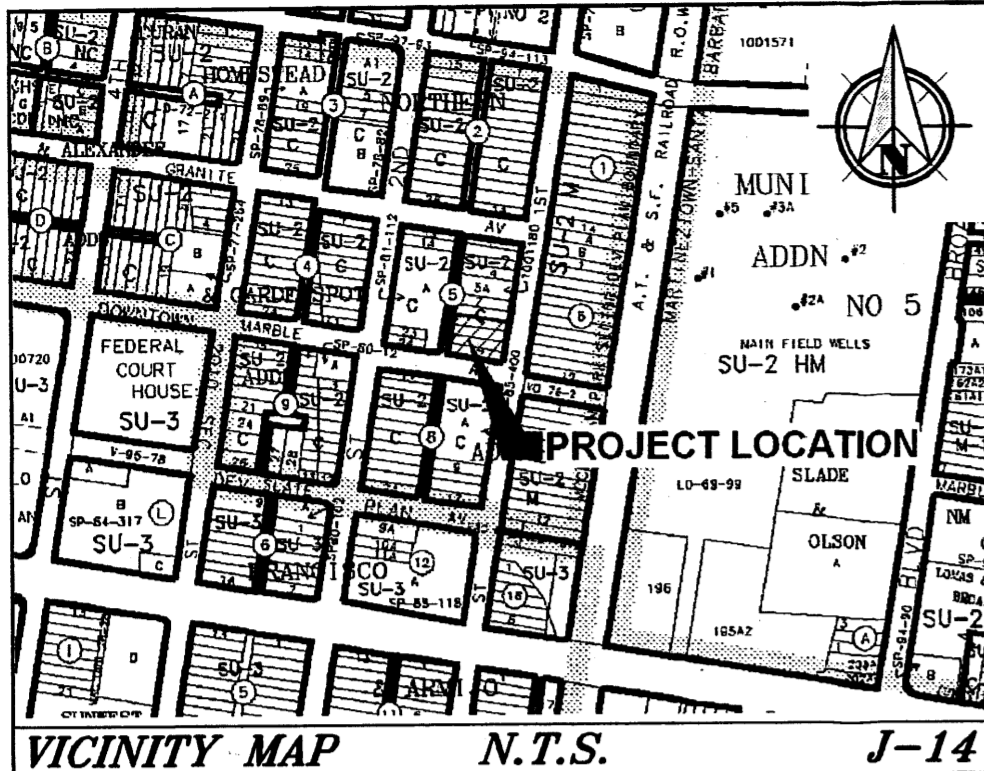


PLAT OF  
**LOT 9-A**  
**NORTHERN ADDITION**

TOWN OF ALBUQUERQUE GRANT  
WITHIN PROJECTED SECTION 17, T.10 N., R. 3 E.,  
N.M.P.M.  
ALBUQUERQUE, NEW MEXICO  
APRIL 2007



Treasurers Certification

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND  
PAID ON UPC # LOT 9: 1014-058-313-196-435-04  
LOT 10: 1014-058-313-193-435-03  
PROPERTY OWNER(S) OF RECORD: \_\_\_\_\_

COUNTY TREASURER \_\_\_\_\_ DATE \_\_\_\_\_

Legal Description

LOTS 9 THRU 12, BLOCK 5 NORTHERN ADDITION, TOWN OF ALBUQUERQUE GRANT, AS IS FILED JANUARY 8, 1892 IN BOOK B3, PAGE 15 IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 12 BEING A FOUND REBAR WITH CAP STAMPED "LS 11224" WHENCE AN ACS BRASS CAP STAMPED "9-J16" BEARS S 87°30'16" E, A DISTANCE OF 5,070.28 FEET; THENCE,

N 80°52'54" W, A DISTANCE OF 141.94 FEET TO THE SOUTHWEST CORNER OF LOT 12 BEING A FOUND REBAR WITH CAP STAMPED "LS 11224"; THENCE,

N 09°19'12" E, A DISTANCE OF 100.10 FEET TO THE NORTHWEST CORNER OF LOT 9 BEING A FOUND REBAR WITH CAP STAMPED "LS 11224"; THENCE,

S 80°45'36" E, A DISTANCE OF 141.97 FEET TO THE NORTHEAST CORNER OF LOT 9 BEING A FOUND REBAR WITH CAP STAMPED "LS 11224"; THENCE,

S 09°20'28" W, A DISTANCE OF 99.80 FEET TO THE SOUTHEAST CORNER OF LOT 12, BEING THE POINT AND PLACE OF BEGINNING CONTAINING 14,188.720 SQ FT, 0.3257 ACRES MORE OR LESS.

INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT.

- G. TALOS LOG NUMBER: 2007151562
- H. CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
- I. ZONE CLASSIFICATION: CITY SU-2
- J. IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.

Disclosure Statement

THE PURPOSE OF THIS PLAT IS TO CONSOLIDATE LOTS 9, 10, 11 AND 12 INTO ONE LOT TO CREATE LOT 9-A.

Free Consent and Dedication

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S), SAID OWNER(S) WARRANT THAT HE HOLDS COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE IN THE LAND CONSOLIDATED BY THIS PLAT.

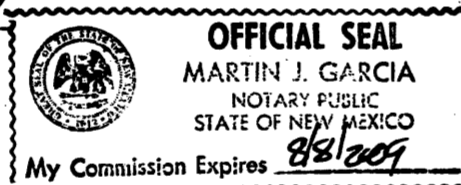
*[Signature]*  
TED RICE, VICE PRESIDENT  
SANTA FE PROPERTY REAL ESTATE CO INC.

STATE OF NEW MEXICO }  
COUNTY OF BERNALILLO } SS

ON THIS 23<sup>rd</sup> DAY OF APRIL, 2007, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY TED RICE OWNER, VP

*[Signature]*  
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8/8/2009



General Notes

- A. THE BEARING BASE FOR THIS PLAT IS MONUMENT "9-J16". ALL DISTANCES ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927).
- B. RECORDED PLAT FILED ON JANUARY 8, 1892 IN BOOK B3, PAGE 15 FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO.
- C. GROSS ACREAGE: 0.3257 AC
- D. NUMBER OF EXISTING LOTS: 4
- E. NUMBER OF LOTS CREATED: 1
- F. PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
  - 1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
  - 2. PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
  - 3. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.
  - 4. QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.

Approvals

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

Application Number: \_\_\_\_\_

PLAT APPROVAL

\*\*\* Utility Approvals:

PNM Electric Services ON \_\_\_\_\_ Date \_\_\_\_\_

PNM Gas Services \_\_\_\_\_ Date \_\_\_\_\_

QWEST Telecommunications \_\_\_\_\_ Date \_\_\_\_\_

Comcast \_\_\_\_\_ Date \_\_\_\_\_

CITY APPROVALS:

*[Signature]* 4-23-07  
City Surveyor Date

Real Property Division (conditional) \_\_\_\_\_ Date \_\_\_\_\_

Environmental Health Department (conditional) \_\_\_\_\_ Date \_\_\_\_\_

Traffic Engineering, Transportation Division \_\_\_\_\_ Date \_\_\_\_\_

Water Utilities Department \_\_\_\_\_ Date \_\_\_\_\_

Parks and Recreation Department \_\_\_\_\_ Date \_\_\_\_\_

AMA FCA \_\_\_\_\_ Date \_\_\_\_\_

City Engineer \_\_\_\_\_ Date \_\_\_\_\_

DRB Chairperson, Planning Department \_\_\_\_\_ Date \_\_\_\_\_

Surveyor's Certification

I, DAVID R. VIGIL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8911, HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT IT MEETS THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS; THAT IT COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE SUBDIVISION ORDINANCE; THAT IT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING INTEREST; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



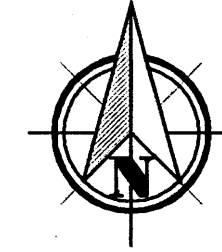
*[Signature]* 04/20/07  
DAVID R. VIGIL, N.M.P.S. 8911 DATE

**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
Office: 505.877.5469 Fax: 505.452.0331  
Mobile: 505.980.0485

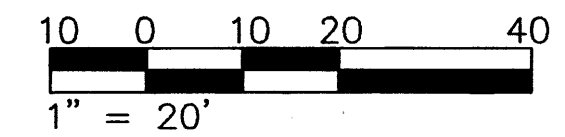


PLAT OF  
**LOT 9-A**  
**NORTHERN ADDITION**

TOWN OF ALBUQUERQUE GRANT  
 WITHIN PROJECTED SECTION 17, T.10 N., R. 3 E.,  
 N.M.P.M.  
 ALBUQUERQUE, NEW MEXICO  
 APRIL 2007

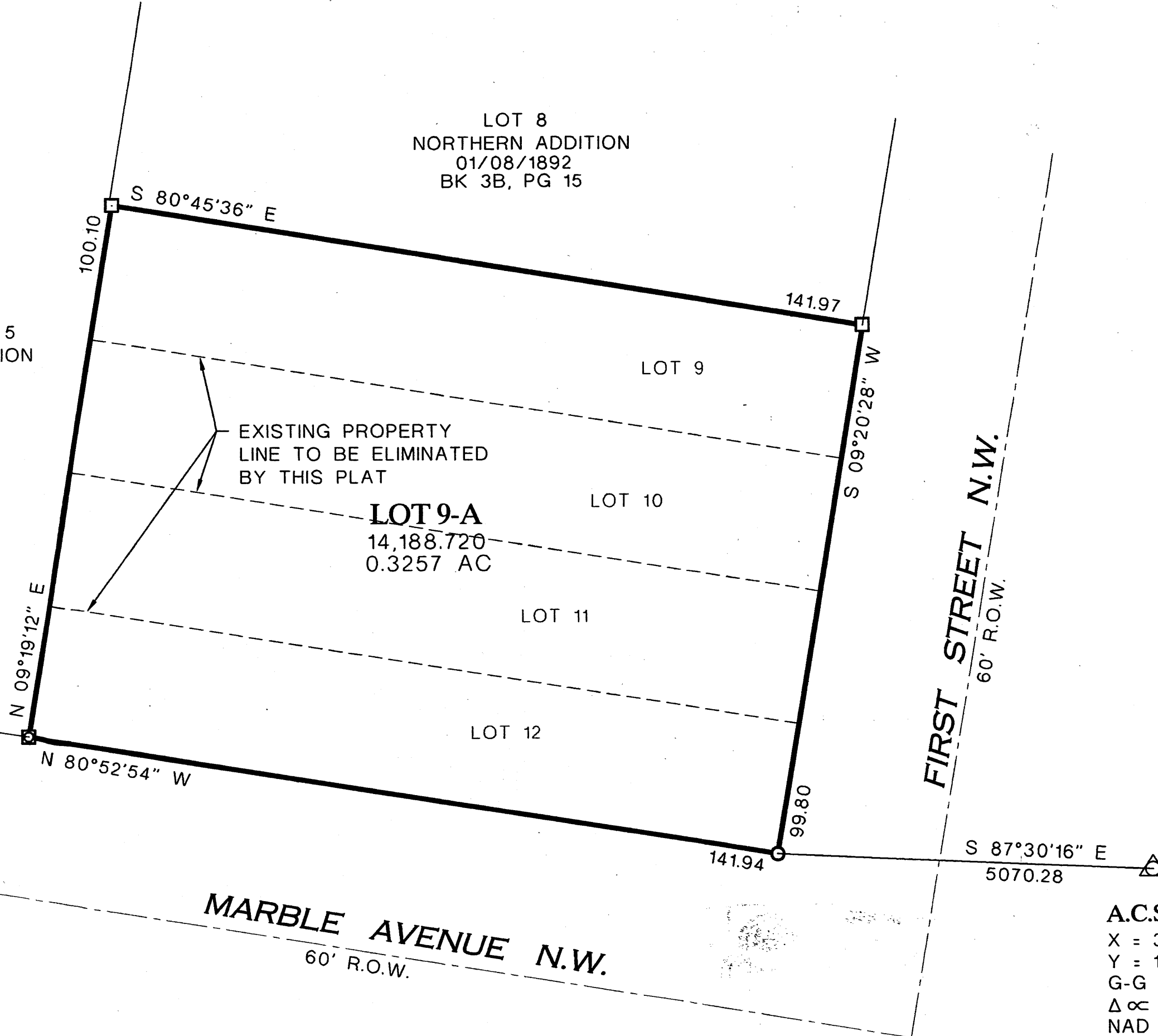


NORTH



LOT 23, BLOCK 5  
 NORTHERN ADDITION  
 01/08/1892  
 BK 3B, PG 15

LOT 8  
 NORTHERN ADDITION  
 01/08/1892  
 BK 3B, PG 15



EXISTING PROPERTY  
 LINE TO BE ELIMINATED  
 BY THIS PLAT

**LOT 9-A**  
 14,188.720  
 0.3257 AC

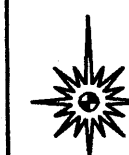
**FIRST STREET N.W.**  
 60' R.O.W.

**MARBLE AVENUE N.W.**  
 60' R.O.W.

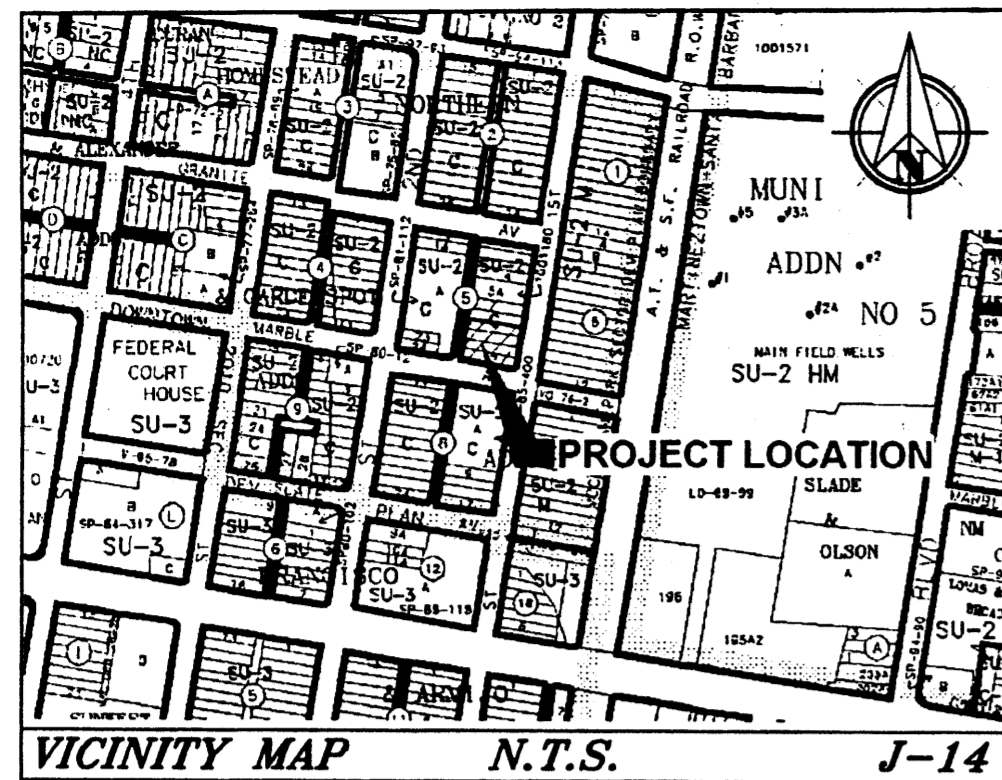
A.C.S. "9-J16"  
 X = 389,674.32  
 Y = 1,487,263.26  
 G-G 0.99966810  
 $\Delta \alpha$  -00°12'43"  
 NAD 1927  
 CENTRAL ZONE

**Legend**

- FOUND REBAR WITH CAP STAMPED "LS 11224"
- FOUND PK NAIL WITH SHINER STAMPED "LS 11224"
- ▣ FOUND 1 1/4" IRON PIPE WITH TAG STAMPED "LS 11224"
- PROPERTY BOUNDARY
- - - EXISTING BOUNDARY LINE TO BE ELIMINATED BY THIS PLAT



**NORTH STAR SURVEYING**  
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 Mobile: 505.980.0455



VICINITY MAP N.T.S. J-14

**Disclosure Statement**

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*[Signature]*  
 TED RICE, VICE PRESIDENT  
 SANTA FE PROPERTY REAL ESTATE CO INC.

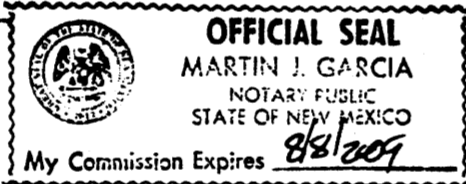
STATE OF NEW MEXICO } SS  
 COUNTY OF BERNALILLO }

ON THIS 23<sup>rd</sup> DAY OF APRIL 2007, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY TED RICE OWNER, VP

*[Signature]*  
 NOTARY PUBLIC

DATE 4/23/07

MY COMMISSION EXPIRES: 8/8/2009

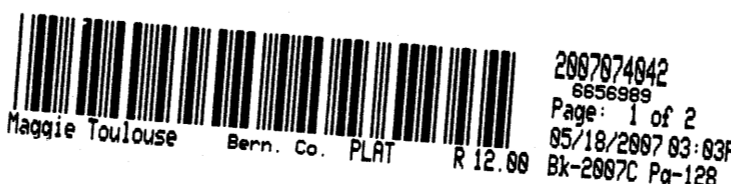


**General Notes**

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- G. TALOS LOG NUMBER: 2007151562
- H. CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
- I. ZONE CLASSIFICATION: CITY SU-2
- J. IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.



STUDIO ARCHITECTS  
 WWW.STUDIOSWARCH.COM  
 2707 Mountain Road NW • Albuquerque, NM 87104  
 505.843.9639 phone • 505.843.9683 fax  
 Studio Southwest Architects Inc.  
 Project Designer  
 Celinna Elisa Crimella

**Treasurers Certification**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC # LOT 9: 1014-058-313-196-435-04  
 LOT 10: 1014-058-313-193-435-03

PROPERTY OWNER(S) OF RECORD: RIMBERT JOACHIM  
*[Signature]*  
 COUNTY TREASURER DATE 5-19-07

**Legal Description**

LOTS 9 THRU 12, BLOCK 5 NORTHERN ADDITION, TOWN OF ALBUQUERQUE GRANT, AS IS FILED JANUARY 8, 1892 IN BOOK B3, PAGE 15 IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 12 BEING A FOUND REBAR WITH CAP STAMPED "LS 11224" WHENCE AN ACS BRASS CAP STAMPED "9-J16" BEARS S 87°30'16" E, A DISTANCE OF 5,070.28 FEET; THENCE,

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PLAT OF  
**LOT 9-A**  
**NORTHERN ADDITION**

TOWN OF ALBUQUERQUE GRANT  
 WITHIN PROJECTED SECTION 17, T.10 N., R. 3 E.,  
 N.M.P.M.  
 ALBUQUERQUE, NEW MEXICO  
 APRIL 2007

**Approvals**

PROJECT NUMBER: 1005437

Application Number: 07DRB-00531

**PLAT APPROVAL**

\*\*\* Utility Approvals:

<i>[Signature]</i> PNM Electric Services	<u>5-8-07</u> Date
<i>[Signature]</i> PNM Gas Services	<u>5-8-07</u> Date
<i>[Signature]</i> QWEST Telecommunications	<u>5/2/07</u> Date
<i>[Signature]</i> Comcast	<u>5-8-07</u> Date

**CITY APPROVALS:**

<i>[Signature]</i> City Surveyor	<u>4-23-07</u> Date
<u>N/A</u> Real Property Division (conditional)	<u>5/18/07</u> Date
<u>N/A</u> Environmental Health Department (conditional)	<u>5/18/07</u> Date
<i>[Signature]</i> Traffic Engineering, Transportation Division	<u>5-16-07</u> Date
<i>[Signature]</i> Water Utilities Department	<u>5/16/07</u> Date
<i>[Signature]</i> Parks and Recreation Department	<u>5/16/07</u> Date
<i>[Signature]</i> AMAFCA	<u>5/16/07</u> Date
<i>[Signature]</i> City Engineer	<u>5/16/07</u> Date
<i>[Signature]</i> DRB Chairperson, Planning Department	<u>5/18/07</u> Date

**Surveyor's Certification**

I, DAVID R. VIGIL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8911, HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT IT MEETS THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS; THAT IT COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE SUBDIVISION ORDINANCE; THAT IT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING INTEREST; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



*[Signature]*  
 DAVID R. VIGIL, N.M.P.S. 8911  
04/20/07  
 DATE

**NORTH STAR SURVEYING**  
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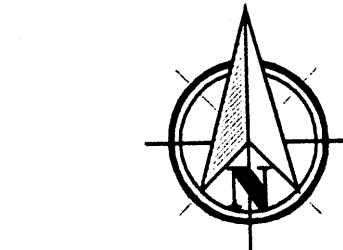
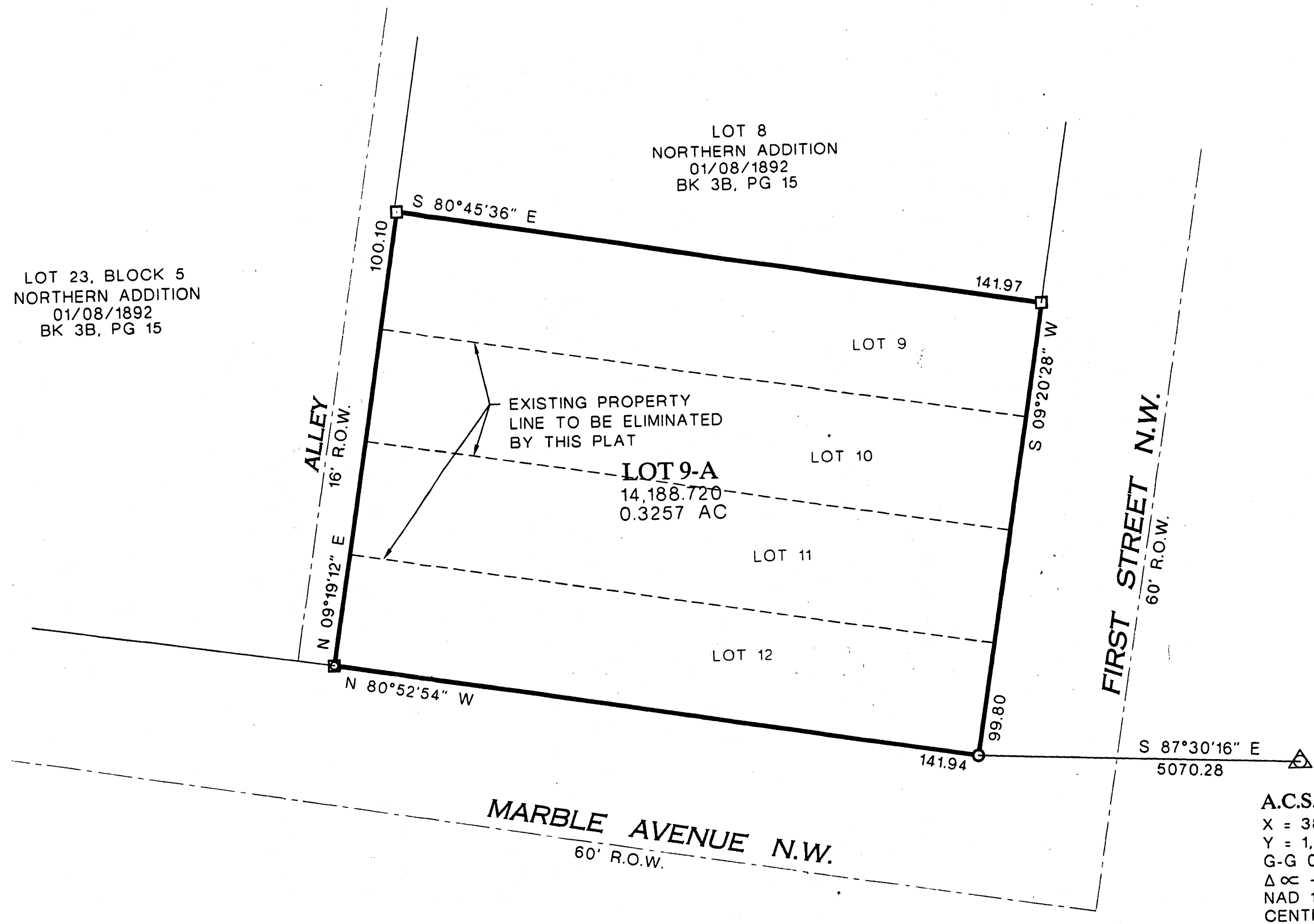


PLAT OF  
**LOT 9-A**  
**NORTHERN ADDITION**

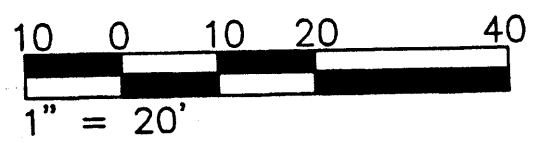
TOWN OF ALBUQUERQUE GRANT  
 WITHIN PROJECTED SECTION 17, T.10 N., R. 3 E.,  
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 ALBUQUERQUE, NEW MEXICO  
 APRIL 2007

LOT 23, BLOCK 5  
 NORTHERN ADDITION  
 01/08/1892  
 BK 3B, PG 15

LOT 8  
 NORTHERN ADDITION  
 01/08/1892  
 BK 3B, PG 15



NORTH



A.C.S. "9-J16"  
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 Y = 1,487,263.26  
 G-G 0.99966810  
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- FOUND REBAR WITH CAP STAMPED "LS 11224"
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- PROPERTY BOUNDARY
- - - EXISTING BOUNDARY LINE TO BE ELIMINATED BY THIS PLAT

2897874942  
 6636989  
 Page: 2 of 2  
 05/18/2007 03:03P  
 Bk-2867C Pg-128

**NORTH STAR SURVEYING**  
 1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
 Office: 505.877.5469 Fax: 505.482.0331  
 Mobile: 505.980.0465

**SITE CALCULATIONS**

PARKING REQUIREMENTS  
 PARKING PER SECTION IV.7 OF  
 THE MCCLELAND PARK SECTOR PLAN

TOTAL SPACES -->	19 SPACES
TOTAL SPACES PROVIDED -->	19 SPACES
HC REQUIRED -->	1 SPACE
HC PROVIDED -->	1 SPACE
MOTORCYCLE REQUIRED -->	1 SPACE
MOTORCYCLE PROVIDED -->	1 SPACE
BICYCLE SPACES REQUIRED	4 SPACES
BICYCLE SPACES PROVIDED	4 SPACES

**ARIA**

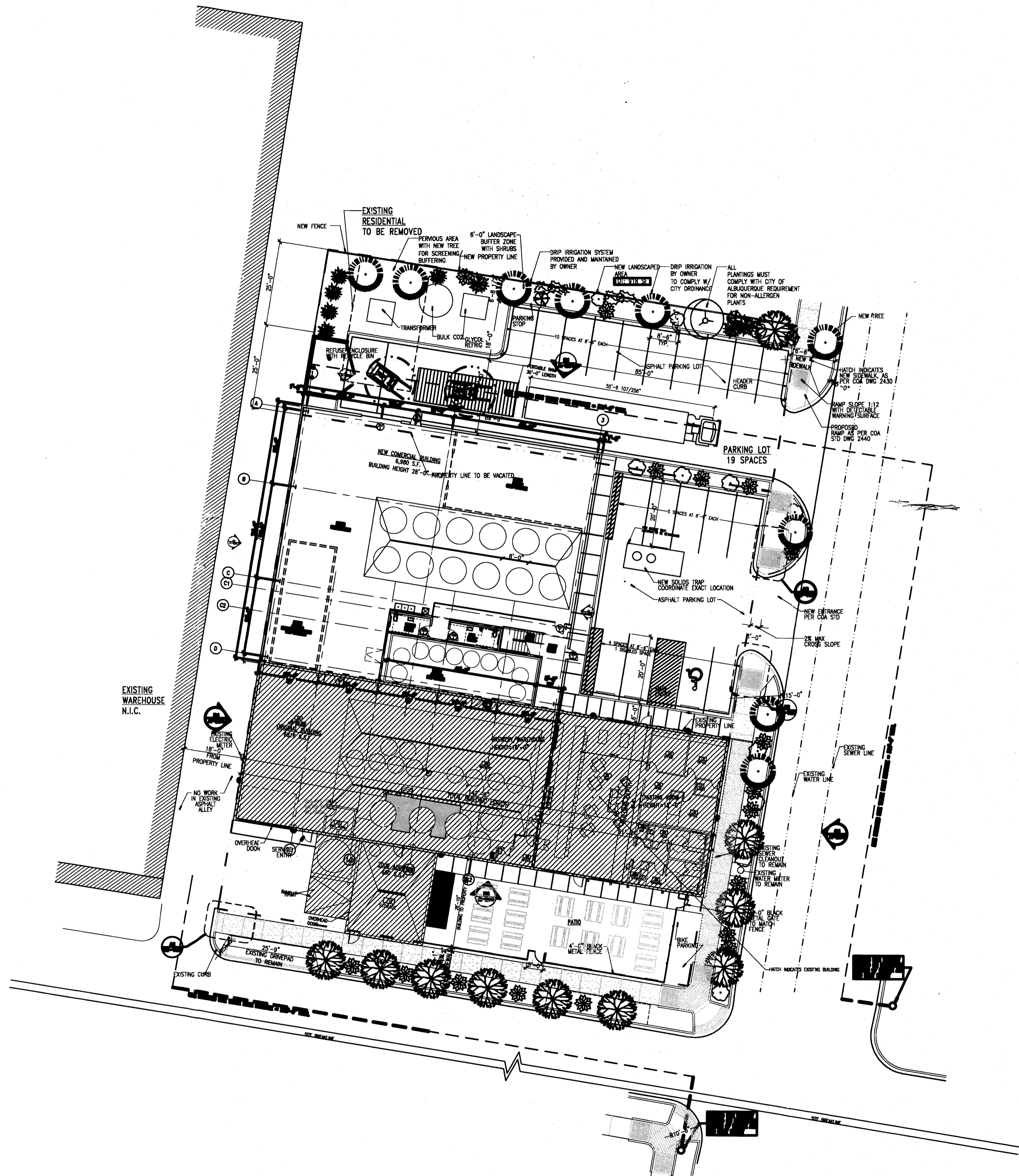
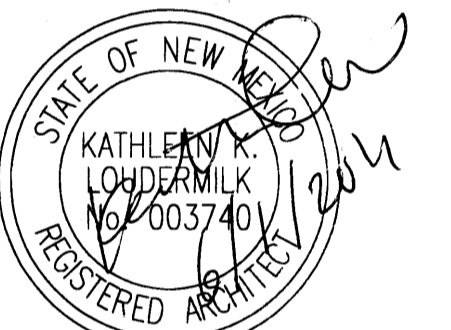
**ARCHITECTURE**

