

SCANNED BY PHU

ABBREVIATIONS

A	=	AIR LINE
AD	=	AREA DRAIN
AIP	=	ABANDONED IN PLACE
BLDG	=	BUILDING
BM	=	BENCHMARK
CATV	=	CABLE TELEVISION LINE
CIP	=	CAST IRON PIPE
CMP	=	CORRUGATED METAL PIPE
CMPA	=	CORRUGATED METAL PIPE ARCH
CO	=	CLEANOUT
COA	=	CITY OF ALBUQUERQUE
CONC	=	CONCRETE
CL	=	CENTERLINE
DIA	=	DIAMETER
DIP	=	DUCTILE IRON PIPE
DTL	=	DETAIL
DWG	=	DRAWING
EG	=	EXISTING GRADE
ELEC.	=	ELECTRIC
ELEV	=	ELEVATION
EX	=	EXISTING
FF	=	FINISHED FLOOR ELEVATION
FG	=	FINISHED GRADE
FH	=	FIRE HYDRANT
FL	=	FLOW LINE
G	=	GAS PIPE
GM	=	GAS METER
GV	=	GATE VALVE
Hi PT	=	HIGH POINT
INV	=	INVERT ELEVATION
LF	=	LINEAL FEET
LP	=	LIGHT POLE
L/S	=	LANDSCAPING
MH	=	MANHOLE
NG	=	NATURAL GROUND
OE	=	OVERHEAD ELECTRIC LINE
OT	=	OVERHEAD TELEPHONE LINE
PB	=	ELECTRICAL PULL BOX
PCC	=	PORTLAND CEMENT CONCRETE
PP	=	POWER POLE
PROP	=	PROPOSED
PVC	=	POLYVINYL CHLORIDE PIPE
ROP	=	REINFORCED CONCRETE PIPE
R/W	=	RIGHT-OF-WAY
S	=	SLOPE
SAS	=	SANITARY SEWER
SD	=	STORM DRAIN
STA	=	STATION
STD	=	STANDARD
SW	=	SIDEWALK
T	=	TELEPHONE
TA	=	TOP OF ASPHALT PAVEMENT
TAC	=	TOP OF ASPHALT CURB
TC	=	TOP OF CONCRETE SLAB (PAVEMENT)
TCC	=	TOP OF CONCRETE CURB
TS	=	TOP OF SIDEWALK
TW	=	TOP OF WALL
TYP	=	TYPICAL
UE	=	UNDERGROUND ELECTRIC
UT	=	UNDERGROUND TELEPHONE
W	=	WATER
WM	=	WATER METER
WV	=	WATER VALVE

ABIS SUBDIVISION

CITY OF ALBUQUERQUE, IMPROVEMENTS FOR PAVING, WATER, AND SANITARY SEWER

26-7153-81001

INDEX TO DRAWINGS

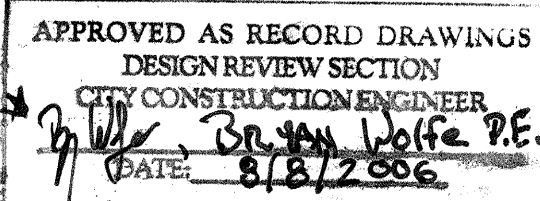
SHEET NO.	DESCRIPTION
1	COVER SHEET AND INDEX TO DRAWINGS
2	PLAT OF GEOMETRY
3	GRADING AND DRAINAGE PLAN
4	OAKLAND AVENUE PAVING PLAN AND PROFILE
5	ABIS COURT PAVING PLAN AND PROFILE AND DETAILS
6	OAKLAND AVENUE UTILITY PLAN AND PROFILE
7	ABIS COURT UTILITIES AND COA DRAFT DETAILS
8	TYPICAL TRAFFIC CONTROL AND SIGNING EXAMPLES
9	SIGNING AND CONSTRUCTION TRAFFIC CONTROL STANDARDS

LEGEND

=====	NEW CURB AND GUTTER & SIDEWALK	●	EX SAS MANHOLE	—8" SAS—	PROPOSED SANITARY SEWER LINE
=====	EX CURB AND GUTTER & SIDEWALK	●	PROP SAS MANHOLE	—EX SAS—	EX SANITARY SEWER LINE
●	PROP FIRE HYDRANT	●	PROP WATER METER	—NEW 6" W—	PROPOSED WATER LINE
●	PROP WATER VALVE	—S—	PROPOSED SANITARY SEWER SERVICE	—8" W—	EX WATER LINE
---	PROPERTY LINE	(S 83°39'25" W)	RECORD BEARING AND DISTANCES	N 00°07'27" W	MEASURED BEARING AND DISTANCES
☆	PROP STREET LIGHT				

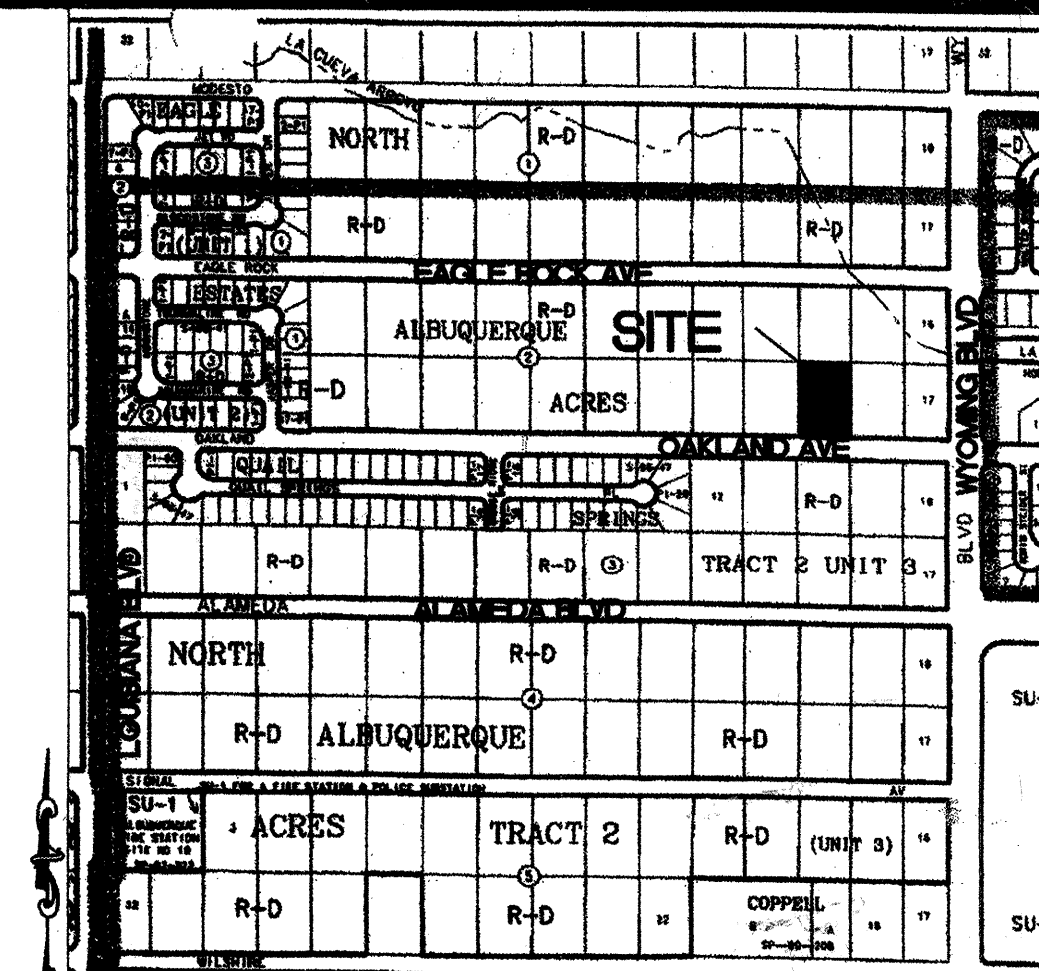
GENERAL NOTES

1. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION THROUGH MOST RECENT UPDATE AND WILL BE REFERRED TO HEREIN AS "STANDARD SPECIFICATIONS".
2. ALL CONSTRUCTION WITHIN CITY RIGHT-OF-WAY OR EASEMENTS MUST BE DONE FROM APPROVED WORK ORDER DOCUMENTS FROM THE CITY.
3. ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, ORDINANCES, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
4. CONTRACTOR AGREES THAT HE SHALL ASSUME THE SOLE AND COMPLETE RESPONSIBILITY FOR THE JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY. THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS. CONTRACTOR SHALL DEFEND, INDEMNIFY, AND HOLD HARMLESS THE OWNER AND ENGINEER FROM ANY AND ALL LIABILITY REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPT LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
5. ALL EXCAVATION, TRENCHING, AND SHORING ACTIVITIES MUST BE ACCOMPLISHED IN ACCORDANCE WITH OSHA 29CFR 1926.650 SUBPART P.
6. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
7. CONTRACTOR SHALL SECURE A "TOPSOIL DISTURBANCE PERMIT" PRIOR TO BEGINNING CONSTRUCTION (IF REQUIRED BY CITY OF ALBUQUERQUE PUBLIC WORKS).
8. PERMIT REQUESTS MAY BE DENIED OR DELAYED DUE TO CONFLICTS WITH OTHER PROJECTS IN THE AREA.
9. 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. ONLY THE CITY SURVEYOR SHALL REPLACE SURVEY MONUMENTS. 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 STANDARD SPECIFICATIONS SECTION 4.4.
10. CONTRACTOR SHALL COORDINATE WITH WATER SYSTEMS DIVISION (857-8200) SEVEN (7) WORKING DAYS PRIOR TO ANY WORK THAT MAY AFFECT EXISTING CITY PUBLIC WATER OR SEWER UTILITIES. CONTRACTOR SHALL BE RESPONSIBLE FOR TIMING AND COORDINATION OF WATER SHUTOFF. EXISTING CITY VALVES TO BE OPERATED BY CITY PERSONNEL ONLY.
11. FIVE (5) WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION, CONTRACTOR SHALL SUBMIT TO CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION, CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (924-3400) PRIOR TO OCCUPYING AN INTERSECTION. REFER TO SECTION 19 OF STANDARD SPECIFICATIONS.
12. CONTRACTOR SHALL DETERMINE IN ADVANCE OF HIS CONSTRUCTION IF OVERHEAD UTILITY LINES, SUPPORT STRUCTURES, POLES, GUYS, ETC. ARE AN OBSTRUCTION TO CONSTRUCTION OPERATIONS. IF ANY OBSTRUCTION TO CONSTRUCTION OPERATIONS IS EVIDENT, CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING WITH THE APPROPRIATE UTILITY OWNER TO REMOVE OR SUPPORT THE UTILITY OBSTRUCTION. ANY COST ASSOCIATED WITH THIS EFFORT SHALL BE THE RESPONSIBILITY OF CONTRACTOR.
13. PNM WILL PROVIDE AT NO COST TO THE CITY OR THE CONTRACTOR THE REQUIRED PERSONNEL FOR INSPECTION OR OBSERVATION DEEMED NECESSARY BY PNM WHILE THE CONTRACTOR IS EXPOSING PNM'S CABLES. HOWEVER, THE CONTRACTOR SHALL BE CHARGED THE TOTAL COST ASSOCIATED WITH REPAIRS TO ANY DAMAGED CABLES OR FOR ANY COST ASSOCIATED WITH SUPPORTING OR RELOCATING THE POLES AND CABLES DURING CONSTRUCTION.
14. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1990) FOR LOCATION OF EXISTING UTILITIES.
15. PRIOR TO CONSTRUCTION, CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL PERTINENT EXISTING UTILITIES AND/OR OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
16. EXISTING UTILITY LINE LOCATION ARE SHOWN IN AN APPROXIMATE MANNER ONLY AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. THE LOCATION OF ANY SUCH EXISTING LINES IS BASED UPON INFORMATION PROVIDED BY THE UTILITY COMPANY, THE OWNER, OR BY OTHERS, AND THE INFORMATION MAY BE INCOMPLETE OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES.
17. THE ENGINEER HAS UNDERTAKEN NO FIELD VERIFICATION OF THE LOCATION, DEPTH, SIZE, OR TYPE OF EXISTING UNDERGROUND UTILITY LINES, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY AND ALL EXISTING UTILITIES.
18. CONTRACTOR SHALL SUPPORT ALL EXISTING, UNDERGROUND UTILITY LINES WHICH BECOME EXPOSED DURING CONSTRUCTION. PAYMENT FOR SUPPORTING WORK SHALL BE INCIDENTAL TO WATERLINE AND/OR SEWER LINE COSTS.



