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 26-2517.81-2014

SCANNED BY
 PLANNING

PUBLIC AND PRIVATE INFRASTRUCTURE IMPROVEMENTS FOR NEW HEART

PREPARED FOR:
 TLC PLUMBING

PREPARED BY:
 RHOMBUS P.A., INC.
 2620 SAN MATEO BLVD NE, SUITE B
 ALBUQUERQUE NEW MEXICO 87110

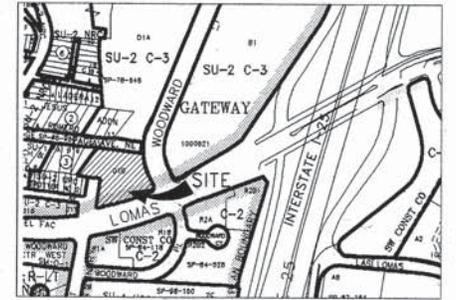
INDEX TO DRAWINGS

SHEET NO.	TITLE
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7	PAVEMENT AND DRAINAGE MODIFICATIONS - HIGH STR NE & WOODWARD PLACE NE.

APPROVED AS RECORD DRAWINGS
 DESIGN REVIEW SECTION
 CITY CONSTRUCTION ENGINEER

DATE: 02/28/12

* Field verified on 02-28-2012
 NOT As-Built drawings



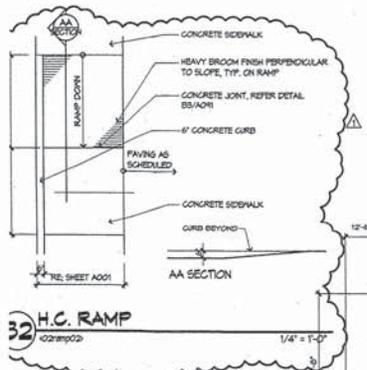
LOCATION MAP
 NOT TO SCALE
 MAP NO: J-15-2

