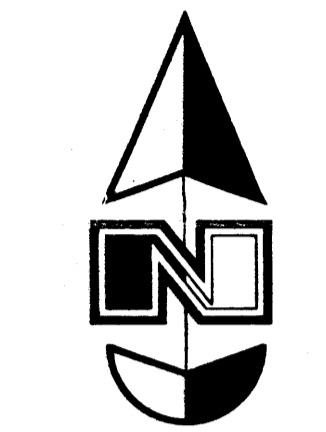
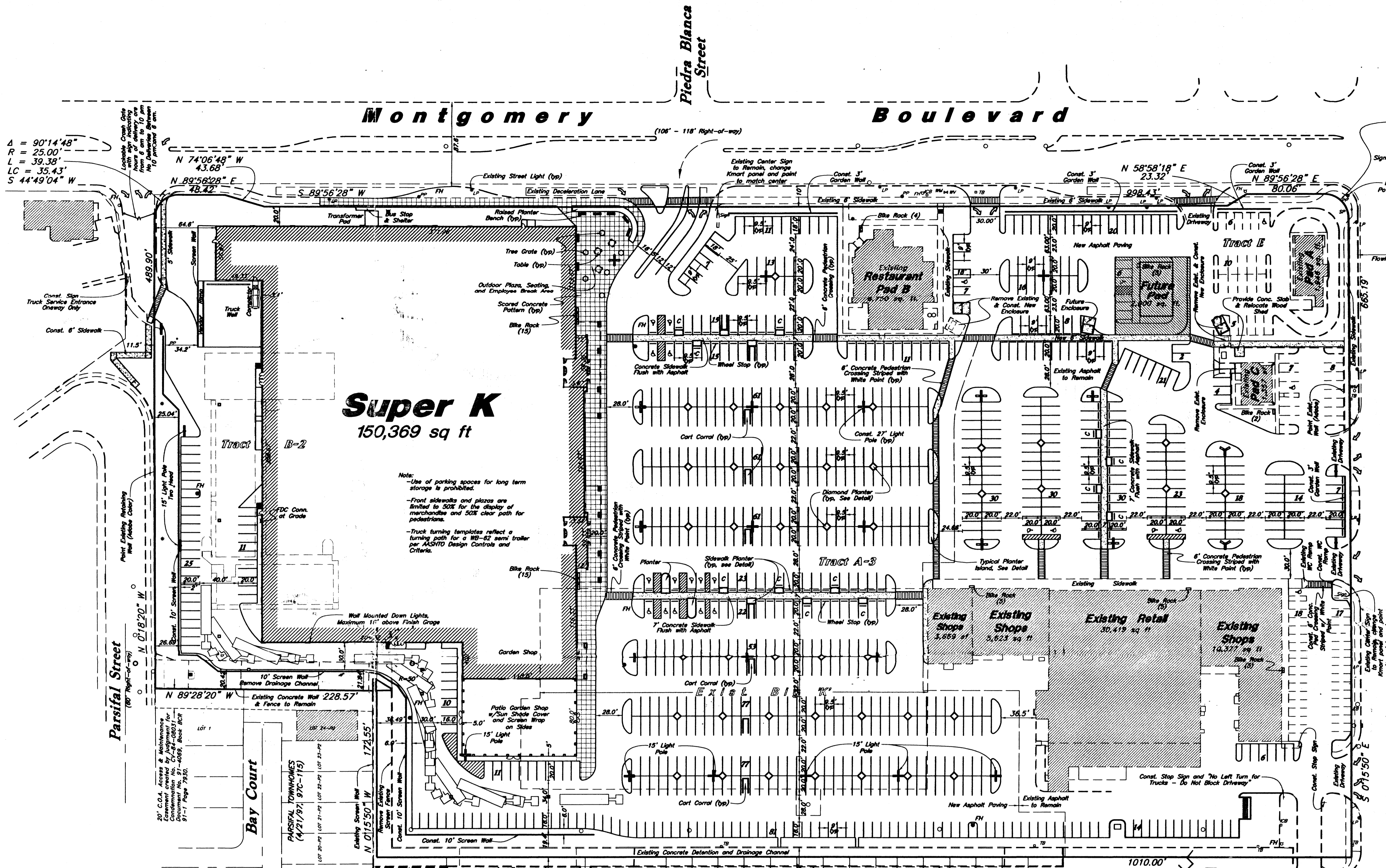


Vicinity Map
City of Albuquerque Zone Atlas Page: G-20-Z



Scale: 1" = 50'

Eubank Boulevard



Super K
150,369 sq ft

Note:
-Use of parking spaces for long term storage is prohibited.
-Front sidewalks and plazas are limited to 50% for the display of merchandise and 50% clear path for pedestrians.
-Truck turning templates reflect a turning path for a 90-42 semi trailer per ASHTO Design Controls and Criteria.

Tracts A-3, B-2, and E
Sierra Vista Shopping Center
Section 5, T10N, R4E, NMPM
City of Albuquerque, Bernalillo County, New Mexico
Contains 18.419 acres

Overall Parking Requirements	
Kmart	- 150,369 sq ft - 5/1000 = 752
Restaurant	- 10,730 sq ft - 1/100 = 108
Existing Retail	- 56,560 sq ft - 5/1000 = 283
Total Required	1,143
Less 15% for Transit Credits	= 171
Net Parking Required	972
Total Parking Provided	973
Disabled Parking Spaces Required	= 20
Disabled Parking Spaces Provided	= 25
Bicycle Parking Required	= 49
Bicycle Parking Provided	= 50

SITE PLAN NOTES:

- All truck routes and main drive aisles will be constructed with Heavy Duty Asphalt.
- All planters will conform to standards and City radius requirements as shown on detail.
- All curbing to be constructed with 24" curb and gutter in parking lot.
- All Dumpster Enclosures shall conform to City Solid Waste Department Standards.
- All pedestrian benches shall be RPI B321 B-RWS-7225 redwood slot seat & back; steel legs.