Note: Paving As-built Info. specifically sidewalk RAMP Not Represented correctly.
Consulting ENGINEER willing to fix As-built.

LARRY READ & ASSOCIATES, Inc.
Civil Engineers
4800-C Juan Tabo Blvd. NE
Albuquerque, New Mexico 87111
(505) 237-8421



VICINITY MAP

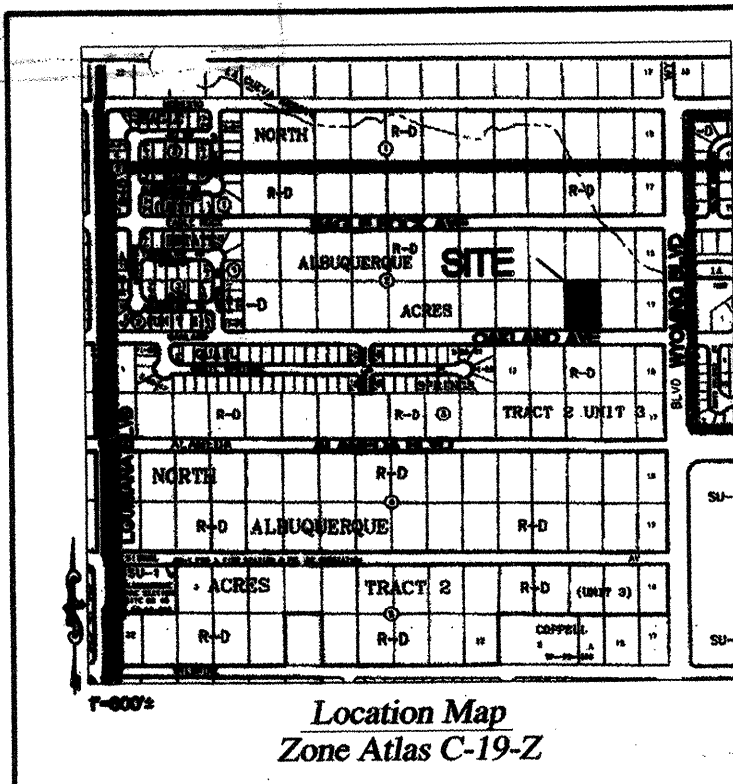
ZONE ATLAS
C-19

19. CONTRACTOR IS TO SUPPORT AND MAINTAIN THE INTEGRITY OF ALL UNDERGROUND TELEPHONE, ELECTRIC CABLES AND CABLE TELEVISION UTILITIES AT NO ADDITIONAL COST TO THE OWNER. CABLE IS TO BE SUPPORTED AT A MAXIMUM OF EVERY FIFTEEN (15) FEET. CONTRACTOR SHALL COORDINATE WITH AND MAKE NECESSARY PAYMENT (IF ANY) TO UTILITY OWNER FOR DE-ENERGIZATION OF CABLES OR SUPPORT OF CABLES BY THE UTILITY OWNER.
20. CONTRACTOR SHALL ASSIST THE ENGINEER/INSPECTOR IN THE RECORDING OF DATA ON ALL UTILITY LINES AND ACCESSORIES AS REQUIRED BY THE CITY OF ALBUQUERQUE FOR THE PREPARATION OF "AS CONSTRUCTED" DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.
21. ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING.
22. ALL FINAL BACKFILL FOR TRENCHES SHALL BE COMPACTED TO A MINIMUM OF 90% MAXIMUM DENSITY PER ASTM D-1557 AND AS DIRECTED BY STANDARD SPECIFICATIONS SECTION 701.14.2 AND STANDARD DRAWING NUMBER 2315.
23. CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY OR PRIVATE ROADWAY EASEMENTS SO THAT THE EXCAVATED MATERIAL IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET OR INTO ANY PUBLIC DRAINAGE FACILITY.
24. REMOVALS SHALL BE DISPOSED OF OFF-SITE AND SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
25. CONTRACTOR SHALL DISPOSE OF ALL UNSUITABLE MATERIAL IN AN ENVIRONMENTALLY ACCEPTABLE MANNER AT A LOCATION ACCEPTABLE TO THE PROJECT MANAGER. THERE WILL BE NO DIRECT COMPENSATION FOR THIS WORK.
26. CONTRACTOR SHALL CONDUCT HIS OPERATIONS IN A MANNER WHICH WILL MINIMIZE INTERFERENCE WITH LOCAL TRAFFIC.
27. ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES TWENTY-FOUR (24) HOURS OF CONSTRUCTION.
28. ALL EXISTING SIGNS, MARKERS, DELINEATORS, ETC., WITHIN THE CONSTRUCTION LIMITS SHALL BE REMOVED, STORED AND RE-SET BY THE CONTRACTOR.
29. WHEN ABUTTING EXISTING PAVEMENT TO NEW, SAW CUT EXISTING PAVEMENT TO A STRAIGHT EDGE AND AT A RIGHT ANGLE, OR AS APPROVED BY THE FIELD ENGINEER. REMOVAL OF BROKEN OR CRACKED PAVEMENT WILL ALSO BE REQUIRED.
30. REMOVAL OF EXISTING CURB AND GUTTER OR SIDEWALK SHALL BE TO THE NEAREST JOINT OR SAW CUT.
31. AT HIS OWN EXPENSE, CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ANY DAMAGE TO EXISTING PAVEMENT, PAVEMENT MARKINGS, CURB AND GUTTER, HANDICAP RAMPS, AND SIDEWALK DURING CONSTRUCTION APART FROM THOSE SECTIONS INDICATED FOR REMOVAL ON THE PLANS AND SHALL REPAIR OR REPLACE, PER STANDARD SPECIFICATIONS.
32. ALL STREET STRIPING, ALTERED OR DESTROYED, SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY CONTRACTOR TO SAME LOCATION AS EXISTING, OR AS INDICATED BY THIS PLAN SET.
33. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFFITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.

DRB # 1002138

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
		ENGINEER'S SEAL	APPROVALS	ENGINEER	DATE		
			DRC CHAIRMAN		10-6-03		
			TRANSPORTATION		9/2/03		
			WATER/WASTEWATER		9/10/03		
			HYDROLOGY		9/2/03		
			PARKS				
			CONSTR. COORD.		10-6-03		
PROJECT NO. 7153.81						SHEET 1 9	

SCANNED BY *fw*



Legal Description

LOT NINETEEN (19), BLOCK TWO (2), NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, NORTH ALBUQUERQUE ACRES, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY IN BOOK D1, PAGE 20 ON SEPTEMBER 10, 1931.

Free Consent & Dedications:

THE REAL ESTATE SHOWN AND DESCRIBED ON THIS PLAT IS SURVEYED AND SUBDIVIDED WITH THE FREE CONSENT OF AND IN ACCORDANCE WITH THE WISHES OF THE UNDERSIGNED OWNERS THEREOF, AND THE CONVEYANCE OF SUCH REAL ESTATE DO HEREBY DEDICATE TO THE CITY OF ALBUQUERQUE, NEW MEXICO, IN FEE SIMPLE WITH WARRANTY CONVEYED HEREON, SIX FEET OF OAKLAND AVE., N.E., AS SHOWN HEREON AND HEREBY WAIVE ANY FURTHER CLAIM OR INTEREST TO THE PROPERTY LING WITHIN SAID RIGHT-OF-WAY AND ANY OVERHANGING OF SERVICE LINES, THE RIGHT OF INGRESS/EGRESS AND THE RIGHT TO INTERFERING TREES, TO THE RESPECTIVE UTILITY SERVICES, THEIR SUCCESSORS AND ASSIGNS.

Owner's Name
BY: AGE TRUST
STATE OF NEW MEXICO
COUNTY OF BERNALILLO
THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON _____, 2001
BY: _____
NOTARY PUBLIC
MY COMMISSION EXPIRES _____

Public Utility Easements

PUBLIC UTILITIES SHOWN HERE ON THIS PLAT VARY IN WIDTH AND ARE GRANTED FOR THE COMMON AND JOINT USE OF:

THE PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER EQUIPMENT, FIXTURES, STRUCTURES AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.

THE PNM GAS SERVICE FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS.

ONEST 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 ROOSTERS AND CLOSURES.

COMCAST CABLE VISION OF NEW MEXICO, INC. FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLES, 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, DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED 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 THE NATIONAL ELECTRIC SAFETY CODE CAUSED BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THIS PLAT.

Documents

1. PLAT ENTITLED "TRACT 2, UNIT 3, NORTH ALBUQUERQUE ACRES", FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY IN BOOK D1, PAGE 20.

Notes

1. FIELD SURVEY PERFORMED IN NOVEMBER 2003.
2. ALL DISTANCES ARE GROUND DISTANCES. US SURVEY FOOT.
3. PLAT SHOWS ALL EASEMENTS OF RECORD.
4. THE TRACT SHOWN HEREON IS LOCATED IN SIX, THIRY, ONE, NORTH, ALBUQUERQUE, NEW MEXICO, IN FEE SIMPLE WITH WARRANTY CONVEYED HEREON, SIX FEET OF OAKLAND AVE., N.E., AS SHOWN HEREON AND HEREBY WAIVE ANY FURTHER CLAIM OR INTEREST TO THE PROPERTY LING WITHIN SAID RIGHT-OF-WAY AND ANY OVERHANGING OF SERVICE LINES, THE RIGHT OF INGRESS/EGRESS AND THE RIGHT TO INTERFERING TREES, TO THE RESPECTIVE UTILITY SERVICES, THEIR SUCCESSORS AND ASSIGNS.
5. THE PURPOSE OF THIS PLAT IS TO DEDICATE PUBLIC STREET RIGHTS OF WAY AS SHOWN, GRANT EASEMENTS AS SHOWN HEREON, AND GRANT EASEMENTS AS SHOWN HEREON.
6. CENTERLINE (ON LIEU OF R/W) MONUMENTATION IS TO BE INSTALLED AT ALL CENTERLINE POIS, PTS, ANGLE POINTS AND STREET INTERSECTIONS PRIOR TO ACCEPTANCE OF SUBDIVISION STREET IMPROVEMENTS AND WILL CONSIST OF A FOUR INCH (4") ALUMINUM ALLOY CAP STAMPED "CITY OF ALBUQUERQUE", "CENTERLINE MONUMENT", "DO NOT DISTURB", "LS 14271" AND DESIGNATED AS THIS &
7. ALL PROPERTY CORNERS ARE MARKED BY A SET BATTERY MARKER WITH CAP "LS 14271".

