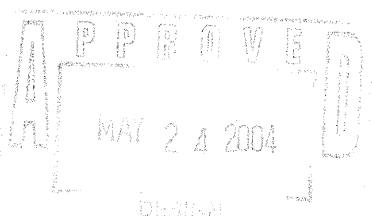
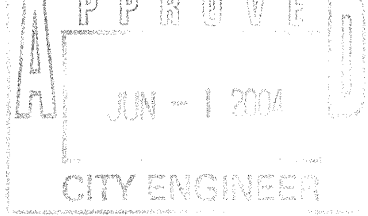


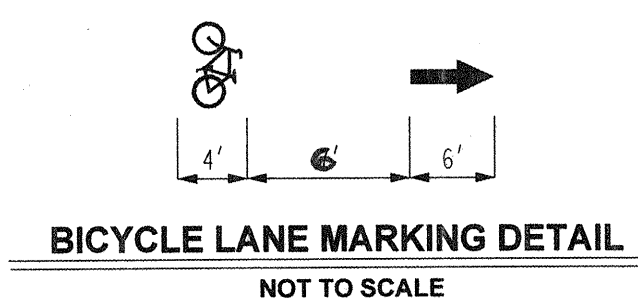
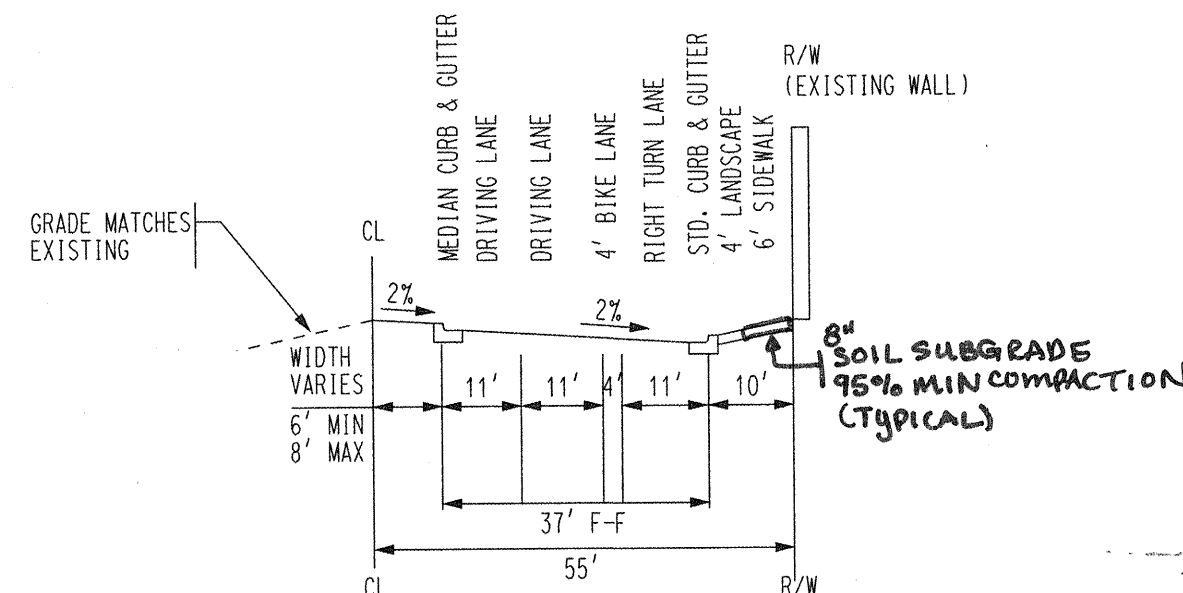
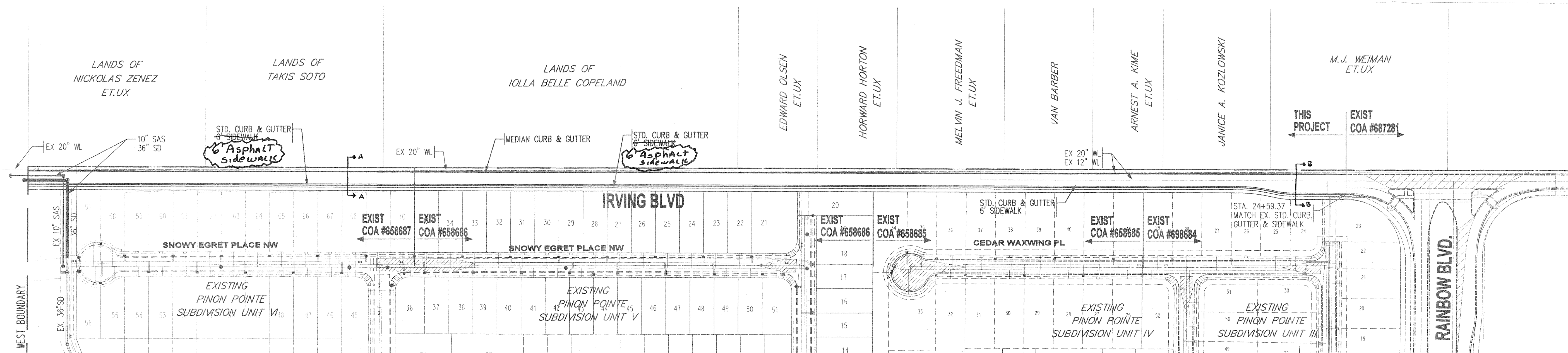
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14-APR-2004
14:21

BHI JOB NO. 040336

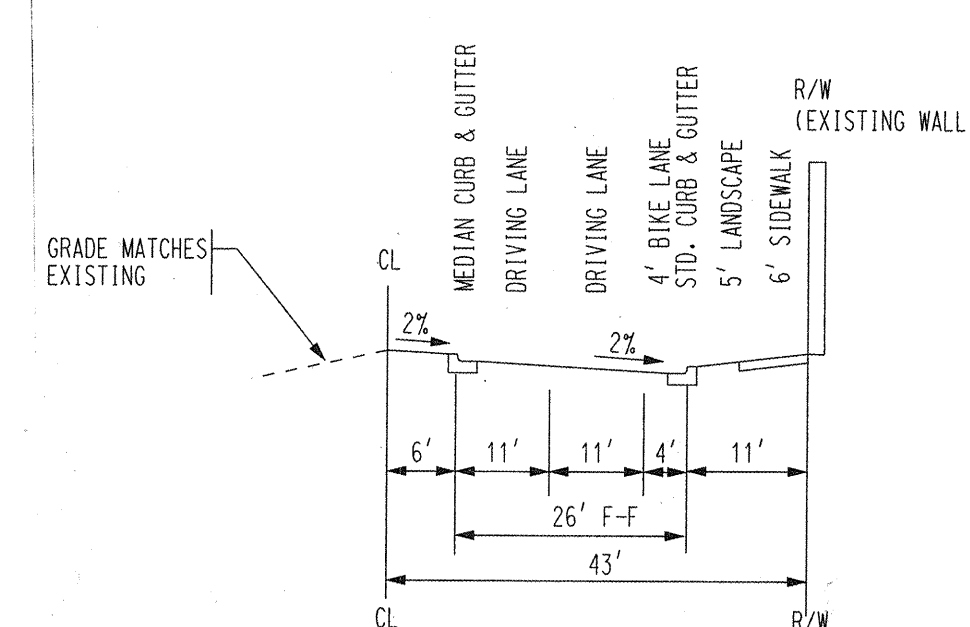
		COURTYARD I 7500 JEFFERSON ST. NE ALBUQUERQUE, NM 87109-4335 ENGINEERING ▽ SPATIAL DATA ▽ ADVANCED TECHNOLOGIES		NO. DATE		DESIGNED BY		DRAWN BY		CHECKED BY	
 CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP											
IRVING BLVD. STREET IMPROVEMENTS SITE DESCRIPTION PLAN											
DESIGN REVIEW COMMITTEE 			CITY ENGINEER APPROVAL 			LAST DESIGN UPDATE	MO./DAY/YR.		MO./DAY/YR.		
CITY PROJECT NO. 706382				ZONE MAP NO. B-9-Z		SHEET 3		OF 12			

