

**SITE PLAN- EXISTING CONDITIONS PLUS NEW BUILDING ADDITION**  
 SCALE: 1" = 20' - 0"  
 NOTE: SEE SITE DETAIL SHEET C2 FOR ADDITIONAL INFORMATION

- LEGEND - EXISTING FEATURES U.N.O. (UNLESS NOTED OTHERWISE)**
- FIRE HYDRANT
  - SINGLE POLE LIGHT
  - DOUBLE POLE LIGHT
  - BUILDING EXITS
  - PROPERTY LINE
  - WHEELSTOPS - PROVIDE ALL NEW UNITS AS PER PLAN.

**LEGAL DESCRIPTION**

A parcel of land being all of Tracts A-1A of the Val-Andio Addition within Section 2, Township 10 North, Range 3 East, New Mexico Principal Meridian, recorded on January 2, 1980 in volume C16, Folio 35), City of Albuquerque, Bernalillo County, New Mexico. Parcel contains 1.3577, more or less.

**ZONING DATA**

APPLICABLE ZONE CODE DATA - CITY OF ALBUQUERQUE  
 ZONE ATLAS PAGE: G-17-2  
 ZONE CLASSIFICATION: SU-1

LOT AREA = 1.3577 AC OR 59,140 SQ. FT.  
 BUILDING FLOOR AREA = 14,683 SQ. FT.  
 GROSS ROOF AREA = 14,978 SQ. FT.

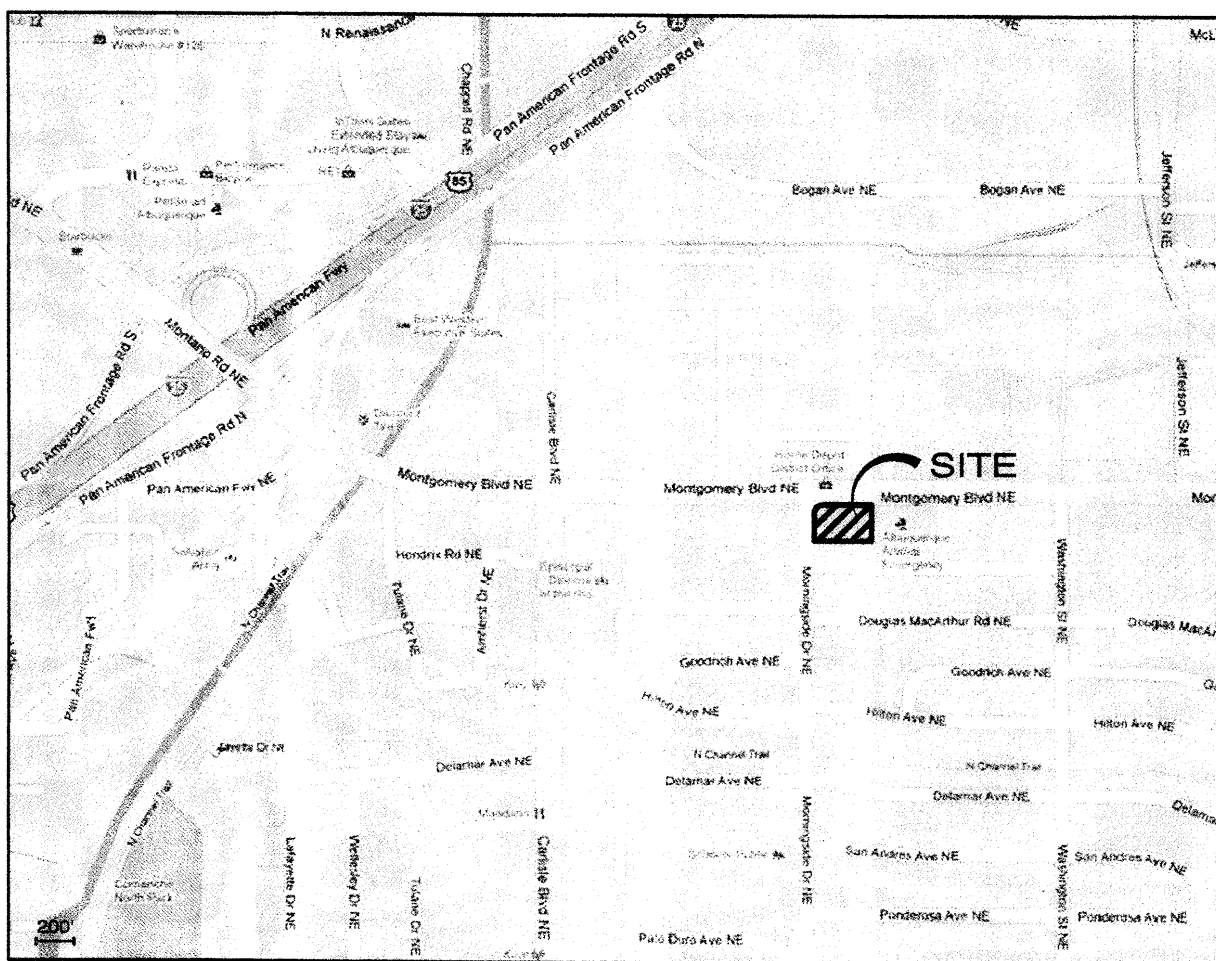
REQUIRED LANDSCAPE AREA = 15% OF NET LOT AREA.  
 REQUIRED LANDSCAPE AREA = 6,669 S.F. OR 15%  
 PROVIDED LANDSCAPE AREA = 15,226 S.F. OR 34%

REQUIRED OFF STREET PARKING SPACES:  
 DOCTORS ON DUTY CONCURRENTLY = 10  
 OFF STREET PARKING SPACES REQUIRED @ 5 PER DOCTOR = 50 SPACES.  
 OFF STREET PARKING SPACES PROVIDED = 61 SPACES  
 H.C. SPACES REQUIRED = 3  
 H.C. SPACES PROVIDED = 4  
 MOTORCYCLE SPACES REQUIRED = 2  
 MOTORCYCLE SPACES PROVIDED = 2  
 BICYCLE SPACES REQUIRED = 3  
 BICYCLE SPACES PROVIDED = 5

REQUIRED SETBACKS: 15' FRONT SETBACK, 5' SIDE SETBACK AND 10' SIDE SETBACK AT STREETS FOR CORNER LOTS, 15' REAR SETBACK

MAXIMUM BUILDING HEIGHT = 26 FEET OR AS MODIFIED BY THE ZONING CODE OR THE ENVIRONMENTAL PLANNING COMMISSION (EPC).

**VICINITY MAP**



PROJECT NO. 1002119  
 APPLICATION NO.

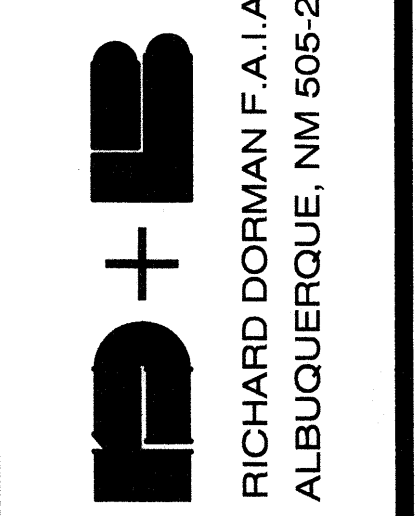
IS AN APPROVED INFRASTRUCTURE LIST REQUIRED?  
 [ ] YES [ ] NO. IF YES, THEN A SET OF APPROVED DRG PLANS WITH A WORK ORDER IS REQUIRED FOR ANY CONSTRUCTION WITHIN PUBLIC RIGHT OF WAY OR FOR CONSTRUCTION OF PUBLIC IMPROVEMENTS.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

	06-01-11
TRAFFIC ENGINEERING TRANSPORTATION DIVISION	DATE:
	06/01/11
WATER UTILITY DEPARTMENT	DATE:
	6/1/11
PARKS & RECREATION DEPARTMENT	DATE:
	7-4-11
CITY ENGINEER	DATE:
N/A	
ENVIRONMENTAL HEALTH (CONDITIONAL)	DATE:
	05/31/11
SOLID WASTE MANAGEMENT	DATE:
	7-26-11
DRB CHAIRPERSON, PLANNING DEPT.	DATE:

ALBUQUERQUE CITY ENGINEERING OFFICE  
 CIVIL ENGINEER  
 APPROVED  
 Brian Garcia 5/31/11  
 APPROVED DATE

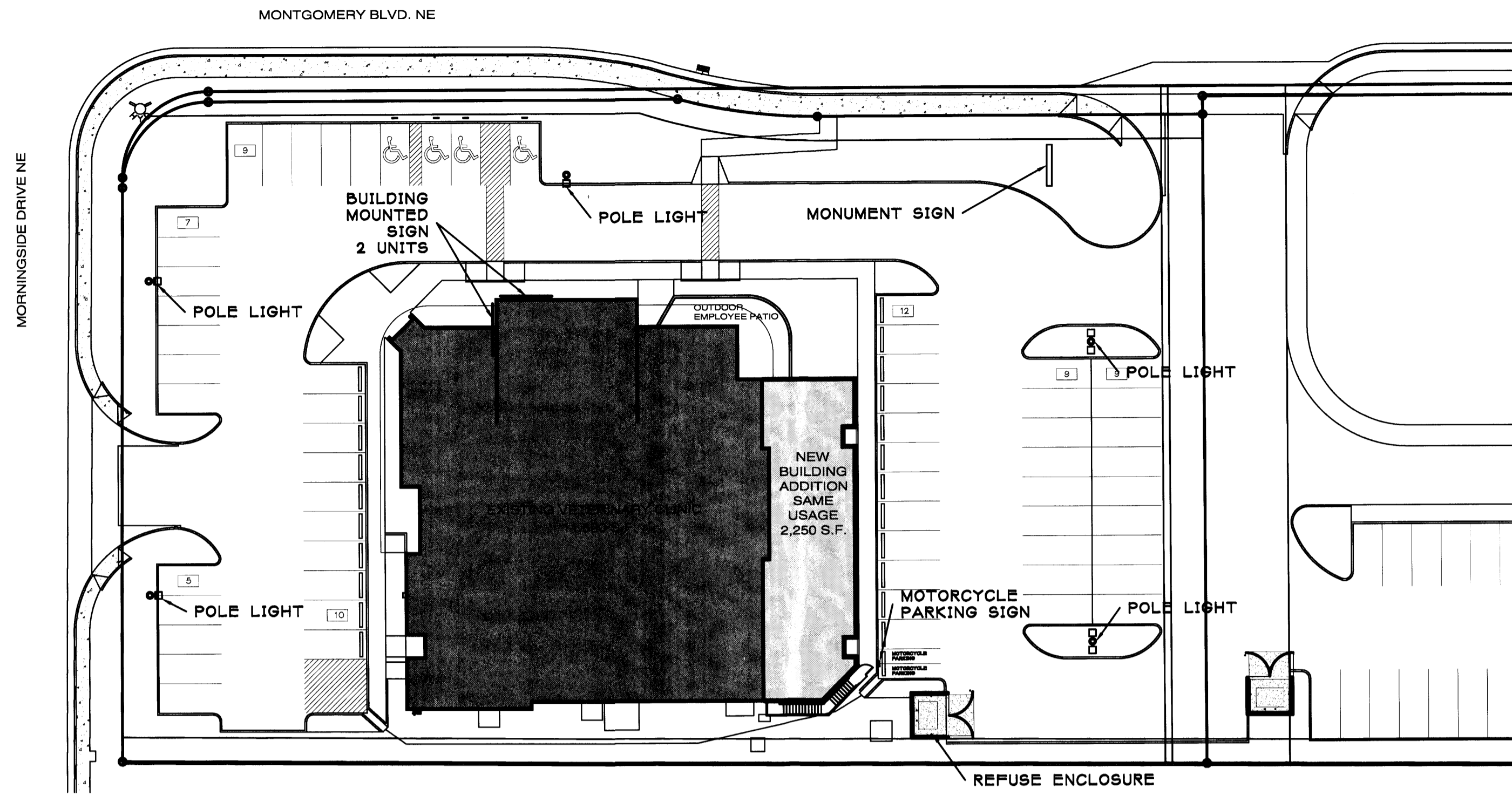
© DORMAN AND BREEN ARCHITECTS 2011  
**DORMAN and BREEN**  
 LAURENCE BREEN A.I.A.  
 Albuquerque Westside 505-792-8160



