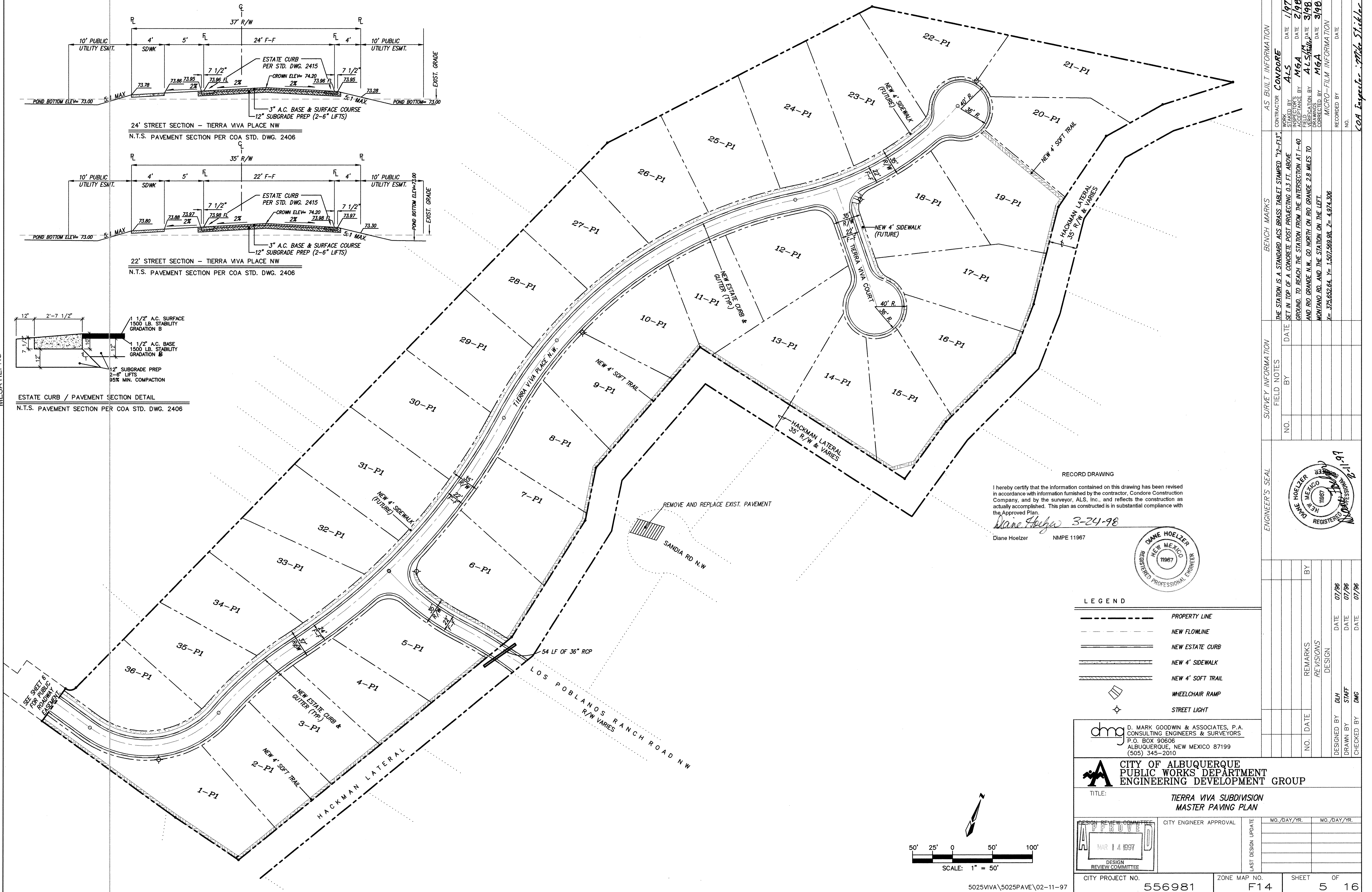


22' STREET SECTION - TIERRA VIVA PLACE NW
N.T.S. PAVEMENT SECTION PER COA STD. DWG. 2406



ESTATE CURB / PAVEMENT SECTION DETAIL

N.T.S. PAVEMENT SECTION PER COA STD. DWG. 2406



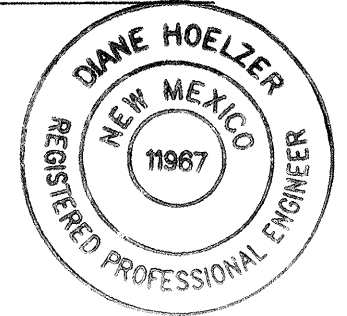
RECORD DRAWING

I hereby certify that the information contained on this drawing has been revised in accordance with information furnished by the contractor, Condore Construction Company, and by the surveyor, ALS, Inc., and reflects the construction as actually accomplished. This plan as constructed is in substantial compliance with the Approved Plan.

Maane Hoehw 3-24-98

Diane Hoelzer

NMPE 11967



L E G E N D

	PROPERTY LINE
	NEW FLOWLINE
	NEW ESTATE CURB
	NEW 4' SIDEWALK
	NEW 4' SOFT TRAIL
	WHEELCHAIR RAMP
	STREET LIGHT

dm

D. MARK GOODWIN & ASSOCIATES, P.A.
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(505) 345-2010

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:

TIERRA VIVA SUBDIVISION
MASTER PAVING PLAN

DESIGN REVIEW COMMITTEE

APPROVED

MAR 14 1997

DESIGN
REVIEW COMMITTEE

CITY ENGINEER APPROVAL

AST DESIGN UPDATE

MO./DAY/YR.

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CITY PROJECT NO.

ZONE M

AP NC

	SHE
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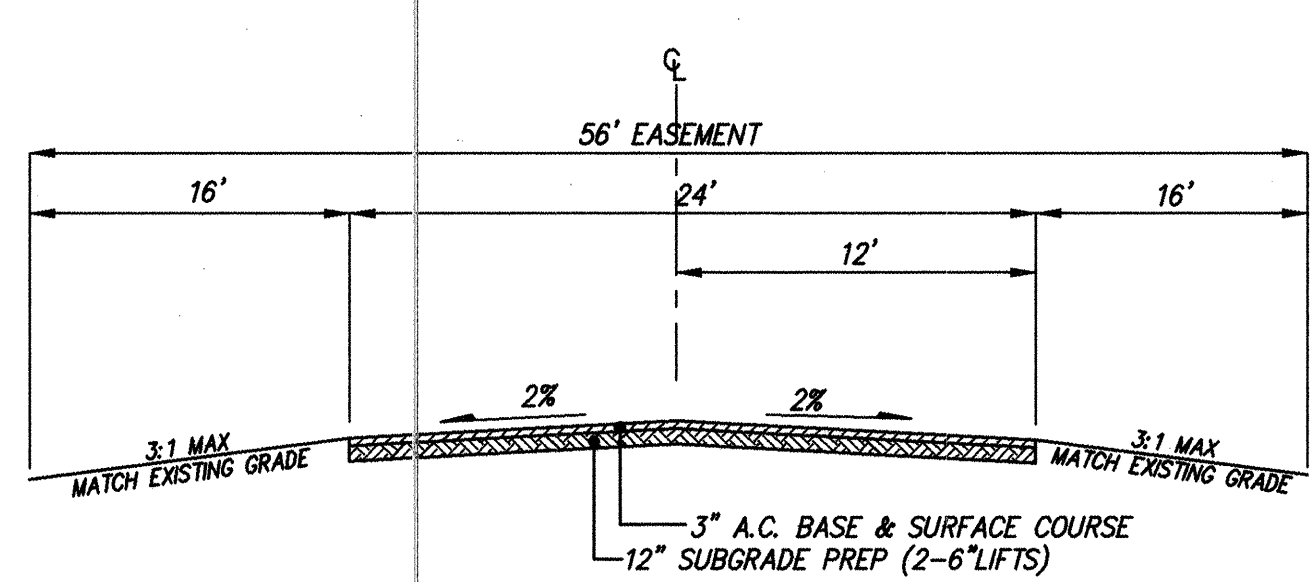
CITY PROJECT NO.

DATE	
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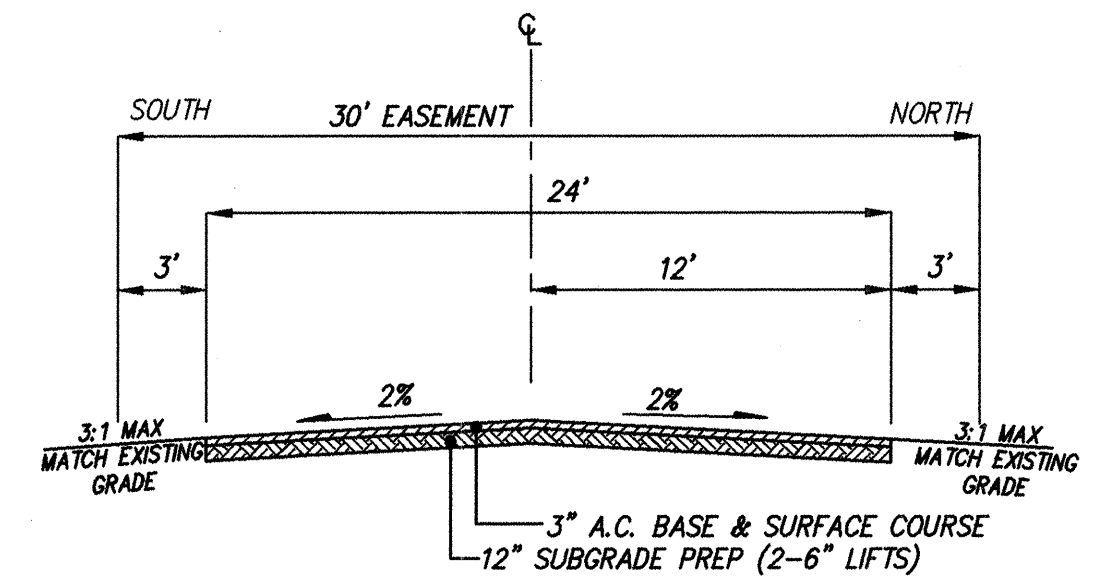
AP NC

	SHE
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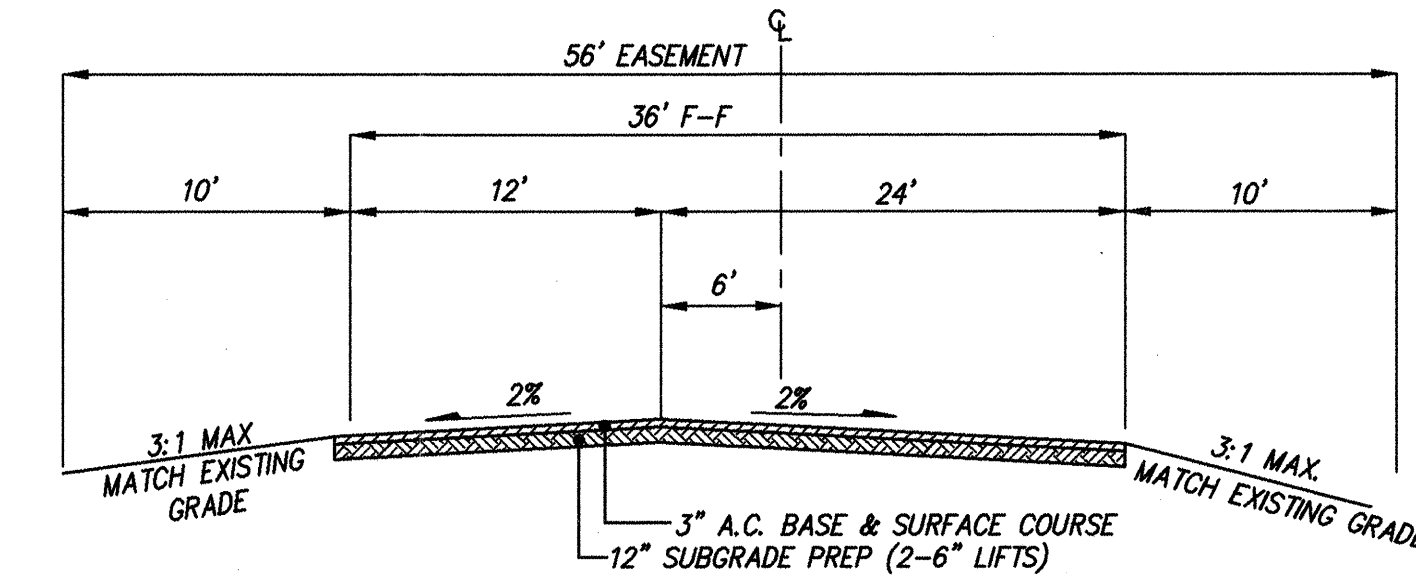
5025VIVA\5025PAVE\02-11-97



SECTION A - A. 24' OFFSITE ROADWAY
N.T.S. PAVING PER CITY OF ALBUQUERQUE STD. DWG. 2405



SECTION B - B. 24' OFFSITE ROADWAY
N.T.S. PAVING PER CITY OF ALBUQUERQUE STD. DWG. 2405



SECTION C - C. 36' OFFSITE ROADWAY - 100' MONTANO ROAD CONNECTION
N.T.S. PAVING PER CITY OF ALBUQUERQUE STD. DWG. 2405

LEGEND

	PROPERTY LINE
	NEW FLOWLINE
	NEW ESTATE CURB
	NEW 4' SIDEWALK
	NEW 4' SOFT TRAIL
	WHEELCHAIR RAMP
	CURVE WARNING SIGN TYPE W1-1R