SCANNED BY
MESA REPRO



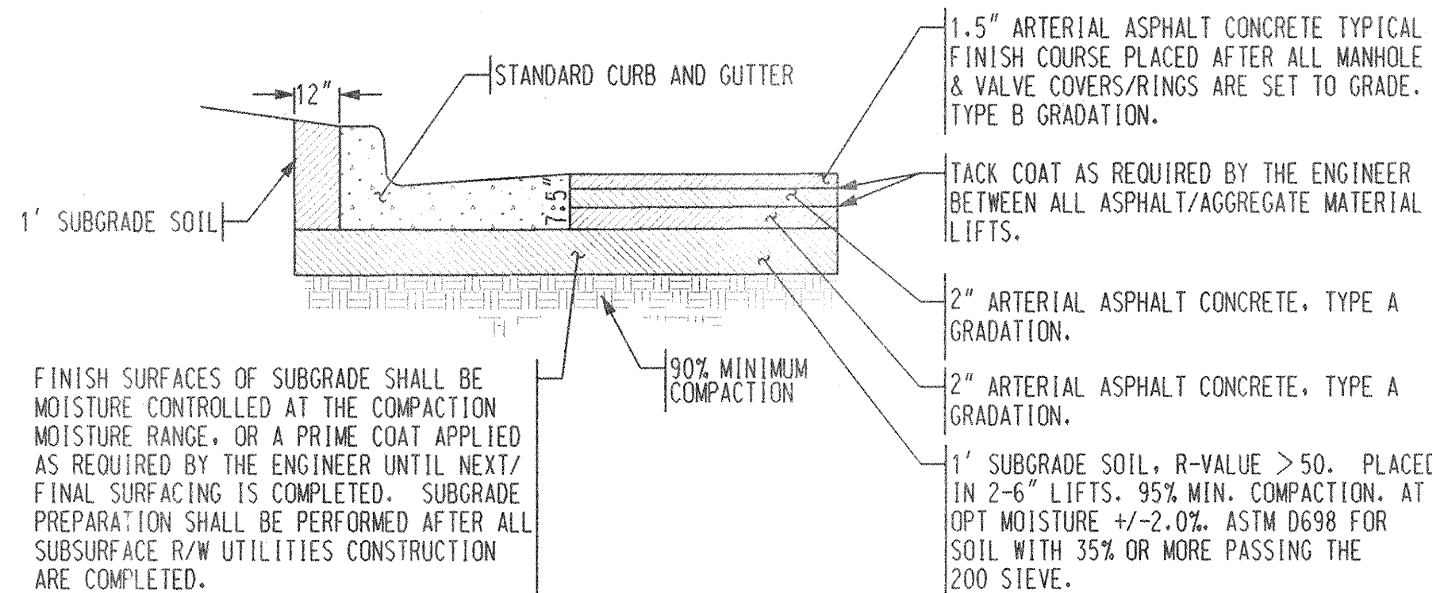
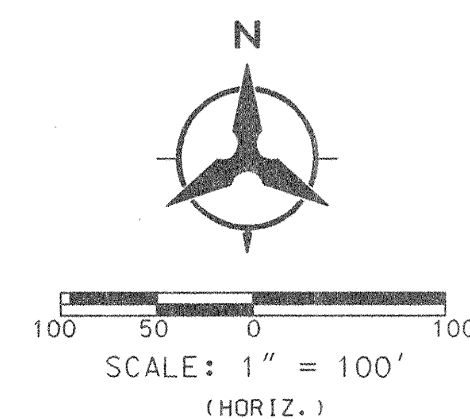
STRIPING & SIGNING GENERAL NOTES

- ALL STRIPES ARE TO BE 4" UNLESS OTHERWISE SPECIFIED.
- ALL MEDIAN NOSES SHALL BE PAINTED REFLECTIVE YELLOW.
- EACH SIGN FACE SHOWN ON THE PLANS SHALL MEET THE SPECIFICATIONS IN THE STANDARD HIGHWAY SIGNS MANUAL (1979 EDITION) FOR PROPER ARRANGEMENT, SPACING OF LETTERS, LETTER HEIGHT, LETTER SERIES, SYMBOLS, AND BORDERS FOR THE SPECIFIED SIZE AND MESSAGE AS SHOWN ON PLANS.
- ALL SIGNS SHALL BE ALUMINUM.
- POST LENGTHS AND SECTIONS ARE BASED ON 7'-0" CLEARANCE HEIGHT FROM THE TOP OF SIDEWALK TO THE BOTTOM OF THE SIGN. FINAL POST LENGTHS AND SECTIONS ARE TO BE DETERMINED IN THE FIELD.
- PAVEMENT MARKINGS SHALL CONFORM TO THE REQUIREMENTS OF THE SUPPLEMENTAL TECHNICAL SPECIFICATION SECTION 440 FOR THE PREFORMED PLASTIC PAVEMENT SYMBOLS, LEGENDS, STRIPES, AND MARKINGS.
- FOR EXACT LOCATION OF SIGNING, CONTACT DAVE HARMON AT 857-8680.
- STRIPING ERADICATION SHALL BE ACCOMPLISHED BY WATER BLASTING OR SURFACE PLANING OF THE ROADWAY AT A MAXIMUM DEPTH OF .25 INCHES (MAXIMUM) AND FOR A WIDTH EQUAL TO TWO TIMES THE WIDTH OF THE STRIPE OR MARKING TO BE REMOVED.

