CONSTRUCTION PLANS

FOR

ALBUQUERQUE WAL-MART #831-02

UTILITY & PAVING IMPROVEMENTS

SCANNED BY
MESA REPRO

CITY OF ALBUQUERQUE
NEW MEXICO
MAY 2002

INDEX TO DRAWINGS

1. TITLE SHEET
2. PLAT
3. SITE PLAN FOR BUILDING PERMIT
4. PAVING IMPROVEMENTS DECELERATION LANE
5. UTILITY IMPROVEMENTS MASTER UTILITY PLAN
6. UTILITY IMPROVEMENTS ON-SITE SAS AND WATER
7. TYPICAL TRAFFIC CONTROL & SIGNING EXAMPLES
8. SIGNING AND CONSTRUCTION TRAFFIC CONTROL STANDARDS

APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY CONSTRUCTION ENGINEER
DATE:

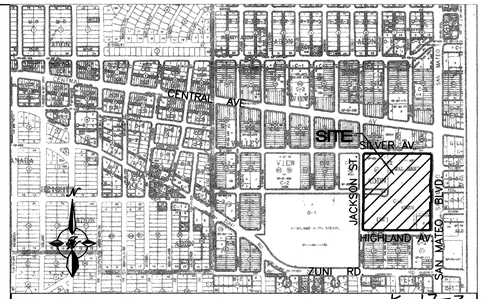
APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY CONSTRUCTION ENGINEER
DATE 5/1/04

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannan, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted by me on the as-built construction drawings. This Certification is based on site inspections by me, or personnel under my direction with survey information provided by Larry Medrano, of Precision Surveys, NMPS number 11993.

Engineer's Seal & Signature

DRB# 1001525



VICINITY MAP ZONE ATLAS K-17-Z K-16-Z

NOTICE TO CONTRACTORS

1. 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 (UPDATE #6)

2. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) FOR LOCATION OF EXISTING UTILITIES.

3. ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES 24-HOUR CONSTRUCTION.

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 OR SURVEYOR 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 COORDINATIONS DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO(2) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONST. COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (768-2551) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO STANDARD SPECIFICATIONS.

6. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY THE CONTRACTOR TO LOCATION AS EXISTING OR AS INDICATED BY THIS PLAN SET.

7. 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. ANY PERMANENT SURVEY MONUMENT LOCATED WITHIN 50' OF THIS PROJECT THAT IS NOT SHOWN ON THE PLAN AND IS DESTROYED DURING CONSTRUCTION WILL BE REPLACED AT THE DESIGNERS EXPENSE.

8. FOR STORM DRAIN CONSTRUCTION, RCP PIPE JOINTS SHALL NOT BE GROUTED PRIOR TO FINAL INSPECTION. FINAL INSPECTION WILL DETERMINE JOINTS TO BE GROUTED FOR FINAL ACCEPTANCE OF THE CONSTRUCTION.

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.

☑ SIDEWALKS 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.

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15
26 685781 81 K17

TIERRA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

REV	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE

ENGINERS STAMP & SIGNATURE	APPROVALS	ENGINEER	DATE	**********
	DRC Chairman		6-25-02	APPROVED FOR CONSTRUCTION
	Transportation		5/15/02	
	Water/Wastewater		5/21/02	
	Hydrology		5-21-02	
	C.I.P			8/26/02
	Constr. Mngmt.			City Engineer Date
	Constr. Coord.		6-25-02	

CITY PROJECT NO. 685781

SHEET 1 OF 8

1/200083/TITLW.DWG/BDG/05/01/02

SCANNED BY
MESA REPRO

RECORDING STAMP
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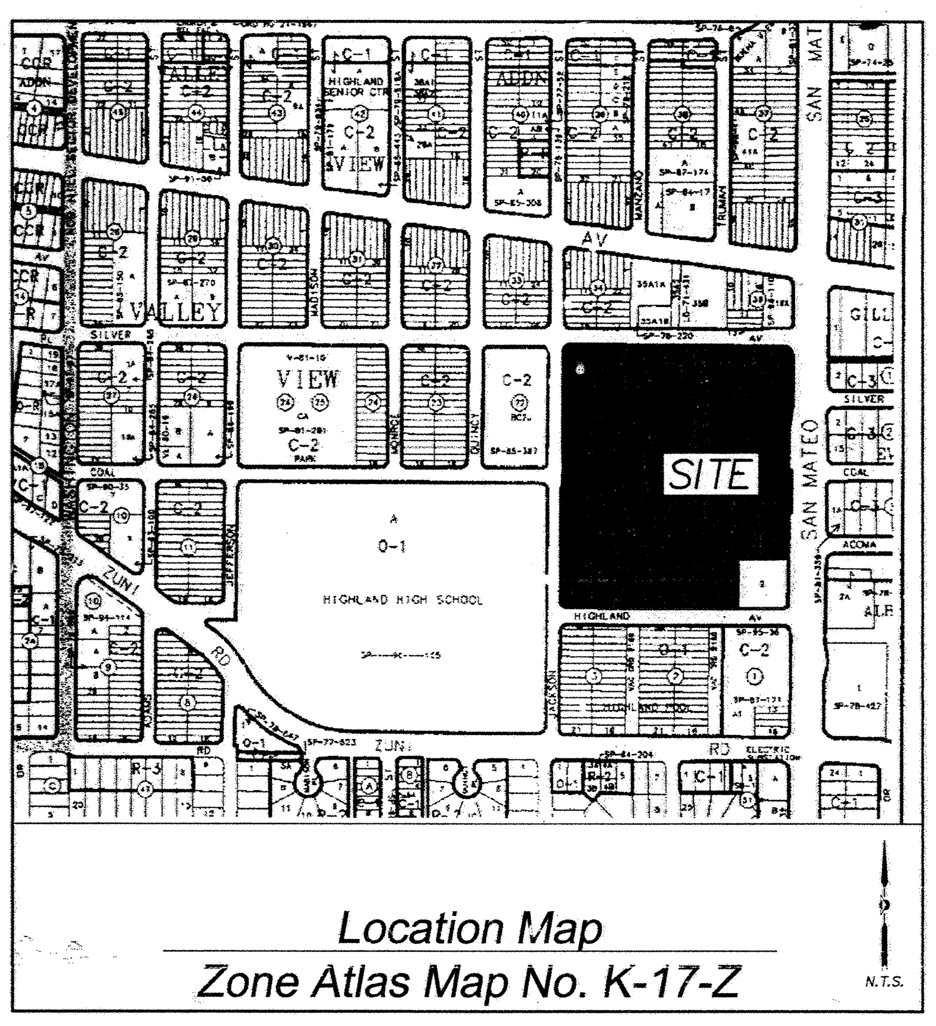
5678572
Page: 1 of 3
05/17/2002 10:19A
Mary Herrera Bern. Co. PLAT R 17.00 Bk-2002C Pg-178

Plat of
Lot 1-A

Wal-Mart Addition

Albuquerque, Bernalillo County, New Mexico
January 2002



Location Map
Zone Atlas Map No. K-17-Z

Subdivision Data:

GROSS SUBDIVISION ACREAGE: 17.6477 ACRES±
ZONE ATLAS INDEX NO: K-17-Z
NO. OF TRACTS CREATED: 1
NO. OF LOTS CREATED: 0
MILES OF FULL-WIDTH STREETS CREATED: 0
DATE OF SURVEY: FEBRUARY 3, 2001

Notes:

1. MISC. DATA: ZONING C-2 (SC)
2. BEARINGS SHOWN ARE GRID BEARINGS (NEW MEXICO STATE PLANE CENTRAL ZONE – NAD 1927).
3. ALL DISTANCES ARE GROUND DISTANCES–US SURVEY FOOT.
4. THIS PROPERTY LIES WITHIN SECTION 23, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.
5. THE PURPOSE OF THIS PLAT IS TO REPLAT THE EXISTING TWO LOTS INTO ONE NEW LOT AND TO VACATE EASEMENTS AND DEDICATE RIGHT OF WAY.
6. PLAT SHOWS ALL EASEMENTS OF RECORD.
7. SP NO. 2002020925.

Easements

THIS PLAT SHOWS EXISTING RECORDED AND APPARENT EASEMENTS AS NOTED.

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

1. PNM ELECTRIC SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, COMMUNICATION FACILITIES, TRANSFORMERS, POLES AND ANY OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. PNM GAS SERVICES FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS.
3. QWEST CORPORATION FOR THE 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.
4. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICE.

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 EASEMENTS, 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, POOL (ABOVEGROUND 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 OR POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THIS PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMERS/SWITCHGEARS, AS INSTALLED, SHALL EXTEND TEN FEET (10') IN FRONT OF TRANSFORMER/SWITCHGEAR DOOR 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 PROPERTIES HEREON. CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.

Legal Description

LOT 1 OF THE WAL-MART STORES ADDITION AS SHOWN ON THE SUBDIVISION PLAT MAP FOR WAL-MART ADDITION FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON DECEMBER 17, 1992, RECORDED IN VOLUME 92C, FOLIO 271, RECORDS OF BERNALILLO COUNTY, NEW MEXICO, TOGETHER WITH LOT A, BLOCK 21, OF THE VALLEY VIEW ADDITION FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON JUNE 6, 1985, RECORDED IN VOLUME C27, FOLIO 83, RECORDS OF BERNALILLO COUNTY, NEW MEXICO, TOGETHER WITH A VACATED PORTION OF COAL AVENUE, SE LYING EAST OF JACKSON STREET, SE, EAST TO ITS TERMINUS AS SHOWN ON SAID WAL-MART ADDITION AND SAID VALLEY VIEW ADDITION, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF DESCRIBED TRACT LYING ON THE SOUTH RIGHT OF WAY LINE OF SILVER AVENUE, SE, MARKED BY A SET REBAR WITH CAP "PS 11993", FROM WHENCE A TIE TO ALBUQUERQUE CONTROL SURVEY MONUMENT "5-K18A" BEARS N 84°56'15" E, A DISTANCE OF 1540.81 FEET;

THENCE FROM SAID BEGINNING POINT, ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, A DELTA ANGLE OF 74°49'42", AN ARC LENGTH OF 32.65 FEET, AND A CHORD OF S 49°59'26" E A DISTANCE OF 30.38 FEET TO A POINT OF TANGENCY;

THENCE S 12°34'36" E, A DISTANCE OF 16.27 FEET TO A POINT;
THENCE S 00°14'26" W, A DISTANCE OF 187.50 FEET TO A POINT;
THENCE S 08°22'52" W, A DISTANCE OF 84.74 FEET TO A POINT;
THENCE S 00°14'26" W, A DISTANCE OF 145.00 FEET TO A POINT;
THENCE S 89°45'34" E, A DISTANCE OF 12.00 FEET TO A POINT;
THENCE S 00°14'26" W, A DISTANCE OF 154.59 FEET TO A POINT;
THENCE N 89°45'23" W, A DISTANCE OF 10.18 FEET TO A POINT;
THENCE S 00°14'26" W, A DISTANCE OF 169.86 FEET TO A POINT;
THENCE N 89°45'34" W, A DISTANCE OF 183.50 FEET TO A POINT;
THENCE S 00°14'26" W, A DISTANCE OF 179.96 FEET TO A POINT;
THENCE N 89°44'56" W, A DISTANCE OF 623.50 FEET TO A POINT OF CURVATURE;

THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, A DELTA ANGLE OF 90°00'00", AN ARC LENGTH OF 39.27 FEET, AND A CHORD OF N 44°44'56" W A DISTANCE OF 35.36 FEET TO A POINT OF TANGENCY;

THENCE N 00°14'26" E, A DISTANCE OF 909.82 FEET TO A POINT OF CURVATURE;

THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET, A DELTA ANGLE OF 90°00'38", AN ARC LENGTH OF 39.27 FEET, AND A CHORD OF N 45°14'45" E A DISTANCE OF 35.36 FEET TO A POINT OF TANGENCY;

THENCE S 83°44'56" E, A DISTANCE OF 699.99 FEET TO A POINT;

THENCE S 87°24'17" E A DISTANCE OF 90.28 FEET TO THE POINT OF BEGINNING CONTAINING 17.6467 ACRES MORE OR LESS NOW COMPRISING OF LOT 1-A, WAL-MART ADDITION.

