

2 3 4 5 6 7 8 9 10 11 12 13 14 15
26-17656, 811-2012

SCANNED BY
PLANNING

CONSTRUCTION PLANS FOR

LOT 10 AND A PART OF LOT 11, BLOCK C, DAVIDSON ADDITION

PAVING & UTILITY IMPROVEMENTS

CITY OF ALBUQUERQUE
NEW MEXICO
MARCH 2012

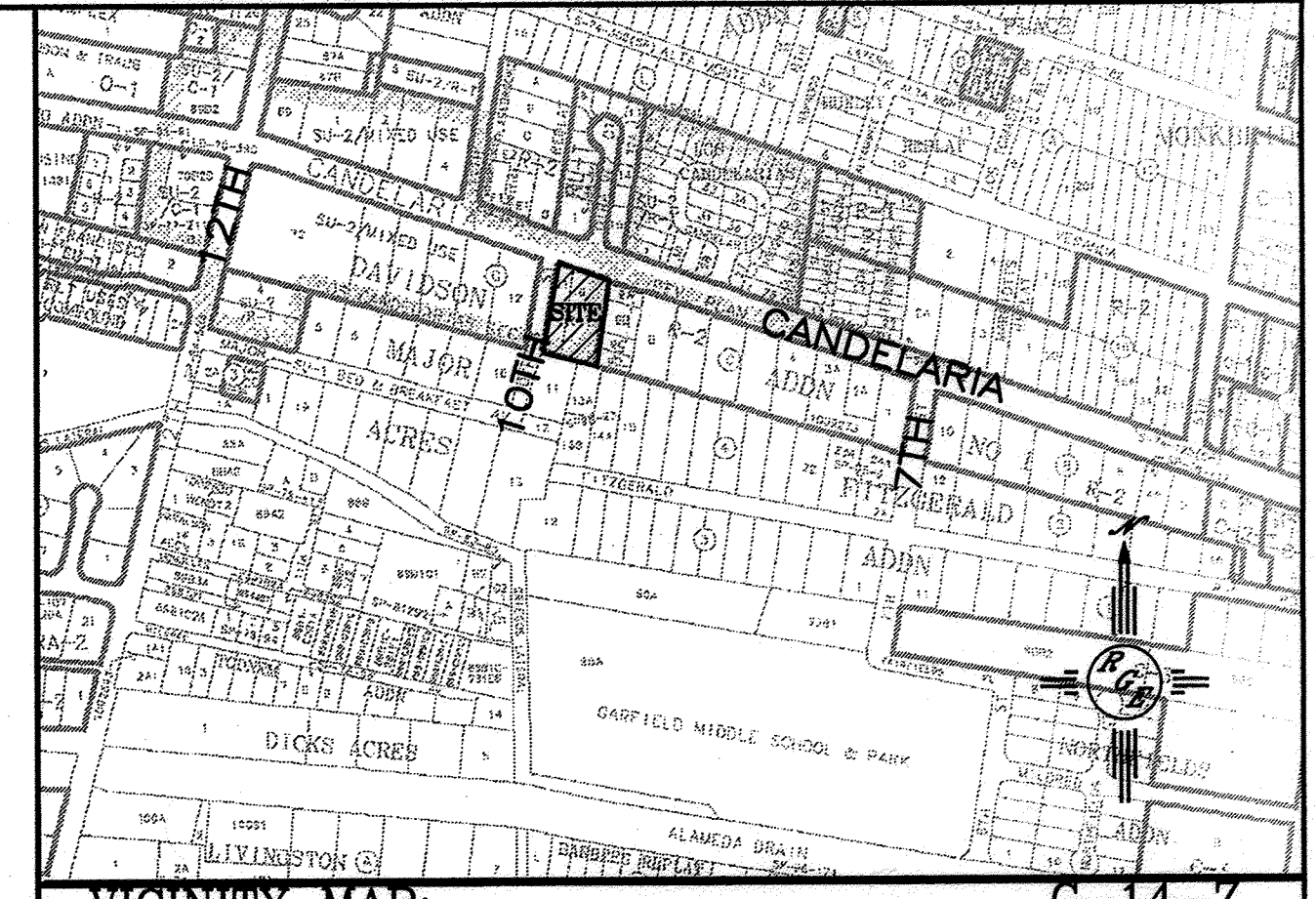
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G
E*

INDEX TO DRAWINGS

1. TITLE SHEET
2. PLAT
3. GRADING AND DRAINAGE PLAN (FOR REFERENCE ONLY)
4. PRIVATE ACCESS & PUBLIC UTILITY EASEMENT PAVING IMPROVEMENTS
- 4A. EXISTING DRIVEWAY REMOVAL PLAN *01/12/12*

I DAVID SOULE, NMPE 14522, OF THE FIRM RIO GRANDE ENGINEERING, HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE INFRASTRUCTURE INSTALLED AS A 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, COUNTY AND ABCWUA ENGINEER AND THAT THE ORIGINAL DESIGN INTENT HAS BEEN MET, EXCEPT AS NOTED BY ME OR PERSONNEL UNDER MY DIRECTION AND SURVEY INFORMATION PROVIDED BY CONSTRUCTION SURVEY NMPS 8911.

