

2006-11-14 11:11:11

CONSTRUCTION PLANS FOR ALISO TOWNHOMES

UTILITY & PAVING IMPROVEMENTS

CITY OF ALBUQUERQUE
NEW MEXICO
APRIL 2005

R
G
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6. ALISO AVENUE PAVING IMPROVEMENTS
7. MORNINGSIDE AVENUE PAVING IMPROVEMENTS
8. MASTER UTILITY PLAN
9. PRIVATE ALLEY UTILITY IMPROVEMENTS

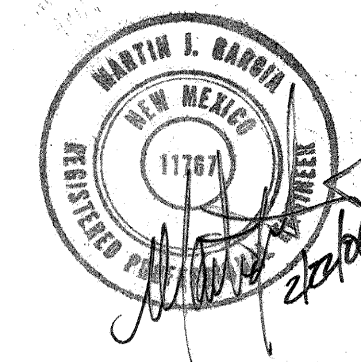
APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY ENGINEER
Bryan Volpe, P.E.
DATE: 6/3/2006



SURVEYOR'S CERTIFICATION
I, Mitchell W. Reynolds MAPS 11224, hereby certify
THAT THE AS-BUILT INFORMATION SHOWN HEREON IS
THE RESULT OF AN ACTUAL FIELD SURVEY PERFORMED
BY ME OR UNDER MY DIRECT SUPERVISION AND THAT
THE SAME IS TRUE AND CORRECT TO THE BEST OF
MY KNOWLEDGE AND BELIEF.
Mitchell W. Reynolds
MAPS. NO. 11224
DATE 2-23-06

ENGINEER'S CERTIFICATION

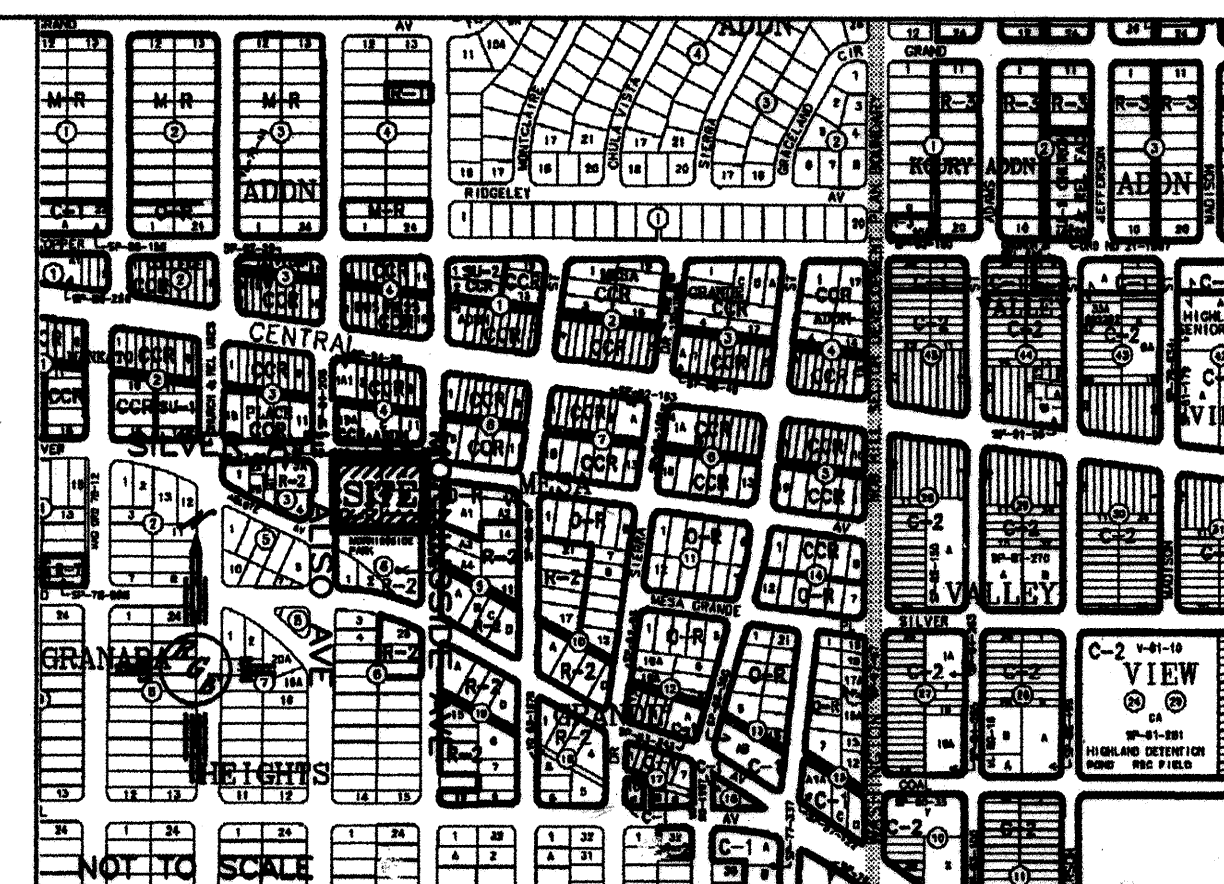
I, MARTIN J. GARCIA, OF THE FIRM APC ENGINEERS
INC., A REGISTERED PROFESSIONAL ENGINEER IN THE
STATE OF NEW MEXICO, DO HEREBY CERTIFY, TO THE BEST
OF MY KNOWLEDGE AND BELIEF THAT THE INFORMATION
INSTALLED AS PART OF THIS PROJECT HAS BEEN PREPARED
BY ME OR BY A QUALIFIED PERSON UNDER MY DIRECT
SUPERVISION AND HAS BEEN CONSTRUCTED IN ACCORDANCE
WITH THE PLANS AND SPECIFICATIONS WHILE SOMEONE
FROM APC ENGINEERING, INC. WAS ON-SITE APPROVED
BY THE CITY ENGINEER, AND THAT THE ORIGINAL
DESIGN INTENT OF THE APPROVED PLANS HAS BEEN
MAINTAINED EXCEPT AS NOTED BY ME ON THE AS-BUILT
CONSTRUCTION DRAWINGS. THE CERTIFICATION IS BASED
ON SITE INSPECTIONS BY ME OR PERSONNEL UNDER
MY DIRECTION AND SURVEY INFORMATION PROVIDED
BY MITCHELL W. REYNOLDS MAPS 11224.



DRB #1003585

**Rio Grande
Engineering**
1608 CENTRAL AVENUE SE
SUITE 201
ALBUQUERQUE, NM 87106
(505) 872-0880

REV	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER	DATE	APPROVED FOR CONSTRUCTION	
		DRC Chairman			9-5-05		
		Transportation			6/6/06		
		Water/Wastewater			6/6/06		
		Hydrology			6/6/06		
		C.I.P.					
		Constr. Mngmt.					
		Constr. Coord.			9-5-05		
CITY PROJECT NO.				SHEET			
757481				1 OF 9			



VICINITY MAP ZONE ATLAS K-17-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 #7).
2. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (260-1980) 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. SEVEN (7) 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 BARRICADE PERMIT FROM THE CONST. COORDINATION DIVISION. CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER (924-3400) 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 DESIGNER'S 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.
 - ☒ 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.

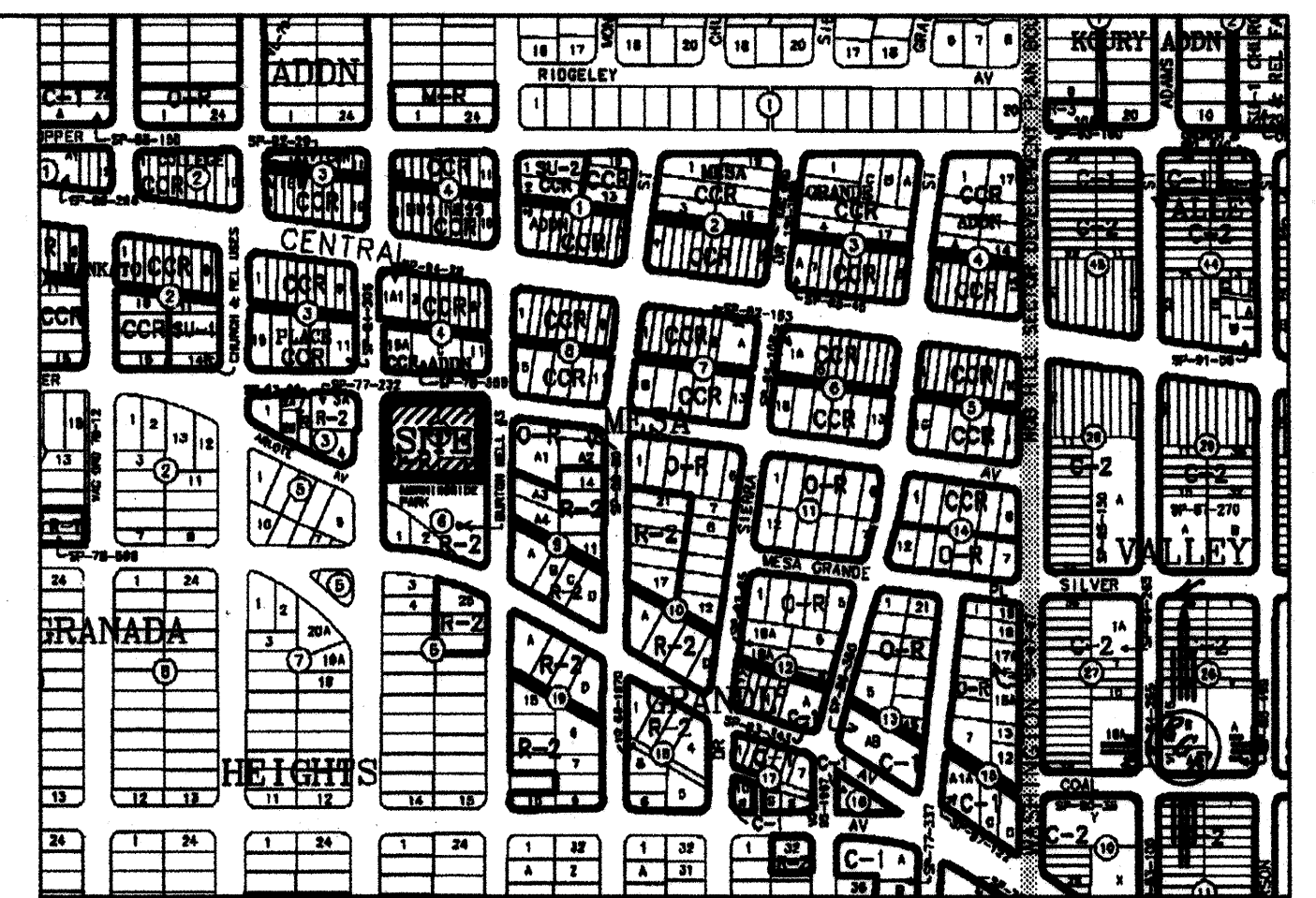
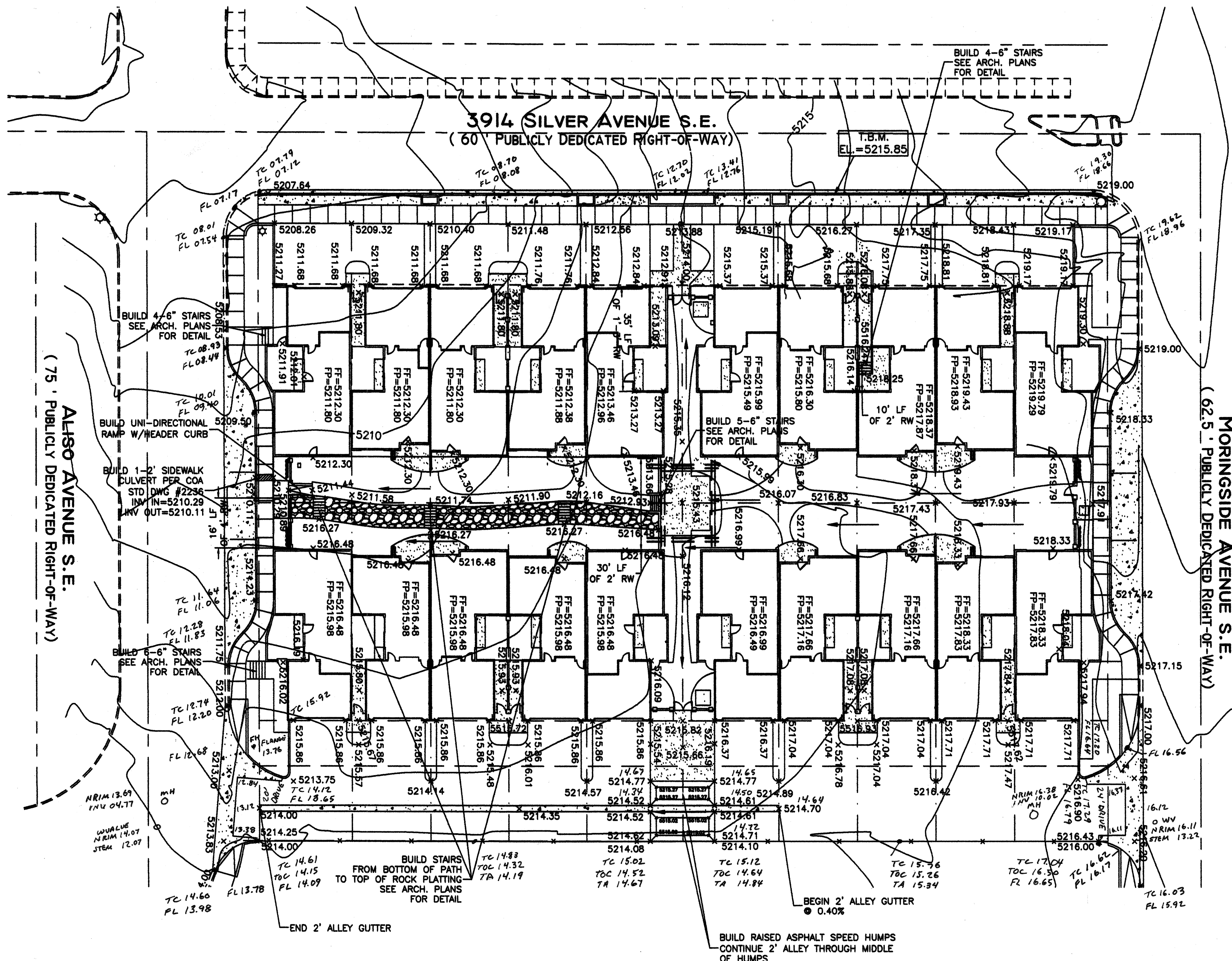
RECORD DRAWING

NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL CITY CURB AND GUTTER TO BE 8" STD PER COA STD DWG #2415A.
3. ALL GARAGES SHALL HAVE 1.50% SLOPE MIN.
4. ALL EXTERIOR DOORS SHALL HAVE A 3.5" STEP DOWN. EXCEPT IN BACK YARD AREAS.
5. SEE GEOTECH REPORT FOR FOOTING AND PAD REQUIREMENTS.
6. ALL SIDEWALKS SHALL BE PER COA STD DWG #2430.

EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.



VICINITY MAP:



FIRM MAP:

35001C0353E

LEGAL DESCRIPTION:

LOT 1,2,3,4 BLK 4, GRANADA HEIGHTS ADDITION

LEGEND

- EXISTING FENCE
- === EXISTING CURB & GUTTER
- PROPOSED CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- PROPOSED SIDEWALK
- PROPOSED PERIMETER WALL
- PROPOSED RETAINING WALL
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- FLOW ARROW
- SLOPE TIE
- × 5048.25 PROPOSED SPOT ELEVATION
- × 5048.25 EXISTING SPOT ELEVATION
- CENTERLINE
- RIGHT-OF-WAY
- LOT LINES
- ROCK PLATTING-2: SLOPE TIE MAX.

The asbuils are true and correct to the best of my knowledge and belief and are from an actual field survey.

Mitchell W. Reynolds
MITCHELL W. REYNOLDS, N.M.S. 11224

2-23-06
DATE

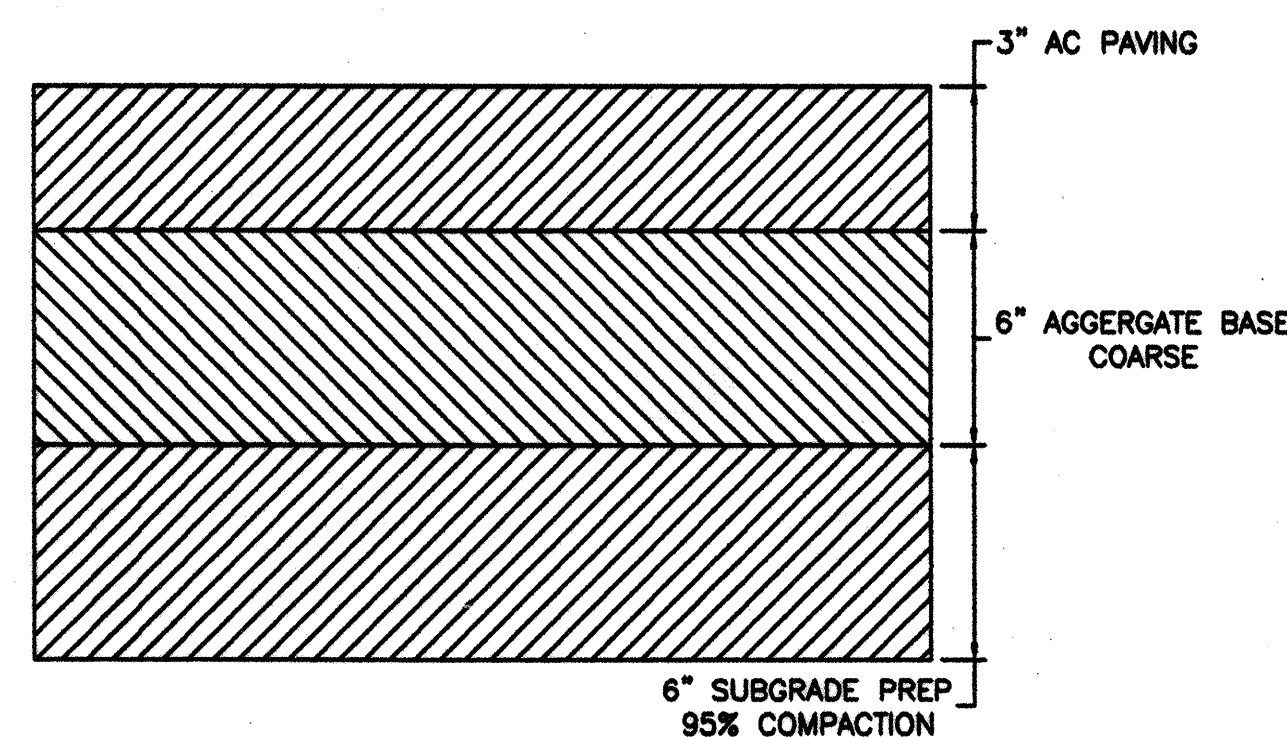


*-FOR REFERENCE ONLY

ENGINEER'S SEAL DAVID SOULE P.E. #14522	TOWNHOMES @ MASON'S LANDING GRADING AND DRAINAGE PLAN	DRAWN BY WCWJ DATE 2-24-05 2448-GRB-1-13-05X
	Rio Grande Engineering 1608 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0699	SHEET # 3 OF 9 JOB # 2448

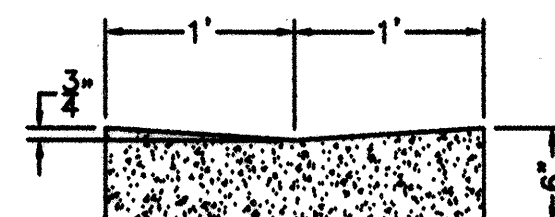
CAUTION:
EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.

RECORD DRAWING



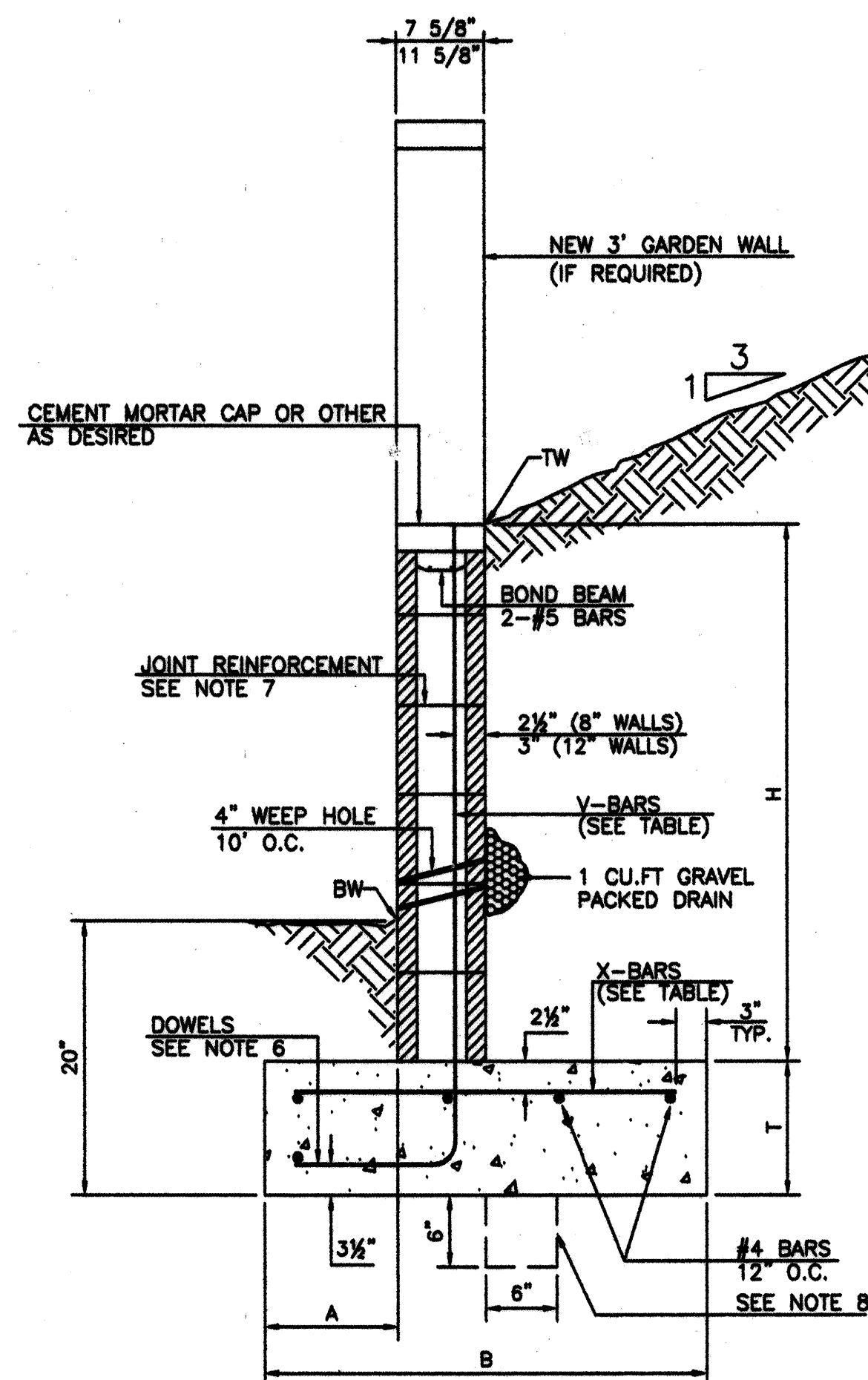
PAVING SECTION

NTS
FOR BIDDING PURPOSES ONLY
SEE GEOTECH REPORT FOR SECTION



CONCRETE ALLEY GUTTER DETAIL

NTS



RETAINING WALL DETAIL

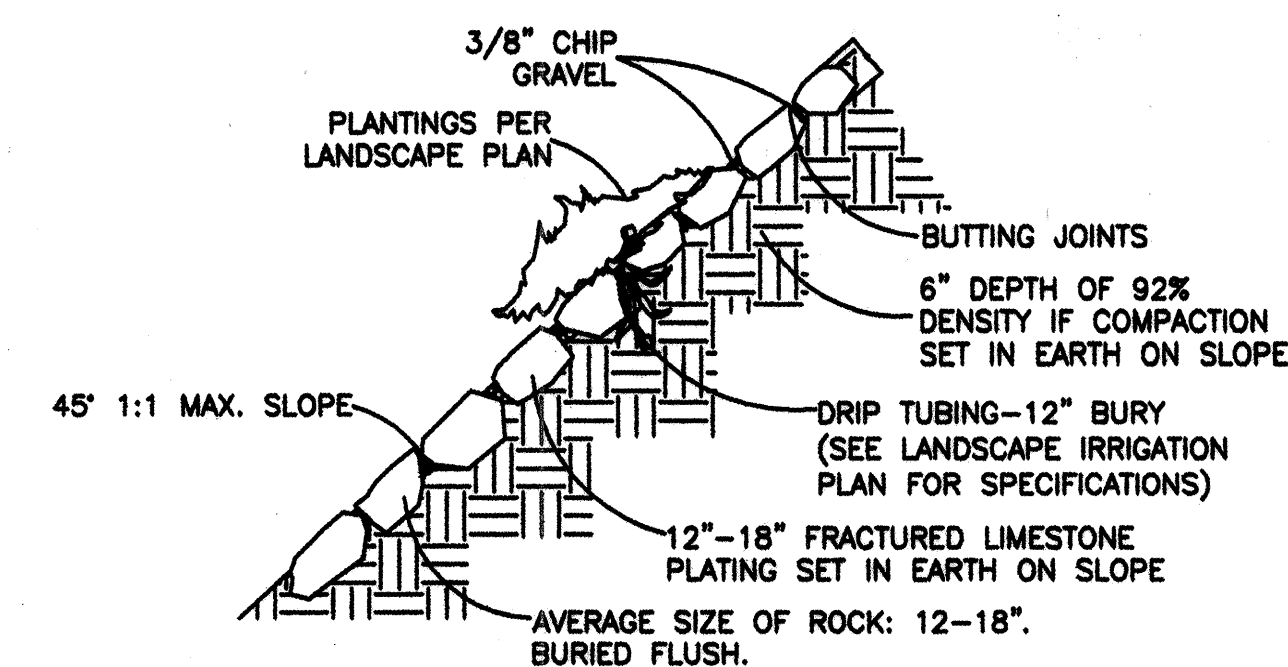
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL					
H	A	B	T	V-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
3'-4"	8"	2'-6"	10"	#4 @32" O.C.	#4 @32" O.C.
4'-0"	10"	2'-10"	10"	#4 @32" O.C.	#4 @32" O.C.
4'-8"	12"	3'-6"	12"	#4 @24" O.C.	#4 @24" O.C.
5'-4"	14"	3'-10"	12"	#4 @16" O.C.	#4 @16" O.C.
6'-0"	16"	4'-4"	12"	#4 @16" O.C.	#4 @16" O.C.
6'-8"	18"	4'-10"	14"	#5 @16" O.C.	#5 @16" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL					
H	A	B	T	V-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#4 @24" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @16" O.C.
6'-8"	16"	4'-6"	12"	#5 @24" O.C.	#5 @24" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#6 @16" O.C.
8'-0"	20"	5'-4"	12"	#7 @24" O.C.	#7 @24" O.C.

GENERAL NOTES:

- ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
- MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE $\pm 2.0\%$.
- BACKFILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
- ALL BARS ARE TO BE GRADE 60, ASTM 615.
- TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
- DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
- JOINT REINFORCEMENT CONSISTING OF 9GA. LONGITUDINAL WIRE AND 3/16" CROSS RODS SHALL BE PROVIDED AT 8' CENTERS VERTICALLY.
- PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
- USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.