ARIA ARCHITECTURE LLC  
 227 JEFFERSON STREET NORTHEAST  
 ALBUQUERQUE | NEW MEXICO | 87108  
 PHONE | 505.506.2314 | 505.573.5583

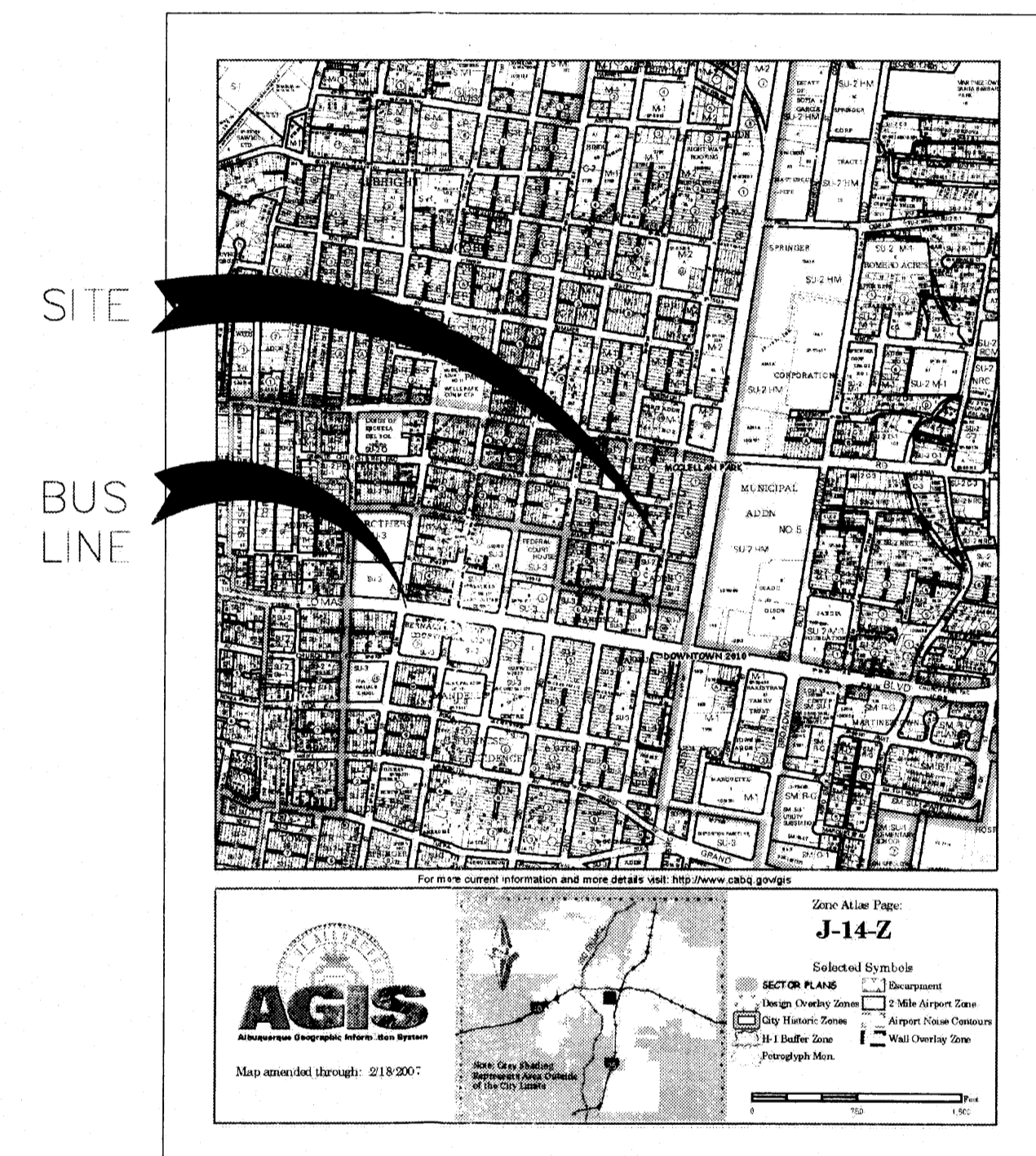
**MARBLE BREWERY  
 NEW BUILDING  
 ADDITION**

111 MARBLE  
 ALBUQUERQUE, NM

Architect/Engineer



**A1** OVERALL SITE PLAN, MARBLE BREWERY NEW BUILDING ADDITION  
 1"=20'



**C5** VICINITY PLAN  
 N.T.S.

PROJECT NUMBER: 1005437  
 APPLICATION NUMBER: \_\_\_\_\_

Is an infrastructure list required? ( ) Yes ( ) No If Yes, then a set of approved DRB 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:**

Traffic Engineer, Transportation Division	_____	Date
Water Utility Development	_____	Date
Parks & Recreation Department	_____	Date
City Engineer	_____	Date
* Environmental Health Department (conditional)	_____	Date
Solid Waste Management	_____	Date
DRB Chairperson, Planning Department	_____	Date

\* Environmental Health, if necessary

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		1001
CAD DWG FILE:		1001-AS101
DRAWN BY:		CAD
CHECKED BY:		PROJECT ARCH
DATE:		6/1/11

SHEET TITLE  
**SITE PLAN**

**AS101**



**EXISTING SITE DRAINAGE:**

THIS 0.65 ACRE SITE IS LOCATED AT THE NORTHWEST CORNER OF MARBLE AVE. AND 1ST STREET WITH AN ADDRESS OF 111 MARBLE AVENUE. IT CONSISTS OF THE EXISTING MARBLE BREWERY BUILDING, A GRAVEL PARKING LOT AND AN EXISTING RESIDENCE. THE SITE IS BOUNDED ON THE NORTH BY A RESIDENCE, ON THE WEST BY AN ALLEY AND EXISTING BUILDING, ON THE EAST BY FIRST STREET AND ON THE SOUTH BY MARBLE AVE. THE SITE CURRENTLY DRAINS FROM WEST TO EAST WITH THE EXISTING BREWERY DRAINING NORTH TO SOUTH. ALL OF THE DRAINAGE FLOWS TO THE STREET AND THEN INTO AN EXISTING DROP INLET LOCATED AT THE NORTHWEST CORNER OF THE INTERSECTION. THE EXISTING SITE CURRENTLY DISCHARGES 2.34 CFS TO THE STREETS.

THE SITE DOES NOT LIE WITHIN A FLOOD PLAIN ALTHOUGH 1ST STREET ADJACENT TO THE SITE IS LOCATED IN A ZONE AO FLOOD PLAIN WITH A DEPTH OF ONE FOOT.

**PROPOSED SITE DRAINAGE:**

THIS PROJECT IS AN EXPANSION OF THE EXISTING BREWERY. THE RESIDENCE TO THE NORTH OF THE PROPERTY WILL BE DEMOLISHED TO MAKE ROOM FOR THE EXPANSION. THE EXISTING LOT LINES WILL BE ELIMINATED WITH A REPLAT. ALL PARKING LOTS WILL BE PAVED AND THE SITE WILL MAINTAIN THE SAME DRAINAGE PATTERN THAT CURRENTLY EXISTS.

THE CHANGE IN LAND USE WILL INCREASE THE EXISTING FLOW BY 0.62 CFS TO 2.96 CFS TOTAL DISCHARGE. THIS INCREASE IN FLOW AMOUNTS TO A VOLUME OF 1350 CUBIC FEET. THIS VOLUME IS CONTAINED WITHIN THE TWO WATER HARVESTING AREAS SHOWN ON THE PLAN. THE EXPANSION WILL NOT CAUSE ANY FLOWS TO ENTER 1ST STREET AND WILL NOT HAVE A NEGATIVE AFFECT ON THE FLOOD PLAIN.

**Weighted E Method**

**Existing On-Site Basins**

Basin	Area (sf)	Area (acres)	Treatment				100-Year			10-Year		
			Treatment A %	Treatment B %	Treatment C %	Treatment D %	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs
Ex. Building	10,670	0.24	0%	0%	0%	0%	2.120	0.043	1.15	1.340	0.027	0.77
Ex. Parking Lot	11,091	0.25	0%	0%	100%	0%	1.130	0.024	0.80	0.520	0.011	0.44
Ex. Residence	6,678	0.15	0%	90%	0%	10%	0.914	0.012	0.39	0.386	0.005	0.18
<b>Total Flow</b>						<b>2.34</b>						

**Proposed On-Site Basins**

Basin	Area (sf)	Area (acres)	Treatment				100-Year			10-Year		
			Treatment A %	Treatment B %	Treatment C %	Treatment D %	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs	Weighted E (ac-ft)	Volume (ac-ft)	Flow cfs
Ex. Building	10,670	0.24	0%	0%	0%	100%	2.120	0.043	1.15	1.340	0.027	0.77
Ex. Parking Lot	11,091	0.25	0%	2%	0%	98%	2.093	0.044	1.18	1.319	0.028	0.79
Ex. Residence	6,678	0.15	0%	25%	0%	75%	1.785	0.023	0.63	1.075	0.014	0.40
<b>Total Flow</b>						<b>2.96</b>						

Weighted E =  $E_a \cdot A_a + E_b \cdot A_b + E_c \cdot A_c + E_d \cdot A_d$  / (Total Area)

Volume = Weighted D \* Total Area

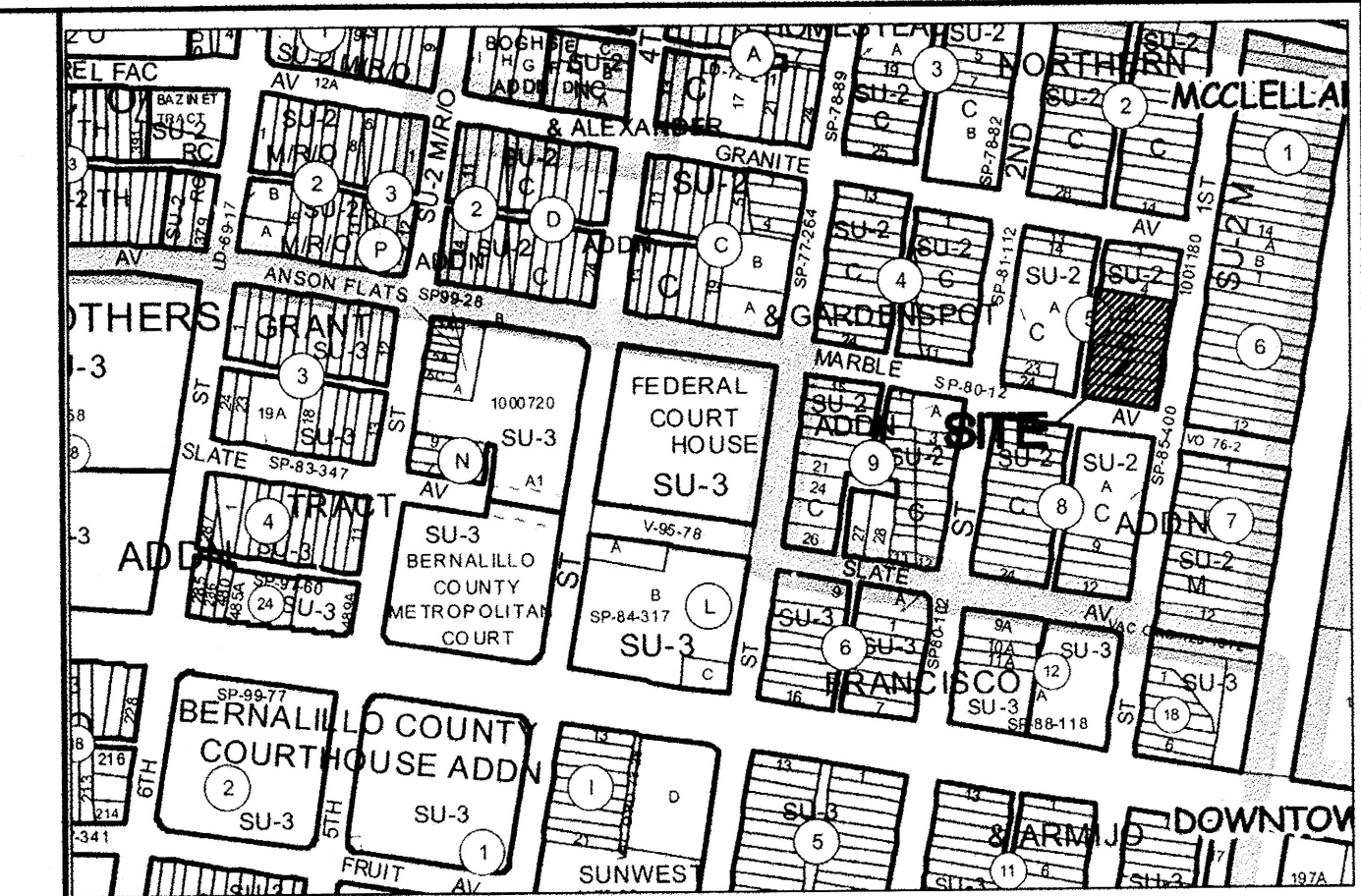
Flow =  $Q_a \cdot A_a + Q_b \cdot A_b + Q_c \cdot A_c + Q_d \cdot A_d$

**Excess Precipitation, E (inches)**

Zone	100-Year	10-Year
E <sub>a</sub>	0.53	0.13
E <sub>b</sub>	0.78	0.28
E <sub>c</sub>	1.13	0.52
E <sub>d</sub>	2.12	1.34

**Peak Discharge (cfs/acre)**

Zone	100-Year	10-Year
Q <sub>a</sub>	1.56	0.38
Q <sub>b</sub>	2.28	0.95
Q <sub>c</sub>	3.14	1.71
Q <sub>d</sub>	4.70	3.14



VICINITY MAP: ZONE MAP J-14Z



AIR PHOTO: 95001C0334G

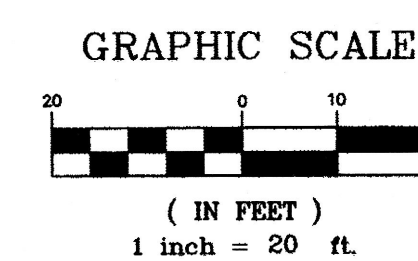
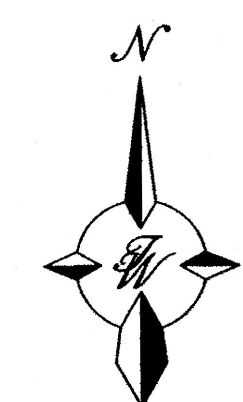
**EROSION CONTROL NOTES:**

- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.
- THIS PROPERTY IS LESS THAN 1.0 ACRE AND WILL NOT BE REQUIRED TO FILE A NPDES PERMIT WITH EPA.

**NOTICE TO CONTRACTORS**

- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
- 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 CONNECTIONS. 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 TRAFFIC/STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
- WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

APPROVAL	NAME	DATE
INSPECTOR		



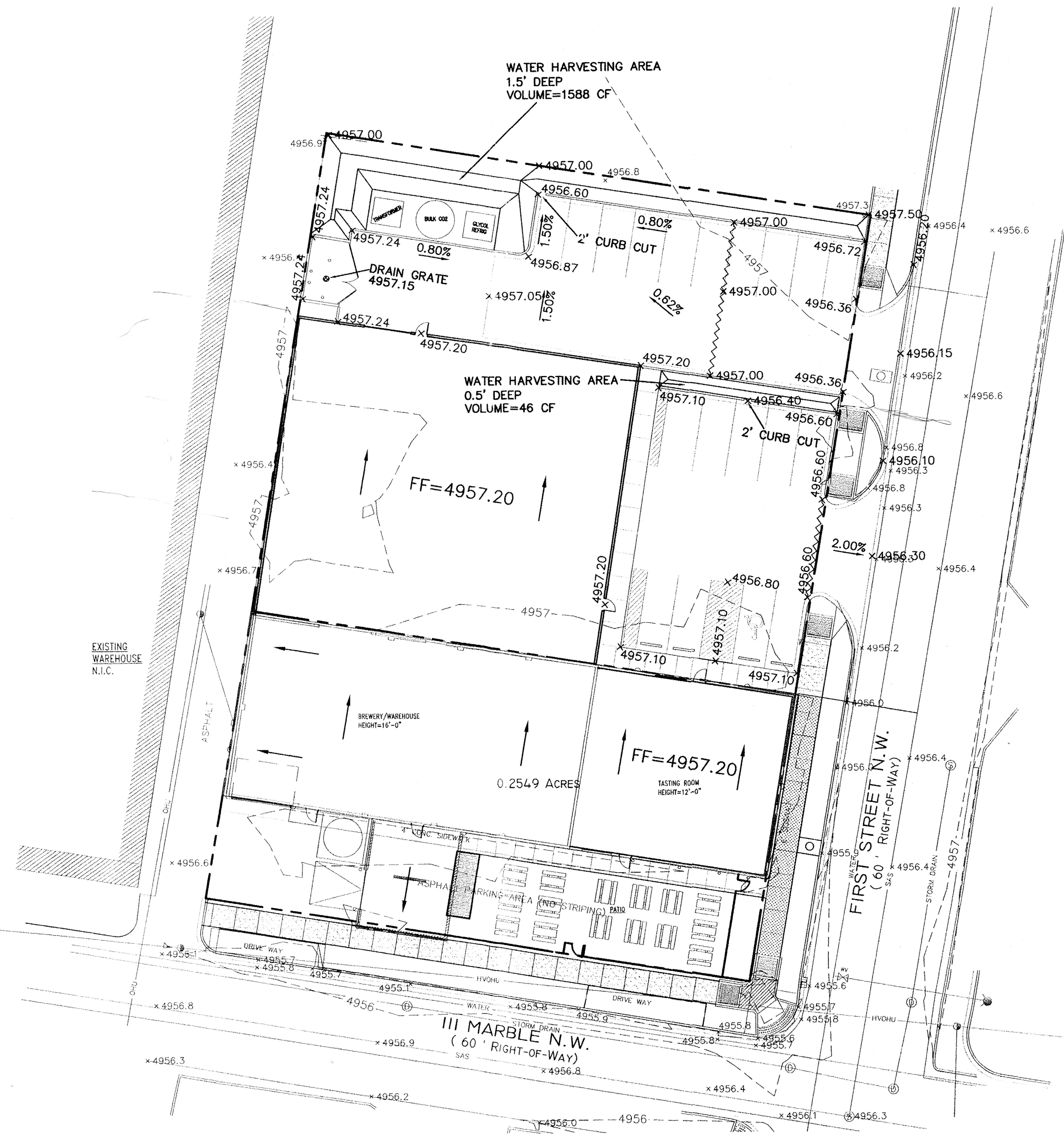
**CAUTION:**  
ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

**LEGEND**

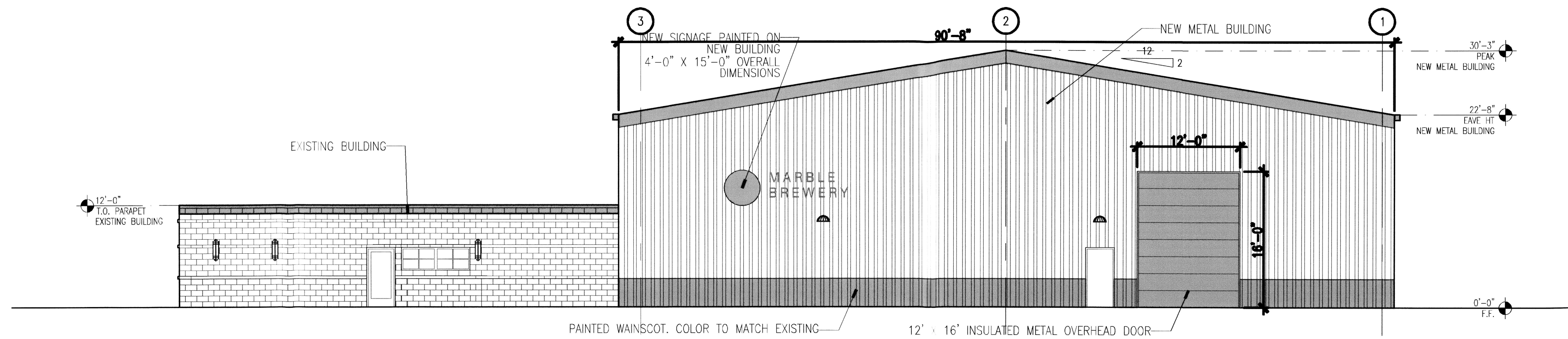
- CURB & GUTTER
- BOUNDARY LINE
- - - EASEMENT
- CENTERLINE
- RIGHT-OF-WAY
- BUILDING
- SIDEWALK
- EXISTING CURB & GUTTER
- ⊙ EXISTING SD MANHOLE
- ⊙ EXISTING INLET
- ⊙ EXISTING SAS MANHOLE
- ⊙ EXISTING FIRE HYDRANT
- ⊙ EXISTING WATER METER
- ⊙ EXISTING POWER POLE
- ⊙ EXISTING GAS VALVE
- OHE — EXISTING OVERHEAD UTILITIES
- - - EX. USE - - - EXISTING UNDERGROUND UTILITIES
- - - EX. 2" GAS - - - EXISTING GAS
- - - EX. 8" SAS - - - EXISTING SANITARY SEWER LINE
- - - EX. WL - - - EXISTING WATER LINE
- - - EX. RCP - - - EXISTING STORM SEWER LINE
- WATER BLOCK

**ROUGH GRADING APPROVAL** DATE

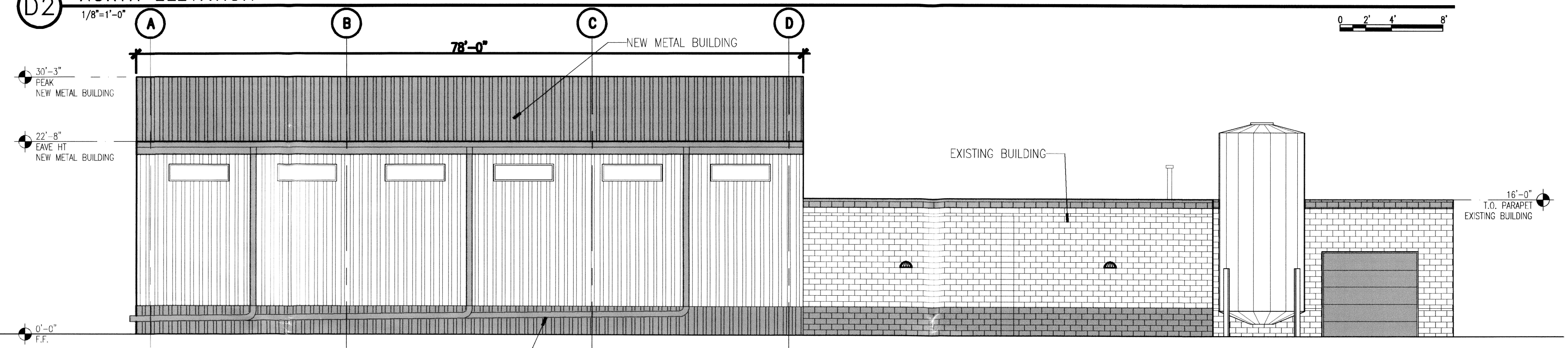
	<b>MARBLE BREWERY 1ST ST AND MARBLE ST GRADING PLAN</b>	DRAWN BY pm DATE 4-20-11 DRAWING 210067-GRB.DWG
	TERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierwestllc.com	SHEET # <b>1</b> JOB # 2010067



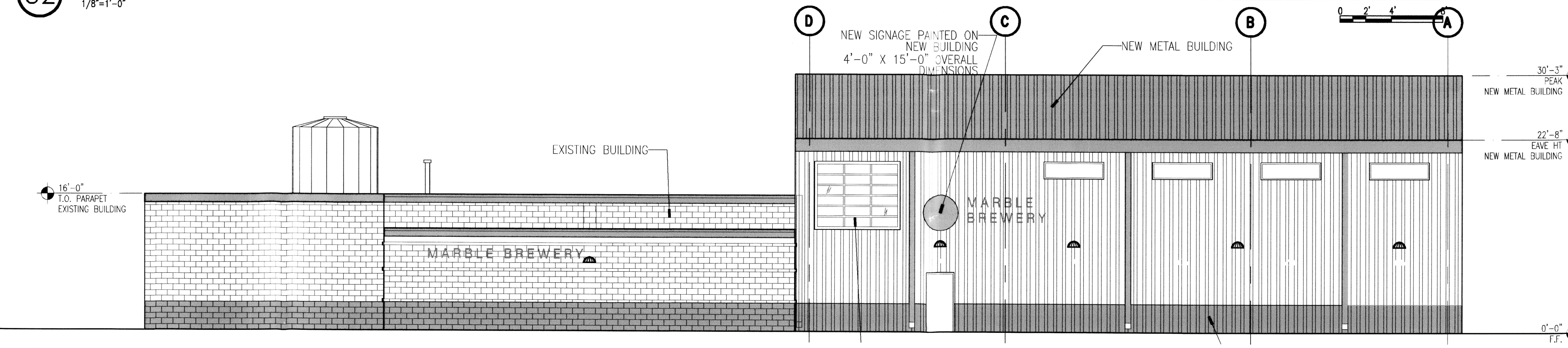




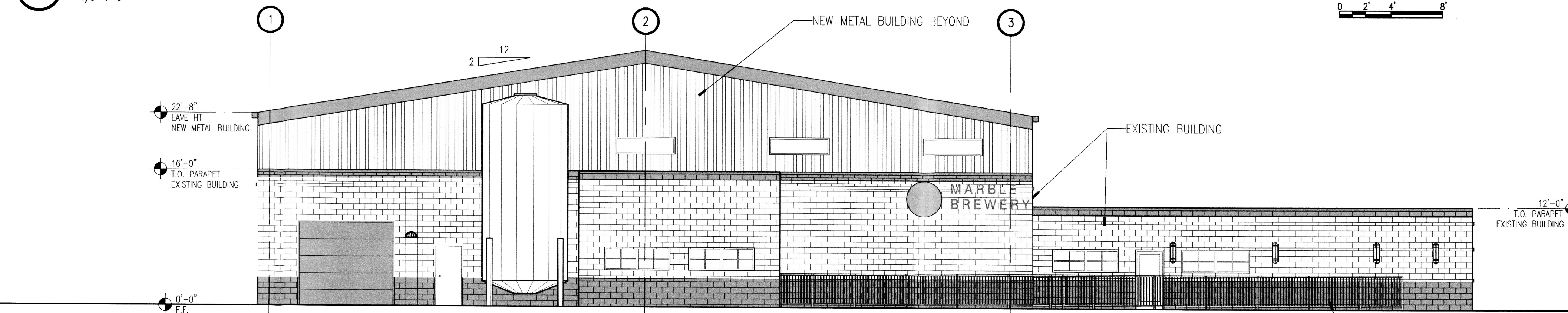
**D2 NORTH ELEVATION**  
1/8"=1'-0"



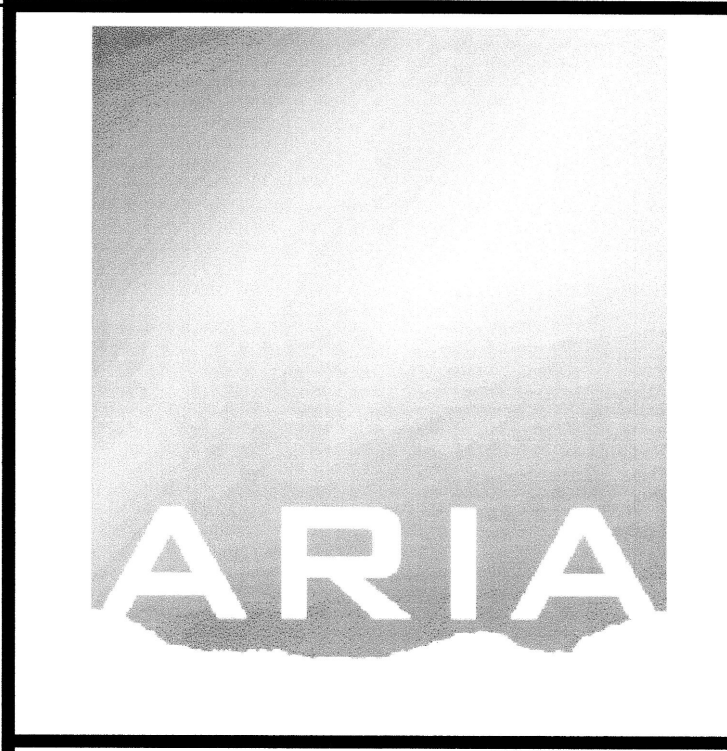
**C2 WEST ELEVATION (ALLEY)**  
1/8"=1'-0"



**B2 EAST ELEVATION**  
1/8"=1'-0"



**A2 SOUTH ELEVATION**  
1/8"=1'-0"



**ARCHITECTURE**  
ARIA ARCHITECTURE LLC  
227 JEFFERSON STREET NORTHEAST  
ALBUQUERQUE | NEW MEXICO | 87108  
PHONE | 505.506.2314 | 505.573.5583

**MARBLE BREWERY  
NEW BUILDING  
ADDITION**  
111 MARBLE  
ALBUQUERQUE, NM

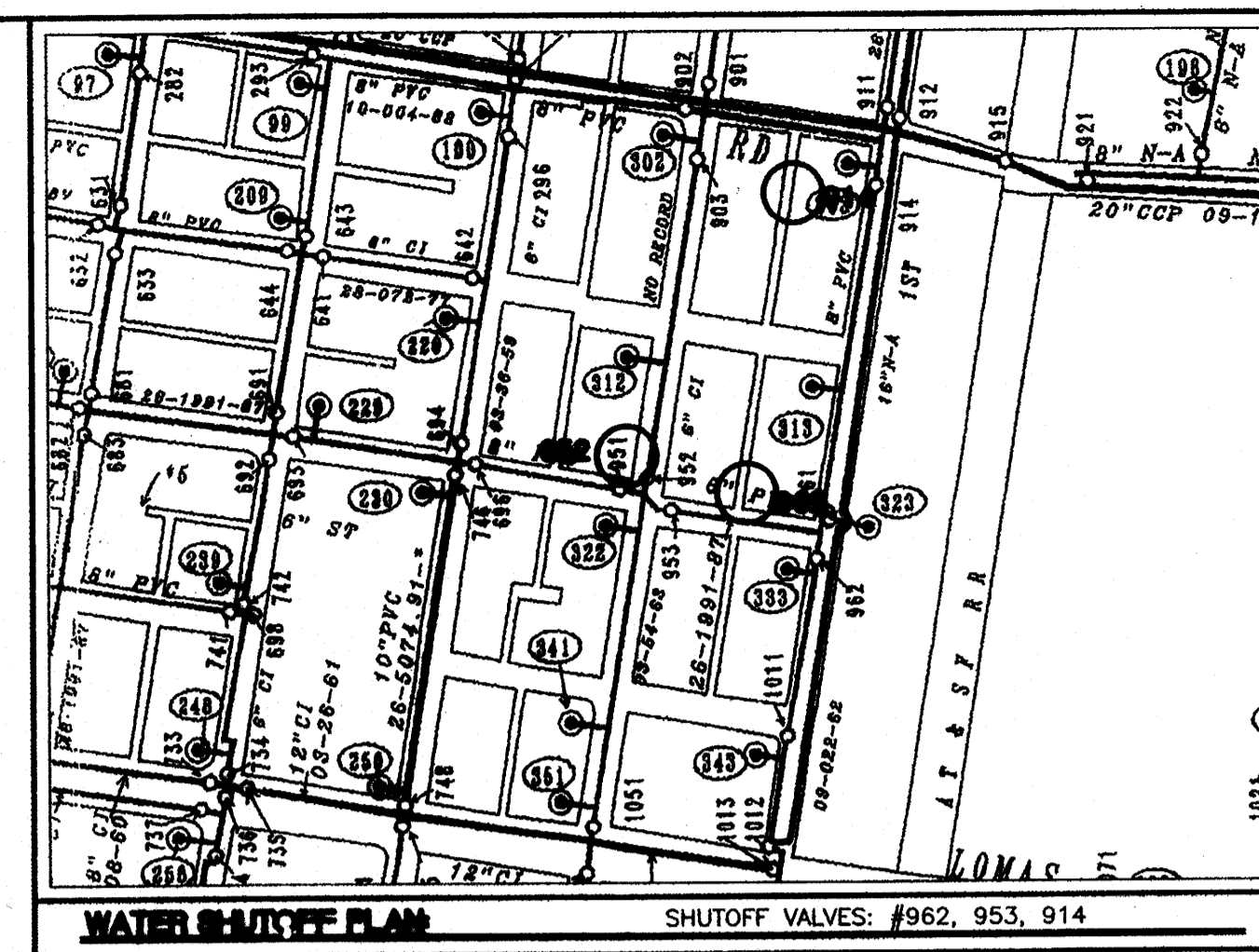
Architect/Engineer

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		1001
CAD DWG FILE:		
DRAWN BY:		CAD
CHECKED BY:		PROJECT ARCH
DATE:		6/1/11

SHEET TITLE  
**BUILDING ELEVATIONS**

**A201**





**WATER SHUTOFF PLAN**  
SHUTOFF VALVES: #962, 953, 914

THE CONTRACTOR SHALL COORDINATE WITH THE WATER AUTHORITY SEVEN (7) DAYS IN ADVANCE OF PERFORMING WORK THAT WILL AFFECT THE PUBLIC WATER OR SANITARY SEWER INFRASTRUCTURE. WORK REQUIRING SHUTOFF OF FACILITIES DESIGNATED AS MASTER PLAN FACILITIES MUST BE COORDINATED WITH THE WATER AUTHORITY 14 DAYS IN ADVANCE OF PERFORMING SUCH WORK. ONLY WATER AUTHORITY CREWS ARE AUTHORIZED TO OPERATE PUBLIC VALVES. SHUTOFF REQUESTS MUST BE MADE ONLINE AT [HTTP://ABCWUA.ORG/CONTENT/VIEW/463/729/](http://abcwua.org/content/view/full/463/729/).