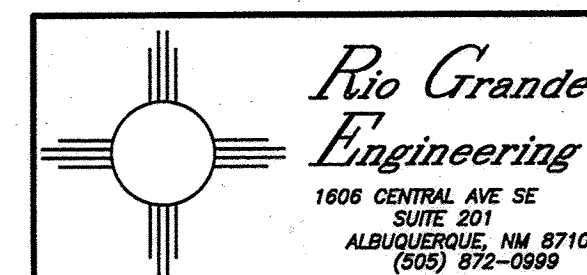
APPROVED AS RECORD DRAWINGS
DESIGN REVIEW SECTION
CITY ENGINEER
[Signature]
DATE: *11/13/12*



- VICINITY MAP: G-14-Z
1. ALL UTILITY 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 #8)
 2. ALL ROAD IMPROVEMENTS AND RELATED WORK DETAILED ON THESE PLANS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION SPECIFICATIONS FOR HIGHWAY AND BRIDGE CONSTRUCTION EXCEPT AS OTHERWISE STATED OR PROVIDED BY THE CITY OF ALBUQUERQUE.
 3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (280-1990) FOR LOCATION OF EXISTING UTILITIES.
 4. ANY WORK AFFECTING AN ARTERIAL ROADWAY REQUIRES 24-HOUR CONSTRUCTION.
 5. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF 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.
 6. SEVEN (7) WORKING DAYS PRIOR TO BEGINNING OF CONSTRUCTION, THE CONTRACTOR SHALL SUBMIT TO CONSTRUCTION COORDINATION DIVISION A DETAILED CONSTRUCTION SCHEDULE. TWO(2) WORKING DAYS PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN A BARRICADE PERMIT FROM THE COA. CONSTRUCTION COORDINATION DIVISION. THE CONTRACTOR SHALL NOTIFY BARRICADE ENGINEER ((924-3400) PRIOR TO OCCUPANCY AN INTERSECTION. REFER TO STANDARD SPECIFICATIONS.
 7. 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. 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 CONTRACTORS EXPENSE.
 8. DEVELOPER SHALL PROVIDE STREET NAME SIGNS, STOP SIGNS, AND ANY NECESSARY STRIPING FOR PRIVATE STREETS.
 9. CONTRACTOR SHALL BE RESPONSIBLE FOR DISPOSING OF ALL DEBRIS, INCLUDING, NOT LIMITED TO HAZARDOUS WASTE AT DISPOSAL SITES APPROVED BY GOVERNMENTAL AGENCIES REGULATING THE DISPOSAL OF SUCH MATERIAL.
 10. CONTRACTOR SHALL PLACE ALL PERMANENT PAVING STRIPING AND MARKINGS (INCLUDING IMPACTED EX. ROAD) SHALL NOT BE OPENED TO THE TRAFFIC UNTIL IT IS STRIPED. ALL STRIPING, PAVEMENT MARKINGS, INCLUDING CROSSWALKS, ARROWS AND LINE MARKINGS ARE TO BE CONSTRUCTED OF HOT PLASTIC OR COLD PLASTIC IN ACCORDANCE WITH THE MUTCD.
 11. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFFITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.
 12. CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING ALL CONSTRUCTION SIGNING UNTIL PROJECT HAS BEEN ACCEPTED BY THE COA.
 13. WHEN ABUTTING NEW PAVEMENT TO THE EXISTING INTERSECTING STREETS THE EXISTING PAVEMENT SHALL BE SAW CUT TO A STRAIGHT LINE AT RIGHT ANGLES AND ANY BROKEN OR CRACKED PAVEMENT SHALL BE REMOVED. SAW CUTTING SHALL BE CONSIDERED INCIDENTAL TO PAVING, THEREFORE, NO DIRECT PAYMENT WILL BE MADE FOR SAW CUTTING.

Record Drawing

DRB # 1002629



- 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.
 - ☐ ALL STORM DRAINAGE FACILITIES SHALL BE COMPLETED PRIOR TO FINAL ACCEPTANCE.