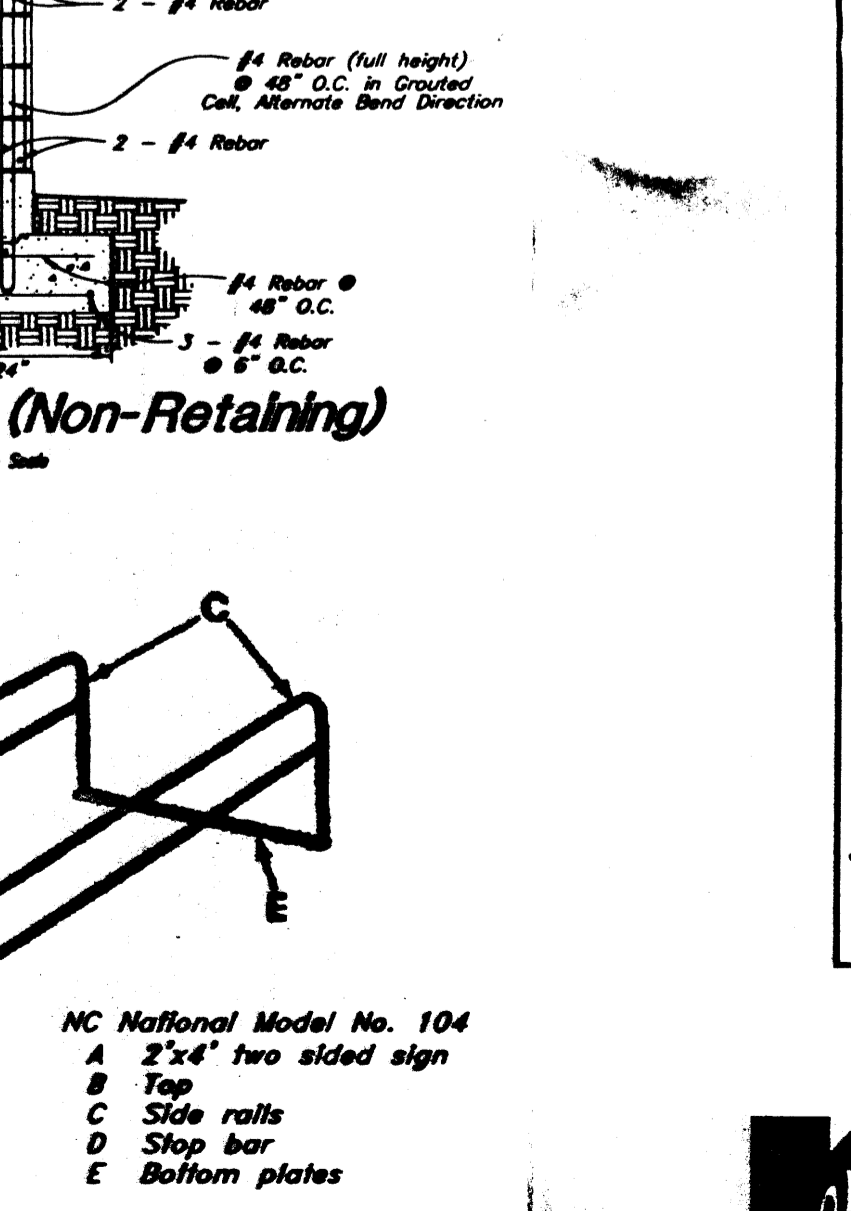
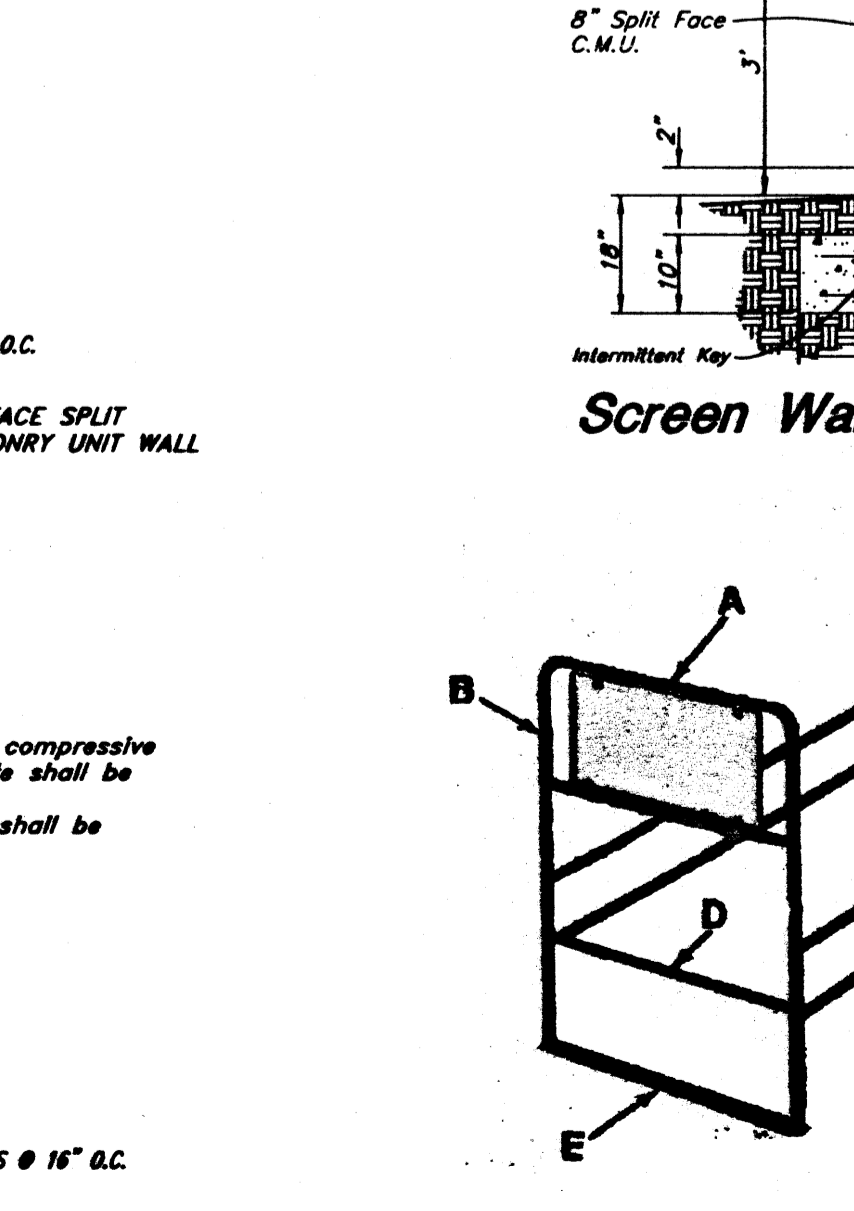
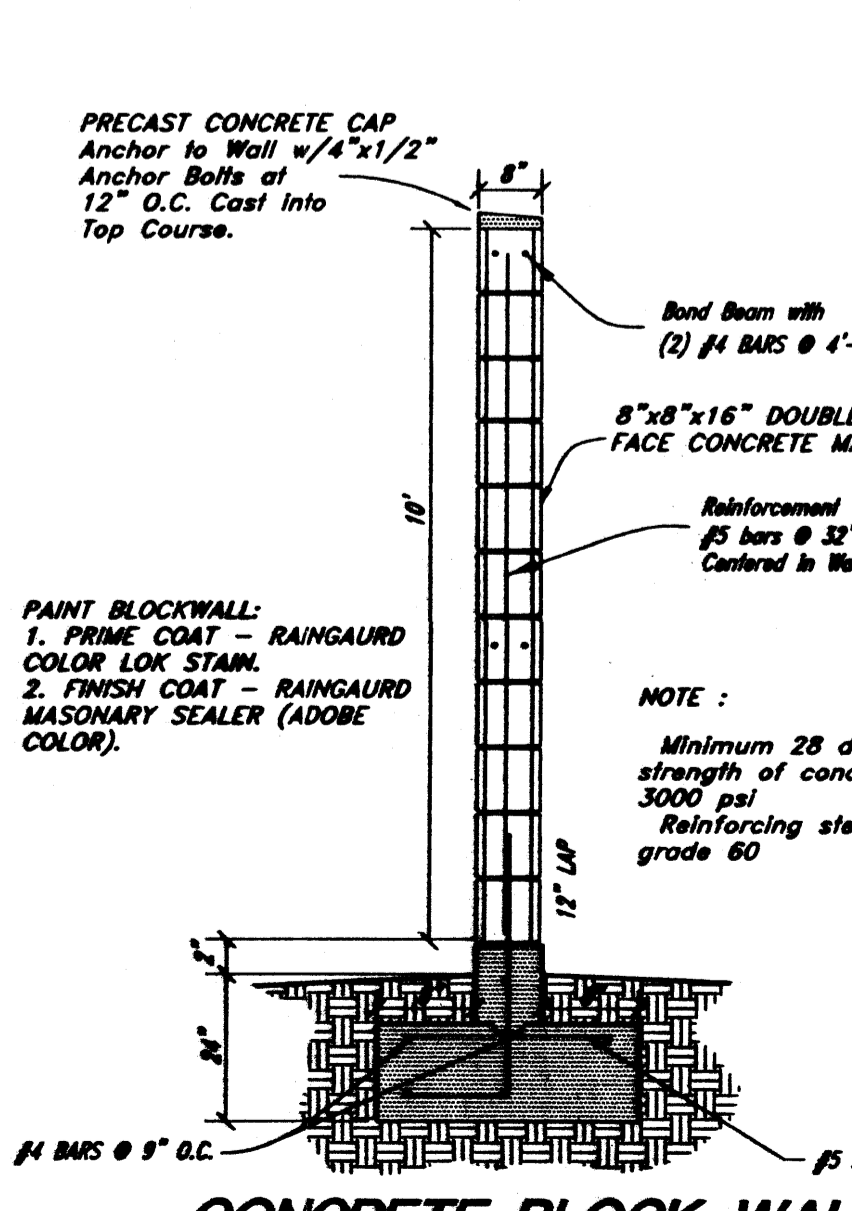
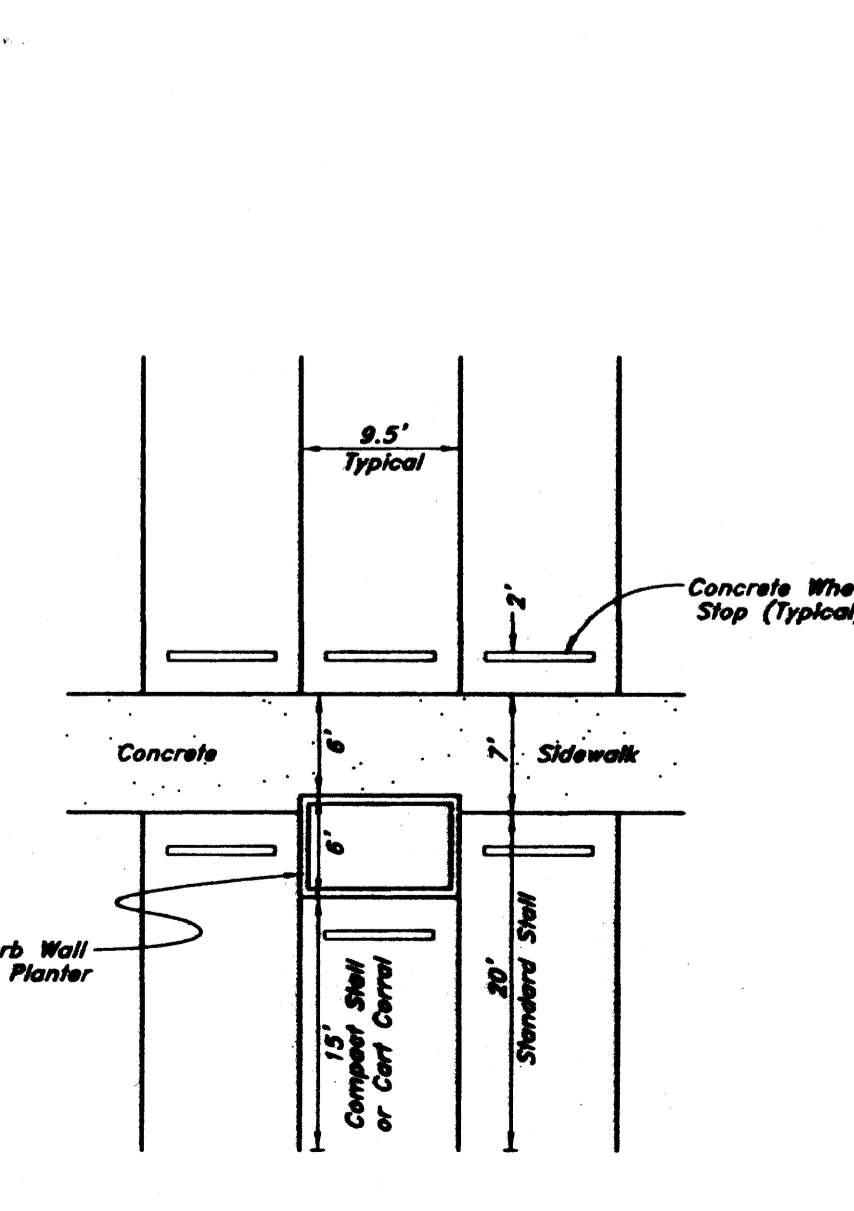
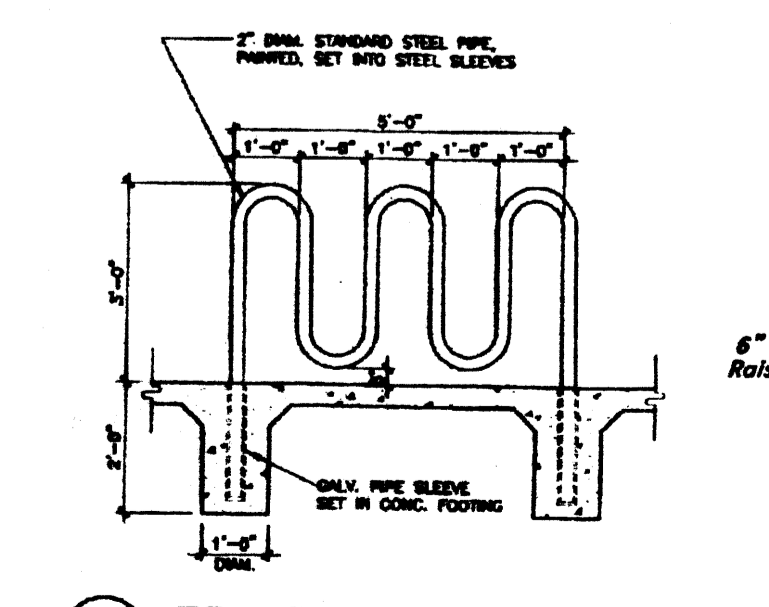
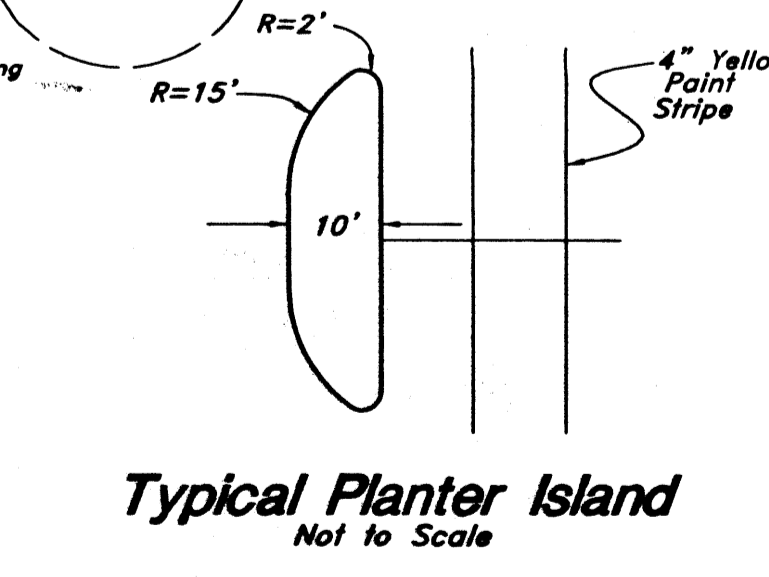
