

KEYED NOTES:

- ① NEW 6 FT. OR 8 FT. SIDEWALK, PER DRAWING
- ② NEW CONCRETE CURB/GUTTER
- ③ 6 FT. HIGH BLACK WROUGHT IRON SECURITY FENCE WITH MOTORIZED GATE
- ④ AGENCY SIGNS, DETAIL TO BE SUBMITTED TO CITY FOR APPROVAL
- ⑤ 6 FT. HIGH BLACK WROUGHT IRON SECURITY FENCE
- ⑥ SMOKING AREA WITH DISPOSAL CONTAINER
- ⑦ N/A
- ⑧ BUILDING LIGHTING IN ACCORDANCE WITH CITY OF ALBUQUERQUE (COA) CODE: THERE IS NO POLE LIGHTS
- ⑨ 70 WATT METAL HALIDE WALL PACKS, 45° DOWN-ANGLE SHIELD, MOUNTED 14 FEET ABOVE GROUND WITH NO GREATER THAN 1,000 FOOTLAMBERTS AT PROPERTY LINE AND NO GREATER THAN 200 FOOTLAMBERTS FROM RESIDENTIAL AREAS
- ⑩ REFUSE CONTAINER AND ENCLOSURE PER COA CODE
- ⑪ EXISTING FIRE HYDRANT
- ⑫ NO EXISTING SEWER OR WATER LINES, LINE EXTENSION TO BE PLACED IN PROPOSED 25 FT. UTILITY EASEMENT
- ⑬ 10 TO 12 SPACE BICYCLE RACK PER COA CODE
- ⑭ PROPOSED 6 FT. SIDEWALK TO MATCH EXISTING RIGHT-OF-WAY SIDEWALK
- ⑮ PROPOSED WATER LINE AND CONNECTION POINT
- ⑯ PROPOSED SEWER LINE AND CONNECTION POINT
- ⑰ ADA PEDESTRIAN ACCESS
- ⑱ DO NOT ENTER SIGN
- ⑲ NM ENVIRONMENT PARKING ONLY SIGN AND ONE WAY TRAFFIC SIGN
- ⑳ SIGNS DIRECTING CUSTOMERS TO FRONT ENTRANCE
- ㉑ PEDESTRIAN GATE
- ㉒ 5' OR 8' COLORED CONCRETE WITH TEXTURED FINISH TO SIMULATE STONE.
- ㉓ MINIMUM 19 X 20 = 380 SF PATIO WITH COVER AND PATIO FURNITURE
- ㉔ 8' BENCH
- ㉕ All spaces compact / to be labeled on pavement.

GENERAL NOTES:

- ① LANDSCAPING TO CONSIST OF XERISCAPE PLANTINGS AND AUTOMATIC MICRO DRIP IRRIGATION SYSTEM IN COMPLIANCE WITH C.O.A. LANDSCAPING CODE AND RFP REQUIREMENTS.
- ② BUILDING COLORS TO BE OFF WHITE AND DARK TAN WITH GREEN COLORED WINDOW AWNINGS.
- ③ ARCHITECTURAL BUILDING SIGN TO BE WHITE BLOCK LETTERS MAXIMUM 8" HEIGHT.

LEGAL DESCRIPTION: LOT 1, JJ SUBDIVISION CITY OF ALBUQUERQUE, NEW MEXICO COUNTY OF BERNALILLO

PROPOSED USE: STATE OF NEW MEXICO, OFFICE BUILDING SINGLE STORY

CURRENT ZONING: SU-1 FOR C-1

UTILITY ACCESS: ALL UTILITIES ARE AVAILABLE AT THE PROPERTY BOUNDARY LINES.

Parking, Regular: Required per COA Code: 20,017/200=100 Spaces (1 Space/200 S.F.)
Provided: 114 Spaces (Excess parking due to the requirement of Public Hearing for the State of New Mexico.)

Parking, Handicap: Required by COA Code: 4 Spaces (with 51 to 100 req. prkng. spcs.)
Provided: 4 Spaces

Bicycle Racks: Required by COA Code: 5 Spaces (with 60 to 80 req. prkng. spcs.)
Provided: 20 Spaces

Phasing: There will be no phasing plan in this project.