Free Consent and Dedication

THE REPLAT SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND/OR PROPRIETOR. EXISTING PUBLIC UTILITY EASEMENTS SHOWN HEREON FOR THE COMMON AND JOINT USE OF GAS, ELECTRICAL POWER AND COMMUNICATION SERVICES FOR BURIED AND/OR OVERHEAD 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 AND/OR PROPRIETOR DOES HEREBY CERTIFY THAT THIS SUBDIVISION IS THEIR FREE ACT AND DEED. SAID OWNER AND/OR PROPRIETOR DOES HEREBY GRANT EASEMENT FOR UTILITIES AS SHOWN HEREON WITH SAME STIPULATIONS AS LISTED ABOVE FOR EXISTING UTILITIES. SAID OWNER AND/OR PROPRIETOR DOES HEREBY DEDICATE ALL STREETS AND PUBLIC RIGHTS OF WAY SHOWN HEREON TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS. SAID OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE TO THE LAND SUBDIVIDED.

[signature] 2/14/02
ROBERT M. BEDARD — DATE
WAL-MART STORES EAST, INC.
AN ARKANSAS CORPORATION

[signature] 2/5/02
ROGER S. COX — DATE
AS GENERAL PARTNER
OF RCA INDUSTRIAL CENTER LIMITED PARTNERSHIP

Acknowledgement

STATE OF ARKANSAS)
COUNTY OF BENTON)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 14 DAY OF February 2002 BY ROBERT M. BEDARD, WAL-MART STORES EAST, INC. AN ARKANSAS CORPORATION.

BY [signature] MY COMMISSION EXPIRES: 1/3/2007
NOTARY PUBLIC

" NOTARY SEAL "
Jean Madusky, Notary Public
Benton County, State of Arkansas
My Commission Expires 1/3/2007

Acknowledgement

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 5th DAY OF February 2002 BY ROGER S. COX, AS GENERAL PARTNER OF RCA INDUSTRIAL CENTER LIMITED PARTNERSHIP.

BY [signature] MY COMMISSION EXPIRES: 1-6-2003
NOTARY PUBLIC

OFFICIAL SEAL
Karen Stewart
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires: 1-6-2003

Approvals

Application No. 02500-00326

[signature]	5/14/02
CITY PLANNER, ALBUQUERQUE PLANNING DIVISION	DATE
[signature]	4/10/02
CITY ENGINEER	DATE
[signature]	3-13-02
A.M.A.F.C.A.	DATE
[signature]	3-13-02
TRAFFIC ENGINEER	DATE
[signature]	2/27/02
CITY SURVEYOR	DATE
[signature]	4-30-02
PROPERTY MANAGEMENT	DATE
[signature]	3/13/02
WATER RESOURCES DEPARTMENT	DATE
Adrienne E. Candelaria	3/13/02
PARKS AND RECREATION DEPARTMENT	DATE
[signature]	3-5-02
PNM ELECTRIC SERVICES	DATE
[signature]	3-5-02
PNM GAS SERVICES	DATE
[signature]	2-28-02
QWEST CORPORATION	DATE
Rita Ericks	2-28-02
COMCAST CABLE	DATE

TREASURE'S CERTIFICATE

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND
PAID ON UPC #: 101705746212742004 / 101705749109512010
PROPERTY OWNER OF RECORD: WALMART STORES INC # 831 / RCA INDUSTRIAL CENTER
BERNALILLO COUNTY TREASURER'S OFFICE
[signature] 5/17/02

Surveyor's Certificate

I, LARRY W. MEDRANO, A REGISTERED PROFESSIONAL SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MEETING THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE AND OF STANDARDS FOR LAND SURVEYS OF THE N.M. BOARD OF REGISTRATION FOR ENGINEERS AND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT NO ENCROACHMENTS EXIST EXCEPT AS NOTED ABOVE AND THAT ALL IMPROVEMENTS ARE SHOWN IN THEIR CORRECT LOCATION RELATIVE TO RECORD BOUNDARIES AS LOCATED BY THIS SURVEY.

[signature] 1/30/2002
LARRY W. MEDRANO — DATE
N.M.P.S. No. 11993

LARRY W. MEDRANO
NEW MEXICO
11993
REGISTERED PROFESSIONAL SURVEYOR

PRECISION SURVEYS, INC.
8414-D JEFFERSON ST., N.E. PHONE 505 856 5700
ALBUQUERQUE, NEW MEXICO 87113 FAX 505 856 7900

Project No. 1001525

Sheet 1 of 3

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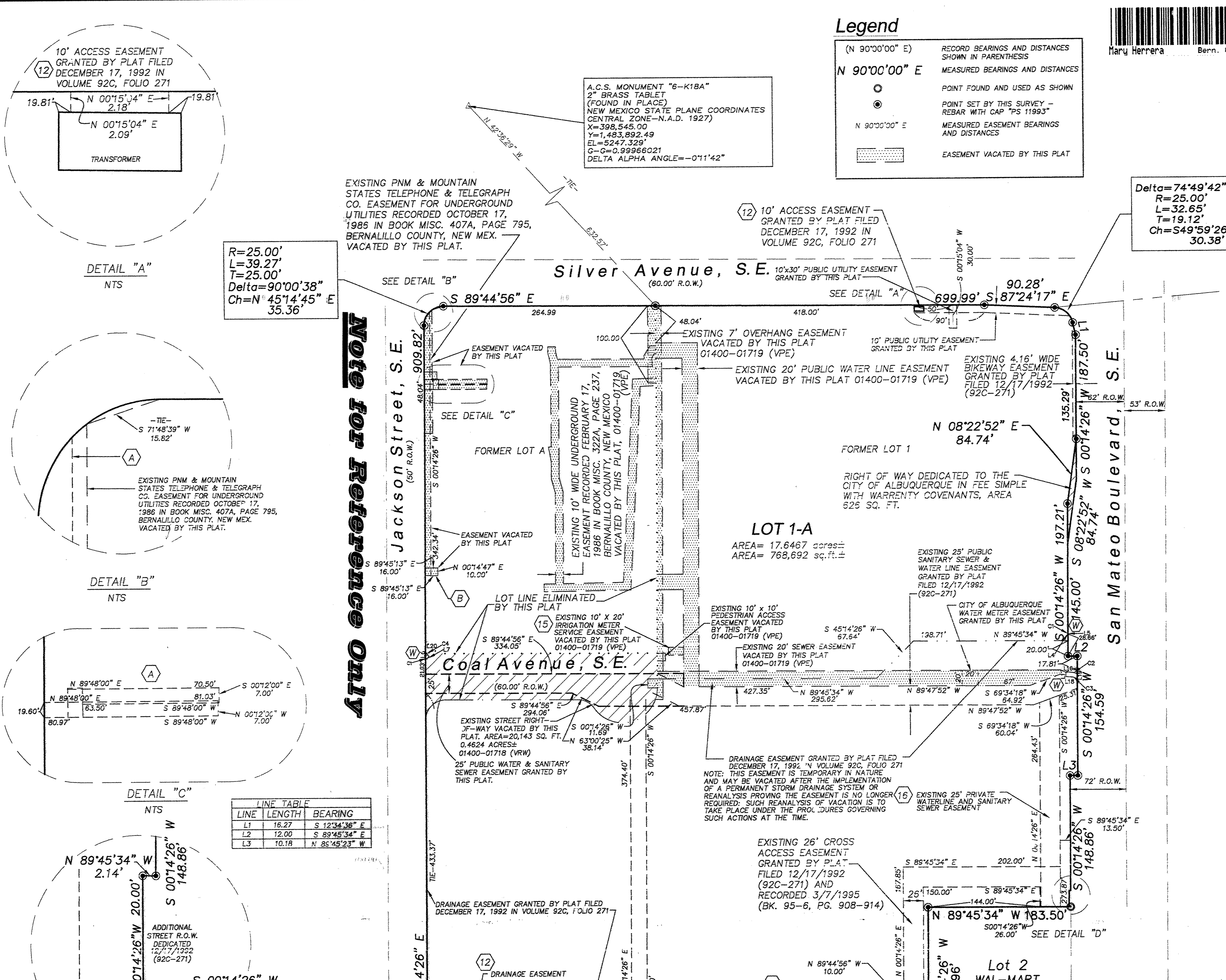
Page: 2 of 3
05/17/2002 10:19A
Mary Herrera Bern. Co. PLAT R 17.00 Bk-2002C Pg-178

Lot 1-A

Wal-Mart Addition

Albuquerque, Bernalillo County, New Mexico
January 2002



LINE TABLE		
LINE	LENGTH	BEARING
L1	16.27	S 12°34'36" E
L2	12.00	S 89°45'34" E
L3	10.18	N 89°45'23" W

Ⓦ PUBLIC SIDEWALK EASEMENT GRANTED BY THIS PLAT

PUBLIS SIDEWALK EASEMENT LINE TABLE

LINE	LENGTH	BEARING
L4	0.64	S31°12'27"E
L5	0.77	N00°14'26"E
L6	10.06	S00°14'26" W
L7	4.44	N31°35'31"E
L8	6.90	S89°44'56"E
L9	13.31	S89°44'56"E
L10	6.00	S66°59'54"W
L11	12.53	S89°44'56"E
L12	6.00	N89°35'17"E
L13	10.03	S89°44'56"E
L14	5.74	S89°00'21"E
L15	14.89	S00°14'26"W
L16	5.50	S88°57'32"E
L17	5.89	S01°06'24"W
L18	5.50	S88°57'32"E
L19	6.70	N00°14'26"E
L20	0.47	N88°42'56"E

PUBLIS SIDEWALK EASEMENT CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	DISTANCE	TANGENT
C1	0.40	17.61	01°18'03"	N57°20'52"E	0.40	0.20
C2	9.68	23.60	23°29'18"	N77°12'53"W	9.61	4.91
C3	10.03	17.71	32°28'06"	N72°44'47"W	9.90	5.16
C4	9.22	8.80	60°01'06"	S25°24'50"E	8.80	5.08
C5	26.04	33.56	44°27'57"	N49°34'28"E	25.39	13.72
C6	21.20	39.82	30°30'25"	N38°04'17"E	20.95	10.86
C7	21.31	40.64	30°02'27"	S38°01'20"E	21.07	10.91
C8	28.35	34.65	46°53'22"	S46°26'48"E	27.57	15.02
C9	20.46	17.76	65°59'55"	N32°35'14"E	19.35	11.53
C10	18.02	23.76	43°27'07"	N21°18'50"E	17.59	9.47
C11	16.30	25.80	36°12'35"	S20°44'58"E	16.03	8.43
C12	2.58	14.47	10°12'09"	S49°44'42"E	2.57	1.29

Notes Corresponding to Schedule B

SCH. B-2 ITEM NO. — DESCRIPTION — from Commitment for Title Insurance prepared by Fidelity National Title Insurance Company, Commitment No. 00-7001171-B-VM having an effective date of September 15, 2000

11. RESERVATIONS, EXCEPTIONS AND PROVISIONS CONTAINED IN THE PATENT FROM THE UNITED STATES OF AMERICA, AND IN THE ACTS AUTHORIZING THE ISSUANCE THEREOF,
 RECORDED: BOOK 35, PAGE 362, OF OFFICIAL RECORDS
 AFFECTS SUBJECT PROPERTY. NOT PLOTTABLE.

