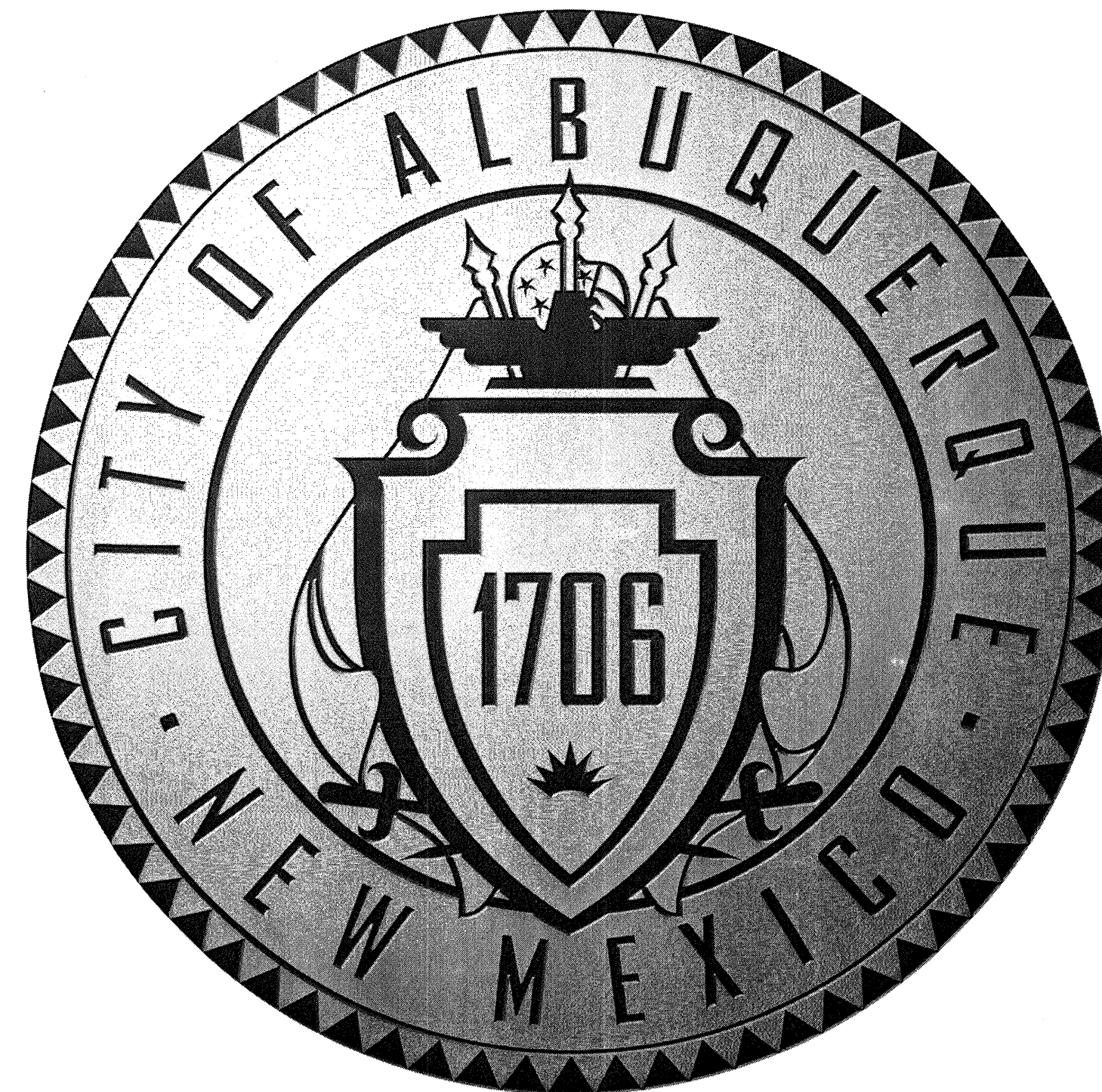


PUENTE AZUL WATER & SEWER EXTENSION

TRACTS A & B-4
4901 MCLEOD ROAD, N.E.
ALBUQUERQUE, NEW MEXICO
CONSTRUCTION PLANS

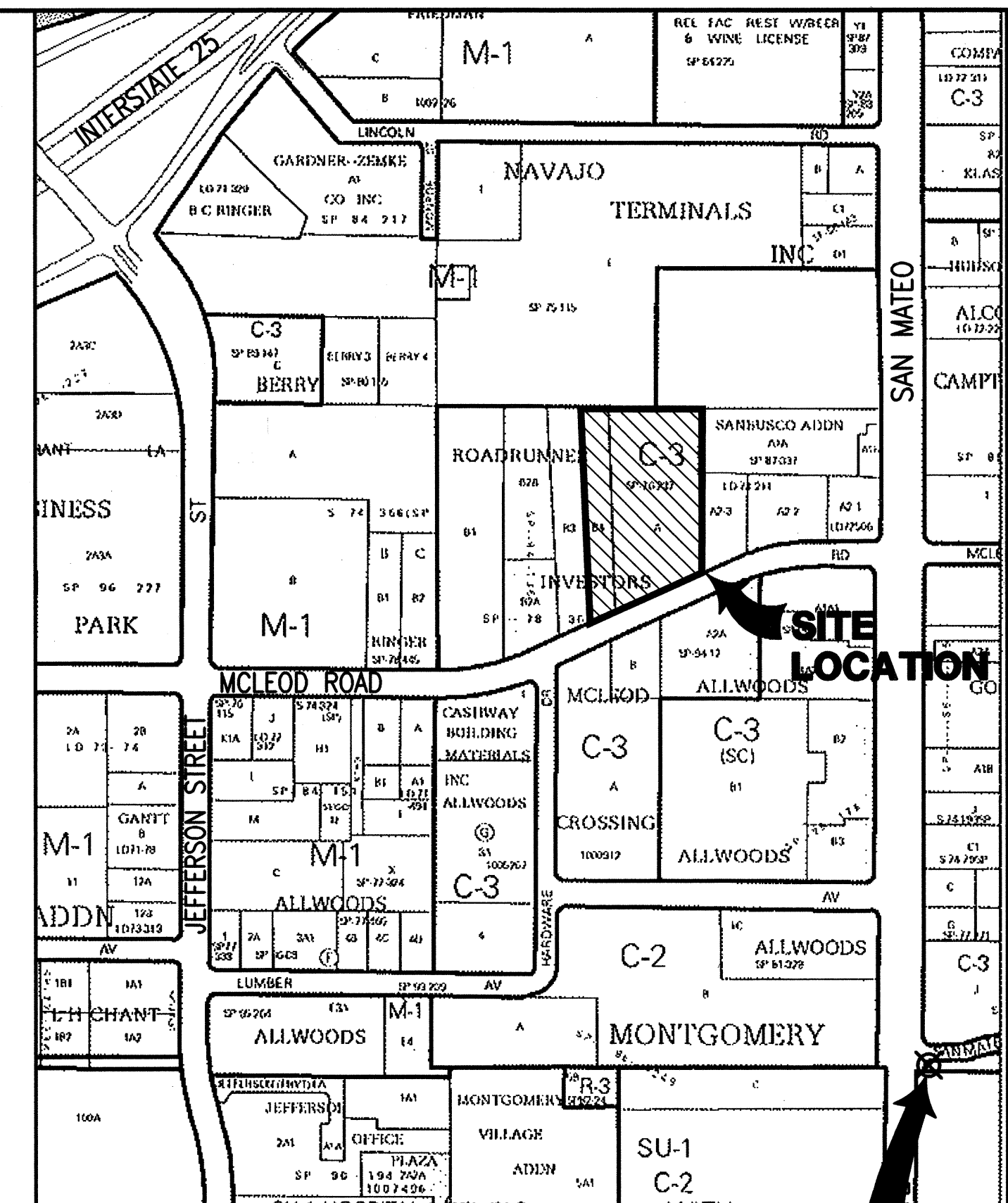


GENERAL NOTES

- 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. 7, INCLUDING AMENDMENT 1.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH MINIMUM DELAY.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM, INC. @ 260-1990 FOR LOCATION OF EXISTING UTILITIES.
- TRAFFIC CONTROL: SEVEN (7) 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. THE CONTRACTOR SHALL NOTIFY THE BARRICADING ENGINEER (924-3400) PRIOR TO OCCUPYING AN INTERSECTION. SEE SECTION 19 FOR THE SPECIFICATIONS.
- ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY THE CONTRACTOR TO THE SAME LOCATION AS WAS EXISTING, OR AS SHOWN ON THESE PLANS.
- 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.
- THE CONTRACTOR SHALL RECORD DATA ON ALL UTILITY LINES AND ACCESSORIES AS REQUIRED BY THE CITY OF ALBUQUERQUE FOR THE PREPARATION OF "AS CONSTRUCTED" DRAWINGS. THE CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.
- THE CONTRACTOR SHALL NOTIFY ALL AFFECTED UTILITY COMPANIES OF ANY ADJUSTMENT OR RELOCATION OF EXISTING UTILITIES REQUIRED DUE TO THE CONSTRUCTION OPERATIONS. THE CONTRACTOR MAY BE REQUIRED TO RESCHEDULE HIS ACTIVITIES TO ALLOW UTILITY CREWS TO PERFORM THEIR WORK. NO ADDITIONAL COSTS WILL BE ALLOWED FOR DELAYS OR INCONVENIENCES CAUSED BY UTILITY COMPANY CREWS.
- 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 LINE 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.
