

Hope Evangelical Free Church

SANCTUARY ADDITION & REMODEL

4710 Juan Tabo NE, Albuquerque, New Mexico
MASTER SITE DEVELOPMENT PLAN

SIGNATURES

PROJECT NUMBER: 1003764

APPLICATION NUMBER: 04DRB-01720

THIS PLAN IS CONSISTENT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVED BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC), DATED NOVEMBER 19, 2004 AND THE FINDINGS AND CONDITIONS IN THE OFFICE NOTIFICATION OF DECISION ARE SATISFIED.

IS AN INFRASTRUCTURE LIST REQUIRED? () YES (X) 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.

APPROVED AS TO REQUIREMENTS

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION

Roger A. Green
UTILITY DEVELOPMENT

DATE 5-17-05

DATE 5/17/05

Christina Sandoval
PARKS AND CENTRAL SERVICES DEPT.

DATE 2/16/05

Bradley L. Bishop
CITY ENGINEER

DATE 2/16/05

N/A
ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)

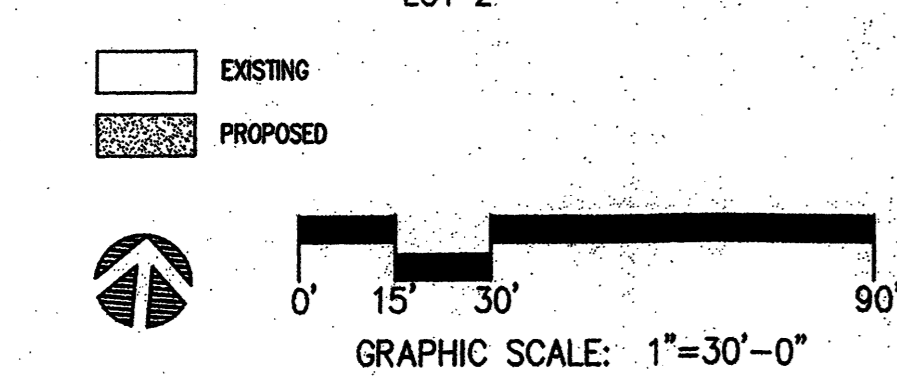
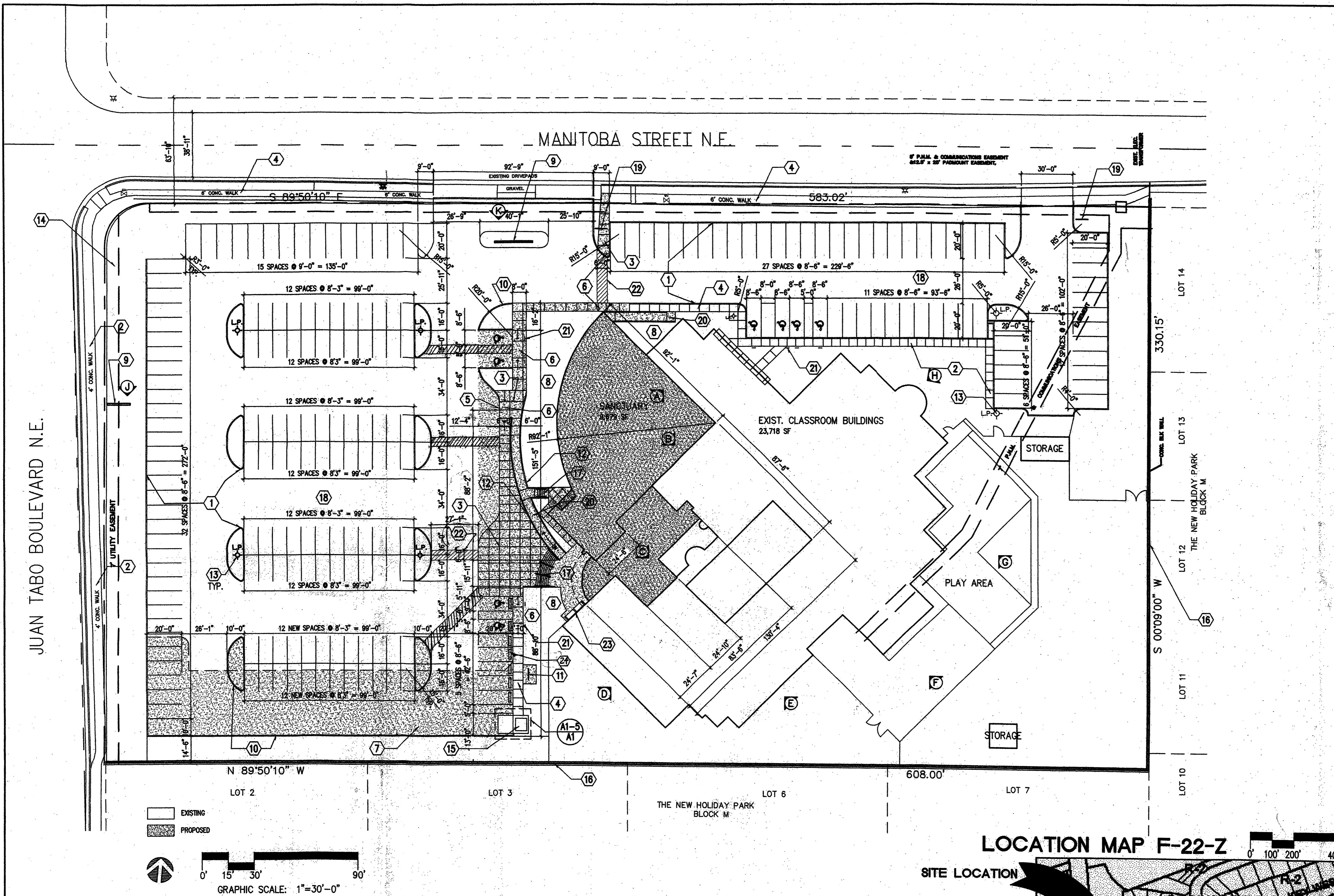
DATE