**NOTICE TO CONTRACTORS**

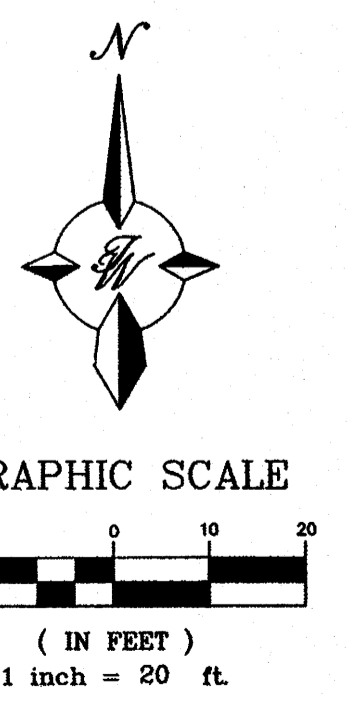
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THIS PERMIT.
2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 260-1990 (OR DIAL 811 LOCALLY), FOR LOCATION OF EXISTING UTILITIES.
4. 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.
5. BACK FILL COMPACTION SHALL BE ACCORDING TO RESIDENTIAL STREET USE.
6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

**GENERAL NOTES:**

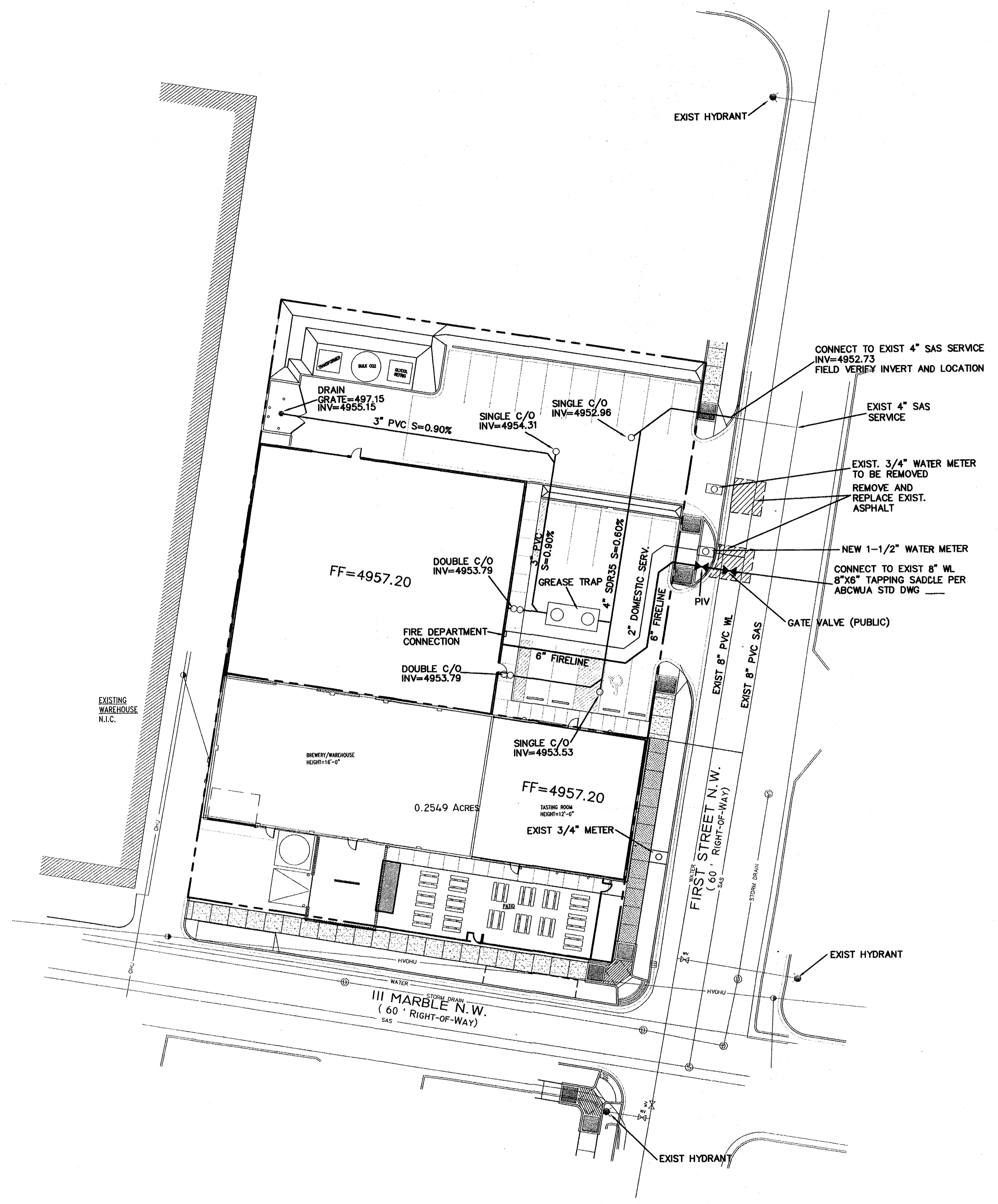
1. 4' MINIMUM BURY REQUIRED FOR ALL UTILITIES UNLESS NOTED.
2. REFERENCE ARCHITECTURAL PLANS FOR WATER LINE RISER LOCATION.
3. ALL STUBS AND UTILITY LOCATIONS MUST BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
4. CLEAN OUTS TO BE BUILT PER UNIFORM PLUMBING CODE STANDARDS.
5. CLEAN OUTS & MANHOLE TIE POINTS ARE TAKEN USING THE NW PROPERTY CORNER X=10,000, Y=10,000 SEE TABLE 2.
6. SEE ARCHITECTURAL PLANS FOR LIGHTING CONDUITS AND TELEPHONE LINES.
7. ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.

**LEGEND**

- CURB & GUTTER
- - - BOUNDARY LINE
- - - EASEMENT
- - - CENTERLINE
- - - RIGHT-OF-WAY
- ▭ BUILDING
- ▨ SIDEWALK
- - - EXISTING CURB & GUTTER
- EXISTING SD MANHOLE
- EXISTING INLET
- EXISTING SAS MANHOLE
- EXISTING FIRE HYDRANT
- EXISTING WATER METER
- EXISTING POWER POLE
- EXISTING GAS VALVE
- - - EXH - OVERHEAD UTILITIES
- - - EX. UGE - EXISTING UNDERGROUND UTILITIES
- - - EX. 2" GAS - EXISTING GAS
- - - EX. 8" SAS - EXISTING SANITARY SEWER LINE
- - - EX. WL - EXISTING WATER LINE
- - - EX. RCP - EXISTING STORM SEWER LINE

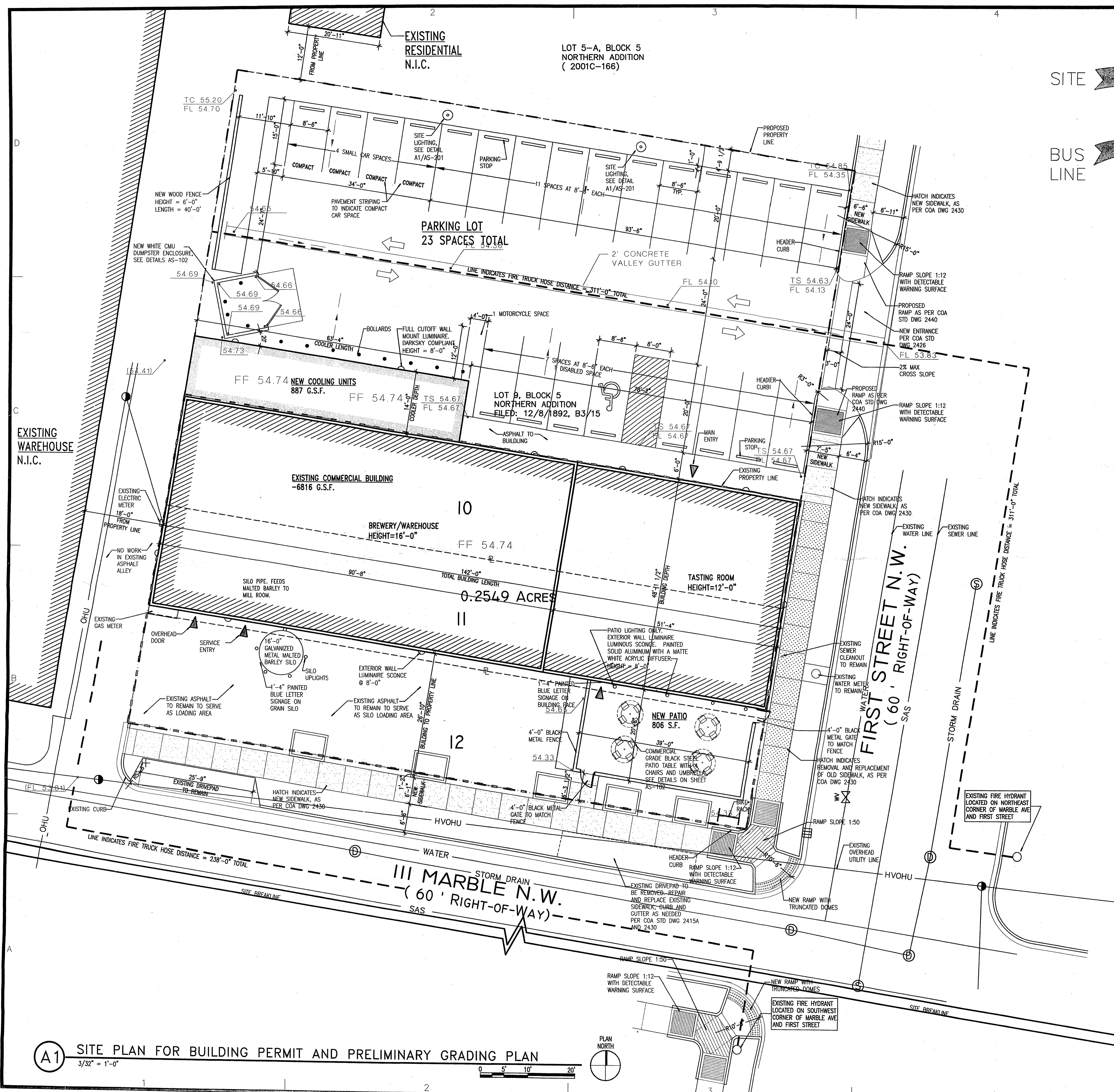


**CAUTION:**  
ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.



	<b>MARBLE BREWERY</b> <b>1ST ST AND MARBLE ST</b> <b>MASTER UTILITY PLAN</b>	DRAWN BY pm DATE 4-20-11 DRAWING 210067-GRB.DWG
	<b>TIERRA WEST, LLC</b> 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 <a href="http://www.tierrawestllc.com">www.tierrawestllc.com</a>	SHEET # <b>1</b> JOB # 2010067





**(D5) VICINITY PLAN**  
N.T.S.

AFD PLANS CHECKING OFFICE  
824-3611  
**APPROVED/DISAPPROVED**  
6-14-07  
SIGNATURE & DATE

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

MANUFACTURING/WAREHOUSE 4,000 SF OCCUPABLE	→ 2 SPACES @ 1/2000 SF	→ 2 SPACES @ 1/2000 SF
SEATING 60 OCCUPANTS	→ 20 SPACES @ 1/15 SF	→ 20 SPACES @ 1/15 SF
OFFICE 6 OCCUPANTS	→ 3 SPACES @ 1/200 SF	→ 3 SPACES @ 1/200 SF
TOTAL SPACES	→	25 SPACES
TOTAL SPACES WITH 10% REDUCTION	→	23 SPACES
TOTAL SPACES REQUIRED	→	23 SPACES
TOTAL SPACES PROVIDED	→	23 SPACES
HC REQUIRED	→	1 SPACE
HC PROVIDED	→	1 SPACE
MOTORCYCLE REQUIRED	→	1 SPACE
MOTORCYCLE PROVIDED	→	1 SPACE

**PROJECT NUMBER: 1005437**  
**APPLICATION NUMBER: 07DRB-00559**

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.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

<i>[Signature]</i> Traffic Engineer, Transportation Division	5-16-07 Date
<i>[Signature]</i> Water Utility Development	5-16-07 Date
<i>[Signature]</i> Parks & Recreation Department	6-13-07 Date
<i>[Signature]</i> City Engineer	5-16-07 Date
<i>[Signature]</i> Environmental Health Department (conditional)	Date
<i>[Signature]</i> Solid Waste Management	6/14/07 Date
<i>[Signature]</i> DRB Chairperson, Planning Department	6/18/07 Date
<i>[Signature]</i> Redevelopment Official	6/15/07 Date

\* Environmental Health, if necessary

**STUDIO SW ARCHITECTS**  
Architect  
STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd. NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

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**CONSULTANTS**

Architect: **J. DAVID DEKKER**  
No. 1463  
REGISTERED ARCHITECT  
STATE OF NEW MEXICO

Engineer: \_\_\_\_\_

**MARBLE BREWERY**

111 MARBLE  
ALBUQUERQUE, NM

REC'D  
JUN 13 2007  
HYDROLOGY SECTION

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
CAD DWG FILE:		0626AS-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		05/14/2007
SHEET TITLE		
SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN		
<b>AS-101</b>		
sheet	of	sheets

**(A1) SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN**  
3/32" = 1'-0"  
0 5' 10' 20'  
PLAN NORTH



# ARIA

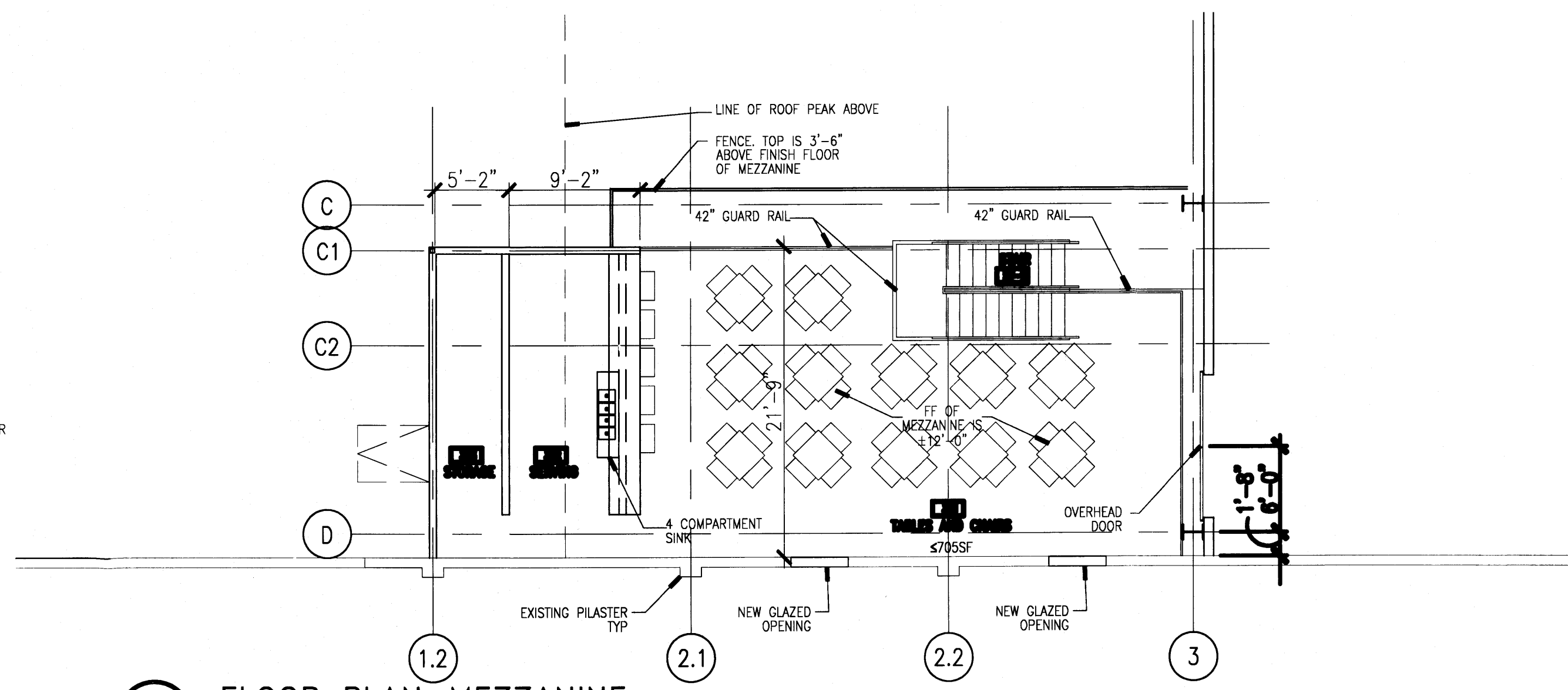
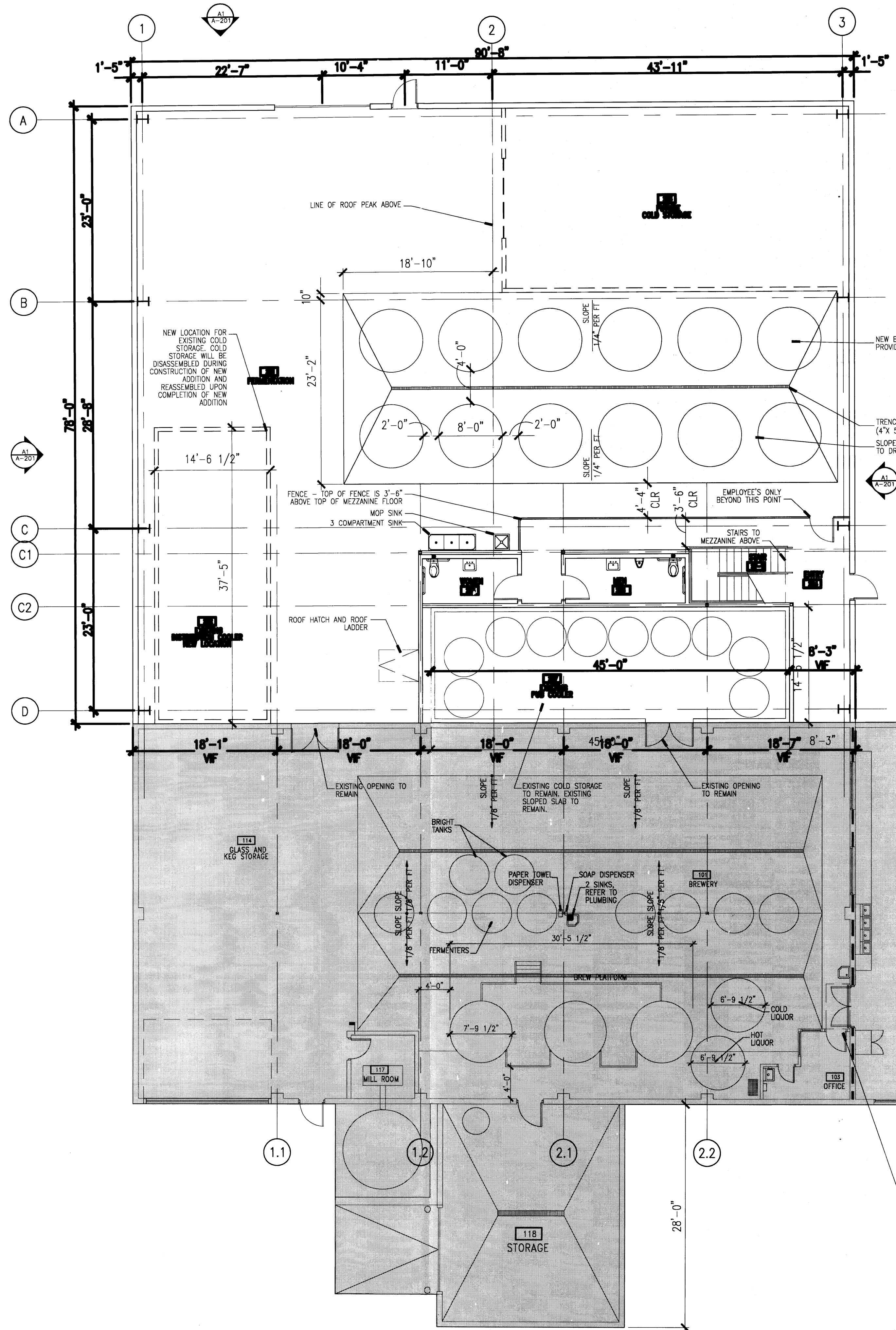
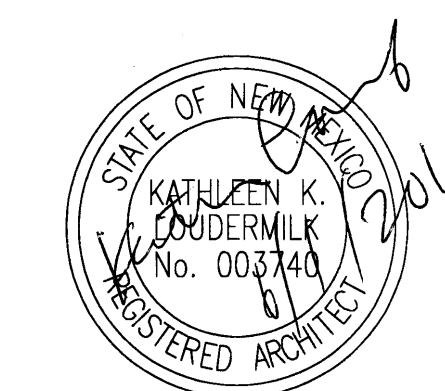
ARCHITECTURE

ARIA ARCHITECTURE LLC  
 227 JEFFERSON STREET NORTHEAST  
 ALBUQUERQUE | NEW MEXICO | 87108  
 PHONE | 505.506.2314 | 505.573.5583

## MARBLE BREWERY NEW BUILDING ADDITION

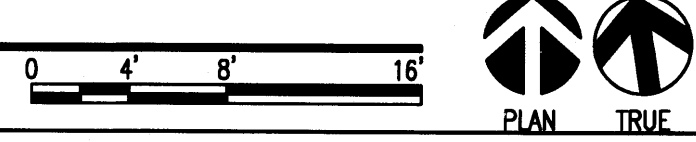
111 MARBLE  
 ALBUQUERQUE, NM

Architect/Engineer



**D4 FLOOR PLAN-MEZZANINE**  
 1/8"=1'-0"

**A1 FLOOR PLAN**  
 1/8"=1'-0"

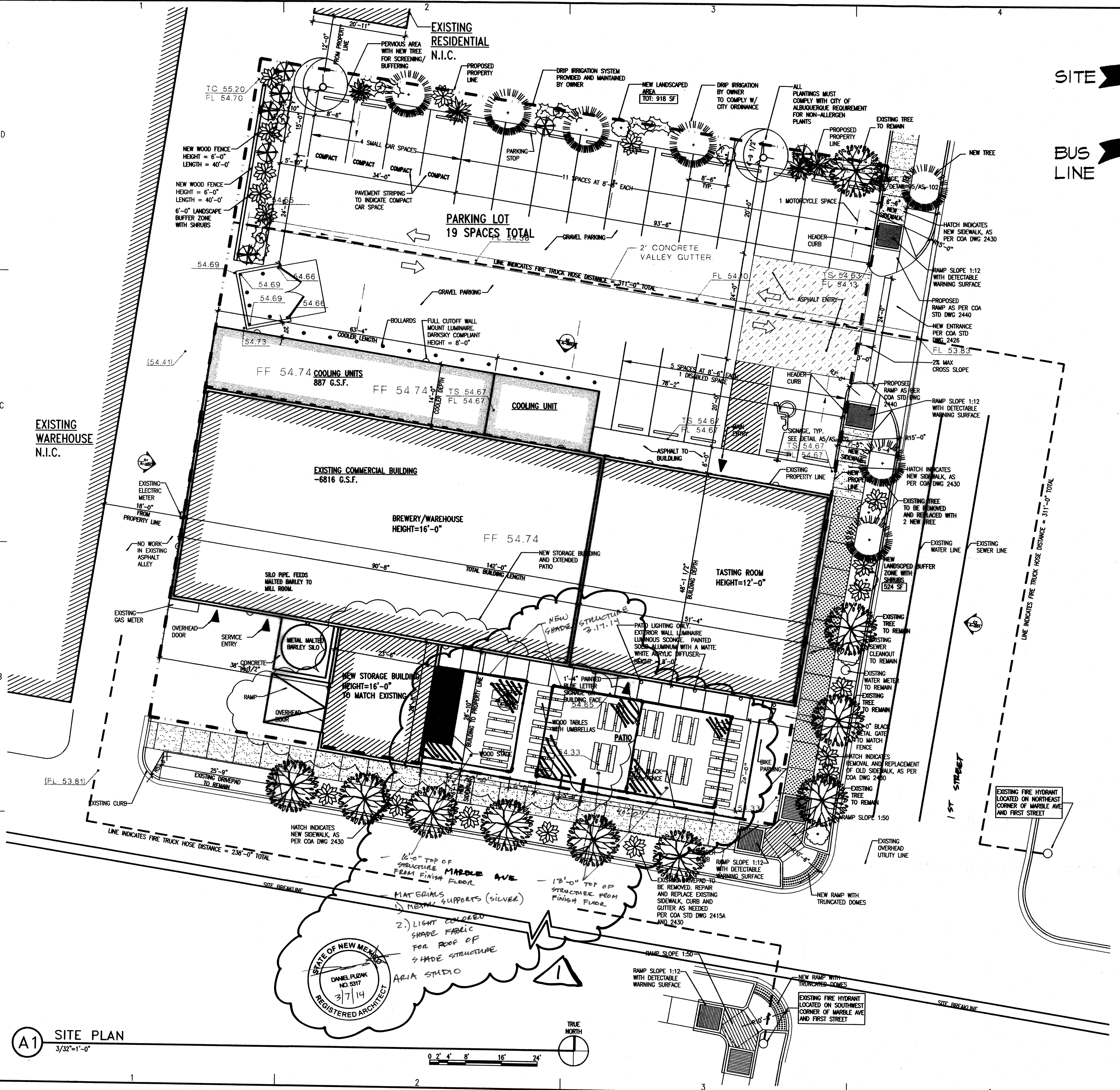


MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		1001
CAD DWG FILE:		1001-A101.DWG
DRAWN BY:		CAD
CHECKED BY:		PROJECT ARCH
DATE:		6/1/11

