

CONSTRUCTION PLANS
FOR
AGUA AZUL
PAVING & UTILITY IMPROVEMENTS
ALBUQUERQUE, NEW MEXICO

SCANNED BY
MESA REPRO

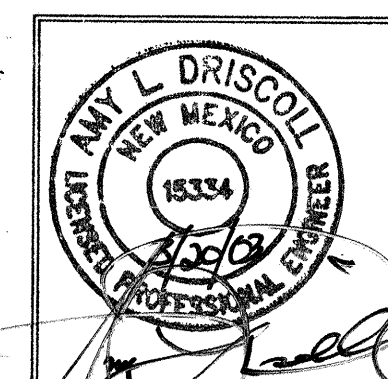
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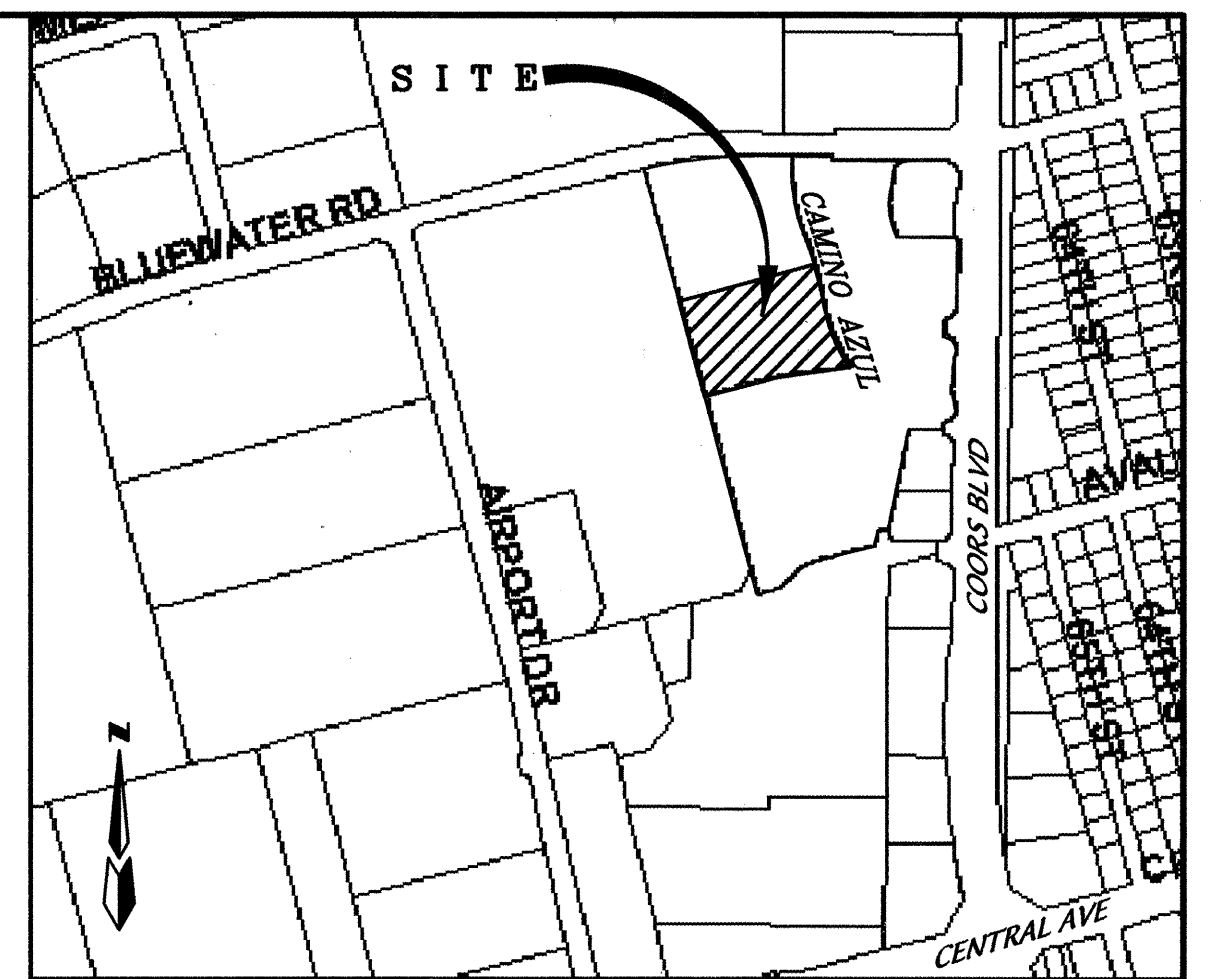
APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY ENGINEER
DATE: 9/10/02

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Amy L. Driscoll, NMPE 15334, of the firm Mark Goodwin & Associates, P.A., a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision, and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted by me on the as-built construction drawings. This Certification is based on site inspections by me or personnel under my direction, and survey information provided by Joaquin Arguella, NMPS number, 7472.



DRB #1001130



VICINITY MAP ZONE ATLAS K-10
SCALE: NONE

GENERAL NOTES

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN THE CITY RIGHT-OF-WAY.
2. 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 REVISED THROUGH UPDATE #6.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) FOR LOCATION OF EXISTING UTILITIES.
4. 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 IMMEDIATELY SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
5. FIVE (5) WORKING DAYS PRIOR TO BEGINNING OF CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT TO CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY THE CONSTRUCTION COORDINATION ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 19 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
6. ALL WORK AFFECTING ARTERIAL ROADWAYS REQUIRES TWENTY-FOUR HOUR CONSTRUCTION.
7. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKING BY CONTRACTOR TO THE SAME LOCATION AS WAS EXISTING, OR AS INDICATED BY THIS PLAN SET.
8. 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 INSURE THE PRESERVATION OF SURVEY MONUMENTS. CONTRACTOR SHALL NOT DISTURB PERMANENT SURVEY MONUMENTS WITHOUT THE CONSENT OF THE CITY SURVEYOR AND SHALL NOTIFY THE CITY SURVEYOR AND BEAR THE EXPENSE OF REPLACING ANY THAT MAY BE DISTURBED WITHOUT PERMISSION. 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 TO COVER THE NEW GRADE UNLESS OTHERWISE SPECIFIED. REFER TO SECTION 4.4 OF THE GENERAL CONDITIONS OF THE STANDARD SPECIFICATIONS.
- CONTRACTOR SHALL RECORD DATA ON ALL UTILITY LINES AND ACCESSORIES AS REQUIRED BY THE CITY OF ALBUQUERQUE FOR THE PREPARATION OF "AS CONSTRUCTED" DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAVE BEEN RECORDED.
10. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY GRAFFITI FROM ALL EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.
11. CONTRACTOR SHALL COORDINATE WITH THE CITY OF ALBUQUERQUE WATER SYSTEMS DIVISION (857-8200) FIVE (5) WORKING DAYS IN ADVANCE OF ANY WORK THAT MAY AFFECT EXISTING PUBLIC WATER OR SEWER UTILITIES. EXISTING VALVES TO BE OPERATED BY CITY PERSONNEL ONLY. CONTRACTOR SHALL CONTACT THE WATER SYSTEMS DIVISION THREE (3) WORKING DAYS PRIOR TO NEEDING VALVES TURNED ON OR OFF.

THE FOLLOWING NOTES ALSO APPLY WHEN CHECKED

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

CAUTION:

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

dmg D. MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P. O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200, FAX (505) 797-9539

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE
ENGINEERS STAMP & SIGNATURE	APPROVALS	ENGINEER	DATE	*****			
	DRC CHAIRMAN	<i>[Signature]</i>	7-22-02	APPROVED FOR CONSTRUCTION			
	TRANSPORTATION	<i>[Signature]</i>	7/16/02				
	WATER/WASTEWATER	<i>[Signature]</i>	7/16/02				
	HYDROLOGY	<i>[Signature]</i>	7-8-02				
	CIP	<i>[Signature]</i>	7-22-02				
	CONSTR. MNGMT.	<i>[Signature]</i>	7-22-02				
CITY PROJECT NO.			SHEET OF		DATE		
673081			1		12/5/02		

NOTES

- Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- Distances are ground distances.
- Bearings and Distances are field and record.
- Basis of boundary are the following plats and documents of record entitled:

- "HUBBELL PLAZA, TRACTS A-1A-2A, A-1A-2B and A-1A-2C (08-29-96, 96C-376) records of Bernalillo County, New Mexico.
- Date of Survey: September, 1999.
- Title Report: Rio Grande Title Company, Policy No. PF9901734 (Effective Date: 05-12-00)

- Address of Property: None provided.

- City of Albuquerque, New Mexico Zone: R-2

- 100 Year Flood Zone Designation: Zone X and AO, Panel 329 of 825, Flood Insurance Rate Map, City of Albuquerque, Bernalillo County, New Mexico dated September 20, 1996. (A portion of this property does lie with the 100 Year Flood Zone (AO) average depths of 1' to 3')

- Unless otherwise noted all points are set 5/8" rebar with cap "ALS LS 7719" (TYP)

- Encroachments: None apparent.

DESCRIPTION

A tract of land situate within the Town of Atrisco Grant, projected Section 22, Township 10 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being all of TRACT A-1A-2C 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 August 29, 1996 in Volume 96C, Folio 376 and being more particularly described as follows:

BEGINNING at the northeast corner of the herein described tract, said point being on the south right-of-way line of Bluewater Road N.W. from whence the Albuquerque Central Survey Monument "7-J10" bears N 16°59'49" E, 1937.74 feet;

THENCE leaving said south right-of-way line, along a line common with the westerly line of TRACT A-1A-2B, S 00°36'53" W, 40.00 feet to a point of curvature;

THENCE continuing 199.46 feet along a curve to the left, whose radius is 495.66 feet through a central angle of 23°03'25" and whose chord bears S 10°54'50" E, 198.12 feet to a point of reverse curvature;

THENCE continuing 198.33 feet along a curve to the right, whose radius is 936.03 feet through a central angle of 12°08'24" and whose chord bears S 16°22'20" E, 197.96 feet to a point of reverse curvature;

THENCE continuing 198.98 feet along a curve to the left, whose radius is 473.03 feet through a central angle of 24°06'05" and whose chord bears S 22°21'11" E, 197.52 feet to the southeast corner;

THENCE continuing S 81°57'23" W, 210.09 feet to a point;

THENCE continuing S 74°57'23" W, 220.00 feet to the southwest corner;

THENCE N 15°02'37" W, 680.00 feet along a line common with the easterly line of TRACT B-1, ATRISCO BUSINESS PARK, UNIT 1, 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 July 6, 1979 in Volume B16, Folio 153 to a point, said point being common with the northeast corner of said TRACT B-1 and further being on said south right-of-way line of Bluewater Road N.W.;

THENCE along said south right-of-way line 341.95 feet along a curve to the right, whose radius is 1400.39 feet through a central angle of 13°59'26" and whose chord bears N 83°37'10" E, 341.10 feet to a point of tangency;

THENCE continuing S 89°23'07" E, 90.00 feet to the point of beginning and containing 6.1335 acres more or less.

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- The PNM Electric Services Division for the installation, maintenance and service of overhead and underground electrical lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical services.

- The PNM Gas Services Division for installation, maintenance and services of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.

- Qwest for installation, maintenance and service of all buried and aerial 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 cable for installation, maintenance and service of all cable lines, cable and other related equipment and facilities reasonably necessary to provide Cable TV services. Included, is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify,

- renew, operate and maintain facilities for the purposes described above, together with free access to, from and over said easement including adjacent working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or branches which interfere with the purposes set forth herein. No building, sign, pool (above ground or subsurface), hot tub, concrete or wood pool decking or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code caused by construction of pools, decking or any structures adjacent to within or near easements shown on this plat.

In approving this plat, the utility companies did not conduct a Title Search of the properties shown hereon. Consequently, the utility companies do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not 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.

Dwg: PLAT2.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 2 of 4
Scale: N/A	Date: 06/12/02	Job: A0109	



LOCATION MAP

ZONE ATLAS K-10Z
SCALE: NONE

SUBDIVISION DATA

Plat Case No's.....Project # 10011130
Case #01410-00000-00709 (VE)
01410-00000-00708 (PP)
Gross acreage.....6.1335
Zone Atlas No.....K-10
No. of existing Tracts/Lots.....1 TRACT
No. of Tracts/Lots created.....2 TRACTS
No. of Tracts/Lots eliminated.....1 TRACT
Miles of full width streets created.....0.00
Area dedicated to the City of Albuquerque.....0.0228 AC
Date of Survey.....SEPTEMBER 1999
Utility Control Location System Log Number.....2002241028
Zoning.....R-2

FREE CONSENT AND DEDICATION

The subdivision hereon described 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, public right-of-ways shown hereon to the City of Albuquerque in fee simple 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 public utility easements shown hereon for the common and joint use of gas, electrical power and communication services for buried distribution lines, conduits, and pipes for underground 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. Said owner(s) warrant that they hold among them complete and indefeasible title to the land subdivided.

OWNER: City of Albuquerque
BY: JAY CZAR, CAO

JAY CZAR, CHIEF ADMINISTRATOR OFFICER, CITY OF ALBUQUERQUE DATE

OWNER'S ACKNOWLEDGMENT

STATE OF NEW MEXICO SS
COUNTY OF BERNALILLO

This instrument was acknowledged before me on
By Jay Czar, Chief Administrator Office, City of Albuquerque, A New Mexico Municipality
on behalf of said Municipality

NOTARY PUBLIC

MY COMMISSION EXPIRES

SCANNED BY
MESA REFERO

Timothy Aldrich P.S. No. 7719

Dwg: PLAT1.dwg	Drawn: STEPHEN	Checked: ALS	Sheet 1 of 4
Scale: AS SHOWN	Date: 06/12/02	Job: A0109	

PLAT FOR
TRACTS A-1A-2C-1 AND A-1A-2C-2
HUBBELL PLAZA

WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 22
TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JUNE, 2002

APPROVED AND ACCEPTED BY:

APPROVAL AND CONDITIONAL ACCEPTANCE as specified by the Albuquerque subdivision Ordinance, Chapter 14 Article 14 of the Revised Ordinances of Albuquerque, New Mexico, 1994.