Legend

- N 90°00'00" W
(N 90°00'00" E)
●
○
SET BATTERY MARKER, LS 14271

Plat of Abis Subdivision

Comprised of
Lot 19, Block 2,
North Albuquerque Acres, Unit 3, Tract 2
City of Albuquerque
Bernalillo County, New Mexico
January 2003

PROJECT NO: _____
APPLICATION: _____
Approved and Accepted By: _____

PLANNING DIRECTOR
CITY ENGINEER
A.M.A.F.C.A.
TRAFFIC ENGINEER
CITY SURVEYOR
WATER RESOURCES
PARKS AND GENERAL SERVICES
UTILITY DEVELOPMENT DIVISION

Utility Signatures

PNM GAS SERVICES
U.S. WEST COMMUNICATIONS
PNM ELECTRIC SERVICES
CABLE COMPANY

County Treasurer's Certificate

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC# 1019041564320410

PROPERTY OWNERS OF RECORD

BERNALILLO COUNTY TREASURER'S OFFICE

Subdivision Data

1. D.B. CASE NUMBER: _____
2. ZONE ATLAS INDEX NO.: C-19-Z
3. GROSS SUBDIVISION ACRES: 0.9988 Acres
4. DATE OF SURVEY: NOVEMBER 2003
5. TALOS LOG NO. 2003010557
6. SUBDIVISION DATA
NUMBER OF LOTS RELATED: 1
NUMBER OF LOTS CREATED: 5
MILES OF ROAD CREATED: 0.000
ACRES IN ROADS: 0.3338 Acres
TOTAL PLATTED ACRES: 0.9988 Acres

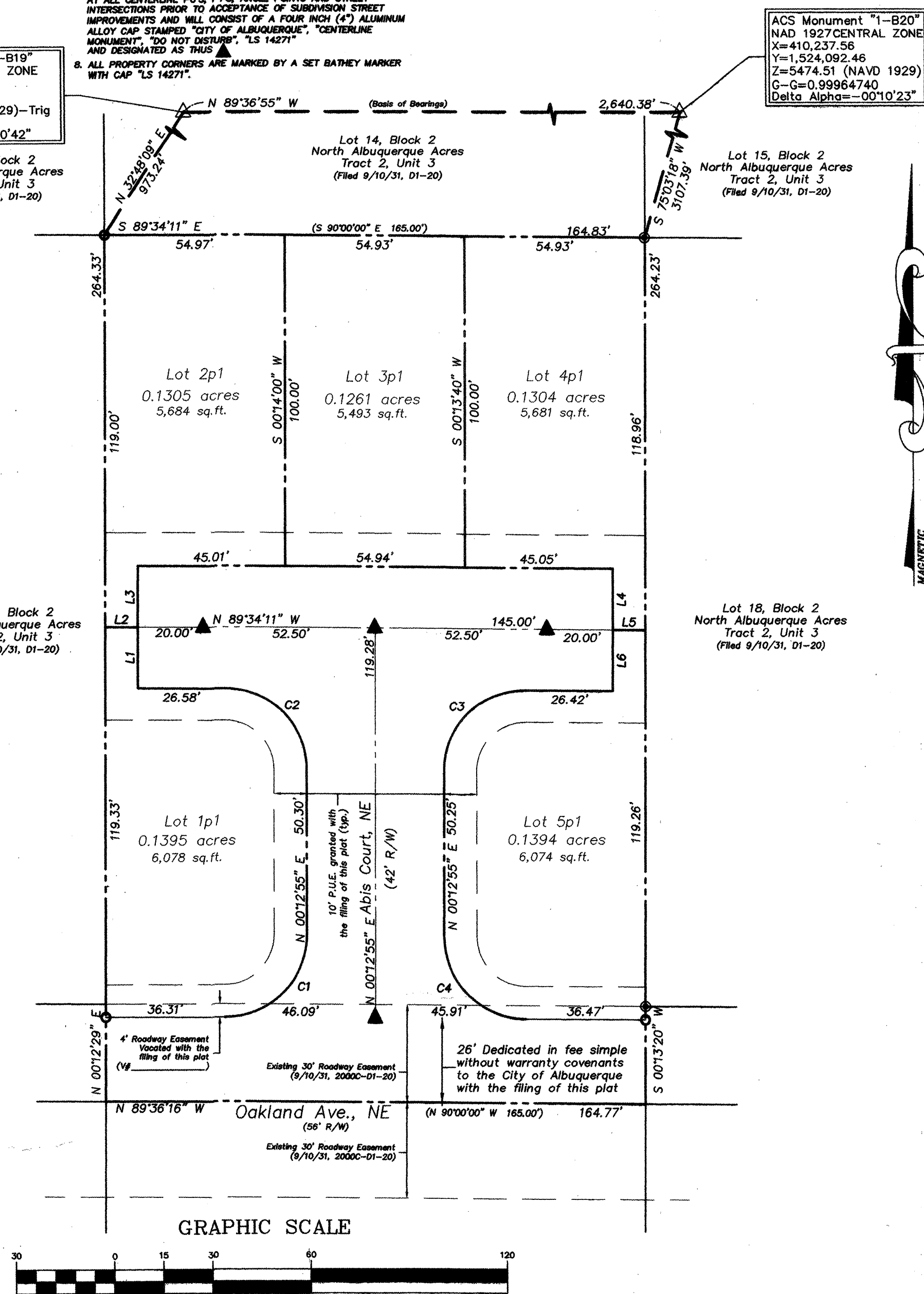
Surveyor's Certificate

I, WILL PLOTNER JR., A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT A BOUNDARY SURVEY OF THE REAL PROPERTY SHOWN HEREON HAS BEEN SURVEYED, MONUMENTED AND PLATTED IN ACCORDANCE WITH THE STANDARDS FOR LAND SURVEYS IN THE STATE OF NEW MEXICO, AND MEETS THE MINIMUM REQUIREMENTS OF MONUMENTATION AND SURVEY OF THE ALBUQUERQUE SUBDIVISION ORDINANCE AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SURVEY AND PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION.

WILL PLOTNER JR.
N.M.P.S. No. 14271

CARTESIAN SURVEYS
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 898-3050 Fax (505) 891-0244

Sheet 1 of 1
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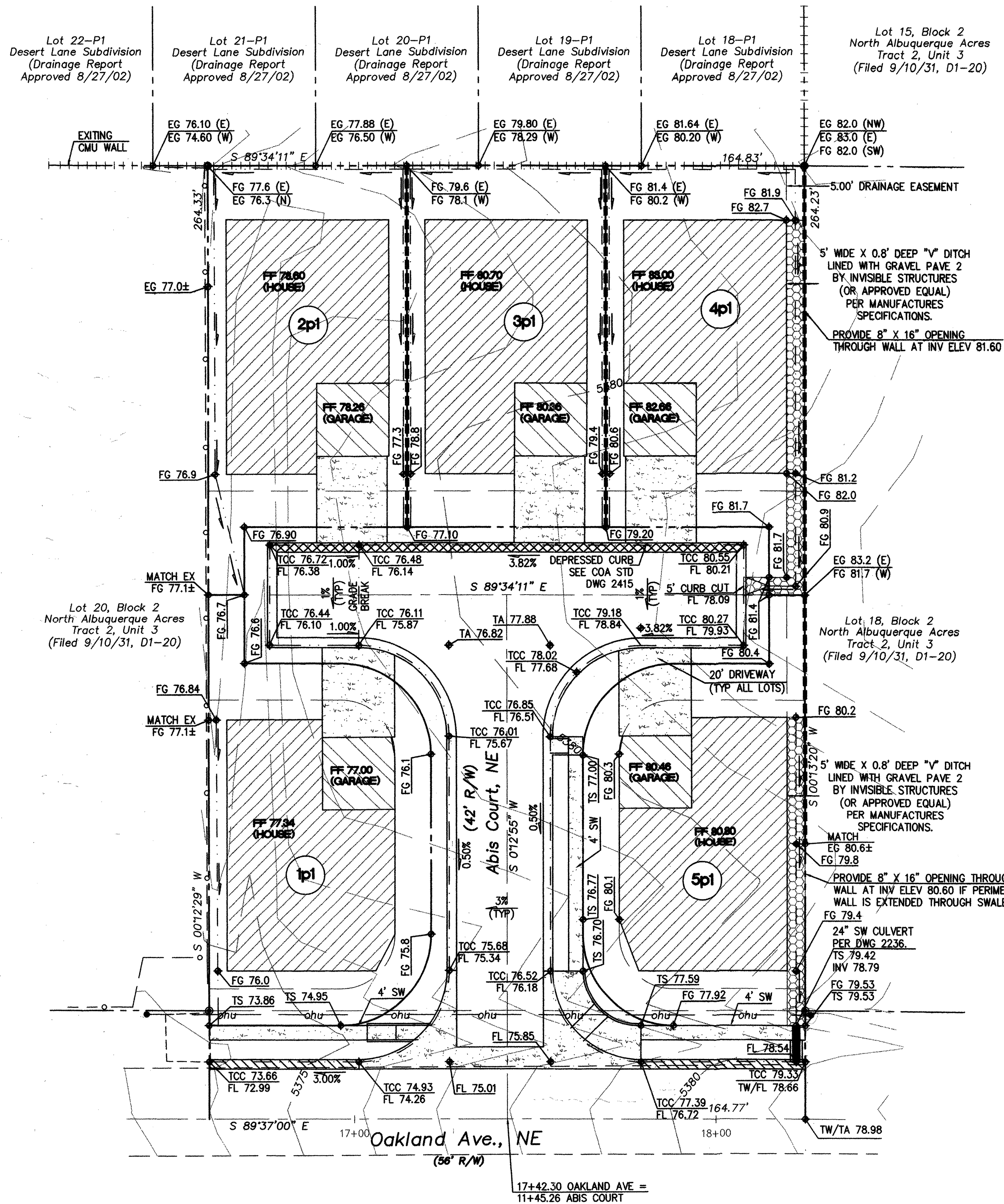
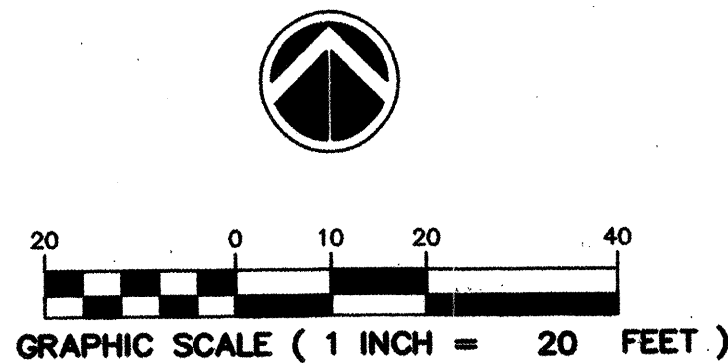


CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD DIR.	CHORD
C1	39.35	25.00	90°10'49"	N45°18'19"E	39.41
C2	39.18	25.00	89°47'08"	N44°40'38"W	35.29
C3	39.36	25.00	90°12'54"	S45°19'22"W	35.42
C4	39.19	25.00	89°49'11"	S44°41'41"E	35.30

LINE TABLE		
LINE	LENGTH	BEARING
L1	19.00	N00°12'55"E
L2	9.92	S89°34'11"E
L3	19.00	N00°12'55"E
L4	19.00	N00°12'55"E
L5	9.89	S89°47'05"E
L6	19.00	N00°12'55"E

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP			
TITLE: ABIS SUBDIVISION PRELIMINARY PLAT			
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	DATE	MO./DAY/YR.
For Information Only			
PROJECT NO. 7158.81	MAP NO. C-19	SHEET 2	OF 9

SCANNED BY: *PLW*



DRAINAGE INFORMATION

LOCATION & DESCRIPTION

THE PROPOSED SITE IS 0.902 ACRES LOCATED ON THE NORTH SIDE OF OAKLAND AVENUE THREE (3) LOTS WEST OF WYOMING BOULEVARD AS SEEN ON THE ATTACHED VICINITY MAP. THE SITE IS CURRENTLY UNDEVELOPED WITH A TEMPORARY DRAINAGE SWALE ALONG THE WEST SIDE OF THE PROPERTY. THIS DRAINAGE SWALE WAS CREATED AS PART OF THE DESERT LANE SUBDIVISION (TO THE NORTH) TO DIVERT ITS OFFSITE DRAINAGE SOUTH TO OAKLAND AVENUE. A TYPICAL ONE ACRE NORTH ALBUQUERQUE ACRES LOT IS ALREADY DEVELOPED TO THE WEST, AND UNDEVELOPED PROPERTY LIES TO THE EAST. THE PROPOSED DEVELOPMENT WILL BE FIVE (5) SINGLE FAMILY RESIDENTIAL LOTS ON A CUL-DE-SAC.

FLOODPLAIN STATUS

THIS PROJECT, AS SHOWN ON FEMA'S FLOOD INSURANCE RATE MAP 35001C0137 D, DATED SEPTEMBER 20, 1996 IS NOT WITHIN ANY DESIGNATED 100-YEAR FLOODPLAIN. AN EXHIBIT WITH THE SITE SHOWN ON THE FIRM PANEL IS INCLUDED ON THIS SHEET.

METHODOLOGY

THE HYDROLOGY FOR THIS PROJECT WAS ANALYZED USING THE QUICK CALCULATIONS OF THE JUNE 1997 RELEASE OF THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL, SECTION 22.2.