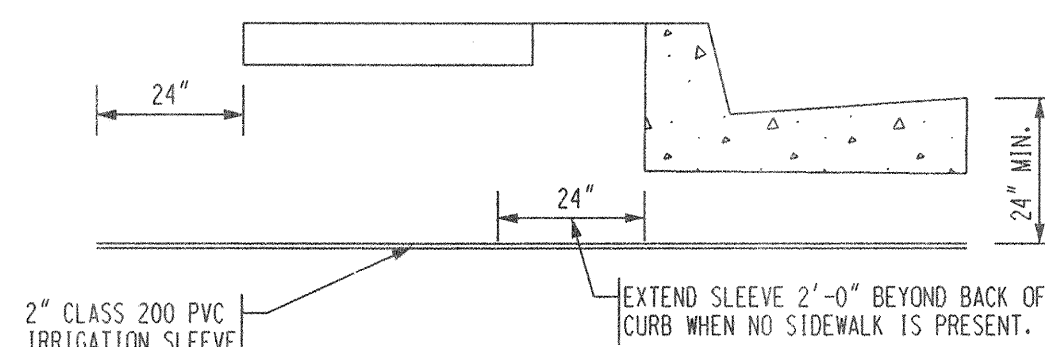


LEGEND

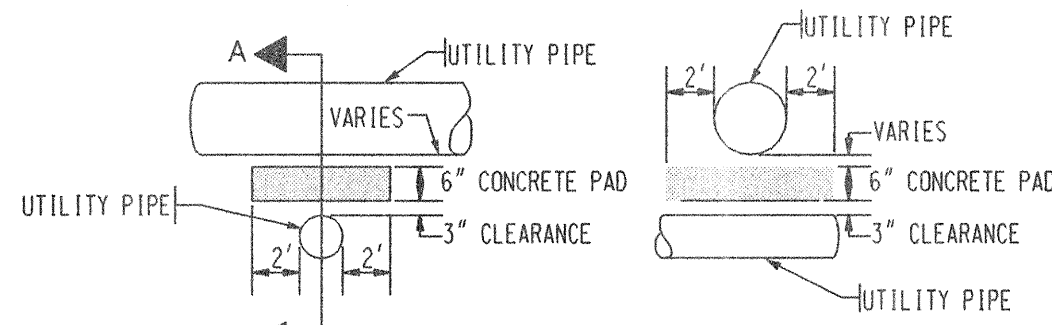
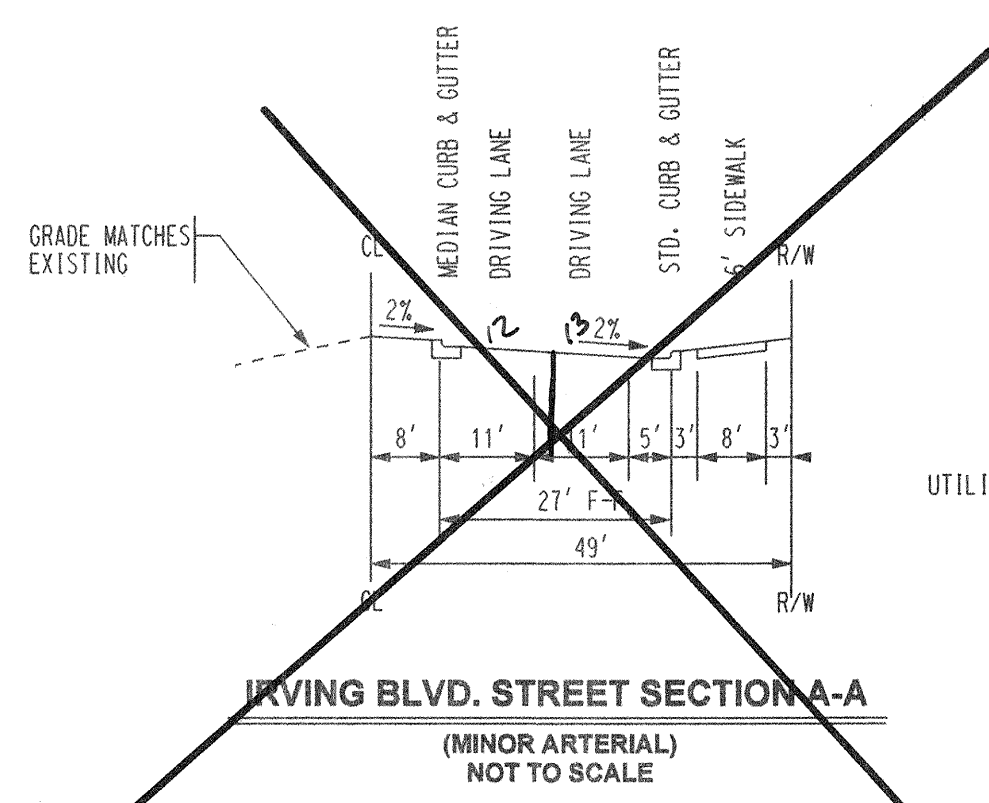
PROPOSED CURB AND GUTTER	=====
EXISTING CURB AND GUTTER	=====
FUTURE CURB AND GUTTER	=====
PROPOSED STREET LIGHT	☼
8' TRAIL	=====
PROPOSED STORM DRAIN MANHOLE	⊙
EXISTING STORM DRAIN MANHOLE	⊙
PROPOSED SANITARY SEWER MANHOLE	⊙
EXISTING SANITARY SEWER MANHOLE	⊙
PROPOSED FIRE HYDRANT	⊙
EXISTING FIRE HYDRANT	⊙
PROPOSED GATE VALVE	⊙
EXISTING GATE VALVE	⊙
PROPOSED SANITARY SEWER LINE	SAS
EXISTING SANITARY SEWER LINE	SAS
PROPOSED WATER LINE	W
EXISTING WATER LINE	W
PROPOSED STORM DRAIN LINE	SD
EXISTING STORM DRAIN LINE	SD
PROPOSED STORM DRAIN INLET	⊙
BASIN BOUNDARY	=====



IRVING BLVD. PAVEMENT SECTION
(MINOR ARTERIAL)
NOT TO SCALE
(DESIGNED W/ COA PROJ. # 670881)



IRRIGATION SLEEVES UNDER
PAVING AND SIDEWALKS
NOT TO SCALE



UTILITY LINE CROSSING
SECTION A-A UTILITY PIPE
FOR LESS THAN 1.5'
CLEARANCE BETWEEN PIPES
(NOT TO SCALE)

26 7063.82 0405

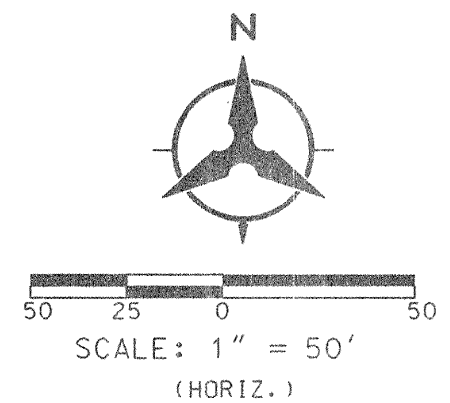
ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
		NO.	DATE	ACCS BRASS TABLE STAMPED 11-BB 1980"		CONTRACTOR	
				GEOGRAPHIC POSITION (NAD 1927)		SUNDANCE	
REMARKS		BY	DATE	N.M. STATE PLANE COORDINATES		INSPECTOR'S	
				(CENTRAL ZONE) X=355,077.00		ACCEPTANCE BY SEC	
DESIGN		YOP	DATE	Y=1,529,056.93		DRAWINGS	
				GROUND-TO-GRID FACTOR = .9996334		CORRECTED BY	
DRAWN BY		DLM	DATE	DELTA ALPHA = -00'16.47"		MICRO-FILM INFORMATION	
				NGVD 1929 ELEVATION = 5450.51		RECORDED BY	
CHECKED BY		YOP	DATE			DATE	
						DATE	

