

K2	DUMPSTER ENCLOSURE GATE	K6	DUMPSTER ENCLOSURE SECTION
1/8"=1'-0"		1/8"=1'-0"	

J10	DUMPSTER ENCLOSURE PLAN
1/8"=1'-0"	

**SIGNATURES**

PROJECT NUMBER: \_\_\_\_\_

APPLICATION NUMBER: \_\_\_\_\_

THIS PLAN IS CONSISTENT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVED BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC), DATED \_\_\_\_\_ 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 DRC 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

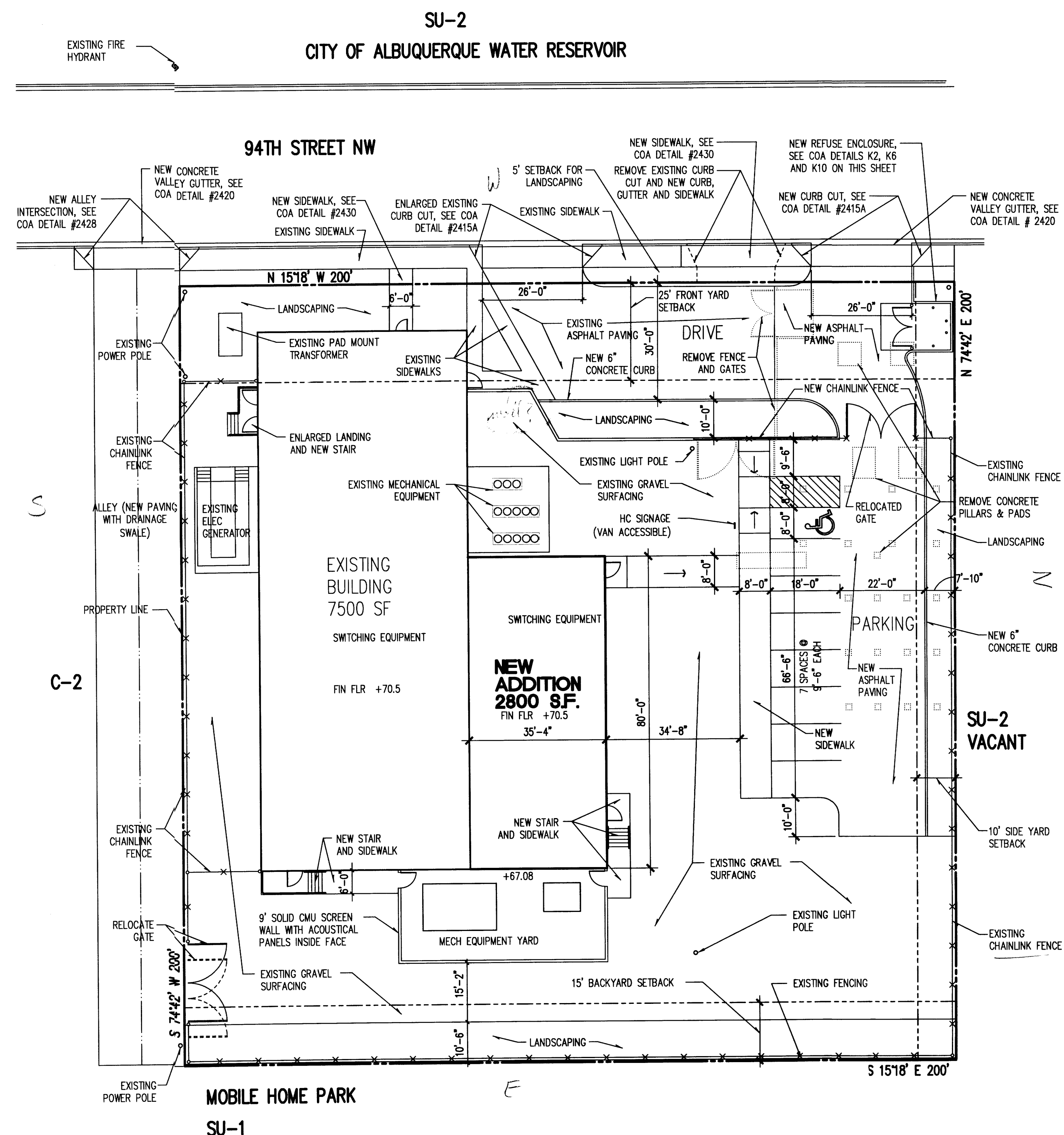
SOLID WASTE MANAGEMENT DEPARTMENT	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
UTILITY DEVELOPMENT	DATE
PARKS AND CENTRAL SERVICES DEPT.	DATE
CITY ENGINEER	DATE
ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
DRB CHAIR PERSON, PLANNING DEPARTMENT	DATE

**BUILDING INFO:**

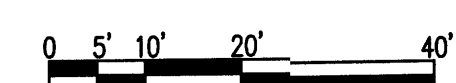
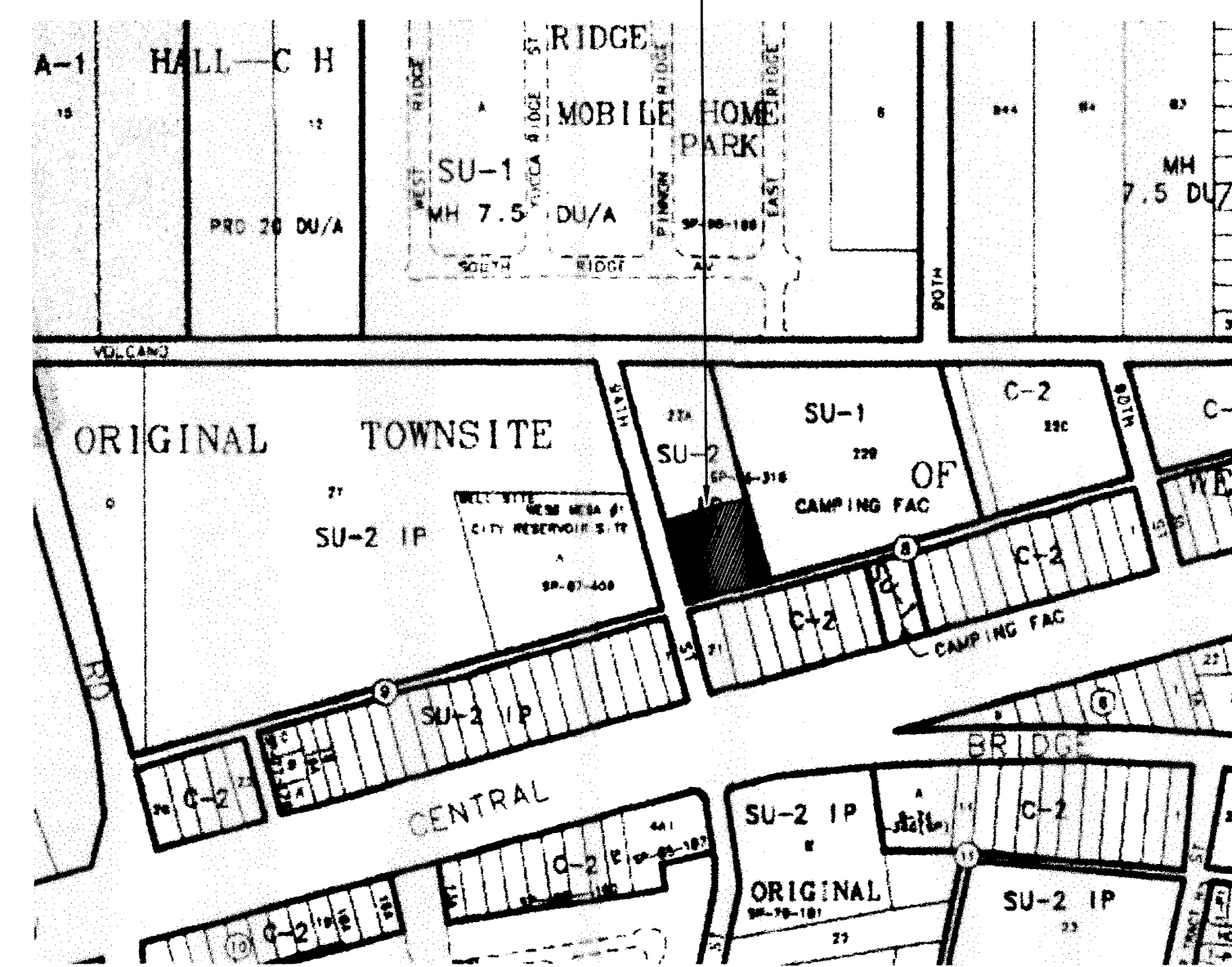
ZONING: SU-2 - 1P  
 EXT. BLDG AREA: 7500 S.F.  
 ADDITION AREA: 2800 S.F.  
 FUTURE ADDITION: 5800 S.F.  
 TOTAL: 10300 S.F.  
 TOTAL LOT AREA: 39998 S.F. (.91 ACRE)  
 BUILDING COVERAGE: 26%

**PARKING REQUIREMENTS:**

TOTAL BUILDING AREA: 10300 SQ. FT.  
 SPACES REQUIRED: (1 / 2000 SQ. FT.) 6  
 TOTAL SPACES PROVIDED: 9  
 HANDICAP SPACES REQUIRED: 1  
 HANDICAP SPACES PROVIDED: 1



**SITE LOCATION**



A2	SITE PLAN
1" = 20'-0"	



A9	VICINITY MAP
----	--------------

**DEVELOPMENT REVIEW BOARD**  
**SUBMITTAL**  
 PROJECT NO. 04054-1003829  
 DECEMBER 13, 2004

**THE group** TELCK-HENSLEY ENGINEERING GROUP  
 4001 JUAN TABO NE, SUITE A  
 ALBUQUERQUE, NEW MEXICO 87111  
 Phone: (505)292-3202 Fax: (505)292-3904

115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106  
 TELE: (505)255-8668  
 FAX: (505)268-6665

ALBUQUERQUE, NM  
 108 94TH STREET NW  
 ALBUQUERQUE WEST

SITE PLAN

Manager - Real Estate Engineering

US West Communications  
 Business Resources - Real Estate  
 Albuquerque, New Mexico

LEGEND				
SYMBOL	PLANT MATERIAL	SIZE	MATURE HT. AND SPREAD	WATER USAGE
	TREES			
	RAYWOOD ASH FRAXINUS OXYCARPA 'RAYWOOD'	2" CAL	25'/20'	MEDIUM
	AUTUMN PURPLE ASH FRAXINUS AMERICANA 'AUTUMN PURPLE'	2" CAL	50'/50'	MEDIUM
	WTEX WTEX AGNUS-CASTUS	15 GAL	15'/15'	LOW
	PIRON PINE PINUS EDULIS	6"	30'/20'	MEDIUM
	XERIC SHRUBS			
	APACHE PLUME FALLUGIA PARADOXA	3 GAL	2' X 4'	
	BUFFALO JUNIPER JUNIPERUS SABINA 'BUFFALO'	5 GAL	25' X 20'	MEDIUM
	CHAMISA CHRYSOTHAMNUS NAUSEOSUS	3 GAL	35' X 30'	LOW
	DWARF CHAMISA CHRYSOTHAMNUS 'NAUSEOSUS'	3 GAL	3' X 3'	LOW
	PARRY'S CENTURY PLANT AGAVE PARRYI	3 GAL	30' X 30'	LOW
	RED YUCCA HESPERALOE PARVIFLORA	3 GAL	1' X 6'	LOW +
	ROCK BOULDER 27 C.F. TO 36 C.F.			

**LANDSCAPING**

LANDSCAPING REQUIREMENTS

TOTAL SITE		39,988
EXISTING BUILDING AND ADDITION FENCED AREA	10,300 1,160 ?	
TOTAL		11,460
NET SITE		28,528 SQ. FT.
REQUIRED LANDSCAPE AREA = 15% NET SITE =		4,280 SQ. FT.