GENERAL NOTES

- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL EXCEPT AS OTHERWISE STATED OR PROVIDED FOR HEREON BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION 1986 EDITION AS AMENDED WITH UPDATE NO. 7.
- ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
- 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 PRIOR COMMENCING THE WORK, SO THE CONFLICT CAN BE RESOLVED WITH MINIMUM DELAY.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM, INC. @ 260-1009 FOR LOCATION OF EXISTING UTILITIES.
- CONTRACTOR SHALL CONDUCT HIS OPERATIONS IN A MANNER WHICH WILL MINIMIZE INTERFERENCE WITH LOCAL TRAFFIC. THE CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE LAWS, ORDINANCES, RULES AND REGULATIONS AND ORDERS OF ANY PUBLIC BODY HAVING JURISDICTION FOR THE SAFETY OF PERSONS OR PROPERTY, AND TO PROTECT THEM FROM DAMAGE, INJURY, OR LOSS. CONTRACTOR SHALL ERECT AND MAINTAIN AS REQUIRED BY THE CONDITIONS AND PROGRESS OF THE WORK, ALL NECESSARY SAFEGUARDS FOR SAFETY CONTINUOUSLY AND NOT LIMITED TO NORMAL WORKING HOURS, THROUGHOUT THE DURATION OF THE PROJECT. CONTRACTOR SHALL ADHERE TO SECTION 19 OF THE GENERAL CONDITIONS OF THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986, AS AMENDED WITH UPDATE NO. 7.
- TRAFFIC CONTROL: FIVE WORKING DAYS PRIOR TO BEGINNING CONSTRUCTION THE CONTRACTOR SHALL SUBMIT TO THE CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE, TWO (2) WORKING DAYS PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL OBTAIN A BARRICADING PERMIT FROM THE CONSTRUCTION COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY THE BARRICADE ENGINEER (924-3400) PRIOR TO OCCUPYING AN INTERSECTION, SEE SECTION 19 OF THE SPECIFICATIONS. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY CONTRACTOR TO THE SAME LOCATION AS EXISTING OR AS SHOWN IN THIS PLAN SET AT NO ADDITIONAL COST TO THE OWNER.
- WHEN ABUTTING NEW PAVEMENT TO EXISTING, SAWCUT 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.
- EXISTING CURB AND GUTTER, SIDEWALK, PAVEMENT, W.C.R.MPS NOT TO BE REMOVED UNDER THE CONTRACT WHICH ARE DAMAGED OR DISPLACED BY THE CONTRACTOR, SHALL BE REMOVED AND REPLACED BY THE CONTRACTOR AT HIS EXPENSE AND PER CITY STANDARDS.
- ALL FINAL BACKFILL FOR TRENCHES SHALL BE COMPACTED TO A MINIMUM DENSITY PER ASTM D-1557 AND AS DIRECTED BY SECTION 701.14.2 AND STANDARD DRAWING NUMBER 2315.
- ALL EXISTING SIGNS, MARKERS, DELINEATORS, ETC. WITHIN THE CONSTRUCTION LIMITS SHALL BE REMOVED, STORED AND RE-SET BY THE CONTRACTOR.
- THE CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT OF WAY SO THAT THE EXCAVATED MATERIAL IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET OR INTO ANY PUBLIC DRAINAGE FACILITY.
- PROPOSED WATER LINE MATERIALS SHALL BE EITHER PVC PIPE MEETING AWWA C900 REQUIREMENTS (6"-12") OR DUCTILE IRON PIPE, THICKNESS CLASS 50 (6"-16").
- ALL SANITARY SEWER LINE STATIONING REFERS TO SANITARY SEWER CENTERLINE STATIONING.
- ALL FITTINGS ON WATERLINE SHALL HAVE RESTRAINED JOINTS AS NOTED ON THE PLANS.
- 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.
- 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 RECORD DRAWINGS. CONTRACTOR SHALL NOT COVER UTILITY LINES AND ACCESSORIES UNTIL ALL DATA HAS BEEN RECORDED.
- THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING AND MAINTAINING ALL EXISTING MONUMENTATION CONTROLS. IN THE EVENT OF INADVERTENT DESTRUCTION OR ALTERATION, THE CONTRACTOR MUST IMMEDIATELY NOTIFY THE CITY SURVEYOR.
- PNM SHALL PROVIDE AT NO COST TO THE CITY OR THE CONTRACTOR THE REQUIRED PERSONNEL FOR INSPECTION OR OBSERVATION DEEMED NECESSARY BY PNM WHILE 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 AND RELOCATING THE POLES AND CABLES DURING CONSTRUCTION.
- WARNING: EXISTING UTILITY LINE LOCATIONS ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. THE LOCATION OF ANY SUCH EXISTING 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.
- THE ENGINEER HAS UNDERTAKEN NO FIELD VERIFICATION OF THE LOCATION, DEPTH, SIZE, OR TYPES OF EXISTING UNDERGROUND UTILITY LINES, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE IN OR NEAR THE AREA OF WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY, AND PRESERVE ANY AND ALL EXISTING UTILITIES. THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES, IN PLANNING AND CONDUCTING EXCAVATION, WHETHER BY CALLING OR NOTIFYING THE UTILITIES, COMPLYING WITH "NEW MEXICO ONE CALL SYSTEM" PROCEDURES, OR OTHERWISE.
- THE 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 IS LOCATED, THE 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 WORK OCCURRING WITHIN AN ARTERIAL ROADWAY REQUIRES 24 HOURS CONSTRUCTION.
- THE 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; AND THAT CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD HARMLESS THE OWNER AND THE ENGINEER FROM ANY AND ALL LIABILITY REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.
- 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.