- WARNING - THE ENGINEER HAS UNDERTAKEN A LIMITED SCOPE OF THE EXISTENCE, LOCATION, SIZE, DEPTH, OR TYPE OF UNDERGROUND UTILITY LINES. MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL BECOME INFORMED OF THE LOCATION OF ANY UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY THE FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY AND ALL EXISTING UTILITIES. THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCE, RULES AND REGULATIONS PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES IN PLANNING AND CONDUCTING EXCAVATION OPERATIONS, WHETHER BY CALLING OR NOTIFYING THE UTILITIES COMPLYING WITH "NEW MEXICO ONE CALL SYSTEM, INC." PROCEDURES OR OTHERWISE.
- THE CONTRACTOR SHALL CONFINE HIS WORK WITHIN THE STREET RIGHT-OF-WAY. OVERNIGHT PARKING OF THE CONTRACTOR'S EQUIPMENT SHALL NOT OBSTRUCT ACCESS ROADS OR TRAFFIC LANES.
- THE CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. THE CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFFITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.
- THE CONTRACTOR SHALL NOTIFY THE ENGINEER NOT LESS THAN SEVEN (7) DAYS PRIOR TO STARTING WORK IN ORDER THAT THE CITY SURVEYOR MAY TAKE NECESSARY MEASURES TO ENSURE THE PRESERVATION OF THE SURVEY MONUMENTS. THE CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MARKINGS 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. 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. THE CONTRACTOR SHALL, AT HIS 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.
- THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT BUSINESSES, PROPERTIES, ALLEYS AND CROSS ROADS DURING CONSTRUCTION.
- ALL BORROW AND SURFACING MATERIALS SHALL BE OBTAINED FROM CITY APPROVED COMMERCIAL SOURCES.
- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN THE CITY RIGHT-OF-WAY.
- CONTRACTOR SHALL COORDINATE WITH THE ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY (857-8200) SEVEN (7) WORKING DAYS IN ADVANCE OF ANY WORK THAT MAY AFFECT EXISTING PUBLIC WATER OR SEWER UTILITIES. EXISTING VALVES TO OPERATED BY WATER UTILITY PERSONNEL ONLY. CONTRACTOR SHALL CONTACT THE WATER UTILITY AUTHORITY PERSONNEL SEVEN (7) WORKING DAYS PRIOR TO NEEDING VALVES TURNED ON OR OFF.