REV	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS		ENGINEER	DATE	*****	
		DRC Chairman		<i>[Signature]</i>	4/18/12	APPROVED FOR CONSTRUCTION	
		Transportation		<i>[Signature]</i>	03/29/12		
		Water/Wastewater		<i>[Signature]</i>	4-2-12		
		Hydrology		<i>[Signature]</i>	5/29/12		
		Bernalillo County					
		ABCWUA					
		Constr. Mngmt.					
		Constr. Coord.					
CITY PROJECT NO.				765681		SHEET 1 OF 4	

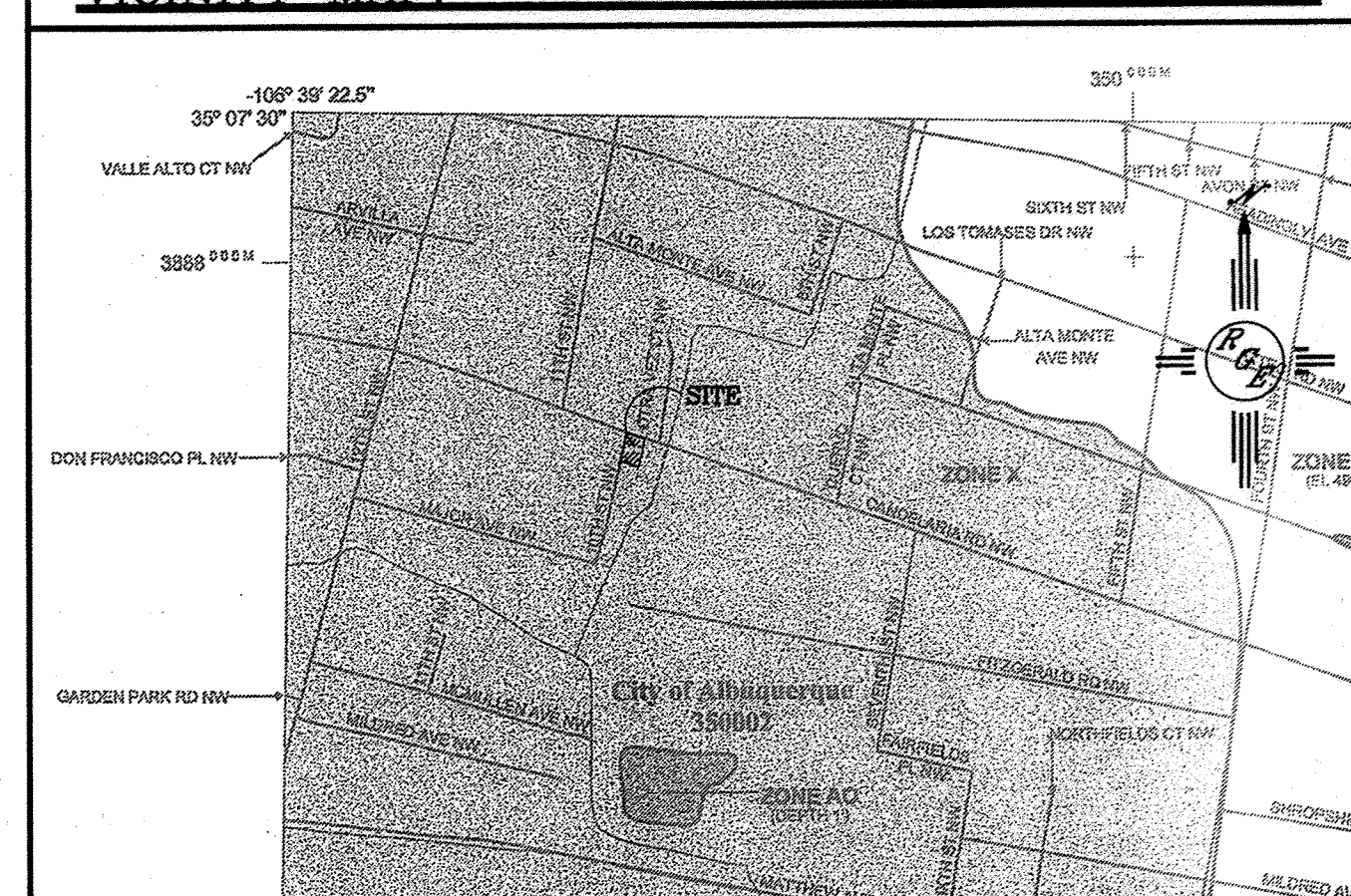
[Signature] 4-5-12
City Engineer Date

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:

G-14-2



FIRM MAP:

35001C0332E

LEGAL DESCRIPTION:

LOT 10 AND A PART OF LOT 11, BLOCK C, DAVIDSON ADDITION

NOTES:

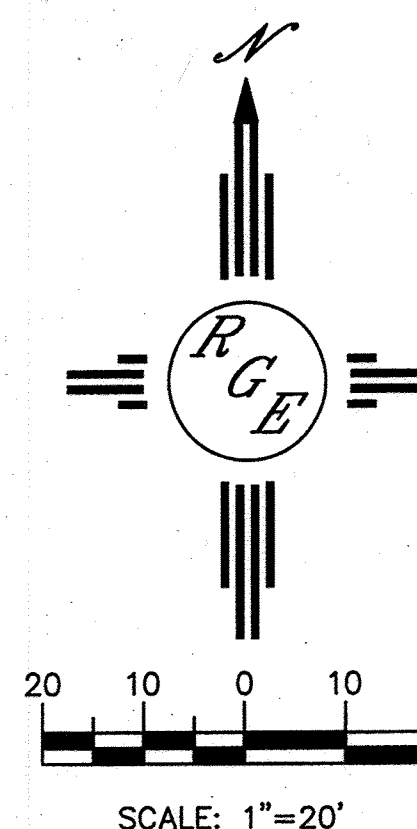
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL CURB AND GUTTER TO BE MOUNTABLE UNLESS OTHERWISE NOTED ON SITE PLAN.

LEGEND

- EXISTING CURB & GUTTER
- PROPOSED CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- PROPOSED SCREEN WALL
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- FLOW ARROW
- PROPOSED SPOT ELEVATION
- EXISTING SPOT ELEVATION
- CENTERLINE
- RIGHT-OF-WAY
- LOT LINES

This sheet is for reference only.
Grading Certification provided Separately
By Separate Document. On M 9/17/17