LANDSCAPING PROVIDED

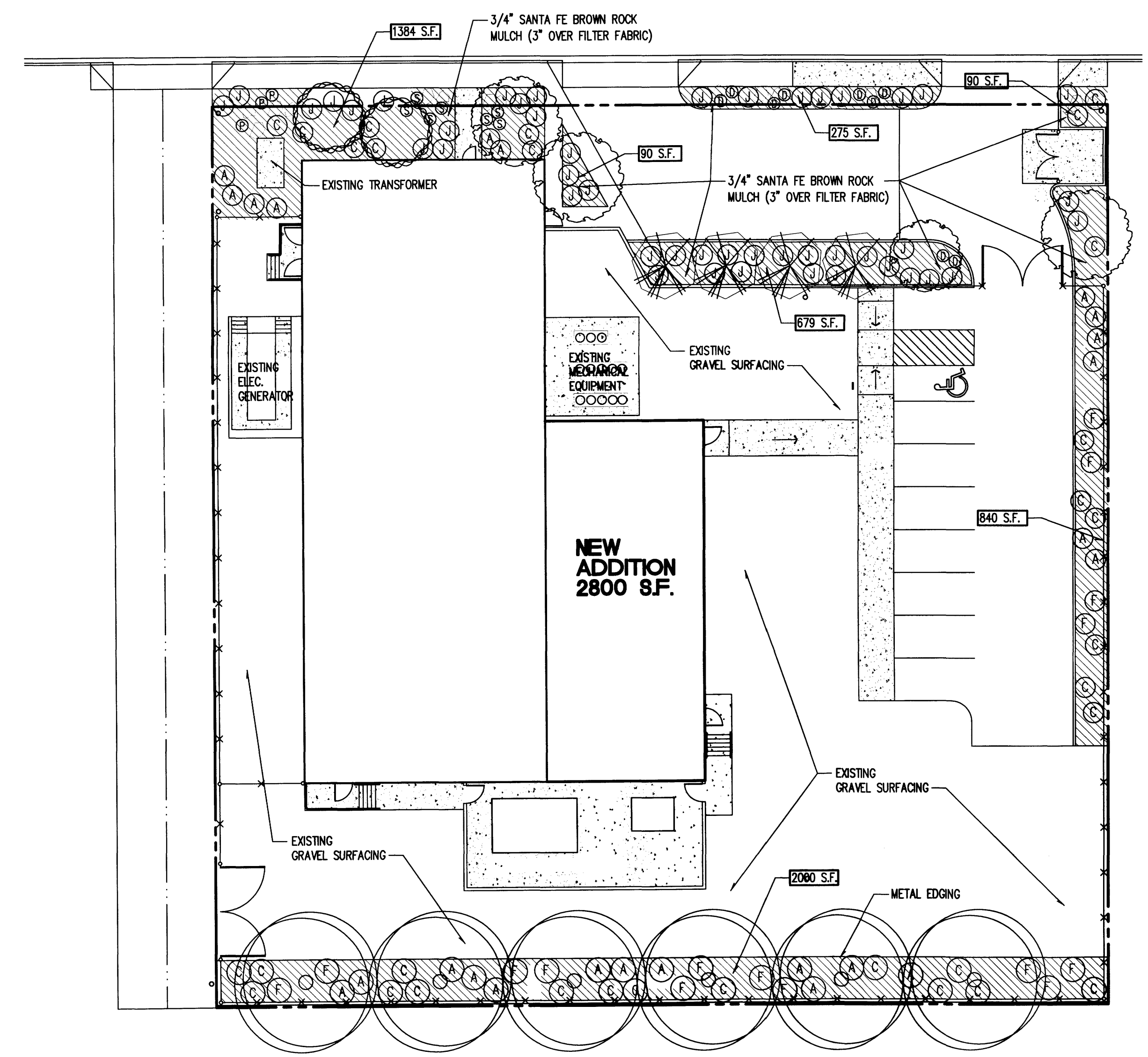
FRONT	2,518	39,988
SIDE	840	10,300
REAR	2,000	29,688 x .15 = 4453
TOTAL	5,358 SQ. FT.	

TREES REQUIRED: 1 FOR 9 PARKING SPACES 4453 ÷ 9 = 495 trees

TREES PROVIDED: 6 5358 ÷ 893 = 6 trees - OK

**NOTES**

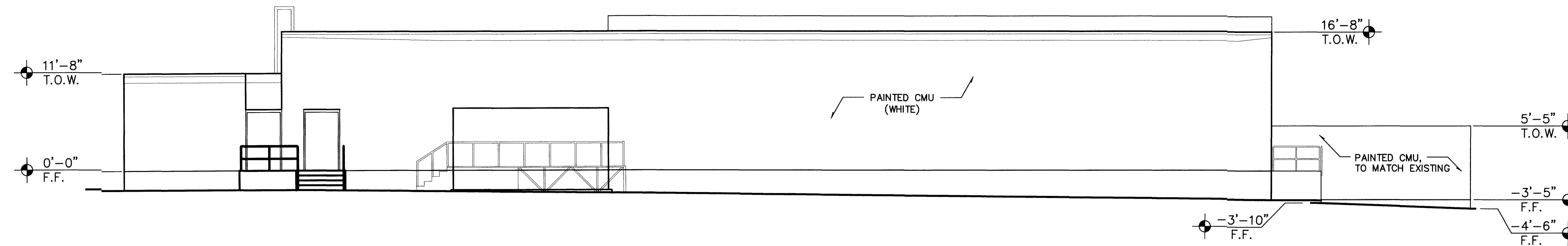
- ALL PLANT MATERIAL TO BE WATERED BY AUTOMATIC IRRIGATION SYSTEM EXCEPT REVEGETATION SEEDING.
- THE OWNER AGREES TO PROPERLY MAINTAIN ALL LANDSCAPING AND TO REPLACE DEAD PLANT MATERIAL IN A TIMELY MANNER.
- LANDSCAPING, PLANTING AND IRRIGATION SYSTEM DESIGN WILL COMPLY WITH WATER CONSERVATION LANDSCAPING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



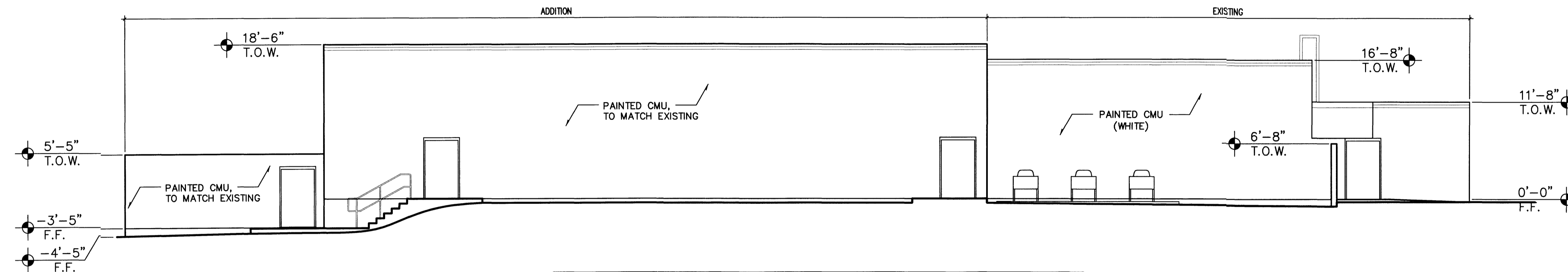
A1	SITE PLAN
1"=20'-0"	

DRAWN BY: WTF CHECKED BY: DMH DATE: 12/13/04	115 AMHERST DRIVE SE. ALBUQUERQUE, NM 87106 TELE: (505)255-8668 FAX: (505)268-6665	Job No. 04054 No. of Sheets ARCH
<b>ALBUQUERQUE, NM</b> <b>108 94TH STREET NW</b> <b>ALBUQUERQUE WEST</b> LANDSCAPE PLAN		
Manager - Real Estate Engineering <small>US West Communications          Business Resources - Real Estate          Albuquerque, New Mexico</small>		
		2