OFFSITE ROAD/PAVEMENT SECTION DETAIL
N.T.S. PAVING PER CITY OF ALBUQUERQUE STD. DWG. 2405

CURVE DATA - DESCRIBES CENTERLINE

① R = 90.00'
L = 139.43'
T = 88.08'

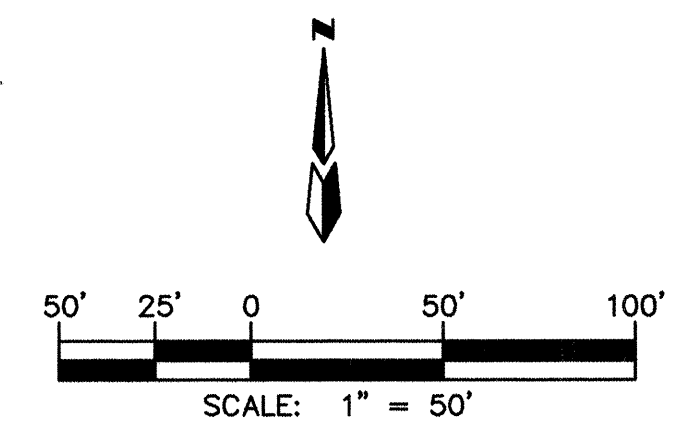
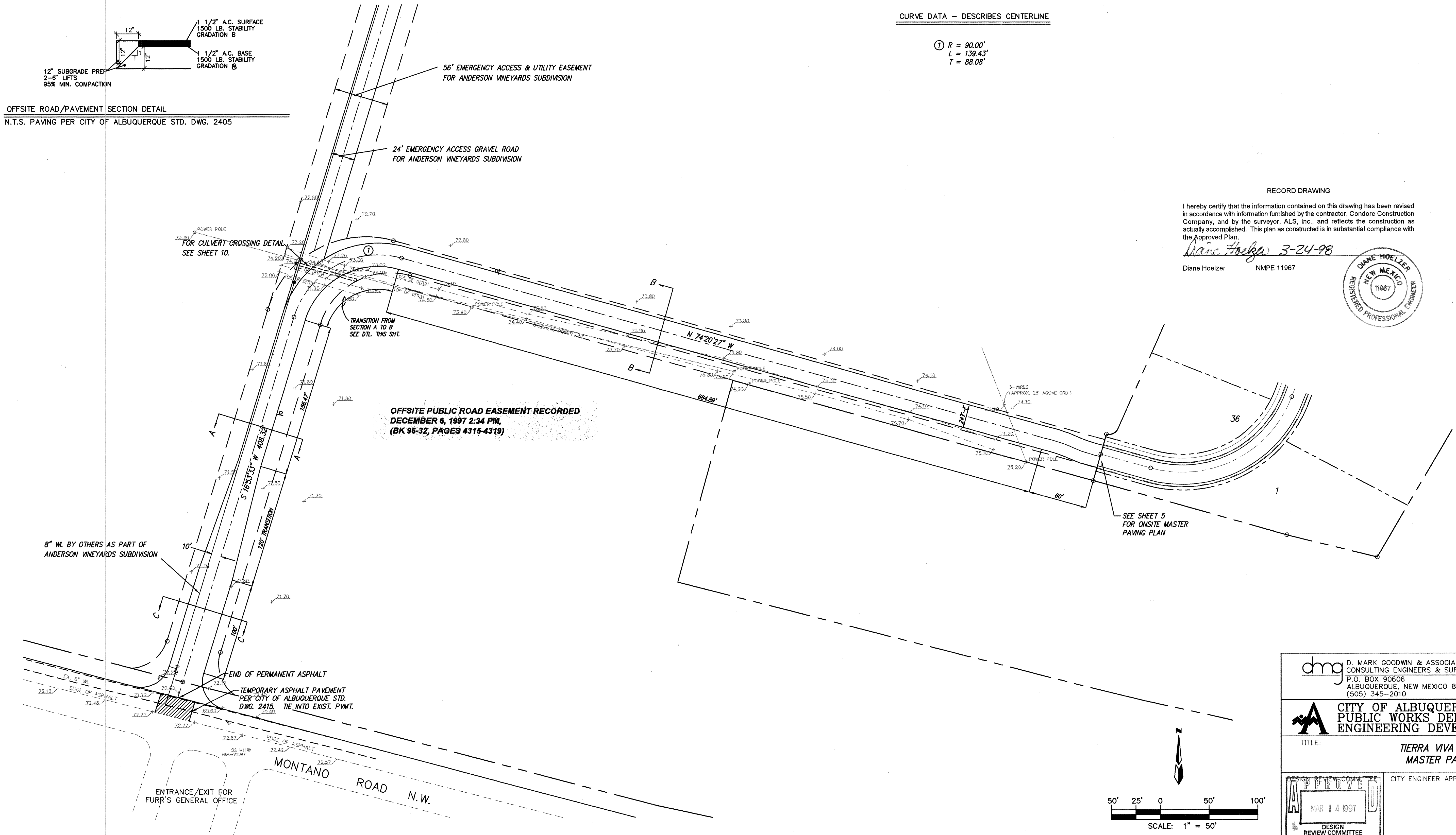
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Diane Hoelzer 3-24-98
Diane Hoelzer NMPE 11967



AS BUILT INFORMATION				BENCH MARKS				SURVEY INFORMATION				ENGINEER'S SEAL			
CONTRACTOR	CONDORE	DATE	1/97	STATION	12+13.1	DATE		NO.		BY		NO.		BY	
INSPECTOR	ALS	DATE	2/98	STATION	12+13.1	DATE		NO.		BY		NO.		BY	
FIELD	MGA	DATE	3/98	STATION	12+13.1	DATE		NO.		BY		NO.		BY	
VERIFICATION	ALS	DATE	3/98	STATION	12+13.1	DATE		NO.		BY		NO.		BY	
CORRECTION	MGA	DATE	3/98	STATION	12+13.1	DATE		NO.		BY		NO.		BY	
RECORDED BY	MICRO-FILM	DATE		STATION	12+13.1	DATE		NO.		BY		NO.		BY	
NO.		DATE		STATION	12+13.1	DATE		NO.		BY		NO.		BY	



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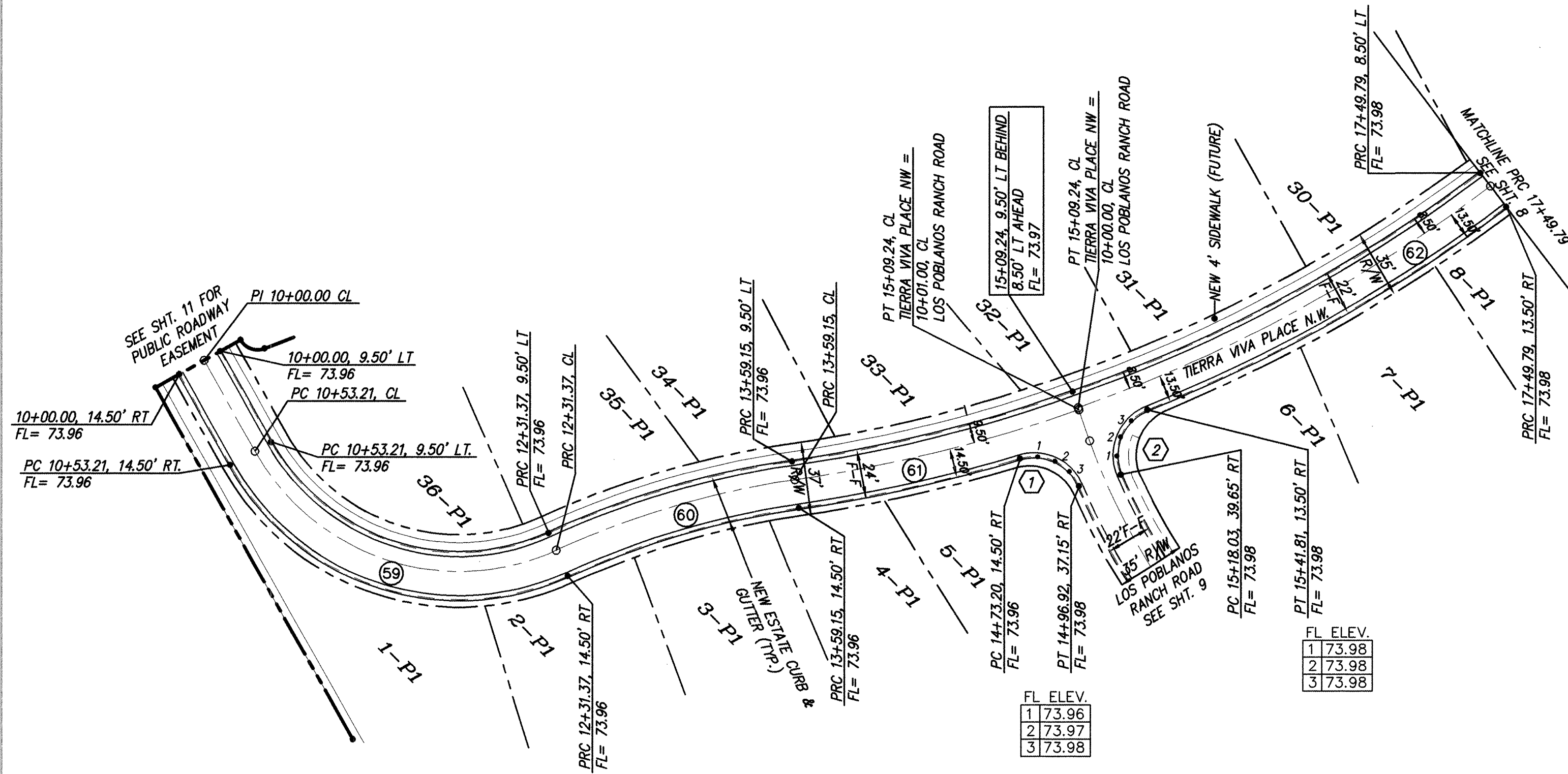
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **TIERRA VIVA SUBDIVISION MASTER PAVING PLAN**

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.
APPROVE MAR 14 1997 DESIGN REVIEW COMMITTEE				
CITY PROJECT NO. 556981	ZONE MAP NO. F14	SHEET 6	OF 16	

SCANNED BY
MESA REPRO

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MESA REPRO



CURVE DATA - DESCRIBES CENTERLINE

(59) $\Delta = 85^{\circ}03'49''$ $R = 120.00'$ $L = 178.16'$ $T = 110.08'$ (60) $\Delta = 16^{\circ}06'29''$ $R = 451.50'$ $L = 127.78'$ $T = 64.31'$ (61) $\Delta = 11^{\circ}05'21''$ $R = 775.50'$ $L = 150.50'$ $T = 75.28'$ (62) $\Delta = 17^{\circ}47'42''$ $R = 774.50'$ $L = 240.55'$ $T = 121.25'$

CURVE DATA - DESCRIBES FACE OF CURB

$$\begin{array}{ll} \textcircled{1} \Delta = 83^{\circ}44'16'' & \textcircled{2} \Delta = 91^{\circ}46'05'' \\ R = 25.00' & R = 25.00' \\ L = 36.54' & L = 40.04' \\ T = 22.41' & T = 25.78' \end{array}$$

RECORD DRAWING

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Diane Hochw 3-24-98

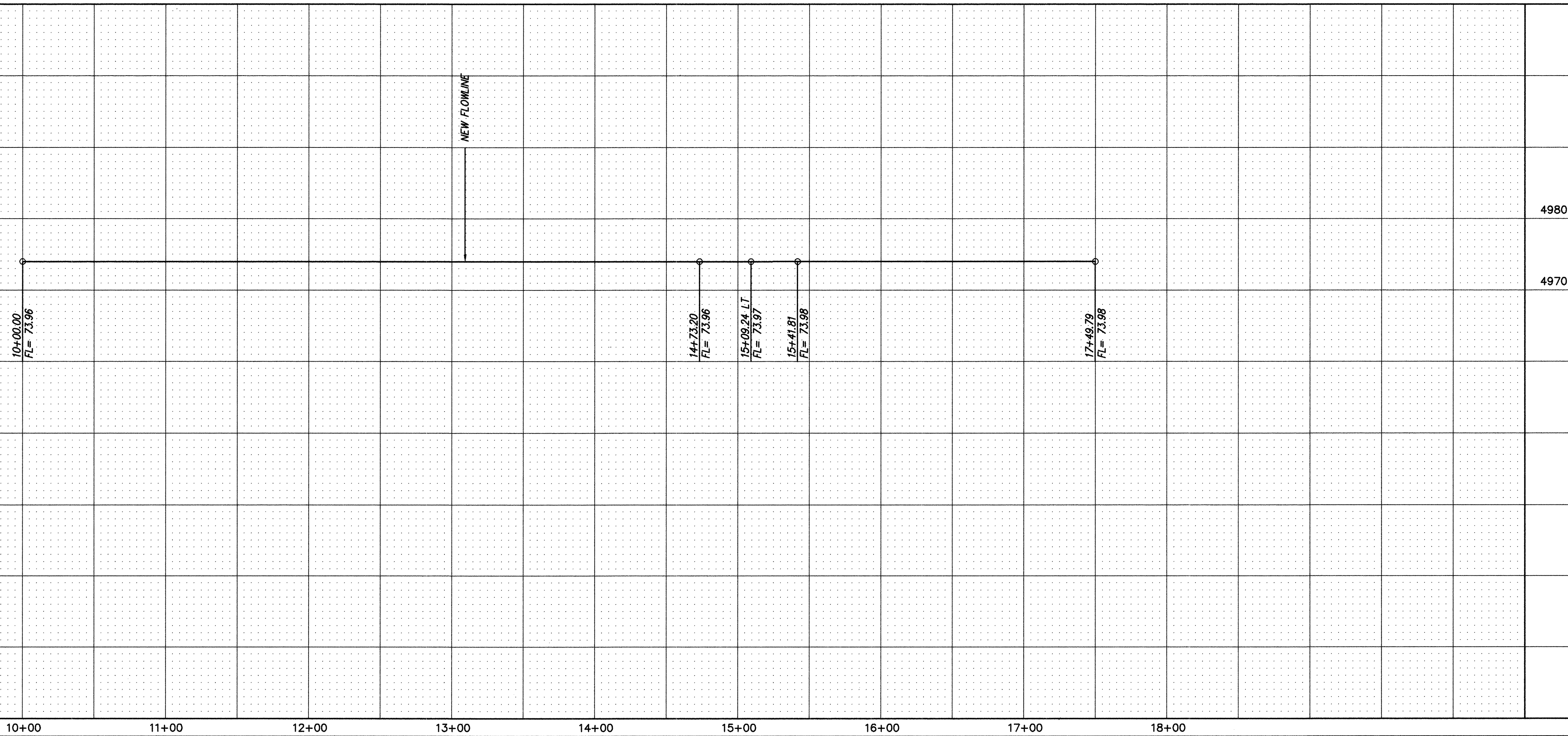
Diane Hoelzer

NMPE 11967



TIERRA VIVA PLACE
STA. 10+00.00 TO STA. 17+49.79

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



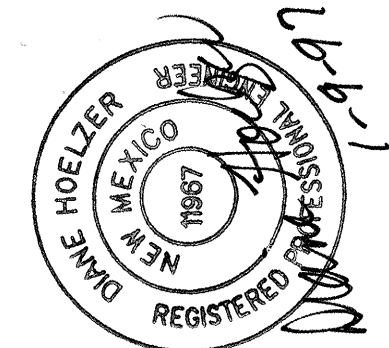
NOTES

1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.