Record Drawing

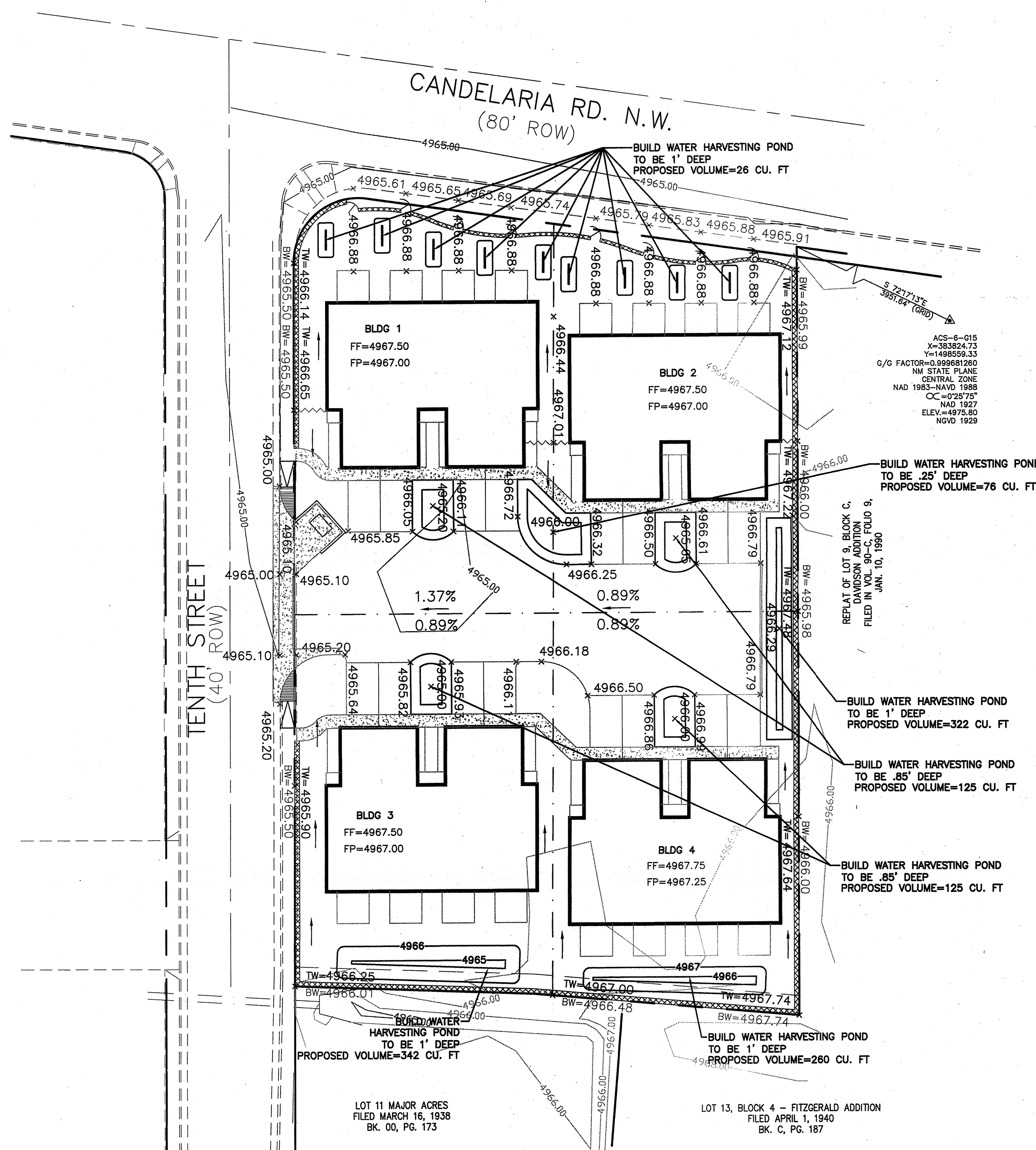


ROUGH GRADING APPROVAL

DATE

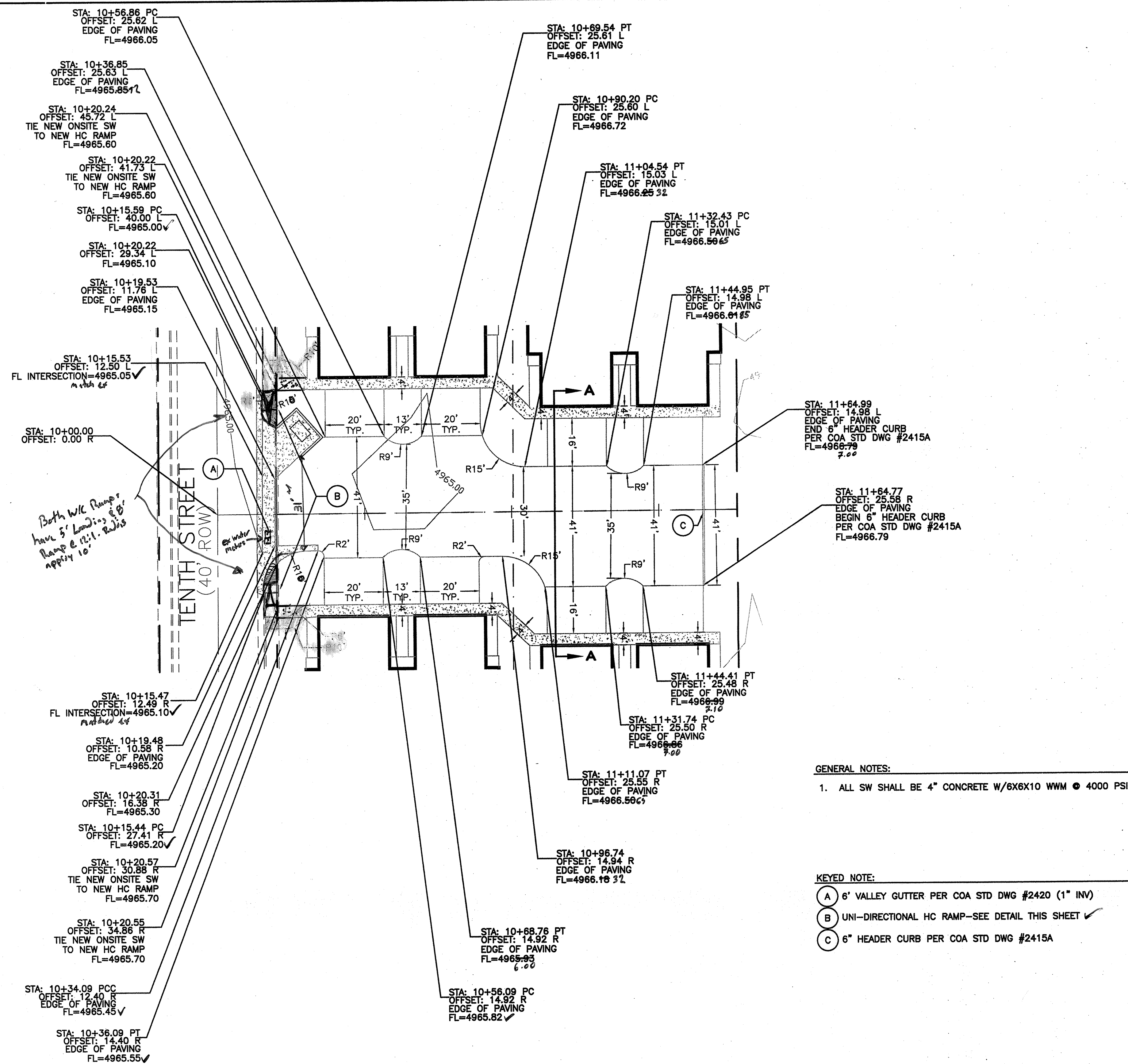
ENGINEER'S SEAL	LOS CADELARIAS TOWNHOMES	DRAWN BY WCWJ
DAVID SOULE P.E. #14522	GRADING AND DRAINAGE PLAN	DATE 9-21-11
	Rio Grande Engineering	2025-08-23-11X
	5300 SEQUOIA SUITE 202 ALBUQUERQUE, NM 87120 (505) 872-0999	SHEET # —
		JOB # 2825

