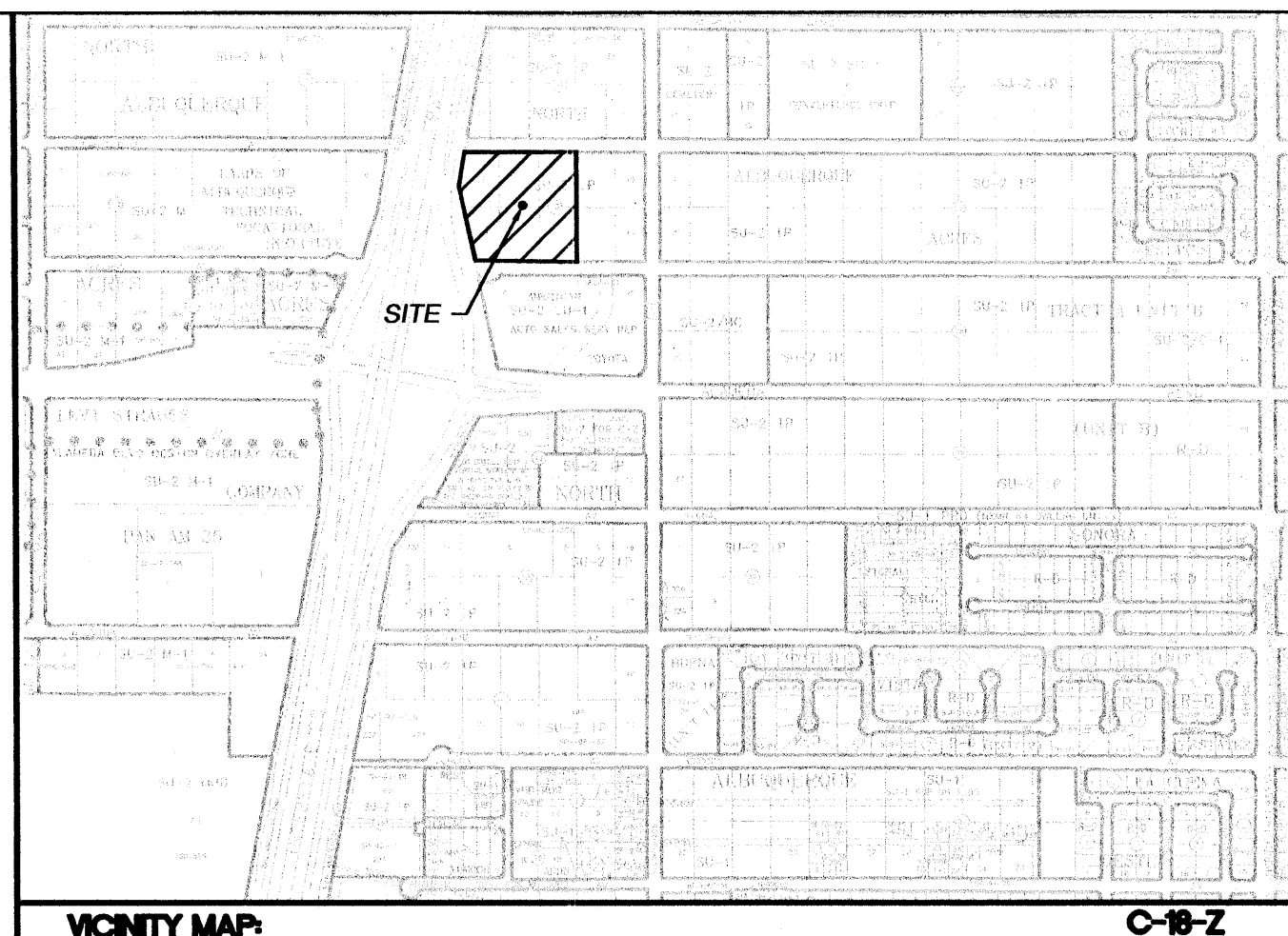


SITE DATA TABLE

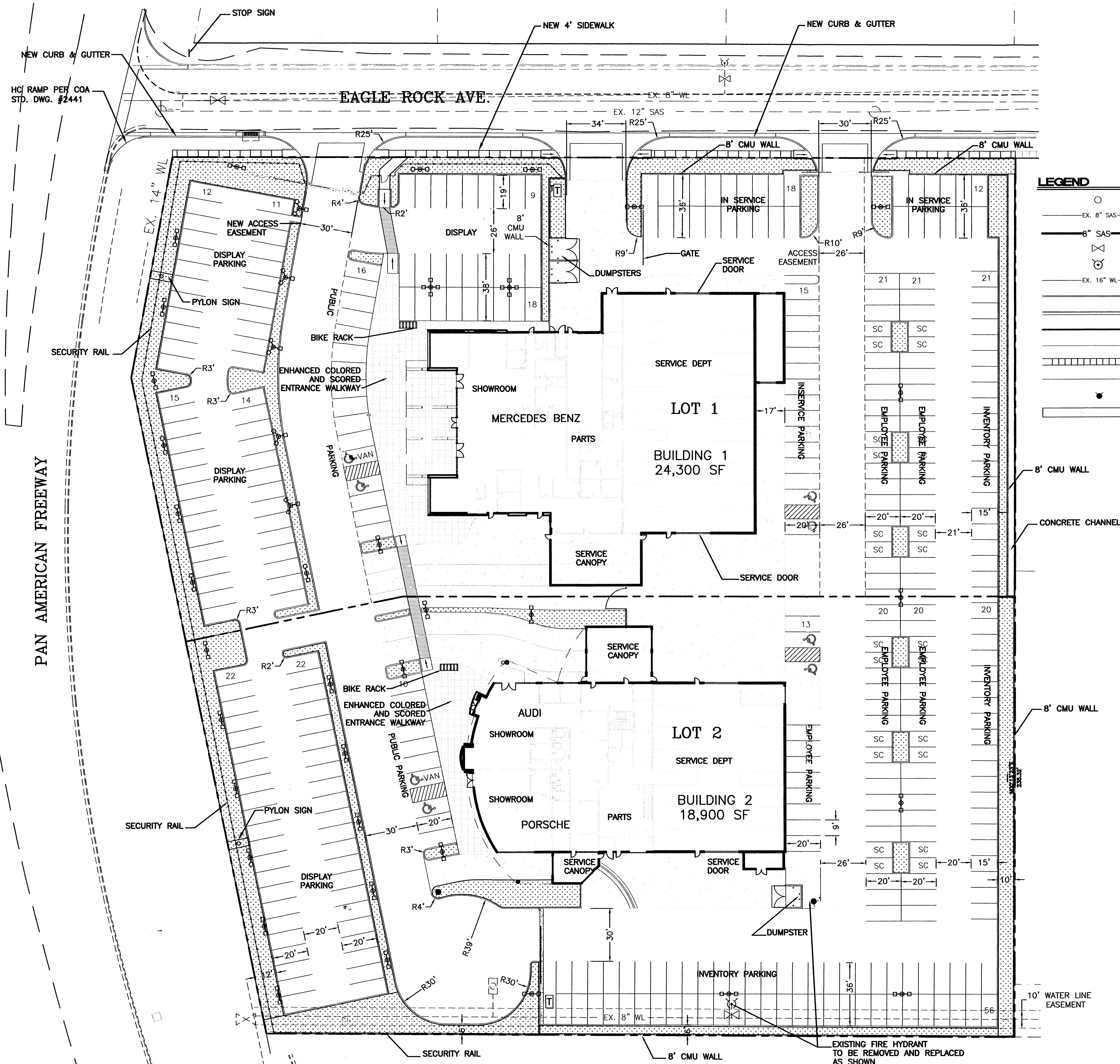
TRACT	BUILDING No.	AREA (AC)	BUILDING AREA	USE	ZONING	MAX. BLDG. HEIGHT	SEAT. CAP.	PRKG. REQ.	PRKG. HC PROV.	HC PRKG. REQ.	HC VAN REQ.	HC VAN PROV.	BIKE RACKS REQ.
1	1	2.87	29,032	NEW CAR SALES & SERVICE	C-2	45' SOLAR SETBACK	-	73	203	3	3	1	1
2	2	2.56	20,544	NEW CAR SALES & SERVICE	C-2	45' SOLAR SETBACK	-	53	183	3	3	1	1
TOTAL		7.6311	49,573					126	386	6	6	2	2

