

Comanche Business Center

TRACTS D-1-A, D-1-B, D-1-C, D-2, D-3 AND D-4, BLOCK D OF INDIAN ACRES

Construction Plans for Public Infrastructure: Stanford Drive NE Paving and Fire Line Improvements Comanche Road NE Paving and Fire Line Improvements

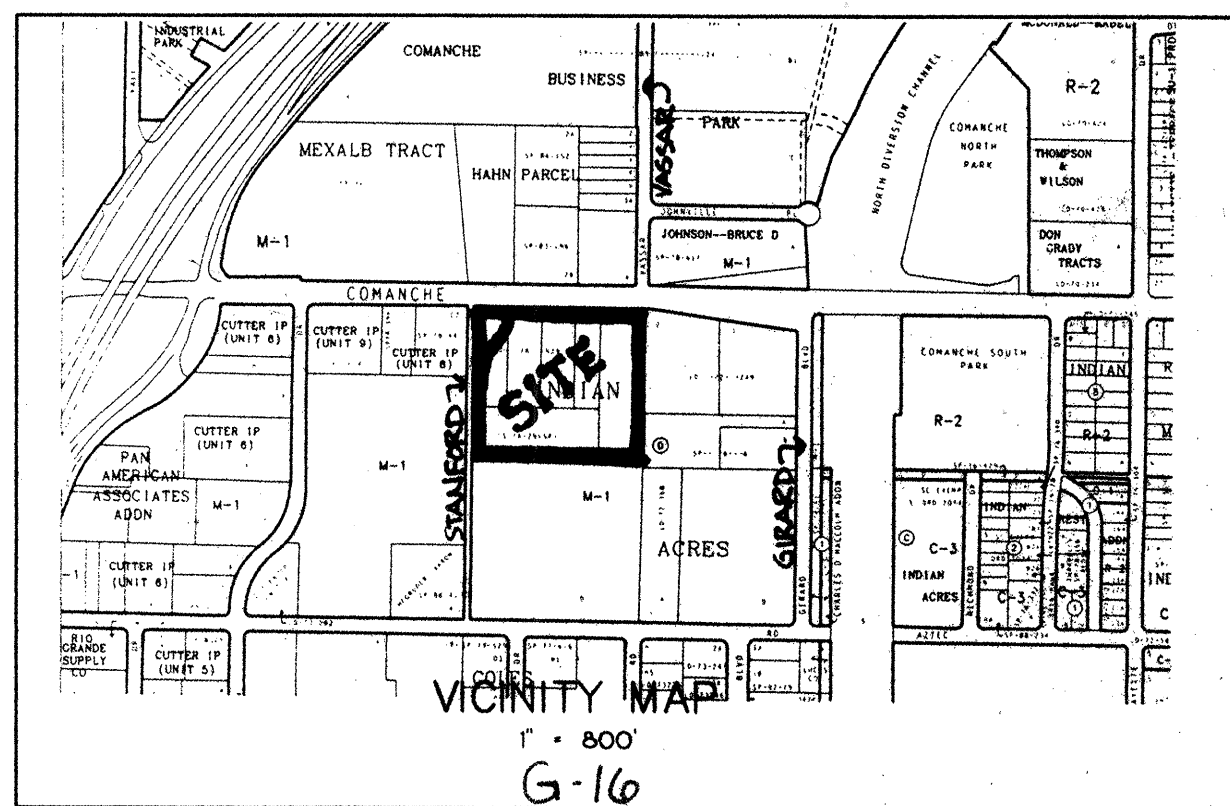
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RECORD DRAWING

I, Jeffrey G. Mortensen, Registered Professional Engineer in the State of New Mexico, do hereby certify that this "as-built" information was obtained by me or under my supervision and represents the "as-built" conditions of this project, and is true and correct to the best of my knowledge and belief. All vertical and horizontal dimensions should be field verified prior to use on future projects.

Jeffrey G. Mortensen
NAME/NO. 8547
Date 11-04-99
11-17-2000



THE FOLLOWING NOTES APPLY WHEN CHECKED

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



C.L. WEISS ENGINEERING, INC.
POST OFFICE BOX 87 SANDIA PARK, N.M. 87047 - (505) 281-1800
100 ALVARADO DR. NE ALBUQUERQUE, N.M. 87102 - (505) 285-5444

Notice to Contractor

GENERAL NOTES:

- ALL WORK TO BE IN ACCORDANCE WITH THE LATEST EDITION OF CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
- THE CONTRACTOR SHALL ABIDE BY ALL LOCAL, STATE AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE IMPROVEMENTS.
- CONSTRUCTION ACTIVITY SHALL BE LIMITED TO THE PROPERTY AND/OR PROJECT LIMITS. ANY DAMAGE TO ADJACENT PROPERTIES RESULTING FROM THE CONSTRUCTION PROCESS IS THE RESPONSIBILITY OF THE CONTRACTOR. ANY COSTS INCURRED FOR REPAIRS SHALL BE THE COST OF THE CONTRACTOR.
- 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.
- THE CONTRACTOR SHALL OBTAIN ALL THE NECESSARY PERMITS FOR THE PROJECT PRIOR TO COMMENCING CONSTRUCTION (I.E. BARRICADING, TOPSOIL DISTURBANCE, EXCAVATION, ETC.).
- THE CONTRACTOR SHALL PREPARE A CONSTRUCTION TRAFFIC CONTROL AND SIGNING PLAN AND OBTAIN APPROVAL OF SUCH PLAN FROM THE CITY OF ALBUQUERQUE TRAFFIC ENGINEERING DEPARTMENT PRIOR TO BEGINNING ANY CONSTRUCTION WORK ON OR ADJACENT TO EXISTING STREETS.
- THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION BARRICADES AND SIGNING AT ALL TIMES. THE CONTRACTOR SHALL VERIFY THE PROPER LOCATION OF ALL BARRICADING AT THE END AND BEGINNING OF EACH DAY.
- FIVE (5) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. THREE (3) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. THE CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 19 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
- THE WATER SYSTEMS DIVISION (857-8200) SHALL BE NOTIFIED FIVE (5) WORKING DAYS IN ADVANCE OF ANY WORK WHICH MAY AFFECT EXISTING PUBLIC WATER FACILITIES. THE CONTRACTOR SHALL ALSO COORDINATE FOR VALVE OPERATION FOR WATER SHUTOFF.
- THE CONTRACTOR SHALL CONTACT NEW MEXICO ONE CALL SYSTEM, PHONE: 260-1990, TO LOCATE UNDERGROUND UTILITIES TWO (2) WORK DAYS PRIOR TO BEGINNING EXCAVATION.
- ALL ELECTRICAL, TELEPHONE, CABLE TV, GAS AND OTHER UTILITY LINES, CABLES AND APPURTENANCES ENCOUNTERED DURING CONSTRUCTION THAT REQUIRE RELOCATION SHALL BE COORDINATED WITH THAT UTILITY COMPANY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF ALL NECESSARY UTILITY ADJUSTMENTS. NO ADDITIONAL COMPENSATION WILL BE ALLOWED FOR DELAYS OR INCONVENIENCES CAUSED BY UTILITY COMPANY WORK CREWS. THE CONTRACTOR MAY BE REQUIRED TO RESCHEDULE HIS ACTIVITIES TO ALLOW UTILITY CREWS TO PERFORM THEIR REQUIRED WORK.
- FOR PURPOSES OF THIS PROJECT THE TERM ENGINEER SHALL REFER TO EITHER THE OWNER'S EMPLOYEE OR THE CONSTRUCTION OBSERVER RESPONSIBLE FOR CONSTRUCTION INSPECTION OF THE PROJECT.
- ALL EXISTING IMPROVEMENTS ARE TO REMAIN, UNLESS SPECIFICALLY NOTED TO BE REMOVED. CONTRACTOR SHALL REPAIR ANY CONTRACTOR-CAUSED DAMAGE, AS DETERMINED BY THE ENGINEER TO EXISTING IMPROVEMENTS TO THE SATISFACTION OF THE OWNER AT THE CONTRACTOR'S EXPENSE.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL CHECK ALL DIMENSIONS, HORIZONTAL AND VERTICAL, AND SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER PRIOR TO CONSTRUCTION SO THAT CONFLICT CAN BE RESOLVED WITH THE MINIMUM AMOUNT OF DELAY.
- ALL REFERENCES TO COMPACTED BACKFILL OR COMPACTED SUBGRADE SHALL MEAN SOIL COMPACTED TO 95% OF MAXIMUM DENSITY AS DETERMINED BY ASTM D-1557 UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK, IN ORDER THAT THE ENGINEER MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE ENGINEER AND SHALL NOTIFY THE ENGINEER AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. REPLACEMENT SHALL BE DONE ONLY BY THE CITY OF ALBUQUERQUE SURVEY SECTION. WHEN A CHANGE IS MADE IN THE FINISH ELEVATION OF THE PAVEMENT OF ANY ROADWAY IN WHICH A PERMANENT SURVEY MONUMENT IS LOCATED, CONTRACTOR SHALL AT HIS OWN EXPENSE, ADJUST THE MONUMENT COVER TO NEW GRADE, UNLESS OTHERWISE SPECIFIED.
- PAVING NOTES:
 - ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY THE CONTRACTOR TO LOCATION AND IN KIND AS EXISTING OR AS INDICATED IN THIS PLAN.
 - ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES TWENTY-FOUR (24) HOUR CONSTRUCTION.
 - ALL PAVEMENT TO BE REMOVED SHALL BE SAW CUT, HAVE A UNIFORM EDGE AND BE SPRAYED WITH TACK.
- WHEN ABUTTING NEW CURB AND GUTTER TO EXISTING PAVEMENT, A 1'-WIDE SECTION OF EXISTING PAVEMENT ADJACENT TO THE CURB AND GUTTER SHALL BE NEATLY SAW CUT, REMOVED AND REPLACED.
- PAVING AND ROADWAY GRADES SHALL BE $\pm 0.05'$ FROM ELEVATIONS SHOWN ON PLANS.

GRADING NOTES:

- THE CONTRACTOR MUST CONFORM TO ALL COUNTY, STATE AND FEDERAL DUST CONTROL MEASURES AND REQUIREMENTS AND WILL BE RESPONSIBLE FOR PREPARING AND OBTAINING ALL NECESSARY APPLICATIONS, PERMITS AND APPROVALS. THE COST FOR REQUIRED MEASURES SHALL BE INCIDENTAL TO THE PROJECT COSTS.
- THE CONTRACTOR IS TO ENSURE THAT NO SOIL ERODES FROM THE SITE ONTO ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. THIS SHOULD BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AT THE PROPERTY LINES AND WETTING THE SOIL TO PREVENT WIND EROSION.
- A DISPOSAL SITE FOR ALL EXCESS EXCAVATION MATERIAL AND UNSUITABLE MATERIAL SHALL BE OBTAINED BY THE CONTRACTOR IN COMPLIANCE WITH APPLICABLE ENVIRONMENTAL REGULATIONS AND APPROVED BY THE CONSTRUCTION OBSERVER. ALL COSTS INCURRED IN OBTAINING A DISPOSAL SITE AND HAUL THERE TO SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND NO SEPARATE MEASUREMENT OR PAYMENT SHALL BE MADE.

TRAFFIC CONTROL NOTE:

- THE CONTRACTOR SHALL CONTACT TRAFFIC ENGINEERING OPERATIONS AT 857-8000 FOR REMOVAL AND REPLACEMENT OF TRAFFIC SIGNS.