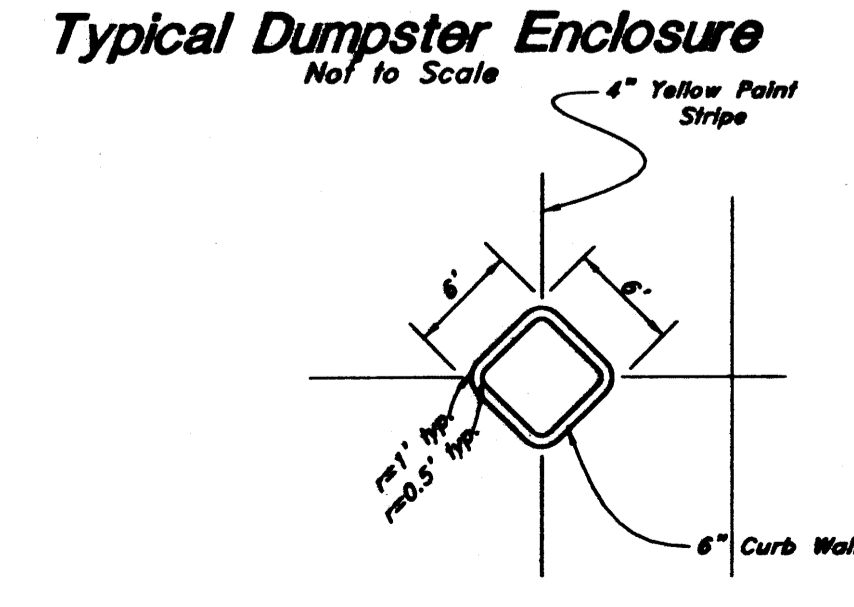
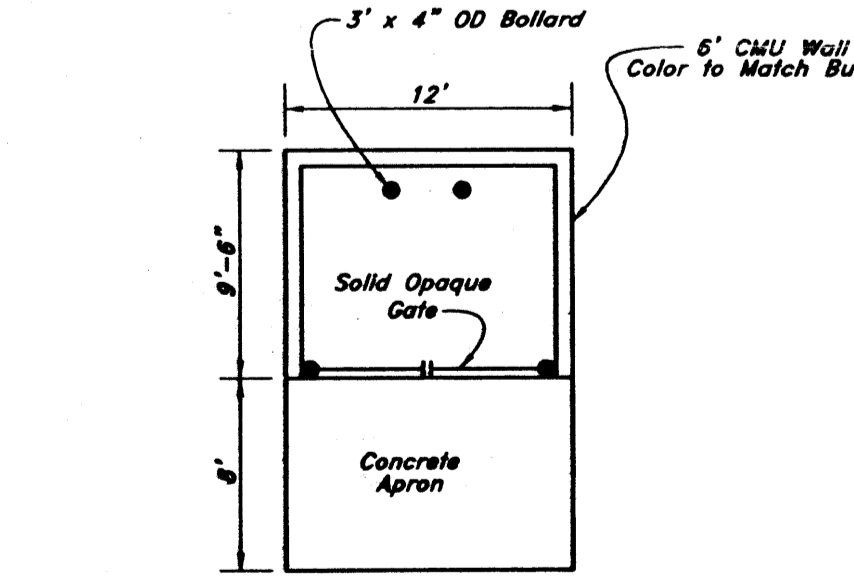
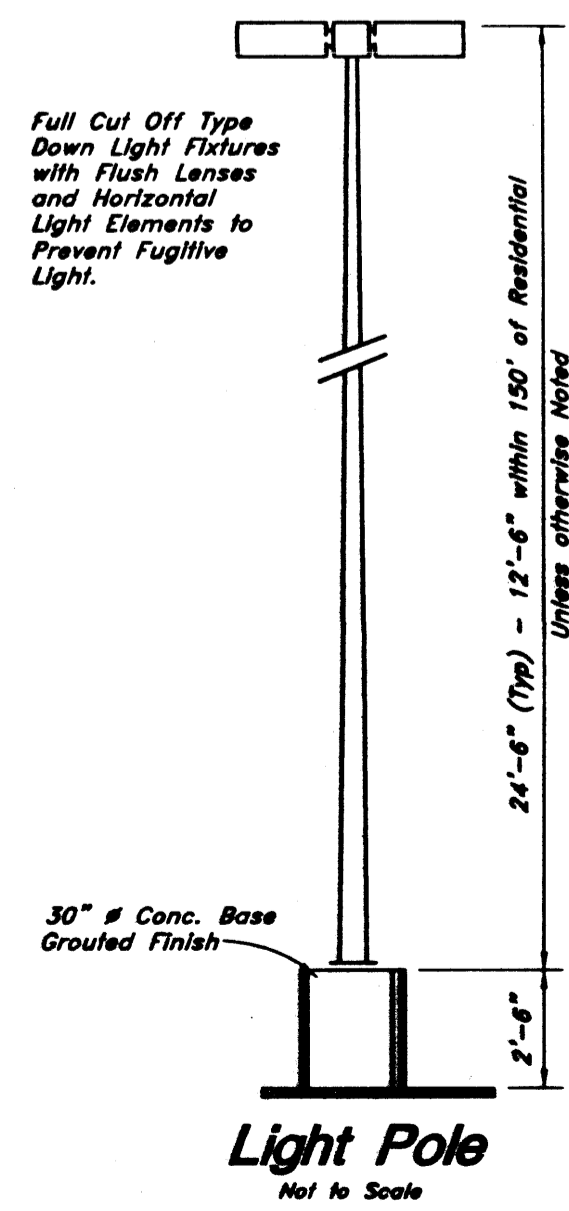
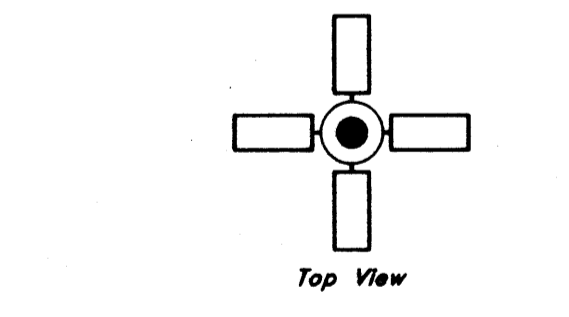
PROJECT #
EPC Application #: 01128-0000-00731
DBS Application #: 01450-0000-01131
DBS Project #: 01128-0000-00731

