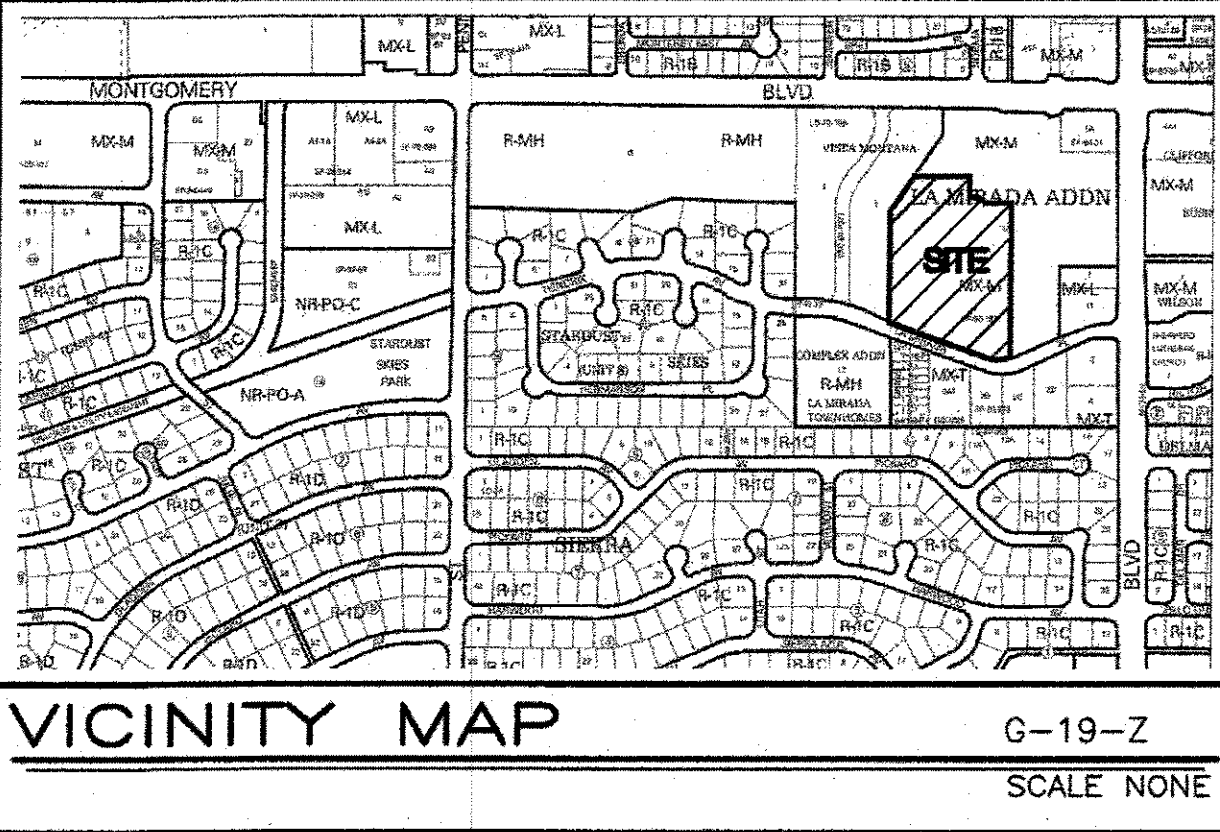




CONSTRUCTION PLANS FOR
WYMONT PLACE SUBDIVISION
CONSTRUCTION DRAWINGS

CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
MARCH 2022



APPROVED RECORD DRAWINGS	
City Inspector	Tim Sims
Contractor	Guzman Construction Solutions, LLC
Construction Engineer	David Bishop
Date	9/18/2023

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SURVEYOR'S CERTIFICATION

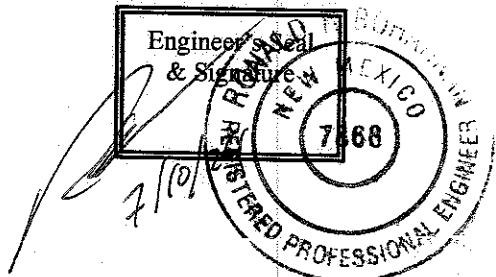
I, BRIAN J. MARTINEZ, A DULY QUALIFIED, REGISTERED, PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE 'AS-BUILT' INFORMATION SHOWN ON THESE DRAWINGS WAS OBTAINED FROM FIELD CONSTRUCTION AND 'AS-BUILT' SURVEYS PERFORMED BY ME OR UNDER MY SUPERVISION, THAT THE 'AS-BUILT' INFORMATION SHOWN ON THESE DRAWINGS WAS ADDED BE ME OR UNDER MY SUPERVISION, AND THAT THIS 'AS-BUILT' INFORMATION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. CARTESIAN SURVEYS IS NOT RESPONSIBLE FOR ANY OF THE DESIGN CONCEPTS, CALCULATIONS, ENGINEERING, OR INTENT OF THE RECORDED DRAWINGS.

Brian J. Martinez 5/4/23
BRIAN J. MARTINEZ, NMPS 18374



CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



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(505) 858-3100
www.tierrawestllc.com

DRB # PR-2019-002309

REV	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER		DATE	
		DRC Chairman		<i>Bohannon</i>		3/31/22	
		Transportation		<i>Bohannon</i>		3/30/2022	
		ABCWUA		<i>Robert W. Strong</i>		3/30/22	
		Hydrology		<i>Robert W. Strong</i>		03/30/22	
		Traffic Engineer		<i>Robert W. Strong</i>		03/30/22	
3-23-22		CITY PROJECT NO.		568482		SHEET 1 of 22	
RONALD R. BOHANNAN P.E. #7868		APPROVED FOR CONSTRUCTION		<i>David Bishop</i>		5/26/2022	
				City Engineer		Date	

AVAILABILITY STATEMENT #2010315

GENERAL NOTES

1. ALL WORK DETAILED ON THESE PLANS, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 2020 EDITION, AND WILL BE REFERRED TO HEREIN AS "STANDARD SPECIFICATIONS".
2. ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, ORDINANCES, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
3. CONTRACTOR SHALL ASSUME THE SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD HARMLESS THE OWNER AND ENGINEER FROM ANY AND ALL LIABILITY REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
4. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
5. CONTRACTOR SHALL NOTIFY THE CONSTRUCTION ENGINEER (OR PROJECT MANAGER) NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE CITY SURVEYOR MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE CITY SURVEYOR AND SHALL NOTIFY THE CITY SURVEYOR AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. ONLY THE CITY SURVEYOR SHALL REPLACE SURVEY MONUMENTS. 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 STANDARD SPECIFICATIONS SECTION 4.4.
6. EXISTING UTILITY LINE LOCATIONS ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND LINES MAY EXIST WHERE NONE ARE SHOWN. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR SHALL CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) FOR LOCATION OF EXISTING UTILITIES. CONTRACTOR SHALL THEN EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL PERTINENT EXISTING UTILITIES AND/OR OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY. CONTRACTOR SHALL THEN COORDINATE RELOCATION OF UTILITY LINES WITH UTILITY COMPANIES AS REQUIRED. ANY DAMAGE CAUSED BY FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY EXISTING UTILITIES IS THE FULL RESPONSIBILITY OF THE CONTRACTOR.
7. CONTRACTOR SHALL ASSIST THE ENGINEER/INSPECTOR IN THE RECORDING OF DATA ON ALL UTILITY LINES AND ACCESSORIES AS REQUIRED BY THE CITY OF ALBUQUERQUE FOR THE PREPARATION OF "AS BUILT" DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.
8. CONTRACTOR SHALL ASSUME FINANCIAL RESPONSIBILITY FOR ANY DAMAGE TO EXISTING PAVEMENT, PAVEMENT MARKINGS, SIGNAGE, CURB AND GUTTER, HANDICAP RAMPS, AND SIDEWALK DURING CONSTRUCTION APART FROM THOSE SECTIONS INDICATED ON THE PLANS, AND SHALL REPAIR OR REPLACE, PER THE STANDARD SPECIFICATIONS, ANY SUCH DAMAGE.
9. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFFITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.
10. CONTRACTOR SHALL BE RESPONSIBLE TO PROVIDE AND MAINTAIN ALL CONSTRUCTION SIGNING UNTIL THE PROJECT HAS BEEN ACCEPTED BY THE CITY AND OTHER JURISDICTIONAL AUTHORITIES WHERE APPLICABLE.
11. CONSTRUCTION ACTIVITY SHALL BE LIMITED TO THE PROPERTY AND/OR PROJECT LIMITS SHOWN. ANY DAMAGE TO ADJACENT PROPERTIES RESULTING FROM THE CONSTRUCTION PROCESS IS THE RESPONSIBILITY OF THE CONTRACTOR, INCLUDING ANY SUCH COSTS INCURRED.
12. REMOVALS SHALL BE DISPOSED OF OFF-SITE AND SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.

WATER AND SEWER

1. ALL WORK REGARDING PUBLIC WATER AND PUBLIC SANITARY SEWER INFRASTRUCTURE DETAILED ON THESE PLANS TO BE PERFORMED UNDER THIS CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, BE CONSTRUCTED IN ACCORDANCE WITH WATER AUTHORITY STANDARD SPECIFICATIONS. PLANS SHALL FOLLOW THE MOST CURRENT UPDATE WHICH CAN BE FOUND ONLINE AT http://www.abcwua.org/For_Builders.aspx.
2. ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING. EXISTING VALVES AND MANHOLES SHALL NOT BE BURIED OR PAVED OVER BUT RIMS SHALL BE ADJUSTED TO MATCH NEW GRADE PER COA STANDARD DRAWINGS 2460 AND 2461.
3. NON-RESIDENTIAL USERS SHALL COORDINATE WITH THE WATER AUTHORITY PRETREATMENT ENGINEER TO ENSURE THE PROPER IMPROVEMENTS ARE IN PLACE FOR THE DEVELOPMENT FOR DISCHARGE INTO THE PUBLIC SANITARY SEWER COLLECTION SYSTEM.
4. NON-RESIDENTIAL USERS SHALL COORDINATE WITH THE WATER AUTHORITY CROSS CONNECTION SECTION TO ENSURE THE PROPER IMPROVEMENTS ARE IN PLACE FOR THE TO ENSURE PROPER BACKFLOW CONTAINMENT IS IN PLACE FOR THE WATER SYSTEM.
5. MANHOLE RIMS, FIRE HYDRANT ELEVATIONS, AND FLANGE ELEVATIONS SHOWN ARE APPROXIMATE. CONTRACTOR SHALL FIELD VERIFY AND ADJUST TO FINAL PAVEMENT OR SURFACE GRADES.
6. THE CONTRACTOR SHALL COORDINATE WITH THE WATER AUTHORITY SEVEN (7) DAYS IN ADVANCE OF PERFORMING WORK THAT WILL AFFECT THE PUBLIC WATER OR SANITARY SEWER INFRASTRUCTURE. WORK REQUIRING SHUTOFF OF FACILITIES DESIGNATED AS MASTER PLAN FACILITIES MUST BE COORDINATED WITH THE WATER AUTHORITY 14 DAYS IN ADVANCE OF PERFORMING SUCH WORK. ONLY WATER AUTHORITY CREWS ARE AUTHORIZED TO OPERATE PUBLIC VALVES. SHUTOFF REQUESTS MUST BE MADE ONLINE AT [HTTP://WWW.ABCWUA.ORG/WATER_SHUT_OFF_AND_TURN_ON_PROCEURES.ASPX](http://www.abcwua.org/water_shut_off_and_turn_on_procedures.aspx)
7. PROPOSED WATERLINE MATERIALS SHALL BE PVC PIPE MEETING AWWA C-900: DR18 REQUIREMENTS (6" - 12") OR DUCTILE IRON PIPE MEETING AWWA C-150 REQUIREMENTS (6" - 48").
8. ALL WATERLINE FITTINGS, VALVES, BENDS, TEES, CROSSES AND APPURTENANCES SHALL HAVE RESTRAINED JOINTS UNLESS OTHERWISE NOTED ON THE PLANS. THE JOINT RESTRAINT REQUIREMENTS SHOULD BE DELINEATED WITHIN A JOINT RESTRAINT TABLE.
9. ALL SANITARY SEWER LINE STATIONING REFERS TO SANITARY SEWER CENTERLINE STATIONING. EXCEPT WHEN PROFILED WITHIN A PROPOSED OR EXISTING STREET, WHERE STREET STATIONING SHALL GOVERN.
10. ALL PROPOSED SANITARY SEWER SLOPES SHALL BE VERIFIED DURING CONSTRUCTION TO MEET THE APPROVED DESIGN. AS-BUILT SLOPES SHALL BE RECORDED FOR EACH LINE SEGMENT.
11. ALL FINAL BACKFILL FOR TRENCHES SHALL BE COMPACTED TO A MINIMUM OF 95% MAXIMUM DENSITY PER ASTM D-1557 AND AS DIRECTED BY STANDARD SPECIFICATIONS SECTION 701.14.2 AND STANDARD DRAWING NUMBER 2465.
12. ELECTRONIC MARKER SPHERES (EMS) WILL BE PLACED ACCORDING TO THE CITY OF ALBUQUERQUE SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 2020 EDITION THE CONTRACTOR SHALL INSTALL A 4" X 4" X5" POST AND EMS AT THE END OF EACH SANITARY SEWER SERVICE.
13. TRACER WIRE SHALL BE INCLUDED FOR ALL PUBLIC WATER AND SEWER MAINS AND FOR WATER SERVICES IN ACCORDANCE WITH WATER AUTHORITY DETAILS.
14. CONTRACTOR SHALL PROVIDE THE PROPOSED HYDRO TESTING PLANS TO THE WUA INSPECTORS FOR APPROVAL PRIOR TO BEGINNING TESTING OPERATIONS.
15. AT UTILITY CROSSINGS, WHERE LESS THAN 18" OF VERTICAL SEPARATION FROM STORM DRAIN PIPING OR STRUCTURES IS PROPOSED, LEAN FILL CONSTRUCTION (PER SECTION 207 OF THE STANDARD SPECIFICATIONS) SHALL BE USED TO PROTECT THE WATER OR SEWER LINE. LEAN FILL SHALL EXTEND A PERPENDICULAR DISTANCE OF 5 FEET ON EACH SIDE OF THE STORM PIPE OR STRUCTURE.
16. ALL DESIGNS AND CONSTRUCTION OF ANY UNDERGROUND UTILITIES SHALL COMPLY WITH ADMINISTRATIVE INSTRUCTION NO. 9 FOR WORK NEARBY OR AFFECTING SAN JUAN CHAMA TRANSMISSION LINES AND APPURTENANCES. INFORMATION SHALL BE PROVIDED TO THE WATER AUTHORITY ONE (1) MONTH IN ADVANCE OF THE CONSTRUCTION START DATE. INFORMATION CAN BE FOUND AT [HTTP://WWW.ABCWUA.ORG/WATER_SHUT_OFF_AND_TURN_ON_PROCEURES.ASPX](http://www.abcwua.org/water_shut_off_and_turn_on_procedures.aspx)
17. ALL WATER AND SANITARY SEWER INFRASTRUCTURE SHALL BE CONSTRUCTED UTILIZING MATERIALS LISTED IN THE APPROVED PRODUCTS LIST AND BE CONSTRUCTED PER THE MOST CURRENT WATER AUTHORITY STANDARD DETAILS AND SPECIFICATIONS. MATERIAL SUBMITTALS SHALL BE PROVIDED PRIOR TO CONSTRUCTION FOR THE WATER AUTHORITY ENGINEER TO REVIEW PRIOR TO THE START OF CONSTRUCTION. INFORMATION CAN BE FOUND AT [HTTP://WWW.ABCWUA.ORG/FOR_BUILDERS.ASPX](http://www.abcwua.org/for_builders.aspx)
18. ALL COMMERCIAL/INDUSTRIAL SITES PROPOSING DISCHARGE INTO THE PUBLIC SANITARY SEWER COLLECTION SYSTEM MUST COORDINATE WITH THE WATER AUTHORITY PRETREATMENT ENGINEER. PRIOR TO APPROVAL OF SERVICE, THIS MUST TAKE PLACE. PRETREATMENT@ABCWUA.ORG
19. ALL SITES PROPOSING TO ACQUIRE WATER SERVICE FROM THE PUBLIC WATER DISTRIBUTION SYSTEM SHALL COORDINATE WITH THE WATER AUTHORITY CROSS-CONNECTION PREVENTION AND CONTROL SECTION AT 505-289-3465 OR 505-289-3454 AND EMAIL BACKFLOW@ABCWUA.ORG
- THE CONTRACTOR SHALL RECORD THE MATERIALS UTILIZED FOR WATER SERVICE CONNECTIONS INCLUDING THE PUBLIC SERVICE LINE AND THE PRIVATE SERVICE LINE. THE MATERIALS USED FOR CONSTRUCTION SHALL BE NOTED ON THE PLANS.

TRANSPORTATION

1. ANY STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH THERMO-PLASTIC REFLECTORIZED PAVEMENT MARKING BY CONTRACTOR TO THE SAME LOCATION AS EXISTING OR AS INDICATED BY THIS PLAN SET.
2. REMOVAL OF EXISTING CURB & GUTTER AND SIDEWALKS SHALL BE TO THE NEAREST JOINT.
3. OVERNIGHT PARKING OF CONSTRUCTION EQUIPMENT SHALL NOT OBSTRUCT DRIVEWAYS OR DESIGNATED TRAFFIC LANES. THE CONTRACTOR SHALL NOT STORE ANY EQUIPMENT OR MATERIAL WITHIN THE PUBLIC RIGHT-OF-WAY.
4. CURB AND GUTTER, SIDEWALKS, AND DRIVE PADS SHALL MATCH THE LINE AND GRADE OF ABUTTING EXISTING AREAS AS SHOWN ON THE PLANS OR AS DIRECTED BY THE PROJECT ENGINEER.
5. THE SUBGRADE PREP SHALL EXTEND ONE FOOT BEYOND THE FREE EDGE OF NEW CURB AND GUTTER AND SIDEWALK.
6. CONTRACTOR TO TEST SUBGRADE R-VALUE PRIOR TO CONSTRUCTION. IN THE EVENT THE R-VALUE IS LESS THAN 50, REMOVE 2 FEET OF SUBGRADE MATERIAL AND IMPORT MATERIAL WITH R-VALUE GREATER THAN 50 OR CONTACT THE ENGINEER IMMEDIATELY SO THE PAVEMENT SECTION CAN BE MODIFIED.
7. AT ALL PAVEMENT REMOVAL AND REPLACEMENTS, SAW-CUT EDGES SHALL BE STRAIGHT AND CLEAN, AND LONGITUDINAL JOINTS SHALL NOT BE PLACED WITHIN WHEEL PATHS. PATCHES SHALL BE REGULAR AND SQUARE OR RECTANGULAR, WITH FOUR STRAIGHT SIDES. FINISHED PAVEMENT SURFACE SHALL BE FLUSH WITH EXISTING PAVEMENT SURFACE, WITH NO SPILLOVER OF ASPHALT OR TACK COAT. CARE MUST BE TAKEN TO AVOID DAMAGING THE INTEGRITY OR APPEARANCE OF SURROUNDING PAVEMENTS. IF DAMAGED, THE ENTIRE SURFACE PATCH MUST BE EXPANDED TO COVER DAMAGES.
8. CONTRACTOR WILL ENSURE THE ASPHALT HAS A SMOOTH, UNIFORM EDGE WHEN REMOVING AND REPLACING CURB AND GUTTER. IF THE ASPHALT EDGE IS NOT SMOOTH AND UNIFORM, CONTRACTOR WILL SAW CUT AND REPLACE A ONE-FOOT STRIP OF ASPHALT ALONG THE FULL SECTION BEING REPLACED; REFER TO C.O.A. STANDARD DRAWING # 2465 WITH THE APPROPRIATE PAVING SECTION BASED ON ROADWAY CLASSIFICATION.

HYDROLOGY

1. ALL STORM DRAINS SHALL BE RCP CLASS III UNLESS OTHERWISE NOTED ON THE PLANS.
2. RCP SHALL BE INSTALLED SO THAT THE JOINT GAP AT THE HOME POSITION SHALL CONFORM TO THE APPROVED MANUFACTURER'S RECOMMENDATION. MANUFACTURER'S RECOMMENDED JOINT GAP TOLERANCES FOR EACH PIPE SIZE AND TYPE SHALL BE SUBMITTED TO THE ENGINEER FOR APPROVAL PRIOR TO PLACEMENT OF PIPE. RCP JOINTS SHALL NOT BE GROUTED UNLESS DIRECTED BY THE ENGINEER AND WITH CITY APPROVAL.

OTHER COMMON NOTES

1. ALL EXCAVATION, TRENCHING, AND SHORING ACTIVITIES MUST BE ACCOMPISHED IN ACCORDANCE WITH OSHA 29CFR 1926.650 SUBPART P.
2. WHEN DISTURBING MORE THAN ¼ ACRES, CONTRACTOR SHALL SECURE A "TOPSOIL DISTURBANCE PERMIT" PRIOR TO BEGINNING CONSTRUCTION.
3. IN ADVANCE OF CONSTRUCTION, CONTRACTOR SHALL DETERMINE IF OVERHEAD UTILITY LINES, SUPPORT STRUCTURES, POLES, GUYS, ETC. ARE AN OBSTRUCTION TO CONSTRUCTION OPERATIONS. IF ANY OBSTRUCTION TO CONSTRUCTION OPERATIONS IS EVIDENT, CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH THE APPROPRIATE UTILITY OWNER TO REMOVE OR SUPPORT THE UTILITY OBSTRUCTION. ANY COST ASSOCIATED WITH THIS EFFORT SHALL BE THE RESPONSIBILITY OF CONTRACTOR.
4. PNM WILL PROVIDE AT NO COST TO THE CITY OR THE CONTRACTOR THE REQUIRED PERSONNEL FOR INSPECTION OR OBSERVATION DEEMED NECESSARY BY PNM WHILE THE CONTRACTOR IS EXPOSING PNM'S CABLES. HOWEVER, THE CONTRACTOR SHALL BE CHARGED THE TOTAL COST ASSOCIATED WITH REPAIRS TO ANY DAMAGED CABLES OR FOR ANY COST ASSOCIATED WITH SUPPORTING OR RELOCATING THE POLES AND CABLES DURING CONSTRUCTION.
5. CONTRACTOR SHALL SUPPORT AND PROTECT ALL EXISTING, UNDERGROUND UTILITY LINES WHICH BECOME EXPOSED DURING CONSTRUCTION. PAYMENT FOR SUPPORTING WORK SHALL BE INCIDENTAL TO WATERLINE AND/OR SEWER LINE COSTS.
6. CONTRACTOR IS TO SUPPORT, PROTECT, AND MAINTAIN THE INTEGRITY OF ALL UNDERGROUND TELEPHONE, ELECTRIC CABLES AND CABLE TELEVISION UTILITIES AT NO ADDITIONAL COST TO THE OWNER. CABLE IS TO BE SUPPORTED AT A MAXIMUM SPACING OF FIFTEEN (15) FEET. CONTRACTOR SHALL COORDINATE WITH AND MAKE NECESSARY PAYMENT (IF ANY) TO UTILITY OWNER FOR DE-ENERGIZATION OF CABLES OR SUPPORT OF CABLES BY THE UTILITY OWNER.
7. CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY OR PRIVATE ROADWAY EASEMENTS TO PREVENT ANY EXCAVATED MATERIAL BEING WASHED DOWN THE STREET OR INTO ANY PUBLIC DRAINAGE FACILITY.
8. CONTRACTOR SHALL CONDUCT ALL WORK IN A MANNER WHICH WILL MINIMIZE INTERFERENCE WITH LOCAL TRAFFIC.
9. ALL EXISTING SIGNS, MARKERS, DELINEATORS, ETC., WITHIN THE CONSTRUCTION LIMITS SHALL BE REMOVED, STORED AND RE-SET BY THE CONTRACTOR.
10. DISPOSAL SITE FOR ALL EXCESS EXCAVATION MATERIAL AND UNSUITABLE MATERIAL SHALL BE ARRANGED BY THE CONTRACTOR IN COMPLIANCE WITH ALL APPLICABLE ENVIRONMENTAL REGULATIONS. NO SEPARATE MEASUREMENT OR PAYMENT WILL BE MADE FOR COSTS ASSOCIATED WITH OBTAINING A DISPOSAL SITE AND HAUL THERETO.
11. IF CULTURAL RESOURCES, SUCH AS HISTORIC OR PREHISTORIC ARTIFACTS, OR HUMAN REMAINS ARE DISCOVERED DURING EXCAVATION OR CONSTRUCTION, WORK SHALL CEASE AND THE CONSTRUCTION ENGINEER SHALL NOTIFY THE COUNTY OFFICE OF THE MEDICAL EXAMINER AT (505) 272-3053. IF THE MEDICAL EXAMINER DETERMINES THAT HUMAN REMAINS ARE NOT PRESENT, THE CONSTRUCTION ENGINEER SHALL NOTIFY THE STATE HISTORIC PRESERVATION OFFICER (SHPO) AT 827-6320.

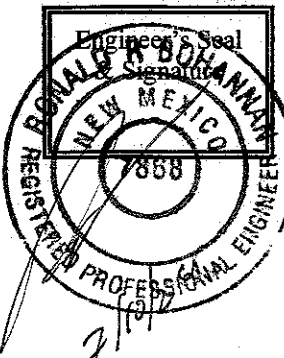
GENERAL NOTES USED SELECTIVELY, BASED ON SCOPE OF WORK

1. WORK AFFECTING ARTERIAL ROADWAYS MAY REQUIRE TWENTY-FOUR-HOUR CONSTRUCTION.
2. TWO WEEKS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHOULD NOTIFY THE TRANSIT DEPARTMENT OF ANY IMPACT THE PROPOSED PROJECT WILL HAVE ON THE TRANSIT SYSTEM SUCH AS CAUSING A DETOUR, OR CAUSE THE CLOSING OR RELOCATION OF A BUS STOP. THE CONTACT PERSON IS DOUGLAS GOFF, OFFICE PHONE 505-724-3137, CELL PHONE 505-206-0151, AND E-MAIL DGOFF@CABO.CO.V.
3. STREET NAME SIGNS, REGULATORY SIGNAGE, AND ANY NECESSARY STRIPING ON PRIVATE STREETS ARE THE DEVELOPER'S RESPONSIBILITY.
4. IN ALL AREAS WHERE PUBLIC STREETS OR INFRASTRUCTURE ARE TO BE CONSTRUCTED OVER FILLS, THE GEOTECHNICAL ENGINEER SHALL CERTIFY THAT PLACEMENT, COMPACTION, AND ALL OTHER WORK HAS BEEN COMPLETED IN ACCORDANCE WITH COA SPECIFICATION SECTION 204. SAID CERTIFICATION, ALONG WITH SUPPORTING TESTING DOCUMENTATION, SHALL BE PROVIDED TO THE CONSTRUCTION ENGINEER PRIOR TO OR AT THE PRE-CONSTRUCTION CONFERENCE BEFORE WORK ORDER CONSTRUCTION.

SEVEN (7) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION, CONTRACTOR SHALL SUBMIT TO DMD, CONSTRUCTION COORDINATION DIVISION, A DETAILED CONSTRUCTION SCHEDULE. FIVE (5) WORKING DAYS PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE DMD, CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (924-3400) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 19 OF STANDARD SPECIFICATIONS. PERMIT REQUESTS MAY BE DENIED OR DELAYED DUE TO CONFLICTS WITH OTHER PROJECTS IN THE AREA.