PROJECT NUMBER: 1002475
Application Number: 04-00984

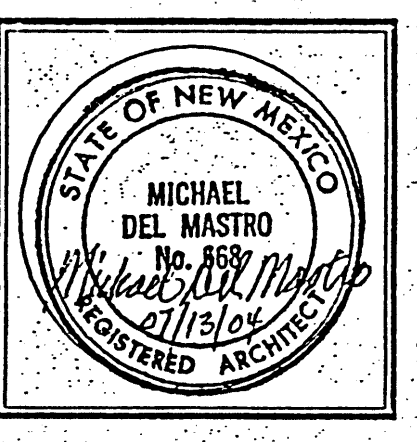
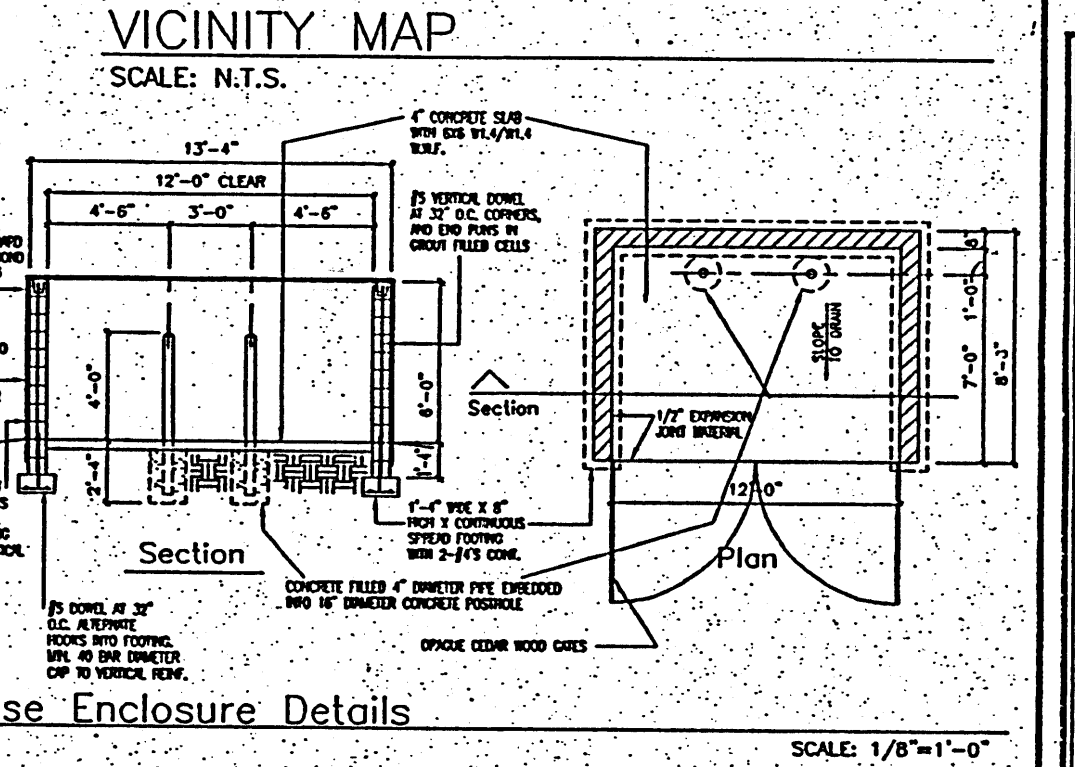
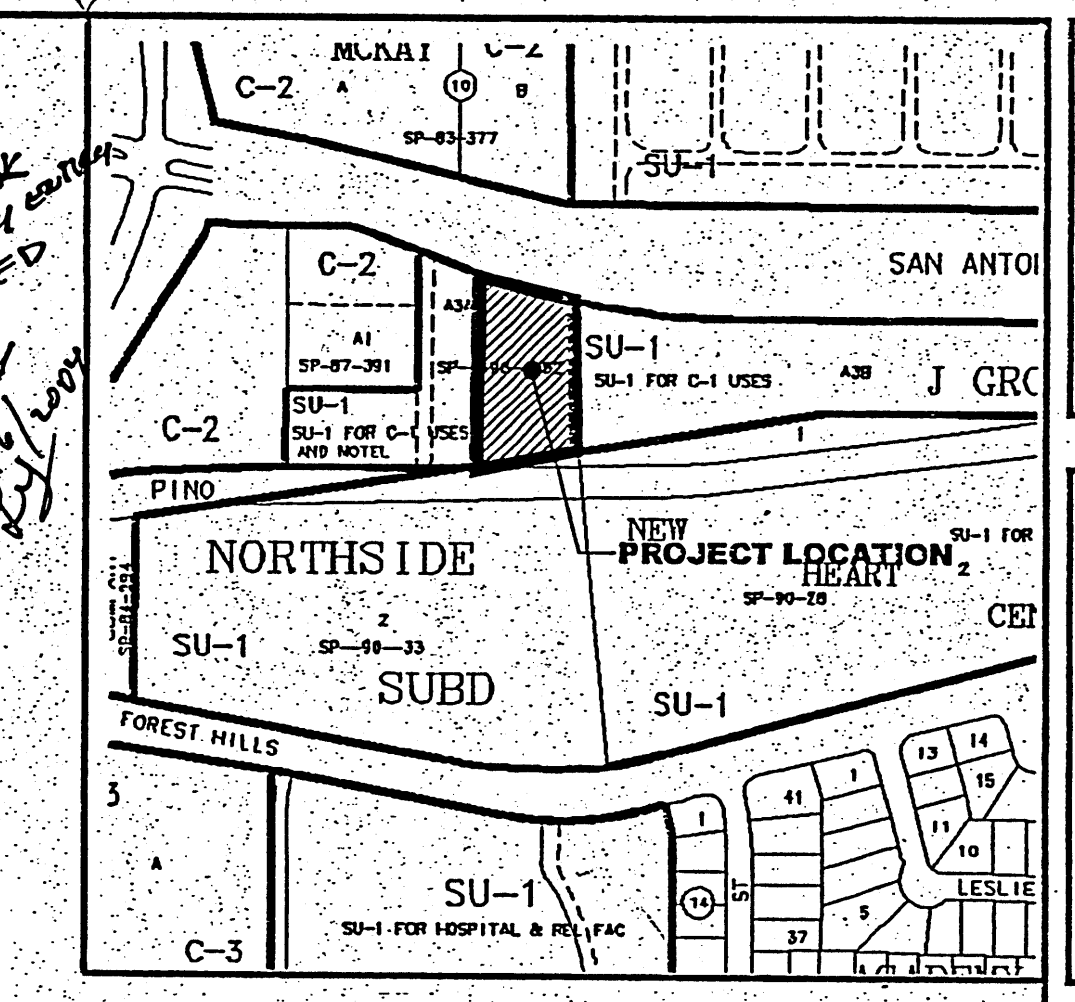
Is an Infrastructure List required? (X) Yes () No If yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DRB SITE PLAN FOR BUILDING PERMIT SIGNOFF APPROVAL:

<i>Shull ss</i>	9-28-04
Traffic Engineering, Transportation Division	Date
<i>Roger A. Green</i>	7-14-04
Utilities Development	Date
<i>Christina Sandoval</i>	7/14/04
Parks and Recreation Department	Date
<i>Bradley L. Behm</i>	7/14/04
City Engineer	Date
<i>N/A</i>	9/28/04
Environmental Health Department	Date
<i>Michael Holton (requires double enclosure)</i>	9-28-04
Solid Waste Management	Date
<i>Ashlan V. Matson</i>	9/28/04
DRB Chairperson, Planning Department	Date

"The subject property is located (near, on) a (former, existing) landfill. Due to the subject property being (on, near), a former landfill, certain precautionary measures may need to be ensure the health and safety of the public. Recommendations made by a professional engineer with expertise in landfills and landfill gas issues (as required by the most current version of the "Interim Guidelines for Development within 1000 Feet of Landfills") shall be consulted prior to development of the site"

Owner: *[Signature]* Date: *Sept 28, 2004*



JOB NO: _____
DATE: 12 July 2004
REVISIONS:

SITE PLAN FOR BUILDING PERMIT
Checked By: T. OTT
Drawn By: R. RODRIGUEZ

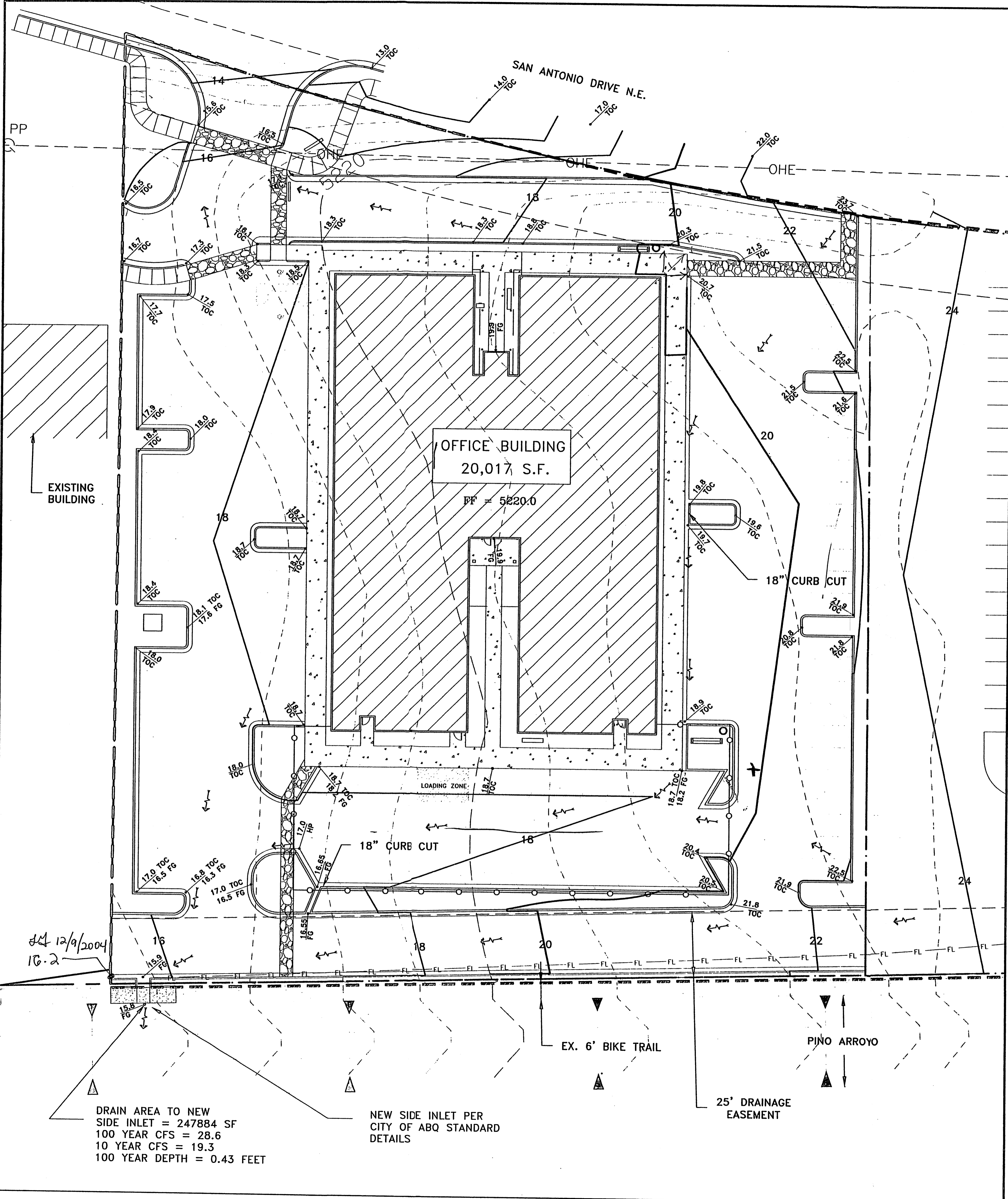
TIM OTT / DEVELOPER
PO BOX 35981
ALBUQUERQUE, N.M. 87176
(505) 250-4675