SHEET TITLE  
**FLOOR PLAN**

**A101**





**D5 VICINITY PLAN**  
N.T.S.  
PLAN NORTH

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

\*\*\*NOTE\*\* PARKING PER SECTION N.7 MCCLELLAN PARK PLAN

HC REQUIRED -->	1 SPACE
HC PROVIDED -->	1 SPACE
MOTORCYCLE REQUIRED -->	1 SPACE
MOTORCYCLE PROVIDED -->	1 SPACE

ADMINISTRATIVE AMENDMENT  
FILE # HSA PROJECT # 1005437  
10022  
ADDITION OF 3 SHADE STRUCTURES  
IN PATIO AREA AS DESCRIBED IN PLAN  
APPROVED BY: [Signature] DATE: 4/14/11

**PROJECT NUMBER: 1005437**  
**APPLICATION NUMBER:**

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.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

Traffic Engineer, Transportation Division	02/17/10
Water Utility Development	02/17/10
Parks & Recreation Department	2/17/10
City Engineer	2/17/10
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
DRB/ Chairperson, Planning Department	02-17-10
* Environmental Health, if necessary	Date

**STUDIO SW ARCHITECTS**

STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd./NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

CONSULTANTS

Architect Engineer

J. DAVID DEKKER  
REGISTERED ARCHITECT  
No. 1463  
1/25/10

**MARBLE BREWERY STORAGE ADDITION**

111 MARBLE ALBUQUERQUE, NM

MARK	DATE	DESCRIPTION
ISSUE:		PERMIT ISSUE SET
PROJECT NO:		0932
CAD DWG FILE:		0932AS-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		2/17/10

SHEET TITLE  
**SITE PLAN**

**A1 SITE PLAN**  
3/32"=1'-0"



SITE CALCULATIONS

PARKING REQUIREMENTS  
 PARKING PER SECTION 14.7 OF  
 THE MCLELAND PARK SECTOR PLAN

TOTAL SPACES --->	26 SPACES
TOTAL SPACES WITH 10% REDUCTION --->	23 SPACES
TOTAL SPACES PROVIDED --->	26 SPACES
HC REQUIRED --->	1 SPACE
HC PROVIDED --->	1 SPACE
MOTORCYCLE REQUIRED --->	1 SPACE
MOTORCYCLE PROVIDED --->	1 SPACE

**ARIA**

ARCHITECTURE

ARIA ARCHITECTURE LLC  
 227 JEFFERSON STREET NORTHEAST  
 ALBUQUERQUE | NEW MEXICO | 87108  
 PHONE | 505.506.2314 | 505.573.5583

OWNER

**MARBLE BREWERY  
 NEW BUILDING  
 ADDITION**  
 111 MARBLE  
 ALBUQUERQUE, NM

Architect Engineer

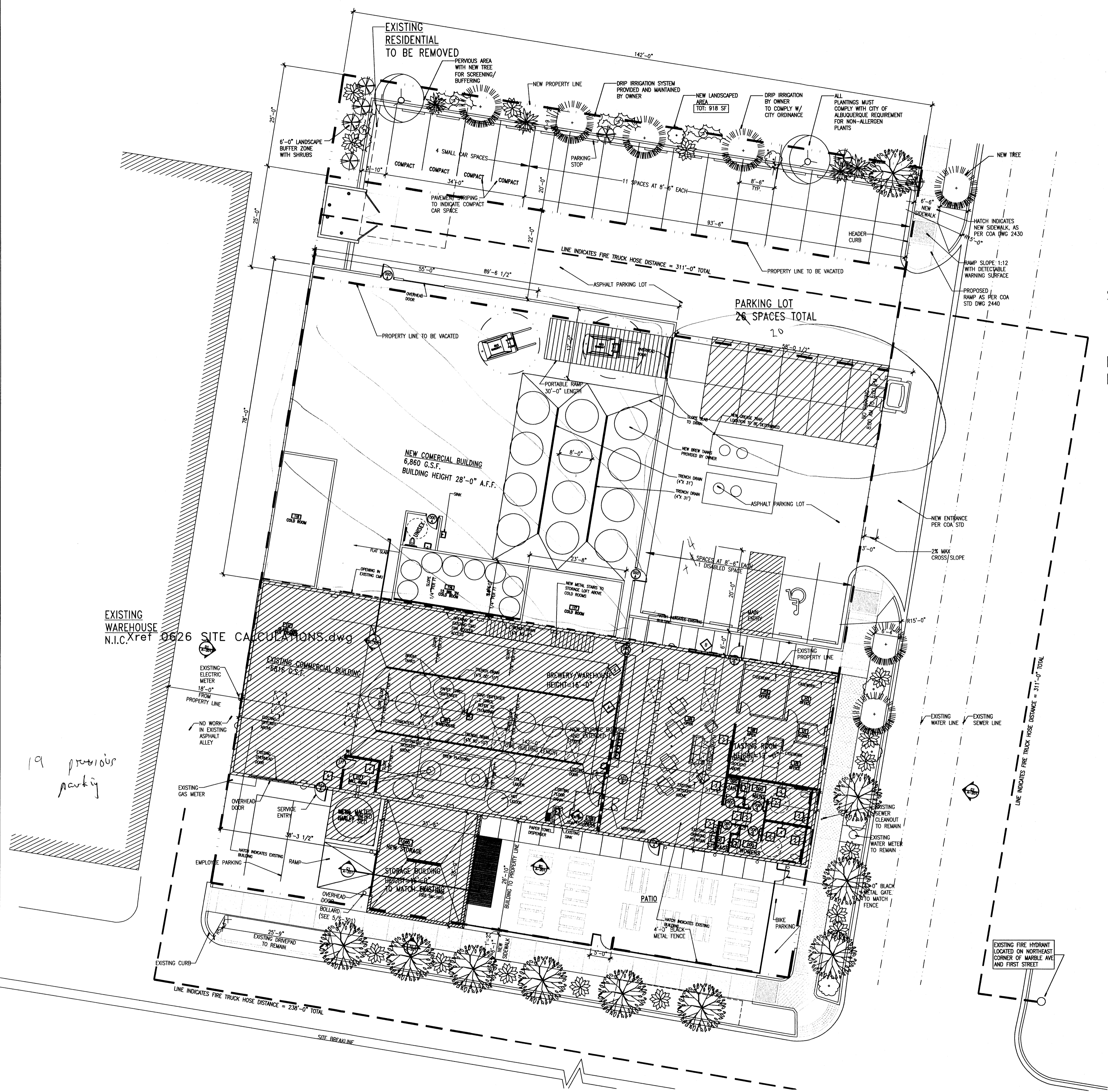


CONSULTANT/ENGINEER



SITE  
 BUS LINE

D5 VICINITY PLAN  
 N.T.S.



EXISTING WAREHOUSE  
 N.I.C.Xref 0626 SITE CALCULATIONS.dwg

19 previous parking

A1 OVERALL SITE PLAN, MARBLE BREWERY NEW BUILDING ADDITION  
 1"=10'

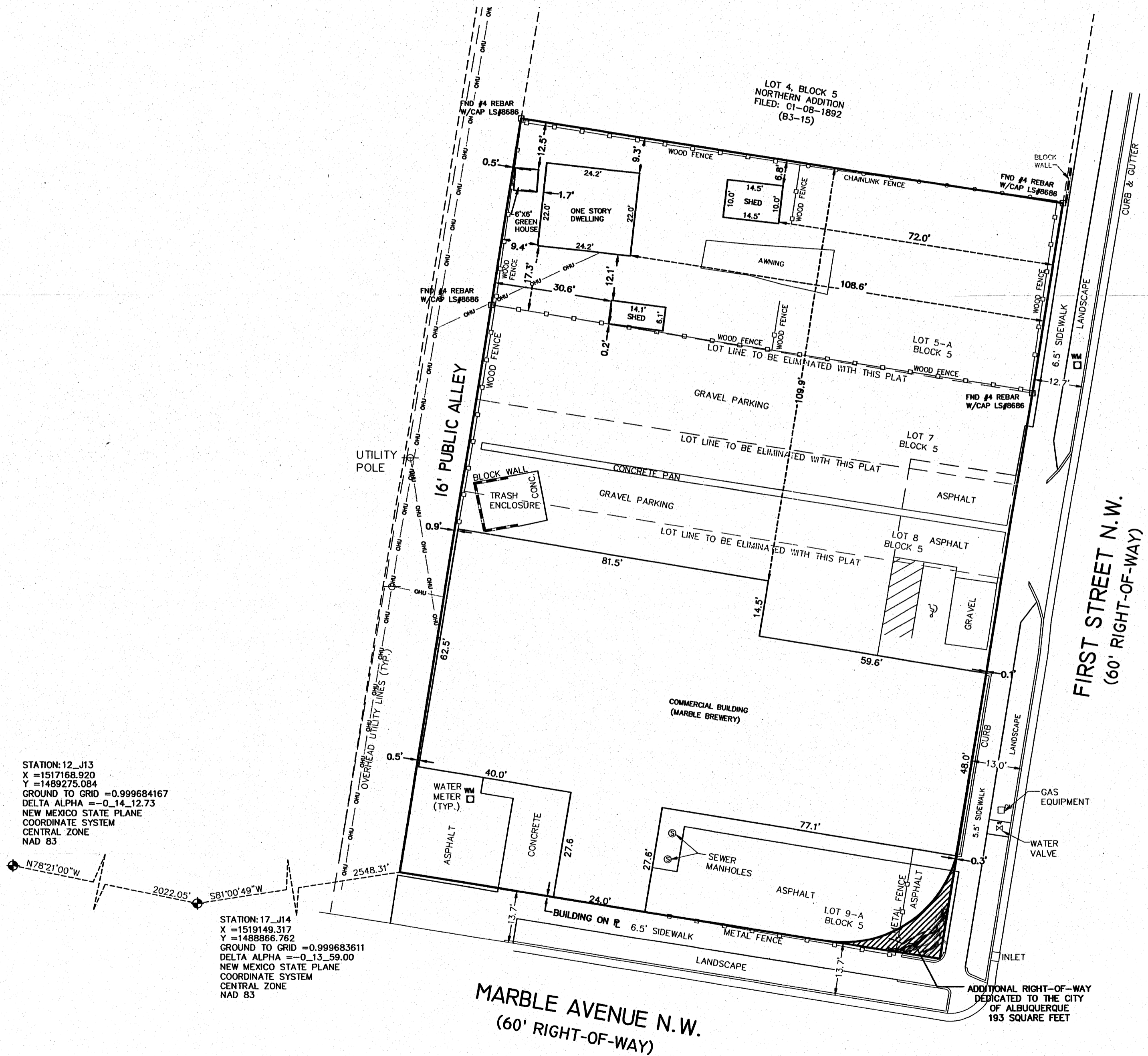
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ISSUE:		SKETCH PLAT REVIEW
PROJECT NO:		0110
CAD DWG FILE:		
DRAWN BY:		
CHECKED BY:		
DATE:		12/13/10

SHEET TITLE  
 SITE PLAN

AS-101

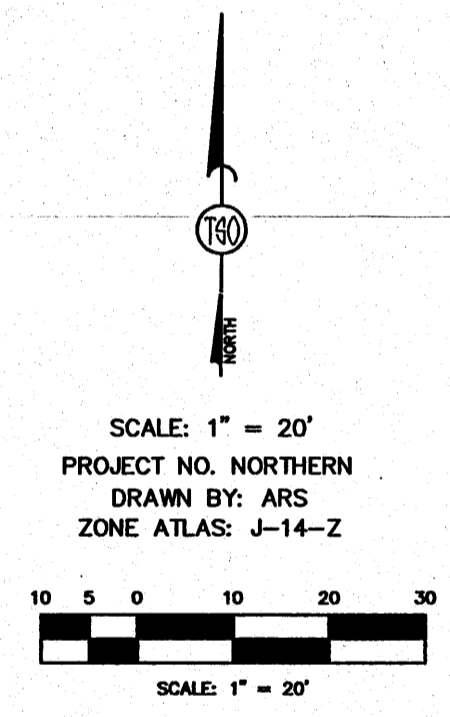


SKETCH PLAT OF  
 LOT 7-A, BLOCK 5  
 NORTHERN ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2011  
 SHEET 2 OF 2



STATION: 12\_J13  
 X = 1517168.920  
 Y = 1489275.084  
 GROUND TO GRID = 0.999684167  
 DELTA ALPHA = -0.14.12.73  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

STATION: 17\_J14  
 X = 1519149.317  
 Y = 1488866.752  
 GROUND TO GRID = 0.999683611  
 DELTA ALPHA = -0.13.59.00  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

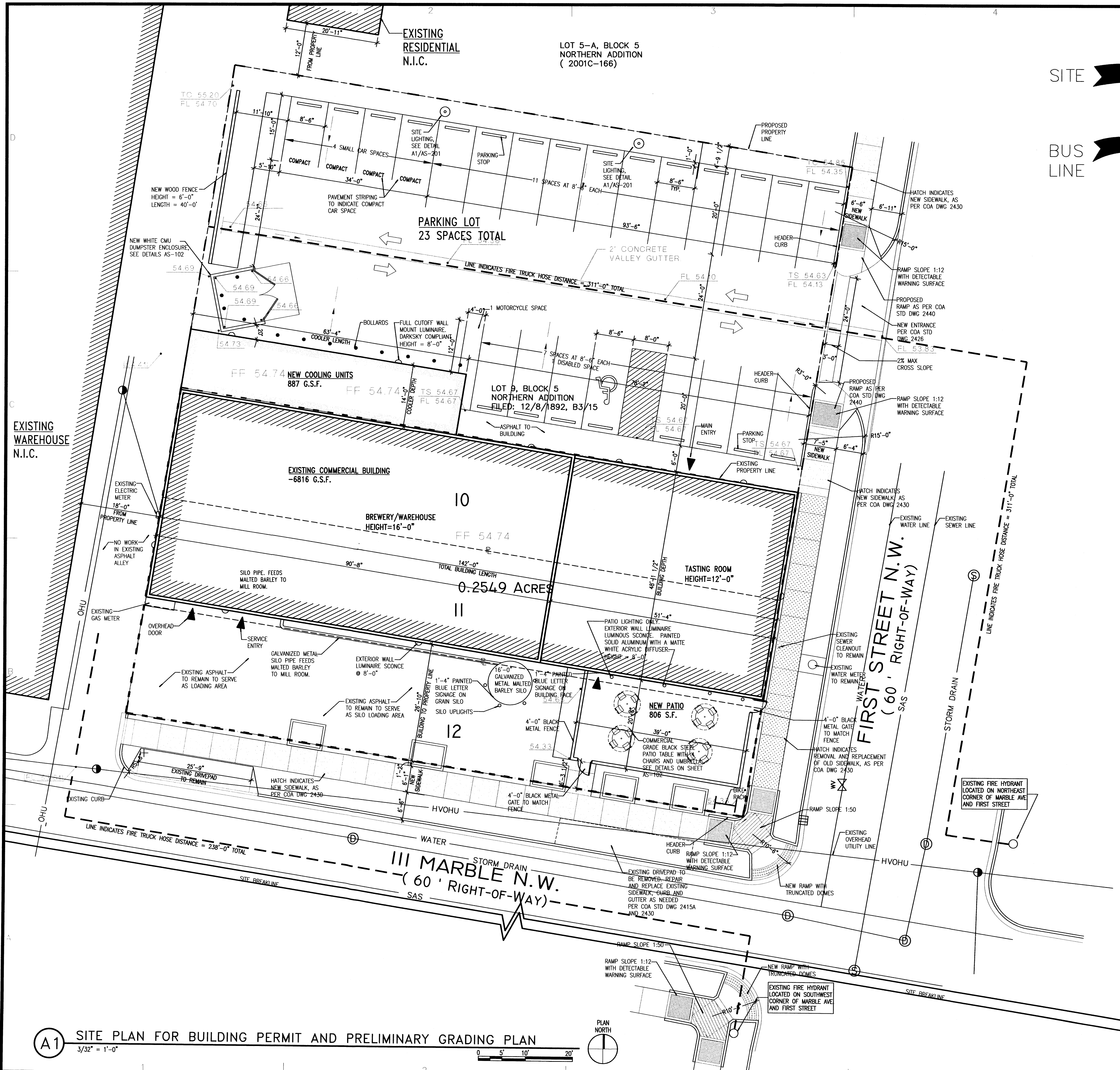


**MONUMENT LEGEND**

⊕	- FOUND CONTROL STATION AS NOTED
⊠	- FOUND MONUMENT AS NOTED
⊙	- SET PK NAIL W/ WASHER STAMPED "PLS 11463" UNLESS OTHERWISE NOTED

**THE SURVEY OFFICE, LLC**  
 333 LOMAS BLVD., N.E. PHONE: (505) 998-0303  
 ALBUQUERQUE, NEW MEXICO FAX: (505) 998-0305  
 87102  
**T10N R3E SEC. 17**





D5 VICINITY PLAN  
N.T.S.

**STUDIO SW ARCHITECTS**  
 ARCHITECT ENGINEER  
 STUDIO SOUTHWEST ARCHITECTS, INC.  
 2101 Mountain Rd. NW, Albuquerque, NM 87104  
 505.843.9639 fax 505.843.9683  
 Web Site: www.studioswarch.com  
 E-Mail: mail@studioswarch.com

CONSULTANTS  
**PRELIMINARY PLAT**  
 APPROVED BY DRB  
 ON 5/25/07

Architect Engineer  
 STATE OF NEW MEXICO  
 J. DAVID DEKKER  
 No. 1463  
 REGISTERED ARCHITECT

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

MANUFACTURING/WAREHOUSE 4,000 SF OCCUPIABLE --> 2 SPACES @ 1/2000 SF --> 2 SPACES @ 1/2000 SF	
SEATING 60 OCCUPANTS --> 20 SPACES @ 1/15 SF --> 20 SPACES @ 1/15 SF	
OFFICE 6 OCCUPANTS --> 3 SPACES @ 1/200 SF --> 3 SPACES @ 1/200 SF	
TOTAL SPACES -->	25 SPACES
TOTAL SPACES WITH 10% REDUCTION -->	23 SPACES
TOTAL SPACES REQUIRED -->	23 SPACES
HC PROVIDED -->	1 SPACE
HC REQUIRED -->	1 SPACE
MOTORCYCLE PROVIDED -->	1 SPACE
MOTORCYCLE REQUIRED -->	1 SPACE

**PROJECT NUMBER: 1005437**  
**APPLICATION NUMBER: 07DRB-00559**

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.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

Traffic Engineer, Transportation Division	Date
Water Utility Development	Date
Parks & Recreation Department	Date
City Engineer	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date
Redevelopment Official	Date

\* Environmental Health, if necessary

**MARBLE BREWERY**

111 MARBLE  
 ALBUQUERQUE, NM

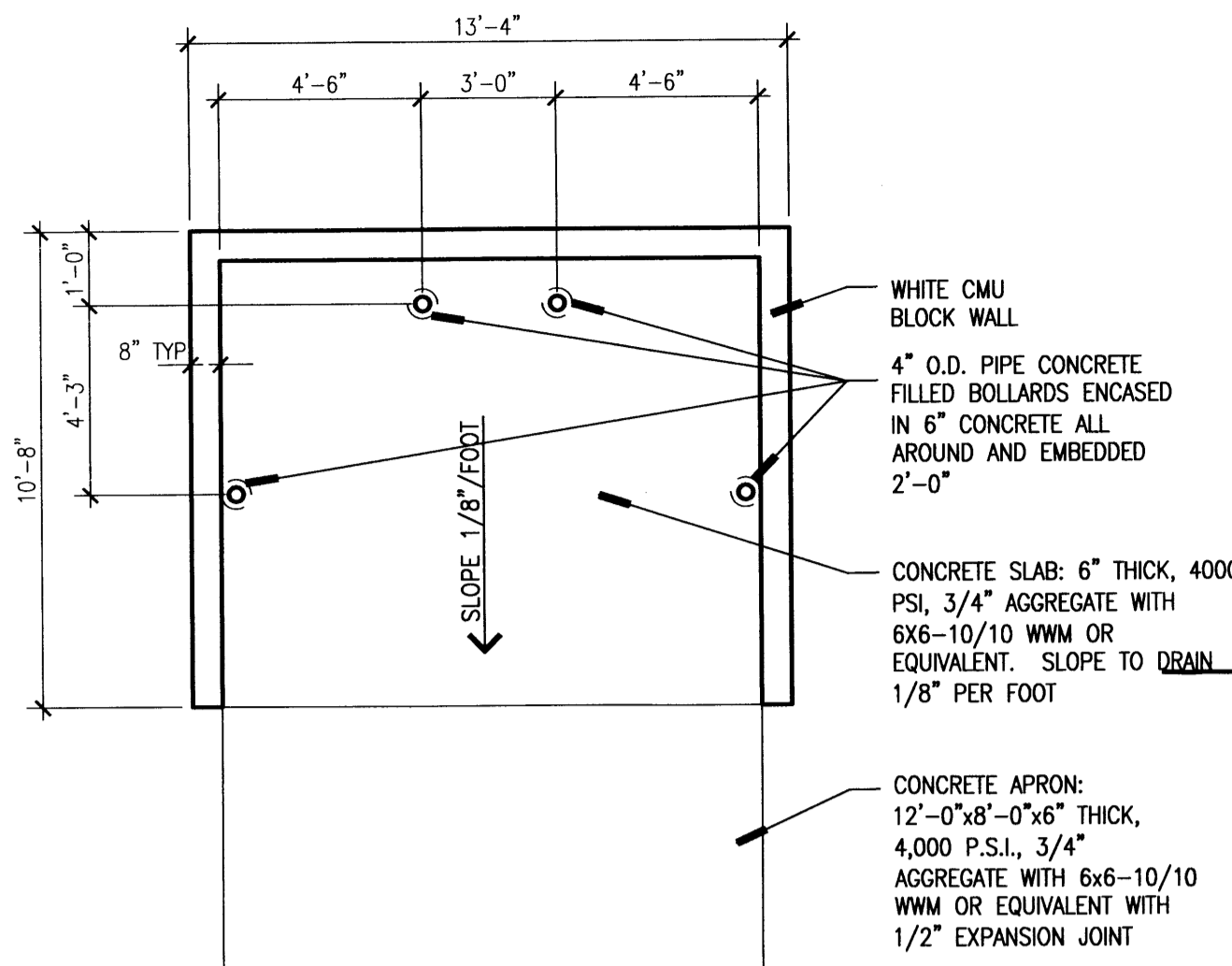
MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
CAD DWG FILE:		0626AS-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		05/14/2007

SHEET TITLE  
**SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN**

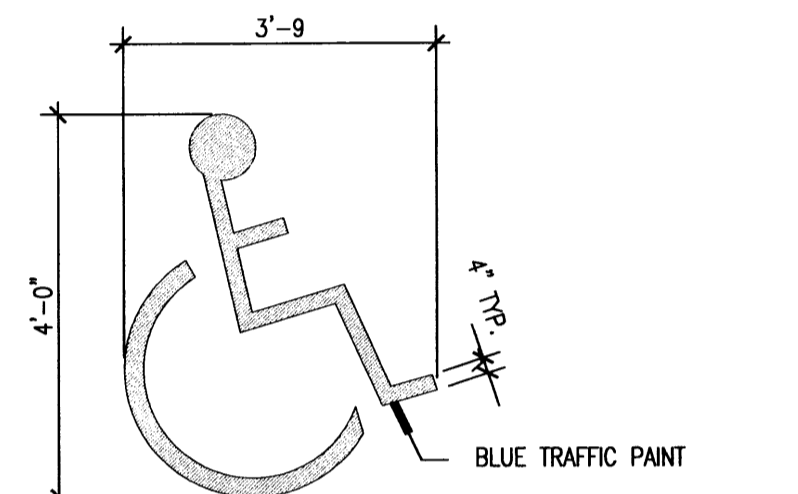
**AS-101**  
 sheet of sheets

A1 SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN  
 3/32" = 1'-0"  
 0 5' 10' 20'

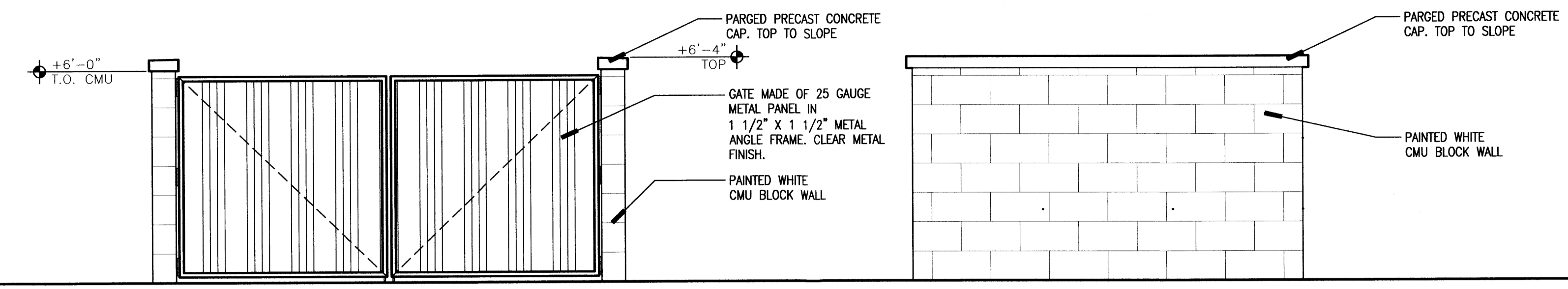




**D1 TRASH ENCLOSURE PLAN**  
SCALE: 1/4"=1'-0"

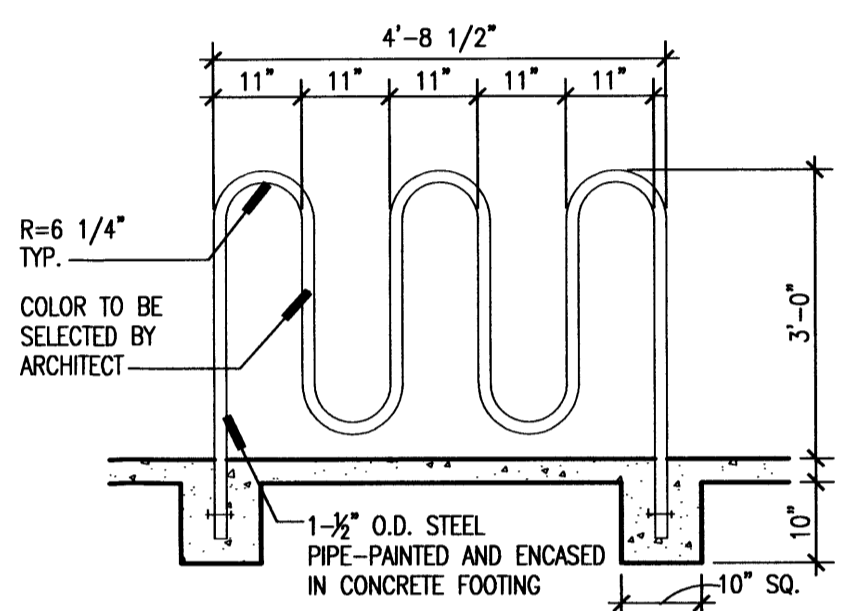


**C1 H.C. PAVEMENT SIGN**  
SCALE: 1/2"=1'-0"

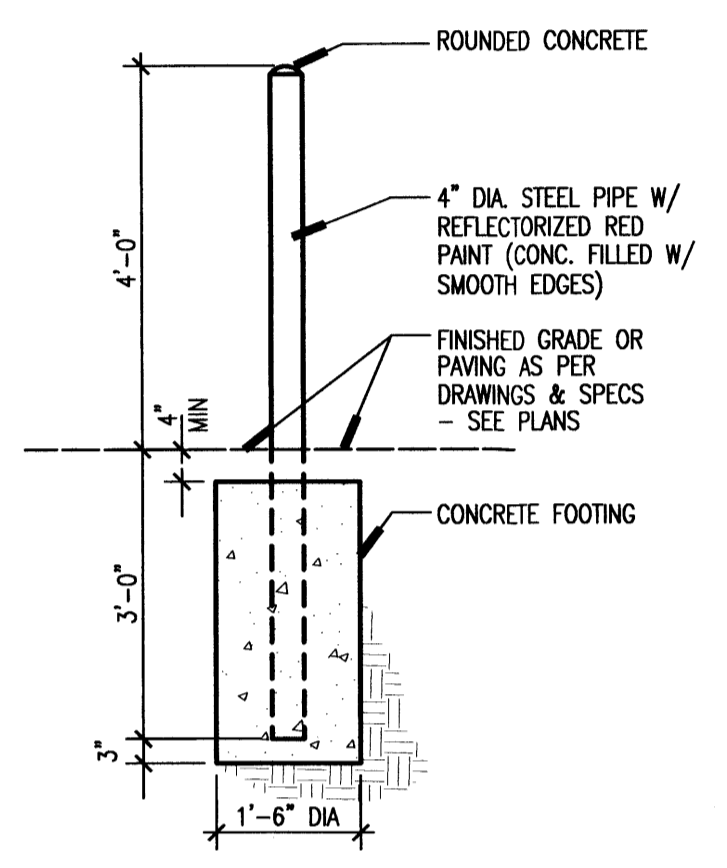


**D2 TRASH ENCLOSURE FRONT ELEVATION**  
SCALE: 3/8"=1'-0"

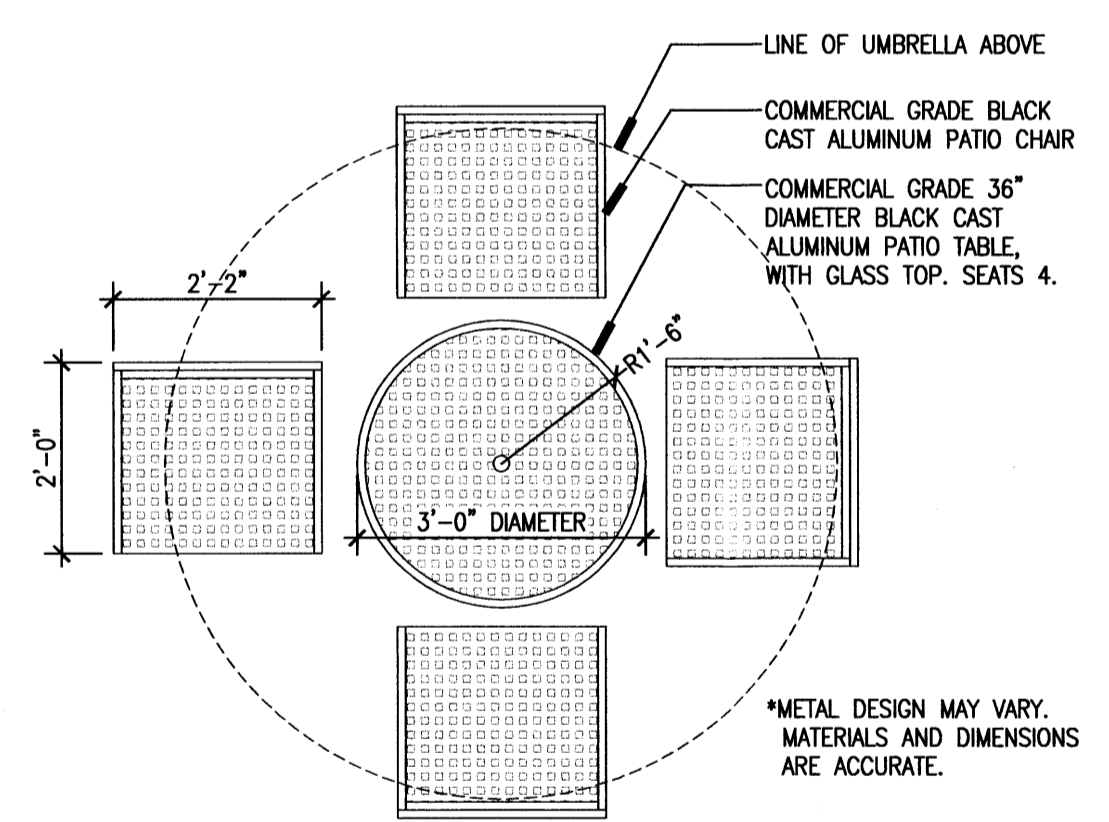
**D3 TRASH ENCLOSURE SIDE ELEVATION**  
SCALE: 3/8"=1'-0"