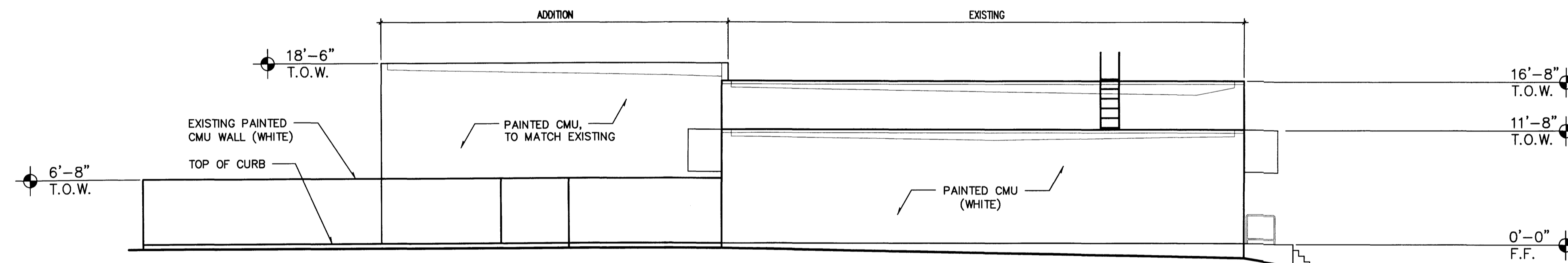
MATERIALS KEYING LEGEND



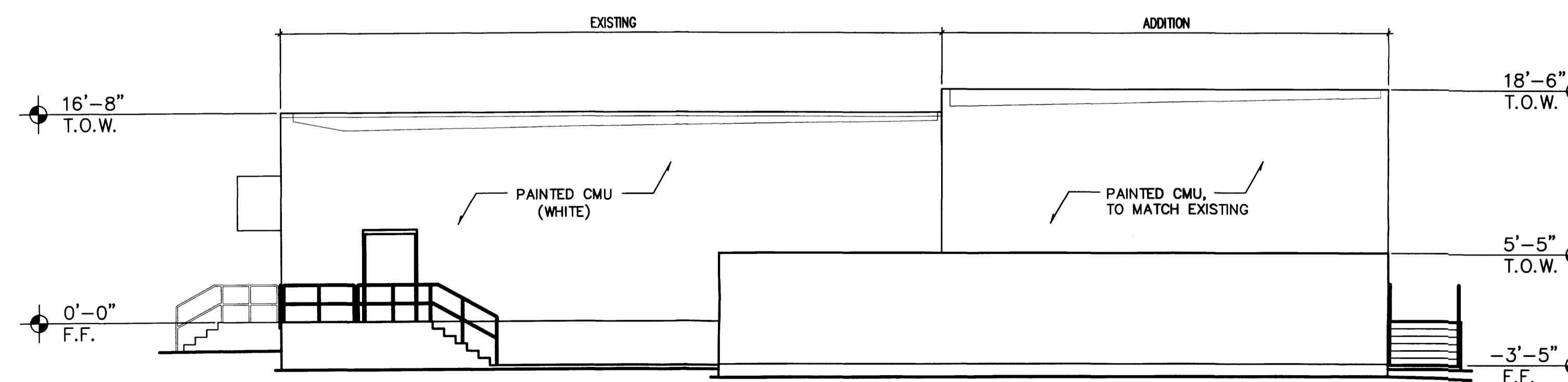
K1	SOUTH ELEVATION
1"=1'-0"	A101



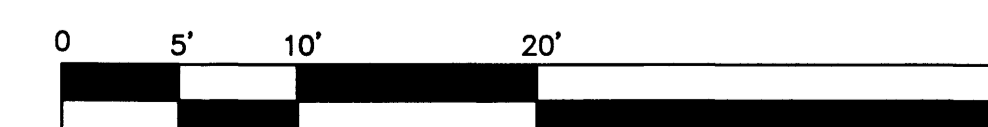
H1	NORTH ELEVATION
1/8"=1'-0"	A01



E1	WEST ELEVATION
1/8"=1'-0"	A01

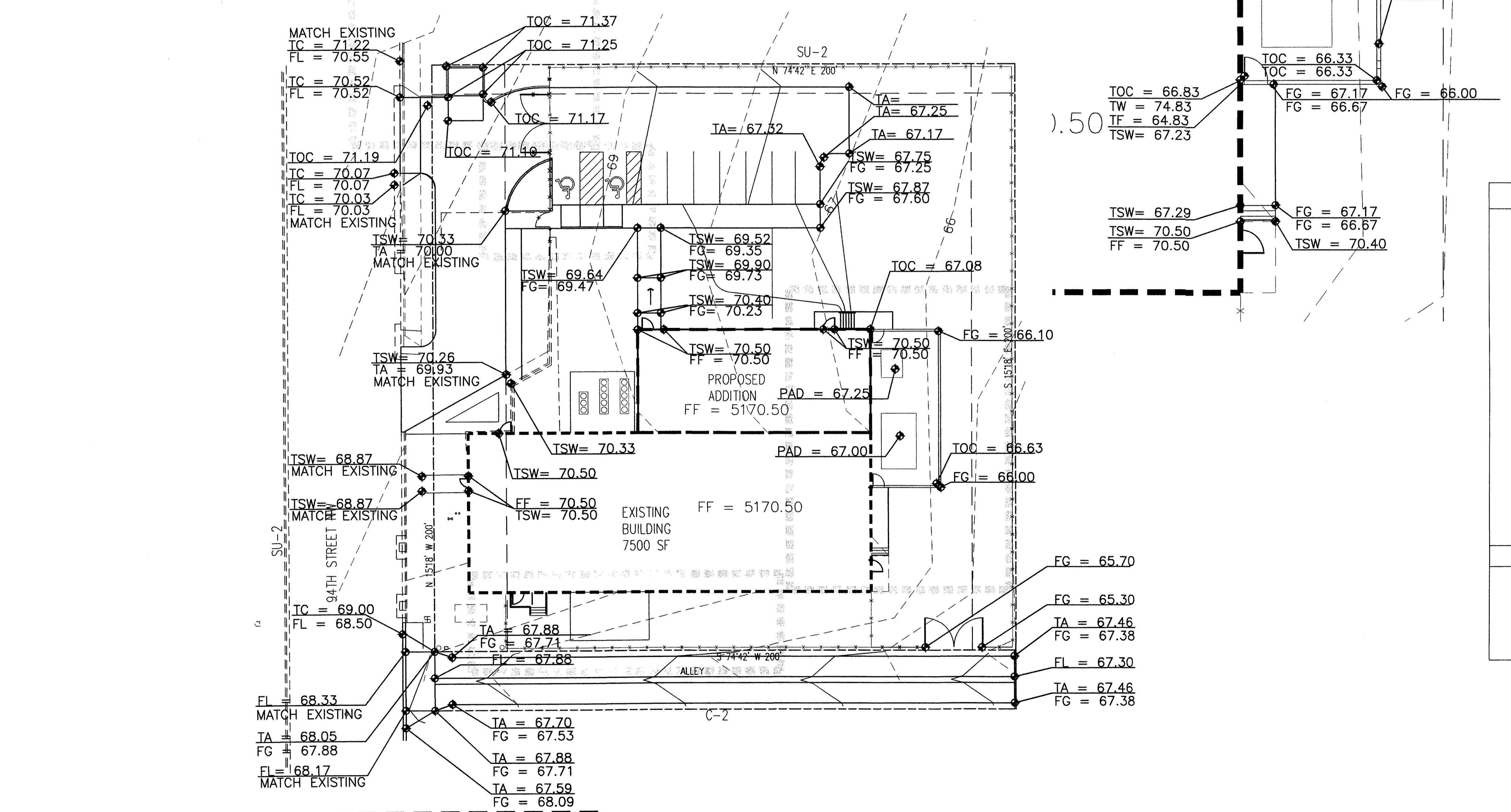
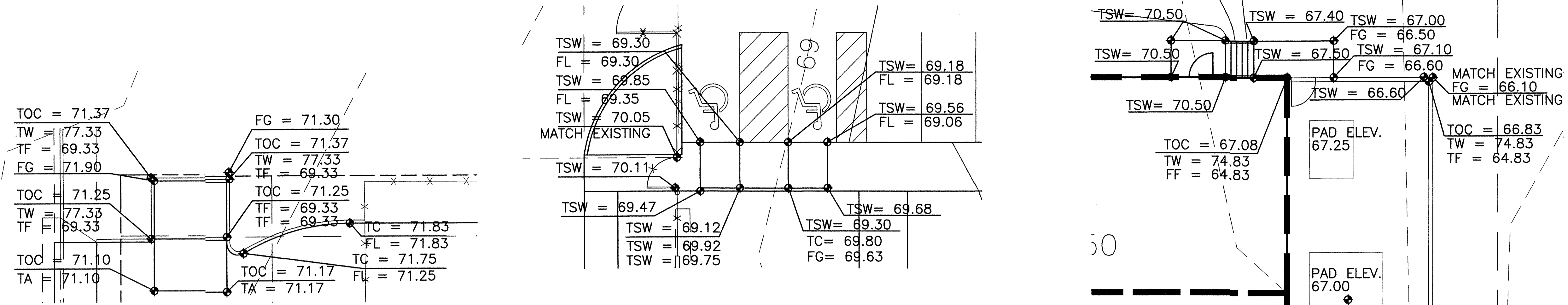


A1	EAST ELEVATION
1/8"=1'-0"	A01



DRAWN BY: WTF CHECKED BY: DMH DATE: 12/13/04		115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106 TELE. (505)255-8668 FAX (505)288-6665	Job No. 04054 ARCH	No. of Sheets
<b>ALBUQUERQUE, NM</b> <b>108 94TH STREET NW</b> <b>ALBUQUERQUE WEST</b> ELEVATIONS				
Manager - Real Estate Engineering				
US West Communications Business Resources - Real Estate Albuquerque, New Mexico				



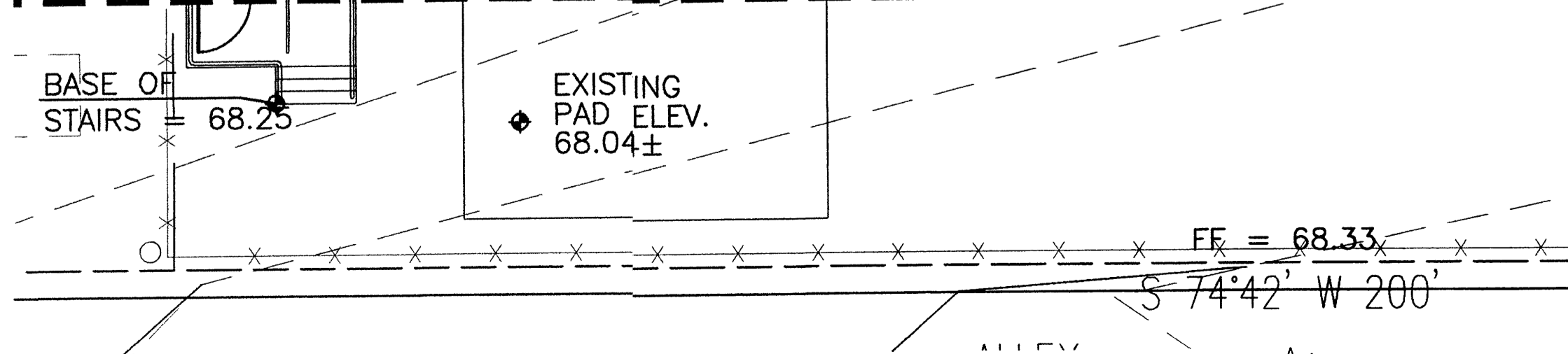


**LEGEND**

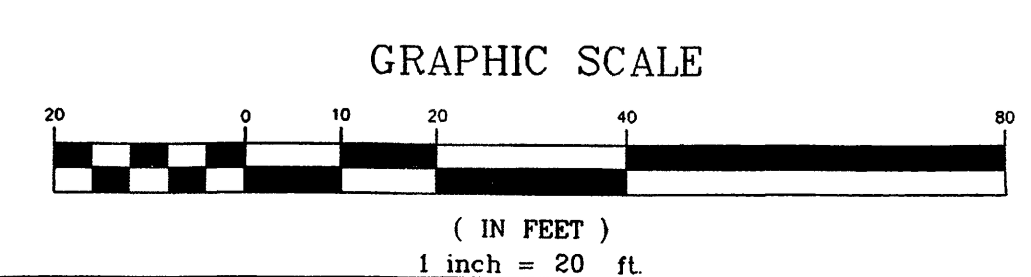
- NEW RESIDENTIAL PAVING
- NEW CONC WALKS, APRONS PER COA STD. DWG 2430
- NEW STD CURB & GUTTER PER COA STD DWG 2415A
- NEW 4' WIDE SIDEWALK PER COA STD DWG 2430
- SUB DIVISION BOUNDARY
- LOT LINE
- STREET CENTERLINE
- EDGE OF EXIST. PAVEMENT

**EXISTING FEATURES:**

- TRAFFIC SIGN
- WATER VALVE
- FIRE HYDRANT
- LIGHT POLE
- EXISTING MANHOLE



**OVERALL SITE GRADING PLAN**  
 SCALE: 1" = 20'-0" OVERALL DRAWING  
 SCALE: 1" = 10'-0" ENLARGEMENTS



**THE group** TELCK-HENSLEY ENGINEERING GROUP  
 4001 JUAN TABO NE, SUITE A  
 ALBUQUERQUE, NEW MEXICO 87111  
 Phone: (505)292-3202 FAX: (505)292-3904

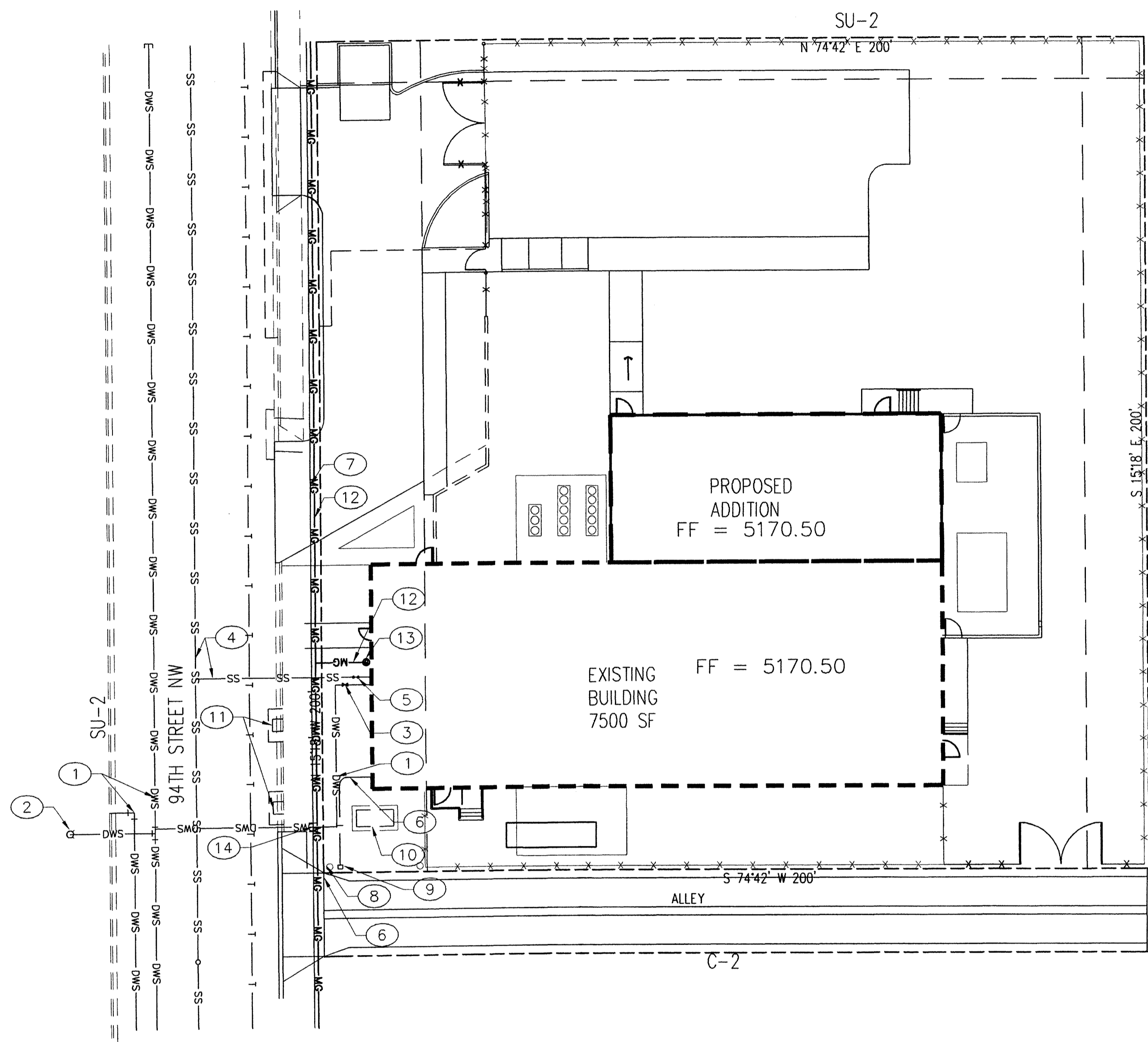
Drawn BY: PMD  
 Checked BY: DAA  
 Date: 12-06-04  
 No. of Sheets: 04054  
 ARCH

ALBUQUERQUE, NM  
 108 94TH STREET NW  
 ALBUQUERQUE WEST

OVERALL SITE GRADING PLAN



Manager - Real Estate Engineering  
 US West Communications  
 Business Resources - Real Estate  
 Albuquerque, New Mexico



- KEYED NOTES:**
- Existing water line to remain. Protect during construction.
  - Existing fire hydrant to remain. Protect during construction.
  - Existing gate valve to remain. Protect during construction.
  - Existing Sanitary Sewer to remain. Protect during construction.
  - Existing Sanitary Sewer clean out.
  - Existing underground telecommunications line.
  - Existing underground power line.
  - Existing power pole.
  - Existing telecommunications box.
  - Existing Electrical transformer.
  - Existing Storm drain catch basin.
  - Existing underground natural gas line.
  - Existing natural gas meter.
  - Existing 1 1/2" water meter and meter box.