MICHAEL DEL MASTRO / ARCHITECT
7308 DELWOOD RD. NE / (505) 863-4929
ALBUQUERQUE, NEW MEXICO 87110

ENVIRONMENT DEPARTMENT
ALBUQUERQUE BUILDING
ALBUQUERQUE, NEW MEXICO

SHEET NO.
SP

#1002475 508P



STAKING NOTE

INFORMATION SHOWN IS FOR GRADING AND DRAINAGE ONLY AND IS NOT TO BE USED FOR STAKING PURPOSES. SEE SITE PLAN FOR ACTUAL LOCATION OF IMPROVEMENTS.

TOPOGRAPHY NOTE

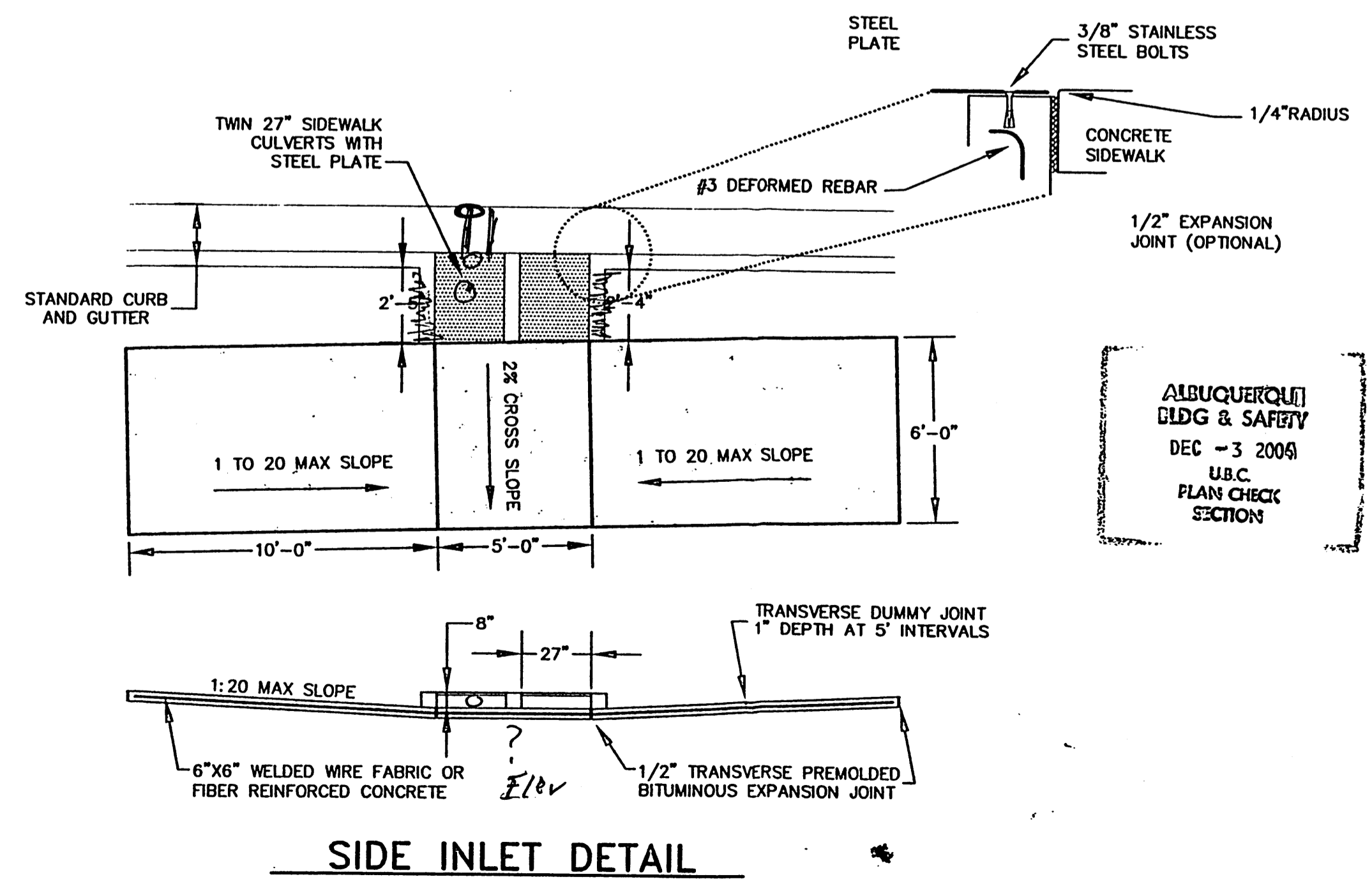
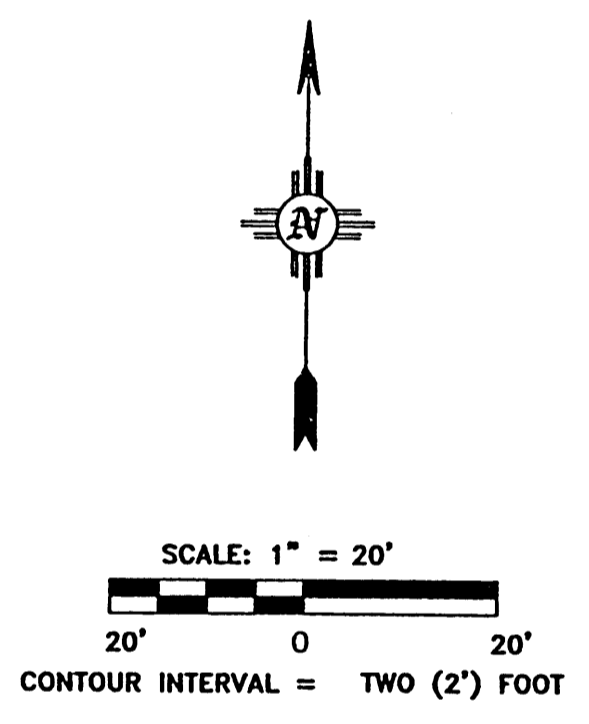
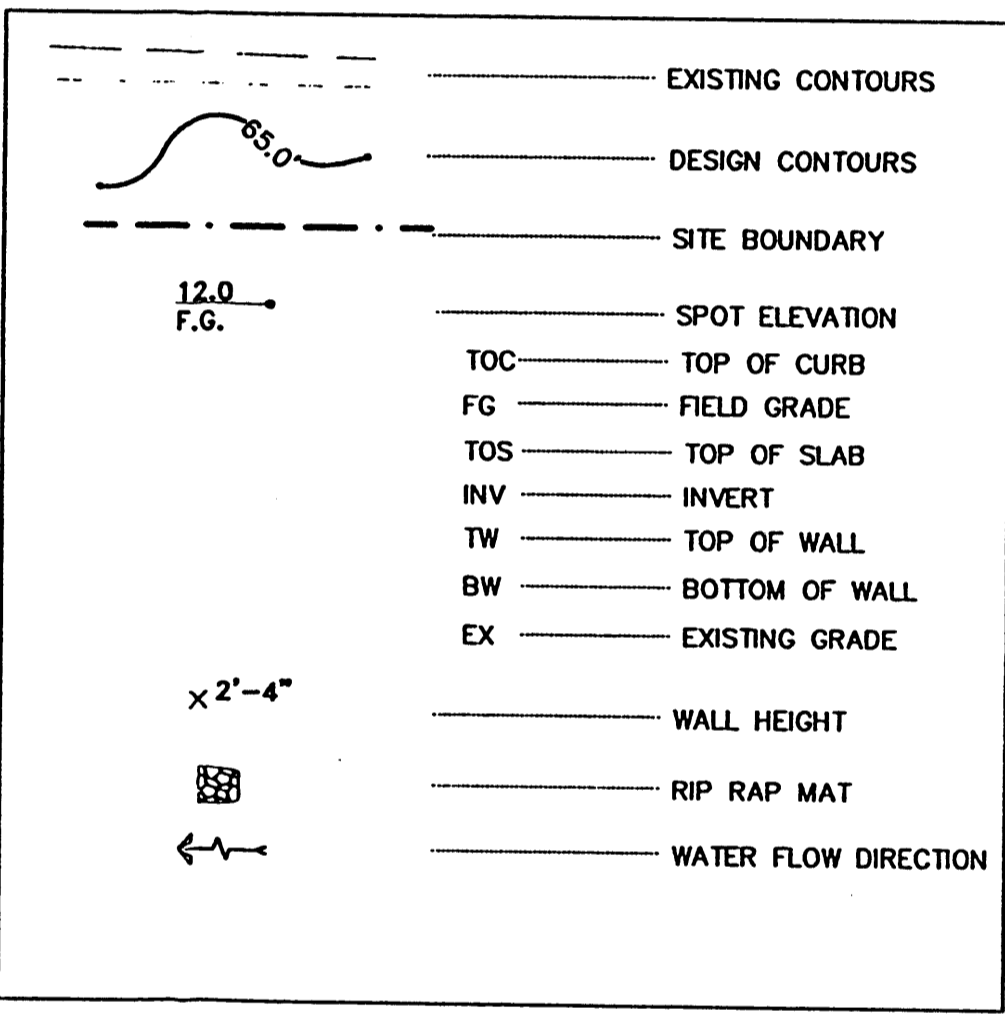
ALL EXISTING TOPOGRAPHIC SURVEY DATA SHOWN ON THESE PLANS HAS BEEN OBTAINED BY OTHERS. WALKER ENGINEERING HAS UNDERTAKEN NO FIELD VERIFICATION OF THIS INFORMATION, AND MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR.