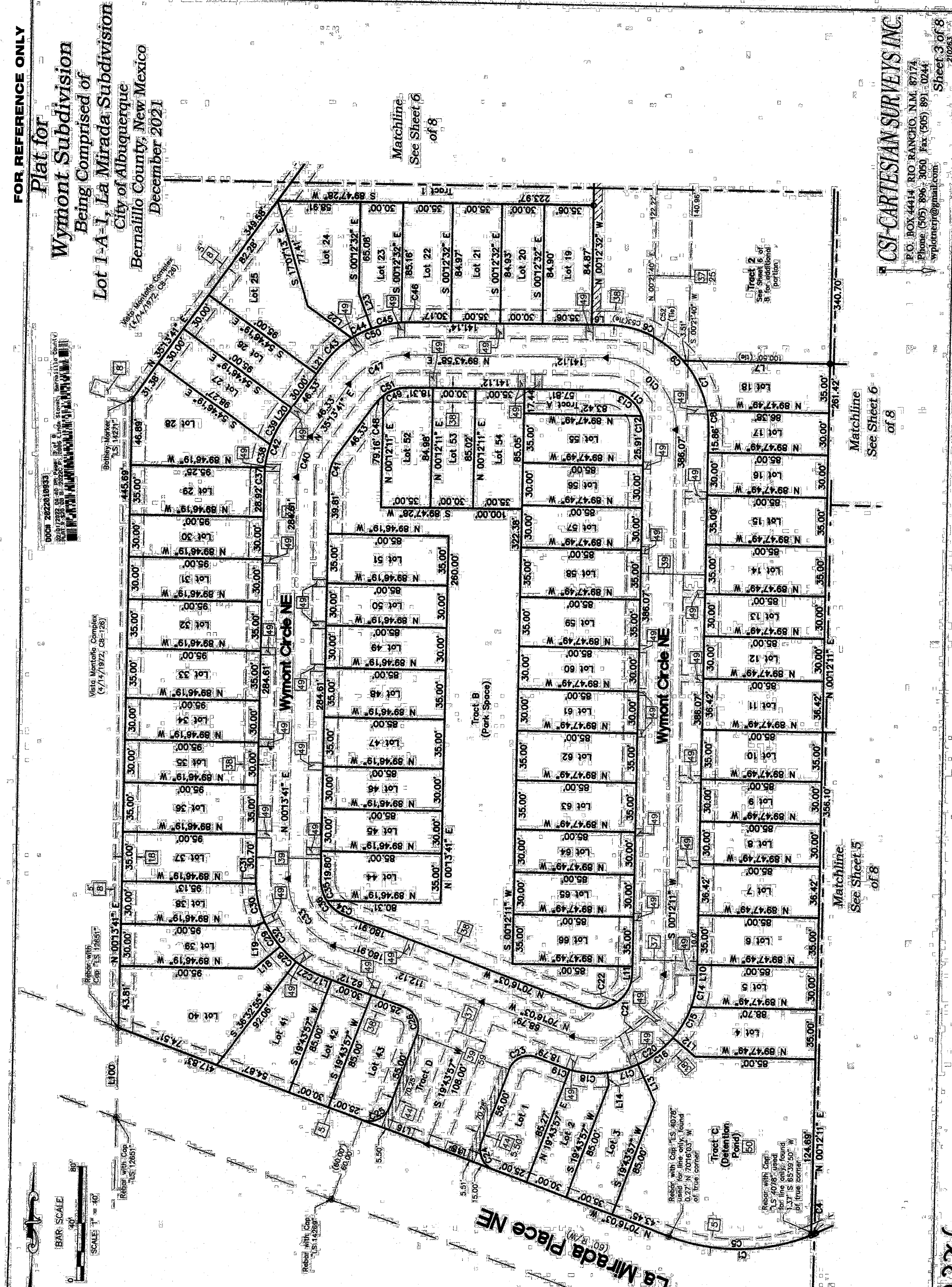
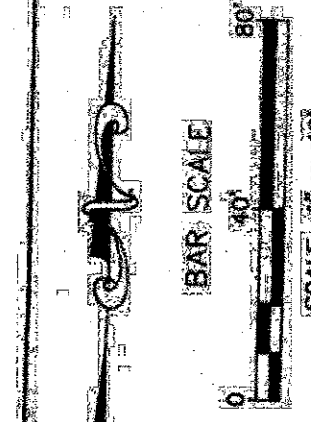
CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: WYMONT PLACE SUBDIVISION GENERAL NOTES	
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER
CITY PROJECT NO. 568482	ZONE MAP NO. G-19-Z
SHEET 2	OF 22

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL		REVISIONS		DESIGN	
CONTRACTOR (Signature/Date) DATE: 05/24/22	WORK BY: [Name] DATE: 05/24/22	CITY OF ALBUQUERQUE SURVEY CONTROL 3-1/4" ALUMINUM DISK STAMPED "12-G19 1987" NEW MEXICO STATE PLANE COORDINATES (CENTRAL ZONE-N.A.D. 1983) N=1497,804.45 E=1,580,374.701 PUBLISHED EL=5406.675 (NAD 1986) GROUND TO GRID FACTOR=0.99954538 DELTA ALPHA ANGLE=-07023.53"	CITY OF ALBUQUERQUE SURVEY CONTROL 3-1/4" ALUMINUM DISK STAMPED "12-G19 1987" NEW MEXICO STATE PLANE COORDINATES (CENTRAL ZONE-N.A.D. 1983) N=1497,804.45 E=1,580,374.701 PUBLISHED EL=5406.675 (NAD 1986) GROUND TO GRID FACTOR=0.99954538 DELTA ALPHA ANGLE=-07023.53"	FIELD NOTES NO. BY DATE	NO. BY DATE		BY	DATE	DESIGNED BY: JN DATE: Jan, 2022	DRAWN BY: pm DATE: Jan, 2022	CHECKED BY: RRB DATE: Jan, 2022



CSI-CARTESIAN SURVEYS INC.
P.O. BOX 4414, RIO RANCHO, N.M. 87174
Phone: (505) 896-3050 Fax: (505) 891-0244
wplanner@gmail.com

2022c-6

Easement Notes

- 1 EXISTING PNM TRANSMISSION LINE EASEMENT (4/24/1973, BK. MSC. 309, PCL. 334, DOC. NO. 47734)
- 2 CENTERLINE OF 32.5 FOOT OPENING AT THE PROPERTY LINE BEING A PRIVATE RECIPROCAL DRIVEWAY OPENING EASEMENT BENEFITING LOT 1-A-1 AND 5-A-1 FOR ACCESS TO AND FROM LOT 1-A-1 AND LOT 5-A-1 INTO THE DRIVEWAYS FOR USE WITHIN LOT 1-A-1 AND LOT 5-A-1 AS SUCH DRIVEWAYS ARE ESTABLISHED AND/OR REPEATED FROM LOT 1-A-1 AND LOT 5-A-1 TO THE RESPECTIVE OWNERS OF LOT 1-A-1 AND LOT 5-A-1. EACH OWNER IS TO BE RESPONSIBLE FOR THE MAINTENANCE OF THE RECIPROCAL DRIVEWAY OPENING AND THE DRIVE ALLEYS THAT ARE SITUATE UPON THAT OWNER'S LOT. (12/23/2019, 2019C-137)
- 3 EXISTING 10' UTILITY EASEMENT (3/19/1974, CG-165), AMENDED BY PLAT (3/20/1981, C18-52), ACROSS THE EASTERLY 7' OF LOT 1-A-1 AND 5-A-1
- 4 EXISTING 10' PNM EASEMENT (6/21/1977, BK. MSC. 542, PG. 844, DOC. NO. 77-3642) VACATED WITH THIS PLAT. SHOWN HEREON AS [X-2]
- 5 EXISTING 6' ANCHOR EASEMENT (6/21/1977, BK. MSC. 542, PG. 844, DOC. NO. 77-3642) REMAINING PORTION OF EASEMENT. SEE SHEET 2 (3A AND 9B)
- 6 EXISTING 10' UNDERGROUND PNM & MSTAT EASEMENT (10/28/1996, BK. MSC. 412A, PG. 15, DOC. NO. 8105149) VACATED BY WITH THIS PLAT
- 7 EXISTING PNM EASEMENT (4/24/1973, BK. MSC. 309, PG. 333, DOC. NO. 47733) LOCATED ON LOT 5-A-1
- 8 EXISTING 10' PNM EASEMENT (6/21/1977, BK. MSC. 542, PG. 845, DOC. 738643) LOCATED ON LOT 5-A-1
- 9 EXISTING 18' GAS EASEMENT (12/23/2019, 2019C-137)
- 10 EXISTING 10' PUE (12/23/2019, 2019C-137)
- 11 EXISTING PNM & US WEST EASEMENT (1/22/1996, BK. 98-2, PG. 8187-6188, DOC. NO. 86007364)
- 12 EXISTING PNM & CENTURYLINK EASEMENT (12/23/2019, 2019C-137) VACATED WITH THIS PLAT. SHOWN HEREON AS [X-3]
- 13 EXISTING 10' PNM EASEMENT (12/23/2019, 2019C-137)
- 14 EXISTING PRIVATE CROSS LOT PARKING EASEMENTS WITHIN THE PARKING AREAS (AS REGULATED, STRIPPED AND MODIFIED OVER TIME BY THE OWNER OF LOT 1-A-1) WITHIN LOT 1-A-1 BENEFITING LOT 5-A-1 AND LOT 1-A-1, EXCLUDING BUILDING ENVELOPES FOR BOTH EXISTING AND FUTURE BUILDINGS, TO BE MAINTAINED BY THE UNDERLYING OWNER OF SAID LOT 1-A-1 (12/23/2019, 2019C-137) VACATED WITH THE FILING OF THIS PLAT
- 15 EXISTING PRIVATE DRIVEWAY EASEMENT BENEFITING LOTS 5-A-1 AND 1-A-1 TO BE MAINTAINED BY THE OWNER OF LOT 1-A-1 FOR ACCESS TO AND FROM MONTICOMY BOULEVARD FOR LOTS 5-A-1 AND 1-A-1 AND FOR ACCESS BETWEEN LOTS 5-A-1 AND 1-A-1 (12/23/2019, 2019C-137) VACATED WITH THIS PLAT
- 16 EXISTING 10' PNM EASEMENT (12/23/2019, 2019C-137) VACATED WITH THIS PLAT
- 17 EXISTING 10' PNM EASEMENT (12/23/2019, 2019C-137) LOCATED ON TRACT 7
- 18 EXISTING CENTURYLINK EASEMENT (12/23/2019, 2019C-137)
- 19 EXISTING PUBLIC SIDEWALK AND BUS STOP SHELTER EASEMENT (12/23/2019, 2019C-137)
- 20 EXISTING PRIVATE EASEMENT AGREEMENT BETWEEN THE BANK OF AMERICA AND THE OWNER OF THE SUBJECT PROPERTY FOR RETAINING WALL MAINTENANCE (12/23/2019, DOC. 2019109248)
- 21 PUBLIC WATER EASEMENT GRANTED WITH THE FILING OF THIS PLAT. SEE DETAIL ON SHEET 6 OF 8
- 22 PUBLIC WATER AND PUBLIC SANITARY SEWER EASEMENT GRANTED WITH THE FILING OF THIS PLAT. SEE DETAIL ON SHEET 6, 5 & 6 OF 8
- 23 10' PUE GRANTED BY THE FILING OF THIS PLAT

Easement Notes, continued

- 24 PRIVATE VEHICLE AND PEDESTRIAN ACCESS EASEMENT GRANTED WITH THE FILING OF THIS PLAT BENEFITING LOTS 1-BB AND TRACTS A-D, OWNED AND MAINTAINED BY THE HOA
- 25 PRIVATE ROADWAY EASEMENT BENEFITING TRACTS 1-B, WYMONT SUBDIVISION AND LOT 5-A-1, LA MIRADA SUBDIVISION GRANTED WITH THE FILING OF THIS PLAT, TO BE MAINTAINED BY THE OWNERS OF TRACTS 1-B, SEE DETAIL ON SHEET 5 & 6 OF 8
- 26 PUBLIC SIDEWALK EASEMENT GRANTED WITH THE FILING OF THIS PLAT, SHOWN HEREON AS [X-4]. SEE DETAIL ON SHEET 6 OF 8
- 27 PRIVATE CROSS LOT PARKING EASEMENTS WITHIN THE PARKING AREAS (AS REGULATED, STRIPPED AND MODIFIED OVER TIME BY THE OWNER OF TRACTS 1-B, WYMONT SUBDIVISION, WITHIN TRACTS 1-B, WYMONT SUBDIVISION, BENEFITING LOT 5-A-1, LA MIRADA SUBDIVISION, AND TRACTS 1-B, WYMONT SUBDIVISION, EXCLUDING BUILDING ENVELOPES FOR BOTH EXISTING AND FUTURE BUILDINGS, TO BE MAINTAINED BY THE UNDERLYING OWNERS OF SAID TRACTS 1-B, WYMONT SUBDIVISION, GRANTED WITH THE FILING OF THIS PLAT
- 28 PRIVATE CROSS LOT DRAINAGE EASEMENT OVER TRACTS 1-B, WYMONT SUBDIVISION BENEFITING LOT 5-A-1, LA MIRADA, EXCLUDING BUILDING ENVELOPES FOR BOTH EXISTING AND FUTURE BUILDINGS GRANTED WITH THIS PLAT, TO BE MAINTAINED BY THE OWNERS OF TRACTS 1-B, WYMONT SUBDIVISION
- 29 PUBLIC SIDEWALK EASEMENT GRANTED WITH THE FILING OF THIS PLAT, SHOWN HEREON AS [X-5]
- 30 PUBLIC SANITARY SEWER EASEMENT GRANTED WITH THIS PLAT. SEE DETAIL ON SHEET 6 OF 8
- 31 EASEMENTS AS SPECIFIED IN THAT CERTAIN DECLARATION OF EASEMENTS OF COVENANTS AND RESTRICTIONS FOR THE WYMONT (RECORDED 02/10/2022, AS DOCUMENT NO. 2022-02-037) BENEFITING TRACTS 1-B, AND TO BE MAINTAINED BY THE OWNERS OF TRACTS 1-B, BLANKET IN NATURE
- 32 PRIVATE EASEMENT PURSUANT TO DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS FOR THE WYMONT (RECORDED 02/10/2022, AS DOCUMENT NO. 2022-02-037) FOR THE BENEFIT OF TRACTS 1-B, TO BE MAINTAINED AS SET FORTH IN THE DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS
- 33 PRIVATE DRAINAGE EASEMENT FOR SURFACE STORM WATERS FOR THE BENEFIT OF TRACTS 1-B (RECORDED 02/10/2022, AS DOCUMENT NO. 2022-02-035), TO BE MAINTAINED BY THE WYMONT PLACE HOME OWNERS' ASSOCIATION, BLANKET IN NATURE
- 34 PUBLIC WATER EASEMENT FOR FIRE HYDRANTS AND WATER METERS GRANTED WITH THE FILING OF THIS PLAT. SHOWN HEREON AS [X-6]. SEE SHEET 4 OF 8 FOR FURTHER DETAILS
- 35 PRIVATE DETENTION POND BEING ALL OF TRACT C, BENEFITING WYMONT SUBDIVISION, ALL STORM SEWER STRUCTURES AND PIPES CONNECTING TO LA MIRADA STORM SEWER AND POND SHALL BE MAINTAINED BY THE HOA GRANTED WITH THE FILING OF THIS PLAT
- 36 PRIVATE CROSS LOT ACCESS EASEMENT BENEFITING LOTS 5-A-1, LA MIRADA SUBDIVISION, AND TRACTS 1-B, WYMONT SUBDIVISION, OVER THE DRIVE ALLEYS WITHIN LOTS 5-A-1 AND TRACTS 1-B AS MAY BE STRIPPED AND MODIFIED OVER TIME AND MAINTAINED BY THE RESPECTIVE UNDERLYING OWNERS OF LOT 5-A-1 AND TRACTS 1-B, EXCLUDING BUILDING ENVELOPES FOR BOTH FUTURE AND EXISTING BUILDINGS GRANTED WITH THE FILING OF THIS PLAT
- 37 PUBLIC ACCESS EASEMENT GRANTED WITH THE FILING OF THIS PLAT
- 38 GAS LINE EASEMENT GRANTED WITH THE FILING OF THIS PLAT, SHOWN HEREON AS [X-7]
- 39 EASEMENT LABELS [2] [3] [7] [11] [12] [13] [14] [19] [22] [26] [29] [30] [31] NOT USED
- 40 LOT 1-A-1 NOW REPLACED BY TRACTS 1-B AS SHOWN ON THIS PLAT

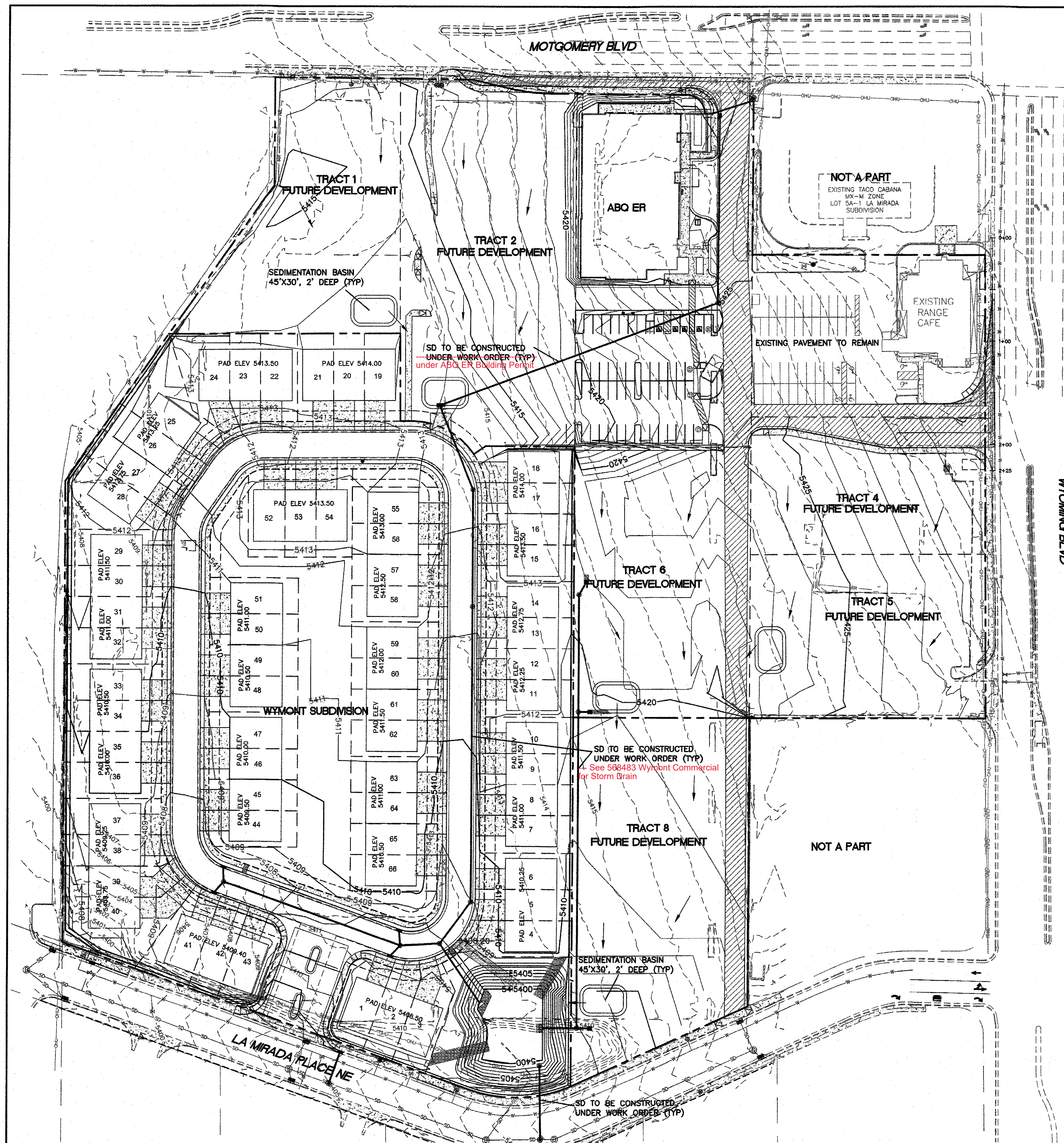
Plat for Wymont Subdivision Being Comprised of Lot 1-A-1, La Mirada Subdivision City of Albuquerque Bernalillo County, New Mexico December 2021

Parcel Name	Area (Acres)	Area (Sq. Ft.)
Lot 1	0.07581	3,264
Lot 2	0.06707	2,946
Lot 3	0.07064	3,023
Lot 4	0.0752	3,276
Lot 5	0.0692	2,978
Lot 6	0.0683	2,975
Lot 7	0.0711	3,095
Lot 8	0.0684	2,950
Lot 9	0.0683	2,950
Lot 10	0.0683	2,975
Lot 11	0.0711	3,095
Lot 12	0.0684	2,950
Lot 13	0.0684	2,950
Lot 14	0.0683	2,975
Lot 15	0.0683	2,975
Lot 16	0.0683	2,975
Lot 17	0.0683	2,975
Lot 18	0.0683	2,975
Lot 19	0.0683	2,975
Lot 20	0.0683	2,975
Lot 21	0.0683	2,975
Lot 22	0.0683	2,975
Lot 23	0.0683	2,975
Lot 24	0.0683	2,975
Lot 25	0.0683	2,975
Lot 26	0.0683	2,975
Lot 27	0.0683	2,975
Lot 28	0.0683	2,975
Lot 29	0.0683	2,975
Lot 30	0.0683	2,975
Lot 31	0.0683	2,975
Lot 32	0.0683	2,975
Lot 33	0.0683	2,975
Lot 34	0.0683	2,975
Lot 35	0.0683	2,975
Lot 36	0.0683	2,975

Parcel Name	Area (Acres)	Area (Sq. Ft.)
Lot 37	0.0763	3,325
Lot 38	0.0673	2,931
Lot 39	0.0733	3,191
Lot 40	0.1364	5,940
Lot 41	0.0825	3,595
Lot 42	0.0885	3,850
Lot 43	0.0758	3,303
Lot 44	0.0678	2,952
Lot 45	0.0685	2,950
Lot 46	0.0685	2,950
Lot 47	0.0683	2,975
Lot 48	0.0683	2,975
Lot 49	0.0685	2,950
Lot 50	0.0685	2,950
Lot 51	0.0683	2,975
Lot 52	0.0676	2,943
Lot 53	0.0685	2,950
Lot 54	0.0683	2,975
Lot 55	0.0682	2,970
Lot 56	0.0685	2,950
Lot 57	0.0685	2,950
Lot 58	0.0683	2,975
Lot 59	0.0683	2,975
Lot 60	0.0680	2,950
Lot 61	0.0685	2,950
Lot 62	0.0683	2,975
Lot 63	0.0683	2,975
Lot 64	0.0685	2,950
Lot 65	0.0685	2,950
Lot 66	0.0683	2,975
Tract A	0.0372	1,637
Tract B	0.0381	1,654
Tract C	0.0791	3,435
Tract D	1.5860	68,214

CSI-CARTESIAN SURVEYS INC.
P.O. BOX 4414, RIO RANCHO, N.M. 87174
Phone: (505) 896-3050 Fax: (505) 891-0244
wplanner@gmail.com

2022c-6



LEGEND

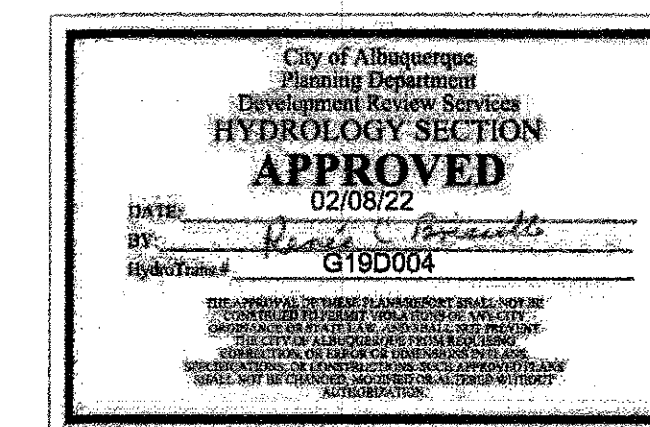
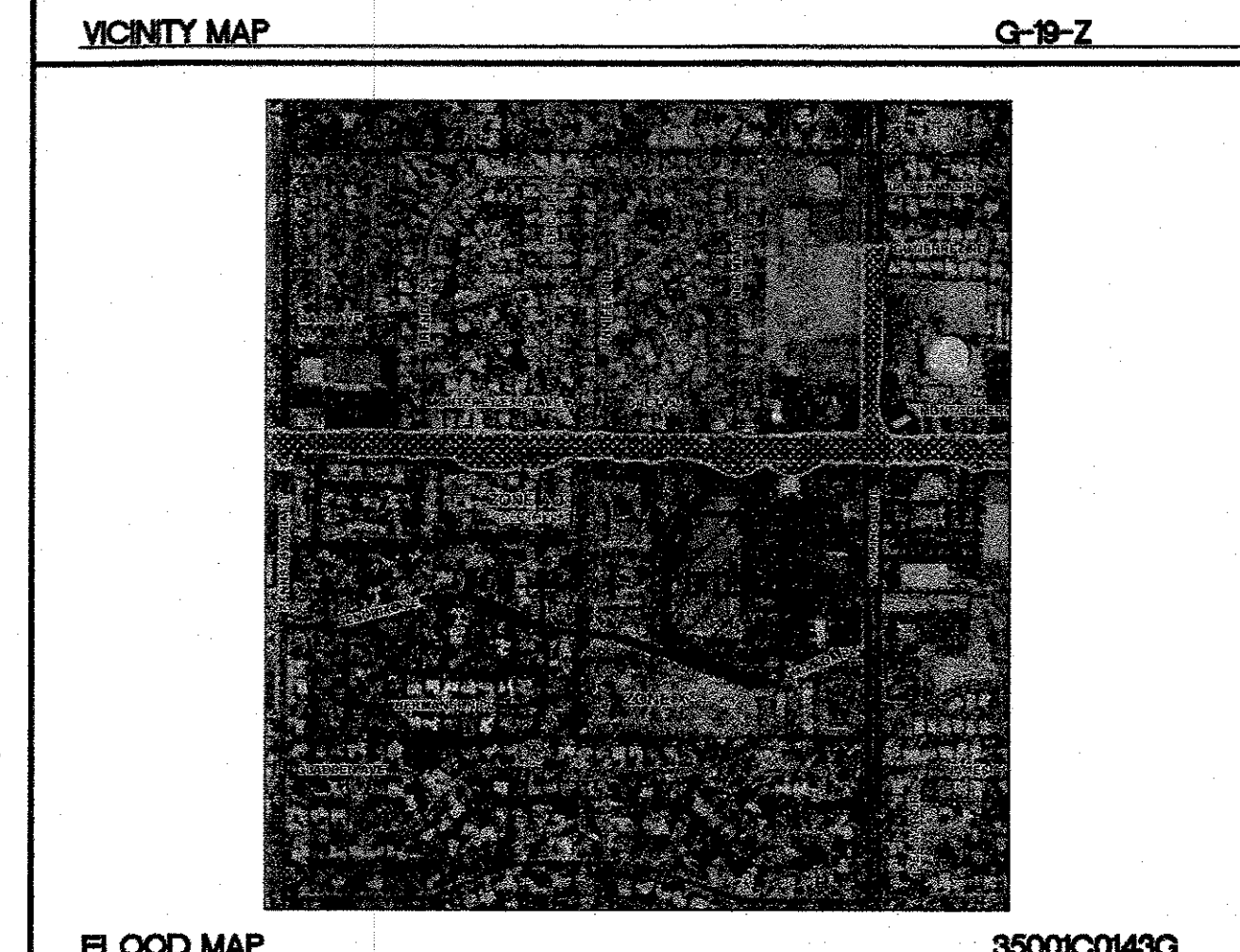
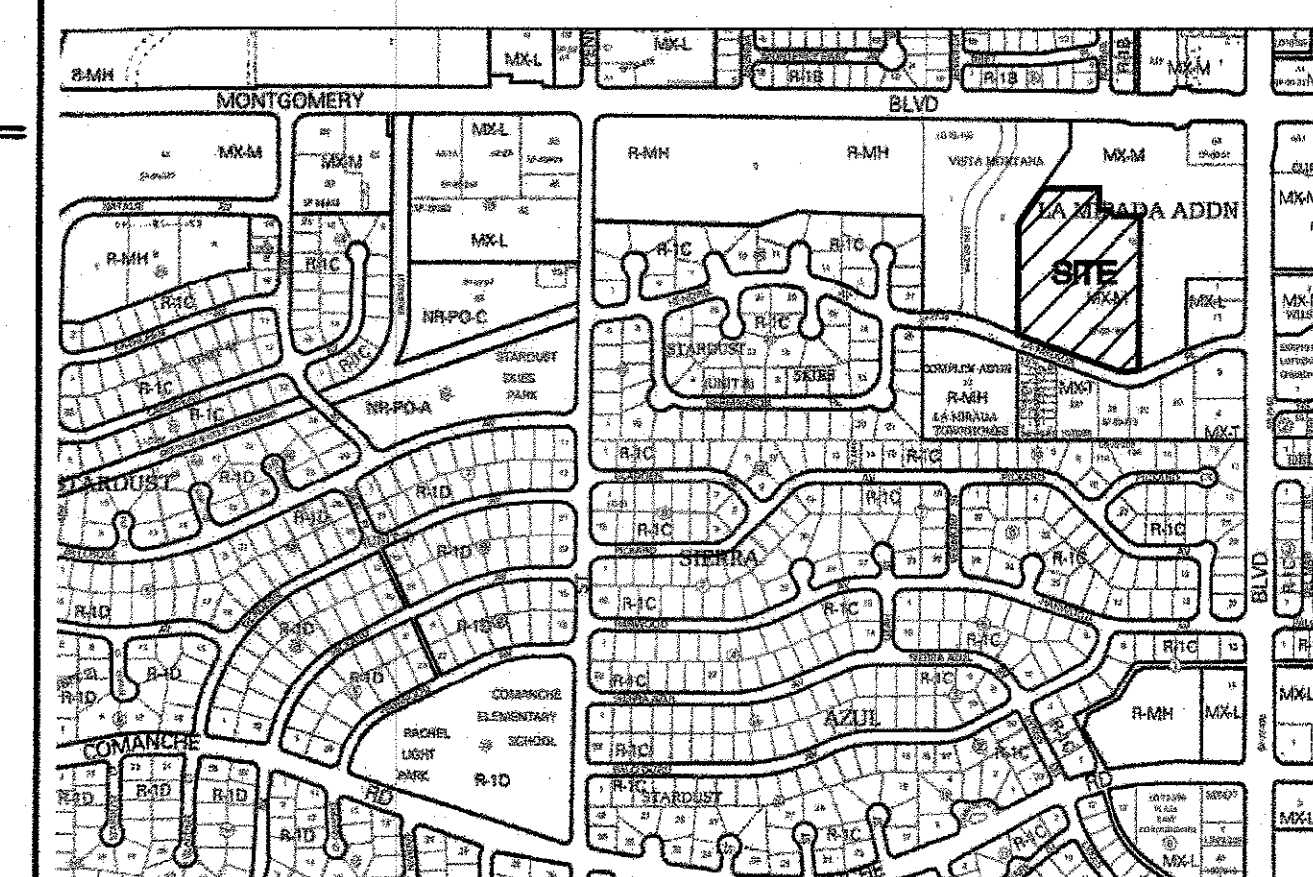
- CURB & GUTTER
- BOUNDARY LINE
- BUILDING
- PROPERTY LINE
- EXISTING CURB & GUTTER
- EXISTING WATERLINE
- EXISTING SAS
- RETAINING WALL
- PAVEMENT TO BE BUILT IN WORK ORDER

NOTICE TO CONTRACTORS

- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONNECTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
- BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
- WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

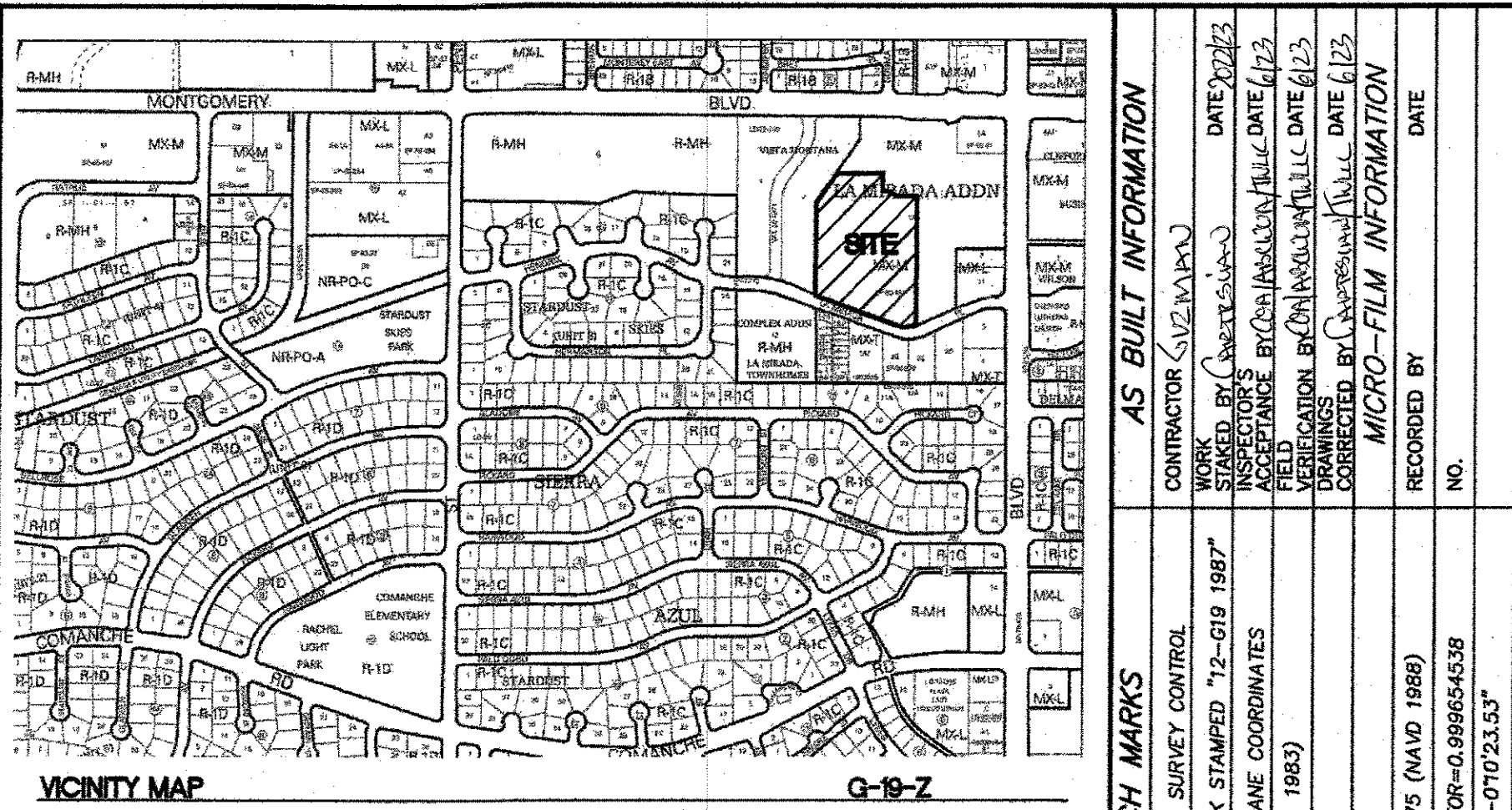
EROSION CONTROL NOTES

- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.
- ALL SLOPES NOT STABILIZED AT THE END OF THE PROJECT SHALL BE STABILIZED IN ACCORDANCE WITH COA SPECS OR 3" GRAVEL.