ROCK PLATING DETAIL

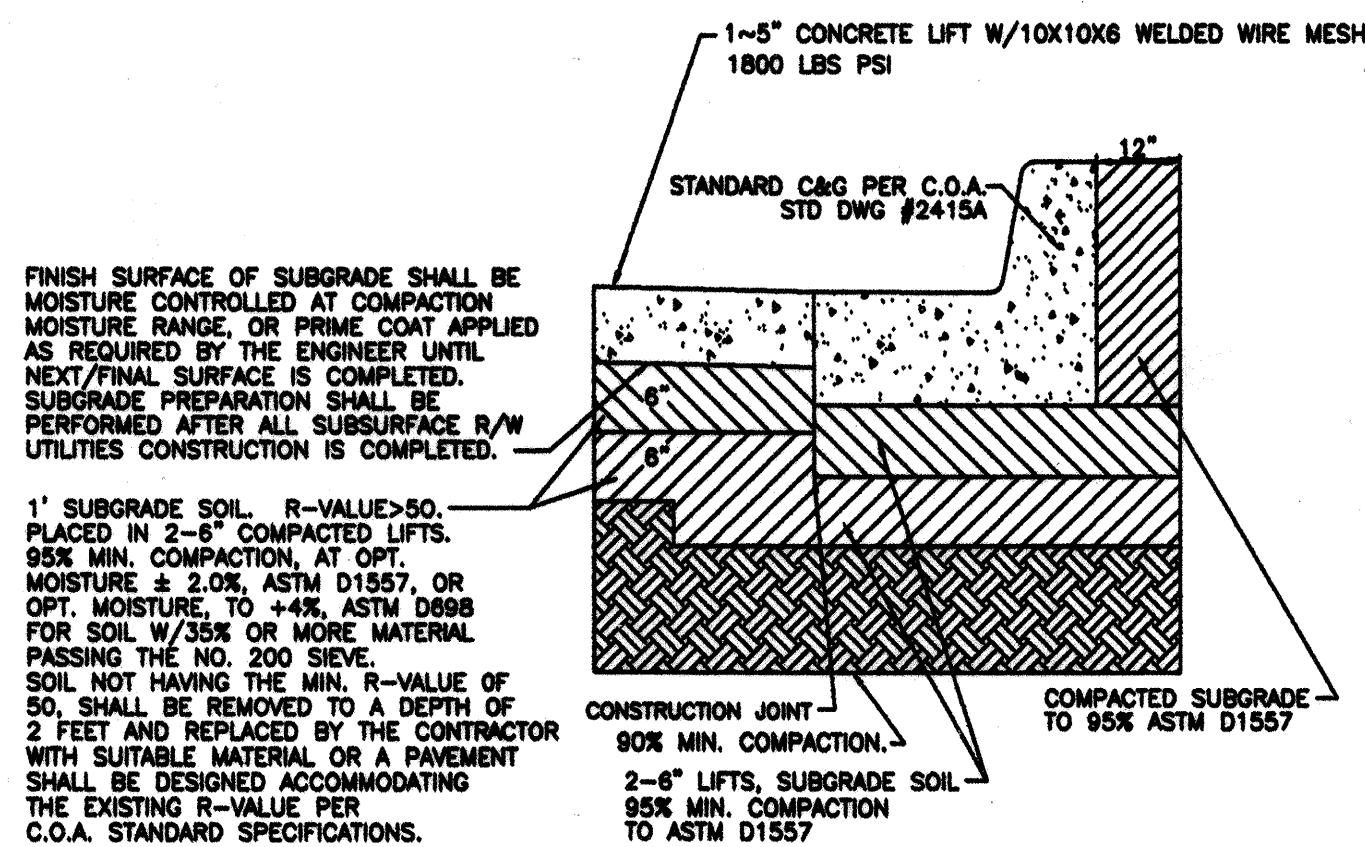
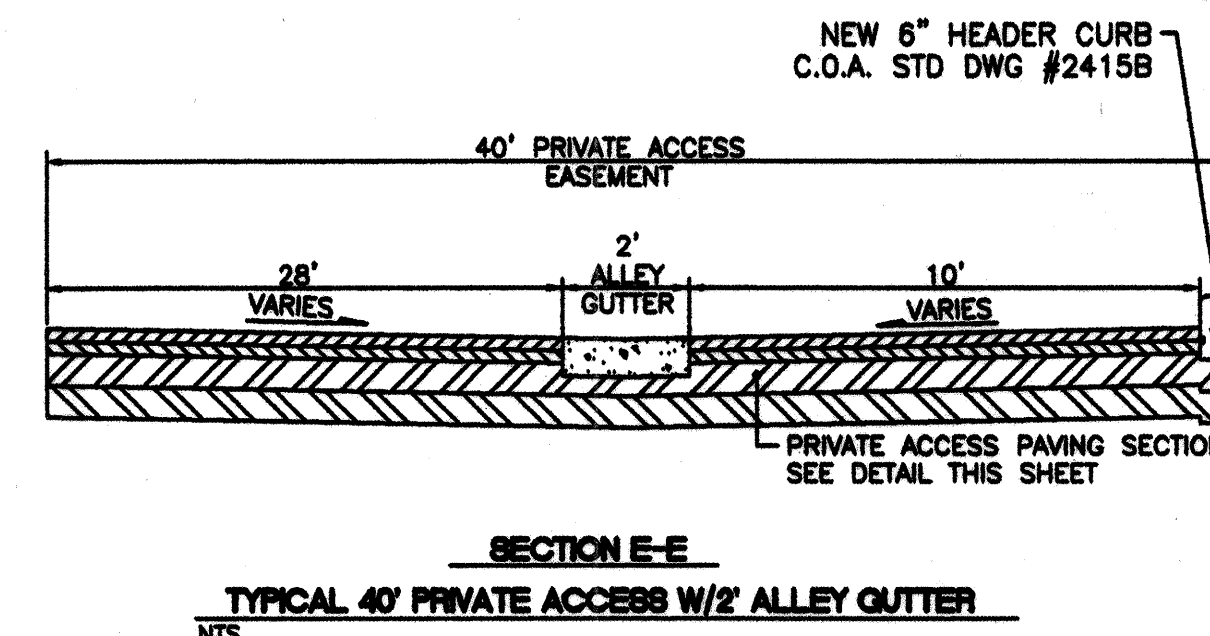
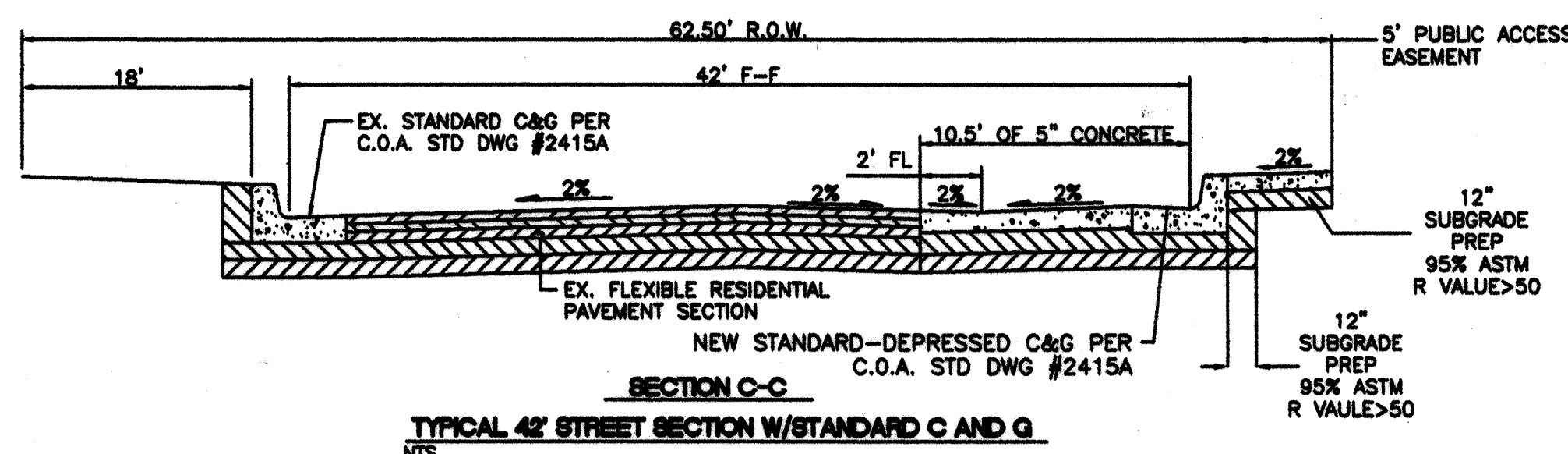
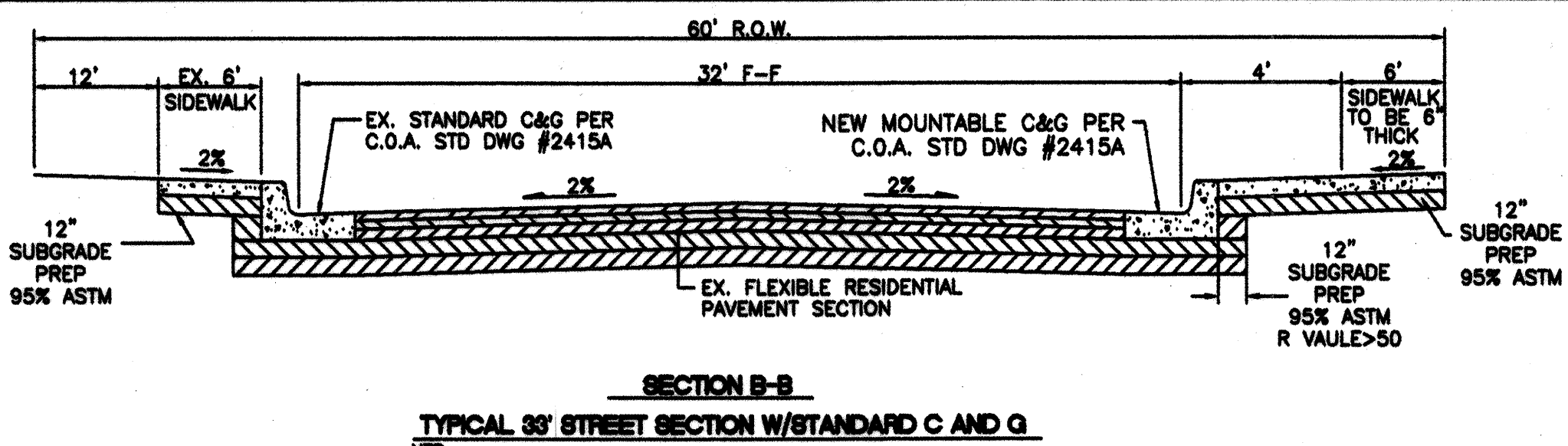
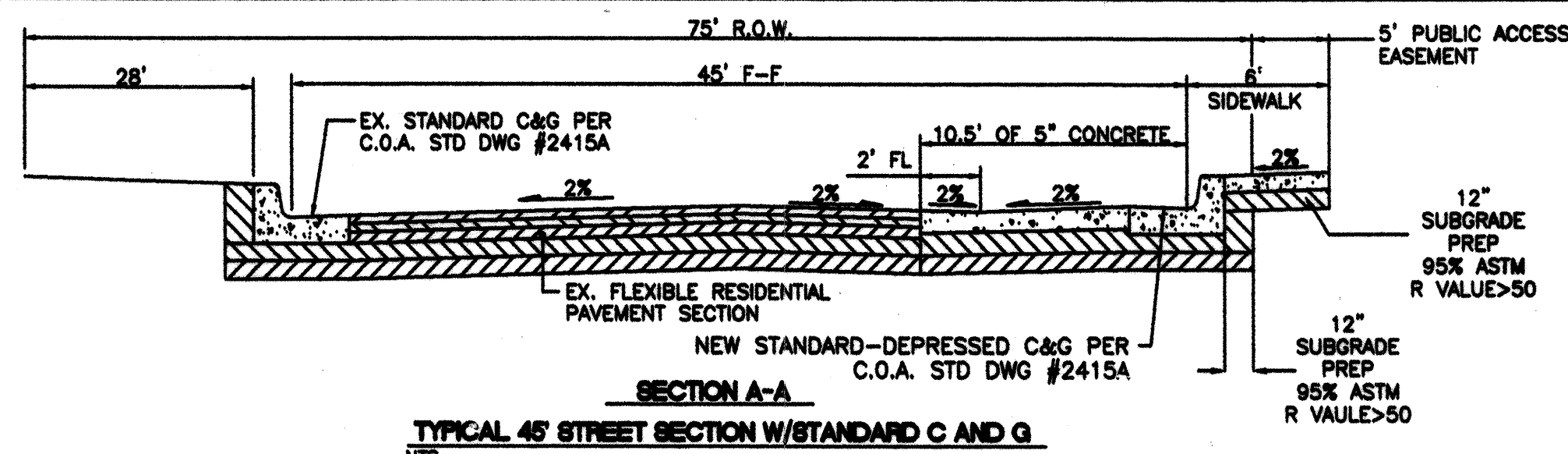
GREY LIMESTONE NTS

*-FOR REFERENCE ONLY

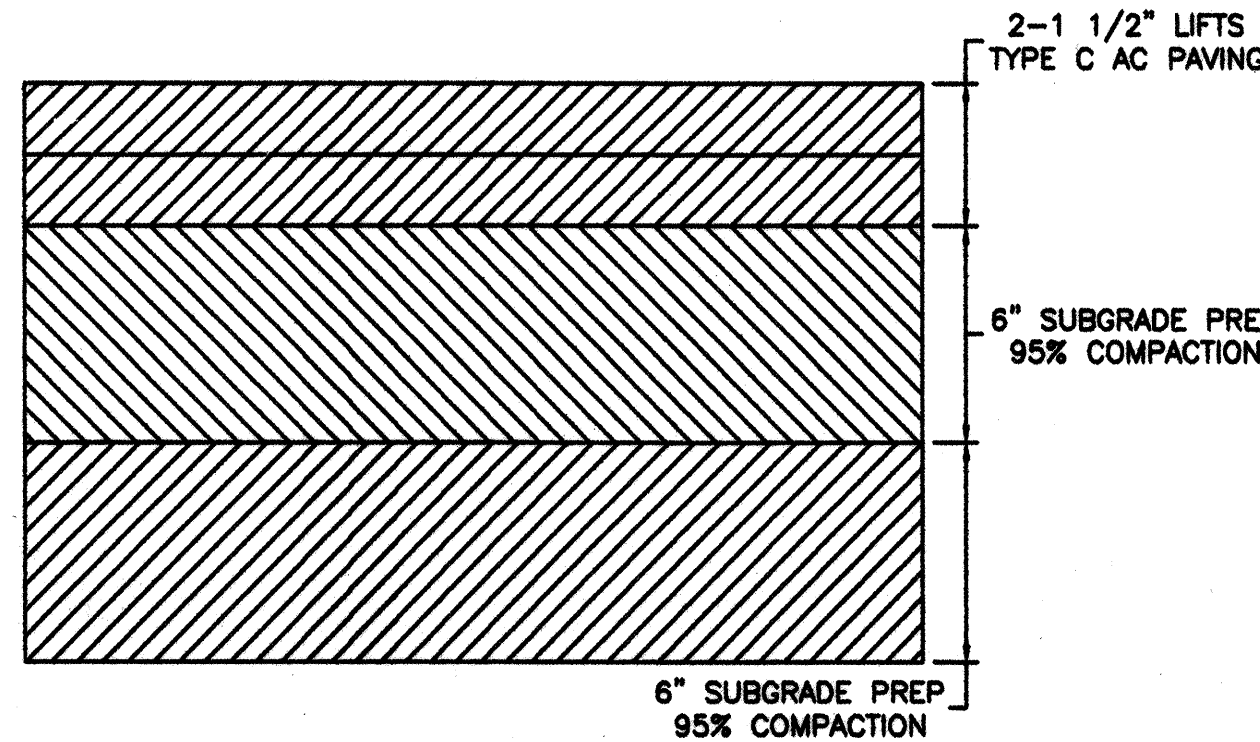
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		GRADING AND DRAINAGE PLAN	DATE 2-25-05
			2448-GRB-1-13-05X
			SHEET # 3A OF 9
DAVID SOULE P.E. #14522		1006 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0888	
		JOB # 2448	