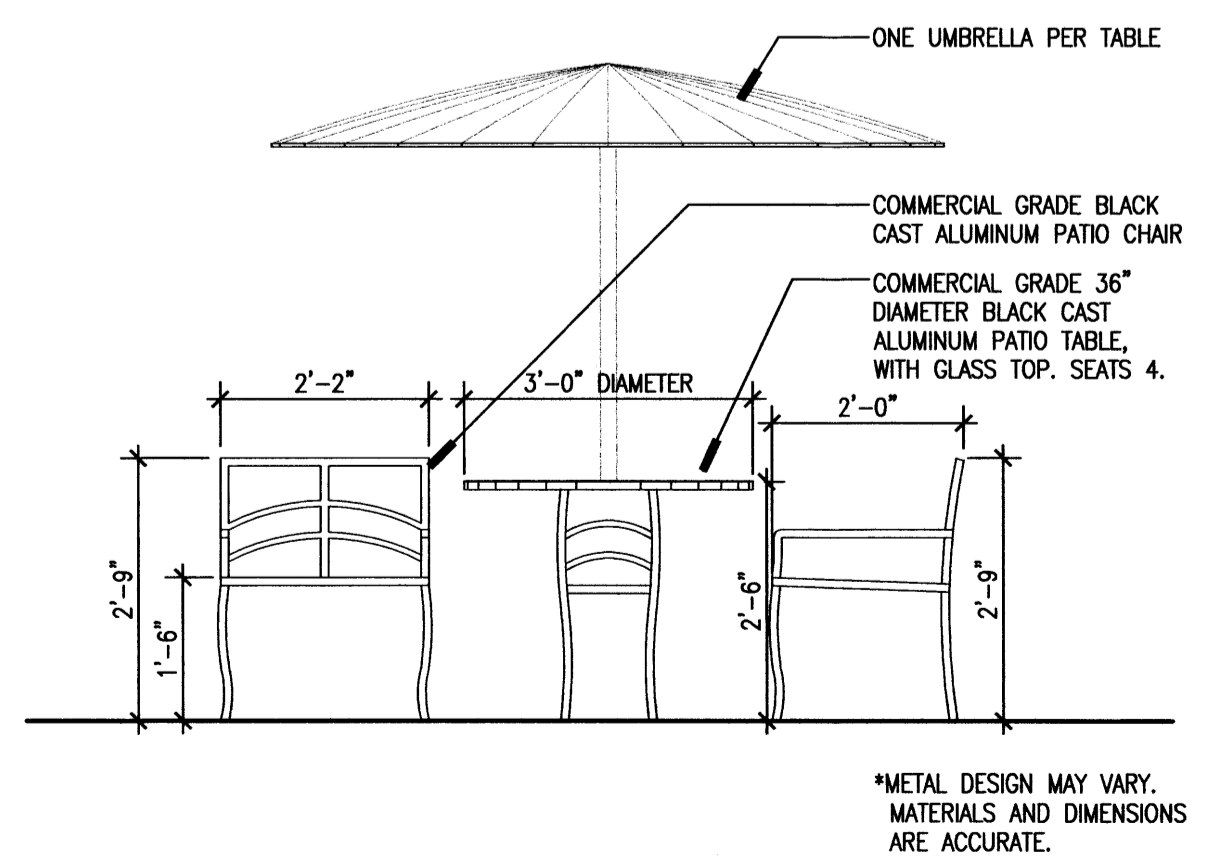
**C2 BIKE RACK DETAIL**  
SCALE: 1/2"=1'-0"



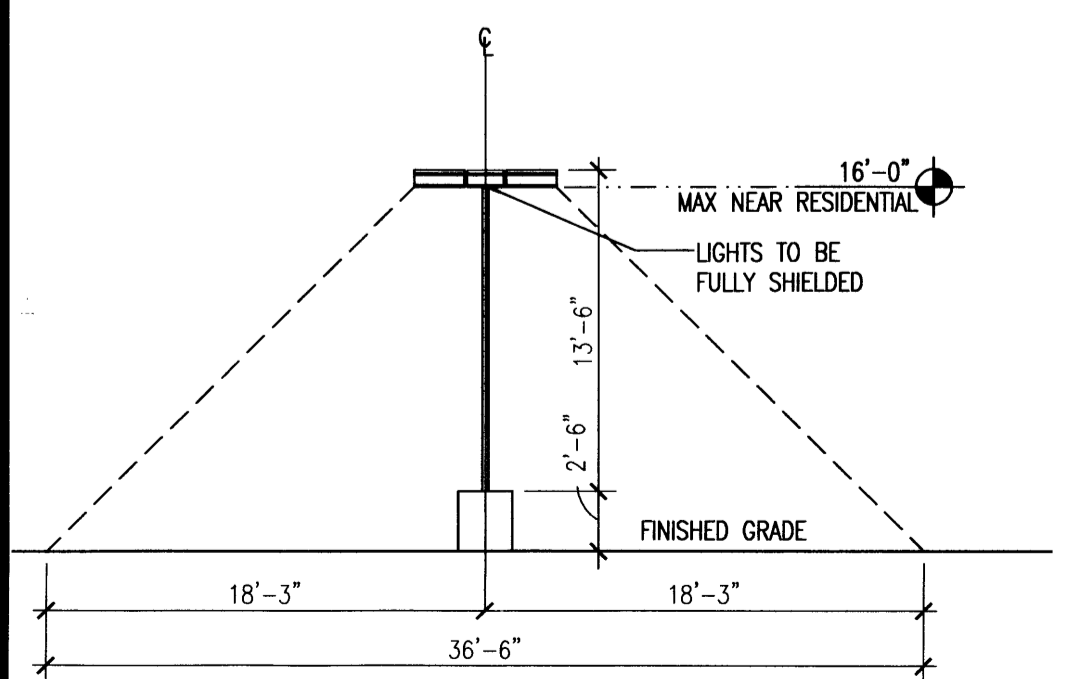
**C3 4" TYPICAL BOLLARD**  
SCALE: 1/2"=1'-0"



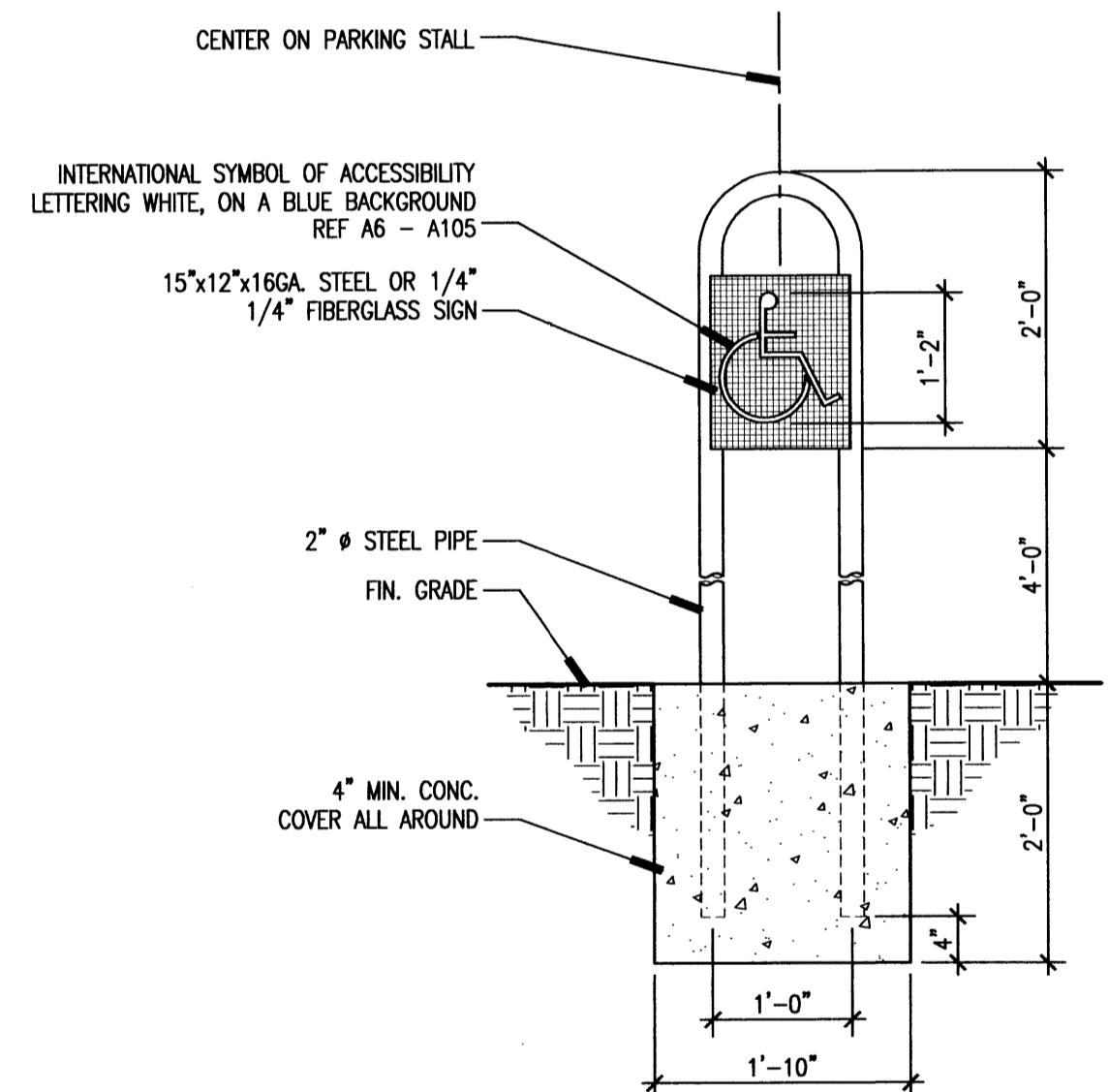
**B3 PATIO FURNITURE PLAN**  
SCALE: 1/2"=1'-0"



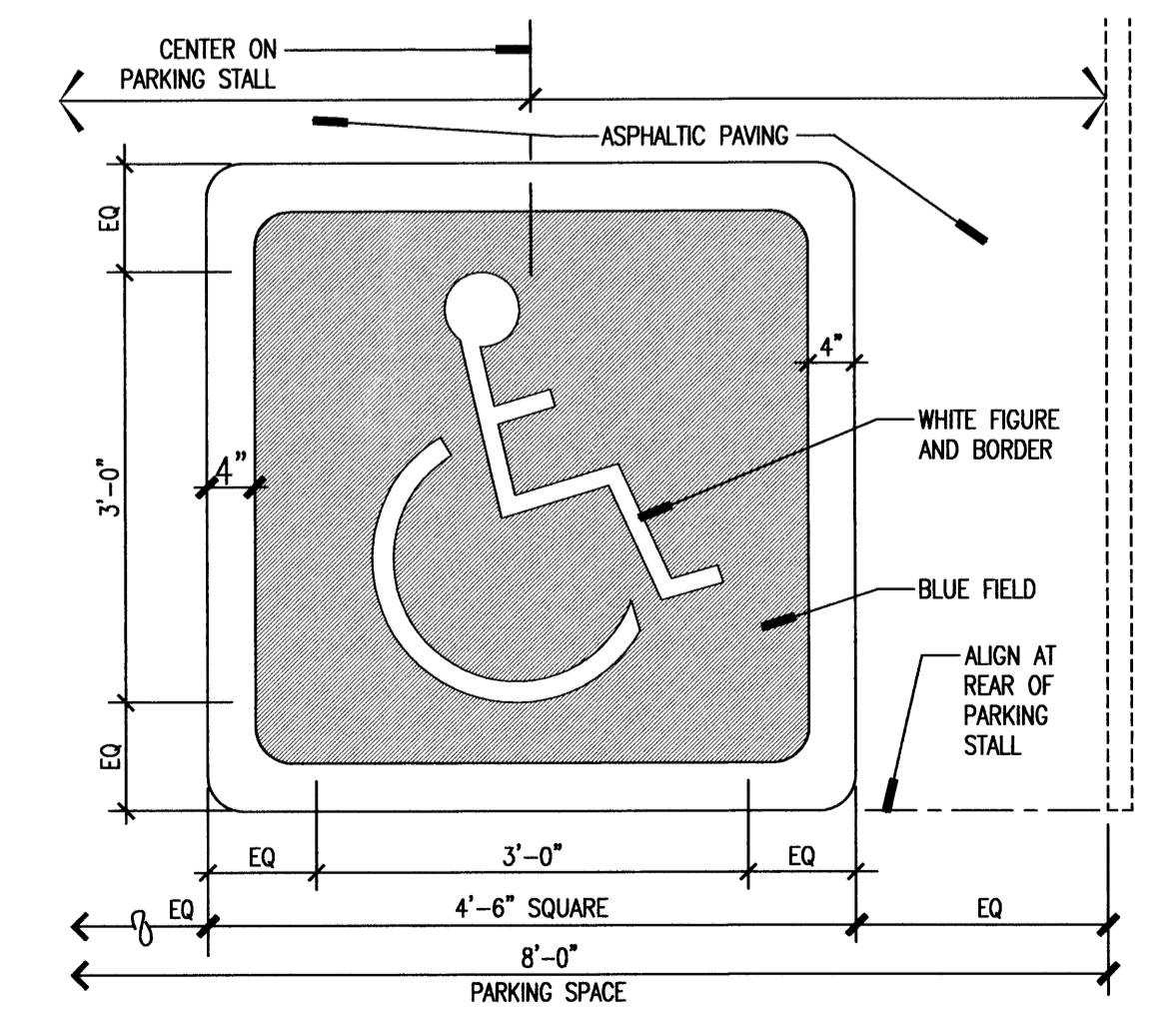
**A3 PATIO FURNITURE ELEVATION**  
SCALE: 1/2"=1'-0"



**A1 SITE LIGHTING**  
SCALE: 1/8"=1'-0"



**B5 ACCESSIBLE PARKING SIGN**  
SCALE: 3/4"=1'-0"



**A5 ACCESSIBLE PARKING SIGN**  
SCALE: 3/4"=1'-0"

**STUDIO SW ARCHITECTS**  
Architect Engineer  
STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd. NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

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CONSULTANTS

Architect Engineer

STATE OF NEW MEXICO  
J. DAVID DEKKER  
No. 1463  
REGISTERED ARCHITECT

**MARBLE BREWERY**

111 MARBLE  
ALBUQUERQUE, NM

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
CAD DWG FILE:		0424AS-102.DWG
DRAWN BY:		TMJ
CHECKED BY:		JDD
DATE:		05/14/2007

SHEET TITLE

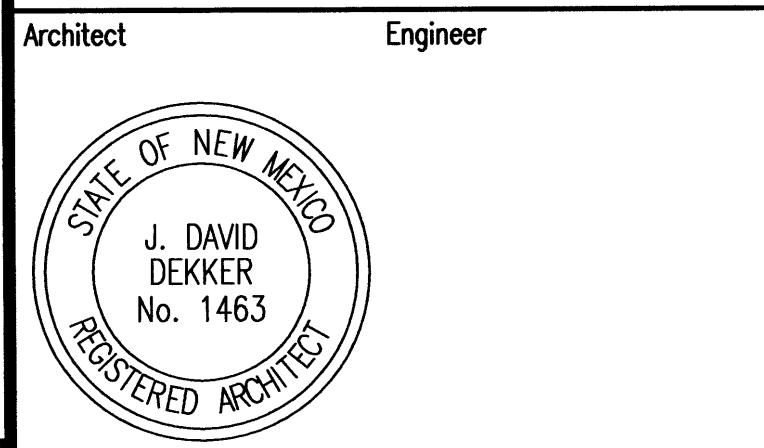
**SITE DETAILS**

**AS-102**  
sheet of sheets



### CONSULTANTS

Architect Engineer  
Architect Engineer



## MARBLE BREWERY

111 MARBLE  
ALBUQUERQUE, NM

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
CAD DWG FILE:		0626L-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		05/14/2007

MARK	DATE	DESCRIPTION

### LANDSCAPING PLAN

## PLANTING LIST

### GENERAL LANDSCAPE

- EXISTING TREE TO REMAIN
- DECIDUOUS TREE  
CHINESE PISTACHE, PISTACHE CHINENSIS, 2" CAL.,  
MEDIUM WATER USAGE
- DECIDUOUS TREE  
TEXAS ASH, FRAXINUS TEXANA  
MEDIUM WATER USE
- DECIDUOUS TREE  
FRAGRANT ASH, FRAXINUS CUSPIDATA  
15 GAL.  
LOW WATER USE, 20' TALL, FULL SUN
- BUTTERFLY BUSH, BUDDLEIA DAVIDDI  
5 GAL. 100 SF  
MEDIUM WATER USE
- SPANISH BROOM, GENISTA HISPANICA  
5 GAL. 100 SF  
MEDIUM WATER USE
- RUSSIAN SAGE, PEROVSKIA ATRIPLICIFOLIA  
5 GAL. 36 SF  
MEDIUM WATER USE
- LAVENDER COTTON, SANTOLINA CHAMAECYPARISSUS  
1 GAL. 9 SF  
LOW WATER USE
- CREEPING ROSEMARY, ROSMARINUS OFFICINALIS "PROSTRATA"  
1 GAL. 36 SF  
LOW WATER USE

## LANDSCAPE NOTES

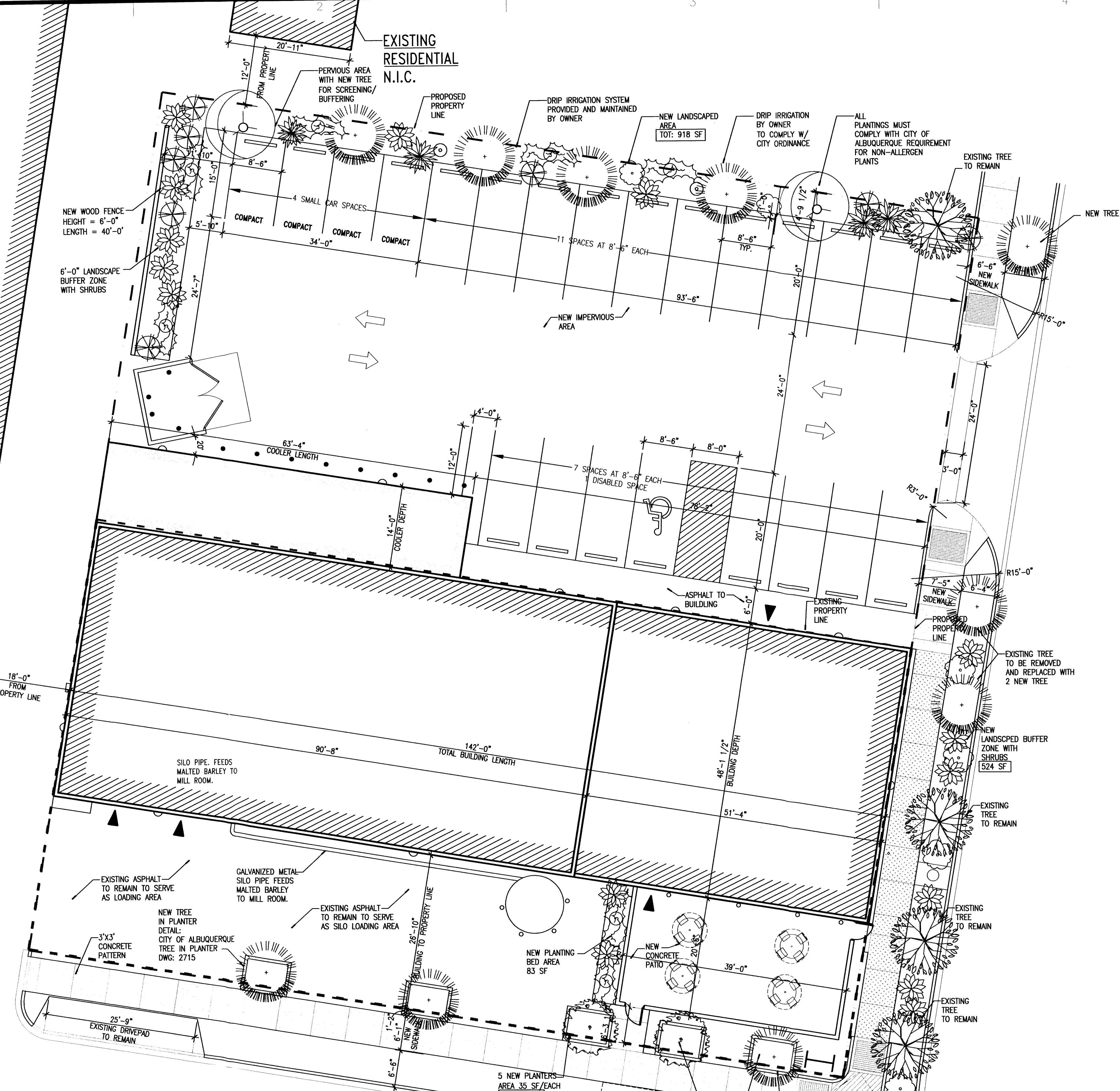
### GENERAL REQUIREMENTS

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 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 OF THE CITY OF ALBUQUERQUE ZONING CODE, STREET TREES ORDINANCE, POLLEN ORDINANCE AND WATER CONSERVATION ORDINANCE AND WATER WASTE ORDINANCE  
IN GENERAL, WATER CONSERVATIVES, ENVIRONMENTALLY SOUND LANDSCAPE PRINCIPLE WILL BE FOLLOW IN DESIGN THE INSTALLATION  
PLANT BEDS SHALL ACHIEVE 75% LIVE GROUND COVER OF MATURITY  
SANTA E BROWN GRAVEL, 3" MIN. DEPTH, OVER FILTER FABRIC SHALL BE PLACED IN ALL LANDSCAPE AREA THAT ARE NOT DESIGNATED TO RECEIVE SEEDS

## IRRIGATION NOTES

### GENERAL REQUIREMENTS

IRRIGATION SHALL BE A COMPLETE UNDERGROUND SYSTEM WITH TREE TO RECEIVE (5) 1.0 GPH DRIP EMITTERS AND SHRUBS TO RECEIVE (2) 1.0 GPH DRIP EMITTERS  
DRIP AND BUBBLER SYSTEM SYSTEMS TO BE TIED TO 1/2" POLYPIPE 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 DETERMINED  
IRRIGATION MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER



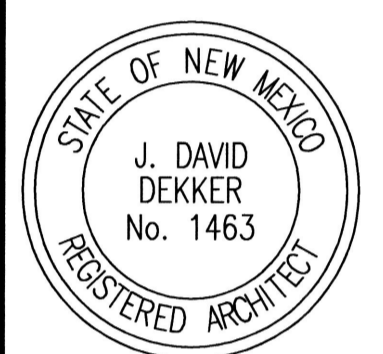
## LANDSCAPE CALCULATIONS

LANDSCAPE REQUIREMENTS	
TOTAL LOT AREA -->	14187 SQUARE FEET
TOTAL BUILDING AREAS -->	6816 SQUARE FEET
NET LOT AREA -->	7371 SQUARE FEET
LANDSCAPE REQUIREMENTS (%) -->	15%
TOTAL LANDSCAPE REQUIREMENTS -->	1105 SQUARE FEET
TOTAL LANDSCAPE PROVIDED -->	1700 SQUARE FEET



CONSULTANTS

Architect Engineer



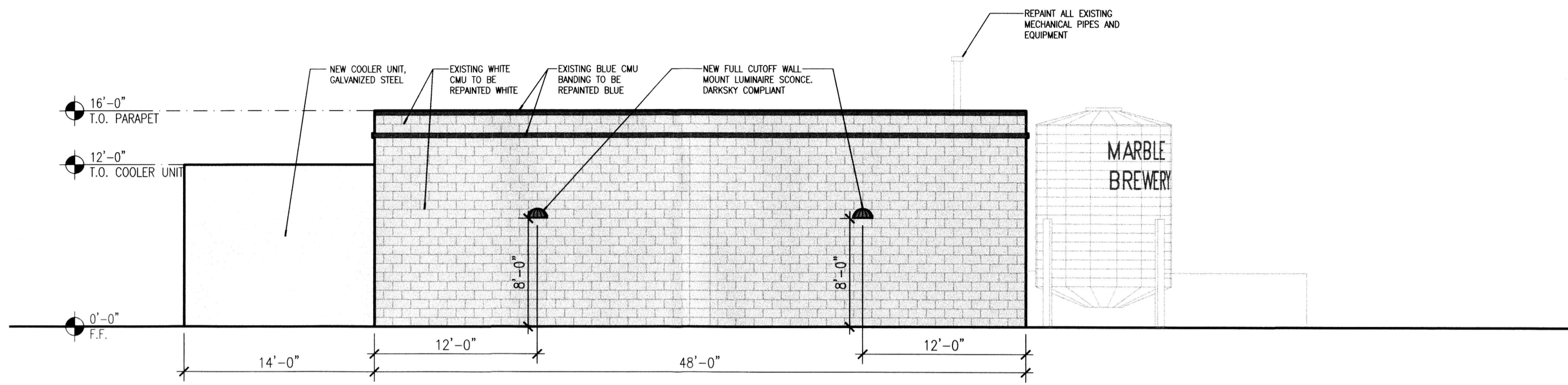
MARBLE BREWERY

111 MARBLE  
ALBUQUERQUE, NM

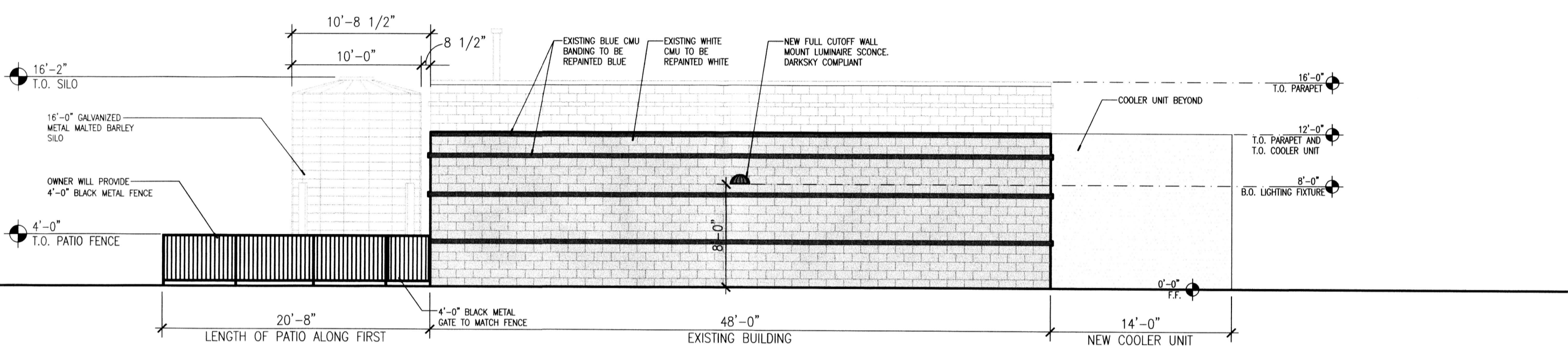
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ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
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DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		05/14/2007