12. TERMS, CONDITIONS, STIPULATIONS, EASEMENTS AND RESTRICTIONS AS CONTAINED ON THE RECORDED SUBDIVISION PLAT FILED DECEMBER 17, 1992, VOLUME 92C, FOLIO 271, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

13. COVENANTS, CONDITONS AND RESTRICTIONS (DELETING THEREFROM ANY RESTRICTIONS INDICATED ANY PREFERENCE, LIMITATION OR DISCRIMINATION BASED ON RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NATIONAL ORIGIN) AS SET FORTH IN THE DOCUMENT
 RECORDED: MARCH 7, 1995, INSTRUMENT NO. 95-022744, BOOK 95-6, PAGE 899, OF OFFICIAL RECORDS
 AFFECTS SUBJECT PROPERTY. NOT PLOTTABLE.

14. EASEMENT TWENTY (20') IN WIDTH CENTERED UPON THE EXISTING SANITARY SEWER LINE WITHIN VACATED MANZANO STREET S.E. BETWEEN NORTH RIGHT OF WAY LINE OF COAL AVENUE S.E., RESERVED BY THE CITY OF ALBUQUERQUE IN COMMISSION ORDINANCE 2664, ADOPTED APRIL 27, 1965, RECORDED IN BOOK MISC. 51, PAGE 420 AND MODIFIED ON THE RECORDED DECEMBER 17, 1992 IN MAP BOOK 92C, FOLIO 271, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

15. PERMANENT EASEMENT BETWEEN WAL-MART STORES, INC., AND THE CITY OF ALBUQUERQUE AS SET FORTH IN INSTRUMENT FILED ON AUGUST 16, 1994 AS DOCUMENT NUMBER 94102232, IN BOOK 94-24, PAGE 768-771, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

16. PRIVATE EASEMENT FOR WATER AND SEWER PURPOSES GRANTED BY WAL-MART STORES, INC., TO THE OWNER OF LOT 2 PER MAP RECORDED IN BOOK 92C, FOLIO 271, RECORDS OF BERNALILLO COUNTY. SAID EASEMENT RECORDED AS DOCUMENT NUMBER 94107607 IN BOOK 94-25, PAGE 3140-3142, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

17. EASEMENT EXECUTED BY AND BETWEEN WAL-MART STORES, INC., AND PUBLIC SERVICE COMPANY OF NEW MEXICO AND U S WEST COMMUNICATIONS, INC., DATED MAY 30, 1995 AND RECORDED ON JUNE 20, 1995 AS DOCUMENT NUMBER 95060595 IN BOOK 95-14, PAGES 6601-6603, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

18. EASEMENT EXECUTED BY AND BETWEEN WAL-MART STORES INC., AND PUBLIC SERVICE COMPANY OF NEW MEXICO AND U S WEST COMMUNICATIONS, INC., DATED MAY 30, 1995 AS DOCUMENT NUMBER 95060596 IN BOOK 95-14, PAGE 5604, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

19. EASEMENT EXECUTED BY AND BETWEEN WAL-MART STORES INC., AND PUBLIC SERVICE COMPANY OF NEW MEXICO AND U S WEST COMMUNICATIONS, INC., DATED MAY 22, 1995 AS DOCUMENT NUMBER 95060585 IN BOOK 95-14, PAGE 6680, RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

A. EASEMENT(S) FOR THE PURPOSES SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT:
 GRANTED TO: PUBLIC SERVICE COMPANY OF NEW MEXICO AND MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY
 PURPOSE: UNDERGROUND UTILITIES
 RECORDED: FEBRUARY 4, 1980, INSTRUMENT NP. 807083, BOOK MISC. 750, PAGE 482, OF OFFICIAL RECORDS
 AFFECTS: SEE DOCUMENT FOR FULL PARTICULARS

B. EASEMENT(S) FOR THE PURPOSES SHOWN BELOW AND RIGHTS INCIDENTAL THERETO AS GRANTED IN A DOCUMENT:
 GRANTED TO: PUBLIC SERVICE COMPANY OF NEW MEXICO AND MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY
 PURPOSE: UNDERGROUND UTILITIES
 RECORDED: OCTOBER 17, 1986, INSTRUMENT NO. 86100932, BOOK MISC. 407A, PAGE 795, OF OFFICIAL RECORDS
 AFFECTS: SEE DOCUMENT FOR FULL PARTICULARS

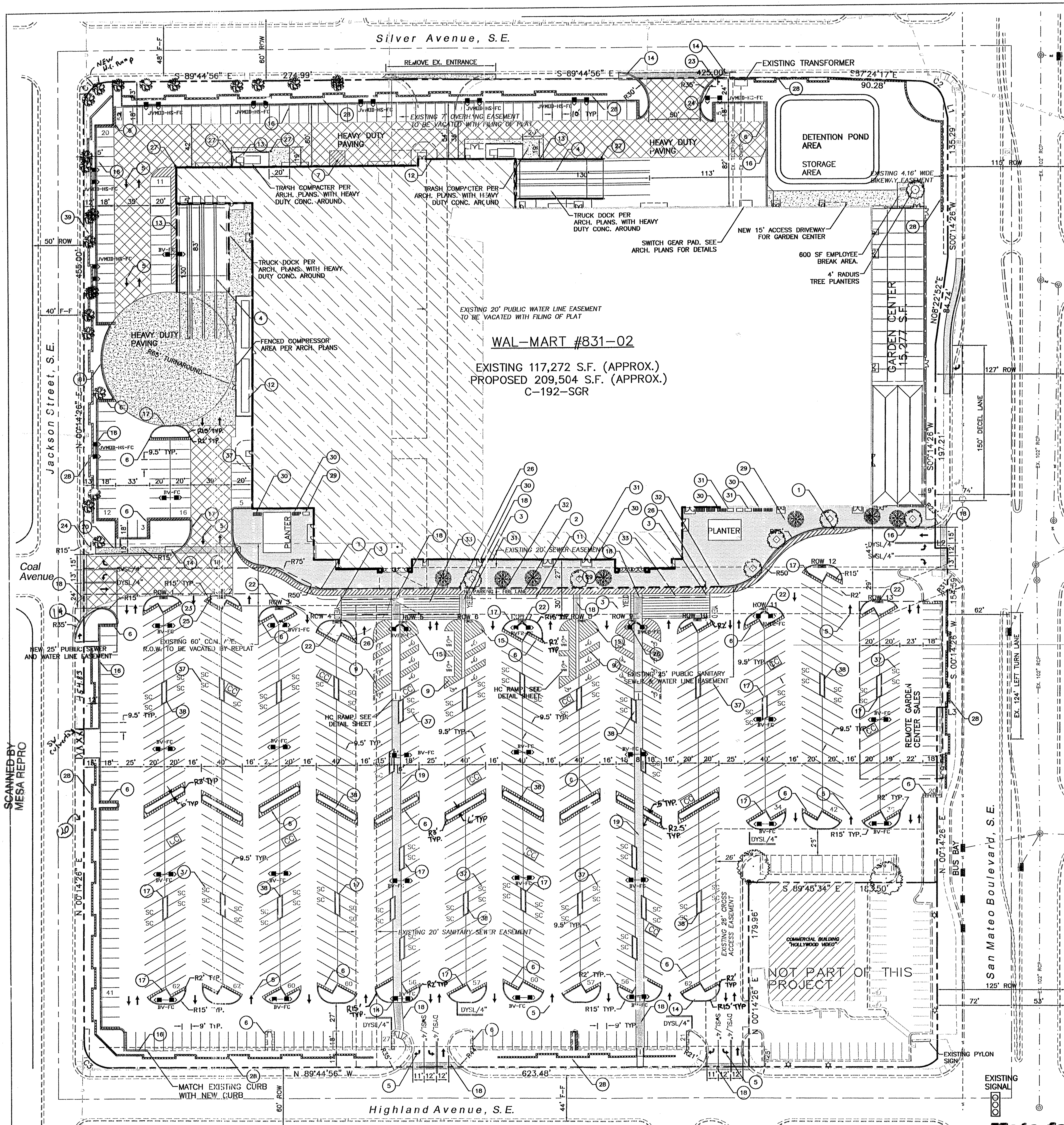
LETTERED KEY NOTE EASEMENT NOT LISTED ON TITLE COMMITMENT

PRECISION SURVEYS, INC.
8414-D JEFFERSON ST., N.E. PHONE 505 856 5700
ALBUQUERQUE, NEW MEXICO 87113 FAX 505 856 7900

Project No. 1001525

Sheet 2 of 3

CP# 685781
Sheet 2 of 8



SITE PLAN NOTES

1. DIMENSIONS SHOWN ARE TO FACE OF CURB UNLESS NOTED OTHERWISE.
2. EXISTING SPEED BUMPS TO REMAIN AND TO BE REPAINTED TRAFFIC YELLOW.
3. EIGHT EXISTING CART CORRALS TO REMAIN AND TO BE REPAINTED TRAFFIC YELLOW. CONTRACTOR TO INSTALL FIVE NEW CART CORRALS PER PLANS.
4. ALL EXISTING LIGHT FIXTURES ARE TO BE REMOVED AND REPLACED WITH NEW 1000 WATT FIXTURE PER WAL-MART SPECIFICATIONS, UNLESS OTHERWISE NOTED.
5. NEW AND REPLACEMENT LIGHTING SHALL BE FULL CUT OFF FIXTURES (i.e. SHOE BOX) TO MINIMIZE FUGITIVE LIGHT.
6. AVERAGE LIGHT LEVELS SHALL BE LIMITED TO 2 FOOT CANDLES WITH MAXIMUM LEVELS LIMITED TO 16 FOOT CANDLES AS MEASURED FROM 4 FEET ABOVE THE SURFACE LEVEL OF ANY POINT ON THE SITE. LUMINARIES SHALL HAVE GLARE CUT OFF ANGLES OF MAXIMUM.
7. LIGHT POLES SHALL BE A MAXIMUM OF 30' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 30' WITH FULL CUT OFF SHIELDS ON FIXTURES SO THAT NO FUGITIVE LIGHT SHALL ESCAPE BEYOND THE PROPERTY LINE. THE LIGHT FIXTURES SHALL BE FULLY SHIELDED WITH HORIZONTAL LAMPS.
8. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.
9. INDOOR OR SECURED (FENCED AND GATED) BICYCLE STORAGE SHALL BE PROVIDED FOR EMPLOYEES OF THE BUSINESS.
10. BUILDING SETBACKS ARE PER APPROVED SITE PLAN WITH THE CITY OF ALBUQUERQUE
11. EXISTING BUS ROUTE IS ON SAN MATEO BOULEVARD AND NOT ON SITE.
12. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM NEARBY PROPERTIES. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
13. COAL AVENUE IS TO BE VACATED UPON APPROVAL BY THE CITY OF ALBUQUERQUE AND REPLATED INTO ONE LOT.
14. EMPLOYEE LOCKERS AND SHOWERS FOR BICYCLE COMMUTERS SHALL BE PROVIDED AS FOLLOWS:
    A. 37 CUSTOMER BICYCLE SPACES
    B. 14 SECURE EMPLOYEE BICYCLE LOCKER SPACES
    C. 14 EMPLOYEE LOCKERS
    D. ONE SHOWER
15. USE OF PARKING SPACES FOR LONG TERM PARKING IS PROHIBITED. THE SIDEWALKS OR PEDESTRIAN PLAZA IN FRONT OF THE BUILDING SHALL BE LIMITED TO 50% DISPLAY MERCHANDISE AND 50% CLEAR PATH FOR PEDESTRIANS.
16. SETBACK ARE ESTABLISHED AT EPC APPROVAL.
17. PUBLIC PEDESTRIAN ACCESS EASEMENTS SHALL BE GRANTED FOR ALL HANDICAP RAMPS ENCROACHMENTS

