

2 3 4 5 6 7 8 9 10 11 12 13 14 15
26-6231.82-2011

SCANNED BY
PLANNING

PUBLIC IMPROVEMENT PLANS
FOR

KENSINGTON SUBDIVISION
PHASE FOUR

ALBUQUERQUE, NEW MEXICO

NOVEMBER 2001

PREPARED FOR:
KENSINGTON LTD PARTNERSHIP
6300 RIVERSIDE PLAZA LANE NW. STE 200
ALBUQUERQUE, NM 87120

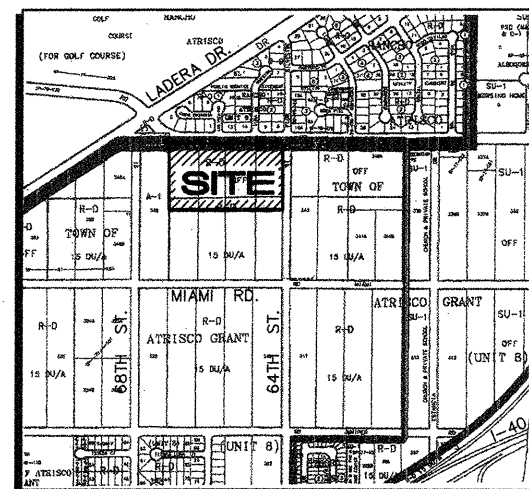
PREPARED BY:
ISAACSON & ARFMAN, P.A.
128 MONROE ST. NE
ALBUQUERQUE, NM 87108

INDEX TO DRAWINGS

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GENERAL NOTES

- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION 1986 EDITION AS AMENDED WITH UPDATE NO. 6.
- ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE & VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH MINIMUM DELAY.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NM ONE-CALL SYSTEM @ 260-1990 FOR LOCATION OF EXISTING UTILITIES.
- CONTRACTOR SHALL CONDUCT HIS OPERATIONS IN A MANNER WHICH WILL MINIMIZE INTERFERENCE WITH LOCAL TRAFFIC. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE LAWS, ORDINANCES, RULES, REGULATIONS, AND ORDERS OF ANY PUBLIC BODY HAVING JURISDICTION FOR THE SAFETY OF PERSONS OR PROPERTY, AND TO PROTECT THEM FROM DAMAGE, INJURY, OR LOSS. CONTRACTOR SHALL ERECT AND MAINTAIN, AS REQUIRED BY THE CONDITIONS AND PROGRESS OF THE WORK, ALL NECESSARY SAFEGUARDS FOR SAFETY CONTINUOUSLY AND NOT LIMITED TO NORMAL WORKING HOURS, THROUGHOUT THE DURATION OF THE PROJECT. CONTRACTOR SHALL ADHERE TO SECTION 19 OF THE GENERAL CONDITIONS OF THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986, AS AMENDED WITH UPDATE NO. 6.
- THE CONTRACTOR AGREES THAT HE 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; THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD HARMLESS THE OWNER & ENGINEER FROM ANY AND ALL LIABILITY REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
- TRAFFIC CONTROL: FIVE (5) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION THE CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. SEE SECTION 19 OF THE SPECIFICATIONS. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY CONTRACTOR TO LOCATION AS EXISTING OR AS SHOWN IN THIS PLAN SET.
- WHEN ABUTTING EXISTING PAVEMENT TO NEW, SAWCUT EXISTING PAVEMENT TO A STRAIGHT EDGE AND AT A RIGHT ANGLE, OR AS APPROVED BY THE FIELD ENGINEER. REMOVAL OF BROKEN OR CRACKED PAVEMENT WILL ALSO BE REQUIRED.
- EXISTING CURB AND GUTTER NOT TO BE REMOVED UNDER THE CONTRACT WHICH IS DAMAGED OR DISPLACED BY THE CONTRACTOR SHALL BE REMOVED AND REPLACED BY THE CONTRACTOR AT HIS EXPENSE.
- ALL FINAL BACKFILL FOR TRENCHES SHALL BE COMPACTED TO A MINIMUM 90% MAXIMUM DENSITY PER ASTM D-1557 AND AS DIRECTED BY SECTION 701.14.2 AND STANDARD DRAWING NUMBER 2315.
- THE CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY OR PRIVATE ROADWAY EASEMENTS SO THAT THE EXCAVATED MATERIAL IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET OR INTO ANY PUBLIC DRAINAGE FACILITY.
- PROPOSED WATERLINE MATERIALS SHALL BE EITHER PVC PIPE MEETING AWWA C900 REQUIREMENTS (6"-12") OR DUCTILE IRON PIPE, THICKNESS CLASS 50 (6"-16").
- ALL SANITARY SEWER LINE STATIONING REFERS TO SANITARY SEWER CENTERLINE STATIONING.
- ALL FITTINGS ON WATERLINES SHALL HAVE RESTRAINED JOINTS AS NOTED ON THE PLANS.
- CONTRACTOR SHALL SUPPORT ALL EXISTING, UNDERGROUND UTILITY LINES WHICH BECOME EXPOSED DURING CONSTRUCTION. PAYMENT FOR SUPPORTING WORK SHALL BE INCIDENTAL TO WATER-LINE AND/OR SEWERLINE COSTS.
- 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 RECORD DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.
- THE CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE ENGINEER MAY TAKE NECESSARY MEASURES TO INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE ENGINEER AND SHALL NOTIFY THE ENGINEER AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. REPLACEMENT SHALL BE DONE ONLY BY THE CITY SURVEYOR. WHEN A CHANGE IS MADE IN THE FINISHED ELEVATIONS OF THE PAVEMENT OF ANY ROADWAY IN WHICH A PERMANENT SURVEY MONUMENT IS LOCATED, CONTRACTOR SHALL, AT HIS OWN EXPENSE, ADJUST THE MONUMENT COVER TO THE NEW GRADE UNLESS OTHERWISE SPECIFIED. REFER TO SECTION 4.4 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
- 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.
- WARNING--EXISTING UTILITY LINE LOCATIONS ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. THE LOCATION OF ANY SUCH EXISTING LINES IS BASED UPON INFORMATION PROVIDED BY THE UTILITY COMPANY, THE OWNER, OR BY OTHERS, AND THE INFORMATION MAY BE INCOMPLETE OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES.

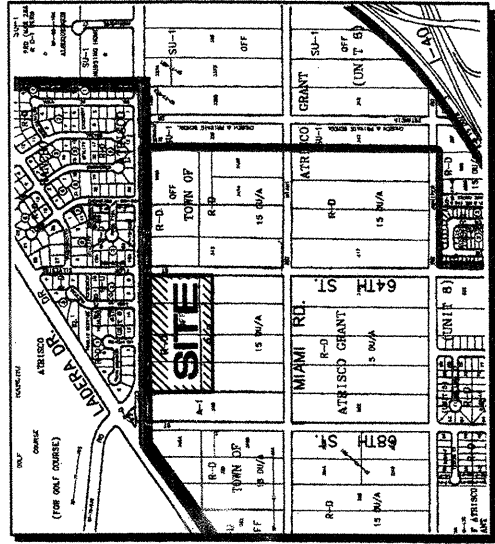


H-10/11
VICINITY MAP
1"=750'±

DRB NO. 1000838

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico
156CVR.DWG 11/09/01

REV.	SHEETS	CITY ENGINEER	DATE	USER	DEPARTMENT	DATE	USER	DEPARTMENT	DATE	
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER		DATE		*****		
		DRC Chairman		[Signature]		12-18-01		APPROVED FOR CONSTRUCTION		
		Transportation		[Signature]		11/29/01				
		Water/Wastewater		[Signature]		11-29-2001				
		Hydrology		[Signature]		11/30/01				
		AMAFCA		[Signature]						
Constr. Mngmt.								City Engineer		DATE
Constr. Coord.										
City Project No.						623182		Sheet		1 of 17



VICINITY MAP

1"=750'

SUBDIVISION DATA / NOTES

- Total Number of Existing Tracts: 1
- Total Number of Lots Created: 64
- Total Number of Tracts Created: 0
- Gross Subdivision Acreage: 9.9267
- Total Mileage of Full-Width Streets Created: 0.36 mi.
- Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- Basis of boundary are the following plats of record entitled:
 - "TOWN OF ATRISCO GRANT, UNIT NO. 8", (12-05-44, D-117)
 - "KENSINGTON SUBDIVISION, PHASE 2", (11-23-99, 99C-319)
 - all being records of Bernalillo County, New Mexico.
- Field Survey performed October, 1997.
- Title Report: None provided.
- Unless otherwise noted, all points are "SET 5/8" REBAR with cap. AL5 LS 7719".
- City Standard Utility Note II:
 - City of Albuquerque Water and Sanitary Sewer Service to Kensington Subdivision, City of Albuquerque.
 - Public Works Department, City of Albuquerque.
- Centerline (in lieu of R/W) monumentation to be installed at all centerline PC's, PT's, angle points and street intersections prior to acceptance of subdivision street improvements and will consist of a standard four-inch aluminum alloy cap stamped "City of Albuquerque", "Centerline Monumentation", "Survey Marker", "Do Not Disturb", "PLS #7719".
- There shall be a minimum of 2,400 square feet of open space provided on each lot within the subdivision.
- Total remaining open space requirement will be met via a cash payment to the City of Albuquerque per the provisions of Section 14-16-3-6(A)(5).

DISCLOSURE STATEMENT

The intent of this plat is to subdivide the subject tract (TRACT A) into 64 residential lots, to dedicate public rights-of-way, and to grant those easements necessary to serve the residential development.

ALDRICH LAND SURVEYING
P.O. BOX 30701, ALBU., N.M. 87190
505-864-1990

156P1.DWG.R 11/07/01

LEGAL DESCRIPTION

A tract of land situate within the Town of Atrisco Grant, projected Sections 10 and 11, Township 11 North, Range 2 East, NMPM, Bernalillo County, New Mexico being all of TRACT A, KENSINGTON SUBDIVISION PHASE 2, as the same is shown and designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on November 23, 1999, in Volume 99C, Folio 319 and being more particularly described as follows:

BEGINNING at the northeast corner of the herein described tract, said point being the south southwest right-of-way return of the Ouray Road and 64th Street intersection, 2,606.46 feet;

THENCE proceeding along the west right-of-way line of 64th Street N.W., S 00°37'25" W, 150.34 feet;

THENCE continuing along said right-of-way line S 00°08'32" E, 149.62 feet;

THENCE continuing along said right-of-way line S 00°37'25" W, 190.89 feet to the southeast corner, said corner being common with the northeast corner of LOT 1, BLOCK D, of said KENSINGTON SUBDIVISION, PHASE 2;

THENCE N 89°22'35" W, 675.46 feet along a line common with the northerly lot lines of LOTS 1-14, BLOCK D of said KENSINGTON SUBDIVISION, PHASE 2, to a point being the southwest corner, said corner being common with the northeast corner of LOT 25, BLOCK D of TRACT A, KENSINGTON SUBDIVISION, PHASE 2, and further being on the east line of TRACT A, KENSINGTON SUBDIVISION, PHASE 2, to a point being the northeast corner of LOT 1, BLOCK D, designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on December 5, 1944, in Volume D, Folio 117;

THENCE N 00°37'25" E, 7.00 feet along said right-of-way line to a point;

THENCE leaving said right-of-way and continuing N 89°22'35" W, 166.61 feet to the southwest corner, said corner being common with the northeast corner of LOT 25, BLOCK D of TRACT A, KENSINGTON SUBDIVISION, PHASE 2, and further being on the east line of TRACT A, KENSINGTON SUBDIVISION, PHASE 2, to a point being the northeast corner of LOT 1, BLOCK D, designated on said plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on December 5, 1944, in Volume D, Folio 117;

THENCE N 00°39'28" E, 508.63 feet along a line common with the east line of said TRACT 348 to the northeast corner, said point being common with the northeast corner of said TRACT 348 and further being on said south right-of-way line of Ouray Road N.W.;

THENCE along said south right-of-way line S 89°23'27" E, 814.76 feet to a point of tangent curvature;

THENCE continuing 39.28 feet along a curve to the right whose radius is 25.00 feet and whose long cord bears S 44°23'01" E, 35.36 feet through a central angle of 90°00'52" to a point of tangency and the POINT OF BEGINNING and containing 9.9267 acres more or less.

FREE CONSENT AND DEDICATION

The subdivision shown herein is with the free consent and in accordance with the desires of the undersigned Owner(s) and/or Proprietor(s) thereof and said Owner(s) and/or Proprietor(s) do hereby dedicate all streets and public rights-of-way shown hereon to the City of Albuquerque in fee simple with warranty covenants and do hereby grant: all access, utility and drainage easements shown hereon including the right to construct, operate, inspect, and maintain facilities therein; and all electrical, gas, water, sewer, and communication lines, conduits, and pipes for underground and/or overhead utilities where shown or indicated, and including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs. Said Owner(s) and/or Proprietor(s) do hereby consent to all of the foregoing and do hereby certify that this subdivision is their free act and deed.

OWNER

KENSINGTON LIMITED PARTNERSHIP
ARGUS DEVELOPMENT CO., INC., GENERAL PARTNER

BEN F. SPENCER, PRESIDENT
ARGUS DEVELOPMENT COMPANY, INC.

Date

ACKNOWLEDGMENT

STATE OF NEW MEXICO } SS
COUNTY OF BERNALILLO }

This instrument was acknowledged before me on _____
20____, by Ben F. Spencer, President of Argus Development Company, Inc., a New Mexico Corporation, a General Partner of Kensington Limited Partnership, a New Mexico Limited Partnership, on behalf of said partnership.

My Commission Expires: _____

Notary Public

Timothy Aldrich, P.S. No. 7719
Date

SHEET 1 OF 3

PLAT FOR KENSINGTON SUBDIVISION PHASE 4

BENING A REPLAT OF
WITHIN THE

TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 10 & 11
TOWNSHIP 11 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

NOVEMBER 2001

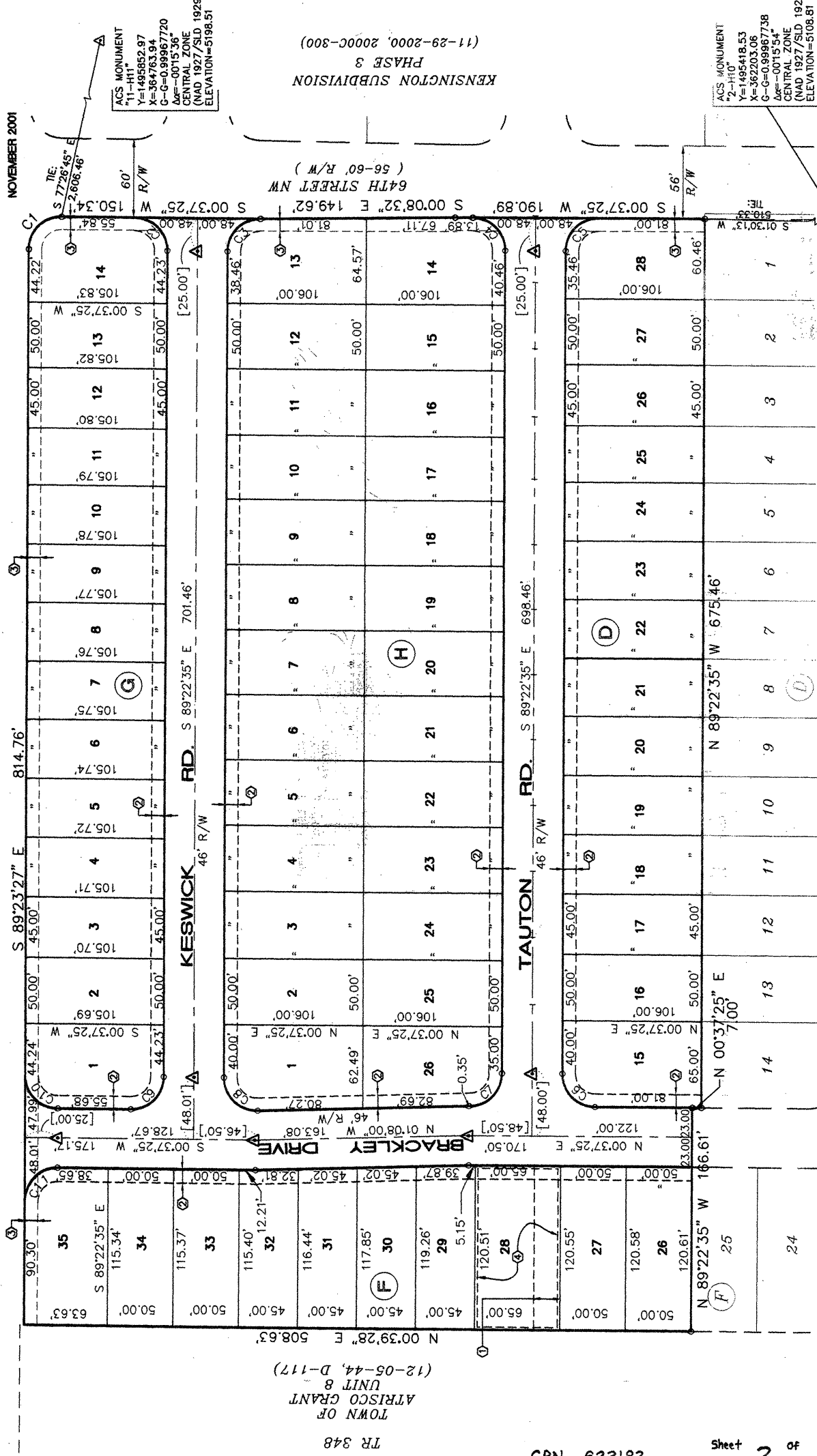
NOTES

- STAKES IN PROJECTS ARE 6" MONUMENT DISTANCES.
- SEE SHEET 3 FOR EASEMENT NOTES, LOT AREA TABLE AND CURVE TABLE.