990502/3

1-8	10/99				
4A	2/00				
REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER	
		DRC Chairman		3-3-99	APPROVED FOR CONSTRUCTION
		Transportation		4-4-99	
		Water/Wastewater		1/28/99	
		Hydrology		1/28/99	
		C.I.P.		1/28/99	
Constr. Mngmt.					
Constr. Coord.					
City Project No.		605681		Sheet 1 of 8	

RECORD DRAWING

STANFORD DRIVE NE PLAN

REFER TO PLAT FOR PROPERTY DESCRIPTION

NEW STANFORD DRIVE CENTERLINE DESCRIPTION

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C1	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C2	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

LINE	BEARING	STATION
L1	N10°24'30"E	102.94
L2	N00°25'30"E	320.91

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C3	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C4	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C5	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C6	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C7	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C8	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C9	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C10	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C11	106.08	180.00	54.63	104.55	N27°17'30"E	33°46'00"
C12	137.44	180.00	72.27	134.13	S22°18'00"W	43°45'00"

STANFORD DRIVE NE PROFILE

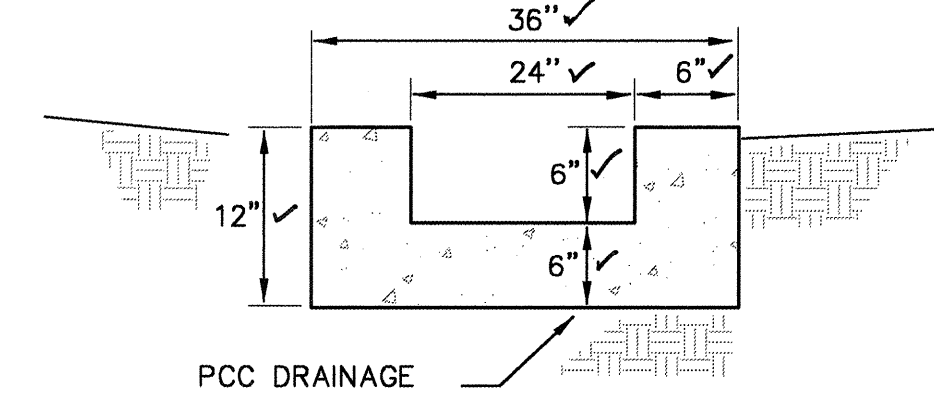
1" = 40' HORIZONTAL
1" = 4' VERTICAL

PVI STA = 15+53.60
PVI ELEV = 5085.02
A.D. = -1.01
K = 99.07

PVI STA = 12+79.03
PVI ELEV = 5074.54
A.D. = 0.88
K = -113.80

NEW STANFORD PAVING SECTION

PAVING DESIGN BY GEO-TESTING LABS
REF: REPORT TO SIENA CORPORATION



DETAIL A
NTS

LEGEND

APPLIES TO ALL SHEETS

TA	TOP OF ASPHALT
TC	TOP OF CURB
FC	FACE OF CURB
PC	POINT OF CURVE
PRC	POINT OF REVERSE CURVE
PT	POINT OF TANGENT
FL	FLOW LINE
CR	CURB RETURN
HP	HIGH POINT
LP	LOW POINT
DS	DIRECTION OF SURFACE FLOW
SE	PROPOSED SPOT ELEVATION
GE	EXISTING ELEVATION CONTOUR
GP	EXISTING PAVEMENT/CURB & GUTTER
GR	EXISTING ROW TO BE VACATED
PS	PROPOSED FINISHED CONTOUR
SL	PROPOSED SAW CUT LINE
SC	PROPOSED CURB & GUTTER
PA	PROPOSED ASPHALT PAVEMENT
PTA	PROPOSED ASPHALT PAVEMENT (TEMPORARY)
PCW	PROPOSED CONCRETE SIDEWALK
NCA	NO-CROWN AREA

NOTE: SEE SHEET 4 FOR WATER VALVE SHUTOFF PLAN AND RESTRAINED JOINT SCHEDULE.