- AT HIS OWN EXPENSE, CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ANY DAMAGE TO EXISTING PAVEMENT, PAVEMENT MARKINGS, CURB AND GUTTER, HANDICAP RAMPS, AND SIDEWALK DURING CONSTRUCTION APART FROM THOSE SECTIONS INDICATED FOR REMOVAL ON THE PLANS AND SHALL REPAIR OR REPLACE, PER STANDARD SPECIFICATIONS.
- REMOVALS SHALL BE DISPOSED OF OFF-SITE AND SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
- CONTRACTOR SHALL DISPOSE OF ALL UNSUITABLE MATERIAL IN AN ENVIRONMENTALLY ACCEPTABLE MANNER AT A LOCATION ACCEPTABLE TO THE PROJECT MANAGER. THERE WILL BE NO DIRECT COMPENSATION FOR THIS WORK.
- ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
- ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING.
- CONTRACTOR SHALL COORDINATE WITH WATER AUTHORITY. (857-8200) SEVEN (7) WORKING DAYS PRIOR TO ANY WORK THAT MAY AFFECT EXISTING WATER AUTHORITY PUBLIC WATER OR SEWER UTILITIES. CONTRACTOR SHALL BE RESPONSIBLE FOR TIMING AND COORDINATION OF WATER SHUTOFF. EXISTING WATER AUTHORITY VALVES TO BE OPERATED BY WATER AUTHORITY PERSONNEL ONLY.
- PROPOSED WATERLINE MATERIALS SHALL BE PVC PIPE MEETING AWWA C-900: DR18 REQUIREMENTS (6" - 12"), DUCTILE IRON PIPE MEETING AWWA C-150 REQUIREMENTS (6" - 64").
- ALL FITTINGS ON WATERLINE SHALL HAVE RESTRAINED JOINTS AS NOTED ON THE PLANS.
- DO NOT INSTALL STEPS IN SAS MANHOLES.
- ALL FINAL BACKFILL FOR TRENCHES WITHIN 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.
- ELECTRONIC MARKER SPHERES (EMS) WILL BE PLACED ACCORDING TO SECTION OF THE CITY OF ALBUQUERQUE SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION AS REVISED THROUGH UPDATE #7.
- CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING ALL TRAFFIC AND CONSTRUCTION SIGNAGE UNTIL THE PROJECT HAS BEEN ACCEPTED BY THE CITY OF ALBUQUERQUE.