Amended Site Development Plan for Building Permit  
 Building Addition to  
 Veterinary Emergency and Specialty Center  
 4000 Montgomery Blvd. NE  
 Albuquerque, New Mexico 87109

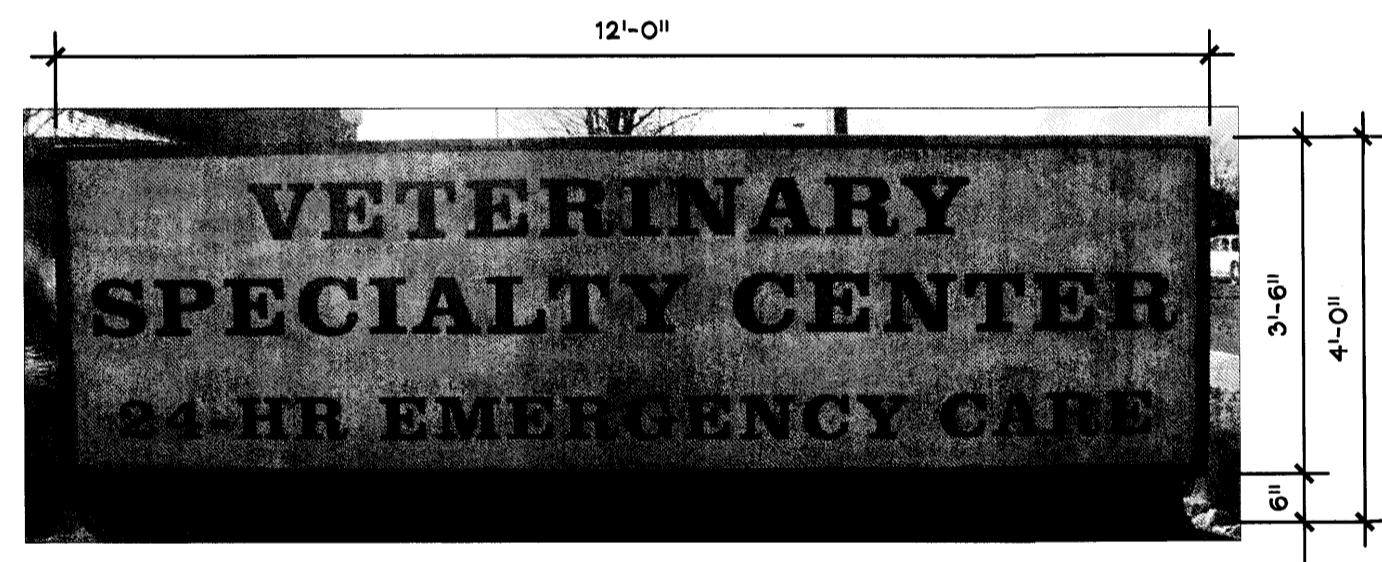
SHEET TITLE: SITE PLAN	
JOB NUMBER: 1026	
DATE: 3/28/11	
REVISIONS:	DATE:
ELEVATION REVISIONS	4/8/11
E.P.C. PRE-REVIEW UPDATES	4/8/11
E.P.C. CONDITIONS	8/24/11
SHEET: <b>C1</b> 1 OF 6	

1002119 DRB



**SIGNAGE AND LIGHTING KEY PLAN**

SCALE: 1" = 30' - 0"

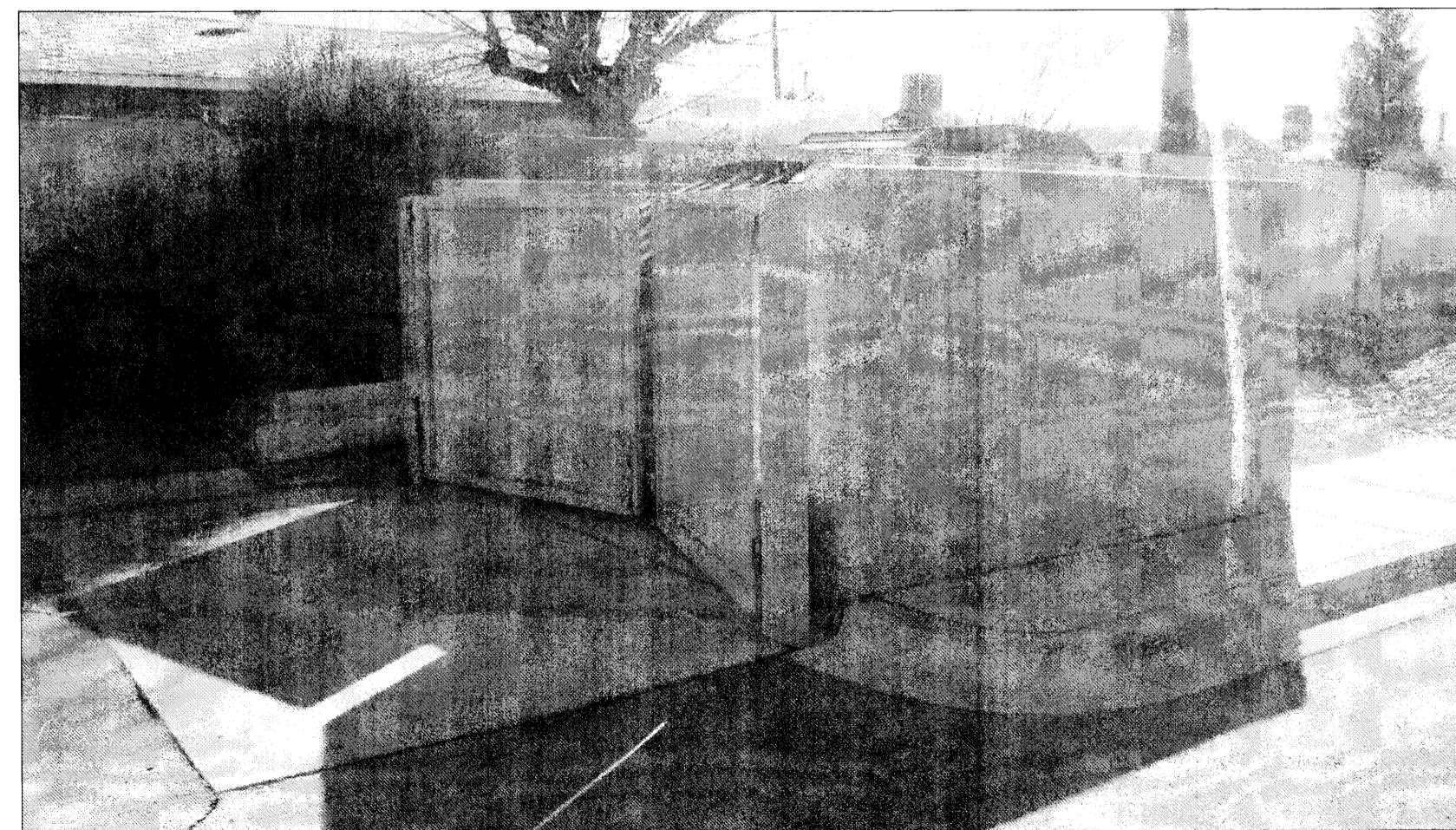


SIGN AREA = 42 SQ.FT.