KEYED NOTES

- REFER TO SHEET 4 FOR DETAILS PERTAINING TO IMPROVEMENTS IN COMANCHE ROAD EAST AND WEST OF NEW STANFORD DRIVE INTERSECTION.
- PROJECT BASIS OF BEARINGS IS NORTH PROPERTY CORNER (TOP OF REBAR). ELEVATION = 5073.36.
- TEMPORARY BENCHMARK IS NORTHEAST PROPERTY CORNER (TOP OF REBAR). ELEVATION = 5073.36.
- NEW STANFORD DRIVE CENTERLINE STA 10+00 IS AT INTERSECTION WITH COMANCHE ROAD ROW CENTERLINE AND LIES N 61°24'47" E, 88.71' FROM EXISTING NORTHWEST PROPERTY CORNER.
- REMOVE AND DISPOSE OF 42 LF OF EXISTING CONC. CURB AND GUTTER AND 620 LF OF 20'-WIDE ASPHALT PAVEMENT (EXISTING STANFORD DRIVE AND INTERSECTION AT COMANCHE ROAD).
- EXISTING 25' STANFORD DRIVE ROW TO BE VACATED WHEN NEW ROW IS ESTABLISHED WITH REPLAT.
- CONSTRUCT 40'-WIDE F/F STREET ENDING AT STA 12+95.45. NO-CROWN TRANSITION 11+03 TO 11+28. PROVIDE CASE 2 HANDICAP RAMPS AT CURB RETURNS. SEE SECTION B AND COA STD. DWGS. 2407 AND 2441.
- CONSTRUCT HALF-SECTION OF 40'-WIDE F/F STREET STA 12+95.45 TO 16+67.38 (LEFT). PROVIDE TEMPORARY PAVING TAPERING FROM 20'-WIDE AT 12+95.45, L-20' TO 4'-WIDE AT 16+67.38, R-4'. SEE SECTION A AND COA STD. DWG. 2407.
- PROVIDE SMOOTH ASPHALT TRANSITION AS REQUIRED TO MATCH EXISTING PARKING AREA PAVEMENT STA 12+95 TO 13+50 (RIGHT).
- CONSTRUCT 40'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 11+98.34, L-20'. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS DRIVE. SEE COA STD. DWGS. 2420 AND 2426.
- CONSTRUCT 50'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 11+92.72, R-20'. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS DRIVE. SEE COA STD. DWGS. 2420 AND 2426. PROVIDE VERTICAL CURVES AT BOTH CURB RETURNS TO CREATE HIGH POINT AS SHOWN.
- PROVIDE SMOOTH ASPHALT TRANSITION AS REQUIRED TO MATCH EXISTING PARKING AREA. SAW CUT EXISTING EAST EDGE OF PARKING AREA TO PROVIDE NEW PAVEMENT EDGE.
- CONSTRUCT 40'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 14+69.77, L-20'. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS DRIVE. SEE COA STD. DWGS. 2420 AND 2426.
- CONSTRUCT 40'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 16+44.27, L-20'. SEE COA STD. DWG. 2425.
- FIELD ADJUST AS NECESSARY TO PROVIDE SMOOTH-RIDING TRANSITION BETWEEN END OF NEW PAVEMENT AND EXISTING 20'-WIDE STANFORD DRIVE.
- ADJUST MANHOLE RIMS AS REQUIRED TO MATCH NEW PAVING GRADE AT STA 13+47, 15+47 AND 16+47, L-5.5'. SEE COA STD. DWG. 2111.
- CONSTRUCT 6" CONCRETE HEADER CURB AT NORTH EDGE OF EXISTING PARKING AREA AS SHOWN. SEE COA STD. DWG. 2415.
- CONSTRUCT 70 LF CONCRETE DRAINAGE CHANNEL FROM LOW POINT IN PARKING AREA TO INLET OF 2'-WIDE SIDEWALK DRAIN. SEE COA STD. DWG. 2236.
- DETAIL A, THIS SHEET. NOTE: CONNECT EXISTING 6" POND DRAIN PIPE INTO CHANNEL AS SHOWN.
- FIELD VERIFY LOCATION OF EXISTING 4" GAS LINE THIS AREA. CONTACT PNM GAS COMPANY FOR DIRECTION IN RELOCATING OR EXTENDING GAS LINE.
- PROVIDE SOLID 4" WHITE PLASTIC STRIPING FOR OUT LANES STA 10+40 TO 10+90. PROVIDE 8" LONG PLASTIC ARROWS AS SHOWN.
- PROVIDE DOUBLE SOLID 4" YELLOW PLASTIC STRIPING FOR IN/OUT LANES STA 10+40 TO 10+90.
- INSTALL FIRE HYDRANT, 6" GATE VALVE/BOX A, 6" TEE, JOINT RESTRAINTS AND 38 LF 6" PVC WATERLINE AT STA 12+36.67, L-22'. TEE LOCATED APPROX. 12+57, R-11'. SEE STD. DWGS. 2315, 2325 & 2340.
- INSTALL FIRE HYDRANT, 6" GATE VALVE/BOX A, 6" TEE, JOINT RESTRAINTS AND 12 LF 6" PVC WATERLINE AT STA 14+94.77, L-22'. TEE LOCATED APPROX. 14+95, L-10'. SEE STD. DWGS. 2315, 2325 & 2340.
- CONSTRUCT 40'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 12+65.45, R-20'. SEE COA STD. DWG. 2425. PROVIDE SMOOTH TRANSITION INTO EXISTING PAVED PARKING AREA.
- PROVIDE SOLID 4" YELLOW PLASTIC STRIPING STA 11+02 TO 12+95 (CL).



C.L. WEISS ENGINEERING, INC.

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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **COMANCHE BUSINESS CENTER
STANFORD DRIVE NE IMPROVEMENTS**

DESIGNED BY	CHECKED BY	DATE	REVISIONS	DATE	DATE
City Engineer Approval					
City Project No.	Zone Map No.	Sheet	Of		

City Project No. **605681** Zone Map No. **G-16** Sheet **3** Of **8**

AS-BUILT INFORMATION	CONTRACTOR	WORK	DATE	INSPECTOR	DATE	ACCEPTANCE	DATE	VERIFICATION	DATE	COMMENTS	DATE	RECORDED	DATE	NO.	BY
Universal Construction, LLC	J.M.A.	08/09	08/09	J.M.A.	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09
AS-BUILT INFORMATION	CONTRACTOR	WORK	DATE	INSPECTOR	DATE	ACCEPTANCE	DATE	VERIFICATION	DATE	COMMENTS	DATE	RECORDED	DATE	NO.	BY
Universal Construction, LLC	J.M.A.	08/09	08/09	J.M.A.	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09	08/09