UTILITY COMPANIES

- NEW MEXICO GAS COMPANY (GAS SERVICES & GAS LINES)
CONTACT: EARL HOSKINS, 697-3140
- PUBLIC SERVICE COMPANY OF NM (ELECTRICAL SERVICES & ELECTRIC LINES)
CONTACT: ROLAND BLAUWKAMP, 241-3581
CONTACT: MIKE ADAMS, 241-3316
- Qwest/US WEST (TELEPHONE SERVICES)
CONTACT: RITA JARAMILLO, 245-8706
- AT&T (TELEPHONE SERVICES)
CONTACT: DAVID CROWLE, 842-2911
- VERIZON-BROOKS FIBER COMM. (TELEPHONE SERVICES)
CONTACT: ANDY DARNELL, 346-4470
- COMCAST (CABLE TELEVISION)
CONTACT: MIKE MORTUS, 761-6235
- TIME WARNER TELECOM (CABLE TELEVISION)
CONTACT: ROYAL HARRISON, 938-7339
- ALBUQUERQUE BERNALILLO COUNTY WATER UTILITY AUTHORITY
CONTACT: ANTHONY MONTOYA JR. 768-2713
McLEOD USA
CONTACT: RICK MUELLER, 244-3161
- BCG ASSETS
CONTACT: JOHN BROWN, 877-500-3427



VICINITY MAP
ZONE ATLAS MAP F-17-Z

INDEX OF DRAWINGS

SHEET NO.	DESCRIPTION
1	COVER SHEET
2	PLAT
3	DEMO PLAN AND PAVING PLAN
4	UTILITY PLAN AND PROFILE

BM
9_F18
NAVD 1988
ELEVATION
5212.228

Designed By:
HUITT-ZOLIARS
Huitt-Zoliars, Inc.
333 Rio Rancho Drive NE, Suite 101
Rio Rancho, New Mexico 87124
Phone (505) 892-8141 Fax (505) 892-3259