SIGN MATERIALS: WHITE PLEXI-GLASS WITH BLACK LETTERING.  
FRAME: ALUMINUM BOX FRAME AND PEDESTAL  
LIGHTING: INTERNALLY LIT

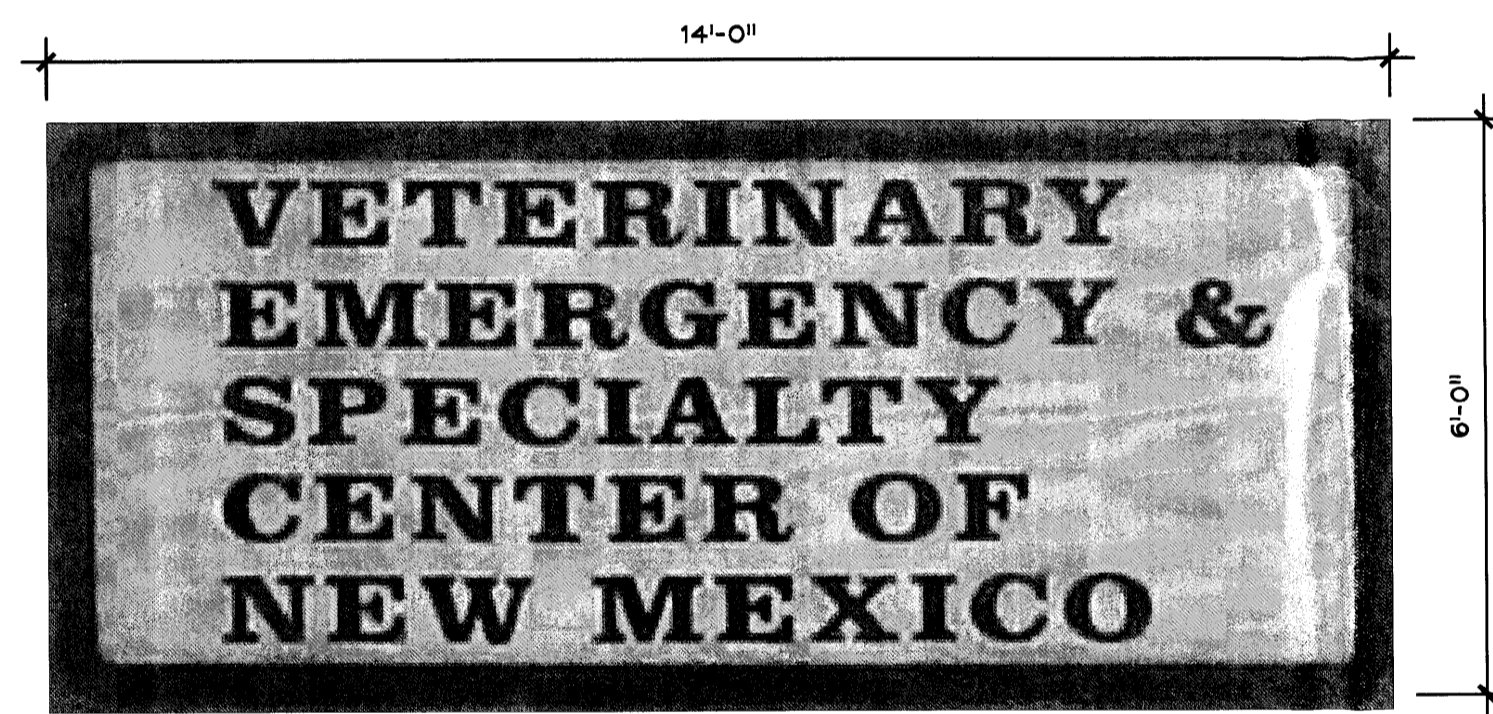
**MONUMENT SIGN (EXISTING)**

SCALE: 1/2" = 1' - 0"



**EXISTING REFUSE ENCLOSURE**

SCALE: N.T.S.

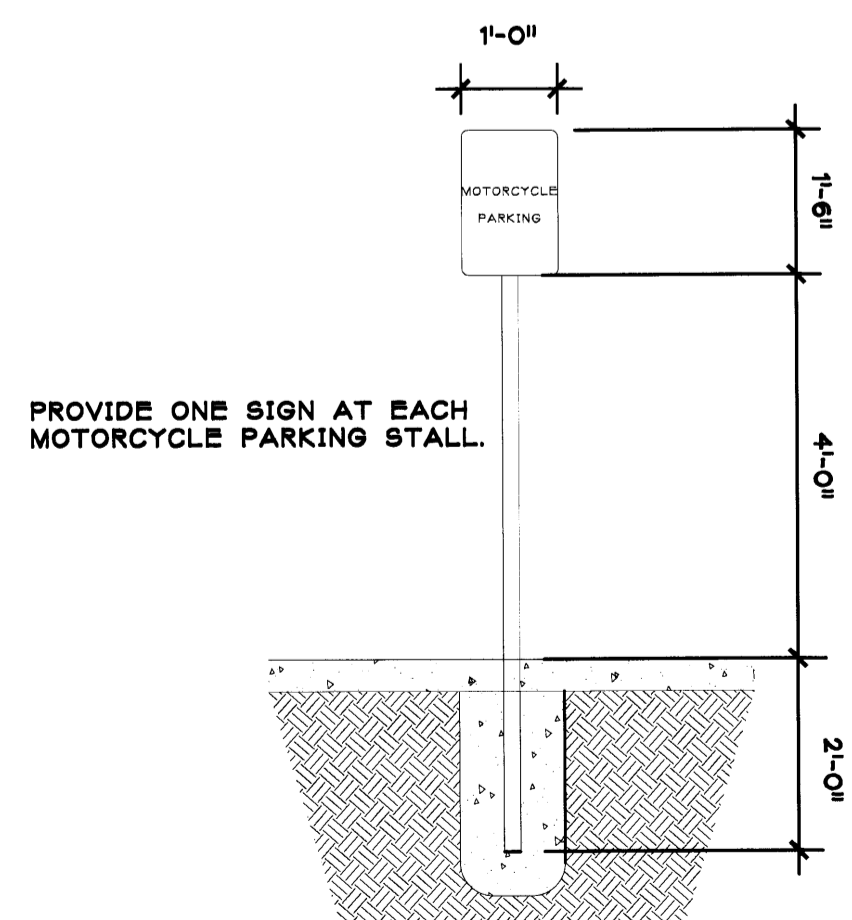


SIGN AREA = 84 SQ.FT.

SIGN MATERIALS: WHITE PLEXI-GLASS WITH BLACK LETTERING.  
FRAME: ALUMINUM BOX FRAME  
LIGHTING: INTERNALLY LIT

**BUILDING MOUNTED SIGN (EXISTING)**

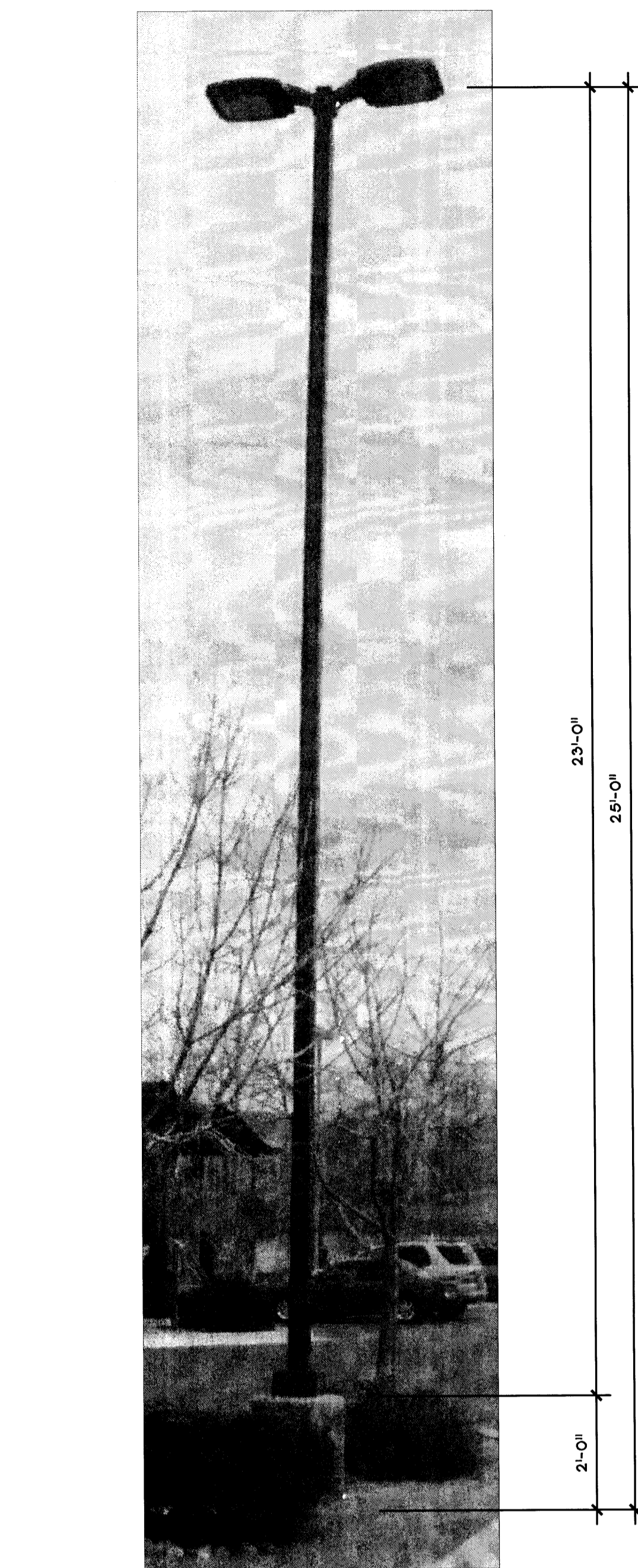
SCALE: 1/2" = 1' - 0"



SIGN TO READ "MOTORCYCLE PARKING" TYPICAL.  
SIGN SIZE 12" W X 18" H. SEE SITE PLAN.

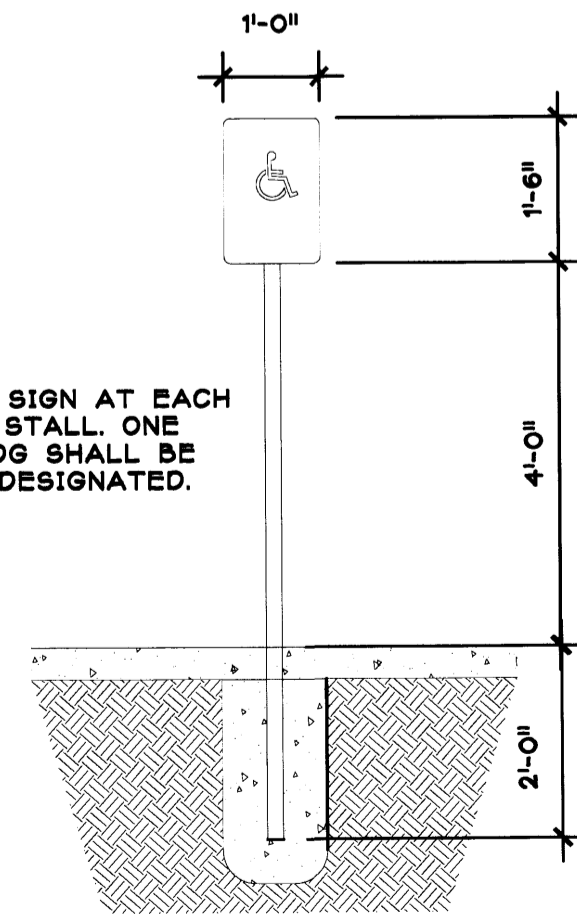
**MOTORCYCLE PARKING SIGN**

SCALE: 1/2" = 1' - 0"



