

10/13/2014 9:40:35 AM C:\MCCLAIN-ARCH\LA\PTO\PROJECTS\GR-N\REVIT\2014-1008 GREEN JEANS EPC-DRB reprint.rvt

GENERAL SHEET NOTES

ALL BUILDING TYPE II-B CONSTRUCTION

INTERSTATE AND ARTERIAL STREET FRONTAGE
THIS SITE: 657.41 LF (FROM SURVEY)
HISTORIC SC ZONE PARCEL: 657.41 LF + 478 LF (FROM ABQ GIS) = 1135.11 LF
IN SC ZONES ONE FREE STANDING SIGN IS ALLOWED PER 300 LF OF STREET FRONTAGE. THEREFORE PROPOSED 2 FREESTANDING SIGNS ARE ALLOWED.
NO EXISTING ON-PREMISE FREE STANDING SIGN EXISTS ON SITE OR ON HISTORIC SC ZONED PARCEL.

NOTE: SEE ATTACHED SURVEY AND EASEMENT DOCUMENT FOR SITE EASEMENT RECORDING DOCUMENTS

AMAFCA SLOPE AND DRAINAGE EASEMENTS ARE NOT USED AND WILL NOT BE USED BY AMAFCA - ENCROACHMENT PERMITS WILL BE ATTAINED

ENCROACHMENT PERMIT NOT REQUIRED BY PNM

ALL WORK CONDUCTED CONCURRENTLY. NO PHASING

TOTAL SF = 6960 SF

REQUIRED PARKING

	REQUIRED	PROVIDED
TOTAL PROJECT SPACES 6960 SF / 200 (RETAIL) =	35, 2 ACCESSIBLE	43, 2 ACCESSIBLE
TOTAL MOTOR CYCLE SPACES=	2	2
TOTAL BIKE PARKING SPACES=	2	16

LEGEND

- [Symbol] NEW ASPHALT AND ASPHALT OVERLAY, SEE CONCEPTUAL GRADING AND DRAINAGE PLAN
- [Symbol] COMMON AREA PLAZA SURFACE
- [Symbol] CONCRETE PAVING
- [Symbol] LANDSCAPED AREA- SEE LANDSCAPE PLAN
- [Symbol] SITE LIGHTING POLE, 16' TALL
- [Symbol] EXISTING POWER POLE

SIGNAGE LEGEND

- [Symbol] VAN ACCESSIBLE PARKING SPACE
- [Symbol] ACCESSIBLE PARKING SPACE
- [Symbol] 'DO NOT ENTER' SIGN
- [Symbol] 'NO LEFT TURN' SIGN
- [Symbol] 'STOP' SIGN
- [Symbol] 'ONE WAY' SIGN
- [Symbol] SIGN FACE, TYP
- [Symbol] LOCATION OF FREE STANDING SIGNAGE SIGN FACE, SEE ELEVATIONS

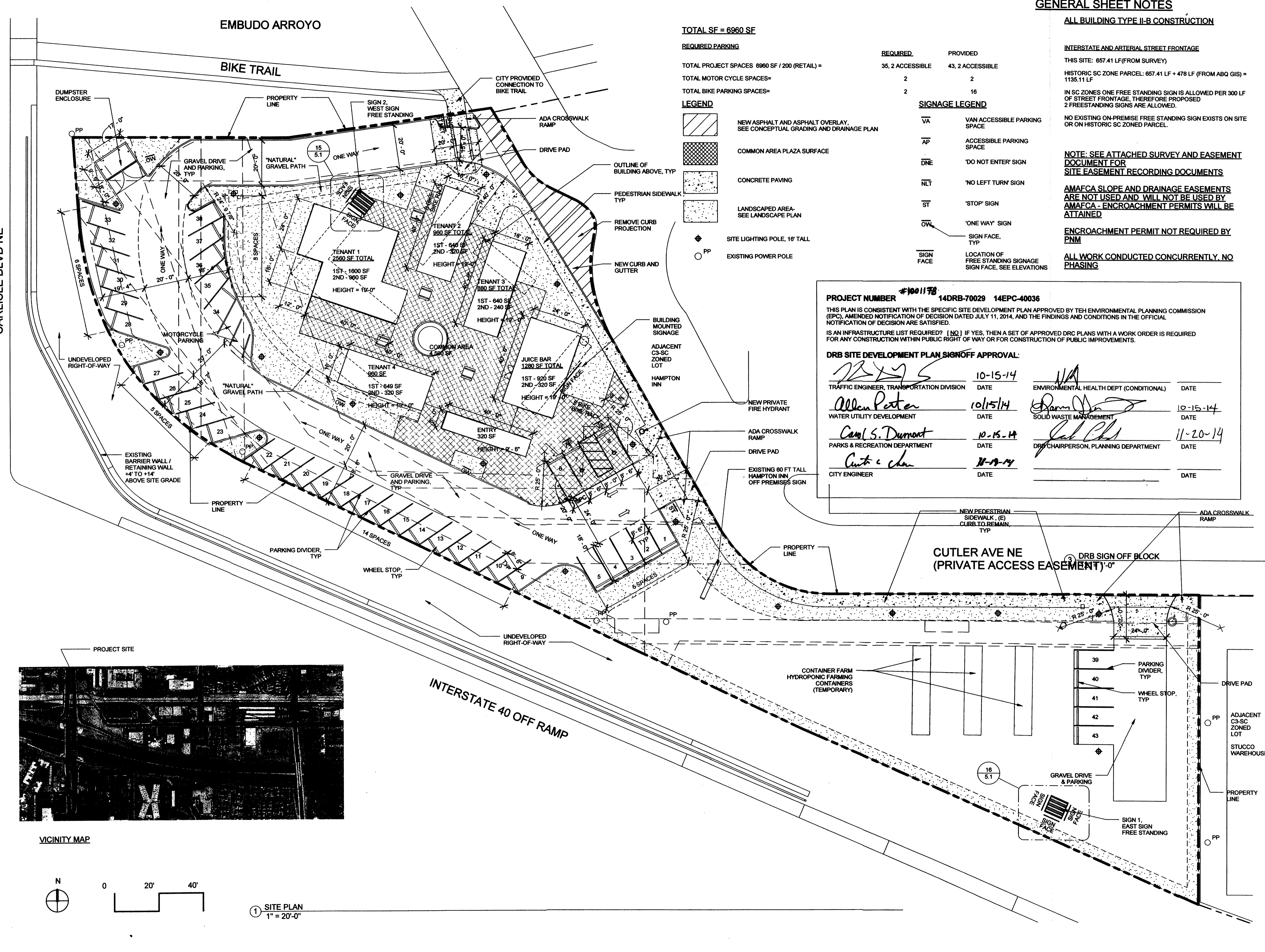
PROJECT NUMBER #1001178 14DRB-70029 14EPC-40036

THIS PLAN IS CONSISTENT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVED BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC), AMENDED NOTIFICATION OF DECISION DATED JULY 11, 2014, AND THE FINDINGS AND CONDITIONS IN THE OFFICIAL NOTIFICATION OF DECISION ARE SATISFIED.

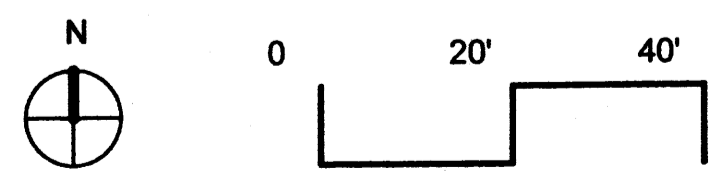
IS AN INFRASTRUCTURE LIST REQUIRED? [NO] IF YES, THEN A SET OF APPROVED DRC PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT OF WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

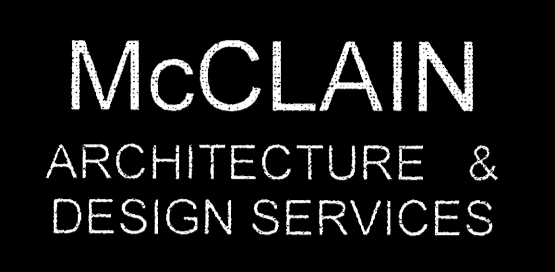
<i>[Signature]</i> TRAFFIC ENGINEER, TRANSPORTATION DIVISION	10-15-14 DATE	<i>[Signature]</i> ENVIRONMENTAL HEALTH DEPT (CONDITIONAL)	DATE
<i>[Signature]</i> WATER UTILITY DEVELOPMENT	10/15/14 DATE	<i>[Signature]</i> SOLID WASTE MANAGEMENT	10-15-14 DATE
<i>[Signature]</i> PARKS & RECREATION DEPARTMENT	10-15-14 DATE	<i>[Signature]</i> DRB CHAIRPERSON, PLANNING DEPARTMENT	11-20-14 DATE
<i>[Signature]</i> CITY ENGINEER	11-19-14 DATE		DATE



VICINITY MAP



1 SITE PLAN
1" = 20'-0"



mcclain-arch.com

McClain Architecture & Design Services LLC
2009 Ridgcrest Dr SE
Albuquerque, NM 87108
505.266.2142
info@mcclain-arch.com
www.mcclain-arch.com

CONSULTANTS



PROJECT

GREEN JEANS CO.

GREEN JEANS FARMERY

ADDRESS

3600 CUTLER NE

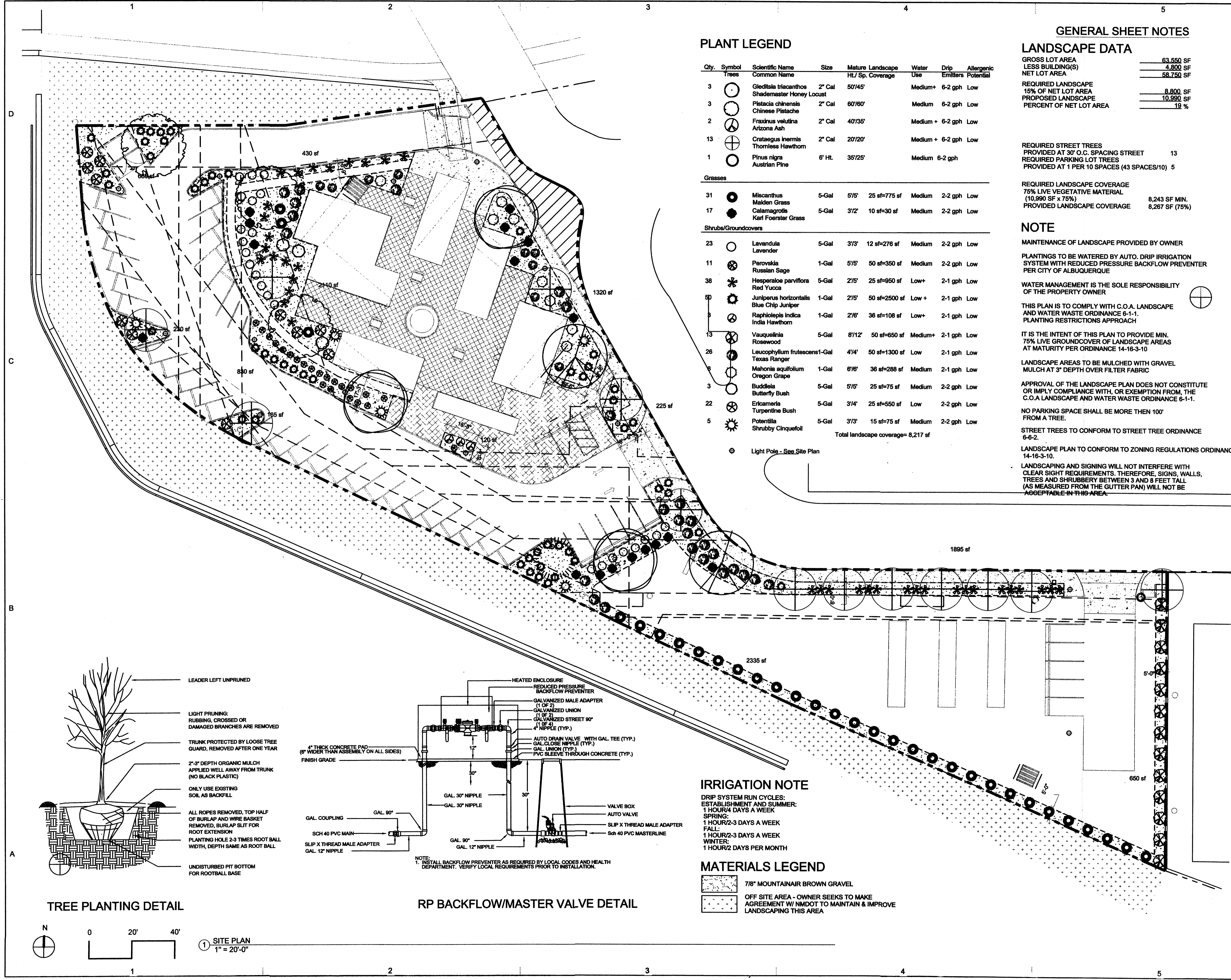
1	9/19/14	EPC COMMENTS FOR DRB
2	10/08/14	DRB COMMENTS

Date	10/08/2014
Project Number	Project Number
Project File	
Drawn By	Author
Checked By	Checker