ENGINEER'S SEAL

10/09 AS-BUILT & CERTIFY

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

DATE

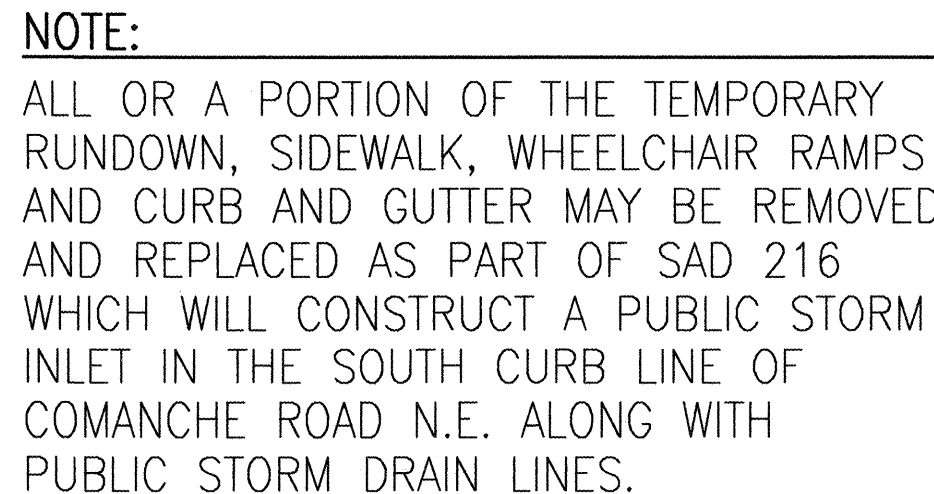
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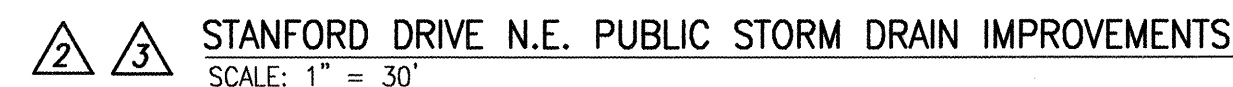
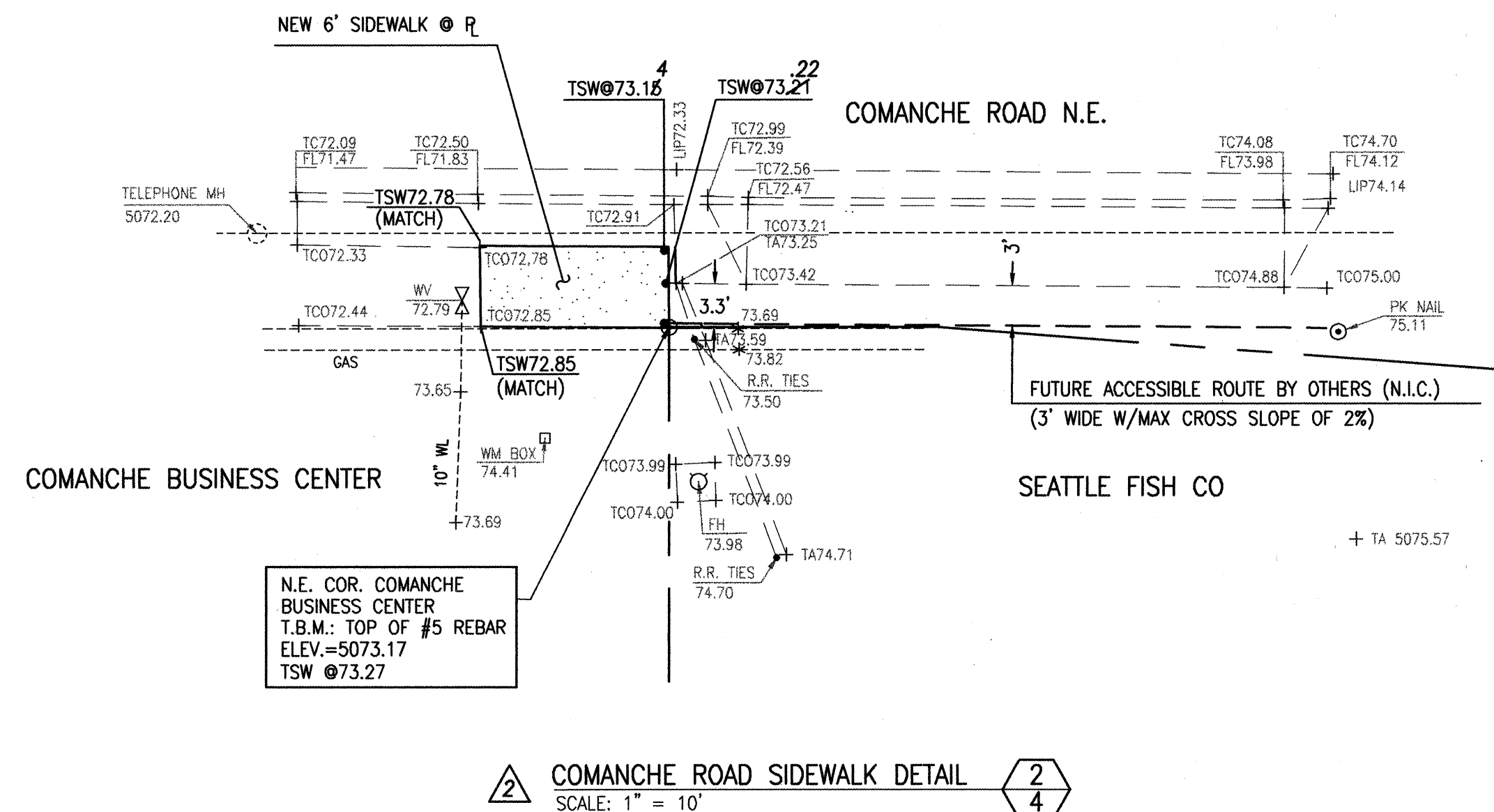
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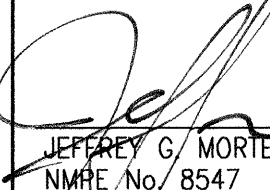


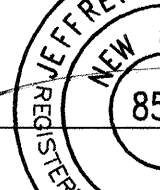
- 2 COMANCHE ROAD / STANFORD RUNDOWN DETAIL 1
SCALE: 1" = 4' 3