Subdivision Case No. _____

Planning Director, City of Albuquerque, N.M.

City Engineer, City of Albuquerque, N.M.

Albuquerque Metropolitan Arroyo Flood Control Authority

Transportation Development, City of Albuquerque, N.M.

Utility Development Division, City of Albuquerque, N.M.

Parks and Recreation

City Surveyor, City of Albuquerque, N.M.

Property Management, City of Albuquerque, N.M.

PNM Gas

PNM Electric

Qwest Telecommunications

Comcast Cable

SURVEYOR'S CERTIFICATION

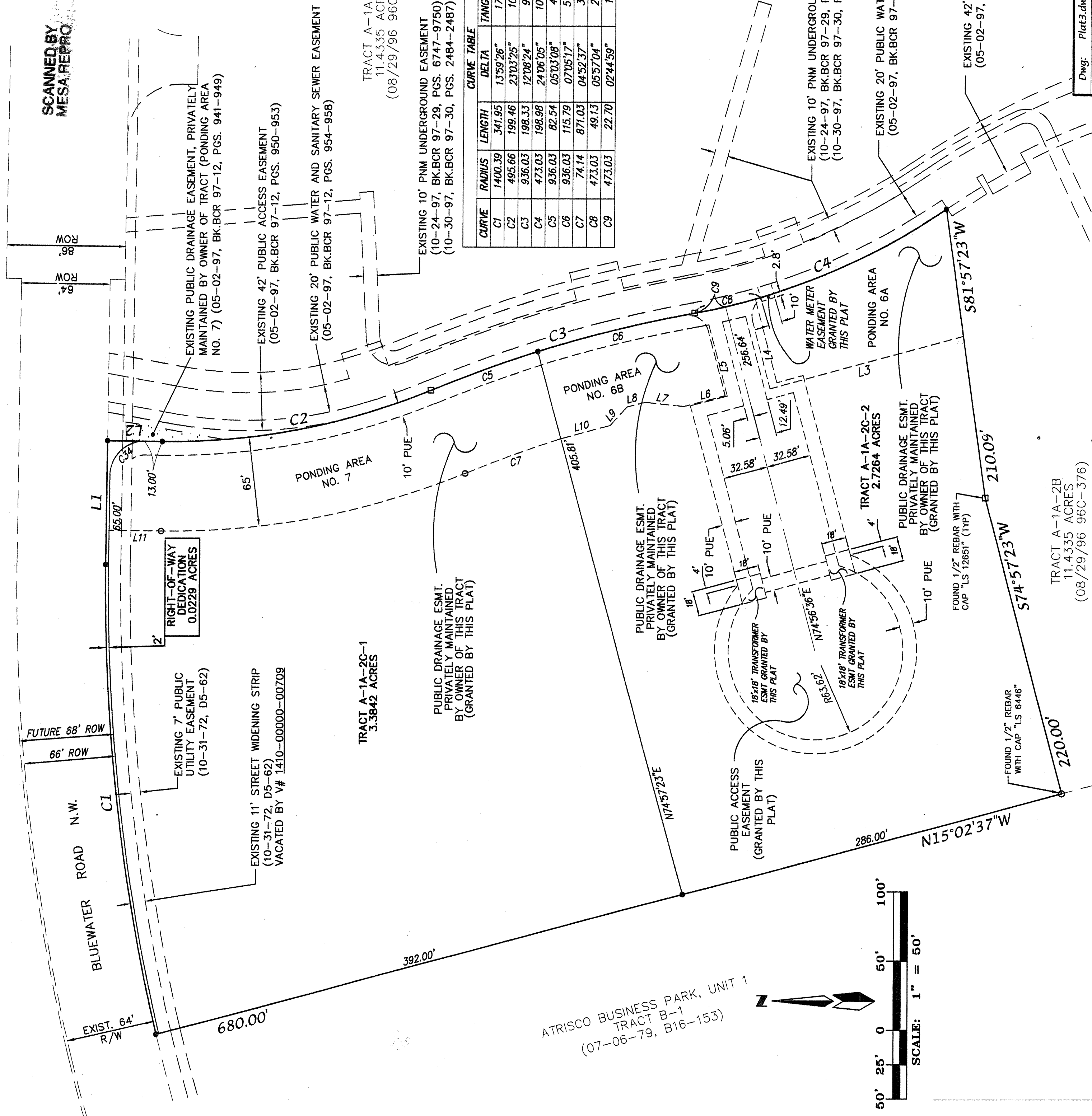
"I, Timothy Aldrich, a duly qualified Registered Professional Land Surveyor under the laws of the State of New Mexico, do hereby certify that this plat and description were prepared by me or under my supervision, shows all easements as shown on the plat of record or made known to me by the owners and/or proprietors of the subdivision shown hereon, utility companies and other parties expressing an interest and meets the minimum requirements for monumentation and surveys of the Albuquerque Subdivision Ordinance, and further meets the Minimum Standards for Land Surveying in the State of New Mexico, and is true and correct to the best of my knowledge and belief."

PLAT FOR TRACTS A-1A-2C-1 AND A-1A-2C-2

WITHIN THE
HUBBELL PLAZA

TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 22
TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JUNE, 2002

SCANNED BY
MESA REPRO

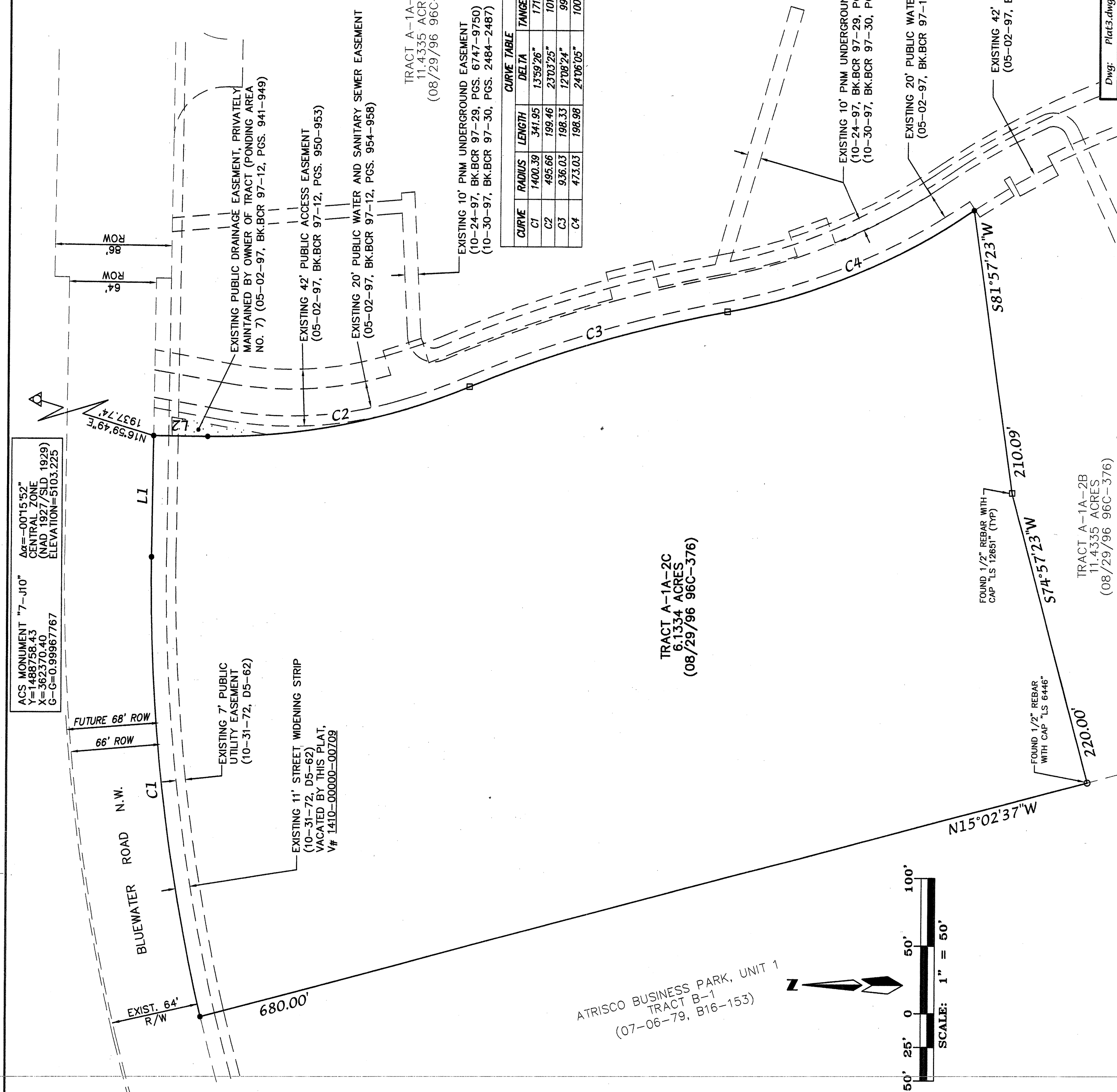


CURVE	RADIUS	LENGTH	DELTA	TANGENT	CH-BEARING	CHORD
C1	1400.39	341.95	1359°26'	171.83	N83°37'10"E	341.10
C2	495.66	199.46	2303°25'	101.10	S10°54'50"E	198.12
C3	936.03	198.33	1708°24'	99.54	S16°22'20"E	197.06
C4	473.03	198.98	2406°05'	100.98	S22°21'17"E	197.52
C5	936.03	82.54	0303°09'	41.30	N19°54'59"W	82.51
C6	936.03	115.70	0705°17'	57.97	S13°50'46"E	115.72
C7	74.14	87.03	0452°37'	37.09	S20°00'14"E	74.12
C8	473.03	48.13	0557°04'	24.59	S13°16'41"E	48.11
C9	473.03	22.70	0244°59'	11.35	S11°40'39"E	22.70

PLAT FOR TRACTS A-1A-2C-1 AND A-1A-2C-2

WITHIN THE
HUBBELL PLAZA

TOWN OF ATRISCO GRANT
PROJECTED SECTIONS 22
TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JUNE, 2002

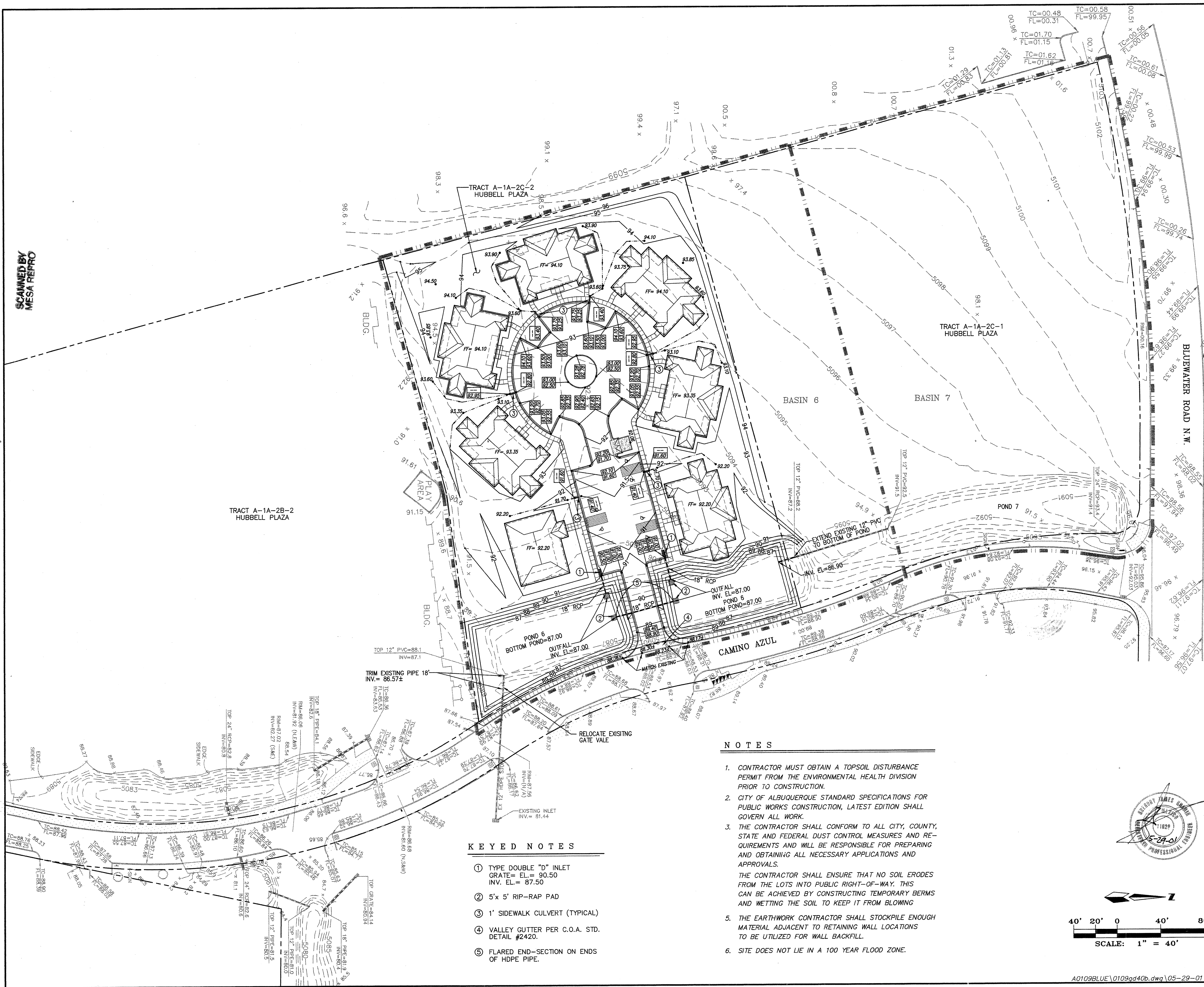


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C1	1400.39	341.95	1359°26'	171.83	N83°37'10"E	341.10
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C3	936.03	198.33	1708°24'	99.54	S16°22'20"E	197.06
C4	473.03	198.98	2406°05'	100.98	S22°21'17"E	197.52