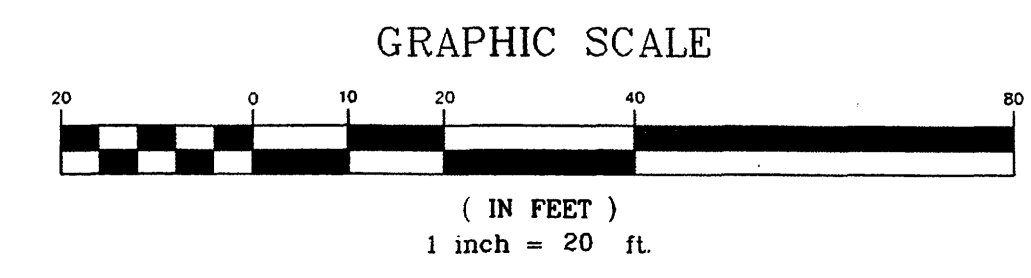
**LEGEND**

	NEW RESIDENTIAL PAVING
	NEW CONC WALKS, APRONS PER COA STD. DWG 2430
	NEW STD CURB & GUTTER PER COA STD DWG 2415A
	NEW 4' WIDE SIDEWALK PER COA STD DWG 2430
	SUB DIVISION BOUNDARY
	LOT LINE
	STREET CENTERLINE
	EDGE OF EXIST. PAVEMENT

**EXISTING FEATURES:**

	TRAFFIC SIGN		WV WATER VALVE
	FH FIRE HYDRANT		LP LIGHT POLE
	EXISTING MANHOLE		

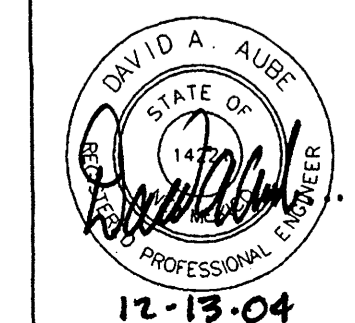
**OVERALL SITE UTILITY PLAN**  
SCALE: 1" = 20'-0"



**THE group** TELCK-HENSLEY ENGINEERING GROUP  
4001 JUAN TABO NE, SUITE A  
ALBUQUERQUE, NEW MEXICO 87111  
Phone: (505)292-3202 FAX: (505)292-3904

DRAWN BY: PMD		115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106	Job No. <b>04054</b>	No. of Sheets
CHECKED BY: DAA		TELE (505)255-8668	<b>ARCH</b>	
DATE: 12-06-04		FAX (505)268-6665		

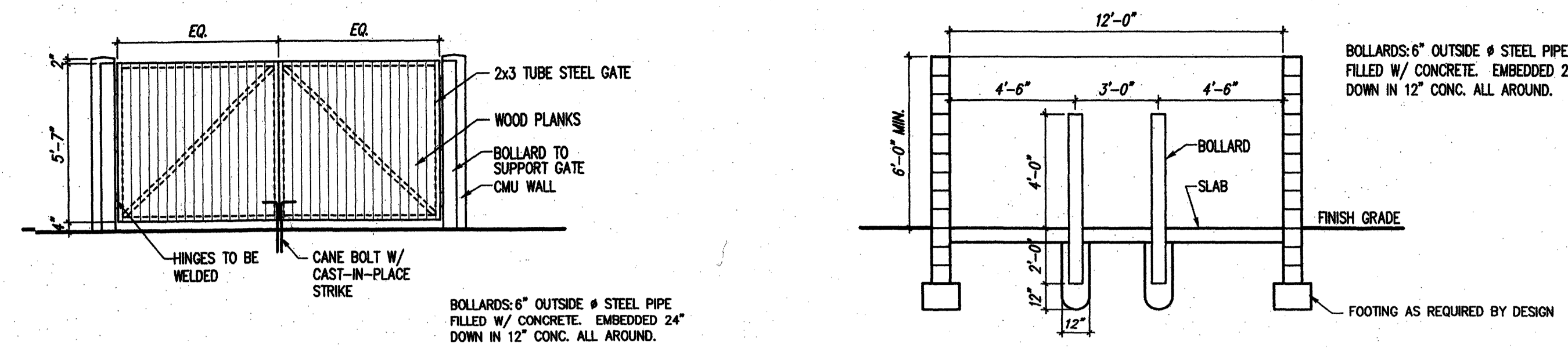
ALBUQUERQUE, NM  
108 94TH STREET NW  
ALBUQUERQUE WEST



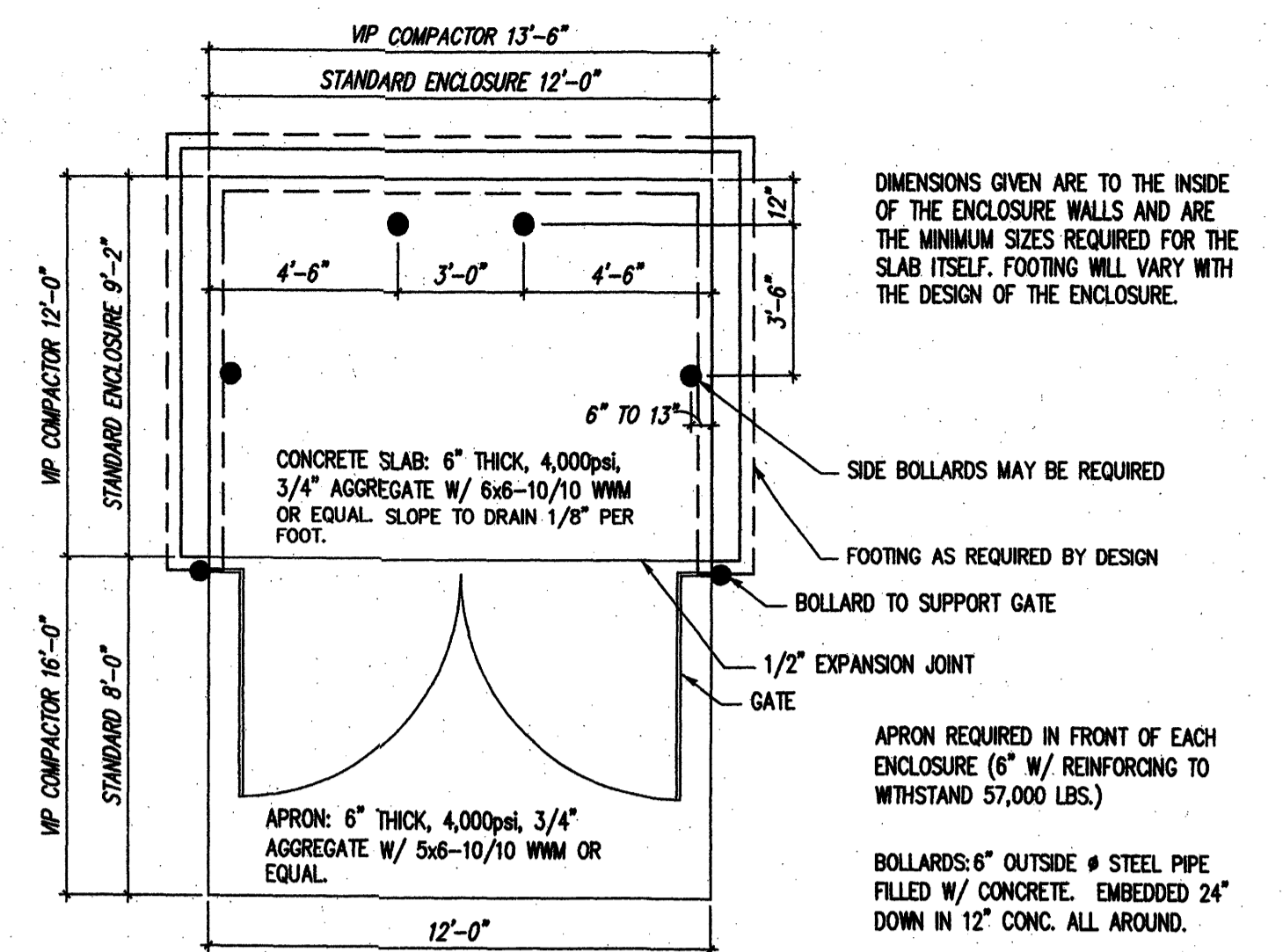
OVERALL SITE UTILITY PLAN

Manager - Real Estate Engineering  
US West Communications  
Business Resources - Real Estate  
Albuquerque, New Mexico