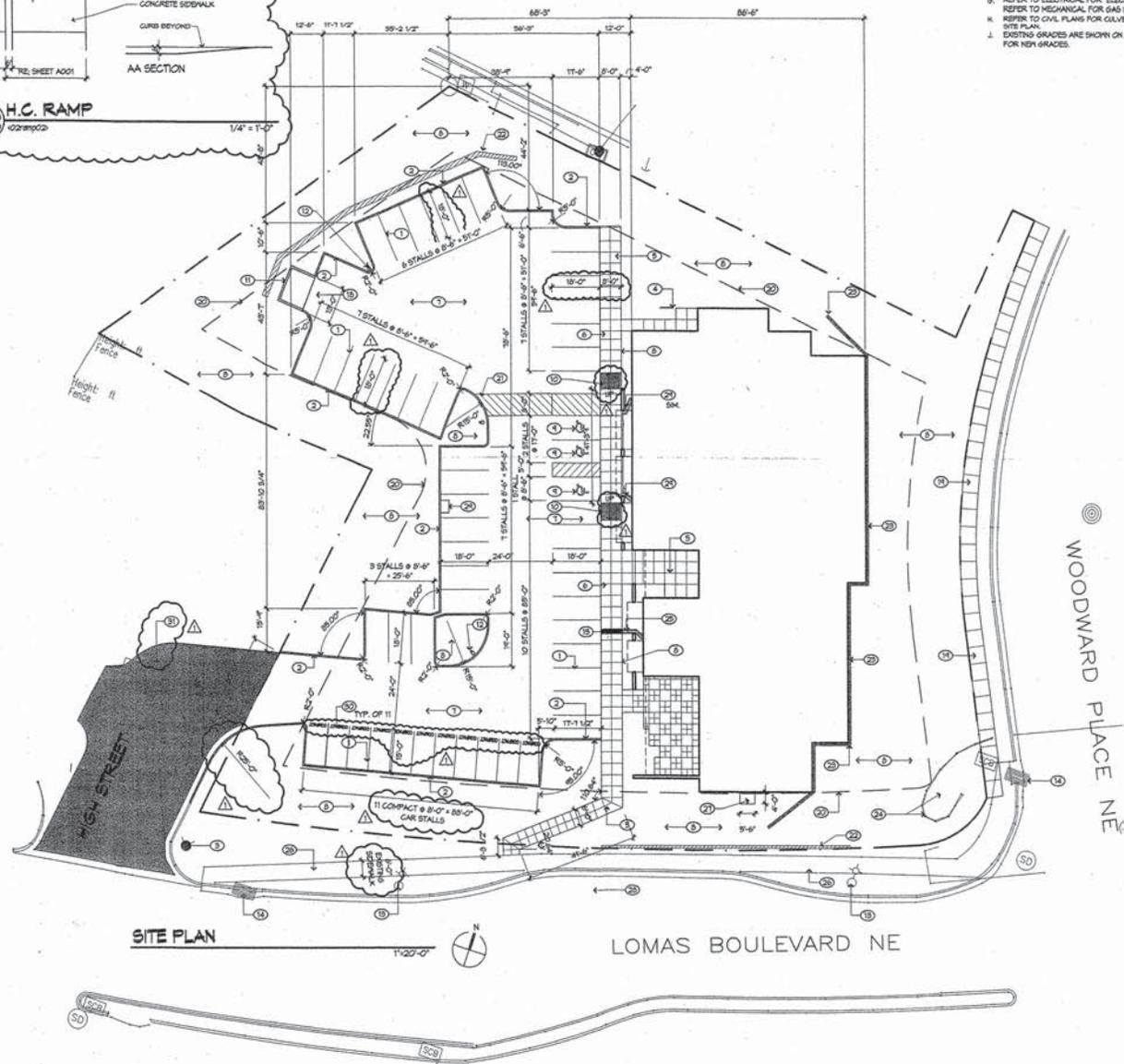
For Information Only

REV.	SHEETS	CITY ENGINEER	DATE	USER DEPARTMENT	DATE	USER DEPARTMENT	DATE
ENGINEER'S STAMP & SIGNATURE		APPROVALS	ENGINEER	DATE	APPROVED FOR CONSTRUCTION		
		BID Chairman: <i>[Signature]</i> Transportation: <i>[Signature]</i> Water/Wastewater: <i>[Signature]</i> Hydrology: <i>[Signature]</i> Parks: <i>[Signature]</i> Capital Mgmt: <i>[Signature]</i> Convey. Coord: <i>[Signature]</i> City Project No:	02/28/12 02/28/12 02/28/12 02/28/12 02/28/12 02/28/12	02/28/12 02/28/12 02/28/12 02/28/12 02/28/12 02/28/12	City Engineer: <i>[Signature]</i> Date: 02/28/12		
		751781		Sheet		of 7	