SHEET TITLE

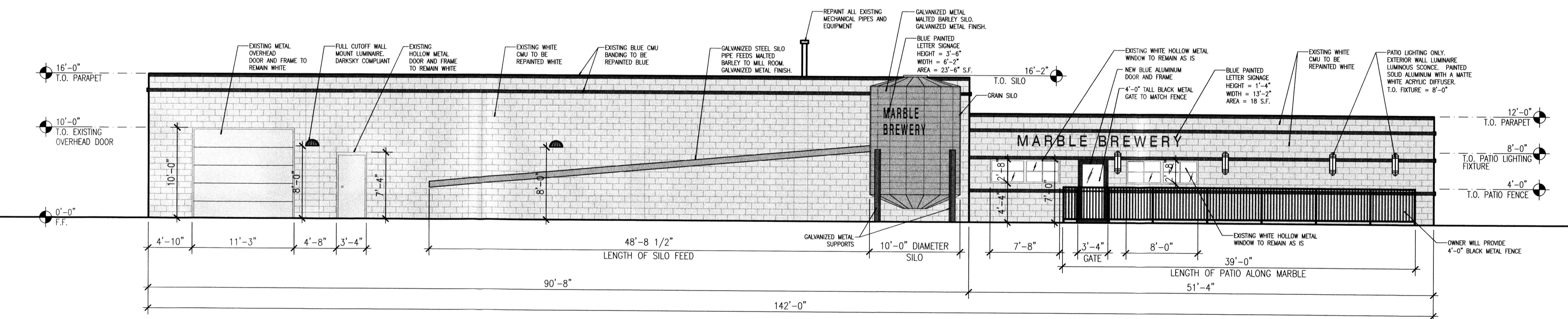
BUILDING ELEVATIONS



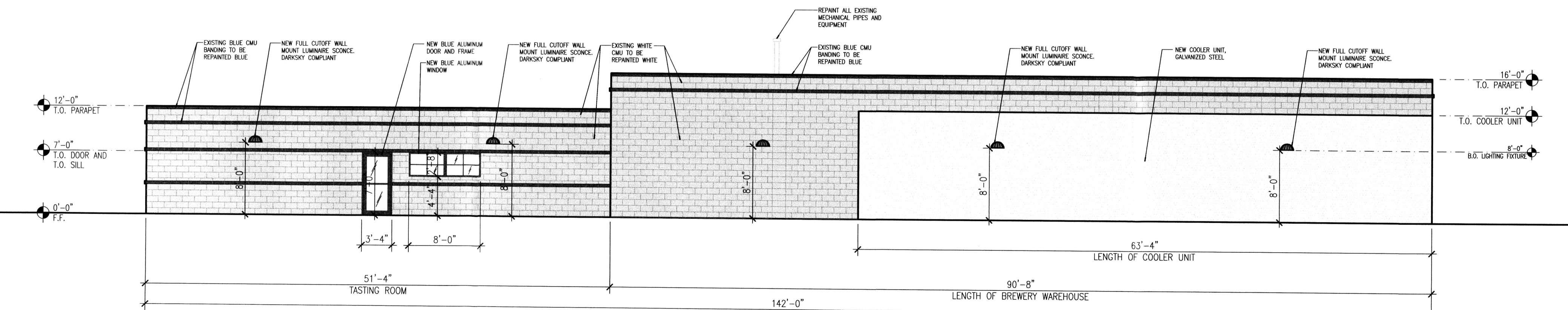
**D1** WEST ELEVATION  
1/8"=1'-0"



**C1** EAST ELEVATION  
1/8"=1'-0"



**B1** SOUTH ELEVATION  
1/8"=1'-0"



**A1** NORTH ELEVATION  
1/8"=1'-0"



**SITE CALCULATIONS**

OFF STREET PARKING REQUIREMENTS PER MCCLELLAN PARK SECTOR DEVELOPMENT PLAN AND MCCLELLAN PARK METROPOLITAN REDEVELOPMENT PLAN

RETAIL-FOOD AND DRINK	0	2496 GSF	0
WAREHOUSE	1/2000	5532 GSF	3
MANUFACTURING	1/1000	8520 GSF	7
<b>SUBTOTAL</b>			<b>10</b>

10% REDUCTION (300' FROM BUS ROUTE) <1>  
 REDUCTION OF 1/2 OF EXISTING ON STREET PK <1>

TOTAL SPACES REQUIRED 8  
 TOTAL SPACES PROVIDED 18

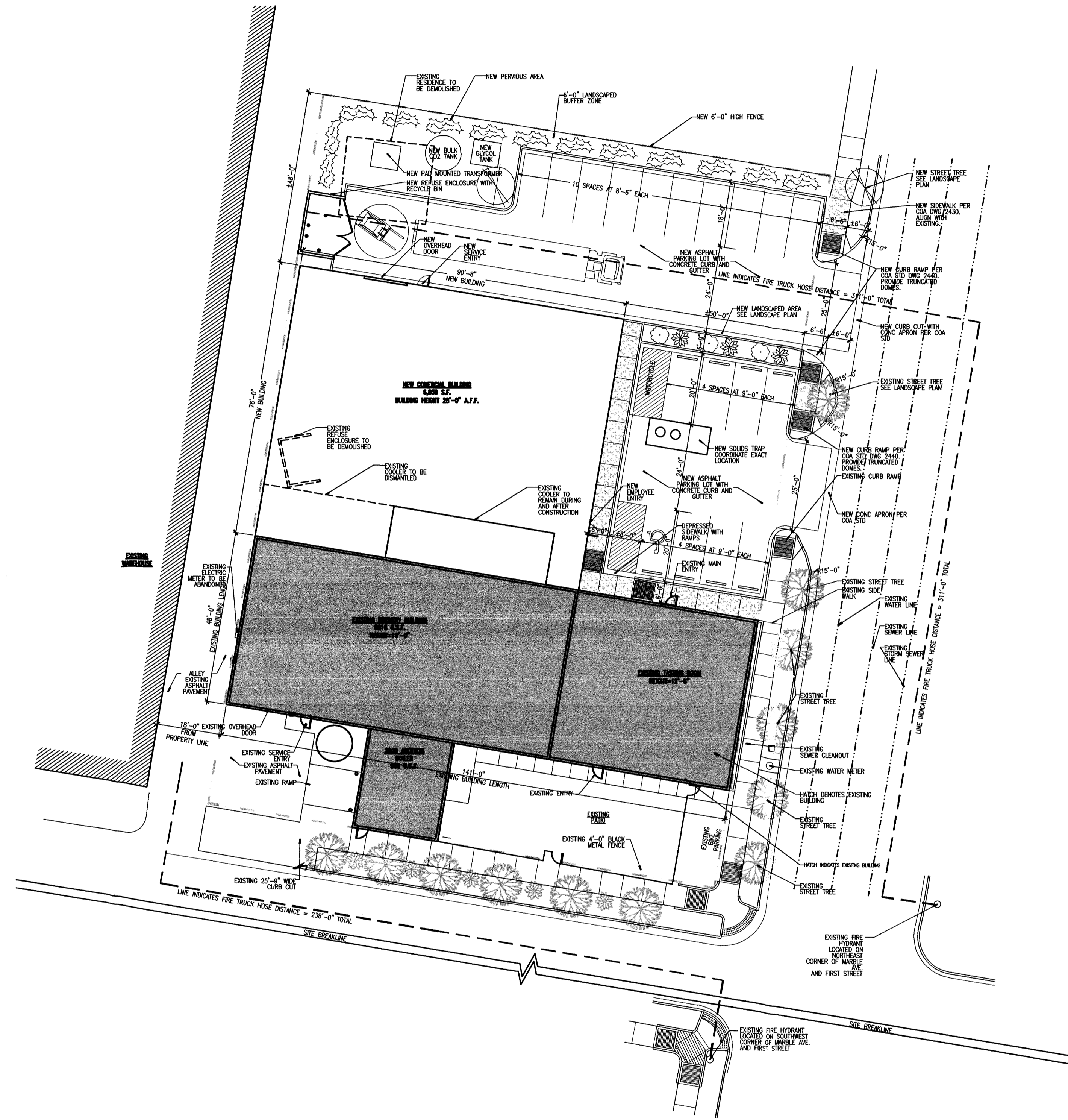
ADA PARKING REQUIRED 1 PER 25 PK  
 ADA PARKING PROVIDED 1

MOTORCYCLE PARKING REQUIRED 1 PER 25 PK  
 MOTORCYCLE PARKING PROVIDED 1

BICYCLE PARKING REQUIRED 1 PER 20  
 BICYCLE PARKING PROVIDED 6

LANDSCAPE BUFFER 6' WIDE BETWEEN ADJACENT RESIDENTIAL PROVIDED 6' WIDE IRRIGATED LANDSCAPE STRIP  
 SCREEN 6' HIGH SCREEN BETWEEN PARKING AND ADJACENT RESIDENTIAL PROVIDED 6' HIGH WOOD FENCE

LANDSCAPE REQUIREMENTS PER MCCLELLAN PARK SECTOR DEVELOPMENT PLAN AND MCCLELLAN PARK METROPOLITAN REDEVELOPMENT PLAN  
 STREET TREES REQUIRED AND PROVIDED ALONG FIRST STREET



**A1** OVERALL SITE PLAN, MARBLE BREWERY NEW BUILDING ADDITION  
 1"=20'

0 10' 20' 40'

PLAN NORTH TRUE NORTH

SITE

BUS LINE



**C5** VICINITY PLAN  
 N.T.S.

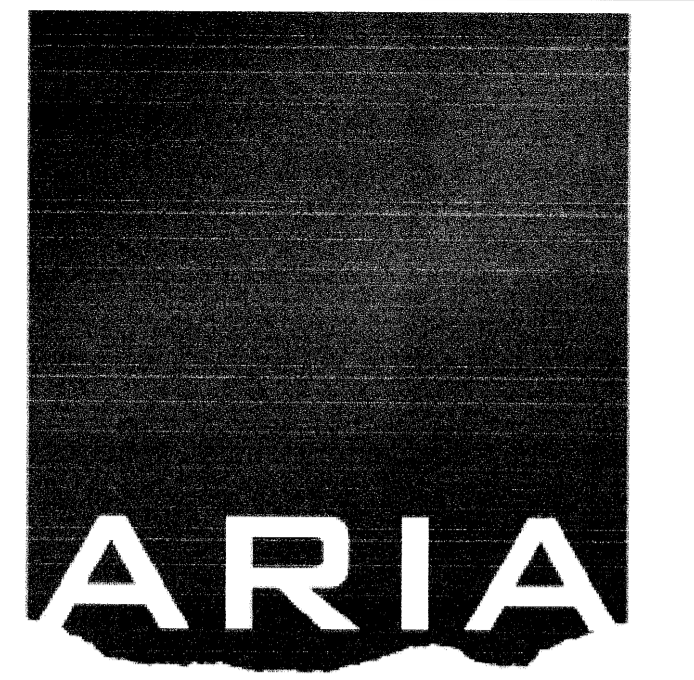
PROJECT NUMBER: 10005437  
 APPLICATION NUMBER: 10-70158

Is an Infrastructure List required? ( ) Yes ( ) No If Yes, then a set of approved DRB 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:**

Traffic Engineer, Transportation Division	Date
Water Utility Development	Date
Parks & Recreation Department	Date
City Engineer	Date
City Metropolitan Redevelopment Agency	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date

\* Environmental Health, if necessary



**ARCHITECTURE**  
 ARIA ARCHITECTURE LLC  
 227 JEFFERSON STREET NORTHEAST  
 ALBUQUERQUE | NEW MEXICO | 87108  
 PHONE | 505.506.2314 | 505.573.5583

**MARBLE BREWERY  
 NEW BUILDING  
 ADDITION**  
 111 MARBLE  
 ALBUQUERQUE, NM

Architect/Engineer

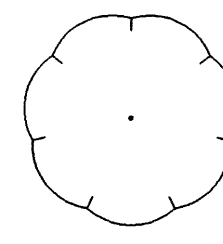
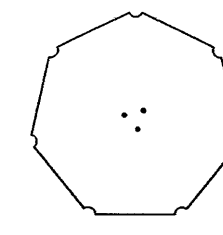
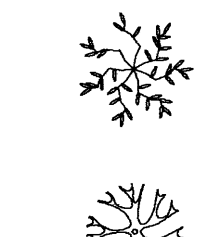


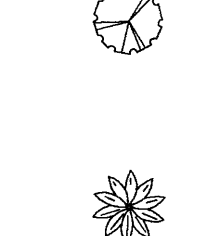
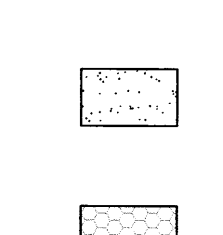
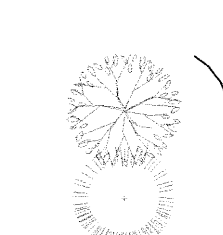
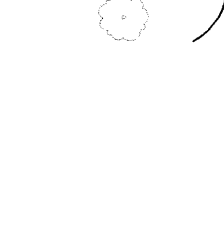



MARK	DATE	DRB COMMENTS
▲	6/21/11	DRB SUBMITTAL
		ISSUE: DRB SUBMITTAL
		PROJECT NO: 1001
		CAD DWG FILE: 1001-AS101
		DRAWN BY: CAD
		CHECKED BY: PROJECT ARCH
		DATE: 6/1/11

SHEET TITLE  
**SITE PLAN**

**AS101**



**PLANT LEGEND**

-  **AUTUMN PURPLE ASH 1**  
*Fraxinus americana*  
2" Cal., 12-14" Inst./60' x 60' maturity  
Water (M) Allergy (H) Osf  
STREET TREE
-  **COMMON HACKBERRY 2**  
*Celtis occidentalis*  
2" Cal., 12-14" Inst./40' x 40' maturity  
Water (M) Allergy (L) Osf  
PARKING LOT TREE
-  **AUSTRIAN PINE 4**  
*Pinus nigra*  
6'-8" Inst., 35' x 25' maturity  
Water (M) Allergy (L) Osf  
EVERGREEN RESIDENTIAL BUFFER
-  **SPANISH BROOM 7**  
*Genista hispanica*  
5 Gal., 2'-4" Inst./10' x 10' maturity  
Water (M) Allergy (L) 100sf  
EVERGREEN RESIDENTIAL BUFFER
-  **MAIDEN GRASS 6**  
*Miscanthus sinensis*  
5 Gal., 18"-3' Inst./2' x 5' maturity  
Water (M+) Allergy (L) 25sf
-  **SCOTCH BROOM 3**  
*Cytisus scoparius*  
5 Gal., 18"-3' Inst./4' x 4' maturity  
Water (M) Allergy (L) 16sf
-  **RED YUCCA 3**  
*Hesperaloe parviflora*  
5 Gal., 18"-3' Inst./3' x 4' maturity  
Water (L+) Allergy (L) 16sf
-  **HONEYSUCKLE 5**  
*Lonicera japonica 'halliana'*  
1 Gal., 6"-15" Inst./3' x 12' maturity  
Water (M) Allergy (L) 144sf  
Unstaked Groundcover  
EVERGREEN PARKSTRIP COVERAGE
-  **GREY LEAF COTONEASTER 6**  
*Cotoneaster glaucophyllus*  
5 Gal., 24"-4' Inst./2' x 4' maturity  
Water (M) Allergy (L) 81sf  
EVERGREEN PARKSTRIP COVERAGE
-  **1/8" SANTA FE BROWN GRAVEL, OVER FILTER FABRIC TO A MINIMUM DEPTH OF 3"**
-  **2-4" COBBLE OVER FILTER FABRIC TO A MINIMUM DEPTH OF 6"; PROPOSED RETENTION POND- GRADES NOT GREATER THAN 3:1**
-  **EXISTING TREES AND SHRUBS TO REMAIN**

**LANDSCAPE NOTES:**

Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees in a living, healthy, and attractive condition.

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.

Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed.

**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.

Water and Power source shall be the responsibility of the Developer/Builder.

**STREET TREE REQUIREMENTS - Minimum 2" Caliper**

Street trees required under the City Of Albuquerque Street Tree Ordinance are as follows:

Name of Street: MARBLE  
Required 7 Provided 7 (1 NEW, 6 EXISTING)

Name of Street: 1ST STREET  
Required 5 Provided 5 (5 EXISTING)

**PARKING LOT TREE REQUIREMENTS - Minimum 2" Caliper**

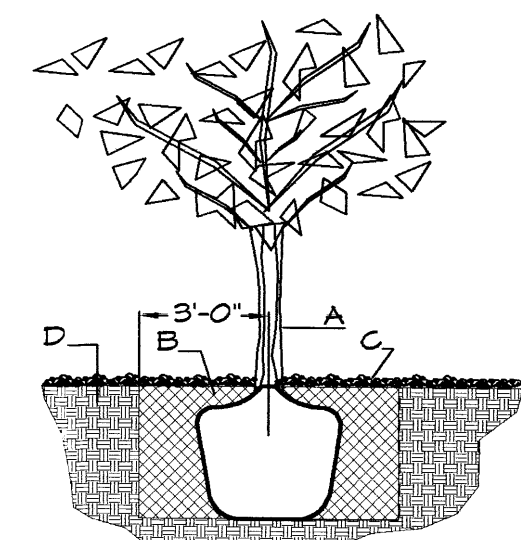
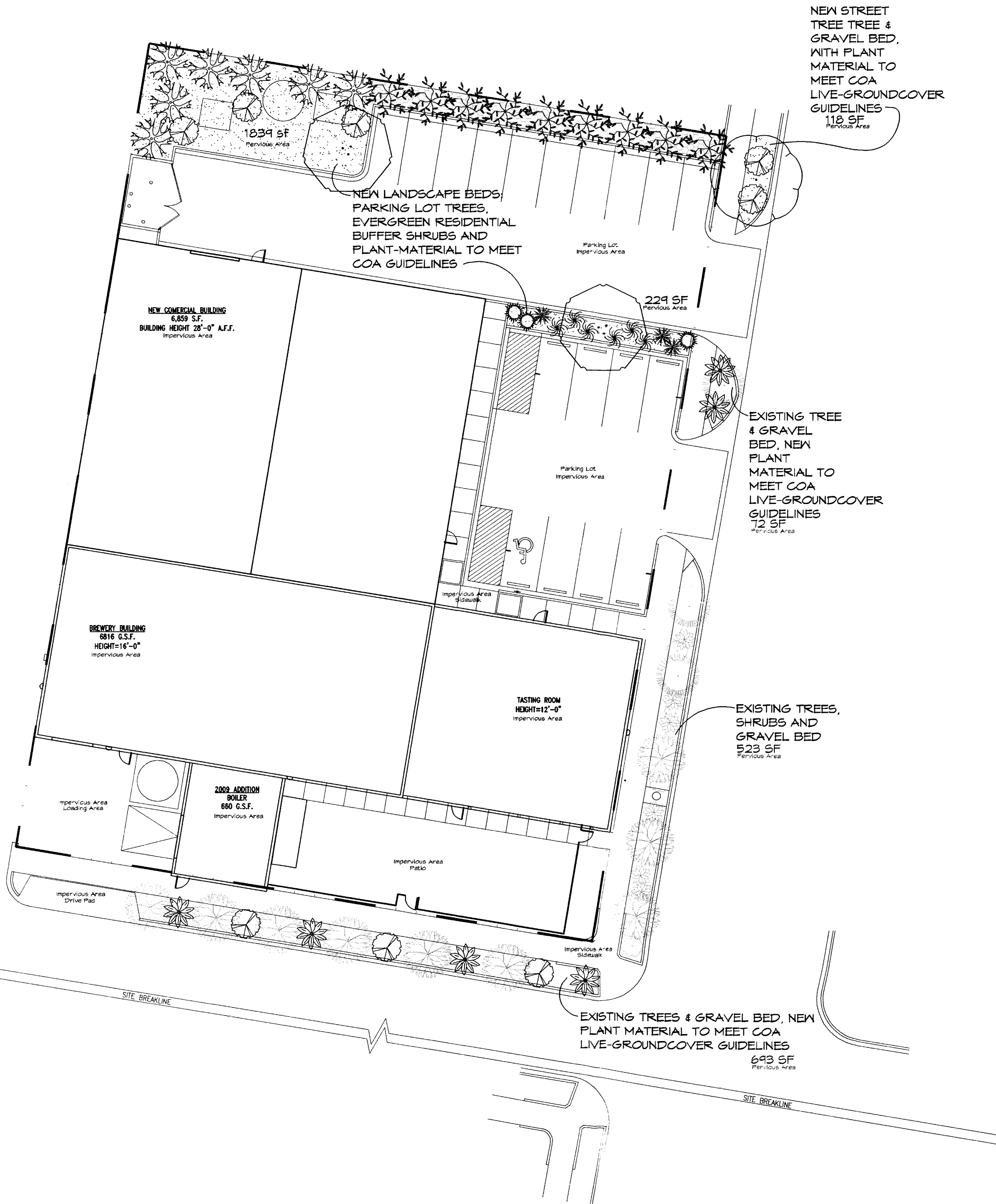
Shade trees required under the City Of Albuquerque Parking Lot Tree Ordinance are as follows:

1 Shade tree per 10 spaces  
Required 2 Provided 2

**LANDSCAPE CALCULATIONS**

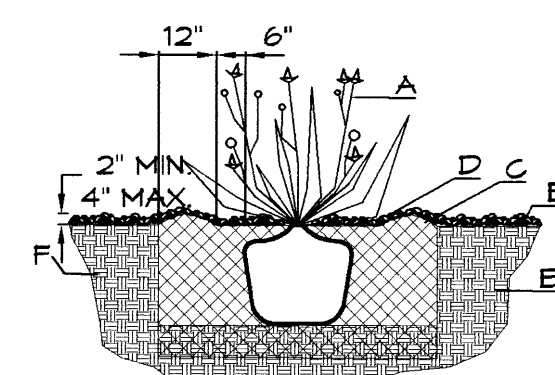
TOTAL LOT AREA	28360	square Feet
TOTAL BUILDINGS AREA	14935	square Feet
NET LOT AREA	14025	square Feet
LANDSCAPE REQUIREMENT	15%	
TOTAL LANDSCAPE REQUIREMENT	2104	square Feet
TOTAL NEW BED PROVIDED	2186	square Feet
GROUND COVER REQ.	75%	square Feet
TOTAL GROUND COVER REQUIREMENT	1634	square Feet
TOTAL GROUND COVER PROVIDED	1666	square Feet
TOTAL EXISTING BED	1288	square Feet
GROUND COVER REQ.	75%	square Feet
TOTAL GROUND COVER REQUIREMENT	966	square Feet
TOTAL GROUND COVER PROVIDED	1145	square Feet
TOTAL SOD AREA	0	square Feet
(max. 20% of landscape required)		
TOTAL NATIVE SEED AREA	0	square Feet
TOTAL LANDSCAPE PROVIDED	3474 (24%)	square Feet

**NOTE TO CLIENT:**  
Should The Hilltop not receive a Grading and Drainage plan during the design process or the on-site grades differ from the Grading and Drainage plan received, The Hilltop reserves the right to apply slope stabilization materials where the specified gravel will not be suitable. Gravel smaller than 2-4" cobblestone will not stay on a slope greater than 3:1. If the grades are greater than what was originally designed, we will request an infield change-order to lay cobblestone or rip-rap. In lieu of the specified gravel, to stabilize the slope. All vegetative material shall remain per plan.



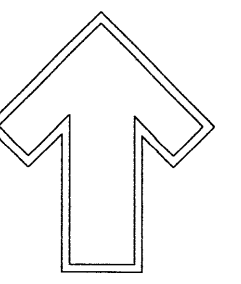
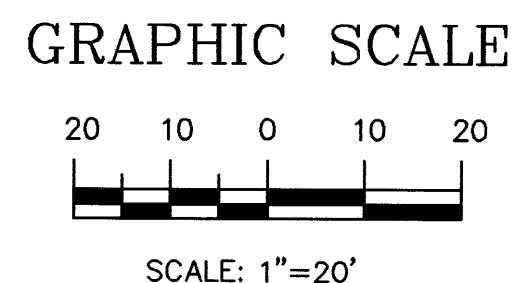
**TREE PLANTING DETAIL**

- NTS
- GENERAL NOTES:**
1. ROOTBALL SHALL BE PLACED ON UNDISTURBED SOIL TO PREVENT TREE FROM SETTLING.
  2. TOP OF ROOT COLLAR INDICATED LEVEL AT WHICH TREE WAS GROWN AND DUG; THIS REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED; THAT LEVEL MAY BE EXCEEDED BY ONLY A ONE INCH LAYER OF SOIL.
  3. PRIOR TO BACKFILLING TREE, ALL WIRE, ROPE AND SYNTHETIC MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.
  4. PRIOR TO BACKFILLING ALL BURLAP SHALL BE CUT AWAY EXCEPT FROM BOTTOM OF THE ROOTBALL.
- CONSTRUCTION NOTES:**
- A. TREE
  - B. BACKFILL WITH EXISTING SOIL.
  - C. 3" DEPTH OF GRAVEL MULCH.
  - D. UNDISTURBED SOIL.



**SHRUB PLANTING DETAIL**

- NTS
- GENERAL NOTES:**
1. THE OUTSIDE DIAMETER OF THE WATER RETENTION BASIN SHALL BE TWICE THE DIAMETER OF THE SHRUB PLANTING PIT.
- CONSTRUCTION NOTES:**
- A. SHRUB
  - B. BACKFILL WITH EXISTING SOIL.
  - C. EARTH BERM AROUND WATER RETENTION BASIN.
  - D. 3" DEPTH OF GRAVEL MULCH.
  - E. FINISH GRADE.
  - F. UNDISTURBED SOIL.



Cont. Lic. #26458  
7909 Edith N.E.  
Albuquerque, NM 87184  
Ph: (505) 898-9697  
Fax: (505) 898-7737  
cmj@hilltoplandscaping.com

LANDSCAPE ARCHITECT'S SEAL



JAMES DE FLON #0007

MARBLE BREWERY  
111 MARBLE AVE. NW  
LANDSCAPE PLAN

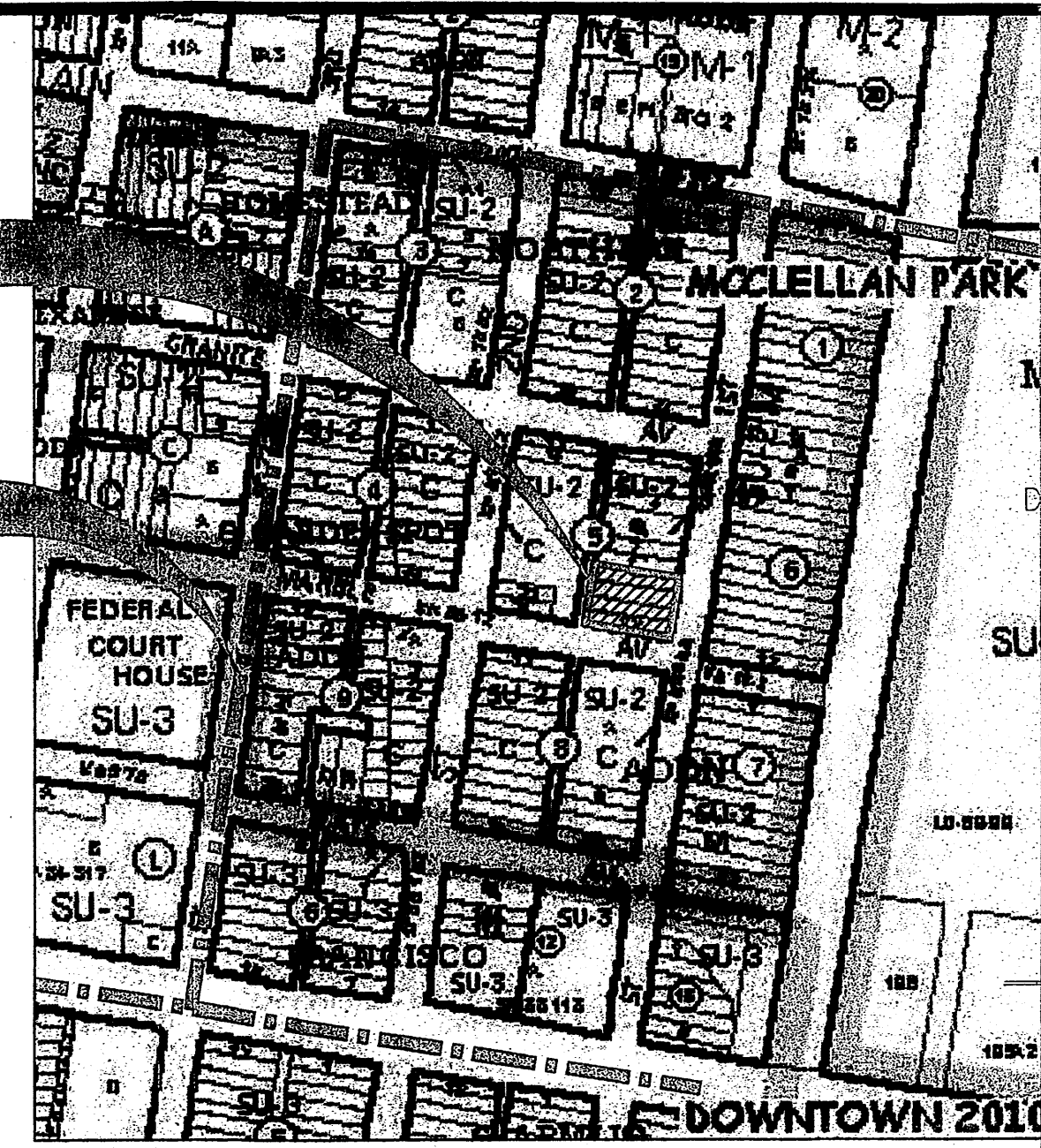
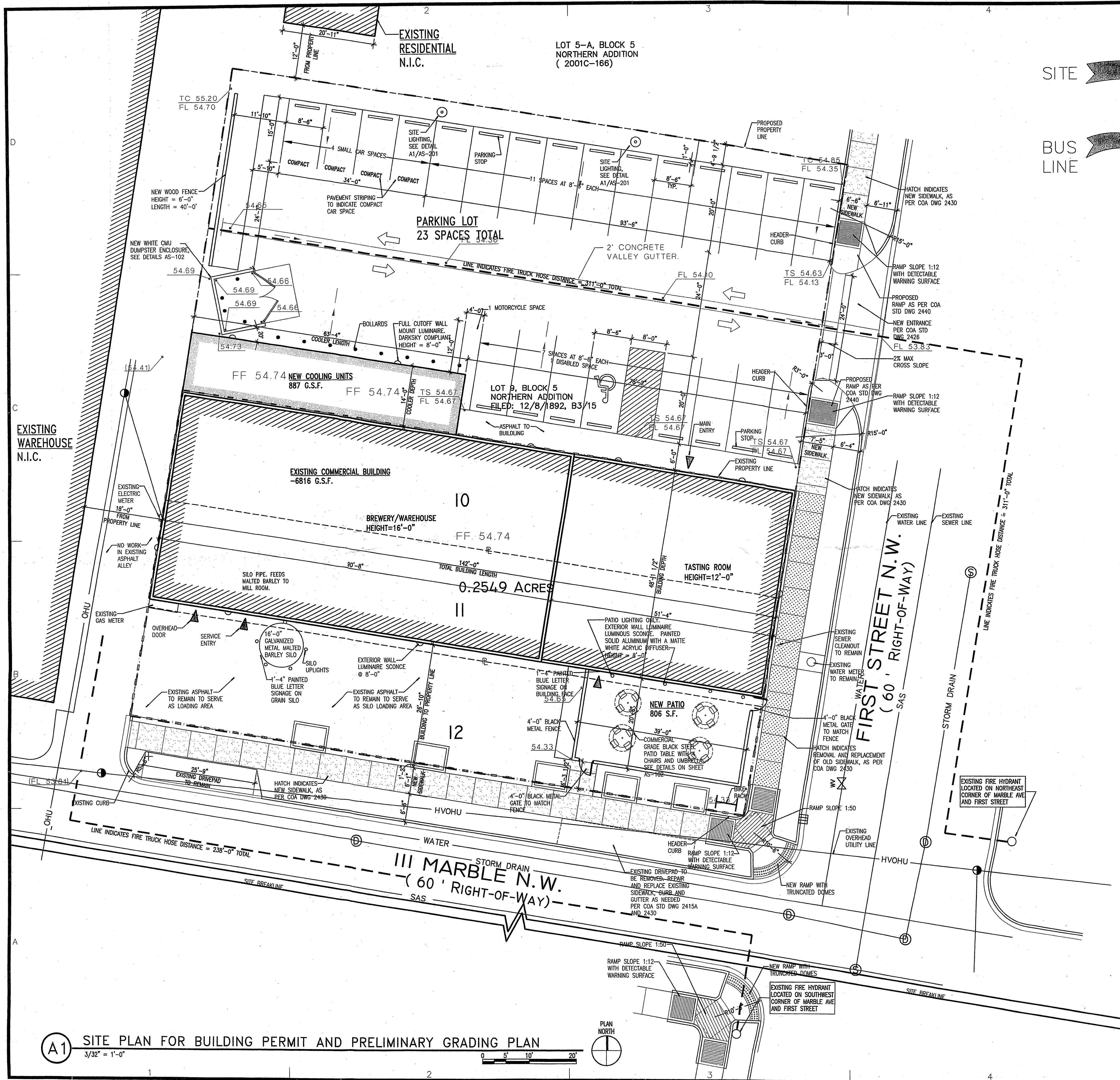
All materials shown on this plan are the property of The Hilltop Landscaping and are protected by copyright laws. This is an original design and must not be released or copied unless appropriate fees have been paid for prior to print.