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SHEET TITLE
SITE PLAN

1001178



PLANT LEGEND

Qty.	Symbol	Scientific Name	Size	Mature Ht./Sp.	Landscape Coverage	Water Use	Drip Emitters	Allergenic Potential
3	○	Gleditsia triacanthos Shademaster Honey Locust	2" Cal	50'/45'		Medium+	6-2 gph	Low
3	○	Pistacia chinensis Chinese Pistache	2" Cal	60'/60'		Medium	6-2 gph	Low
2	○	Fraxinus velutina Arizona Ash	2" Cal	40'/35'		Medium+	6-2 gph	Low
13	⊕	Crataegus inermis Thornless Hawthorn	2" Cal	20'/20'		Medium+	6-2 gph	Low
1	○	Pinus nigra Austrian Pine	6" Ht.	35'/25'		Medium	6-2 gph	
Grasses								
31	●	Miscanthus Maiden Grass	5-Gal	5/5'	25 sf=775 sf	Medium	2-2 gph	Low
17	●	Calamagrostis Karl Foerster Grass	5-Gal	3/2'	10 sf=30 sf	Medium	2-2 gph	Low
Shrubs/Groundcovers								
23	○	Lavandula Lavender	5-Gal	3/3'	12 sf=276 sf	Medium	2-2 gph	Low
11	⊗	Perovskia Russian Sage	1-Gal	5/5'	50 sf=350 sf	Medium	2-2 gph	Low
38	⊗	Hesperaloe parviflora Red Yucca	5-Gal	2/5'	25 sf=950 sf	Low+	2-1 gph	Low
50	⊗	Juniperus horizontalis Blue Chip Juniper	1-Gal	2/5'	50 sf=2500 sf	Low+	2-1 gph	Low
8	⊗	Raphiolepis indica India Hawthorn	1-Gal	2/8'	36 sf=108 sf	Low+	2-1 gph	Low
13	⊗	Vauquelinia Rosewood	5-Gal	8/12'	50 sf=650 sf	Medium+	2-1 gph	Low
26	⊗	Leucophyllum frutescens Texas Ranger	1-Gal	4/4'	50 sf=1300 sf	Low	2-1 gph	Low
8	⊗	Mahonia aquifolium Oregon Grape	1-Gal	6/6'	36 sf=288 sf	Medium	2-1 gph	Low
3	⊗	Buddleia Butterfly Bush	5-Gal	5/5'	25 sf=75 sf	Medium	2-2 gph	Low
22	⊗	Ericameria Turpentine Bush	5-Gal	3/4'	25 sf=550 sf	Low	2-2 gph	Low
5	⊗	Potentilla Shrubby Cinquefoil	5-Gal	3/3'	15 sf=75 sf	Medium	2-2 gph	Low
Total landscape coverage = 8,217 sf								
⊕ Light Pole - See Site Plan								

GENERAL SHEET NOTES

LANDSCAPE DATA

GROSS LOT AREA	63,550 SF
LESS BUILDING(S)	4,800 SF
NET LOT AREA	58,750 SF
REQUIRED LANDSCAPE	8,800 SF
15% OF NET LOT AREA	10,990 SF
PROPOSED LANDSCAPE	10,990 SF
PERCENT OF NET LOT AREA	19%

REQUIRED STREET TREES PROVIDED AT 30' O.C. SPACING STREET 13
 REQUIRED PARKING LOT TREES PROVIDED AT 1 PER 10 SPACES (43 SPACES/10) 5

REQUIRED LANDSCAPE COVERAGE 75% LIVE VEGETATIVE MATERIAL (10,990 SF x 75%) 8,243 SF MIN.
 PROVIDED LANDSCAPE COVERAGE 8,267 SF (75%)

NOTE

MAINTENANCE OF LANDSCAPE PROVIDED BY OWNER
 PLANTINGS TO BE WATERED BY AUTO. DRIP IRRIGATION SYSTEM WITH REDUCED PRESSURE BACKFLOW PREVENTER PER CITY OF ALBUQUERQUE
 WATER MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER
 THIS PLAN IS TO COMPLY WITH C.O.A. LANDSCAPE AND WATER WASTE ORDINANCE 6-1-1. PLANTING RESTRICTIONS APPROACH
 IT IS THE INTENT OF THIS PLAN TO PROVIDE MIN. 75% LIVE GROUND COVER OF LANDSCAPE AREAS AT MATURITY PER ORDINANCE 14-16-3-10
 LANDSCAPE AREAS TO BE MULCHED WITH GRAVEL MULCH AT 3" DEPTH OVER FILTER FABRIC
 APPROVAL OF THE LANDSCAPE PLAN DOES NOT CONSTITUTE OR IMPLY COMPLIANCE WITH, OR EXEMPTION FROM, THE C.O.A. LANDSCAPE AND WATER WASTE ORDINANCE 6-1-1.
 NO PARKING SPACE SHALL BE MORE THAN 100' FROM A TREE.
 STREET TREES TO CONFORM TO STREET TREE ORDINANCE 6-6-2.
 LANDSCAPE PLAN TO CONFORM TO ZONING REGULATIONS ORDINANCE 14-16-3-10.
 LANDSCAPING AND SIGNING WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THIS AREA.

McCLAIN
 ARCHITECTURE &
 DESIGN SERVICES

mcclain-arch.com

McClain Architecture & Design Services LLC
 2009 Ridgecrest Dr SE
 Albuquerque, NM 87108
 505.217.8317
 info@mcclain-arch.com
 www.mcclain-arch.com

CONSULTANTS

growing better
Up Heads
 LANDSCAPE CONTRACTORS
 P.O. BOX 10597
 Albuquerque, NM 87184
 505.898.9815
 505.898.2105 (fax)
 design@hulic.com
 www.headsuplandscape.com

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PROJECT

GREEN JEANS CO.

GREEN JEANS FARMERY

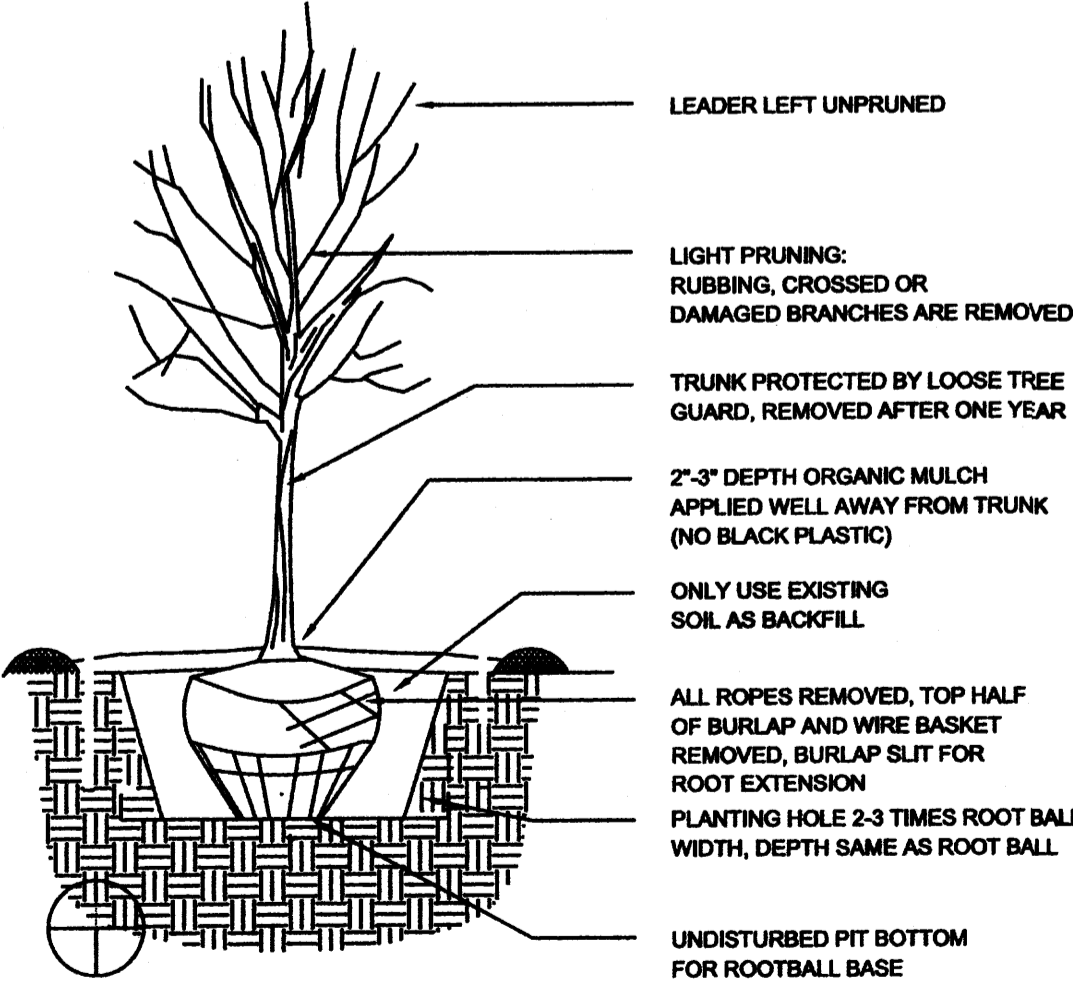
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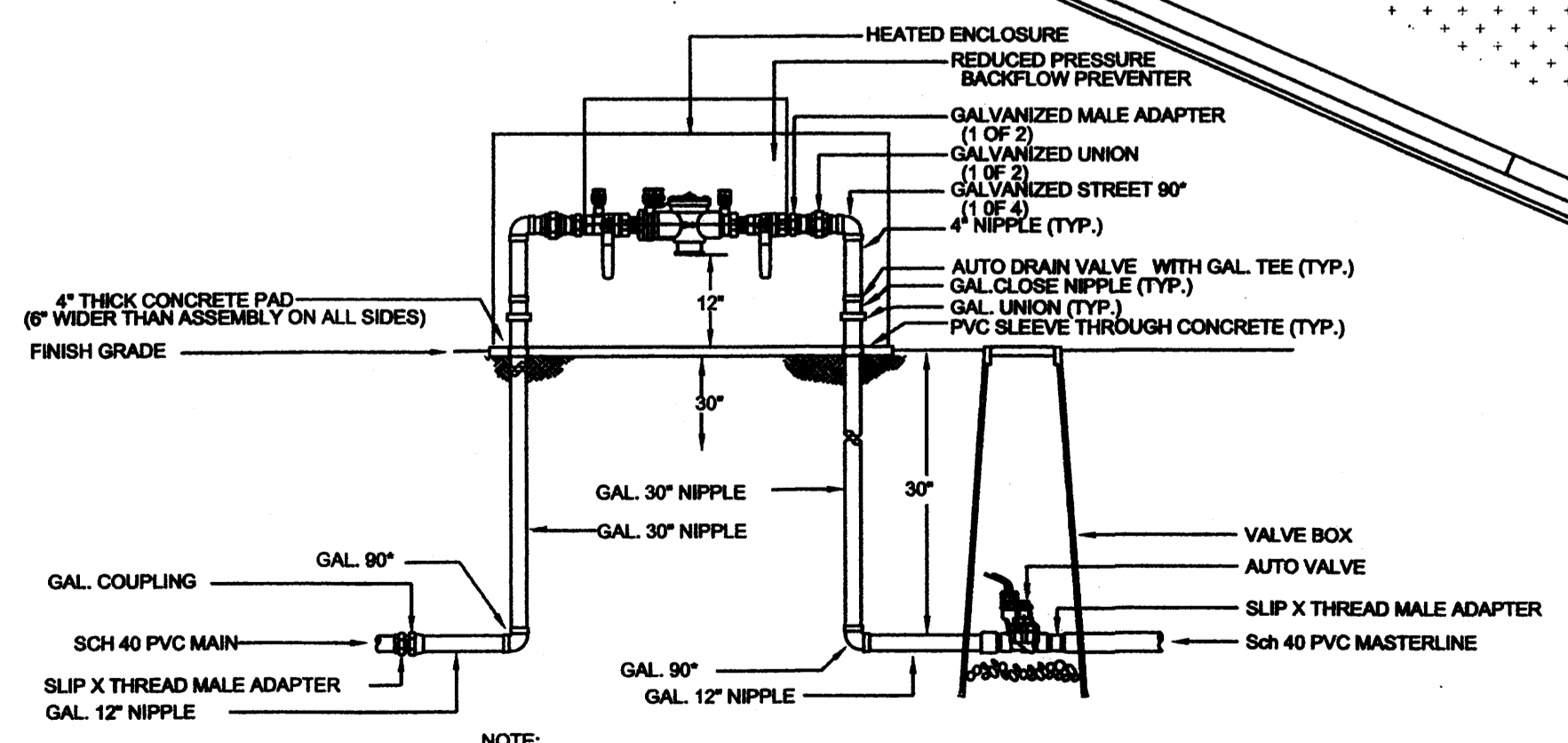
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No.	Date	Description
Date	9/19/2014	
Project Number		Project Number
Project File		
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Checked By		

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SHEET TITLE
LANDSCAPE PLAN



TREE PLANTING DETAIL



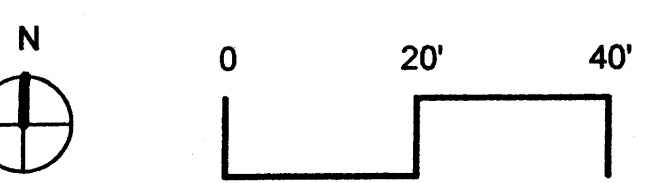
RP BACKFLOW/MASTER VALVE DETAIL

IRRIGATION NOTE

DRIP SYSTEM RUN CYCLES:
 ESTABLISHMENT AND SUMMER:
 1 HOUR/4 DAYS A WEEK
 SPRING:
 1 HOUR/2-3 DAYS A WEEK
 FALL:
 1 HOUR/2-3 DAYS A WEEK
 WINTER:
 1 HOUR/2 DAYS PER MONTH

MATERIALS LEGEND

- 7/8" MOUNTAINAIR BROWN GRAVEL
- OFF SITE AREA - OWNER SEEKS TO MAKE AGREEMENT W/ NMDOT TO MAINTAIN & IMPROVE LANDSCAPING THIS AREA



1 SITE PLAN
 1" = 20'-0"

CONSULTANTS

ME MILLER ENGINEERING CONSULTANTS
Engineers • Planners
3500 COMANCHE, NE
ALBUQUERQUE, NM 87107
(505) 268-7500
(505) 268-3900 (FAX)
WWW.MECHM.COM

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PROJECT

GREEN JEANS CO.