SCANNED BY
PLANNING

32 H.C. RAMP
022mp02



GENERAL NOTES

- A. CONTRACTOR TO PROTECT EXISTING SUBVISION MONUMENT SIGN AND LANDSCAPING
- B. CONTRACTOR TO FIELD VERIFY LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES AND IS RESPONSIBLE FOR PROTECTING EXISTING UTILITIES TO REMAIN.
- C. NOT ALL EXISTING SITE CONDITIONS ARE SHOWN ON THIS PLAN. CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL SITE CONDITIONS PRIOR TO CONSTRUCTION, AND NOTIFYING ARCHITECT OF ANY DISCREPANCIES.
- D. SIDEWALKS ARE SUBJECT TO MINOR ADJUSTMENTS BY THE CONTRACTOR. CONSULT WITH ARCHITECT FOR ANY NECESSARY REVISIONS.
- E. REFER TO CIVIL GRADING & DRAINAGE PLANS FOR NEW SITE DRAINAGE, INCLUDING NEW SPALLS, VALLEY GUTTERS, TRENCH DRAINS, COLLECTS, PIPES AND OTHER DRAINAGE FEATURES.
- F. REFER TO CIVIL DRAWINGS FOR BUILDING PAD ELEVATION.
- G. REFER TO ELECTRICAL FOR ELECTRICAL METERS, TELEPHONE AND CTV LOCATIONS REFER TO MECHANICAL FOR GAS METER LOCATIONS.
- H. REFER TO CIVIL PLANS FOR CULVERTS, PIPES, ETC. NOT SHOWN ON ARCHITECTURAL SITE PLAN.
- I. EXISTING GRADES ARE SHOWN ON ARCH. SITE PLANS. REFER TO CIVIL DRAWINGS FOR NEW GRADES.

KEYED NOTES

- SITE PLAN
1. 4" WIDE PAINTED PARKING STALL STRIPS, TYP. COLOR WHITE.
 2. CURBS, 6" HIGH CONCRETE, REFER TO DETAIL D3/A0/1.
 3. EXISTING FIRE HYDRANT.
 4. BICYCLE RACK, (3) BICYCLES, REFER TO DETAIL D3/A0/1.
 5. CONCRETE CONTROL JOINT PER DETAIL A4, B3/A0/1 CENTERED WITH SIDEWALK. CROSS SLOPE CONTROL JOINTS/EXPANSION JOINTS AS NOTED.
 6. 4" THICK CONCRETE SIDEWALK WITH TURNDOWN EDGE, REFER TO DETAILS AS SHOWN.
 7. ASPHALTIC PAVING OVER PREPARED SUBGRADE PER GEOTECHNICAL REPORT.
 8. LANDSCAPE AREA. REFER TO LANDSCAPE PLAN.
 9. TYP. ACCESSIBLE PARKING SPACE IV LOADING ZONE, PAINT FATH 4" WIDE WHITE STRIPES @ 49" HATCH LINES @ 18" O.C. PROVIDE SIGNAGE TO INDICATE EACH SPACE, VAN SIGNAGE AS INDICATED, REFER TO DETAIL B4/A0/1.
 10. ACCESSIBLE RAMP, REFER TO DETAIL B2/A0/1.
 11. 8" GAS REFUSE ENCLOSURE, REFER TO DETAIL A2/A0/1.
 12. POLE MOUNTED LIGHT FIXTURE.
 13. EXISTING LIGHT POLE, REFER TO CIVIL.
 14. STORM DRAIN, REFER TO CIVIL.
 15. RAINDOWN AT CULVERT, REFER DETAIL D3/A0/1 IV 18" SIDEWALK CULVERT WITH STEEL TOP PER GOA 2236.
 16. NOT USED
 17. NOT USED
 18. CONCRETE AFFRON AT DUMPSTER ENCLOSURE.
 19. NEW 6" WIDE SIDEWALK PER GOA STANDARDS.
 20. 20' BUILDING AND PARKING SETBACK.
 21. PEDESTRIAN CONNECTION WITH PAINTED 4" WIDE WHITE STRIPES @ 49" HATCH LINES @ 18" O.C.
 22. MODULAR CONCRETE FACING UNIT RETAINING WALL, REFER DETAIL D2/A0/1.
 23. CONCRETE RAINDOWN, REFER CIVIL.
 24. EXISTING SUBVISION WALL AND LANDSCAPING TO REMAIN.
 25. 18" WIDE CONCRETE RAINDOWN @ CULVERT, REFER TO DETAIL D4/A0/1.
 26. EXISTING SIDEWALK AT LOMAS TO REMAIN.
 27. 4" THICK CONCRETE LANDING AT DOOR, SIZE AS NOTED.
 28. EXISTING TRANSIT STOP.
 29. NEW STORM DRAIN INLET, REFER CIVIL.
 30. PAINTED CONCAFFR PER GOA STANDARDS.
 31. SHADED AREA INDICATES A SECTION OF HIGH STREET TO BE REPAVED FROM THE SOUTH EDGE OF LOMAS BLVD TO THE NORTH SIDE OF THE NEW ENTRY PER GOA STANDARDS. DRG NUMBER TO BE DETERMINED.