AS BUILT INFORMATION

CONTRACTOR	CONDORE	
WORK STARTED BY	ALS	DATE 1/97
INSPECTOR'S ACCEPTANCE BY	MGA	DATE 2/98
FIELD DRAWINGS CORRECTED BY	ALS	DATE 3/98
MGA		
MGA		
MICRO-FILM INFORMATION		
RECORDED BY	DATE	

BENCH MARKS



NO.	DATE	REMARKS	BY
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DESIGNED BY	DLH	DATE	08/96
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DATE	STAFF	DATE
08/96		08/96

dmg

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ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:

TIERRA VIVA SUBDIVISION
PAVING IMPROVEMENTS
TIERRA VIVA PLACE

DESIGN REVIEW COMMITTEE
APPROVED
MAR 14 1997
DESIGN
REVIEW COMMITTEE

CITY ENGINEER APPROVAL

LAST DESIGN UPDATE

	M

MO. / D.

AY/YR

MO.

CITY PROJECT NO

ZONE MAP NO.	
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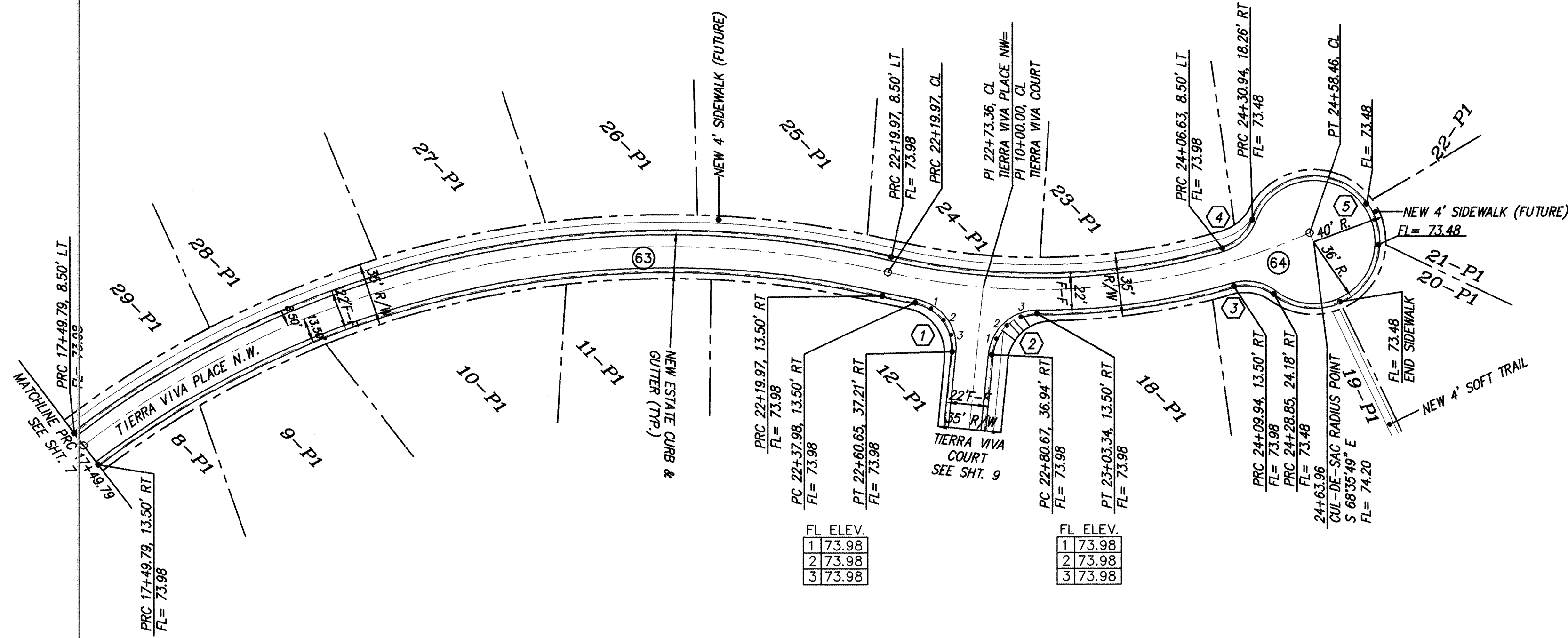
SHEET	OF
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556981

F-14

7 OF 16

5025VIVA\5025PP-1\12-02-96



CURVE DATA - DESCRIBES CENTERLINE			
63	$\Delta = 50^{\circ}18'27''$ $R = 535.50'$ $L = 470.19'$ $T = 251.46'$	64	$\Delta = 36^{\circ}35'04''$ $R = 373.50'$ $L = 238.49'$ $T = 123.47'$
CURVE DATA - DESCRIBES FACE OF CURB			
1	$\Delta = 85^{\circ}17'48''$ $R = 25.00'$ $L = 37.22'$ $T = 23.03'$	2	$\Delta = 85^{\circ}58'44''$ $R = 25.00'$ $L = 37.52'$ $T = 23.30'$
3	$\Delta = 53^{\circ}36'22''$ $R = 25.00'$ $L = 23.39'$ $T = 12.63'$	4	$\Delta = 54^{\circ}06'12''$ $R = 25.00'$ $L = 23.61'$ $T = 12.77'$
5	$\Delta = 287^{\circ}39'43''$ $R = 36.00'$ $L = 180.74'$ $T = N/A$		

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Diane Hoelzer 3-24-98

Diane Hoelzer NMPE 11967

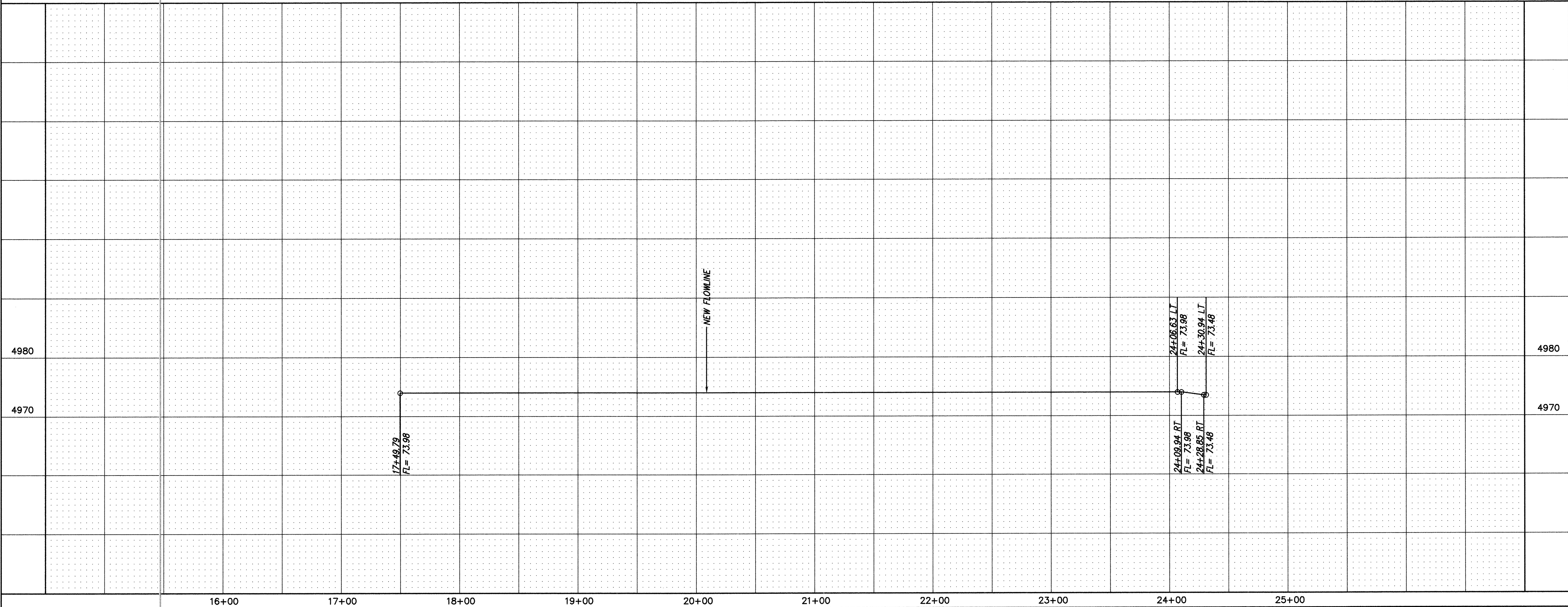
DIANE HOELZER
NEW MEXICO
11967
REGISTERED PROFESSIONAL ENGINEER

TIERRA VIVA PLACE
STA. 17+49.79 TO STA. 24+58.46

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

NOTES

1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.



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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: TIERRA VIVA SUBDIVISION
PAVING IMPROVEMENTS
TIERRA VIVA PLACE

DESIGN REVIEW COMMITTEE
APPROVED
MAR 14 1997
DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL

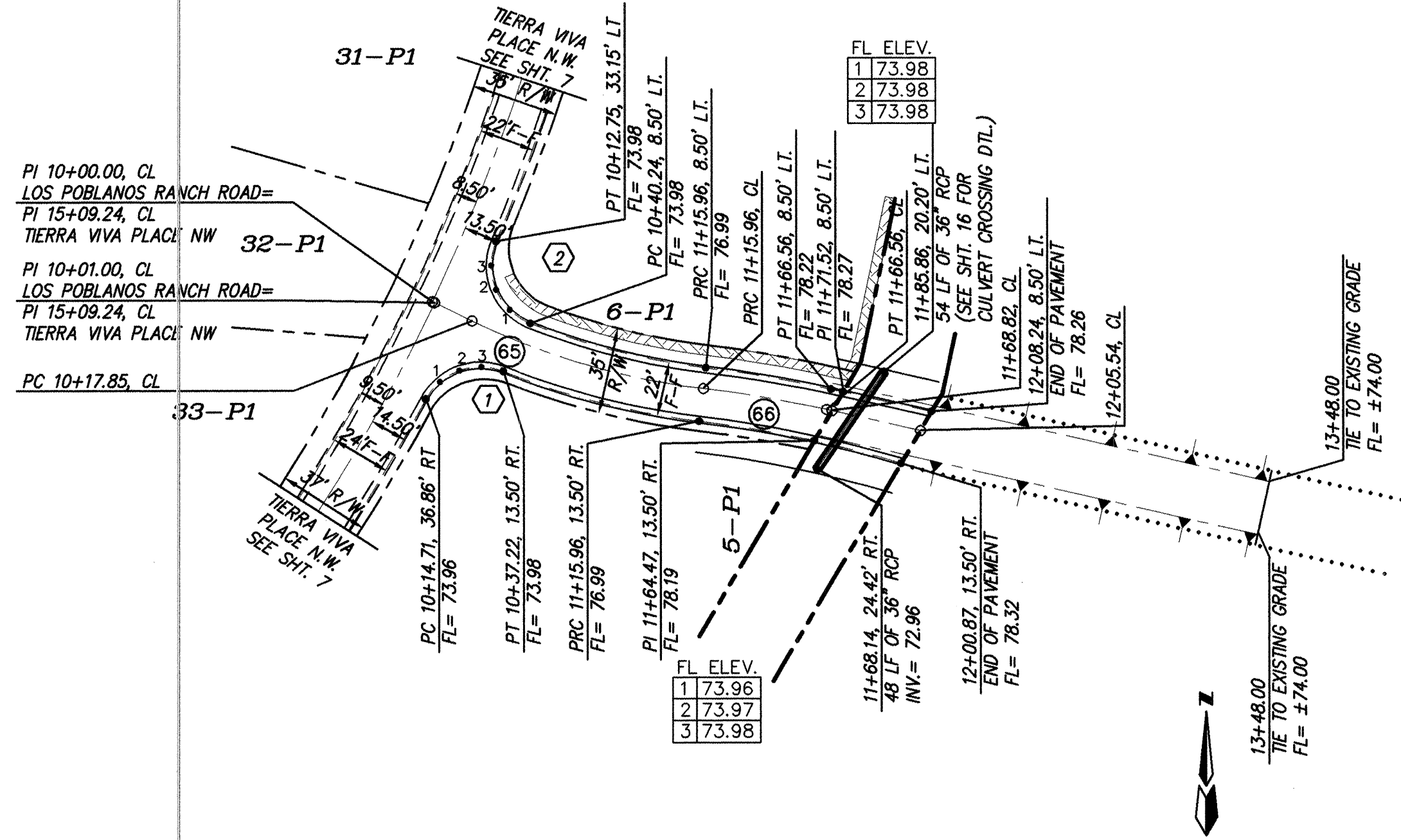
CITY PROJECT NO. 556981 ZONE MAP NO. F-14 SHEET 8 OF 16