PARKING CALC. 1 SPACE/1000 SF, PARTS, SERVICE
1 SPACE/200 SF, SHOWROOM, OFFICE SPACE



VICINITY MAP C-16-Z

LEGAL DESCRIPTION:
LOTS 12, 13, 14, 19, 20 & 21 NORTH ALBUQUERQUE ACRES TRACT A UNIT B



LEGEND

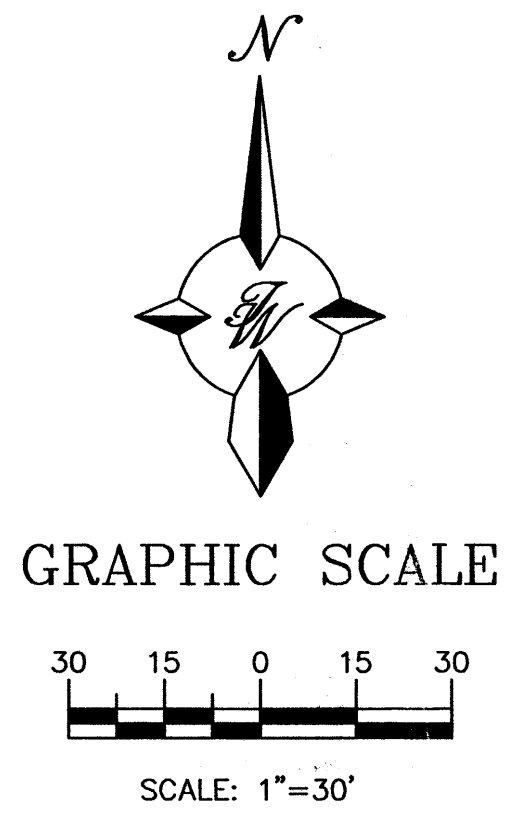
LEGEND	DESCRIPTION
○	EXISTING SAS MANHOLE
— EX. 8" SAS —	EXISTING SANITARY SEWER LINE
— 8" SAS —	PROPOSED SANITARY SEWER LINE
⊗	EXISTING VALVE W/BOX
⊕	EXISTING FIRE HYDRANT
— EX. 16" WL —	EXISTING WATER LINE
—	PROPOSED HEADER CURB
—	PROPOSED CURB & GUTTER
—	BOUNDARY LINE
—	EASEMENT
—	PROPOSED SIDEWALK
—	CENTERLINE
●	PROPOSED FIRE HYDRANT
—	PROPOSED CONCRETE PAVING

- NOTES:**
- COMMON STORM DRAINAGE, PEDESTRIAN, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.
 - APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE. WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
 - LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
 - ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
 - LIGHT POLES SHALL BE A MAXIMUM OF 30' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 30' WITH FULL CUT OFF SHIELDS ON FIXTURES SO THAT NO FUGITIVE LIGHT SHALL ESCAPE BEYOND THE PROPERTY LINE. THE LIGHT FIXTURES SHALL BE FULLY SHIELDED WITH HORIZONTAL LAMPS. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH.
 - NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
 - SEE SHEET C8 FOR HC RAMP DETAILS.
 - SEE SHEET C8 FOR HC PARKING DETAILS.
 - SEE SHEET C8 FOR PAVING DETAILS.

- INDEX TO DRAWINGS**
- SITE PLAN FOR BUILDING PERMIT
 - LANDSCAPING PLAN
 - ELEVATIONS
 - ELEVATIONS
 - PLYON SIGN DETAIL
 - GRADING AND DRAINAGE PLAN
 - MASTER UTILITY PLAN
 - DETAILS

PROJECT NUMBER:	1002201
APPLICATION NUMBER:	03-0382
DRB SITE DEVELOPMENT PLAN APPROVAL:	
<i>John S. ...</i>	10/8/03
<i>Page & Sheen</i>	10/8/03
<i>Christina ...</i>	10/8/03
<i>Bruce D. ...</i>	3/31/03
<i>N/A</i>	
<i>Michael ...</i>	9-9-03
<i>Sharon ...</i>	10/8/03

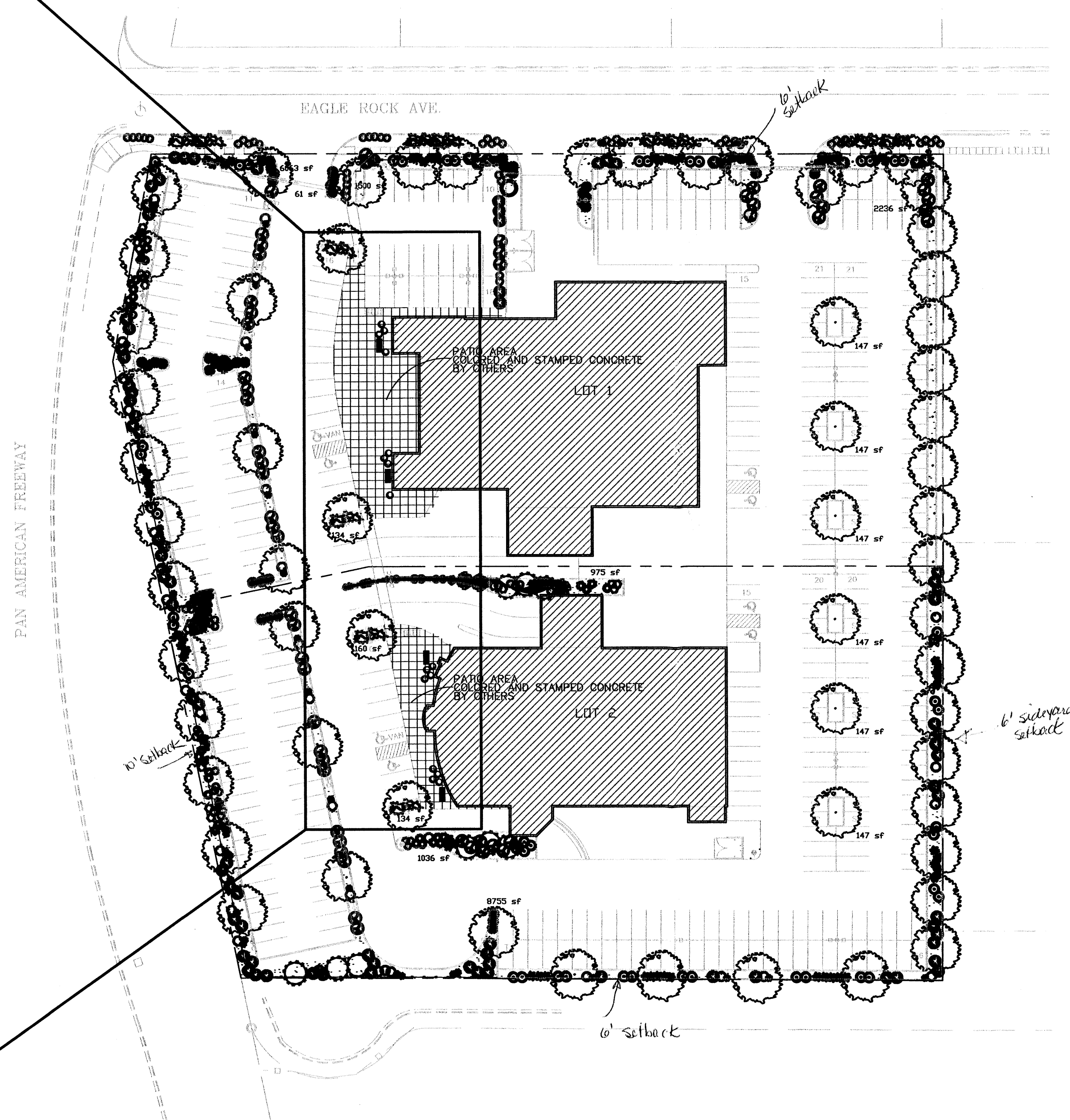
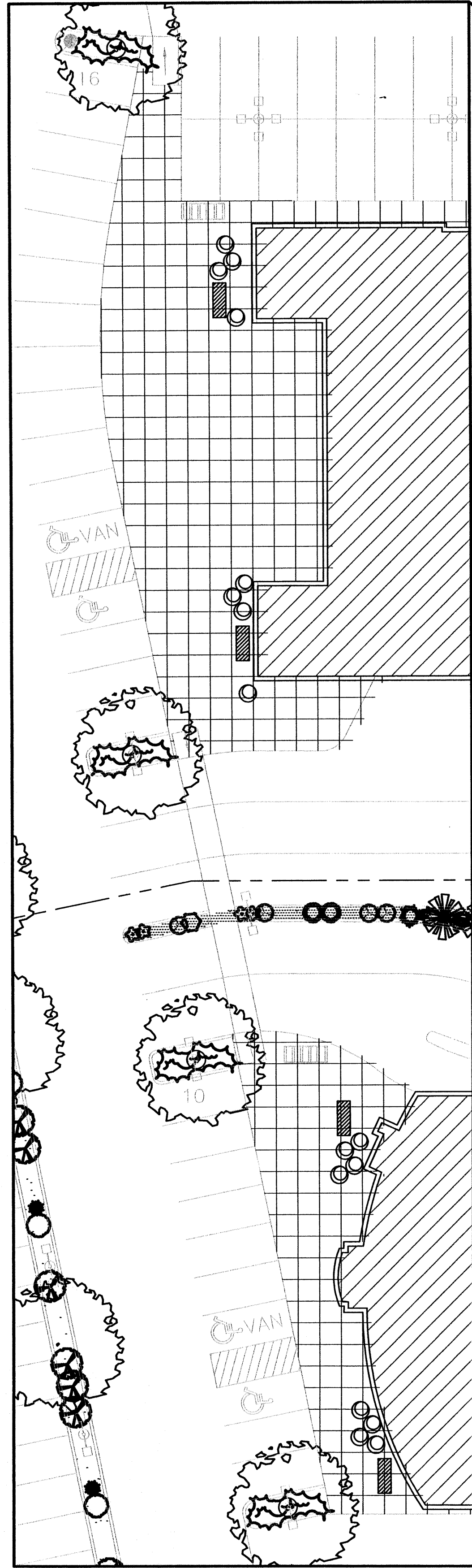
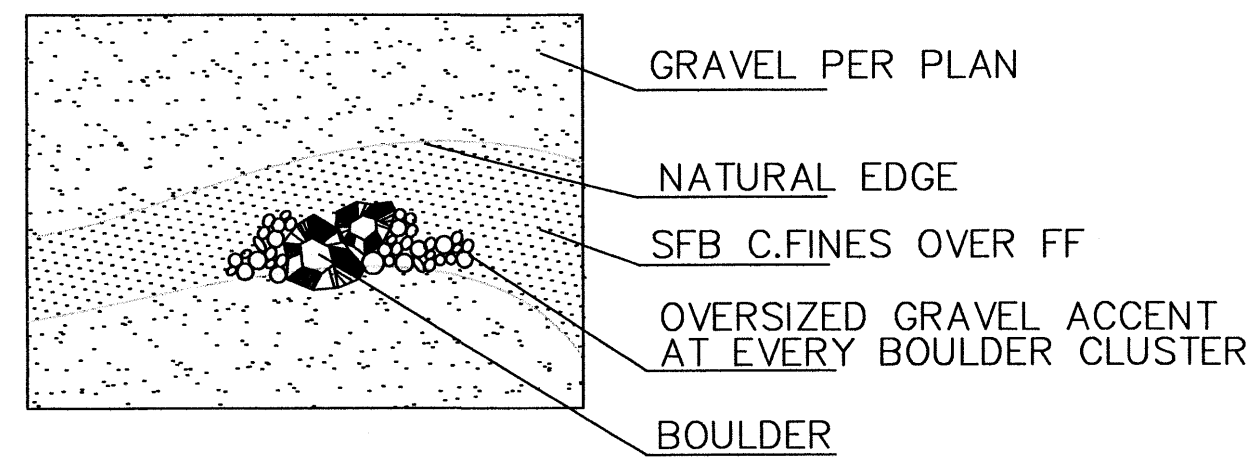
AFD PLANS CHECKING OFFICE
924-3611
APPROVED/DISAPPROVED
HYDRANT(S) ONLY
R.C. ... 9-9-03
SIGNATURE & DATE