FOR INFORMATION ONLY

LEGAL DESCRIPTION

TRACT D-1B OF PLAT OF TRACTS D-1-A & D-1-B GATEWAY SUBDIVISION (A REPLAT OF TRACT D-1 GATEWAY SUBDIVISION).

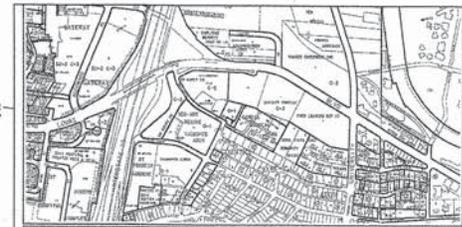
ZONING: CITY OF ALBUQUERQUE, NEW MEXICO ZONE, SU-2 C-3

PARKING REQUIREMENTS

EMERGENCY SPACE (8444 SF / 50 OCCUPANTS) x 33 =	41 STALLS
DOCTORS OFFICE (5 PER DOCTORS OFFICE) x 2 = 10 STALLS	
TOTAL REQUIRED	51 STALLS
TRANSIT REDUCTION (20%)	
51 STALLS - 9 STALLS = 46 STALLS	
TOTAL REQUIRED + 46 STALLS	
TOTAL PROVIDED + 54 STALLS	
ACCESSIBLE STALLS REQUIRED	3
ACCESSIBLE STALLS PROVIDED	3
BICYCLE PARKING REQUIRED (1:30 AUTOS)	3
BICYCLE PARKING PROVIDED	3

TRAFFIC CIRCULATION LAYOUT APPROVED

Signed: [Signature] Date: 7/18/04



Zone Atlas Page J-15-Z

Graphic Scale 1" = 100'

Scale AS NOTED CPA 761781

Map created through Esri, Inc.



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Albuquerque, NM 87109
505 761-9700
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dps@dpsok.com



ENGINEER

ISSUED FOR PERMIT

PROJECT

New Heart
601 Lomas Boulevard NE
Albuquerque, New Mexico

REVISOR
▲ MISC
▲ TEL COMMENTS
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▲

DRAWN BY rd, pb
REVIEWED BY pb
DATE 08/24/2004
PROJECT NO. 02120
DRAWING NAME

TCL SITE PLAN
JUN 21 2004
HYDROLOGY SECTION

SHEET NO. A001
SHEET 3 OF 7



VICINITY MAP
ZONE ATLAS PAGE No. 2-15-2

- LEGEND**
- PROPERTY LINE
 - FENCE LINE
 - GAS LINE
 - OVERHEAD ELECTRIC LINE
 - UNDERGROUND ELECTRIC LINE
 - UNDERGROUND TELEPHONE CABLE
 - ALUMINUM CAP
 - CABLE TV BOX
 - DRILL HOLE
 - DROP INLET
 - ELECTRIC WHIRLWIND
 - ELECTRIC PULLBOX
 - FIRE HYDRANT
 - LIGHT POLE
 - POWER POLE
 - SANITARY SEWER MANHOLE
 - SPRINKLER CONTROL BOX
 - SOH
 - TRAFFIC CONTROL BOX
 - TOP OF PAVEMENT
 - TRAFFIC PULLBOX
 - TELEPHONE PEDestal
 - WATER METER
 - WATER VALVE