This plan is consistent with the specific site development plan approved by the Environmental Planning Commission (EPC) on July 18, 2001 and that the findings and conditions in the Official Notice, Notification of Decision have been complied with:

SITE DEVELOPMENT PLAN

<i>Ally Mab</i>	11/5/01
<i>Rebecca E. Andrieux</i>	9/6/01
<i>Roger A. Sheen</i>	11/5/01
<i>Bradley J. Bingham</i>	9/5/01
<i>James R. Breen</i>	11/9/01
	9-5-01

APPROVAL AND CONDITIONAL ACCEPTANCE: as specified by the Development Process Manual.

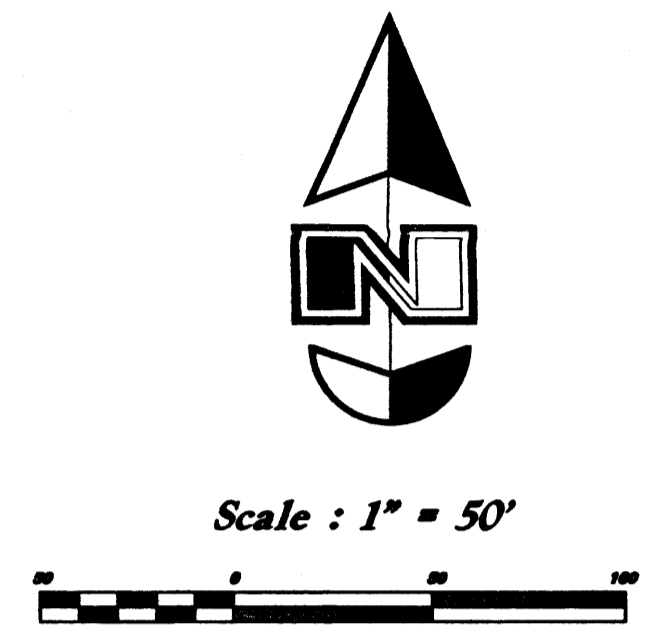
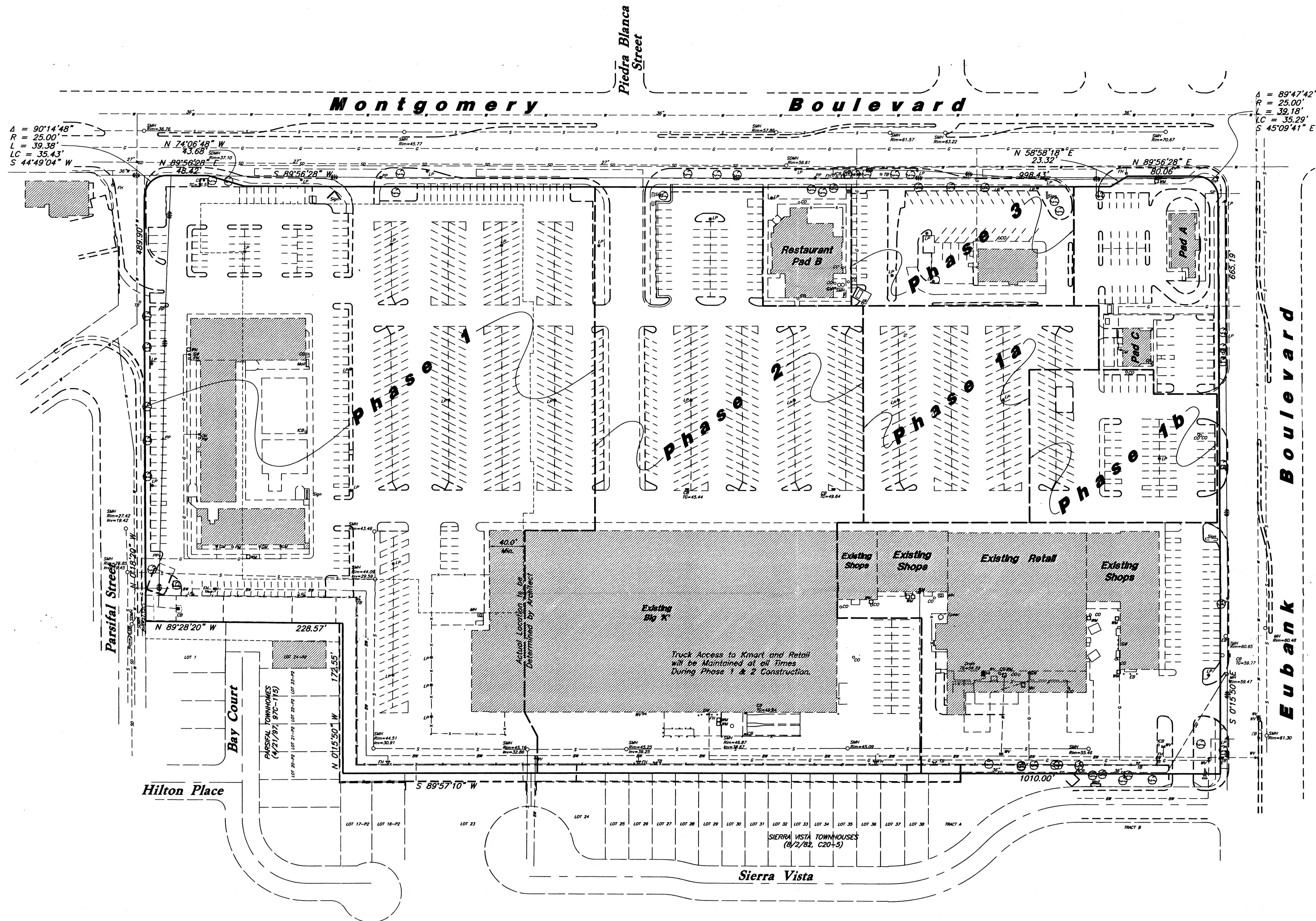