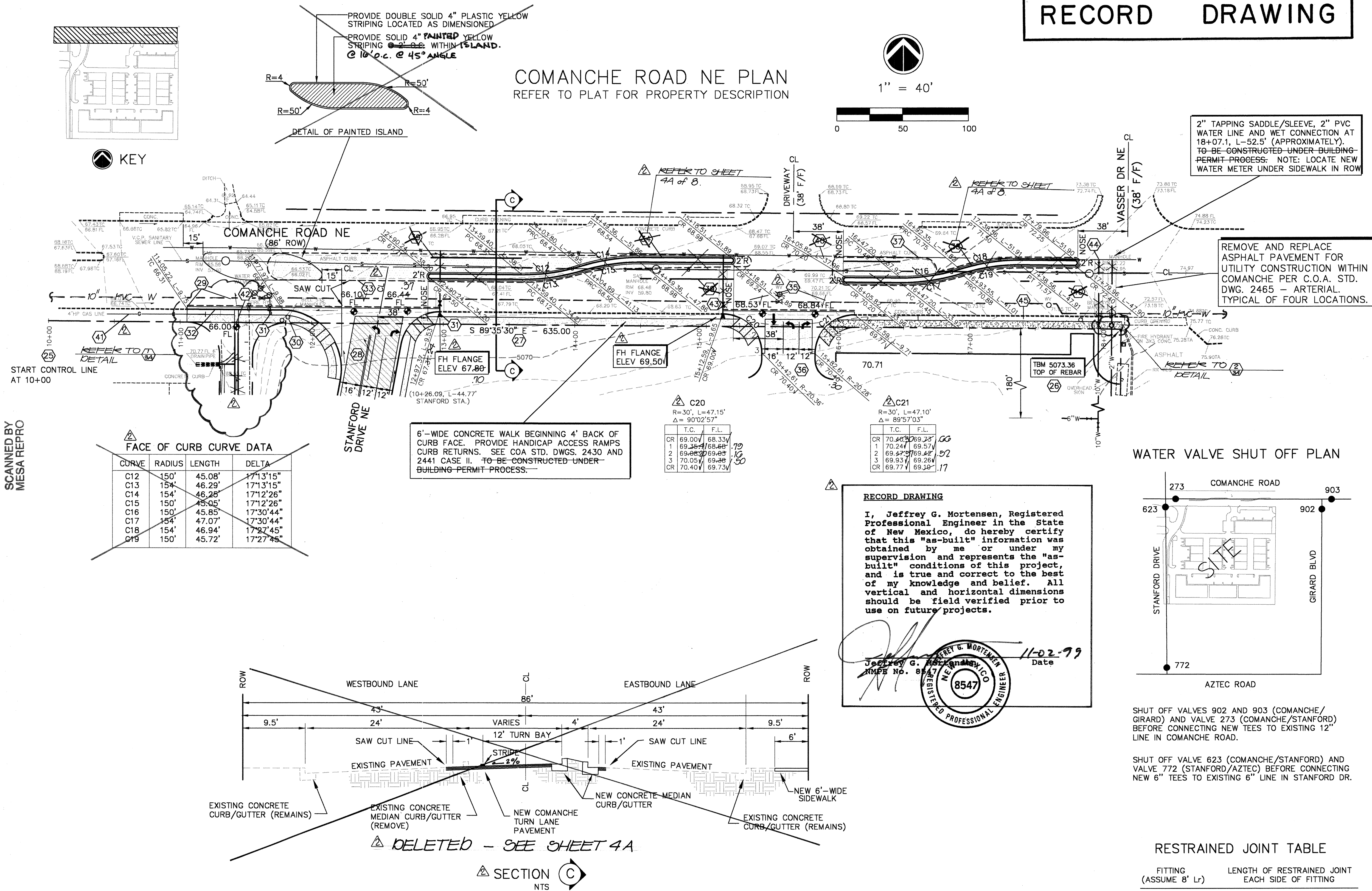
RECORD DRAWING

I, JEFFREY G. MORTENSEN, REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS "AS-BUILT" INFORMATION WAS OBTAINED BY ME OR UNDER MY SUPERVISION AND REPRESENTS THE "AS-BUILT" CONDITIONS OF THIS PROJECT, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. ALL VERTICAL AND HORIZONTAL DIMENSIONS SHOULD BE FIELD VERIFIED PRIOR TO USE ON FUTURE PROJECTS.


JEFFREY G. MORTENSEN
NAME NO. 8547

 11-1
DATE 2008

[illegible]