LEGAL DESCRIPTION

TRACT 0-B OF PLAT OF TRACTS 0-1-A & 0-1-B
GARDEN SUBDIVISION

FOR INFORMATION ONLY

GRADING NOTES

1. EXCEPT AS PROVIDED HEREON, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
2. THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL BE ADDITIONAL TO THE PROJECT COST.
3. ALL WORK RELATIVE TO FOUNDATION CONSTRUCTION, SITE PREPARATION AND PAVEMENT INSTALLATION AS SHOWN ON THIS PLAN SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "GEOLOGICAL INVESTIGATION" AS PROVIDED BY THE ARCHITECT OR OWNER. ALL OTHER WORK SHALL, UNLESS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE PROJECT (FIRST PARTY) SPECIFICATIONS, AND/OR THE CITY OF ALBUQUERQUE (COSA) STANDARD SPECIFICATIONS FOR PUBLIC WORKS (SECOND PARTY).
4. EARTH SLOPES SHALL NOT EXCEED A HORIZONTAL TO 1 VERTICAL UNLESS SHOWN OTHERWISE.
5. IT IS THE INTENT OF THESE PLANS THAT THE CONTRACTOR SHALL NOT PERFORM ANY WORK OUTSIDE OF THE PROPERTY BOUNDARIES EXCEPT AS REQUIRED BY THIS PLAN.
6. THE CONTRACTOR IS TO ENSURE THAT NO SOIL ENDS FROM THE SITE OR ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. THIS SHOULD BE ACHIEVED BY CONSTRUCTING TEMPORARY BARRIERS OR SALT FENCE AT THE PROPERTY LINES AND NETTING THE SOIL TO PREVENT IT FROM WIND DRIVEN.
7. A TEMPORARY SITE FOR ANY & ALL EXCESS EXCAVATION MATERIAL AND DISPOSABLE MATERIAL AND FOR A BORROW SITE CONTAINING ACCEPTABLE FILL MATERIAL SHALL BE OBTAINED BY THE CONTRACTOR IN COMPLIANCE WITH APPLICABLE ENVIRONMENTAL REGULATIONS AND APPROVED BY THE OBSERVER. ALL COSTS INCURRED IN OBTAINING A DISPOSAL OR BORROW SITE AND HAUL TO OR FROM SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND NO SEPARATE ACCOUNTING OR PAYMENT SHALL BE MADE.
8. PAVING AND ROADWAY GRADES SHALL BE +/- 0.1' FROM PLAN ELEVATIONS. PAD ELEVATIONS SHALL BE +/- 0.05' FROM BUILDING PLAN ELEVATION.
9. ALL PROPOSED CONTOURS REFLECT TOP OF PAVEMENT ELEVATIONS IN THE PAVING AREA AND MUST BE ADJUSTED FOR MEANS AND METHODS.
10. VERIFY ALL ELEVATIONS SHOWN ON PLAN FROM BASIS OF ELEVATION CONTROL STATION PRIOR TO BEGINNING CONSTRUCTION.

GENERAL NOTES

1. ALL WORK DETAILED ON THESE PLANS AND PERFORMED UNDER THIS CONTRACT SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS AND THE PROJECT OBSERVERS REPORT. WHERE APPLICABLE, CITY OF ALBUQUERQUE PUBLIC WORKS STANDARDS SHALL APPLY.
2. THE CONTRACTOR SHALL ABIDE BY ALL LOCAL, STATE, AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE IMPROVEMENTS, INCLUDING EPA REQUIREMENTS WITH RESPECT TO STORM WATER DISCHARGE.
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL POTENTIAL OBSTRUCTIONS INCLUDING ALL UNDERGROUND UTILITIES. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION OBSERVER OR ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
4. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR SHALL CONTACT THE LOCATING SERVICE FOR LOCATION OF EXISTING UTILITIES.
5. ALL ELECTRICAL, TELEPHONE, CABLE TV, GAS AND OTHER UTILITY (UNEL) CABLES AND APPURTENANCES DISCOVERED DURING CONSTRUCTION THAT REQUIRE RELOCATION SHALL BE COORDINATED WITH THAT UTILITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATION OF ALL NECESSARY UTILITY ADJUSTMENTS. NO ADDITIONAL COMPENSATION WILL BE ALLOWED FOR DELAYS OR INCONVENIENCES CAUSED BY UTILITY COMPANY WORK OVERTIME. THE CONTRACTOR MAY BE REQUIRED TO RESUME HIS ACTIVITIES TO ALLOW UTILITY OVERTIME TO PERFORM THEIR REQUIRED WORK.
6. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITY LINES WITHIN THE CONSTRUCTION AREA. ANY DAMAGE TO EXISTING UTILITIES CAUSED BY CONSTRUCTION ACTIVITY SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE AND APPROVED BY THE CONSTRUCTION OBSERVER.
7. CONSTRUCTION ACTIVITY SHALL BE LIMITED TO THE PROPERTY AND/OR PROJECT LIMITS. ANY DAMAGE TO ADJACENT PROPERTIES RESULTING FROM THE CONSTRUCTION PROCESS SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.
8. OVERNIGHT PARKING OF CONSTRUCTION EQUIPMENT SHALL NOT OBSTRUCT DRIVEWAYS OR DESIGNATED TRAFFIC LANES. THE CONTRACTOR SHALL NOT STORE ANY EQUIPMENT OR MATERIAL WITHIN THE PUBLIC RIGHT-OF-WAY.
9. THE CONTRACTOR SHALL OBTAIN ALL THE NECESSARY PERMITS FOR THE PROJECT PRIOR TO COMMENCING CONSTRUCTION (I.E., BARBERING, TOPSOIL DISTURBANCE, EXCAVATION PERMITS, EPA STORM WATER PERMITS, ETC.).
10. ALL PROPERTY CORNERS DESTROYED DURING CONSTRUCTION SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE. ALL PROPERTY CORNERS MUST BE RESET BY A REGISTERED LAND SURVEYOR.
11. THE CONTRACTOR SHALL PREPARE A CONSTRUCTION TRAFFIC CONTROL AND STORM PLAN AND OBTAIN APPROVAL OF EACH PLAN FROM THE CITY OF ALBUQUERQUE, TRAFFIC ENGINEERING DEPARTMENT, PRIOR TO BEGINNING ANY CONSTRUCTION WORK ON OR ADJACENT TO EXISTING STREETS.
12. ALL BARRICADES AND CONSTRUCTION SIGNING SHALL CONFORM TO APPLICABLE SECTIONS OF THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES" (MUTCD), US DEPARTMENT OF TRANSPORTATION, LATEST EDITION.
13. THE CONTRACTOR SHALL MAINTAIN ALL CONSTRUCTION BARRICADES AND SIGNING AT ALL TIMES. THE CONTRACTOR SHALL VERIFY THE PROPER LOCATION OF ALL BARRICADES AT THE END AND BEGINNING OF EACH DAY.
14. THE CONTRACTOR SHALL TAKE ALL STEPS NECESSARY TO CONFORM WITH EPA REQUIREMENTS, INCLUDING COMPLIANCE WITH NPDES PHASE 2 REQUIREMENTS.