ENGINEER'S SEAL	PREMIER MOTORCARS	DRAWN BY: BJF
	SITE PLAN FOR BUILDING PERMIT	DATE: 9/4/03
		2282SPB-8-22-03x
TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100		SHEET #
		C1
		JOB #
		220082

1002201

GRAVEL ACCENT DETAIL



PLANT LEGEND

- ASH (H) AND HONEY LOCUST (H) 62
Fraxinus pennsylvanica
Gleditsia triacanthos
2" Gal.
- VITEX (L) 13
Vitex angustifolia
15 Gal.
- PINON PINE (M) 1
Pinus edulis
6"-8"
- PALM YUCCA (L) 8
- RED YUCCA (L) 49
Hesperaloe parviflora
5 Gal.
- MAIDENGRASS (M) 54
Miscanthus sinensis
5 Gal. 16sf
- RUSSIAN SAGE (M) 52
Perovskia atriplicifolia
5 Gal.
- APACHE PLUME (L) 39
Fallugia paradoxa
5 Gal. 25sf
- BLUE MIST SPIREA (M) 35
Caryopteris clandonensis
5 Gal.
- LANAS/ SCOTCH BROOM (M) 28
Cytisus scoparius/
Genista hispanica
5 Gal.
- ROSEMARY (M) 22
Rosmarinus officinalis
2 Gal. 36sf
- POTENTILLA (M) 32
Potentilla fruticosa
2 Gal.
- AUTUMN SAGE (M) 31
Salvia greggii
2 Gal. 9sf
- HONEYSUCKLE (M) 54
Lonicera sempervirens
1 Gal. 200sf
Unstaked-Groundcover
- CHAMISA (L) 94
Chrysothamnus nauseosus
1 Gal. 25sf
- WILDFLOWER 97
1 Gal. 4sf
- ORNAMENTAL POT WITH
PLANT MATERIAL AND
ANNUAL COLOR 16
- BENCH 4
- GREYLEAF COTONEASTER 13
Cotoneaster buxifolius
5 Gal.
- OVERSIZED GRAVEL
& 10 BOULDERS
- NATURAL EDGE
- GREY GRAVEL
WITH FILTER FABRIC

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 Water Waste Ordinance planting restriction approach.

Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance. Water management is the sole responsibility of the Property Owner.

All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Plant beds shall achieve 75% live ground cover at maturity.

Grey Gravel over Filter Fabric shall be placed in all landscape areas which are not designated to receive native seed.

Exact locations of benches and ornamental pots to be determined.

IRRIGATION NOTES:

Irrigation shall be a complete underground system with Trees to receive (5) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH 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.

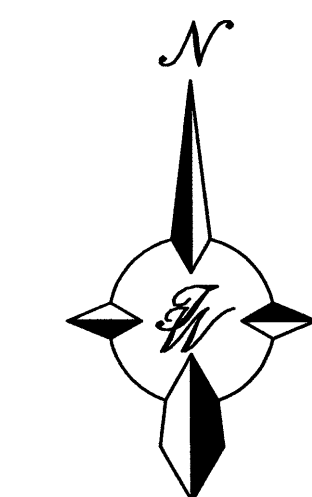
Irrigation will be operated by automatic controller. Location of controller to be field determined and power source for controller to be provided by others.

Irrigation maintenance shall be the responsibility of the Property Owner.

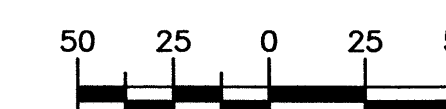
Planting in Ornamental pots to be hand watered.

LANDSCAPE CALCULATIONS

NET LANDSCAPE AREA	LOT 1	LOT 2	
TOTAL LOT AREA	125,092	111,526	square feet
TOTAL BUILDINGS AREA	24,300	18,900	square feet
OFFSITE AREA	2,312	0	square feet
NET LOT AREA	98,480	92,626	square feet
LANDSCAPE REQUIREMENT	15%	15%	
TOTAL LANDSCAPE REQUIREMENT	14,772	13,894	square feet
TOTAL LANDSCAPE PROVIDED	18,160	13,898	square feet
TOTAL BED PROVIDED (PERVIOUS)	12,225	11,501	square feet
TOTAL PATIO PROVIDED (IMPERVIOUS)	5,935	2,397	square feet