SCALE: 1"=50'

OURAY ROAD

(86' R/W)



KENSINGTON SUBDIVISION PHASE 2

(11-23-99, BK 99C, PG 910)

SHEET 2 OF 3

PLAT
FOR
KENSINGTON SUBDIVISION
PHASE 4

BEING A REPLAT OF
TRACT A, KENSINGTON SUBDIVISION PHASE 2
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 10 & 11
TOWNSHIP 1 NORTH, RANGE 2 EAST, N14PM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
NOVEMBER 2001

EASEMENTS NOTES

- 20' PUBLIC DRAINAGE EASEMENT GRANTED BY THIS PLAT.
- 10' PUBLIC UTILITY EASEMENT GRANTED BY THIS PLAT.
- EXISTING 10' PUBLIC UTILITY EASEMENT (11-23-99, 99C-319).
- LOT 28, BLOCK F IS COVERED BY A TEMPORARY PUBLIC DRAINAGE EASEMENT WHICH CAN BE RELEASED UPON DEVELOPMENT OF TR. 348.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S. 00°37'25" W	0.35
L2	N. 00°37'25" E	5.15
L3	N. 00°37'25" E	12.21
L4	N. 00°37'25" E	7.00

CURVE TABLE				
CURVE	RADIUS	LENGTH	TANGENT CHORD	DELTA
C1	25.00	39.28	25.01 35.36	N 44°23'01" W 90°00'52"
C2	25.00	39.27	25.00 35.36	N 45°37'25" E 90°00'00"
C3	25.00	38.95	24.68 35.13	N 44°46'47" W 89°16'18"
C4	25.00	39.27	25.00 35.36	N 45°37'25" E 90°00'00"
C5	25.00	39.27	25.00 35.36	N 44°22'35" W 90°00'00"
C6	25.00	39.27	25.00 35.36	S 45°37'25" W 90°00'00"
C7	25.00	39.27	25.00 35.36	S 44°22'35" E 90°00'00"
C8	25.00	40.04	25.78 35.89	S 44°44'43" W 91°45'25"
C9	25.00	39.27	25.00 35.36	S 44°22'35" E 90°00'00"
C10	25.00	39.26	24.99 35.35	S 45°36'59" W 89°59'08"
C11	25.00	39.28	25.01 35.36	N 44°23'01" W 90°00'52"

LOT AREA TABLE

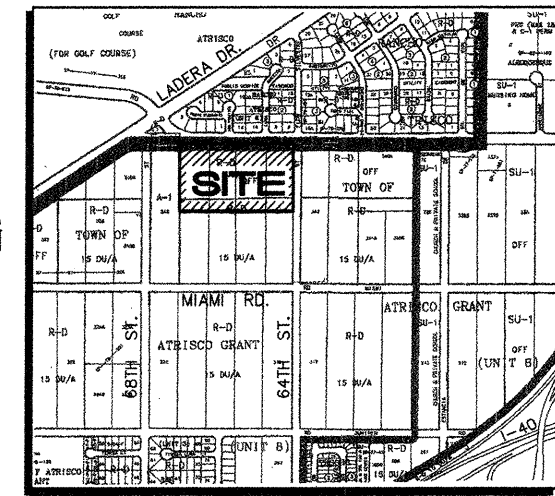
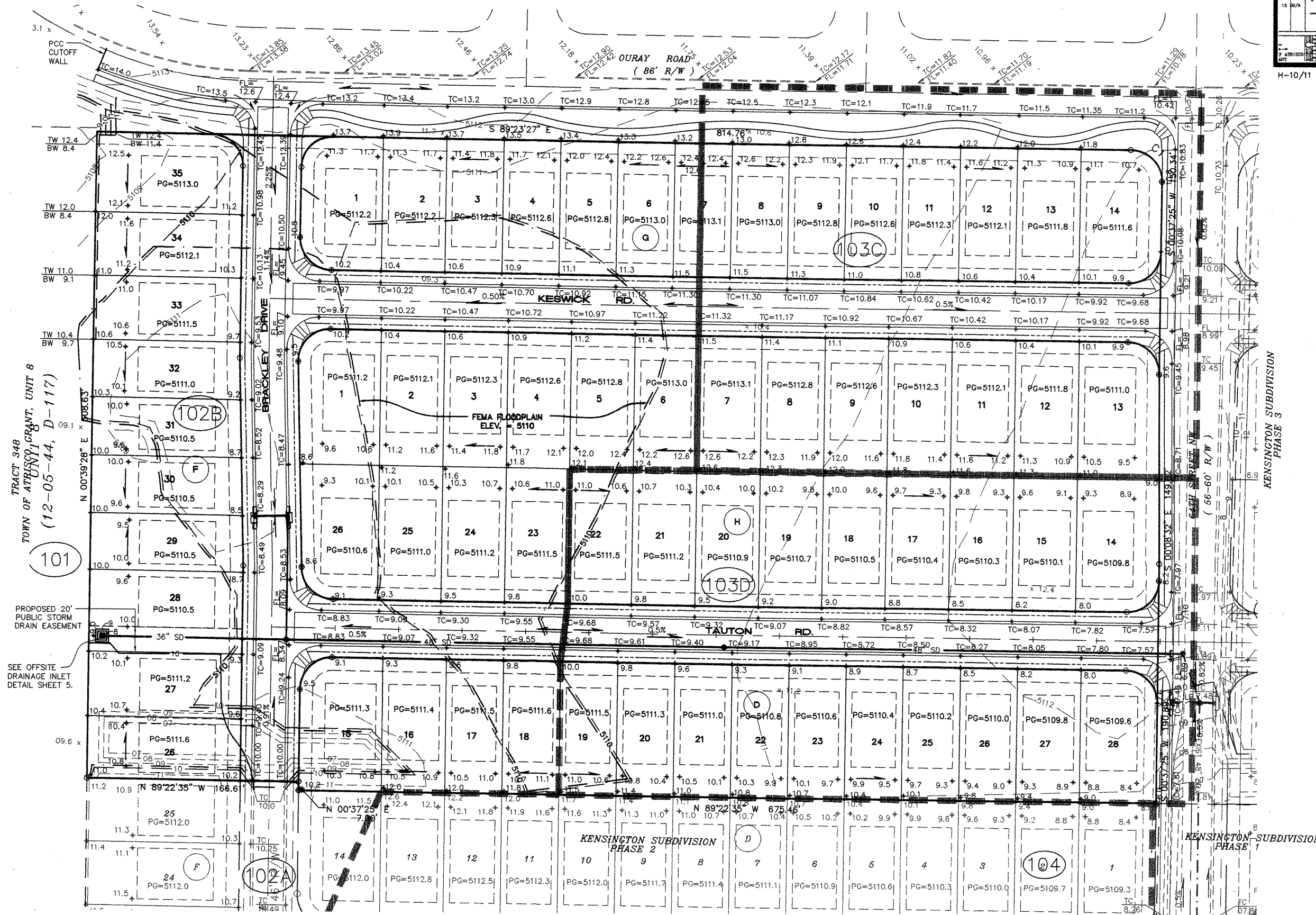
BLOCK ①	BLOCK ②	BLOCK ③	BLOCK ④
LOT AREA (SF)	LOT AREA (SF)	LOT AREA (SF)	LOT AREA (SF)
15 6756	26 6030	1 6520	1 6653
16 5300	27 6028	2 5285	2 5300
17 4770	28 7834	3 4757	3 5300
18 4770	29 5398	4 4757	4 5300
19 4770	30 5335	5 4758	5 5300
20 4770	31 5272	6 4758	6 5300
21 4770	32 5272	7 4758	7 5300
22 4770	33 5768	8 4759	8 5300
23 4770	34 5768	9 4759	9 5300
24 4770	35 7205	10 4760	10 5300
25 4770		11 4761	11 5300
26 4770		12 4761	12 5300
27 5300		13 5291	13 5300
28 6275		14 6530	14 6639
			15 6775

PUBLIC UTILITY EASEMENTS

- PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:
- THE PUBLIC SERVICE CO. OF NM---ELECTRIC SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF UNDERGROUND/OVERHEAD ELECTRICAL LINES, COMMUNICATION LINES, TRANSFORMERS, AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
 - QUEST FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF ALL BURIED COMMUNICATION LINES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTALS AND CLOSURES.
 - COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.
 - THE PUBLIC SERVICE CO. OF NM---GAS SERVICES DIVISION FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH DISTRIBUTION AND SERVICE LINES AND FACILITIES REASONABLY NECESSARY TO PROVIDE GAS SERVICE.
- INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, REPAIR, AND MAINTAIN UNDERGROUND AND OVERHEAD LINES, INCLUDING SUFFICIENT FREE ACCESS TO, FROM, AND OVER SAID EASEMENT, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS, OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENT. ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.
- EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOORS AND FIVE FEET (5') ON EACH SIDE.

In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a title search of the property shown hereon. Consequently, PNM does not warrant or release any easement or easement rights to which it may be entitled.

SCANNED BY
PLANNING



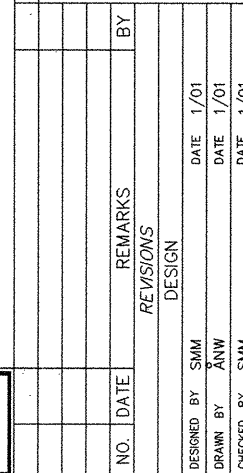
LEGEND

- 5112 EXISTING CONTOUR
- TC=11.29 EXISTING TOP OF CURB ELEVATION
- 78.3 PROPOSED SPOT ELEVATION
- PG=5112.7 FLOW ARROW
- PG=5112.7 PAD GRADE ELEVATION
- TC=81.95 TOP OF CURB ELEVATION
- PROPOSED RETAINING WALL
- TW=10.0 TOP OF RETAINING WALL
- BW=9.0 BOTTOM OF RETAINING WALL
- WATER BAR
- STORM DRAIN WITH MANHOLE
- TYPE 'A' INLET
- 103 BASIN ID
- FEMA FLOODPLAIN BOUNDARY

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87102
1560RD.DW078 11/07/01

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: KENSINGTON SUBDIVISION - PHASE 4 GRADING & DRAINAGE PLAN	
Design Review Committee	City Engineer Approval
For Information only	
City Project No. 623182	Zone Map No. H-10
Sheet 4	Of 17

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL		REVISIONS	
CONTRACTOR	DATE	WORK STARTED BY	DATE	FIELD BY	DATE	DESIGNED BY	DATE	NO.	DATE
AGS STA "2-H10" LOCATED AT THE NW QUADRANT OF 64TH STREET AND MIAMI ROAD NW	11/97	ALS							
FIELD BY	DATE	DESIGNED BY	DATE	NO.	DATE	DESIGNED BY	DATE	NO.	DATE
RECORDED BY	DATE	RECORDED BY	DATE	NO.	DATE	RECORDED BY	DATE	NO.	DATE



623182	Zone Map No. H-10	Sheet 6	Of 17
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ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
		FIELD NOTES				CONTRACTOR	
		1	ALS	11/97	ACS BENCHMARK "11-H11"	WORKED BY	
					LOCATED IN THE COORS BLVD. MEDIAN	SUSPECTOR'S	DATE
					630 FEET SOUTH OF OURAY ROAD	ACCEPTANCE BY	DATE
					A 3-1/4" ALUMINUM CAP.	VERIFICATION BY	DATE
					ELEV = 5098.514 (NGSD 1929)	DRAWINGS	DATE
						CORRECTED BY	
						MICRO-FILM	INFORMATION
						RECORDED BY	DATE
						NO.	

REVISIONS		DESIGN	
NO.	DATE	REMARKS	BY
DESIGNED BY	SMH	DATE	1/01
DRAWN BY	ANW	DATE	1/01
CHECKED BY	SMH	DATE	1/01



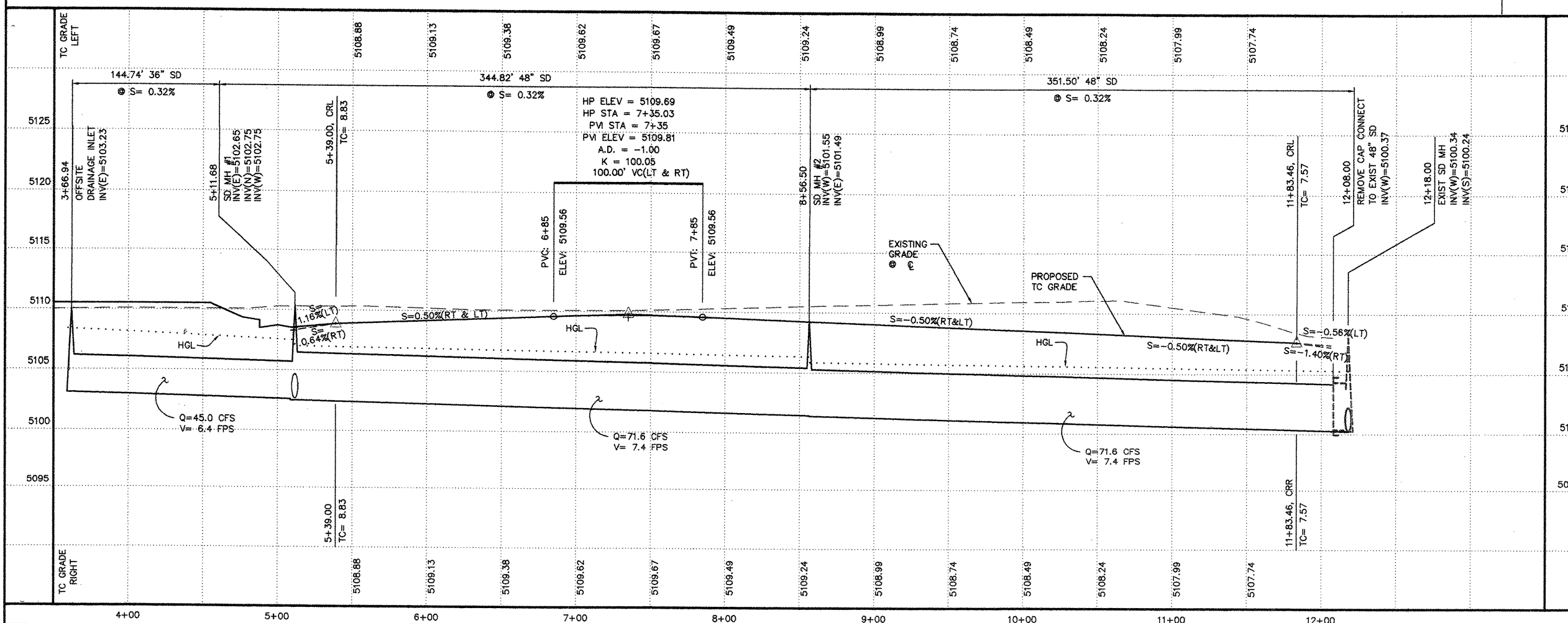
1. CONSTRUCT HANDICAP RAMP PER
DETAIL ON SHEET #6. TRANSITION
FROM STANDARD TO MOUNTABLE
CURB THROUGH RETURN PER COA
STD DWG #2418.
2. STANDARD CURB & GUTTER PER COA
STD DWG #2415.
3. CONSTRUCT PCC VALLEY GUTTER 6'
WIDE, 1 1/2" INVERT PER COA STD
DWG #2420.
4. CROWN TO NO CROWN TRANSITION
PER COA STD DWG #2401.
5. MOUNTABLE CURB & CUTTER PER
COA STD DWG #2415.
6. EXISTING STANDARD CURB & GUTTER.

FACE OF CURB CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
FC5	39.27	25.00	90°00'00"
FC6	39.27	25.00	90°00'00"
FC7	39.27	25.00	90°00'00"
FC8	39.27	25.00	90°00'00"

TAUTON ROAD

SCALES:
1"=40' HOR.
1"=5' VERT.