**POLE LIGHT DETAIL (EXISTING)**

SCALE: 1/4" = 1' - 0"

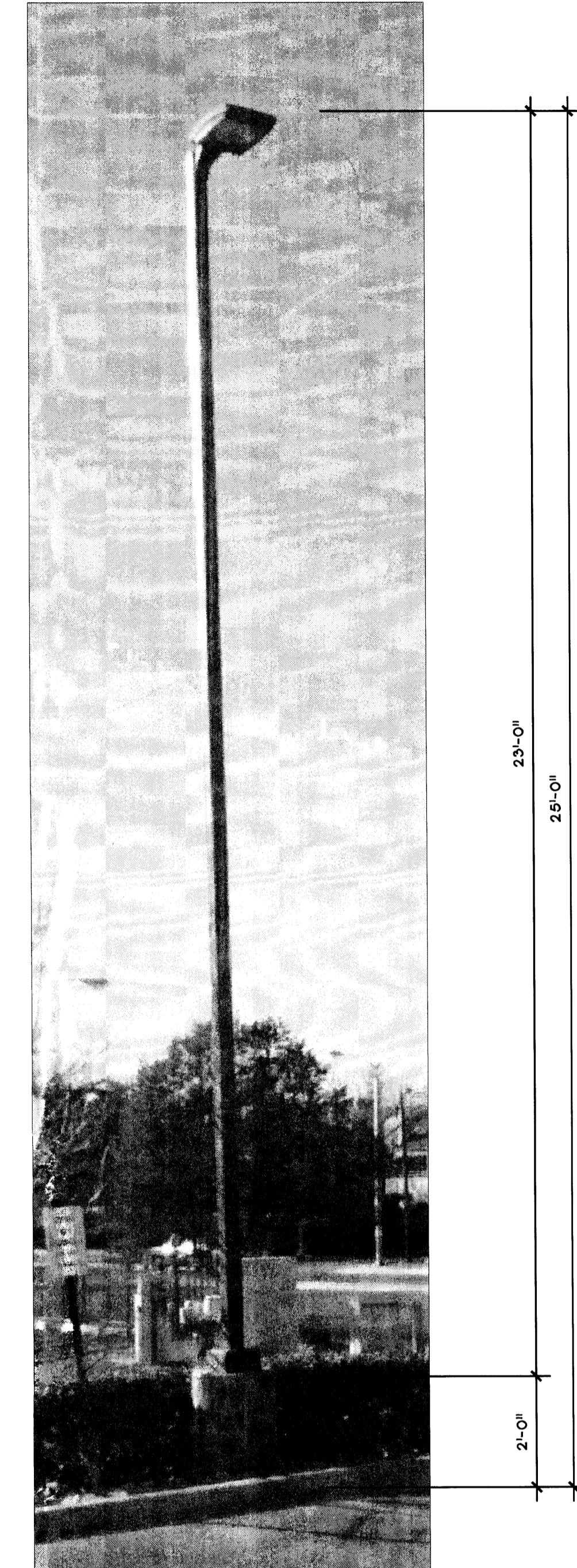


PROVIDE ONE SIGN AT EACH H.C. PARKING STALL. ONE SIGN PER BLDG SHALL BE VAN-ACCESS DESIGNATED.

SIGN TO READ "ACCESSIBLE PARKING" TYPICAL. TWO SIGNS SHALL BE DESIGNATED AS "VAN ACCESSIBLE". SIGN SIZE 11.75" W X 18" H. SEE SITE PLAN.

**EXISTING H.C. SIGN DETAIL**

SCALE: 1/2" = 1' - 0"



**BIKE RACK (5 SPACES)**

SCALE: 1/2" = 1' - 0"

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**DORMAN and BREEN**  
LAURENCE BREEN A.I.A.  
Albuquerque Westside 505-792-8160



RICHARD DORMAN F.A.I.A.  
ALBUQUERQUE, NM 505-299-5940

Building Addition to  
Veterinary Emergency and Specialty Center  
4000 Montgomery Blvd. NE  
Albuquerque, New Mexico 87109

FOR CONSTRUCTION

SHEET TITLE  
SITE DETAILS

JOB NUMBER:  
1026

DATE:  
3/28/11

REVISIONS:	DATE:
ELEVATION REVISIONS	4/6/11
E.P.C. PRE-REVIEW UPDATES	4/6/11
E.P.C. CONDITIONS	8/24/11

SHEET:

**C2**  
2 OF 6

MONTGOMERY BOULEVARD NE



3-25-11

AMMENDED LANDSCAPE SITE DATA:

LOT AREA	= 59,140 S.F.
TOTAL BUILDING AND YARDWALL AREA	= 14,683 S.F.
NET LOT AREA	= 44,457 S.F.
LANDSCAPE AREA REQUIRED (15% OF NET LOT AREA)	= 6,669 S.F.
LANDSCAPE AREA PROVIDED	= 15,226 S.F. OR 34% (INCLUDING 2,285 S.F. OF LANDSCAPED RIGHT-OF-WAY)
STREET TREES REQUIRED (1 PER 30')	= 480/30 = 16 TREES
STREET TREES PROVIDED	= 12 TREES (EXISTING) = 4 TREES (NEW) = 16 TREES TOTAL

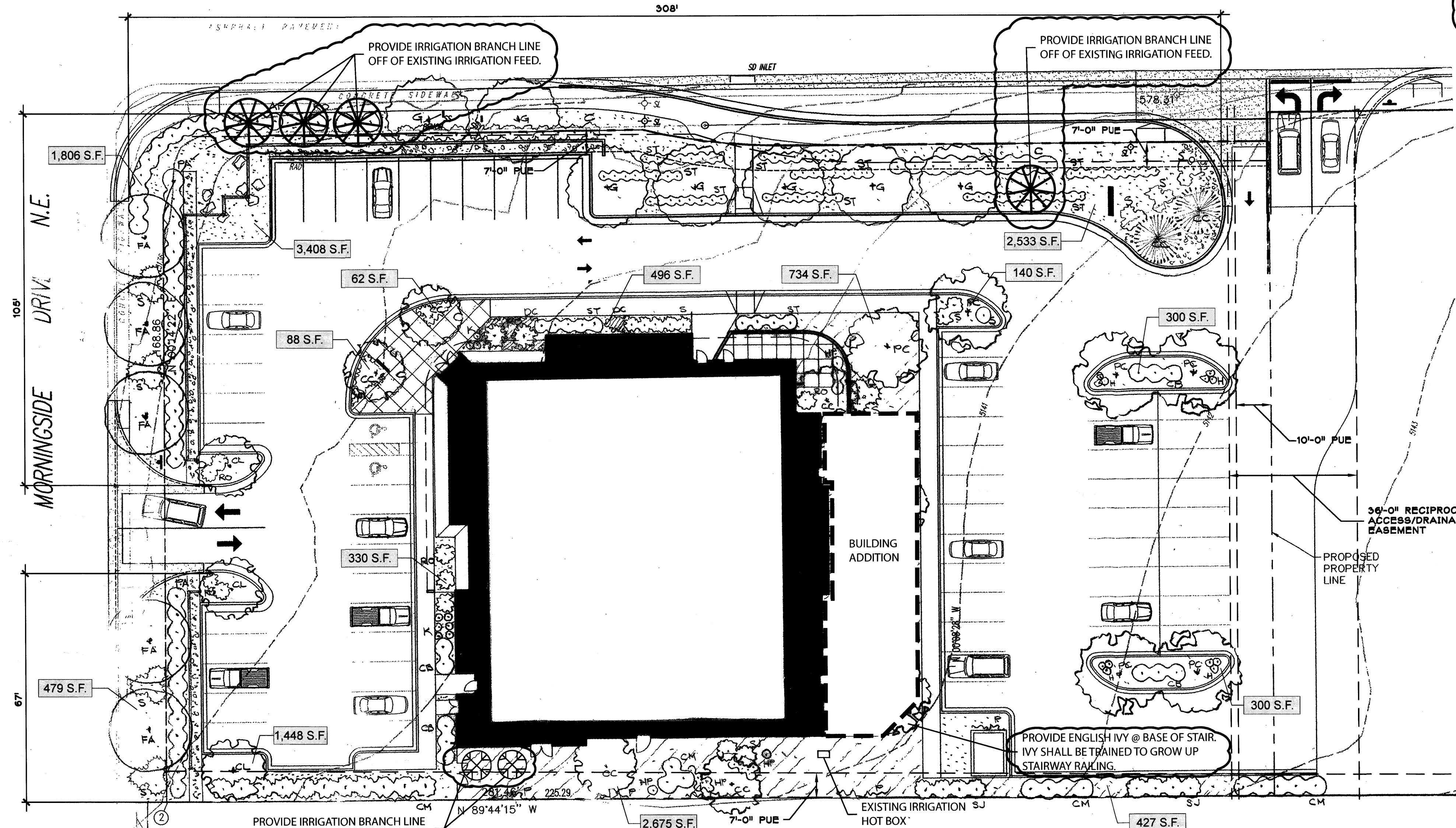
ORIGINAL LANDSCAPE SITE DATA

LOT AREA	58,806 SF
MINUS BUILDING AREA	11,395 SF
NET LOT AREA	47,411 SF
LANDSCAPE AREA REQUIRED (15% OF NET LOT AREA)	7,111.65 SF
LANDSCAPE AREA PROVIDED (including approximately 2,455 SF of right-of-way)	17,577 SF