GREAT BASIN ENGINEERING - SOUTH
 CONSULTING ENGINEERS AND LAND SURVEYORS
 2010 North Redwood Road, P.O. Box 16747
 Salt Lake City, Utah 84116
 (801) 531-6529 Fax: (801) 531-6531
 www.gbeng.com

Site Development Plan
Sierra Vista Shopping Center
 9500 Montgomery Boulevard N.E.
 Albuquerque, New Mexico

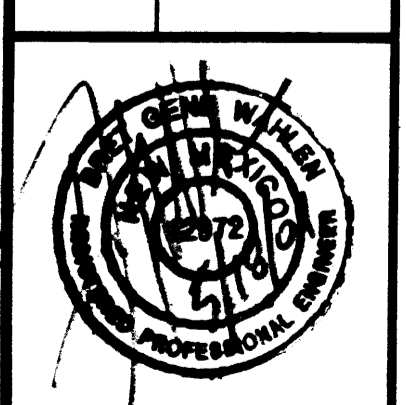


5 Jul, 2001
SHEET NO.
C1
00-82V



GREAT BASIN ENGINEERING - SOUTH
 CONSULTING ENGINEERS AND LAND SURVEYORS
 2010 North Rockwood Road, P.O. Box 16747
 Salt Lake City, Utah 84116
 Salt Lake City (801)531-6529 Ogden (801)534-7288 Provo (801)531-6551

Existing Conditions & Phasing Plan
Sierra Vista Shopping Center
 9500 Montgomery Boulevard N.E.
 Albuquerque, New Mexico

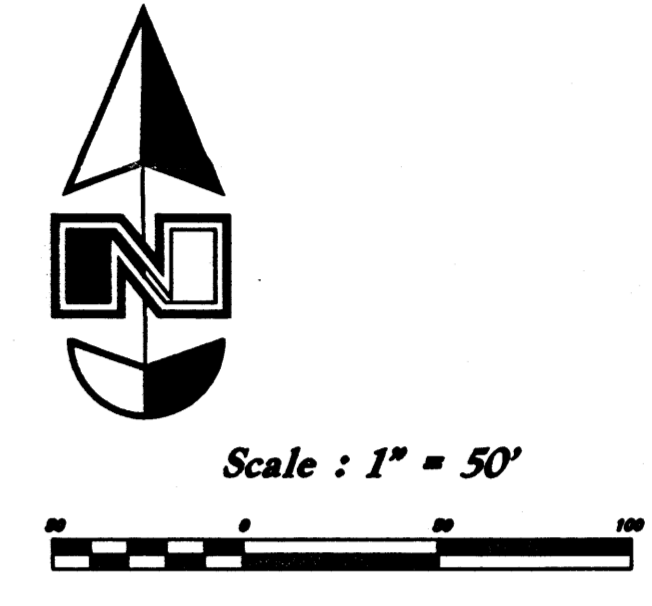
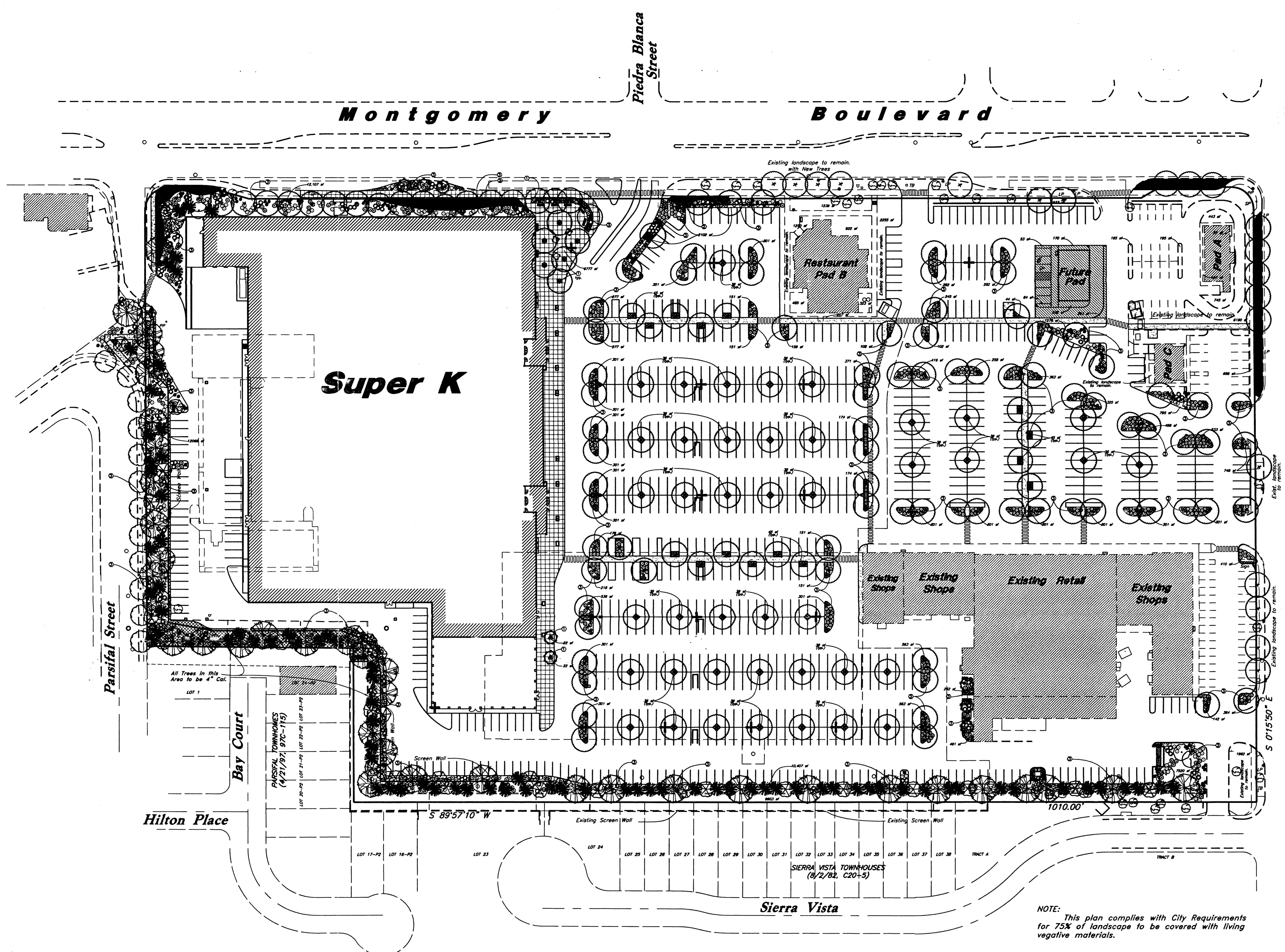


21 May, 2001
 SHEET NO.
C2
 00-82M

Phasing Plan

Store #9827 (#3444)
Albuquerque, New Mexico
 Montgomery & Eubank

C:\cadd\Draws\00-82M\CAD\00-82M.DWG, pld, 05/22/01 02:25:58 PM, sh



LEGEND

- Sod
- 3/4" Santa Fe Brown Gravel w/underlayment. Submit samples to Owner.
- 3"-6" Rounded River Stone (4" min. depth) w/underlayment. Submit samples to Owner.
- Detail Number Where Shown

KEYED NOTES

- ① 3" Min. Bark Mulch in all Shrub/Tree planters
- ② 3/16" Ryerson Steel Edging
- ③ 3/4" Santa Fe Brown gravel w/underlayment (3" min. depth) in all landscape areas not covered with mulch or river rock.