SITE DATA

	EXISTING WAL-MART	PROPOSED EXPANSION
PROPOSED USAGE:	EXISTING WAL-MART	PROPOSED EXPANSION
LOT AREA:	598,125 SF (13.7311 ACRES)	766,948 SF (17.6067 ACRE)
BUILDING AREA:	117,272 SF	117,272 SF
EXPANSION:	–	92,232 SF
TOTAL:	–	209,504 SF w/GARDEN CENTER
LANDSCAPING:		
PROVIDED:	–	82,347 SF
REQUIRED:	69,731 SF	83,491 SF
PARKING PROVIDED:	818 SPACES	953 SPACES
PARKING REQUIRED:	666 SPACES	1048 SPACES
LESS 10% BUS CREDIT	–	943 SPACES
PARKING RATIO:	6.98	4.55
PARKING RATIO: WITHOUT GARDEN CENTER		4.91
HC PARKING PROVIDED:	18 SPACES	18 SPACES (8 VAN)
HC PARKING REQUIRED:	12 SPACES	12 SPACES
	6 SPACES VAN ACCESSIBLE	6 SPACES VAN ACCESSIBLE
BIKE SPACES PROVIDED:	–	54 SPACES
BIKE SPACES REQUIRED:	–	51 SPACES

PROJECT NUMBER: 1001525

This plan is consistent with the specific site development plan approval by the Environmental Planning Commission (EPC) on MARCH 20, 2002, and that the findings and conditions in the Official Notice; Notification of Decision have been complied with:

SITE DEVELOPMENT PLAN

Signature	Date
Traffic Engineer, Transportation Division	4/25/02
Parks & General Services Department	3/20/02
Public Works, Water Utilities Division	5/7/02
City Engineer, Engineering Division / AMAFCA	3/20/02
Solid Waste	3-2-02

APPROVAL AND CONDITIONAL ACCEPTANCE: as specified by the Development Process Manual.

City Planner, Albuquerque / Bernalillo County Planning Division — Date

PLNZ (10706) 4/96

02500-00355

LEGEND

- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED SCREEN WALL
- PROPOSED SIDEWALK
- STANDARD ASPHALT PAVING AREA
- HEAVY ASPHALT PAVING AREA
- HEAVY CONCRETE AREA
- PATTERN CONCRETE AREA
- PROPOSED PARKING LOT LIGHTING
- PROPOSED BOLLARD
- PROPOSED PEDESTRIAN CROSSWALK
- CC PROPOSED CART CORRALS
- ASSOCIATE PARKING AREA
- BIKE RACK
- BIKE LOCKER

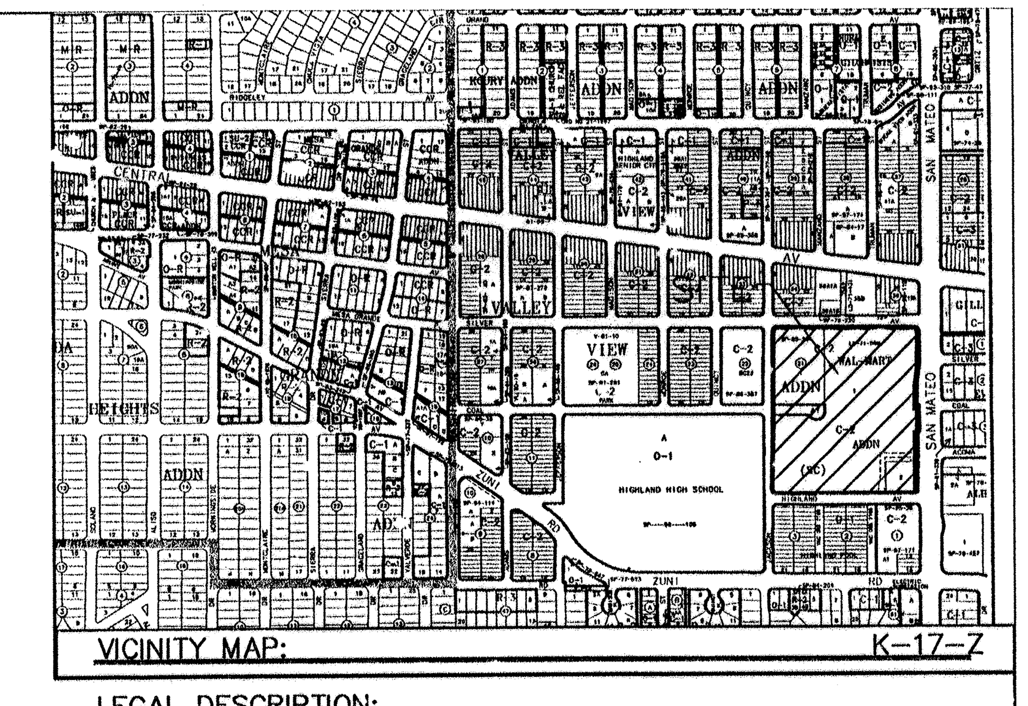
Note for Reference Only

PAINT STRIPING LEGEND

SWSL/4" – SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" – SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" – DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" – SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" – SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" – SINGLE WHITE SOLID LINE / 24" WIDE

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD BEARING	CHORD LENGTH
C1	39.27	25.00	25.00	90°00'38"	S45°14'45"W	35.36
C2	32.65	25.00	19.12	74°49'42"	N49°59'26"W	30.38
C3	39.27	25.00	25.00	90°00'01"	S44°44'56"E	35.36

GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'



LEGAL DESCRIPTION:

Lots One and Two, Wal-Mart Addition AND Lot "A", Block Twenty-One, Valley View Addition, Wal-Mart Stores East, Inc.