SCANNED BY
MESA REPRO

KEYED NOTES

- STATIONING BASELINE IS EXTENSION OF NORTH PROPERTY LINE AS SHOWN. STA 10+00 LIES N 89°35'30" W. 180.22' FROM EXISTING NORTHWEST PROPERTY CORNER.
- TEMPORARY BENCHMARK IS NORTHEAST PROPERTY CORNER (TOP OF REBAR). ELEVATION = 5073.36.
- PROJECT BASIS OF BEARINGS IS NORTH PROPERTY LINE (REFER TO PLAT).
- REFER TO SHEET 3 FOR DETAILS PERTAINING TO NEW INTERSECTION WITH STANFORD DRIVE AND IMPROVEMENTS SOUTH OF COMANCHE ROAD.
- SAW CUT EXISTING PAVING 1' INSIDE NORTH EDGE OF EXISTING CONCRETE GUTTER, STA 11+05.2, L 12.7' TO 12+97.4, L 12.7'. REMOVE AND DISPOSE OF PAVING, 192 LF EXISTING CONCRETE CURB/GUTTER AND 24 LF EXISTING 4" CONCRETE SIDEWALK.
- REMOVE AND DISPOSE OF 125 SF CONCRETE AROUND EXISTING MANHOLE LIDS. ADJUST RIM ELEVATIONS TO MATCH FINAL GRADE.
- RELOCATE EXISTING FIRE HYDRANT AND VALVE/BOX TO STA 12+97.37, L-9.75' TO 11+77.97, L-9.68'. BEGIN NEW C/G BY MATCHING EXISTING C/G AT 11+05.22, L-9.75'. SEE SHEET 3 FOR CURB RETURN INFORMATION TURNING SOUTH ON STANFORD DRIVE. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS ENTIRE INTERSECTION AT FLOW LINE. SEE COA STD. DWGS. 2315, 2325 AND 2340.
- CONSTRUCT 92 LF CONCRETE CURB/GUTTER STA 11+05.22, L-9.75' TO 11+77.97, L-9.68'. BEGIN NEW C/G BY MATCHING EXISTING C/G AT 11+05.22, L-9.75'. SEE SHEET 3 FOR CURB RETURN INFORMATION TURNING SOUTH ON STANFORD DRIVE. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS ENTIRE INTERSECTION AT FLOW LINE. SEE COA STD. DWGS. 2415 AND 2420.
- SAW CUT EXISTING PAVING 1' OUTSIDE EDGE OF EXISTING ASPHALT CURBED MEDIAN. REMOVE AND DISPOSE OF PAVING AND ENTIRE MEDIAN (745 LF). REPLACE PER PAVING DETAILS THIS SHEET, 4A & D.
- CONSTRUCT 472 LF CONCRETE MEDIAN CURB/GUTTER TO CREATE 4' WIDE MEDIAN/DOUBLE TURN BAY BETWEEN STA 12+96.24 AND 15+118.89 (LEFT). SEE SECTION C & COA STD. DWGS 2408, 2415 AND 2502.
- SAW CUT EXISTING PAVING 1' INSIDE NORTH EDGE OF EXISTING CONCRETE GUTTER, STA 15+12.6, L 12.7' TO 16+12.6, L 12.7'. REMOVE AND DISPOSE OF PAVING AND 100 LF EXISTING CONCRETE CURB/GUTTER.
- CONSTRUCT 40'-WIDE PRIVATE DRIVEWAY ENTRANCE CENTERED AT STA 15+62.59, L-9.68'. PROVIDE 6'-WIDE CONCRETE VALLEY GUTTER ACROSS DRIVE. SEE COA STD. DWGS. 2420 AND 2426.
- SAW CUT EXISTING PAVING 1' OUTSIDE EDGE OF EXISTING ASPHALT CURBED MEDIAN. REMOVE AND DISPOSE OF PAVING AND ENTIRE MEDIAN (180 LF). REPLACE PER PAVING DETAILS THIS SHEET, 4A & D.
- CONSTRUCT 364 LF CONCRETE MEDIAN CURB/GUTTER TO CREATE 4' WIDE MEDIAN/DOUBLE TURN BAY BETWEEN STA 16+08.82 AND 17+79.96 (LEFT). SEE SECTION C & COA STD. DWGS 2408, 2415 AND 2502.
- PROVIDE SOLID 4" PLASTIC WHITE STRIPING BETWEEN STAS 12+90, L 50.2' TO 13+59, L 50.2' AND 14+19, L 35.9' TO 15+19, L 35.9' AS SHOWN.
- PROVIDE SOLID 4" PLASTIC WHITE STRIPING BETWEEN STAS 16+08, L 49.9' TO 16+17, L 49.9' AND 17+39, L 35.9' TO 17+80, L 35.9' AS SHOWN.
- FIELD VERIFY LOCATION OF EXISTING 4" GAS LINE THIS AREA. CONTACT PNM GAS COMPANY FOR DIRECTION IN RELOCATING OR EXTENDING GAS LINE.
- CONSTRUCT 2' WIDE SIDEWALK DRAIN CENTERED AT STA 11+42.8. SEE COA STD. DWG- 2236.
- INSTALL 12"x6"x12" TEE, 6" GATE VALVE/BOX A, FIRE HYDRANT, JOINT RESTRAINTS AND 46 LF 6" PVC WATERLINE AT STA 15+12.59, L-7.7'. NON-PRESSURIZED CONNECTION LOCATED APPROXIMATELY 15+12, L-54.12 SEE COA STD. DWGS. 2315, 2325 AND 2340. FIRE HYDRANT BURY DEPTH = 4.5' TYPICAL ALL FIRE HYDRANTS THIS PROJECT.
- INSTALL 12"x10"x12" TEE, 10" GATE VALVE/BOX A, JOINT RESTRAINTS AND 10" PVC WATER MAIN. NON-PRESSURIZED CONNECTION LOCATED AT STA 17+98.1, L-52.52 (APPROXIMATELY). SEE COA STD. DWGS. 2315 AND 2325. NOTE: PRIVATE FIRE LINE CONNECTION.
- REMOVE EXISTING WALK THIS AREA.

C.L. WEISS ENGINEERING, INC.