RECORD DRAWING

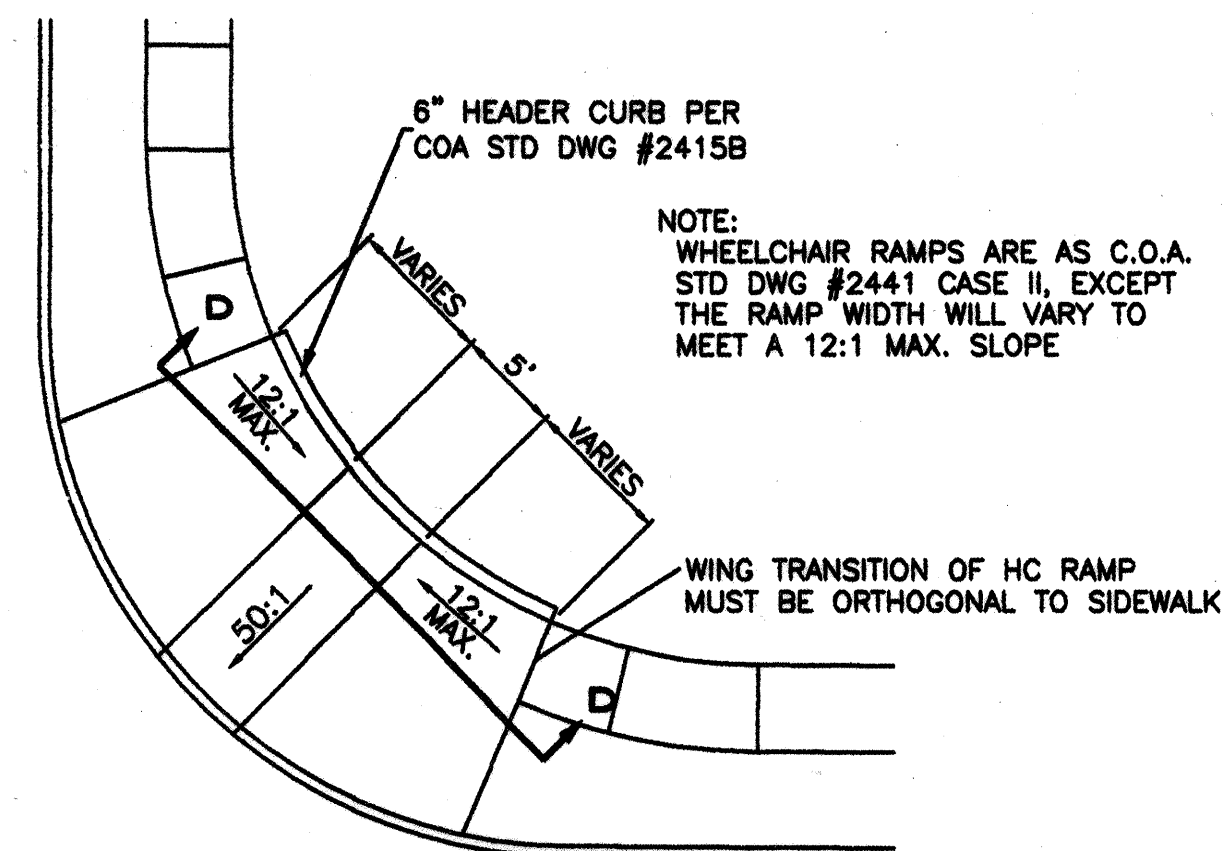
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PLANNING



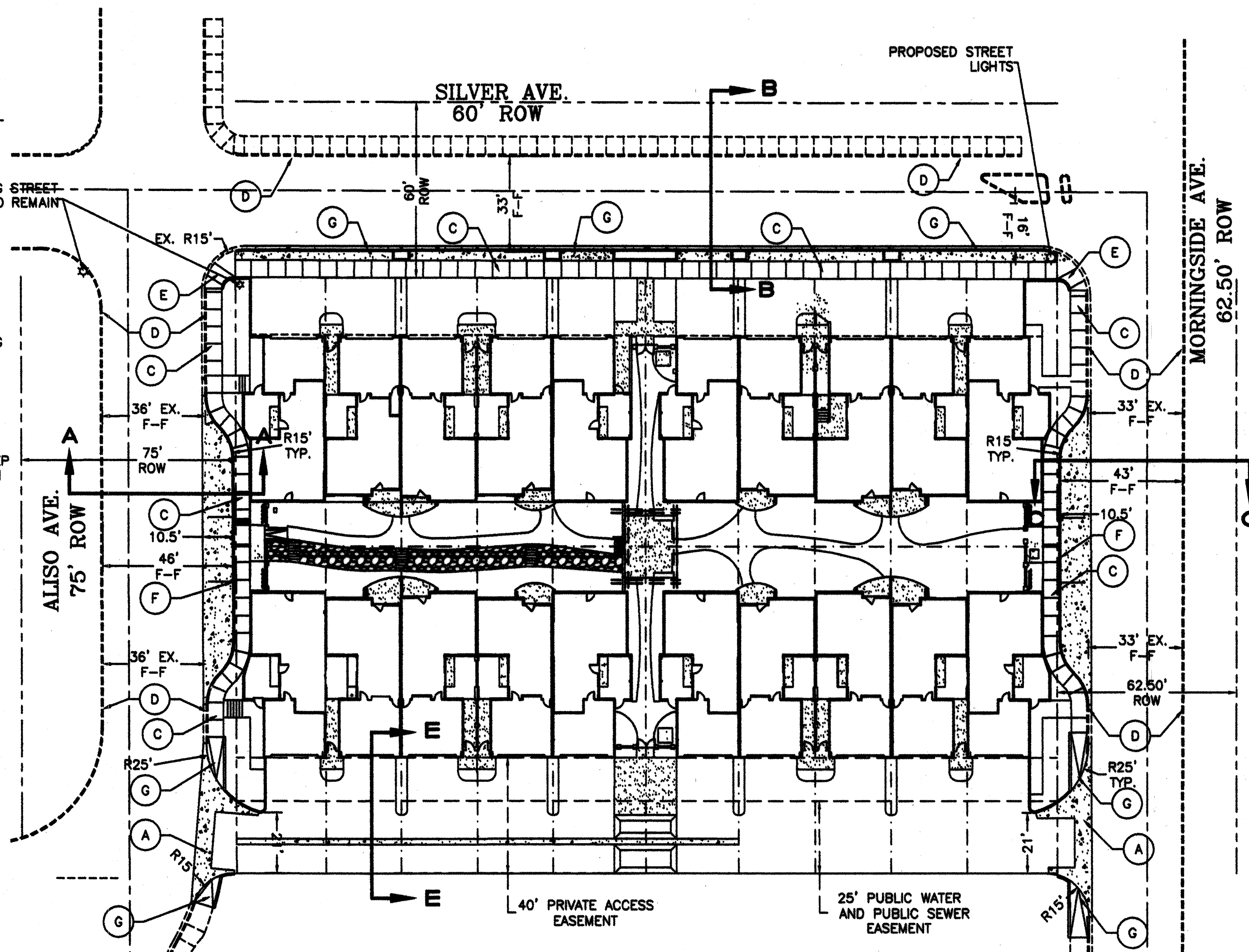
CONCRETE PAVING SECTION (STANDARD CURB)
NTS--PER COA STD DWG #2405



PRIVATE ALLEY PAVING SECTION
NTS



WHEELCHAIR RAMP DETAIL (TYP.)
NTS

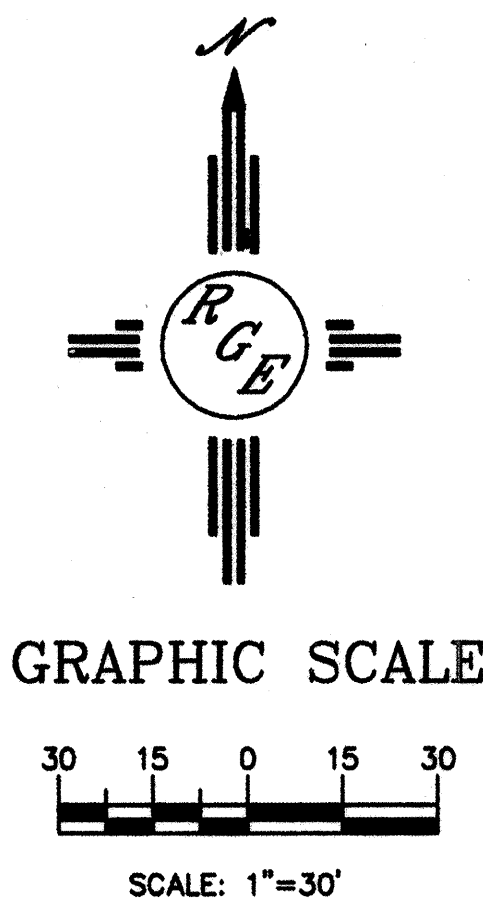


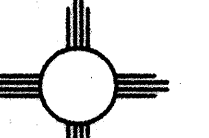
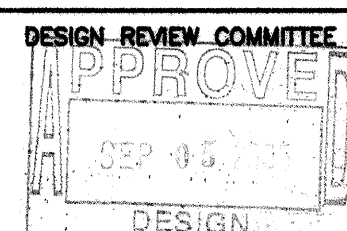
SECTION D-D
NTS

CONCRETE ALLEY GUTTER DETAIL
NTS--PER COA STD DWG #2415A

- KEYED NOTE:
- (A) 6' VALLEY GUTTER PER C.O.A. STD DWG #2420
 - (B) 6' SIDEWALK TO BE DEFERRED
 - (C) 6' SIDEWALK TO BE BUILT WITH THIS CONTRACT PER COA STD. DWG #2430
 - (D) EX. STANDARD CURB
 - (E) H.C. RAMP PER COA STD DWG #2441 CASE II
 - (F) STANDARD CURB PER C.O.A. STD DWG #2415A
 - (G) UNI-DIRECTIONAL H.C. RAMP PER COA STD DWG #2426
 - (H) MOUNTABLE C&G PER COA STD DWG #2415A

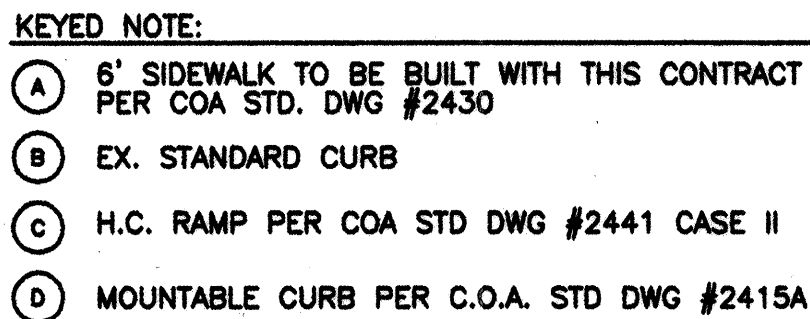
- LEGEND
- ===== EXISTING CURB & GUTTER
 - ===== PROPOSED CURB & GUTTER
 - CENTERLINE
 - RIGHT-OF-WAY
 - LOT LINES
 - SIDEWALK
 - BOUNDARY LINE
 - EASEMENT
 - ☼ STREET LIGHTS
 - ===== LIMITS OF NEW CONCRETE ALONG SILVER, MORNINGSIDE, AND ALISO



 1800 CENTRAL AVENUE SE SUITE 401 ALBUQUERQUE, NM 87106 (505) 275-0000	
CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: ALISO TOWNHOMES MASTER PAVING PLAN	
DESIGN REVIEW COMMITTEE  SEP 2 2 2005 CITY ENGINEER	MO./DAY/YR. NO. / DAY / YR.
CITY PROJECT NO. 757481	ZONE MAP NO. K-17-Z
SHEET 4 OF 9	

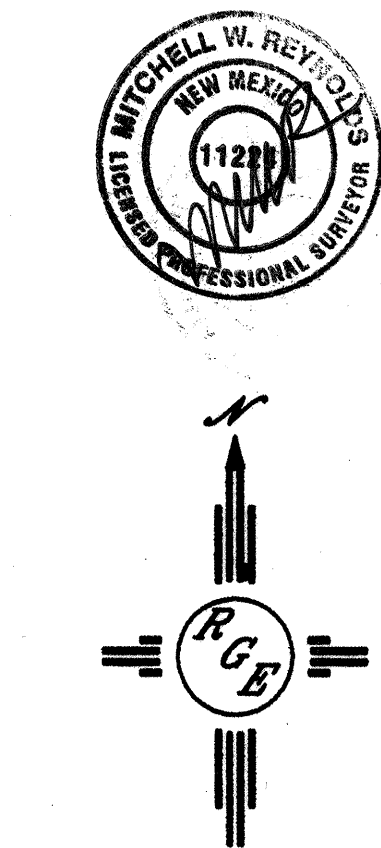
RECORD DRAWING

LINE TABLE		
LINE	LENGTH	BEARING
L1	341.29	N89°52'44"E

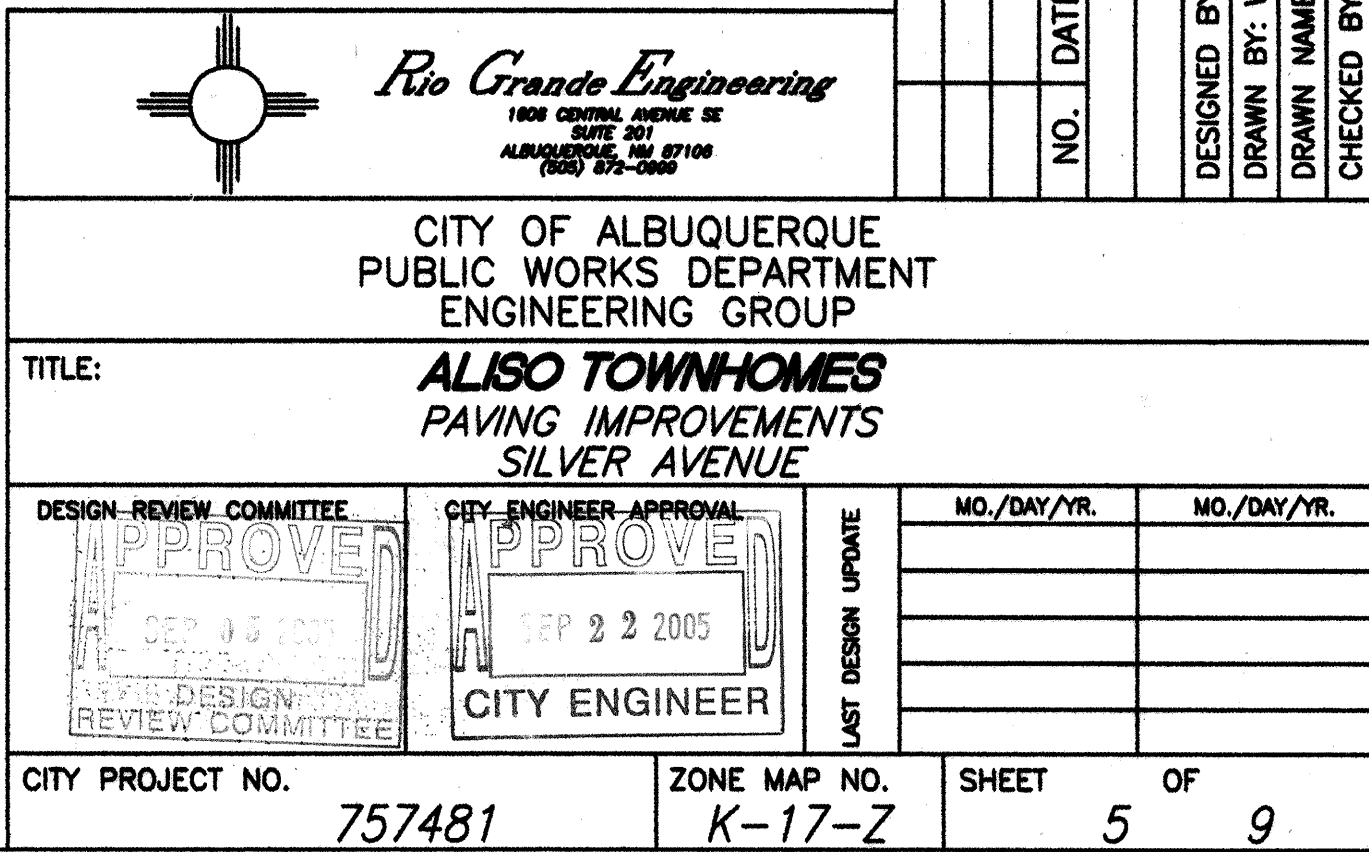
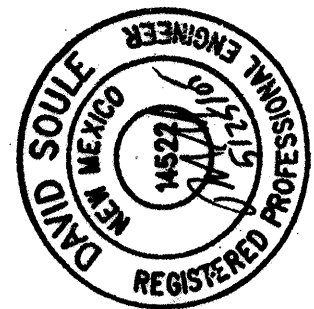