Bohannon & Huston
Courtyard | 7500 Jefferson St NE Albuquerque, NM 87109-4335
ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP
IRVING BLVD. STREET IMPROVEMENTS
OVERALL PAVING & UTILITY PLAN

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
APPROVED MAY 24 2004	APPROVED JUN 1 2004		
LAST DESIGN UPDATE			

CITY PROJECT NO.	ZONE MAP NO.	SHEET	OF
706382	B-9	4	12



BHI JOB NO. 040336

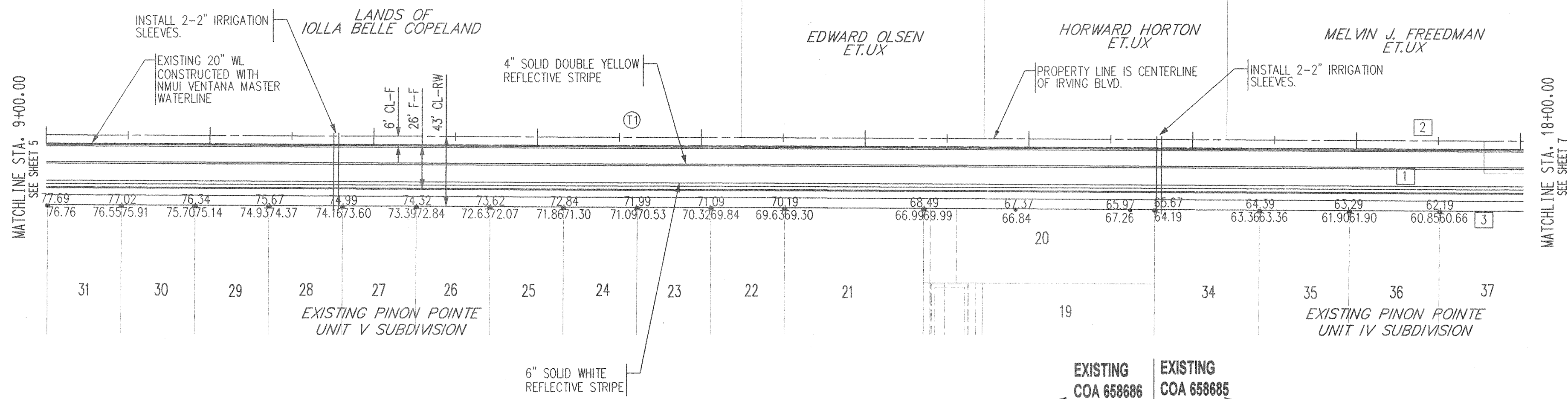
SCALE: 1" = 50' (HORIZ.)
1" = 10' (VERT.)

Bohannon							Huston INC.					
Courtyard 7500 Jefferson St NE Albuquerque, NM 87109-4335												
ENGINEERING						SPATIAL DATA		ADVANCED TECHNOLOGIES				
								NO. DATE		DRAWN BY		CHECKED BY
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP												
IRVING BLVD. STREET IMPROVEMENTS												
PAVING PLAN & PROFILE												
IRVING BLVD 0+00 TO 9+00												
DESIGN REVIEW COMMITTEE				CITY ENGINEER APPROVAL				MO./DAY/YR.		MO./DAY/YR.		
APPROVED MAY 24 2004 REVIEWED FOR DESIGN				APPROVED JUN - 1 2004 CITY ENGINEER				LAST DESIGN UPDATE				
CITY PROJECT NO.				ZONE MAP NO.				SHEET		OF		
706382				B-9				5		12		

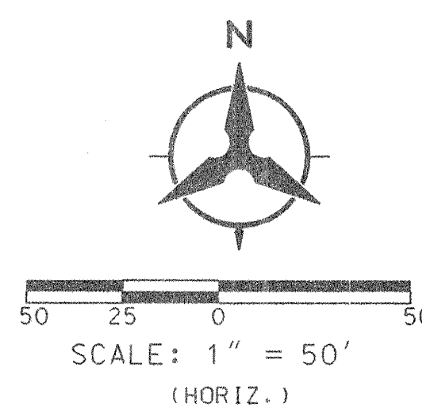
2	3	4	5	6	7	8	9	10	11	12	13	14	15
26		7	0	6	3	.	8	2		0	5	0	5

SCANNED BY
MESA REPRO

CLTangent Table		
ID	BEARING	LENGTH
T1	S89°41'47"E	2459.37'



IRVING BLVD 9+00-18+00



- NOTES**
- THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITY LOCATIONS AND NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.
 - ALL CURB RETURN RADI SHALL BE 25' UNLESS OTHERWISE SPECIFIED.
 - ALL CURVE DATA AND DIMENSIONS REFER TO FACE OF CURB UNLESS OTHERWISE SPECIFIED.
 - GRADE ELEVATIONS, WHERE NOTED, ARE ALONG FLOWLINE OF STANDARD CURB UNLESS OTHERWISE SPECIFIED.
 - CONTRACTOR IS TO INSTALL A 4" X 4" X 5' POST AND END AT THE END OF EACH SANITARY SEWER SERVICE.
 - CONTRACTOR IS RESPONSIBLE FOR REPAIR AND/OR REPLACEMENT OF ALL UTILITY CONDUITS AND EXISTING LINES.
 - ANY ADDITIONAL GRADING REQUIRED TO MATCH PROPOSED STREET GRADES SHALL BE INCIDENTAL TO PAVING ITEMS.
 - CONTRACTOR SHALL PROVIDE THE INSPECTORS, (CITY AND PRIVATE) WITH THE PROPOSED HYDROSTATIC TESTING PLAN. THE PLAN MUST BE APPROVED BEFORE TESTING OPERATIONS BEGIN.
 - CONTRACTOR SHALL PARK EQUIPMENT AND VEHICLES AS NOT TO INTERFERE WITH NORMAL ACTIVITIES OF RESIDENTS OR OTHER CONTRACTORS ON SITE.
 - REMOVAL OF THE EXISTING CURB AND GUTTER SHALL BE AS PER COA STD. DWG. 2415 (SAWCUT ONLY).
 - WHEELCHAIR RAMPS SHALL BE CONSTRUCTED PRIOR TO ACCEPTANCE OF CURB & GUTTER.
 - ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.