GREEN JEANS FARMERY

ADDRESS

3600 CUTLER NE

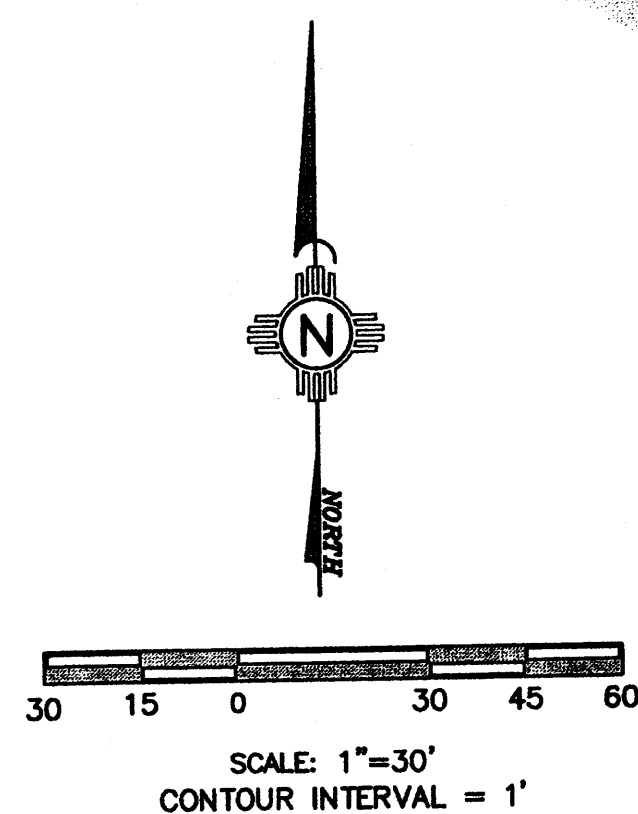
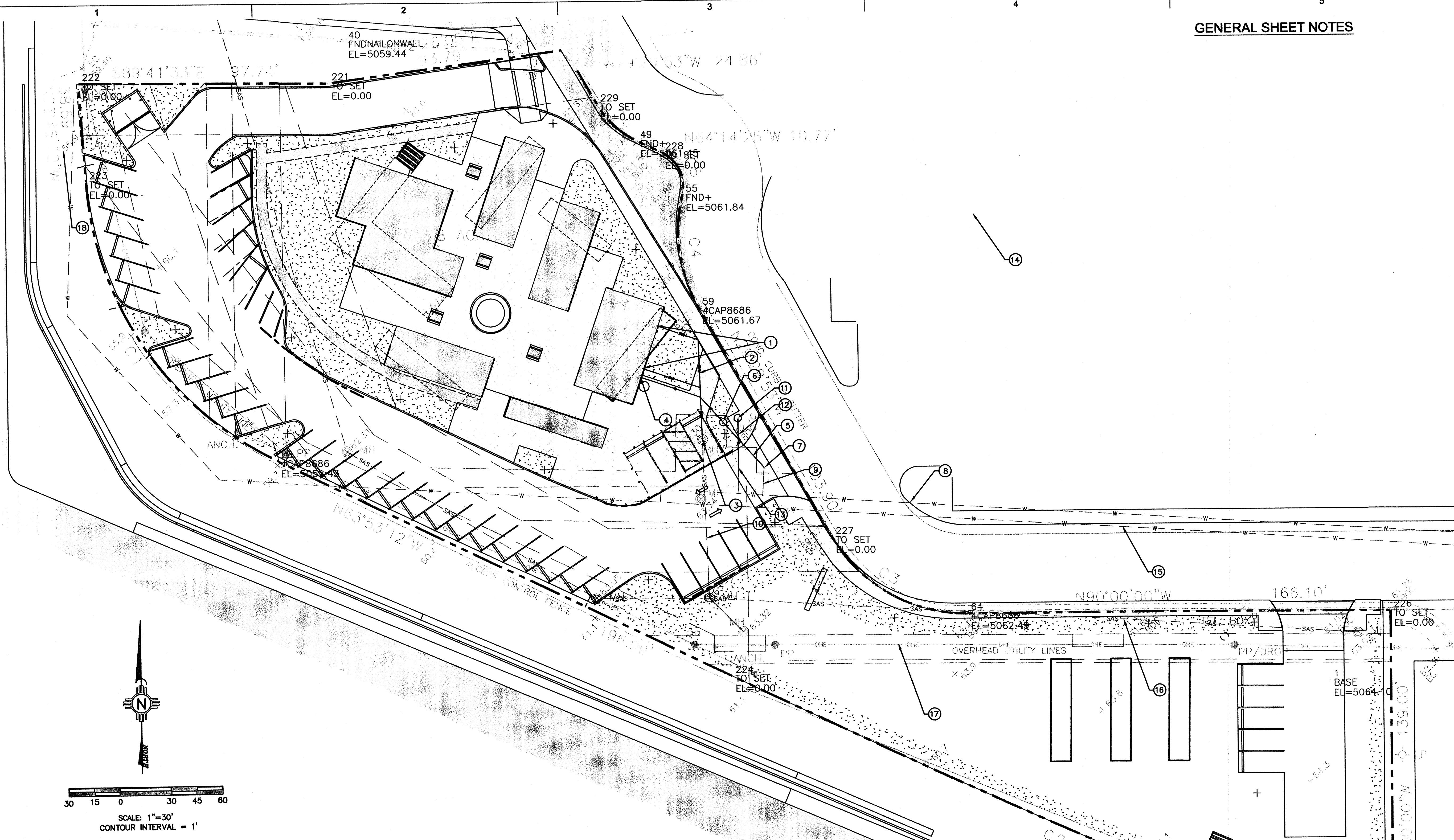
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	09/19/2014	
Project Number 2014-0619		

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Drawn By JMJ
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SHEET TITLE
**CONCEPTUAL
UTILITY PLAN**

SHEET
4



LEGEND:

38.00 FG	PROPOSED SPOT ELEVATIONS (FINISHED GRADE)	GB	GRADE BREAK
MATCH (95.19)	MATCH EXISTING ELEVATIONS	SW	SWALE
TCON	TOP OF CONCRETE	SD	STORM DRAIN LINE
FL	FLOW LINE, CURB	5895	PROPOSED MAJOR CONTOUR
INV	INVERT	5895	PROPOSED MINOR CONTOUR
FG	FINISH GRADE	5895	EXISTING MAJOR CONTOUR
TW	TOP OF WALL	5895	EXISTING MINOR CONTOUR
TC	TOP OF CURB		
TG	TOP OF GRATE		
(B)	PROPOSED DRAIN BASIN		
(M)	PROPOSED MANHOLE		
(A)	FLOW ARROW		

KEYED NOTES:

- ① NEW 4" SANITARY SERVICE WITH DOUBLE CLEANOUTS LOCATION TO PROPOSED BUILDING. SEE MECHANICAL PLANS FOR INVERT AND EXACT LOCATION PRIOR TO CONSTRUCTION.
- ② NEW 4" SANITARY SEWER SERVICE LINE. MIN. SLOPE = 2.0%.
- ③ CONNECT NEW 4" SANITARY SEWER SERVICE TO EXISTING SEWER MANHOLE. CONTRACTOR SHALL FIELD VERIFY LOCATION AND ELEVATION PRIOR TO CONSTRUCTION. AS PER COA STANDARD DWGS 2118 2125.
- ④ NEW 2" DOMESTIC WATER SERVICE LOCATION TO PROPOSED BUILDING. SEE MECHANICAL PLANS FOR INVERT AND EXACT LOCATION PRIOR TO CONSTRUCTION.
- ⑤ NEW 2" DOMESTIC WATER SERVICE LINE. AS PER COA STANDARD DWG 2301, 2315, 2363.
- ⑥ NEW 2" ABCWUA APPROVED WATER METER WITH METER BOX. AS PER COA STANDARD DWG 2367, 2369.
- ⑦ CONNECT NEW 2" DOMESTIC WATER SERVICE TO EXISTING 2" WATER STUBOUT. CONTRACTOR SHALL FIELD VERIFY LOCATION PRIOR TO CONSTRUCTION. AS PER COA STANDARD DWG 2425.
- ⑧ EXISTING 6" WATER MAIN TO REMAIN.
- ⑨ EXISTING 2" WATER SERVICE STUBOUT TO REMAIN.
- ⑩ EXISTING 4" SANITARY SEWER SERVICE STUBOUT TO REMAIN.
- ⑪ NEW 6" ABCWUA APPROVED FIRE HYDRANT WITH GATE VALVE AND BOX. AS PER COA STANDARD DWG 2326, 2340.
- ⑫ NEW 6" FIRE LINE. AS PER COA STANDARD DWG 2315, 2301.
- ⑬ CONNECT NEW 6" FIRE LINE TO EXISTING 6" WATER STUBOUT. CONTRACTOR SHALL FIELD VERIFY LOCATION PRIOR TO CONSTRUCTION.
- ⑭ EXISTING PRIVATE FIRE HYDRANT. AS PER COA STANDARD DWG 2301.
- ⑮ EXISTING 36" WATER TRANSMISSION LINE TO REMAIN.
- ⑯ EXISTING 27" SANITARY SEWER COLLECTOR LINE TO REMAIN.
- ⑰ EXISTING OVERHEAD ELECTRIC TRANSMISSION LINE TO REMAIN.
- ⑱ EXISTING STORM DRAIN INLET TO REMAIN.

A1 GRADING AND DRAINAGE PLAN

SCALE: 1" = 20'

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9/24/2014 11:36:51 AM

GENERAL SHEET NOTES

KEYNOTE LEGEND

- # 1 PAINTED SHIPPING CONTAINER, COLOR SHERWIN WILLIAMS 6523 DENIM
- 2 GLASS STOREFRONT
- 3 ROOF TOP DECK
- 4 STAINLESS STEEL CABLE RAIL
- 5 ROOF EDGE FLASHING, COLOR SHERWIN WILLIAMS 6523 DENIM
- 6 GLASS STOREFRONT DOORS, 3'-0" X 8'-6" EA
- 7 SKYLIGHT
- 8 DOWNSPOUT, COLOR TO MATCH CONTAINER
- 9 RAIN BARREL
- 10 PAINTED HOLLOW METAL DOOR AND FRAME, COLOR TO MATCH CONTAINER
- 11 PAINTED SHIPPING CONTAINER, COLOR SHERWIN WILLIAMS 6739 ECO GREEN
- 12 OVAL WINDOW
- 13 SLIDING BARN DOOR, COLOR TO MATCH ENTRY CONTAINER
- 14 EXISTING CONTAINER DOORS TO REMAIN, PAINT TO MATCH SHIPPING CONTAINER
- 17 PAINTED 40' SHIPPING CONTAINER, SHERWIN WILLIAMS 6417 TUPPELO TREE
- 18 GREEN JEANS LOGO, INTERNALLY ILLUMINATED
- 19 LINEAR FLUORESCENT SIGNAGE TOP LIGHTING
- 20 BUILDING MOUNTED LETTER SIGNAGE
- 21 WALL MADE OF PAINTED SHIPPING CONTAINER PANELS, COLOR SHERWIN WILLIAMS 6739 ECO GREEN
- 22 GATES MADE OF PAINTED SHIPPING CONTAINER PANELS, COLOR SHERWIN WILLIAMS 6739 ECO GREEN
- 23 GLASS STOREFRONT DOORS, (2) 4' X 9'

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ARCHITECTURE &
DESIGN SERVICES

mcclain-arch.com

McClain Architecture & Design Services LLC
2009 Ridgecrest Dr SE
Albuquerque, NM 87108
505.217.8317
info@mcclain-arch.com
www.mcclain-arch.com

CONSULTANTS

PROJECT

GREEN JEANS CO.