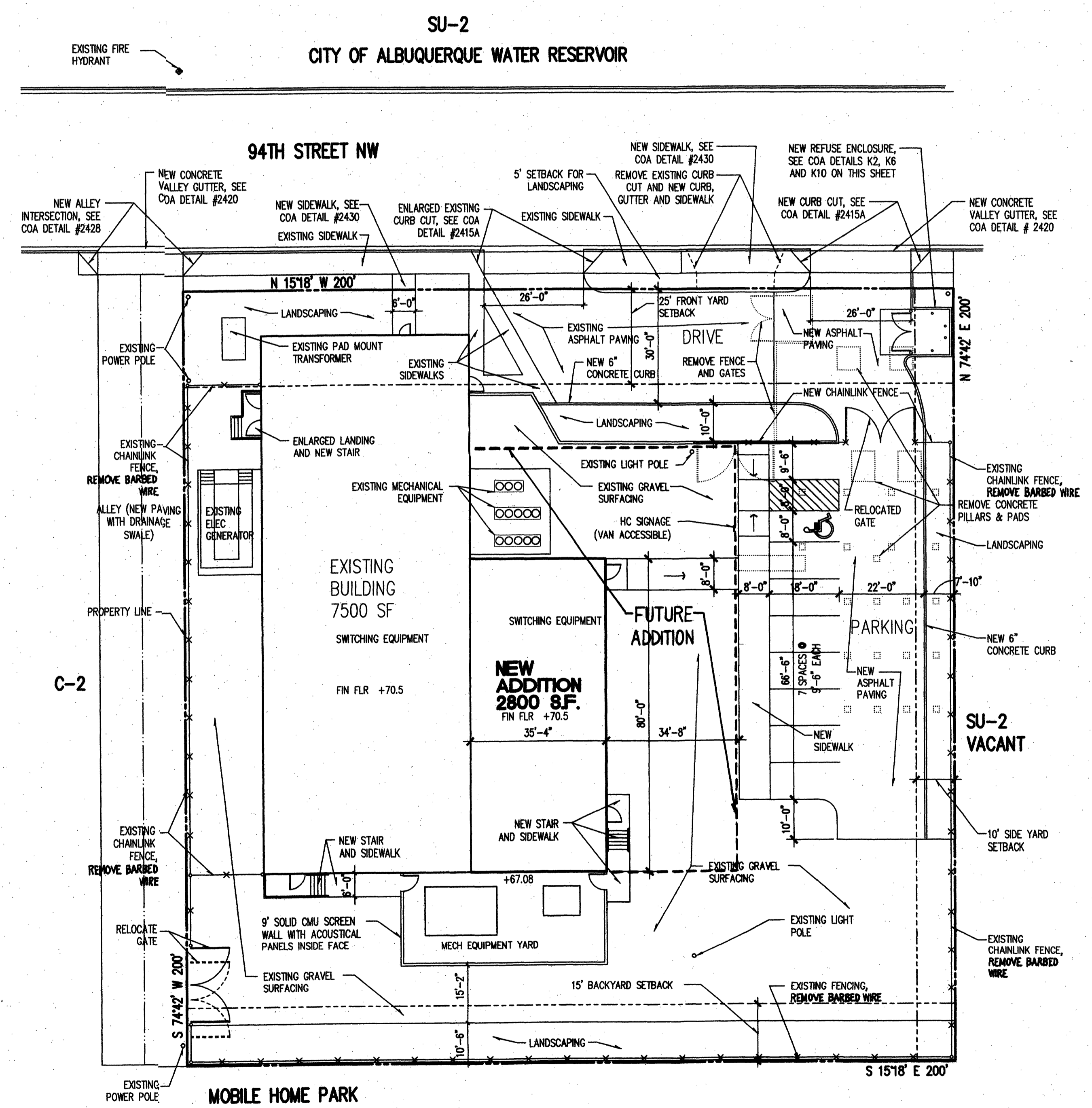




K2	DUMPSTER ENCLOSURE GATE	K6	DUMPSTER ENCLOSURE SECTION
1/8"=1'-0"		1/8"=1'-0"	



J10	DUMPSTER ENCLOSURE PLAN
1/8"=1'-0"	

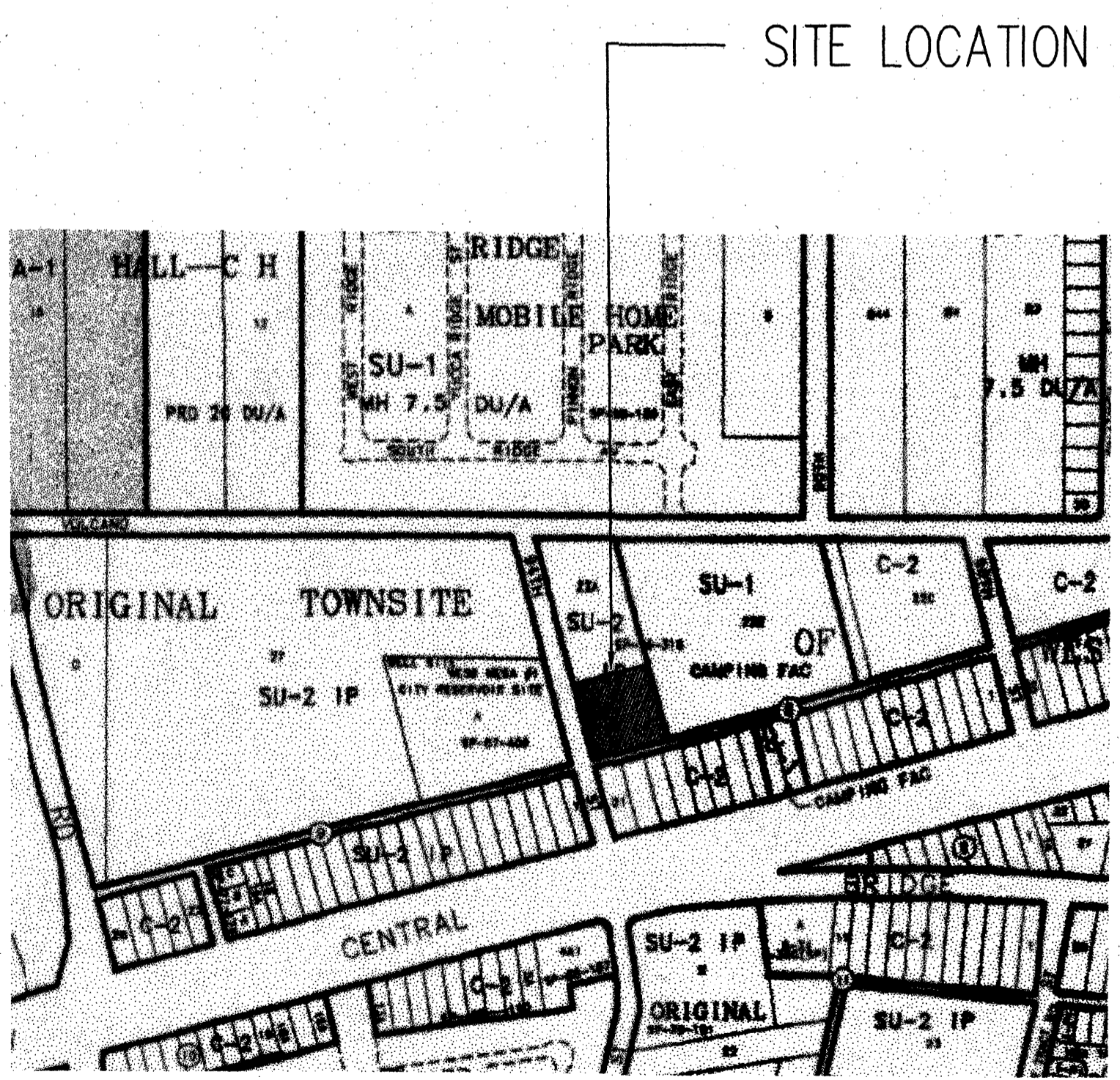


**BUILDING INFO:**

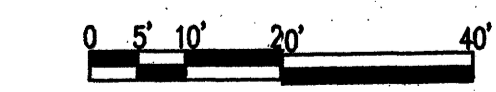
ZONING: SU-2/IP  
 EXT. BLDG AREA: 1ST FLR. 7500 S.F.  
 ADDITION AREA: 2800 S.F.  
 FUTURE ADDITION: TOTAL: 10300 S.F.  
 TOTAL LOT AREA: 39998 S.F. (.91 ACRE)  
 BUILDING COVERAGE: 26%

**PARKING REQUIREMENTS:**

TOTAL BUILDING AREA: 10300 SQ. FT.  
 SPACES REQUIRED: (1 / 2000 SQ. FT.) 6  
 TOTAL SPACES PROVIDED: 9  
 HANDICAP SPACES REQUIRED: 1  
 HANDICAP SPACES PROVIDED: 1



A9	VICINITY MAP
----	--------------



A2	SITE PLAN
1" = 20'-0"	

**SIGNATURES**

PROJECT NUMBER: 1003829

APPLICATION NUMBER: 04 DBB - 01911

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

IS AN 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.

**APPROVED AS TO REQUIREMENTS**

Michael Helton 4-12-05  
 SOLID WASTE MANAGEMENT DEPARTMENT DATE  
 [Signature] 12-29-04  
 TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE  
 Bradley J. Bibe 12/29/04  
 UTILITY DEVELOPMENT DATE  
 Christine Sandoral 12/29/04  
 PARKS AND CENTRAL SERVICES DEPT. RECREATION DEPT. DATE  
 Bradley L. Byrnes 4/8/05  
 CITY ENGINEER DATE  
 N/A 3/08/05  
 ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL) DATE  
 Sheran Mabeon 3/08/05  
 DRB CHAIR PERSON, PLANNING DEPARTMENT DATE

**DEVELOPMENT REVIEW BOARD SUBMITTAL**  
 PROJECT NO. 04054  
 DECEMBER 13, 2004

**THE group** TELCK-HENSLEY ENGINEERING GROUP  
 4001 JUAN TABO NE, SUITE A  
 ALBUQUERQUE, NEW MEXICO 87111  
 Phone: (505)292-3202 FAX: (505)292-3904

DRAWN BY: JTH  
 CHECKED BY: DMH  
 DATE: 12/13/04  
 115 AMHERST DRIVE SE ALBUQUERQUE, NM 87106  
 TELE: (505)255-9668  
 FAX: (505)268-6665  
 Job No. 04054  
 No. of Sheets ARCH

ALBUQUERQUE, NM  
 108 94TH STREET NW  
 ALBUQUERQUE WEST  
 SITE PLAN

LEGEND				
SYMBOL	PLANT MATERIAL	SIZE	MATURE HT. AND SPREAD	WATER USAGE
	TREES			
○	RAYWOOD ASH FRAXINUS OXYCARPA 'RAYWOOD'	2" CAL	25' / 20'	MEDIUM
○	AUTUMN PURPLE ASH FRAXINUS AMERICANA 'AUTUMN PURPLE'	2" CAL	50' / 50'	MEDIUM
⊗	WITEX WITEX AGNUS-CASTUS	15 GAL	15' / 15'	LOW
○	PIÑON PINE PINUS EDULIS	6"	30' / 20'	MEDIUM
	XERIC SHRUBS			
⊙	APACHE PLUME FALLUGIA PARADOXA	3 GAL	2' X 4'	
⊙	BUFFALO JUNIPER JUNIPERUS SABINA 'BUFFALO'	5 GAL	25' X 20'	MEDIUM
⊙	CHAMISA CHRYSOTHAMNUS NAUSEOSUS	3 GAL	36' X 30'	LOW
⊙	DWARF CHAMISA CHRYSOTHAMNUS 'NAUSEOSUS'	3 GAL	3' X 3'	LOW
⊙	PARRY'S CENTURY PLANT AGAVE PARRYI	3 GAL	30" X 30"	LOW
⊙	RED YUCCA HESPERALOE PARVIFLORA	3 GAL	1' X 6'	LOW +
⬠	ROCK BOULDER 27 C.F. TO 36 C.F.			

**LANDSCAPING**

**LANDSCAPING REQUIREMENTS**

TOTAL SITE		39,988
EXISTING BUILDING AND ADDITION	10,300	
FENCED AREA (MECHANICAL YARD)	1,160	
TOTAL		11,460
NET SITE		28,528 SQ. FT.
REQUIRED LANDSCAPE AREA = 15% NET SITE =		4,280 SQ. FT.