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.



LOT 11 MAJOR ACRES
FILED MARCH 16, 1938
BK. 00, PG. 173

LOT 13, BLOCK 4 - FITZGERALD ADDITION
FILED APRIL 1, 1940
BK. C, PG. 187



1~3" ASPHALT CONCRETE TYPE C
or 2-1.5" 1.5" 1.5"

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

6"

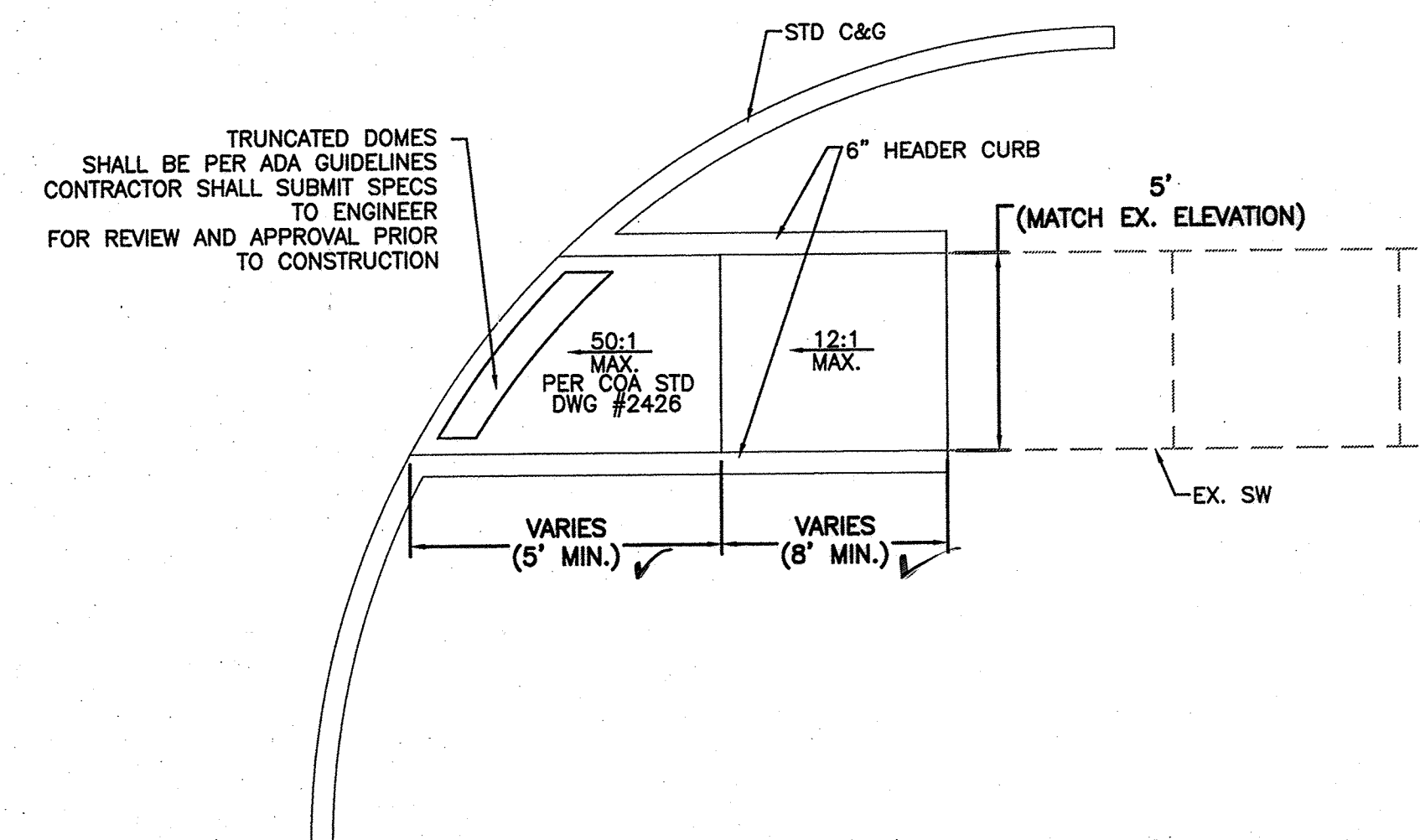
6"