Bob Johnson
DRB CHAIR PERSON, PLANNING DEPARTMENT

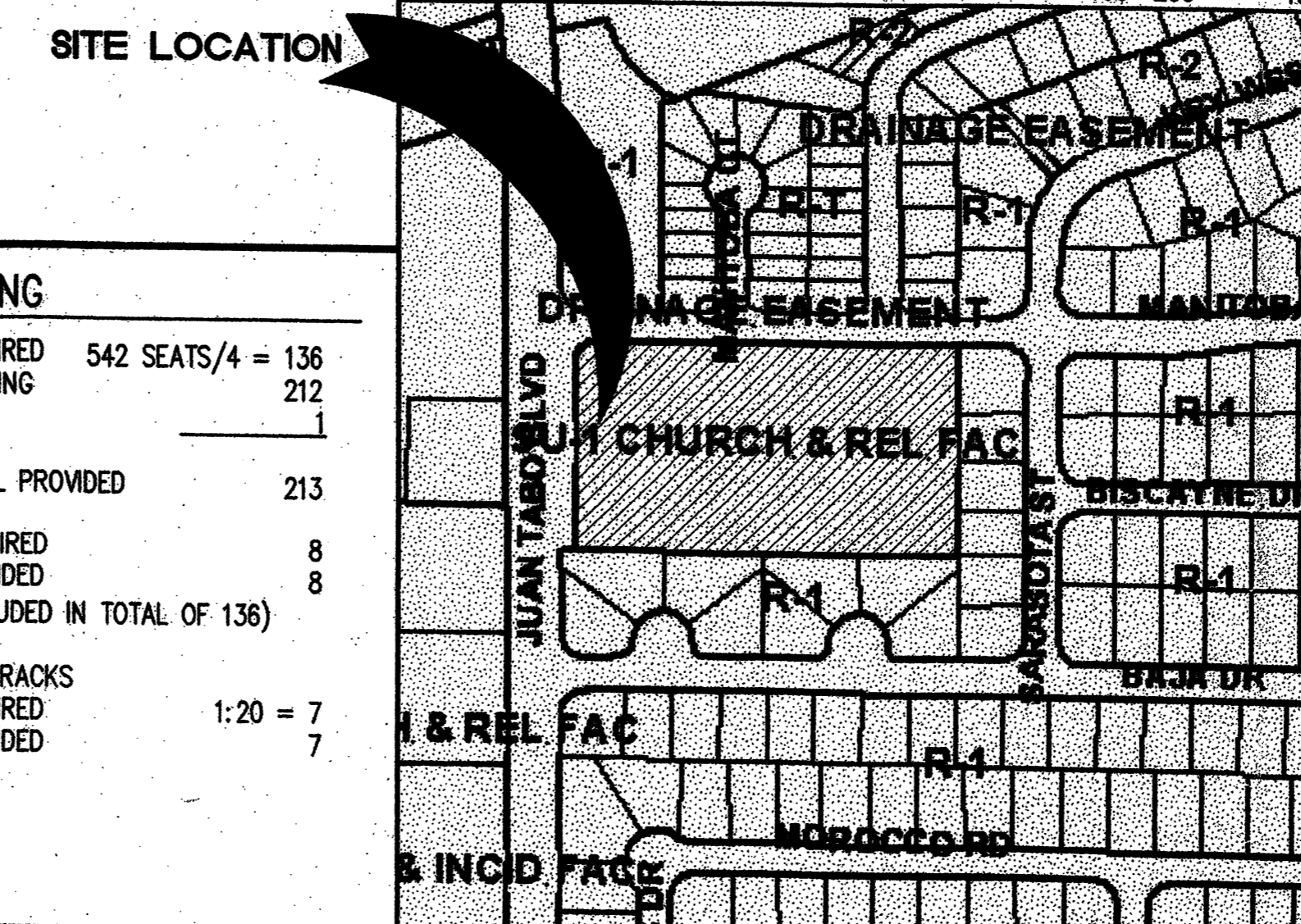
DATE 2/16/05

Joe White Solid Waste

DATE 2-7-05



LOCATION MAP F-22-Z



INDEX OF DRAWINGS

KEYED NOTES

- C1 MASTER SITE PLAN
- C201 OVERALL SITE GRADING PLAN
- C301 OVERALL SITE UTILITY PLAN
- L1 LANDSCAPING - MASTER SITE PLAN
- A1 ELEVATION PHOTOGRAPHS
- A2 ELEVATION SKETCHES AND DETAILS

LEGEND

- LP EXISTING LIGHT POLE
- FF FIRE HYDRANT
- A ELEVATION PHOTOGRAPHS, SEE SHEET A1

1. EXISTING CONCRETE CURB
2. 4' EXISTING CONCRETE SIDEWALK
3. NEW CONCRETE SLAB
4. EXISTING 6" CONCRETE SIDEWALK
5. FLUSH ACCESSIBLE SURFACE
6. CURB RAMP PER CITY STANDARDS
7. NEW ASPHALT PAVING
8. GRAVEL MULCH
9. EXISTING SIGNAGE
10. NEW CONCRETE CURB
11. NEW BICYCLE RACK-7 SPACES
12. NEW SOLID RETAINING WALL
13. EXISTING 22' PARKING LOT LIGHT
14. EXISTING 7" PUBLIC UTILITY EASEMENT
15. DUMPSTER, SEE DETAIL A5 ON SHT. A1
16. EXISTING WALL HEIGHT VARIES (APPROX. 6')
17. NEW CONCRETE STEPS & HANDRAILS
18. EXISTING ASPHALT PAVEMENT
19. NEW STOP SIGN
20. SLOPING SIDEWALK WITH GUARD RAIL
21. ACCESSIBLE PARKING SIGNAGE EACH SPACE
22. PEDESTRIAN CROSSING-3' MIN. WIDTH PAVEMENT STRIPING
23. OUTDOOR SEATING: 6 SEATS (2 COVERED) PER 14-16-3-18(C3)
24. CONCRETE PARKING BUMPERS