PRECIPITATION

THE 100-YR 6-HR DURATION STORM WAS USED AS THE DESIGN STORM FOR THIS ANALYSIS. THIS SITE IS WITHIN ZONE 3 AS IDENTIFIED IN THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL, SECTION 22.2. TABLES WITHIN THIS SECTION WAS USED TO ESTABLISH THE 6-HOUR PRECIPITATION, EXCESS PRECIPITATION, AND PEAK DISCHARGE.

EXISTING DRAINAGE

A PORTION OF EXHIBIT 3 FROM THE DRAINAGE REPORT FOR "DESERT LANE SUBDIVISION" PREPARED BY MARK GOODWIN AND ASSOCIATES AND APPROVED BY THE CITY OF ALBUQUERQUE HYDROLOGY DEPARTMENT ON AUGUST 27, 2002 IS INCLUDED ON THIS SHEET. THIS EXHIBIT SHOWS THREE (3) DRAINAGE BASINS. "BASIN 101" IS AN OFFSITE BASIN ADJACENT TO OAKLAND AVENUE AND EAST OF THIS SITE. IT DRAINS THROUGH A MINOR DEPRESSION THROUGH THIS LOT JUST NORTH OF OAKLAND AVENUE. THE 100-YEAR HYDROLOGIC CALCULATIONS BELOW DEMONSTRATE THAT THIS BASIN CURRENTLY CONTRIBUTES 1.09 CFS TO THE SITE AND IF IT IS DEVELOPED AS A TYPICAL NORTH ALBUQUERQUE ACRES LOT IT WILL CONTRIBUTE 1.68 CFS. SIMILARLY "BASIN 102" CONTRIBUTES RUNOFF TO THE NORTHEAST CORNER OF THE LOT AND HAS BEEN DIVERTED TO OAKLAND AVENUE VIA THE TEMPORARY SWALE DESCRIBED ABOVE IN "LOCATION AND DESCRIPTION." THIS BASIN CONTRIBUTED 1.14 CFS UNDER CURRENT CONDITIONS AND WILL CONTRIBUTE 1.75 CFS IF DEVELOPED AS THE TYPICAL ONE DWELLING UNIT PER ACRE. "BASIN 103" IS THIS DEVELOPMENT AND DISCHARGES ENTIRELY TO OAKLAND AVENUE DUE TO THE DIVERSION SWALE. IT CONTRIBUTES 3.93 CFS UNDER CURRENT CONDITIONS AND WILL CONTRIBUTE 3.70 CFS ONCE IT IS DEVELOPED. THERE IS ALSO AN EXISTING BAR DITCH, EAST OF THE SITE, ON THE NORTH SIDE OF OAKLAND AVENUE, THAT CONVEYS THE STREET RUNOFF FROM THE INTERSECTION OF WYOMING BOULEVARD TO THE WEST. THIS MINOR FLOW HAS NOT BEEN CALCULATED SINCE IT IS CONTAINED WITHIN THE OAKLAND AVENUE RIGHT-OF-WAY.

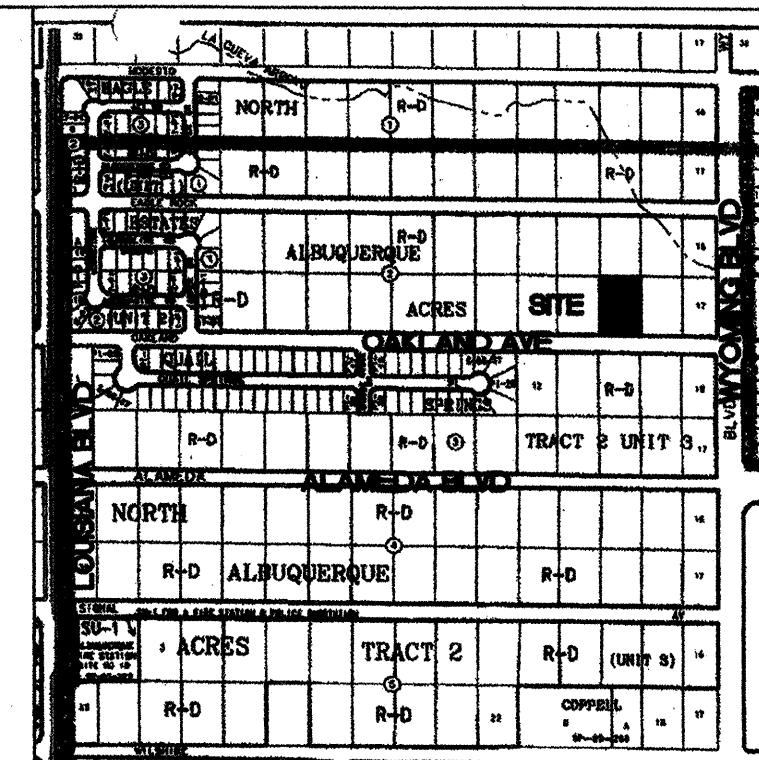
DEVELOPED CONDITION

THIS SITE WILL BE DEVELOPED WITH A STABILIZED SIDE-YARD SWALE TO CONVEY THE RUNOFF FROM "BASIN 102" TO THE CUL-DE-SAC. A SECOND SIDE-YARD SWALE WILL CONVEY THE RUNOFF FROM "BASIN 101" TO OAKLAND AVENUE. A SINGLE STREET INTERCEPTING ALL OF THE SITE RUNOFF AND "BASIN 102" WILL FREE DISCHARGE INTO OAKLAND AVENUE. DUE TO DEVELOPING THE NORTH HALF-WIDTH STREET SECTION ADJACENT TO THIS PROPERTY, THE BAR DITCH WILL BE TERMINATED ACROSS THIS DEVELOPMENT'S FRONTAGE. A CUTOFF WALL WILL BE CONSTRUCTED AT THE EAST PROPERTY LINE TO PROTECT THE PAVEMENT FROM UNDERCUTTING AND WILL PROVIDE A TRANSITION FROM THE BAR DITCH TO THE CURB AND GUTTER STREET SECTION. THE 2.01 CFS INCREASE, FOR THE 100-YEAR PEAK RUNOFF, DUE TO THIS DEVELOPMENT IS INSIGNIFICANT AND WILL HAVE MINIMAL IMPACT ON DOWNSTREAM FACILITIES BY DEVELOPING THE STREET IN THIS MANNER.

100-YEAR HYDROLOGIC CALCULATIONS

BASIN #	AREA (acre)	LAND TREATMENT				WEIGHTED E (in)	V (6-hr) (acre-ft)	V (6-hr) (cu-ft)	V(10 day) (acre-ft)	V(10 day) (cu-ft)	Q (cfs)
		A (%)	B (%)	C (%)	D (%)						
EXISTING CONDITIONS											
101	0.5850	100.00	0.00	0.00	0.00	0.66	0.03	1,402	0.03	1,402	1.09
102	0.6120	100.00	0.00	0.00	0.00	0.66	0.03	1,466	0.03	1,466	1.14
103	0.9020	100.00	0.00	0.00	0.00	0.66	0.06	2,161	0.06	2,161	1.69
TOTAL	2.0990						0.12	5,029	0.12	5,029	3.93
PROPOSED CONDITIONS											
101	0.5850	43.00	20.00	20.00	17.00	1.13	0.05	2,393	0.07	3,224	1.68
102	0.6120	43.00	20.00	20.00	17.00	1.13	0.06	2,504	0.08	3,372	1.75
103	0.9020	0.00	23.00	23.00	54.00	1.78	0.13	5,837	0.23	9,904	3.70
TOTAL	2.0990						0.25	10,734	0.38	16,500	7.13
EXCESS PRECIP. 0.66 0.92 1.29 2.36 Ei (in)											
PEAK DISCHARGE 1.87 2.6 3.45 5.02 Qn (cfs)											
WEIGHTED E (in) = (Ea)(%A) + (Eb)(%B) + (Ec)(%C) + (Ed)(%D)											
V6-hr (acre-ft) = (WEIGHTED E)(AREA)/12											
V10-day (acre-ft) = V6-hr + (Aa)(P6-hr - P10-day)/12											
Q (cfs) = (Qn)(Aa) + (Qn)(Ab) + (Qn)(Ac) + (Qn)(Ad)											
ZONE = 3											
P6-hr (in.) = 2.60											
P10-day (in.) = 3.10											
P10-day (in.) = 4.90											

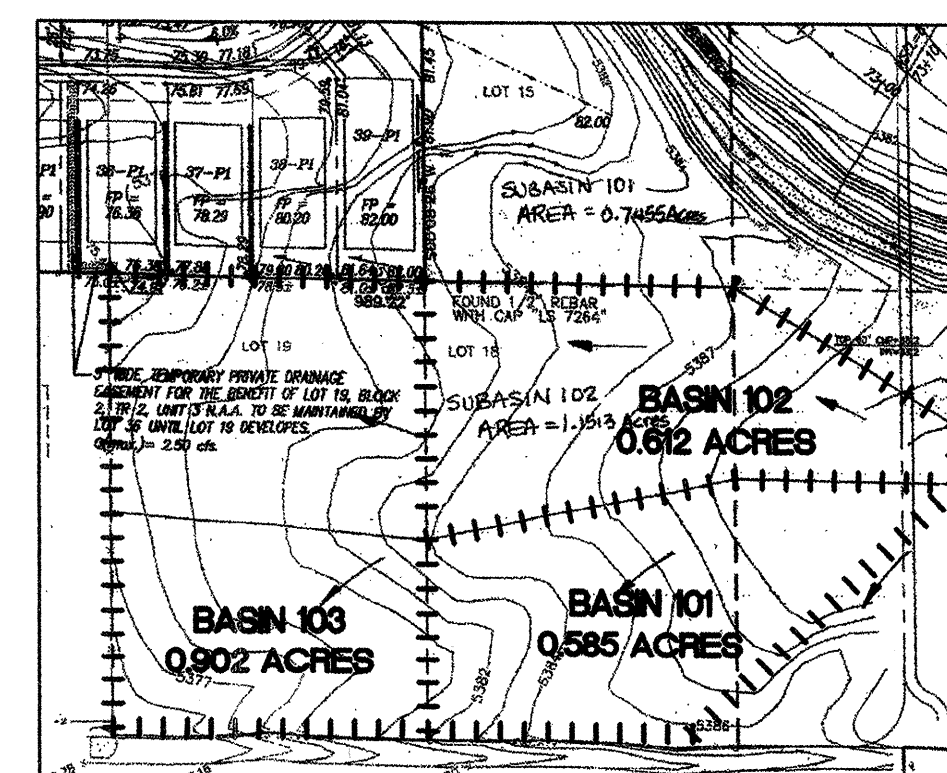
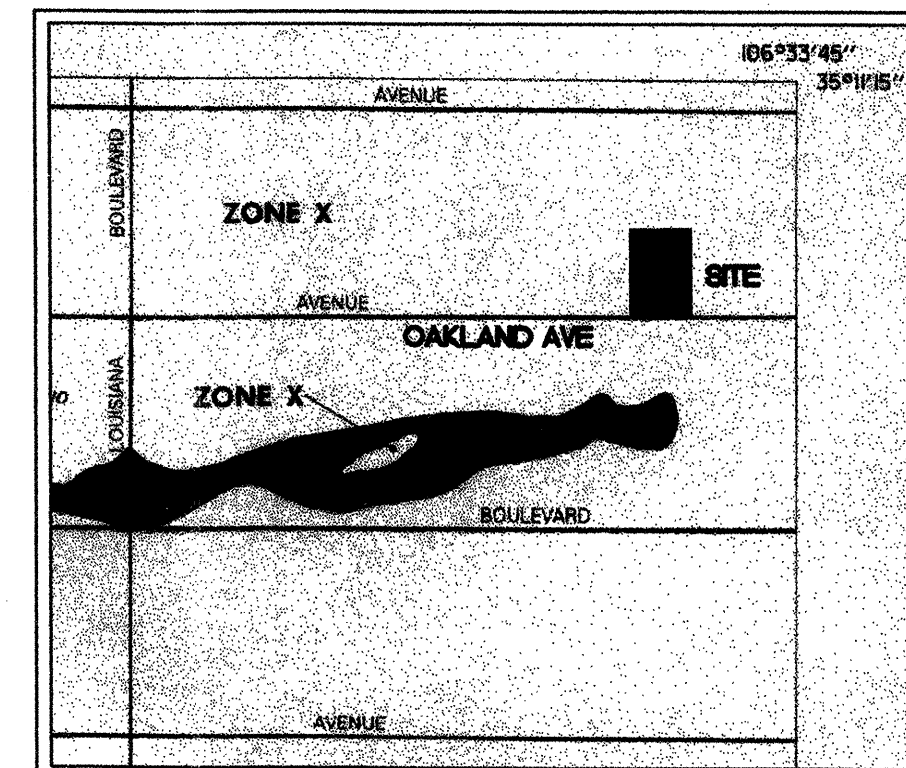
MAXIMUM FLOW IN YARD SWALE	
MANNING'S EQUATION FOR UNIFORM FLOW IN TRAPEZOIDAL CHANNELS	
INPUT	
DEPTH (FT):	0.54
MANNING'S "n" VALUE:	0.030
BED SLOPE (FT/FT):	0.0100
BOTTOM WIDTH (FT):	0.00
SIDE SLOPE #1 (HORZ:VERT):	3.00
SIDE SLOPE #2 (HORZ:VERT):	3.00
CROWN-NEG. FOR INVERTED (FT):	0.00
OUTPUT	
FLOW RATE (CFS):	1.75
CROSS SECT. AREA (SF):	0.87
TOP WIDTH (FT):	3.24
WETTED PERIMETER (FT):	3.42
HYDRAULIC RADIUS (FT):	0.26
VELOCITY (FPS):	2.00
FROUDE NUMBER:	0.68
ENERGY GRADE:	0.60