1' SUBGRADE SOIL. R-VALUE ≥ 50. PLACED IN 2-6" COMPACTED LIFTS. 95% MIN. COMPACTION, AT OPT. MOISTURE ± 2.0%, ASTM D1557, OR OPT. MOISTURE, TO ± 4%, ASTM D698 FOR SOIL W/35% OR MORE MATERIAL PASSING THE NO. 200 SIEVE. SOIL NOT HAVING THE MIN. R-VALUE OF 50, SHALL BE REMOVED TO A DEPTH OF 2 FEET AND REPLACED BY THE CONTRACTOR WITH SUITABLE MATERIAL OR A PAVEMENT SHALL BE DESIGNED ACCOMMODATING THE EXISTING R-VALUE PER COA STANDARD SPECIFICATIONS.

90% MIN. COMPACTION.

RESIDENTIAL PAVING SECTION

NTS-PER COA STD DWG #2405A



UNI-DIRECTIONAL WHEELCHAIR RAMP DETAIL (TYP.)

NTS-PER COA STD DWG 2426

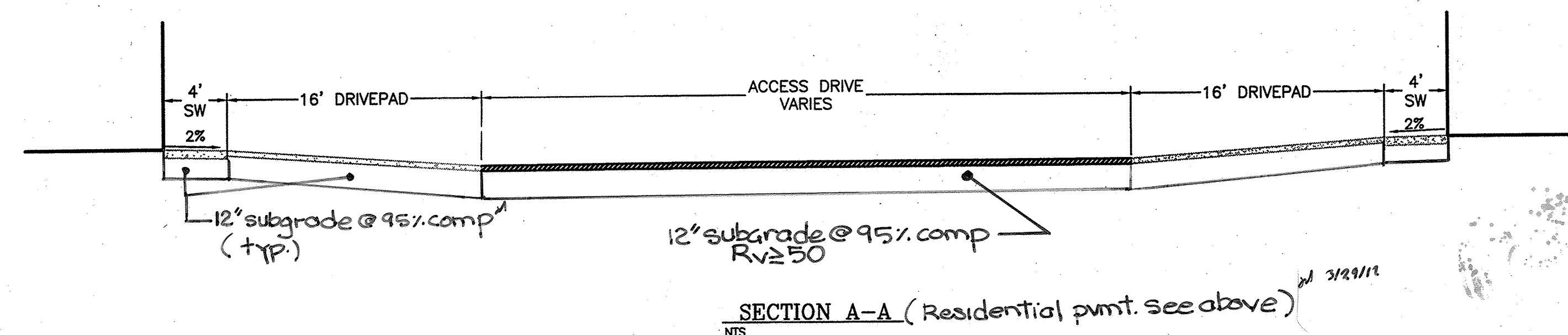
I DAVID SOULE, NMPE 14522, OF THE FIRM RIO GRANDE ENGINEERING, HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE INFRASTRUCTURE INSTALLED AS A PART OF THIS PROJECT HAS BEEN INSPECTED BY ME OR A QUALIFIED PERSON UNDER MY DIRECT SUPERVISION AND HAS BEEN CONSTRUCTED IN ACCORDANCE WITH THE PLANS AND SPECIFICATIONS APPROVED BY THE CITY, COUNTY AND ABCUWA ENGINEER AND THAT THE ORIGINAL DESIGN INTENT HAS BEEN MET, EXCEPT AS NOTED BY ME OR PERSONNEL UNDER MY DIRECTION AND SURVEY INFORMATION PROVIDED BY CONSTRUCTION SURVEY NMPS 8911.

GENERAL NOTES:

1. ALL SW SHALL BE 4" CONCRETE W/6X6X10 WWM @ 4000 PSI

KEYED NOTE:

- (A) 6" VALLEY GUTTER PER COA STD DWG #2420 (1" INV)



SECTION A-A (Residential pmt. see above)

NT

AS BUILT INFORMATION	
CONTRACTOR	DANA CONSTRUCTION
WORK ORDER	INSTALLED BY CST DATE 9/24/01
INSPECTOR'S ACCEPTANCE BY	DPS DATE 9/24/01
VERIFICATION BY	CST DATE 9/25/01
DRAWINGS	CORRECTED BY DPS DATE 9/25/01
MICRO-FILM INFORMATION	
RECORDED BY	DATE
NO.	