PLANTS INDICATED ON PLAN AT 75%-100% AT MATURITY

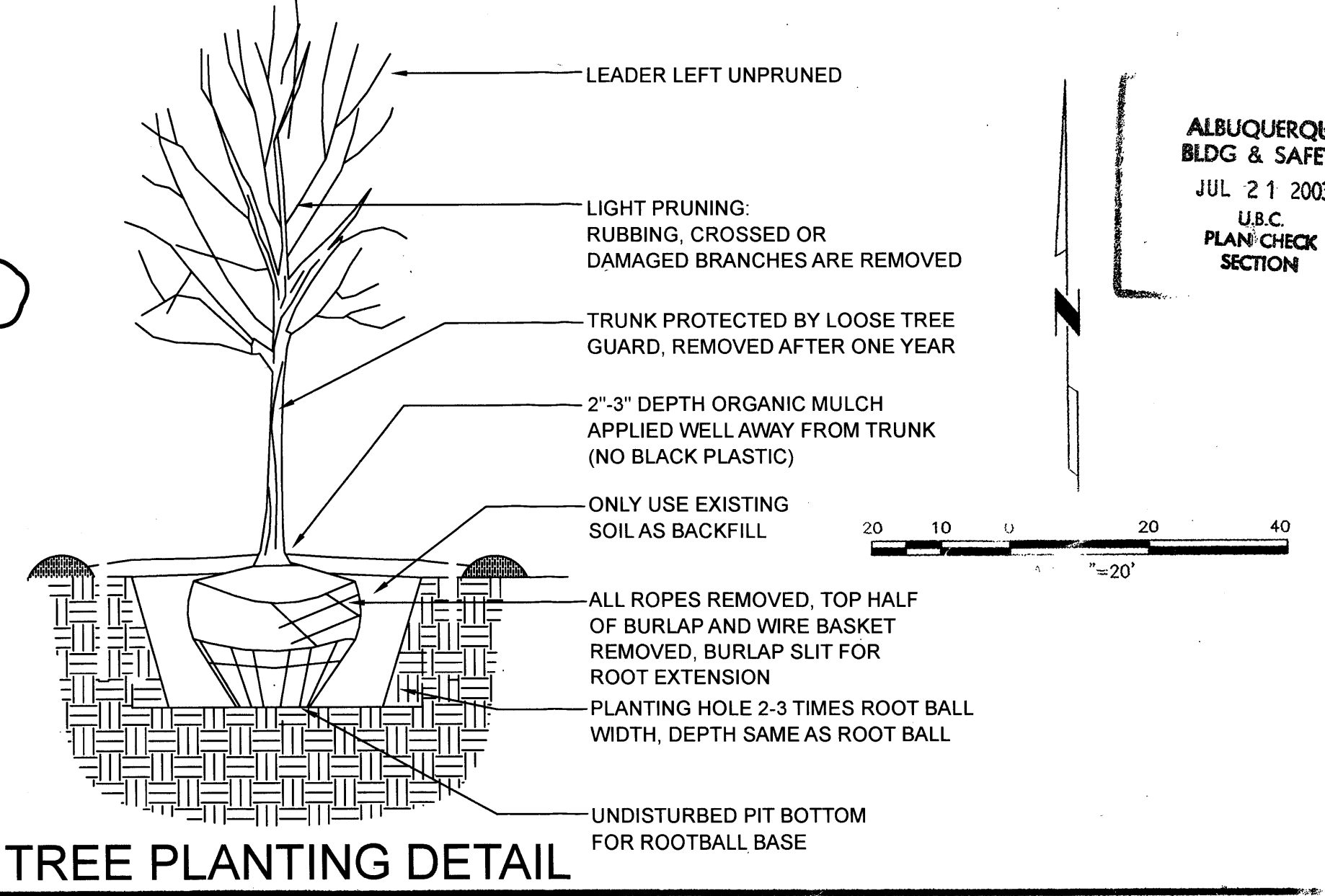
LANDSCAPE NOTES

- GENERAL NOTES:**
- PLANS ARE DIAGRAMMATIC AND APPROXIMATE DUE TO SCALE OF DRAWINGS, AND NOT ALL INDIVIDUAL SHRUBS OR GROUNDCOVERS ARE SHOWN. ACTUAL TREE LOCATIONS MAY VARY TO ACCOMMODATE SIGNAGE, LIGHTING LOCATIONS, OR OTHER SITE CONSTRAINTS.
  - INTENT OF PLAN IS TO CONFORM TO ALL CITY ORDINANCES AND CODES RELATED TO LANDSCAPE REQUIREMENTS, INCLUDING THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE (C-ORD 18-1995).
  - PLANTING INSTALLATION SHALL BE IN ACCORDANCE WITH STANDARD SPECIFICATIONS AND DETAILS UNLESS OTHERWISE NOTED.
  - LANDSCAPE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING PLANTING OPERATIONS.
  - ALL PLANT SPECIMENS OF THE SAME SPECIES SHALL BE MATCHING IN PROPER AND APPROPRIATE SIZE AND CHARACTER AS PER THE AMERICAN NURSERYMEN'S ASSOCIATION STANDARDS.
  - THERE SHALL BE A 2"-3" DEPTH OF MULCH AT ALL PLANTING AREAS. ADJUST SETTING HEIGHT/LEVEL OF NEW TREE, SHRUB OR GROUNDCOVERS SO THAT TOP OF ROOTBALL WILL BE COVERED BY 1" DEPTH OF MULCH.
- IRRIGATION:**
- AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM WILL BE DESIGNED AND INSTALLED TO SERVE ALL NEW PLANT MATERIALS. TREES, SHRUBS AND GROUNDCOVERS WILL BE IRRIGATED WITH A LOW-FLOW BUBBLER AND/OR A DRIP EMITTER SYSTEM.
- MAINTENANCE:**
- ALL RESPONSIBILITIES FOR LANDSCAPE MAINTENANCE ON THE SITE SHALL BE BY THE OWNER.
- PLANTS:**
- PLANT LIST CONSTITUTES A RANGE OF PLANT MATERIALS WHICH MAY BE USED ON THIS PROJECT. IT IS POSSIBLE THAT NOT ALL LISTED PLANTS WILL BE USED, AND ADDITIONAL APPROPRIATE PLANTS MAY BE INCLUDED ON THE FINAL PLAN.

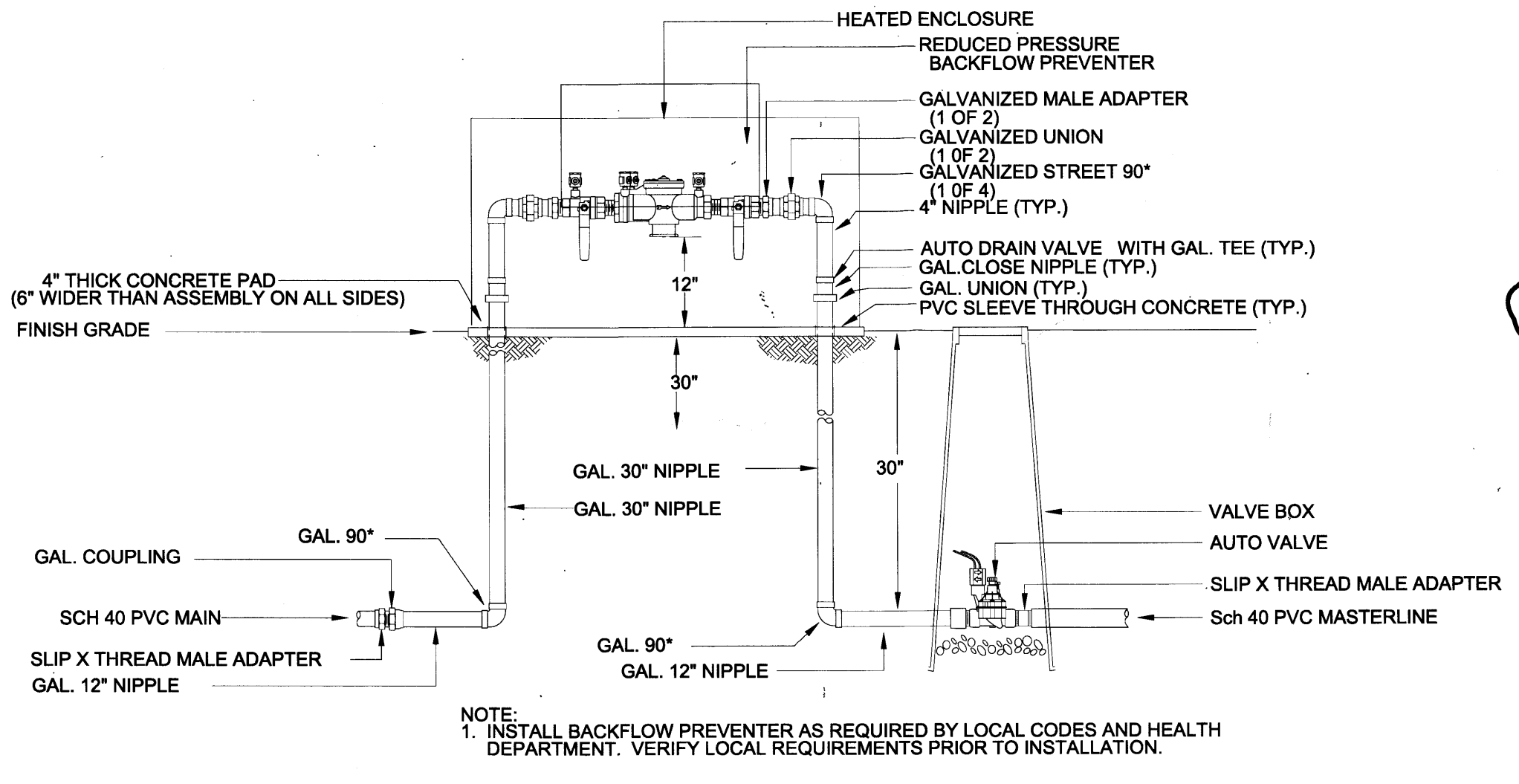


CARL PLANT LIST

Botanical Name	Common Name	Installed Size	Mature Size	Water Use
<b>TREES</b>				
Gleditsia triacanthos	Shademaster Honey Locust	2 1/2" cal.	45' x 50'	M+
Fraxinus americana	Autumn Purple Ash	2 1/2" cal.	45' x 45'	M+
Pistachia chinensis	Chinese Pistache	2 1/2" cal.	40' x 30'	M
Chilopsis x catalpa	Chitalpa	1 1/2" - 2" cal.	30' x 30'	M
Chilopsis linearis	Desert Willow	15 gal.	30' x 30'	L
Chilopsis linearis	Desert Willow	15 gal.	30' x 30'	L
Crataegus phaenopyrum	Washington Hawthorn	15 gal.	25' x 25'	L
<b>SHRUBS</b>				
Caryopteris x clandonensis	Blue Mist Spirea	5 gal.	3' x 3'	M
Chamaebatiaria millefolium	Fernbush	5 gal.	4' x 5'	L
Spartium junceum	Spanish Broom	5 gal.	5' x 5'	M
Kniphofia uvaria	Red Hot Poker	5 gal.	3' x 3'	L
Perovskia atriplicifolia	Russian Sage	5 gal.	5' x 5'	M
Rosmarinus officinalis 'ARP'	Rosemary	5 gal.	5' x 5'	L
Salvia greggi	Autumn Sage	5 gal.	2' x 3'	M
Hesperaloe parviflora	Red Yucca	5 gal.	3' x 3'	M
Stipa tenuifolia	Threadgrass	1 gal.	2' x 2'	M
Helictotrichon sempervirens	Blue Avena	1 gal.	2' x 2'	L
Artemisia x powis castle	Powis Castle Sage	1 gal.	2' x 5'	M+
Cotoneaster buxifolius	Greyleaf Cotoneaster	5 gal.	2' x 6'	M
<b>GROUNDCOVERS &amp; VINES</b>				
Delosperma cooperi	Purple Iceplant	Pots	6" x 18"	L
Parthenocissus tricuspidata	Boston Ivy	1 gal.	---	M
<b>MULCHES</b>				
	Cobbles, Crusher Fines, Gravel & Bark			