 **ISAACSON & ARFMAN, P.A.**
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico
156PV2.DWGGrh 11/08/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
TAUTON ROAD
STA 1+00.00 TO STA 8+26.46
PAVING PLAN & PROFILE

Design Review Committee

DEC 1 8 2001

DESIGN
REVIEW COMMITTEE

City Engineer Approval

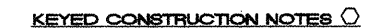
Just Design Update

City Project No.

Zone Map No.
H-10

Sheet **7** Of **17**

NO.		DATE	REMARKS	BY
REVISIONS				
DESIGN				
DESIGNED BY	SMW		DATE	1/01
DRAWN BY	ANW		DATE	1/01
CHECKED BY	SMW		DATE	1/01



1. CONSTRUCT HANDICAP RAMP PER
DETAIL ON SHEET #6. TRANSITION
FROM STANDARD TO MOUNTABLE
CURB THROUGH RETURN PER COA
STD DWG #2418.
2. STANDARD CURB & GUTTER PER COA
STD DWG #2415.
3. CONSTRUCT PCC VALLEY GUTTER 6'
WIDE, 1 1/2" INVERT PER COA STD
DWG #2420.
4. CROWN TO NO CROWN TRANSITION
PER COA STD DWG #2401.
5. MOUNTABLE CURB & CUTTER PER
COA STD DWG #2415.
6. EXISTING STANDARD CURB & GUTTER.

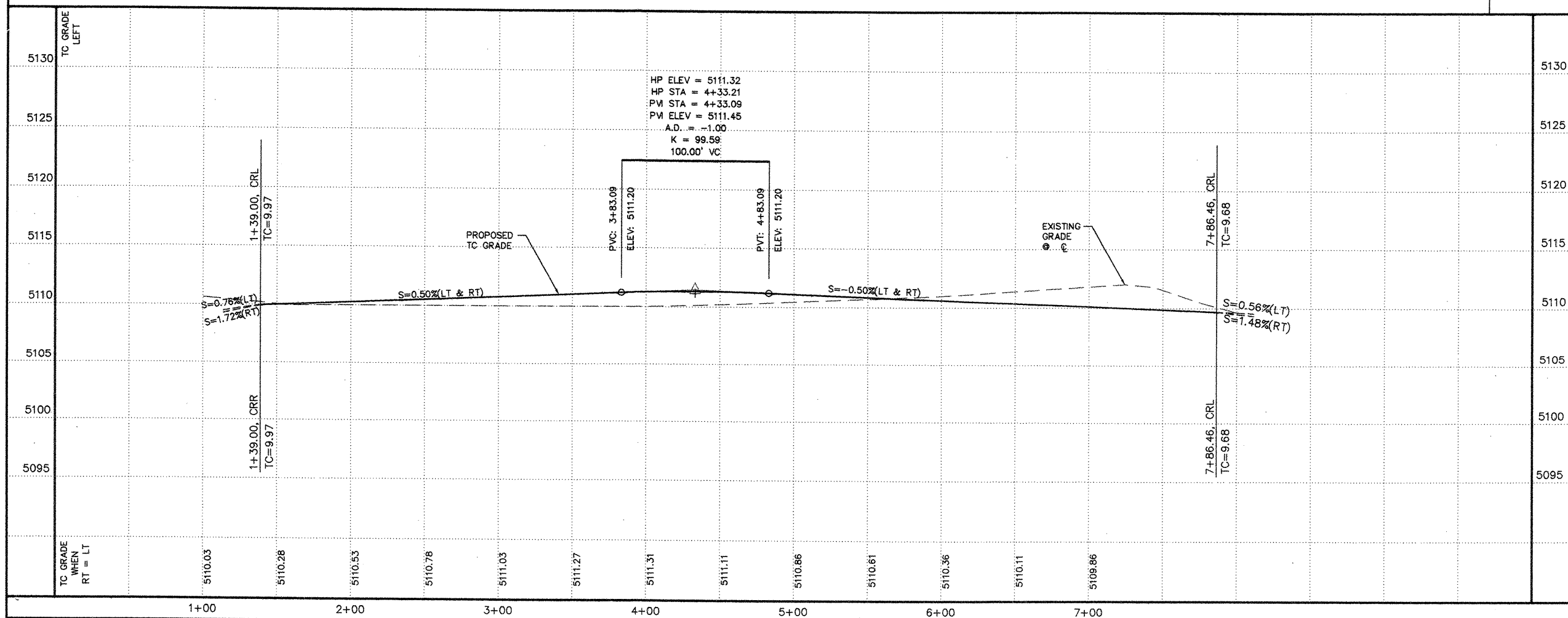
FACE OF CURB CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
FC1	39.27	25.00	90°00'00"
FC2	39.27	25.00	90°00'00"
FC3	39.27	25.00	90°00'00"
FC4	39.27	25.00	90°00'00"

SURVEY INFORMATION		BENCH MARKS	AS-BUILT INFORMATION
	FIELD NOTES		
1	ALS	ACS BENCHMARK "11-1111" LOCATED IN THE COORS BLVD. MEDIAN 630 FEET SOUTH OF OURAY ROAD A 3-1/4" ALUMINUM CAP. ELEV. = 5098.514 (NGVD 1929)	CONTRACTOR STAGED BY DATE INSPECTOR'S FIELD VERIFICATION BY DATE APPROVED BY DATE MICRO-FILM INFORMATION RECORDED BY DATE NO.

KESWICK ROAD

SCALES:
1"=40' HOR.
1"=5' VERT.



ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico
156PV1.DWGrlh 11/09/01

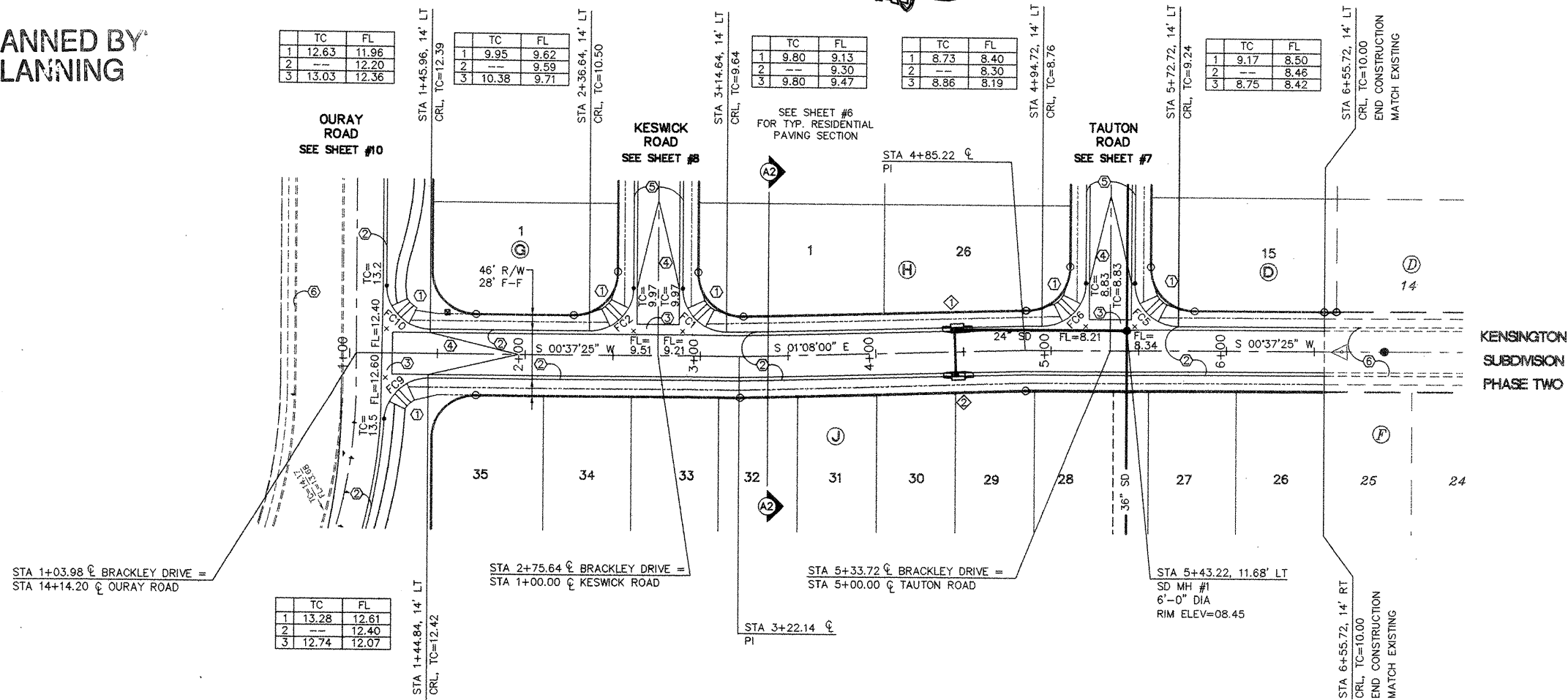
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
KESWICK ROAD
STA 1+00.00 TO STA 8+31.46
PAVING PLAN & PROFILE

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

City Project No.	623182	Zone Map No.	H-10	Sheet	8	Of	17
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SCANNED BY
PLANNING



BRACKLEY DRIVE

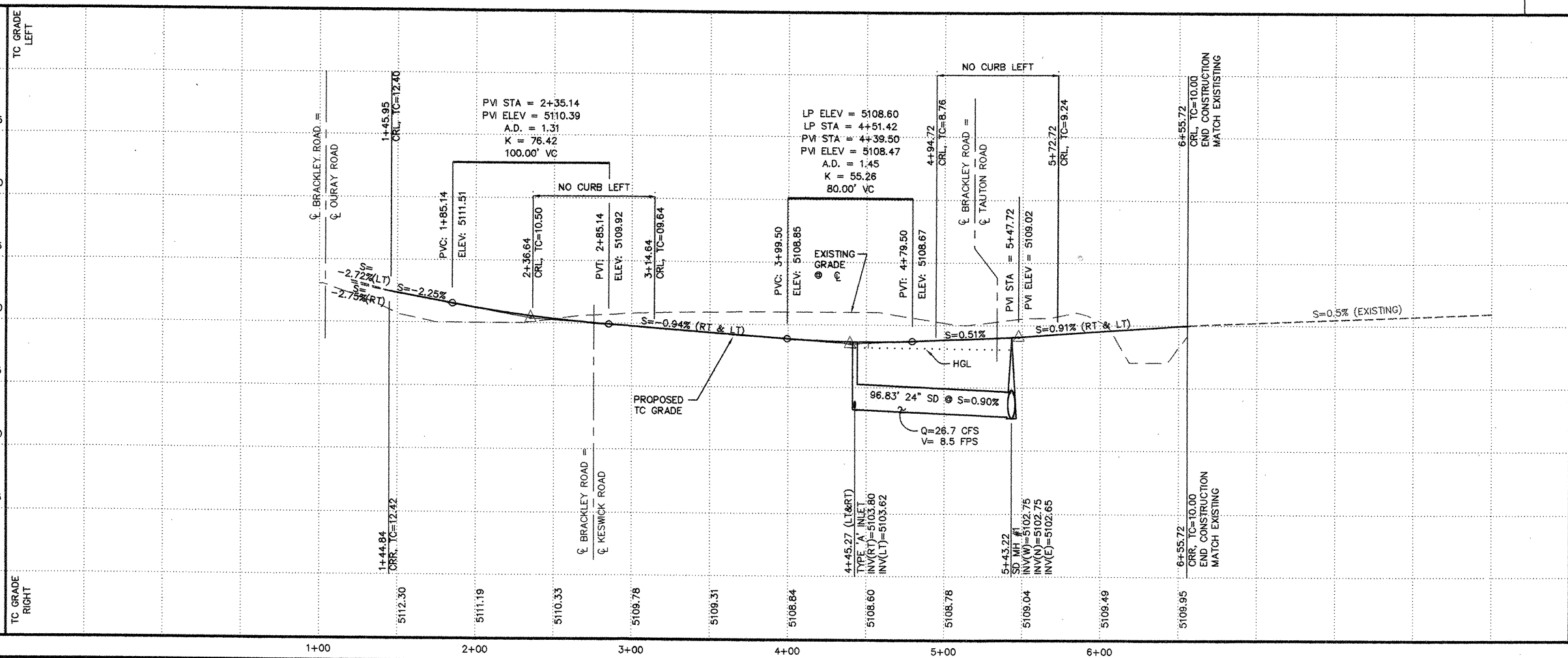
SCALES:
1"=40' HOR.
1"=5' VERT.

KEYED CONSTRUCTION NOTES

1. CONSTRUCT HANDICAP RAMP PER
DETAIL ON SHEET #6.
2. STANDARD CURB & GUTTER PER COA
STD DWG #2415.
3. CONSTRUCT PCC VALLEY GUTTER 6'
WIDE, 1 1/2" INVERT PER COA STD DWG
#2420.
4. CROWN TO NO CROWN TRANSITION PER
COA STD DWG #2401.
5. MOUNTABLE CURB & CUTTER PER COA
STD DWG #2415.
6. EXISTING STANDARD CURB & GUTTER.

FACE OF CURB CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
FC1	39.27	25.00	90°00'00"
FC2	39.27	25.00	90°00'00"
FC5	39.27	25.00	90°00'00"
FC6	39.27	25.00	90°00'00"
FC9	39.27	25.00	90°00'00"
FC10	39.27	25.00	90°00'00"

[illegible]STORM DRAIN INLET INFORMATION

INLET NO. 	INLET TYPE	STATION* & OFFSET	TOP GR. EL.	INV. OUT
1	TYPE A SUMP	4+45.27, 14' LT	07.71	03.62
2	TYPE A SUMP	4+45.27, 14' RT	07.71	03.80

* STATIONING IS TO MIDPOINT OF GRATE @ FACE OF CURB

CONNECTOR PIPE INFORMATION

FROM INLET NO. 	Q (CFS)	DIA. (IN)	LENGTH (FT)	SLOPE (FT/FT)
2	13.3	24"	24'	0.0075



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128 Monroe Street N.E.
Albuquerque New Mexico
156PV5.DWGfrh 11/09/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
BRACKLEY DRIVE
STA 1+03.98 TO STA 6+55.72
PAVING PLAN & PROFILE

Design Review Committee	City Engineer Approval
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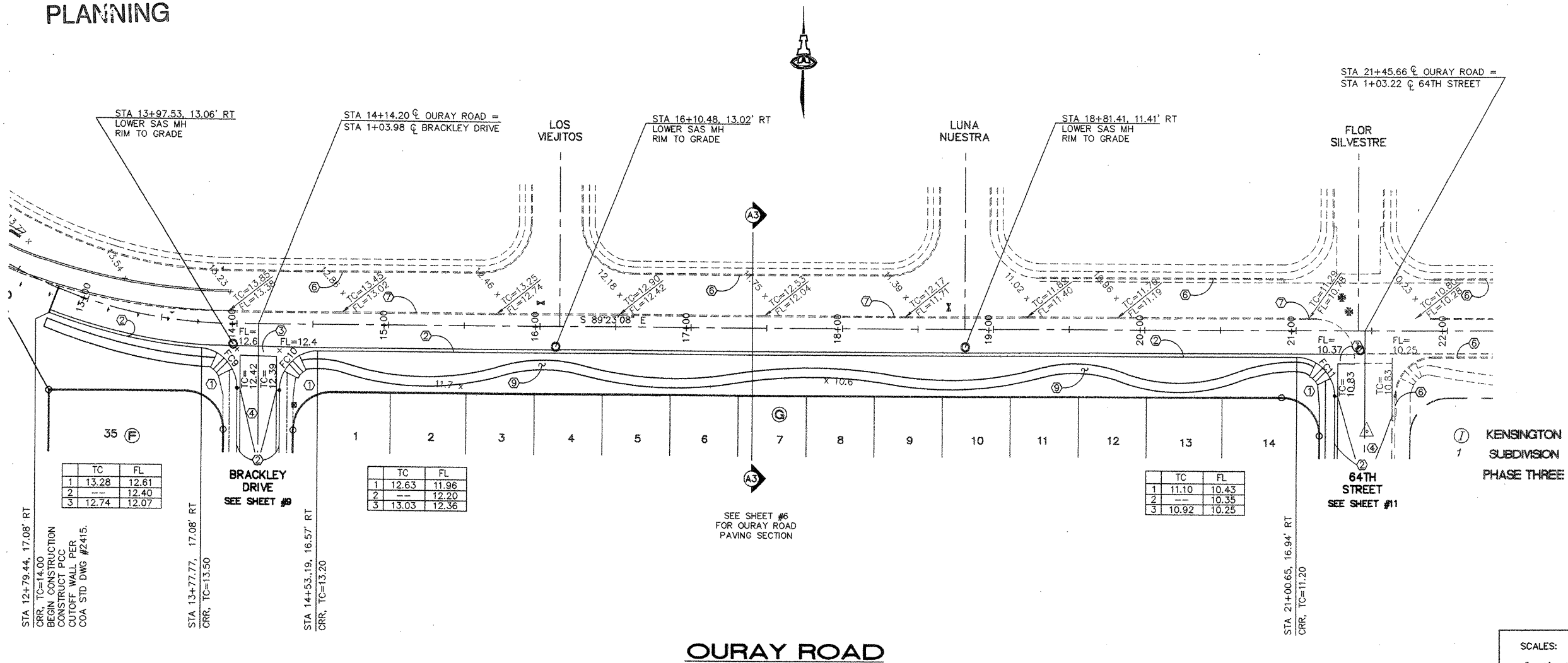
DEC 18 2001
DESIGN
REVIEW COMMITTEE

City Project No.