DAC # 673081

SHEET 3 OF 7

SCANNED BY
MESA REPRO

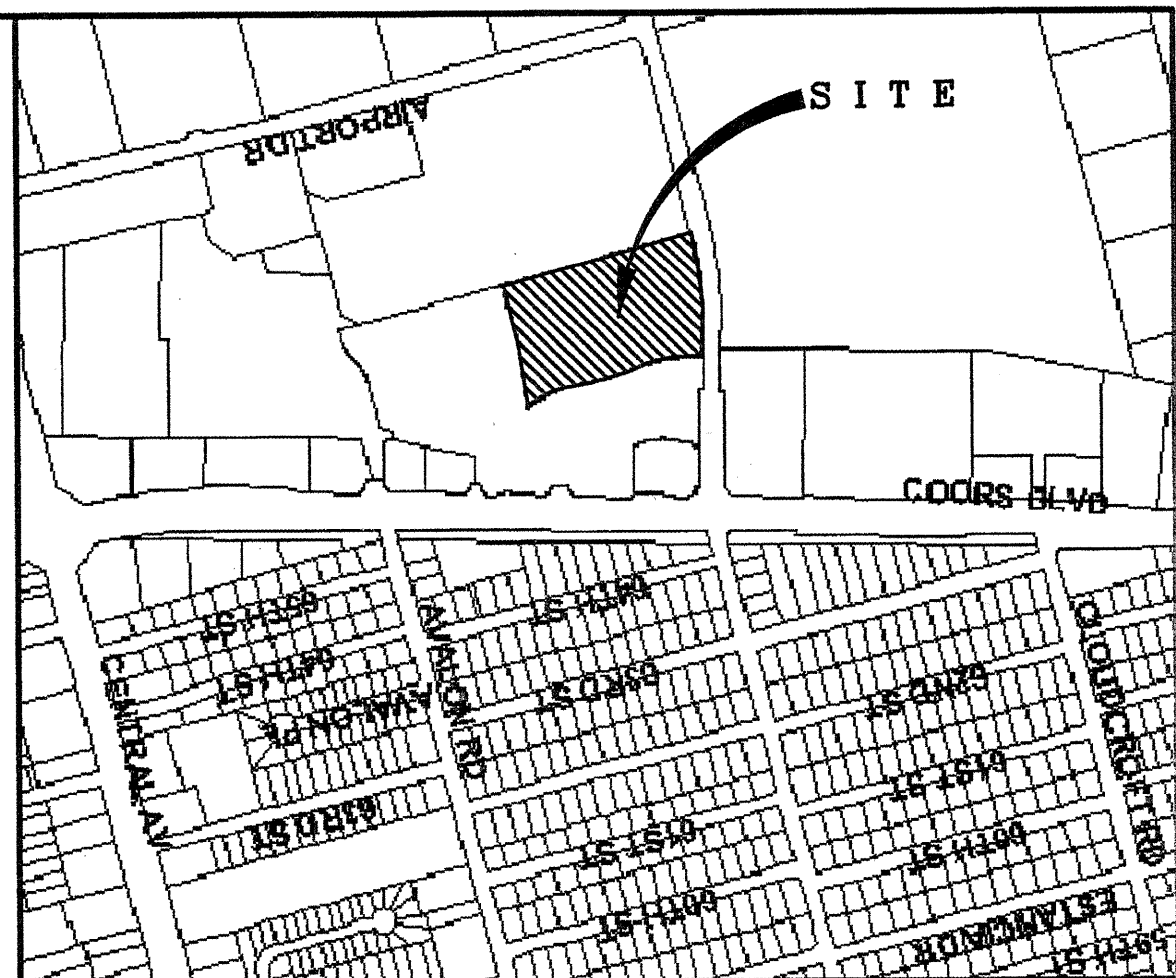


NOTES

- CONTRACTOR MUST OBTAIN A TOPSOIL DISTURBANCE PERMIT FROM THE ENVIRONMENTAL HEALTH DIVISION PRIOR TO CONSTRUCTION.
- CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, LATEST EDITION SHALL GOVERN ALL WORK.
- THE CONTRACTOR SHALL CONFORM TO ALL CITY, COUNTY, STATE AND FEDERAL DUST CONTROL MEASURES AND REQUIREMENTS AND WILL BE RESPONSIBLE FOR PREPARING AND OBTAINING ALL NECESSARY APPLICATIONS AND APPROVALS.
THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE LOTS INTO PUBLIC RIGHT-OF-WAY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AND WETTING THE SOIL TO KEEP IT FROM BLOWING.
- THE EARTHWORK CONTRACTOR SHALL STOCKPILE ENOUGH MATERIAL ADJACENT TO RETAINING WALL LOCATIONS TO BE UTILIZED FOR WALL BACKFILL.
- SITE DOES NOT LIE IN A 100 YEAR FLOOD ZONE.

KEYED NOTES

- TYPE DOUBLE "D" INLET
GRATE= EL= 90.50
INV. EL= 87.50
- 5' x 5' RIP-RAP PAD
- 1' SIDEWALK CULVERT (TYPICAL)
- VALLEY GUTTER PER C.O.A. STD.
DETAIL #2420.
- FLARED END-SECTION ON ENDS
OF HDPE PIPE.



VICINITY MAP

ZONE MAP: K-10-Z

LEGAL DESCRIPTION

A PORTION OF TRACT A-1A-2C, HUBBELL PLAZA

ACS BENCHMARK

BENCH MARK FOR THIS PROJECT IS AN ACS 3 1/4" ALUMINUM CAP STAMPED "7-J10, 1989" SET FLUSH IN THE TOP OF CURB ON THE NW CURB RETURN AT THE INTERSECTION OF LOS VOLCANES NW AND COORS BLVD.

LEGEND

- 5100 EXISTING CONTOUR (MAJOR)
- 5101 EXISTING CONTOUR (MINOR)
- TC=00.00 EXISTING TOP CURB ELEVATION
- FL=00.00 EXISTING FLOWLINE ELEVATION
- x 0.00 EXISTING SPOT ELEVATION
- EXISTING CONCRETE CURB & GUTTER
- EXISTING CONCRETE/SIDEWALK
- EXISTING CHAIN LINK FENCE
- EXISTING SIGN
- EXISTING STREET LIGHT
- EXISTING DROP INLET
- EXISTING STORM DRAIN MANHOLE
- EXISTING STORM DRAIN PIPE
- EXISTING TREE
- EXISTING MAIL BOX
- PROPOSED TOP CURB ELEVATION
- PROPOSED FLOWLINE ELEVATION
- PROPOSED STORM DRAIN LINE
- PROPOSED STORM DRAIN INLET
- PROPOSED CONTOUR
- PROPOSED SWALE
- DRAINAGE BASIN LINE

FOR INFORMATION ONLY

AGUA AZUL

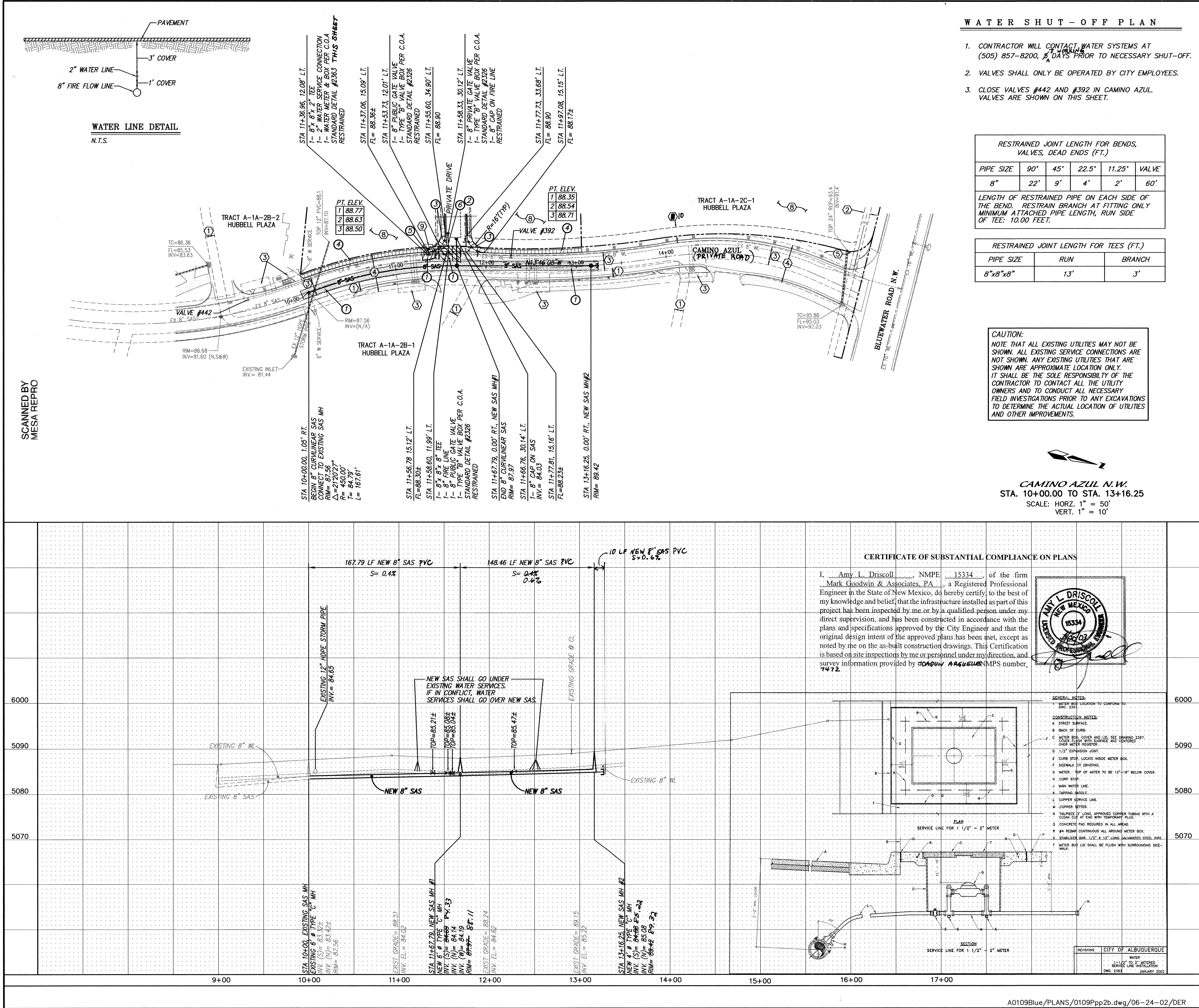
GRADING & DRAINAGE PLAN

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505)828-2200, FAX (505)797-9539

Designed: GJK Drawn: DER Checked: DMG Sheet 1 of 1
Scale: 1" = 40' Date: 05/29/01 Job: A00109

A0109BLUE\0109gd40b.dwg\05-29-01\DER

ORC #673081 SHEET 4 OF 7



WATER SHUT-OFF PLAN

- CONTRACTOR WILL CONTACT WATER SYSTEMS AT (505) 857-8200, 5 DAYS PRIOR TO NECESSARY SHUT-OFF.
- VALVES SHALL ONLY BE OPERATED BY CITY EMPLOYEES.
- CLOSE VALVES #442 AND #392 IN CAMINO AZUL. VALVES ARE SHOWN ON THIS SHEET.

RESTRAINED JOINT LENGTH FOR BENDS, VALVES, DEAD ENDS (FT.)

PIPE SIZE	90°	45°	22.5°	11.25°	VALVE
8"	22'	9'	4'	2'	60'

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

RESTRAINED JOINT LENGTH FOR TEES (FT.)

PIPE SIZE	RUN	BRANCH
8"x8"x8"	13'	3'

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

CAMINO AZUL N.W.
STA. 10+00.00 TO STA. 13+16.25
SCALE: HORIZ. 1" = 50'
VERT. 1" = 10'

NOTES

- ALL STATIONING IS CENTER LINE STATIONING.
- 3' MINIMUM BURY ON ALL WATERLINES.