ENGINEER'S SEAL
DIANE HOELZER
NEW MEXICO
11967
REGISTERED PROFESSIONAL ENGINEER

NO.	DATE	REMARKS	BY
1	08/96	DESIGN	DLH
2	08/96	STAFF	STAFF
3	08/96	CHECKED BY	DMG

CURVE DATA - DESCRIBES CENTERLINE	
(65) $\Delta = 18'44''12''$ $R = 300.00'$ $L = 98.11'$ $T = 49.49'$	(66) $\Delta = 05'47''55''$ $R = 500.00'$ $L = 50.60'$ $T = 25.32'$

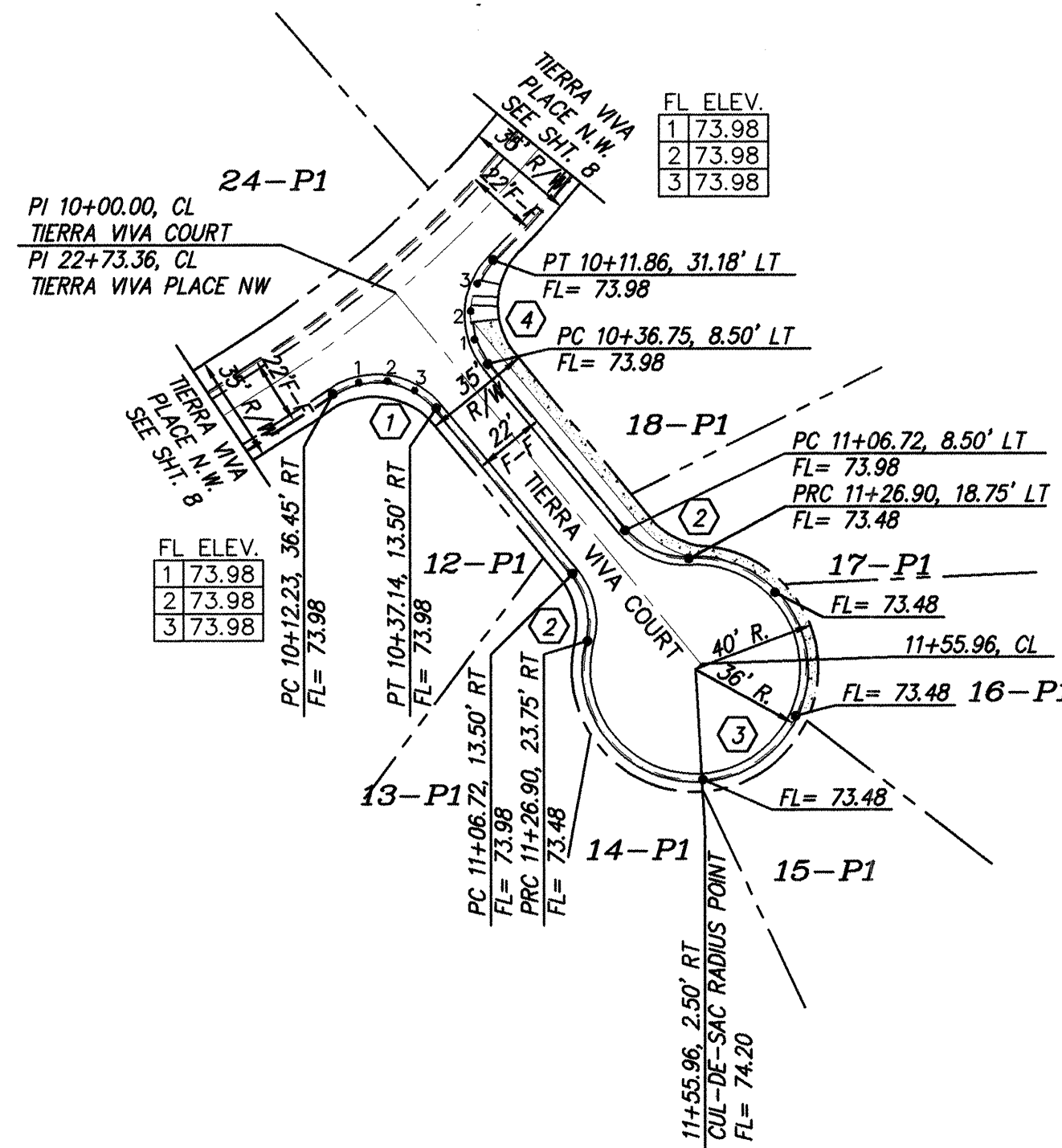
CURVE DATA - DESCRIBES FACE OF CURB	
(1) $\Delta = 83'44''16''$ $R = 25.00'$ $L = 26.54'$ $T = 22.41'$	(2) $\Delta = 91'46''05''$ $R = 25.00'$ $L = 40.04'$ $T = 25.78'$



NOTE
CONSTRUCT A 6" BY 12" CUT-OFF WALL AT THE END OF THE PAVEMENT SECTION.

LOS POBLANOS RANCH ROAD
STA. 10+00.00 TO STA. 11+55.96
SCALE: HOR. 1" = 50'
VER. 1" = 10'

CURVE DATA - DESCRIBES FACE OF CURB			
(1) $\Delta = 85'17''48''$ $R = 25.00'$ $L = 37.22'$ $T = 23.03'$	(2) $\Delta = 53'49''53''$ $R = 25.00'$ $L = 23.49'$ $T = 12.69'$	(3) $\Delta = 287'39''46''$ $R = 36.00'$ $L = 180.74'$ $T = N/A$	(4) $\Delta = 85'58''44''$ $R = 25.00'$ $L = 37.52'$ $T = 23.30'$



TIERRA VIVA COURT
STA. 10+00.00 TO STA. 11+55.96
SCALE: HOR. 1" = 50'
VER. 1" = 10'

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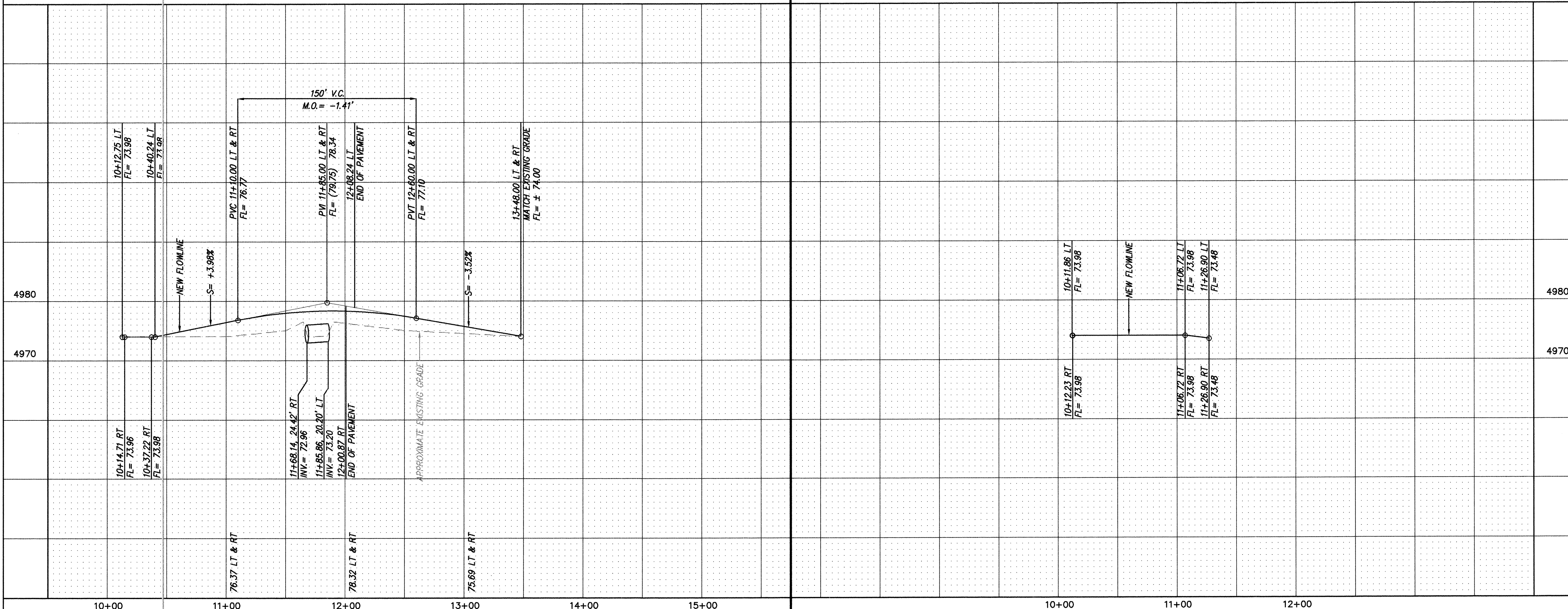
Diane Hoelzer 3-24-98
Diane Hoelzer NMPE 11967



NOTES

1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	CONDORE	THE STATION IS A STANDARD ACS BRASS TABLET STAMPED	DATE	FIELD NOTES	NO.		
WORKED BY	ALS	"12-F13" SET IN TOP OF A CONCRETE POST PROJECTING 0.3 FEET ABOVE GROUND.	DATE	BY	BY		
INSPECTOR'S ACCEPTANCE BY	M&A						
VERIFICATION BY	ALS						
DRAWINGS CORRECTED BY	M&A	TO REACH THE STATION FROM THE INTERCHANGE AT I-40 AND RIO GRANDE N.W., GO NORTH ON RIO GRANDE 2.8 MILES TO MONTANO RD. AND THE STATION ON THE LEFT.					
RECORDED BY	M&A						
NO.							



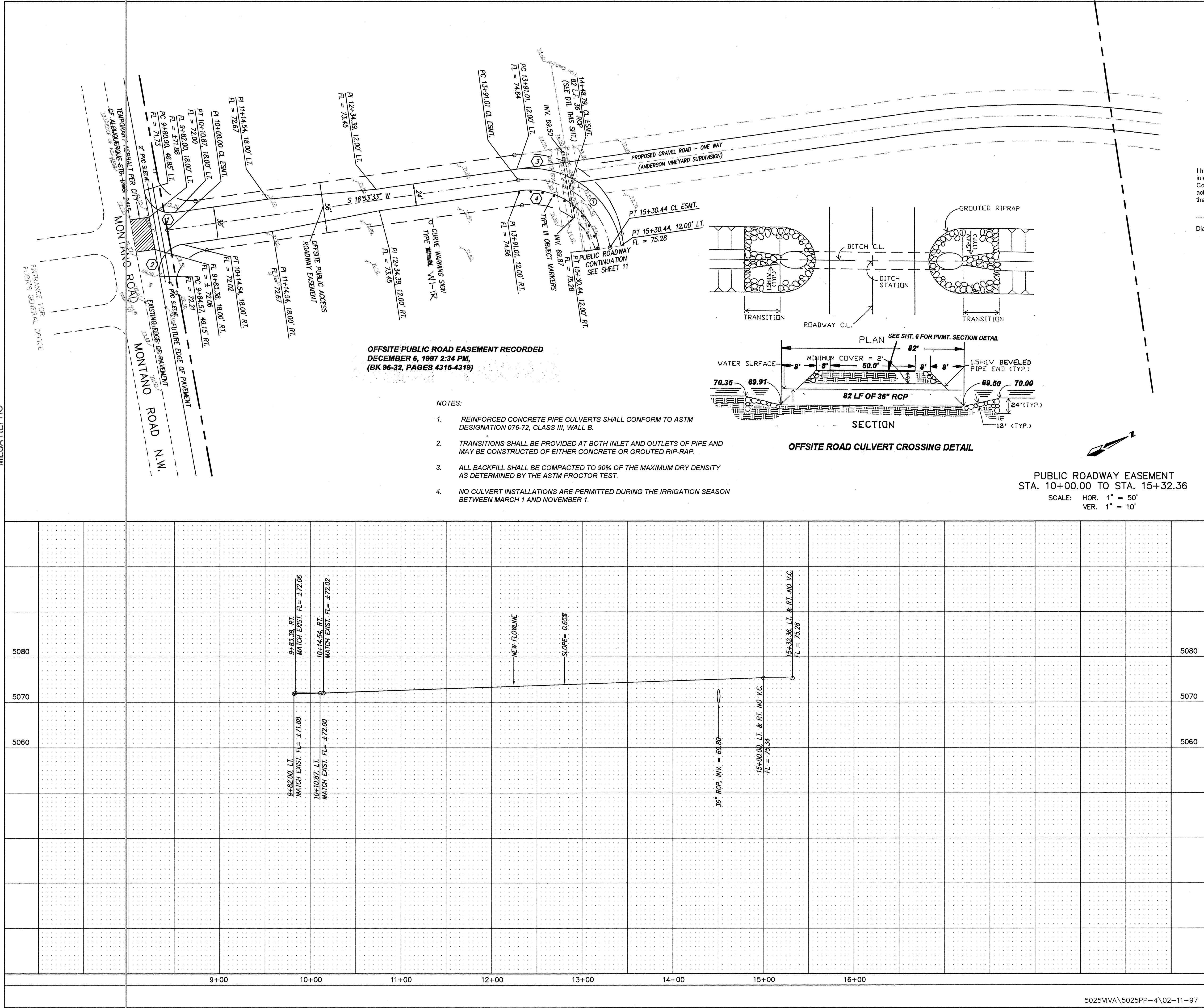
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: TIERRA VIVA SUBDIVISION
PAVING IMPROVEMENTS
LOS POBLANOS RANCH ROAD AND TIERRA VIVA COURT

DESIGNED BY: DLH
DRAWN BY: STAFF
CHECKED BY: DMG

DATE: 08/96
DATE: 08/96
DATE: 08/96

CITY PROJECT NO. 556981 ZONE MAP NO. F-14 SHEET 9 OF 16



NOTES

- ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.
- REINFORCED CONCRETE PIPE CULVERTS SHALL CONFORM TO ASTM DESIGNATION 076-72, CLASS III, WALL B.
- TRANSITIONS SHALL BE PROVIDED AT BOTH INLET AND OUTLETS OF PIPE AND MAY BE CONSTRUCTED OF EITHER CONCRETE OR GROUTED RIP-RAP.
- ALL BACKFILL SHALL BE COMPACTED TO 90% OF THE MAXIMUM DRY DENSITY AS DETERMINED BY THE ASTM PROCTOR TEST.
- NO CULVERT INSTALLATIONS ARE PERMITTED DURING THE IRRIGATION SEASON BETWEEN MARCH 1 AND NOVEMBER 1.