VICINITY MAP

LOT 19, BLOCK 2, TRACT 2, UNIT 3, NORTH ALBUQUERQUE ACRES, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON SEPTEMBER 10, 1931, IN PLAT BOOK D1, PAGE 20.

LEGAL DESCRIPTION

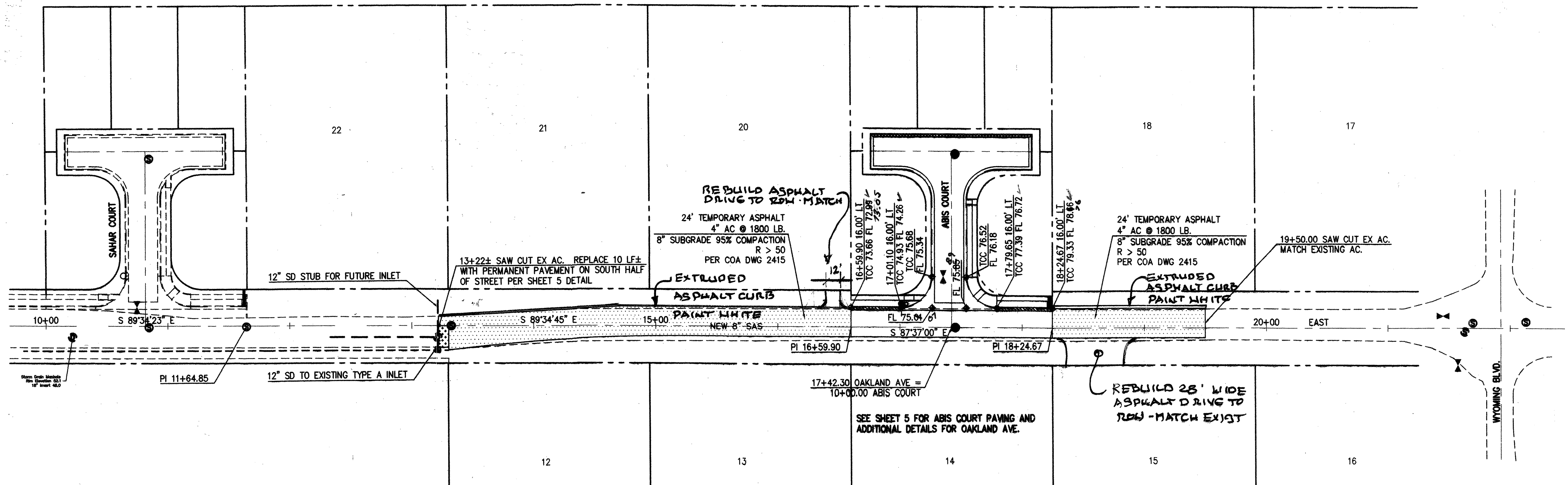


BASIN MAP (1" = 100')

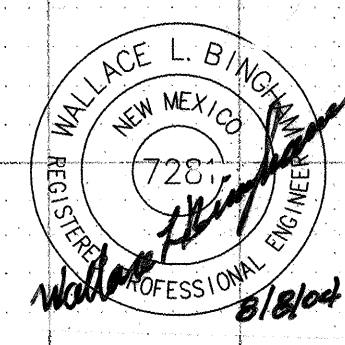
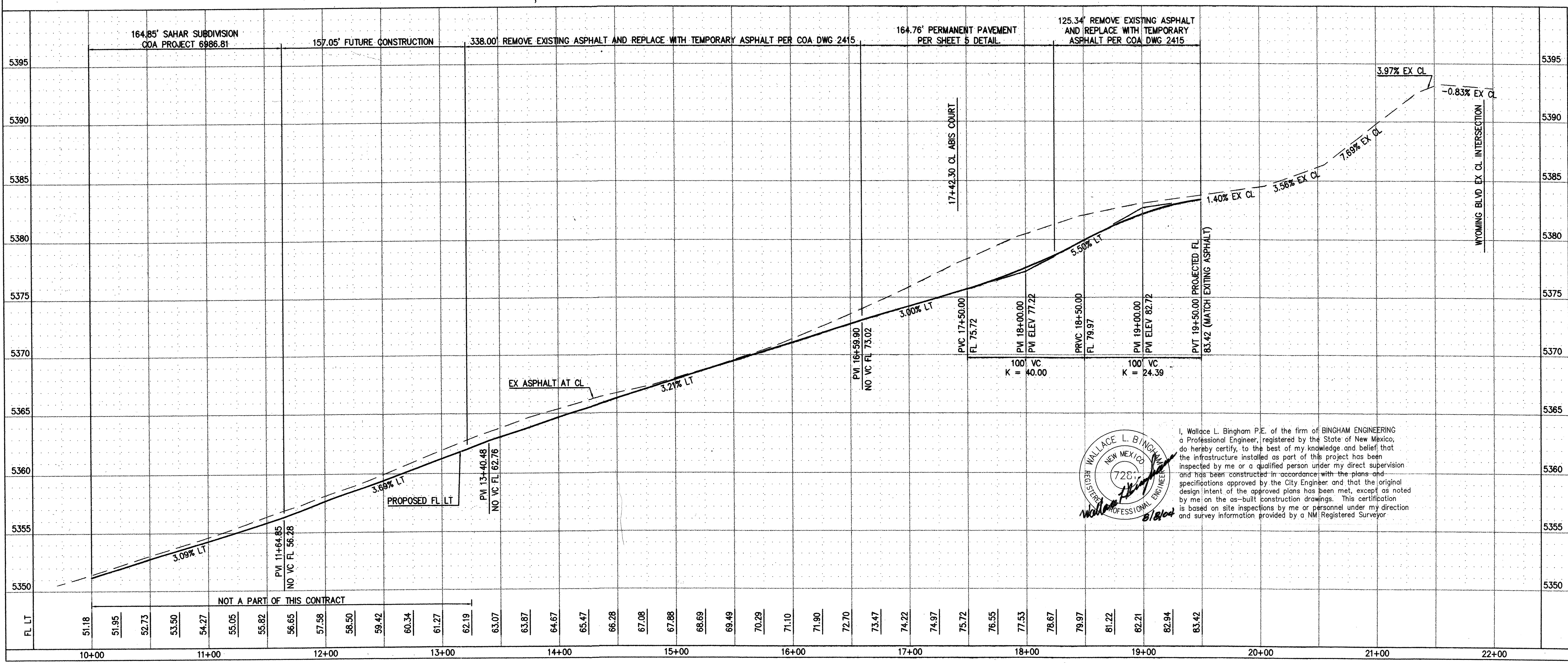
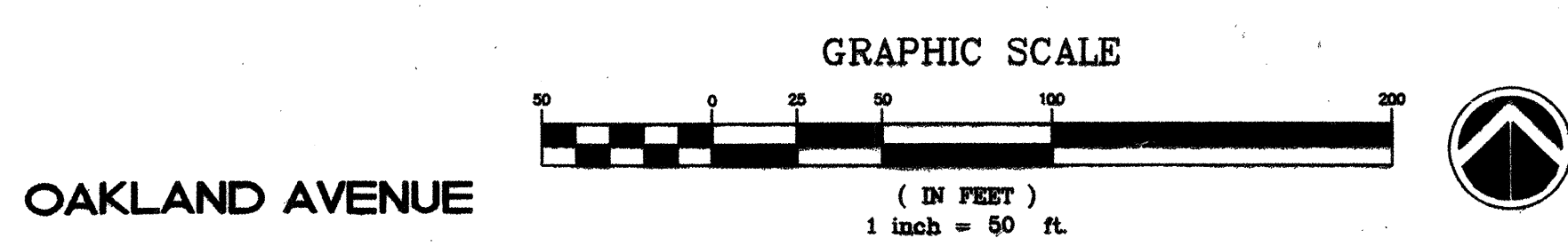
LARRY READ & ASSOCIATES, Inc.
Civil Engineers
4800-C Juan Tabo Blvd. NE
Albuquerque, New Mexico 87111
(505) 237-8421

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: ABIS SUBDIVISION GRADING AND DRAINAGE PLAN	
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL
For Information Only	NO./DAY/YR. MO./DAY/YR.
PROJECT NO. 7153.81	MAP NO. C-19
SHEET 3 9	

SCANNED BY PLW



MATCH EXIST
ROCK LINE
EXTRUDED ASPHALT CURB
5' 15'R
OAKLAND AVE NE
- ASPHALT DRIVE TO LOTS
20, BLOCK 2 & 15, BLOCK 3



I, Wallace L. Bingham P.E. of the firm of BINGHAM ENGINEERING a Professional Engineer, registered by 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 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 a NM Registered Surveyor.

LARRY READ & ASSOCIATES, Inc.
Civil Engineers
4800-C Juan Tabo Blvd. NE
Albuquerque, New Mexico 87111
(505) 237-8421

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP			
TITLE: ABIS SUBDIVISION OAKLAND AVE PAVING PLAN AND PROFILE			
DESIGN REVIEW COMMITTEE OCT - 6 2003	CITY ENGINEER APPROVAL NOV 24 2003	MO./DAY/YR. NOV 24 2003	MO./DAY/YR. NOV 24 2003
PROJECT NO. 7153.81	MAP NO. C-19	SHEET 4 OF 9	

SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
NO.	FIELD NOTES	DATE	BY	CONTRACTOR	DATE
1	CARTESIAN SURVEYS	12/02	P.O. BOX 44414	CONDOR CONSTRUCTION	DATE
			RIO RANCHO, NM 87174	STACEY WALKER	DATE
			PHONE: (505) 886-3050	ACCEPTANCE BY BINGHAM ENGINEERING	DATE
			FAX: (505) 881-0244	RECORDED BY BINGHAM ENGINEERING	DATE
				MICROFILM INFORMATION	DATE
				NO.	