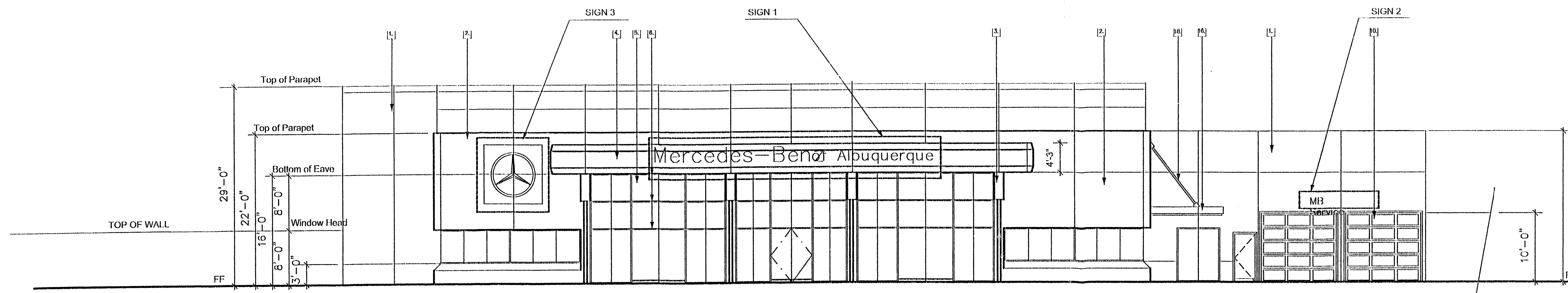


GRAPHIC SCALE

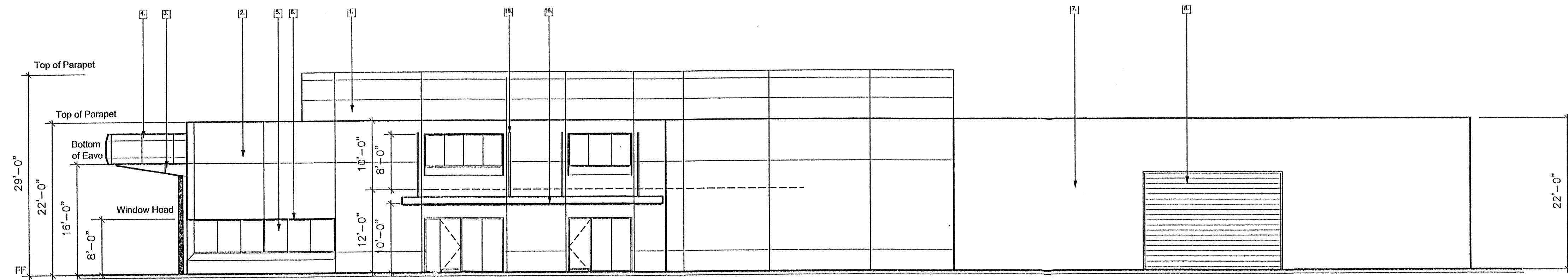


SCALE: 1"=50'

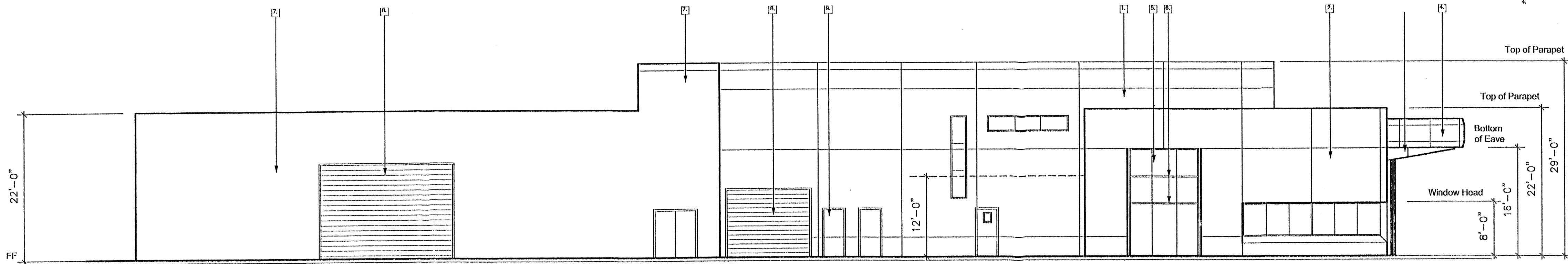
LANDSCAPE ARCHITECT'S SEAL	PREMIER MOTORCARS	DRAWN BY CMD
	LANDSCAPE PLAN	DATE 8-25-03
JAMES DEFLOM #0007	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	HT-LS-01
		SHEET # -
		JOB # 220082



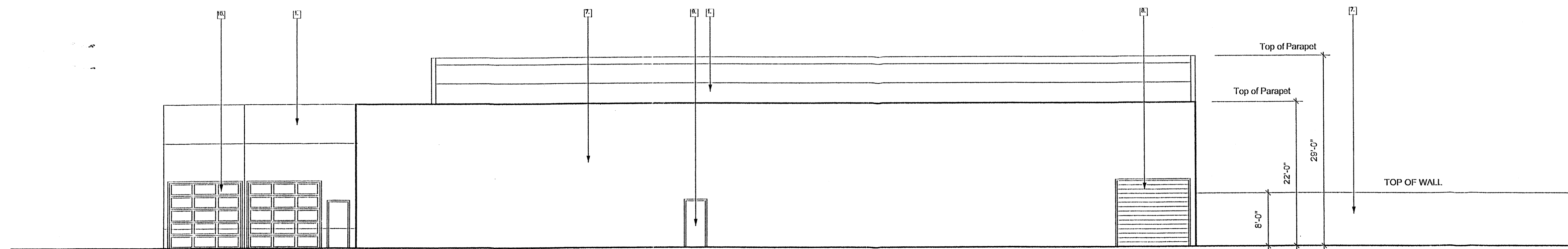
FRONT ELEVATION



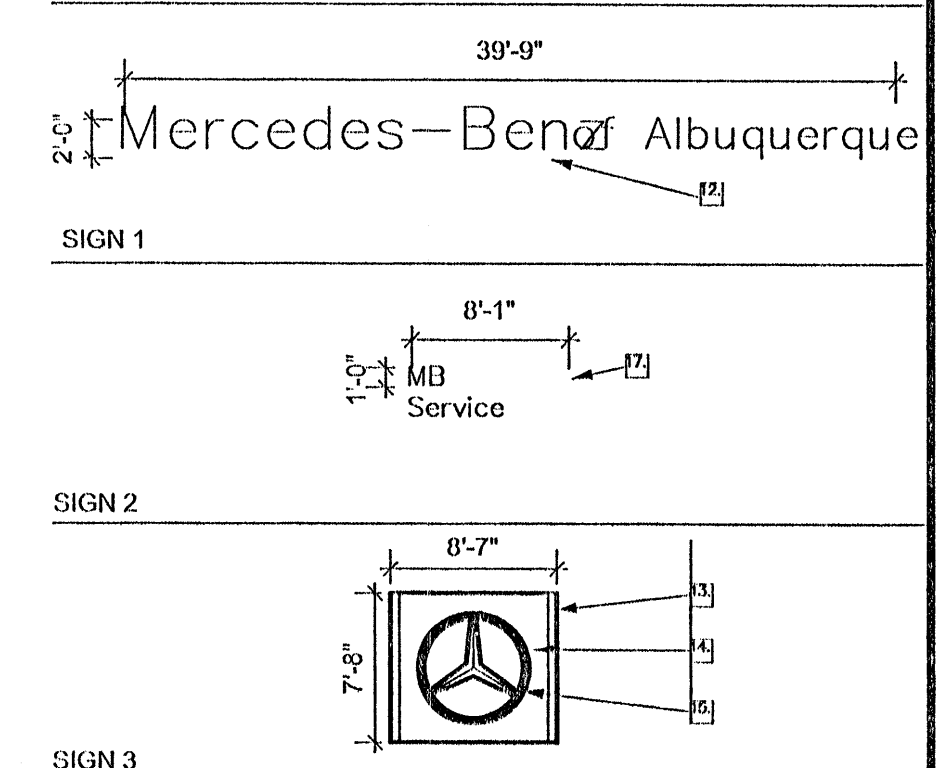
SOUTH ELEVATION



NORTH ELEVATION

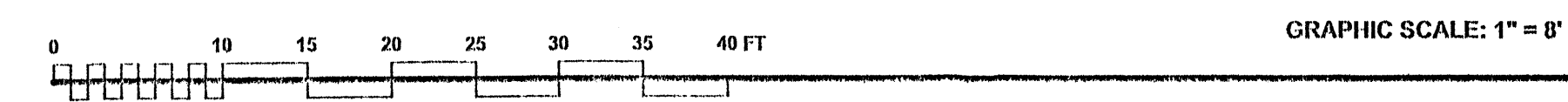


EAST ELEVATION



EXTERIOR MATERIALS

Number	Material	Color
1.	EIFS 1	Light Grey
2.	EIFS 2	Medium Grey
3.	EIFS 3	Dark Grey
4.	Composite Metal Panels	Grey
5.	Glass	Clear
6.	Aluminum Storefront	Clear
7.	Precision Concrete Block	Light Grey
8.	Metal Roll Up Door & Frame	Match Adjacent Surface
9.	Metal Door & Frame	Match Adjacent Surface
10.	Aluminum & Glass Door	Clear
11.	Acrylic Fascia	Mercedes Benz Blue
12.	Laser Routed Letters	Back Light
13.	Metallic Columns	Silver
14.	Aluminum	Blue
15.	Plastic	White - Back Light
16.	Steel Canopy	Dark Grey
17.	Channel Letters	Black
18.	Metal	Galvanized



PROJECT TITLE:
Premier Motors Albuquerque

Whitfield Associates, Inc.
architecture planning interior design
34189 Pacific Coast Hwy., Suite 201 + Dana Point, CA 92629
Phone: 949.234.1950
Fax: 949.234.1946