Designed For:
PUENTA AZUL, LLC

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER	DATE	*****	
		DRC Chairman		<i>Scott A. Epp</i>	12-23-10	APPROVED FOR CONSTRUCTION	
		Transportation		<i>Mike Mortus</i>	12-6-10		
		Water/Wastewater		<i>Mike Mortus</i>	12-6-10		
		Hydrology		<i>Mike Mortus</i>	12-6-10		
		C.I.P.					
Constr. Mgmt						<i>Scott A. Epp</i> City Engineer	Date 2-17-11
Constr. Coord.							
AEHD							
City Project No.				6394.83		Sheet 1 Of 4	

76 31507

LANDS OF ROADRUNNER INVESTORS WITHIN THE ELENA GALLEGOS GRANT
BERNALILLO COUNTY, NEW MEXICO

State of New Mexico } SS
County of Bernalillo
This instrument was filed for record
JUN 16 1976
At... Clerk of the County of Bernalillo
of records of said County. Folio...
Clerk & Notary
Closing corner of the
Southernly boundary of the
Elena Gallegos Grant
for Sections 35 and 36,
T. 11 N., R. 3 E., N.M.P.M.

Scale: 1" = 300'

DESCRIPTION

A certain parcel of land, within the Elena Gallegos Grant, Bernalillo County, New Mexico, being more particularly described as follows: Beginning for a tie at the Closing Corner of the Southernly boundary of the Elena Gallegos Grant for Sections 35 and 36, T. 11 N., R. 3 E., N.M.P.M., being within the right-of-way of San Mateo Blvd. N.E. and running thence S. 69°58'30" W., 1399.10 feet along the Southernly boundary of said Elena Gallegos Grant; thence, leaving the Southernly boundary of said Grant and running N. 0°04' E., 1195.74 feet to a point located on the Northernly right-of-way line of McLeod Road N.E., said point being the Southwest corner and POINT OF BEGINNING of this parcel; thence, N. 0°04' E., 785.05 feet; thence, S. 89°50' E., 790.00 feet; thence, S. 0°04' N., 484.58 feet to a point on the Northernly right-of-way line of McLeod Road N.E.; thence, S. 69°04' W., 565.29 feet along said Northernly right-of-way line to a point of curvature; thence, along a curve to the right (with a radius of 657.00 feet) a distance of 286.67 feet along said Northernly right-of-way line (Chord = 284.40 feet; S. 77°34' W.); to the end of said curve and point of beginning and containing 1.479 acres, more or less, together with a 5-foot wide utility easement along the Westernly boundary of this parcel, and a 7-foot wide utility easement along the Northernly boundary of this parcel.

PROPERTY

Assessing pro rata charges for water and sewer installations are as of June 15, 1976.

The previous 10 years' property taxes, to and including 1975, are paid.

FREE CONSENT, DEDICATION

The subdivision of the land herein described is with free consent and in accordance with the desires of the undersigned owners and proprietors thereof, and said owners and proprietors do hereby dedicate the public rights of way shown hereon, together with all easements shown on this plat. Power and communication easements are reserved where shown by dashed lines, being 14 feet in width centered on the rear lot line and 10 feet in width centered on the side lot lines, except as noted, including the right of ingress and egress and the right to trim interfering trees. Any drainage easements shown hereon are also easements for underground sewer and water lines.

Robert J. Schaefer
Roadrunner Investors
Robert J. Schaefer

Sandra Investors
Robert Ray Nhoon

day of June 1976, the foregoing instrument was acknowledged before me.

My commission expires 9-9-79

Notary Public

I, Verlon E. Hall, Registered under the laws of the State of New Mexico, do hereby certify that I am a Registered Land Surveyor and that this instrument was prepared by me or under my supervision, shows all easements of record, meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

Verlon E. Hall
Registration No. 3241, N.M.