UTILITY NOTE

IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THE DRAWING, THEY ARE SHOWN IN APPROXIMATE MANNER ONLY. UTILITY LINES MAY EXIST WHERE NONE ARE SHOWN. IF ANY SUCH EXISTING LINES ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE UTILITY OR PIPELINE COMPANY, THE OWNER, OR BY OTHERS. THE INFORMATION MAY BE INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES.

THE ENGINEER HAS UNDERTAKEN NO FIELD VERIFICATION OF THE LOCATION, DEPTH, SIZE OR TYPE OF EXISTING ABOVE AND UNDERGROUND UTILITIES, OR EXISTING PIPELINES. THE ENGINEER MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM HIMSELF OF THE LOCATION OF ANY EXISTING ABOVE AND UNDERGROUND UTILITIES, AND EXISTING PIPELINES, IN AND NEAR THE AREA OF THE WORK, IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY HIS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING ABOVE AND UNDERGROUND UTILITIES, AND EXISTING PIPELINES. THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES PERTAINING TO THE LOCATION OF THESE LINES IN PLANNING AND CONDUCTING EXCAVATION WORK.

LEGEND



Civil Engineering & Water Resources & Traffic Engineering
W.E. Walker Engineering
 905 Camino Sierra Vista, Santa Fe, NM 87501
 505-820-7990
 FAX 505-820-8539
 E-MAIL: civil@walkereng.net

No.	REVISION	BY	APP.	DATE

PROJECT:	02-224	DESIGNED BY:	A.E.R.
FILE:	02-224 GRADE	DRAWN BY:	C.D.A.
DATE:	12/9/04	CHECKED BY:	M.E.V.
SCALE:			AS NOTED

[Handwritten signature]

PROJECT: **LOT 1 JJ SUBDIVISION**
STATE OFFICE BUILDING
 SHEET TITLE: **GRADING AND DRAINAGE PLAN**

CITY REVIEW	DATE
DEPARTMENT	
WATER SERVICES	
SUBDIVISIONS ENG.	
STREETS	
TRAFFIC	
FIRE DEPARTMENT	

SHEET NO. **C-1**

12/9/2004
 16.2
 DRAIN AREA TO NEW SIDE INLET = 247884 SF
 100 YEAR CFS = 28.6
 10 YEAR CFS = 19.3
 100 YEAR DEPTH = 0.43 FEET

NEW SIDE INLET PER CITY OF ABQ STANDARD DETAILS