SHEET TITLE:
MERCEDES BENZ ELEVATIONS

PROJECT NUMBER: 22010

CONSTRUCTION DATE: _____ SHEET NUMBER: _____

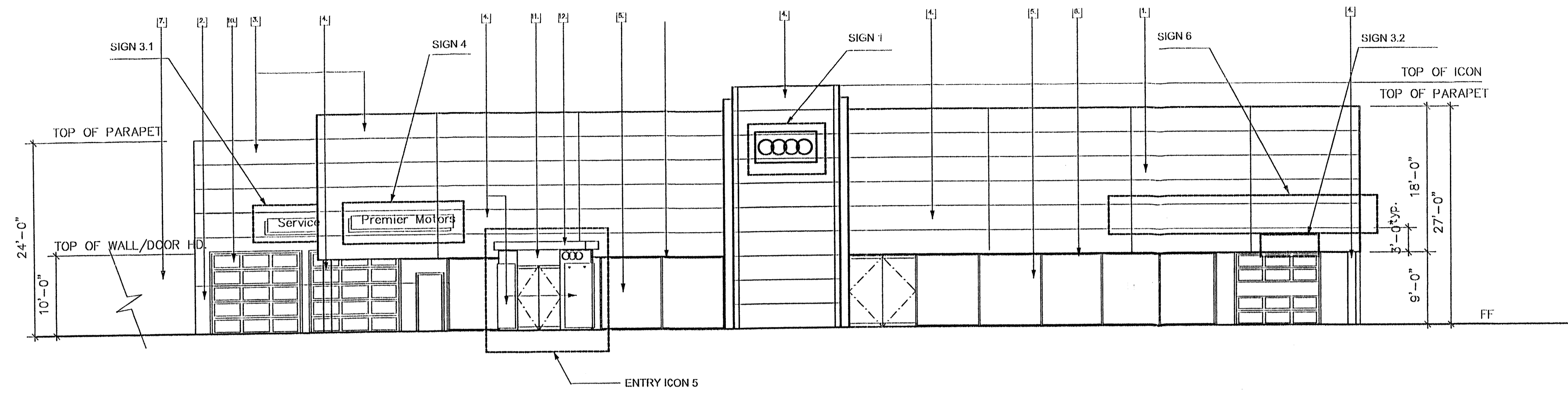
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DRAWN: _____

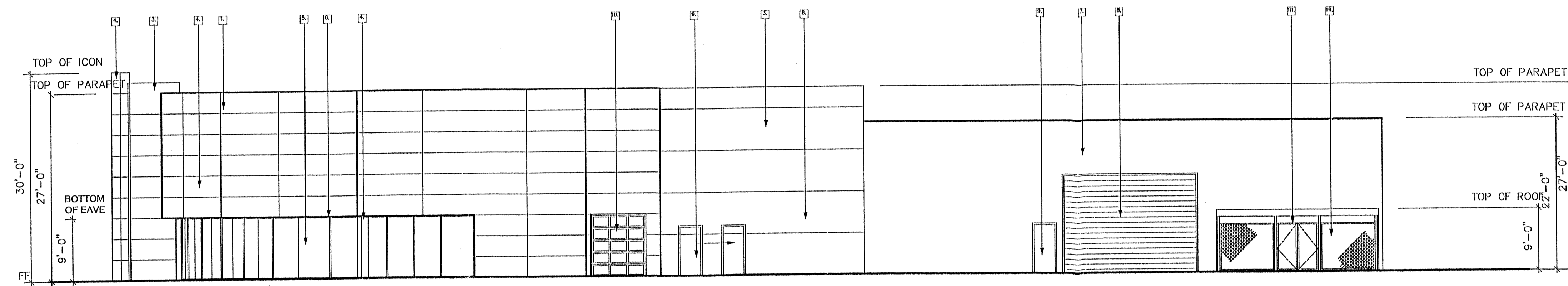
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C3

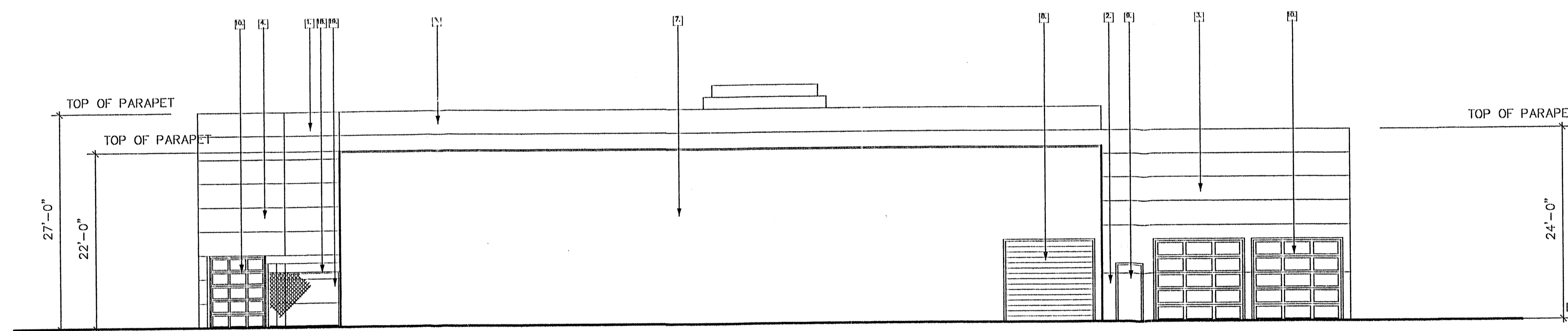
FRONT ELEVATION



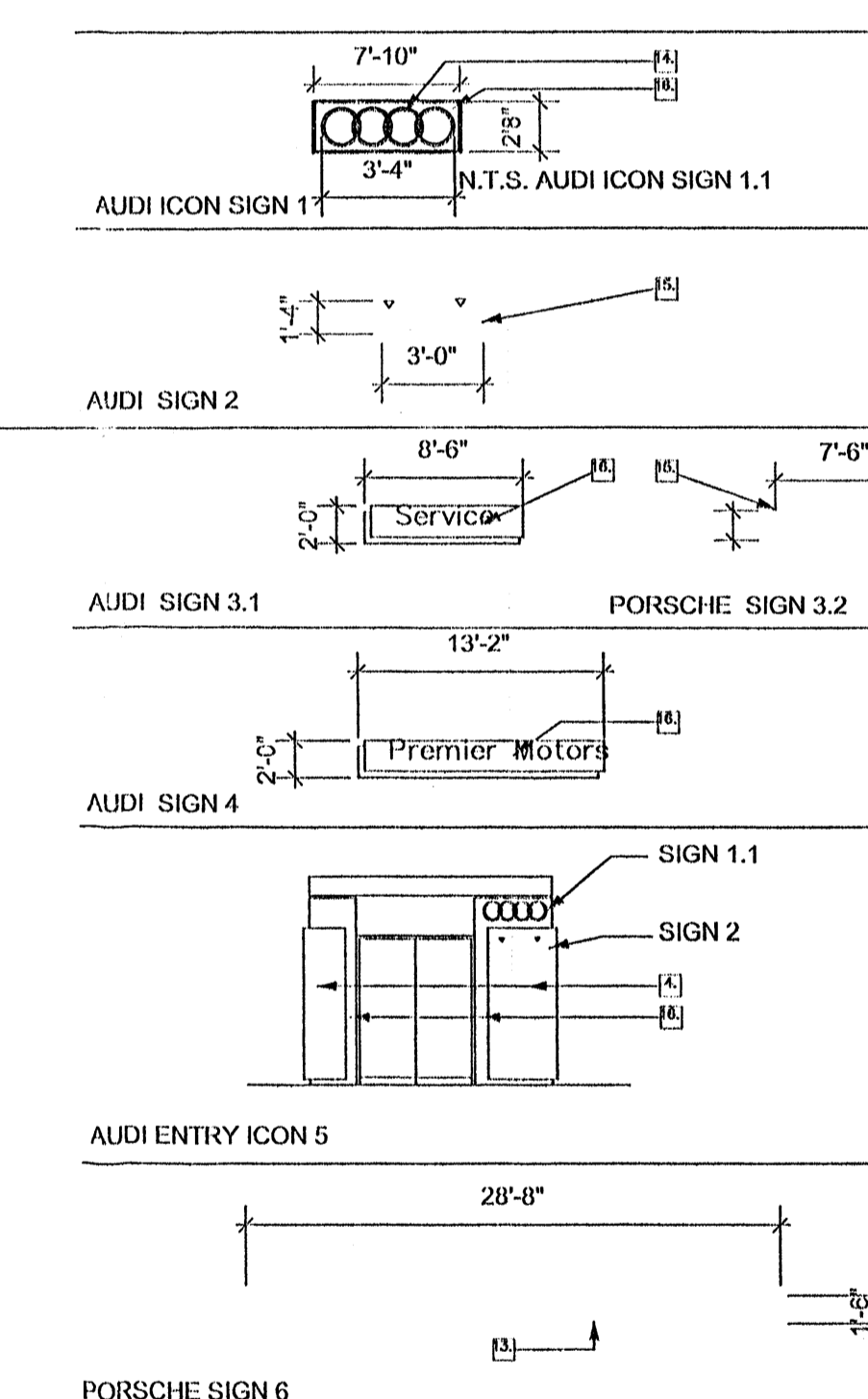
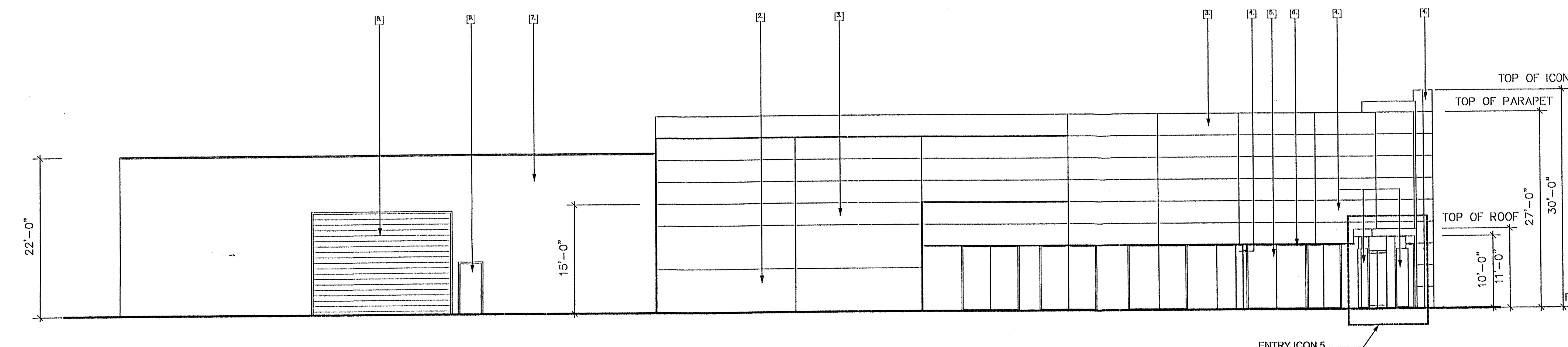
SOUTH ELEVATION