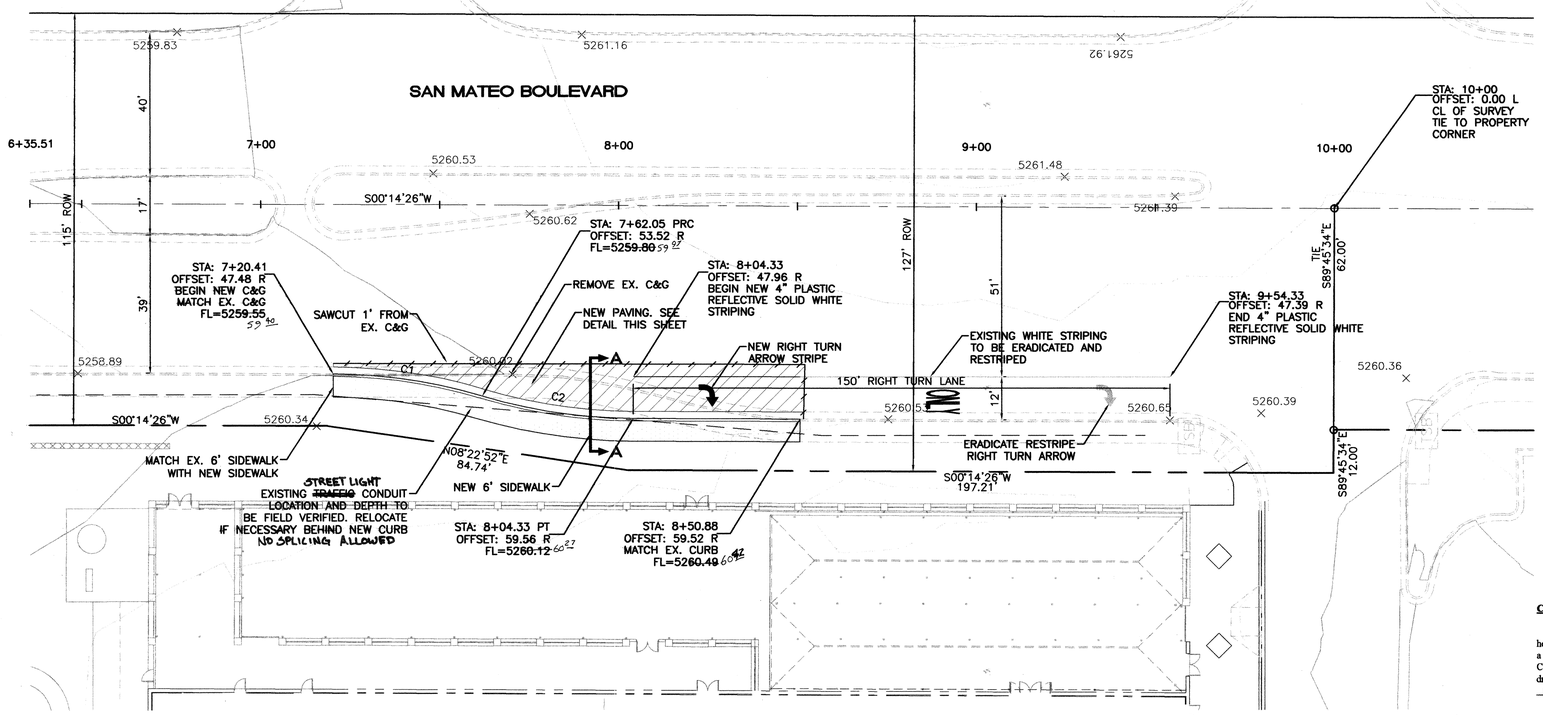
SITE LEGEND

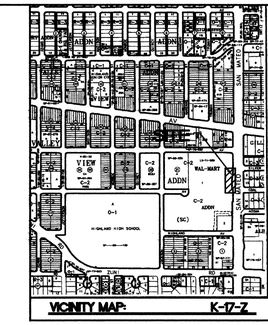
1. 6' WIDE FIRE LANE WITH 6" WIDE PAINTED TRAFFIC RED STRIPING AT 45° TYPICAL. CURB TO BE PAINTED TRAFFIC RED AT THESE LOCATIONS. (SHT 7 OF 10)
2. "NO PARKING–FIRE LANE" PAINTED TRAFFIC YELLOW ON PAVEMENT AT 80' O.C. LETTERS TO BE A MINIMUM 2'-0" TALL. (SHT 7 OF 10)
3. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL. (SHT 6 OF 10)
4. PROVIDE (2) 4" WIDE YELLOW STRIPES @ 10' O.C. x 130' LONG CENTER ON DOCK DOORS
5. PAINTED DIRECTIONAL ARROW TYPICAL. (SHT 6 OF 10)
6. 2'-0" LOADING ZONE AT ALL CURBED PARKING SPACES. 4" PAINTED YELLOW STRIPING AT 2'-0" O.C. PERPENDICULAR TO PARKING SPACE.
7. 10' X 15' STRIPED AREA PAINTED SYSL/4" AT 45° @ 2'-0" O.C. AT JIB CRANE LOCATION. SEE ARCH. PLANS
8. FIRE LANE STRIPING SHALL BE 6" RED STRIPES WITH 4" INCH WHITE LETTERS READING "NO PARKING FIRE LANE" STRIPING SHALL BE PLACED ON FACE OF CURB WHENEVER POSSIBLE, OR AS SPECIFIED BY LOCAL CODES. (SHT 7 OF 10)
9. ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"–INDICATES VAN ACCESSIBLE SPACE). (SHT 6 OF 10)
10. RAMPED PAVEMENT AT VESTIBULE TO BE FLUSH WITH TOP OF SIDEWALK AT 5.0% MAX. SLOPE. REFER TO ARCHITECTURAL PLANS.
11. EXIT PORCH. SEE ARCHITECTURAL PLAN FOR EXACT SIZE, LOCATION FOR STOOPS, STAIRS AND/OR RAMPS THAT MAY BE REQUIRED. RAMP FLUSH W/ TOP OF STOOP.
12. 16'x119' COMPRESSOR CONCRETE COMPACTOR PAD. REFER TO ARCHITECTURAL PLAN FOR EXACT LOCATION AND SLOPE.
13. SCREEN WALL PER ARCH. PLANS
14. UNIDIRECTIONAL HC RAMP. (SHT 8 OF 10)
15. PAINTED ISLAND TYPICAL UNLESS NOTED OTHERWISE. STRIPES SHALL BE PAINTED SYSL/4" AT 2'-0" O.C. PERPENDICULAR TO THE PARKING SPACE.
16. 6" CONCRETE CURB AND GUTTER TYPICAL.
17. 6" CONCRETE HEADER CURB TYPICAL. (SHT 6 OF 10)
18. 6' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK. PAINTED WHITE (SHT 6) NO RAISED CROSSWALKS ARE ALLOWED AT STREET ENTRANCES.
19. 8' WIDE RAISED CONCRETE SIDEWALK TYPICAL. (SHT 6 OF 10)
20. 6' CONCRETE SIDEWALK TYPICAL.
22. AISLE INDICATOR SIGNS TYPICAL (SHT 6 OF 10)
23. "TRUCK ROUTE" SIGN. SEE PLAN FOR LOCATION.
24. "STOP" SIGN. SEE PLAN FOR LOCATION. (24" WHITE STOP BAR TO BE BUILT AT ALL STOP SIGN LOCATIONS.
25. "NO TRUCKS" SIGN. SEE PLAN FOR LOCATION.
26. PEDESTRIAN CROSSING SIGN W11a-2 AND W11a-2p TYPICAL AT PEDESTRIAN CROSSWALKS AS NOTED ON PLANS.
27. 6" DIA. PIPE BOLLARD TYPICAL. (SHT 8 OF 10)
28. 3' HIGH SCREEN WALL. (SHT 6 OF 10)
29. 5'x5' TREE PLANTER SEE SHEET 7 FOR DETAILS
30. (8) 5 SPACE BIKE RACK TYPICAL. (SHT 8 OF 10)
31. BIKE LOCKERS (7 UNITS, 14 TOTAL LOCKERS SPACES). (SHT 6 OF 10)
32. ZERO CURB PER ARCH. SECTIONS
33. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
34. PROPOSED LIGHTING.
35. CART CORRALS TYPICAL. (SHT 8 OF 10)
36. PROPOSED HC RAMP. (SHT 8 OF 10)
37. SMALL CAR MARKER, "COMPACT" PAINTED YELLOW ON PAVEMENT TYPICAL.
38. TREE PLANTER TYPICAL. (SHT 7 OF 10)
39. RETAINING WALL TYPICAL. (SHT 7 OF 10)

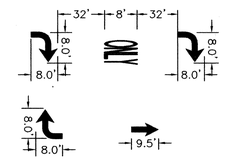
ENGINEER'S SEAL	ALBUQUERQUE WAL-MART EXPANSION, NM: 831-02	DRAWN BY BDG
RONALD RAY BOHANNAN, NEW MEXICO, 7868, REGISTERED PROFESSIONAL ENGINEER	SITE PLAN FOR BUILDING PERMIT	DATE 03/19/02
		2083SPBb.DWG
RONALD R. BOHANNAN P.E. #7868	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # 3
		JOB # 990029

NOTE:

STRIPING ERADICATION SHALL BE ACCOMPLISHED BY WATER BLASTING OR SURFACE PLANNING OF THE ROADWAY TO A MAXIMUM DEPTH OF .25 INCHES (MAX.) AND FOR A WIDTH EQUAL TO TWO TIMES THE WIDTH OF STRIPE OR MARKING TO BE REMOVED.







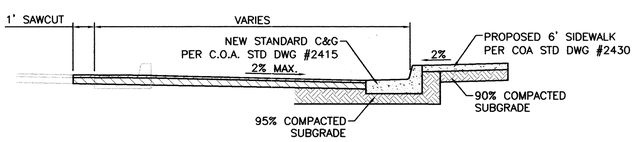
ARROW DETAILS
NTS

CURVE TABLE						
CURVE	LENGTH	RADIUS	TANGENT	DELTA	CHORD BEARING	CHORD LENGTH
C1	42.22	150.00	21.25	16°07'36"	N08°29'46"E	42.08
C2	42.85	150.00	21.57	16°22'09"	S08°22'29"W	42.71

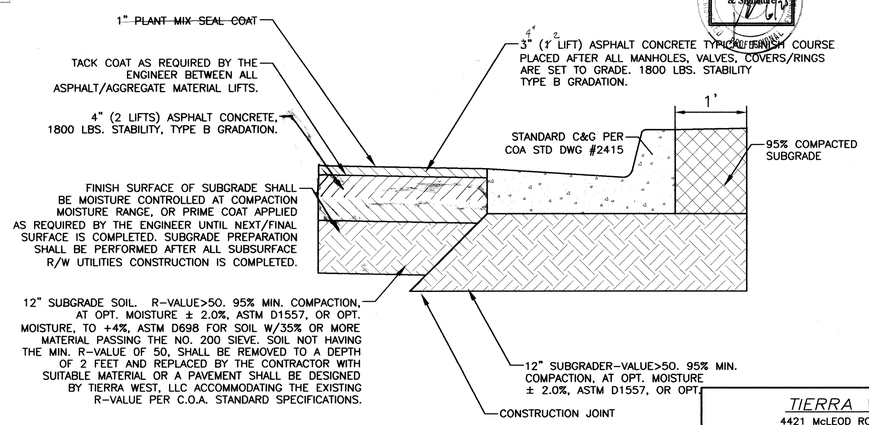
CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannan, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted by me on the as-built construction drawings. This Certification is based on site inspections by me, or personnel under my direction with survey information provided by Larry Medrano, of Precision Surveys, NMPS number 11993.

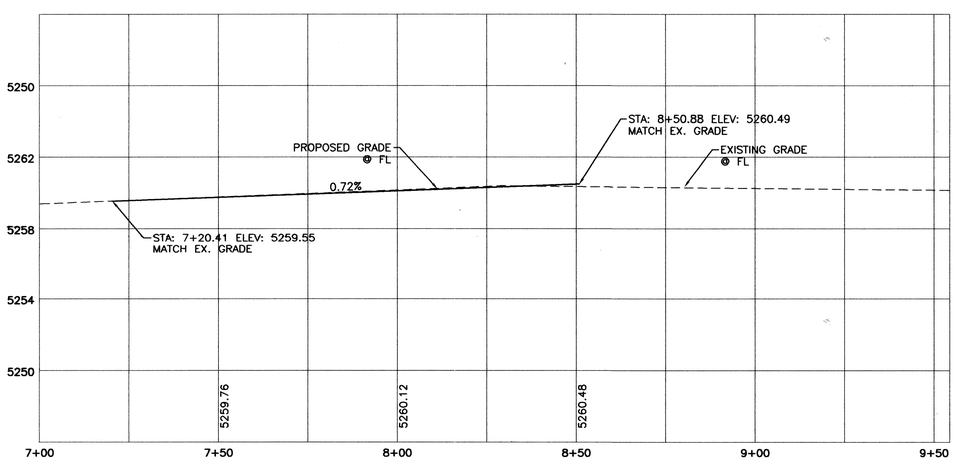
Engineer Seal & Signature



SECTION A-A
NTS



PAVING SECTION "C"
NTS NMSHTD JOB # U-034-1 (6)



HORIZONTAL SCALE: 1"=20'
VERTICAL SCALE: 1"= 4'

GRAPHIC SCALE

20 10 0 10 20

SCALE: 1"=20'

SCANNED BY MESA REPRO

AS BUILT INFORMATION

CONTRACTOR	FRANKLINS INC.	2002
WORK STAKED BY	JAYNES CORP., INC	DATE 2002
INSPECTOR'S ACCEPTANCE	TIERRA WEST	DATE 2002
FIELD VERIFICATION BY	TIERRA WEST	DATE 2002
DRAWINGS CORRECTED BY	TIERRA WEST	DATE 2002

MICRO-FILM INFORMATION

RECORDED BY	DATE
NO.	

City Inspector's Initials

BENCH MARKS

WEST OF THE INTERSECTION OF JACKSON AND CENTRAL 38' NORTH OF THE C.L. OF CENTRAL AND 108.8' WEST OF THE C.L. OF JACKSON. BRASS TABLET SET IN A DRILLED HOLE IN THE SIDEWALK

ACS "6-K18"
NM STATE PLANE COORDINATES
Central Zone
X=398,545.00
Y=1,483,892.49
G-G=0.99966021
Do = -00°11'42"
ELEV=5247.329' (NGVD 1929)