RECORD DRAWING

I hereby certify that the information contained on this drawing has been revised in accordance with information furnished by the contractor, Condore Construction Company, and by the surveyor, ALS, Inc., and reflects the construction as actually accomplished. This plan as constructed is in substantial compliance with the Approved Plan.

Diane Hoelzer 3-24-98
Diane Hoelzer NMPE 11967

NEW MEXICO
REGISTERED PROFESSIONAL ENGINEER
1987

CURVE DATA - DESCRIBES EDGE OF PVMT.

① $\Delta = 87^{\circ}48'37''$ $R = 30.00'$ $L = 45.98'$ $T = 28.87'$	② $\Delta = 92^{\circ}27'15''$ $R = 30.00'$ $L = 48.27'$ $T = 31.17'$
③ $\Delta = 88^{\circ}46'00''$ $R = 102.00'$ $L = 158.03'$ $T = 99.83'$	④ $\Delta = 88^{\circ}46'00''$ $R = 78.00'$ $L = 120.84'$ $T = 76.34'$

CURVE DATA - DESCRIBES CENTERLINE

① $\Delta = 88^{\circ}46'00''$ $R = 90.00'$ $L = 139.43'$ $T = 88.08'$

ENGINEER'S SEAL

DATE

BY

REMARKS

DESIGN

DATE

DATE

DATE

DESIGNED BY

DRAWN BY

CHECKED BY

DATE

DATE

DATE

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: TIERRA VIVA SUBDIVISION
OFFSITE PAVING IMPROVEMENTS
PUBLIC ROADWAY EASEMENT

APPROVED

MAR 14 1997

DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL

LAST DESIGN UPDATE

MO./DAY/YR.	MO./DAY/YR.

CITY PROJECT NO. 556981

ZONE MAP NO. F-14

SHEET 10 OF 16

[illegible]

5025VIVA\5025PP-5\02-11-97

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

1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING

FILET

10.

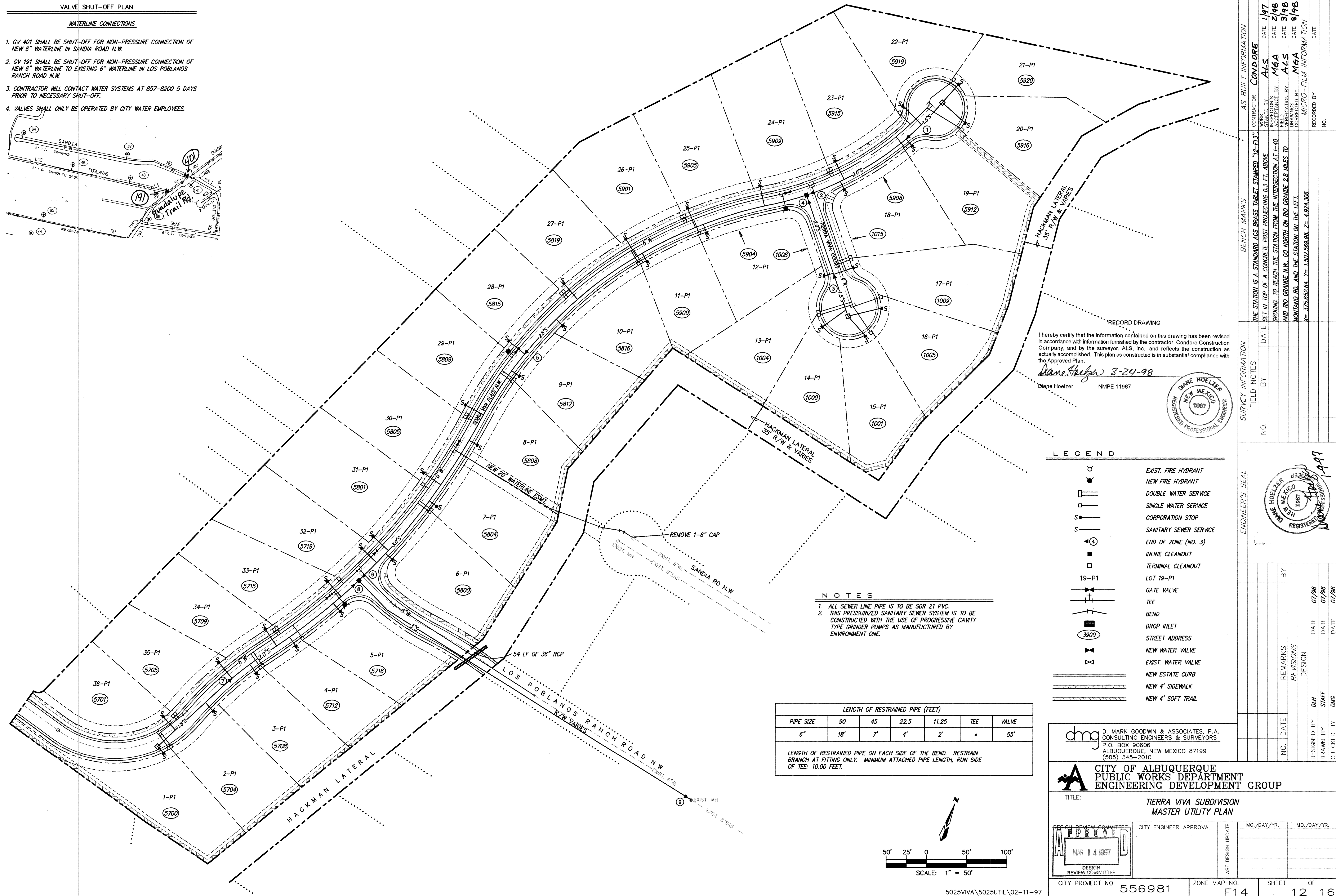
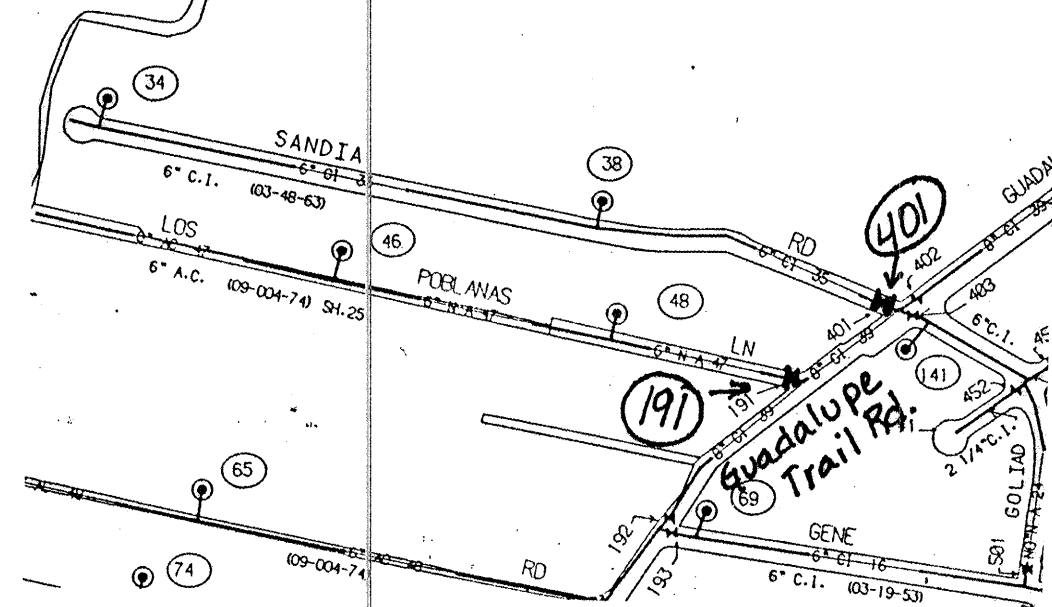
MEET

11

VALVE SHUT-OFF PLAN

WATERLINE CONNECTIONS

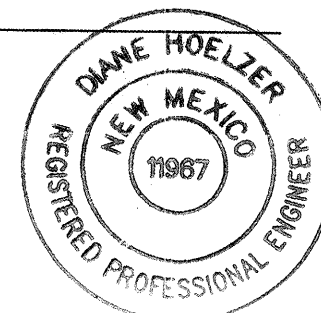
- GV 401 SHALL BE SHUT-OFF FOR NON-PRESSURE CONNECTION OF NEW 6" WATERLINE IN SANDIA ROAD N.W.
- GV 191 SHALL BE SHUT-OFF FOR NON-PRESSURE CONNECTION OF NEW 6" WATERLINE TO EXISTING 6" WATERLINE IN LOS POBLANOS RANCH ROAD N.W.
- CONTRACTOR WILL CONTACT WATER SYSTEMS AT 857-8200 5 DAYS PRIOR TO NECESSARY SHUT-OFF.
- VALVES SHALL ONLY BE OPERATED BY CITY WATER EMPLOYEES.



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3-24-98

Diane Hoelzer NMPE 11967



LEGEND

- EXIST. FIRE HYDRANT
- NEW FIRE HYDRANT
- DOUBLE WATER SERVICE
- SINGLE WATER SERVICE
- CORPORATION STOP
- SANITARY SEWER SERVICE
- END OF ZONE (NO. 3)
- INLINE CLEANOUT
- TERMINAL CLEANOUT
- LOT 19-P1
- GATE VALVE
- TEE
- BEND
- DROP INLET
- STREET ADDRESS
- NEW WATER VALVE
- EXIST. WATER VALVE
- NEW ESTATE CURB
- NEW 4' SIDEWALK
- NEW 4' SOFT TRAIL

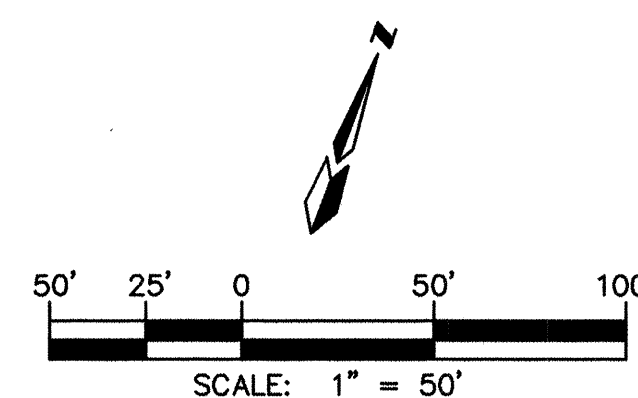
NOTES

- ALL SEWER LINE PIPE IS TO BE SDR 21 PVC.
- THIS PRESSURIZED SANITARY SEWER SYSTEM IS TO BE CONSTRUCTED WITH THE USE OF PROGRESSIVE CAVITY TYPE GRINDER PUMPS AS MANUFACTURED BY ENVIRONMENT ONE.

LENGTH OF RESTRAINED PIPE (FEET)

PIPE SIZE	90	45	22.5	11.25	TEE	VALVE
6"	18'	7'	4'	2'	*	55'

LENGTH OF RESTRAINED PIPE ON EACH SIDE OF THE BEND. RESTRAIN BRANCH AT FITTING ONLY. MINIMUM ATTACHED PIPE LENGTH, RUN SIDE OF TEE: 10.00 FEET.