Zone Map No.	
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City Project No.	623182	Zone Map No.	H-10	Sheet	9	Of	17
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SCANNED BY
PLANNING



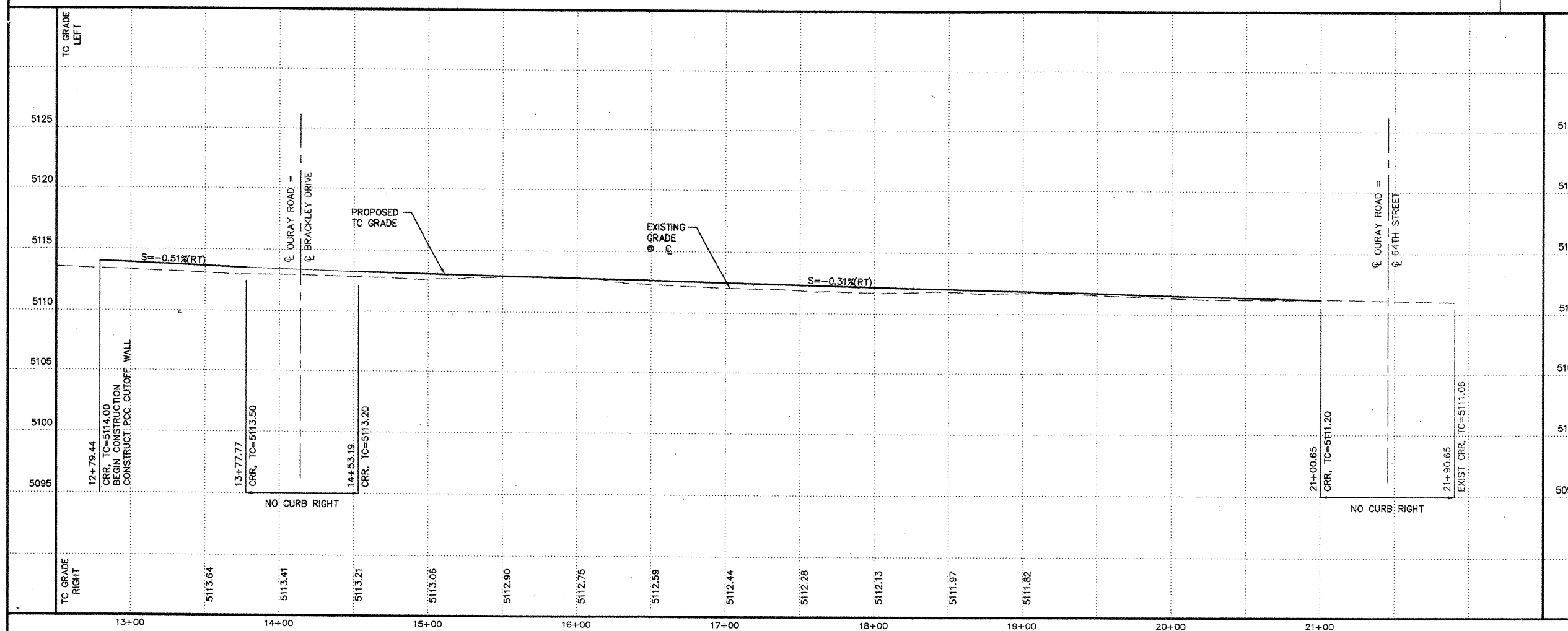
KEYED CONSTRUCTION NOTES

1. CONSTRUCT HANDICAP RAMP PER
DETAIL ON SHEET #6.
2. STANDARD CURB & GUTTER PER COA
STD DWG #2415.
3. CONSTRUCT PCC VALLEY GUTTER 6'
WIDE, 1 1/2" INVERT PER COA STD
DWG #2420.
4. CROWN TO NO CROWN TRANSITION
PER COA STD DWG #2401.
5. MOUNTABLE CURB & CUTTER PER
COA STD DWG #2415.
6. EXISTING STANDARD CURB & GUTTER.
7. REMOVE AND DISPOSE OF 860 LF
MEDIAN CURB & GUTTER.
8. NOT USED.
9. BUILD MEANDERING 6' PCC SIDEWALK
PER COA STD DWG #2430.

FACE OF CURB CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
FC9	39.27	25.00	90°00'00"
FC10	39.27	25.00	90°00'00"
FC11	39.27	25.00	90°00'00"

SCALES:
1"=40' HOR.
1"=5' VERT.



SCALES:
1"=40' HOR.
1"=5' VERT.

 **ISAACSON & ARFMAN, P.A.**
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128 Monroe Street N.E.
Albuquerque New Mexico
156PV3.DWGth 11/08/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
OURAY ROAD
STA 12+79.44 TO STA 21+45.66
PAVING PLAN & PROFILE

Design Review Committee	City Engineer Approval
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DEC 16 2001
DESIGN
REVIEW COMMITTEE

Last Design Update

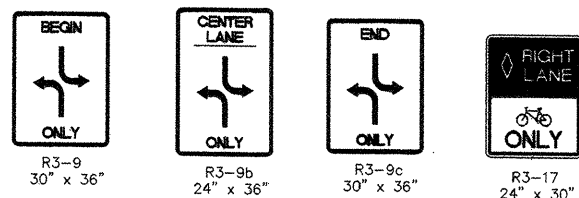
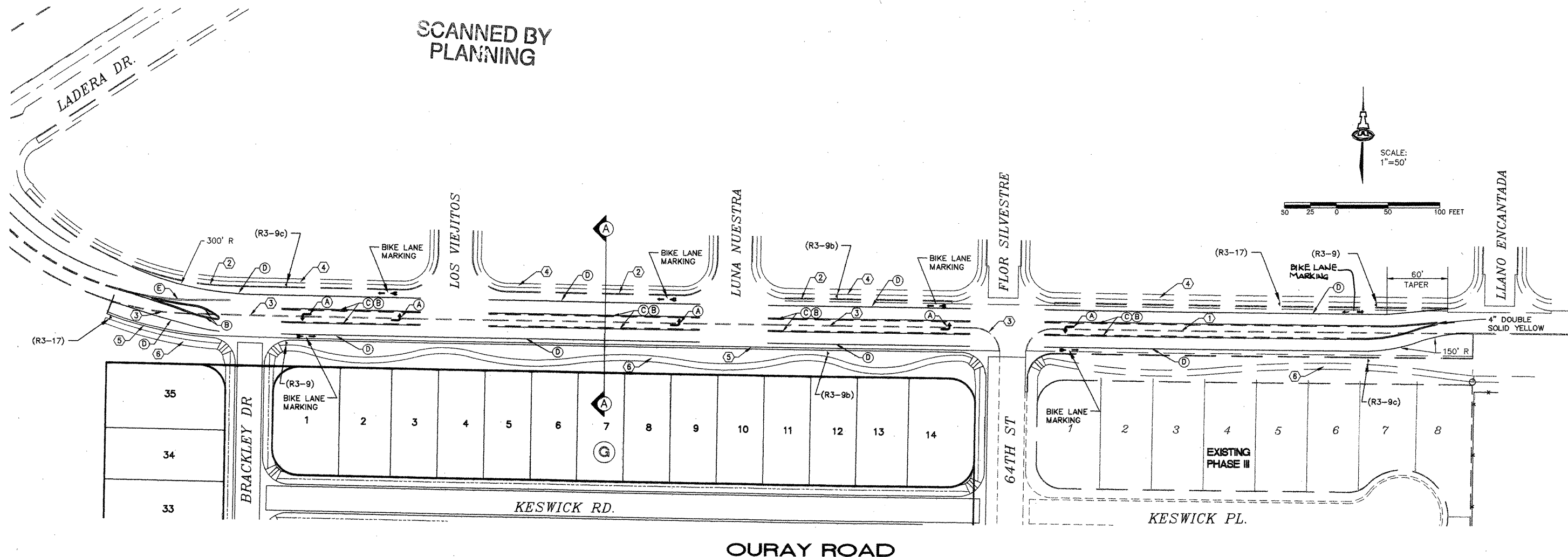
City Project No.

623182

Zone Map No.
H-10

Sheet **10** Of **17**

SCANNED BY
PLANNING



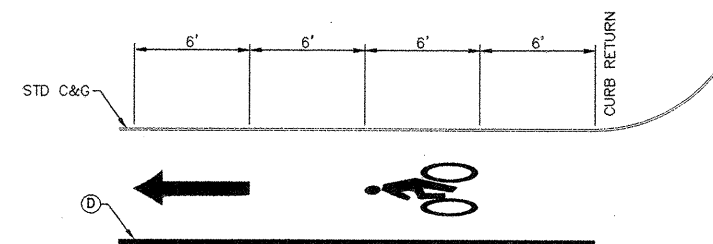
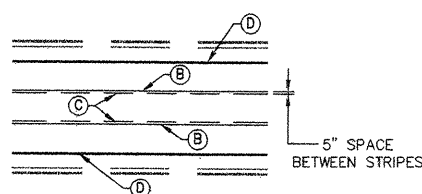
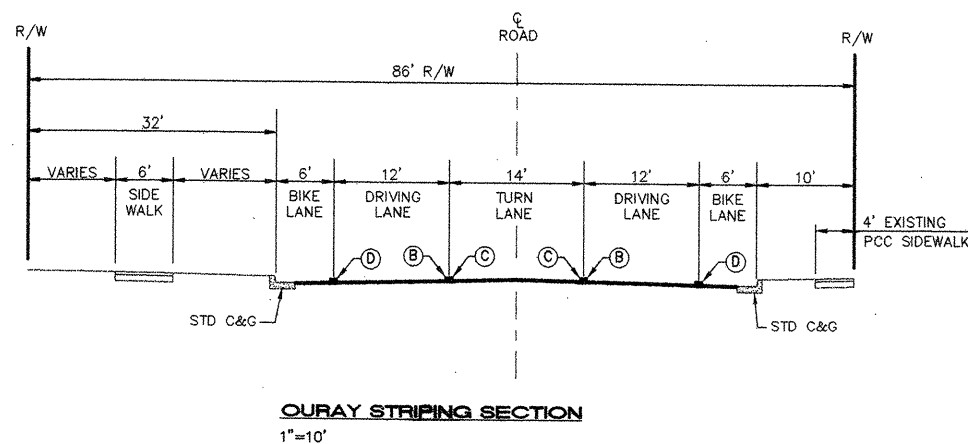
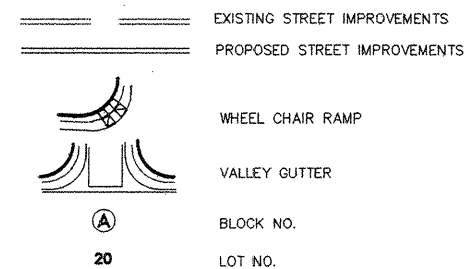
KEYED CONSTRUCTION NOTES

1. REMOVE AND DISPOSE OF 485 LF EXISTING ASPHALT CURB.
2. EXISTING STANDARD CURB AND GUTTER.
3. REMOVE AND DISPOSE OF EXISTING MEDIAN CURB & GUTTER.
4. EXISTING PCC SIDEWALK.
5. PROPOSED STANDARD CURB & GUTTER.
6. PROPOSED PCC SIDEWALK.

KEYED STRIPING NOTES

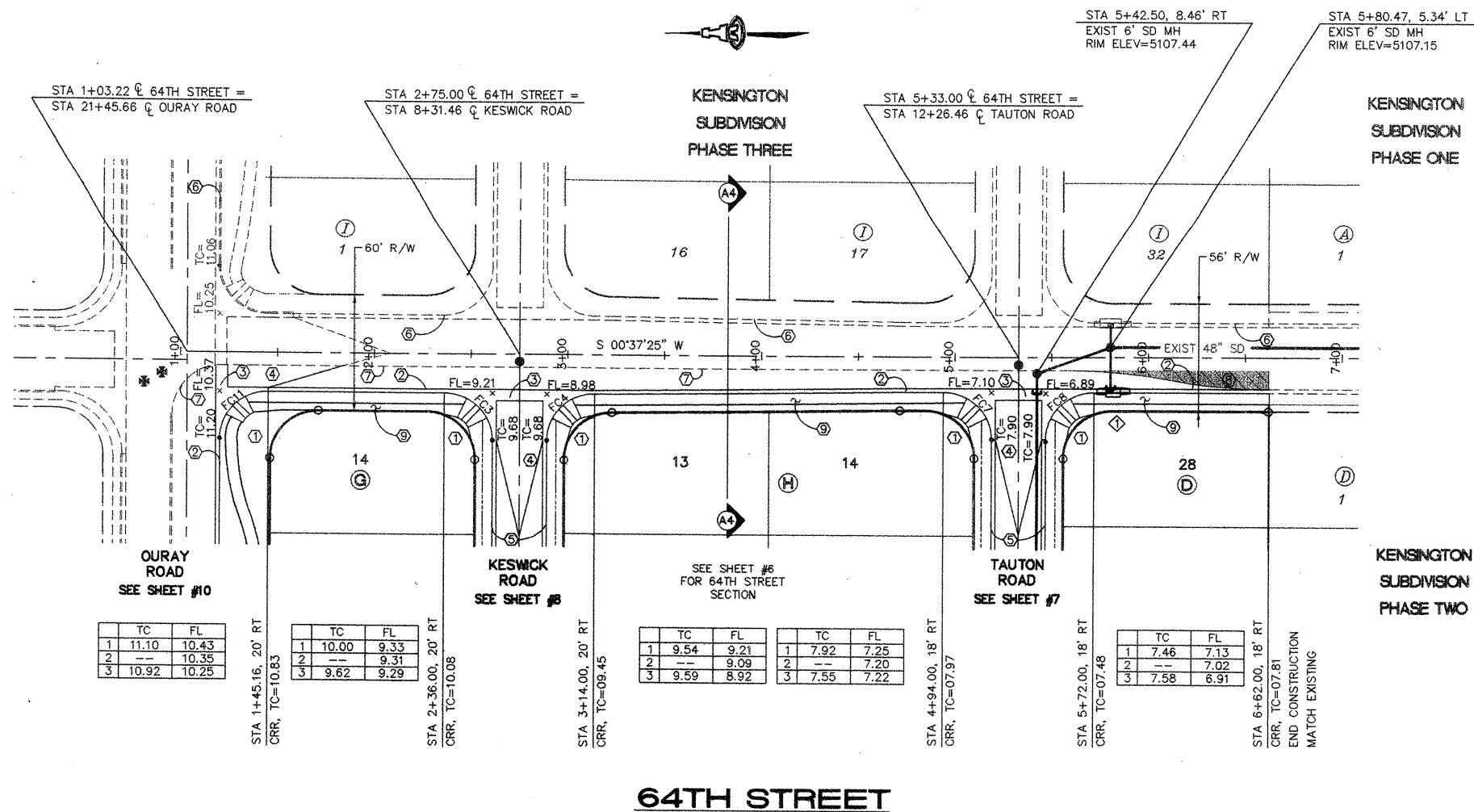
- A. WHITE REFLECTORIZED PAINTED LEFT TURN ARROW PER THE MUTCD.
- B. 4" SOLID YELLOW REFLECTORIZED PAINTED STRIPING PER THE MUTCD.
- C. 4" DASHED YELLOW REFLECTORIZED PAINTED STRIPING PER THE MUTCD. 10' STRIPE WITH 30' GAP.
- D. 6" SOLID WHITE REFLECTORIZED PAINTED STRIPING PER THE MUTCD.
- E. REMOVE EXISTING STRIPING.