DRAWN BY CMJ	REVISION #	DATE
		6-17-11

SHEET #  
L1 OF L1





**D5 VICINITY PLAN**  
N.T.S.

PLAN NORTH

APD PLANS CHECKING OFFICE  
624-3611  
APPROVED/DISAPPROVED  
6/14/07  
SIGNATURE & DATE

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

MANUFACTURING/WAREHOUSE  
4,000 SF OCCUPABLE --> 2 SPACES @ 1/2000 SF --> 2 SPACES @ 1/2000 SF

SEATING  
60 OCCUPANTS --> 20 SPACES @ 1/15 SF --> 20 SPACES @ 1/15 SF

OFFICE  
6 OCCUPANTS --> 3 SPACES @ 1/200 SF --> 3 SPACES @ 1/200 SF

TOTAL SPACES --> 25 SPACES

TOTAL SPACES WITH 10% REDUCTION --> 23 SPACES

TOTAL SPACES REQUIRED --> 23 SPACES

TOTAL SPACES PROVIDED --> 23 SPACES

HC REQUIRED --> 1 SPACE

HC PROVIDED --> 1 SPACE

MOTORCYCLE REQUIRED --> 1 SPACE

MOTORCYCLE PROVIDED --> 1 SPACE

**PROJECT NUMBER: 1005437**  
**APPLICATION NUMBER: 07DRB-00559**

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.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

<i>[Signature]</i> Traffic Engineer, Transportation Division	5-16-07 Date
<i>[Signature]</i> Water Utility Development	5-16-07 Date
<i>[Signature]</i> Parks & Recreation Department	6-13-07 Date
<i>[Signature]</i> City Engineer	5-16-07 Date
N/A * Environmental Health Department (conditional)	Date
<i>[Signature]</i> Solid Waste Management	6/14/07 Date
<i>[Signature]</i> DRB Chairperson, Planning Department	6/14/07 Date
<i>[Signature]</i> Redevelopment Official	6/15/07 Date

\* Environmental Health, if necessary

**STUDIO SW ARCHITECTS**

Architect Engineer  
STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd. NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

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CONSULTANTS

Architect Engineer

STATE OF NEW MEXICO  
REGISTERED ARCHITECT  
J. DAVID DEKKER  
No. 1463

**MARBLE BREWERY**

111 MARBLE ALBUQUERQUE, NM

R JUN 13 2007  
HYDROLOGY SECTION

MARK	DATE	DESCRIPTION
ISSUE:		DRB SUBMITTAL
PROJECT NO:		0626
CAD DWG FILE:		0626AS-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		05/14/2007
SHEET TITLE		
SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN		

**(A1) SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN**  
3/32" = 1'-0"

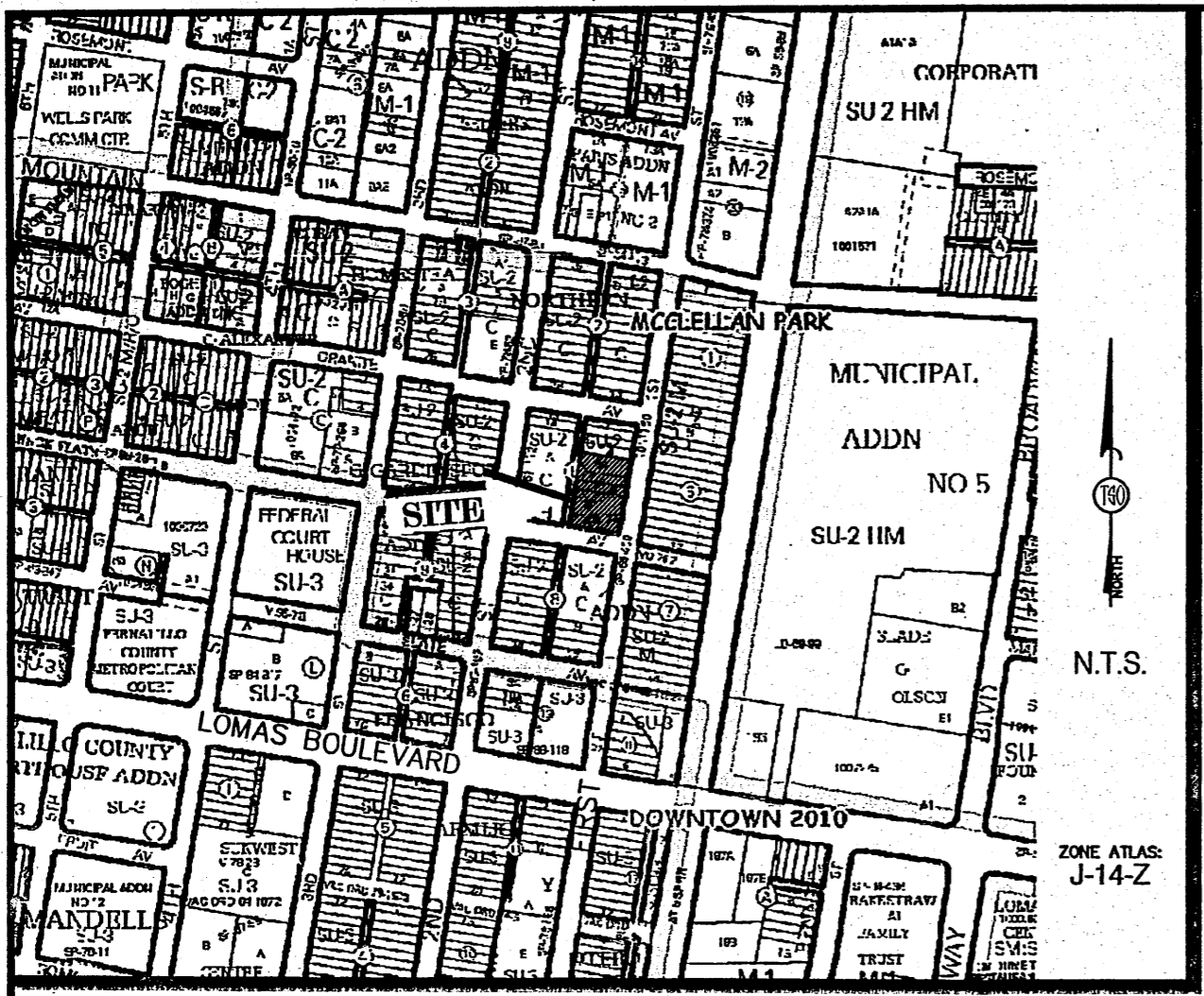
PLAN NORTH

0 5' 10' 20'

**AS-101**  
sheet of sheets



**PLAT OF  
LOT 7-A, BLOCK 5  
NORTHERN ADDITION  
PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
TOWN OF ALBUQUERQUE GRANT  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
JUNE 2011  
SHEET 1 OF 2**



Vicinity Map

**SUBDIVISION DATA / NOTES**

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY. RECORD BEARINGS AND DISTANCES ARE DENOTED BY PARENTHESIS ( ).
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983, AND ARE BASED ON ACS CONTROL MONUMENTS 17\_J14 AND 12\_J13, AS SHOWN HEREON.
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4. PLAT SHOWS ALL EASEMENTS OF RECORD
5. GROSS AREA: 0.6518 ACRES
6. NUMBER OF EXISTING LOTS: 4
7. NUMBER OF LOTS CREATED: 1
8. DATE OF FIELD WORK: JUNE 15, 2011
9. NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.

**LEGAL DESCRIPTION**

LOT NUMBERED FIVE A (5-A), BLOCK FIVE (5), OF NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JUNE 15, 2001 IN BOOK 2001C PAGE 166 AND LOTS NUMBERED SEVEN AND EIGHT (7 & 8), BLOCK FIVE (5), NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN SAID CLERK'S OFFICE ON JANUARY 1, 1892 IN BOOK 3 PAGE 15, AND LOT NINE A (9-A), NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN SAID CLERK'S OFFICE ON MAY 18, 2007 IN BOOK 2007C PAGE 128, ALL WITHIN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, TOWN OF ALBUQUERQUE GRANT, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED PROPERTY, WHENCE CITY OF ALBUQUERQUE CONTROL STATION 17\_J14, BEING A 3-14" ALUMINUM DISC STAMPED "7-J14 1983", HAVING A NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE NAD 1983) N=1488866.762 AND E=1519149.317 BEARS S81°00'49"W A DISTANCE OF 2548.31 FEET, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF A 16' PUBLIC ALLEY; THENCE N09°04'43"E ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 199.79 FEET, TO THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PROPERTY; THENCE S80°54'40"E A DISTANCE OF 142.24 FEET TO THE NORTHEAST CORNER OF THE HEREIN DESCRIBED PROPERTY, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF FIRST STREET NORTHWEST; THENCE S09°11'38"W ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 200.02 FEET TO THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED PROPERTY AND A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF MARBLE AVENUE NORTHWEST; THENCE N80°49'11"W ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE 141.84 FEET TO THE PLACE OF BEGINNING CONTAINING 0.6518 ACRES MORE OR LESS.

**FREE CONSENT**

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE: [Signature] DATE: 6/21/11  
 OWNER(S) PRINT NAME: THEODORE RICE  
 ADDRESS: 111 MARBLE AVE NW, ALB, NM 87102 TRACT:  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21<sup>st</sup> DAY OF June, 2011.

BY: Theodore Rice

MY COMMISSION EXPIRES:  
11-10-14



**DISCLAIMER**

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM AND NMGC DO NOT WAIVE OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

**DISCLOSURE STATEMENT**

THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES BETWEEN FOUR (4) EXISTING LOTS CREATING ONE (1) NEW LOT AS SHOWN HEREON.

CITY APPROVALS: PROJECT NO.: 1005437 APPLICATION NO.

<u>[Signature]</u>	<u>6-21-11</u>
CITY SURVEYOR	DATE
<u>[Signature]</u>	<u>08-04-11</u>
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
<u>[Signature]</u>	<u>6/29/11</u>
PARKS & RECREATION DEPARTMENT	DATE
<u>[Signature]</u>	<u>06/29/11</u>
A.B.C.W.U.A.	DATE
<u>[Signature]</u>	<u>6-29-11</u>
A.M.A.F.C.A.	DATE
<u>[Signature]</u>	<u>6-29-11</u>
CITY ENGINEER	DATE
<u>[Signature]</u>	<u>8-4-11</u>
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

**UTILITY APPROVALS**

<u>[Signature]</u>	<u>6-23-2011</u>
PUBLIC SERVICES COMPANY OF NEW MEXICO	DATE
<u>[Signature]</u>	<u>06-23-11</u>
QWEST TELECOMMUNICATIONS	DATE
<u>[Signature]</u>	<u>6-24-11</u>
COMCAST CABLE	DATE
<u>[Signature]</u>	<u>6-24-2011</u>
NEW MEXICO GAS COMPANY	DATE

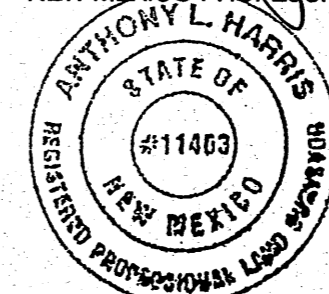
DOCH 2011071408

08/05/2011 10:36 AM Page: 1 of 2  
 PLAT # 825 00 B - 2011 P: 0077 M. Taulous Olivere, Bernalillo Cour

**SURVEYOR'S CERTIFICATION**

I, ANTHONY L. HARRIS, A DULY QUALIFIED REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT AND DESCRIPTION WERE PREPARED BY ME OR UNDER MY SUPERVISION, SHOWS ALL EASEMENTS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST AND MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND FURTHER MEETS THE MINIMUM STANDARDS FOR LAND SURVEYING IN THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

[Signature] 6-20-11  
 ANTHONY L. HARRIS  
 NEW MEXICO PROFESSIONAL SURVEYOR, 11463  
 DATE



**THE SURVEY OFFICE, LLC**

333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102  
 PHONE: (505) 998-0303 FAX: (505) 998-0305

**T10N R3E SEC. 17**

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON

UPC#: 10405231419512503

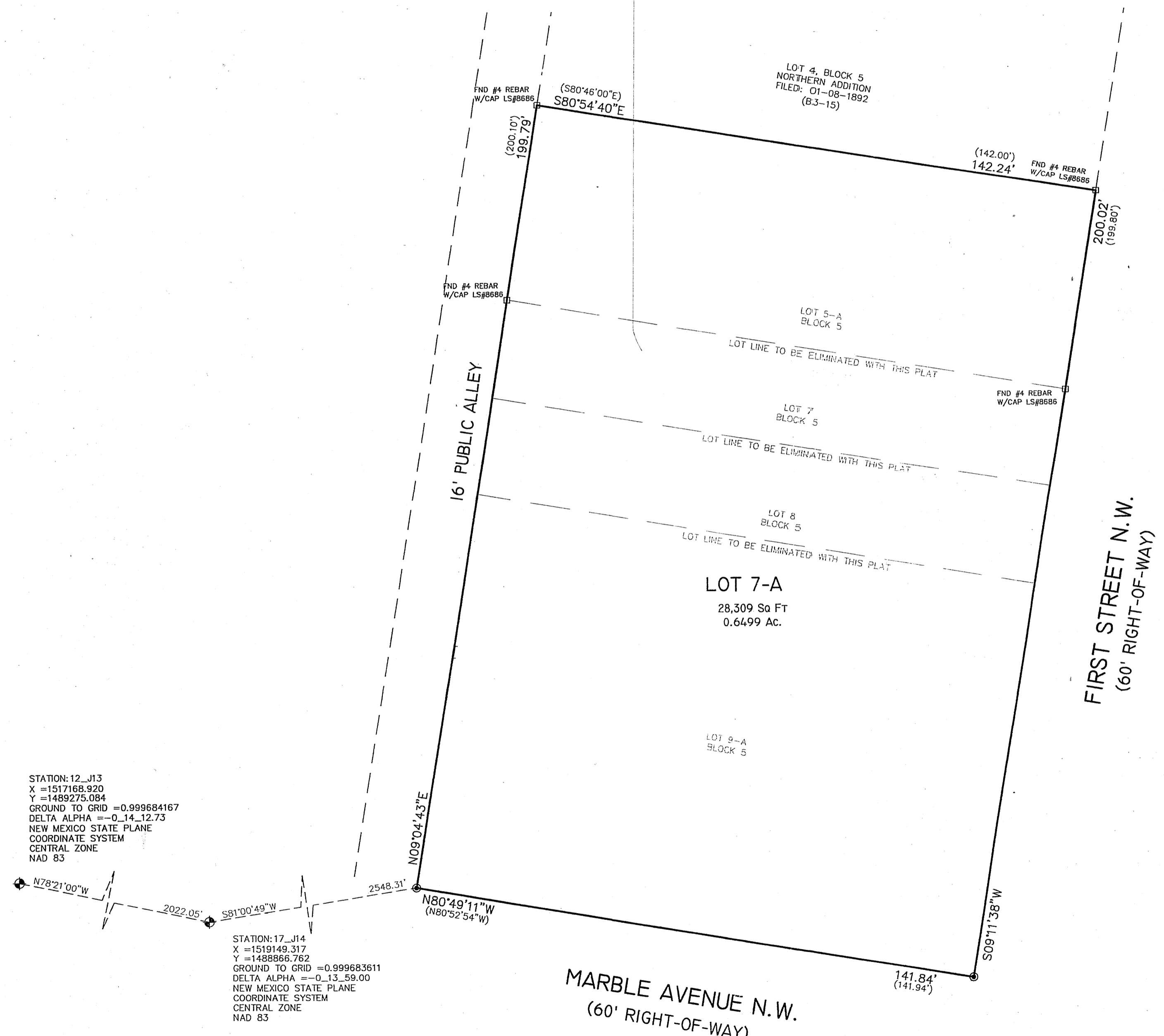
PROPERTY OWNER OF RECORD:  
MARBLE AVENUE PROPERTIES

BERNALILLO COUNTY TREASURER'S OFFICE:

8501

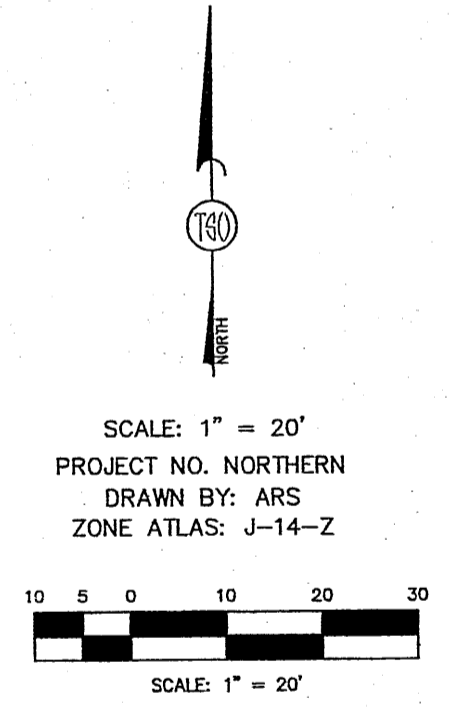


PLAT OF  
 LOT 7-A, BLOCK 5  
 NORTHERN ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2011  
 SHEET 2 OF 2



STATION: 12\_J13  
 X = 1517168.920  
 Y = 1489275.084  
 GROUND TO GRID = 0.999684167  
 DELTA ALPHA = -0.14\_12.73  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

STATION: 17\_J14  
 X = 1519149.317  
 Y = 1488866.762  
 GROUND TO GRID = 0.999683611  
 DELTA ALPHA = -0.13\_59.00  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83



DOCH 2011071408  
 09/05/2011 10:36 AM Page: 2 of 2  
 tyPLAT R: \$25.00 B: 2011c P: 0077 M: Toulous Olivere, Bernalillo Cour

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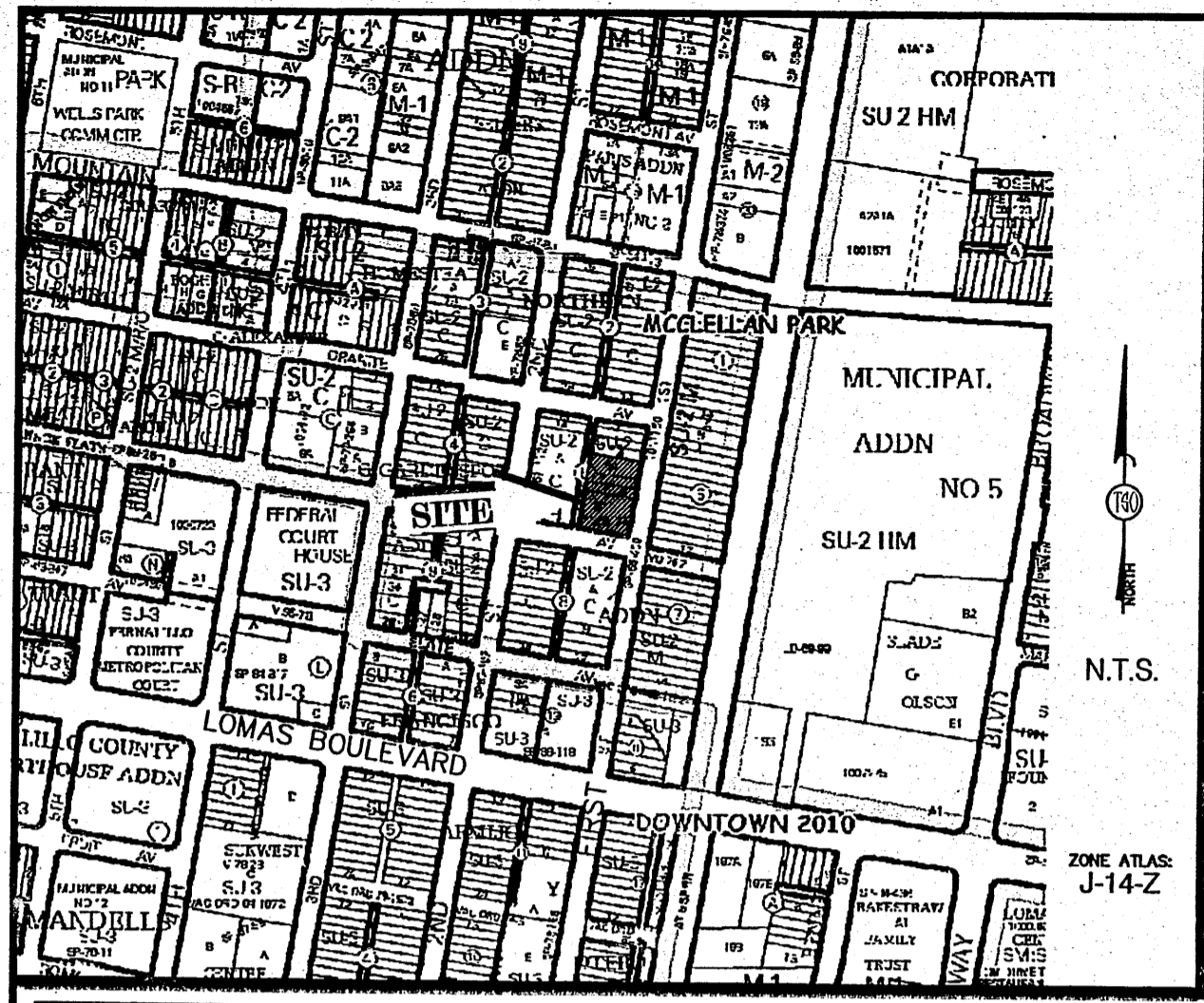
	FOUND CONTROL STATION AS NOTED
	FOUND MONUMENT AS NOTED
	SET PK NAIL W/ WASHER STAMPED "PLS 11463" UNLESS OTHERWISE NOTED

**THE SURVEY OFFICE, LLC**  
 333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102  
 PHONE: (505) 998-0303  
 FAX: (505) 998-0305

**T10N R3E SEC. 17**



**PLAT OF  
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TOWN OF ALBUQUERQUE GRANT  
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JUNE 2011  
SHEET 1 OF 2**



**Vicinity Map**

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OWNER(S) SIGNATURE: *Theodore Rice* DATE: 6/21/11  
 OWNER(S) PRINT NAME: THEODORE RICE  
 ADDRESS: 111 MARBLE AVE NW, ALB, NM 87102 TRACT: \_\_\_\_\_  
 ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21<sup>st</sup> DAY OF June, 2011.  
 BY: Theodore Rice  
 MY COMMISSION EXPIRES: 11-10-14



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<u><i>[Signature]</i></u> CITY SURVEYOR	<u>6-21-11</u> DATE
<u><i>[Signature]</i></u> TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	<u>08-04-11</u> DATE
<u><i>[Signature]</i></u> PARKS & RECREATION DEPARTMENT	<u>6/29/11</u> DATE
<u><i>[Signature]</i></u> A.B.C.W.U.A.	<u>06/29/11</u> DATE
<u><i>[Signature]</i></u> A.M.A.F.C.A.	<u>6-29-11</u> DATE
<u><i>[Signature]</i></u> CITY ENGINEER	<u>6-29-11</u> DATE
<u><i>[Signature]</i></u> DRB CHAIRPERSON, PLANNING DEPARTMENT	<u>8-4-11</u> DATE

**UTILITY APPROVALS**

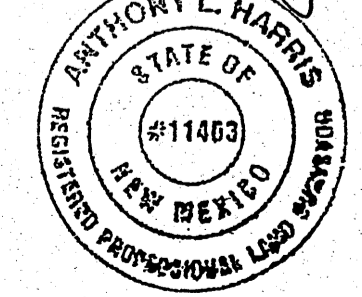
<u><i>[Signature]</i></u> PUBLIC SERVICES COMPANY OF NEW MEXICO	<u>6-23-2011</u> DATE
<u><i>[Signature]</i></u> QWEST TELECOMMUNICATIONS	<u>06-23-11</u> DATE
<u><i>[Signature]</i></u> COMCAST CABLE	<u>6-24-11</u> DATE
<u><i>[Signature]</i></u> NEW MEXICO GAS COMPANY	<u>6-24-2011</u> DATE

DOCH 2011071408  
 08/05/2011 10:36 AM Page 1 of 2  
 PLAT R 826 00 B: 2011C P: 0077 R: Toulouse Olivere, Bernalillo Cour

**SURVEYOR'S CERTIFICATION**

I, ANTHONY L. HARRIS, A DULY QUALIFIED REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT AND DESCRIPTION WERE PREPARED BY ME OR UNDER MY SUPERVISION, SHOWS ALL EASEMENTS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST AND MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND FURTHER MEETS THE MINIMUM STANDARDS FOR LAND SURVEYING IN THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

*[Signature]* 6-20-11  
 ANTHONY L. HARRIS  
 NEW MEXICO PROFESSIONAL SURVEYOR, 11463  
 DATE

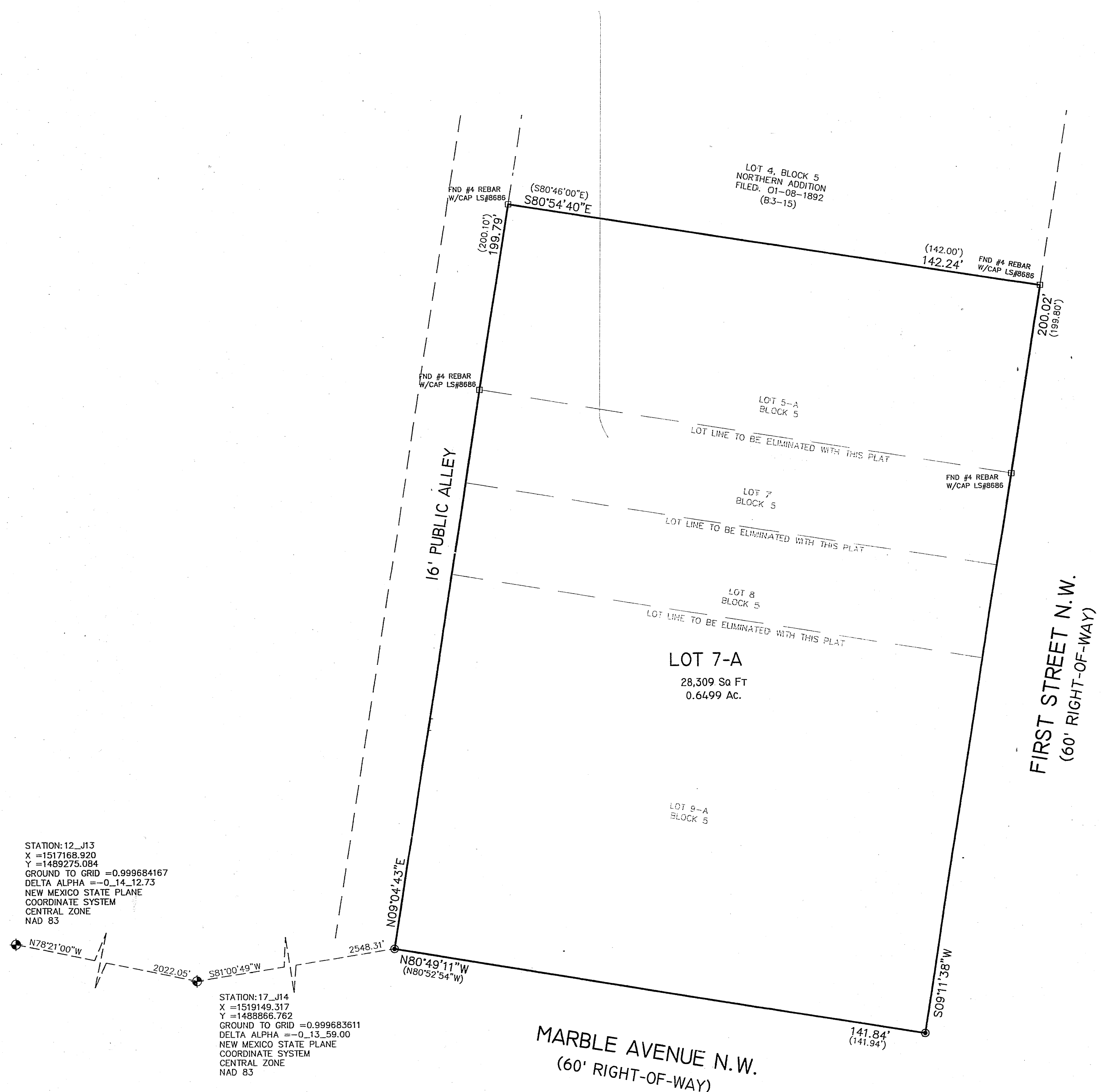


**THE SURVEY OFFICE, LLC**  
 333 LOMAS BLVD., N.E.  
 ALBUQUERQUE, NEW MEXICO 87102  
 PHONE: (505) 998-0303  
 FAX: (505) 998-0305