SURVEY INFORMATION

FIELD NOTES

NO.	BY	DATE

ENGINEER'S SEAL

RONALD RAY BOHANNAN NEW MEXICO 868 PROFESSIONAL ENGINEER
6/4/02

NO.	DATE	REMARKS	BY

REVISIONS

DESIGN		
DESIGNED BY	RRB	DATE 04/02
DRAWN BY	BDG	DATE 04/02
CHECKED BY	DS	DATE 04/02

TIERRA WEST, LLC
4421 McLEOD ROAD, N.E., SUITE D
ALBUQUERQUE, NEW MEXICO 87109
(505)883-7592

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

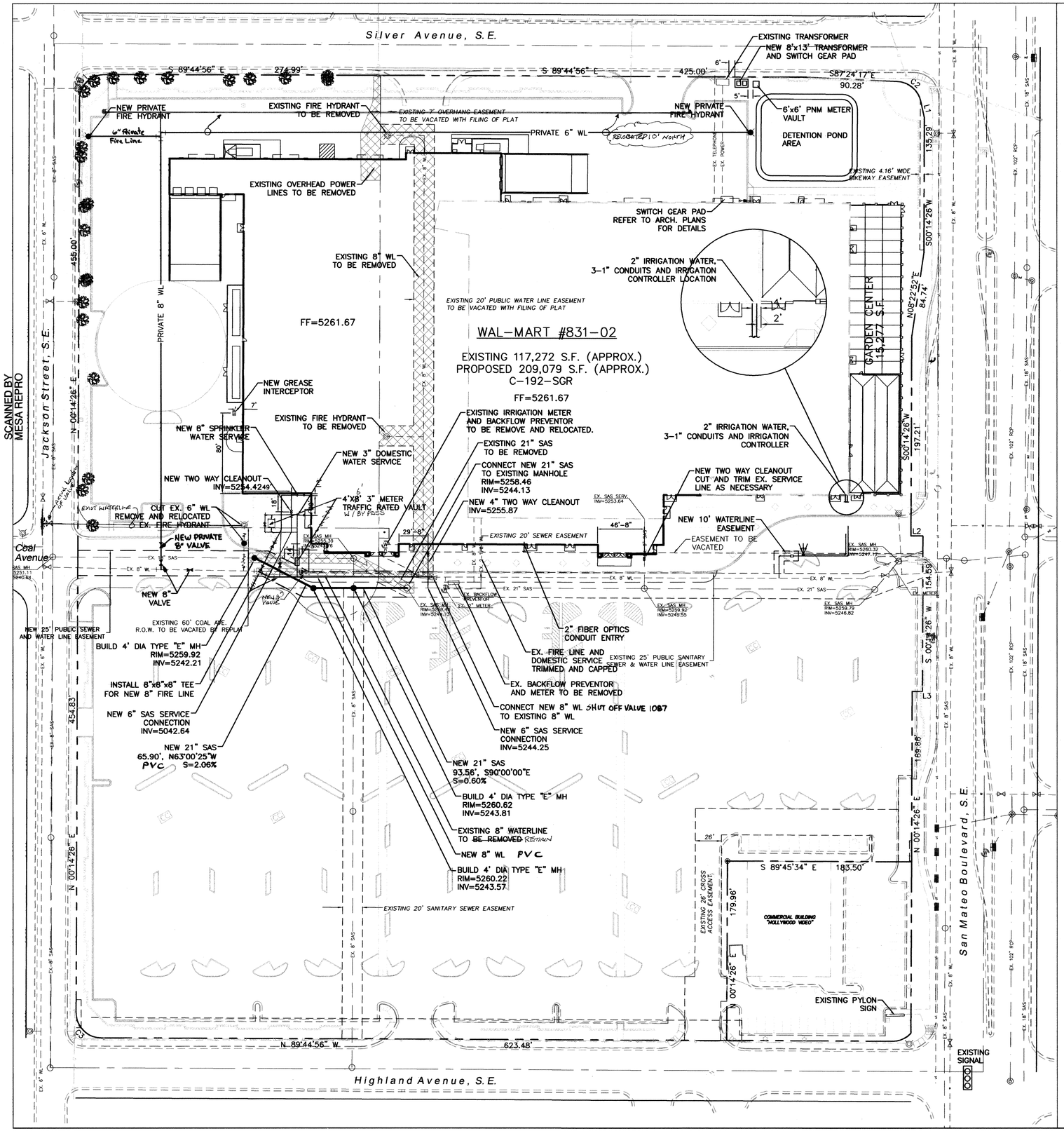
TITLE: **ALBUQUERQUE WAL-MART #831**
PAVING IMPROVEMENTS
DECELERATION LANE EXTENSION

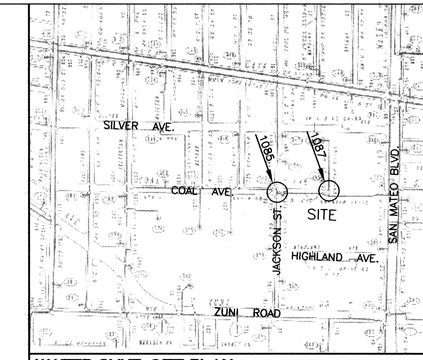
DESIGN REVIEW COMMITTEE: APPROVED AUG 2 5 2002 DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL: APPROVED AUG 2 6 2002 CITY ENGINEER

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

CITY PROJECT NO. 685781 | ZONE MAP NO. K-17-Z | SHEET 4 OF 8





WATER SHUT-OFF PLAN SHUT OFF VALVES #1085,1087

Note: New Water Lines and Sanitary Sewer Lines are PVC

NOTES:
1. ONLY WATER SYSTEMS PERSONNEL ARE AUTHORIZED TO OPERATE VALVES.
2. NOTIFY CITY OF ALBUQUERQUE, WATER SYSTEMS DIVISION (PHONE 857-8200) FIVE (5) WORKING DAYS IN ADVANCE OF NEEDING EXECUTION OF THE WATER SHUT OFF PLAN
3. APPROXIMATE SHUT OFF TIME WILL BE 24 HOURS. CONTRACTOR IS TO MAKE THE WATER CONNECTION DURING THE WAL-MART OFF HOURS.
4. SHUTOFF THE VALVES INDICATED IN THE ABOVE PLAN
5. SEE IRRIGATION PLANS FOR IRRGATION IMPROVEMENTS AND DETAILS

DRY UTILITY NOTES:

1. PNM IS RESPONSIBLE FOR RELOCATION AND/OR ABANDONMENT OF THERE LINES AND PULL BOXES AS SHOWN.
2. GAS COMPANY IS RESPONSIBLE FOR RELOCATION OF THEIR LINES AS SHOWN.
3. COMCAST IS RESPONSIBLE FOR RELOCATION OF THEIR LINES AND MANHOLES AS SHOWN.

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannan, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted by me on the as-built construction drawings. This Certification is based on site inspections by me, or personnel under my direction with survey information provided by Larry Medrano, of Precision Surveys, NMPS number 11993.

Engineer's Seal & Signature

6/28/13

APPROVAL OF RECORD DRAWINGS
CHIEF CONSTRUCTION ENGINEER
DATE

LEGEND

- EXISTING SD MANHOLE
- EXISTING ROOF DRAIN
- EXISTING INLET
- EXISTING SAS MANHOLE
- EXISTING METER
- EXISTING VALVE W/BOX
- EXISTING FIRE HYDRANT
- EXISTING SPRINKLER CONTROL BOX
- EXISTING FIRE PROTECTION VALVE
- EXISTING POWER POLE WITH FEED
- EXISTING POWER POLE W/FEED & LIGHT
- EXISTING POWER POLE
- EXISTING POWER POLE WITH LIGHT
- EXISTING PULL BOX
- EXISTING GAS VALVE
- EXISTING BOLLARD
- EXISTING PARKING LOT LIGHT
- PROPOSED PARKING LOT LIGHT
- PROPOSED CLEAN OUT
- PROPOSED DOUBLE CLEAN OUT
- EX. OHE — EXISTING OVERHEAD UTILITIES
- EX. UGE — EXISTING UNDERGROUND UTILITIES
- EX. 2" GAS — EXISTING GAS
- EX. 8" SAS — EXISTING SANITARY SEWER LINE
- EX. 10" WL — EXISTING WATER LINE
- EX. 18" RCP — EXISTING STORM SEWER LINE
- EXISTING CURB & GUTTER
- 36" SD — PROPOSED STORM SEWER LINE
- 8" SAS — PROPOSED SANITARY SEWER LINE
- PROPOSED FIRE HYDRANT
- 6" WL — PROPOSED WATERLINE
- BOUNDARY LINE
- EASEMENT

N

GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

AS BUILT INFORMATION
CONTRACTOR T.L.C. INC. 2002
WORK STAKED BY JAYNES CORP., INC. DATE 2002
INSPECTOR'S ACCEPTANCE SGA/TIERRA WEST DATE 2002
FIELD VERIFICATION BY SGA/TIERRA WEST DATE 2002
DRAWINGS CORRECTED BY TIERRA WEST DATE 2002
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.
G-G=0.99966021
Dg=-00°11'42"
ELEV=5247.329' (NGVD 1929)

BENCH MARKS
ACS "6-K18A"
WEST OF THE INTERSECTION OF JACKSON AND CENTRAL 38' NORTH OF THE C/L OF CENTRAL AND 108.8' WEST OF THE C/L OF JACKSON, BRASS TABLET SET IN A DRILLED HOLE IN THE SIDEWALK

SURVEY INFORMATION
FIELD NOTES

NO.	BY	DATE

NM STATE PLANE COORDINATES
Central Zone
X=398,545.00
Y=1,483,892.49

ENGINEER'S SEAL
RONALD RAY BOHANNAN NEW MEXICO PROFESSIONAL ENGINEER 11993
6/28/13

NO.	DATE	REMARKS	BY

REVISIONS

DESIGN		
DESIGNED BY	RRB	DATE 04/02
DRAWN BY	BDG	DATE 04/02
CHECKED BY	RRB	DATE 04/02

TIERRA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: ***ALBUQUERQUE WAL-MART EXPANSION, NM: 831-02***

MASTER UTILITY PLAN

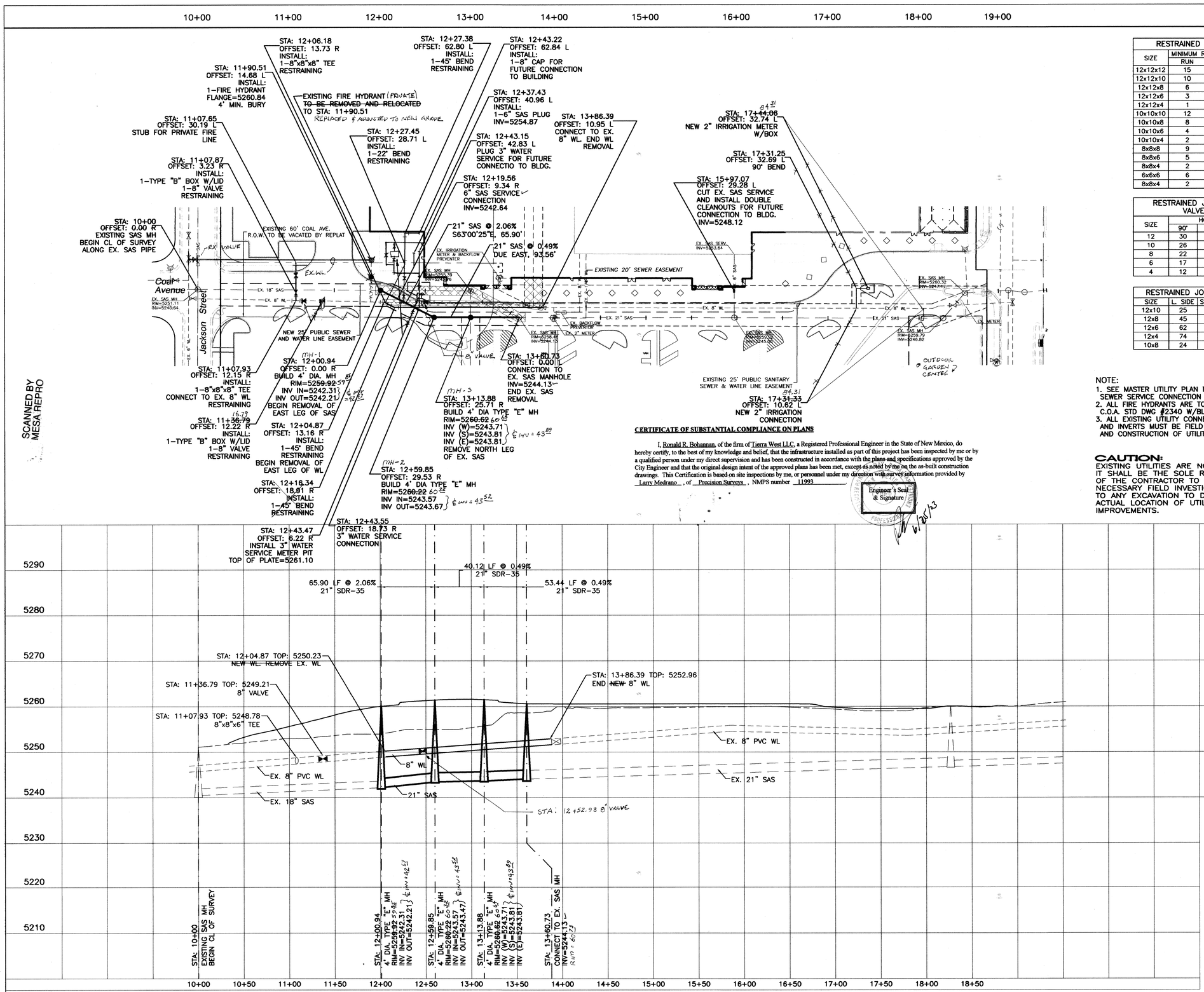
DESIGN REVIEW COMMITTEE: APPROVED JUN 25 2002 DESIGN REVIEW COMMITTEE

CITY ENGINEER APPROVAL: APPROVED AUG 26 2002 CITY ENGINEER

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

CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
685781	~~F-16-Z~~ K-17-Z	5	8