LEGEND



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Albuquerque, New Mexico 87102
156PV6.DWG

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: KENSINGTON SUBDIVISION - PHASE 4 OURAY ROAD STRIPING & SIGNING PLAN	
DESIGNED BY: SM	DATE: 1/01
DRAWN BY: ANW	DATE: 1/01
CHECKED BY: SM	DATE: 1/01
NO. DATE	REVISIONS
1 1/01	DESIGN
City Project No. 623182	
Zone Map No. H-10	
Sheet 10A of 17	



KEYED CONSTRUCTION NOTES

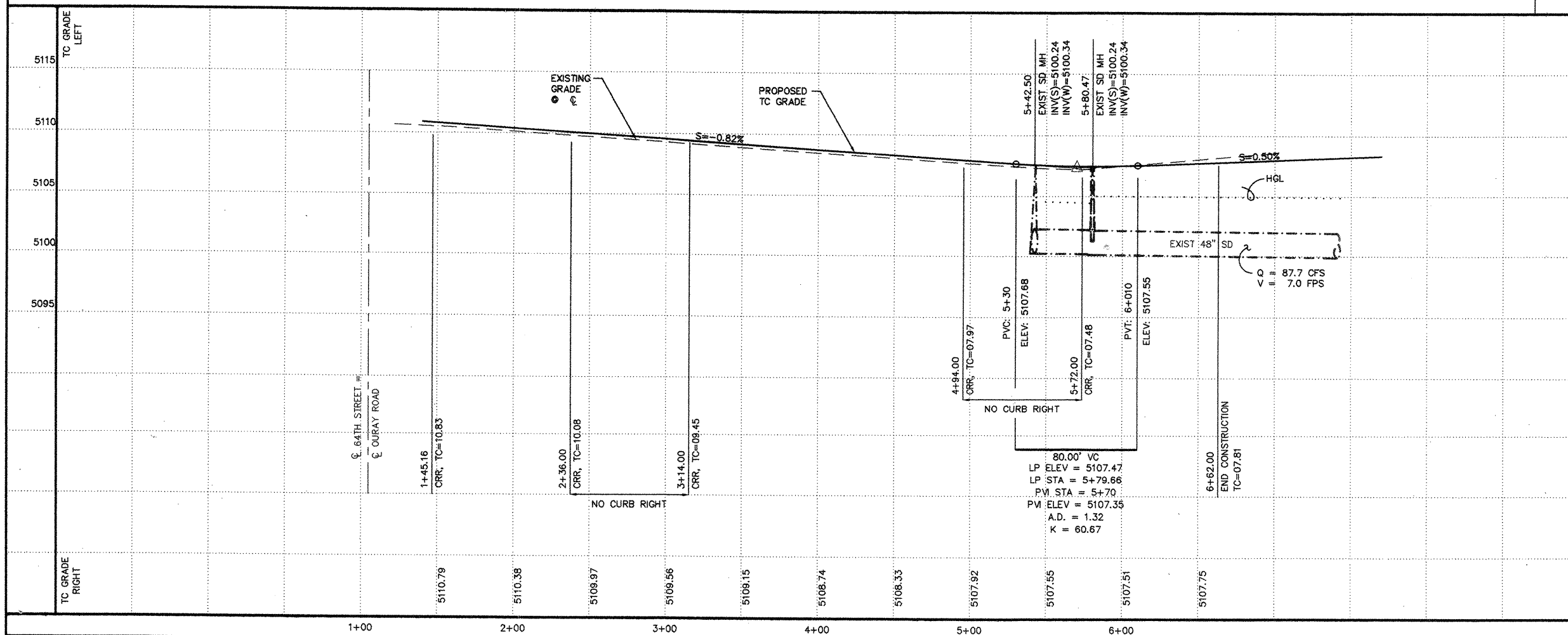
1. CONSTRUCT HANDICAP RAMP PER DETAIL ON SHEET #6.
2. STANDARD CURB & GUTTER PER COA STD DWG #2415.
3. CONSTRUCT PCC VALLEY GUTTER 6' WIDE, 1 1/2" INVERT PER COA STD DWG #2420.
4. CROWN TO NO CROWN TRANSITION PER COA STD DWG #2401.
5. MOUNTABLE CURB & CUTTER PER COA STD DWG #2415.
6. EXISTING STANDARD CURB & GUTTER.
7. EDGE OF EXISTING PAVEMENT.
8. REMOVE & DISPOSE OF 52 SY TEMPORARY PAVING. REPLACE WITH 64TH STREET PAVEMENT.
9. BUILD 4' PCC SIDEWALK PER COA STD DWG #2430.

FACE OF CURB CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA
FC3	39.27	25.00	90°00'00"
FC4	39.27	25.00	90°00'00"
FC7	39.27	25.00	90°00'00"
FC8	39.27	25.00	90°00'00"
FC11	39.27	25.00	90°00'00"

SCALES:
1"=40' HOR.
1"=5' VERT.

64TH STREET



STORM DRAIN INLET INFORMATION

INLET NO.	INLET TYPE	STATION* & OFFSET	TOP GR. EL.	INV. OUT
1	TYPE A	5+79.66, 18' RT	06.57	02.40

CONNECTOR PIPE INFORMATION

FROM INLET NO.	Q (CFS)	DIA. (IN)	LENGTH (FT)	SLOPE (FT/FT)
1	20.0	18"	21.3*	.0094*

* EXISTING 18" PIPE BUILT BY CITY PROJECT No. 5850.81

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Albuquerque, New Mexico 87102
11/09/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **KENSINGTON SUBDIVISION - PHASE 4**
64TH STREET
STA 1+03.22 TO STA 6+20.00
PAVING PLAN & PROFILE

Design Review Committee
City Engineer Approval
Last Design Update
DEC 18 2001

City Project No. **623182**
Zone Map No. **H-10**
Sheet **11** Of **17**

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		FIELD NOTES		ENGINEER'S SEAL	
CONTRACTOR	DATE	CONTRACTOR	DATE	CONTRACTOR	DATE	CONTRACTOR	DATE	CONTRACTOR	DATE
INSPECTOR	DATE	INSPECTOR	DATE	INSPECTOR	DATE	INSPECTOR	DATE	INSPECTOR	DATE
VERIFICATION BY	DATE	VERIFICATION BY	DATE	VERIFICATION BY	DATE	VERIFICATION BY	DATE	VERIFICATION BY	DATE
RECORDED BY	DATE	RECORDED BY	DATE	RECORDED BY	DATE	RECORDED BY	DATE	RECORDED BY	DATE
MICRO-FILM INFORMATION		MICRO-FILM INFORMATION		MICRO-FILM INFORMATION		MICRO-FILM INFORMATION		MICRO-FILM INFORMATION	
NO.	DATE	NO.	DATE	NO.	DATE	NO.	DATE	NO.	DATE



SCALE
1"=60'

	SINGLE WATER METER & BOX
	DOUBLE WATER METER & BOX
	EXISTING WATERLINE
	GATE VALVE W/ TYPE 'A' VALVE BOX
	FIRE HYDRANT
	WATER LINE W/ FITTING
	STORM DRAIN CATCH BASIN
	STORM DRAIN MANHOLE
	EXISTING SAS MANHOLE
	PROPOSED SAS MANHOLE

RESTRAINED JOINT LENGTHS, L_1 , FOR HORIZONTAL BENDS, VALVES, AND DEAD ENDS, (FT.)					
SIZE	HORIZ. BENDS				VALVES & DEAD ENDS
	90°	45°	22 1/2°	11 1/4°	
12	30	12	6	3	85
10	26	11	5	3	72
8	22	9	4	2	60
6	17	7	3	2	48
4	17	5	2	1	32

SIZE	LARGE SIDE	SMALL SIDE	SIZE	LARGE SIDE	SMALL SIDE
12x10	25	30	10x6	44	73
12x8	45	68	10x4	58	141
12x6	62	121	8x6	25	33
12x4	74	213	8x4	43	83
10x8	24	30	6x4	24	35

SIZE	RUN	BRANCH
12x12x12	15	17
12x12x10	10	18
12x12x8	6	19
12x12x6	3	19
12x12x4	1	
10x10x10	12	18
10x10x8	8	15
10x10x6	4	16
10x10x4	2	4
8x8x8	9	20
8x8x6	5	17
8x8x4	2	15
8x8x6	6	20
8x8x4	2	20

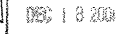
DEPTH OF BURY	3.0 FT. MINIMUM
FACTOR OF SAFETY	1.25
MATERIAL	PVC PIPE
SOIL TYPE:	GM/SM - SILTY GRAVELS AND SILTY SANDS, GRAVEL-SAND-SILT MIXTURES,
TEST PRESSURE	150 PSI
TRENCH TYPE 4:	PIPE BEDDED IN SAND, GRAVEL, OR CRUSHED STONE TO DEPTH OF 1/8 PIPE DIAMETER, 4 INCH MINIMUM; BACKFILL COMPACTED TO TOP OF PIPE.
DIFFERENT CRITERIA, E.G., DUCTILE IRON PIPE, GREATER DEPTH OF BURY, ETC., WILL REQUIRE DIFFERENT RESTRAINED LENGTHS. THESE MUST BE CALCULATED BY A QUALIFIED PROFESSIONAL ENGINEER AND APPROVED BY THE PUBLIC WORKS DEPARTMENT.	

SHUT-OFF VALVES 425, 426, 491-494, 531, & 595
TO PROVIDE NON-PRESSURE CONNECTION. THE
CONTRACTOR SHALL CONTACT WATER SYSTEMS
DIVISION (857-8200) 5 WORKING DAYS PRIOR TO
SHUT-OFF OR TURN-ON AT VALVES. ONLY CITY
PERSONNEL ARE ALLOWED TO OPERATE VALVES.



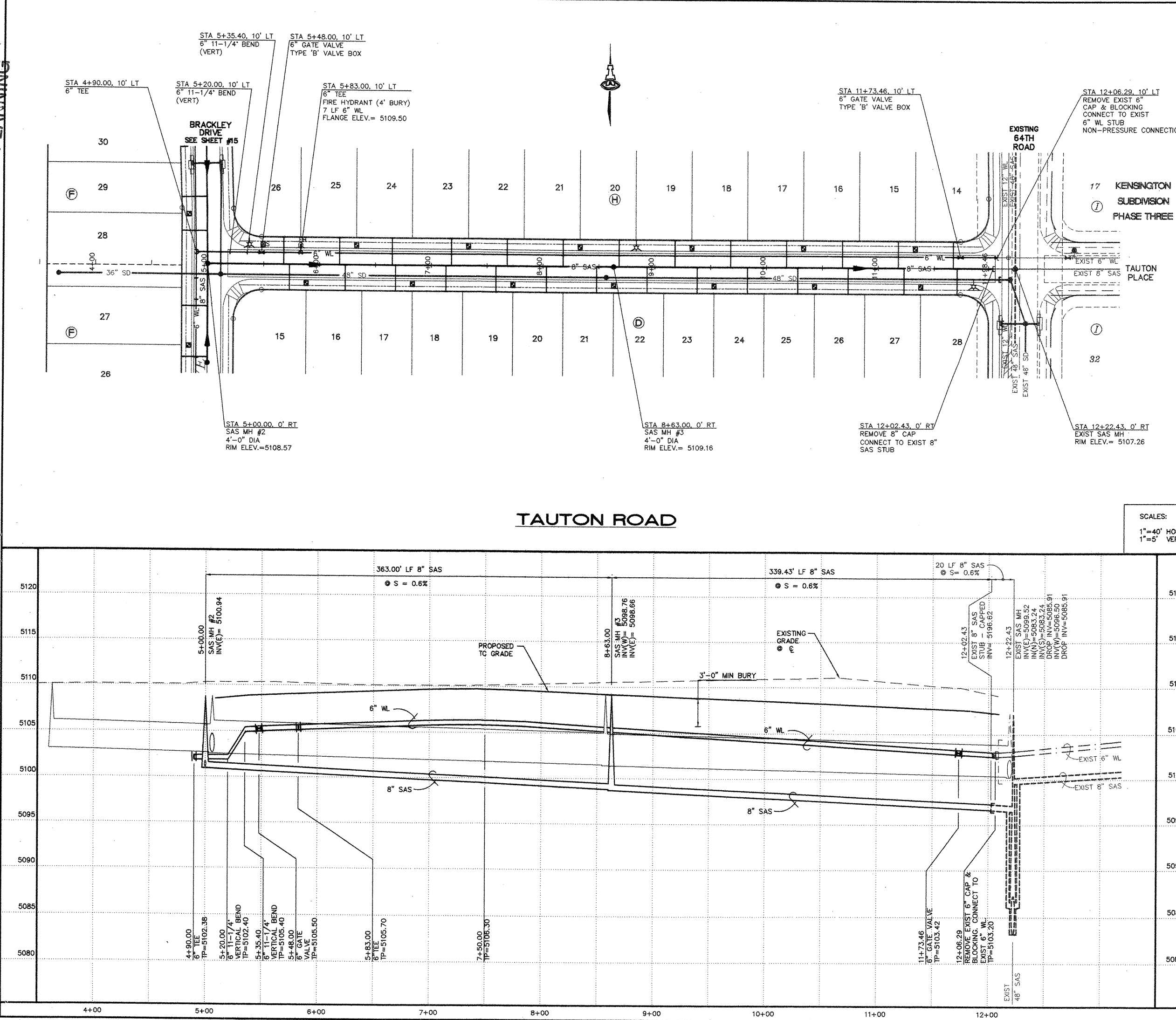
ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
 128 Monroe Street N.E.
 Albuquerque New Mexico
 156UMSTR.DWGrth 11/27/01

TITLE: KENSINGTON SUBDIVISION - PHASE 4
MASTER UTILITY PLAN

Design Review Committee  DESIGN REVIEW COMMITTEE	City Engineer Approval	Last Design Update	Ms./Dsy/Yr.	Ms./Dsy/Yr.
City Project No. 623182	Zone Map No. H-10		Sheet 12 Of 17	

SURVEY INFORMATION		BENCH MARKS	AS-BUILT INFORMATION
FIELD	NOTES		
1	ALS 11/97	ACS BENCHMARK "11-H11" LOCATED IN THE COORS BLVD. MEDIAN 630 FEET SOUTH OF OURAY ROAD A 3-1/4" ALUMINUM CAP, ELEV. = 5098.514 (NGVD 1929)	CONTRACTOR WORK STAGED BY ACCEPTANCE BY REPLICATION BY DRAWINGS CORRECTED BY MICRO-FILM INFORMATION RECORDED BY NO.

[illegible]



GENERAL NOTES

1. CONSTRUCT SAS SERVICES PER COA STD DWG #2125.
2. CONSTRUCT ALL SINGLE & DOUBLE WATER SERVICES PER COA STD DWG #2361, #2362, & #2363.
3. SEE SHEET #12 FOR WATER SHUT-OFF PLAN.
4. SEE SHEET #12 FOR RESTRAINED JOINT LENGTHS FOR WATER LINE FITTINGS.
5. CONSTRUCT FIRE HYDRANTS PER DESIGNATED DEPTHS & LENGTHS PER COA STD DWG #2340.
6. SEE COA STD DWG #2328 FOR VALVE RING & COVER DETAIL.

UTILITY SERVICE TABLE

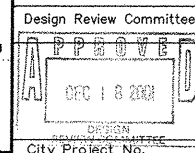
LOT NO.	STATION		SAS INV @ R/W
	WATER, LENGTH	SAS, LENGTH	
14/H	11+33.00, 7'	11+67.00, 23'	95.5
15/H	11+33.00, 7'	11+18.00, 23'	95.6
16/H	10+33.00, 7'	10+68.00, 23'	95.7
17/H	10+33.00, 7'	10+18.00, 23'	95.9
18/H	9+33.00, 7'	9+68.00, 23'	96.1
19/H	9+33.00, 7'	9+18.00, 23'	96.2
20/H	8+33.00, 7'	8+68.00, 23'	96.4
21/H	8+33.00, 7'	8+18.00, 23'	96.6
22/H	7+33.00, 7'	7+68.00, 23'	96.8
23/H	7+33.00, 7'	7+18.00, 23'	96.9
24/H	6+33.00, 7'	6+65.00, 23'	97.1
25/H	6+33.00, 7'	6+18.00, 23'	97.2
26/H	5+49.50, 7'(S)	5+68.00, 23'	97.4
15/D	5+88.00, 27'	5+73.00, 23'	97.4
16/D	5+88.00, 27'	6+23.00, 23'	97.2
17/D	6+83.00, 27'	6+68.00, 23'	97.1
18/D	6+83.00, 27'	7+13.00, 23'	97.0
19/D	7+73.00, 27'	7+58.00, 23'	96.8
20/D	7+73.00, 27'	8+03.00, 23'	96.7
21/D	8+63.00, 27'	8+48.00, 23'	96.6
22/D	8+63.00, 27'	8+93.00, 23'	96.3
23/D	9+53.00, 27'	9+38.00, 23'	96.2
24/D	9+53.00, 27'	9+83.00, 23'	96.0
25/D	10+43.00, 27'	10+28.00, 23'	95.9
26/D	11+38.00, 27'	11+23.00, 23'	95.8
27/D	11+38.00, 27'	11+70.46, 23'	95.5

SCALES:
1"=40' HOR.
1"=5' VERT.

ALL WATER SERVICES ARE DOUBLE EXCEPT WHERE NOTED AS (S) SINGLE.