APPROVED AND ACCEPTED BY

Planning Director, City of Albuquerque, New Mexico

6-15-76
Date

SP-16-237
Number

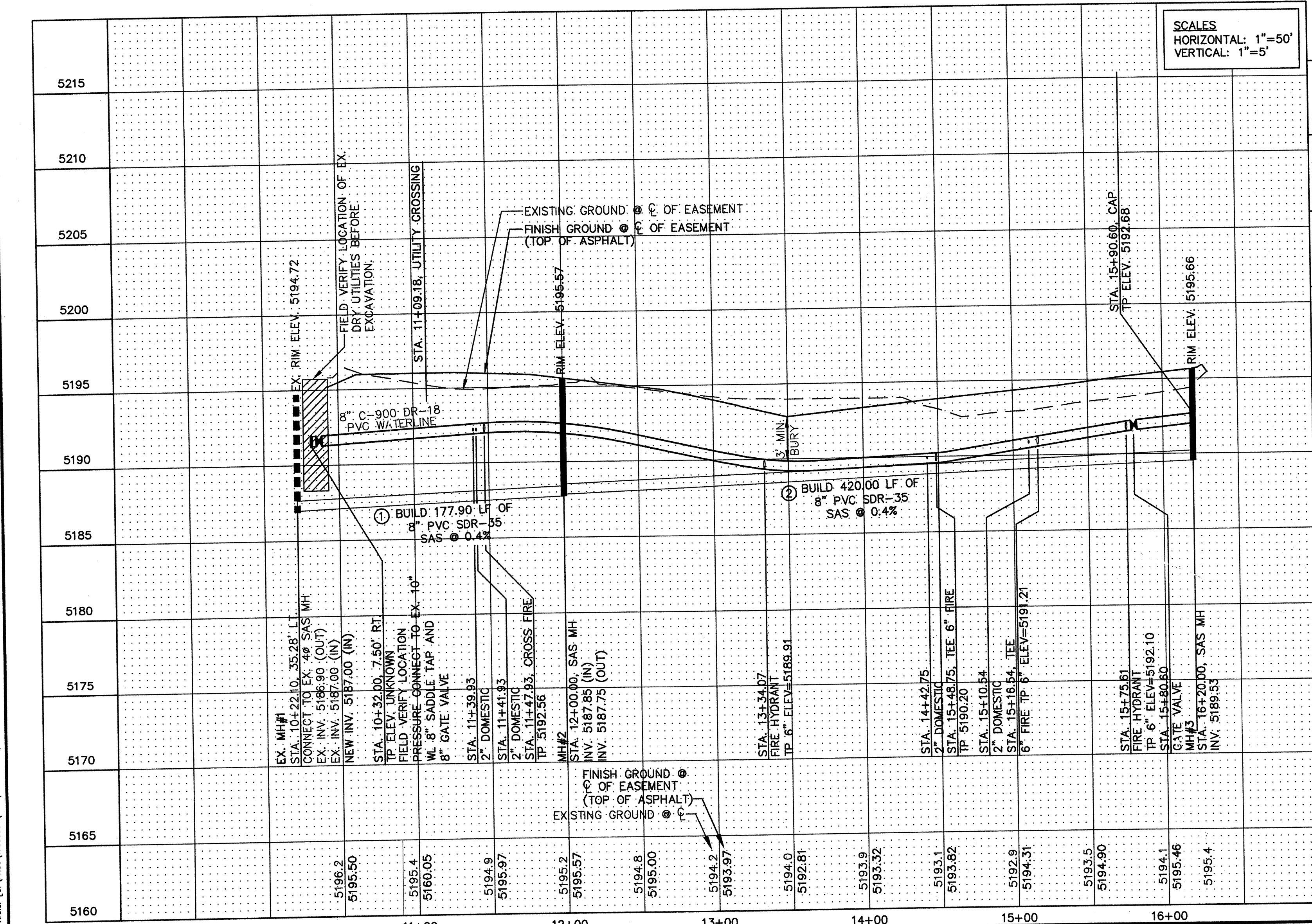
F-17 Bernalillo County, N.M.

NOTE: Approval and Filing with the County Clerk of Bernalillo County, of this plat does not vacate or affect public or private easements.

Property Management Division

Prepared by: HALL SURVEYING CO., 511 San Mateo N.E., Albuquerque, New Mexico, Tel. 255-0954, 5-10-76

[illegible]



Station	Water Line	Sewer Line	Fire Line
5215			
5210			
5205			
5200			
5195			
5190			
5185			
5180			
5175			
5170			
5165			
5160			