PLANT MATERIALS LIST

	EVERGREEN PEAR Pyrus kawakamii 2" Cal.	12
	HONEY LOCUST (H) Gleditsia triacanthos inermis 'Shademaster' 2" Cal.	185
	ARIZONA ASH (H) Fraxinus velutina 2" Cal. 4" Cal.	27 12
	FLOWERING PEAR (H) Pyrus calleryana 2" Cal.	8
	DESERT WILLOW (L) Chilopsis linearis 15 Gal. 4" Cal.	20 11
	AUSTRIAN PINE (H) Pinus nigra 6'-8' 4" Cal.	61 21
	WASHINGTON THORN (H) Crataegus phoenopyrum 2" Cal.	6
	INDIAN HAWTHORN (M) Raphiolepis indica 5 Gal.	269
	RUSSIAN SAGE (M) Perovskia atriplicifolia 5 Gal.	195
	AUTUMN SAGE (M) Salvia greggii 5 Gal.	266
	POTENTILLA (M) Potentilla fruticosa 5 Gal.	149
	RABBITBRUSH Chrysothamnus nauseosus 1 Gal.	264
	MAIDEN GRASS (M) Miscanthus sinensis 5 Gal.	68
	TAM JUNIPER (M) Juniperus sabinia 5 Gal.	285
	WILDFLOWER 1 Gal.	704

NOTE:
 This plan complies with City Requirements for 75% of landscape to be covered with living vegative materials.

LANDSCAPE CALCULATIONS

TOTAL LOT AREA	802,332 sq. ft.
TOTAL BUILDINGS AREA	228,006 sq. ft.
NET LOT AREA	574,326 sq. ft.
LANDSCAPE REQUIREMENT (15% of Lot Area)	0.15 15%
TOTAL LANDSCAPE REQUIREMENT	86,149 sq. ft.
TOTAL LANDSCAPE PROVIDED (17.6% of Lot Area)	101,000 sq. ft.
TOTAL BED PROVIDED	91,736 sq. ft.
TOTAL SOD PROVIDED (3.5% of Total Landscape)	3,503 sq. ft.
TOTAL RIVER ROCK SURFACE PROVIDED	5,761 sq. ft.

IRRIGATION NOTES:

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

LANDSCAPE NOTES:

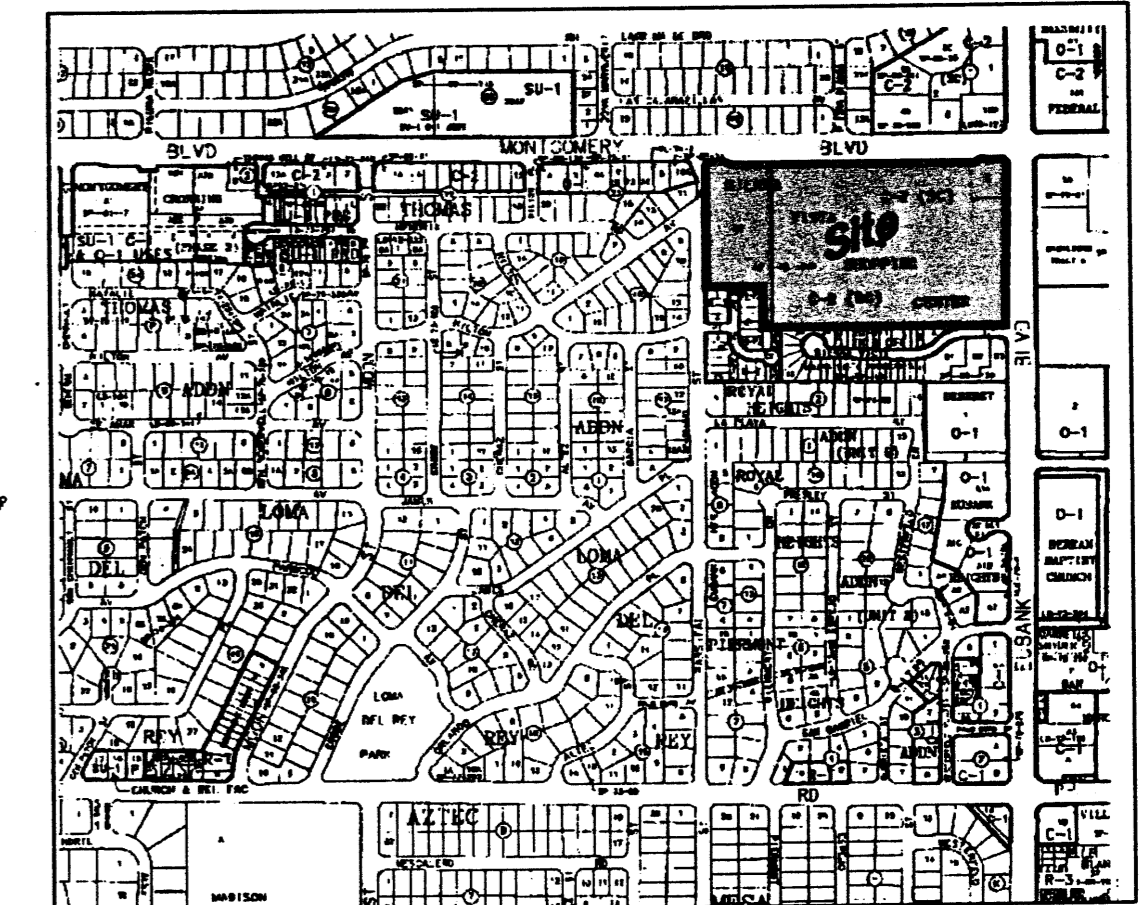
Landscape maintenance shall be the responsibility of the Property Owner.
 It is the intent of this plan to comply with the City of Albuquerque Water Conservation Landscaping and Waste Water Ordinance, planting restriction approach.
 Approval of this plan does not constitute or imply exemption from waste water provisions of the Water Conservation Landscaping and Waste Water Ordinance. Water management is the sole responsibility of the Property Owner.



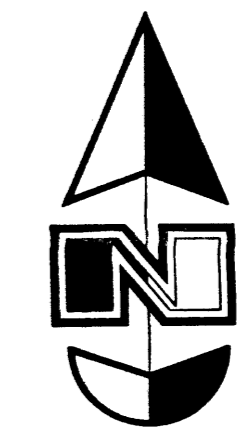
Store #9827 (#3444)
Albuquerque, New Mexico
Montgomery & Eubank