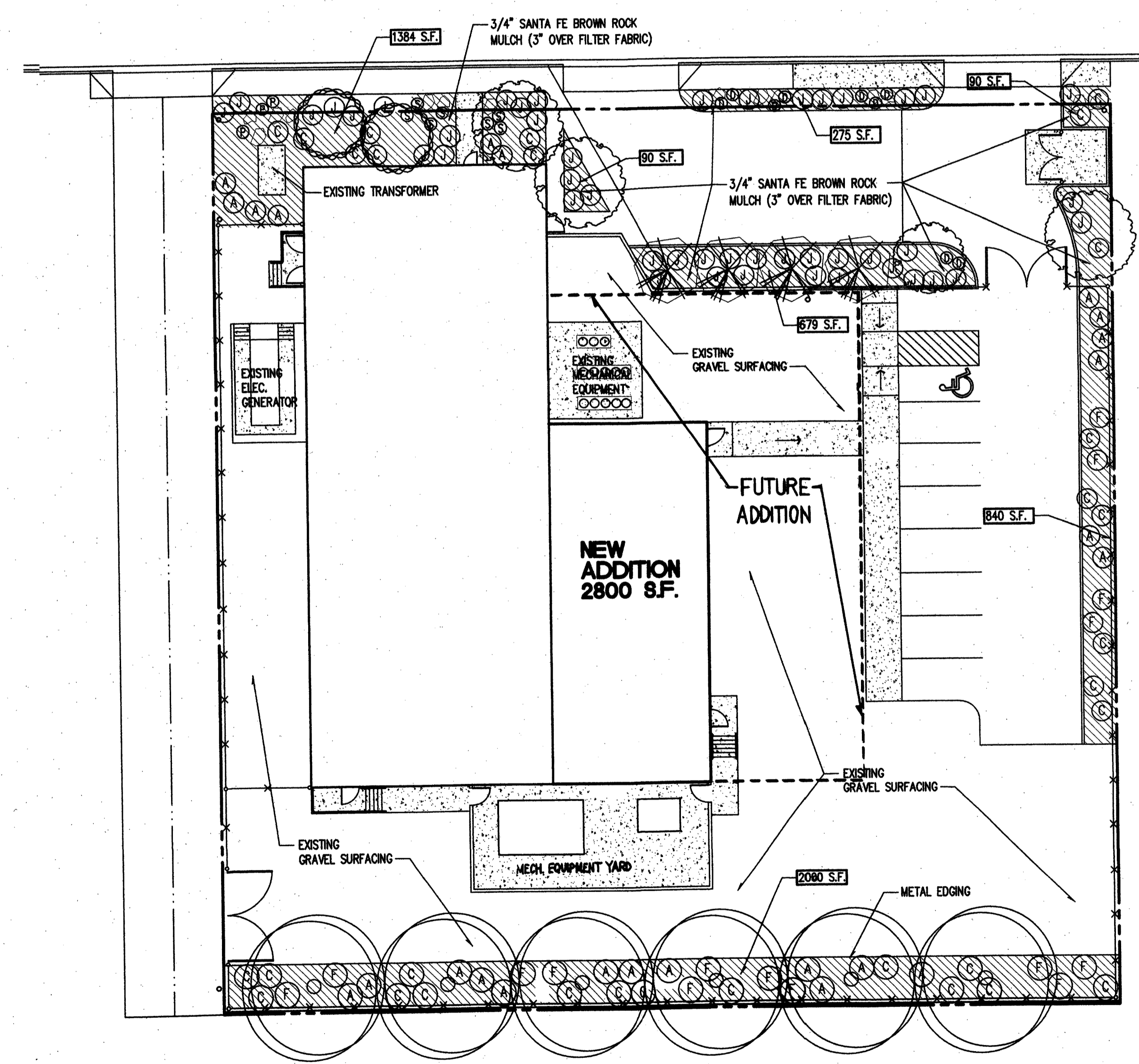
**LANDSCAPING PROVIDED (ALL NEW)**

FRONT	2,518
SIDE	840
REAR	2,000
TOTAL	5,358 SQ. FT.

TREES REQUIRED: 1 FOR 9 PARKING SPACES  
TREES PROVIDED: 6

**NOTES**

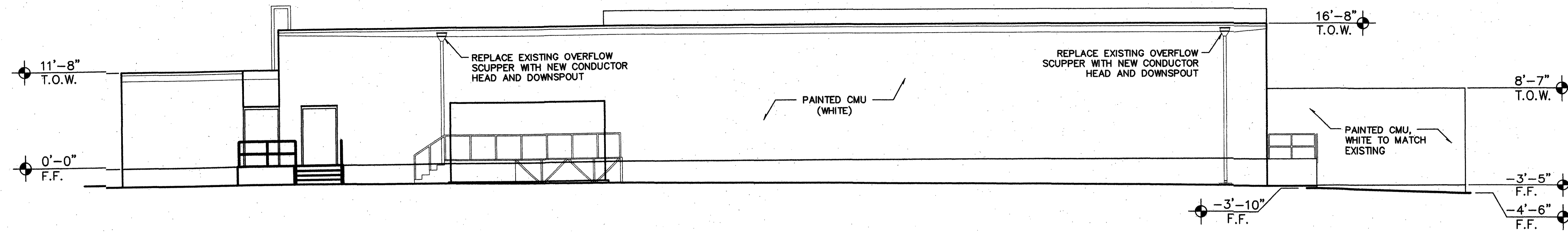
1. ALL PLANT MATERIAL TO BE WATERED BY AUTOMATIC IRRIGATION SYSTEM EXCEPT REVEGETATION SEEDING.
2. THE OWNER AGREES TO PROPERLY MAINTAIN ALL LANDSCAPING AND TO REPLACE DEAD PLANT MATERIAL IN A TIMELY MANNER.
3. LANDSCAPING, PLANTING AND IRRIGATION SYSTEM DESIGN WILL COMPLY WITH WATER CONSERVATION LANDSCAPING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



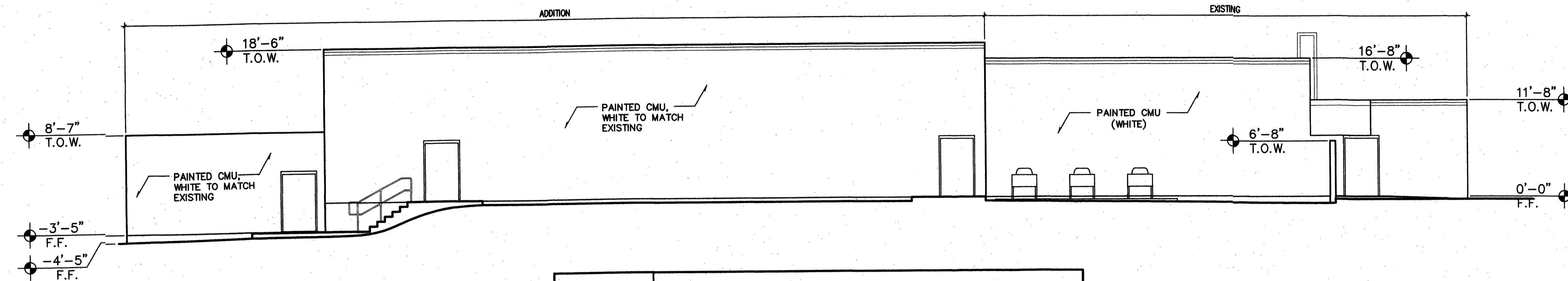
A1	SITE PLAN
1" = 20'-0"	

DRAWN BY: WTF CHECKED BY: DMH DATE: 12/13/04		115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106 TELE: (505)255-8668 FAX: (505)268-6865	Job No.: 04054 No. of Sheets: ARCH
<b>ALBUQUERQUE, NM</b> <b>108 94TH STREET NW</b> <b>ALBUQUERQUE WEST</b> LANDSCAPE PLAN			
Manager - Real Estate Engineering <small>US West Communications Business Resources - Real Estate Albuquerque, New Mexico</small>			
			2