SCANNED BY MESA REPRO



RESTRAINED JOINT LENGTHS FOR TEES				
SIZE	MINIMUM RUN LENGTH		MINIMUM BRANCH LENGTH	
	RUN	BRANCH	RUN	BRANCH
12x12x12	15	17	18	3
12x12x10	10	18	13	1
12x12x8	6	19	8	5
12x12x6	3	19	5	1
12x12x4	1	19	2	6
10x10x10	12	18	15	5
10x10x8	8	15	10	4
10x10x6	4	16	6	1
10x10x4	2	4	3	1
8x8x8	9	20	13	3
8x8x6	5	17	7	5
8x8x4	2	15	3	6
6x6x6	6	20	10	2
8x8x4	2	20	4	7

RESTRAINED JOINT LENGTHS FOR BENDS VALVES, AND DEAD ENDS					
SIZE	HORIZONTAL BENDS				VALVES
	90°	45°	22-1/2°	11-1/4°	DEAD END
12	30	12	6	3	85
10	26	11	5	3	72
8	22	9	4	2	60
6	17	7	3	2	46
4	12	5	2	1	32

RESTRAINED JOINT LENGTHS FOR REDUCERS					
SIZE	L. SIDE	S. SIDE	SIZE	L. SIDE	S. 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

NOTE:
1. SEE MASTER UTILITY PLAN FOR SANITARY SEWER SERVICE CONNECTION DETAILS.
2. ALL FIRE HYDRANTS ARE TO BE BUILT PER C.O.A. STD DWG #2340 W/BLOCKING
3. ALL EXISTING UTILITY CONNECTION LOCATIONS AND INVERTS MUST BE FIELD VERIFIED PRIOR TO AND CONSTRUCTION OF UTILITIES.

CAUTION:
EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.

SCALE: HORIZ. 1"=50'
VERT. 1"=10'

CERTIFICATE OF SUBSTANTIAL COMPLIANCE ON PLANS

I, Ronald R. Bohannan, of the firm of Tierra West LLC, a Registered Professional Engineer in the State of New Mexico, do hereby certify, to the best of my knowledge and belief, that the infrastructure installed as part of this project has been inspected by me or by a qualified person under my direct supervision and has been constructed in accordance with the plans and specifications approved by the City Engineer and that the original design intent of the approved plans has been met, except as noted by me on the as-built construction drawings. This Certification is based on site inspections by me, or personnel under my direction with survey information provided by Larry Medrano, of Precision Surveys, NMPS number 11993

Engineer's Seal & Signature

6/20/03

SCANNED BY MESA REPRO

AS BUILT INFORMATION
CONTRACTOR T.L.C. INC. 2002
WORK STAKED BY JAYNES CORP., INC. DATE 2002
INSPECTOR'S SIGN TIERRA WEST DATE 2002
FIELD CHANGES SIGN TIERRA WEST DATE 2002
VERIFICATION SIGN TIERRA WEST DATE 2002
DRAWINGS CORRECTED BY TIERRA WEST DATE 2002
MICRO-FILM INFORMATION
RECORDED BY DATE
NO.
Cf Inspector: M. Stokes

BENCH MARKS
WEST OF THE INTERSECTION OF JACKSON AND CENTRAL SE NORTH OF THE CL OF CENTRAL AND 106.9' WEST OF THE CL OF JACKSON, 2" BRASS TABLET SET IN A DRILL HOLE IN THE SIDEWALK

SURVEY INFORMATION
ACS "6-K18A"
CENTRAL STATION DATA
NM STATE PLANE COORDINATES
Central Zone
X=398,545.00
Y=1,483,892.49
G-G=0.99966021
Da=-00°11'42"
ELEV=5247.329' (NGVD 1929)

FIELD NOTES

NO.	BY	DATE

ENGINEER'S SEAL
RONALD RAY BOHANNAN NEW MEXICO 7868 PROFESSIONAL ENGINEER
6/20/03

NO.	DATE	REMARKS	BY
		REVISIONS	

DESIGN
DESIGNED BY RRB DATE 04/02
DRAWN BY BDG DATE 04/02
CHECKED BY RRB DATE 04/02

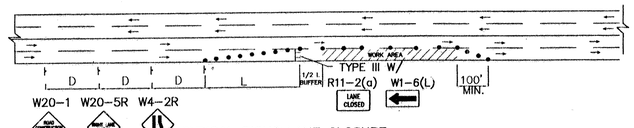
TIERRA WEST, LLC
4421 McLEOD ROAD, N.E., SUITE D
ALBUQUERQUE, NEW MEXICO 87109
(505)883-7592

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

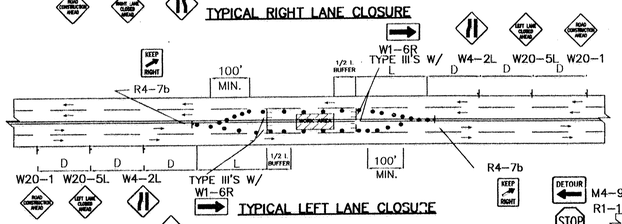
TITLE: **ALBUQUERQUE WAL-MART #831**
UTILITY IMPROVEMENTS
ON-SITE SAS AND WATER

DESIGN REVIEW COMMITTEE: APPROVE JUN 25 2002 DESIGN REVIEW COMMITTEE
CITY ENGINEER APPROVAL: AUG 22 2002 CITY ENGINEER
LAST DESIGN UPDATE | MO./DAY/YR. | MO./DAY/YR.

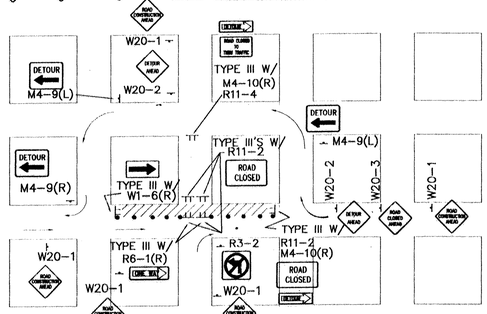
CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
685781	K-17-Z	6	8



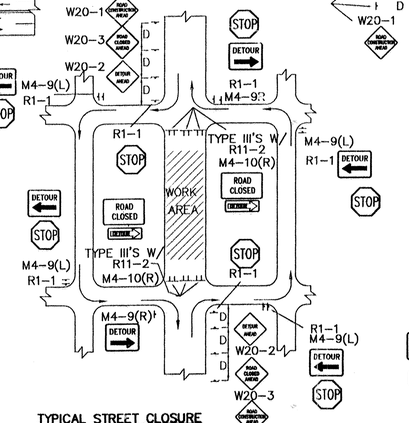
TYPICAL RIGHT LANE CLOSURE



TYPICAL LEFT LANE CLOSURE

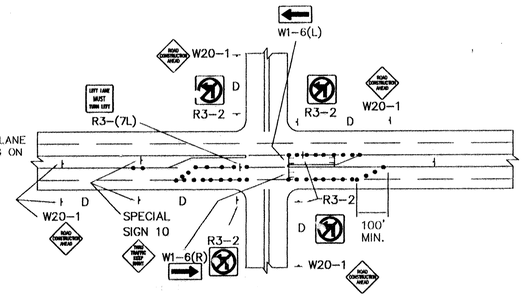


TYPICAL ONE DIRECTION DETOUR



TYPICAL STREET CLOSURE

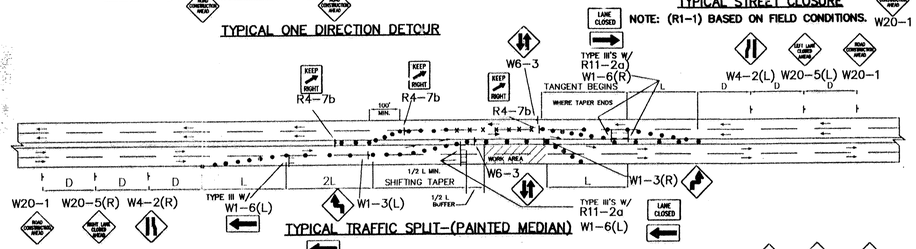
NOTE: (R1-1) BASED ON FIELD CONDITIONS.



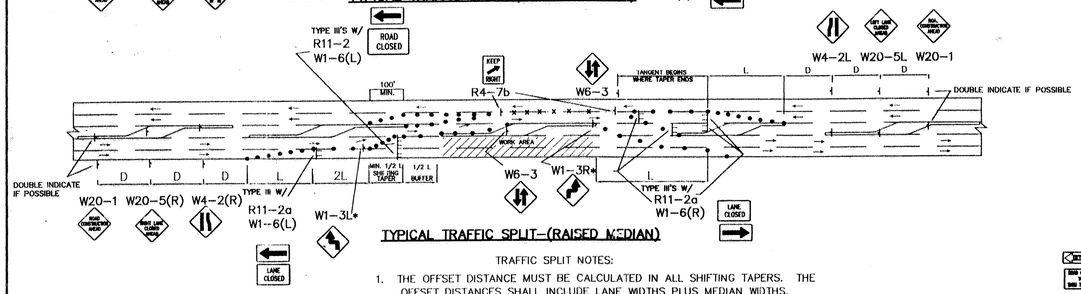
NOTE:
MAY REQUIRE LEFT LANE CLOSURE DEPENDING ON FIELD CONDITIONS.

TYPICAL LANE CLOSURE AT INTERSECTION

NOTE: DEPENDING ON WORK ZONE LOCATION



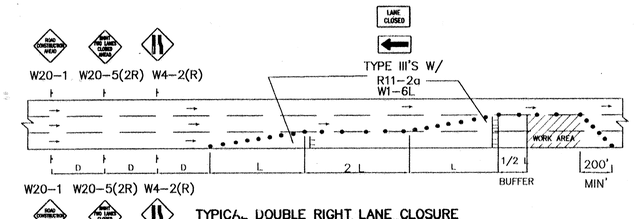
TYPICAL TRAFFIC SPLIT-(PAINTED MEDIAN)



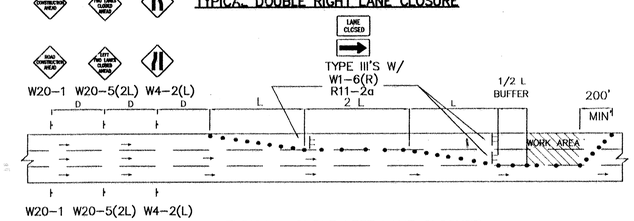
TYPICAL TRAFFIC SPLIT-(RAISED MEDIAN)

TRAFFIC SPLIT NOTES:

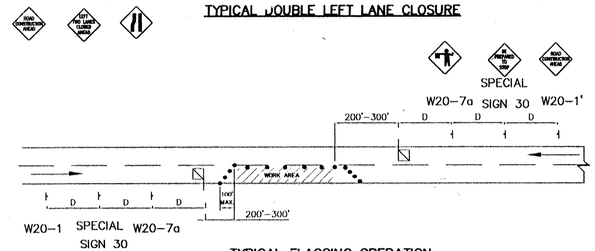
1. THE OFFSET DISTANCE MUST BE CALCULATED IN ALL SHIFTING TAPERS. THE OFFSET DISTANCES SHALL INCLUDE LANE WIDTHS PLUS MEDIAN WIDTHS.
2. 1/2 L IS MINIMUM DISTANCE FOR SHIFTING TAPERS.
3. REVERSE CURVES MAY BE IMPLEMENTED. ALL CURVE DATA SHALL BE CALCULATED.
4. MEDIAN REMOVAL SHALL BE REQUIRED IF 1/2 L 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.