GREEN JEANS
FARMERY

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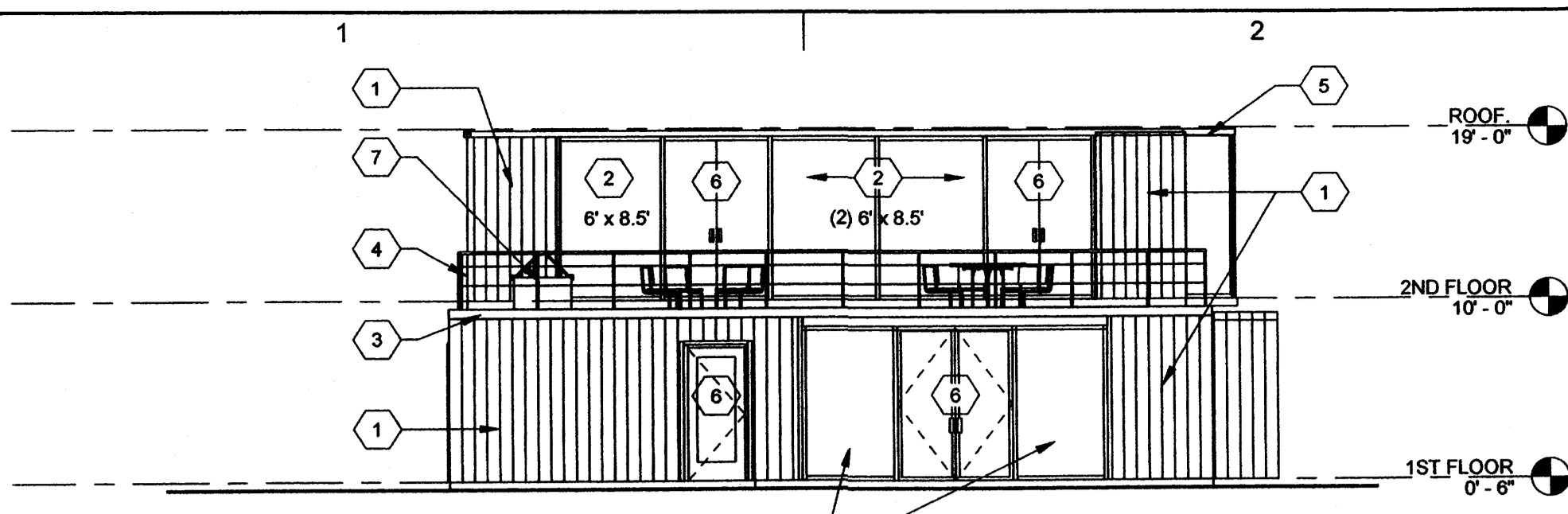
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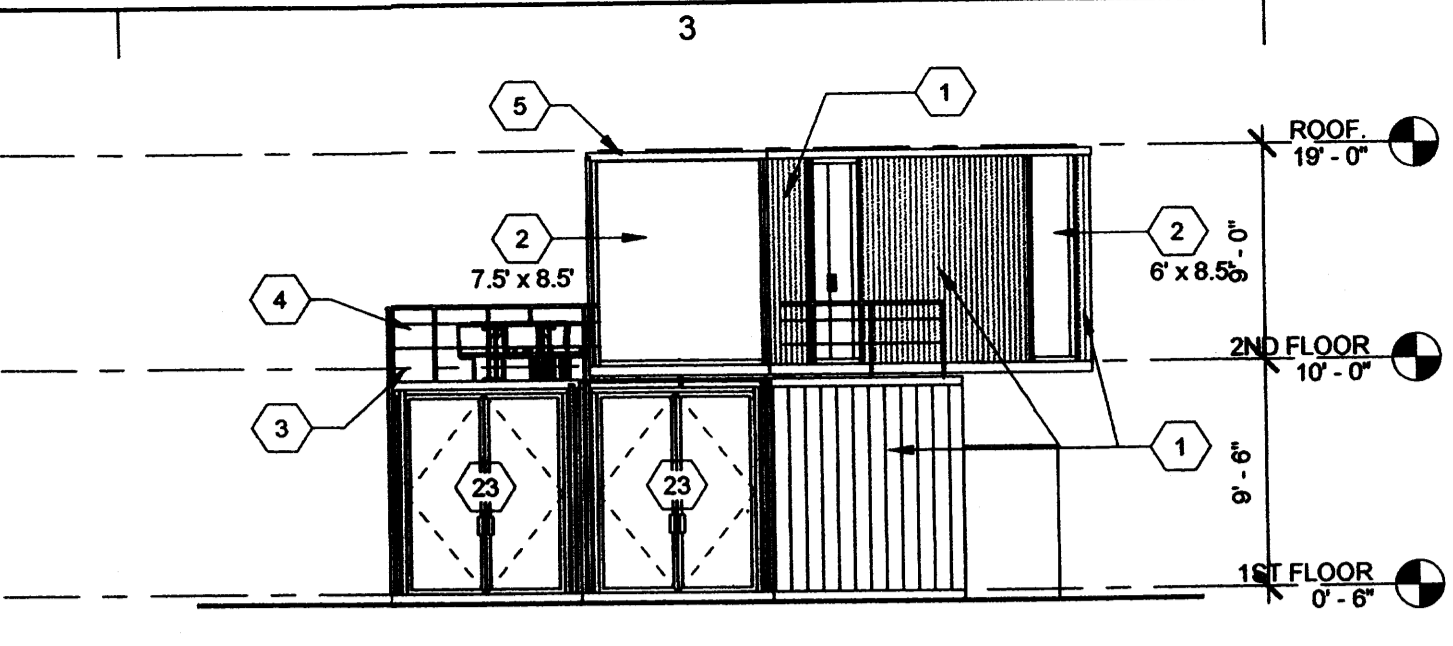
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**BUILDING AND
STRUCTURE
ELEVATIONS**

SHEET 5.1 OF

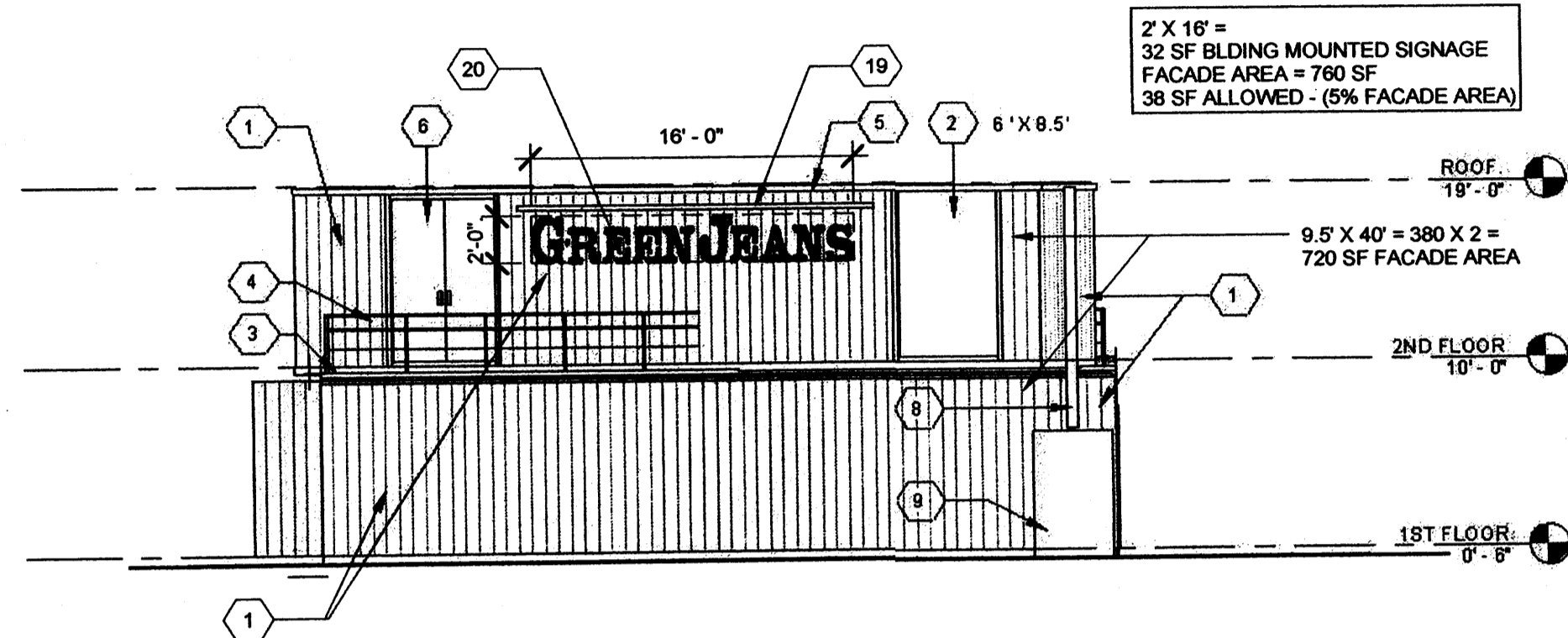
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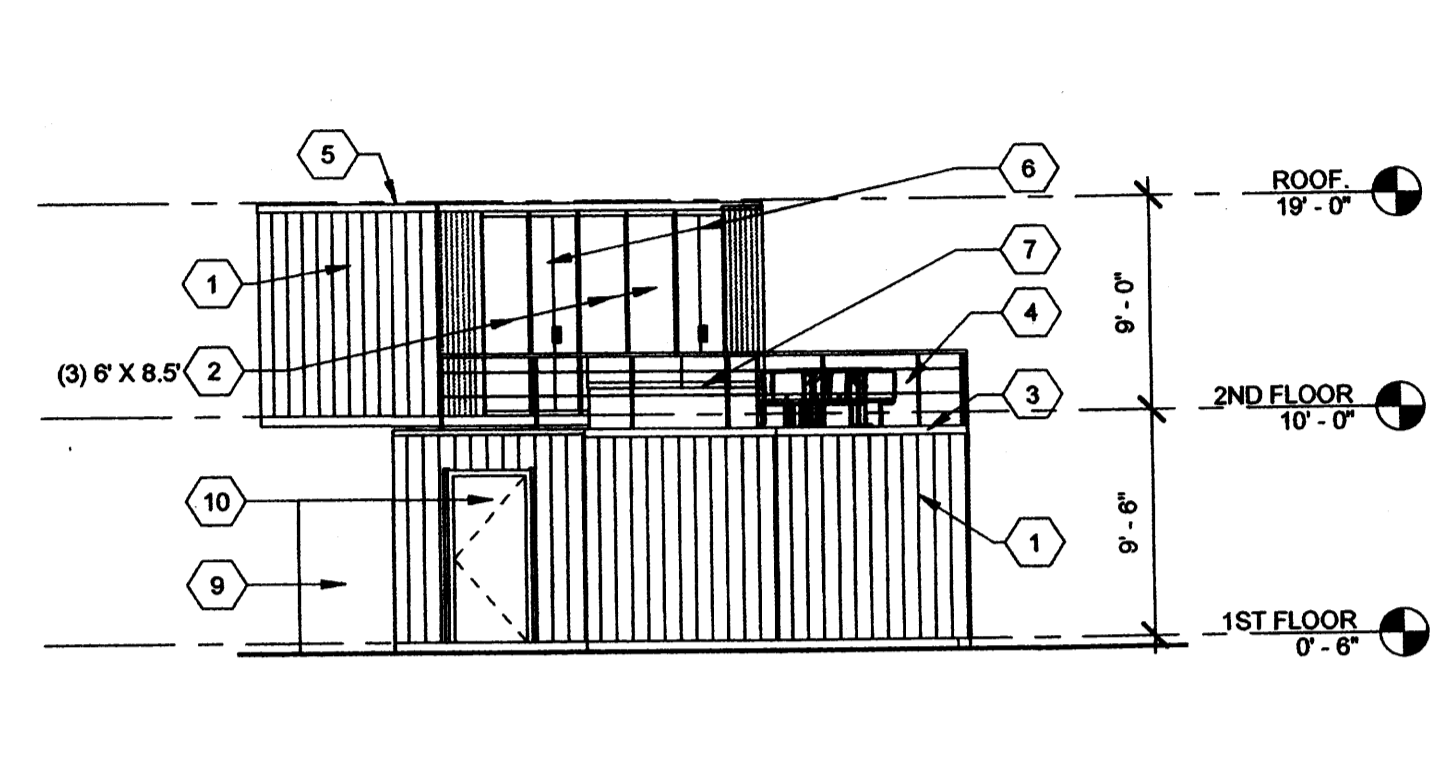
1 JUICE BAR - WEST ELEVATION
1/8" = 1'-0"



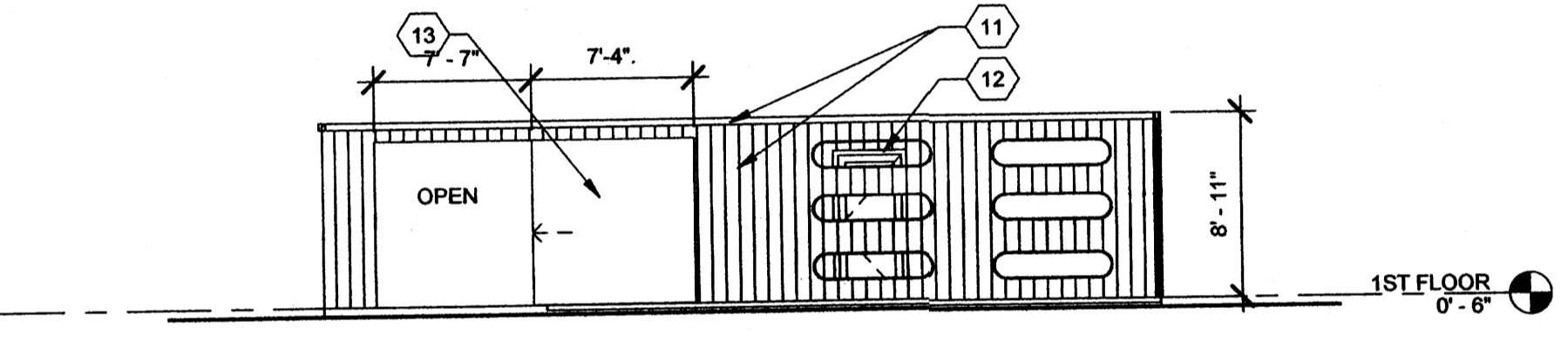
2 JUICE BAR - SOUTH ELEVATION
1/8" = 1'-0"



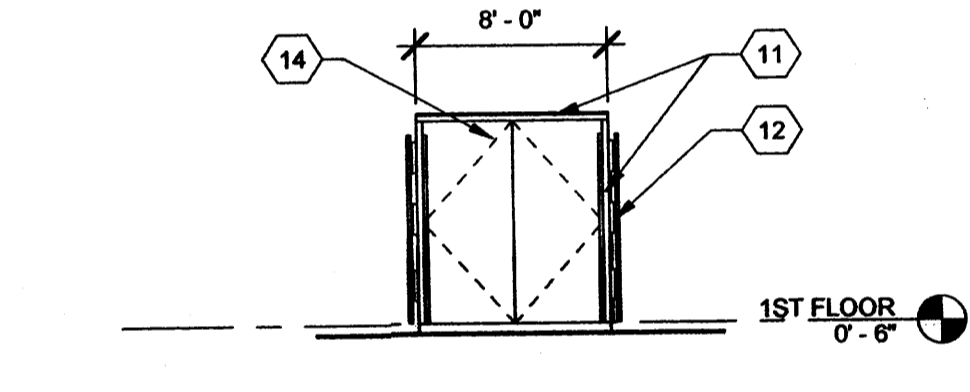
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1/8" = 1'-0"