ISAACSON & ARFMAN, P.A.
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Albuquerque, New Mexico 87102
156UTL2.DWG 11/09/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP
TITLE: KENSINGTON SUBDIVISION - PHASE 4
TAUTON ROAD
STA 1+00.00 TO STA 8+26.46
UTILITY PLAN & PROFILE

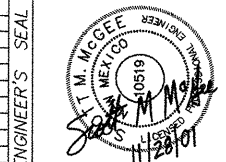


City Project No. 623182

Zone Map No. H-10

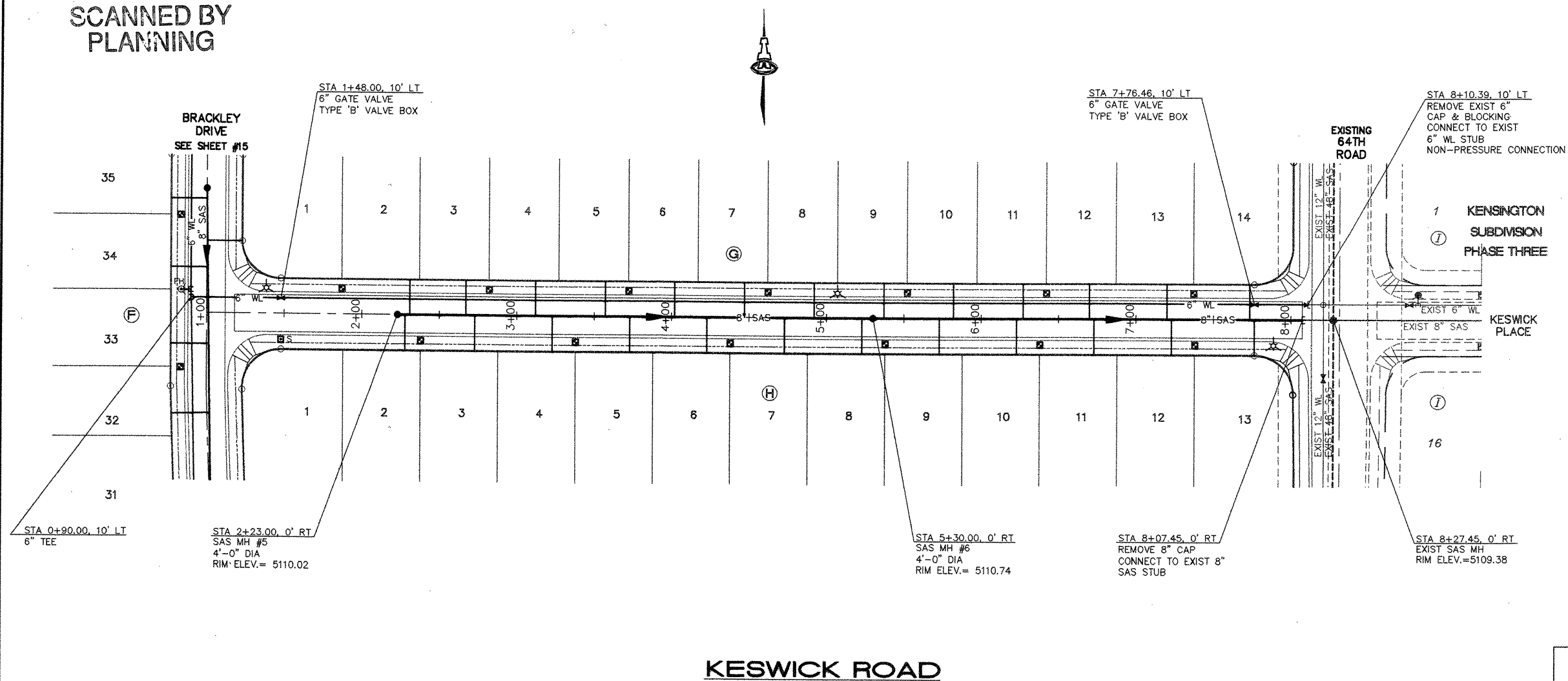
Sheet 13 of 17

AS-BUILT INFORMATION			
CONTRACTOR	DATE	CONTRACTOR	DATE
WORK STARTED BY	DATE	WORK STOPPED BY	DATE
FIELD INSPECTION BY	DATE	FIELD CORRECTION BY	DATE
REVISIONS BY	DATE	REVISIONS BY	DATE
MICRO-FILM INFORMATION			
NO.	DATE	NO.	DATE

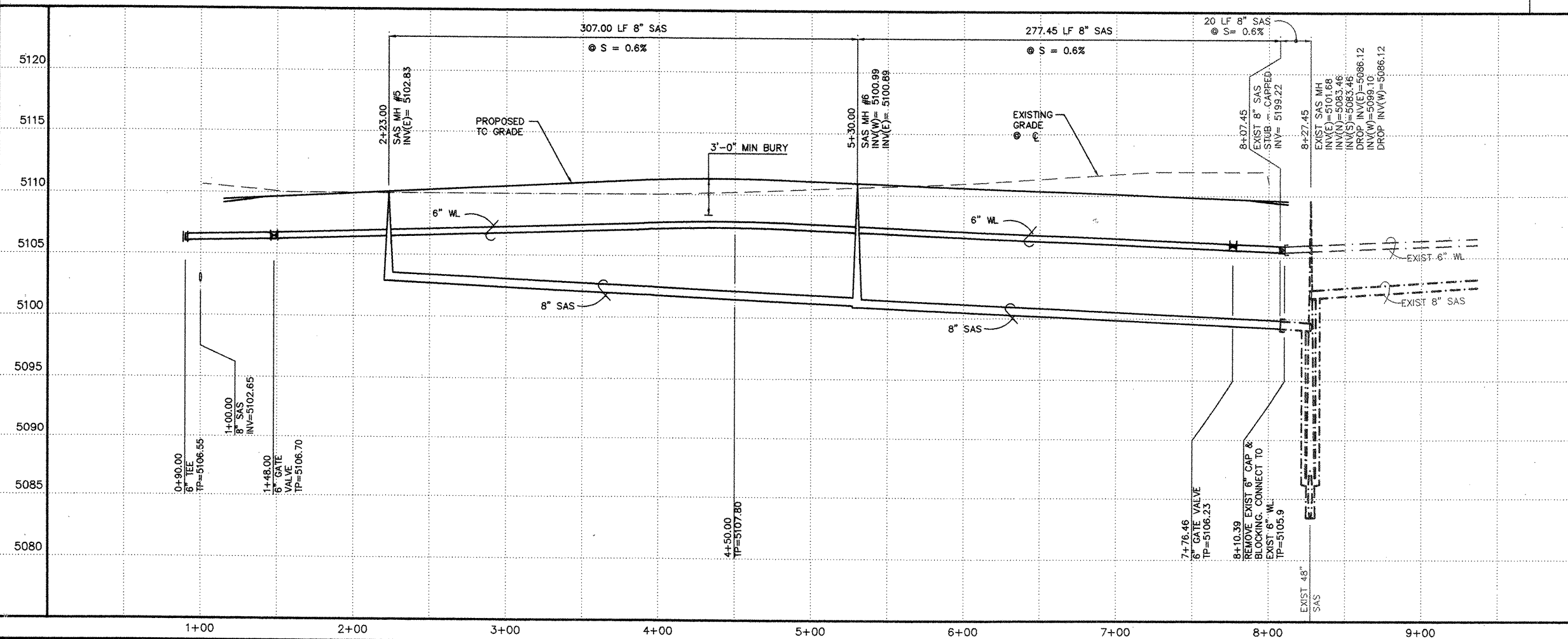


REVISIONS		REMARKS	BY
NO.	DATE		
DESIGNED BY	DATE	DATE	DATE
DRAWN BY	DATE	DATE	DATE
CHECKED BY	DATE	DATE	DATE

SCANNED BY
PLANNING



KESWICK ROAD



GENERAL NOTES

1. CONSTRUCT SAS SERVICES PER COA STD DWG #2125.
2. CONSTRUCT ALL SINGLE & DOUBLE WATER SERVICES PER COA STD DWG #2361, #2362, & #2363.
3. SEE SHEET #12 FOR WATER SHUT-OFF PLAN.
4. SEE SHEET #12 FOR RESTRAINED JOINT LENGTHS FOR WATER LINE FITTINGS.
5. CONSTRUCT FIRE HYDRANTS PER DESIGNATED DEPTHS & LENGTHS PER COA STD DWG #2340.
6. SEE COA STD DWG #2328 FOR VALVE RING & COVER DETAIL.

UTILITY SERVICE TABLE

LOT NO.	STATION		SAS INV @ R/W
	WATER, LENGTH	SAS, LENGTH	
1/G	1+87.23, 7'	SEE SHEET #15	---
2/G	2+31.00, 23'	2+31.00, 23'	05.4
3/G	2+82.23, 7'	2+82.23, 23'	05.6
4/G	3+12.23, 23'	3+12.23, 23'	05.8
5/G	3+72.23, 7'	3+72.23, 23'	06.1
6/G	4+02.23, 23'	4+02.23, 23'	06.3
7/G	4+62.23, 7'	4+62.23, 23'	06.3
8/G	4+92.23, 23'	4+92.23, 23'	06.2
9/G	5+52.23, 7'	5+52.23, 23'	05.9
10/G	5+82.23, 23'	5+82.23, 23'	05.7
11/G	6+42.23, 7'	6+42.23, 23'	05.5
12/G	6+70.00, 23'	6+70.00, 23'	05.3
13/G	7+20.00, 23'	7+20.00, 23'	05.0
14/G	7+37.23, 7'	7+37.23, 23'	04.8

SCALES:
1"=40' HOR.
1"=5' VERT.

ALL WATER SERVICES ARE DOUBLE EXCEPT WHERE NOTED AS (S) SINGLE.

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico
156UTL1.DWG.rh 11/09/01

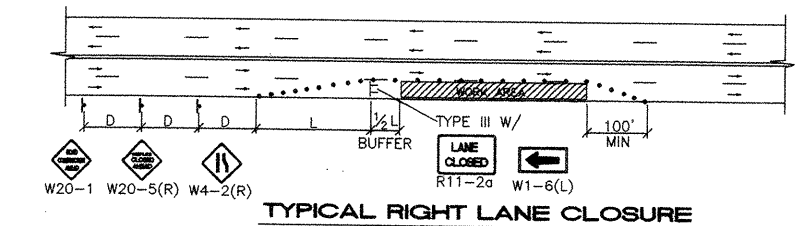
CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **KENSINGTON SUBDIVISION - PHASE 4
KESWICK ROAD
STA 1+00.00 TO STA 8+27.45
UTILITY PLAN & PROFILE**

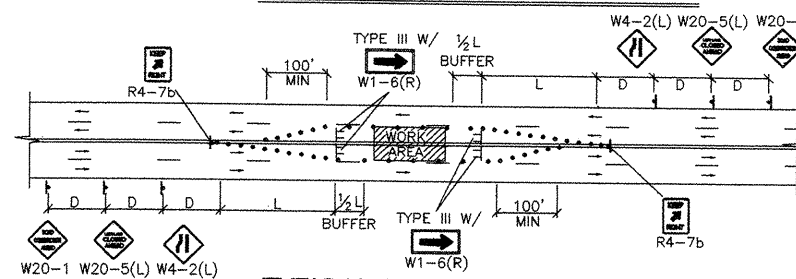
Design Review Committee	City Engineer Approval	Mo./Day/Yr.	Mo./Day/Yr.
APPROVED			
DESIGN REVIEW COMMITTEE			

City Project No. **623182** Zone Map No. **H-10** Sheet **14** Of **17**

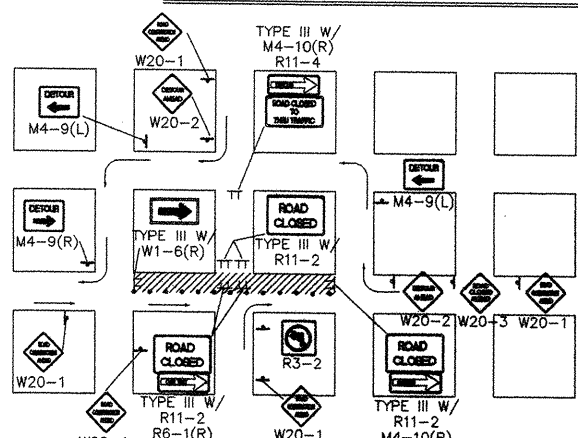
AS-BUILT INFORMATION				BENCH MARKS				SURVEY INFORMATION				ENGINEER'S SEAL			
CONTRACTOR	DATE	BY	DATE	CONTRACTOR	DATE	BY	DATE	CONTRACTOR	DATE	BY	DATE	CONTRACTOR	DATE	BY	DATE
ACB BENCHMARK "11-111"	11/97	ALS		ACB BENCHMARK "11-111"	11/97	ALS		ACB BENCHMARK "11-111"	11/97	ALS		ACB BENCHMARK "11-111"	11/97	ALS	
LOCATED IN THE COORS BLVD. MEDIAN				LOCATED IN THE COORS BLVD. MEDIAN				LOCATED IN THE COORS BLVD. MEDIAN				LOCATED IN THE COORS BLVD. MEDIAN			
630 FEET SOUTH OF OURAY ROAD				630 FEET SOUTH OF OURAY ROAD				630 FEET SOUTH OF OURAY ROAD				630 FEET SOUTH OF OURAY ROAD			
A 3-1/4" ALUMINUM CAP.				A 3-1/4" ALUMINUM CAP.				A 3-1/4" ALUMINUM CAP.				A 3-1/4" ALUMINUM CAP.			
ELEV. = 5098.514 (NGVD 1929)				ELEV. = 5098.514 (NGVD 1929)				ELEV. = 5098.514 (NGVD 1929)				ELEV. = 5098.514 (NGVD 1929)			



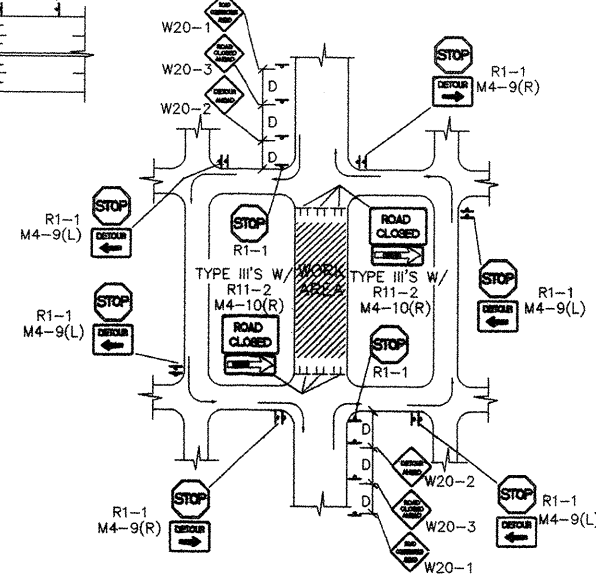
TYPICAL RIGHT LANE CLOSURE



TYPICAL LEFT LANE CLOSURE

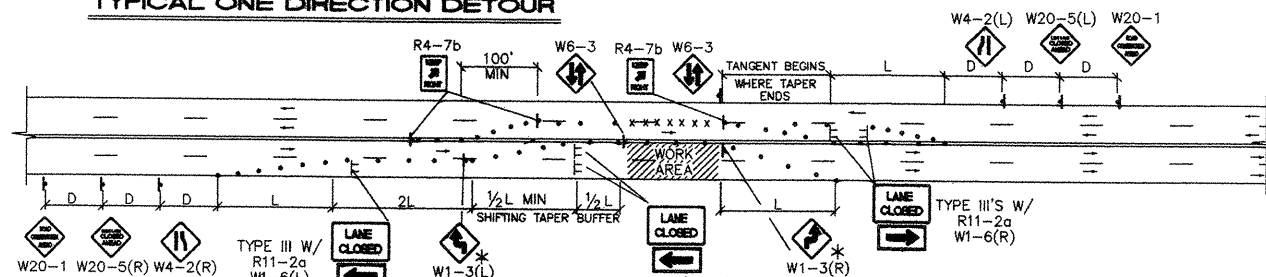


TYPICAL ONE DIRECTION DETOUR

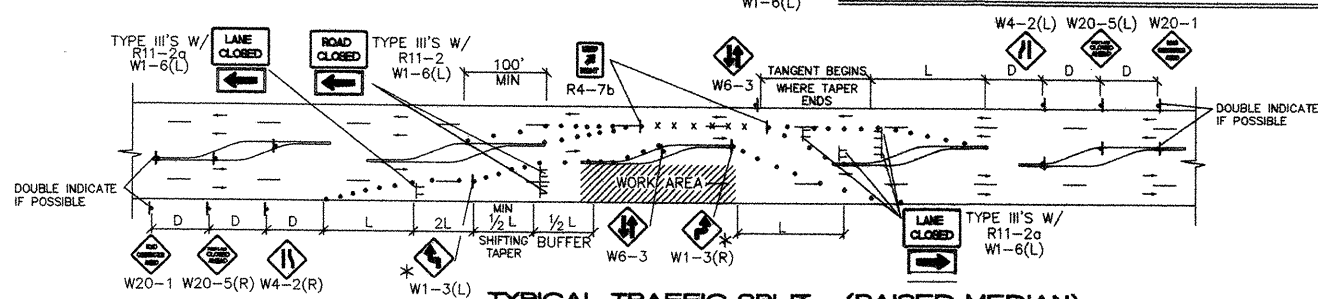


TYPICAL STREET CLOSURE

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



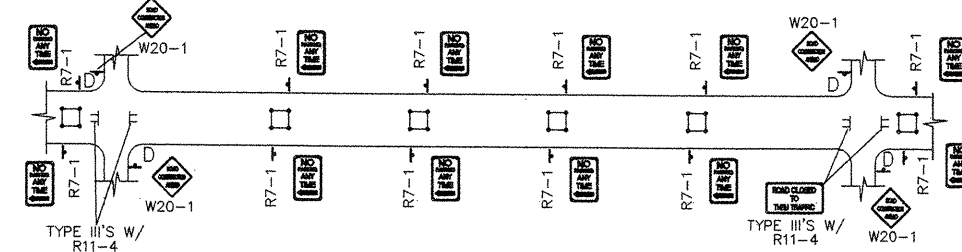
TYPICAL TRAFFIC SPLIT--(PAINTED MEDIAN)