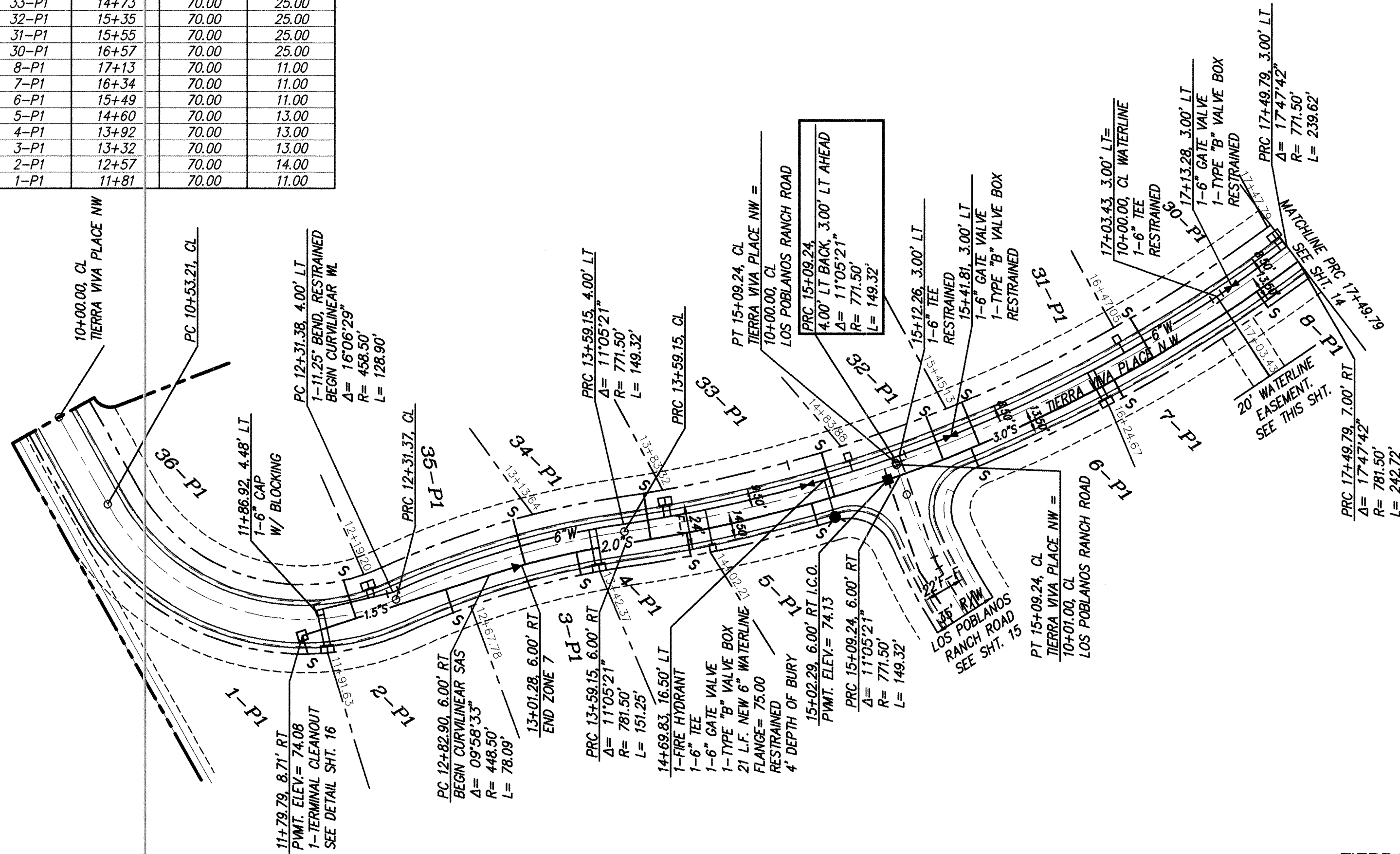
dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: TIERRA VIVA SUBDIVISION
MASTER UTILITY PLAN

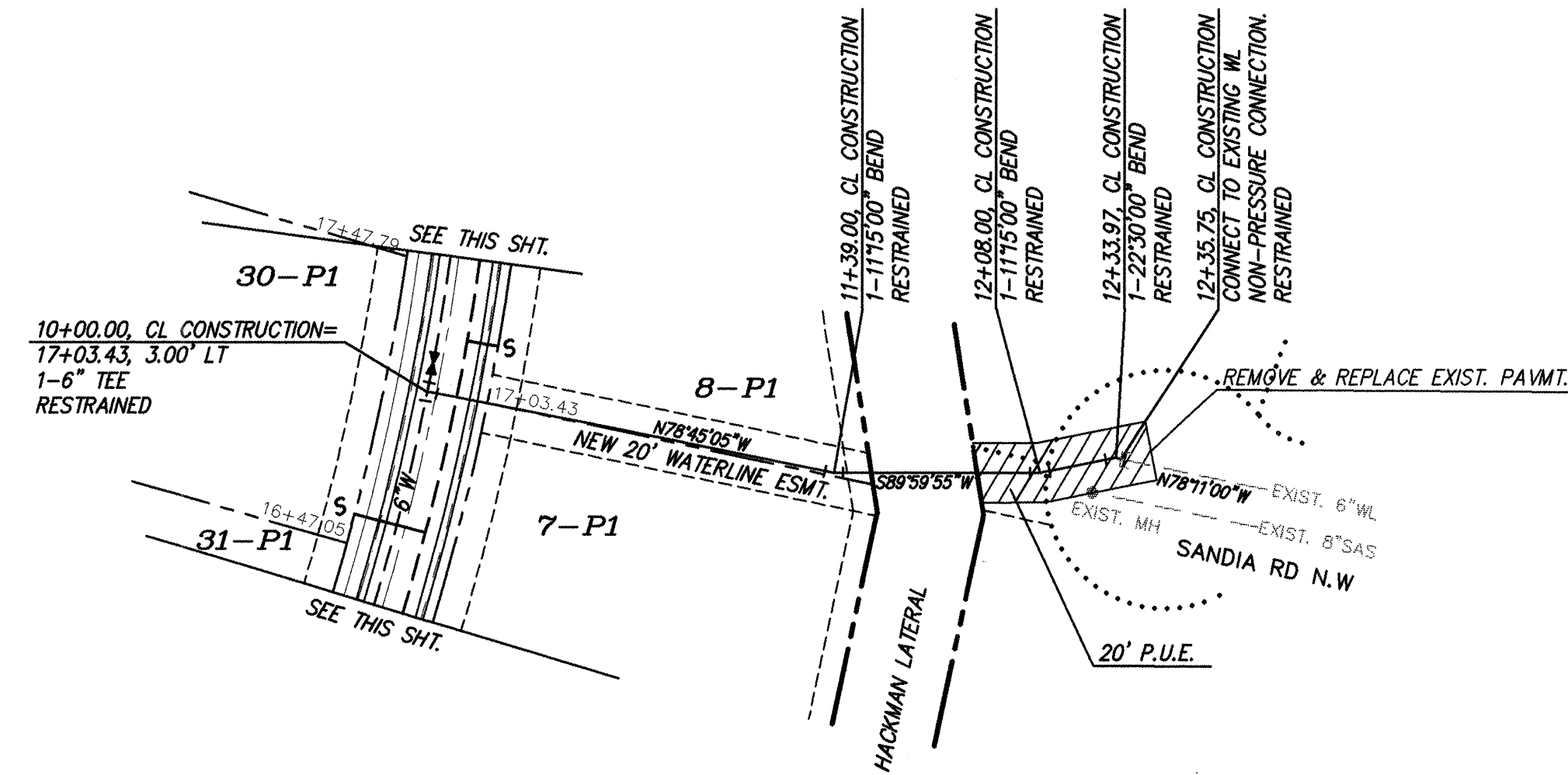
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.
APPROVE MAR 14 1997 DESIGN REVIEW COMMITTEE				
CITY PROJECT NO. 556981	ZONE MAP NO. F14	SHEET 12	OF 16	

SANITARY SEWER SERVICES				
BLOCK	LOT	STATION AT PL	INV. ELEV. AT PL	LENGTH
1	36-P1	12+09	70.00	22.00
1	35-P1	13+03	70.00	25.00
1	34-P1	13+73	70.00	25.00
1	33-P1	14+73	70.00	25.00
1	32-P1	15+35	70.00	25.00
1	31-P1	15+55	70.00	25.00
1	30-P1	16+57	70.00	25.00
1	8-P1	17+13	70.00	11.00
1	7-P1	16+34	70.00	11.00
1	6-P1	15+49	70.00	11.00
1	5-P1	14+60	70.00	13.00
1	4-P1	13+92	70.00	13.00
1	3-P1	13+32	70.00	13.00
1	2-P1	12+57	70.00	14.00
1	1-P1	11+81	70.00	11.00



TIERRA VIVA PLACE
STA. 10+00.00 TO STA. 17+49.79
SCALE: HOR. 1" = 50'
VER. 1" = 10'

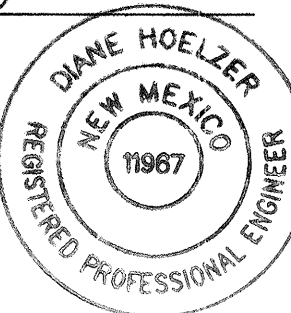
SANITARY SEWER SERVICES				
BLOCK	LOT	STATION AT PL	INV. ELEV. AT PL	LENGTH
1	31-P1	15+55	70.00	25.00
1	30-P1	16+57	70.00	25.00
1	8-P1	17+13	70.00	11.00
1	7-P1	16.34	70.00	11.00



20' WATERLINE EASEMENT
STA. 10+00.00 TO STA.
SCALE: HOR. 1" = 50'
VER. 1" = 10'

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Mani Heizer 3-24-98
Diane Hoelzer NMPE 11967

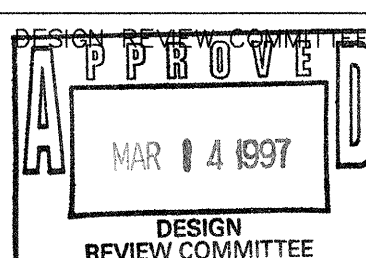


- NOTES
1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.
 2. ALL SANITARY SEWER SERVICE LINE SHOULD BE CONSTRUCTED TO EDGE OF PROPERTY LINE AS SHOWN.

dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

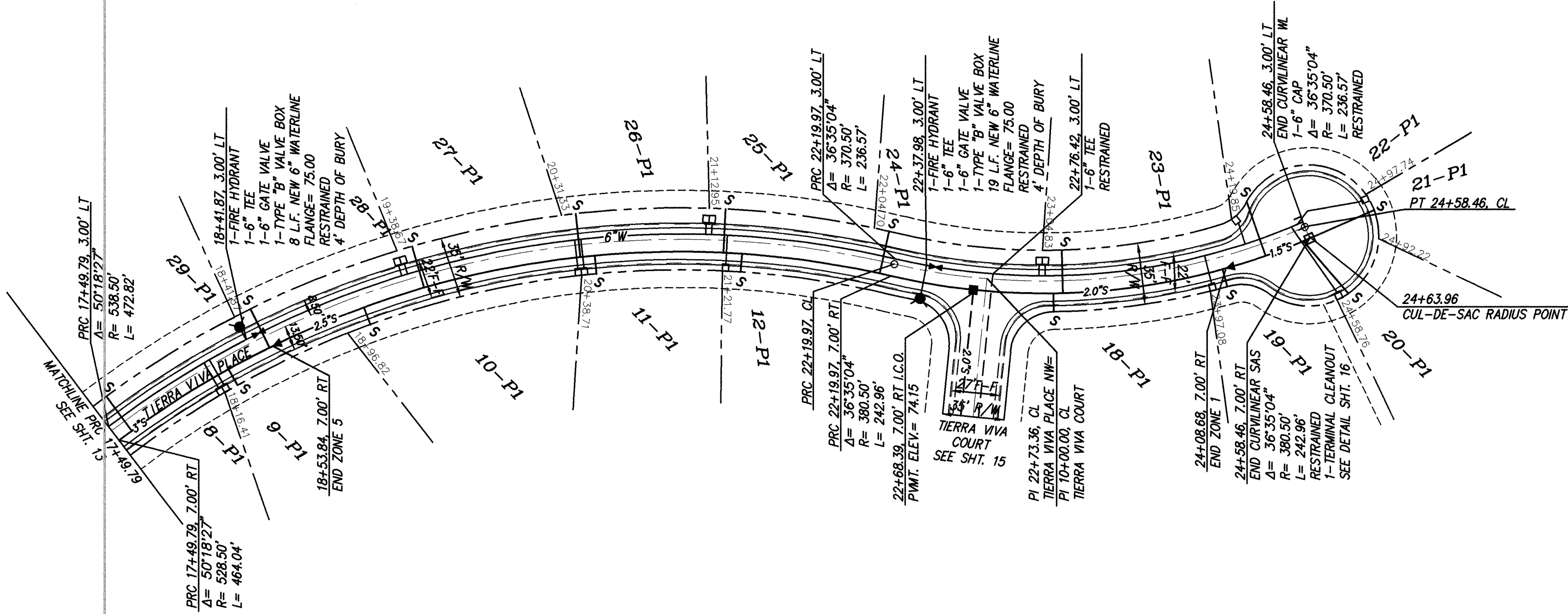
TITLE: TIERRA VIVA SUBDIVISION
UTILITY IMPROVEMENTS
TIERRA VIVA PLACE



CITY ENGINEER APPROVAL		MO./DAY/YR.	MO./DAY/YR.
DESIGN	REVISIONS		
DESIGNED BY	DATE	09/96	
DRAWN BY	DATE	09/96	
CHECKED BY	DATE	08/96	

CITY PROJECT NO. 556981 ZONE MAP NO. F-14 SHEET 13 OF 16

5025VIVA\5025UP-1\12-30-96



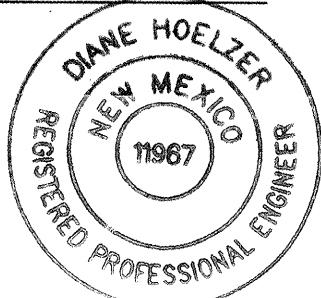
SANITARY SEWER SERVICES				
BLOCK	LOT	STATION AT PL	INV. ELEV. AT PL	LENGTH
1	29-P1	17+59	69.00	25.00
1	28-P1	18+51	69.00	25.00
1	27-P1	19+48	69.00	25.00
1	26-P1	20+41	69.00	25.00
1	25-P1	21+22	69.00	25.00
1	24-P1	22+14	69.00	25.00
1	23-P1	23+14	69.00	25.00
1	22-P1	24+32	69.00	33.00
1	21-P1	24+97	69.00	40.00
1	20-P1	24+65	69.00	40.00
1	19-P1	24+06	69.00	11.00
1	18-P1	23+11	69.00	11.00
1	17-P1	21+31	69.00	11.00
1	16-P1	20+48	69.00	11.00
1	15-P1	19+06	69.00	11.00
1	14-P1	18+26	69.00	11.00
1	13-P1	17+13	70.00	11.00

RECORD DRAWING

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Diane Hoelzer 3-24-98

Diane Hoelzer NMPE 11967



TIERRA VIVA PLACE CONTINUATION
STA. 17+49.79 TO STA. 24+58.46
SCALE: HOR. 1" = 50'
VER. 1" = 10'

- NOTES
1. ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.
 2. ALL SANITARY SEWER SERVICE SHOULD BE CONSTRUCTED TO EDGE OF PROPERTY LINE AS SHOWN.