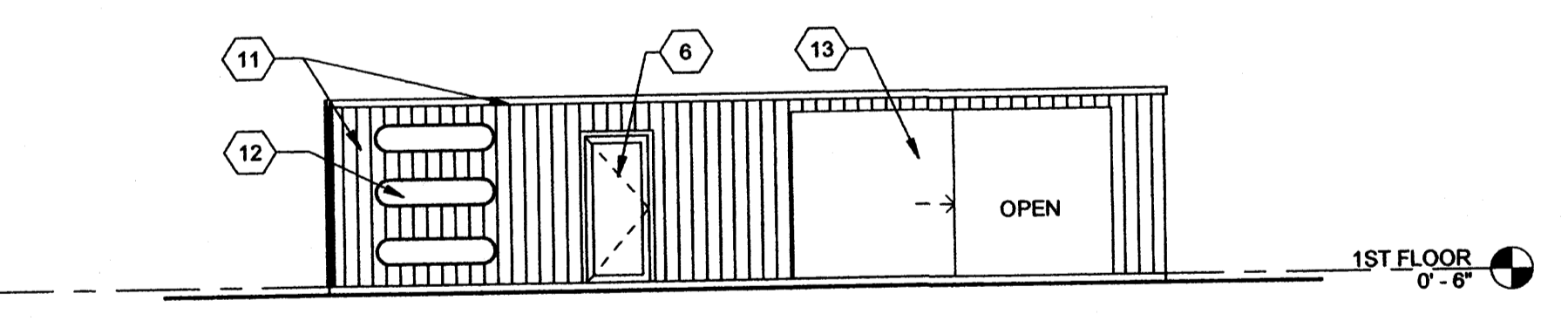
4 JUICE BAR - NORTH ELEVATION
1/8" = 1'-0"



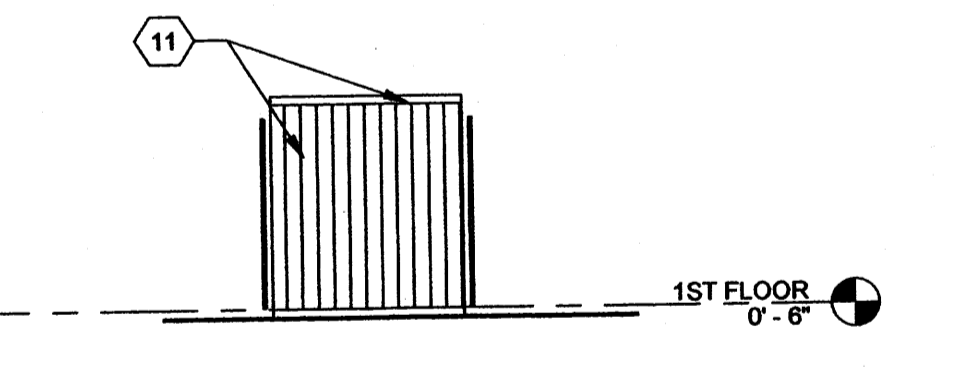
5 ENTRY CONTAINER - SOUTH ELEVATION
1/8" = 1'-0"



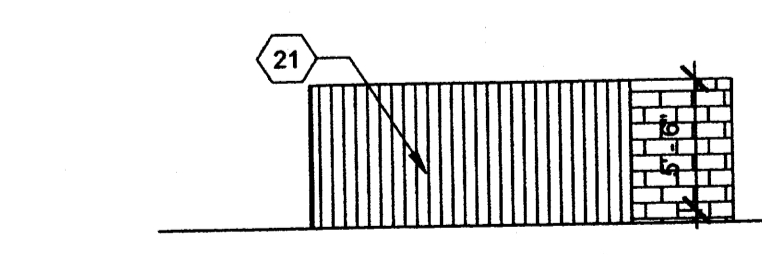
6 ENTRY CONTAINER - EAST ELEVATION
1/8" = 1'-0"



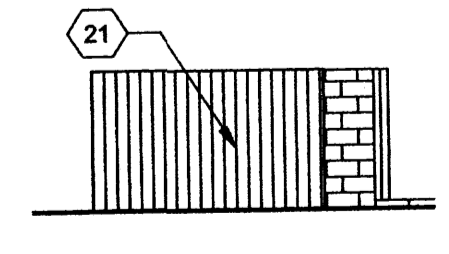
7 ENTRY CONTAINER - NORTH ELEVATION
1/8" = 1'-0"



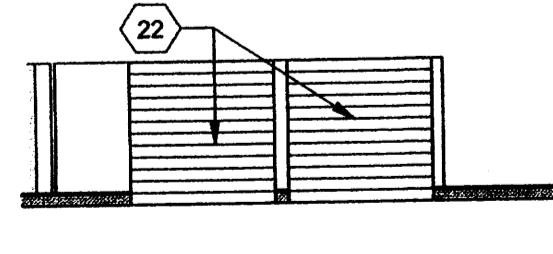
8 ENTRY CONTAINER - WEST ELEVATION
1/8" = 1'-0"



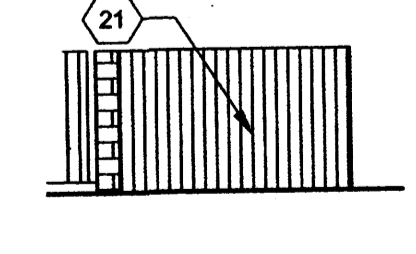
10 DUMPSTER ENCLOSURE - NORTH
1/8" = 1'-0"



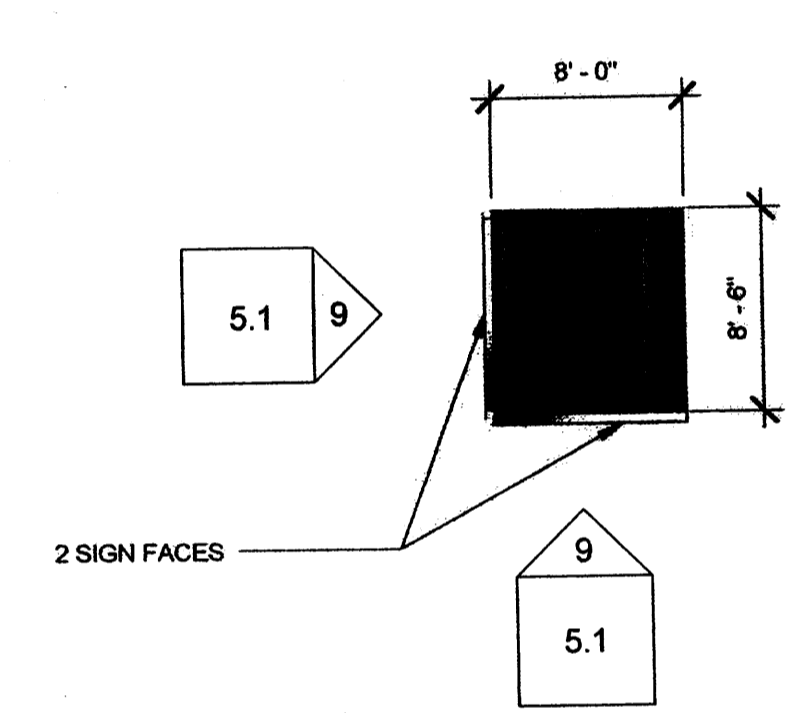
11 DUMPSTER ENCLOSURE - WEST
1/8" = 1'-0"



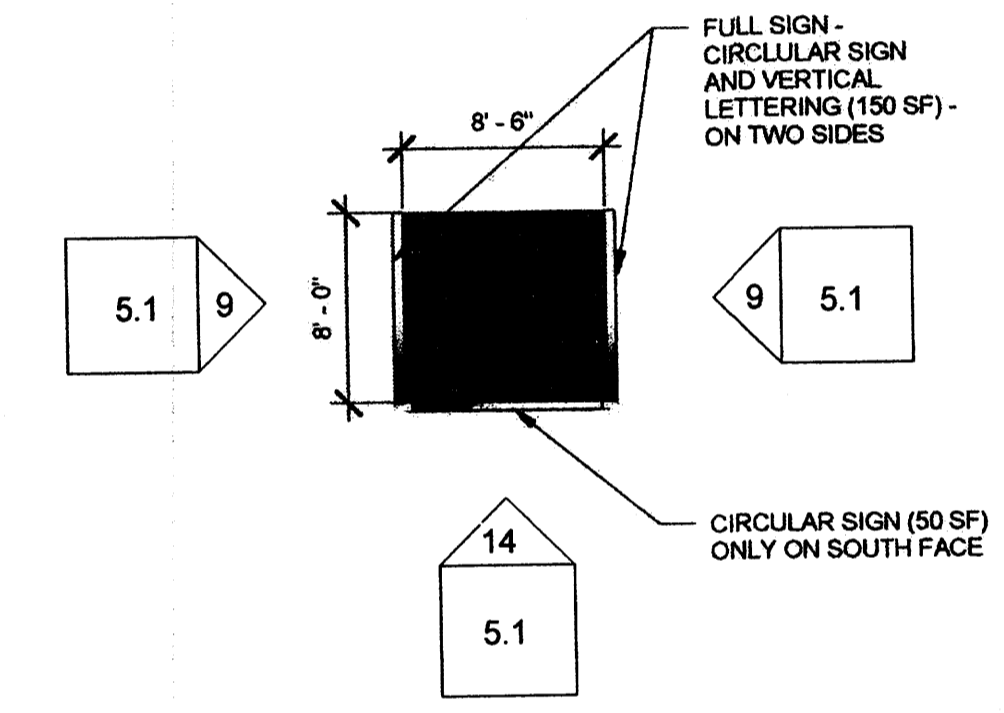
13 DUMPSTER ENCLOSURE - SOUTH
1/8" = 1'-0"



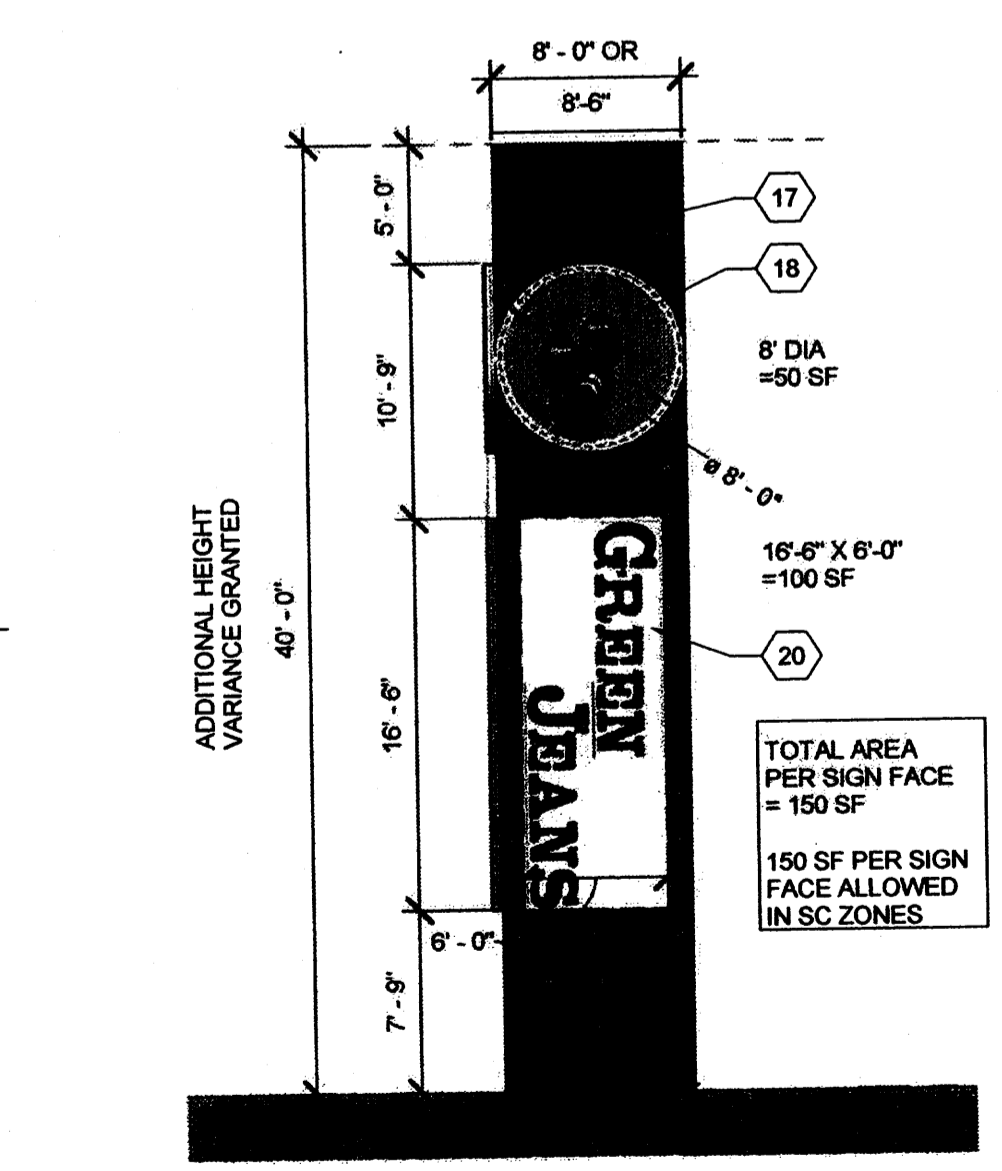
12 DUMPSTER ENCLOSURE - EAST
1/8" = 1'-0"