ALBUQUERQUE BLDG & SAFETY  
JUL 21 2003  
U.B.C.  
PLAN CHECK SECTION



RP BACKFLOW/MASTER VALVE DETAIL

NO.	REVISION	DATE

**QUIT-ZOLARS**  
HARRIS, INC.  
6500 N. Oracle Parkway NE  
Albuquerque, NM 87113  
Phone (505) 888-5022

**EXISTING LANDSCAPE PLAN**

**Veterinary Surgical Specialists**  
of New Mexico  
Albuquerque, New Mexico

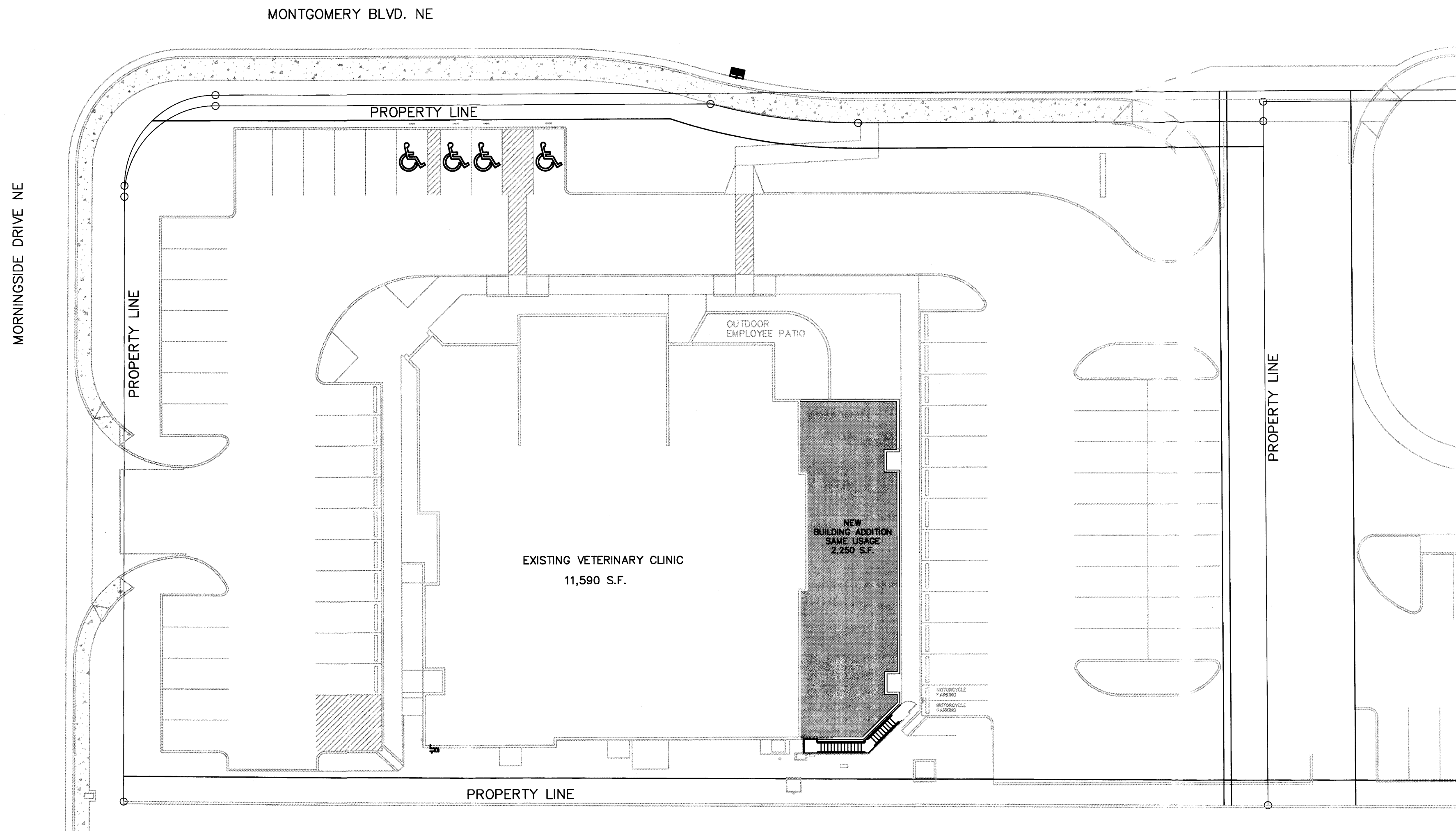
ALBUQUERQUE BLDG & SAFETY  
JUL 21 2003  
U.B.C.  
PLAN CHECK SECTION

DATE: 10/9/02  
DRAWN: GRJ  
DESIGNED: GRJ  
CHECKED: WC  
PROJ. NO.: 14-0204-01

SHEET: **LS**  
3 OF 6

GP/PROJ/4020401/ACAD/CW/landscape.dwg

G:\PROJ\14020401\dwg\Grading.dwg



**GENERAL NOTES**

- PRIOR TO ANY CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE LOCATION OF ALL POTENTIAL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER AS SOON AS POSSIBLE TO RESOLVE THE CONFLICT WITH A MINIMUM AMOUNT OF DELAY.
- ALL WORK ON THIS PLAN SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
- IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THESE DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE LOCATION ONLY, AND LINES MAY EXIST WHERE NONE ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE UTILITY OWNER OR FROM EXISTING PLANS, AND THIS INFORMATION MAY BE INCOMPLETE, OR OBSOLETE AT THE TIME OF CONSTRUCTION. THE ENGINEER HAS NOT UNDERTAKEN ANY FIELD VERIFICATION OF THESE LOCATIONS, LINE SIZES OR MATERIAL TYPE, MAKES NO REPRESENTATION THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE OR UNDERGROUND INSTALLATION IN OR NEAR THE AREA IN ADVANCE OF AND DURING ANY EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES AND UNDERGROUND FACILITIES. IN PLANNING AND CONDUCTING EXCAVATIONS, THE CONTRACTOR SHALL COMPLY WITH ALL STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES.
- THE CONTRACTOR SHALL INSURE THAT NO SOIL ERODES FROM THE SITE INTO PUBLIC RIGHT-OF-WAY OR ONTO PRIVATE PROPERTY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AND BY WETTING THE SOIL TO KEEP IT FROM BLOWING.

- THE CONTRACTOR SHALL OBTAIN ANY AND ALL PERMITS REQUIRED BY THE CITY OF ALB. FOR THE COMPLETION OF THE WORK PRIOR TO BEGINNING CONSTRUCTION.

**BENCHMARK**

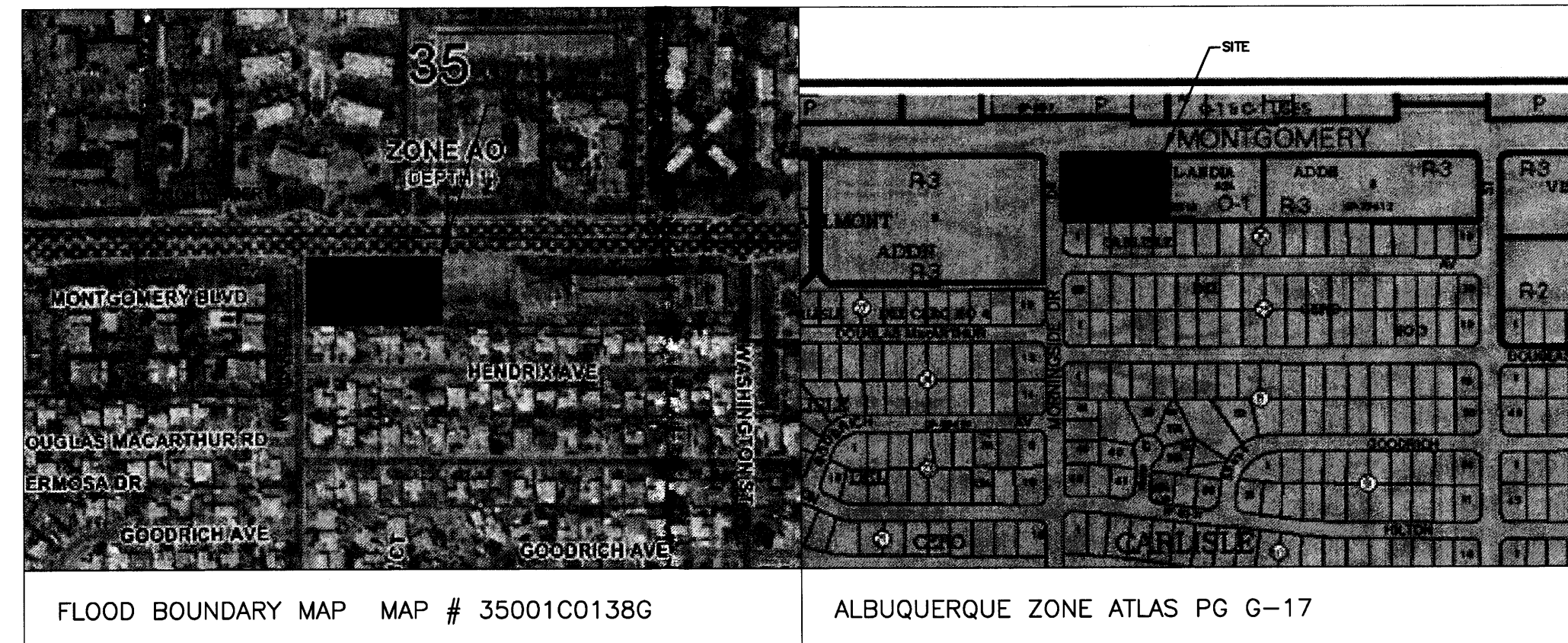
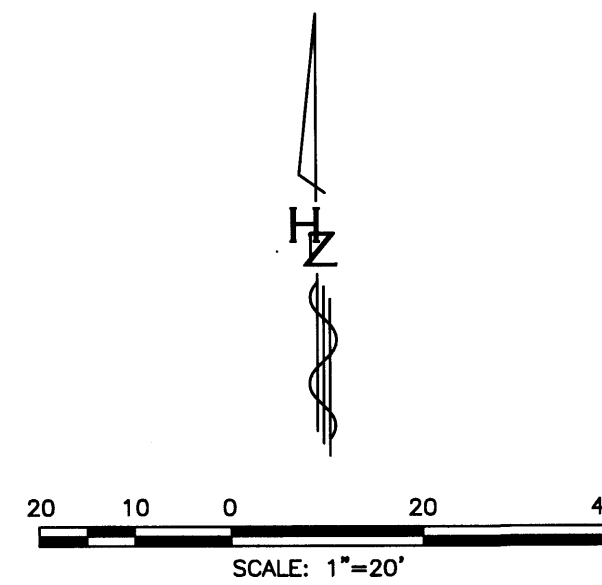
CHISELED "□" IN TOP BACK OF CURB BEHIND FOUND DRILL HOLE  
ELEV. = 34.57