SCANNED BY 722

Lot 15, Block 2
North Albuquerque Acres
Tract 12, D1-1, D1-20
(Filed 9/10/31, D1-20)

Lot 18-P1
Desert Trails Subdivision
(Drainage Report
Approved 8/27/02)

Lot 19-P1
Desert Trails Subdivision
(Drainage Report
Approved 8/27/02)

Lot 20-P1
Desert Trails Subdivision
(Drainage Report
Approved 8/27/02)

Lot 21-P1
Desert Trails Subdivision
(Drainage Report
Approved 8/27/02)

Lot 22-P1
Desert Trails Subdivision
(Drainage Report
Approved 8/27/02)

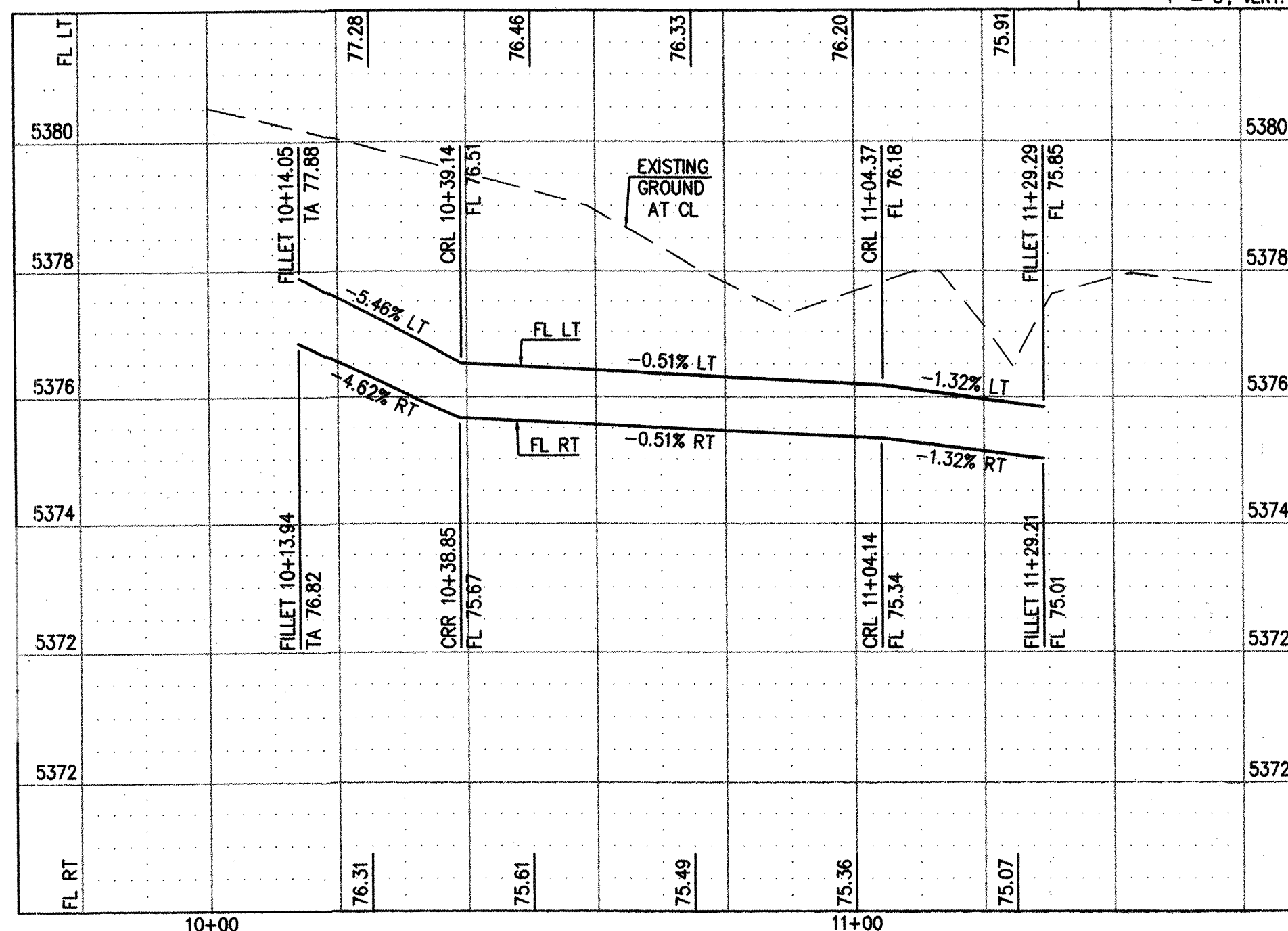
Lot 18, Block 2
North Albuquerque Acres
Tract 12, D1-1, D1-20
(Filed 9/10/31, D1-20)

Lot 20, Block 2
North Albuquerque Acres
Tract 12, D1-1, D1-20
(Filed 9/10/31, D1-20)

GRAPHIC SCALE (1 INCH = 20 FEET)

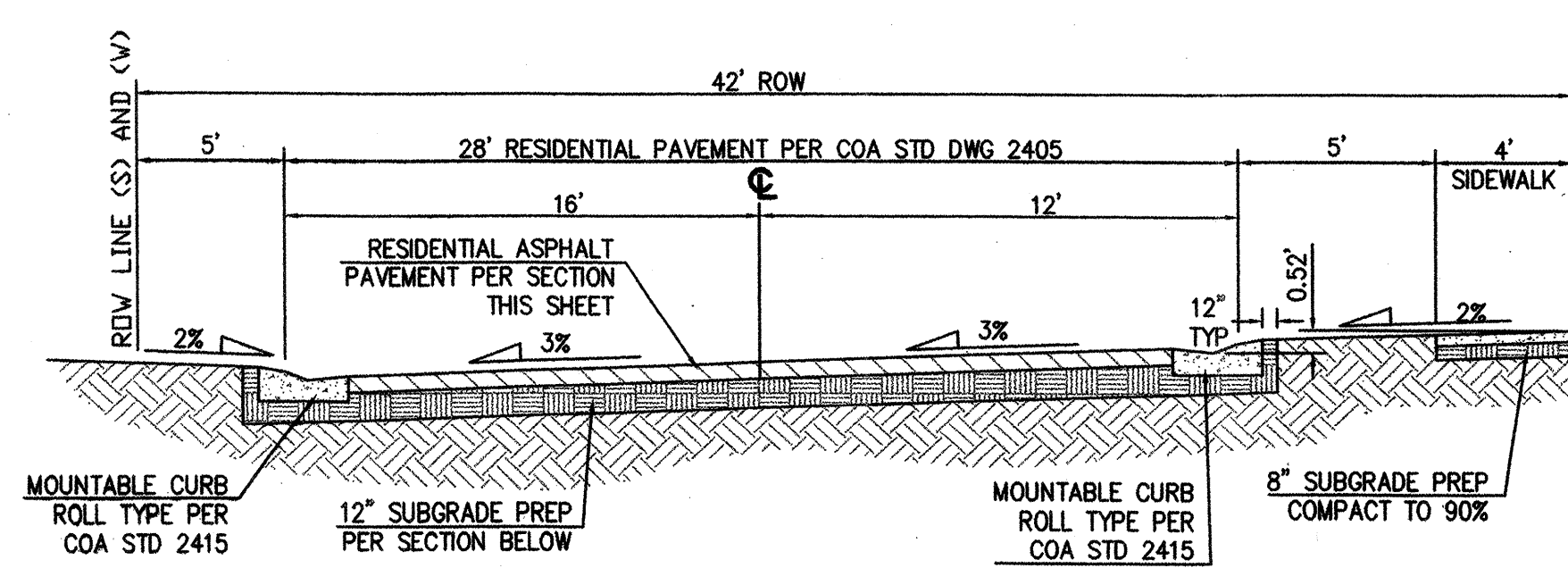
ABIS COURT

SCALE: 1" = 50', HORIZ.
1" = 5', VERT.



I, Wallace L. Bingham P.E. of the firm of BINGHAM ENGINEERING a Professional Engineer, registered by 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 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 a NM Registered Surveyor

SEE SHEET 4 FOR OAKLAND AVENUE



ABIS COURT STREET SECTION

N. T. S.

1-1/2" ASPHALTIC CONCRETE TYPICAL FINISH COURSE PLACED AFTER ALL MANHOLES, VALVE COVERS/RINGS ARE SET TO GRADE. 1500 LBS. STABILITY TYPE B GRADATION.

FINISH SURFACE OF SUBGRADE SHALL BE MOISTURE CONTROLLED AT COMPACTION MOISTURE RANGE, OR PRIME COAT APPLIED AS REQUIRED BY THE ENGINEER UNTIL NEXT/FINAL SURFACING. COMPLETED SUBGRADE PREPARATION SHALL BE PERFORMED AFTER ALL SUBSURFACE R/W UTILITIES CONSTRUCTION IS COMPLETED.

90% MIN. COMPACTION.

TACK COAT AS REQUIRED BY ENGINEER BETWEEN ALL ASPHALT/AGGREGATE MATERIAL LIFTS.

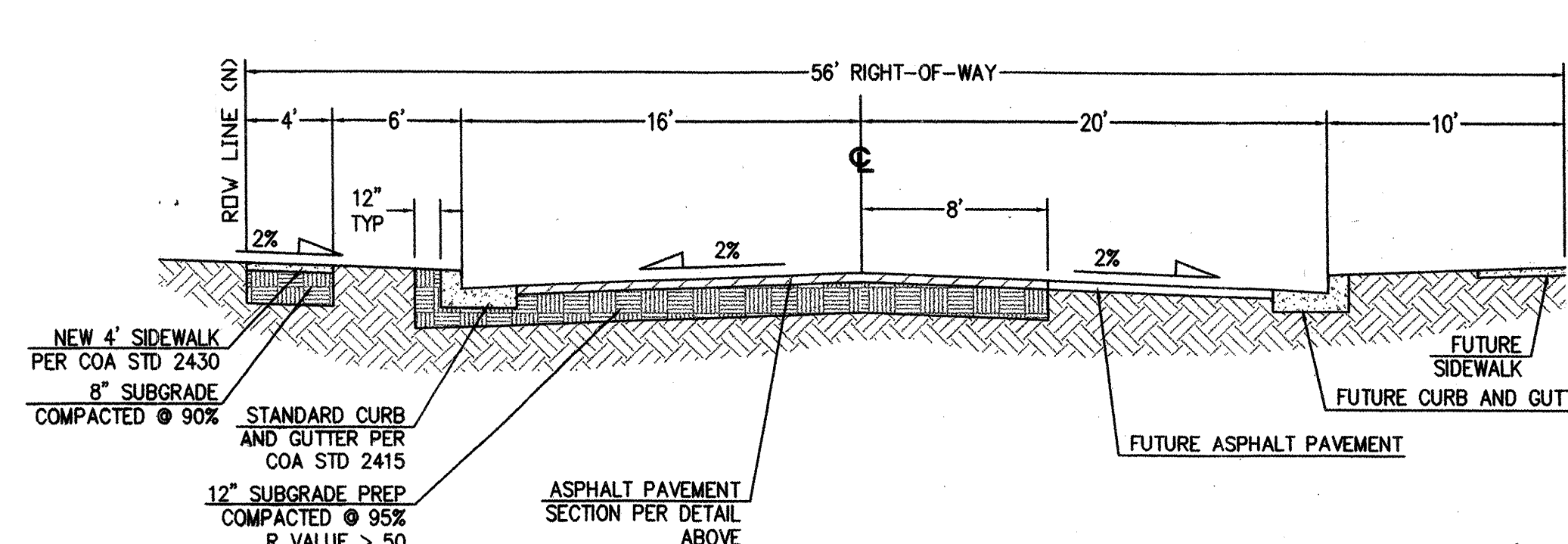
ASPHALT CONCRETE, 1500 LBS. STABILITY, 1-1/2" TYPE A GRADATION FOR ABIS COURT.

3" TYPE B GRADATION FOR OAKLAND AVE.

1' SUBGRADE SOIL. R-VALUE > 50 PLACED IN 2 - 6" COMPACTED LIFTS. 95% MIN. COMPACTION AT OPT. MOISTURE +/- 2% ASTM D1557, OR OPT. MOISTURE, TO +4% ASTM D698 FOR SOIL W/ 35% OR MORE MATERIAL PASSING PASSING THE NO. 200 SIEVE.