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

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **COMANCHE BUSINESS CENTER
COMANCHE ROAD NE IMPROVEMENTS**

Design Review Committee City Engineer Approval

APPROVED MAR - 3 1999

City Project No. **605681** Zone Map No. **G-16** Sheet **4** Of **8**

DESIGNED BY SDC DATE
DRAWN BY SDC DATE
CHECKED BY CLW DATE

REVISIONS
NO. DATE
DESIGN

Last Design Update

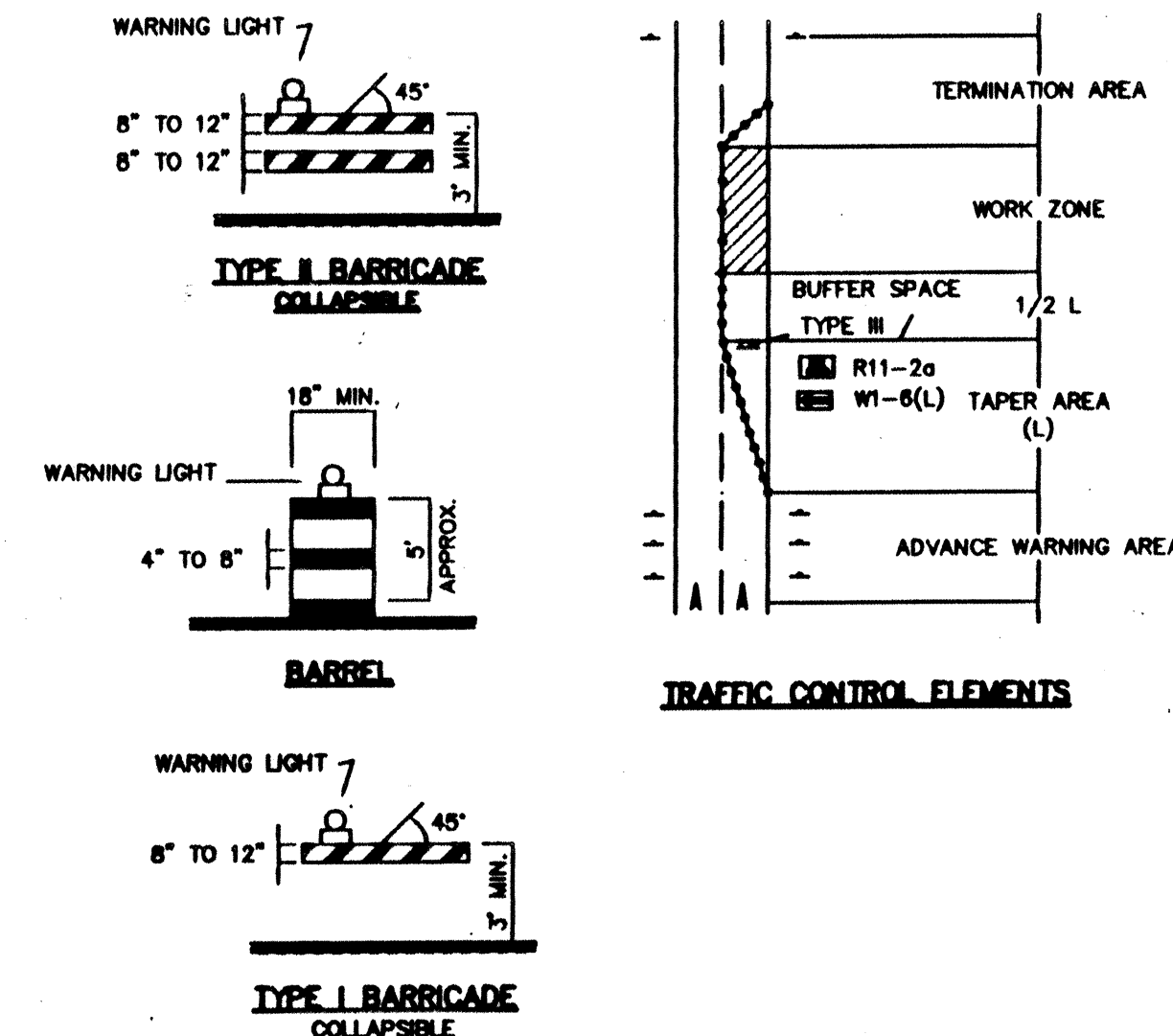
SCANNED BY
MESA REPRO

- CTCSTND1.DWG

- SEE TRAFFIC CONTROL NOTES,
SHEET 4 OF 6 FOR
ADDITIONAL INFORMATION

W1-1(R) 30 MPH or LESS	W1-1(L) 30 MPH or LESS	W1-2(R) 30 MPH or GREATER	W1-2(L) 30 MPH or GREATER	W1-3(R) 30 MPH or LESS	W1-3(L) 30 MPH or LESS	W1-4(R) 30 MPH or GREATER	W1-4(L) 30 MPH or GREATER	W1-8(R)	W1-8(L)	W3-1
W4-2(R)	W4-2(L)	W8-3	W8-1	W8-3	W8-3A	W8-7	W13-1	W12-1	W8-9a	W14-2
W20-1	W20-2	W20-3	W20-4	W20-5(R)	W20-5(L)	W20-5(2R)	W20-5(2L)	W20-5(C)	W20-7	W20-7a
R1-1	R1-2	R2-1	R2-5a	R2-5b	R3-1	R3-2	R3-3	R3-7(R)	R3-7(L)	R4-7b
R5-1	R5-1a	R6-1(R)	R6-1(L)	R7-1	R11-2	R11-2a	R11-4	M4-8a	M4-9(R)	M4-9(L)
				ALL CONSTRUCTION WARNING SIGNS SHALL HAVE A BLACK LEGEND ON A ORANGE BACKGROUND.						
SPECIAL SIGN 10	SPECIAL SIGN 20	SPECIAL SIGN 30	SPECIAL SIGN 50					M4-10(R)	M4-10(L)	G20-2

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



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

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

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

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

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

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

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

RECORD DRAWING

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **SIGNING AND CONSTRUCTION TRAFFIC CONTROL STANDARDS**

DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL

COA Standard

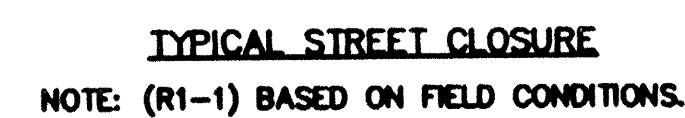
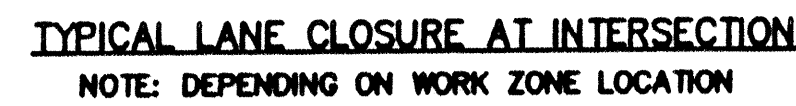
PROJECT NO. 605681	MAP NO. G-16	SHEET 5 OF 68
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990502/3

MAP
NO. G-16

SHEET 5 OF 168

4	9/25/97	ADD NOTE NO. 27
3	9/24/97	REVISED NOTE NO. 26
2	9/24/97	REVISED NOTE NO. 19
1	9/24/97	REVISED NOTE NO. 11
NO.	DATE	REMARKS
REVIEWS		
DESIGN		
DESIGNED BY		DATE
DRAWN BY C.O.A. STANDARDS		DATE
CHECKED BY		DATE



PROJECT TITLE DEPARTMENT PROJECT GROUP		ENGINEER'S SEAL 		SURVEY INFORMATION FIELD NOTES		BENCH MARKS		AS BUILT INFORMATION	
								CONTRACTOR DATE	
LAST UPDATE	MO./DAY/YR.	MO./DAY/YR.	REVISIONS DESIGN	NO. DATE	BY DATE	NO. DATE	NO. DATE	NO. DATE	NO. DATE
CONTROL & MUT.C.D.)		REMARKS		REVISED GENERAL NOTE		J.D.L.			
				NO. DATE		BY			
SHEET 6 OF 8		DESIGNED BY		C.O.A. STANDARDS		DATE			
				DRAWN BY		D./Y.			
		CHECKED BY		DATE		DATE			