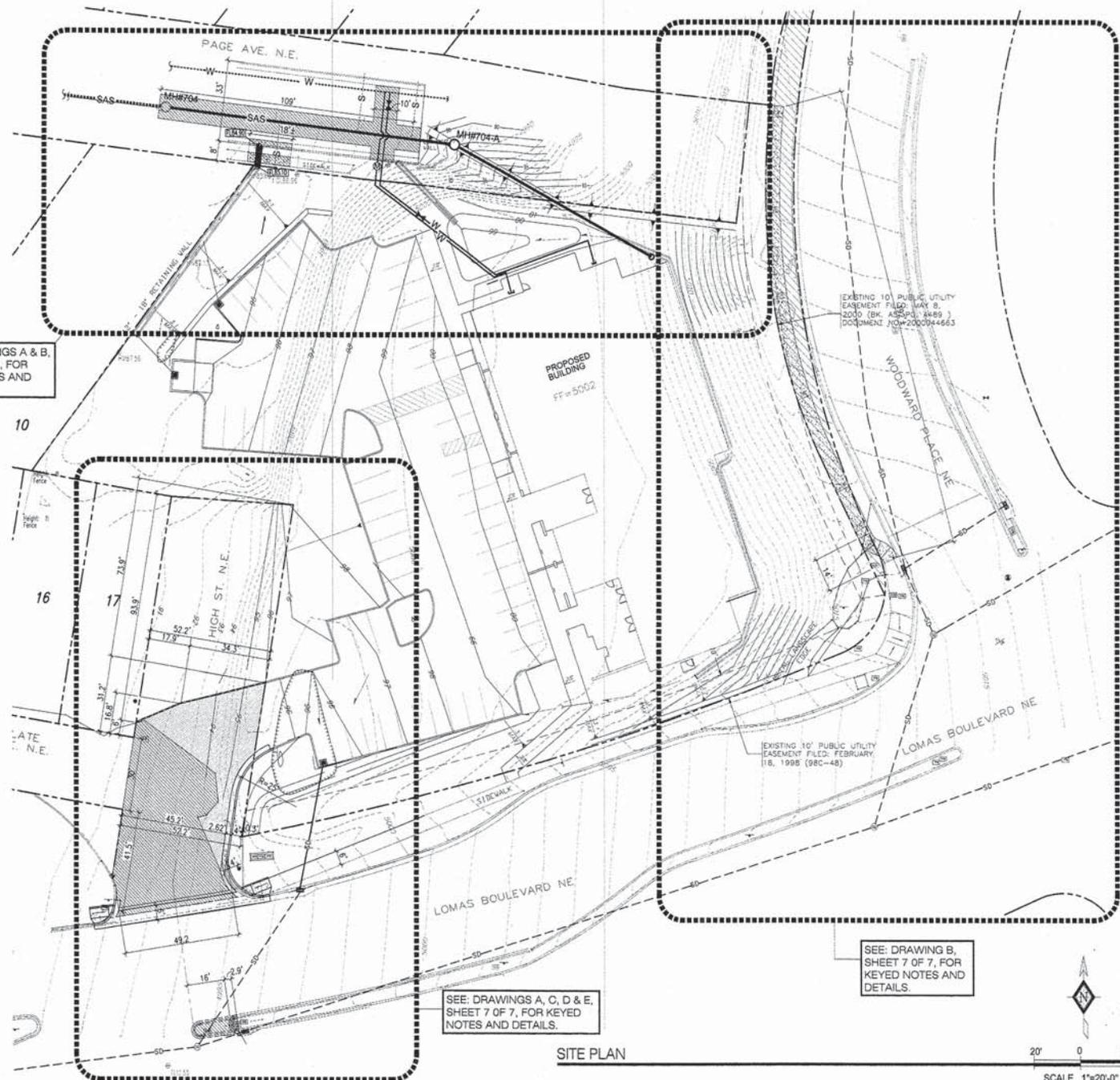
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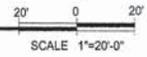
SEE: DRAWINGS A & B,
SHEET 6 OF 7, FOR
KEYED NOTES AND
DETAILS.