FOR REFERENCE ONLY

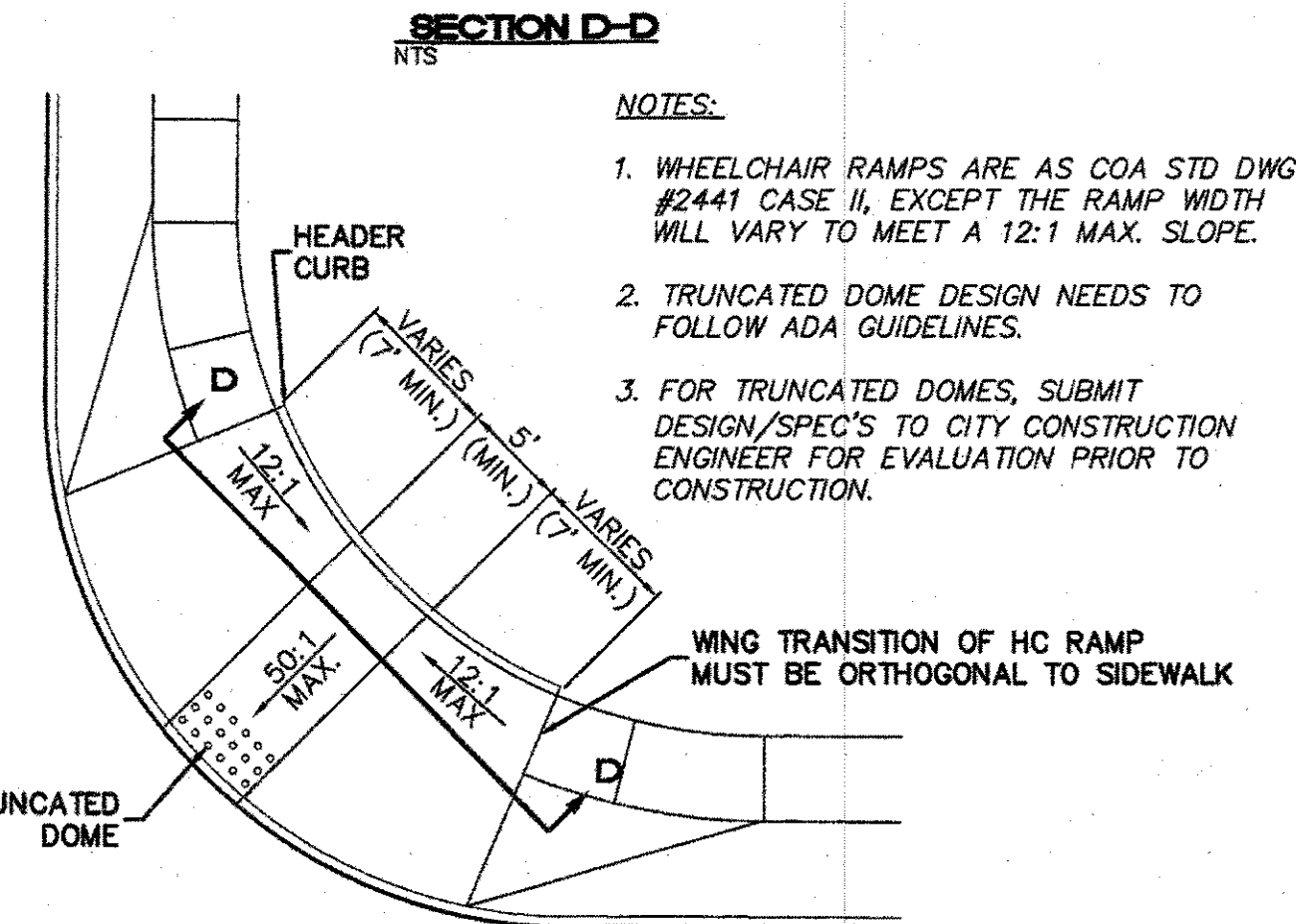
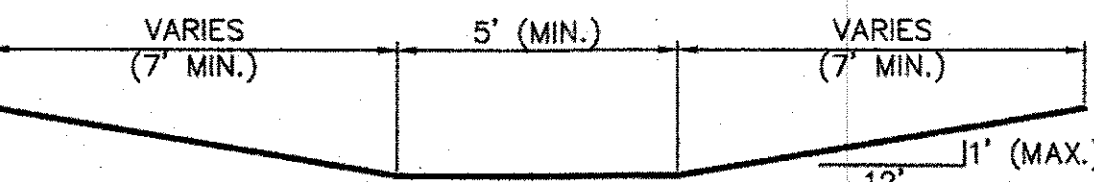
ENGINEER'S SEAL   2-7-2022 RONALD R. BOHANNAN P.E. #7868	THE WYMONT ALBUQUERQUE, NM INTERIM GRADING PLAN  TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com		DRAWN BY pm
			DATE 2-7-2022
			DRAWING
			SHEET # GR-INT
			JOB # 2021008



LEGAL DESCRIPTION:
LOT NUMBERED 1-A-1 OF LA MIRADA SUBDIVISION

SITE DATA
PROPOSED USAGE: RESIDENTIAL
LOT AREA: 661550 SF (15.19 ACRES)
ZONING: MX-M
BUILDING SETBACK:
FRONT: 20'
REAR: 15'
SIDE: 5' TYP, 10' FOR CORNER LOTS

PARKING REQUIRED: 136 SPACES (2 SPACES PER UNIT)
PARKING PROVIDED: 136 SPACES



WHEELCHAIR RAMP DETAIL (TYP.)

TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrowestllc.com

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **WYMONT PLACE SUBDIVISION
MASTER PAVING PLAN**

DESIGN REVIEW COMMITTEE
APPROVED
Mar. 31, 2022

CITY ENGINEER APPROVAL
APPROVED
May 26, 2022

CITY PROJECT NO. 568482

ZONE MAP NO. G-19-Z

SHEET 5 OF 22

LEGEND

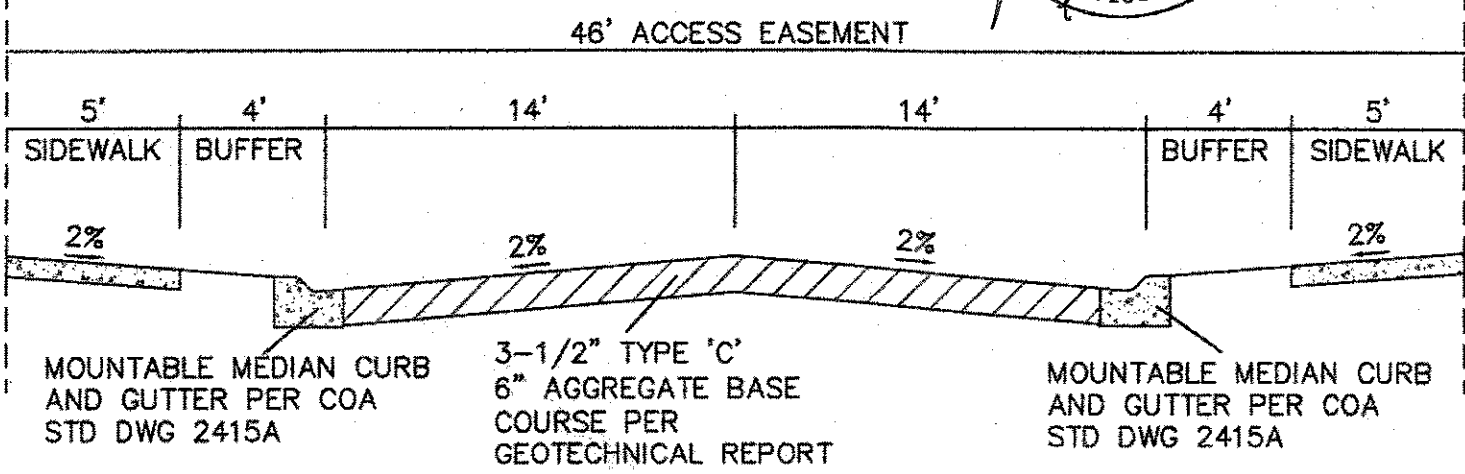
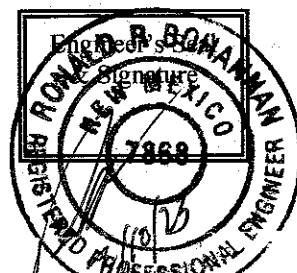
- CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- CENTERLINE
- RIGHT-OF-WAY
- BUILDING
- SIDEWALK
- EXISTING CURB & GUTTER
- EXISTING BOUNDARY LINE
- TRASH CART
- STREET LIGHT

KEYED NOTES

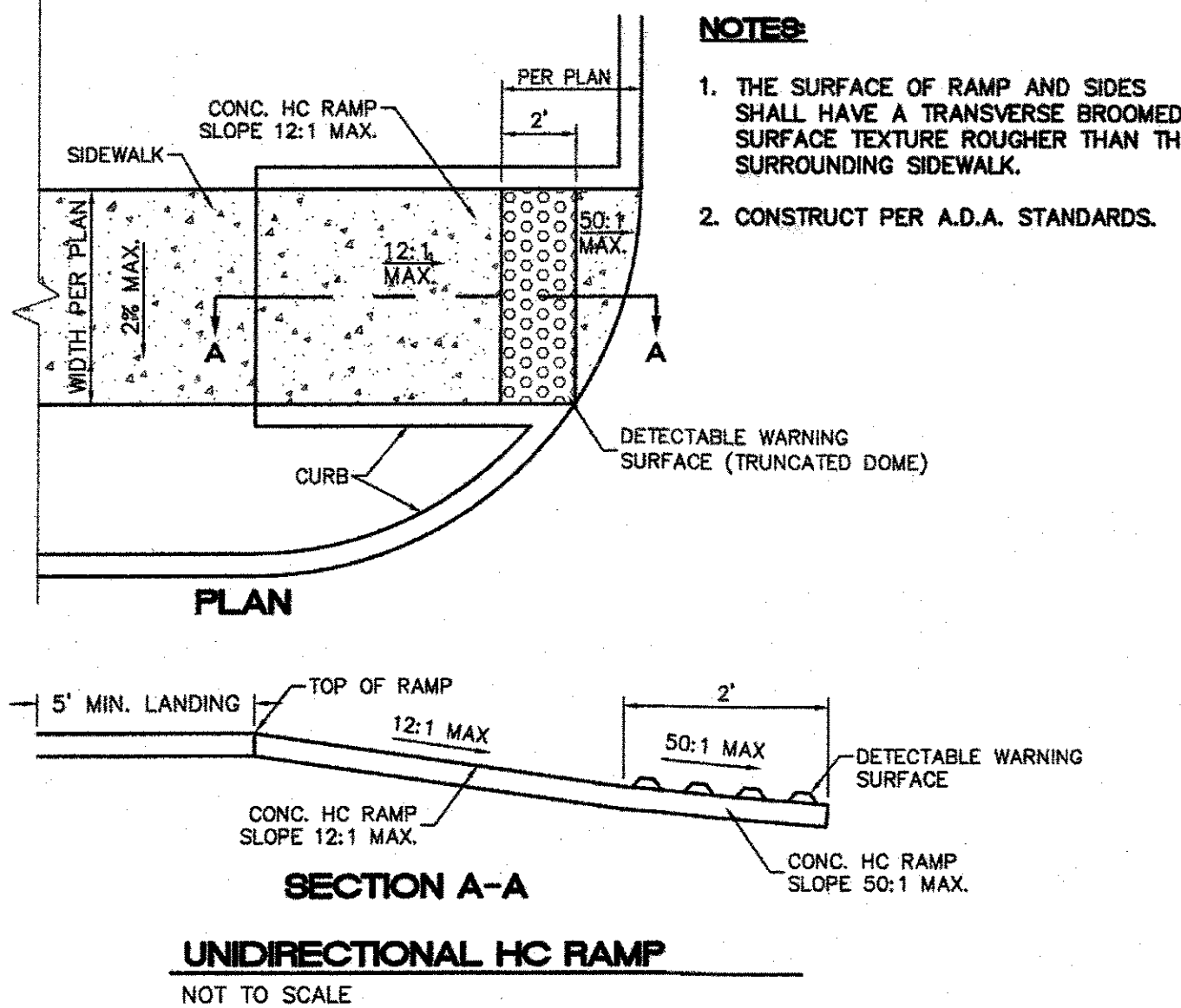
- ACCESSIBLE RAMP SEE DETAIL THIS SHEET
- 6" CURB AND GUTTER (TYP) PER COA STD DWG 2415A
- MOUNTABLE ROLLED CURB (TYP) PER COA STD DWG 2415B
- 5' SIDEWALK PER COA STD DWG 2430
- SIDEWALK CULVERT PER COA STD DWG 2236 - Not Constructed
- 20' CONCRETE PAD FOR EMERGENCY ACCESS
- 20' CURB OPENING FOR EMERGENCY ACCESS
- MOUNTABLE MEDIAN CURB PER COA STD DWG 2415A
- CONCRETE MEDIAN PAVING PER COA STD DWG 2408
- REMOVE AND DISPOSE 110 LF EXISTING CURB AND SIDEWALK
- 6" VALLEY GUTTER PER COA STD DWG 2415A
- REMOVE AND DISPOSE 36 LF CURB, SIDEWALK AND DRIVEWAY APRON REPLACE WITH NEW STANDARD CURB AND GUTTER PER COA STD DWG 2415A AND WITH 6" CONCRETE SIDEWALK PER COA STD DWG 2430

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPs number 18374.



SECTION A-A



UNIDIRECTIONAL HC RAMP

NOT TO SCALE

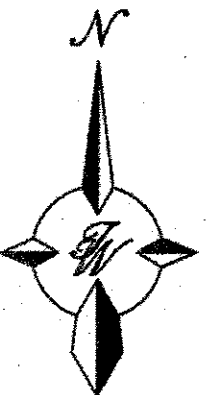
EXISTING 10' PUE
(12/23/2019, 2019C-137)
LOCATED ON LOT 5-A-1

15' PNM & CENTURYLINK
EASEMENT (12/23/2019,
2019C-137)
TO BE VACATED

EXISTING 10' PNM EASEMENT
(12/23/2019, 2019C-137)
TO BE VACATED

EXISTING 10' PUE
(12/23/2019, 2019C-137)
LOCATED ON LOT 5-A-1

EXISTING 7' UTILITY EASEMENT
(3/19/1974; C9-165), AMENDED BY
PLAT (3/20/1987; C18-32) ACROSS
THE EASTERLY 7' OF LOT 5-A-1



GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

LINE	BEARING	LENGTH
L1	S19°43'57"W	108.00
L2	S70°16'03"E	68.79
L4	N0°12'11"E	386.07
L6	S89°43'58"W	141.12
L9	S0°13'41"W	284.61
L11	S70°16'03"E	112.12

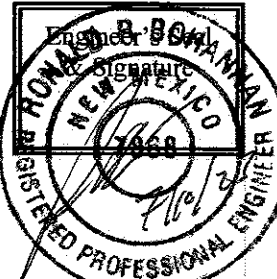
CURVE	DELTA	RADIUS	LENGTH
C1	109°31'46"	48.00	91.76
C2	90°24'42"	50.00	78.90
C3	54°26'47"	50.10	47.61
C4	35°00'00"	50.00	30.54
C5	70°29'44"	50.00	61.52

LEGEND

- CURB & GUTTER
- BOUNDARY LINE
- BUILDING
- EXISTING CURB & GUTTER

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



- KEYED NOTES**
- 1 ACCESSIBLE RAMP SEE DETAIL SHEET 5
 - 2 6" MOUNTABLE MEDIAN CURB (TYP) PER COA STD DWG 2415A
 - 3 DEPRESSED MEDIAN CURB PER COA STD DWG 2415A
 - 4 5' SIDEWALK PER CO STD DWG 2430
 - 5 6" VALLEY GUTTER PER COA STD DWG 2420
 - 6 ASPHALT PAVING PER SECTION ON SHEET 7
 - 9 PAINT MEDIAN NOSE YELLOW

QUARTER POINTS

C1	FL	ELEV.	C2	FL	ELEV.
A	5402.32		D	5406.90	
B	5402.60		E	5407.10	
C	5402.88		F	5407.30	

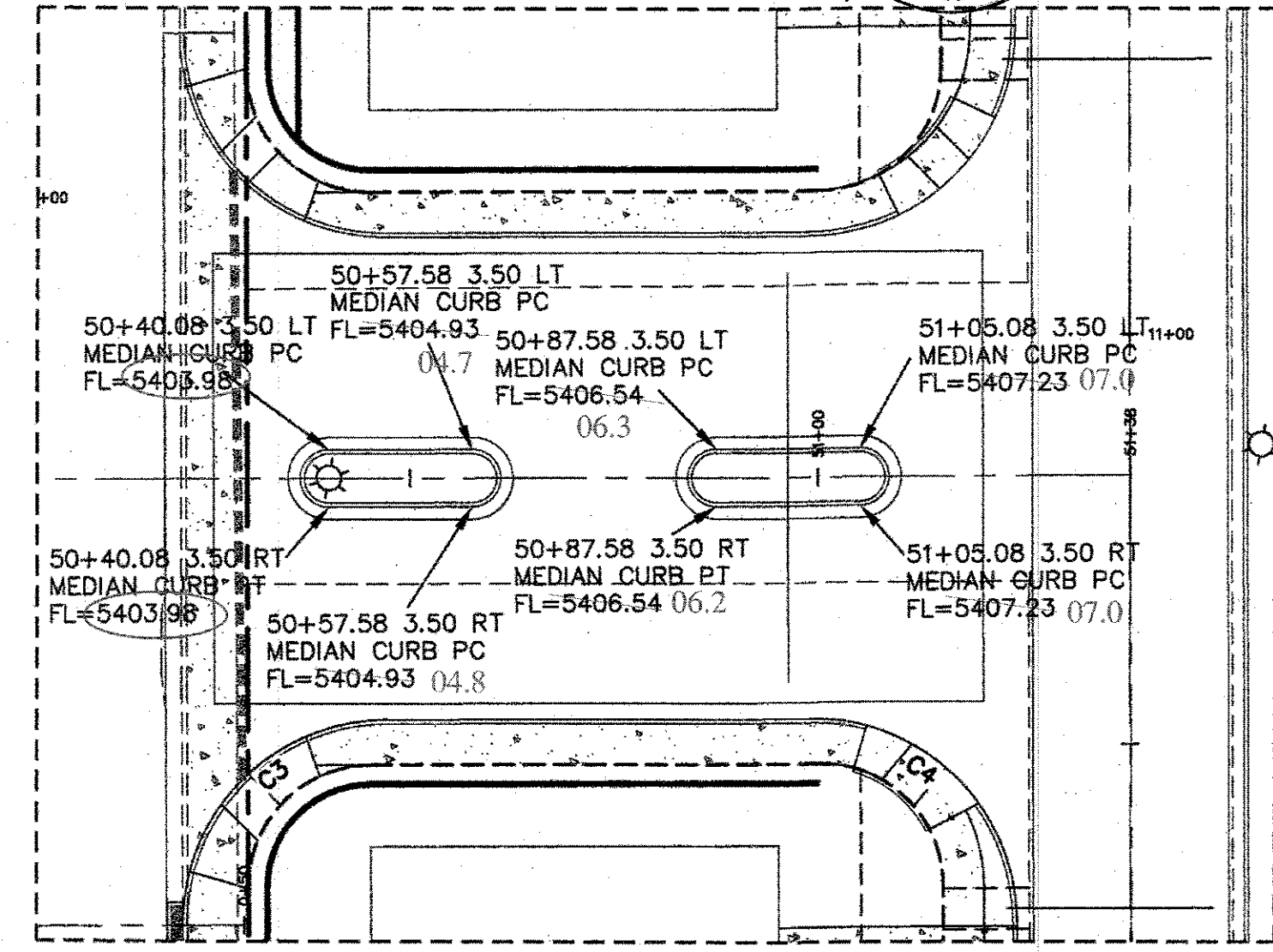
C3	FL	ELEV.	C4	FL	ELEV.
A	5404.87		D	5406.90	
B	5404.74		E	5407.10	
C	5404.62		F	5407.30	

CURVE TABLE

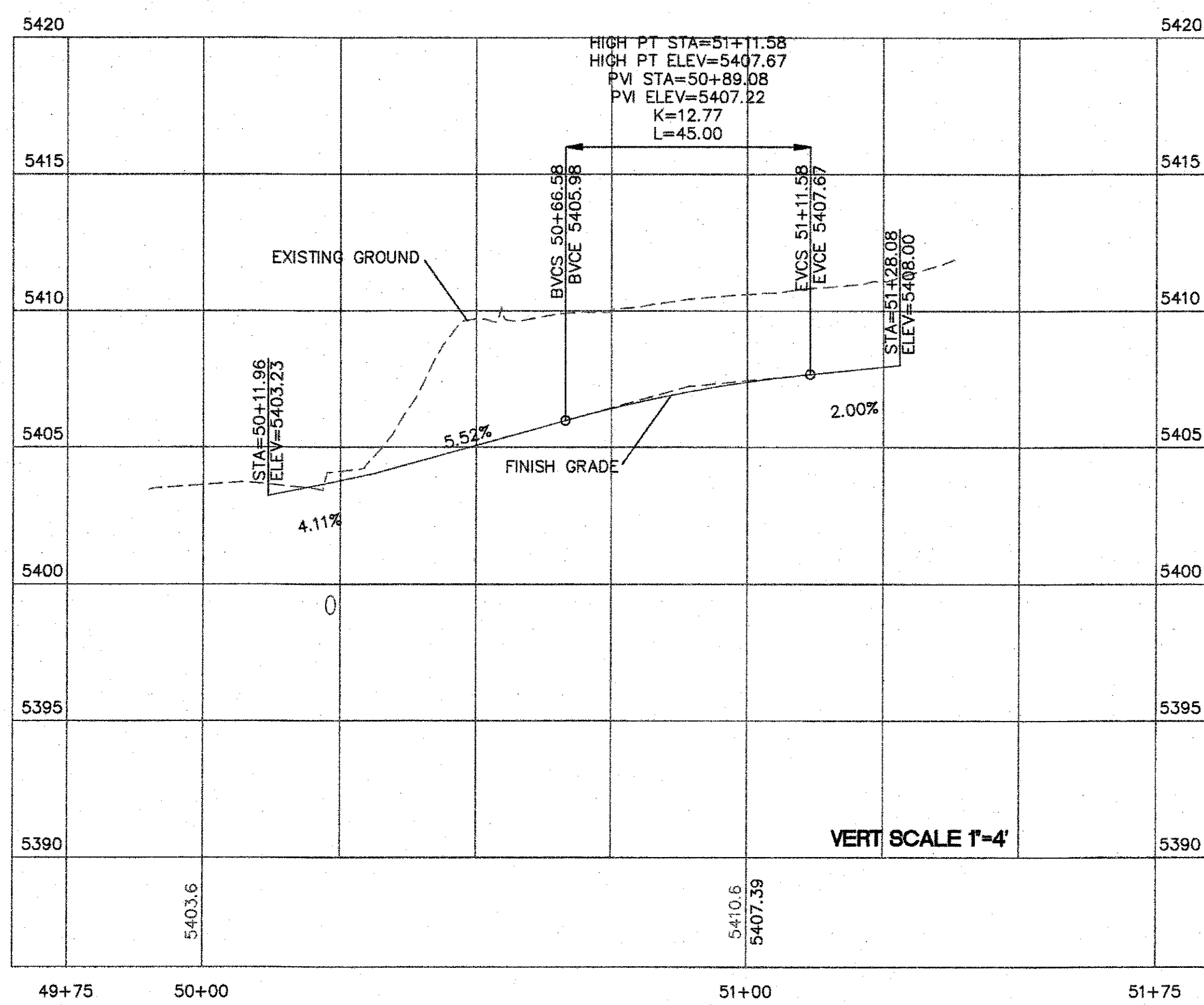
CURVE	DELTA	RADIUS	LENGTH
C1	89°55'09"	25.00	39.23
C2	90°00'00"	25.00	39.27
C3	90°00'00"	25.00	39.27
C4	90°04'51"	25.00	39.31

LINE TABLE

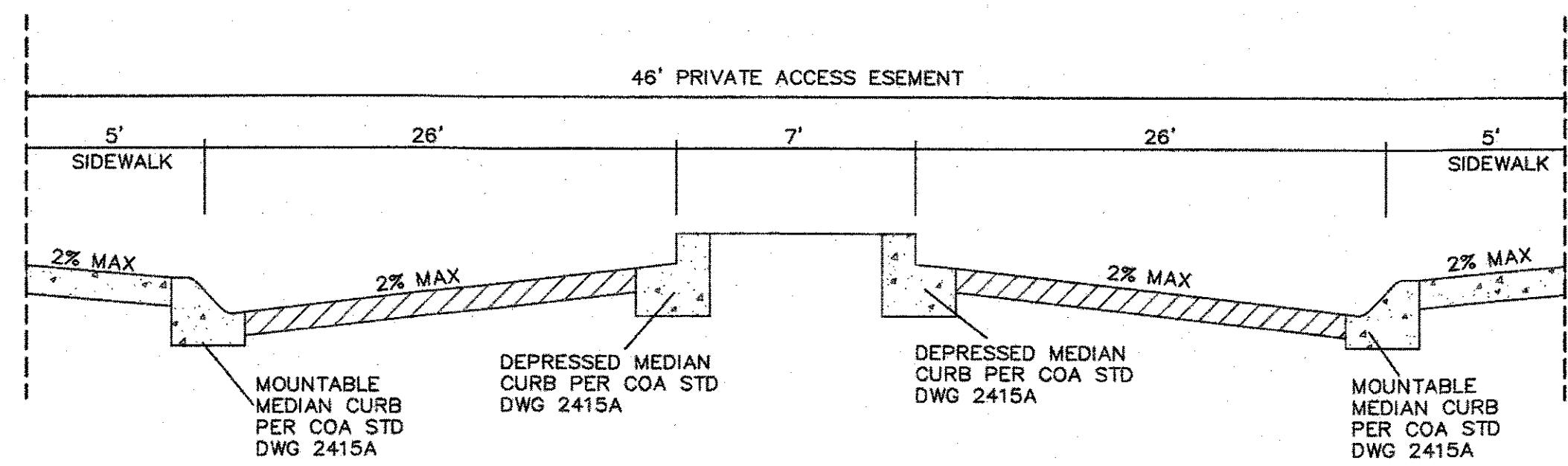
LINE	BEARING	LENGTH
L1	N19°43'57"E	138.08



DETAIL A

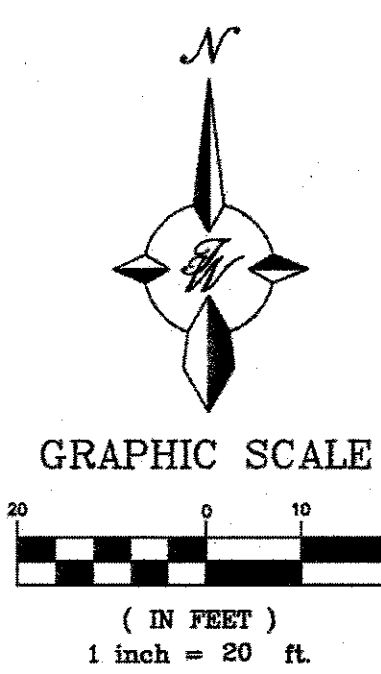


VERT SCALE 1"=4'



ENTRANCE ROAD SECTION

SEE SHEET 7 FOR PAVING SECTION



Certification

THE CHANGES SHOWN HEREON ARE BASED UPON A FIELD SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION AND REFLECT THE LOCATIONS (VERTICALLY AND HORIZONTALLY) TO THE BEST OF MY KNOWLEDGE AND BELIEF.