EASEMENT KEYED NOTES

- EXISTING 10' PNM UNDERGROUND EASEMENT (10-24-97, BK.BCR 97-29, PGS. 6747-9750) (10-30-97, BK.BCR 97-30, PGS. 2484-2487)
- EXISTING 7' PUBLIC UTILITY EASEMENT (10-31-72, D5-62)
- EXISTING 20' PUBLIC WATER AND SANITARY SEWER EASEMENT (05-02-97, BK.BCR 97-12, PGS. 954-958)
- EXISTING 42' PUBLIC ACCESS EASEMENT (05-02-97, BK. BCR 97-12, PGS. 950-953)
- EXISTING PUBLIC DRAINAGE EASEMENT (05-02-97, BK.BCR 97-12, PGS. 941-949)
- PROPOSED PUBLIC DRAINAGE EASEMENT (FILING OF PLAT PENDING)
- PROPOSED WATER METER EASEMENT (FILING OF PLAT PENDING)
- 10' PLUS PROPOSED (FILING OF PLAT PENDING)

KEYED NOTES

- REMOVE & REPLACE ASPHALT PAVING PER C.O.A. STANDARD DETAIL #2465 (10' WIDE).
- VALLEY GUTTER PER C.O.A. STANDARD DETAIL #2420.
- HANDICAP RAMPS PER C.O.A. STANDARD DETAIL #2441 (CASE II).
- 4' SIDEWALK PER C.O.A. STANDARD DETAIL #2430.
- REMOVE & REPLACE EXISTING CURB & GUTTER PER C.O.A. STANDARD DETAIL #2430 AND #2415.
- 2" WATERLINE TO BE PLACED OVER 8" FIRE LINE PER DETAIL THIS SHEET.

LEGEND

- TC=00.00
FL=00.00
x 0.00
- EXISTING TOP CURB ELEVATION
EXISTING FLOWLINE ELEVATION
EXISTING SPOT ELEVATION
EXISTING CONCRETE CURB & GUTTER
EXISTING CONCRETE/SIDEWALK
EXISTING WATER VALVE
EXISTING FIRE HYDRANT
EXISTING SPRINKLER CONTROL
EXISTING WATER METER
EXISTING OVERHEAD ELECTRIC LINE
EXISTING POWER POLE
EXISTING TELEPHONE PEDESTAL
EXISTING UNDERGROUND TELEPHONE
EXISTING DROP INLET
EXISTING SANITARY SEWER MANHOLE
EXISTING STORM DRAIN MANHOLE
EXISTING CLEANOUT
EXISTING PULLBOX
EXISTING STORM DRAIN PIPE
EXISTING WATER LINE
EXISTING SANITARY SEWER LINE
PROPOSED SANITARY SEWER LINE
PROPOSED SANITARY SEWER MAN HOLE
PROPOSED WATER LINE
EXISTING ASPHALT TO BE REMOVED & REPLACED

dmg MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS
P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505) 828-2200, FAX (505) 797-9539

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **AGUA AZUL**
UTILITY IMPROVEMENTS

DESIGN REVIEW COMMITTEE
APPROVE
JUL 2 2 2002
DESIGN REVIEW COMMITTEE

APPROVE
DEC - 5 2002
CITY ENGINEER

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

CITY PROJECT NO. **673081** ZONE MAP NO. **K-10-Z** SHEET **5** OF **7**

SURVEY INFORMATION

FIELD NOTES

ENGINEER'S SEAL

AS BUILT INFORMATION

CONTRACTOR

WORK

STAKED BY

DATE

NO.

BY

REMARKS

DESIGN

NO.

DATE

DATE

DATE

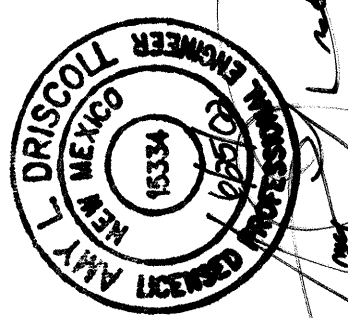
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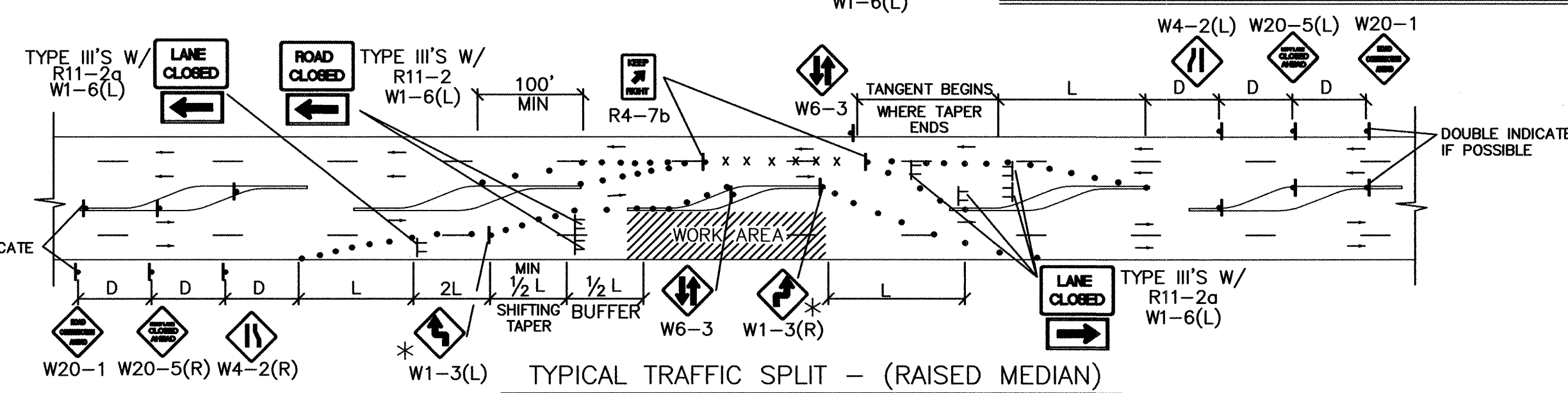
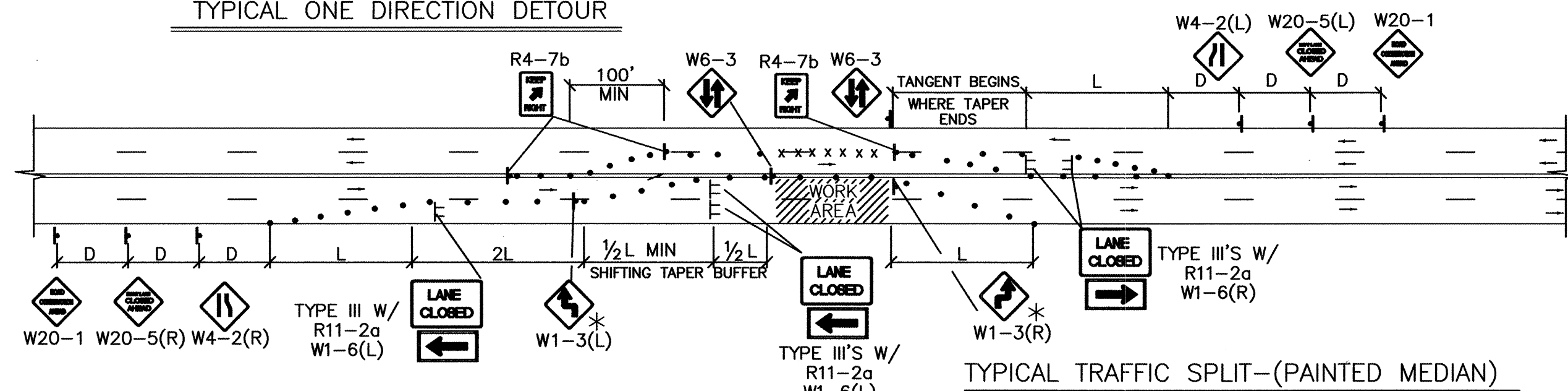
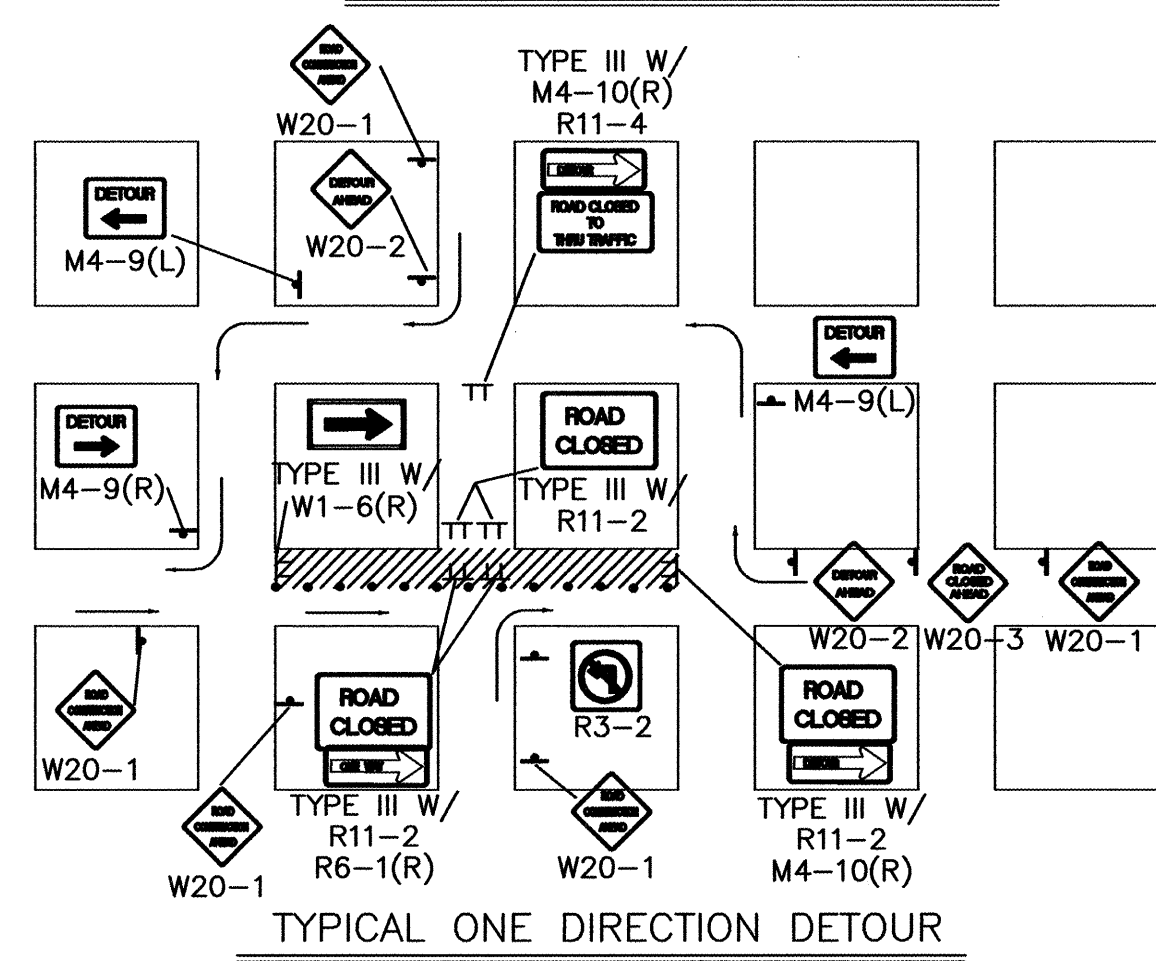
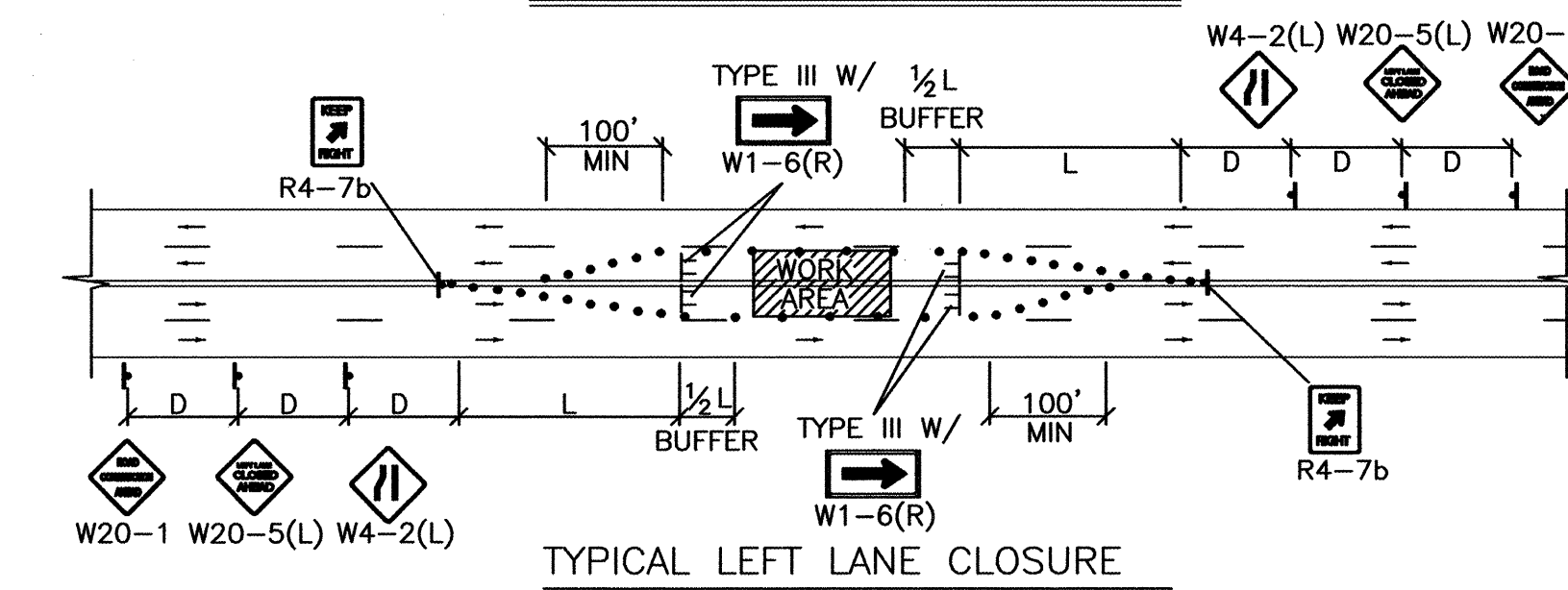
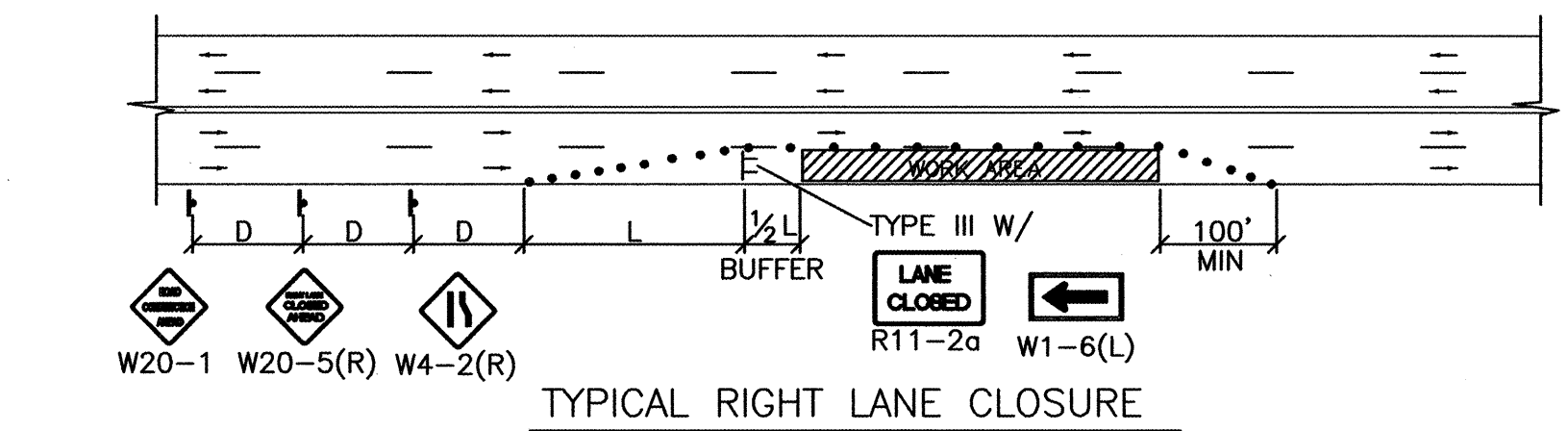
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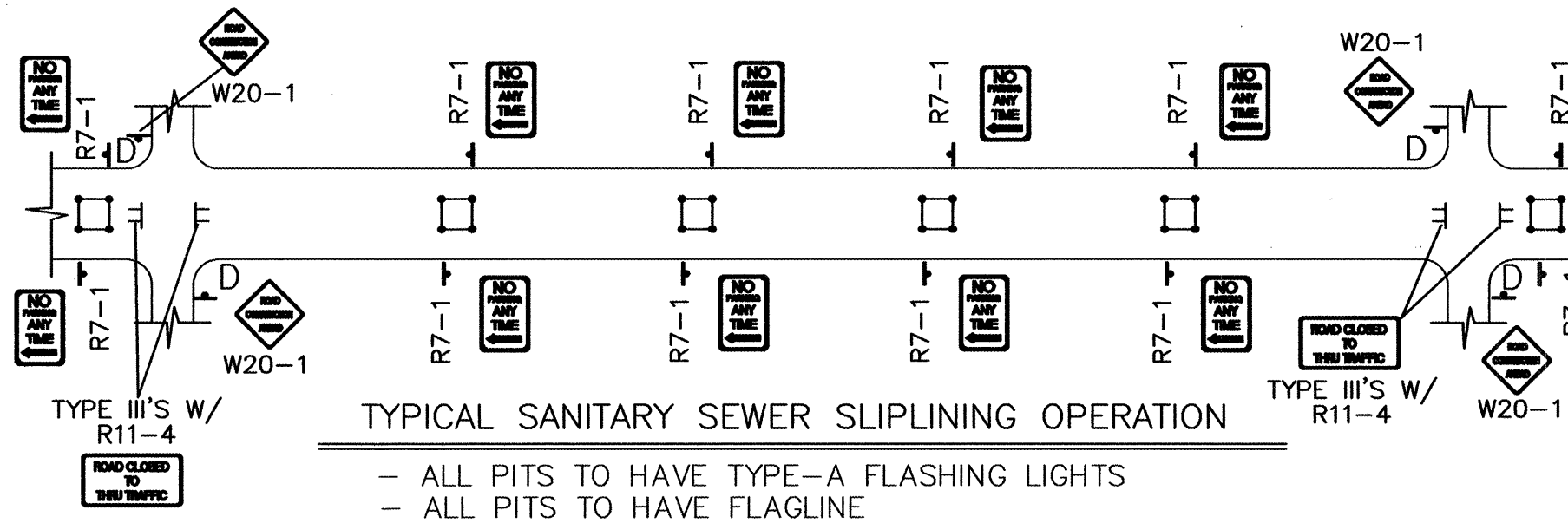
DESIGNED BY **ALD** DATE **10/00**