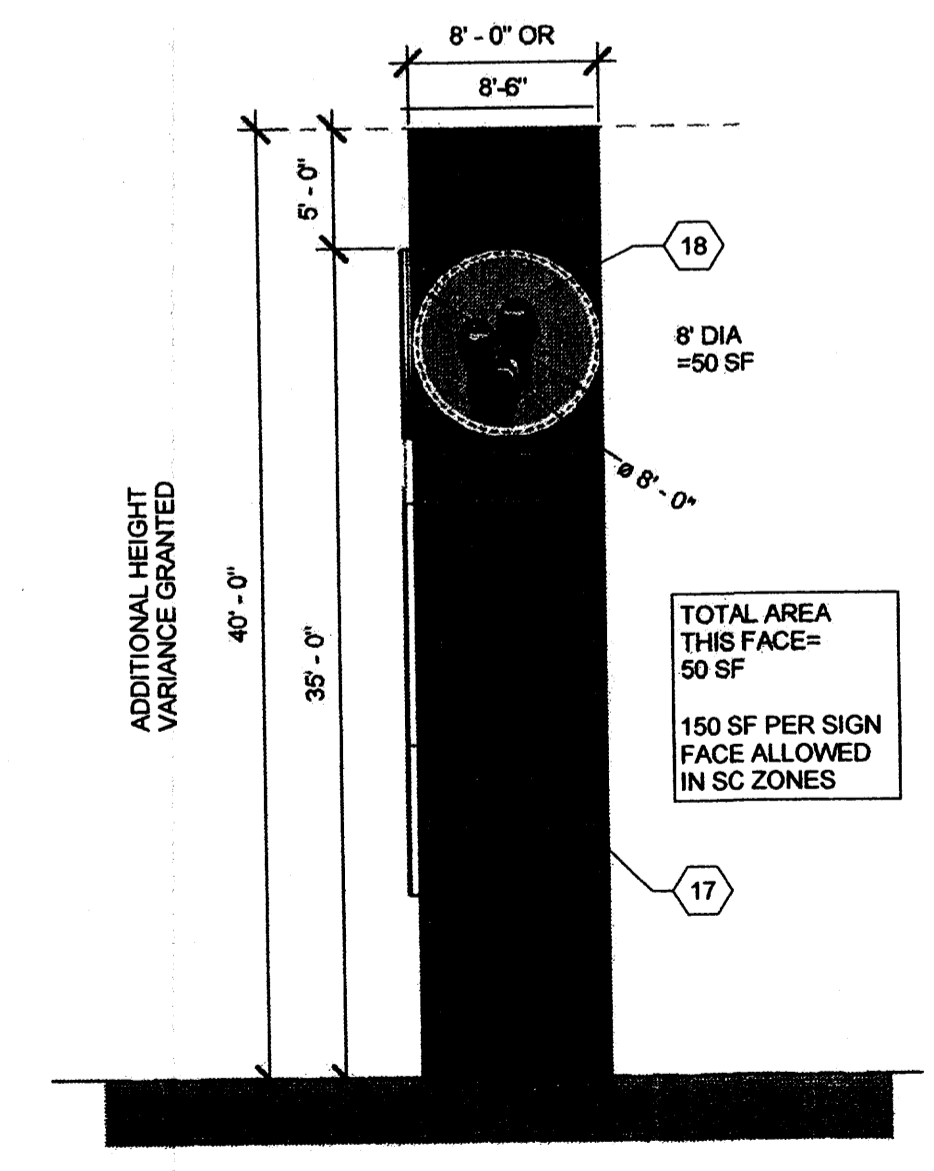
15 SIGN 2 - WEST SIGN
1/8" = 1'-0"



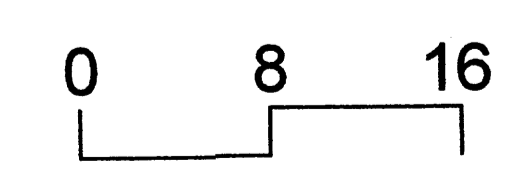
16 SIGN 1 - EAST SIGN
1/8" = 1'-0"



9 GREEN JEANS SIGN FACE 'A'
1/8" = 1'-0"



14 GREEN JEANS SIGN FACE 'B'
1/8" = 1'-0"



GENERAL SHEET NOTES

- 1 PAINTED SHIPPING CONTAINER, COLOR SHERWIN WILLIAMS 6523 DENIM
- 2 GLASS STOREFRONT DOORS, PAIR 3'-0" x 8'-6"
- 3 ROOF TOP DECK
- 4 STAINLESS STEEL CABLE RAIL
- 5 ROOF EDGE FLASHING, COLOR SHERWIN WILLIAMS 6523 DENIM
- 6 GLASS STOREFRONT
- 7 PAINTED 40' SHIPPING CONTAINER, SHERWIN WILLIAMS 6417 TUPPELO TREE, FREE STANDING SIGN, SIGNAGE NOT SHOWN - SEE SIGNAGE DETAIL
- 8 GLASS STOREFRONT DOORS, PAIR 4'-0" x 8'-6"
- 9 GLASS STOREFRONT DOOR, 3'-0" x 7'-0"

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ARCHITECTURE &
DESIGN SERVICES

mcclain-arch.com

McClain Architecture & Design Services LLC
2009 Ridgecrest Dr SE
Albuquerque, NM 87108
505.217.8317
info@mcclain-arch.com
www.mcclain-arch.com

CONSULTANTS

**NOT FOR
CONSTRUCTION**

PROJECT

GREEN JEANS CO.

GREEN JEANS
FARMERY

ADDRESS

3600 CUTLER N.E.

1 9/19/14 EPC COMMENTS FOR DRB

No. Date Description

Date 9/19/2014

Project Number Project Number

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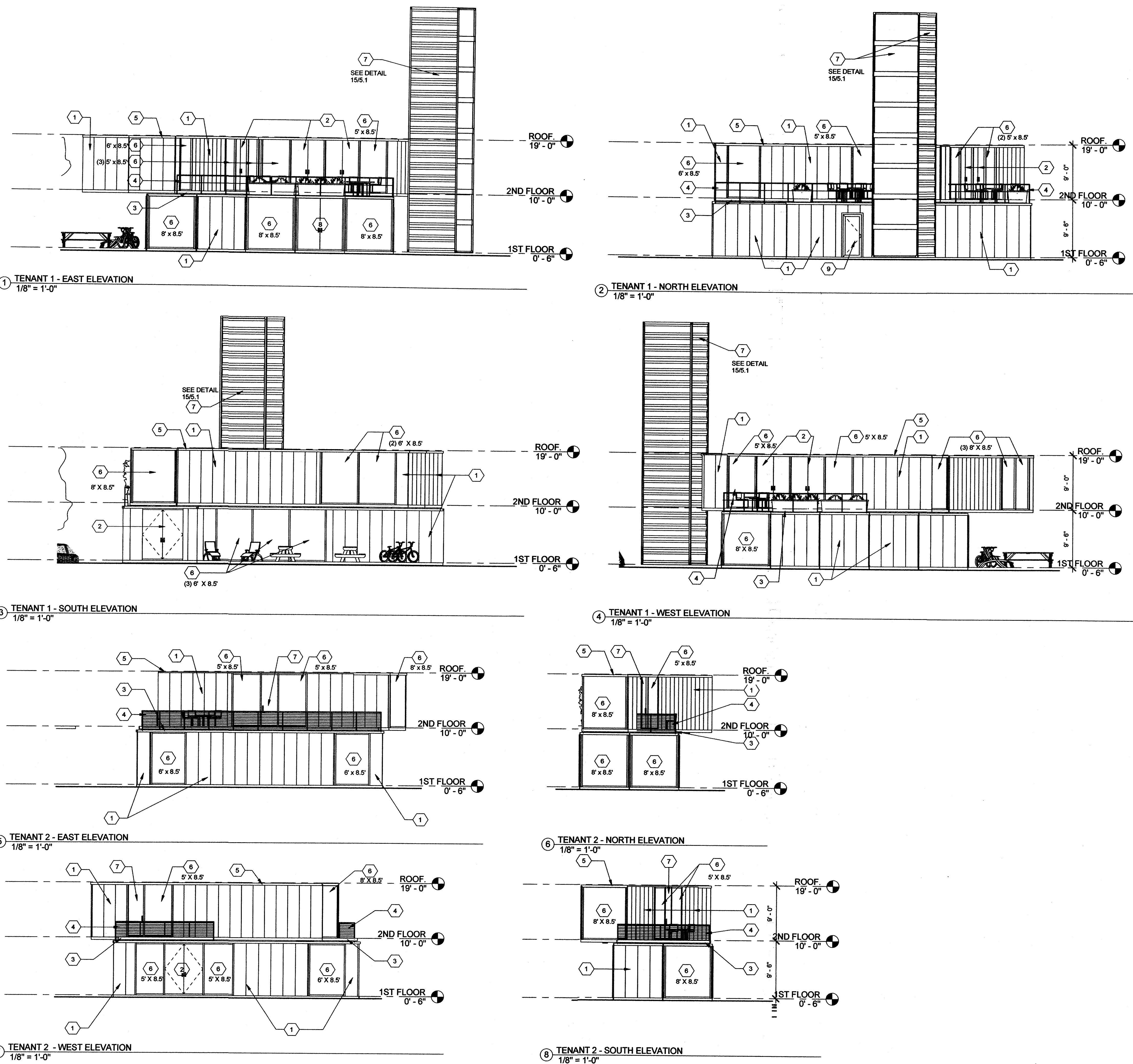
McCLAIN ARCHITECTURE AND DESIGN SERVICES LLC

SHEET TITLE

ELEVATIONS

5.2

SHEET OF



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GENERAL SHEET NOTES

- # KEYNOTE LEGEND
- 1 PAINTED SHIPPING CONTAINER, COLOR SHERWIN WILLIAMS 6523 DENIM
 - 2 GLASS STOREFRONT DOORS, PAIR 3'-0" x 8'-6"
 - 3 ROOF TOP DECK
 - 4 STAINLESS STEEL CABLE RAIL
 - 5 ROOF EDGE FLASHING, COLOR SHERWIN WILLIAMS 6523 DENIM
 - 6 GLASS STOREFRONT
 - 7 GLASS STOREFRONT DOOR, 3'-0" x 8'-6"
 - 8 GLASS STOREFRONT DOOR, 3'-0" x 7'-0"

McCLAIN
ARCHITECTURE &
DESIGN SERVICES

mcclain-arch.com

McClain Architecture & Design Services LLC
2009 Ridgecrest Dr SE
Albuquerque, NM 87108
505.217.8317
info@mcclain-arch.com
www.mcclain-arch.com

CONSULTANTS

**NOT FOR
CONSTRUCTION**

PROJECT

GREEN JEANS CO.

GREEN JEANS
FARMERY

ADDRESS

B 3600 CUTLER N.E.

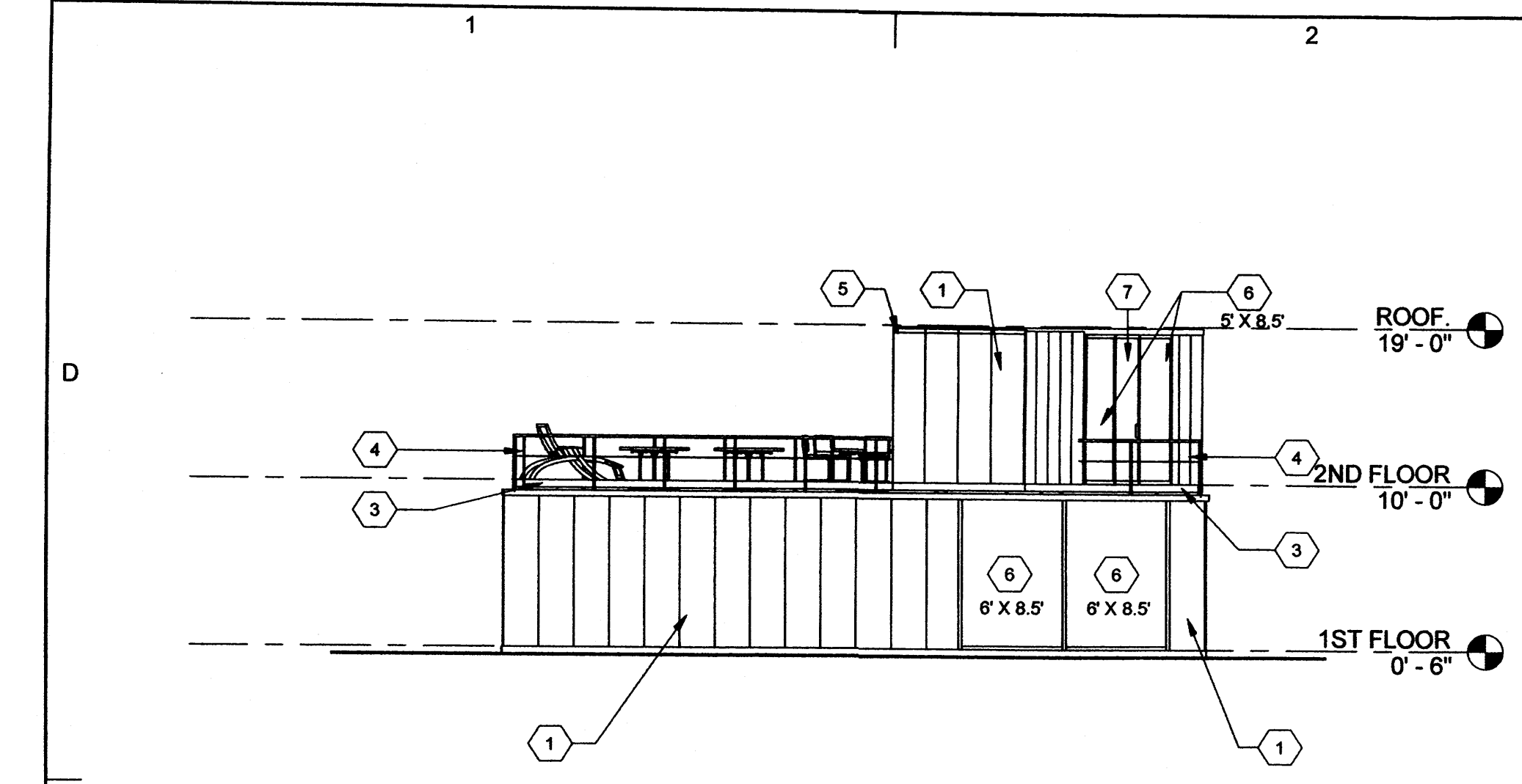
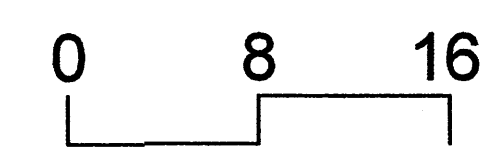
No.	Date	Description
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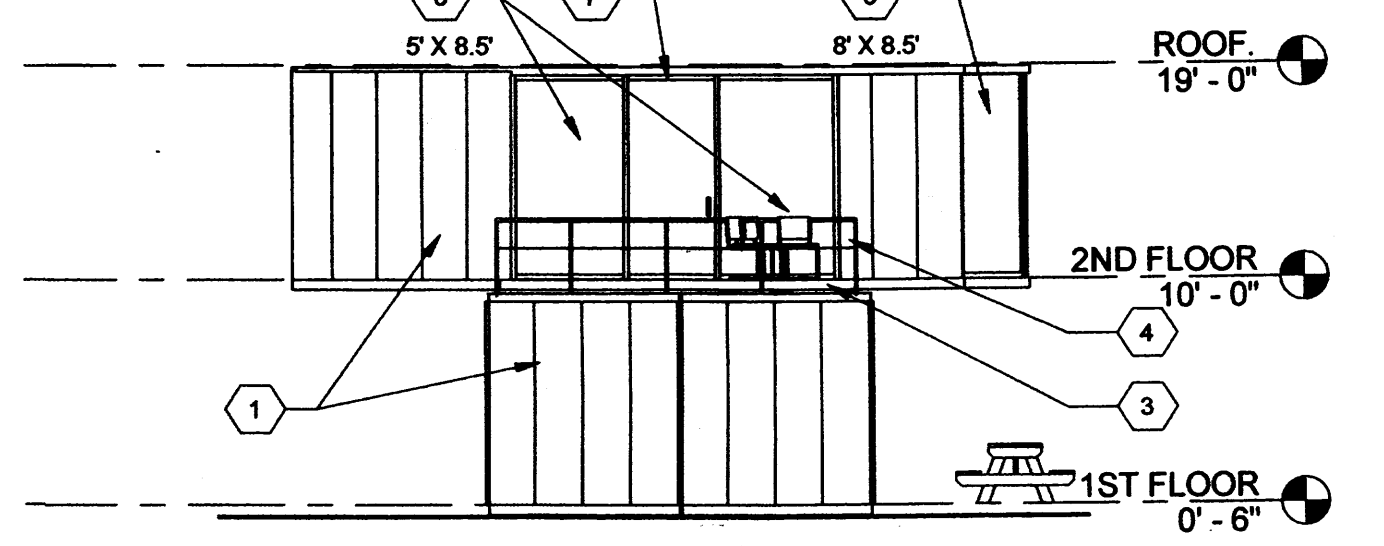
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ELEVATION