**LEGAL DESCRIPTION**

A PARCEL OF LAND BEING ALL OF TRACT A-1A OF THE VOL-ADDITION WITHIN SECTION 2, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

**S.O. 19 REQUIREMENTS**

- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK IN THE CITY RIGHT-OF-WAY, AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE SAME TIME OF APPLICATION FOR THIS PERMIT.
- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HERON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- 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.
- BACKFILL COMPACTION SHALL BE ACCORDING TO ARTERIAL STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.



**FLOOD ZONE**

PER THE FEMA MAP NUMBER 35001C0138G DATED SEPTEMBER 26, 2008 THE SITE IS NOT LOCATED WITHIN FLOOD HAZARD ZONE AREA. HOWEVER, MONTGOMERY BOULEVARD WHICH BOUNDS THE SITE TO THE NORTH IS DESIGNATED AS BEING IN THE 100-YR FLOOD ZONE.

**CALCULATIONS (REVISED)**

THE FOLLOWING CALCULATIONS WERE DEVELOPED USING THE CITY OF ALBUQUERQUE DPM SECTION 22.2

**SITE CHARACTERISTICS:**

SITE LOCATION: ZONE 3  
PRECIPITATION: P=2.60 inches  
BUILDING ADDITION WILL REMOVE TREATMENT C AND REPLACE IT WITH TREATMENT D (2,250 SF ADDITION)  
ALL ON-SITE INFRASTRUCTURE SHOWN IS EXISTING EXCEPT THE BUILDING ADDITION.

**LAND TREATMENT:**  
UNCOMPACTED SOIL - TREATMENT A  
LANDSCAPE - TREATMENT B  
COMPACTED SOIL - TREATMENT C  
BUILDINGS & PAVING - TREATMENT D

**EXCESS PRECIPITATION:**  
TREATMENT A E = 0.66 inches  
TREATMENT B E = 0.92 inches  
TREATMENT C E = 1.29 inches  
TREATMENT D E = 2.36 inches

**PEAK DISCHARGE:**  
TREATMENT A = 1.87 cfs/acre  
TREATMENT B = 2.60 cfs/acre  
TREATMENT C = 3.45 cfs/acre  
TREATMENT D = 5.02 cfs/acre  
TOTAL AREA = 1.79 AC.

	EXISTING	PROPOSED
TREATMENT A	0.00 AC. = 0.0%	0.00 AC. = 0.0%
TREATMENT B	0.27 AC. = 15.1%	0.27 AC. = 15.1%
TREATMENT C	0.18 AC. = 10.0%	0.13 AC. = 7.3%
TREATMENT D	1.34 AC. = 74.9%	1.39 AC. = 77.7%

**ONSITE - EXCESS PRECIPITATION & VOLUMETRIC RUNOFF:**  
EXISTING RUNOFF PER 2002 G&D PLAN: 13,250 cf

**DEVELOPED RUNOFF:**  
WEIGHTED E = [(0.66)(0.00)+(0.92)(0.27)+(1.29)(0.13)+(2.36)(1.39)]/1.79  
= 2.06 inches  
V100-6hr = (2.06)(1.79)/12 = 0.3073 acre ft = 13,385 cf

**ON-SITE - PEAK DISCHARGE**  
EXISTING DISCHARGE PER 2002 G&D PLAN: 8.50 cfs

**DEVELOPED DISCHARGE:**  
Q100 = (1.87)(0.00)+(2.60)(0.27)+(3.45)(0.13)+(5.02)(1.39) = 8.13 cfs

**RESULTS:**  
DEVELOPED VOLUMETRIC RUNOFF:  
13,385 - 13,250 = 135 cf INCREASE IN RUNOFF VOLUME  
DEVELOPED PEAK DISCHARGE:  
8.13 - 8.05 = 0.08 cfs INCREASE IN PEAK DISCHARGE

APPROVALS	NAME	DATE
A.C.E. DESIGN		
INSPECTOR		
A.C.E. FIELD		

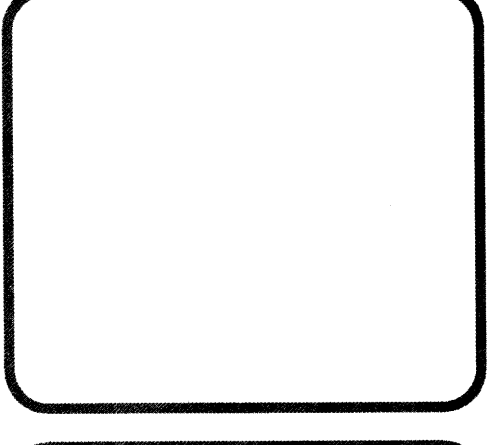
NO.	REVISION	DATE

**HUITZOLARS**  
 HUITZOLARS INC.  
 6301 American Parkway NE, Suite 500  
 Albuquerque, New Mexico 87110-5872  
 Phone (505) 885-8164 Fax (505) 885-0022

**Dorman Breen**

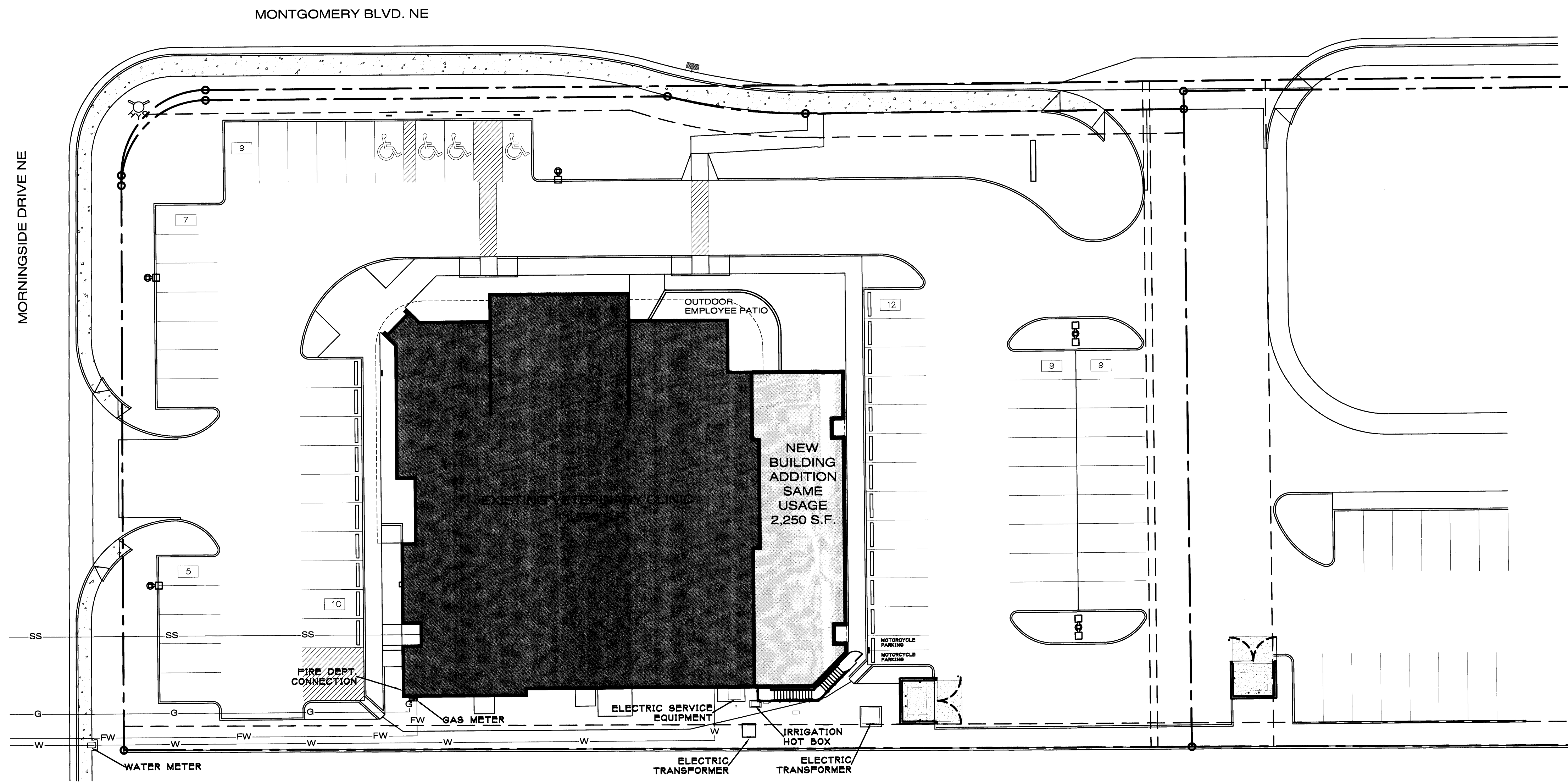
**GRADING AND DRAINAGE PLAN**

**Veterinary Surgical Specialists  
of New Mexico Addition  
Albuquerque, New Mexico**



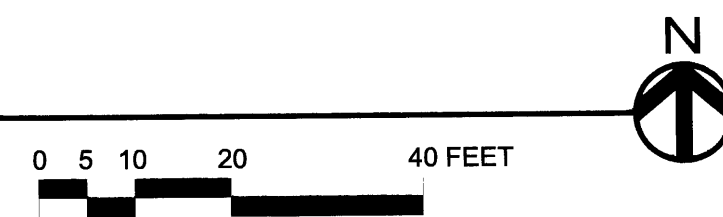
DATE: 06/23/11  
 DRAWN: JH  
 DESIGNED: JH  
 CHECKED: JH  
 PROJ. NO.: 17-0956-01