DRAWN BY **DER** DATE **10/00**

CHECKED BY **DMG** DATE **10/00**



- 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.



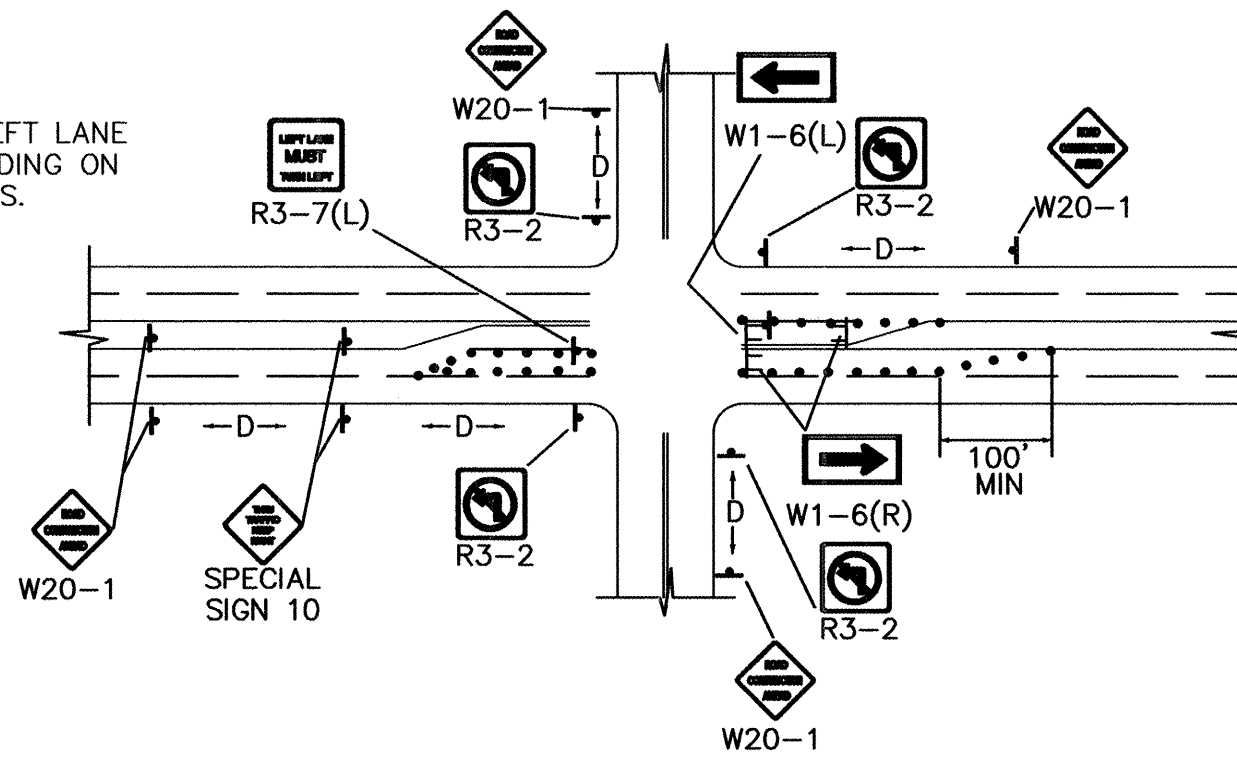
- ALL PITS TO HAVE TYPE-A FLASHING LIGHTS
ALL PITS TO HAVE FLAGLINE

GENERAL NOTE:

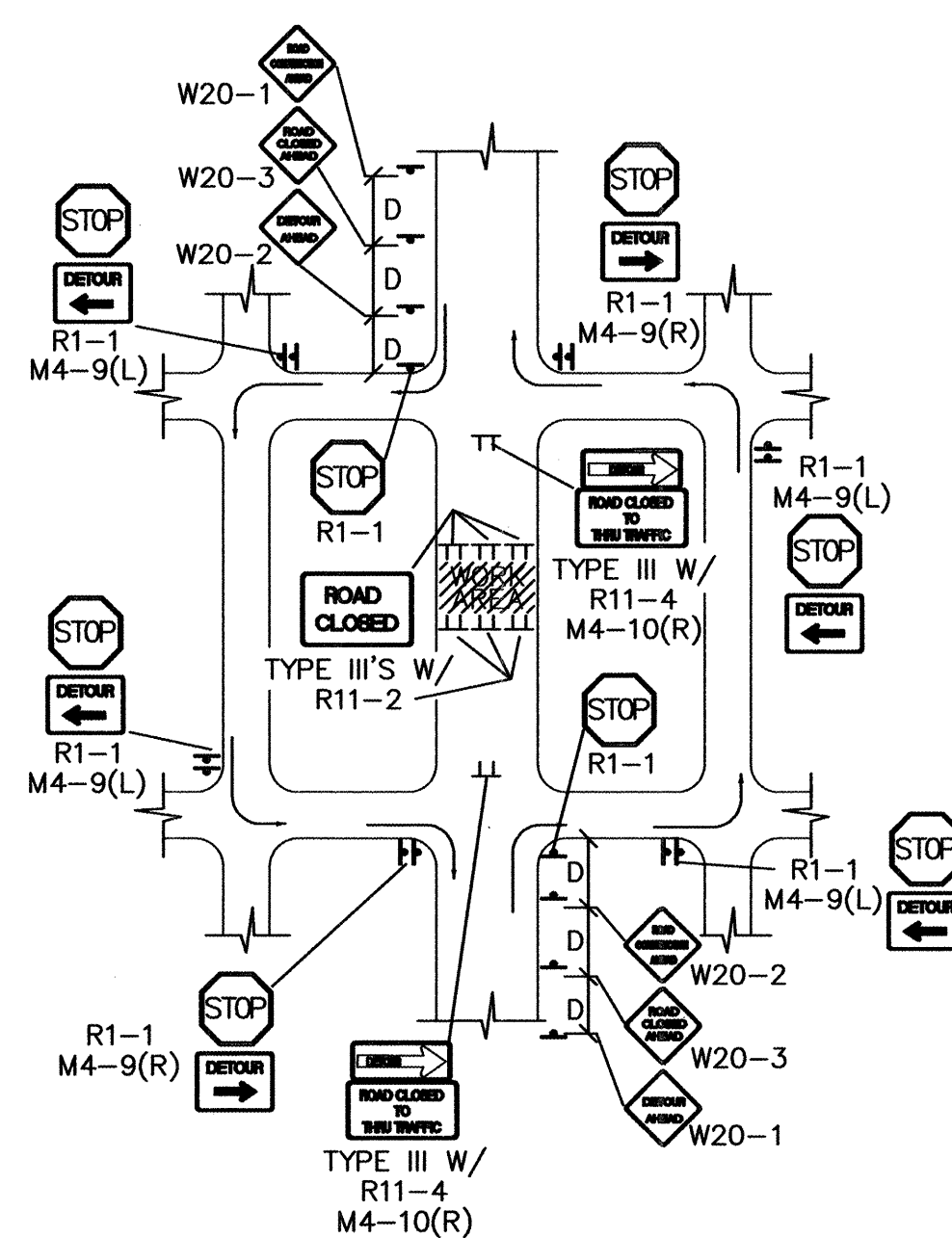
ALL CONSTRUCTION WARNING SIGNS SHALL HAVE A BLACK LEGEND ON AN ORANGE BACKGROUND.

ALL ADVANCE WARNING SIGNS SHALL BE A MINIMUM OF 36" THIRTY SIX INCHES BY 36" THIRTY SIX INCHES IN SIZE AND SHALL HAVE ONE WARNING LIGHT.