A = 90°14'48"
 R = 25.00'
 L = 39.38'
 LC = 35.43'
 S 44°49'04" W

Δ = 89°47'42"
 R = 25.00'
 L = 39.18'
 LC = 35.29'
 S 45°09'41" E



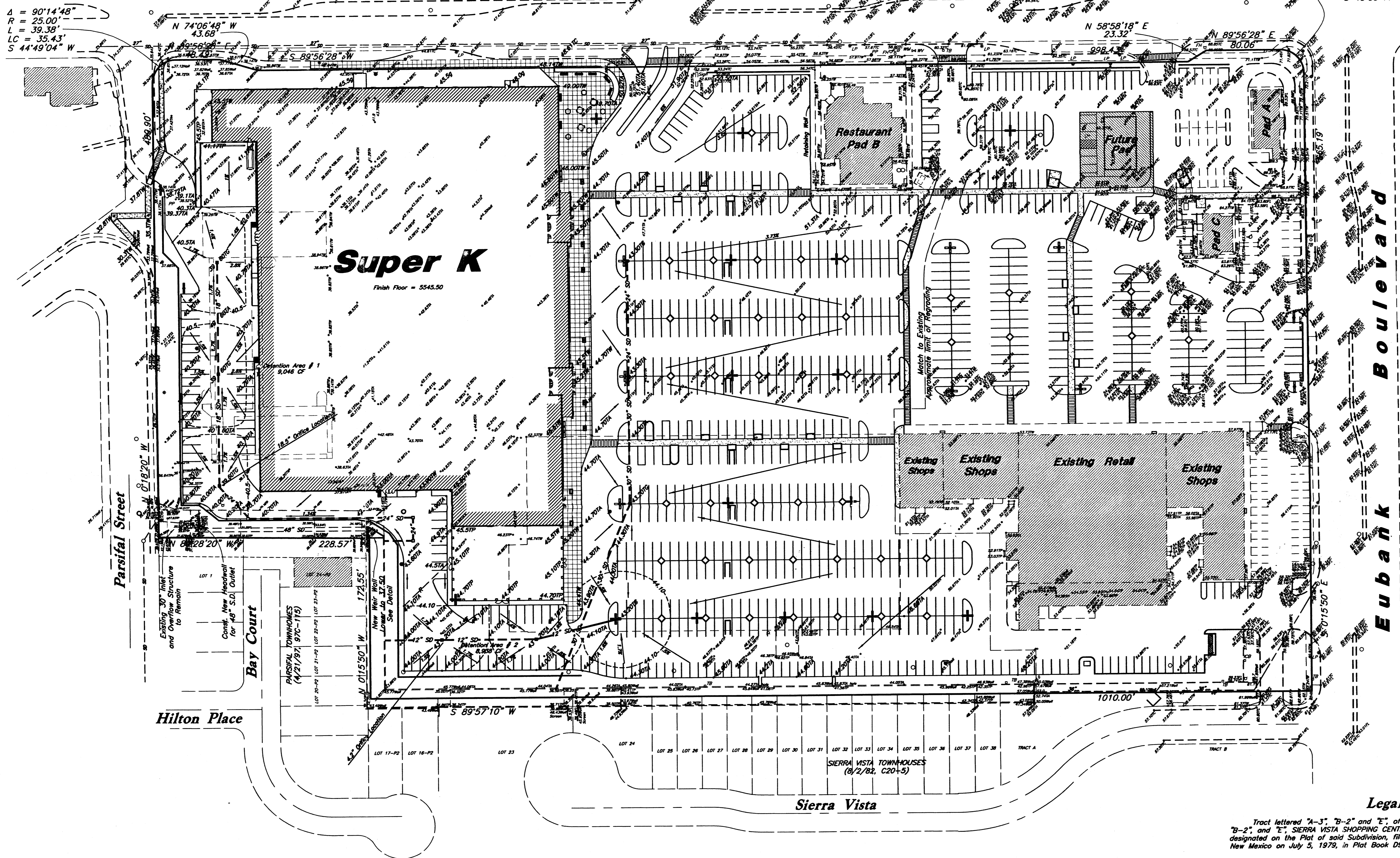
Vicinity Map
 City of Albuquerque Zone Atlas Page: G-20-Z



Scale: 1" = 50'

Legend

Direction of Drainage	TA
Top of Asphalt	TW
Top of Walk	EO
Edge of Oil	FL
Flowline	TC
Top of Curb	TG
Top of Pavement	TP
Ridge line	PL
Existing Pavement	EX
Ground	G



Legal Description

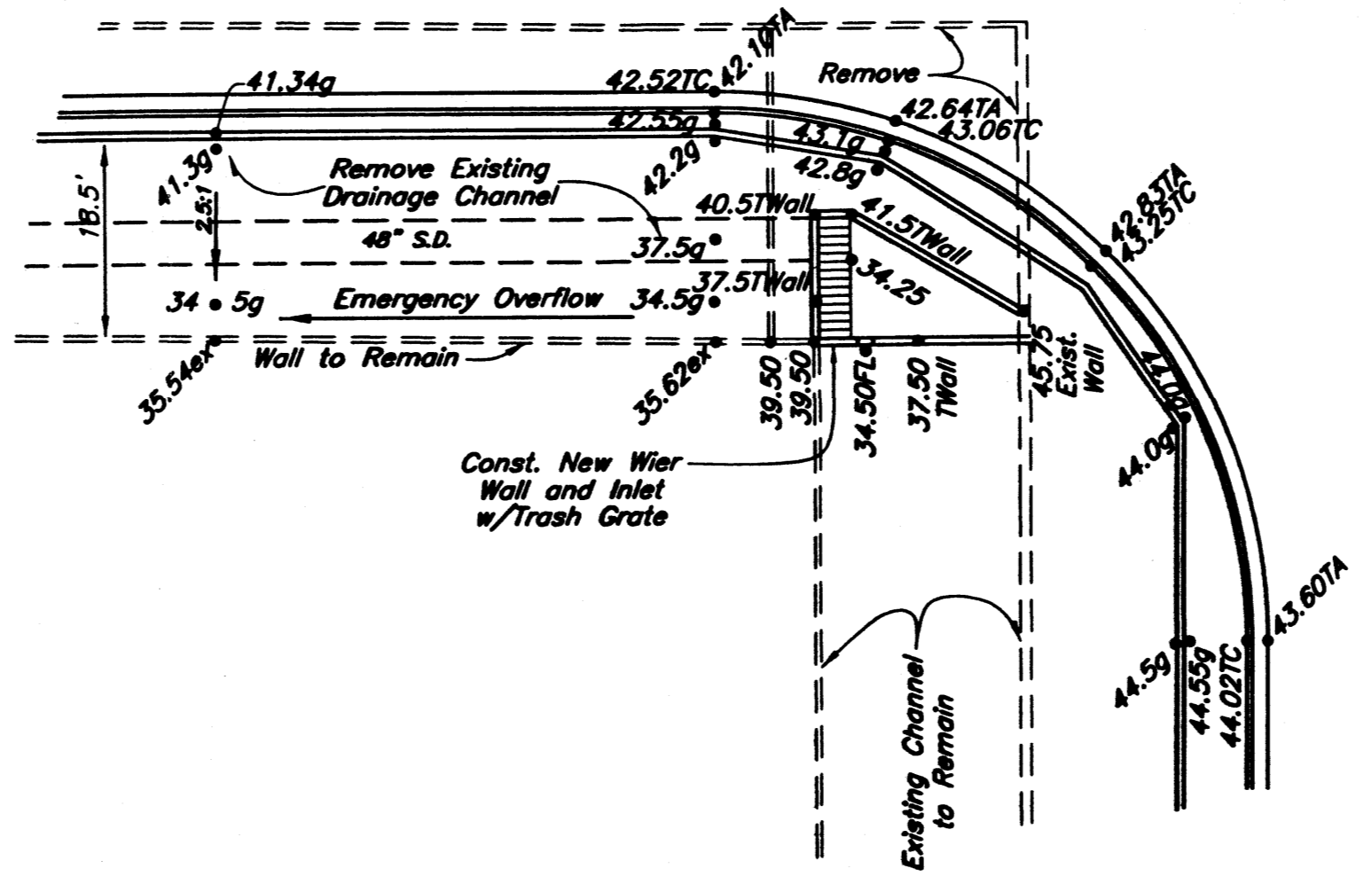
Tract lettered "A-3", "B-2" and "E", of the Revised and Amended Plat of Tracts lettered "A-3", "B-2", and "E", SIERRA VISTA SHOPPING CENTER, Albuquerque, New Mexico, as the same is shown and designated on the Plat of said Subdivision, filed in the Office of the County Clerk of Bernalillo County, New Mexico on July 5, 1979, in Plat Book D9, folio 146.

Flood Zone

Property is located within Zone X, designating areas determined to be outside 500-year flood plain per Flood Insurance Rate Map, Bernalillo County, New Mexico and Incorporated Areas, Map Number 35001C0143 D, effective date September 20, 1996.

Benchmark

THE BASIS OF ELEVATIONS FOR THIS SURVEY IS ACS BENCHMARK 24-F21, THE UNPUBLISHED ELEVATION OF WHICH IS 5576.231 PER THE CITY SURVEYOR OF ALBUQUERQUE, NM, AND IS LOCATED IN THE NORTHEAST CORNER OF THE INTERSECTION OF EUBANK BOULEVARD NE WITH MONTGOMERY BOULEVARD NE.