ASPHALT PAVEMENT SECTIONS (REFERENCE COA PROJECT # 5590.81)

N. T. S.



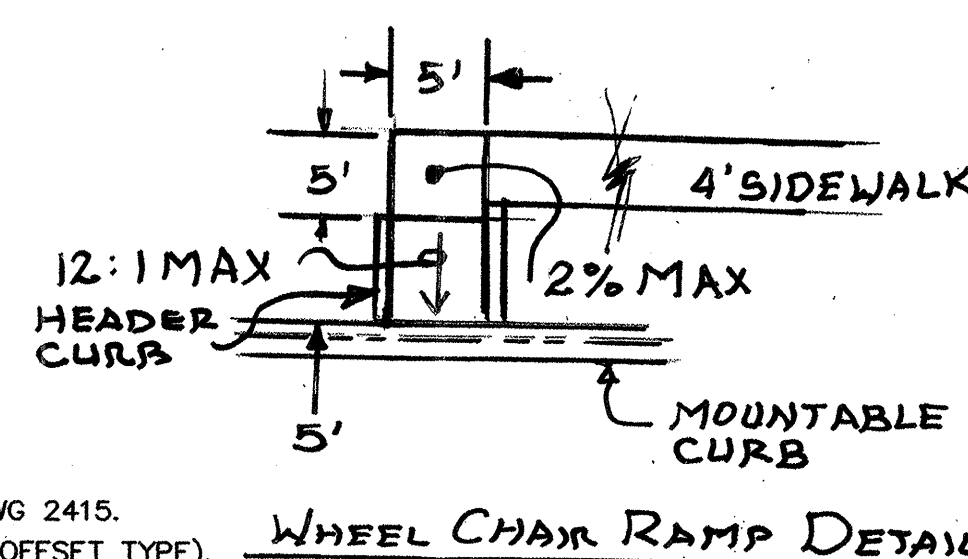
OAKLAND AVE. - TYPICAL STREET SECTION (STATIONS 16+59.90 TO 18+24.67)

N. T. S.

KEYED NOTES:

- COA MOUNTABLE CURB PER COA STD DWG 2415.
- COA STANDARD CURB AND GUTTER PER COA STD DWG 2415.
- NEW 48" CONC SIDEWALK PER COA STD DWG 2430 (OFFSET TYPE).
- 6" CONC VALLEY GUTTER PER COA STD DWG 2420.
- WHEEL CHAIR RAMP PER COA STD DWG 2441 CASE II WITH CURB TRANSITIONS PER COA STD DWG 2418.
- WHEEL CHAIR RAMP PER COA STD DWG 2442 DETAIL.

CURB CURVE DATA				
NO.	RADIUS (FT)	LENGTH (FT)	TANGENT (FT)	
1	25.00	39.36	25.09	
2	25.00	39.18	24.91	
3	25.00	39.20	24.93	
4	25.00	39.34	25.07	
5	90'12'54"	35.42	S 45'19'22" W	
6	89'47'06"	35.29	S 44'40'38" E	
7	89'49'55"	35.30	S 44'42'03" E	
8	90'10'05"	35.41	S 45'17'57" W	

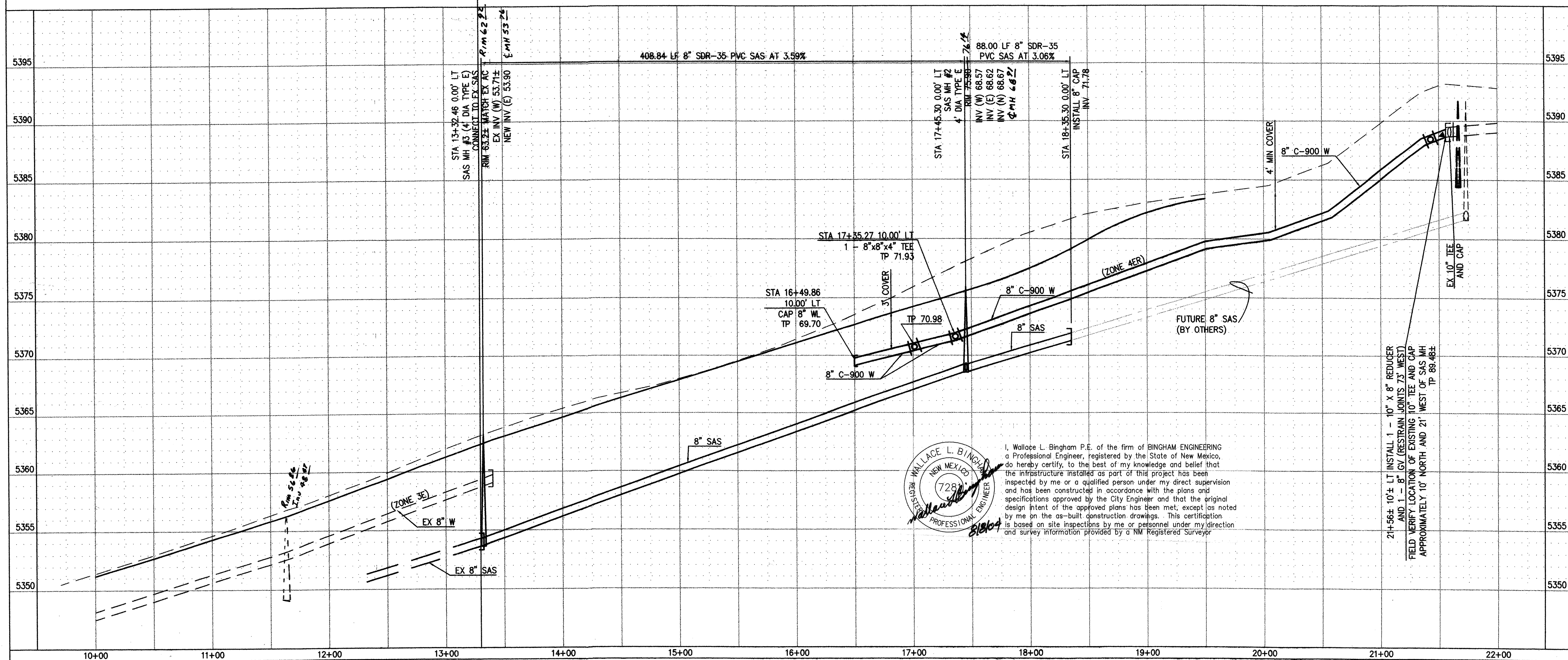
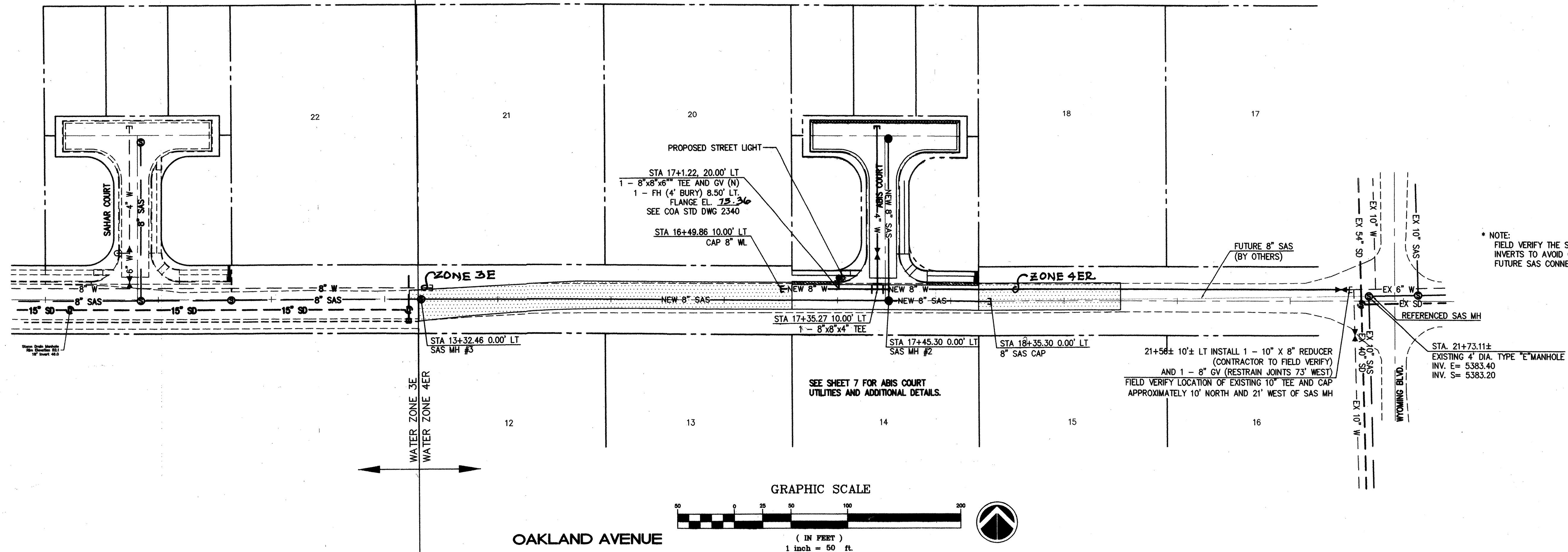


WHEEL CHAIR RAMP DETAIL

LARRY READ & ASSOCIATES, Inc.
Civil Engineers
4800-C Juan Tabo Blvd. NE
Albuquerque, New Mexico 87111
(505) 237-8421

CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP			
TITLE: ABIS SUBDIVISION ABIS COURT PAVING PLAN AND PROFILE AND DETAILS			
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
OCT - 6 2003	NOV 24 2003		
PROJECT NO. 7153.81	MAP NO. C-19	SHEET 5	OF 9

SCANNED BY *ph*



LARRY READ & ASSOCIATES, Inc.
Civil Engineers
4800-C Juan Tabo Blvd. NE
Albuquerque, New Mexico 87111
(505) 237-8421

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP


TITLE: **ABIS SUBDIVISION
OAKLAND AVE UTILITY
PLAN AND PROFILE**

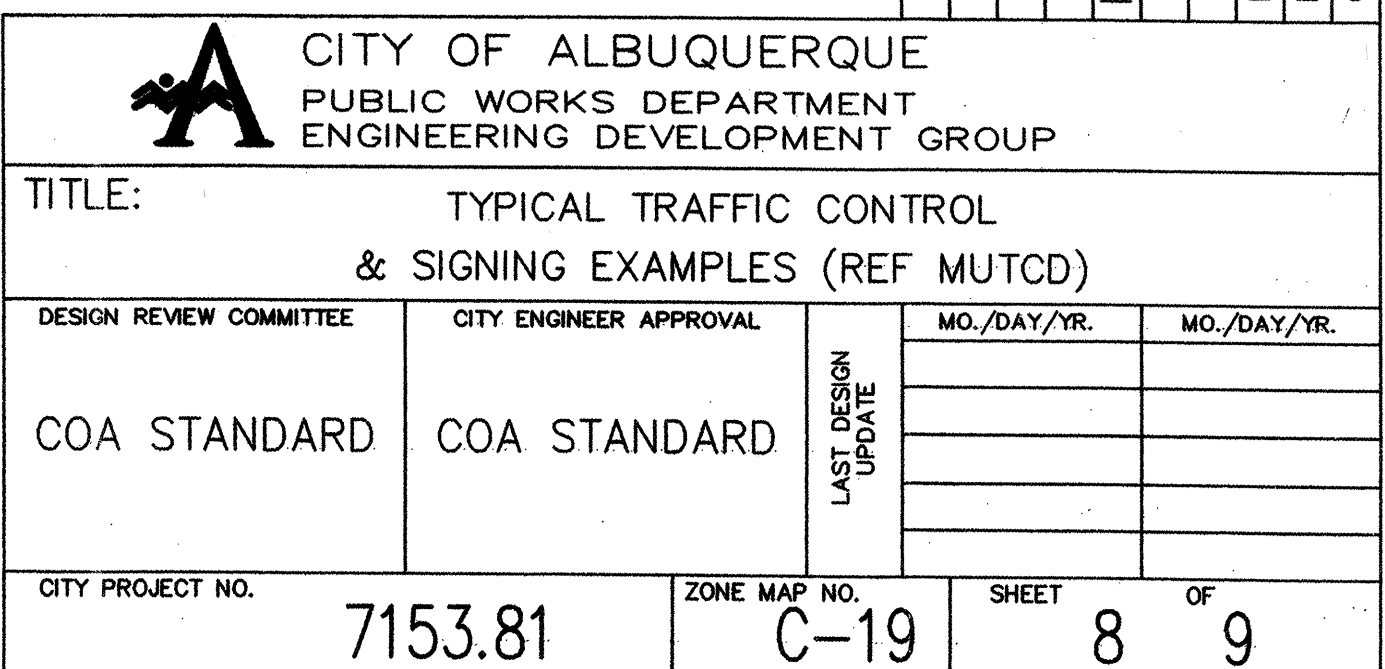
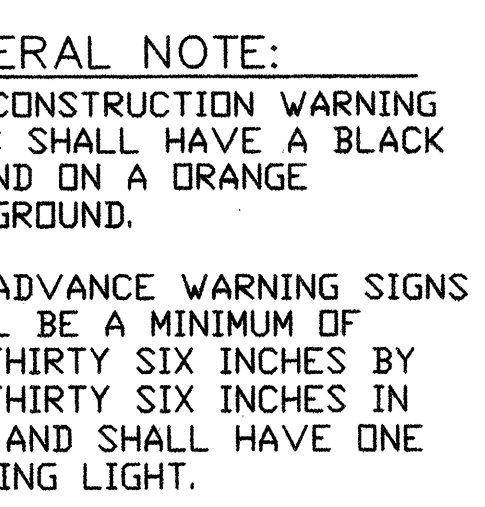
DESIGN REVIEW COMMITTEE		QTY ENGINEER APPROVAL		LAST DESIGN DATE		MO./DAY/YR.		MO./DAY/YR.	
OCT - 6 2003		NOV 2 4 2003							
PROJECT NO. 7153.81		MAP NO. C-19		SHEET 6		OF 9			