- KEYED NOTES**
- STD. CURB & GUTTER AS PER STD. DWG. 2415 A
 - MEDIAN CURB & GUTTER AS PER STD. DWG. 2415 B
 - BUILD 6" SIDEWALK AS PER COA STD. DWG. 2430
 - MOUNTABLE MEDIAN AS PER STD. DWG. 2415 B

Bohannon & Huston
Engineering & Spatial Data - Advanced Technologies
7500 Jefferson St. NE Albuquerque, NM 87109-4335

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

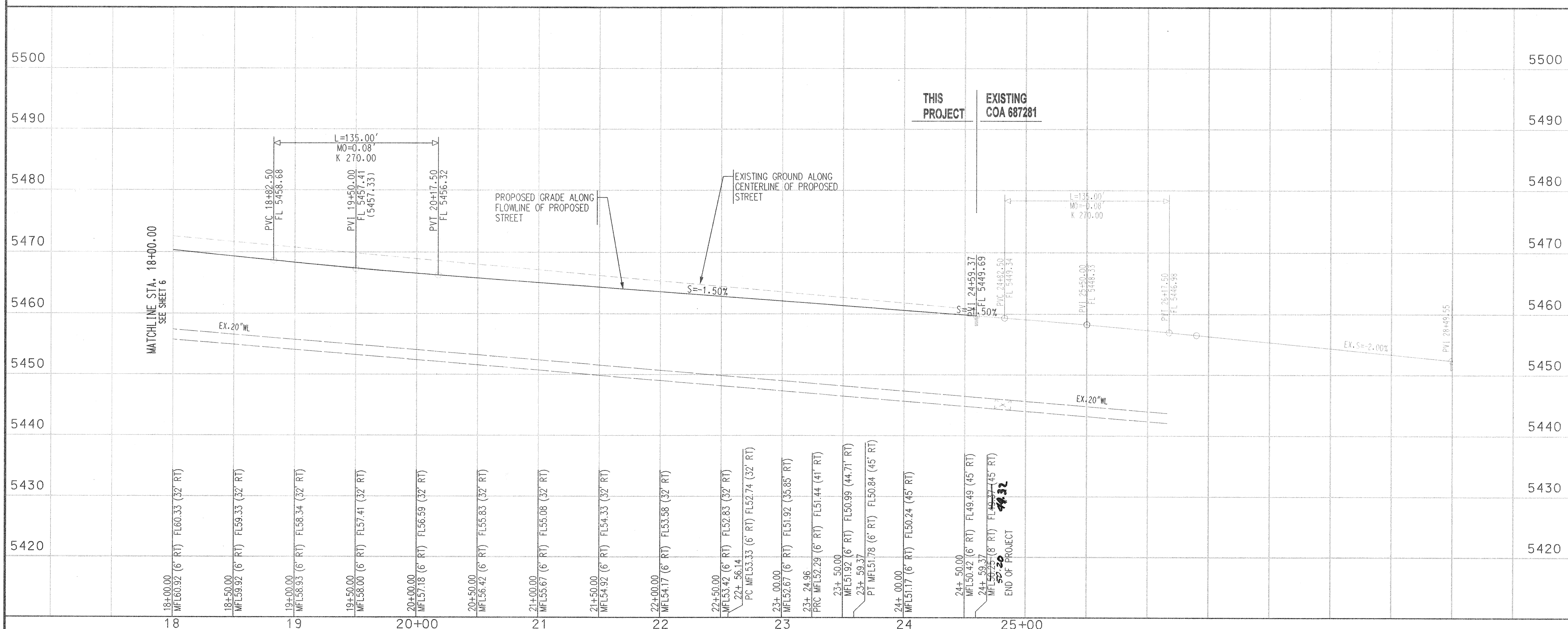
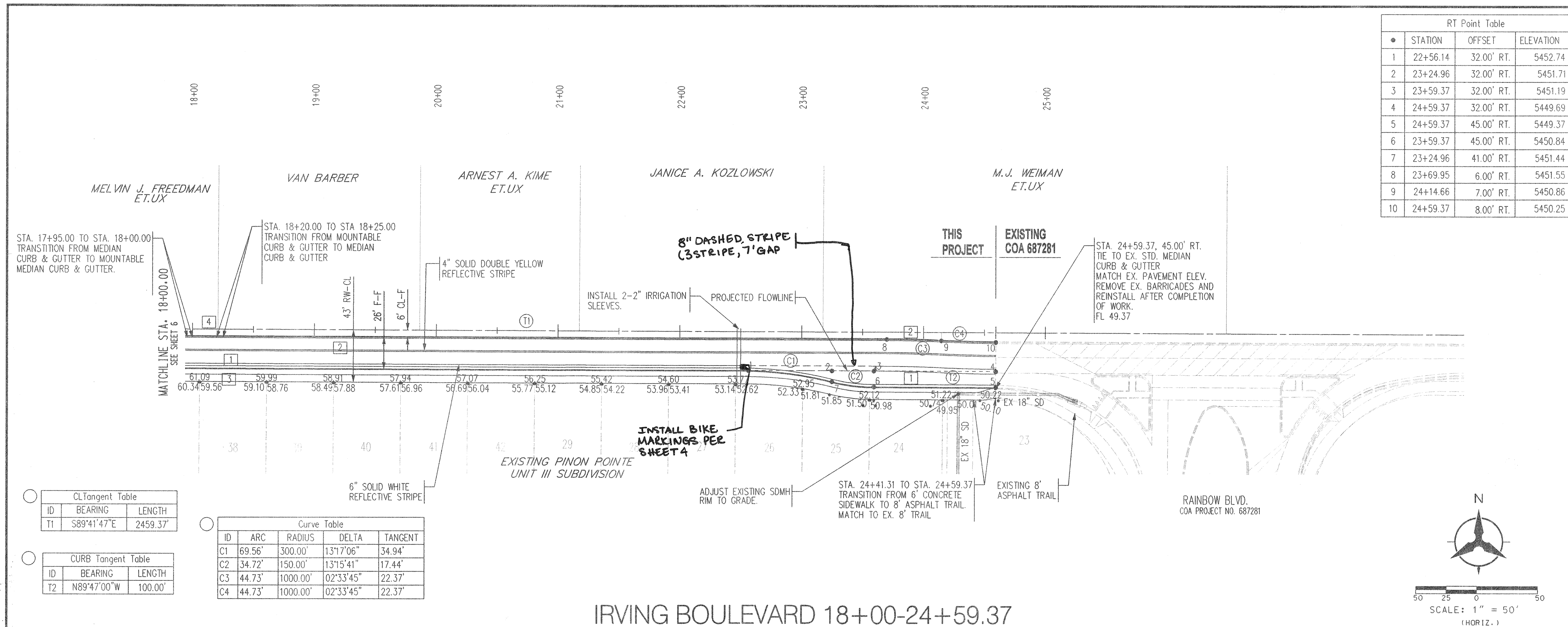
IRVING BLVD. STREET IMPROVEMENTS
PAVING PLAN & PROFILE
IRVING BLVD STA 9+00 - 18+00

DESIGN REVIEW COMMITTEE: APPROVED MAY 2, 2004
CITY ENGINEER APPROVAL: APPROVED JUN - 1, 2004
LAST DESIGN UPDATE: []

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	Sundance	ACS BRASS TABLET STAMPED "1-B9 1980"		FIELD NOTES			
STAKED BY	Alis	GEOGRAPHIC POSITION (NAD 1927)		NO.	BY		
ACCEPTANCE BY	SEC	N.M. STATE PLANE COORDINATES (CENTRAL ZONE) X=355,077.00					
FIELD CATION BY	Alis	Y=1,523,056.93					
DRAWINGS	Alis	GROUND-TO-GRID FACTOR = .99966334					
CORRECTED BY	Alis	DELTA ALPHA -00°16'47"					
MICRO-FILM INFORMATION		NOD 1929 ELEVATION = 5450.51					
RECORDED BY							
NO.							