STRUCTURES

EXISTING: 23,718 SF
NEW ADDITION: 9,679
TOTAL DEVELOPMENT: 33,397 SF

LEGAL DESCRIPTION & SITE AREA

HOLIDAY PARK SUBDIVISIONS PARTS 7 AND 8, BERNALILLO COUNTY, NEW MEXICO
SITE AREA: 4.6 ACRES = 199,667 SF

PARKING

REQUIRED	542 SEATS/4 = 136
EXISTING	212
NEW	1
TOTAL PROVIDED	213
HC REQUIRED	8
PROVIDED	8
(INCLUDED IN TOTAL OF 136)	
BICYCLE RACKS	
REQUIRED	1:20 = 7
PROVIDED	7

A1	SITE MASTER PLAN
1"=30'-0"	A101

CIVIL ENGINEER

THE Group
4800 JUAN TABO BLVD, NE
ALBUQUERQUE, NEW MEXICO 87111
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SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

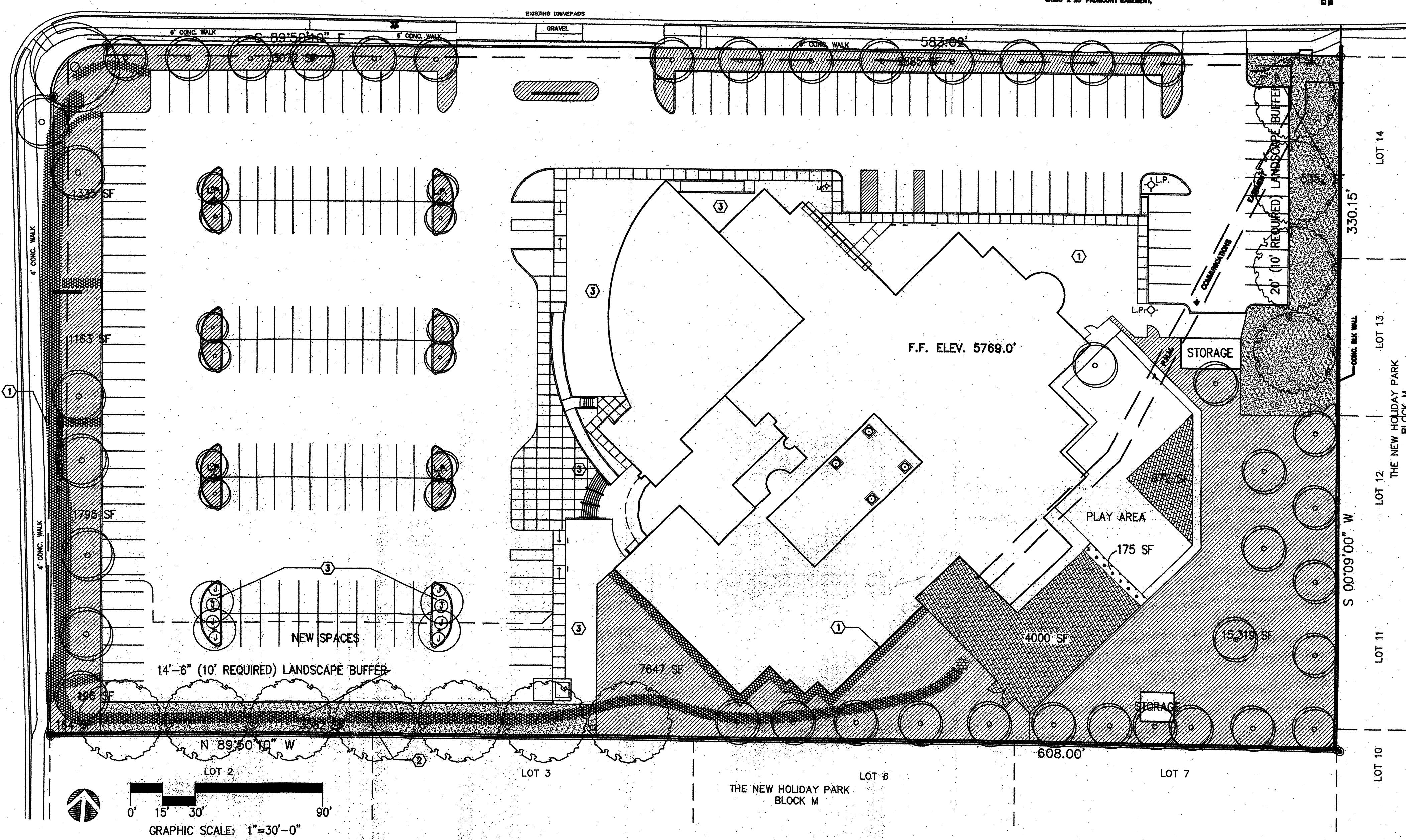
PROJECT NO. 04052
FEBRUARY 5, 2005

C1

PROJECT 1003764

MANITOBA STREET N.E.