EAST ELEVATION



NORTH ELEVATION



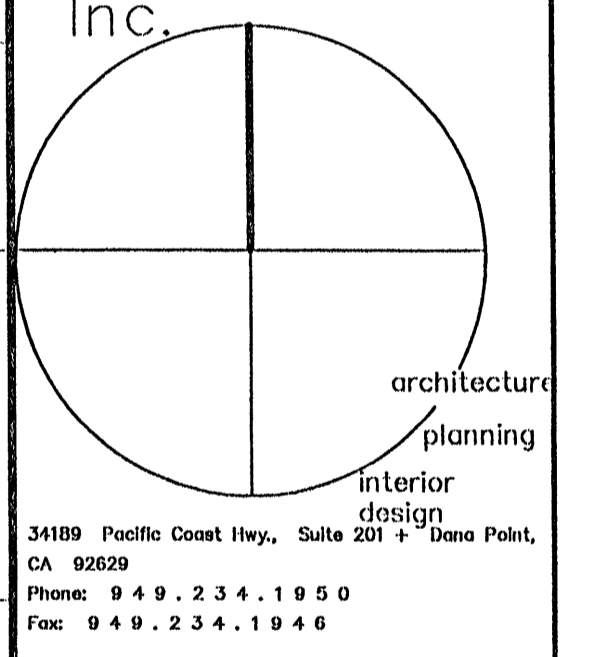
EXTERIOR MATERIALS

Number	Material	Color
1.	EIFS 1	#631 Silver
2.	EIFS 2	#618 Antique White
3.	EIFS 3	#310 China White
4.	Composite Metal Panels	Grey
5.	Glass	Clear
6.	Aluminum Storefront	Clear
7.	Precision Concrete Block	#310 China White
8.	Metal Roll Up Door & Frame	Match Adjacent Surface
9.	Metal Door & Frame	Match Adjacent Surface
10.	Aluminum & Glass Door	Clear
11.	Anodized Break Metal	Black
12.	Anodized Break Metal	Clear
13.	Channel Letters	Red PMS 201 C
14.	Aluminum	Brushed
15.	Channel Letters	Red Pantone 186c
16.	Paint	Black
17.	Paint	White
18.	Metal	Galvanized
19.	Chain Link	Galvanized



PROJECT TITLE:
Premier Motors
 Albuquerque

Whitfield Associates, Inc.



SHEET TITLE:
AUDI PORSCHE ELEVATIONS

PROJECT NUMBER: 22010

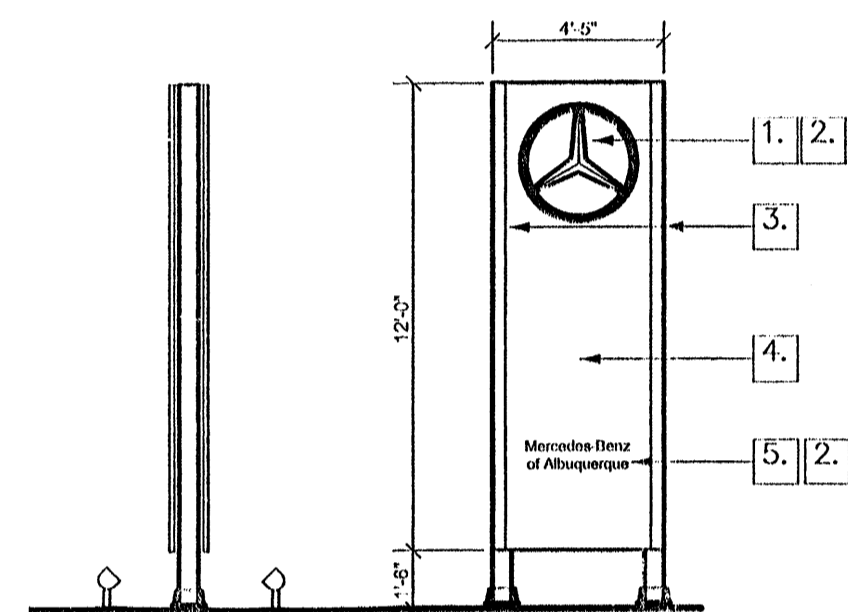
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SCALE: AS NOTED

DRAWN:

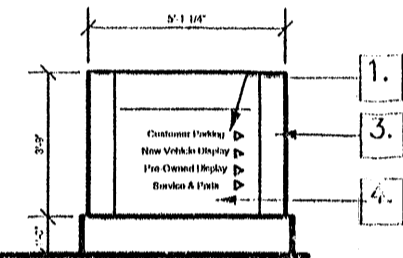
PLOT: ##.##.##

C4



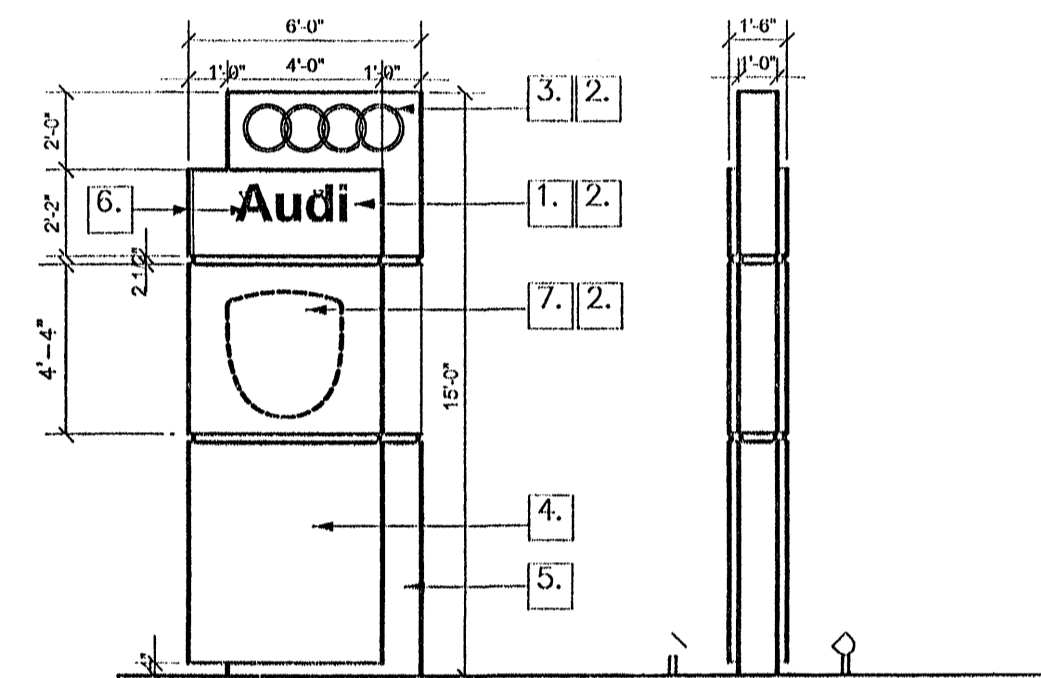
1. Internally illuminated white plastic
2. Double sided
3. Tubular silver steel columns
4. Metallic blue alum. face panel
5. Surface mounted reflective plastic lettering