2 3 4 5 6 7 8 9 10 11 12 13 14 15
28 7063-82 0605

SCANNED BY
MESA REPRO



12-MAY-2004
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BHI JOB NO. 040336

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

CITY PROJECT NO. 706382

SHEET 7 OF 12

Bohannon & Huston
Courtyard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335
ENGINEERING • SPATIAL DATA • ADVANCED TECHNOLOGIES

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

IRVING BLVD. STREET IMPROVEMENTS
PAVING PLAN & PROFILE
IRVING BLVD 18+00 TO 24+59.37

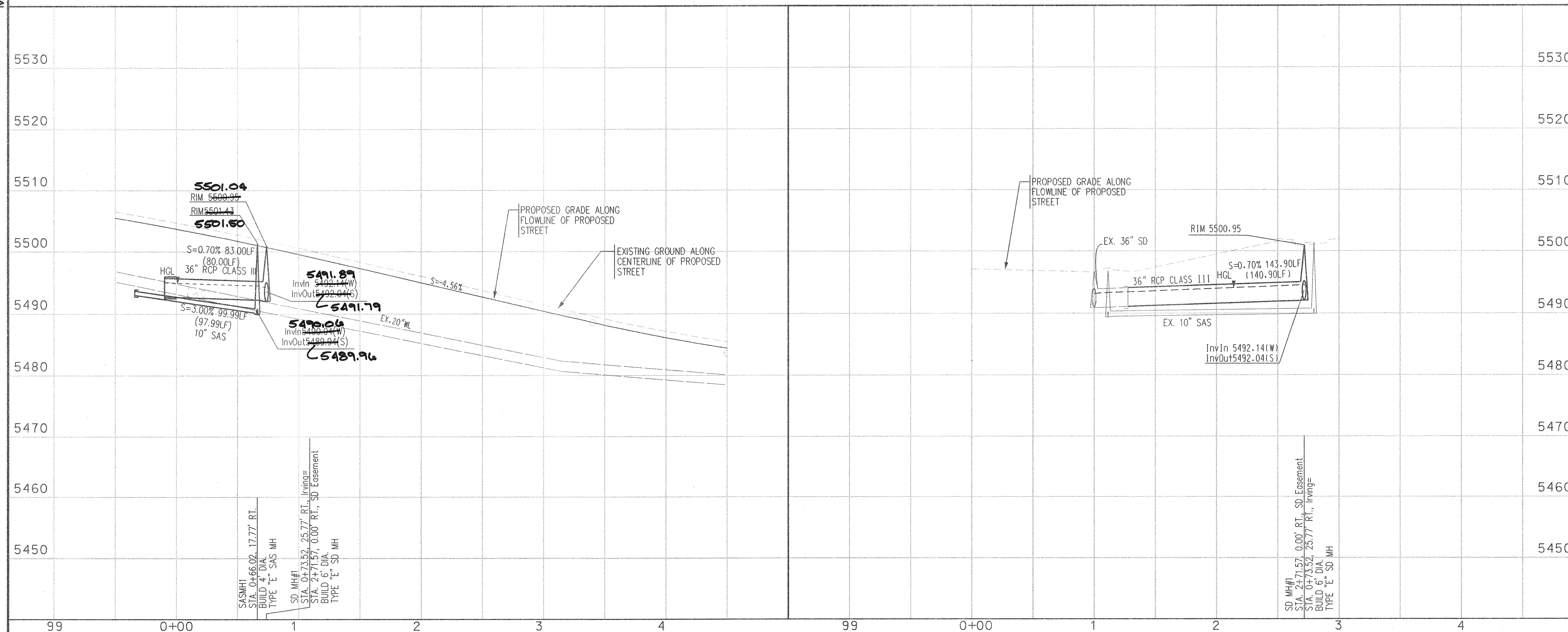
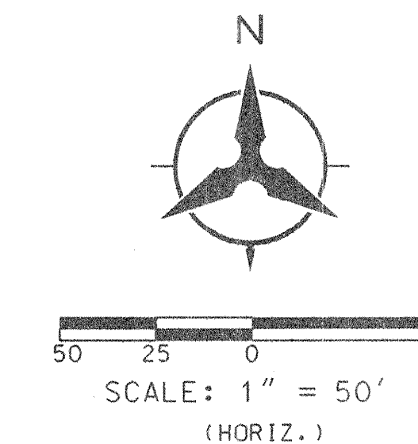
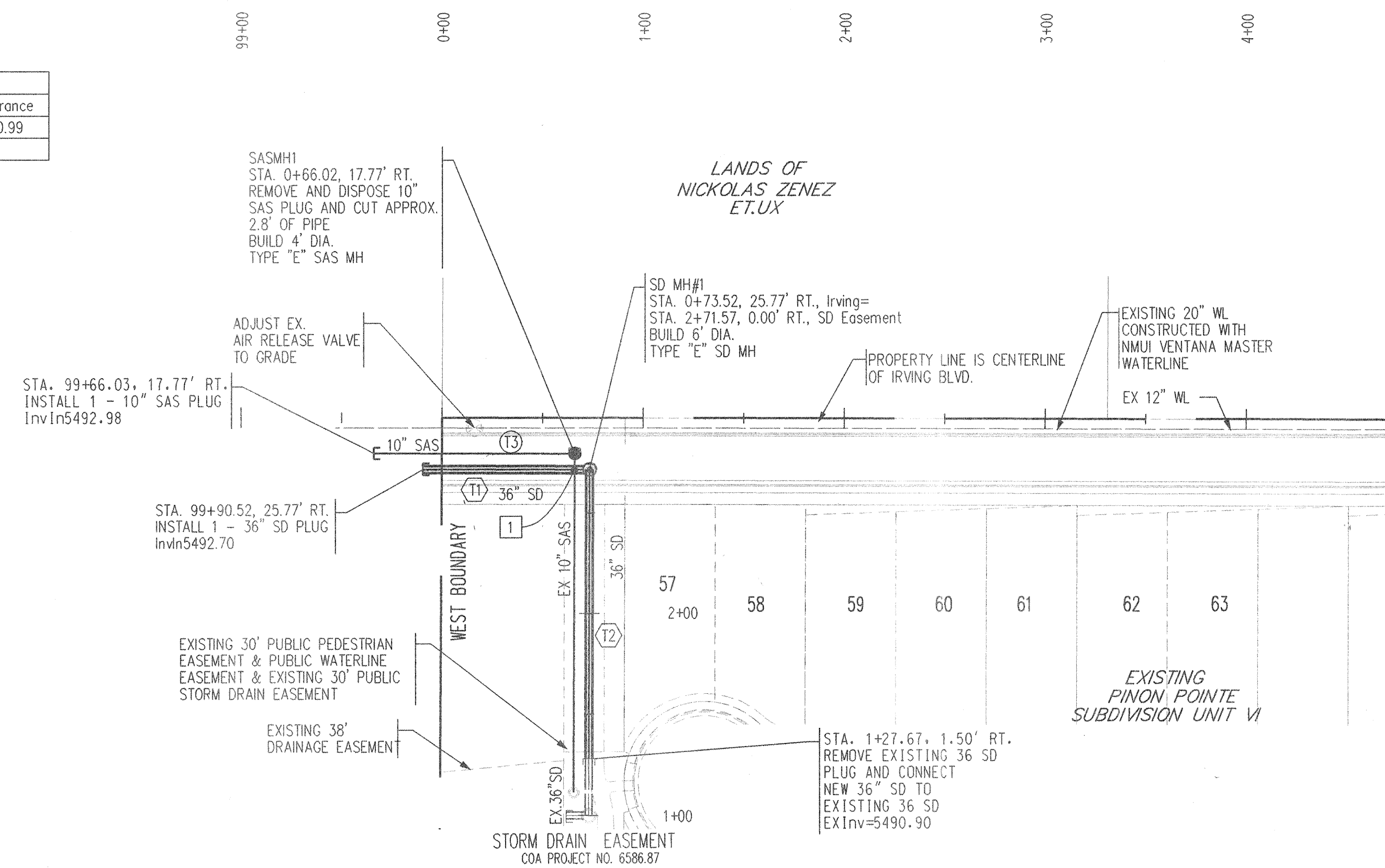
DESIGN REVIEW COMMITTEE APPROVED
CITY ENGINEER APPROVAL
LAST DESIGN UPDATE
MO./DAY/YR. MO./DAY/YR.