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	CONDORE	THE STATION IS A STANDARD ACS BRASS TABLET STAMPED	"12-11", SET IN TOP OF A CONCRETE POST PROJECTING 0.3 FEET ABOVE GROUND.	FIELD NOTES	DATE	DATE	DATE
WORK ORDER NO.	ALS	DATE	DATE	NO.	BY	NO.	BY
DESIGNED BY	ALS	DATE	DATE	REMARKS	REVISIONS	DESIGNED BY	DATE
DRAWN BY	ALS	DATE	DATE	NO.	DATE	DRAWN BY	DATE
CHECKED BY	ALS	DATE	DATE	NO.	DATE	CHECKED BY	DATE
RECORDED BY	ALS	DATE	DATE	NO.	DATE	RECORDED BY	DATE
NO.							

dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

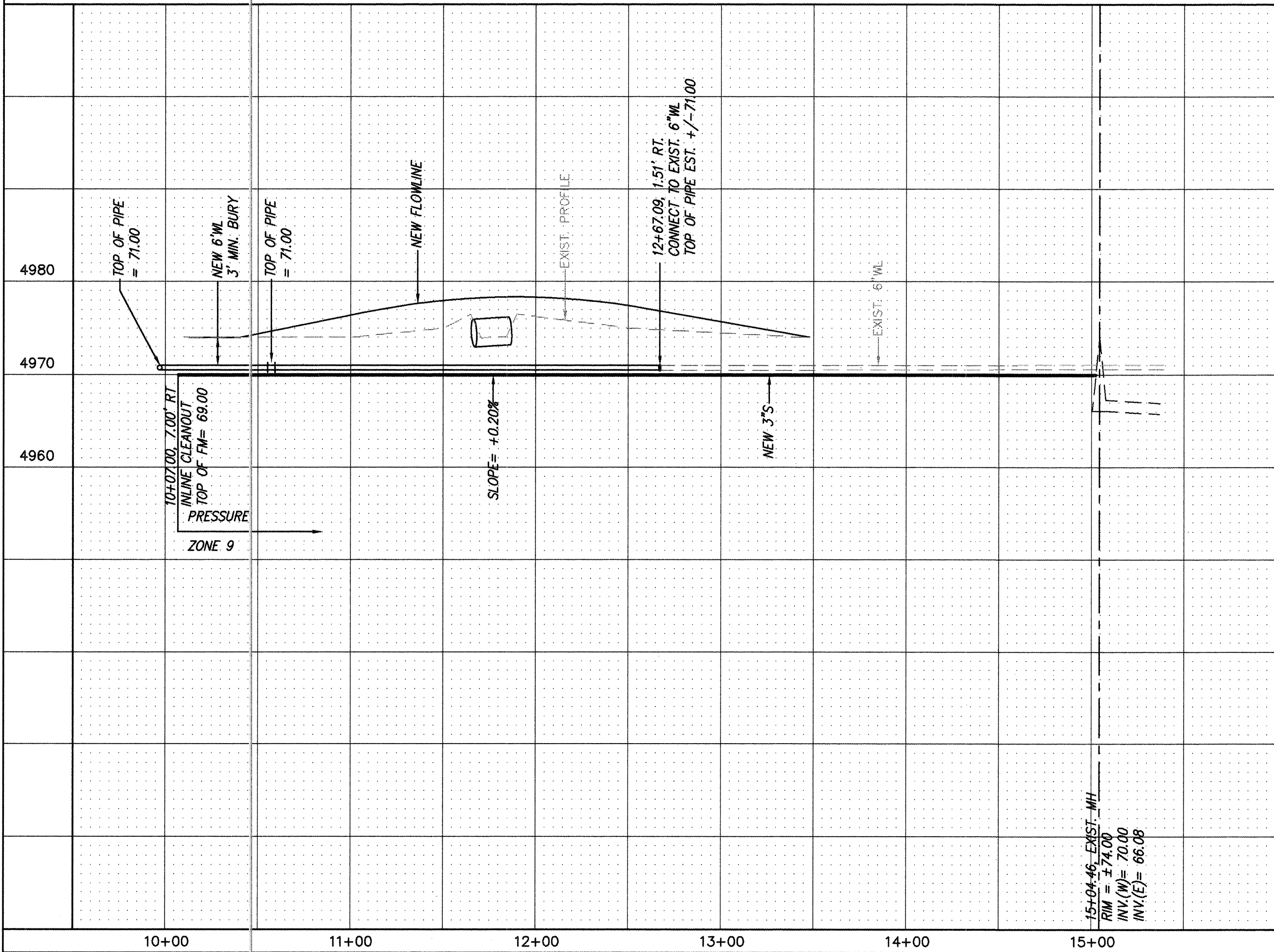
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: TIERRA VIVA SUBDIVISION
UTILITY IMPROVEMENTS
TIERRA VIVA PLACE CONTINUATION

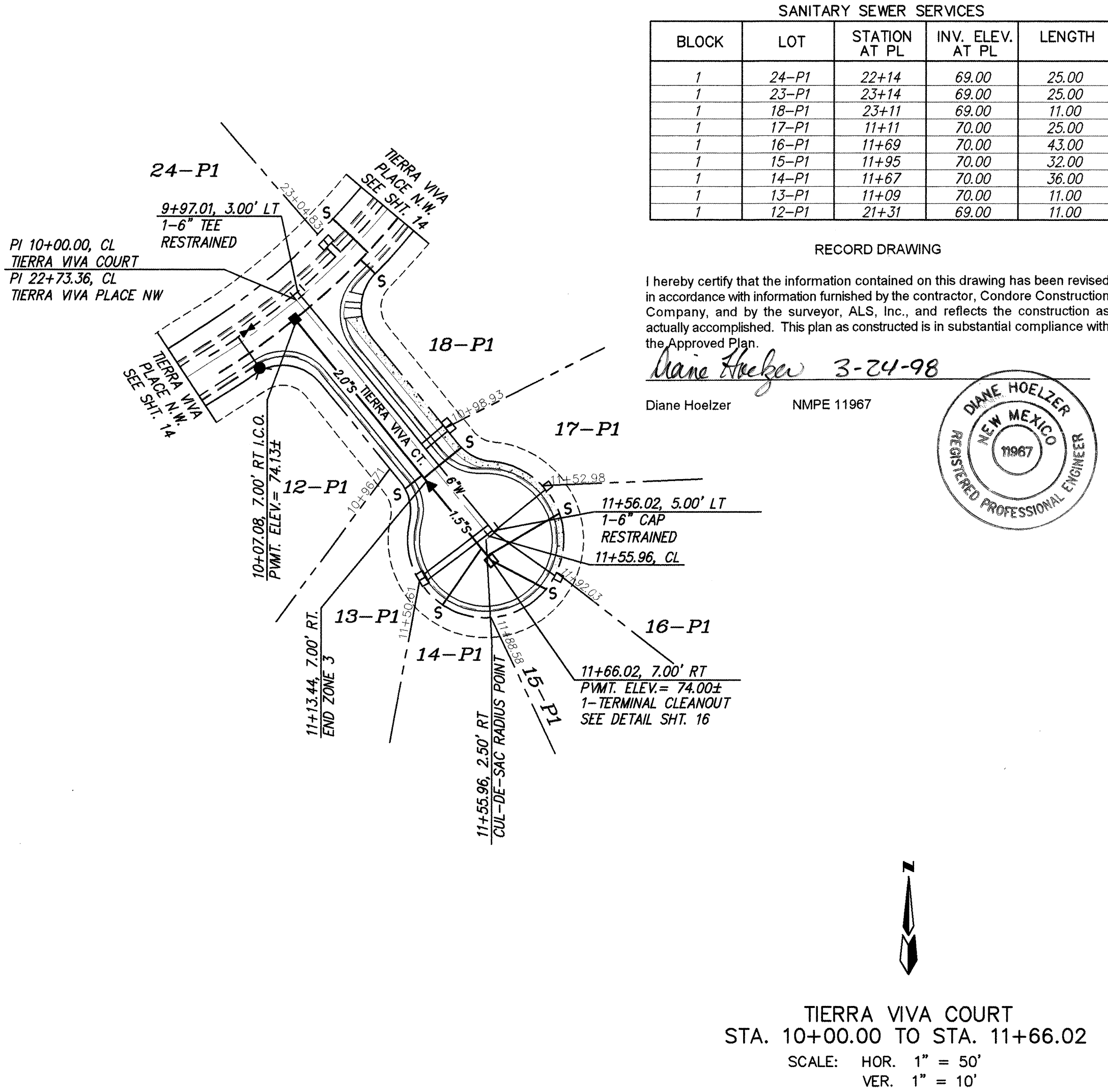
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
APPROVED			
MAR 4 1997			
DESIGN REVIEW COMMITTEE			

CITY PROJECT NO.	556981	ZONE MAP NO.	F-14	SHEET	14	OF	16
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LOS POBLANOS RANCH ROAD
STA. 10+00.00 TO STA. 15+04.46
SCALE: HOR. 1" = 50'
VER. 1" = 10'

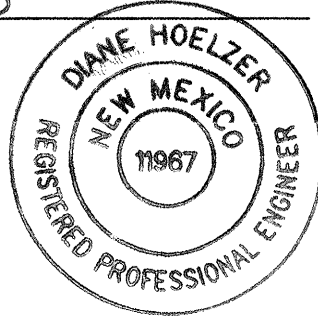


SANITARY SEWER SERVICES				
BLOCK	LOT	STATION AT PL	INV. ELEV. AT PL	LENGTH
1	33-P1	14+73	70.00	25.00
1	32-P1	15+35	70.00	25.00
1	31-P1	15+55	70.00	25.00
1	6-P1	15+49	70.00	11.00
1	5-P1	14+60	70.00	13.00



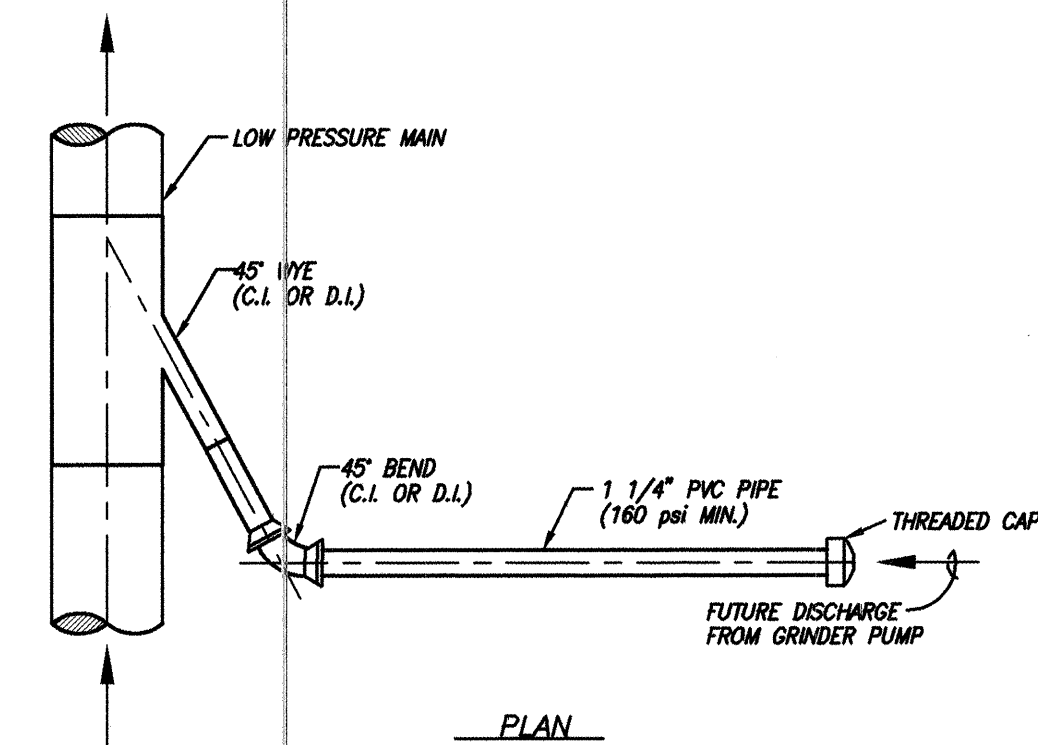
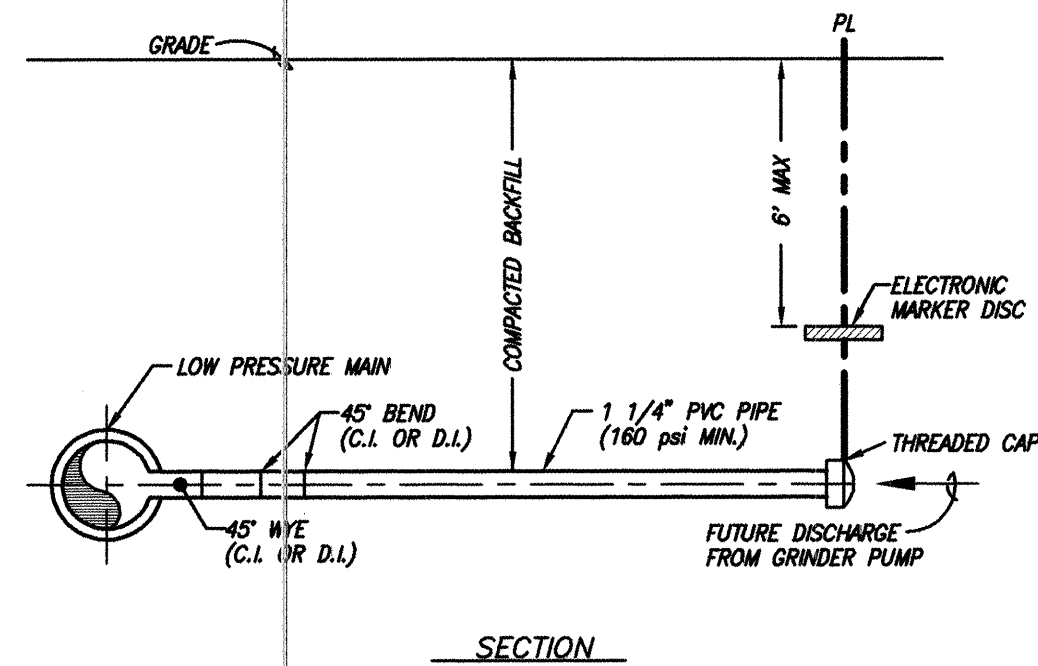
SANITARY SEWER SERVICES				
BLOCK	LOT	STATION AT PL	INV. ELEV. AT PL	LENGTH
1	24-P1	22+14	69.00	25.00
1	23-P1	23+14	69.00	25.00
1	18-P1	23+11	69.00	11.00
1	17-P1	11+11	70.00	25.00
1	16-P1	11+69	70.00	43.00
1	15-P1	11+95	70.00	32.00
1	14-P1	11+67	70.00	36.00
1	13-P1	11+09	70.00	11.00
1	12-P1	21+31	69.00	11.00