NOTE:

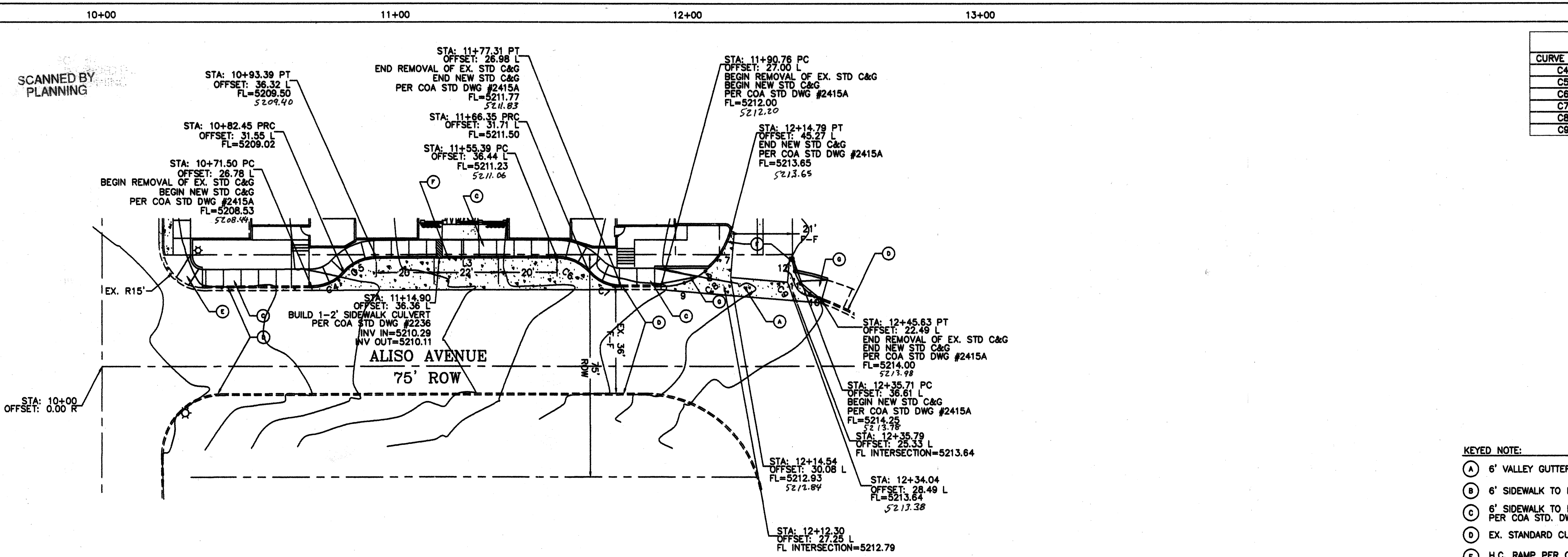
1. SEE MASTER PAVING PLAN FOR STREET SECTIONS AND WHEELCHAIR RAMP TYPES.
2. ALL CURB AND GUTTER ARE TO BE STANDARD UNLESS OTHERWISE NOTED.



SCALE: HORIZ. 1"=20'
VERT. 1"= 5'



RECORD DRAWING



CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	CHORD DIRECTION
C4	12.28	15.00	46°53'43"	S23°36'53"E
C5	12.28	15.00	46°53'43"	N23°18'50"E
C6	12.28	15.00	46°53'43"	N23°18'50"E
C7	12.28	15.00	46°53'43"	S23°16'50"W
C8	32.41	25.00	74°16'21"	S37°18'12"E
C9	18.40	15.00	70°16'15"	S54°50'52"W

LINE TABLE		
LINE	LENGTH	BEARING
L3	62.00	N00°10'01"W

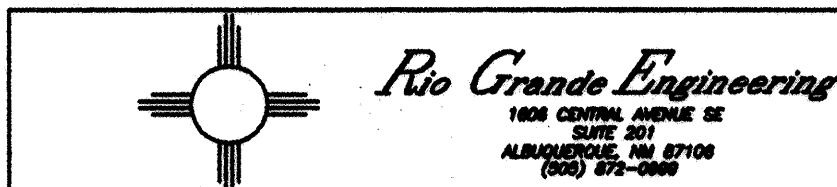
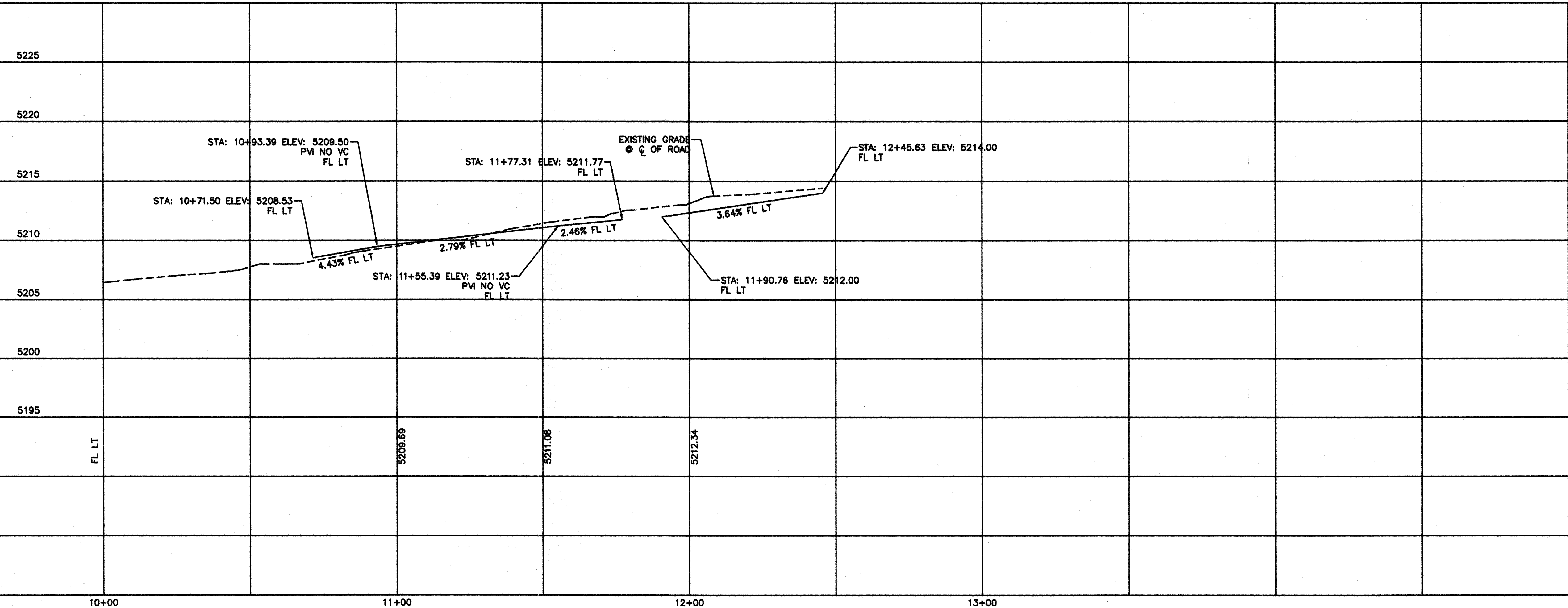
QUARTER POINTS					
C8	FL	ELEV.	C9	FL	ELEV.
	7	5213.24		10	5214.07
	8	5212.83		11	5214.13
	9	5212.42		12	5214.19

- KEYED NOTE:
- (A) 6" VALLEY GUTTER PER C.O.A. STD DWG #2420
 - (B) 6" SIDEWALK TO BE DEFERRED
 - (C) 6" SIDEWALK TO BE BUILT WITH THIS CONTRACT PER COA STD. DWG #2430
 - (D) EX. STANDARD CURB
 - (E) H.C. RAMP PER COA STD DWG #2441 CASE II
 - (F) STANDARD CURB PER C.O.A. STD DWG #2415A
 - (G) UNIDIRECTIONAL RAMP PER COA STD DWG #2426

- NOTE:
- SEE MASTER PAVING PLAN FOR STREET SECTIONS AND WHEELCHAIR RAMP TYPES.
 - ALL CURB AND GUTTER ARE TO BE STANDARD UNLESS OTHERWISE NOTED.

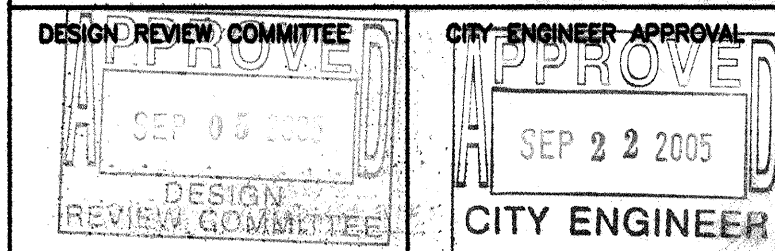
SCALE: HORIZ. 1"=20'
VERT. 1"= 5'

ALISO AVENUE
STA: 10+00.00 TO 12+49.49
*-ALL STATIONING BASED UPON PROPOSED CENTERLINE

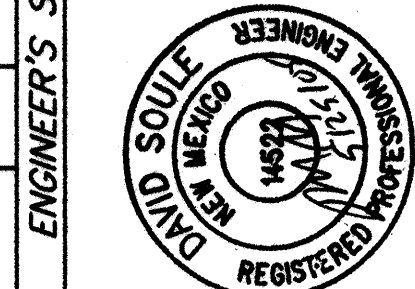


CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **ALISO TOWNHOMES**
PAVING IMPROVEMENTS
ALISO AVENUE



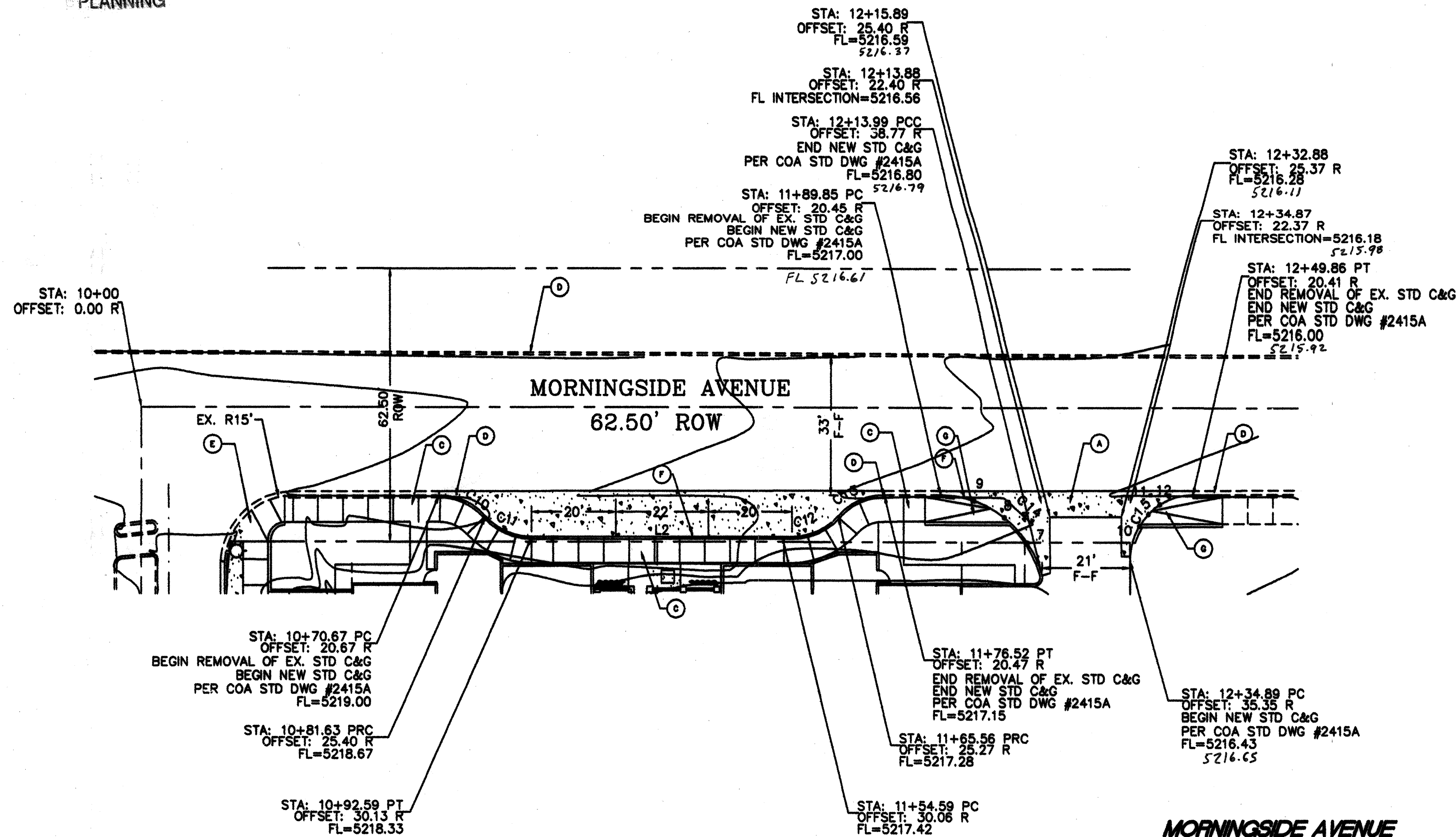
CITY PROJECT NO. 757481 ZONE MAP NO. K-17-Z SHEET 6 OF 9