R. J. M.

CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrawestllc.com

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

**TITLE: WYMONT PLACE SUBDIVISION
WYMONT CIRCLE PLAN AND PROFILE**

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
APPROVED Mar. 31, 2022	APPROVED May 26, 2022		
DESIGN REVIEW COMMITTEE	CITY ENGINEER		

CITY PROJECT NO. 568482 ZONE MAP NO. G-19-Z SHEET 6 OF 22

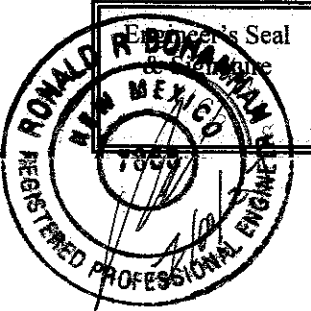
AS BUILT INFORMATION			BENCH MARKS			SURVEY INFORMATION			ENGINEER'S SEAL		
CONTRACTOR	DATE	NO.	CITY OF ALBUQUERQUE	DATE	NO.	NO.	BY	DATE	REMARKS	REVISIONS	DESIGN
STANDARD	DATE	NO.	NEW MEXICO STATE PLANE COORDINATES	DATE	NO.						
INSPECTOR	DATE	NO.	(CENTRAL ZONE-N.A.D. 1983)	DATE	NO.						
FIELD	DATE	NO.	E=1,497,804.45	DATE	NO.						
VERIFICATION	DATE	NO.	E=1,550,374.701	DATE	NO.						
CORRECTED BY	DATE	NO.	PUBLISHED EL=5406.575 (MAY 1988)	DATE	NO.						
MICRO-FILM INFORMATION			GROUND TO GRID FACTOR=0.99964538	DATE	NO.						
RECORDED BY	DATE	NO.	DELTA ALPHA ANGLE=-0°10'23.53"	DATE	NO.						

LEGEND

	MOUNTABLE CURB & GUTTER
	BOUNDARY LINE
	BUILDING
	EXISTING CURB & GUTTER

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



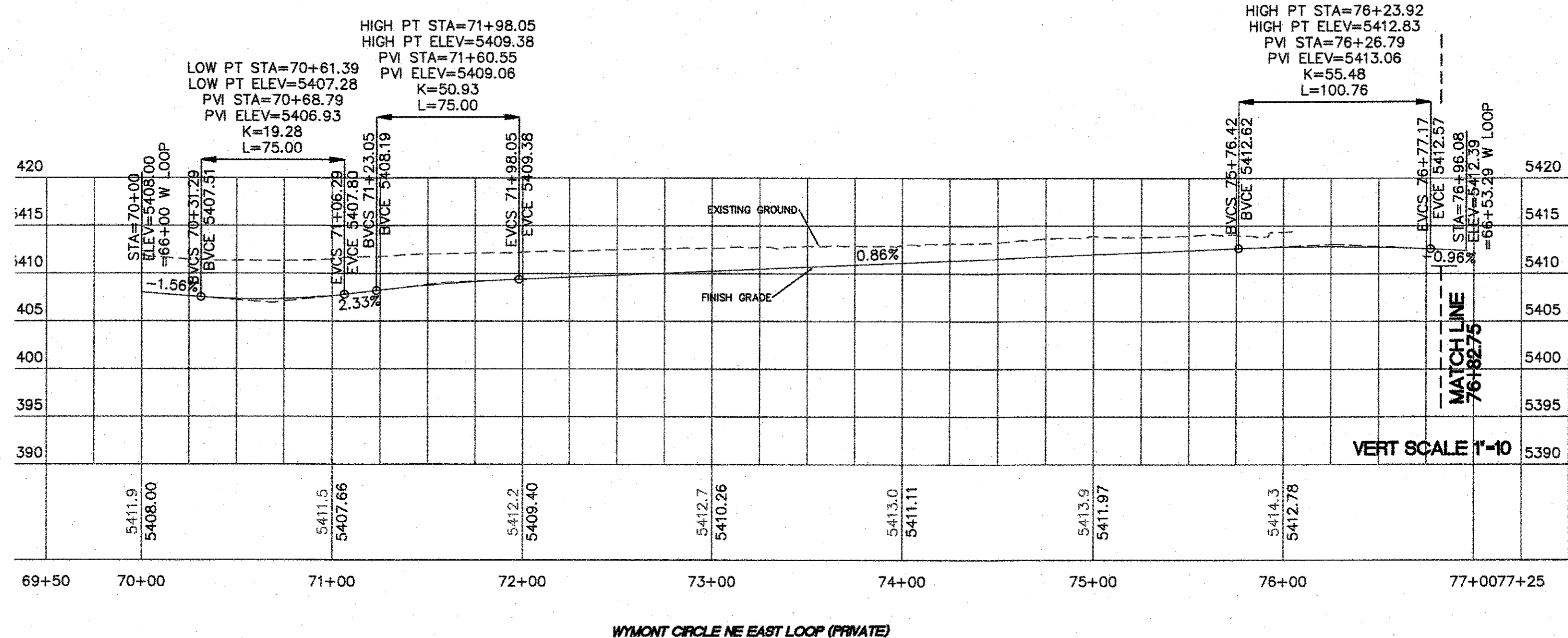
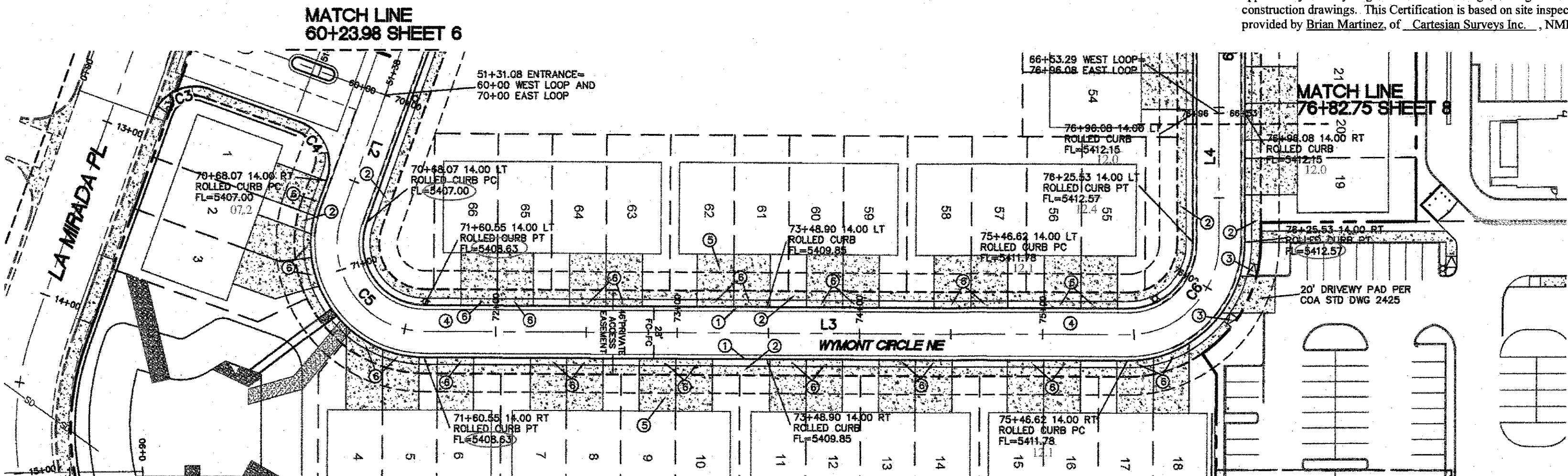
- KEYED NOTES
- 1 MOUNTABLE MEDIAN CURB (TYP) PER COA STD DWG 2415A
 - 2 5' SIDEWALK PER CO STD DWG 2430
 - 3 ACCESSIBLE RAMP SEE DETAIL SHEET 5
 - 4 ASPHALT PAVING PER SECTION BELOW
 - 5 DRIVEWAY PAD FOR INFORMATION ONLY, NOT A PART OF WORK ORDER (TYP)
 - 6 DRIVEWAY PER COA STD DWG 2425

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C5	109°31'46"	48.00	91.76
C6	90°24'42"	50.00	78.90

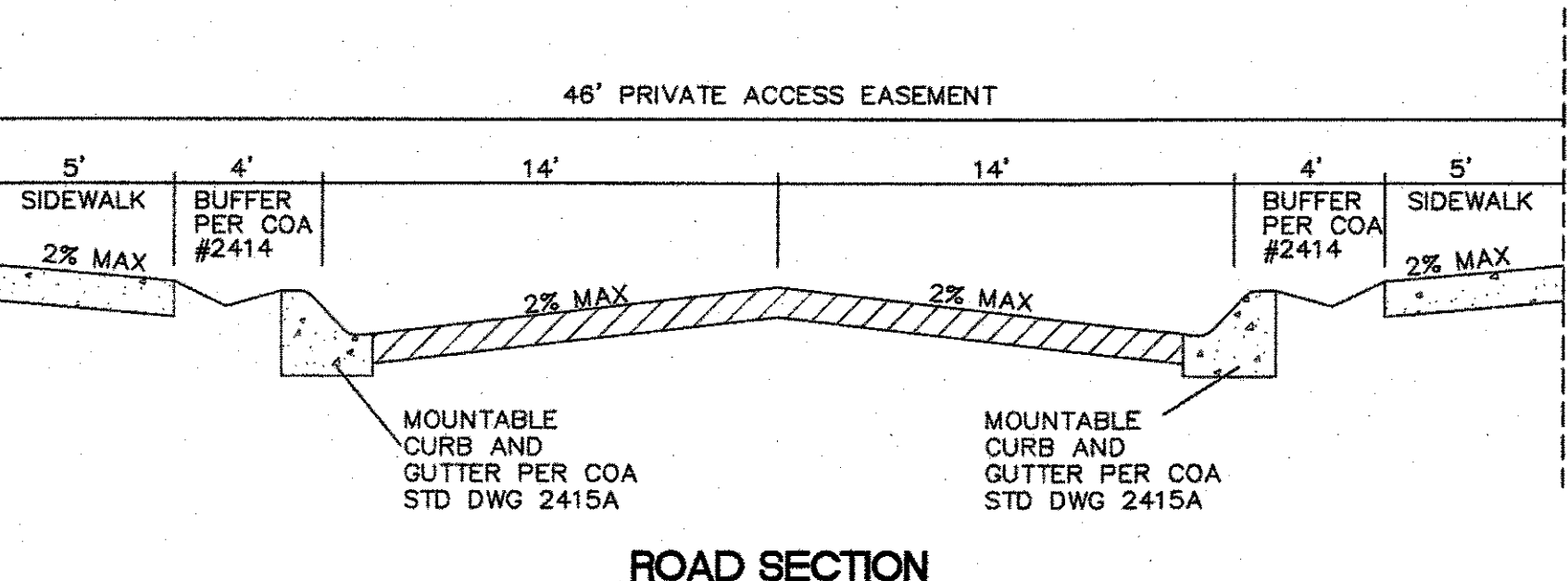
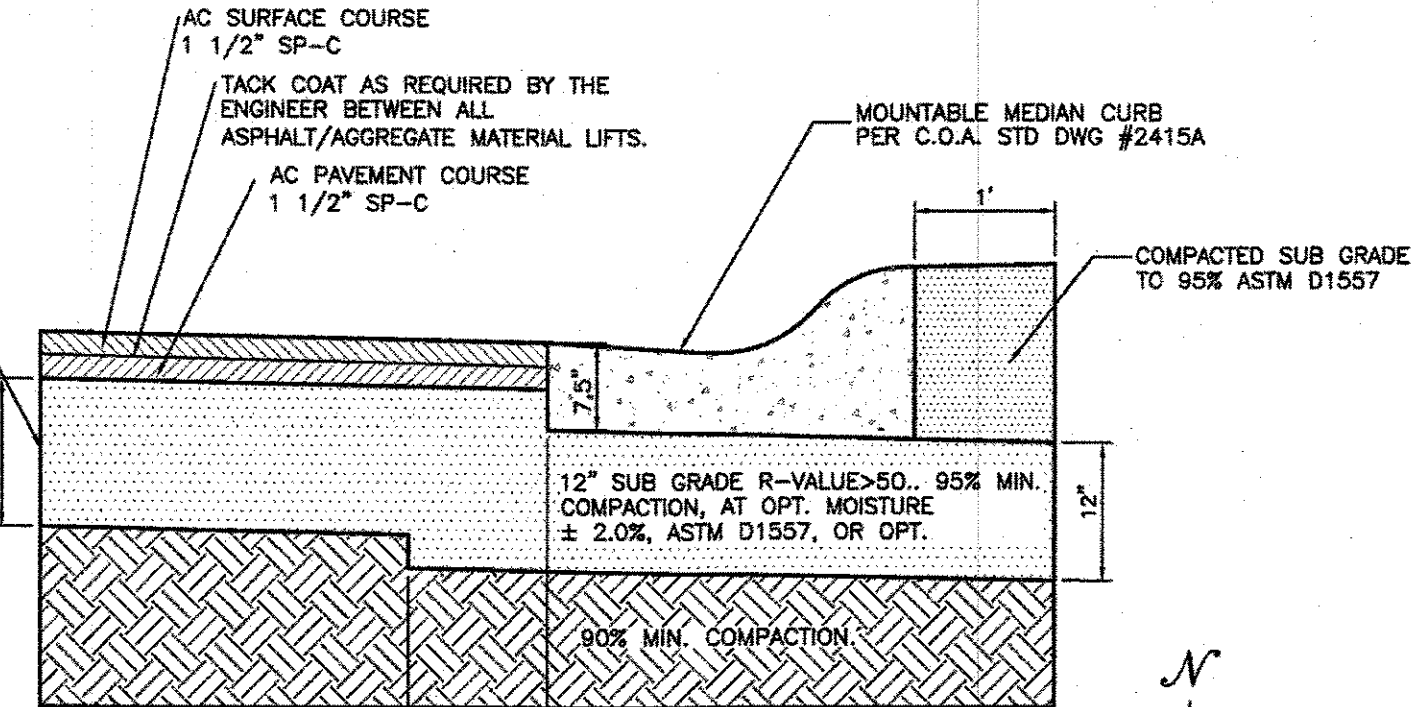
LINE TABLE

LINE	BEARING	LENGTH
L2	S70°16'03"E	68.79
L3	N0°12'11"E	386.07
L4	S89°43'58"W	70.56



FINISH SURFACE OF SUB GRADE SHALL BE MOISTURE CONTROLLED AT COMPACTION MOISTURE RANGE, OR PRIME COAT APPLIED AS REQUIRED BY THE ENGINEER UNTIL NEXT/FINAL SURFACE IS COMPLETED. SUB GRADE PREPARATION SHALL BE PERFORMED AFTER ALL SUBSURFACE R/W UTILITIES CONSTRUCTION IS COMPLETED.

1" SUBGRADE SOIL - R-VALUE>50. PLACED IN 2"-8" COMPACTED LIFTS. 95% MIN. COMPACTION, AT OPT. MOISTURE ± 2.0%, ASTM D1557, OR OPT. MOISTURE TO +4%, ASTM D698 FOR SOIL W/35% OR MORE MATERIAL PASSING THE NO. 200 SIEVE. SOIL NOT HAVING THE MIN. R-VALUE OF 50, SHALL BE REMOVED TO A DEPTH OF 2 FEET AND REPLACED BY THE CONTRACTOR WITH SUITABLE MATERIAL OR A PAVEMENT SHALL BE DESIGNED BY TIERRA WEST, LLC ACCOMMODATING THE EXISTING R-VALUE PER C.O.A. STANDARD SPECIFICATIONS.



Certification

THE CHANGES SHOWN HEREON ARE BASED UPON A FIELD SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION AND REFLECT THE LOCATIONS (VERTICALLY AND HORIZONTALLY) TO THE BEST OF MY KNOWLEDGE AND BELIEF.

R. Bohannon

CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrowestllc.com

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: WYMONT PLACE SUBDIVISION
WYMONT PLACE PLAN AND PROFILE

DESIGN REVIEW COMMITTEE: APPROVED Mar. 31, 2022
CITY ENGINEER APPROVAL: APPROVED May 26, 2022
CITY ENGINEER

CITY PROJECT NO. 568482
ZONE MAP NO. G-19-Z
SHEET 7 OF 22

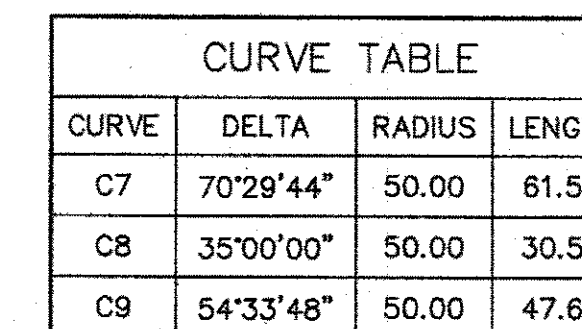
REVISIONS: DESIGN
DESIGNED BY: JN
DRAWN BY: pm
DRAWN NAME: 2021008-MU
CHECKED BY: RRB

DATE: Jan, 2022
DATE: Jan, 2022
JOB NO.: 2021008
DATE: Jan, 2022

_____ MOUNTABLE CURB & GUTTER
 - - - - - BOUNDARY LINE
 _____ BUILDING
 _____ EXISTING CURB & GUTTER



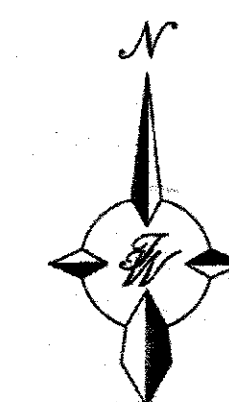
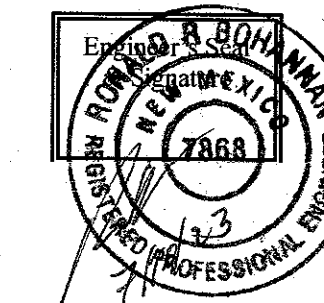
- ① MOUNTABLE ROLLED CURB (TYP) PER COA STD DWG 2415A
- ② 5' SIDEWALK PER CO STD DWG 2430
- ③ ACCESSIBLE RAMP SEE DETAIL SHEET 16
- ④ ASPHALT PAVING PER COA STD DWG 2406A
- ⑤ DRIVEWAY FOR INFORMATION ONLY, NOT A PART OF WORK ORDER (TYP)
- ⑥ DRIVEWAY PER COA STD DWG 2425



LINE TABLE		
LINE	BEARING	LENGTH
L5	N70°16'03"W	112.1
L7	N0°13'41"E	284.6
L8	N35°13'41"E	46.3
L9	N89°43'58"E	70.5

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

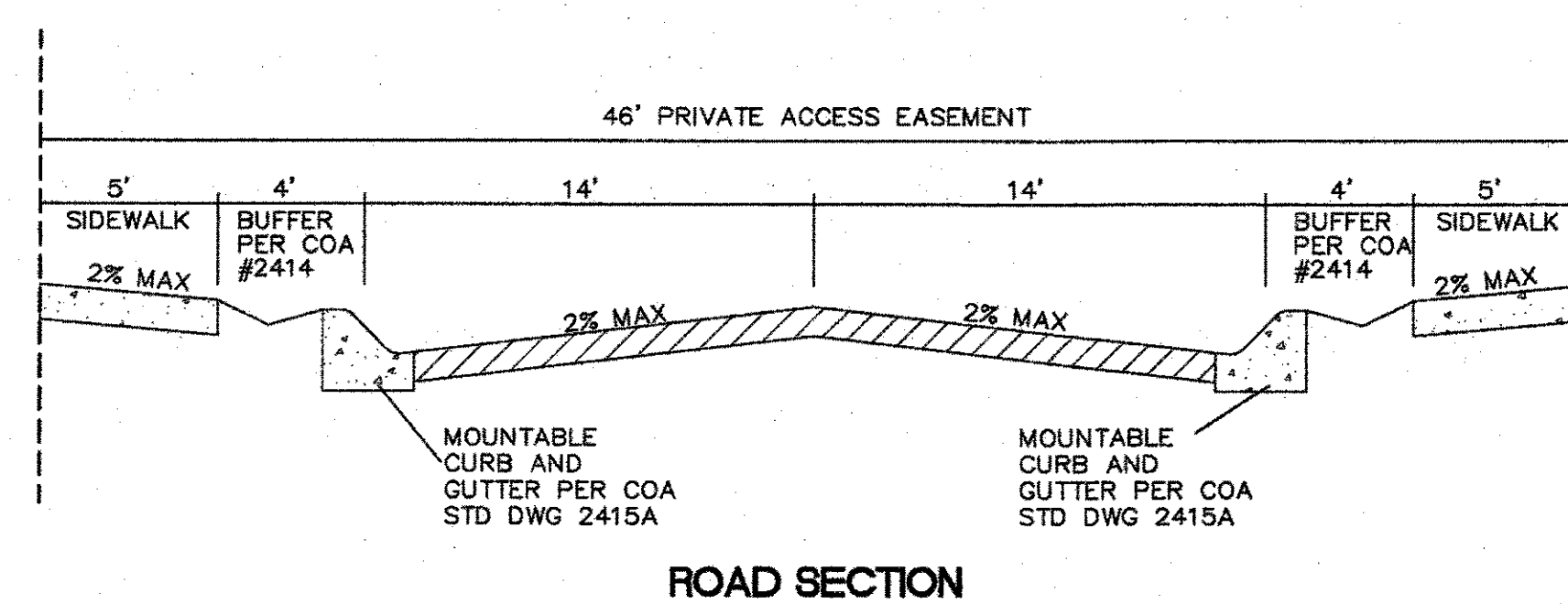
I, **Ronald R. Behanman**, of the firm of **Tierra West LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez**, of **Cartesian Surveys Inc.**, NMPS number **18374**



GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.



Certification

THE CHANGES SHOWN HEREON ARE BASED UPON
A FIELD SURVEY CONDUCTED BY ME OR UNDER
MY SUPERVISION AND REFLECT THE LOCATIONS
(VERTICALLY AND HORIZONTALLY) TO THE BEST
OF MY KNOWLEDGE AND BELIEF.

Enj Mg

CAUTION

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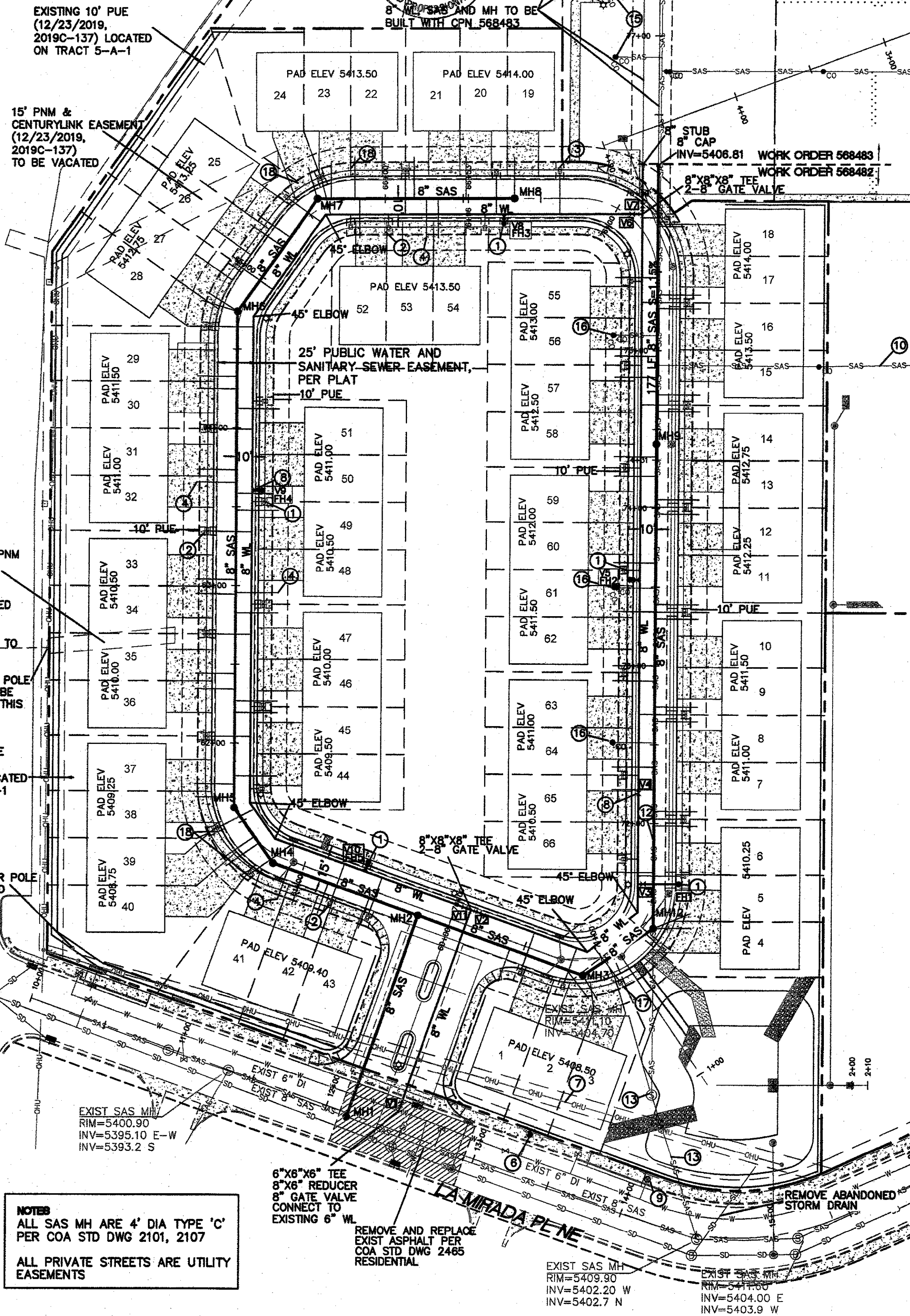
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **WYMONT PLACE SUBDIVISION**
WYMONT PLACE PLAN AND PROFILE

DESIGN REVIEW COMMITTEE		CITY ENGINEER APPROVAL		LAST DESIGN UPDATE	MO./DAY/YR.		MO./DAY/YR.	
APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE		APPROVED May 26, 2022 CITY ENGINEER						
CITY PROJECT NO.		ZONE MAP NO.		SHEET		OF		
568482		G-19-Z		8		22		