JUAN TABO BOULEVARD N.E.



LEGEND					
SYMBOL	PLANT MATERIAL	SIZE	MATURE HT. AND SPREAD	WATER USAGE	IRRIG. SYSTEM
TREES					
	EXISTING TREES—SPECIES VARY (E.G., ASH, COTTONWOOD, PEAR)				EXISTING
	PROPOSED AUTUMN PURPLE ASH FRAXINUS AMERICANA 'AUTUMN PURPLE'	2" CAL	50'/50'	MEDIUM	DRIP
	PROPOSED GREEN ASH TO MATCH EXISTING	2" CAL	30'/30'	MEDIUM	DRIP
XERIC SHRUBS					
	PROPOSED BUFFALO JUNIPER JUNIPERUS SABINA 'BUFFALO'	5 GAL.	2' X 6'	LOW+	DRIP
GROUNDCOVERING					
	EXISTING HIGH WATER TURF AREA				EXISTING
	EXISTING LOW WATER TURF AREA				EXISTING
	EXISTING LANDSCAPED AREAS WITH 75% VEGETATIVE COVER				EXISTING
	PROPOSED NATIVE GRASS & WILDFLOWER REVEG. MIX COA SPECIFICATION SECTION 1012. NATIVE GRASS SEEDING 'SANDY SOIL STABILIZER'	1/2 LB/1000 SF			TEMP
	EXISTING HIGH WATER TURF AREA REPLACED WITH LOW WATER TURF	1/2 LB/1000 SF			TEMP

KEYED NOTES

- 1. EXISTING GRAVEL
- 2. NEW COBBLE SWALE
- 3. NEW GRAVEL MULCH

LANDSCAPING

LANDSCAPE REQUIRED		LANDSCAPE PROVIDED	
TOTAL SITE	199,667 SF (4.6 ACRES)	LANDSCAPE BUFFER	8,934 SF
TOTAL BUILDING FOOTPRINT	33,397 SF	PARKING LOT ISLANDS (8 @ 223 SF)	1,784 SF
NET SITE	166,270 SF	PERIMETER LANDSCAPING	38,548 SF
		SUBTOTAL	49,266 SF
REQUIRED LANDSCAPE AREA 15% NET SITE	15% 166,270 SF. = 24,941 SF		
MAXIMUM ALLOWABLE HIGH WATER TURF = 20% REQUIRED LANDSCAPING	20% 24,941 SF = 4,988 SF	LANDSCAPING TOTAL	49,266 SF
213 PARKING SPACES = 22 REQUIRED TREES		HIGH WATER TURF AREA	4972 SF
		73 TREES PROVIDED	

NOTES

- A. ALL PLANT MATERIAL TO BE WATERED BY AUTOMATIC IRRIGATION SYSTEM EXCEPT REVEGETATION SEEDING.
- B. THE OWNER AGREES TO PROPERLY MAINTAIN ALL LANDSCAPING AND TO REPLACE DEAD PLANT MATERIAL IN A TIMELY MANNER.
- C. LANDSCAPING PLANTING AND IRRIGATION SYSTEM DESIGN WILL COMPLY WITH WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE 6-1-1-1 THROUGH 6-1-1-14.

A1	LANDSCAPE MASTER PLAN
1"=30'-0"	

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SMPC
ARCHITECTS

HOPE EVANGELICAL FREE CHURCH — SANCTUARY ADDITION & REMODELING

MASTER LANDSCAPE PLAN

REV. #	DATE	PROJECT # 04052
		DWN BY: GDH
		CHK BY:
		DATE: 02/04/05

L-1
OF