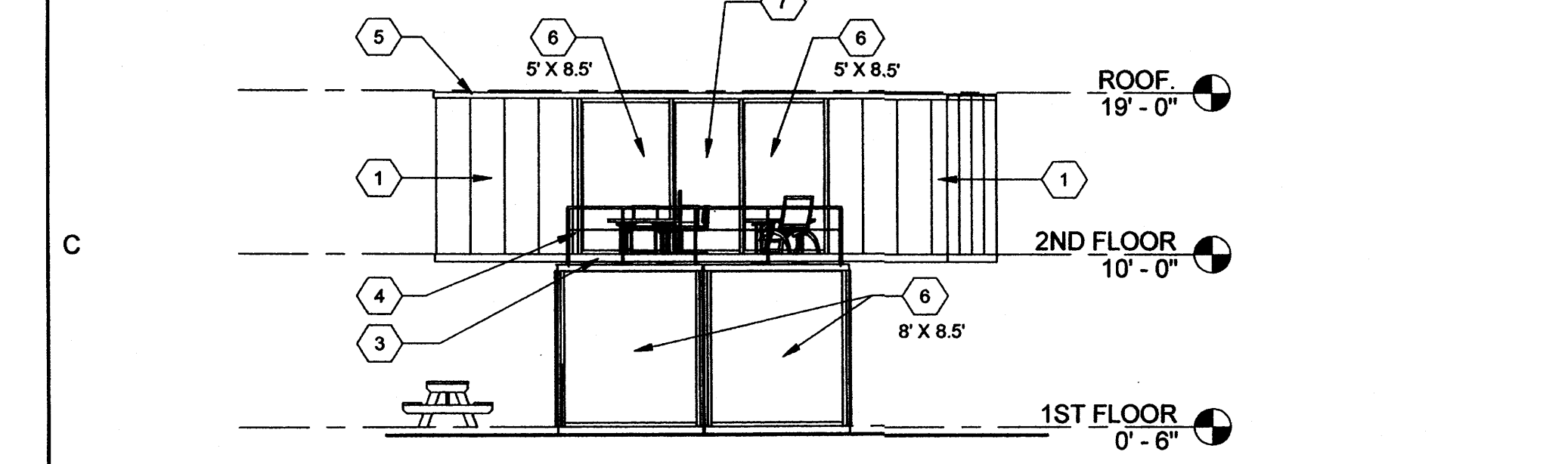
5.3
OF



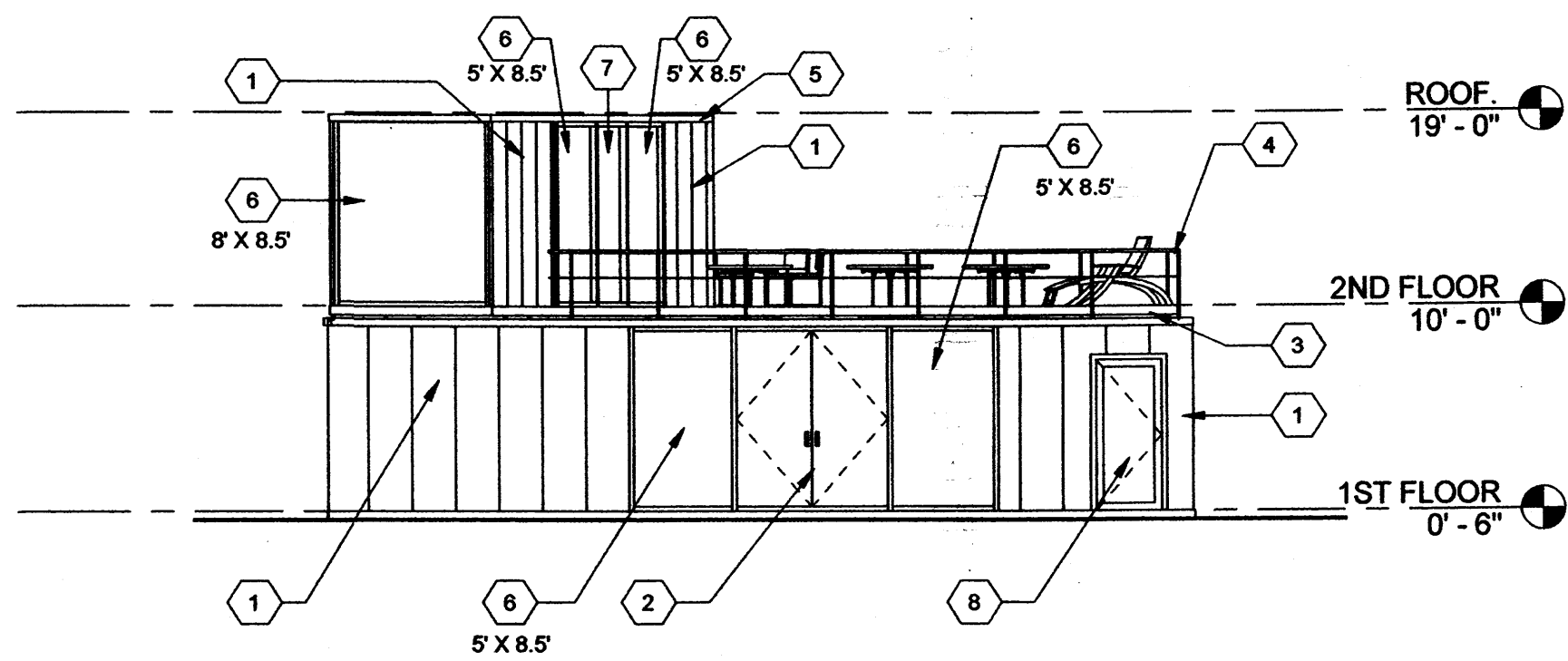
5 TENANT 3 - EAST ELEVATION
1/8" = 1'-0"



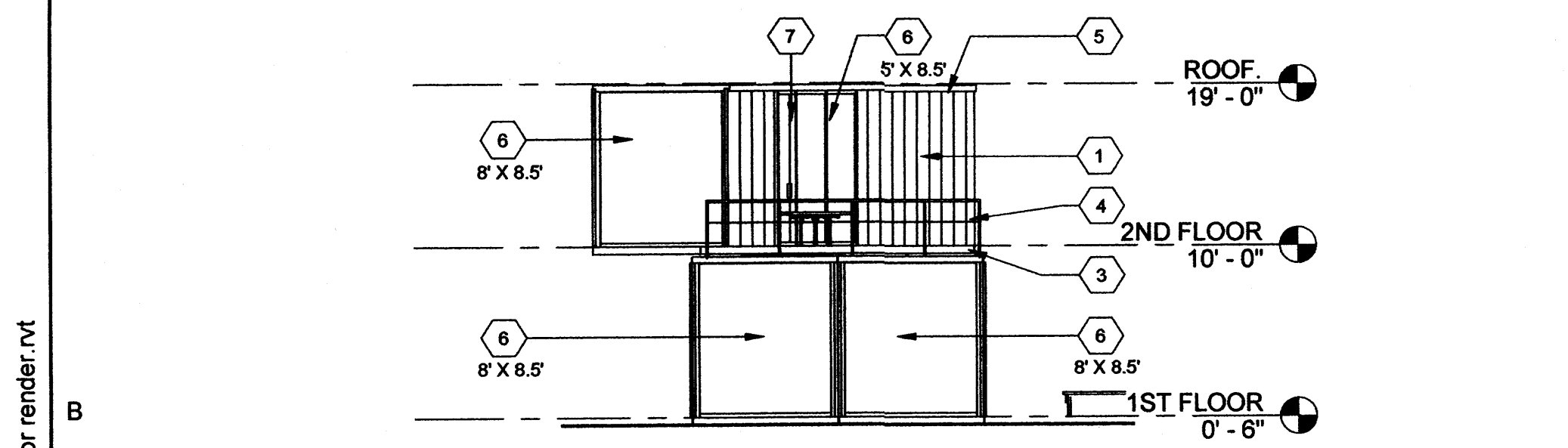
6 TENANT 3 - NORTH ELEVATION
1/8" = 1'-0"



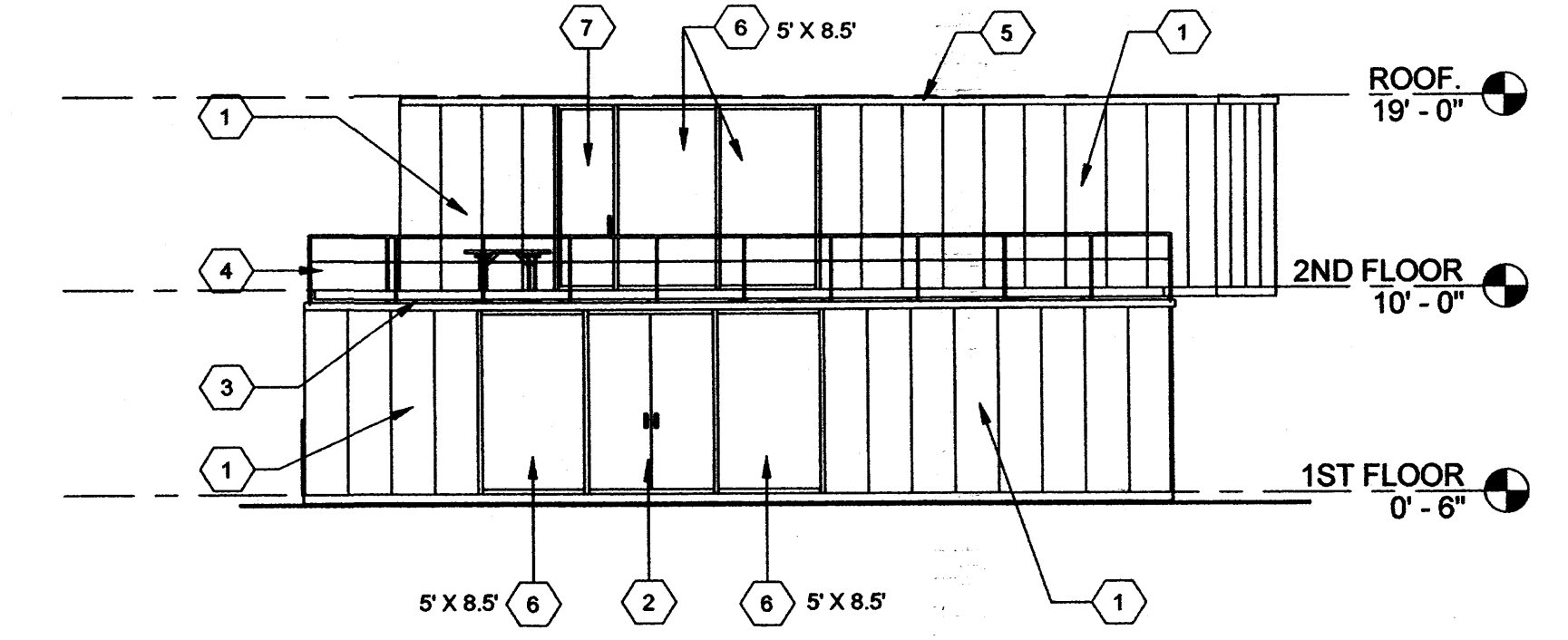
7 TENANT 3 - SOUTH ELEVATION
1/8" = 1'-0"