26 7063-82 0705

STORM DRAIN FLOW TABLE						
NUMBER	Q(cfs)	V(cfs)	DEPTH	LENGTH	SIZE	SLOPE
T1	58	8.97	2.58"	83.00'	36"	0.7 %
T2	58	8.97	2.58"	144.67'	36"	0.7 %

SAS Tangent Table		
ID	BEARING	LENGTH
T3	N89°47'00"W	99.99'

ID	BEARING	LENGTH
T1	N89°47'00"W	83.00'
T2	N00°13'00"E	144.67'



BHI JOB NO. 040336

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

Z.)	CITY PROJECT NO.	706382
-----	------------------	--------

ZONE MAP NO.
B-9

8 OF 12

2	3	4	5	6	7	8	9	10	11	12	13	14	15
26	7	0	6	3	.	8	2			0	8	0	5

1. THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITY LOCATIONS AND NOTIFY THE ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.
2. ALL CURB RETURN RADII SHALL BE 25' UNLESS OTHERWISE SPECIFIED.
3. ALL CURVE DATA AND DIMENSIONS REFER TO FACE OF CURB UNLESS OTHERWISE SPECIFIED.
4. GRADE ELEVATIONS, WHERE NOTED, ARE ALONG FLOWLINE OF STANDARD CURB UNLESS OTHERWISE SPECIFIED.
5. CONTRACTOR IS TO INSTALL A 4" X 4" X 5' POST AND EMD AT THE END OF EACH SANITARY SEWER SERVICE.
6. CONTRACTOR IS RESPONSIBLE FOR REPAIR AND/OR REPLACEMENT OF ALL UTILITY CONDUITS AND EXISTING LINES.
7. ANY ADDITIONAL GRADING REQUIRED TO MATCH PROPOSED STREET GRADES SHALL BE INCIDENTAL TO PAVING ITEMS.
8. CONTRACTOR SHALL PROVIDE THE INSPECTORS, (CITY AND PRIVATE) WITH THE PROPOSED HYDROSTATIC TESTING PLAN. THE PLAN MUST BE APPROVED BEFORE TESTING OPERATIONS BEGIN.
9. CONTRACTOR SHALL PARK EQUIPMENT AND VEHICLES AS NOT TO INTERFERE WITH NORMAL ACTIVITIES OF RESIDENTS OR OTHER CONTRACTORS ON SITE.
10. ANY DAMAGE TO THE EXISTING FACILITIES (CURB & GUTTER, PAVEMENT, CONDUITS, LANDSCAPING, UTILITY LINES, ETC.) DURING CONSTRUCTION SHALL BE REPLACED AT THE CONTRACTORS' EXPENSE.
11. REMOVAL OF THE EXISTING CURB AND GUTTER SHALL BE AS PER COA STD. DWG. 2415 (SAWCUT ONLY).
12. WHEELCHAIR RAMPS SHALL BE CONSTRUCTED PRIOR TO ACCEPTANCE OF CURB & GUTTER.
13. ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.

[illegible]

Bohannon  **Huston**

Courtyard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335

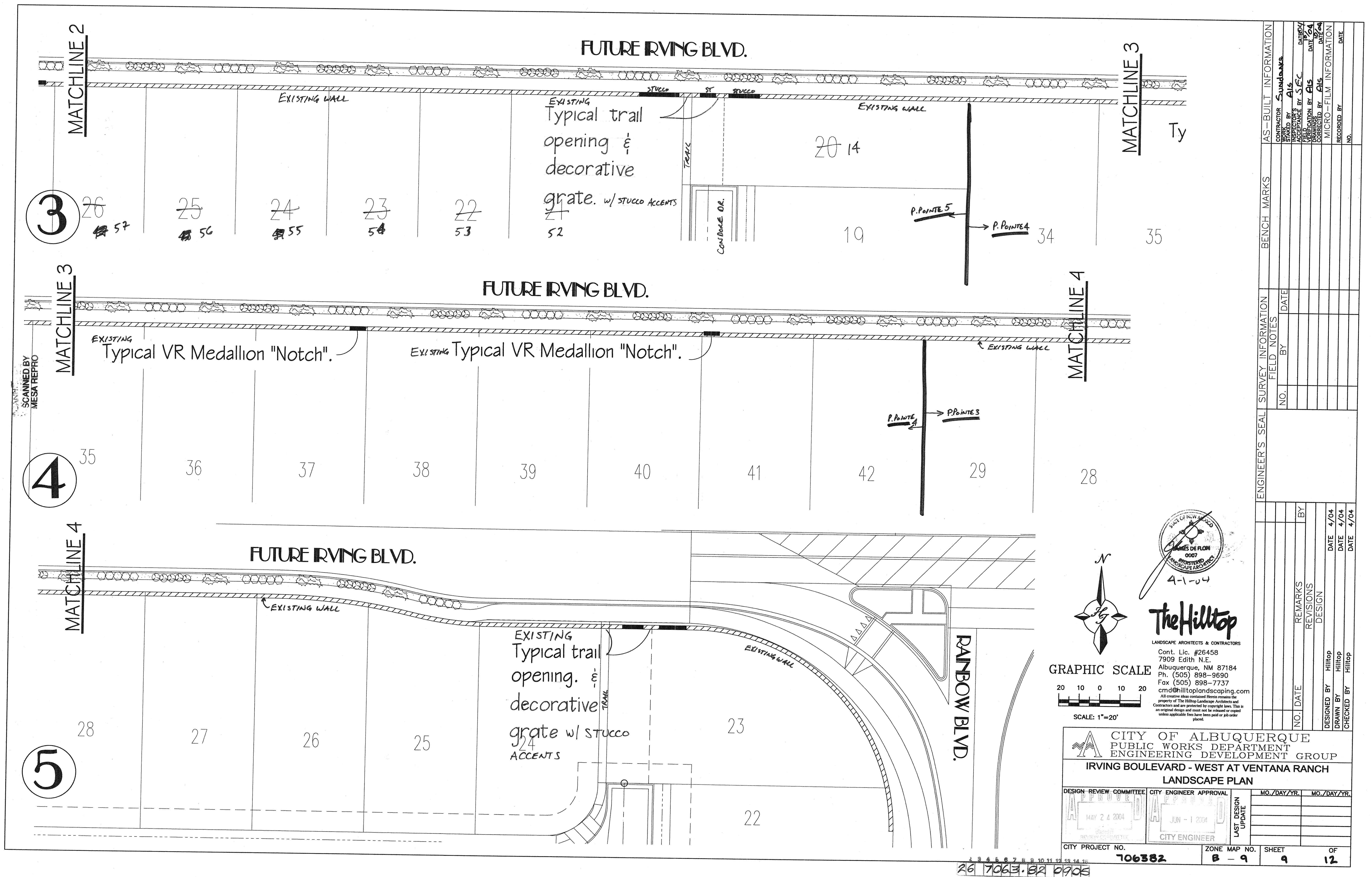
ENGINEERING & SPATIAL DATA & ADVANCED TECHNOLOGIES



CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

IRVING BLVD. STREET IMPROVEMENTS
UTILITY PLAN & PROFILE
IRVING BLVD

DESIGN REVIEW COMMITTEE		CITY ENGINEER APPROVAL		LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.
APPROVED MAY 2 A 2004		APPROVED JUN - 1 2004				
DESIGN REVIEW COMMITTEE		CITY ENGINEER				



SCANNED BY
MESA REPRO

FUTURE IRVING BLVD.

MATCHLINE 2

MATCHLINE 3

FUTURE IRVING BLVD.

MATCHLINE 3

MATCHLINE 4

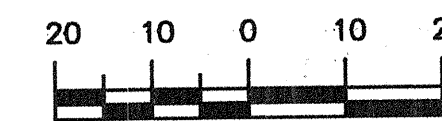
FUTURE IRVING BLVD.

MATCHLINE 4

RAINBOW BLVD.



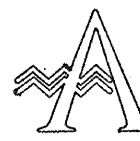
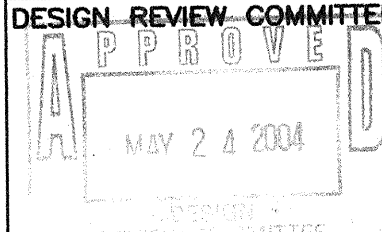
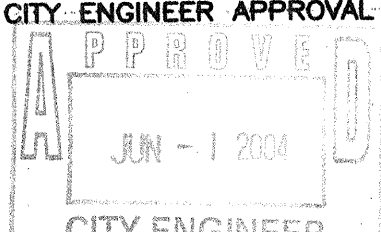
GRAPHIC SCALE



SCALE: 1"=20'

The Hilltop

LANDSCAPE ARCHITECTS & CONTRACTORS
Cont. Lic. #26458
7909 Edith N.E.
Albuquerque, NM 87184
Ph. (505) 898-9690
Fax (505) 898-7737
cmd@hilltoplandscaping.com
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CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP			
IRVING BOULEVARD - WEST AT VENTANA RANCH IRRIGATION PLAN			
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
			
CITY PROJECT NO. 706382		ZONE MAP NO. B - 9	SHEET 11 OF 12

ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
		FIELD NOTES				CONTRACTOR: Sundance	
NO.		BY		DATE		STARTED BY: AIS	
						INSPECTOR'S FIELD SURVEY BY: JSC	
						DATE: 4/04	
						VERIFICATION BY: AIS	
						DATE: 4/04	
						CORRECTED BY: AIS	
						DATE: 4/04	
						MICRO-FILM INFORMATION	
						RECORDED BY:	
						DATE:	
						NO.	

26 7063-82 11/05

FUTURE IRVING BLVD.

MATCHLINE 1

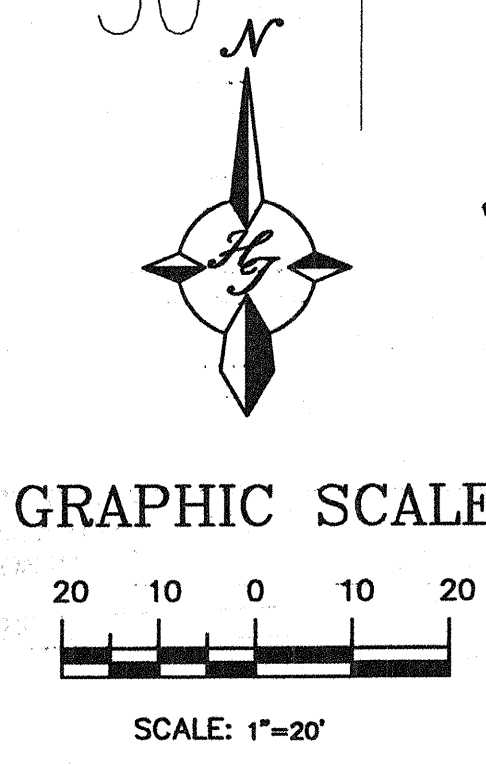
IRRIGATION LEGEND

- WATER METER (SIZED AS NOTED)
(TO BE PURCHASED FROM NMUI)
- CONTROLLER/TIMER
(RAINBIRD ESP-LX PLUS SERIES)
- BACKFLOW PREVENTOR
(MODEL 765 PVB 1/2"-2")
- VALVE LOCATION
(RAINBIRD PGA SERIES)
- LATERAL, SIZE PER PLAN
(UNSIZE PIPE TO BE 3/4")
- DRIP LINE, SIZE PER PLAN
(UNSIZE DRIP LINE TO BE 1/2")
- SLEEVE, 2X PIPE TO BE SLEEVED

FUTURE IRVING BLVD.

MATCHLINE 2

IRRIGATION NOTES:
Irrigation shall be a complete underground system with Trees to receive (5) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end.
Run time per each drip valve will be approximately 15 minutes per day, to be adjusted according to the season.
Point of connection for irrigation system is unknown at current time and will be coordinated in the field.
Irrigation will be operated by automatic controller. Location of controller to be field determined and power source for controller to be provided by others.
Irrigation maintenance shall be the responsibility of the Ventana Ranch Community Association, Inc.



The Hilltop
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cmd@hilltoplandscaping.com
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CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP
IRVING BOULEVARD - WEST AT VENTANA RANCH
IRRIGATION PLAN

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
APPROVED MAY 24 2004	APPROVED JUN - 1 2004		
DESIGN REVIEW COMMITTEE	CITY ENGINEER		

CITY PROJECT NO. **706382** ZONE MAP NO. **B - 9** SHEET **12** OF **12**

AS-BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL		REVISIONS		DESIGNED BY		DRAWN BY		CHECKED BY	
CONTRACTOR	DATE	NO.	BY	NO.	BY	DATE	DATE	NO.	DATE	DATE	DATE	DATE	DATE	DATE	DATE
Sundana	4/5/04														
INSPECTED BY	DATE														
FIELD	DATE														
VERIFICATION BY	DATE														
CORRECTED BY	DATE														
MICRO-FILM	INFORMATION														
RECORDED BY	DATE														
NO.															

26 7063.82 1205