SURVEY INFORMATION		BENCH MARKS		AS BUILT INFORMATION	
NO.	FIELD NOTES	DATE	AGS STATION "11-119" BEING A 1.3/4" ALUMINUM DISK ON TOP OF THE CONCRETE CURB, NNW QUADRANT OF BARSTOW STREET AND OAKLAND AVENUE, NE	CONTRACTOR	CONTRACTOR'S DATE
1	CARTESIAN SURVEY'S P.O. BOX 44414 RIO RANCHO, NM 87174 PHONE: (505) 896-3050 FAX: (505) 891-0244	12/02	ELEVATION = 5480.974 (NGVD 29)	WORK BY <u>Steve Walker</u> INSPECTOR'S ACCEPTANCE BY <u>Bingham Superint</u> REVISIONS BY <u>Steve Walker</u> CORRECTED BY <u>Bingham Superint</u>	<u>Steve Walker</u> <u>12/02/04</u>
				MICROFILM INFORMATION	DATE
				RECORDED BY	
				NO.	

Professional Engineer Seal for Lawrence D. Read, New Mexico, No. 10888, dated 8/23/03.

NO.	DATE	REMARKS	BY
REVISIONS			
DESIGN			
DESIGNED BY	LRA	DATE	MAY 2003
DRAWN BY	LRA	DATE	MAY 2003
CHECKED BY	LRA	DATE	MAY 2003





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 WORK SITE TRAFFIC SUPERVISOR. THE MAINTENANCE AND SERVICING SHALL ALSO BE DONE BY AN ATSSA CERTIFIED WORK SITE 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:
- STANDARDS AND REQUIREMENTS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
 - THE CITY OF ALBUQUERQUE TRAFFIC CODE, LATEST EDITION.
 - SECTION 19 OF THE CITY OF ALBUQUERQUE'S STANDARD SPECIFICATIONS FOR PUBLIC WORK CONSTRUCTION, AS WELL AS OTHER SECTIONS.

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 ITS PLACEMENT AND MAINTENANCE.

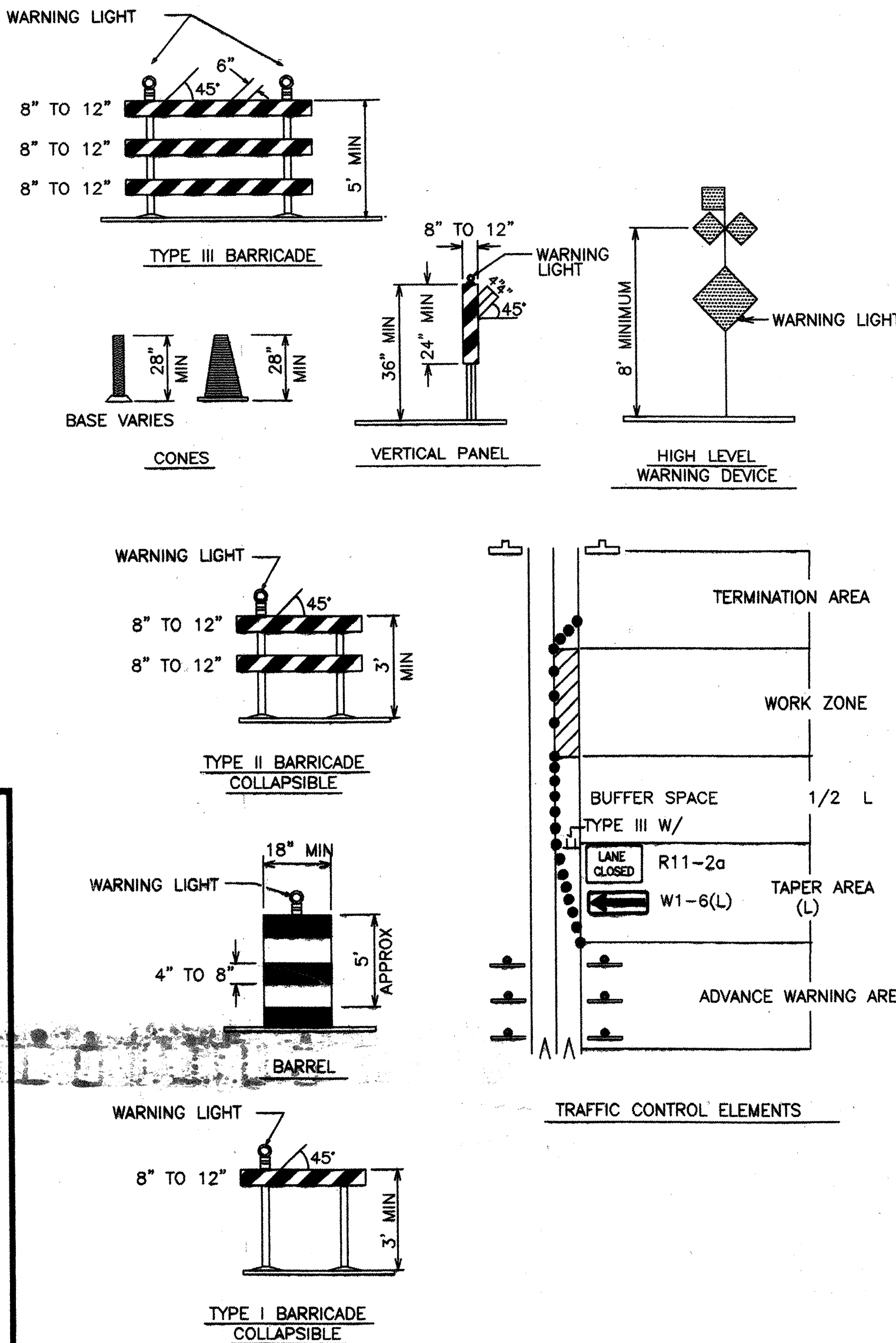
25. TRAFFIC CONTROL STANDARDS APPLY ONLY WHERE THE CONSTRUCTION TRAFFIC CONTROL PLANS ARE NOT SPECIFIC.

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.

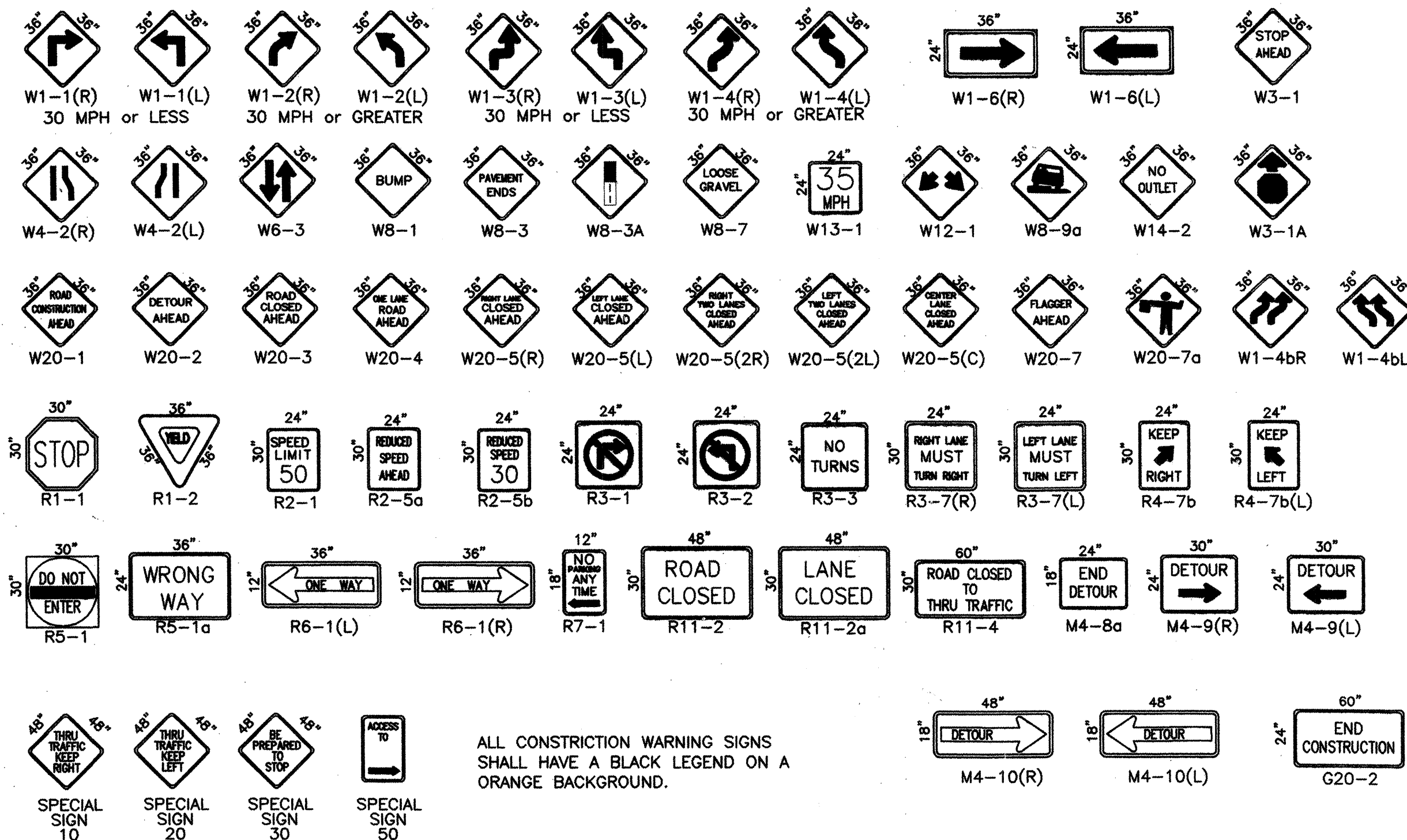
27. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORKSITE. ALL GRAFFITI SHALL BE PROMPTLY REMOVED FROM ALL EQUIPMENT, BOTH PERMANENT AND TEMPORARY.

SPECIAL PROJECT TRAFFIC CONTROL NOTES

1. REQUESTS FOR BARRICADE AND/OR EXCAVATION PERMITS IN OAKLAND AVENUE MAY BE DENIED OR DELAYED DUE TO CONFLICTS WITH OTHER ON-GOING PROJECTS IN THE VICINITY.



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 LIMIT (MPH)	MINIMUM DISTANCE IN FEET BETWEEN SIGNS	MINIMUM DISTANCE IN FEET 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	L = WS ² / 60
40 MPH OR LESS	
40 MPH OR GREATER	L = W x 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: TRAFFIC CONTROL
SIGNING AND CONSTRUCTION TRAFFIC CONTROL STANDARDS

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	MO./DAY/YR.	MO./DAY/YR.
COA STANDARD	COA STANDARD		

CITY PROJECT NO. 7153.81
ZONE MAP NO. C-19
SHEET 9 OF 9

SCANNED BY 7227