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



NOTES
ALL SAS MH ARE 4' DIA TYPE 'C' PER COA STD DWG 2101, 2107
ALL PRIVATE STREETS ARE UTILITY EASEMENTS

LEGEND

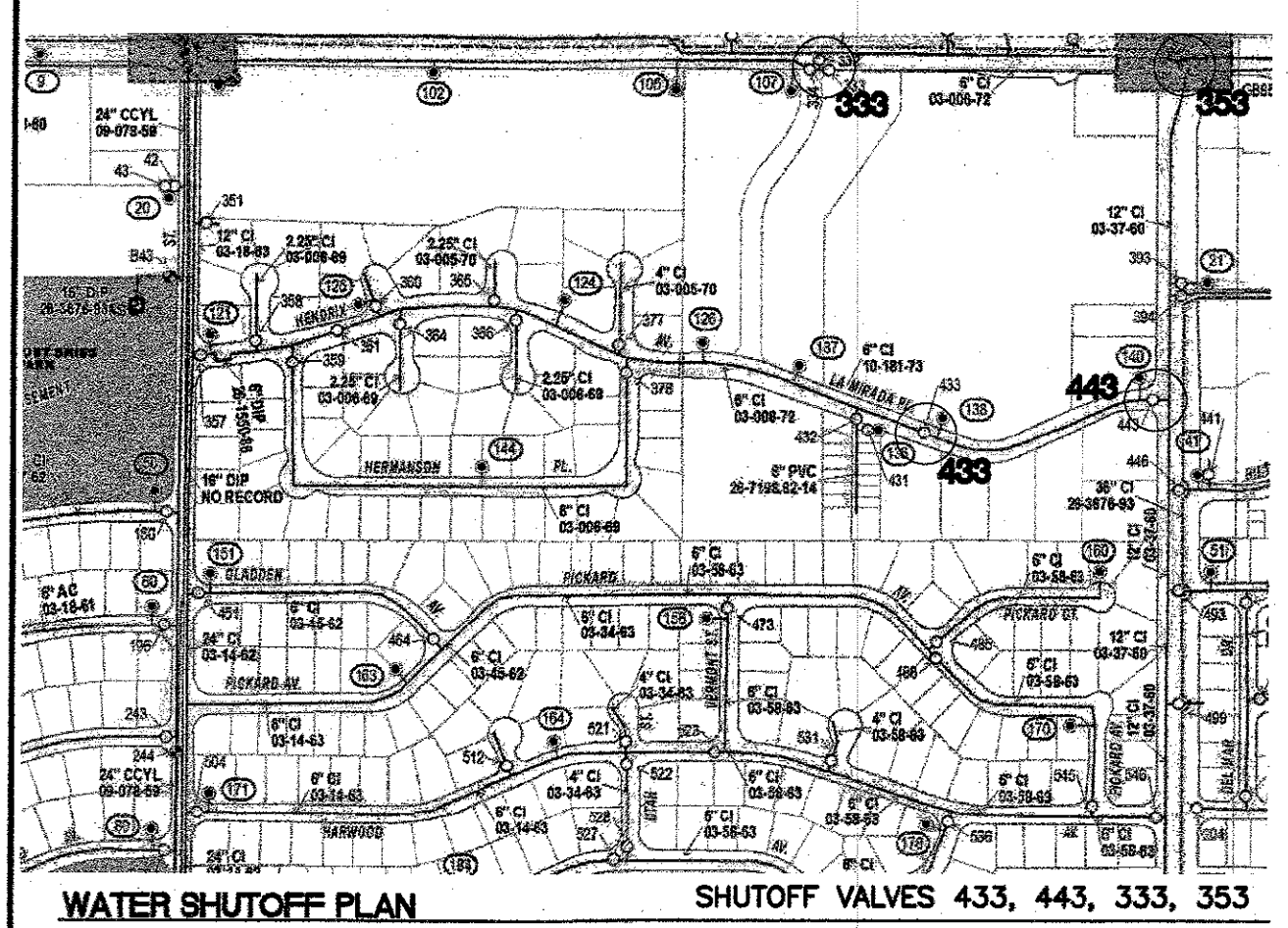
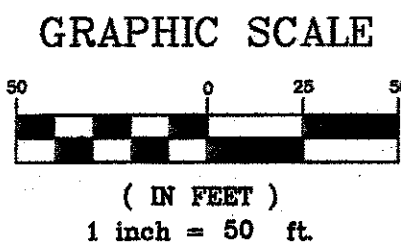
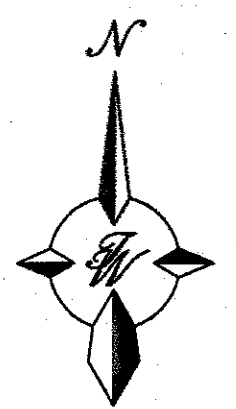
- CURB & GUTTER
- BOUNDARY LINE
- BUILDING
- EXISTING CURB & GUTTER
- 8" SAS
- 8" WL
- PROPOSED HYDRANT
- NEW SAS MH
- NEW WATER VALVE
- NEW SINGLE WATER METER
- NEW DOUBLE WATER METER
- EXISTING SAS MH
- EXISTING GATE VALVE
- EXISTING WATERLINE
- EXISTING SAS

KEYED NOTES

- 1 NEW FIRE HYDRANT PER COA STD DWG 2326, 2328, 2340 WITH 5' EASEMENT
- 2 DOUBLE 3/4" WATER METER (TYP) PER COA STD DWG 2366, 2368 WITH 5' EASEMENT
- 3 SINGLE 3/4" WATER METER (TYP) PER COA STD DWG 2366, 2368 WITH 5' EASEMENT
- 4 SAS SERVICE (TYP)
- 5 NOT USED
- 6 EXISTING FIRE HYDRANT
- 7 EXISTING OVERHEAD POWER LINE TO BE RELOCATED
- 8 8" GATE VALVE PER COA STD DWG 2326, 2328, 2461
- 9 EXISTING WATER METER
- 10 354 LF OF EXISTING SAS LINE TO BE REMOVED
- 11 NOT USED
- 12 REMOVE AND DISPOSE EXISTING PRIVATE SAS LINE
- 13 EXISTING PRIVATE SAS LINE TO BE ABANDONED IN PLACE AFTER THE NEW SAS LINE IS INSTALLED. FILL WITH SOIL CEMENT
- 14 REMOVE AND DISPOSE EXISTING SAS MH
- 15 EXISTING CLEANOUT TO BE ABANDONED IN PLACE
- 16 REMOVE AND DISPOSE EXISTING CLEANOUT
- 17 SINGLE 3/4" WATER METER/W TRAFFIC BEARING LIDDER COA STD DWG 2366, 2368 PER COA STD DWG 2366, 2369 WITH 5' EASEMENT
- 18 DOUBLE 3/4" WATER METER/W TRAFFIC BEARING LIDDER COA STD DWG 2366, 2368 PER COA STD DWG 2366, 2369 WITH 5' EASEMENT

SAS STRUCTURE TABLE

STRUCTURE	RIM	INV(IN)	INV(OUT)
MH1	5425.42	5395.70	5395.60
MH2	5408.00	5396.95	5396.85
MH3	5407.26	5398.38	5398.28
MH4	5406.77	5399.03	5398.93
MH5	5407.15	5400.50	5400.40
MH6	5411.51	5404.40	5404.36
MH7	5411.77	5405.44	5405.34
MH8	5412.71	---	5406.70
MH9	5411.26	5403.91	5403.81
MH10	5415.70	5408.72	5408.62
MH11	5414.30	---	5410.20
MH12	5408.32	5398.96	5398.86



THE CONTRACTOR SHALL COORDINATE WITH THE WATER AUTHORITY SEVEN (7) DAYS IN ADVANCE OF PERFORMING WORK THAT WILL AFFECT THE PUBLIC WATER OR SANITARY SEWER INFRASTRUCTURE. WORK REQUIRING SHUTOFF OF FACILITIES DESIGNATED AS MASTER PLAN FACILITIES MUST BE COORDINATED WITH THE WATER AUTHORITY 14 DAYS IN ADVANCE OF PERFORMING SUCH WORK. ONLY WATER AUTHORITY CREWS ARE AUTHORIZED TO OPERATE PUBLIC VALVES. SHUTOFF REQUESTS MUST BE MADE ONLINE AT [HTTP://ABCWUA.ORG/CONTENT/VIEW/FULL/729/](http://abcwua.org/content/view/full/729/).

GENERAL UTILITY NOTES:

1. ALL WATER AND SEWER UTILITY WORK TO BE DONE IN ACCORDANCE WITH COA STANDARDS AND SPECIFICATIONS LATEST EDITION.
2. 4' MINIMUM BURY REQUIRED FOR ALL UTILITIES UNLESS OTHERWISE NOTED.
3. REFERENCE PLUMBING PLANS FOR WATER LINE RISER LOCATIONS. BACKFLOW PREVENTOR LOCATED INSIDE BUILDING
4. CLEAN OUTS ARE TO BE BUILT PER UNIFORM PLUMBING CODE STANDARDS AT LOCATIONS INDICATED AND AT MID RUN IF LONGER THAN 100'
5. ALL PLUMBING PIPE MATERIAL TO BE USED PER UPC.
6. FIRE LINE AND DOMESTIC WATERLINE MUST HAVE BACKFLOW PREVENTORS PER UPC. TO BE PROVIDED IN THE BUILDING
7. ALL EX. SD INLETS AND MH'S SHALL HAVE CONCRETE COLLARS POURED AND BE ADJUSTED TO FINISHED GRADE.
8. ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
9. ALL UTILITY DISTANCES SHOWN ARE FOR REFERENCE ONLY.
10. PNM HAS NUMEROUS ELECTRIC FACILITIES AT THIS SITE CURRENTLY SERVING EXISTING CUSTOMERS. THE APPLICANT SHALL COORDINATE WITH PNM REGARDING THESE EXISTING FACILITIES. ANY RELOCATION, CHANGES OR REALIGNMENT OF EXISTING ELECTRIC UTILITIES WILL BE THE DEVELOPER EXPENSE. IN SOME CASES, RELOCATION OR CHANGES TO EXISTING FACILITIES MAY NOT BE FEASIBLE DUE TO PHYSICAL, USE OR SAFETY CLEARANCE CONSTRAINTS.
11. PNM WILL REVIEW ALL TECHNICAL NEEDS, ISSUES AND SAFETY CLEARANCES FOR ITS ELECTRIC POWER SYSTEMS. ANY EXISTING AND PROPOSED PUBLIC UTILITY EASEMENTS SHALL BE INDICATED ON THE SITE PLAN UTILITY SHEET PRIOR TO DRP REVIEW. PNM'S STANDARD FOR PUBLIC UTILITY EASEMENTS IS 10 FEET IN WIDTH TO ENSURE ADEQUATE, SAFE CLEARANCES.
12. SCREENING SHALL BE DESIGNED TO ALLOW FOR ACCESS TO UTILITY FACILITIES. IT IS NECESSARY TO PROVIDE ADEQUATE CLEARANCE OF TEN FEET SURROUNDING ALL GROUND-MOUNTED UTILITIES FOR SAFE OPERATION, MAINTENANCE AND REPAIR PURPOSES.
13. ALL WATER SERVICES TO BE MUNICIPAL

INSPECTION NOTE

CONTRACTOR SHALL CONSULT THE LOCAL BUILDING DEPARTMENT OFFICIALS FOR ANY PLAN REVIEW, PERMITTING REQUIREMENTS OR BUILDING CODE INSPECTIONS THAT MAY BE REQUIRED TO ENFORCE LOCAL, STATE OR NATIONAL BUILDING CODES PRIOR TO CONSTRUCTING IMPROVEMENTS

CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

AS BUILT INFORMATION CONTRACTOR: TIERRA WEST, LLC WORK STARTED: 12-01-1987 DATE: 06/23 FIELD: 06/23 CHECKED BY: 06/23 MICRO-FILM INFORMATION RECORDED BY: 06/23 NO.		BENCH MARKS CITY OF ALBUQUERQUE SURVEY CONTROL 3-1/4" ALUMINUM DISK STAMPED 12-619 1987 NEW MEXICO STATE PLANE COORDINATES (CENTRAL ZONE-N.A.D. 1983) N=1,697,804.45 E=1,550,374.701 PUBLISHED EL=5406.575 (MVD 1988) GROUND TO GRID FACTOR=0.99954538 DELTA ALPHA ANGLE=-07023.53"	
SURVEY INFORMATION FIELD NOTES NO. BY DATE		ENGINEER'S SEAL 3-18-22	
REMARKS REVISIONS DESIGN NO. DATE		DESIGNED BY: JN DATE: Jan, 2022 DRAWN BY: pm DATE: Jan, 2022 JOB NO.: 2021008 CHECKED BY: RRB DATE: Jan, 2022	
TITLE: WYMONT PLACE SUBDIVISION WYMONT CIRCLE UTILITY PLAN			
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 REVIEW COMMITTEE		CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER	
CITY PROJECT NO. 568482		ZONE MAP NO. G-19-Z SHEET 9 OF 22	

SAS SERVICE TABLE							
TRACT	#	STATION*	LF	INV,**	INV,***	NORTHING	EASTING
1	2	70+42	26	5397.89	5403.8		
2	1	70+90	25	5398.28	5403.9		
3	3	70+93	25	5398.28	5404.0		
4	4	71+43	25	5398.78	5404.9		
5	5	71+37	26	5398.94	5405.1		
6	6	71+98	26	5399.91	5406.0		
7	7	72+08	28	5400.07	5406.1		
8	8	72+65	26	5401.06	5407.2		
9	9	72+74	26	5401.22	5407.3		
10	10	73+30	26	5402.19	5408.3		
11	11	73+39	26	5402.35	5408.4		
12	12	74+96	26	5403.34	5408.0		
13	13	74+06	26	5403.50	5408.0		
14	14	74+62	26	5404.47	5407.7		
15	15	74+72	26	5404.56	5407.7		
16	16	75+27	26	5405.41	5408.3		
17	17	75+36	26	5405.54	5408.3		
18	18	75+69	25	5406.01	5408.8		
19	19	76+67	26	5406.70	5408.8		
20	20	66+52	26	5406.61	5408.8		
21	21	66.19	26	5406.06	5408.3		
22	22	65+81	23	5405.96	5408.2		
23	23	65+71	23	5405.47	5407.8		
24	24	65+61	21	5405.44	5407.9		
25	25	65+31	26	5405.10	5407.4		
26	26	65+23	26	5405.02	5407.3		
27	27	64+77	22	5404.46	5407.0		
28	28	64+73	23	5404.46	5407.0		
29	29	64+33	26	5403.99	5406.4		
30	30	64+25	26	5403.90	5406.3		
31	31	63+74	26	5403.32	5406.8		
32	32	63+66	26	5402.23	5406.7		
33	33	63+04	26	5402.53	5406.1		
34	34	62+95	26	5402.43	5406.0		
35	35	62+44	26	5401.86	5404.5		
36	36	62+34	26	5401.76	5404.4		
37	37	61+74	26	5401.00	5403.8		
38	38	61+68	26	5401.00	5403.7		
39	39	61+39	25	5399.89	5403.5		
40	40	61+36	25	5399.71	5403.6		
41	41	61+09	20	5397.87	5403.2		
42	42	60+99	20	5397.65	5403.3		
43	43	60+54	20	5396.67	5403.8		
44	44	61+79	26	5400.12	5404.0		
45	45	62+20	28	5401.58	5404.3		
46	46	62+27	26	5401.66	5404.3		
47	47	62+83	26	5402.30	5404.9		
48	48	62+96	26	5402.44	5405.0		
49	49	63+48	26	5403.03	5405.5		
50	50	63+54	26	5403.15	5405.6		
51	51	61+12	26	5403.76	5406.2		
52	52	65+84	26	5405.71	5407.9		
53	53	66+27	26	5406.14	5408.3		
54	54	66+34	26	5406.21	5408.4		
55	55	75+56	26	5405.71	5408.5		
56	56	74+96	26	5404.94	5407.9		
57	57	74+83	26	5404.92	5407.8		
58	58	74+33	26	5403.94	5407.3		
59	59	74+20	26	5403.73	5407.2		
60	60	73+65	26	5402.78	5406.7		
61	61	73+35	26	5402.62	5406.6		
62	62	73+00	26	5401.66	5406.0		
63	63	72+91	26	5401.49	5405.9		
64	64	72+36	26	5400.55	5405.3		
65	65	72+22	26	5399.79	5405.2		
66	66	71+69	26	5399.21	5404.7		

* STATION AT END OF SERVICE LINE
** INV AT SEWER MAIN
*** INV AT END OF SERVICE LINE

WL SERVICE TABLE					
TRACT	#	STATION	SERVICE	NORTHING	EASTING
	1	70+52.9	SINGLE	1502628.0	1550313.0
	2	70+74.1	SINGLE	1502619.0	1550339.3
	3	71+05.0	SINGLE	1502623.4	1550372.3
	4	71+29.8	SINGLE	1502645.3	1550400.5
	5	71+66.8	SINGLE	1502689.8	1550412.7
6&7		72+02.9	DOUBLE	1502724.9	1550412.9
8&9		72+69.3	DOUBLE	1502791.8	1550431.2
10&11		73+34.3	DOUBLE	1502857.0	1550413.5
12&13		74+00.8	DOUBLE	1502923.1	1550413.6
14&15		74+65.8	DOUBLE	1502988.0	1550414.0
16&17		75+30.8	DOUBLE	1503052.8	1550414.1
18		75+77.2	SINGLE	1503110.8	1550400.5
19		76+37.9	SINGLE	1503136.2	1550334.5
20		76+78.3	SINGLE	1503136.0	1550294.3
21&22		66+12.8	DOUBLE	1503135.7	1550236.6
23&24		66+64.8	DOUBLE	1503131.1	1550182.8
25		65+46.5	SINGLE	1503118.9	1550162.4
26&27		67+97.2	DOUBLE	1503076.7	1550130.3
28&29		64+62.8	DOUBLE	1503036.4	1550113.3
30&31		63+99.3	DOUBLE	1502972.1	1550112.7
32&33		63+34.3	DOUBLE	1502907.1	1550112.5
34&35		62+39.3	DOUBLE	1502842.3	1550112.2
36&37		62+04.3	DOUBLE	1502777.9	1550112.0
38&39		61+52.1	DOUBLE	1502718.6	1550119.7
40&41		61+25.3	DOUBLE	1502691.9	1550140.3
42		60+76.1	SINGLE	1502671.1	1550190.1
43		60+50.8	SINGLE	1502662.6	1550213.8
44		61+70.4	SINGLE	1502744.7	1550145.3
45&46		62+23.4	DOUBLE	1502796.7	1550145.4
47&48		62+88.4	DOUBLE	1502861.6	1550145.7
49&50		63+53.4	DOUBLE	1502926.6	1550146.0
51		64+77.3	SINGLE	1502990.6	1550146.2
52		65+75.7	SINGLE	1503101.9	1550205.1
53		66+02.2	SINGLE	1503102.4	1550225.6
54		76+85.6	SINGLE	1503102.3	1550287.3
55		75+44.0	SINGLE	1503066.5	1550380.6
56&57		74+90.7	DOUBLE	1503015.2	1550380.5
58&59		74+25.7	DOUBLE	1502948.5	1550380.4
60&61		73+60.7	DOUBLE	1502883.3	1550380.1
62&63		72+95.7	DOUBLE	1502819.0	1550379.8
64&65		72+30.7	DOUBLE	1502754.0	1550379.6
66		71+77.5	SINGLE	1502700.5	1550379.4

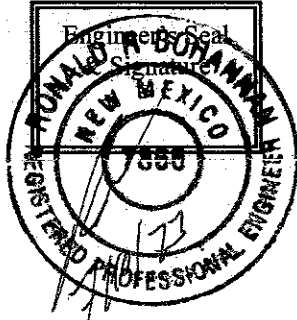
<u>GATE VALVE TABLE</u>				
GV	SIZE	NORTHING	EASTING	ELEV
V1	8"	1502543.8	1550235.8	5403.9
V2	8"	1502666.2	1550284.8	5407.6
V3	8"	1502684.6	1550388.5	5408.8
V4	8"	1502741.6	1550386.1	5409.3
V5	6"	1502877.2	1550384.8	5410.3
V6	8"	1503111.0	1550385.9	5412.6
V7	8"	1503113.8	1550389.1	5412.5
V8	6"	1503106.8	1550299.1	5412.1
V9	6"	1502933.5	1550141.1	5409.9
V10	6"	1502694.3	1550122.9	5407.0
V11	8"	1502669.8	1550275.0	5407.7

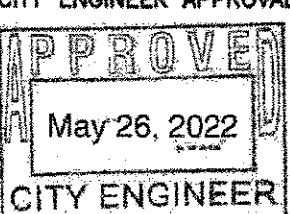
HYDRANT TABLE

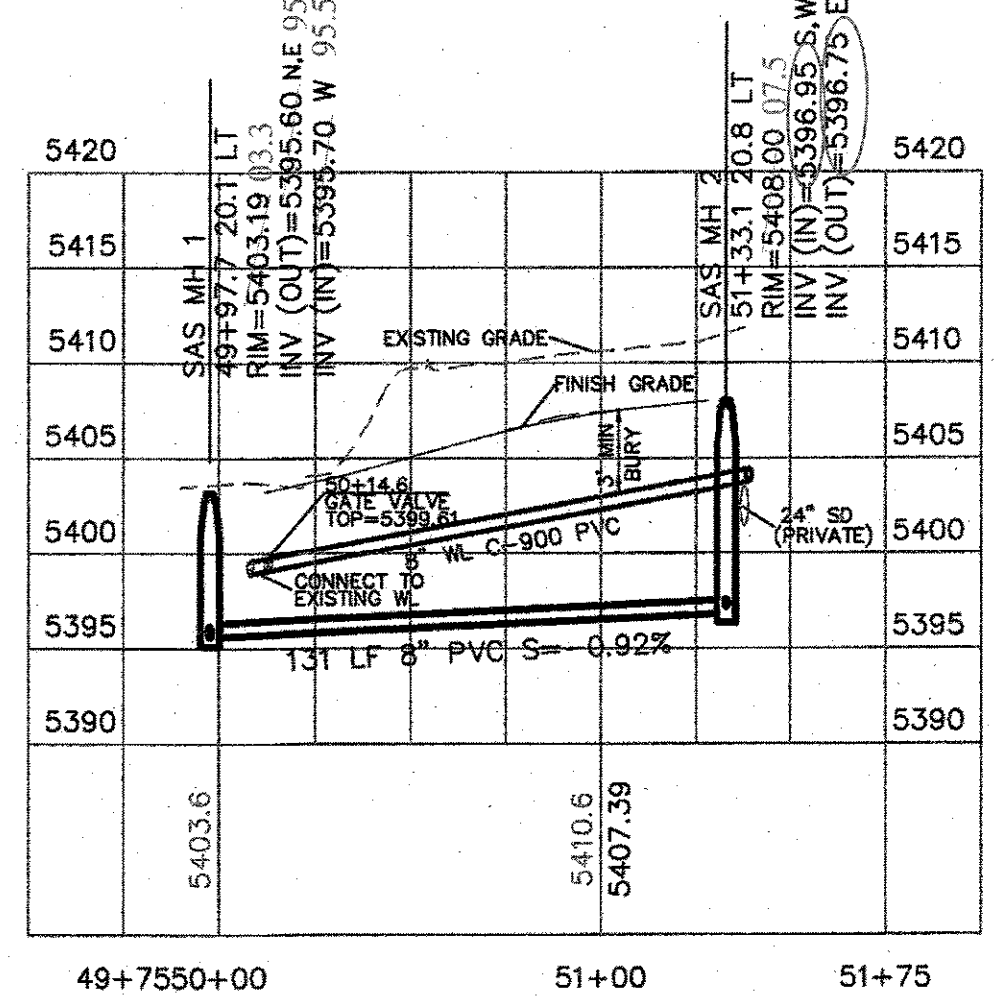
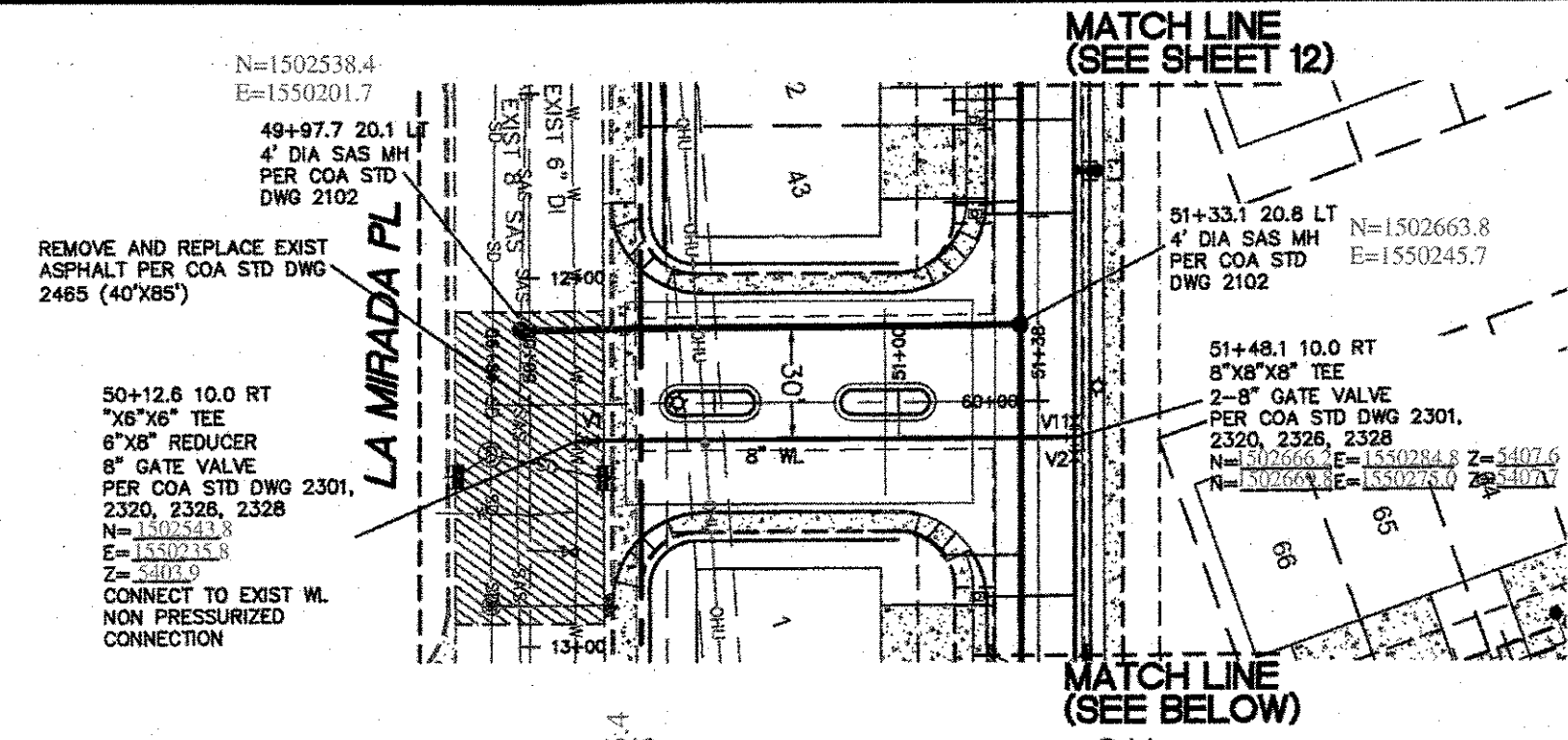
HYDRANT	NORTHING	EASTING	ELEV
FH1	1502684.5	1550412.2	5409.6
FH2	1502877.4	1550380.6	5411.2
FH3	1503103.0	1550299.0	5412.9
FH4	1502933.7	1550145.4	5409.9
FH5	1502697.8	1550214.2	5408.4

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, **Ronald R. Bohannon**, of the firm of **Tierra West LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374**

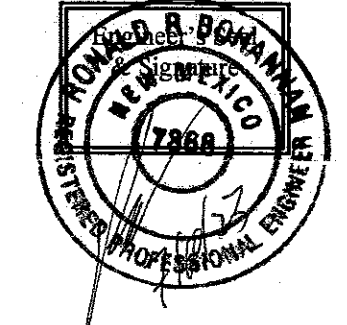


		TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com		NO.		DATE		DESIGNED BY:		DRAWN BY:		DRAWN NAME:		CHECKED BY:	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP															
TITLE: WYOMONT PLACE SUBDIVISION WATER METER AND SEWER SERVICE TABLES															
DESIGN REVIEW COMMITTEE 				CITY ENGINEER APPROVAL 				DESIGN UPDATE LAST		MO./DAY/YR.		MO./DAY/YR.			
CITY PROJECT NO. 568482				ZONE MAP NO. G-19-Z				SHEET 10		OF 22					



CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374.



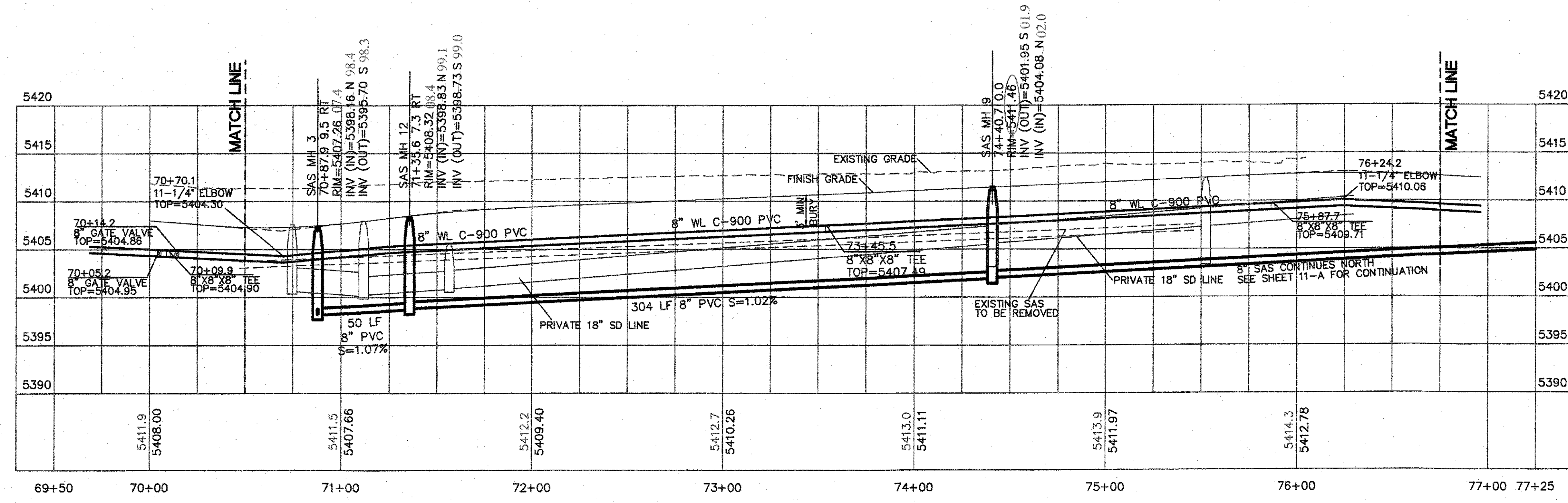
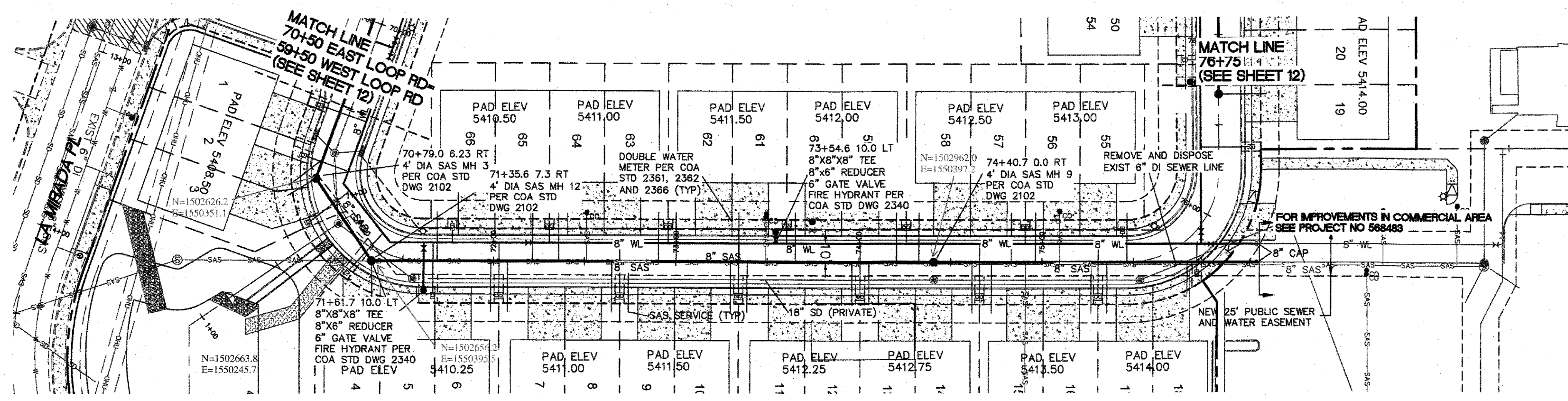
LEGEND

---	CURB & GUTTER
---	BOUNDARY LINE
---	BUILDING
---	EXISTING CURB & GUTTER
---	8" SAS
---	8" WL
---	PROPOSED HYDRANT
---	NEW SAS MH
---	NEW WATER VALVE
---	NEW SINGLE WATER METER
---	NEW DOUBLE WATER METER
---	EXISTING SAS MH
---	EXISTING GATE VALVE
---	EXISTING WATERLINE
---	EXISTING SAS

NOTES

ALL SAS MH ARE 4' DIA TYPE 'C' PER COA STD DWG 2101, 2107

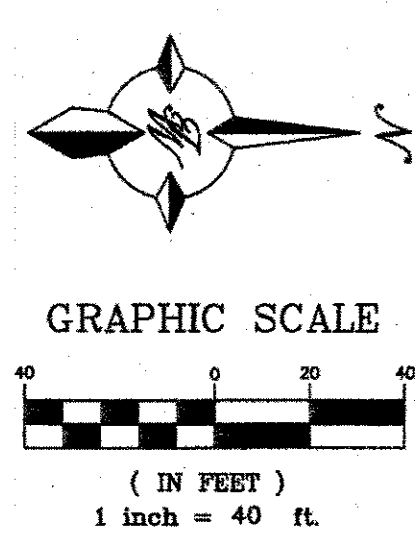
ALL WATER SERVICES TO BE MUNICIPAL



Certification

THE CHANGES SHOWN HEREON ARE BASED UPON A FIELD SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION AND REFLECT THE LOCATIONS (VERTICALLY AND HORIZONTALLY) TO THE BEST OF MY KNOWLEDGE AND BELIEF.