TYPICAL TRAFFIC SPLIT - (RAISED MEDIAN)

TRAFFIC SPLIT NOTES:

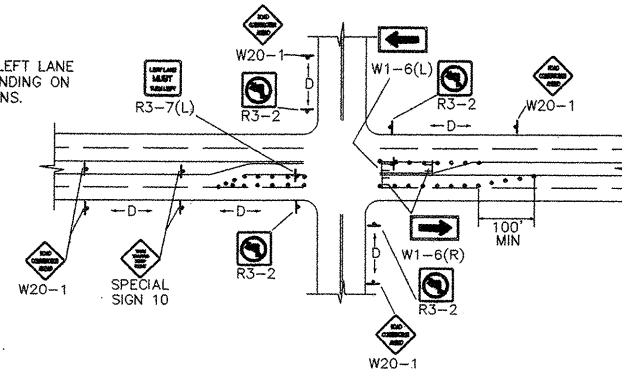
1. THE OFFSET DISTANCE MUST BE CALCULATED IN ALL SHIFTING TAPERS. THE OFFSET DISTANCES SHALL INCLUDE LANE WIDTHS PLUS MEDIAN WIDTHS.
2. 1/2 L IS THE MINIMUM DISTANCE FOR SHIFTING TAPERS.
3. REVERSE CURVES MAY BE IMPLEMENTED. ALL CURVE DATA SHALL BE CALCULATED.
4. MEDIAN REMOVAL SHALL BE REQUIRED IF 1/2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



TYPICAL SANITARY SEWER SLIPLINING OPERATION

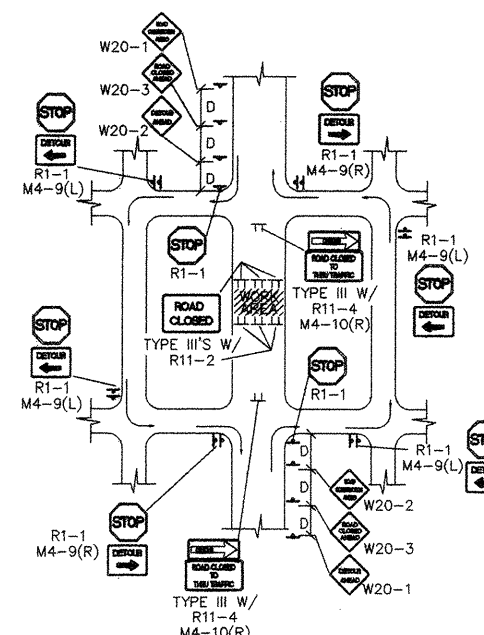
- ALL PITS TO HAVE TYPE-A FLASHING LIGHTS
- ALL PITS TO HAVE FLAGLINE

NOTE:
MAY REQUIRE LEFT LANE
CLOSURE DEPENDING ON
FIELD CONDITIONS.



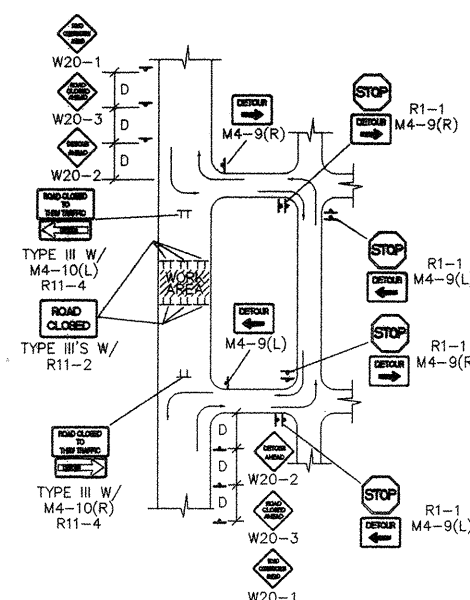
TYPICAL LANE CLOSURE AT INTERSECTION

NOTE: DEPENDING ON WORK ZONE LOCATION.



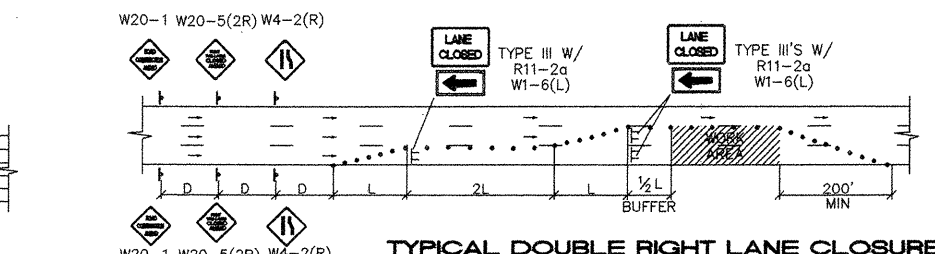
TYPICAL MID-BLOCK CLOSURE

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

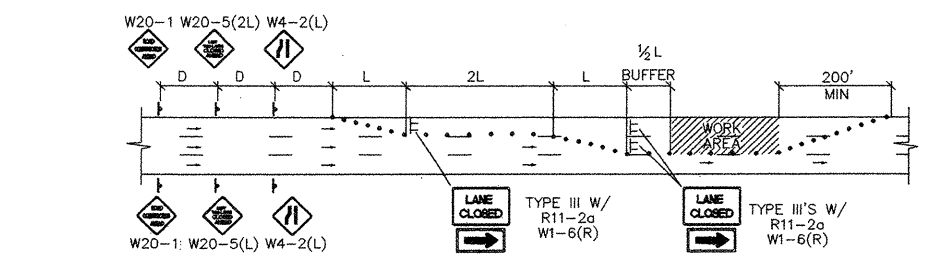


TYPICAL STREET CLOSURE

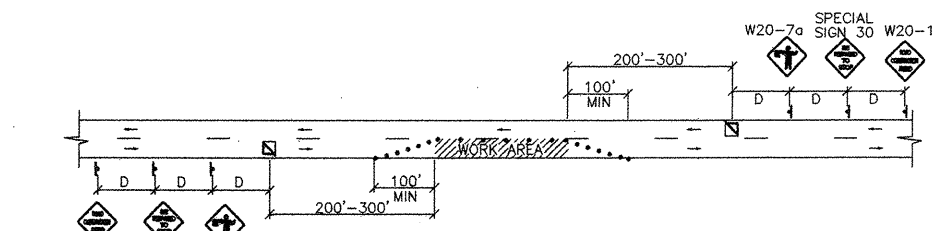
NOTE: (R1-1) BASED ON FIELD CONDITIONS



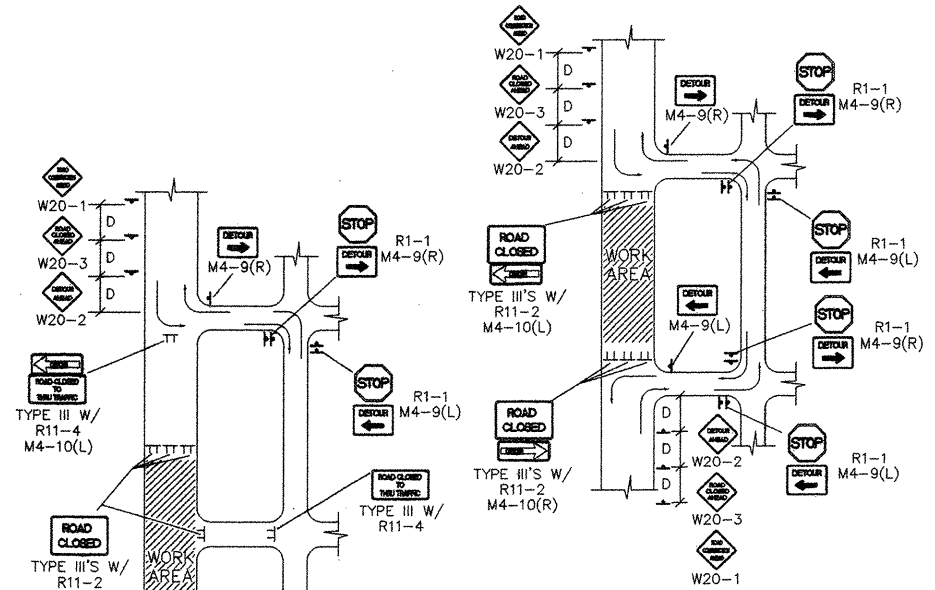
TYPICAL DOUBLE RIGHT LANE CLOSURE



TYPICAL DOUBLE LEFT LANE CLOSURE



TYPICAL FLAGGING OPERATION



TYPICAL STREET CLOSURE

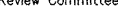
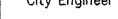
NOTE: (R1-1) BASED ON FIELD CONDITIONS.



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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
TRAFFIC CONTROL
TRAFFIC CONTROL & SIGNING EXAMPLES

Design Review Committee	City Engineer Approval	Last Design Update	Mo./Day/Yr.	Mo./Day/Yr.
				
City Project No.	623182	Zone Map No.	Sheet 16 Of 17	

SURVEY INFORMATION			BENCH MARKS	AS-BUILT INFORMATION	
	FIELD NOTES			CONTRACTOR	
1	ALS	11/97	ACS BENCHMARK "11-H11" LOCATED IN THE COORS BLVD. MEDIAN 630 FEET SOUTH OF OURAY ROAD	WORK STARTED BY DATE	DATE
				FIELD ACCEPTANCE BY DATE	DATE
				DESIGN DRAWINGS CORRECTED BY DATE	DATE
			ELEV. = 5098.514 (NGVD 1929)	MICRO-FILM INFORMATION	
				RECORDED BY	DATE
				NO.	

COA
STD
DWG

NO.		DATE	REMARKS	BY
<i>REVISIONS</i>				
<i>DESIGN</i>				
DESIGNED BY		SMW	DATE	1/01
DRAWN BY		SNW	DATE	1/01
CHECKED BY		SMW	DATE	1/01

SCANNED BY
PLANNING

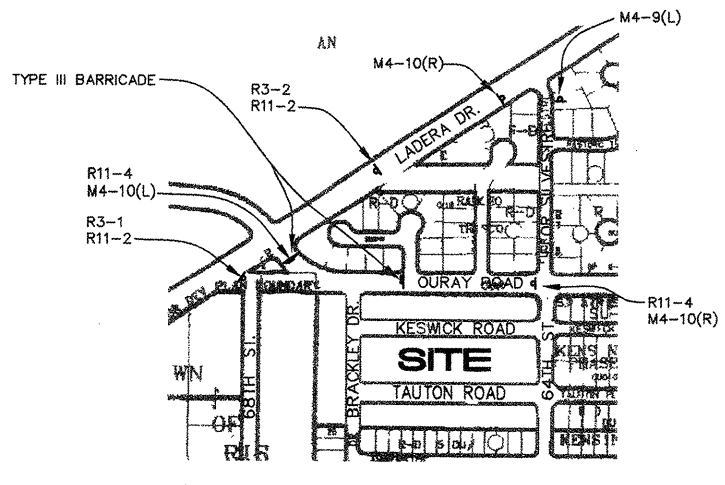
CONSTRUCTION TRAFFIC CONTROL GENERAL NOTES

- CONTRACTOR MUST OBTAIN FROM CONSTRUCTION COORDINATION AN EXCAVATION/BARRICADING PERMIT BEFORE ENGAGING IN ANY CONSTRUCTION, MAINTENANCE OR REPAIR WORK IN ANY OF THE CITY OF ALBUQUERQUE'S RIGHTS-OF-WAY. EMERGENCY WORK THAT WOULD PRESERVE LIFE OR PROPERTY IS EXCLUDED WITH THE UNDERSTANDING, THAT A PERMIT SHALL BE OBTAINED WITHIN 24 TO 48 HOURS.
- CONTRACTOR SHALL AT THE TIME OF PERMIT REQUEST, SUBMIT FOR APPROVAL BY CONSTRUCTION COORDINATION, A TRAFFIC CONTROL PLAN DETAILING ALL EXISTING TOPOGRAPHY SUCH AS LANE WIDTHS, DRIVEWAYS, AND BUSINESS/RESIDENTIAL ACCESSES. THE TRAFFIC CONTROL PLAN SHALL INCLUDE ALL PHASES OF WORK AND SCHEDULES INVOLVED IN THE CONSTRUCTION PROJECT. ANY SEPARATE PHASES OF A CONSTRUCTION PROJECT SHALL BE GIVEN AN INDIVIDUAL PERMIT EACH. BLANKET PERMITS WILL NOT BE ISSUED.
- THESE TYPICAL TRAFFIC CONTROL PLANS DO NOT REFLECT THE EXISTING TOPOGRAPHY SUCH AS DRIVEWAYS, LANE WIDTHS, AND BUSINESS/RESIDENTIAL ACCESSES. EVERY LOCATION THAT REQUIRES CONSTRUCTION TRAFFIC CONTROL SHALL HAVE A DETAILED TRAFFIC CONTROL PLAN SHOWING ALL EXISTING TOPOGRAPHY.
- CONSTRUCTION SHALL NOT BEGIN UNLESS A TRAFFIC CONTROL PLAN HAS BEEN APPROVED AND VERIFIED BY CONSTRUCTION COORDINATION.
- CONSTRUCTION COORDINATION SHALL BE NOTIFIED 48 HOURS PRIOR TO ANY TRAFFIC CONTROL CHANGES NEEDED BY CONTRACTOR, THAT WERE NOT PREVIOUSLY APPROVED. THESE TRAFFIC CONTROL CHANGES SHALL BE REQUESTED IN WRITING ACCOMPANIED WITH A TRAFFIC CONTROL PLAN REFLECTING SUCH CHANGES.
- ALL CONSTRUCTION TRAFFIC CONTROL DEVICES SHALL COMPLY TO THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO INSTALL, SERVICE AND MAINTAIN ALL TRAFFIC CONTROL DEVICES. TRAFFIC CONTROL DEVICES SHALL NOT BE REMOVED OR ALTERED IN ANY WAY WITHOUT THE APPROVAL OF CONSTRUCTION COORDINATION, PER SECTION 6A-4 OF THE MUTCD, LATEST EDITION.
- THE CONSTRUCTION TRAFFIC CONTROL INITIAL SET-UP SHALL BE BY AN AMERICAN TRAFFIC SAFETY SERVICES ASSOCIATION (ATSSA) CERTIFIED WORKSITE TRAFFIC SUPERVISOR. THE MAINTENANCE AND SERVICING SHALL ALSO BE DONE BY AN ATSSA CERTIFIED WORKSITE TRAFFIC SUPERVISOR OR EQUIVALENT.
- CONTRACTOR IS RESPONSIBLE TO MAINTAIN AND SERVICE ALL TRAFFIC CONTROL DEVICES 24 HOURS A DAY, 7 DAYS A WEEK THROUGHOUT LENGTH OF PROJECT. CONTRACTOR IS RESPONSIBLE THAT ALL TRAFFIC CONTROL DEVICES COMPLY WITH THE MUTCD, LATEST EDITION.
- ALL ADVANCE WARNING SIGNS SHALL BE DOUBLE INDICATED WHENEVER THERE ARE MULTI-LANE TRAFFIC IN ANY ONE GIVEN DIRECTION AND THERE IS SUFFICIENT MEDIAN SPACE.
- ALL BARRICADES IN ALL TAPERS AND TANGENTS SHALL BE PLACED APART, A DISTANCE MEASURED IN FEET, EQUAL TO THAT OF THE POSTED SPEED LIMIT. NO EXCEPTIONS UNLESS APPROVED BY CONSTRUCTION COORDINATION PER MUTCD SECTION 6A-4.
- ALL WORK IN ARTERIAL ROADWAYS SHALL BE ON A CONTINUOUS 24 HOUR PER DAY BASIS UNTIL COMPLETED.
- CONTRACTOR IS RESPONSIBLE TO PROVIDE CONSTRUCTION COORDINATION, A WEEKLY LOG OF DAILY INSPECTIONS OF BARRICADE AND MAINTENANCE SCHEDULES ON PROJECTS THAT ARE OVER ONE WEEK DURATION.
- EQUIPMENT OR MATERIALS SHALL NOT BE STORED WITHIN 15 FEET OF A TRAVELED TRAFFIC LANE DURING NON-WORKING HOURS WITHOUT THE APPROVAL OF CONSTRUCTION COORDINATION.
- CONTRACTOR SHALL PROVIDE AND MAINTAIN A SAFE AND ADEQUATE MEANS OF CHANNELIZING PEDESTRIAN TRAFFIC AROUND AND THROUGH THE CONSTRUCTION AREA.
- CONTRACTOR IS RESPONSIBLE FOR OBLITERATION OF ANY CONFLICTING STRIPING AND RESPONSIBLE FOR ALL TEMPORARY STRIPING.
- CONTRACTOR SHALL MAINTAIN ACCESS TO ALL FACILITIES, BUSINESSES AND/OR RESIDENTS AT ALL TIMES.
- CONTRACTOR SHALL PROVIDE ACCESS SIGNS FOR BUSINESSES LOCATED WITHIN THE CONSTRUCTION AREA UNDER THE SUPERVISION OF CONSTRUCTION COORDINATION. EACH ACCESS SIGN SHALL HAVE 5 INCH, WHITE OPAQUE LETTERING ON BLUE REFLECTORIZED BACKGROUND. ACCESS SIGNS SHALL BE CONSIDERED INCIDENTAL TO THE BID AND NOT PART OF THE CONTRACT UNLESS OTHERWISE STATED. NO MORE THAN 3 BUSINESSES SHALL BE LISTED ON A ACCESS SIGN. SHOPPING CENTERS AND MALLS SHALL BE LISTED AS SUCH.
- ALL ADVANCE WARNING SIGNS SHALL MEET THE MINIMUM REFLECTIVE INTENSITY REQUIREMENTS SET FORTH BY THE CITY OF ALBUQUERQUE. CONSTRUCTION COORDINATION SHALL DETERMINE ALL REQUIREMENTS AND APPROVE OR DISAPPROVE ANY ADVANCE WARNING SIGN PER SECTION 6A-4 OF THE MUTCD, LATEST EDITION.
- 48 HOURS PRIOR TO OCCUPANCY OR CLOSING OF A RIGHT-OF-WAY, CONTRACTOR SHALL NOTIFY: POLICE, FIRE DEPARTMENT, SCHOOLS, HOSPITALS, TRANSIT AUTHORITY, BUSINESSES AND/OR RESIDENTS THAT WILL BE AFFECTED BY THE CONSTRUCTION.
- ANY FIELD ADJUSTMENTS SHALL BE APPROVED BY CONSTRUCTION COORDINATION.
- EXCAVATIONS SHALL BE PLATED, TEMPORARILY PATCHED OR RESURFACED PRIOR TO OPENING OF TRAFFIC. A MINIMUM OF 11 FEET SHALL BE PROVIDED FOR TRAFFIC IN ANY GIVEN DIRECTION. CONTRACTOR IS RESPONSIBLE FOR ANY WORK INVOLVED IN SATISFYING THESE REQUIREMENTS.