Brand Sign A



1. Internally illuminated white plastic
2. Double sided
3. Tubular silver steel columns
4. Metallic blue alum. face panel
5. Surface mounted reflective plastic lettering

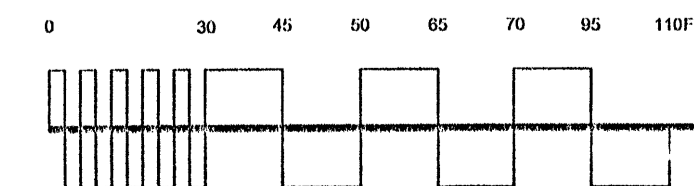
Directional Sign A.1



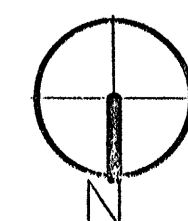
1. Internally illuminated top section
2. Double sided
3. Chrome
4. Alucabond
5. Grey
6. Red
7. Porsche Icon

Brand Sign B

All signs are subject to manufacturers approval and update

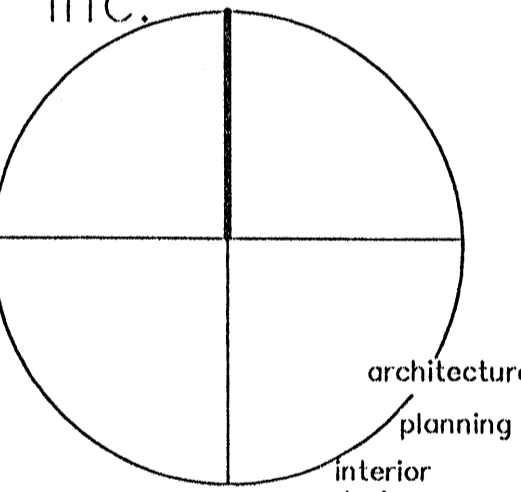


GRAPHIC SCALE: 1" = 30'



PROJECT TITLE:
Premier
Motors
Albuquerque

Whitfield
Associates,
Inc.



architecture
planning
interior
design
34189 Pacific Coast Hwy., Suite 201 • Dana Point, CA 92629
Phone: 949.234.1950
Fax: 949.234.1946

SHEET TITLE:
SIGN DETAIL

PROJECT NUMBER: 22010

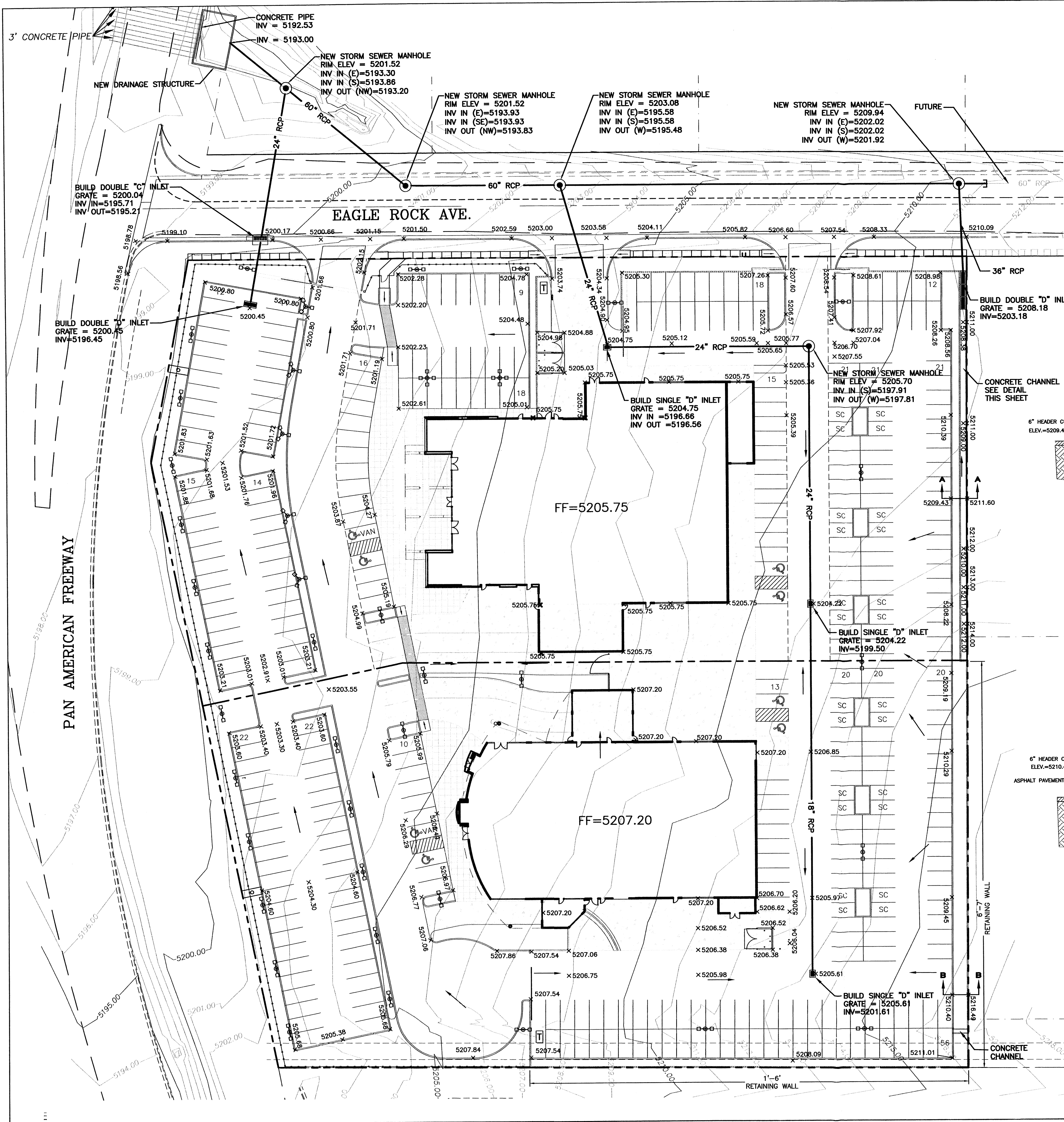
CONSTRUCTION
ISSUE DATE:

SCALE: AS NOTED

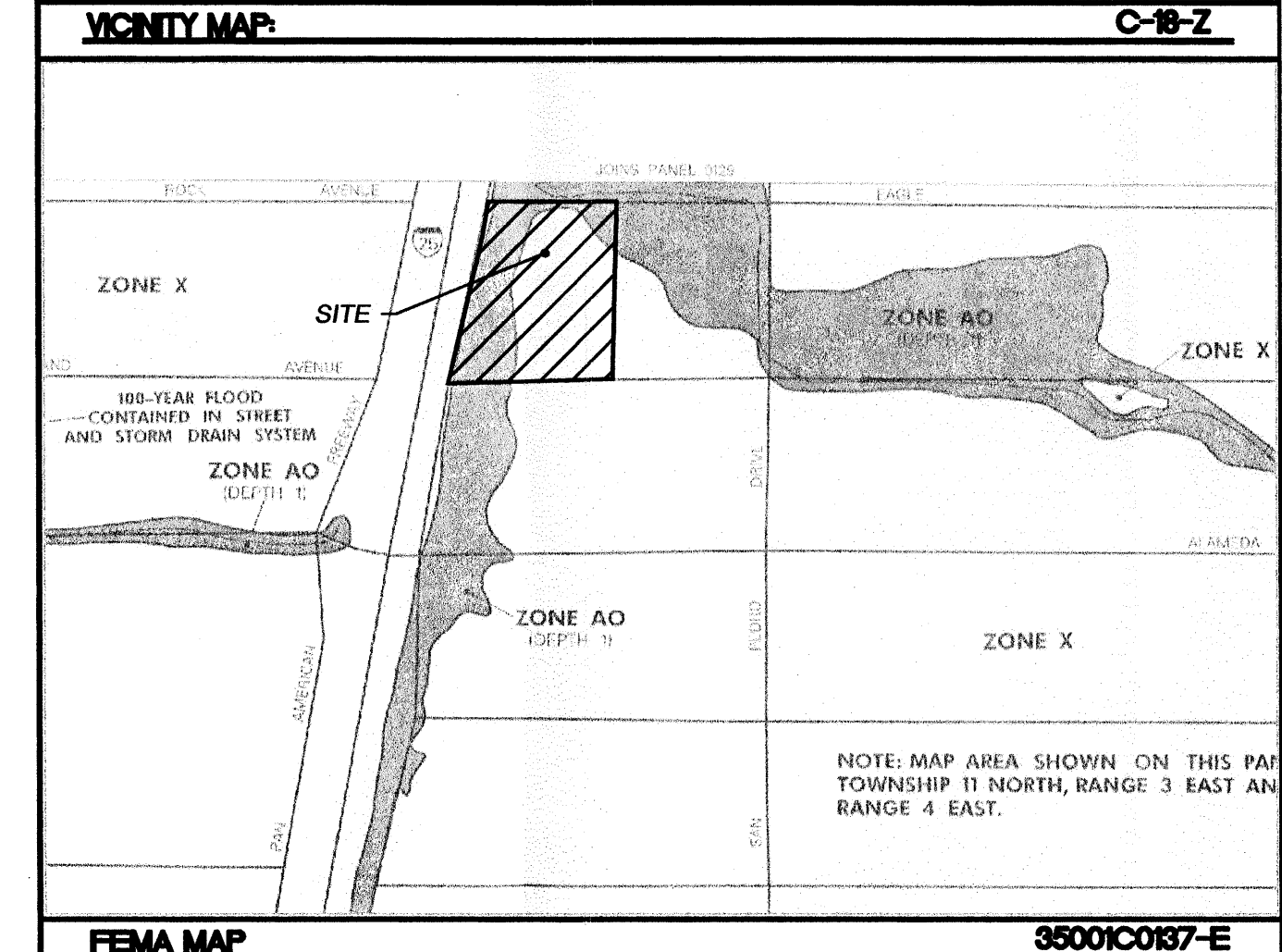
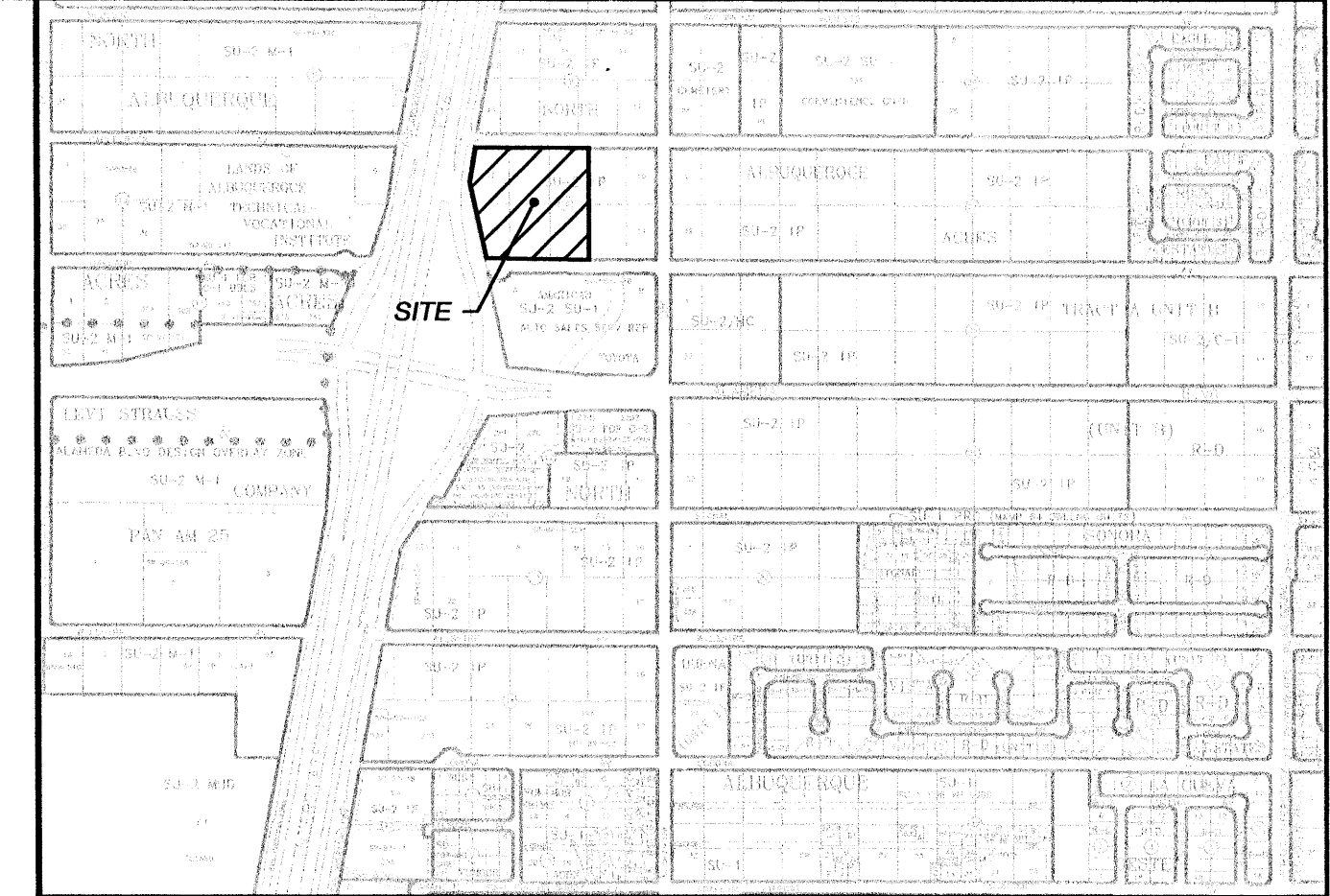
DRAWN:

PLOT: ##.##.##

C5



- 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.

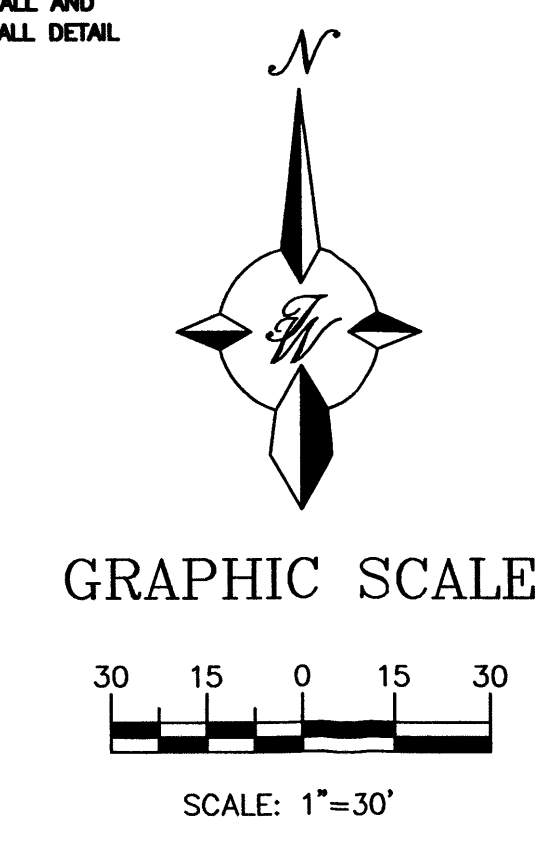


LEGAL DESCRIPTION
LOTS 12, 13, 14, 19, 20 & 21 NORTH ALBUQUERQUE ACRES TRACT A UNIT B

- NOTES:**
1. ALL SPOT ELEVATIONS ARE AT FLOWLINE UNLESS NOTED.
 2. REFER TO THE GEOTECHNICAL REPORT AND STRUCTURAL PLANS FOR ALL GROUND WORK PREPARATIONS.
 3. ALL CURBWORK TO BE 6" HEADER CURB, UNLESS OTHERWISE NOTED.
 4. ADD 0.50' TO FLOWLINE ELEVATIONS FOR TOP OF CURB
 5. ZERO CURB SHOWN AS DASHED LINE AROUND BLDG

LEGEND	DESCRIPTION
○	EXISTING SAS MANHOLE
— EX. 8" SAS —	EXISTING SANITARY SEWER LINE
— 8" SAS —	PROPOSED SANITARY SEWER LINE
⊗	EXISTING VALVE W/BOX
⊙	EXISTING FIRE HYDRANT
— EX. 16" WL —	EXISTING WATER LINE
⊕	PROPOSED METER
⊗	PROPOSED VALVE W/BOX
— 8" WL —	PROPOSED WATER LINE
—	PROPOSED HEADER CURB
—	PROPOSED CURB & GUTTER
—	BOUNDARY LINE
—	EASEMENT
—	PROPOSED SIDEWALK
—	CENTERLINE

ROUGH GRADING APPROVAL



	PREMIER MOTORCARS	DRAWN BY B/JF DATE 9/4/03 2282GRB-8-22-03x
	GRADING AND DRAINAGE PLAN TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # C6 JOB # 220082