**SHEET: C1**



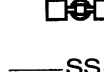
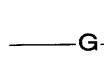
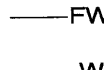





**UTILITY PLAN- EXISTING CONDITIONS**

SCALE: 1" = 20' - 0"



**LEGEND - EXISTING FEATURES U.N.O.**  
(UNLESS NOTED OTHERWISE)

-  FIRE HYDRANT
-  SINGLE POLE LIGHT
-  DOUBLE POLE LIGHT
-  SANITARY SEWER
-  GAS
-  FIRE WATER
-  WATER
-  PROPERTY LINE

**Amended Site Development Plan for Building Permit**

Building Addition to  
 Veterinary Emergency and Specialty Center  
 4000 Montgomery Blvd. NE  
 Albuquerque, New Mexico 87109

NOT FOR CONSTRUCTION

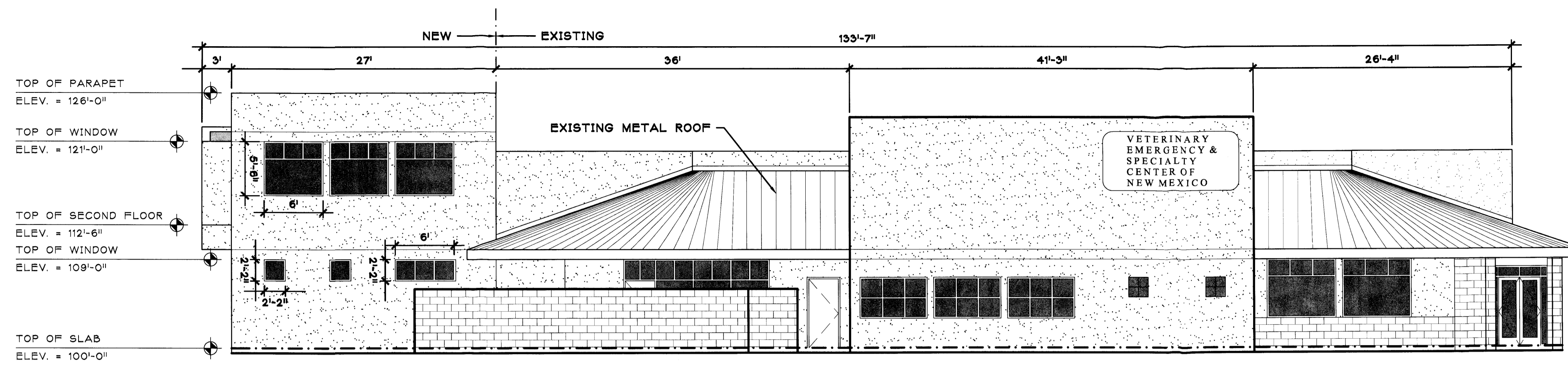
SHEET TITLE:  
UTILITY PLAN

JOB NUMBER:  
1026

DATE:  
3/28/11

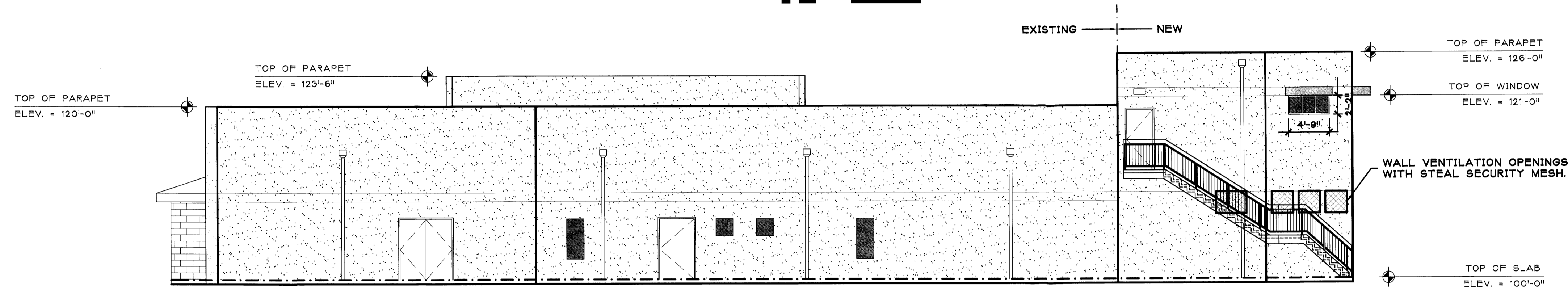
REVISIONS:	DATE:
ELEVATION REVISIONS	4/6/11
E.P.C. PRE-REVIEW UPDATES	4/6/11
E.P.C. CONDITIONS	5/24/11

SHEET:  
**UT**  
5 OF 6



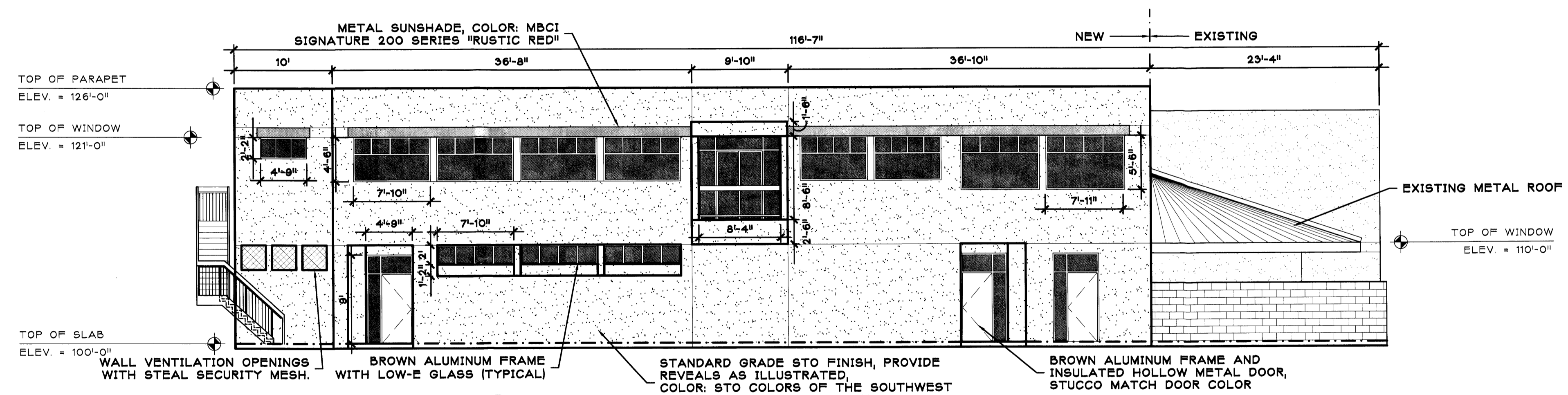
**NORTH ELEVATION**

SCALE: 1/8" = 1' - 0"



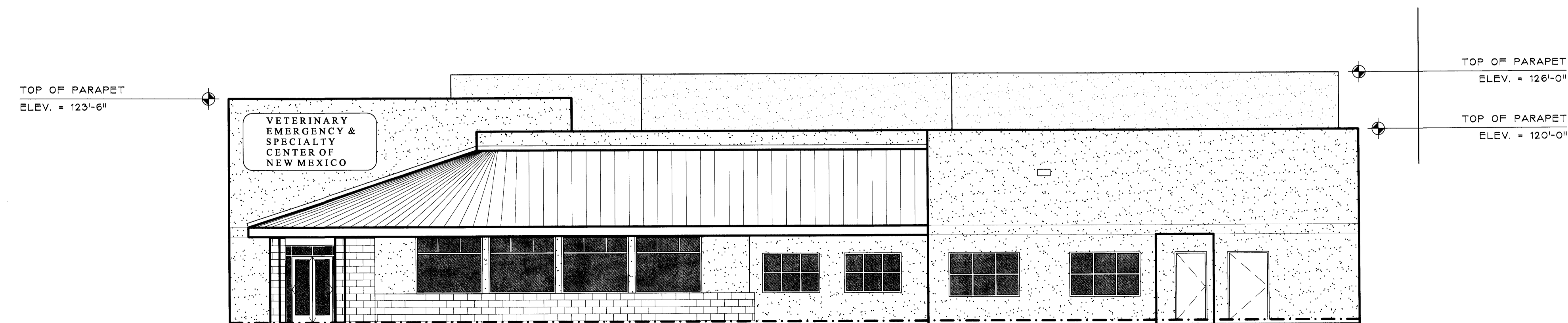
**SOUTH ELEVATION**

SCALE: 1/8" = 1' - 0"



**EAST ELEVATION**

SCALE: 1/8" = 1' - 0"



**WEST ELEVATION - EXISTING**

SCALE: 1/8" = 1' - 0"

**BLDG ELEVATION NOTES**

TYPICAL WALL FINISH:  
SYSTEM TO MATCH EXISTING TEXTURE AND COLOR. SEE BUILDING ELEVATIONS FOR LAYOUT OF REVEAL JOINTS.

TYPICAL WINDOWS  
PROVIDE ALUMINUM STOREFRONT FRAMES, BROWN COLOR W/ LOW-E INSULATED GLASS.

TYPICAL EXTERIOR DOORS  
PROVIDE BROWN ALUMINUM STOREFRONT FRAMES WITH TRANSOM WINDOWS & PANIC HARDWARE, HOLLOW METAL DOORS, PAINT DOORS TO MATCH STUCCO COLOR.

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Building Addition to  
Veterinary Emergency and Specialty Center  
4000 Montgomery Blvd. NE  
Albuquerque, New Mexico 87109

NOT FOR  
CONSTRUCTION

SHEET TITLE:  
ELEVATIONS

JOB NUMBER:  
1026

DATE:  
3/28/11

REVISIONS	DATE
ELEVATION REVISIONS	4/8/11
E.P.C. PRE-REVIEW UPDATES	4/8/11
E.P.C. CONDITIONS	5/24/11

SHEET:

**A2**  
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