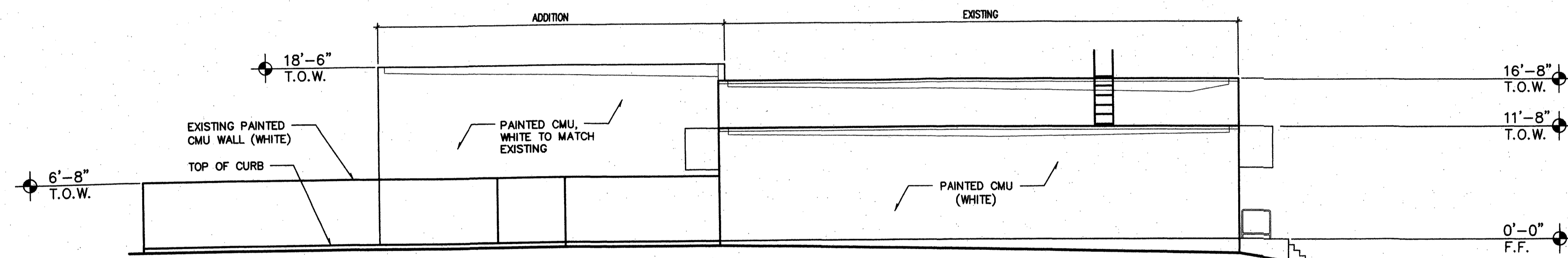




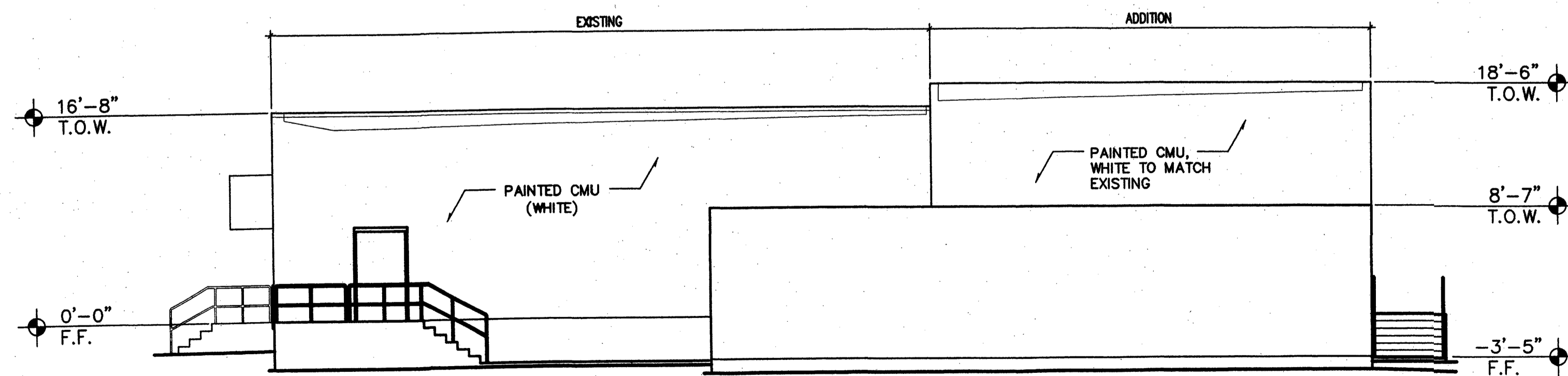
K1	SOUTH ELEVATION
1"=1'-0"	A101



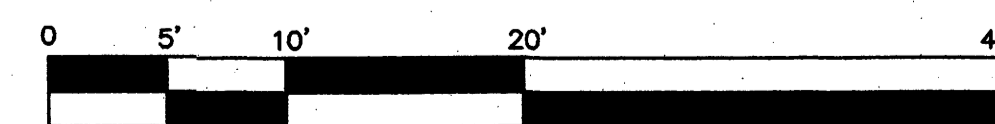
H1	NORTH ELEVATION
1/8"=1'-0"	A01



E1	WEST ELEVATION
1/8"=1'-0"	A01

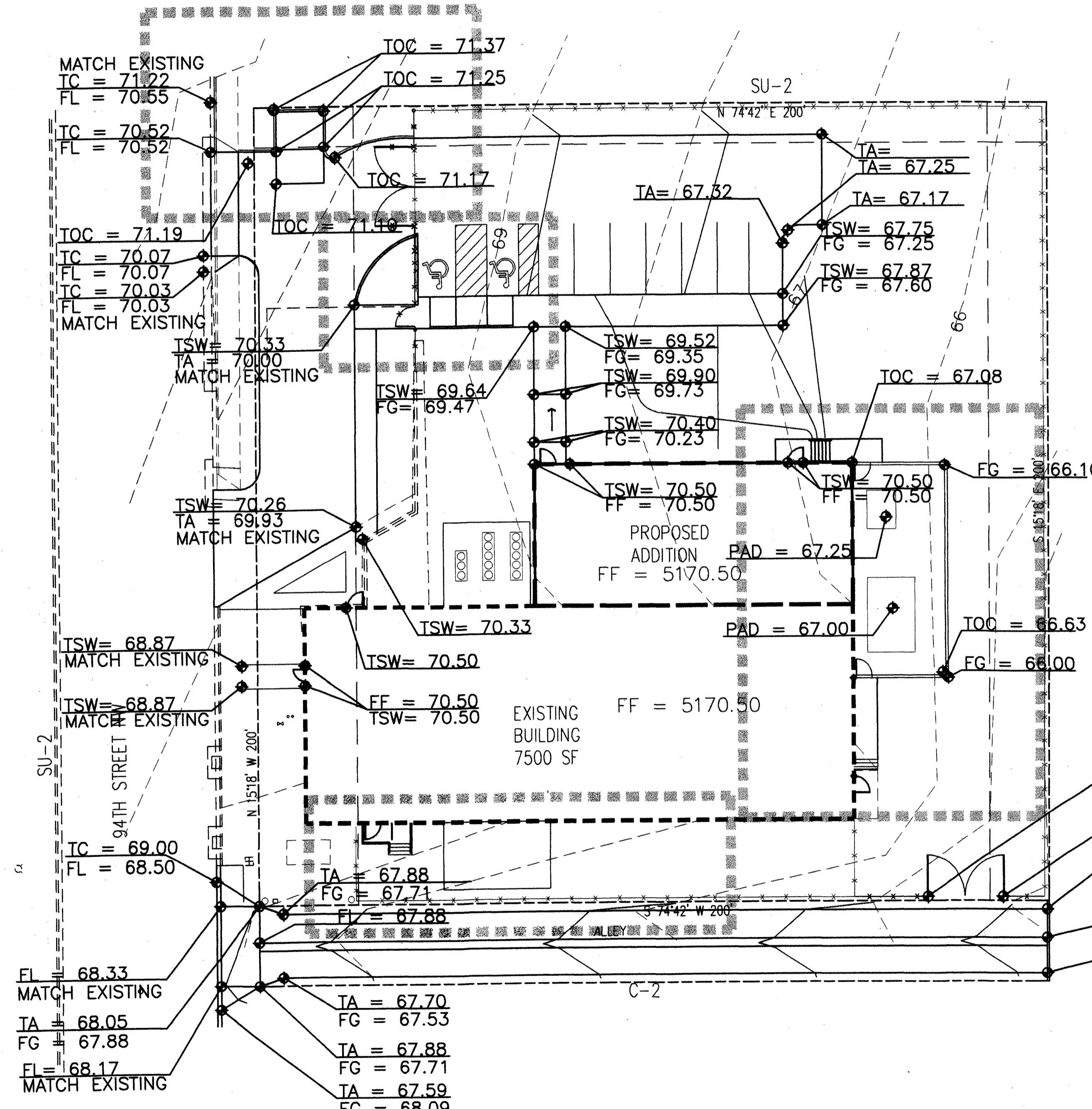
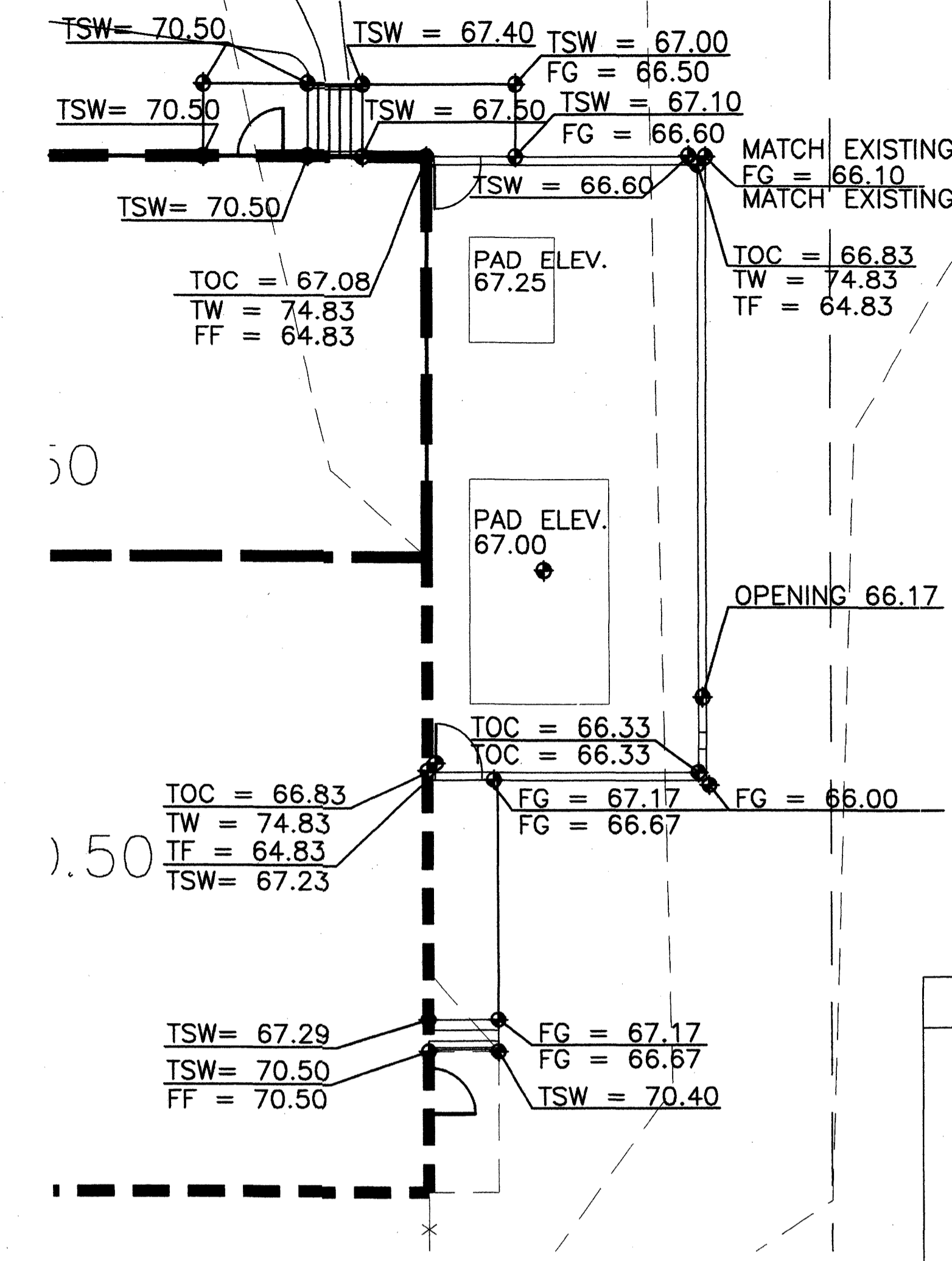
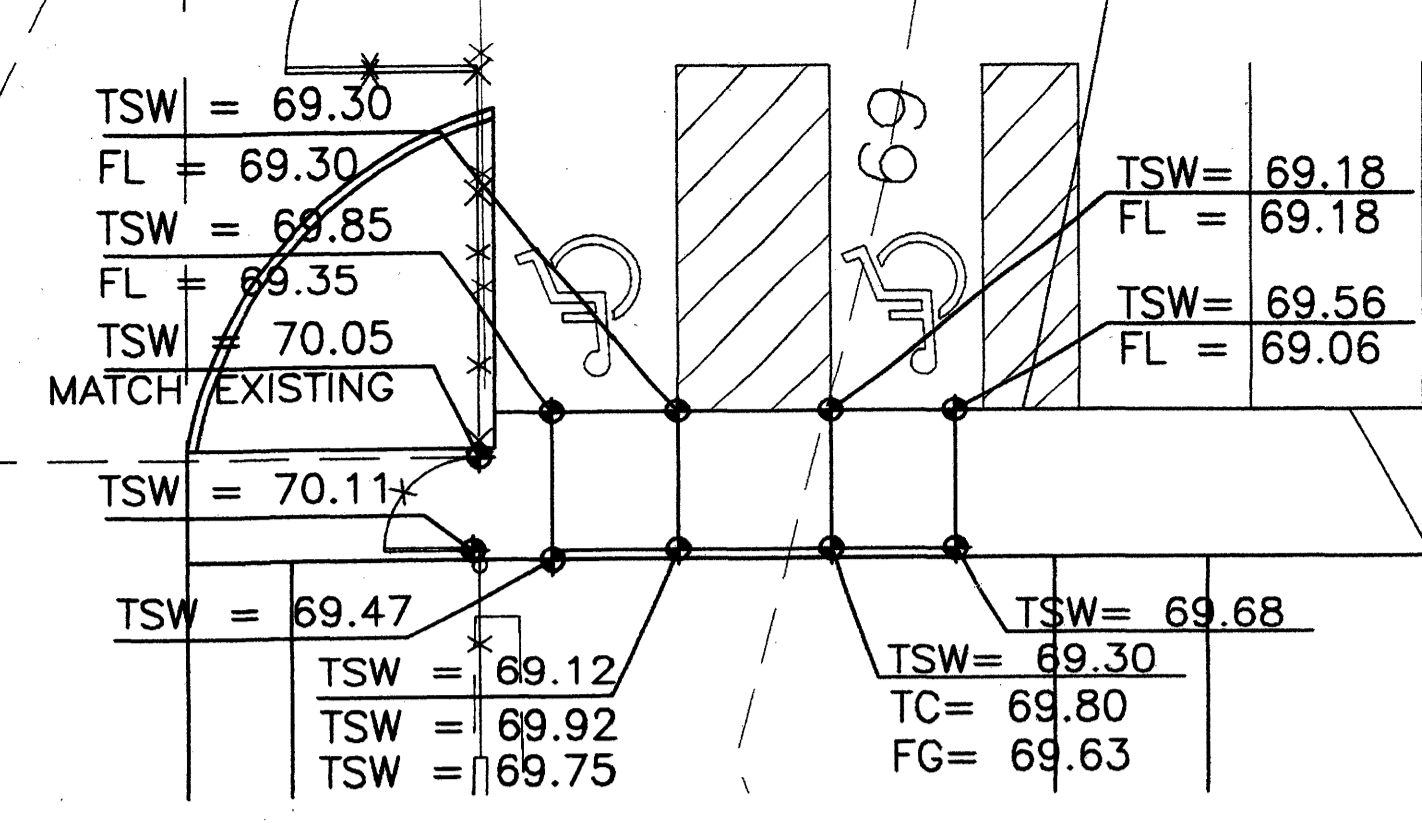
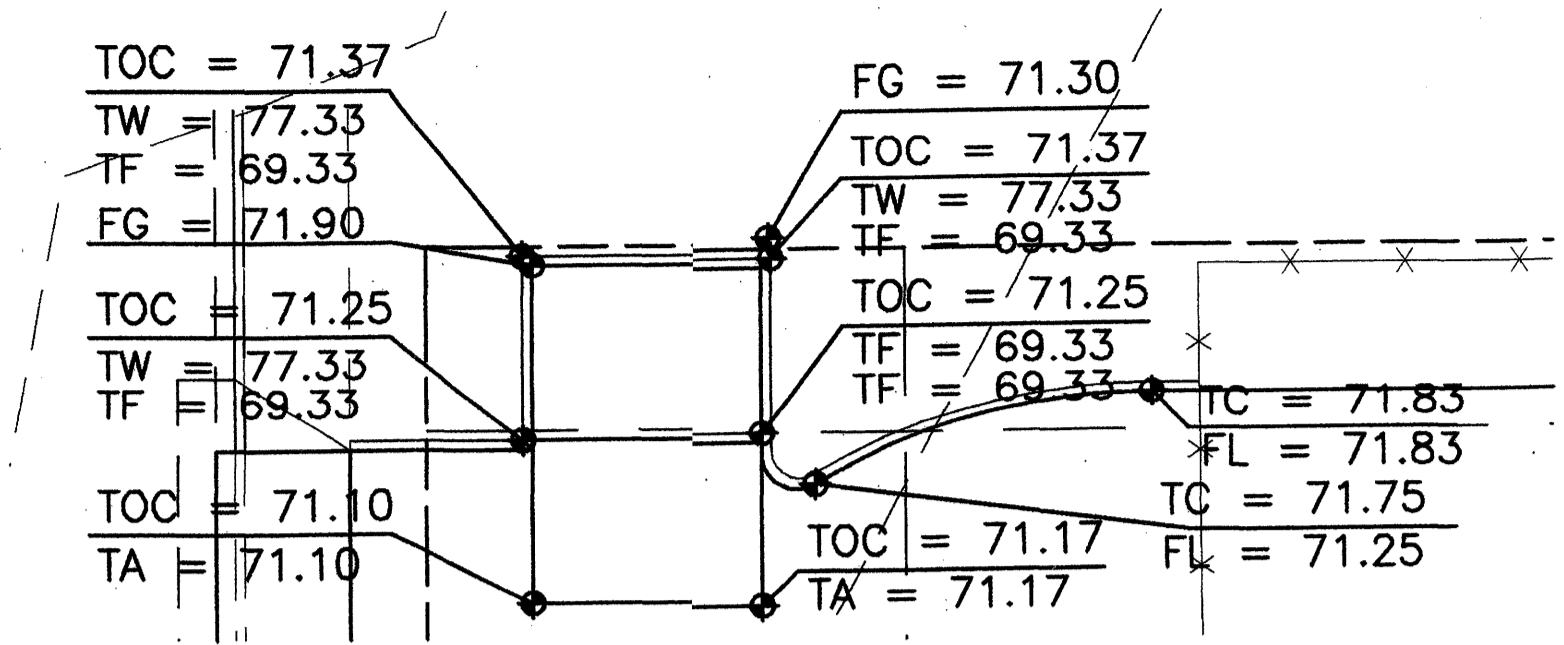