[Signature]



CAUTION

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TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrawestllc.com

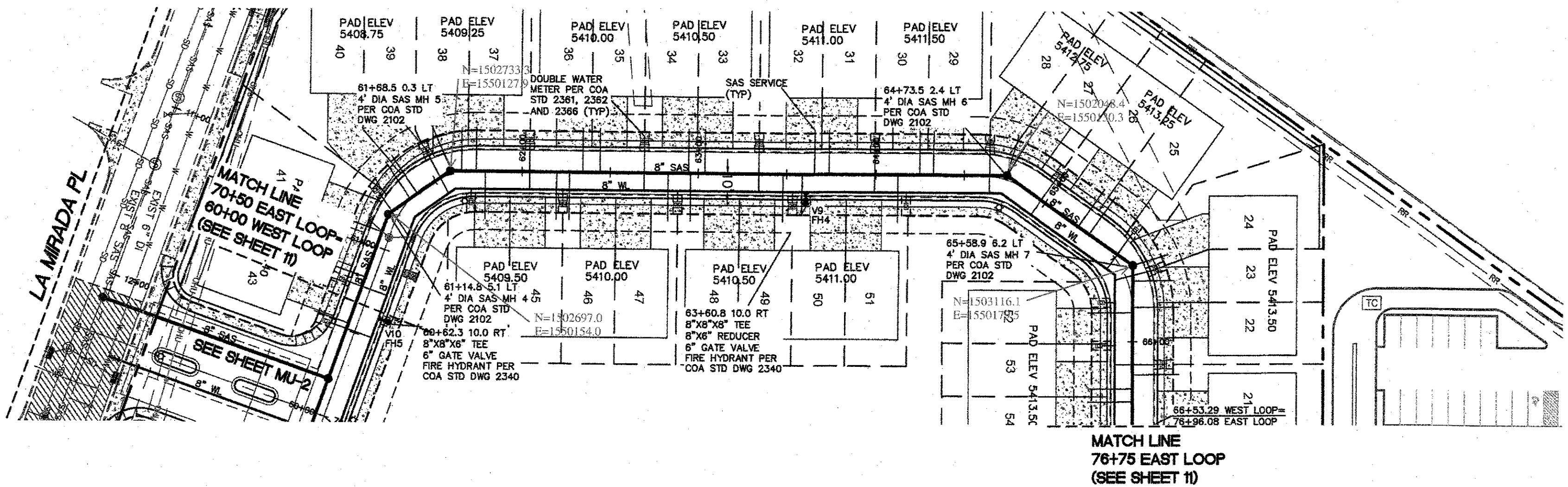
**CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP**

**TITLE: WYMONT PLACE SUBDIVISION
UTILITY PLAN AND PROFILE**

DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER	MO./DAY/YR. MO./DAY/YR.
--	--	----------------------------

CITY PROJECT NO. 568482 ZONE MAP NO. G-19-Z SHEET 11 OF 22

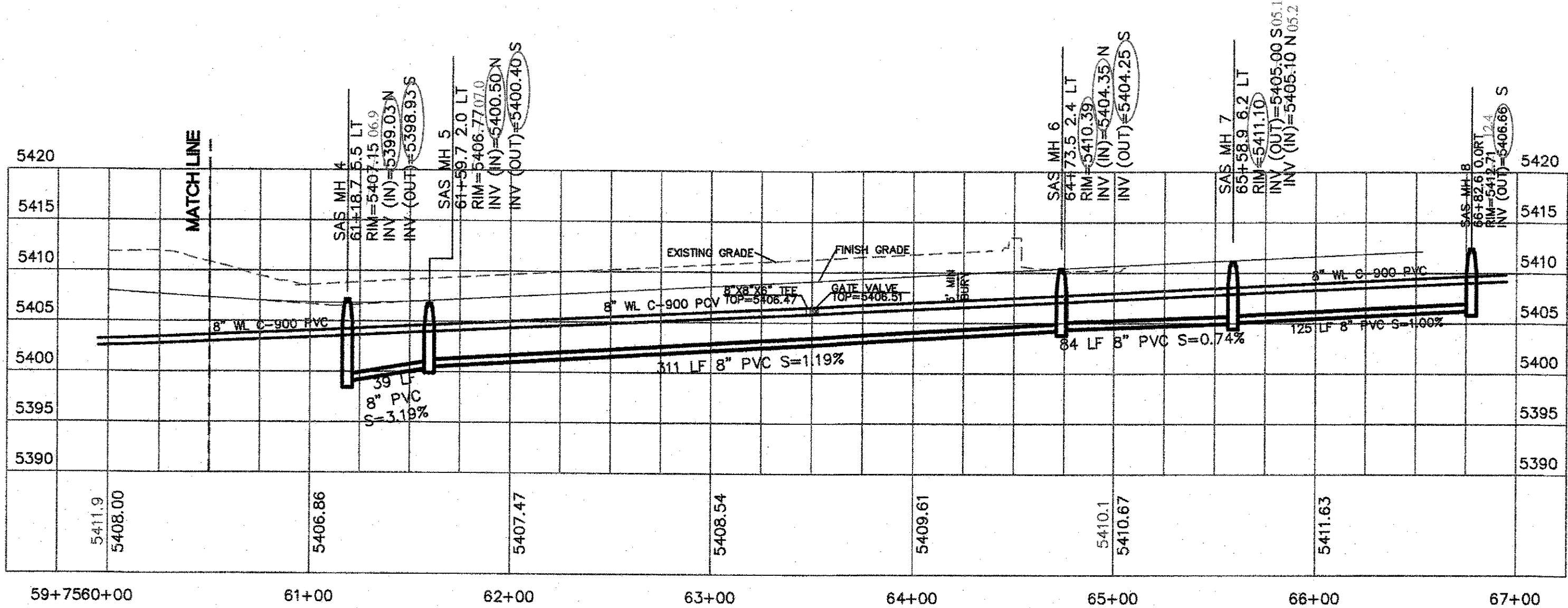
AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	CITY OF ALBUQUERQUE SURVEY CONTROL	DATE	FIELD NOTES	DATE	SEAL	DATE
WORK	DATE	3-1/4" ALUMINUM DISK STAMPED "12-619 1987"	DATE	BY	DATE		DATE
STATIONING	DATE	NEW MEXICO STATE PLANE COORDINATES	DATE		DATE		DATE
ADJUSTMENTS	DATE	(CENTRAL ZONE-N.A.D. 1983)	DATE		DATE		DATE
FIELD	DATE	N=1,497,804.45	DATE		DATE		DATE
ADJUSTMENTS	DATE	E=1,560,374.701	DATE		DATE		DATE
FIELD	DATE	PUBLISHED EL=5406.575 (MAYO 1988)	DATE		DATE		DATE
ADJUSTMENTS	DATE	GROUND TO GRID FACTOR=0.99865438	DATE		DATE		DATE
FIELD	DATE	DELTA ALPHA ANGLE=-010'23.53"	DATE		DATE		DATE



LEGEND

---	CURB & GUTTER
---	BOUNDARY LINE
---	BUILDING
---	EXISTING CURB & GUTTER
---	SANITARY SEWER LINE
---	WATERLINE
●	PROPOSED HYDRANT
●	NEW SAS MH
●	NEW WATER VALVE
●	NEW SINGLE WATER METER
●	NEW DOUBLE WATER METER
●	EXISTING SAS MH
●	EXISTING GATE VALVE
---	EXISTING WATERLINE
---	EXISTING SAS

NOTES
ALL SAS MH ARE 4' DIA TYPE 'C'
PER COA STD DWG 2101, 2107
ALL WATER SERVICES TO BE
MUNICIPAL



CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

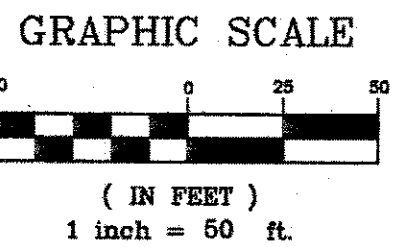
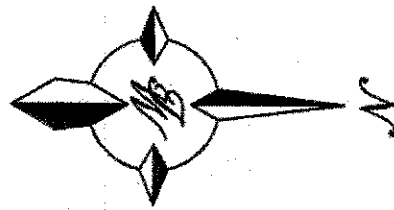
I, Ronald R. Bohannan, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374



Certification

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R. J. M.

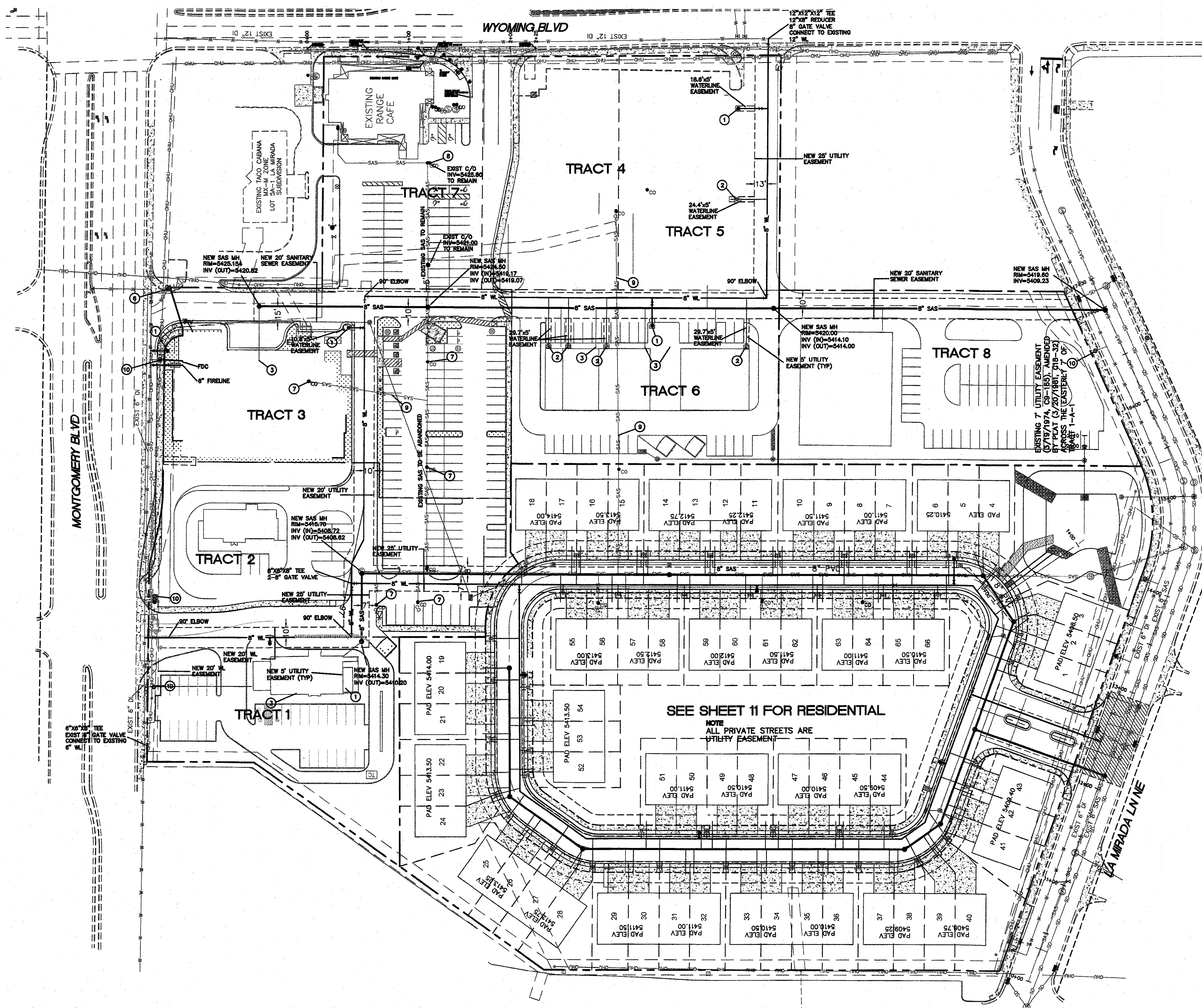


CAUTION

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TERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: WYMONT PLACE SUBDIVISION UTILITY PLAN AND PROFILE	
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER
CITY PROJECT NO. 568482	ZONE MAP NO. G-19-Z
SHEET 12 OF 22	

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL		REVISIONS	
CONTRACTOR	DATE	CITY OF ALBUQUERQUE SURVEY CONTROL	DATE	NO.	BY	RONALD R. BOHANNAN NEW MEXICO 7868 PROFESSIONAL ENGINEER	3-18-22	NO.	DATE
WORK ORDER	DATE	3-1/4" ALUMINUM DISK STAMPED "12-G18 1987"	DATE						
INSPECTION	DATE	NEW MEXICO STATE PLANE COORDINATES	DATE						
ACCEPTANCE	DATE	(CENTRAL ZONE - N.A.D. 1983)	DATE						
VERIFICATION	DATE	N=1,497,804.45	DATE						
DRAWINGS	DATE	E=1,550,774.701	DATE						
CORRECTIONS	DATE	PUBLISHED EL=5406.575 (NAVD 1986)	DATE						
MICRO-FILM INFORMATION	DATE	GROUND TO GRID FACTOR=0.99984538	DATE						
		DELTA ALPHA ANGLE=-0702'53"							



NOTE
ALL SAS MH ARE 4' DIA TYPE 'C'
PER COA STD DWG 2101, 2107

FOR REFERENCE ONLY

CAUTION

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- ### KEYED NOTES
- 1 NEW FIRE HYDRANT PER COA STD DWG 2326, 2328, 2340
 - 2 SINGLE 1-1/2" WATER METER PER COA STD DWG 2366
 - 3 SAS SERVICE (TYP)
 - 4 NOT USED
 - 5 EXISTING FIRE HYDRANT
 - 6 EXISTING WATER METER FIELD VERIFY SIZE
 - 7 EXISTING CLEANOUT TO BE ABANDONED IN PLACE
 - 8 EXISTING CLEANOUT TO REMAIN
 - 9 EXISTING SEWER LINE AND CLEANOUTS TO BE REMOVED
 - 10 REMOVE EXISTING WATER METER, REPLACE WITH 2" WATER METER

	CURB & GUTTER
	BOUNDARY LINE
	BUILDING
	EXISTING CURB & GUTTER
	SANITARY SEWER LINE
	WATERLINE
	WATERED HYDRANT
	NEW SAS MH
	NEW WATER VALVE
	NEW SINGLE WATER METER
	NEW DOUBLE WATER METER
	EXISTING SAS MH
	EXISTING GATE VALVE
	EXISTING WATERLINE
	EXISTING SAS

[illegible]

THE FOLLOWING TABLES WERE CREATED USING EBAA IRON INC. SOFTWARE FOR RESTRAINING JOINTS WITH THESE CRITERIA:
DEPTH OF BURY: 3.0' MINIMUM
SAFETY FACTOR: 1.5 TO 1
PIPE MATERIAL: PVC
SOIL TYPE: GM/SM-SILTY GRAVEL/SILTY SAND, GRAVEL-SAND MIXTURES
TEST PRESSURE: 150 PSI
TRENCH TYPE 3: PIPE BEDDED IN 4" MINIMUM LOOSE SOIL BACKFILL LIGHTLY CONSOLIDATED TO TOP OF PIPE

THESE LENGTHS WILL BE AFFECTED IF THE TYPE OF MATERIAL, GREATER DEPTH OF BURY, ETC. CHANGES. THESE MUST BE RECALCULATED BY THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.

RESTRAINED JOINT LENGTHS FOR TEES*						
SIZE	LENGTH ALONG RUN**					
	10'	8'	6'	4'	2'	0'
12x12x12	61	68	76	83	90	98
12x12x10	39	48	56	65	74	83
12x12x8	15	26	37	48	59	70
12x12x6	1	1	1	9	24	38
12x12x4	1	1	1	1	16	37
10x10x10	46	54	61	68	76	83
10x10x8	25	34	43	52	61	70
10x10x6	1	5	17	29	41	53
10x10x4	1	1	1	2	20	37
8x8x8	34	42	49	56	63	70
8x8x6	6	15	25	34	43	53
8x8x4	1	1	1	10	24	37
6x6x6	7	24	31	39	46	53
6x6x4	1	1	6	17	27	37

*RESTRAINTS ONLY PLACED ON THE BRANCH
**LENGTH ALONG RUN REFERS TO THE LENGTH OF PIPE ON EITHER SIDE OF THE TEE BEFORE THE NEXT JOINT.

RESTRAINED JOINT LENGTHS FOR HORIZONTAL BENDS, VALVES, AND DEAD ENDS (EACH SIDE)					
SIZE	HORIZONTAL BENDS				VALVES DEAD END
	90°	45°	22-1/2°	11-1/4°	
12	45	19	9	4	102
10	38	16	8	4	86
8	32	13	6	3	72
6	25	10	5	2	55
4	18	7	4	1	39

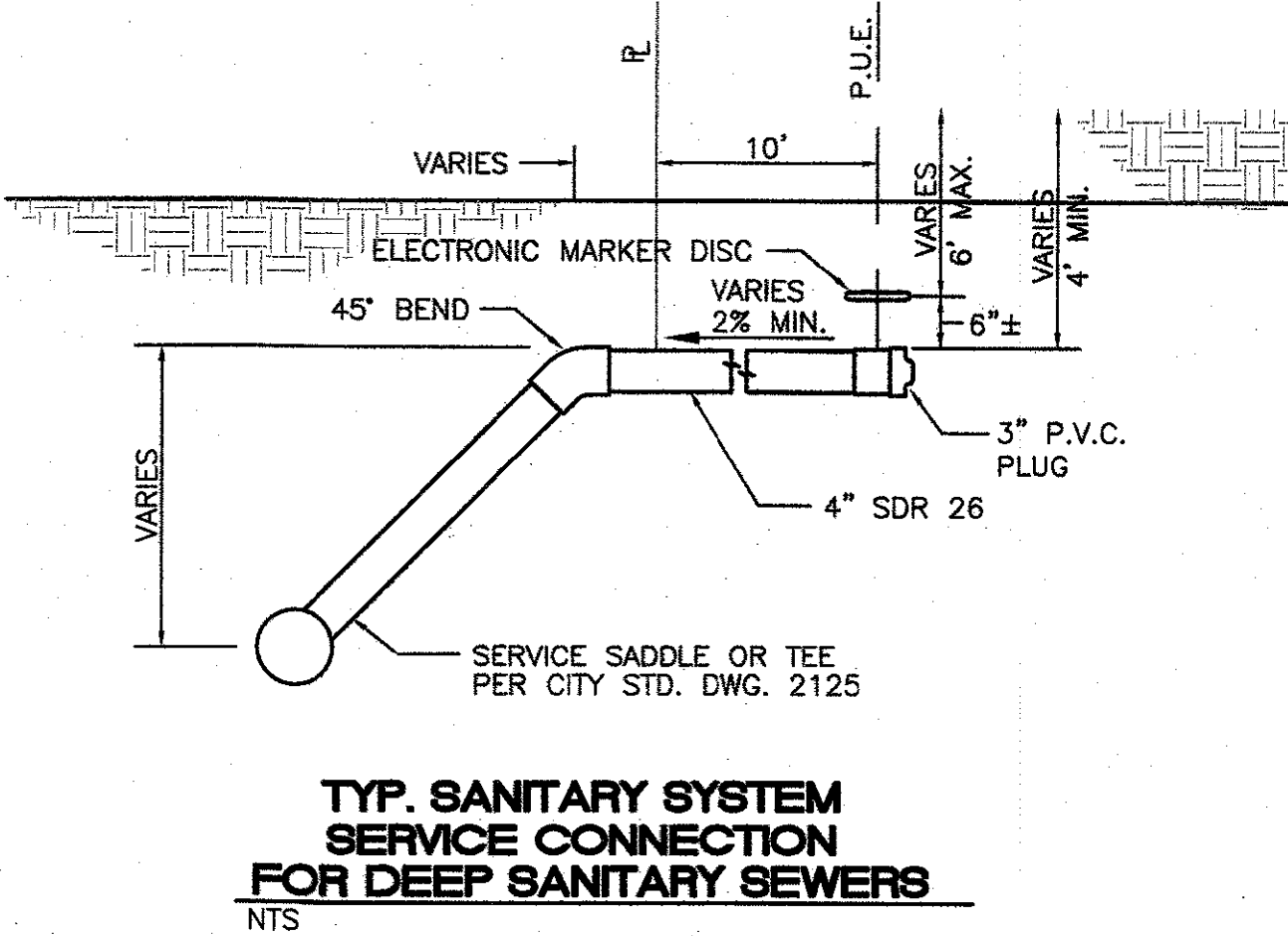
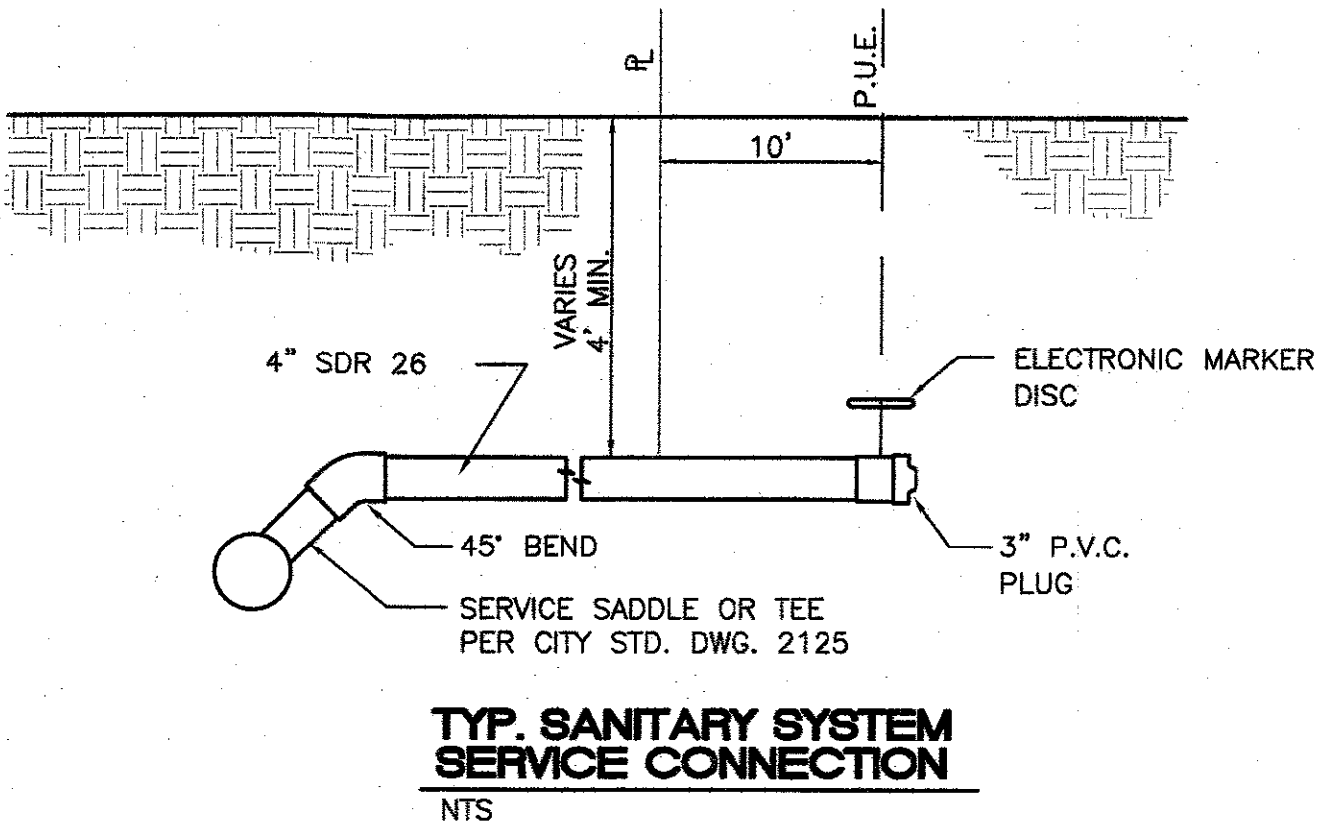
RESTRAINED JOINT LENGTHS FOR REDUCERS***			
SIZE	L. SIDE	SIZE	L. SIDE
12x10	50	10x8	53
12x8	54	10x4	70
12x6	74	8x6	30
12x4	88	8x4	52
10x8	29	6x4	28

***RESTRAINTS ONLY PLACED ON LARGE SIDE

THE FOLLOWING TABLES WERE CREATED USING EBAA IRON INC. SOFTWARE FOR RESTRAINING JOINTS WITH THESE CRITERIA:
DEPTH OF BURY: 3.0' MINIMUM TO 6.0'
SAFETY FACTOR: 1.5 TO 1
PIPE MATERIAL: PVC
SOIL TYPE: GM/SM-SILTY GRAVEL/SILTY SAND, GRAVEL-SAND MIXTURES
TEST PRESSURE: 150 PSI
TRENCH TYPE 3: PIPE BEDDED IN 4" MINIMUM LOOSE SOIL BACKFILL LIGHTLY CONSOLIDATED TO TOP OF PIPE

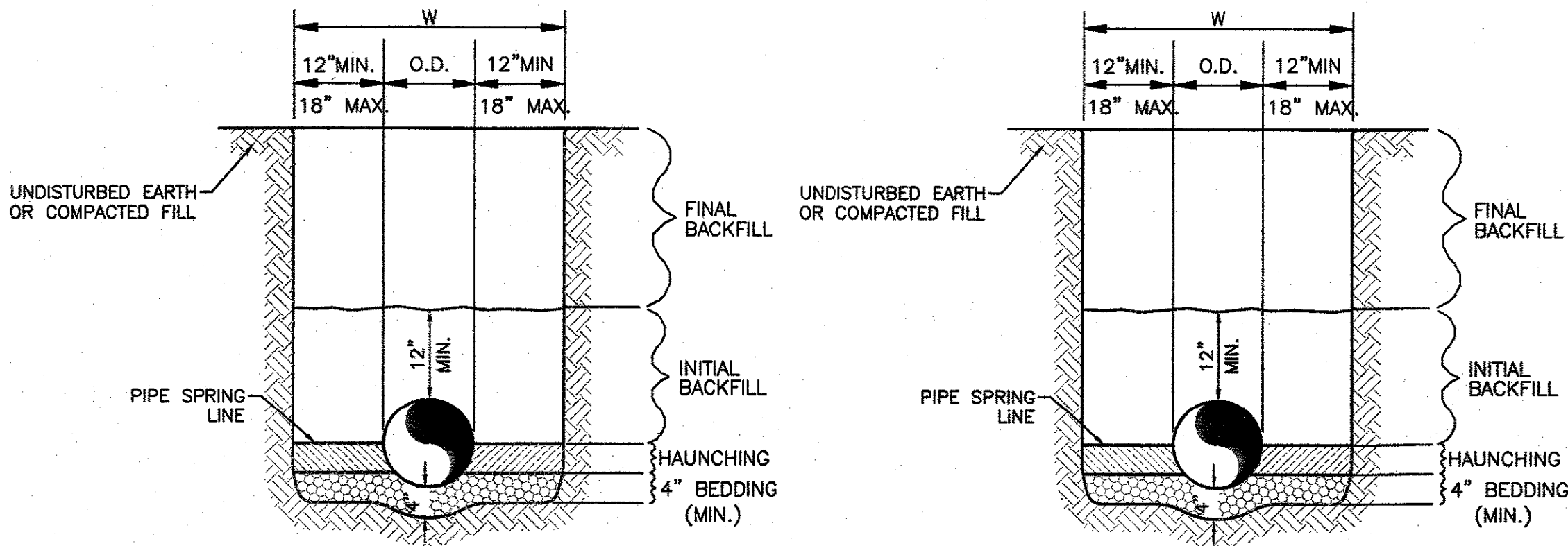
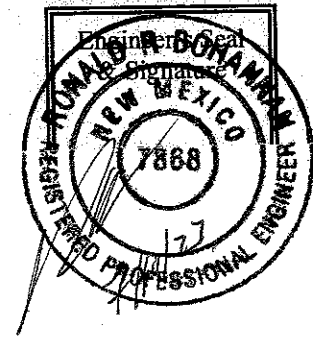
THESE LENGTHS WILL BE AFFECTED IF THE TYPE OF MATERIAL, GREATER DEPTH OF BURY, ETC. CHANGES. THESE MUST BE RECALCULATED BY THE DESIGN ENGINEER PRIOR TO CONSTRUCTION.