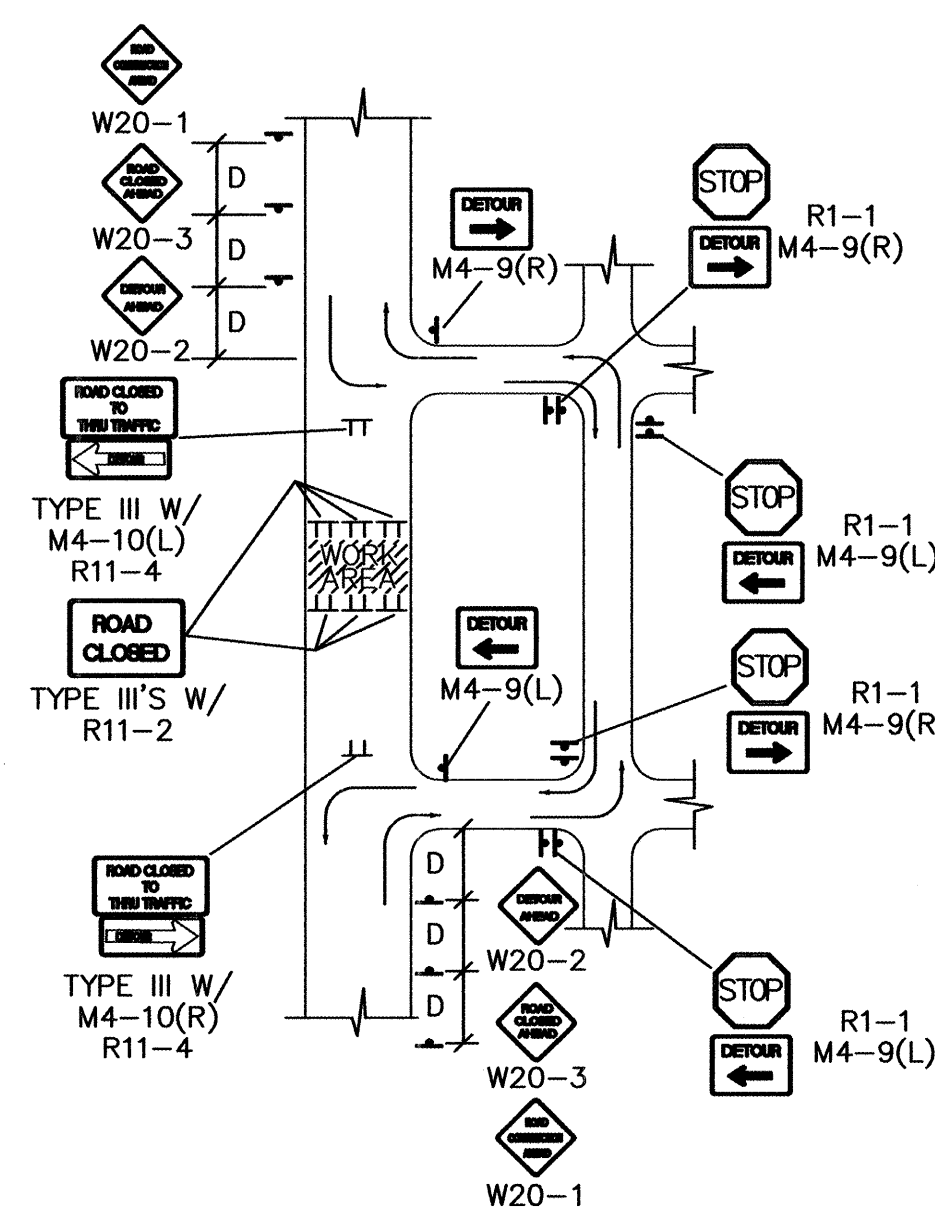
NOTE:
MAY REQUIRE LEFT LANE CLOSURE, DEPENDING ON FIELD CONDITIONS.



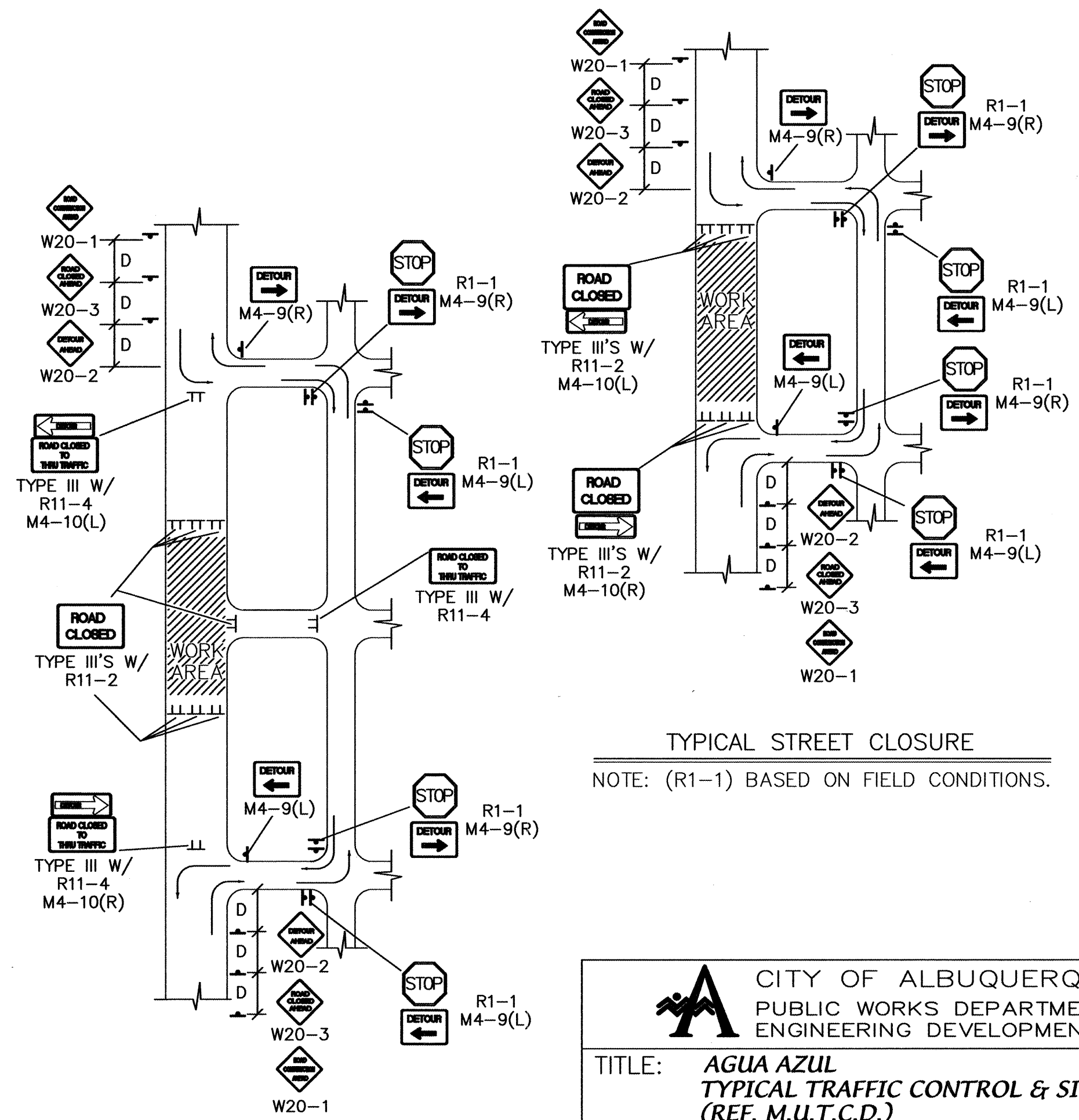
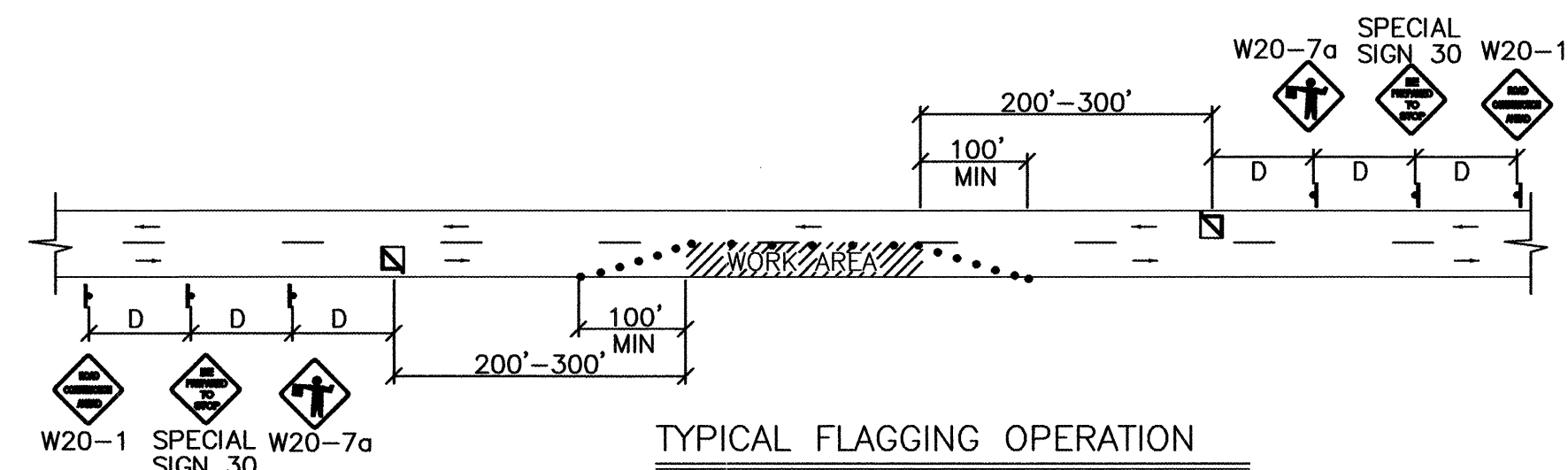
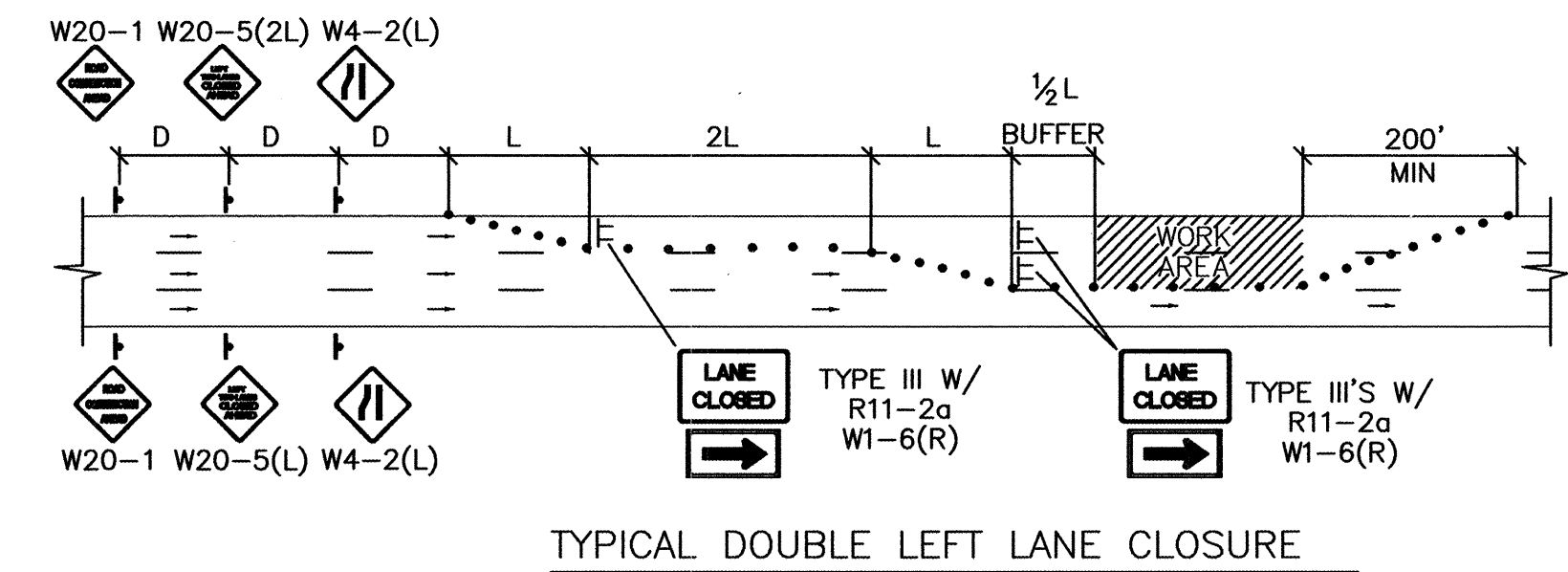
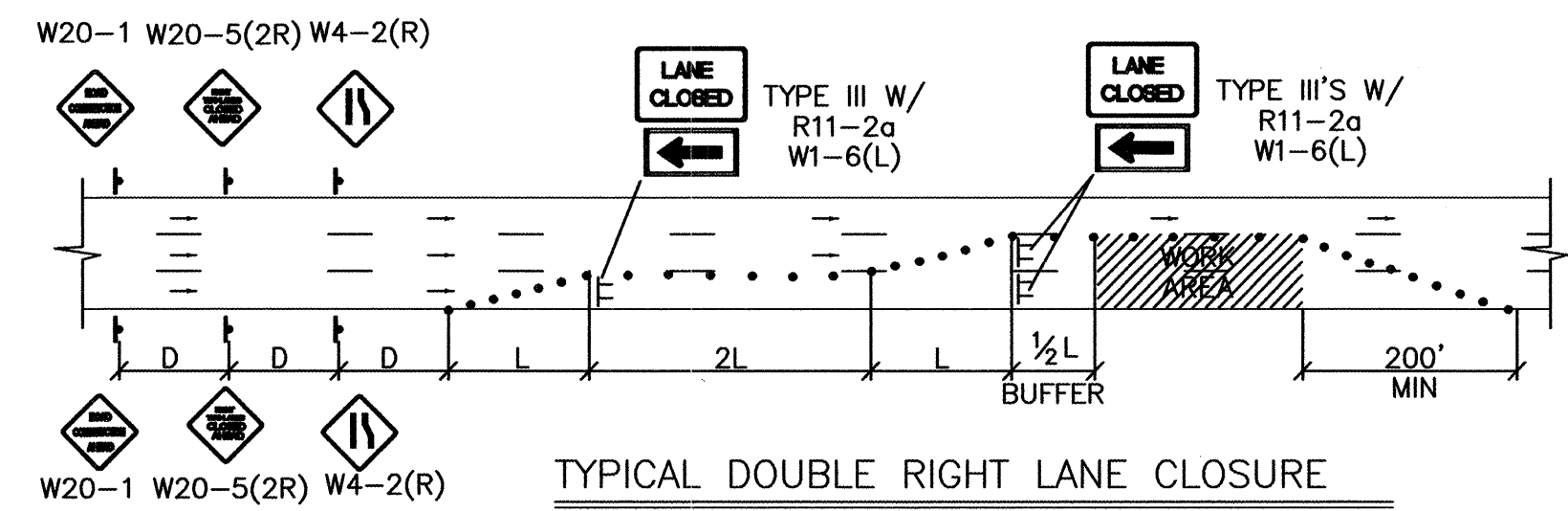
TYPICAL LANE CLOSURE AT INTERSECTION
NOTE: DEPENDING ON WORK ZONE LOCATION.