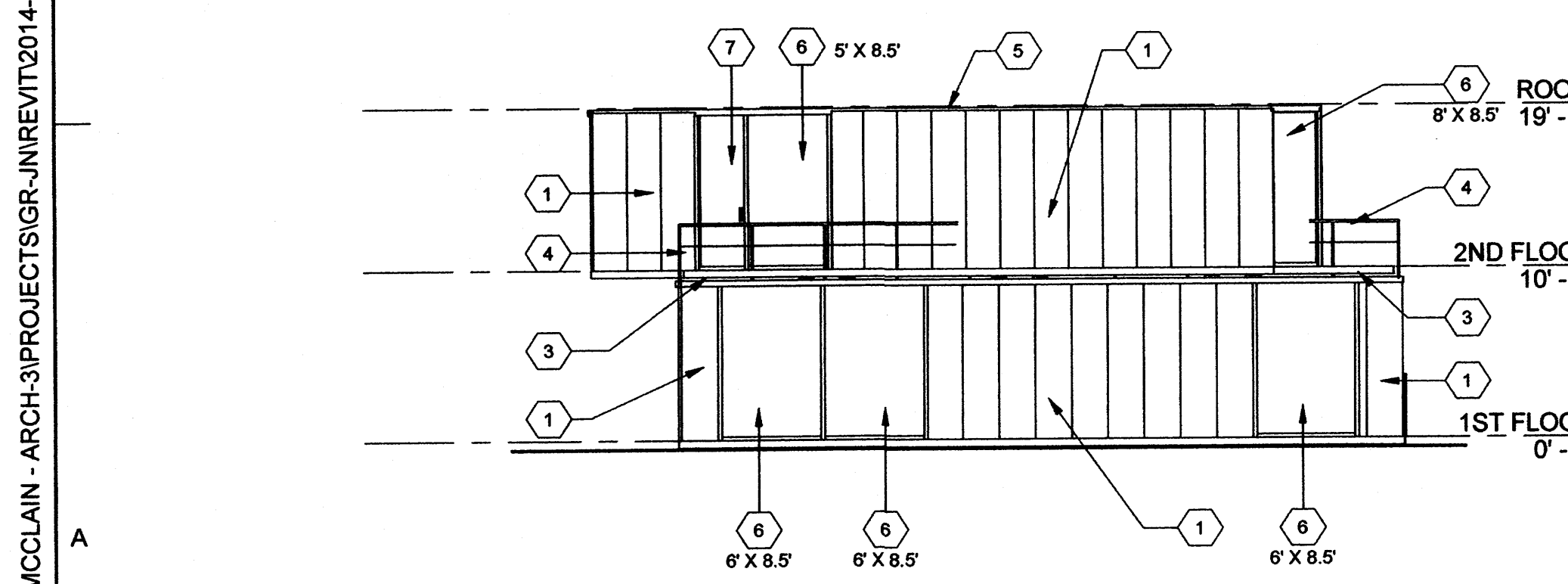
8 TENANT 3 - WEST ELEVATION
1/8" = 1'-0"



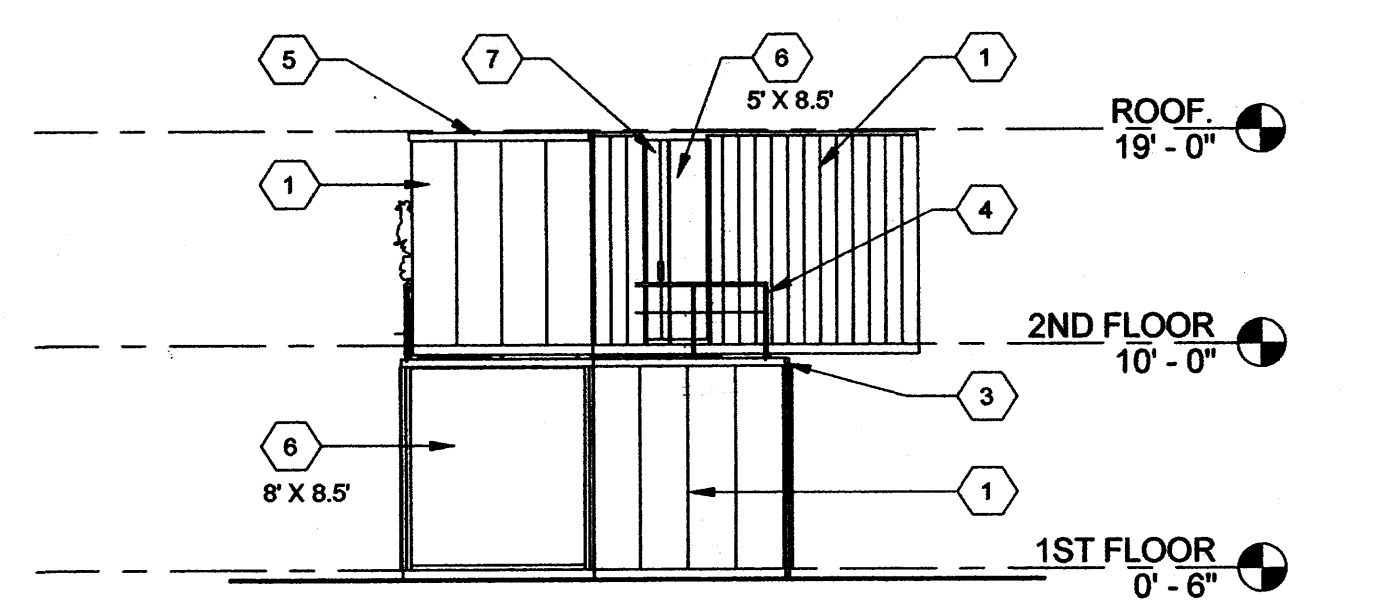
1 TENANT 4 - EAST
1/8" = 1'-0"



2 TENANT 4 - NORTH
1/8" = 1'-0"



3 TENANT 4 - SOUTH
1/8" = 1'-0"



4 TENANT 4 - WEST
1/8" = 1'-0"

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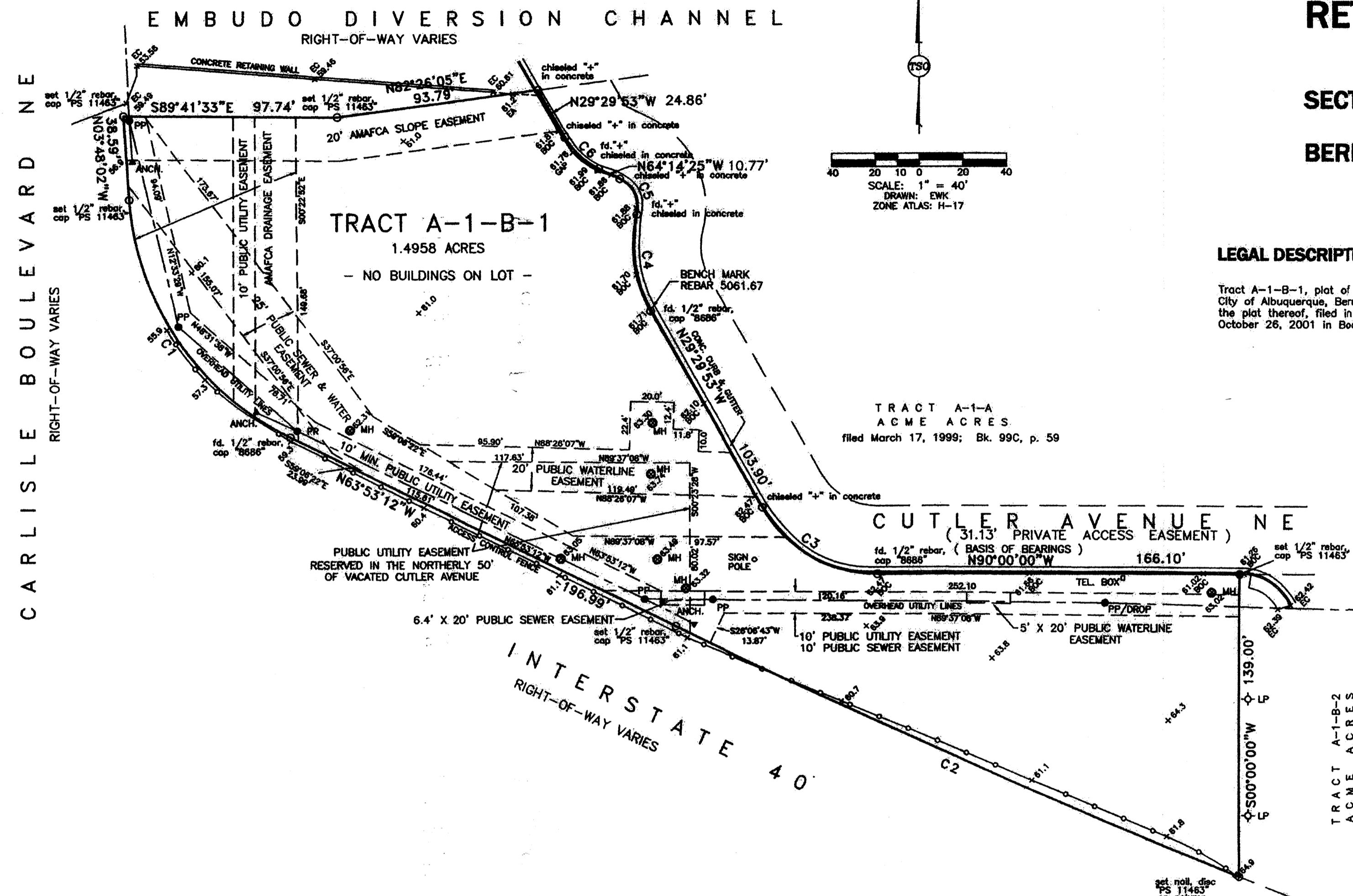
RETRACEMENT SURVEY
TRACT A-1-B-1
ACME ACRES
SECTION 11, T.10N., R.3E., N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
FEBRUARY 26, 2014

LEGAL DESCRIPTION

Tract A-1-B-1, plot of Tracts A-1-B-1, A-1-B-2 and A-1-B-3, Plot of ACME ACRES, City of Albuquerque, 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 October 26, 2001 in Book 2001C, page 286.No. 2012000473.

LEGEND

- +871.2 SPOT ELEVATION
UNLESS OTHERWISE INDICATED, SPOT ELEVATIONS ARE TO NATURAL GRADE
- EA EDGE OF ASPHALT
- EC EDGE OF CONCRETE
- BOC BACK OF CURB
- MH SANITARY SEWER MANHOLE
- PP POWER POLE
- ▲ ANCH ANCHOR
- ◇ LP LIGHT POLE
- OVERHEAD POWER LINE
- I-40 ACCESS CONTROL FENCE



SURVEYOR'S NOTES

1. Bearings are based on the plot of Tracts A-1-B-1, A-1-B-2 AND A-1-B-3, ACME ACRES, filed October 26, 2001; Book 2001C, page 286, records of Bernalillo County, New Mexico.
2. Bearings and distances are field measurements between recovered monuments and agree with recorded plat. Corners reset are to dimensions appearing on recorded plat.
3. a. ACME ACRES Tract A-1-A, filed March 17, 1999; Bk. 99C, p. 59
b. ACME ACRES Tract A-1-B, filed March 3, 2000; Bk. 2000C, p. 67
c. ACME ACRES Tracts A-1-B-1, A-1-B-2 and A-1-B-3, filed October 10, 2001, Bk. 2001C, p. 286
4. Date of field survey: February 26, 2014
5. Owner of record: Sandia Presbyterian Church and Glory Christian Fellowship, source: Bernalillo County Assessor's records.
6. This survey does not constitute a title search by The Survey Office, LLC to determine ownership, easements, rights-of-way, encumbrances of record. For all information regarding easements, right-of-way, encumbrances of record, The Survey Office, LLC relied solely upon the Plat, County Addition, and did not benefit from the use of a current Title Commitment.

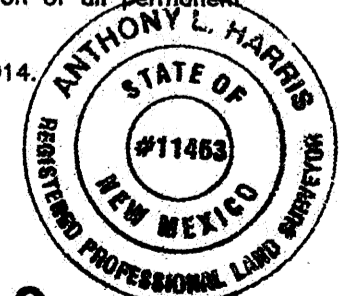
SURVEYOR'S CERTIFICATE:

State of New Mexico)
County of Bernalillo)

I, Anthony L. Harris, a Professional Surveyor, licensed under the laws of the State of New Mexico, do hereby certify that I have surveyed the above described property and that the plat hereon drawn is a true and correct representation of said survey, to the best of my knowledge and belief, and meets the minimum standards for land surveys in the State of New Mexico; that the bearings and distances shown hereon are based on the Plat or Deed of Record, unless otherwise indicated herein; that it shows all easements shown on the plat of record; that there are no encroachments from the said property onto adjoining properties or onto said property, unless shown hereon and that it shows the location of all permanent improvements pertinent to the said survey.

Given under my hand and seal this 25th day of March 2014.

Anthony L. Harris
ANTHONY L. HARRIS, N.M.L.S. NO. 11463



CURVE TABLE						
CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C1	132.00'	138.53'	60°07'49"	76.41'	S33°49'42"E	132.26'
C2	3819.72'	283.30'	4°14'58"	141.71'	S65°59'47"E	283.23'
C3	60.50'	63.89'	60°30'07"	35.28'	S59°44'57"E	60.96'
C4	60.50'	46.08'	43°38'08"	24.22'	S07°40'49"E	44.97'
C5	14.50'	19.84'	78°22'40"	11.82'	N25°03'05"W	18.32'
C6	35.50'	21.53'	34°44'32"	11.11'	S46°52'09"E	21.20'

THE SURVEY OFFICE, LLC
333 LOMAS BLVD., N.E. 87102 ALBUQUERQUE, NEW MEXICO 87102
PHONE: (505) 998-0303 FAX: (505) 998-0305