NO.	DATE	REMARKS
1	3-09-05	DESIGN
2	3-09-05	DESIGN
3	3-09-05	DESIGN
4	3-09-05	DESIGN
5	3-09-05	DESIGN
6	3-09-05	DESIGN
7	3-09-05	DESIGN
8	3-09-05	DESIGN
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41	3-09-05	DESIGN
42	3-09-05	DESIGN
43	3-09-05	DESIGN
44	3-09-05	DESIGN
45	3-09-05	DESIGN
46	3-09-05	DESIGN
47	3-09-05	DESIGN
48	3-09-05	DESIGN
49	3-09-05	DESIGN
50	3-09-05	DESIGN
51	3-09-05	DESIGN
52	3-09-05	DESIGN
53	3-09-05	DESIGN
54	3-09-05	DESIGN
55	3-09-05	DESIGN
56	3-09-05	DESIGN
57	3-09-05	DESIGN
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59	3-09-05	DESIGN
60	3-09-05	DESIGN
61	3-09-05	DESIGN
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63	3-09-05	DESIGN
64	3-09-05	DESIGN
65	3-09-05	DESIGN
66	3-09-05	DESIGN
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75	3-09-05	DESIGN
76	3-09-05	DESIGN
77	3-09-05	DESIGN
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92	3-09-05	DESIGN
93	3-09-05	DESIGN
94	3-09-05	DESIGN
95	3-09-05	DESIGN
96	3-09-05	DESIGN
97	3-09-05	DESIGN
98	3-09-05	DESIGN
99	3-09-05	DESIGN
100	3-09-05	DESIGN

RECORD DRAWING

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PLANNING



MORNINGSIDE AVENUE
STA: 10+00.00 TO 12+54.98
ALL STATIONING BASED UPON PROPOSED CENTERLINE

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	CHORD DIRECTION
C10	12.28	15.00	48°53'43"	N23°22'49"E
C11	12.28	15.00	48°53'43"	S23°22'49"W
C12	12.31	15.00	47°01'04"	S23°34'35"E
C13	12.31	15.00	47°01'04"	N23°34'35"W
C14	32.55	25.00	74°38'06"	N37°14'00"E
C15	23.55	15.00	89°56'57"	N45°02'31"W

LINE TABLE		
LINE	LENGTH	BEARING
L3	62.00	N00°10'01"W

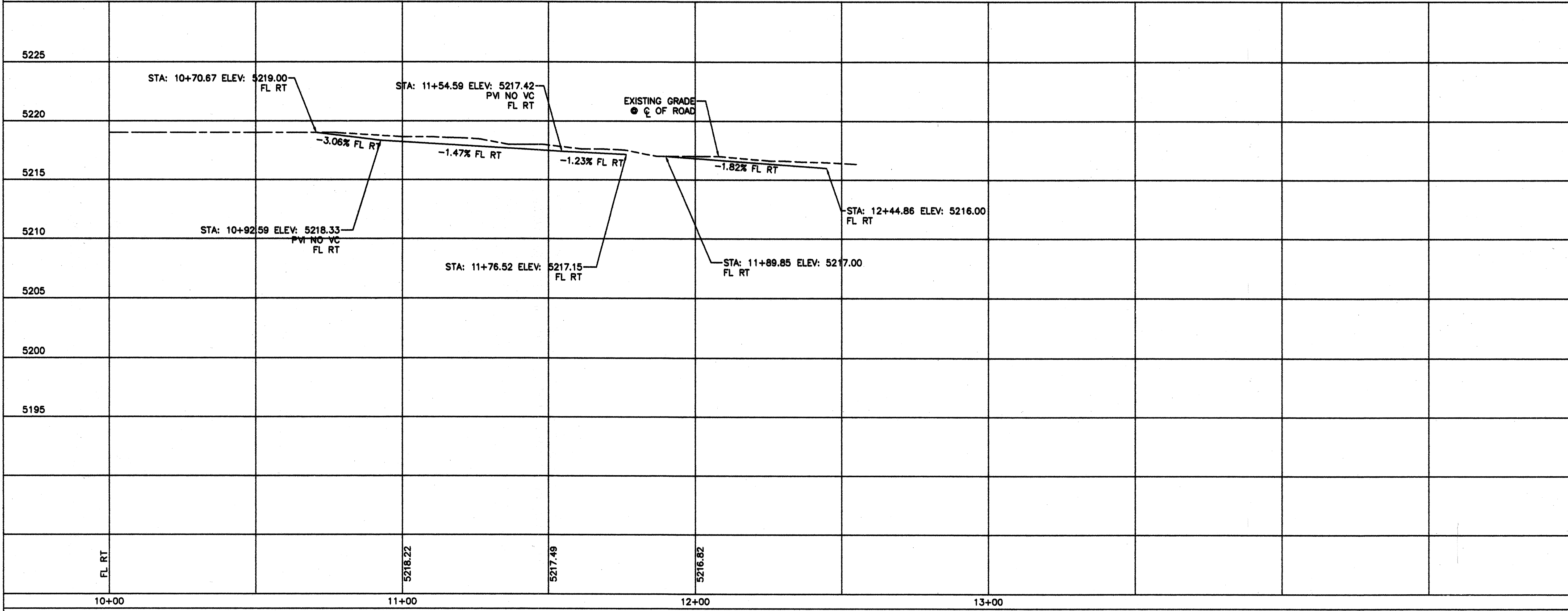
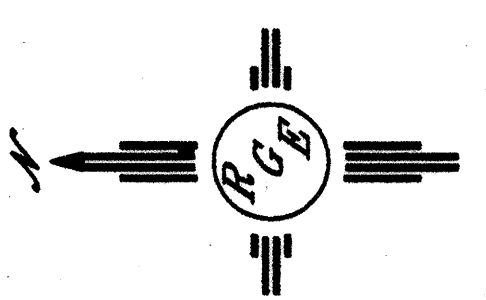
QUARTER POINTS

C14	FL	ELEV.	C15	FL	ELEV.
	7	5216.85		10	5216.32
	8	5216.90		11	5216.21
	9	5216.95		12	5216.10

- KEYED NOTE:
- (A) 6' VALLEY GUTTER PER C.O.A. STD DWG #2420
 - (B) 6' SIDEWALK TO BE DEFERRED
 - (C) 6' SIDEWALK TO BE BUILT WITH THIS CONTRACT PER COA STD. DWG #2430
 - (D) EX. STANDARD CURB
 - (E) H.C. RAMP PER COA STD DWG #2441 CASE II
 - (F) STANDARD CURB PER C.O.A. STD DWG #2415A
 - (G) UNI-DIRECTIONAL H.C. RAMP PER COA STD DWG#2426

- NOTE:
- SEE MASTER PAVING PLAN FOR STREET SECTIONS AND WHEELCHAIR RAMP TYPES.
 - ALL CURB AND GUTTER ARE TO BE STANDARD UNLESS OTHERWISE NOTED.

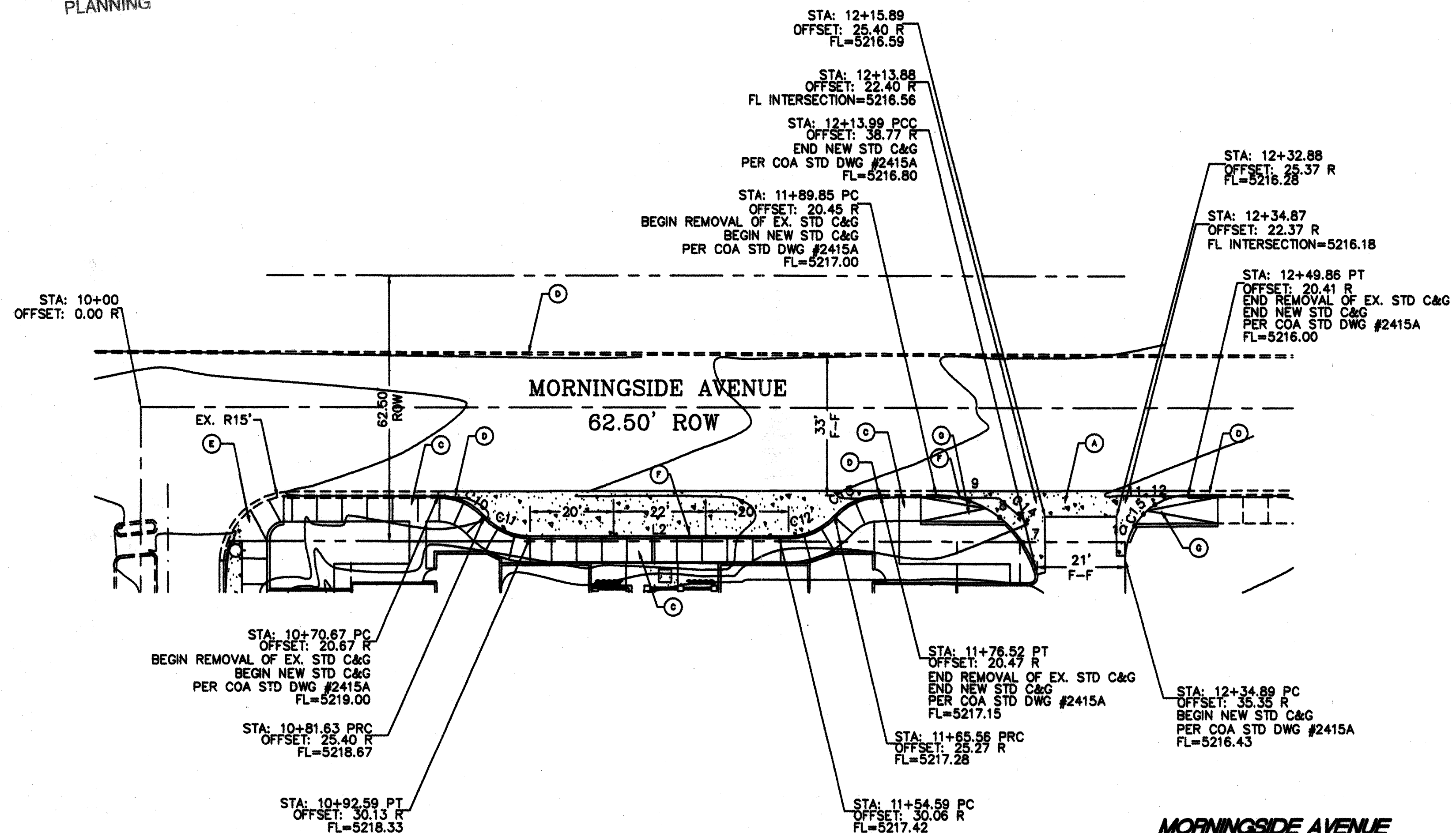
SCALE: HORIZ. 1"=20'
VERT. 1"= 5'



CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: ALISO TOWNHOMES PAVING IMPROVEMENTS MORNINGSIDE AVENUE	
DESIGN REVIEW COMMITTEE 	CITY ENGINEER APPROVAL
CITY PROJECT NO. 757481	ZONE MAP NO. K-17-Z
SHEET 7	OF 9

RECORD DRAWING

SCANNED BY
PLANNING



MORNINGSIDE AVENUE
STA: 10+00.00 TO 12+54.98
***-ALL STATIONING BASED UPON PROPOSED CENTERLINE**

CURVE TABLE				
CURVE	LENGTH	RADIUS	DELTA	CHORD DIRECTION
C10	12.28	15.00	46°53'43"	N23°22'49"E
C11	12.28	15.00	46°53'43"	S23°22'49"W
C12	12.31	15.00	47°01'04"	S23°34'35"E
C13	12.31	15.00	47°01'04"	N23°34'35"W
C14	32.55	25.00	74°36'08"	N37°14'00"E
C15	23.55	15.00	89°56'57"	N45°02'31"W

LINE TABLE		
LINE	LENGTH	BEARING
L3	62.00	N00°10'01"W

QUARTER POINTS

C14	FL	ELEV.	C15	FL	ELEV.
7	5216.85		10	5216.32	
8	5216.90		11	5216.21	
9	5216.95		12	5216.10	

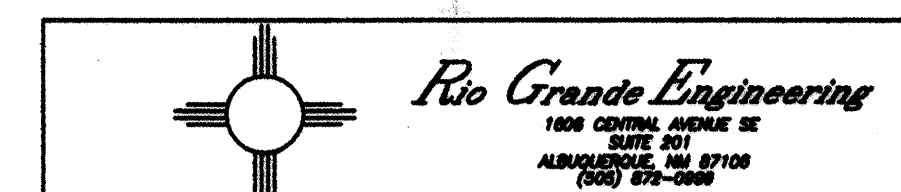
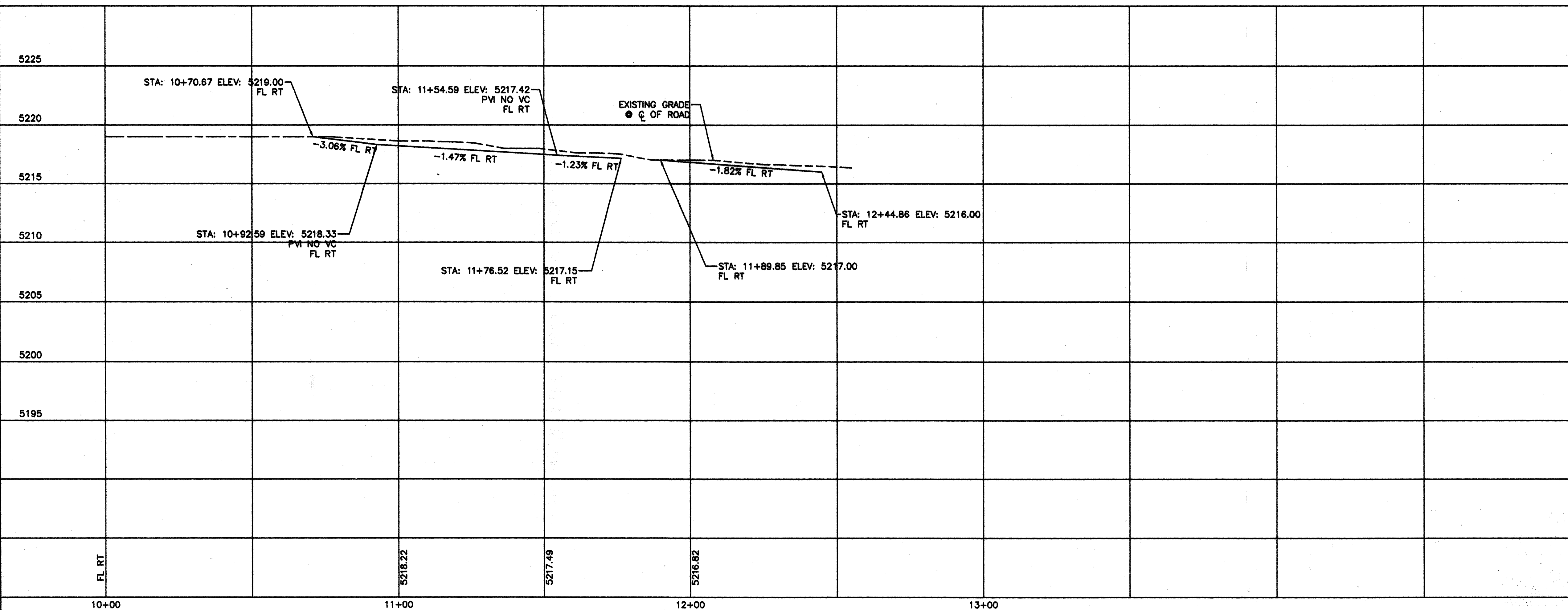
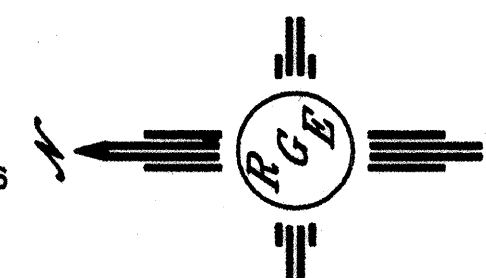
KEYED NOTE:

- (A) 6' VALLEY GUTTER PER C.O.A. STD DWG #2420
- (B) 6' SIDEWALK TO BE DEFERRED
- (C) 6' SIDEWALK TO BE BUILT WITH THIS CONTRACT PER COA STD. DWG #2430
- (D) EX. STANDARD CURB
- (E) H.C. RAMP PER COA STD DWG #2441 CASE II
- (F) STANDARD CURB PER C.O.A. STD DWG #2415A
- (G) UNI-DIRECTIONAL H.C. RAMP PER COA STD DWG#2426

NOTE:

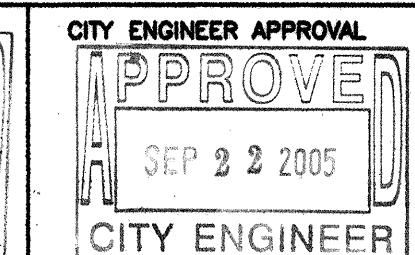
- SEE MASTER PAVING PLAN FOR STREET SECTIONS AND WHEELCHAIR RAMP TYPES.
- ALL CURB AND GUTTER ARE TO BE STANDARD UNLESS OTHERWISE NOTED.

SCALE: HORIZ. 1"=20'
VERT. 1"= 5'

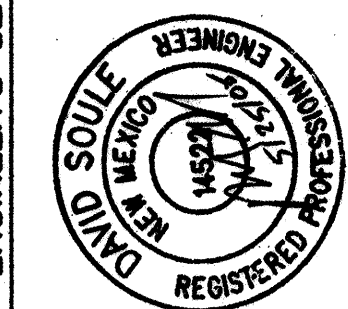


CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **ALISO TOWNHOMES**
PAVING IMPROVEMENTS
MORNINGSIDE AVENUE



CITY PROJECT NO. 757481 ZONE MAP NO. K-17-Z SHEET 7 OF 9



NO.	DATE	REVISIONS
1	3-09-05	DESIGN
2	3-09-05	
3	3-10-05	

DESIGNED BY: WCMJ
DRAWN BY: WCMJ
DRAWN NAME: 2448-DRC-1-13-05.DWG
CHECKED BY: DS

RECORD DRAWING

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THIS PERMIT.
2. 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 INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
5. BACKFILL COMPACTION SHALL BE ACCORDING TO RESIDENTIAL STREET USE.
6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.
8. CONTRACTOR SHALL DETERMINE LOCATION OF ANY UNDERGROUND FACILITY IN OR NEAR WORK AREAS, INCLUDING REQUESTS TO OWNERS/OPERATORS OF SAID FACILITIES PER SECTION 62-14-5 NMSA 1978.
9. CONTRACTOR SHALL PLAN ALL EXCAVATION TO MINIMIZE INTERFERENCE OR DAMAGE OF UNDERGROUND FACILITIES.
10. CONTRACTOR SHALL PROVIDE ADVANCE TELEPHONE NOTICE OF COMMENCEMENT, EXTENT AND DURATION OF ALL EXCAVATION WORK TO THE ONE-CALL NOTIFICATION SYSTEM, OR TO OWNERS/OPERATORS OF ANY EXISTING UNDERGROUND FACILITY IN OR NEAR THE EXCAVATION AREA THAT ARE NOT MEMBERS OF THE ONE-CALL NOTIFICATION CENTER; IN ORDER THAT OWNERS/OPERATORS MAY LOCATE AND MARK UNDERGROUND FACILITY PER SECTION 62-14-5 NMSA 1978 PRIOR TO ANY COMMENCEMENT OF WORK. CONTRACTOR SHALL REQUEST REAFFIRMATION OF LOCATION EVERY TEN (10) WORKING DAYS AFTER INITIAL REQUEST.
11. CONTRACTOR SHALL MAINTAIN EIGHTEEN (18) INCHES BETWEEN EXISTING UNDERGROUND FACILITIES FOR WHICH HAVE BEEN PREVIOUSLY IDENTIFIED AND MARKED BY THE OWNERS/OPERATORS OF SAID FACILITIES. CUTTING EDGE OR POINT OF ANY MECHANICAL EXCAVATING EQUIPMENT UTILIZED IN EXCAVATION AREA WILL BE USED IN A MANNER NECESSARY TO PREVENT DAMAGE TO EXISTING UNDERGROUND FACILITIES.
12. CONTRACTOR SHALL PROVIDE SUPPORT FOR EXISTING UNDERGROUND FACILITIES IN OR NEAR EXCAVATION AREA AS NECESSARY TO PREVENT DAMAGE TO SAID FACILITIES.
13. CONTRACTOR SHALL BACKFILL ALL EXCAVATIONS IN A MANNER AND WITH MATERIALS AS MAY BE NECESSARY TO PREVENT DAMAGE TO AND PROVIDE RELIABLE SUPPORT DURING AND FOLLOWING BACK FILLING ACTIVITIES FOR PREEXISTING UNDERGROUND FACILITIES IN OR NEAR EXCAVATION AREA.
14. CONTRACTOR SHALL IMMEDIATELY NOTIFY BY TELEPHONE THE OWNER/OPERATOR OF ANY UNDERGROUND FACILITY WHICH MAY HAVE BEEN DAMAGED OR DISLODGED DURING EXCAVATION WORK.
15. CONTRACTOR SHALL NOT MOVE OR OBLITERATE MARKINGS MADE PURSUANT TO CHAPTER 62, ARTICLE 14 NMSA 1978, OR FABRICATE MARKINGS IN A UNMARKED LOCATION FOR THE PURPOSE OF CONCEALING OR AVOIDING LIABILITY FOR VIOLATION OF OR NONCOMPLIANCE WITH THE PROVISIONS OF CHAPTER 62, ARTICLE 11 NMSA 1978.
16. EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED OUT IN ACCORDANCE W/OSHA 29 CFR 1926.050 PART P.

SAS TABLE

LOT #	STATION	LF ELEV. @ CO
11	12+86.10	33 5208.30
12	12+76.60	33 5208.30
13	12+53.90	33 5208.30
14	12+23.90	33 5208.38
15	11+95.34	33 5209.46
16	11+65.34	33 5211.99
17	11+31.74	33 5212.30
18	11+11.74	33 5214.37
19	10+79.07	33 5215.43
20	10+59.07	33 5215.79

WL TABLE

LOT #	STATION	SERVICE
11&12	12+91.68	DOUBLE
13&14	12+38.97	DOUBLE
15&16	11+80.42	DOUBLE
17&18	11+21.81	DOUBLE
19&20	10+69.14	DOUBLE
LANDSCAPE METER ALISO AVE.	11+30.60	SINGLE

WATER SHUTOFF NOTES: SEE PLAN VIEW FOR VALVE LOCATIONS

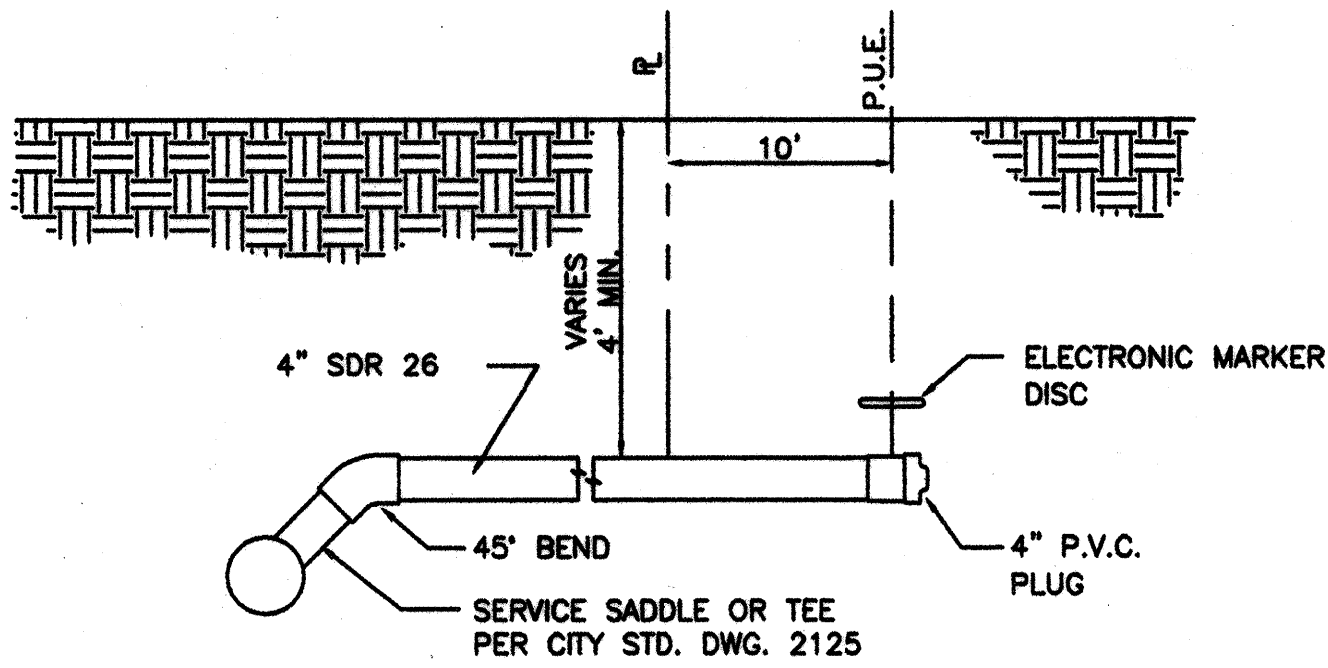
1. ONLY WATER SYSTEMS PERSONNEL ARE AUTHORIZED TO OPERATE VALVES.
2. NOTIFY CITY OF ALBUQUERQUE, WATER SYSTEMS DIVISION (PHONE 857-8200) SEVEN (7) WORKING DAYS IN ADVANCE OF NEEDING EXECUTION OF THE WATER SHUT OFF PLAN.
3. APPROXIMATE SHUT OFF TIME WILL BE 24 HOURS.
4. SHUTOFF THE VALVES INDICATED IN THIS PLAN.

WATER AND SEWER SERVICE NOTES:

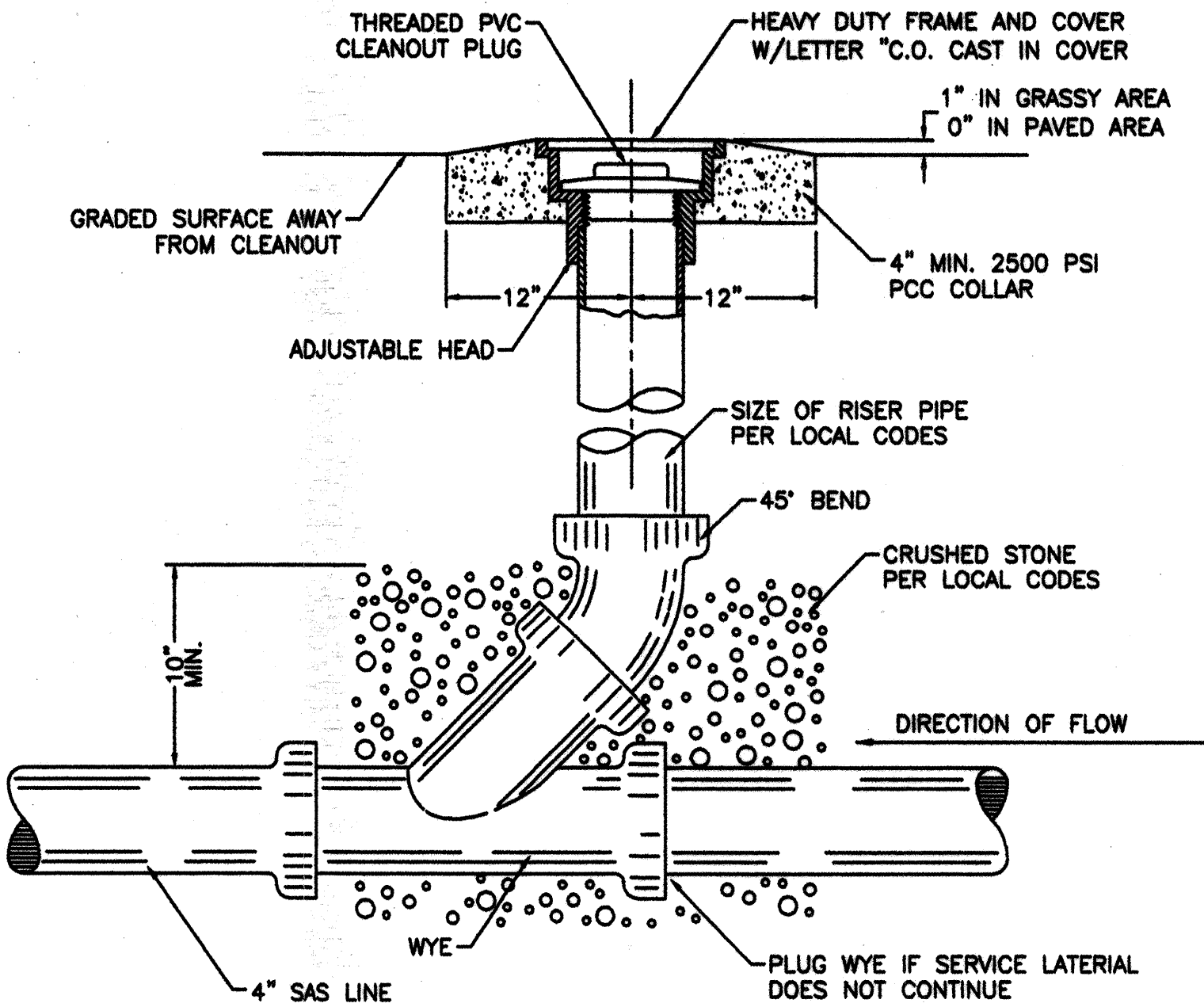
- ALL WATER AND SEWER SERVICES ALONG SILVER AND ALISO SHALL BE BUILT PER THE FOLLOWING NOTES.
- REFERENCE STA: # ON THIS SHEET AND CORRESPONDING CHART FOR SERVICE LOCATION.
- 1. ALL EXISTING UTILITY CONNECTION LOCATIONS AND INVERTS MUST BE FIELD VERIFIED PRIOR TO AND CONSTRUCTION OF UTILITIES.
- 2. ALL WATER SERVICES SHALL BE PER COA STD DWG #2361, 2362, 2366
- 3. ALL WATER SERVICES SHALL BE 3/4"
- 4. ALL WATER METER BOXES SHALL BE PER COA STD DWG #2369 W/HEAVY BOX AND LID.
- 5. ALL SANITARY SEWER CLEAN OUTS SHALL A 4' MIN. BURY.
- 6. ALL SANITARY SEWER SERVICE LINES SHALL BE 4" SDR-35