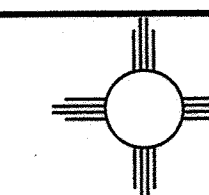
BENCH MARKS

ACS-6 Q15
X=363824.73
Y=1496558.33
G/G FACTOR=0.999681260
NN STATE PLANE
CENTRAL ZONE
NAD 1983-NAVD 1988
OC =0°25'75"
NAD 1927
ELEV =4975.80
NGVD 1929

[illegible]

Professional Engineer Seal for the State of New York, License No. 14522, signed by Mark J. Scalet.

1	42111	INCREASED LANE WIDTH AT ENTRANCE DUE TO GATE CODE	WJ
NO.	DATE	REMARKS	BY
<i>REVISIONS</i>			
DESIGN			
DESIGNED BY: WCMWJ			
DRAWN BY: WCMWJ			
DRAWN NAME: 2825-LAYOUT-8-23-11.DWG			
JOB NO.: 2825			



Rio Grande Engineering

SCALE: HORIZ. 1"=20'

CITY OF ALBUQUERQUE
PUBLIC WORKS DIVISION
ENGINEERING GROUP

TITLE: **LOT 10 AND A PART OF LOT 11, BLOCK C, DAVIDSON ADDITION**
PRIVATE ACCESS AND UTILITY EASEMENT PAVING IMPROVEMENTS

DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	LAST DESIGN UPDATE	MO./DAY/YR.	MO./DAY/YR.
APPROVED APR 18 2012 DESIGN REVIEW COMMITTEE	APPROVED SEP 05 2012 CITY ENGINEER			

CITY PROJECT NO.	765681	ZONE MAP NO.	G-14-Z	SHEET	4	OF	4
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CONTRACTOR SHALL REMOVE EX.
16' DRIVEPAD AND TRANSITIONS
REPLACE W/STD C&G
PER COA STD DWG #2415A
AND SW PER COA STD DWG #2430

TENTH STREET
(40' ROW)

LOT 11 MAJOR ACRES
FILED MARCH 16, 1938
BK. 00, PG. 173

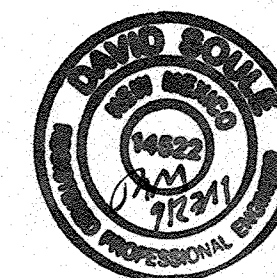
LOT 13, BLOCK 4 - FITZGERALD ADDITION
FILED APRIL 1, 1940
BK. C, PG. 187

CANDELARIA RD. N.W.
(80' ROW)

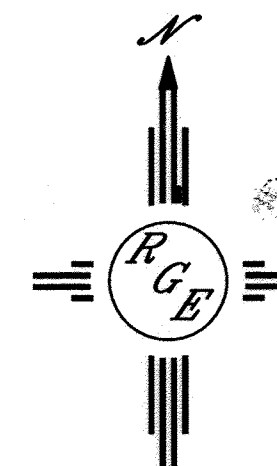
CONTRACTOR SHALL REMOVE EX.
16' DRIVEPAD AND TRANSITIONS
REPLACE W/ STD C&G
PER COA STD DWG #2415A
AND SW PER COA STD DWG #2430

REPLAT OF LOT 9, BLOCK C,
DAVISON ADDITION
FILED IN VOL. 90-C, FOLIO 9,
JAN. 10, 1990

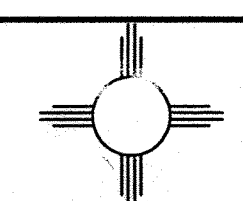
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Record Drawing



SCALE: HORIZ. 1"=20'



Rio Grande Engineering
1606 CENTRAL AVENUE SE
SUITE 201

CITY OF ALBUQUERQUE
PUBLIC WORKS DIVISION
ENGINEERING GROUP

TITLE: 4/1/2012																									
LOT 10 AND A PART OF LOT 11, BLOCK C, DAVIDSON ADDITION EXISTING DRIVEWAY REMOVAL EXISTING PLAN																									
DESIGN REVIEW COMMITTEE APPROVED APR 1 6 2012 DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL APPROVED SEP 6 5 2012 CITY ENGINEER																								
LAST DESIGN UPDATE <table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td style="width: 50%;">MO./DAY/YR.</td><td style="width: 50%;">MO./DAY/YR.</td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table>	MO./DAY/YR.	MO./DAY/YR.											<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td style="width: 50%;">MO./DAY/YR.</td><td style="width: 50%;">MO./DAY/YR.</td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> <tr><td> </td><td> </td></tr> </table>	MO./DAY/YR.	MO./DAY/YR.										
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