RESTRAINED JOINT LENGTHS FOR VERTICAL OFFSETS/BENDS (EACH SIDE)				
SIZE	HORIZONTAL BENDS			
	90°	45°	22-1/2°	11-1/4°
12 UPPER LOWER	DON'T USE	42 10	20 5	10 2
10 UPPER LOWER	DON'T USE	36 8	17 4	8 2
8 UPPER LOWER	DON'T USE	30 7	14 3	7 2
6 UPPER LOWER	DON'T USE	23 5	11 3	5 1
4 UPPER LOWER	DON'T USE	16 4	8 2	4 1



CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPS number 18374



WATER LINE

SANITARY SEWER

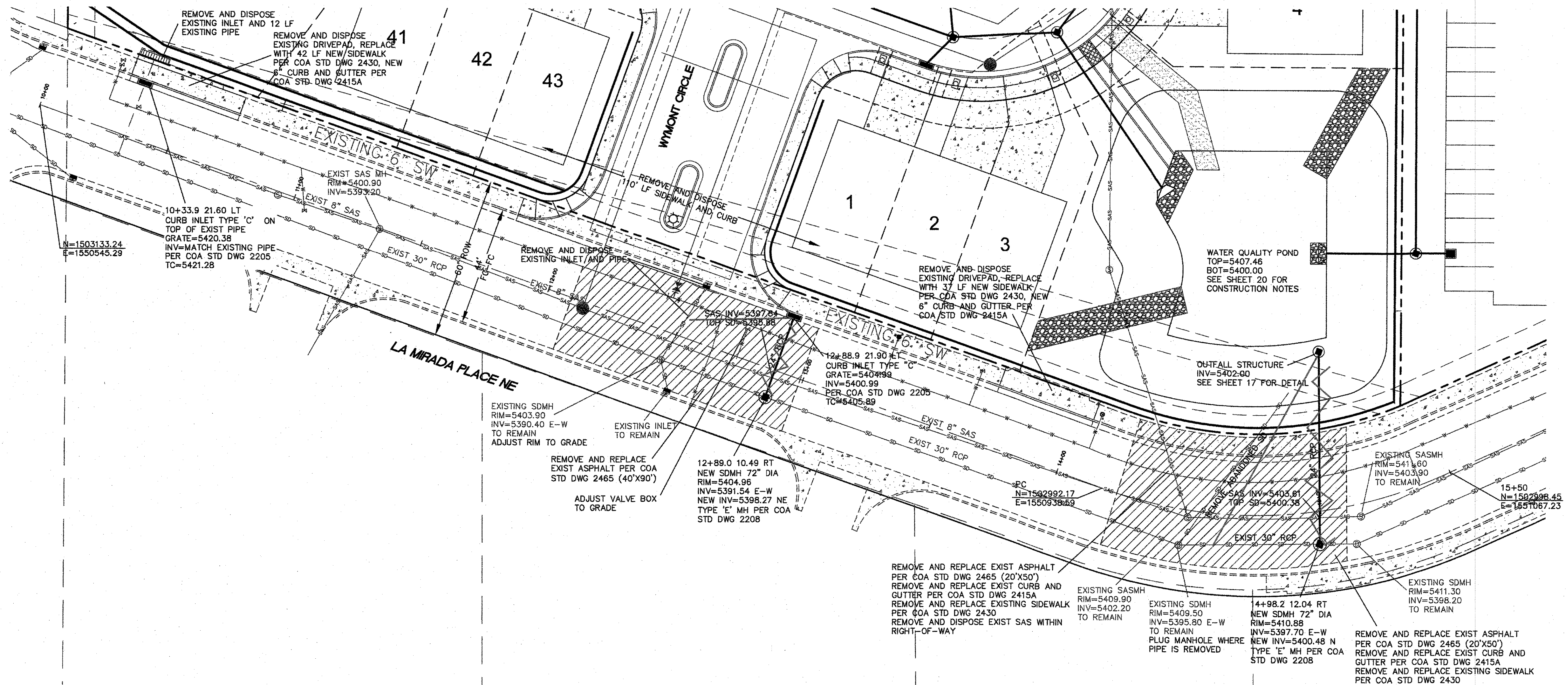
GENERAL NOTES

- BEDDING SHALL BE CLASS I-A WORKED BY HAND. IF GROUNDWATER IS ANTICIPATED, THEN BEDDING SHALL BE CLASS I-B COMPACTED TO 85% STANDARD PROCTOR. (SEE SPECIFICATIONS FOR GRADATION)
- HAUNCHING SHALL BE WORKED AROUND THE PIPE BY HAND TO ELIMINATE VOIDS AND SHALL BE CLASS I-A OR CLASS I-B OR CLASS II COMPACTED TO 85% PROCTOR.
- INITIAL BACKFILL SHALL BE CLASS I-A WORKED BY HAND, OR CLASS I-B OR CLASS II COMPACTED TO 85% STANDARD PROCTOR.
- INITIAL BACKFILL NOT UNDER PAVED AREAS CAN BE COMPACTED TO 90% STANDARD PROCTOR.
- FINAL BACKFILL SHALL BE CLASS I, OR II COMPACTED AS NOTED IN NOTES 3. AND 4.
- FINAL BACKFILL NOT UNDER PAVED AREAS CAN BE TYPE II COMPACTED TO 95% STANDARD PROCTOR.
- ALL MATERIALS ARE CLASSIFIED IN ACCORDANCE WITH ASTM D 2321-89.
- ALL MATERIALS SHALL BE INSTALLED IN MAXIMUM 8" LOOSE LIFTS IN ACCORDANCE WITH ASTM D 698.
- FILL SALVAGED FROM EXCAVATION SHALL BE FREE OF DEBRIS, ORGANICS AND ROCKS LARGER THAN 3".
- ALL TRENCH EXCAVATIONS SHALL BE SLOPED, SHORED, SHEETED, BRACED, OR OTHERWISE SUPPORTED IN COMPLIANCE WITH OSHA REGULATIONS AND LOCAL ORDINANCES. (SEE SPECIFICATIONS)

UTILITY TRENCH AND BEDDING DETAIL

NTS

TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: WYMONT PLACE SUBDIVISION UTILITY DETAILS	
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER
CITY PROJECT NO. 568482	ZONE MAP NO. G-19-Z
SHEET 15	OF 22

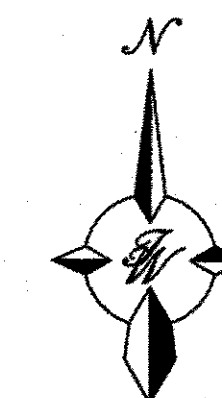


LEGEND

- | | |
|---|-------------------------|
| ===== | CURB & GUTTER |
| ----- | BOUNDARY LINE |
| ===== | BUILDING |
| - - - - - | EXISTING CURB & GUTTER |
|  | NEW SD MH |
|  | NEW CURB INLET TYPE 'C' |
|  | EXISTING SAS MH |
|  | EXISTING SD MANHOLE |
|  | EXISTING GATE VALVE |
| ----- W ----- | EXISTING WATERLINE |
| ----- SAS ----- | EXISTING SAS |
| ----- SD ----- | EXISTING STORM LINE |
| ----- | SAWCUT LINE |

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GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

Certification

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A FIELD SURVEY CONDUCTED BY ME OR UNDER
MY SUPERVISION AND REFLECT THE LOCATIONS
(VERTICALLY AND HORIZONTALLY) TO THE BEST
OF MY KNOWLEDGE AND BELIEF.

B-f Ny

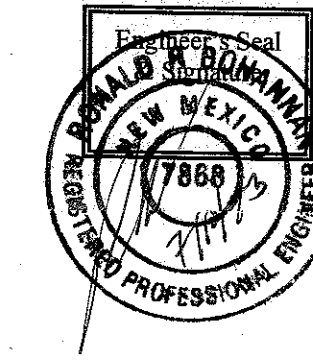
CAUTION

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TERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 586-3100 www.tierrowestllc.com													DATE:				DESIGNED BY:		DRAWN BY:		CHECKED BY:	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP																						
TITLE: WYMONT PLACE SUBDIVISION LA MIRADA PL STORM SEWER PLAN																						
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE				CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER				LAST DESIGN UPDATE	MO./DAY/YR. 		MO./DAY/YR. 											
CITY PROJECT NO. 568482				ZONE MAP NO. G-19-Z				SHEET 16		OF 22												

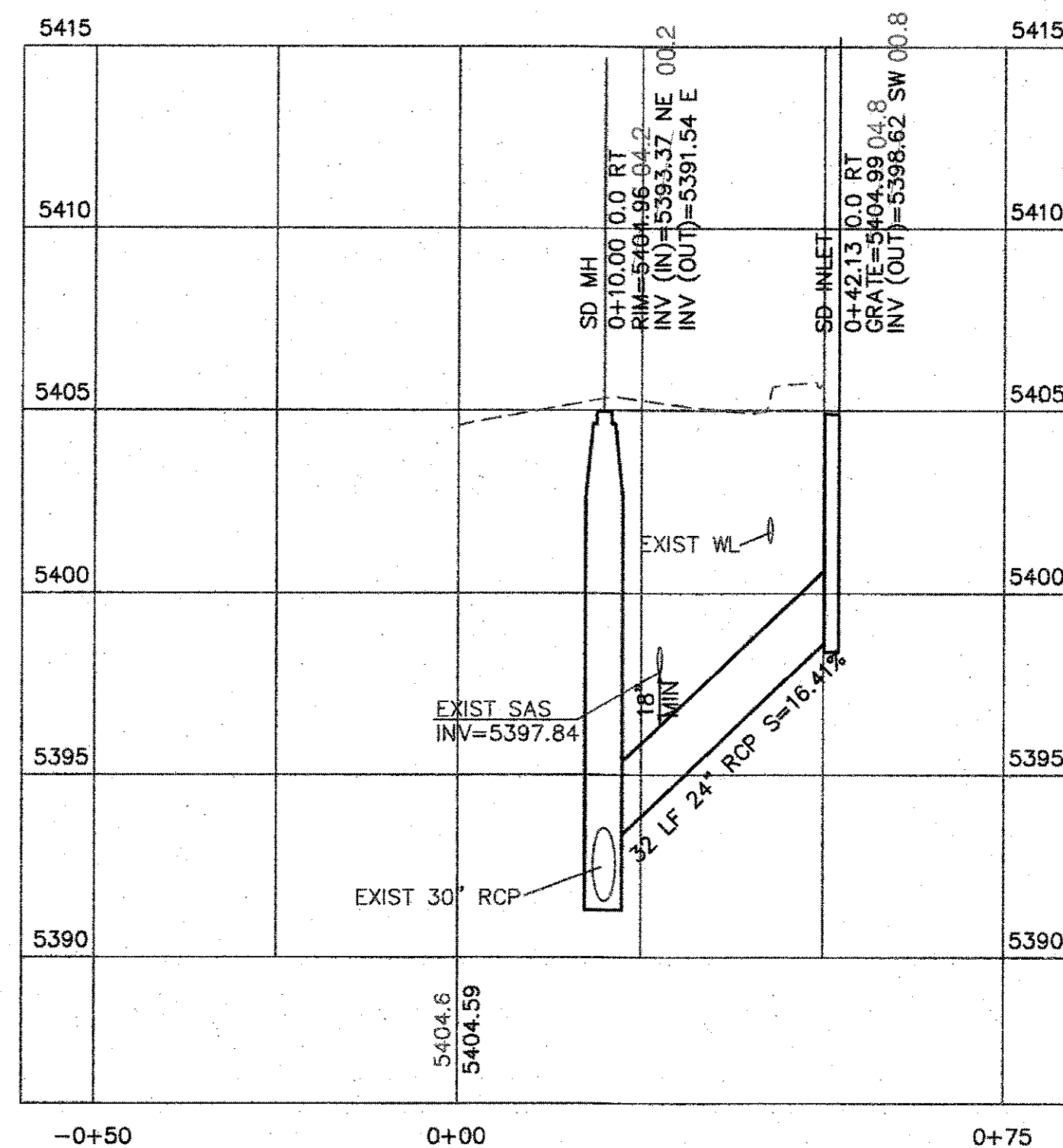
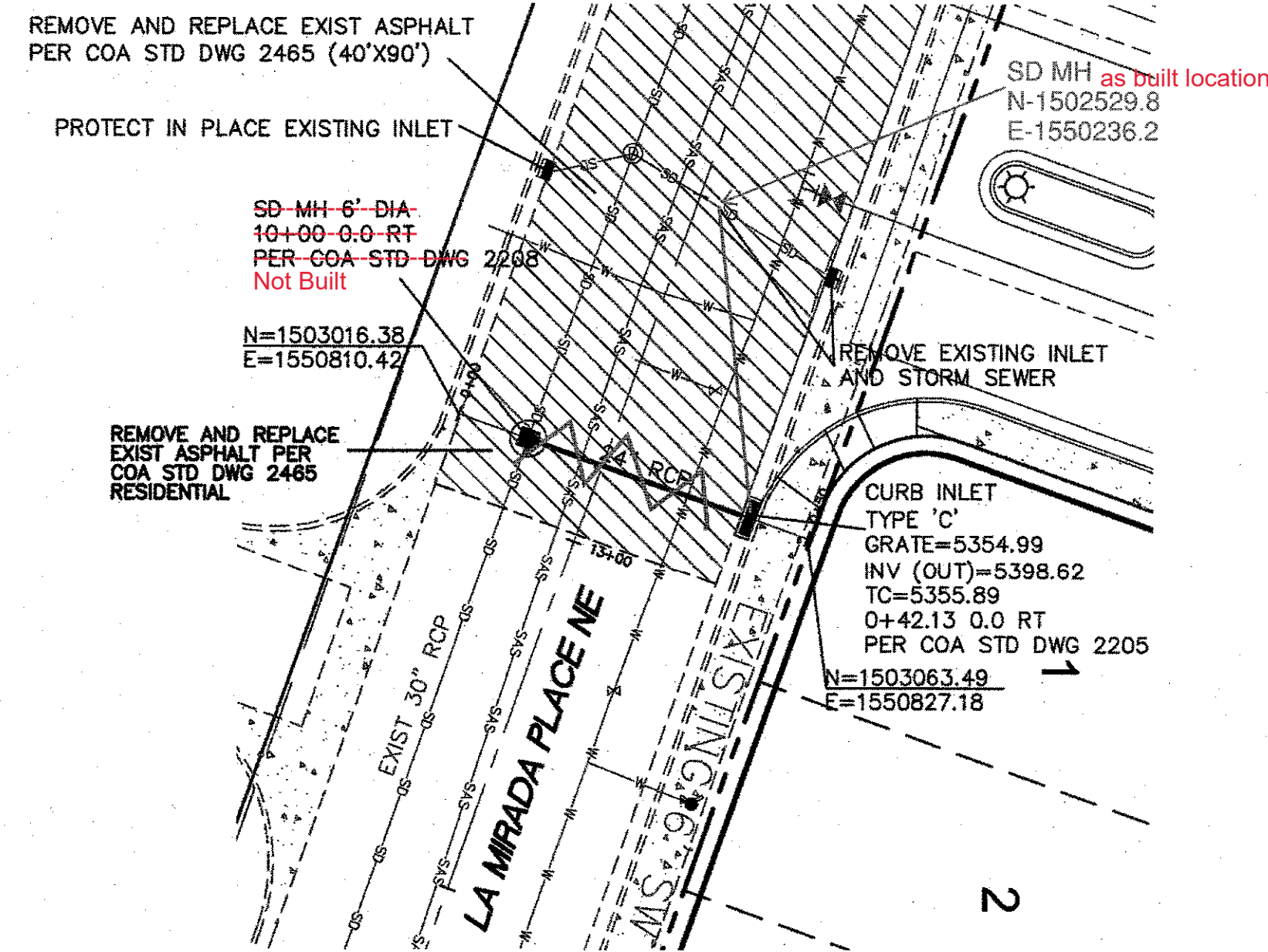
CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, **Ronald R. Robbman**, of the firm of **Tierra West LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez**, of **Cartesian Surveys Inc.**, NMP# number **18374**.



LEGEND

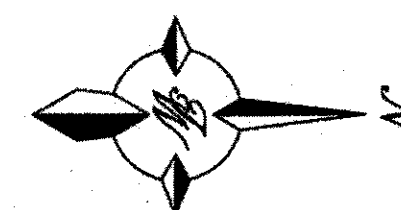
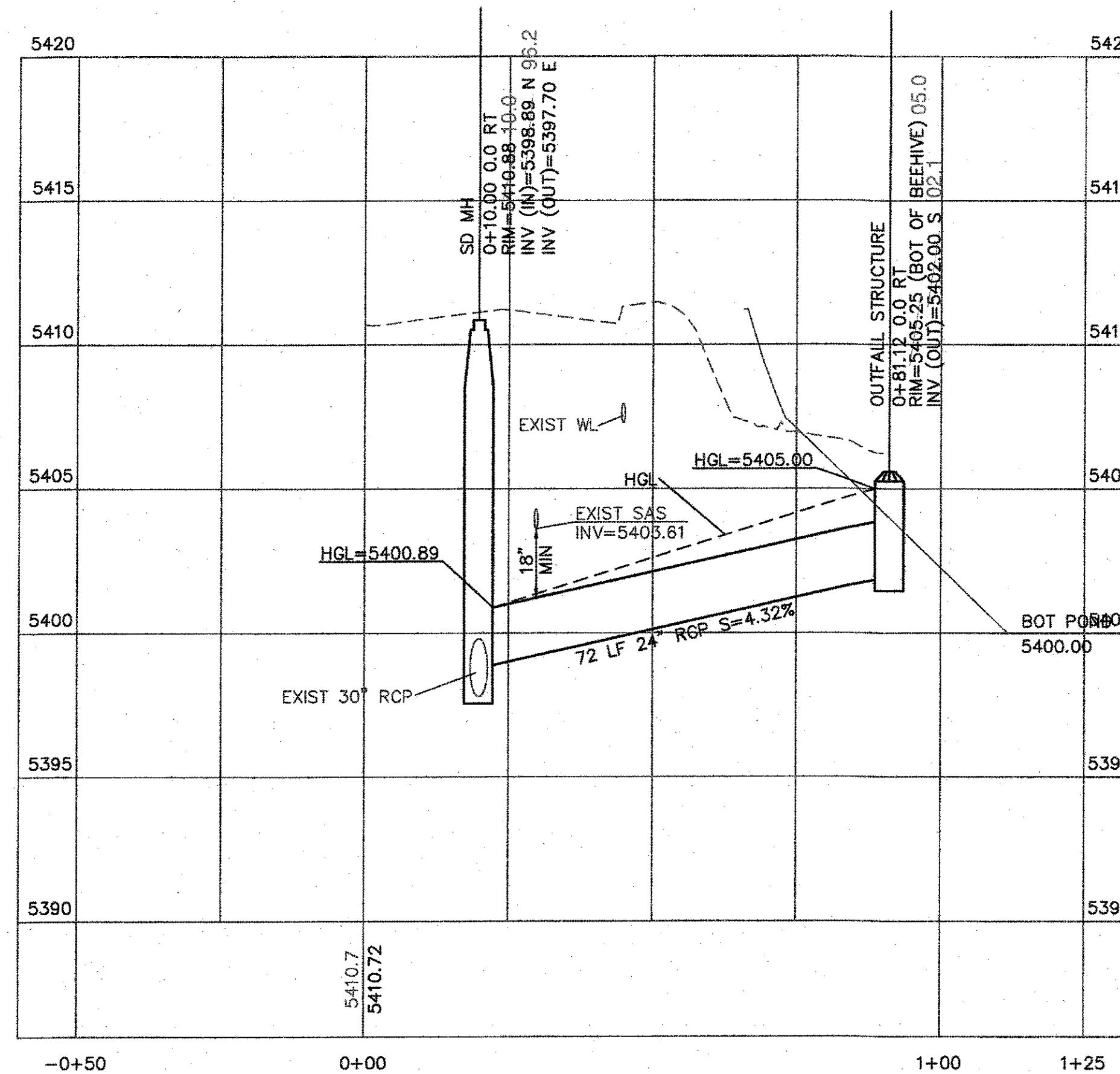
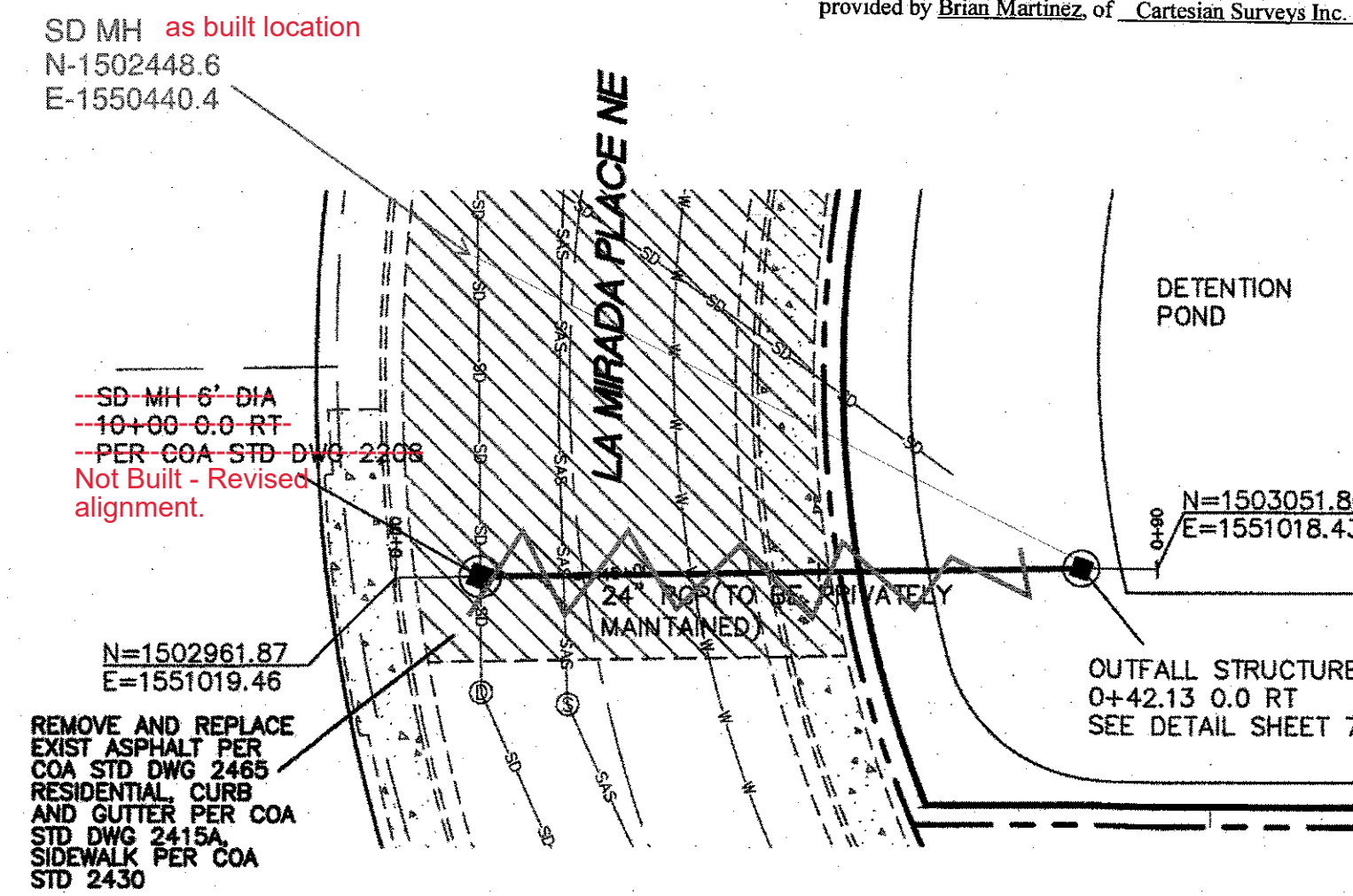
-  CURB & GUTTER
 BOUNDARY LINE
 BUILDING
 EXISTING CURB & GUTTER
 NEW SD MH
 NEW CURB INLET TYPE 'C'
 EXISTING SAS MH
 EXISTING SD MANHOLE
 EXISTING GATE VALVE
 W EXISTING WATERLINE
 SAS EXISTING SAS
 SD EXISTING STORM LINE
 SAWCUT LINE



Certification

THE CHANGES SHOWN HEREON ARE BASED UPON
A FIELD SURVEY CONDUCTED BY ME OR UNDER
MY SUPERVISION AND REFLECT THE LOCATIONS
(VERTICALLY AND HORIZONTALLY) TO THE BEST
OF MY KNOWLEDGE AND BELIEF.

B-f Ny

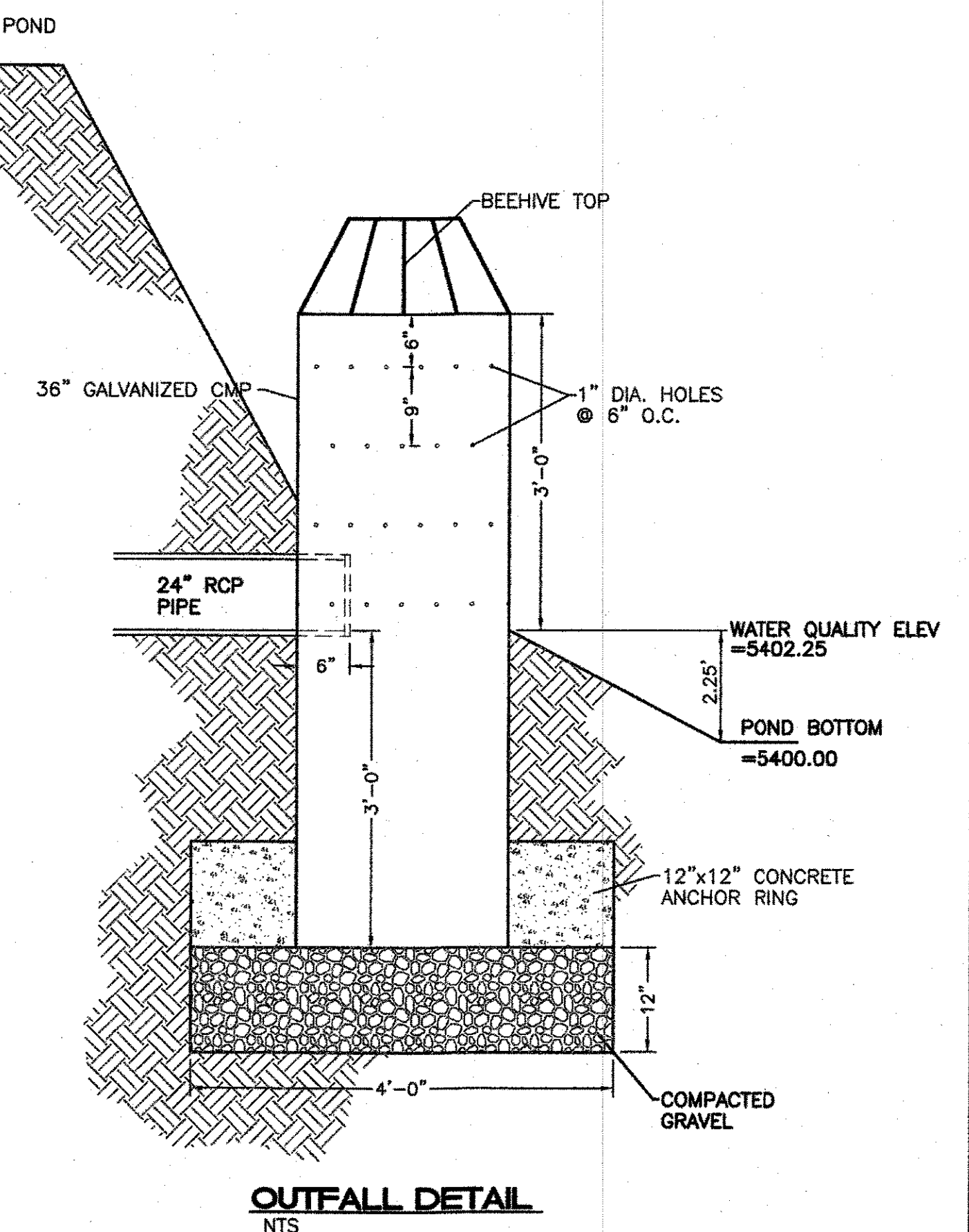


GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.