LEGEND

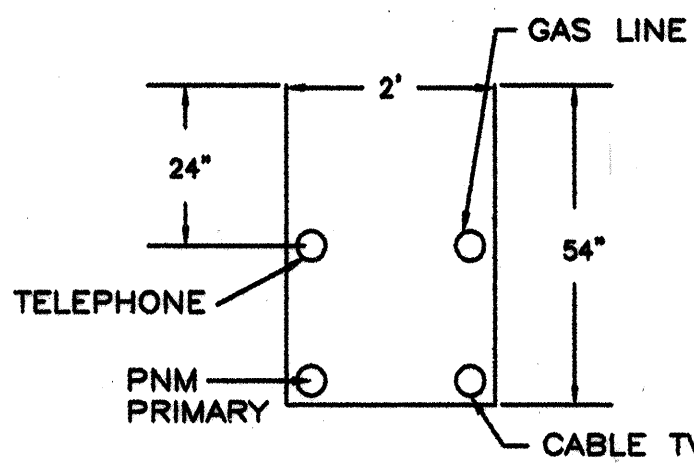
○	EXISTING SAS MANHOLE
--- EX. 8" SAS ---	EXISTING SANITARY SEWER LINE
●	PROPOSED SAS MANHOLE
▶	DIRECTION OF FLOW
— 8" SAS —	PROPOSED SANITARY SEWER LINE
—	SANITARY SEWER SERVICE LINE
⊕	EXISTING VALVE W/BOX
⊕	EXISTING FIRE HYDRANT
--- EX. 16" WL ---	EXISTING WATER LINE
⊕	PROPOSED METER
⊕	PROPOSED VALVE W/BOX
⊕	PROPOSED FIRE HYDRANT
— 8" WL —	PROPOSED WATER LINE
—	WATER SERVICE LINE
=====	EXISTING CURB & GUTTER
=====	PROPOSED CURB & GUTTER
---	BOUNDARY LINE
---	EASEMENT
	PROPOSED SIDEWALK
	EXISTING SIDEWALK
---	CENTERLINE
---	RIGHT-OF-WAY
---	LOT LINES
	PAVEMENT CUT FOR UTILITIES PER COA STD DWG #2465



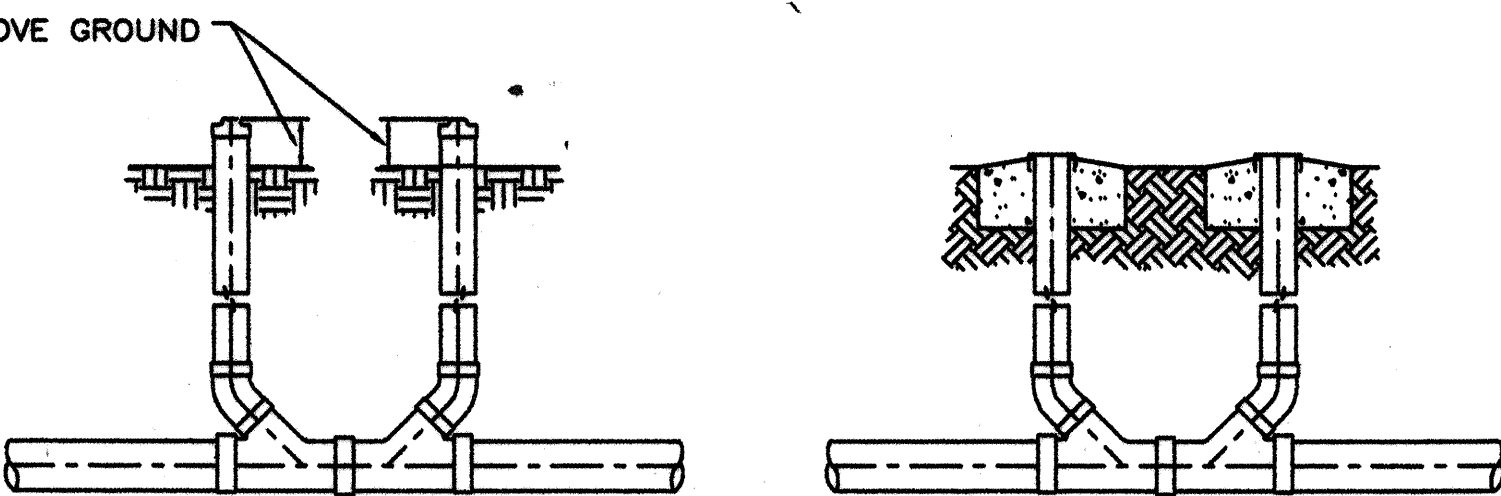
TYP. SANITARY SYSTEM
SERVICE CONNECTION
NTS



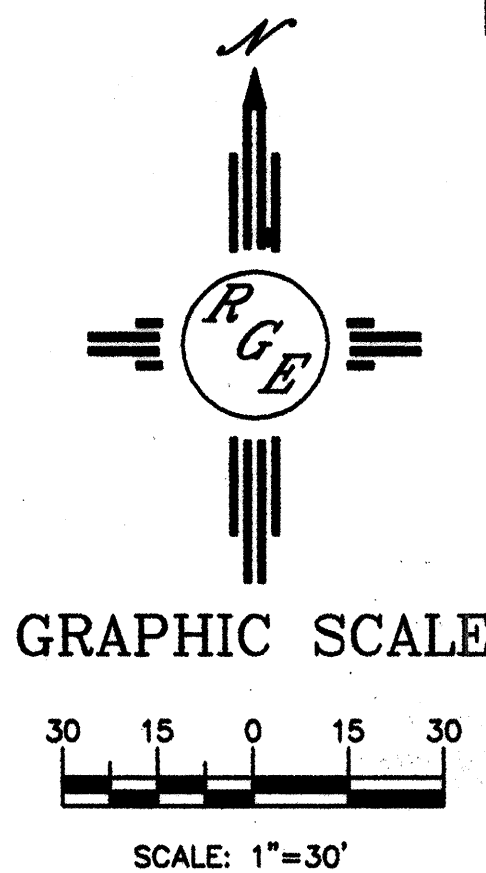
SANITARY SEWER CLEAN-OUT
NTS



UTILITY TRENCH DETAIL
NTS



SANITARY SEWER DOUBLE CLEAN-OUTS
NTS



CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: ALISO TOWNHOMES MASTER UTILITY PLAN	
DESIGN REVIEW COMMITTEE 	CITY ENGINEER APPROVAL
CITY PROJECT NO. 757481	ZONE MAP NO. K-17-Z
SHEET 8	OF 9

RECORD DRAWING

SCANNED BY
PLANNING

10+00

11+00

12+00

13+00

REMOVE AND REPLACE PAVEMENT
PER COA STD DWG #2465

STA: 10+14.88
OFFSET: 10.00 L
BUILD 1-4" DIA TYPE C DROP MH
PER COA STD DWG #2116
RIM=5213.73
EX. INV IN=5204.16
PROPOSED INV IN=5208.24
EX. INV OUT=5204.06

STA: 10+49.91
OFFSET: 17.61 L
INSTALL 1-8" VALVE
PER COA STD DWG #2340
INSTALL 1-8" VALVE
INSTALL 18 LF OF 6" C-900 WL

STA: 13+10.70
OFFSET: 10.00 L
BUILD 1-4" DIA TYPE C MH
RIM=5216.70
INV OUT=5210.01
RIM 5216.32
INV 5210.02

STA: 13+41.29
OFFSET: 0.00 L
INSTALL 1-8" VALVE
NON-PRESSURIZED CONNECTION
PER COA STD DWG #2301
RESTRAIN 23

N. RIM 5216.11
STA: 13+35.53
OFFSET: 0.00 L
INSTALL 1-8" VALVE
RESTRAIN 24

STA: 10+00.00
OFFSET: 0.00 R
INSTALL 1-8" VALVE
NON-PRESSURIZED CONNECTION
PER COA STD DWG #2415A
RESTRAIN 23

40' PRIVATE ACCESS.
PUBLIC WATER AND PUBLIC SEWER
EASEMENT

REMOVE AND REPLACE PAVEMENT
PER COA STD DWG #2465

LINE TABLE

LINE	LENGTH	BEARING
L1	341.29	N89°52'44"E
L2	17.61	N00°00'00"E
L3	295.82	N89°52'44"E

• • CONNECTION TO 8" SAS

SAS TABLE

LOT #	STATION*	LF	INV.*	ELEV. • CO
1	10+63.16	20	5208.53	5212.48
2	10+83.16	20	5208.65	5212.48
3	11+15.83	20	5208.85	5212.48
4	11+35.83	20	5208.97	5212.48
5	11+69.44	20	5209.17	5212.99
6	11+99.44	20	5209.35	5212.99
7	12+32.99	20	5209.55	5213.66
8	12+52.99	20	5209.67	5213.66
9	12+85.70	20	5209.86	5214.33
10	13+05.70	20	5209.98	5214.33

WL TABLE

LOT #	STATION	SERVICE
1	10+45.49	SINGLE
2&3	10+99.47	DOUBLE
4&5	11+52.14	DOUBLE
6&7	12+16.64	DOUBLE
8&9	12+69.31	DOUBLE
10	13+23.37	SINGLE

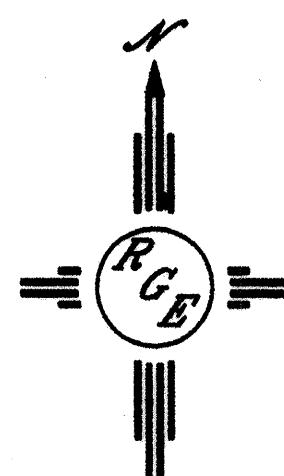
NOTE:

- SEE MASTER UTILITY PLAN FOR SANITARY SEWER SERVICE CONNECTION DETAILS.
- ALL FIRE HYDRANTS ARE TO BE BUILT PER C.O.A. STD DWG #2340 FULLY RESTRAINED
- ALL EXISTING UTILITY CONNECTION LOCATIONS AND INVERTS MUST BE FIELD VERIFIED PRIOR TO AND CONSTRUCTION OF UTILITIES.
- WATER VALVES SHALL BE PER COA STD DWG #2326, 2328, 2461.
- ALL WATER SERVICES SHALL BE PER COA STD DWG #2361, 2362, 2366
- ALL WATER METER BOXES SHALL BE PER COA STD DWG #2369 W/HEAVY BOX AND LID.

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"=20'
VERT. 1"= 5'



PRIVATE ALLEY
STA: 10+00.00 TO 13+41.29
•-ALL STATIONING BASED UPON PROPOSED WATERLINE

296' LF OF
8" SDR-35
• 0.60%

STA: 10+00.00 TOP: 5210.91
INSTALL 1-8" VALVE
NON-PRESSURIZED CONNECTION
PER COA STD DWG #2301

STA: 10+27.05 TOP: 5210.30
INSTALL 1-11.25' VERTICAL BEND
RESTRAIN 3'

EXISTING GRADE
• PROPOSED WATERLINE

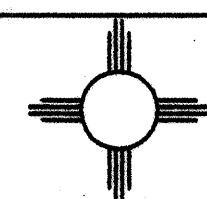
PROPOSED GRADE
• PROPOSED WATERLINE

STA: 13+41.29 TOP: 5213.10
INSTALL 1-8" VALVE
NON-PRESSURIZED CONNECTION
PER COA STD DWG #2301

*-CONTRACTOR SHALL VERIFY ALL HORIZONTAL AND VERTICAL INFORMATION OF EXISTING UTILITIES A FULL THREE DAYS BEFORE CONSTRUCTION AND NOTIFY ENGINEER OF ANY CONFLICTS A FULL THREE DAYS BEFORE CONSTRUCTION

STA: 10+14.88
BUILD 1-4" DIA TYPE C DROP MH
PER COA STD DWG #2116
RIM=5213.73
EX. INV IN=5204.16
PROPOSED INV IN=5208.24
EX. INV OUT=5204.06

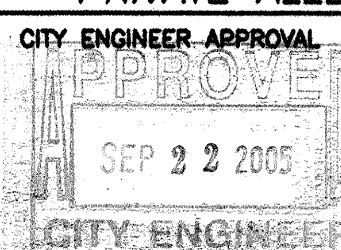
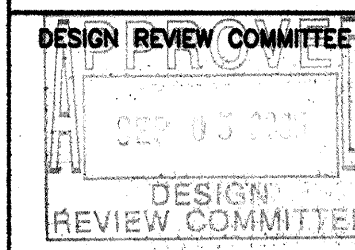
STA: 13+10.70
BUILD 1-4" DIA TYPE C MH
RIM=5216.70
INV OUT=5210.01



Rio Grande Engineering
1800 CENTRAL AVENUE SE
SUITE 501
ALBUQUERQUE, NM 87106
(505) 271-2885

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING GROUP

TITLE: **ALISO TOWNHOMES**
UTILITY IMPROVEMENTS
PRIVATE ALLEY



CITY PROJECT NO.

757481

ZONE MAP NO.

K-17-Z

SHEET

OF

9 9

RECORD DRAWING