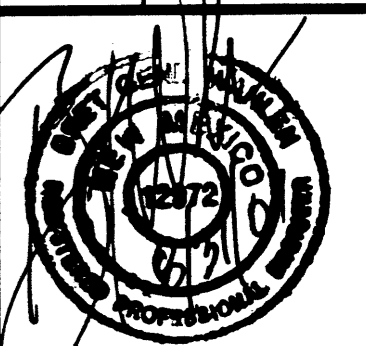
Drainage Channel Detail

Notes:

- Detention lost with removal of portion of drainage channel and lowering of wier wall = 10,104 C.F.
- Total replacement detention provided in area #1 & #2 = 17,984 C.F.
- Decreased hard surface from existing center to proposed is estimated at 80,000 S.F.

GREAT BASIN ENGINEERING - SOUTH
 CONSULTING ENGINEERS and LAND SURVEYORS
 2010 North Rockwood Road, P.O. Box 16747
 Salt Lake City, Utah 84116
 Salt Lake City (801)241-6829 Ogden (801)344-7266 for (801)321-8881

Preliminary Grading and Drainage Plan
Sierra Vista Shopping Center
 9500 Montgomery Boulevard N.E.
 Albuquerque, New Mexico



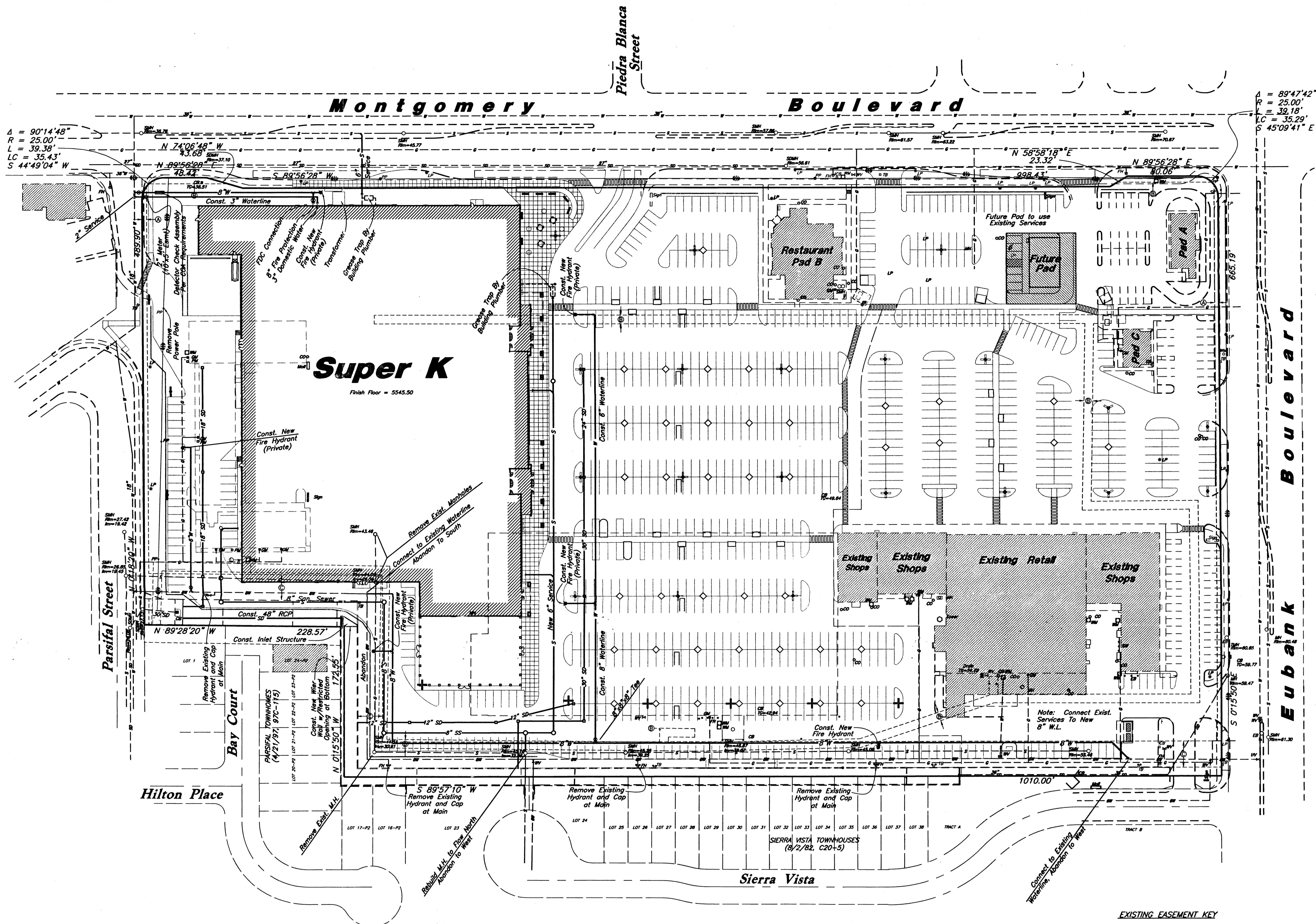
5 Jul, 2001

SHEET NO.

C4

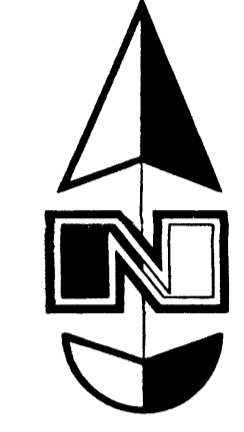
00-82H

Store #9827 (#3444)
Albuquerque, New Mexico
 Montgomery & Eubank

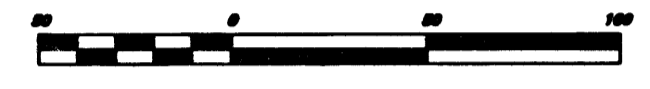


$\Delta = 90^{\circ}14'48''$
 $R = 25.00'$
 $LC = 39.38'$
 $S = 44^{\circ}49'04'' W$

$\Delta = 89^{\circ}47'42''$
 $R = 25.00'$
 $LC = 39.18'$
 $S = 45^{\circ}09'41'' E$

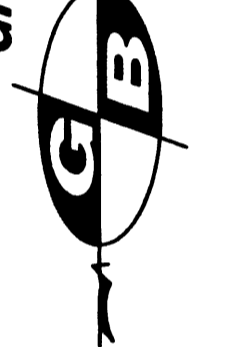


Scale : 1" = 50'

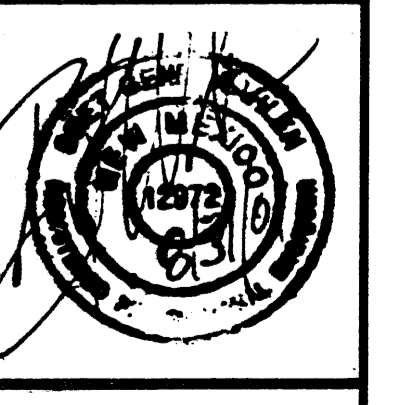


- EXISTING EASEMENT KEY**
- Ⓐ - 5' PUBLIC UTILITY EASEMENT
 - Ⓑ - 7' PUBLIC UTILITY EASEMENT
 - Ⓒ - 30' UTILITY EASEMENT
 - Ⓓ - 10' WATER METER & SERVICE LINE EASEMENT

7 Sept. 2001	PWD Submittal	
9 Aug. 2001	Issue Water, Fire Meters & DRP Comments	
21 May 2001	Final	
21 May 2001	Final	
REV	DATE	DESCRIPTION

GREAT BASIN ENGINEERING - SOUTH
 CONSULTING ENGINEERS and LAND SURVEYORS
 2010 North Redwood Road, P.O. Box 16747
 Salt Lake City, Utah 84116
 Salt Lake City (801)521-6529 Ogden (801)344-7288 Provo (801)521-6551


Conceptual Utility Plan
Sierra Vista Shopping Center
 9500 Montgomery Boulevard N.E.
 Albuquerque, New Mexico



5 Jul, 2001
 SHEET NO.
C7
 00-52N


Store #9827 (#3444)
Albuquerque, New Mexico
 Montgomery & Eubank

W:\E\G\DATA\DWG\01-83\DWG\01-83A.DWG, sht. 09/19/2001, 09:29:29 AM, brennan