TYPICAL MID-BLOCK CLOSURE
NOTE: (R1-1) BASED ON FIELD CONDITIONS.



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



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



CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **AGUA AZUL**
TYPICAL TRAFFIC CONTROL & SIGNING EXAMPLES
(REF. M.U.T.C.D.)

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
C.O.A. STANDARD	C.O.A. STANDARD		
CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
673081	K-10-Z	6	7

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	CONTRACTOR	DATE	NO.	BY	NO.	BY
WALCOE SURVEYING	1/03	WALCOE SURVEYING	1/03				
FIELD SUPERVISOR	DATE	FIELD SUPERVISOR	DATE				
WALCOE	9/03	WALCOE	9/03				
DRAWN BY	DATE	DRAWN BY	DATE				
WALCOE	9/03	WALCOE	9/03				
CHECKED BY	DATE	CHECKED BY	DATE				
WALCOE	9/03	WALCOE	9/03				
RECORDED BY	DATE	RECORDED BY	DATE				
WALCOE	9/03	WALCOE	9/03				
NO.		NO.					

C.O.A. STANDARD

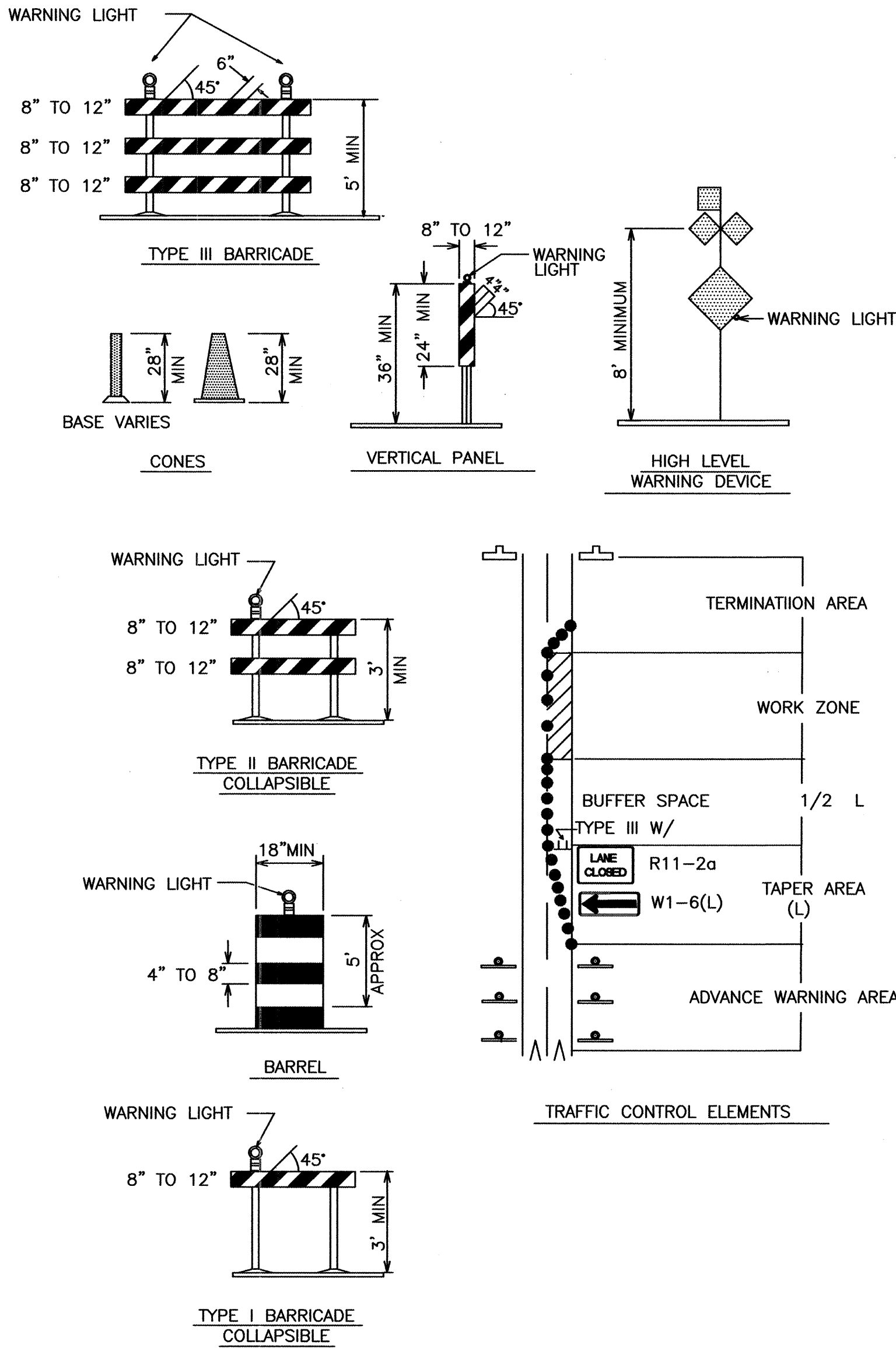
DESIGNED BY BOHANNAN HUSTON
DRAWN BY BOHANNAN HUSTON
CHECKED BY BOHANNAN HUSTON
DATE 5-97
DATE 5-97
DATE 5-97

CONSTRUCTION TRAFFIC CONTROL GENERAL NOTES

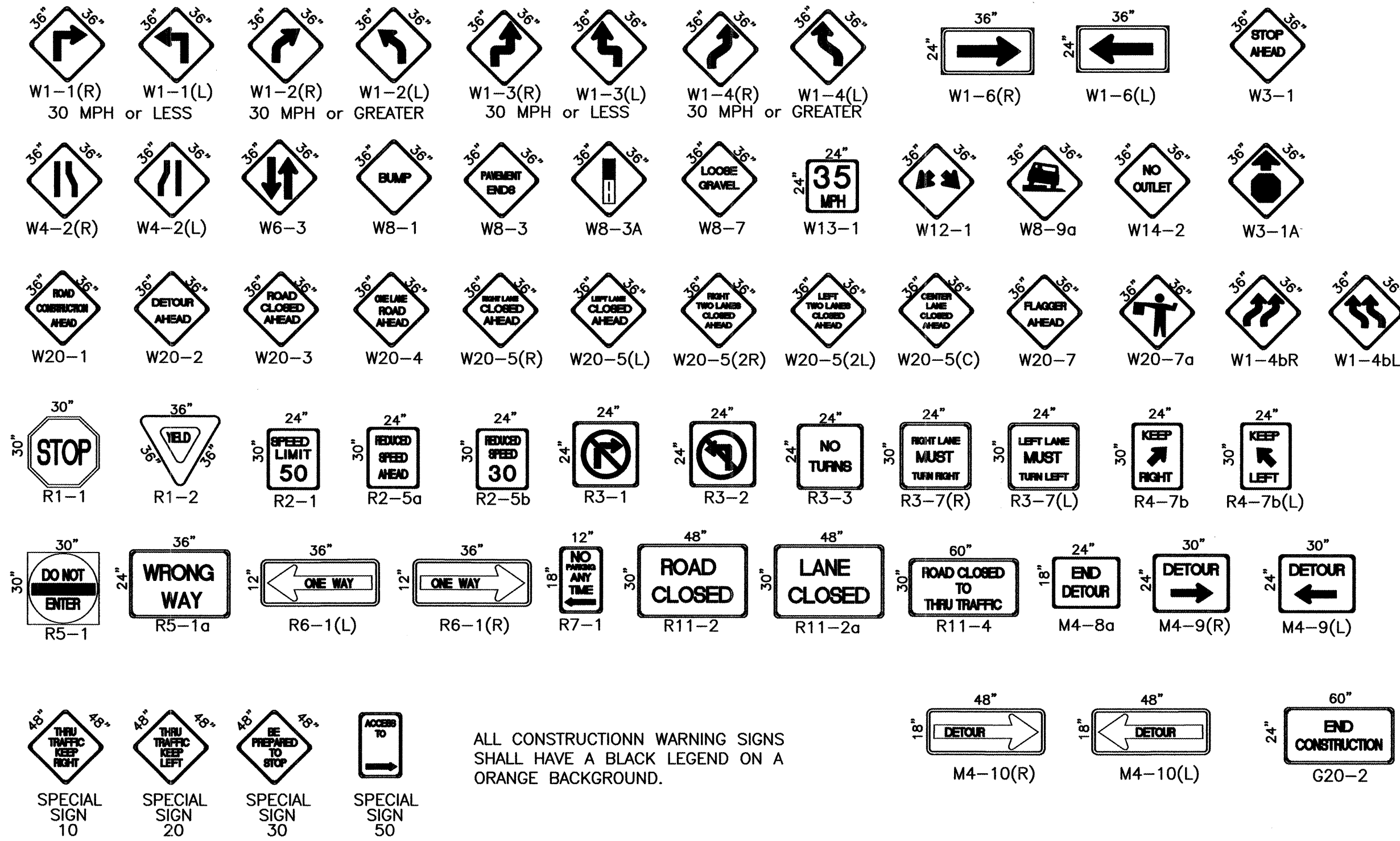
1. CONTRACTOR MUST OBTAIN FROM CONSTRUCTION COORDINATION AN EXCAVATION/BARRICADING PERMIT BEFORE ENGAGING IN ANY CONSTRUCTION, MAINTENANCE OR REPAIR WORK IN ANY OF THE CITY OF ALBUQUERQUE'S RIGHTS-OF-WAY. EMERGENCY WORK THAT WOULD PRESERVE LIFE OR PROPERTY IS EXCLUDED WITH THE UNDERSTANDING, THAT A PERMIT SHALL BE OBTAINED WITHIN 24 TO 48 HOURS.
2. 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 SEPERATE PHASES OF A CONSTRUCTION PROJECT SHALL BE GIVEN AN INDIVIDUAL PERMIT EACH. BLANKET PERMITS WILL NOT BE ISSUED.
3. 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.
4. CONSTRUCTION SHALL NOT BEGIN UNLESS A TRAFFIC CONTROL PLAN HAS BEEN APPROVED AND VERIFIED BY CONSTRUCTION COORDINATION.
5. 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.
6. 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.
7. 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.
8. 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.
9. 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.
10. 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.
11. ALL WORK IN ARTERIAL ROADWAYS SHALL BE ON A CONTINUOUS 24 HOUR PER DAY BASIS UNTIL COMPLETED.
12. 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.
13. 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.
14. CONTRACTOR SHALL PROVIDE AND MAINTAIN A SAFE AND ADEQUATE MEANS OF CHANNELIZING PEDESTRIAN TRAFFIC AROUND AND THROUGH THE CONSTRUCTION AREA.
15. CONTRACTOR IS RESPONSIBLE FOR OBLITERATION OF ANY CONFLICTING STRIPING AND RESPONSIBLE FOR ALL TEMPORARY STRIPING.
16. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL FACILITIES, BUSINESSES AND/OR RESIDENTS AT ALL TIMES.
17. 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.
18. 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.
19. 48 HOURS PRIOR TO OCCUPYING 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.
20. ANY FIELD ADJUSTMENTS SHALL BE APPROVED BY CONSTRUCTION COORDINATION.

21. 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.
22. CONTRACTOR SHALL AT ALL TIMES COMPLY WITH THE FOLLOWING:
1. STANDARDS AND REQUIREMENTS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
 2. THE CITY OF ALBUQUERQUE TRAFFIC CODE, LATEST EDITION.
 3. SECTION 19 OF THE CITY OF ALBUQUERQUE'S STANDARD SPECIFICATIONS FOR PUBLIC WORK CONSTRUCTION, AS WELL AS OTHER SECTIONS.
23. 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.
24. ALL TRAFFIC CONTROL DEVICES SHALL BE KEPT IN NEW-CLEAN CONDITION, WASHING OF EQUIPMENT IS INCIDENTAL TO IT'S PLACEMENT AND MAINTENANCE.
25. 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.