SEE: DRAWINGS A, C, D & E,
SHEET 7 OF 7, FOR KEYED
NOTES AND DETAILS.

SEE: DRAWING B,
SHEET 7 OF 7, FOR
KEYED NOTES AND
DETAILS.



SITE PLAN



- LEGEND**
- PROPERTY LINE
 - FENCE LINE
 - GAS LINE
 - OVERHEAD ELECTRIC LINE
 - UNDERGROUND ELECTRIC LINE
 - UNDERGROUND TELEPHONE CABLE
 - ALUMINUM CAP
 - CABLE TV BOX
 - DRILL HOLE
 - DROP INLET
 - ELECTRIC MANHOLE
 - ELECTRIC PULLBOX
 - FIRE HYDRANT
 - GROUND SHOT
 - GUY ANCHOR
 - LIGHT POLE
 - POWER POLE
 - SANITARY SEWER MANHOLE
 - SPRINKLER CONTROL BOX
 - SIGN
 - TRAFFIC CONTROL BOX
 - TOP OF PAVEMENT
 - TRAFFIC PULLBOX
 - TELEPHONE PEDESTAL
 - WATER METER
 - WATER VALVE
 - NEW CONCRETE PAVEMENT
 - NEW ASPHALT PAVEMENT
 - EXTENT OF ASPHALT/CONCRETE PAVEMENT REMOVAL
 - NEW TEMPORARY ASPHALT CURB
 - W — EXISTING WATER LINE
 - W — PROPOSED WATER LINE
 - PROPOSED WATER VALVE
 - PROPOSED WATER METER
 - SAS — EXISTING SEWER LINE
 - S — EXISTING SERVICE SEWER LINE
 - SAS — PROPOSED SANITARY SEWER LINE
 - S — EXISTING STORM SEWER LINE
 - S — PROPOSED STORM SEWER LINE
 - BERM

AS BUILT INFORMATION

DATE	BY	REVISIONS

BENCHMARK

DATE	BY	REVISIONS

ENGINEER'S SEAL

1/27/05

NO.	DATE	BY	REVISIONS

1/27/2005

RICHOMBUS P.A., INC.
REGISTERED PROFESSIONAL ENGINEERS OF NEW MEXICO

**CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP**

TITLE: NEW HEART SITE PLAN

Design Review Committee: **APPROVE** FEB 18 2005
City Engineer Approval: **APPROVE** FEB 18 2005
DESIGN REVIEW COMMITTEE CITY ENGINEER

City Project No. 751781 Zone Map No. J-15 Sheet 5 of 7