CAUTION

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TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrawestllc.com

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: WYMONT PLACE SUBDIVISION
LA MIRADA PLACE STORM SEWER PLAN AND PROFILE

DESIGN REVIEW COMMITTEE

APPROVED

Mar. 31, 2022

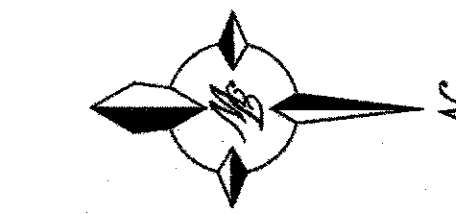
DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL
APPROVED
May 26, 2022
CITY ENGINEER

LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.

CITY PROJECT NO. 568482

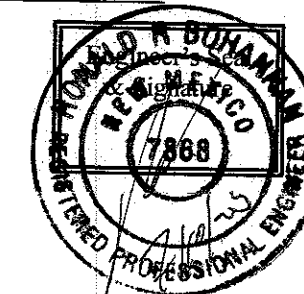
ZONE MAP NO. G-19-Z	SHEET 17 OF 22
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(IN FEET)
1 inch = 40 ft.

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

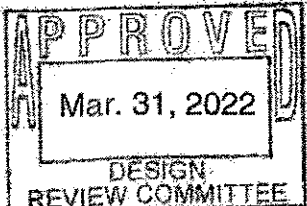
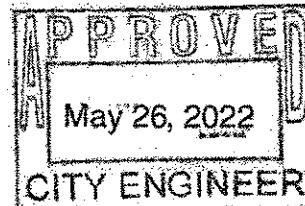
I, **Ronald R. Robison**, of the firm of **Terra West LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been followed, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez**, of **Cartesian Surveys Inc.**, NMPS number **18374**.

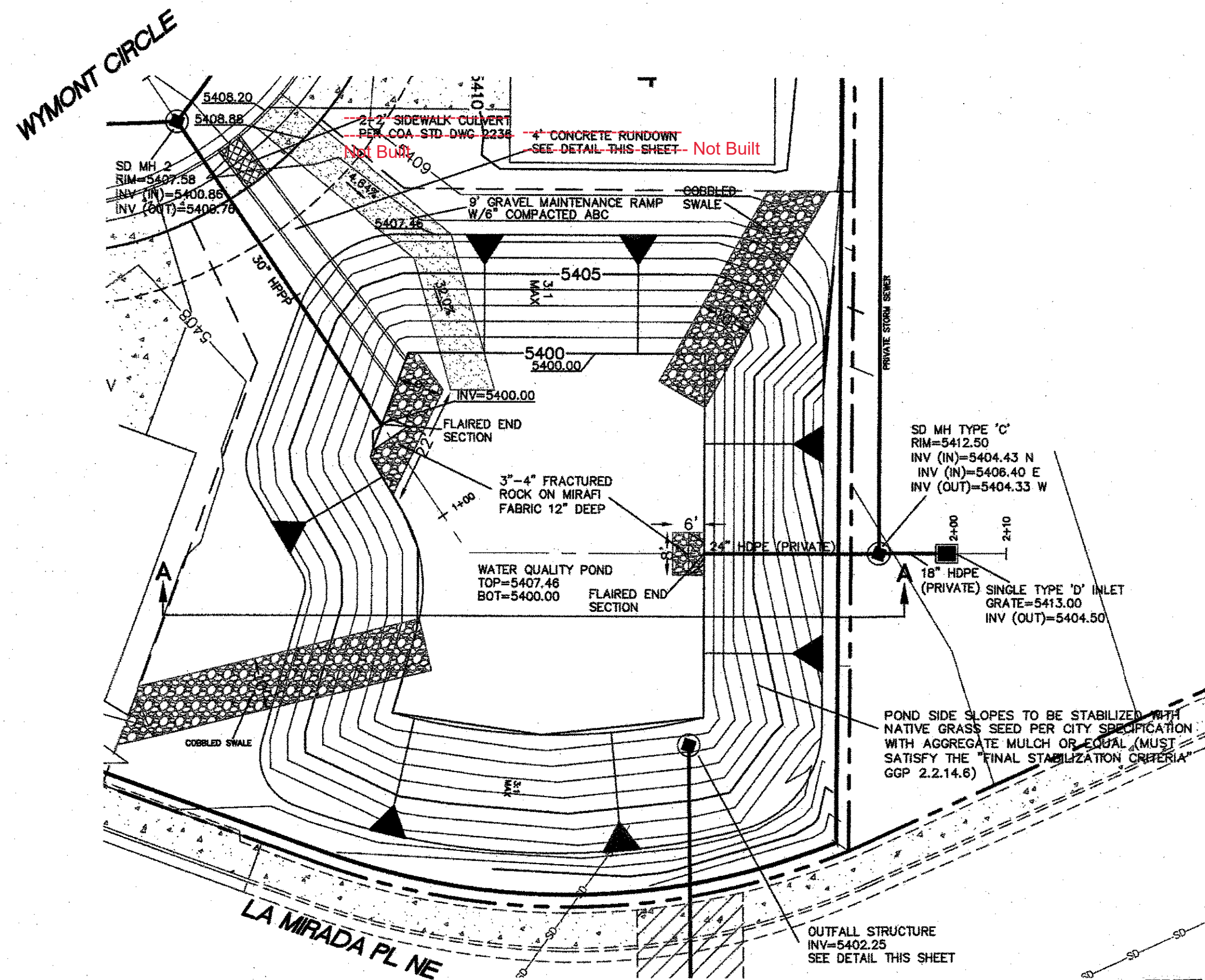


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(VERTICALLY AND HORIZONTALLY) TO THE BEST
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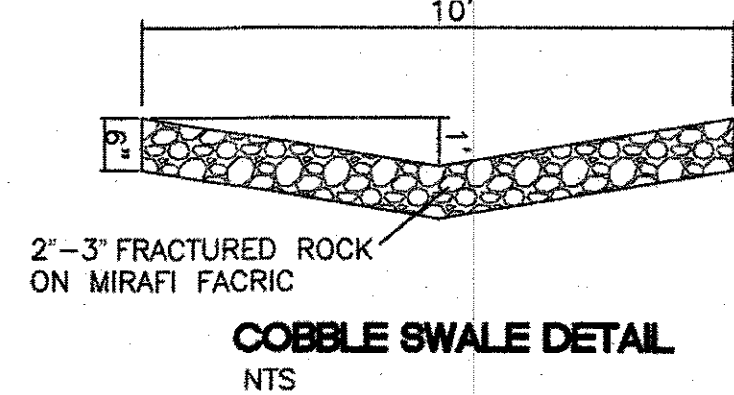
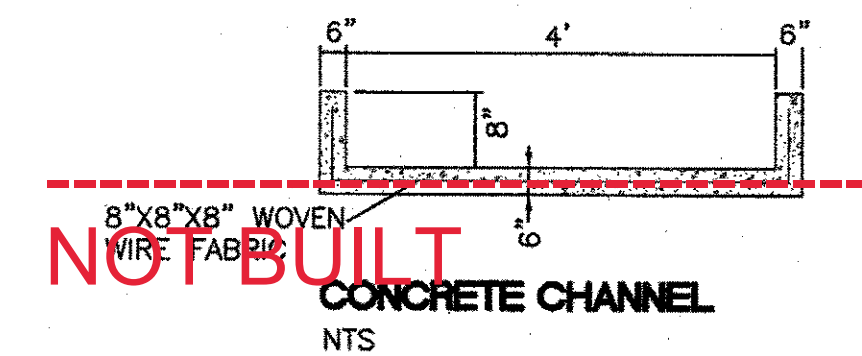
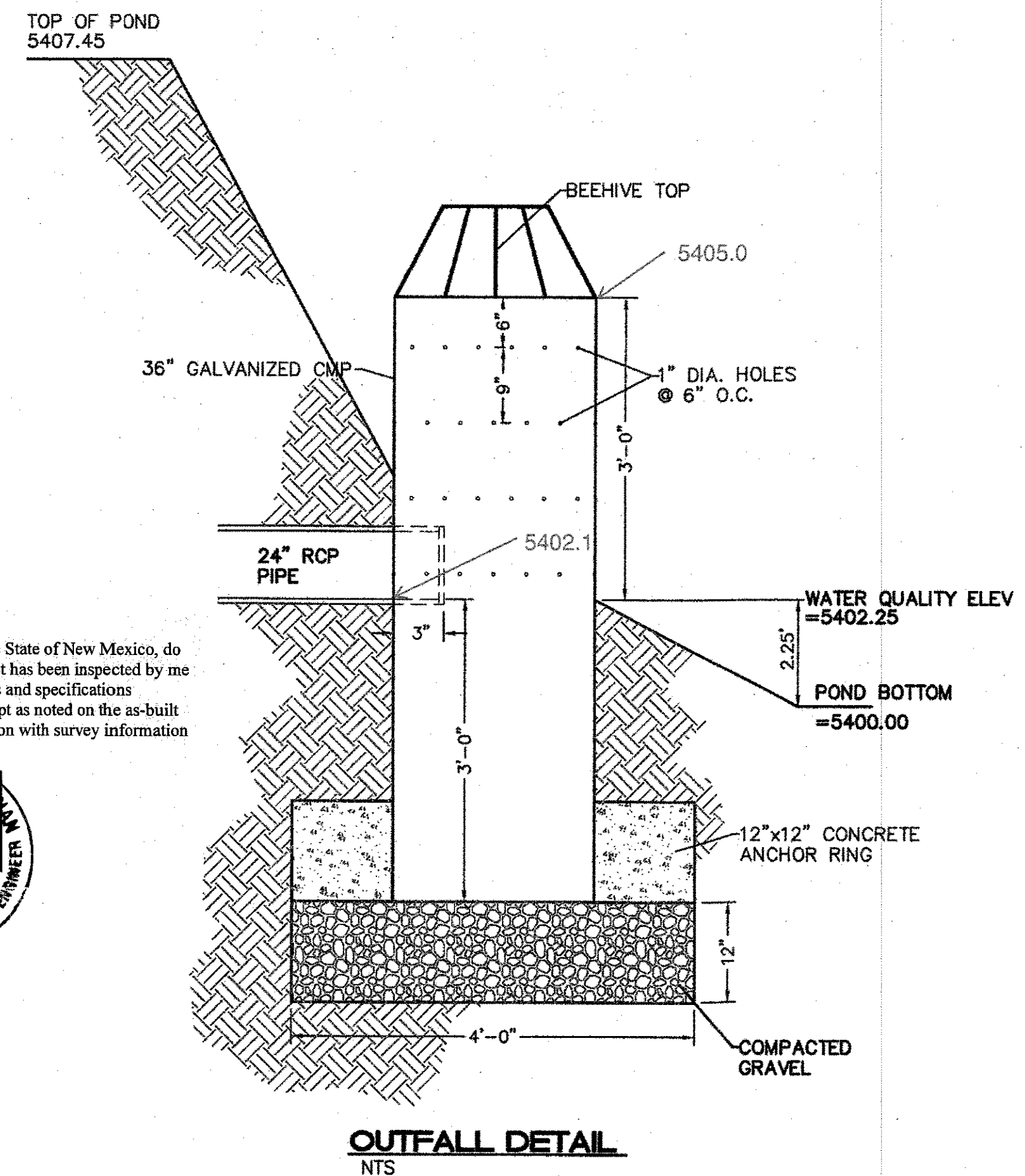
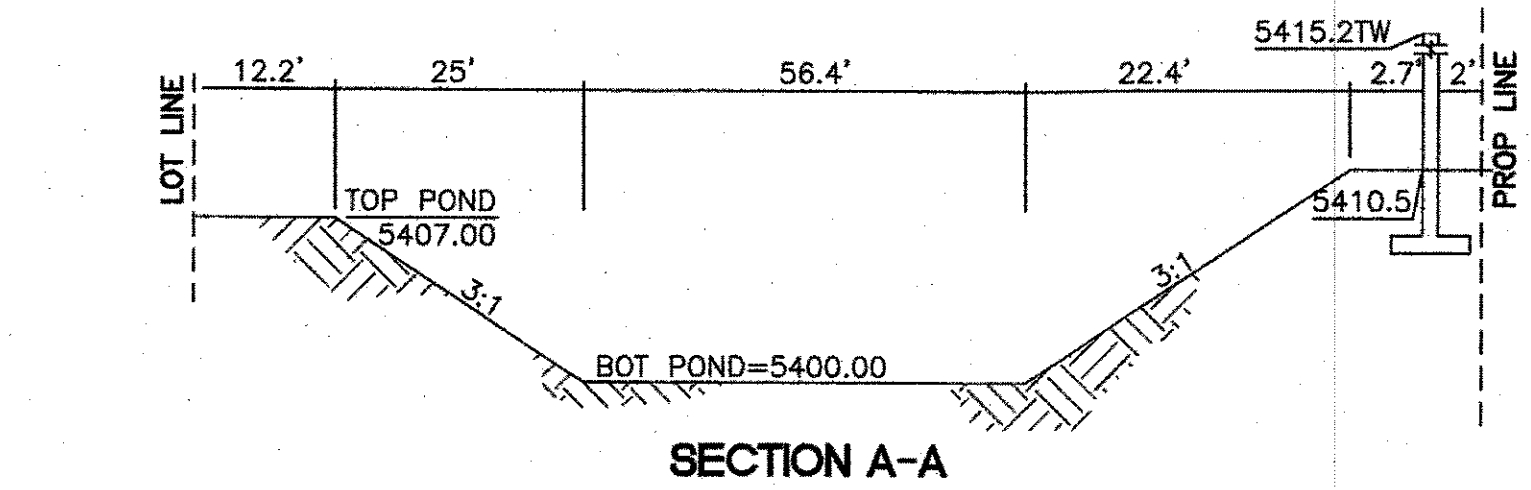
B-f Ny

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		TERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com		DATE NO.		DESIGNED BY: P. DRAWN BY: P. DRAWN NAME: CHECKED BY:											
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP																	
TITLE: WYOMONT PLACE SUBDIVISION																	
WYOMONT CIRCLE PRIVATE STORM SEWER PLAN AND PROFILE																	
DESIGN REVIEW COMMITTEE 		CITY ENGINEER APPROVAL 		LAST DESIGN UPDATE		<table border="1"> <thead> <tr> <th>MO./DAY/YR.</th> <th>MO./DAY/YR.</th> </tr> </thead> <tbody> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </tbody> </table>		MO./DAY/YR.	MO./DAY/YR.								
MO./DAY/YR.	MO./DAY/YR.																
CITY PROJECT NO. 568482		ZONE MAP NO. G-19-Z		SHEET 18		OF 22											



I, **Ronald R. Bohannon**, of the firm of **Tierra Verde LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez**, of **Cartesians Surveys Inc.**, NMPMS number **18374**.



Profile view of a sewer line showing elevations, pipe segments, and manholes.

Key Features and Data:

- SD MH (Station 0+00):**
 - 0+10.0 0.0 RT
 - RM = 5407.96
 - INV (IN) = 5400.56
 - INV (OUT) = 5400.46
 - W.N.E
- HEADWALL (Station 0+79.36):**
 - 0+79.36 0.0 RT
 - INV = 5400.00
- Drop Inlet (Station 1+53.05):**
 - 1+53.05 0.0 RT
 - INV = 5400.00
 - HGL = 5404.91
- Drop Manhole (Station 1+58.62):**
 - 1+58.62 0.0 RT
 - GRAVE = 5412.25 12.9
 - INV (OUT) = 5404.50 05.9
- SD MH (Station 1+85.99):**
 - 1+85.99 0.0 RT
 - RM = 5412.50 13.7
 - INV (IN) = 5404.33
 - INV (OUT) = 5404.23

Pipe Segments:

- 79 LF 30" RCP S=0.80%**
 - Q=35.56 cfs
 - V=7.24 fps
- 33 LF 24" HDPE S=12.80%**
 - Q=21.48 cfs
 - V=6.84 fps
- 13 LF 18" HDPE S=2.0%**
 - Q=5.17 cfs
 - V=2.93 fps

Elevations and Stationing:

- Elevations:** 5420, 5415, 5410, 5405, 5400, 5395, 5390
- Stationing:** 0+00, 1+00, 2+00, 2+20

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B-f Ny

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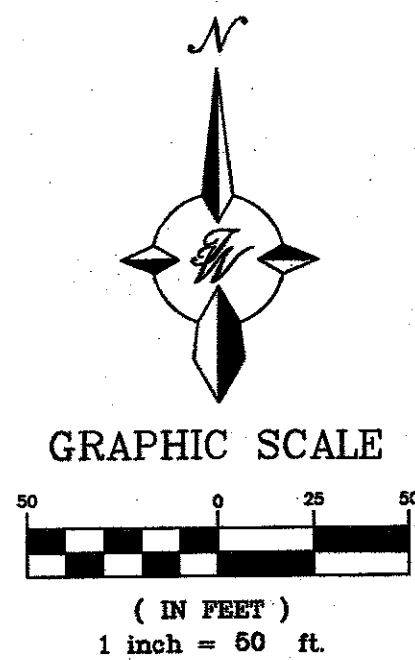
TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NEW MEXICO 87109
(505) 858-3100
www.tierrawestllc.com

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **WYMONT PLACE SUBDIVISION
DETENTION POND DETAIL**

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	FAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.
APPROVED Mar. 31, 2022 DESIGN REVIEW COMMITTEE	APPROVED May 26, 2022 CITY ENGINEER			

CITY PROJECT NO. 568482	ZONE MAP NO. G-19-Z	SHEET 20	OF 22
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CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannon, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by Brian Martinez, of Cartesian Surveys Inc., NMPs number 18374



LEGEND

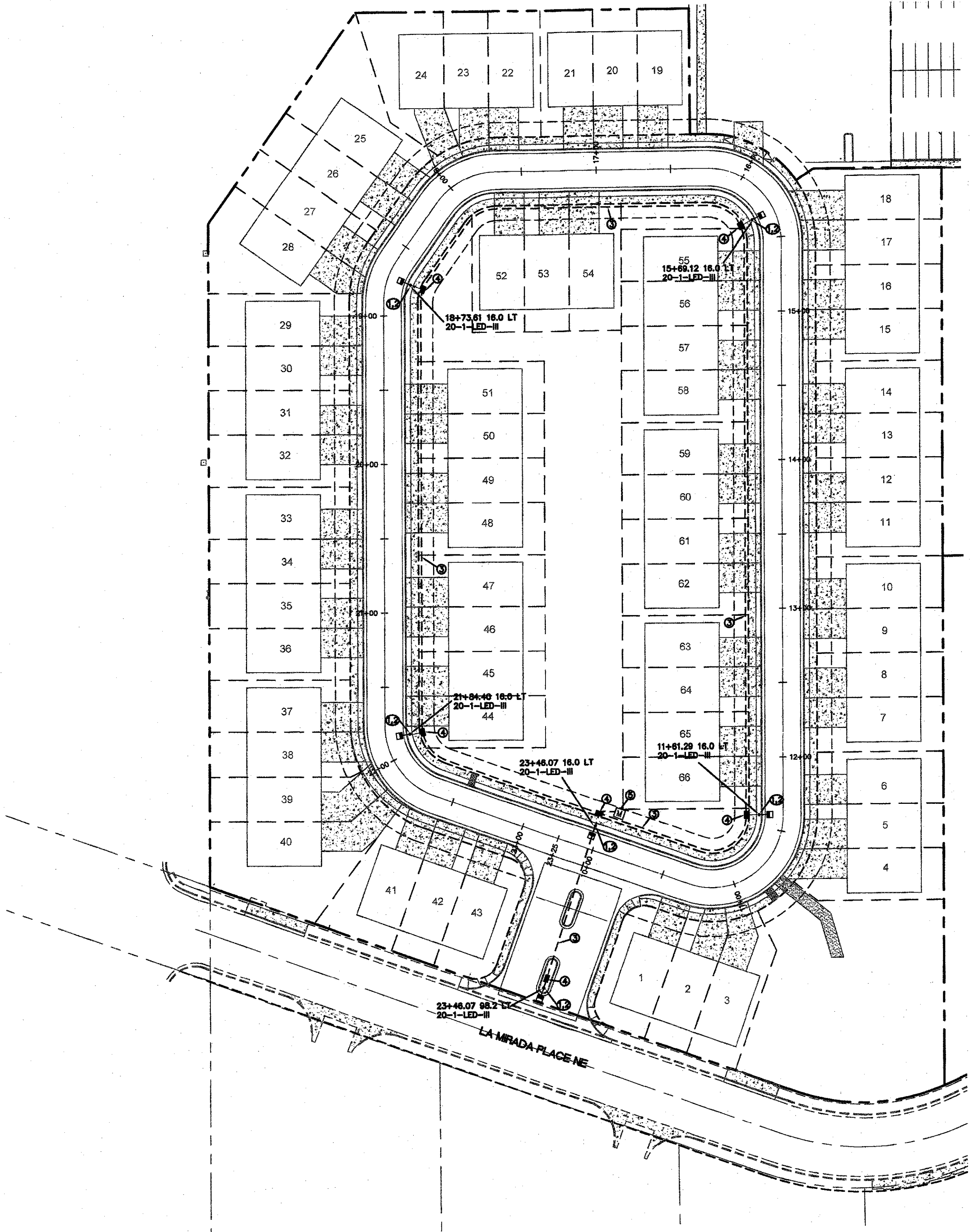
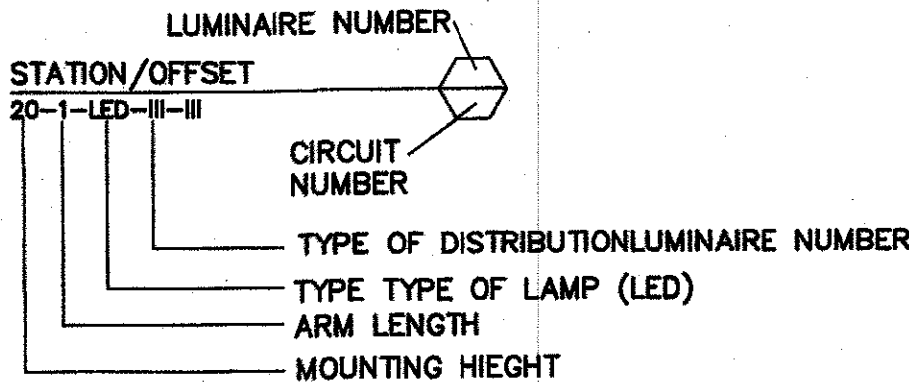
- CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- CENTERLINE
- RIGHT-OF-WAY
- BUILDING
- SIDEWALK
- EXISTING CURB & GUTTER
- EXISTING BOUNDARY LINE
- LUMINAIRE
- LIGHT CONTROL CABINET W/METER

NOTES

- LOCATION OF ALL CONDUIT, FOUNDATIONS, PULL BOXES AND CONTROL CABINETS SHOWN ARE SCHEMATIC AND SHALL BE ADJUSTED IN THE FIELD TO AVOID UTILITIES AND MAXIMIZE CLEAR SPACE AVAILABLE FOR PEDESTRIANS. ALL SUCH EQUIPMENT SHALL BE INSTALLED WITHIN THE RIGHT-OF-WAY.
- ROADWAY LIGHTING ON THIS PROJECT SHALL CONSIST OF 240 VOLTS FOR CONVENTIONAL ROADWAY LIGHTING SYSTEMS
- EACH CIRCUIT FOR ROADWAY LIGHTING SHALL BE INSTALLED IN SEPARATE CONDUITS UNLESS APPROVED OTHERWISE
- EACH LUMINAIRE SHALL INCLUDE A PHOTO ELECTRIC CELL
- CONVENTIONAL LIGHTING FOR RESIDENTIAL SHALL BE SERVED BY A NEW POWER SERVICE LOCATED NEAR THE INTERSECTION WYOMONT CIRCLE AND LA MIRADA PLACE
- CONVENTIONAL LIGHTING FOR COMMERCIAL SHALL BE SERVED BY A NEW POWER SERVICE LOCATED 340'± WEST OF WYOMING BLVD NORTH OF LA MIRADA PLACE
- ALL WIRING FOR THE LIGHTING SYSTEM SHALL BE ALUMINUM WITH A STANDARD ALUMINUM LABEL PERMANENTLY AFFIXED TO THE EXTERIOR OF THE STREET LIGHT POLE ABOVE THE ELECTRICAL SERVICE HAND HOLD

KEYED NOTES

- INSTALL NEW 30' TYPE V SINGLE ARM VALMONT HAPCO ALUMINUM LIGHTING STANDARD WITH FOUNDATION PER COA STD DWG 2581 AND 2580
- INSTALL NEW LUMINAIRE 40WATT ACUTITY BRAND ATBS P10 MVOLT R3 TYPE III DISTRIBUTION, INCLUDING PHOTO ELECTRIC CELLS TO CONFORM WITH THE NEW MEXICO NIGHT SKY PROTECTION ACT
- INSTALL NEW 2" RIGID ELECTRICAL CONDUIT WITH 2-#6 AWG CONDUCTORS
- INSTALL NEW STANDARD SIZE PULL BOX
- INSTALL NEW 240/480 STREET LIGHTING CONTROL CABINET-ONE CIRCUIT METERED. COORDINATE WITH PNM FOR SERVICE CONNECTION TO DETERMINE LOCATION OF NEW CABINET.
- INSTALL 5' STUB OUT WITH CAP



Tierra West, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: WYMONT PLACE SUBDIVISION LIGHTING PLAN	
DESIGN REVIEW COMMITTEE APPROVED Mar. 31, 2022	CITY ENGINEER APPROVAL APPROVED May 26, 2022 CITY ENGINEER
CITY PROJECT NO. 568482	ZONE MAP NO. G-19-Z
SHEET 21 OF 22	



CONSTRUCTION — **Pole Shaft:** The pole shaft is of uniform dimension and wall thickness and is made of a weldable-grade, hot-rolled, commercial-quality steel tubing with a minimum yield of 55 KSI (11-gauge, .1196"), or 50 KSI (7-gauge, .1793"). Shaft is one-piece with a full-length longitudinal high-frequency electric resistance weld. Uniformly square in cross-section with flat sides, small corner radii and excellent torsional qualities. Available shaft widths are 4", 5" and 6".

Pole Top: A flush non-metallic black top cap is provided for all poles that will receive drilling patterns for side-mount luminaire arm assemblies or when ordered with PT option.

Handhole: A reinforced handhole with grounding provision is provided at 18" from the base on side A. Positioning the handhole lower may not be possible and requires engineering review; consult Tech Support-Outdoor for further information. Every handhole includes a cover and cover attachment hardware. The handhole has a nominal dimension of 2.5" x 5".

Base Cover: A durable ABS plastic two-piece full base cover, finished to match the pole, is provided with each pole assembly. Additional base cover options are available upon request.

Anchor Base/ Bolts: Anchor base is fabricated from steel that meets ASTM A36 standards and can be altered to match existing foundations; consult factory for modifications. Anchor bolts are manufactured to ASTM F1554 Standards grade 55, (55 KSI minimum yield strength and tensile strength of 75-95 KSI). Top threaded portion (nominal 12") is hot-dipped galvanized per ASTM A-153.

HARDWARE -- All structural fasteners are high-strength galvanized carbon steel. All non-structural fasteners are galvanized or zinc-plated carbon steel or stainless steel.

FINISH — Extra durable standard powder-coat finishes include Dark Bronze, White, Black, Medium Bronze and Natural Aluminum colors. Classic finishes include Sandstone, Charcoal Gray, Tennis Green, Bright Red and Steel Blue colors. Architectural Colors and Special Finishes are available by quote and include, but are not limited to Hot-dipped Galvanized, Paint over Hot-dipped Galvanized, RAL Colors, Custom Colors and Extended Warranty Finishes. Factory-applied primer paint finish is available for customer field-paint applications.

BUY AMERICAN – Product with the BAA option is assembled in the USA and meets the Buy America(n) government procurement requirements under FAR, DFARS and DOT. Please refer to www.acuitybrands.com/buy-american for additional information.

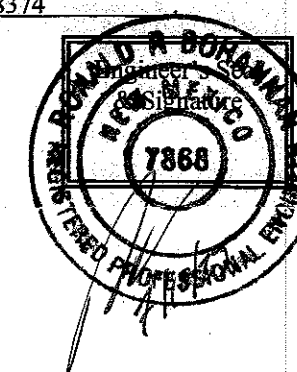
INSTALLATION – Do not erect poles without having fixtures installed. Factory-supplied templates must be used when setting anchor bolts. Lithonia Lighting will not accept claim for incorrect anchorage placement due to failure to use Lithonia Lighting factory templates. If poles are stored outside, all protective wrapping must be removed immediately upon delivery to prevent finish damage. Lithonia Lighting is not responsible for the foundation design.

WARRANTY — 1-year limited warranty. Complete warranty terms located at: www.acuitybrands.com/support/warranty/terms-and-conditions

NOTE: Actual performance may differ as a result of end-user environment and application. Specifications subject to change without notice.

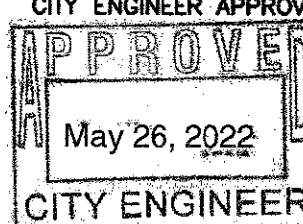
CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, **Ronald R. Bohannon**, of the firm of **Tierra West LLC**, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the structure detailed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction with survey information provided by **Brian Martinez**, of **Cartesian Surveys Inc.**, NMPMS number 18374



See footnotes next page

POLE-SS

 TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com		DESIGNED BY: _____ DRAWN BY: P. _____ CHECKED BY: _____ NO. _____ DATE: _____													
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP															
TITLE: WYOMONT PLACE SUBDIVISION LIGHTING DETAILS															
DESIGN REVIEW COMMITTEE 	CITY ENGINEER APPROVAL 	LAST DESIGN UPDATE _____ _____ _____ _____ _____	<table border="1"> <thead> <tr> <th>MO./DAY/YR.</th> <th>MO./DAY/YR.</th> </tr> </thead> <tbody> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </tbody> </table>	MO./DAY/YR.	MO./DAY/YR.										
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CITY PROJECT NO. 568482		ZONE MAP NO. G-19-Z													
SHEET 22		OF 22													