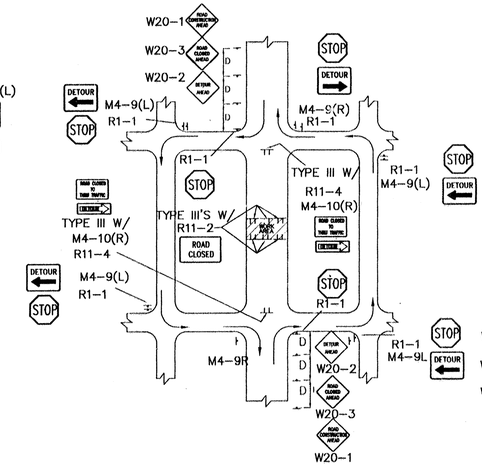
TYPICAL DOUBLE RIGHT LANE CLOSURE



TYPICAL DOUBLE LEFT LANE CLOSURE

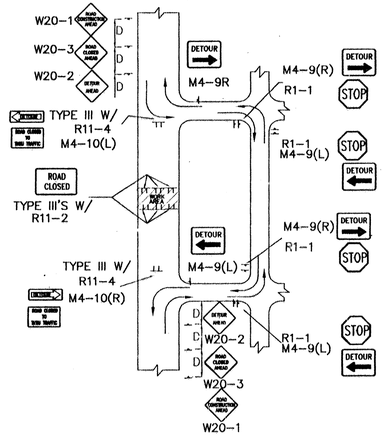


TYPICAL FLAGGING OPERATION



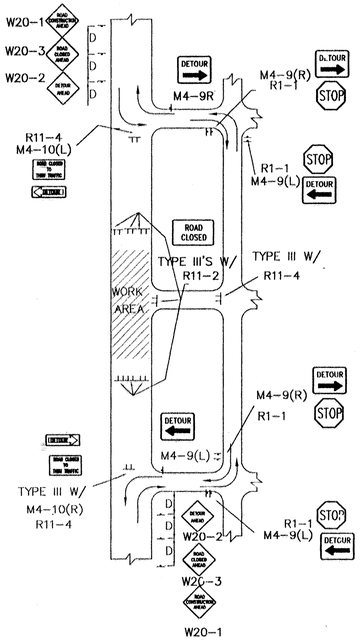
TYPICAL MID-BLOCK CLOSURE

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



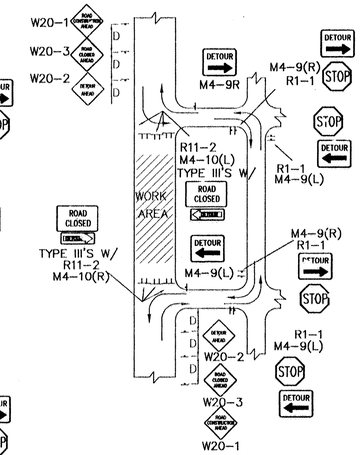
TYPICAL STREET CLOSURE

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



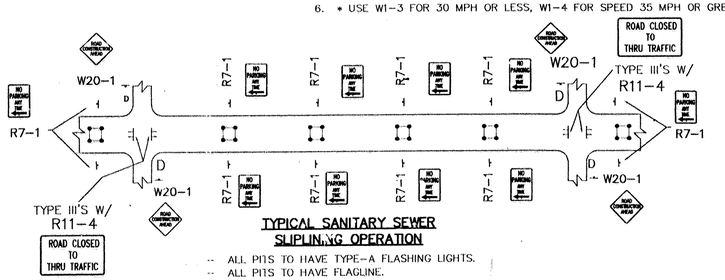
TYPICAL STREET CLOSURE

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



TYPICAL STREET CLOSURE

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



TYPICAL SANITARY SEWER SLIPLINING OPERATION

-- 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 A 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. ⚠

AS BUILT INFORMATION

CONTRACTOR	FRANKLINS INC.	DATE 2002
WORK STAKED BY	JAYNES CORP., INC.	DATE 2002
INSPECTOR'S ACCEPTANCE BY	COA/TIERRA WEST	DATE 2002
FIELD VERIFICATION BY	COA/TIERRA WEST	DATE 2002
DRAWINGS CORRECTED BY	TIERRA WEST	DATE 2002

MICRO-FILM INFORMATION

RECORDED BY DATE

NO.

BENCH MARKS

SURVEY INFORMATION

FIELD NOTES

NO.	BY	DATE

ENGINEER'S SEAL

NO.	DATE	REMARKS	BY
1	9/24/97	REVISED GENERAL NOTE	J.D.L.

REVISIONS

DESIGN

DESIGNED BY C.O.A. STANDARDS DATE

DRAWN BY DATE

CHECKED BY DATE

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:

TYPICAL TRAFFIC CONTROL & SIGNING EXAMPLES (REF. M.U.T.C.D.)

DESIGN REVIEW COMMITEE	CITY ENGINEER APPROVAL	LAST UPDATE	MO./DAY/YR.	MO./DAY/YR.
COA	STD			

PROJECT NO.	MAP NO.	SHEET 7 OF 8

SCANNED BY MESA REPRO

CTCSTNC2.DWG

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 SEPARATE 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 24HOUR PER DAY BASIS UNTIL COMPLETED. (1)

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 TRAVELLED 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. (2)

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.

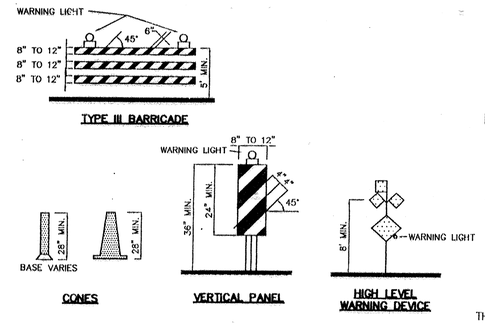
26. ADVANCE WARNING SIGNS SHALL BE 36"x36" MIN. WITH SUPER ENGINEERING GRADE SHEETING OR BETTER. MOUNTING HEIGTH AT TOP OF SIGN SHALL BE THE SAME AS FOR A 48" SIGN AS INDICATED IN THE M.U.T.C.D. (3)

27. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORKSITE. ALL GRAFFITI SHALL BE REMOVED FROM ALL EQUIPMENT, BOTH PERMANENT AND TEMPORARY.

SPECIAL PROJECT TRAFFIC CONTROL NOTES:

1. NO LANE CLOSURES ON SOUTHBOUND SAN MATEO BLVD. WILL BE ALLOWED AFTER 9:00 A.M., MONDAY THROUGH FRIDAY.
2. IF THE CONTRACTOR MUST MAINTAIN A CLOSED LANE ON SAN MATEO BLVD. OVERNIGHT, THE CONTRACTOR MUST WORK CONTINUOUSLY, 24 HOURS PER DAY, UNTIL THE LANE CLOSURE IS REOPENED TO TRAFFIC.

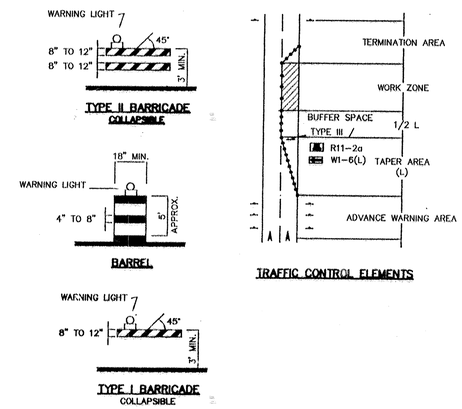
ENGINEERS STAMP & SIGNATURE



LEGEND

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

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



TAPER REQUIREMENTS

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

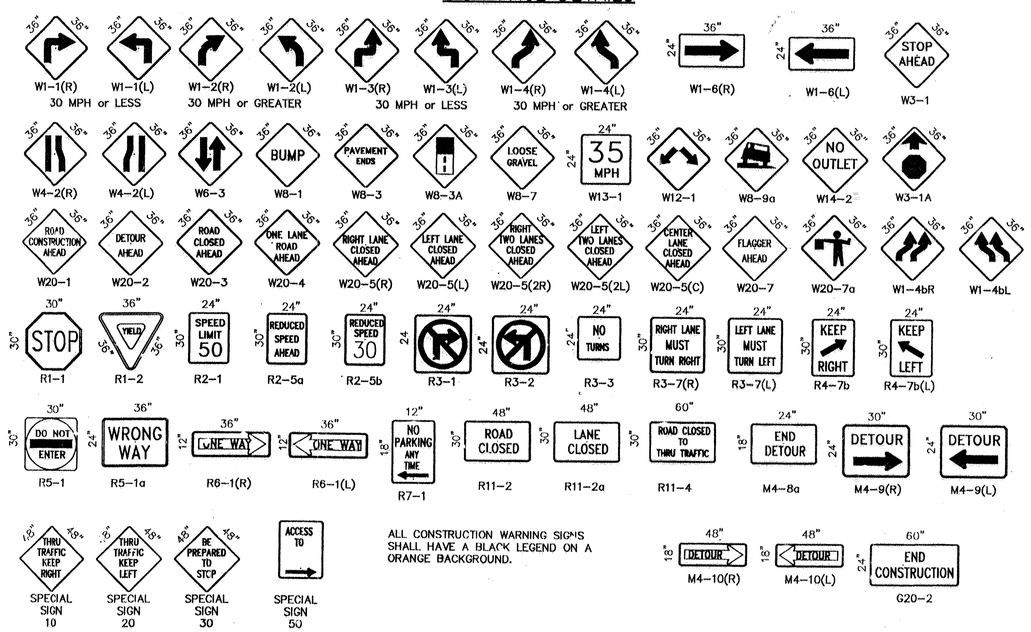
TYPE OF TAPER :	TAPER LENGTH
UPSTREAM TAPER:	
MERGING TAPER	L MINIMUM
SHIFTING TAPER	1/2 L MINIMUM
SHOULDER TAPER	1/2 L MINIMUM
TWO-WAY TRAFFIC TAPER	100 FEET MAXIMUM
DOWNSTREAM TAPERS	100 FEET PER LANE

TAPER LENGTH COMPUTATION

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

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

SIGN FACE DETAILS



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

AS BUILT INFORMATION		
CONTRACTOR	FRANCLINS INC.	DATE 2002
WORK STAKED BY	JAYNES CORP., INC.	DATE 2002
INSPECTION ACCEPTANCE BY	CO/TIERRA WEST	DATE 2002
FINAL VERIFICATION BY	CO/TIERRA WEST	DATE 2002
DRAWINGS CORRECTED BY	TIERRA WEST	DATE 2002
MICRO-FILM INFORMATION		
RECORDED BY		DATE
NO.		

BENCH MARKS

SURVEY INFORMATION

NO.	FIELD NOTES BY	DATE

ENGINEER'S SEAL

NO.	DATE	REMARKS	BY
4	9/25/01	ADD NOTE NO. 27	J.D.L.
3	9/24/97	REVISED NOTE NO. 26	J.D.L.
2	9/24/97	REVISED NOTE NO. 19	J.D.L.
1	9/24/97	REVISED NOTE NO. 11	J.D.L.

REVISIONS

DESIGN		
DESIGNED BY		DATE
DRAWN BY	C.O.A. STANDARDS	DATE
CHECKED BY		DATE

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

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

DESIGN REVIEW COMMITEE	CITY ENGINEER APPROVAL	LAST UPDATE	MO./DAY/YR.	MO./DAY/YR.
COA	STD			

PROJECT NO. 685781 | MAP NO. | SHEET 8 OF 8

SCANNED BY MESA REPRO

CTSTND1.DWG