A1	EAST ELEVATION
1/8"=1'-0"	A01



DRAWN BY: WIF CHECKED BY: DMH DATE: 12/13/04		115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106 TELE. (505)255-8668 FAX (505)268-6665	Job No. 04054 ARCH	No. of Sheets
<b>ALBUQUERQUE, NM</b> <b>108 94TH STREET NW</b> <b>ALBUQUERQUE WEST</b> ELEVATIONS				
Manager - Real Estate Engineering				
US West Communications Business Resources - Real Estate Albuquerque, New Mexico				
				<b>3</b>



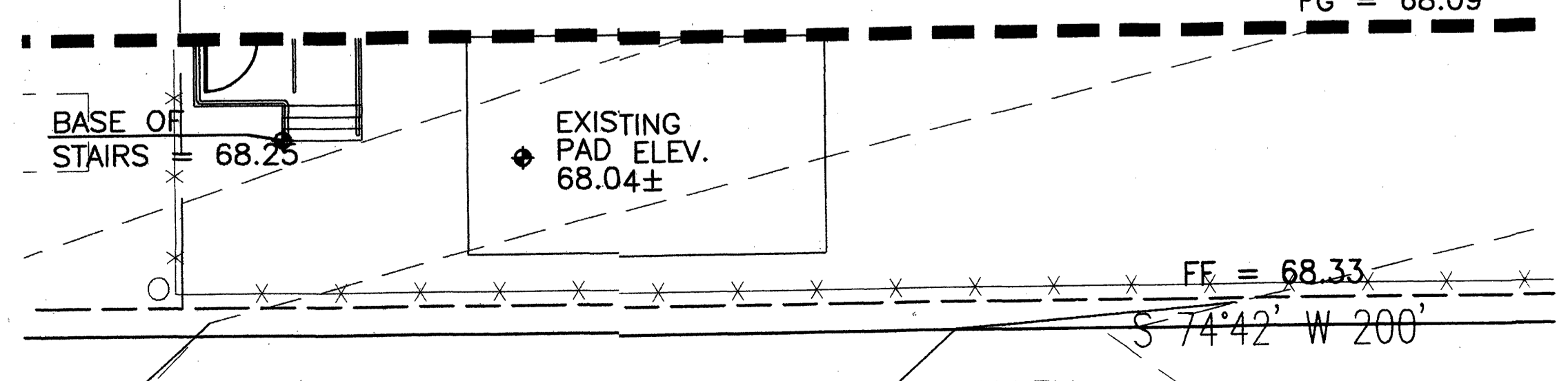


### LEGEND

- NEW RESIDENTIAL PAVING
- NEW CONC WALKS, APRONS PER COA STD. DWG 2430
- NEW STD CURB & GUTTER PER COA STD DWG 2415A
- NEW 4' WIDE SIDEWALK PER COA STD DWG 2430
- SUB DIVISION BOUNDARY
- LOT LINE
- STREET CENTERLINE
- EDGE OF EXIST. PAVEMENT

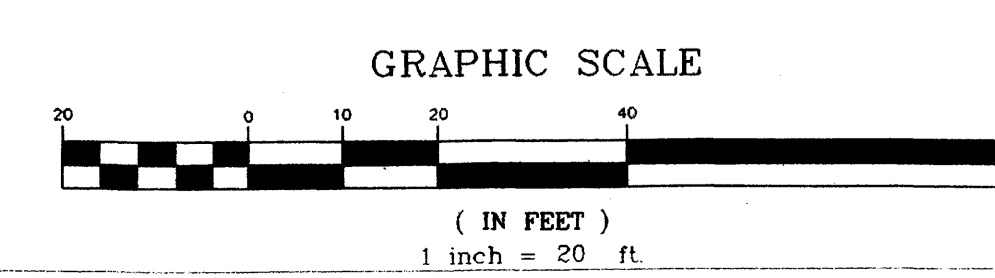
EXISTING FEATURES:

- TRAFFIC SIGN
- FIRE HYDRANT
- EXISTING MANHOLE
- WATER VALVE
- LIGHT POLE



**OVERALL SITE GRADING PLAN**

SCALE: 1" = 20'-0" OVERALL DRAWING  
 SCALE: 1" = 10'-0" ENLARGEMENTS



**THE group** TELCK-HENSLEY ENGINEERING GROUP

4001 JUAN TABO NE, SUITE A  
 ALBUQUERQUE, NEW MEXICO 87111  
 Phone: (505)292-3202 FAX: (505)292-3904

SMPC

115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106  
 TELE: (505)255-8668 FAX: (505)268-6665

Job No. 04054  
 No. of Sheets ARCH

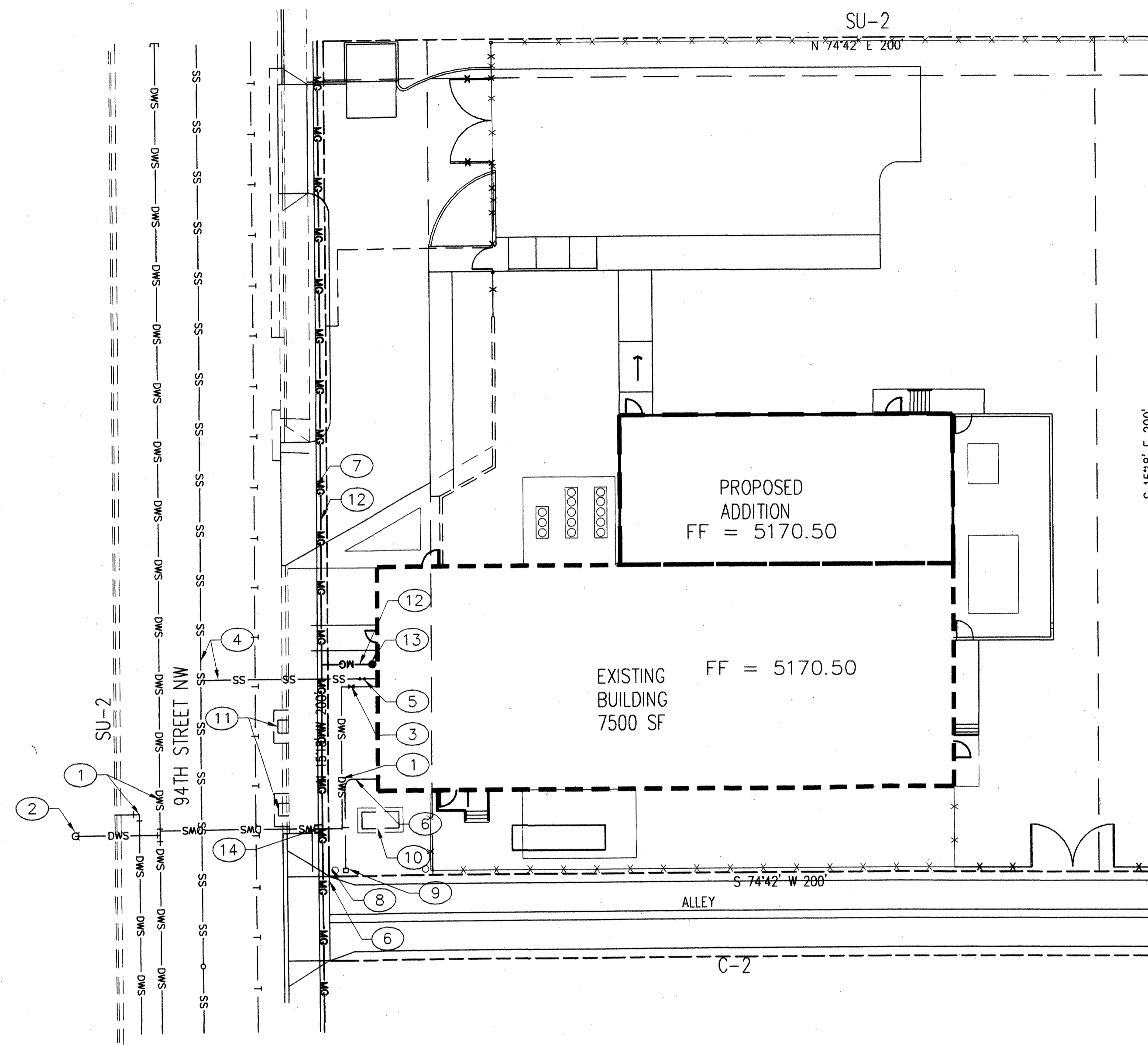
ALBUQUERQUE, NM  
 108 94TH STREET NW  
 ALBUQUERQUE WEST

OVERALL SITE GRADING PLAN

Manager - Real Estate Engineering  
 US West Communications  
 Business Resources - Real Estate  
 Albuquerque, New Mexico

12-13-04

4



**KEYED NOTES:**

1. Existing water line to remain. Protect during construction.
2. Existing fire hydrant to remain. Protect during construction.
3. Existing gate valve to remain. Protect during construction.
4. Existing Sanitary Sewer to remain. Protect during construction.
5. Existing Sanitary Sewer clean out.
6. Existing underground telecommunications line.
7. Existing underground power line.
8. Existing power pole.
9. Existing telecommunications box.
10. Existing Electrical transformer.
11. Existing Storm drain catch basin.
12. Existing underground natural gas line.
13. Existing natural gas meter.
14. Existing 1 1/2" water meter and meter box.

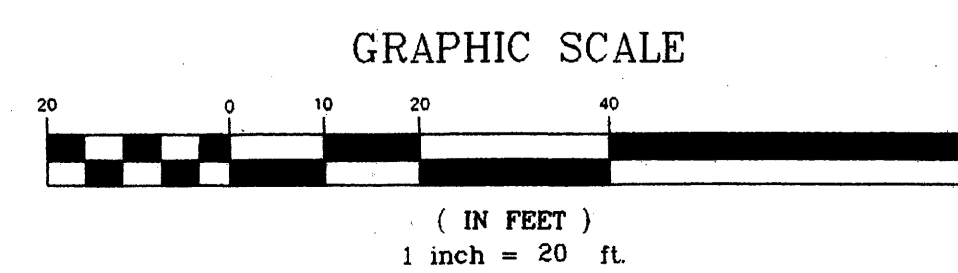
**LEGEND**

- NEW RESIDENTIAL PAVING
- NEW CONC WALKS, APRONS PER COA STD. DWG 2430
- NEW STD CURB & GUTTER PER COA STD DWG 2415A
- NEW 4' WIDE SIDEWALK PER COA STD DWG 2430
- SUB DIVISION BOUNDARY
- LOT LINE
- STREET CENTERLINE
- EDGE OF EXIST. PAVEMENT

EXISTING FEATURES:

- TRAFFIC SIGN
- FIRE HYDRANT
- EXISTING MANHOLE
- WATER VALVE
- LIGHT POLE

**OVERALL SITE UTILITY PLAN**  
 SCALE: 1" = 20'-0"

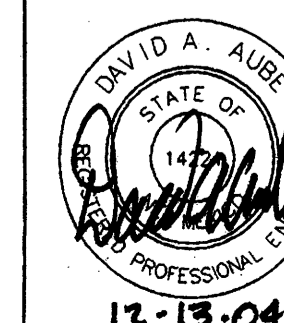


**THE group** **TELCK-HENSLEY ENGINEERING GROUP**  
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DRAWN BY: PMD		115 AMHERST DRIVE SE, ALBUQUERQUE, NM 87106	Job No. <b>04054</b>	No. of Sheets
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ALBUQUERQUE, NM  
 108 94TH STREET NW  
 ALBUQUERQUE WEST

OVERALL SITE UTILITY PLAN



Manager - Real Estate Engineering  
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