SIGN FACE DETAILS



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

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 STREET 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 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

TAPER CRITERIA

TYPE OF TAPER	TAPER LENGTH
UPSTREAM TAPER:	
MERCING 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	

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE: **AGUA AZUL**
SIGNING & CONSTRUCTION TRAFFIC CONTROL STANDARDS

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
C.O.A. STANDARD	C.O.A. STANDARD		
CITY PROJECT NO. 673081		SHEET 7	OF 7

SCANNED BY
MESA REPRO

F:\a01jobs\A0109BLUE\PLANS\0109traf2.dwg 06-07-02 DER

S A S K E Y E D N O T E S

- ① 6" FIRE FLOW LINE, 6" GATE VALVE AND TYPE "B" VALVE BOX PER C.O.A. STD. DETAIL #2326, AND PRIVATE FIRE HYDRANT PER C.O.A. STD. DETAIL #2340.
FLANGE= 34.25, 4' BURY
- ② 8" GATE VALVE AND TYPE "B" VALVE BOX PER C.O.A. STD. DETAIL #2326.
- ③ GAS LINE DESIGN BY OTHERS.
- ④ 2" WATER LINE TO BE PLACED OVER 8" WATER LINE PER DETAIL THIS SHEET.
- ⑤ REMOVE AND REPLACE ASPHALT PAVING.
PER C.O.A. STD. DETAIL # 2465. (10'x10' WIDE)
- ⑥ REMOVE AND REPLACE EXISTING CURB & GUTTER
PER C.O.A. STD. DETAIL #2430 AND #2415.
- ⑦ 2" SERVICE CONNECTION WITH WATER METER AND BOX
PER C.O.A. STD. DETAIL #2363.
- ⑧ 8"x 8"x 8" TEE.
- ⑨ CLEANOUT PER DETAIL THIS SHEET.
- ⑩ NEW 6' Ø MANHOLE
RIM=87.97
INV. (S)=84.09
INV. (W)=84.15
INV. (E)=84.19
- ⑪ NEW 4' Ø MANHOLE
RIM=93.25
INV. (NW)=88.96
INV. (SW)=88.96
INV. (E)=89.06

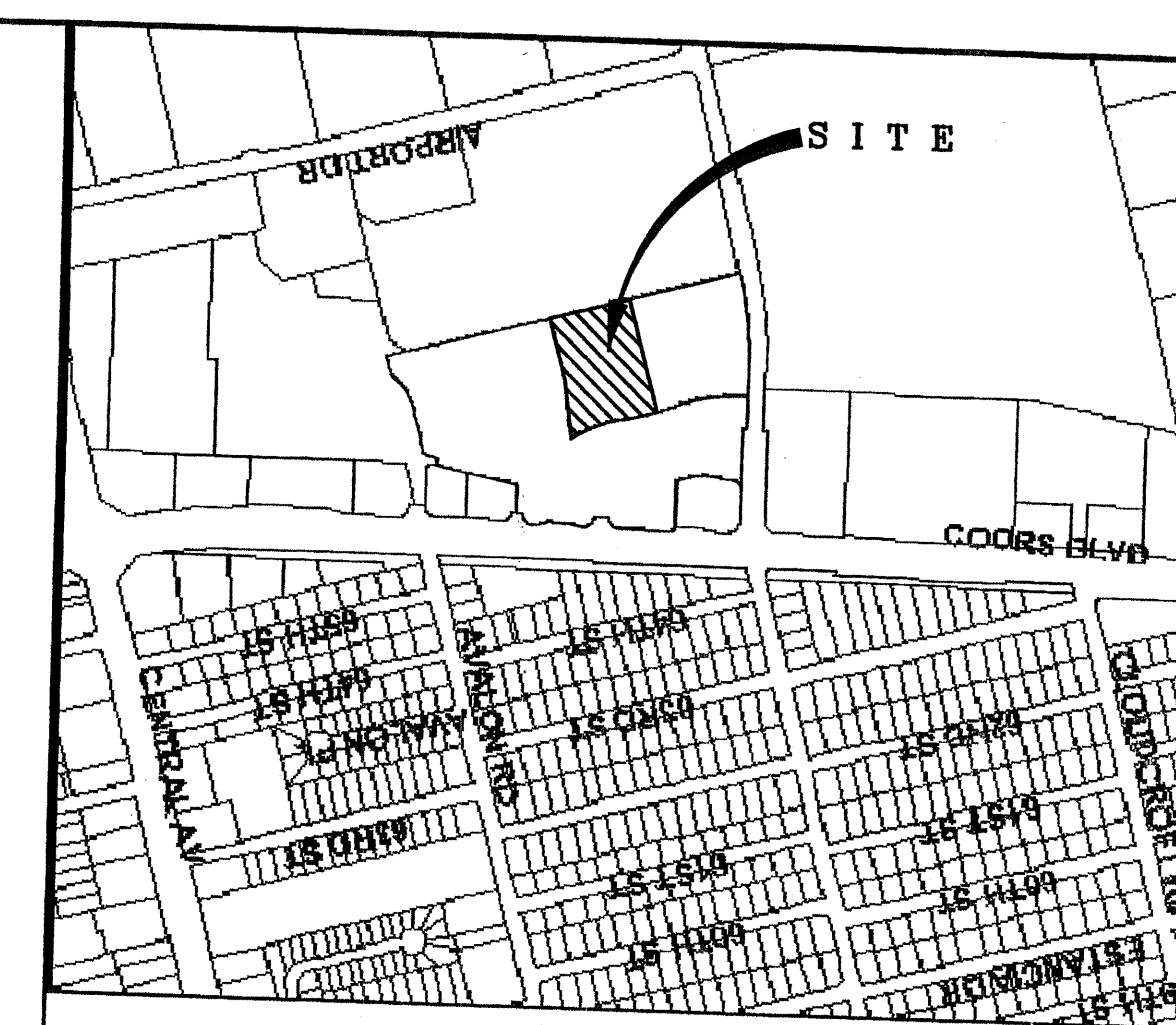
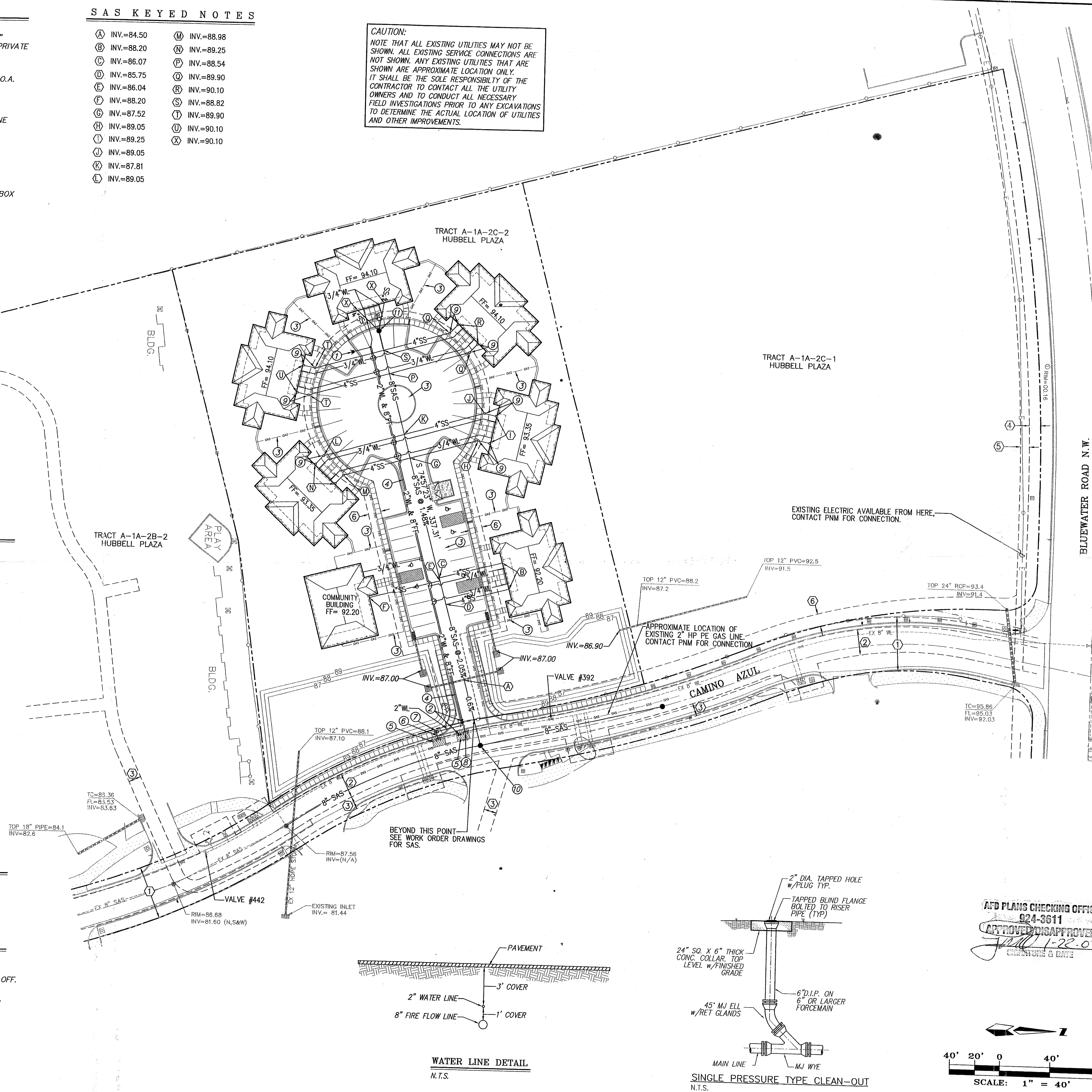
- | | |
|----------------|----------------|
| (A) INV.=84.50 | (M) INV.=88.98 |
| (B) INV.=88.20 | (N) INV.=89.25 |
| (C) INV.=86.07 | (P) INV.=88.54 |
| (D) INV.=85.75 | (Q) INV.=89.90 |
| (E) INV.=86.04 | (R) INV.=90.10 |
| (F) INV.=88.20 | (S) INV.=88.82 |
| (G) INV.=87.52 | (T) INV.=89.90 |
| (H) INV.=89.05 | (U) INV.=90.10 |
| (I) INV.=89.25 | (X) INV.=90.10 |
| (J) INV.=89.05 | |
| (K) INV.=87.81 | |
| (L) INV.=89.05 | |

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

- ① EXISTING 42' PUBLIC ACCESS EASEMENT
(05-02-97, BK.BCR 97-12, PGS. 950-953)
- ② EXISTING 20' PUBLIC WATER AND SANITARY
SEWER EASEMENT
(05-02-97, BK.BCR 97-12, PGS. 954-958)
- ③ EXISTING 10' PNM UNDERGROUND EASEMENT
(10-24-97, BK.BCR 97-29, PGS. 6747-9750)
(10-30-97, BK.BCR 97-30, PGS. 2484-2487)
- ④ EXISTING 11' STREET WIDENING STRIP
(10-31-72, D5-62)
- ⑤ EXISTING 7' PUBLIC UTILITY EASEMENT
(10-31-72, D5-62)
- ⑥ NEW 10' PUBLIC UTILITY EASEMENT

1. 3' MINIMUM BURY ON ALL WATERLINES.

1. CONTRACTOR WILL CONTACT WATER SYSTEMS AT (505) 857-8200, 5 DAYS PRIOR TO NECESSARY SHUT-OFF.
2. VALVES SHALL ONLY BE OPERATED BY CITY EMPLOYEES.
3. CLOSE VALVES #442 AND #392 IN CAMINO AZUL. VALVES ARE SHOWN ON THIS SHEET.



V I C I N I T Y M A P ZONE MAP: K-10-Z

LEGAL DESCRIPTION

A PORTION OF TRACT A-1A-2C, HUBBELL PLAZA

ACS BENCHMARK

BENCH MARK FOR THIS PROJECT IS AN ACS 3 1/4" ALUMINUM
CAP STAMPED "7-J10, 1989" SET FLUSH IN THE TOP OF CURB
ON THE NW CURB RETURN AT THE INTERSECTION OF LOS
VOLCANES NW AND COORS BLVD.

LEGEND

- | | |
|--|---|
| | EXISTING CONCRETE/SEWALK |
| | EXISTING CHAIN LINK FENCE |
| | EXISTING SIGN |
| | EXISTING WATER VALVE |
| | EXISTING FIRE HYDRANT |
| | EXISTING SPRINKLER CONTROL |
| | EXISTING WATER METER |
| | EXISTING OVERHEAD ELECTRIC LINE |
| | EXISTING POWER POLE |
| | EXISTING STREET LIGHT |
| | EXISTING TELEPHONE PEDESTAL |
| | EXISTING UNDERGROUND TELEPHONE MARKER |
| | EXISTING DROP INLET |
| | EXISTING SANITARY SEWER MANHOLE |
| | EXISTING STORM DRAIN MANHOLE |
| | EXISTING STORM DRAIN PIPE |
| | EXISTING TREE |
| | EXISTING MAIL BOX |
| | EXISTING WATER LINE |
| | EXISTING SANITARY SEWER LINE |
| | EXISTING GAS LINE |
| | PROPOSED STORM DRAIN LINE |
| | PROPOSED STORM DRAIN INLET |
| | PROPOSED SANITARY SEWER LINE |
| | PROPOSED SANITARY SEWER MAN HOLE |
| | PROPOSED SANITARY SEWER SERVICE LINE |
| | PROPOSED WATER LINE |
| | PROPOSED WATER SERVICE LINE |
| | PROPOSED WATER GATE VALVE |
| | PROPOSED FIRE HYDRANT |
| | PROPOSED WATER METER |
| | PROPOSED GAS LINE SERVICE |
| | EXISTING ASPHALT TO BE REMOVED & REPLACED |

CPN# 673081 AGUA AZUL

ON-SITE UTILITY PLAN

dm

MARK GOODWIN & ASSOCIATES, P.A.
CONSULTING ENGINEERS

P.O. BOX 90606
ALBUQUERQUE, NEW MEXICO 87199
(505)828-2200, FAX (505)797-9539

Designed: <i>GJK</i>	Drawn: <i>DER</i>	Checked: <i>DMG</i>	Sheet 1 of 1
Scale: <i>1" = 40'</i>	Date: <i>01/15/02</i>	Job: <i>400100</i>	