- CONTRACTOR SHALL AT ALL TIMES COMPLY WITH THE FOLLOWING:
 - STANDARDS AND REQUIREMENTS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
 - THE CITY OF ALBUQUERQUE TRAFFIC CODE, LATEST EDITION.
 - SECTION 19 OF THE CITY OF ALBUQUERQUE'S STANDARD SPECIFICATIONS FOR PUBLIC WORK CONSTRUCTION, AS WELL AS OTHER SECTIONS.
- FAILURE TO COMPLY WITH ANY OF THE ABOVE MENTIONED, WILL BE ADEQUATE CAUSE TO CEASE ALL WORK ON ANY CONSTRUCTION PROJECT. WORK WILL NOT RESUME UNTIL ALL REQUIREMENTS ARE ADDRESSED AND APPROVED BY CONSTRUCTION COORDINATION.
- ALL TRAFFIC CONTROL DEVICES SHALL BE KEPT IN NEW-CLEAN CONDITION, WASHING OF EQUIPMENT IS INCIDENTAL TO ITS PLACEMENT AND MAINTENANCE.
- TRAFFIC CONTROL STANDARDS APPLY ONLY WHERE THE CONSTRUCTION TRAFFIC CONTROL PLANS ARE NOT SPECIFIC.
26. ADVANCE WARNING SIGNS SHALL BE 36"x36" MIN. WITH SUPER ENGINEERING GRADE SHEETING OR BETTER. MOUNTING HEIGHT AT TOP OF SIGN SHALL BE THE SAME AS FOR A 48" SIGN AS INDICATED IN THE M.U.T.C.D.
27. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORKSITE. ALL GRAFFITI SHALL BE PROMPTLY REMOVED FROM ALL EQUIPMENT, BOTH PERMANENT AND TEMPORARY.

SPECIAL PROJECT TRAFFIC CONTROL NOTES

- TWO-WAY TRAFFIC MUST BE MAINTAINED ON OURAY ROAD AT ALL TIMES, EXCEPT FOR THE INSTALLATION OF THE WATER LINE IN BRACKLEY DRIVE.
- THE NMSHTD DROP-OFF POLICY MUST BE COMPLIED WITH AT ALL TIMES.
- OURAY ROAD MAY BE COMPLETELY CLOSED FOR ONE DAY BETWEEN 9:00 a.m. AND 3:00 p.m., OR FROM 7:00 p.m. TO 5:00 a.m., FOR THE INSTALLATION OF THE WATER LINE IN BRACKLEY DRIVE. NO CLOSURES ON OURAY ROAD WILL BE ALLOWED FROM 6:00 a.m. TO 9:00 a.m., AND FROM 3:00 p.m. TO 7:00 p.m., MONDAY THROUGH FRIDAY.



DETOUR MAP

LEGEND

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

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

TAPER REQUIREMENT

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

RECOMMENDED SIGN SPACING(D) FOR ADVANCE WARNING SIGN SERIES

SPEED LIMIT (MPH)	MINIMUM DISTANCE IN FEET	
	BEFORE SIGNS	FROM LAST SIGN TO TAPER
0-20	10 X SPEED LIMIT	10 X SPEED LIMIT
25-30	10 X SPEED LIMIT	10 X SPEED LIMIT
30-35	10 X SPEED LIMIT	10 X SPEED LIMIT
40-45	10 X SPEED LIMIT	10 X SPEED LIMIT
50-60	10 X SPEED LIMIT	10 X SPEED LIMIT

TAPER CRITERIA

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

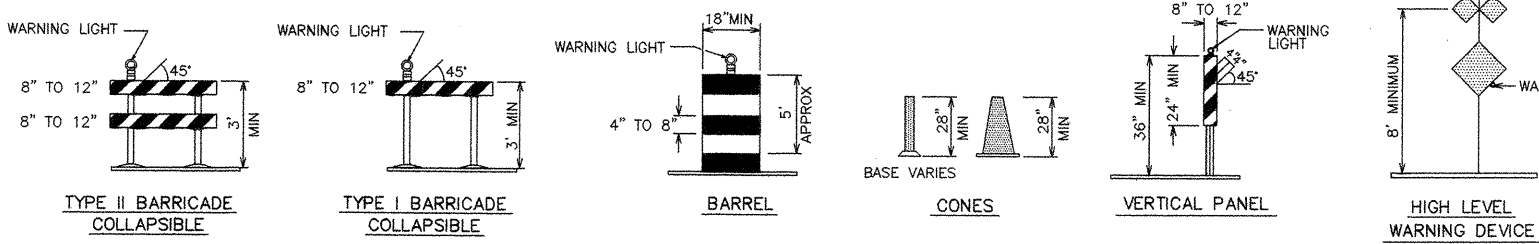
TAPER LENGTH COMPUTATION

SPEED LIMIT

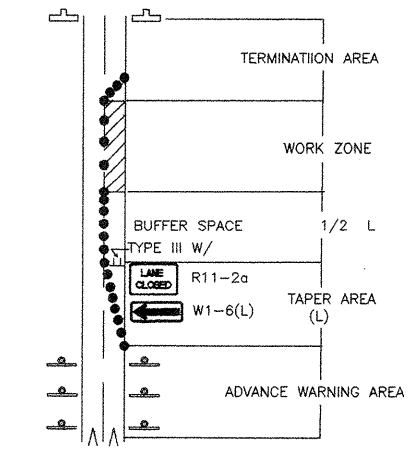
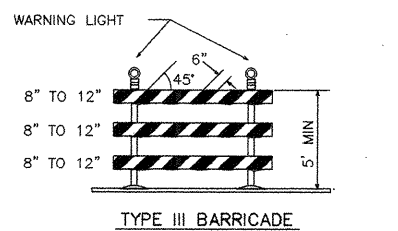
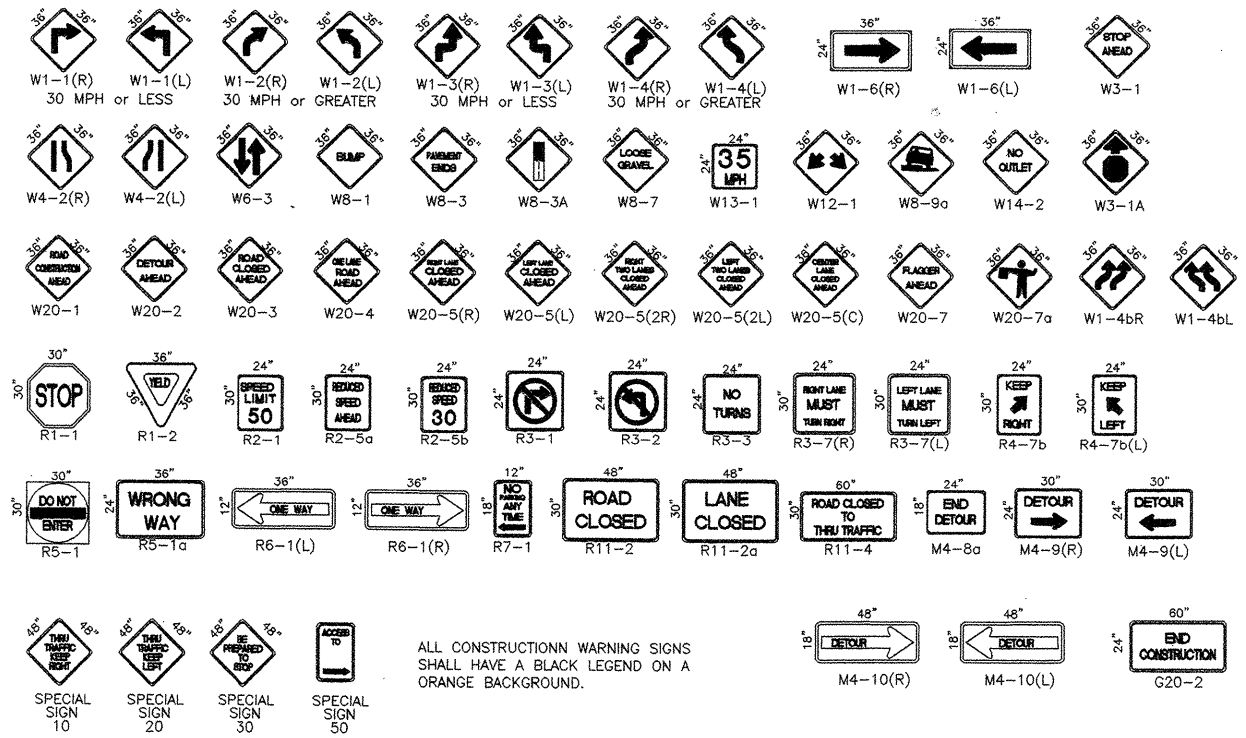
40 MPH OR LESS $L = \frac{WS^2}{60}$

40 MPH OR GREATER $L = W \times S$

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



SIGN FACE DETAILS



TRAFFIC CONTROL ELEMENTS

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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4
TRAFFIC CONTROL
SIGNING & CONSTRUCTION TRAFFIC CONTROL STANDARDS

Design Review Committee	City Engineer Approval	Mo./Day/Yr.	Mo./Day/Yr.
Last Design Update		DESIGNED BY	DATE
		DRAWN BY	DATE
		CHECKED BY	DATE
City Project No.	Zone Map No.	Sheet	Of
623182	H-10	17	17

SCANNED BY
PLANNING

NOTE:
ALL UTILITIES IN 64TH
STREET AND OURAY ROAD
ARE EXISTING.

LEGEND

- SINGLE WATER METER & BOX
- DOUBLE WATER METER & BOX
- EXISTING WATERLINE
- GATE VALVE W/ TYPE 'A' VALVE BOX
- FIRE HYDRANT
- WATER LINE W/ FITTING
- STORM DRAIN CATCH BASIN
- STORM DRAIN MANHOLE
- EXISTING SAS MANHOLE
- PROPOSED SAS MANHOLE

RESTRAINED JOINT LENGTHS
FOR WATERLINE FITTINGS

RESTRAINED JOINT LENGTHS, L _r FOR HORIZONTAL BENDS, VALVES, AND DEAD ENDS, (FT.)					VALVES & DEAD ENDS	
SIZE		HORIZ. BENDS			VALVES & DEAD ENDS	
		90°	45°	22 1/2°	11 1/4°	
12	30	12	6	3	3	85
10	26	11	5	3	3	72
8	22	9	4	2	2	60
6	18	7	3	2	2	48
4	12	5	2	1	1	32

RESTRAINED JOINT LENGTHS, L _r FOR REDUCERS, (FT.) MINIMUM UNOBSERVED, STRAIGHT-RUN LENGTH: RESTRAIN EITHER LARGE PIPE, OR SMALL PIPE.					VALVES & DEAD ENDS	
SIZE		HORIZ. BENDS			VALVES & DEAD ENDS	
		90°	45°	22 1/2°	11 1/4°	
12x10	26	11	5	3	3	72
10x8	22	9	4	2	2	60
8x6	18	7	3	2	2	48
6x4	12	5	2	1	1	32

RESTRAINED JOINT LENGTHS, L _r FOR TEES (FT.) ALL JOINTS AT THE TEE MUST BE RESTRAINED.		
SIZE	BRANCH	MAIN
12x12x12	17	15
12x12x10	12	10
12x12x8	13	6
12x12x6	19	3
12x12x4	19	1
10x10x10	18	12
10x10x8	15	8
10x10x6	16	4
10x10x4	20	2
8x6x6	17	2
8x6x4	15	2
6x6x6	20	6
6x6x4	20	2

THIS TABLE IS BASED UPON THE FOLLOWING CRITERIA:
DEPTH OF BURY 3.0 FT. MINIMUM
FACTOR OF SAFETY 1.25
MATERIAL PVC PIPE
SOIL TYPE GW/SW - SILTY GRAVELS AND SILTY SANDS,
GRAVEL-SAND-SILT MIXTURES.
TEST PRESSURE 80 PSI
PIPE LAPPED IN SAND GRAVEL, OR CRUSHED
STONE TO DEPTH OF 1/8 PIPE DIAMETER, 4 INCH
MINIMUM. BACKFILL COMPACTED TO TOP OF PIPE.
DIFFERENT CRITERIA, E.G. DUCTILE IRON PIPE, GREATER DEPTH OF BURY,
DIFFERENT SOIL TYPES, ETC., MUST BE USED TO CALCULATE THE REQUIRED JOINT LENGTHS
BY THE PUBLIC WORKS DEPARTMENT.

WATER SHUT-OFF PLAN

SHUT-OFF VALVES AS SHOWN TO PROVIDE NON-
PRESSURE CONNECTION. THE CONTRACTOR SHALL
CONTACT WATER SYSTEMS DIVISION (857-8200) 5
WORKING DAYS PRIOR TO SHUT-OFF OR TURN-ON AT
VALVES. ONLY CITY PERSONNEL ARE ALLOWED TO
OPERATE VALVES.

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Consulting Engineering Associates
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New Mexico
11/07/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: KENSINGTON SUBDIVISION - PHASE 4

MASTER UTILITY PLAN

APD PLANS CHECKING OFFICE

924-3611

APPROVED/DISAPPROVED

HYDRANT(S) ONLY

SIGNATURE & DATE

Design Review Committee	City Engineer Approval	Ms./2007/7c	Ms./2007/7c
City Project No.	623182	Zone Map No.	H-10
Sheet	12	Of	17