RECORD DRAWING
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Diane Hoelzer 3-24-98
Diane Hoelzer NMPE 11967



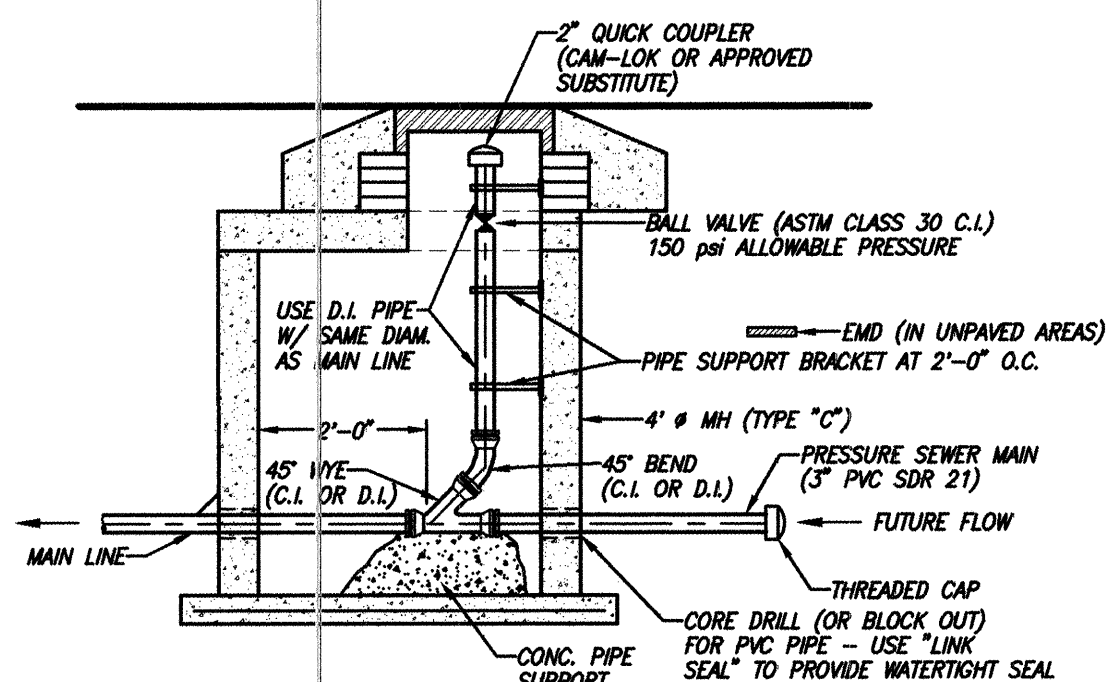
- NOTES
- ALL STATIONING IS RIGHT-OF-WAY CENTERLINE STATIONING.
 - ALL SANITARY SEWER SERVICES SHOULD BE CONSTRUCTED TO EDGE OF PROPERTY LINE AS SHOWN.

AS BUILT INFORMATION		CONTRACTOR		CONDORE	
WORK ORDER NO.	197	DATE	04/96	DESIGNED BY	ALS
REVISIONS		DATE	04/96	DRAWN BY	ALS
NO.		DATE	04/96	CHECKED BY	DMG
SURVEY INFORMATION		FIELD NOTES		ENGINEER'S SEAL	
NO.		DATE		REMARKS	
BY				DESIGN	
THE STATION IS A STANDARD ACS BRASS TABLE STAMPED		"12-FIT", SET IN TOP OF A CONCRETE POST PROJECTING 0.3 FEET ABOVE GROUND.		CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP	
TO REACH THE STATION FROM THE INTERCHANGE AT I-40 AND RIO GRANDE N.W. GO NORTH ON RIO GRANDE 2.8 MILES TO MONTANO RD. AND THE STATION ON THE LEFT.		X= 375,652.64 Y= 1,507,569.98 Z= 4974.306		CITY ENGINEER APPROVAL	
LAST DESIGN UPDATE		MO./DAY/YR.		MO./DAY/YR.	
DESIGN REVIEW COMMITTEE		APPROVED		MAR 14 1997	
CITY PROJECT NO.		556981		ZONE MAP NO.	
F-14		SHEET		OF 15 16	

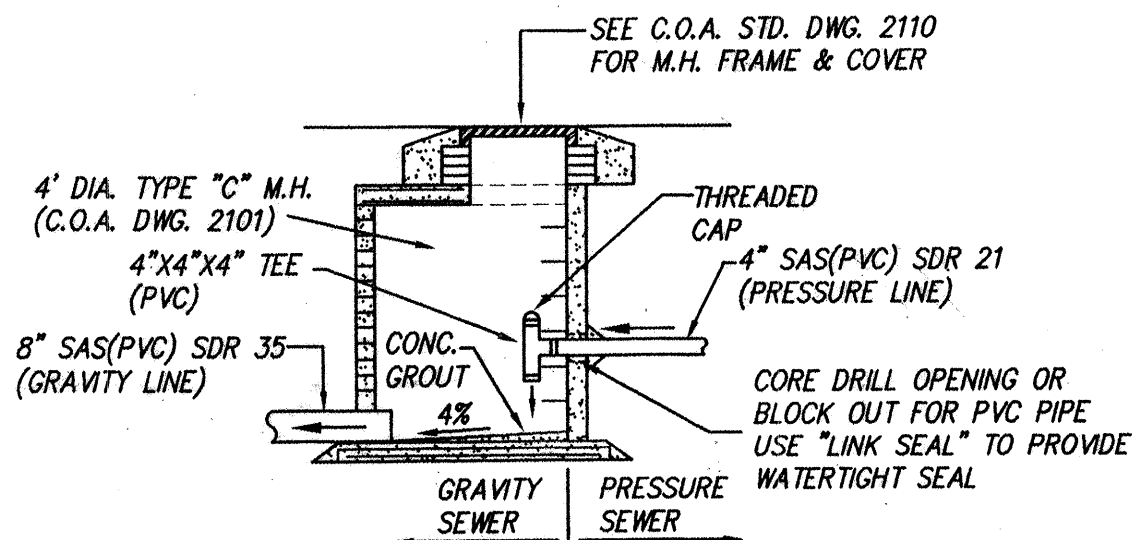


PRESSURE SEWER SERVICE LINE DETAIL

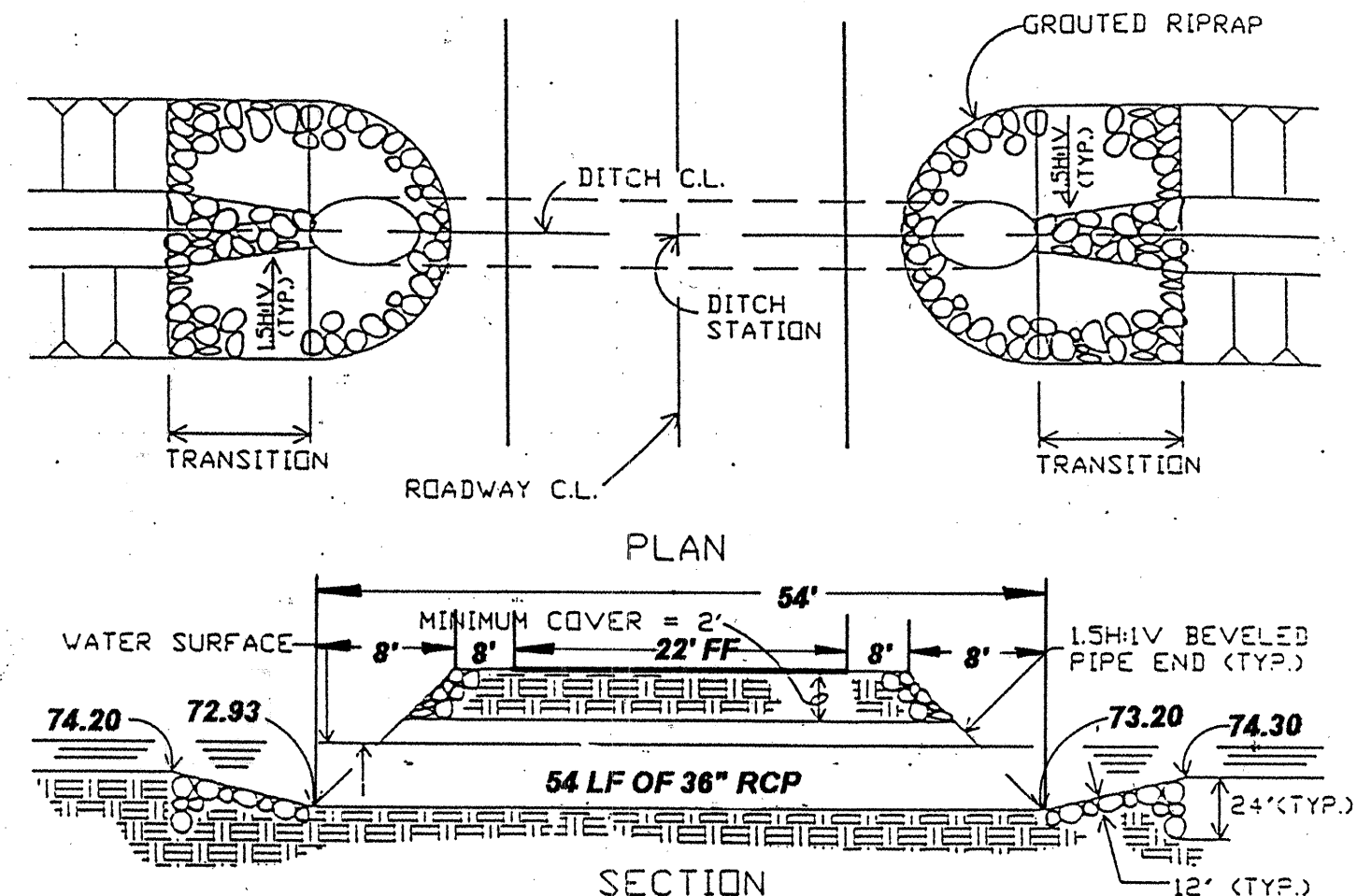
N.T.S.



N.T.S.



N.T.S.



NOTES:

1. REINFORCED CONCRETE PIPE CULVERTS SHALL CONFORM TO ASTM DESIGNATION 076-72, CLASS III, WALL B.
2. TRANSITIONS SHALL BE PROVIDED AT BOTH INLET AND OUTLETS OF PIPE AND MAY BE CONSTRUCTED OF EITHER CONCRETE OR GROUTED RIP-RAP.
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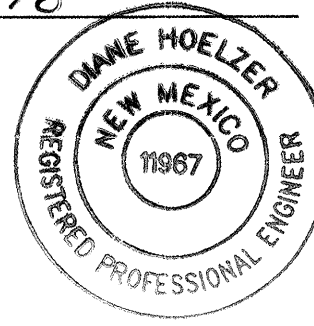
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Diane Hoeber 3-24-98

Diane Hoeber

NMPE 11967



dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS & SURVEYORS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 345-2010

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

TITLE: **TERRA VIVA SUBDIVISION
DETAILS**



CITY ENGINEER APPROVAL

LAST DESIGN UPDATE

CITY PROJECT NO. **556981**

ZONE MAP NO. **F14**

SHEET **16** OF **16**