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: 104102349054600  
 PROPERTY OWNER OF RECORD:  
MARIE ANNE PROFFER  
 BERNALILLO COUNTY TREASURER'S OFFICE:  
[Signature] 05-11

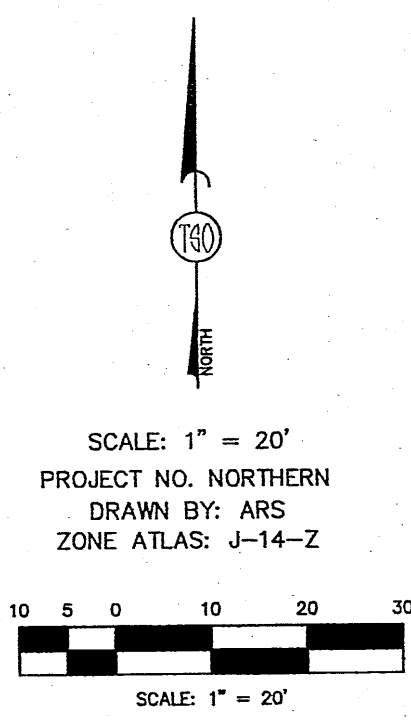


**PLAT OF**  
**LOT 7-A, BLOCK 5**  
**NORTHERN ADDITION**  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2011  
 SHEET 2 OF 2



STATION: 12\_J13  
 X = 1517168.920  
 Y = 1489275.084  
 GROUND TO GRID = 0.999684167  
 DELTA ALPHA = -0\_14\_12.73  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

STATION: 17\_J14  
 X = 1519149.317  
 Y = 1488866.762  
 GROUND TO GRID = 0.999683611  
 DELTA ALPHA = -0\_13\_59.00  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

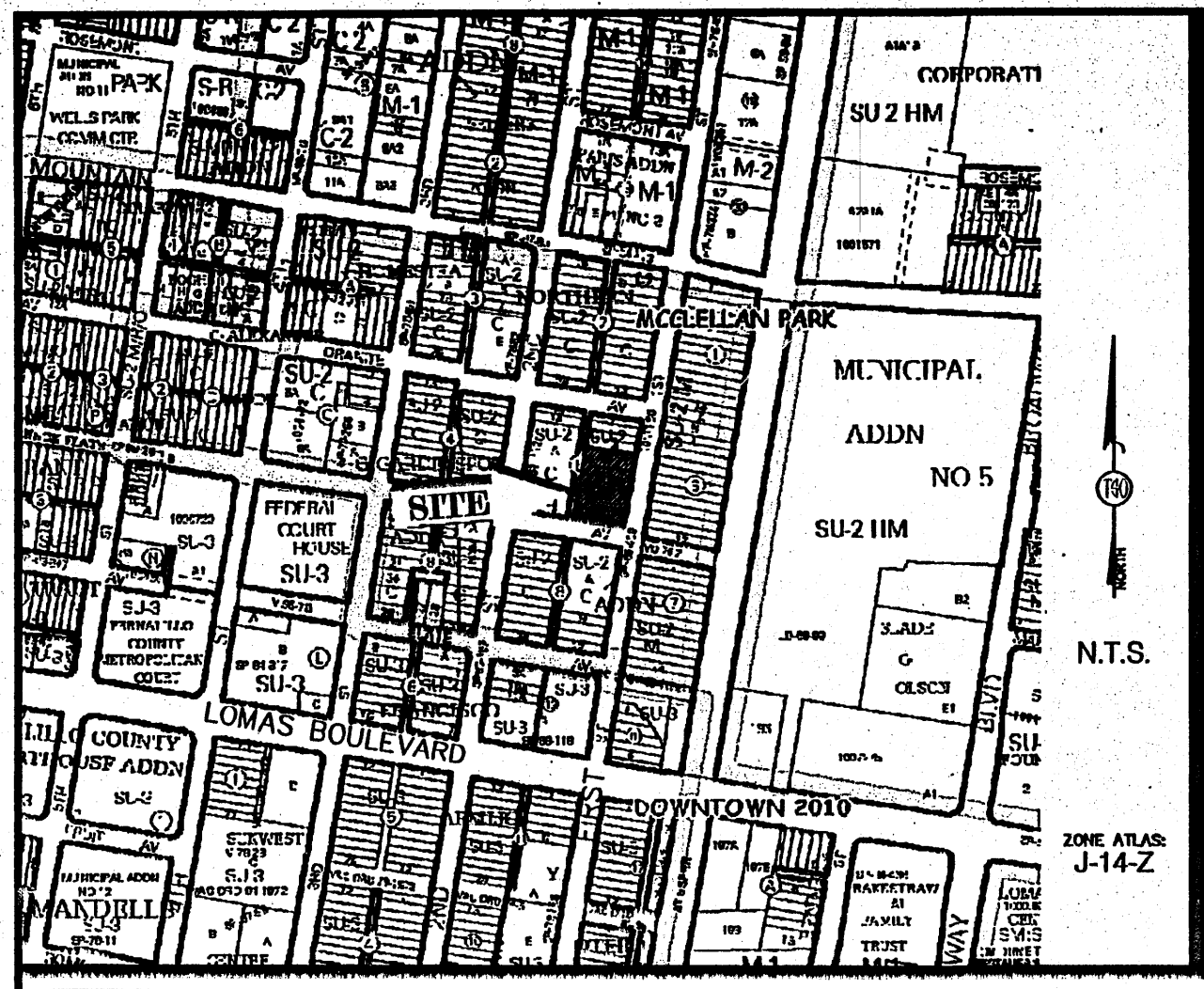


DOCH 2011071408  
 08/05/2011 10:36 AM Page: 2 of 2  
 tyPLAT R: \$25.00 B: 20110 P: 0077 M. Toulouse Oliveira, Bernalillo Cour

MONUMENT LEGEND	
◆	FOUND CONTROL STATION AS NOTED
□	FOUND MONUMENT AS NOTED
⊙	SET PK NAIL W/ WASHER STAMPED "PLS 11463" UNLESS OTHERWISE NOTED

**THE SURVEY OFFICE, LLC**  
 333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102  
 PHONE: (505) 998-0303  
 FAX: (505) 998-0305  
**T10N R3E SEC. 17**





Vicinity Map

**SUBDIVISION DATA / NOTES**

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY. RECORD BEARINGS AND DISTANCES ARE DENOTED BY PARENTHESIS ( ).
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983, AND ARE BASED ON ACS CONTROL MONUMENTS 17\_J14 AND 12\_J13, AS SHOWN HEREON.
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD
5. GROSS AREA: 0.6518 ACRES
6. NUMBER OF EXISTING LOTS: 4
7. NUMBER OF LOTS CREATED: 1
8. DATE OF FIELD WORK: JUNE 15, 2011
9. NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
 UPC#: \_\_\_\_\_  
 PROPERTY OWNER OF RECORD: \_\_\_\_\_  
 BERNALILLO COUNTY TREASURER'S OFFICE: \_\_\_\_\_

**PLAT OF  
 LOT 7-A, BLOCK 5  
 NORTHERN ADDITION  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2011  
 SHEET 1 OF 2**

**LEGAL DESCRIPTION**

LOT NUMBERED FIVE A (5-A), BLOCK FIVE (5), OF NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JUNE 15, 2001 IN BOOK 2001C PAGE 166 AND LOTS NUMBERED SEVEN AND EIGHT (7 & 8), BLOCK FIVE (5), NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN SAID CLERK'S OFFICE ON JANUARY 1, 1892 IN BOOK 3 PAGE 15, AND LOT NINE A (9-A), NORTHERN ADDITION, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN SAID CLERK'S OFFICE ON MAY 18, 2007 IN BOOK 2007C PAGE 128, ALL WITHIN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN, TOWN OF ALBUQUERQUE GRANT, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED PROPERTY, WHENCE CITY OF ALBUQUERQUE CONTROL STATION 17\_J14, BEING A 3-14" ALUMINUM DISC STAMPED "7-J14 1983", HAVING A NEW MEXICO STATE PLANE COORDINATES OF (CENTRAL ZONE NAD 1983) N=1488866.762 AND E=1519749.317 BEARS S81°00'49"W A DISTANCE OF 2548.31 FEET, SAID POINT ALSO BEING ON THE EASTERLY RIGHT-OF-WAY LINE OF A 16' PUBLIC ALLEY; THENCE N09°04'43"E ALONG SAID EASTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 199.79 FEET TO THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PROPERTY; THENCE S80°54'40"E A DISTANCE OF 142.24 FEET TO THE NORTHEAST CORNER OF THE HEREIN DESCRIBED PROPERTY, SAID POINT ALSO BEING ON THE WESTERLY RIGHT-OF-WAY LINE OF FIRST STREET NORTHWEST; THENCE S09°11'38"W ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 200.02 FEET TO THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED PROPERTY AND A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF MARBLE AVENUE NORTHWEST; THENCE N80°49'11"W ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, A DISTANCE 141.84 FEET TO THE PLACE OF BEGINNING CONTAINING 0.6518 ACRES MORE OR LESS.

**FREE CONSENT**

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED AND DO HEREBY DEDICATE ADDITIONAL STREET RIGHT-OF-WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS.

OWNER(S) SIGNATURE: \_\_\_\_\_ DATE: 6/21/11  
 OWNER(S) PRINT NAME: THEODORE RICE  
 ADDRESS: 111 MARBLE AVE NW, ALB, NM 87102 TRACT: \_\_\_\_\_

ACKNOWLEDGMENT  
 STATE OF NEW MEXICO )  
 ) SS  
 COUNTY OF BERNALILLO )

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 21<sup>st</sup> DAY OF June, 2011.  
 BY: Theodore Rice

MY COMMISSION EXPIRES:  
 11-10-14



**DISCLAIMER**

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY, PNM AND NMGC DO NOT WAIVE OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

**DISCLOSURE STATEMENT**

THE PURPOSE OF THIS PLAT IS TO ELIMINATE LOT LINES BETWEEN FOUR (4) EXISTING LOTS CREATING ONE (1) NEW LOT AS SHOWN HEREON.

CITY APPROVALS: PROJECT NO.: \_\_\_\_\_ APPLICATION NO. \_\_\_\_\_  
 CITY SURVEYOR: \_\_\_\_\_ DATE: 6-21-11

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION \_\_\_\_\_ DATE \_\_\_\_\_

PARKS & RECREATION DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

A.B.C.W.U.A. \_\_\_\_\_ DATE \_\_\_\_\_

A.M.A.F.C.A. \_\_\_\_\_ DATE \_\_\_\_\_

CITY ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_

DRB CHAIRPERSON, PLANNING DEPARTMENT \_\_\_\_\_ DATE \_\_\_\_\_

**UTILITY APPROVALS**

PUBLIC SERVICES COMPANY OF NEW MEXICO \_\_\_\_\_ DATE \_\_\_\_\_

QWEST TELECOMMUNICATIONS \_\_\_\_\_ DATE \_\_\_\_\_

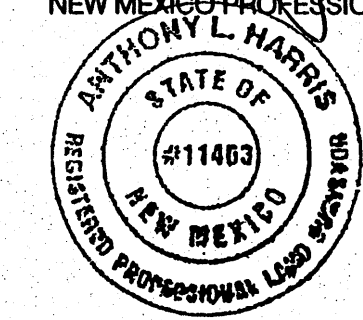
COMCAST CABLE \_\_\_\_\_ DATE \_\_\_\_\_

NEW MEXICO GAS COMPANY \_\_\_\_\_ DATE \_\_\_\_\_

**SURVEYOR'S CERTIFICATION**

I, ANTHONY L. HARRIS, A DULY QUALIFIED REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT AND DESCRIPTION WERE PREPARED BY ME OR UNDER MY SUPERVISION, SHOWS ALL EASEMENTS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST AND MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND FURTHER MEETS THE MINIMUM STANDARDS FOR LAND SURVEYING IN THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

ANTHONY L. HARRIS \_\_\_\_\_ DATE: 6-20-11  
 NEW MEXICO PROFESSIONAL SURVEYOR, 11463



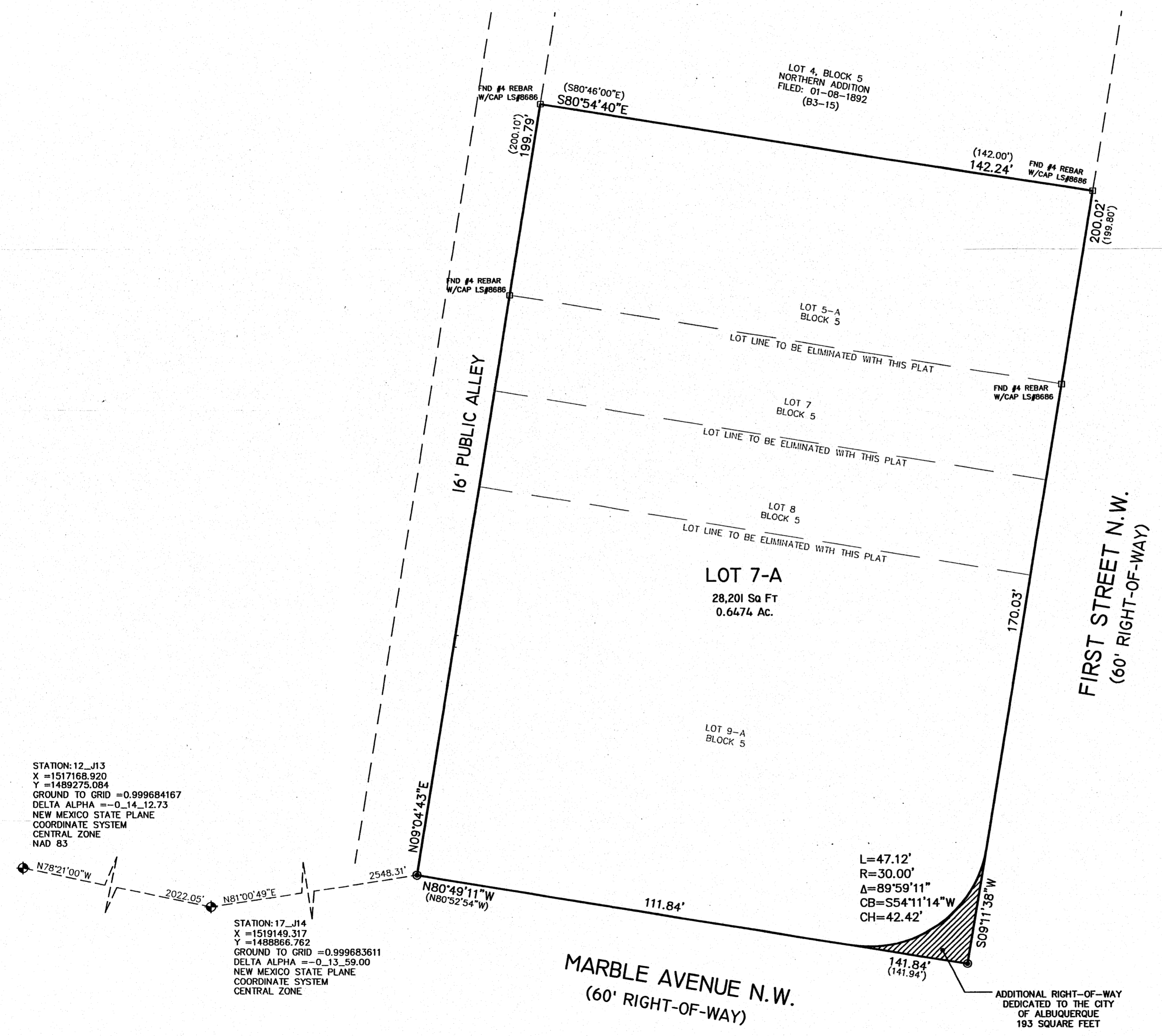
**THE SURVEY OFFICE, LLC**

333 LOMAS BLVD., N.E. PHONE: (505) 998-0303  
 ALBUQUERQUE, NEW MEXICO FAX: (505) 998-0305  
 87102

**T10N R3E SEC. 17**

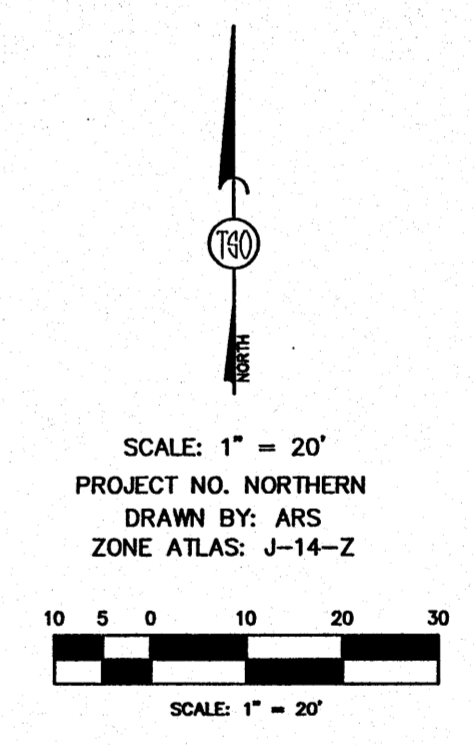


**PLAT OF**  
**LOT 7-A, BLOCK 5**  
**NORTHERN ADDITION**  
 PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M.  
 TOWN OF ALBUQUERQUE GRANT  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 JUNE 2011  
 SHEET 2 OF 2



STATION: 12\_J13  
 X = 1517168.920  
 Y = 1489275.084  
 GROUND TO GRID = 0.999684167  
 DELTA ALPHA = -0.14.12.73  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE  
 NAD 83

STATION: 17\_J14  
 X = 1519149.317  
 Y = 1488866.762  
 GROUND TO GRID = 0.999683611  
 DELTA ALPHA = -0.13.59.00  
 NEW MEXICO STATE PLANE  
 COORDINATE SYSTEM  
 CENTRAL ZONE

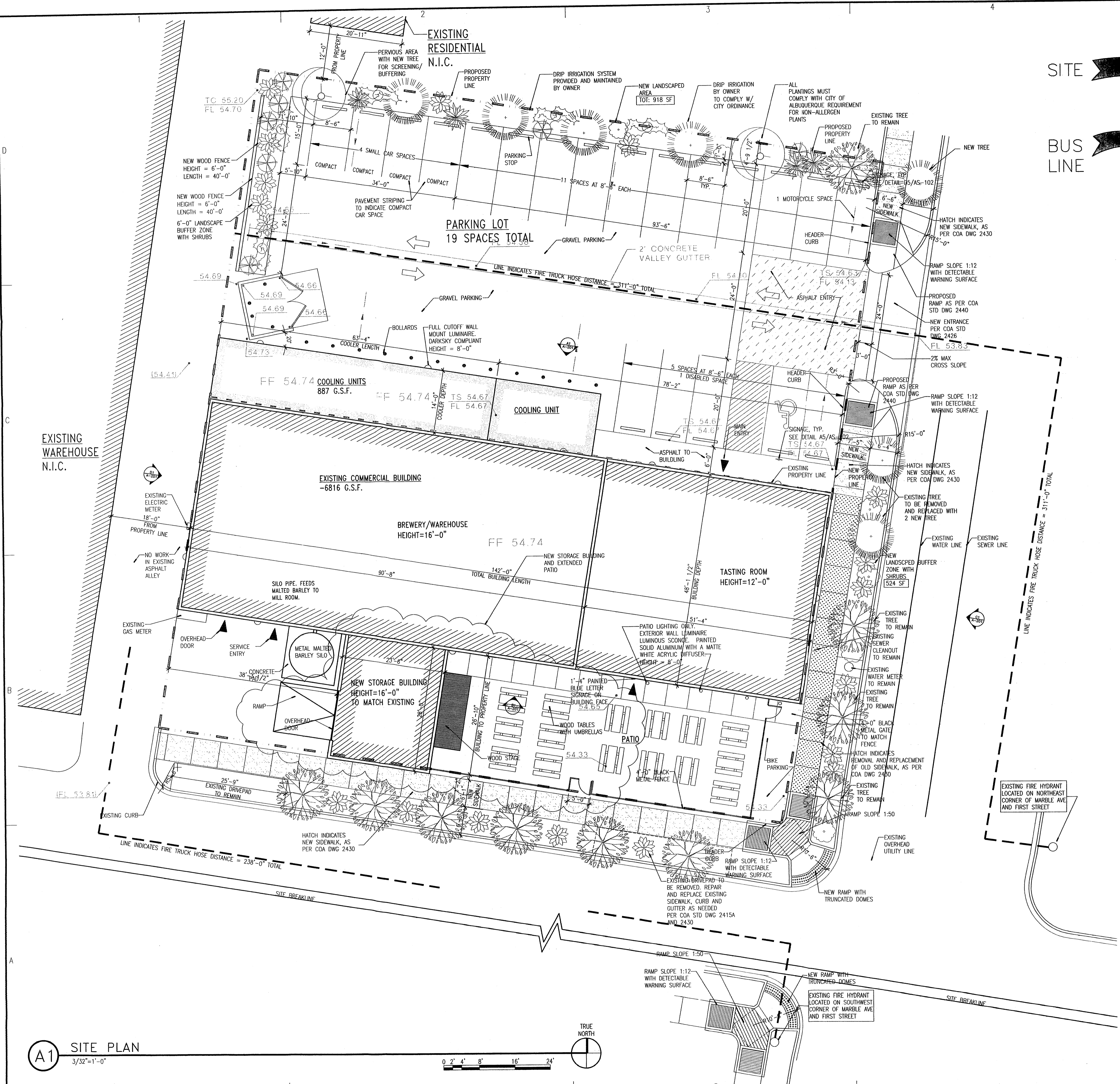


**MONUMENT LEGEND**

	FOUND CONTROL STATION AS NOTED
	FOUND MONUMENT AS NOTED
	SET PK NAIL W/ WASHER STAMPED "PLS 11463" UNLESS OTHERWISE NOTED

**THE SURVEY OFFICE, LLC**  
 333 LOMAS BLVD., N.E. ALBUQUERQUE, NEW MEXICO 87102  
 PHONE: (505) 998-0303  
 FAX: (505) 998-0305  
**T10N R3E SEC. 17**





(D5) VICINITY PLAN  
N.T.S.

SITE CALCULATIONS

PARKING REQUIREMENTS

\*\*\*NOTE\*\*\* PARKING PER SECTION IV.7 MCCLELLAN PARK PLAN

HC REQUIRED →	1 SPACE
HC PROVIDED →	1 SPACE
MOTORCYCLE REQUIRED →	1 SPACE
MOTORCYCLE PROVIDED →	1 SPACE

**STUDIO**  
**SW**  
**ARCHITECTS**

STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd. NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

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CONSULTANTS

Architect Engineer

**MARBLE BREWERY STORAGE ADDITION**

111 MARBLE  
ALBUQUERQUE, NM

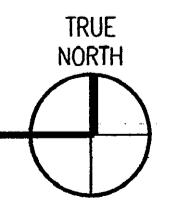
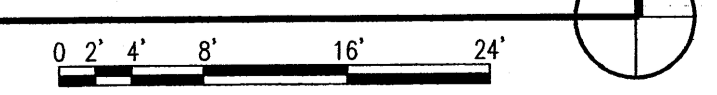
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ISSUE:		PERMIT ISSUE SET
PROJECT NO:		0932
CAD DWG FILE:		0932AS-101.DWG
DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		1/20/10

SHEET TITLE

**SITE PLAN**

**AS-101**

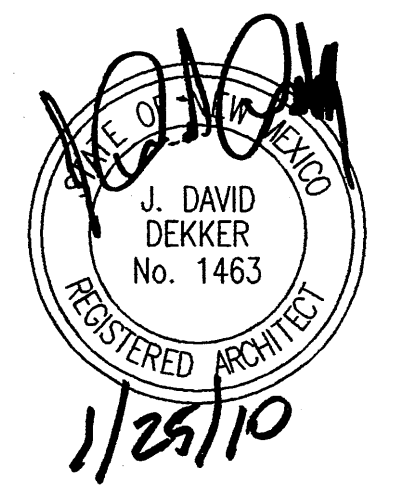
(A1) SITE PLAN  
3/32"=1'-0"





CONSULTANTS

Architect Engineer

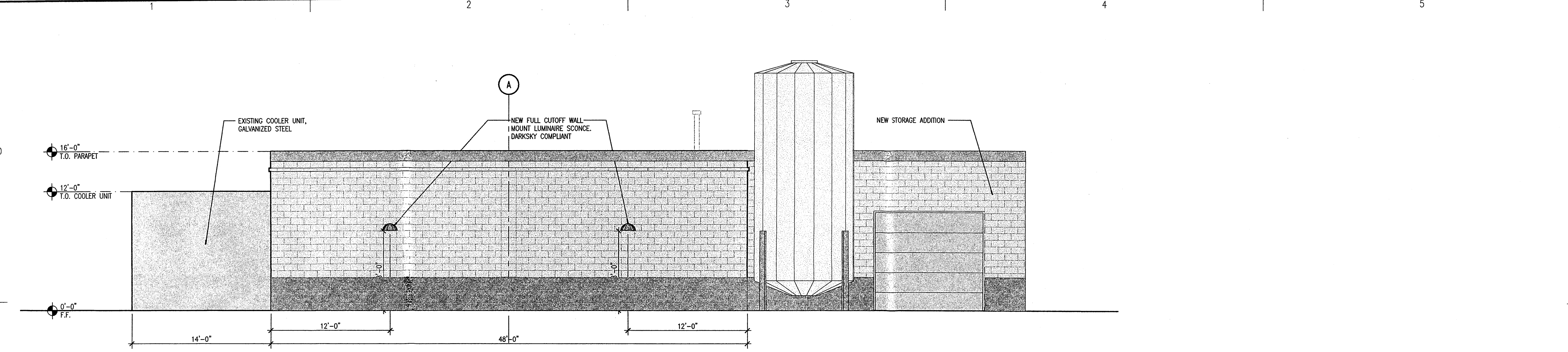


MARBLE BREWERY  
STORAGE ADDITION

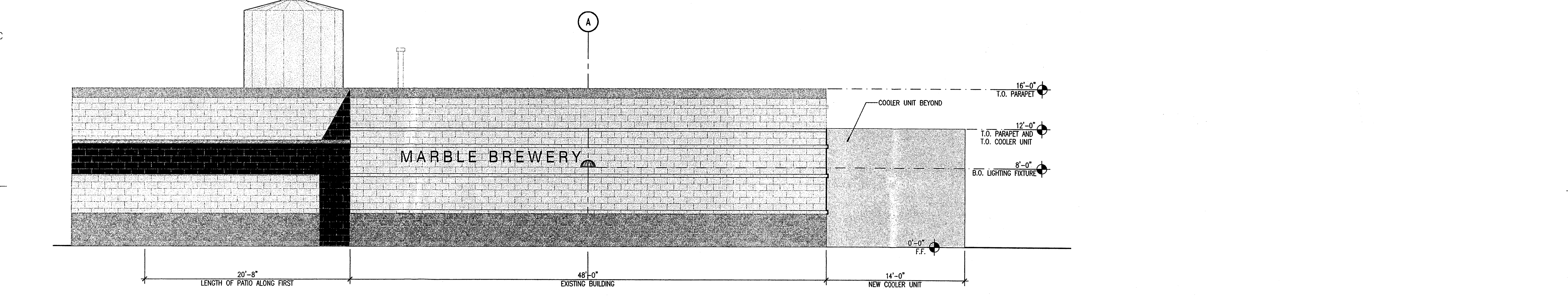
111 MARBLE  
ALBUQUERQUE, NM

MARK	DATE	DESCRIPTION
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DRAWN BY:		DGP
CHECKED BY:		DD
DATE:		1/20/10

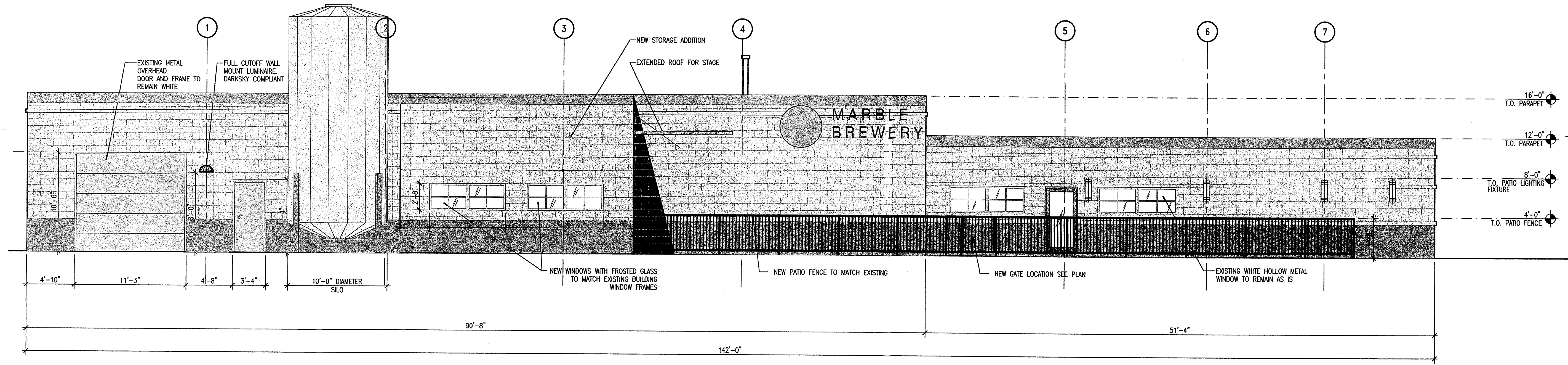
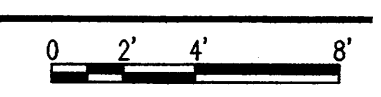
SHEET TITLE  
ELEVATION AND  
STORAGE ADDITION  
SECTION



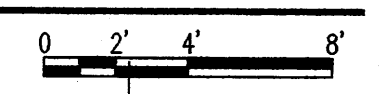
C1 WEST ELEVATION SHOWING STORAGE ADDTION  
3/16"=1'-0"



B1 EAST ELEVATION SHOWING STORAGE ADDTION  
3/16"=1'-0"

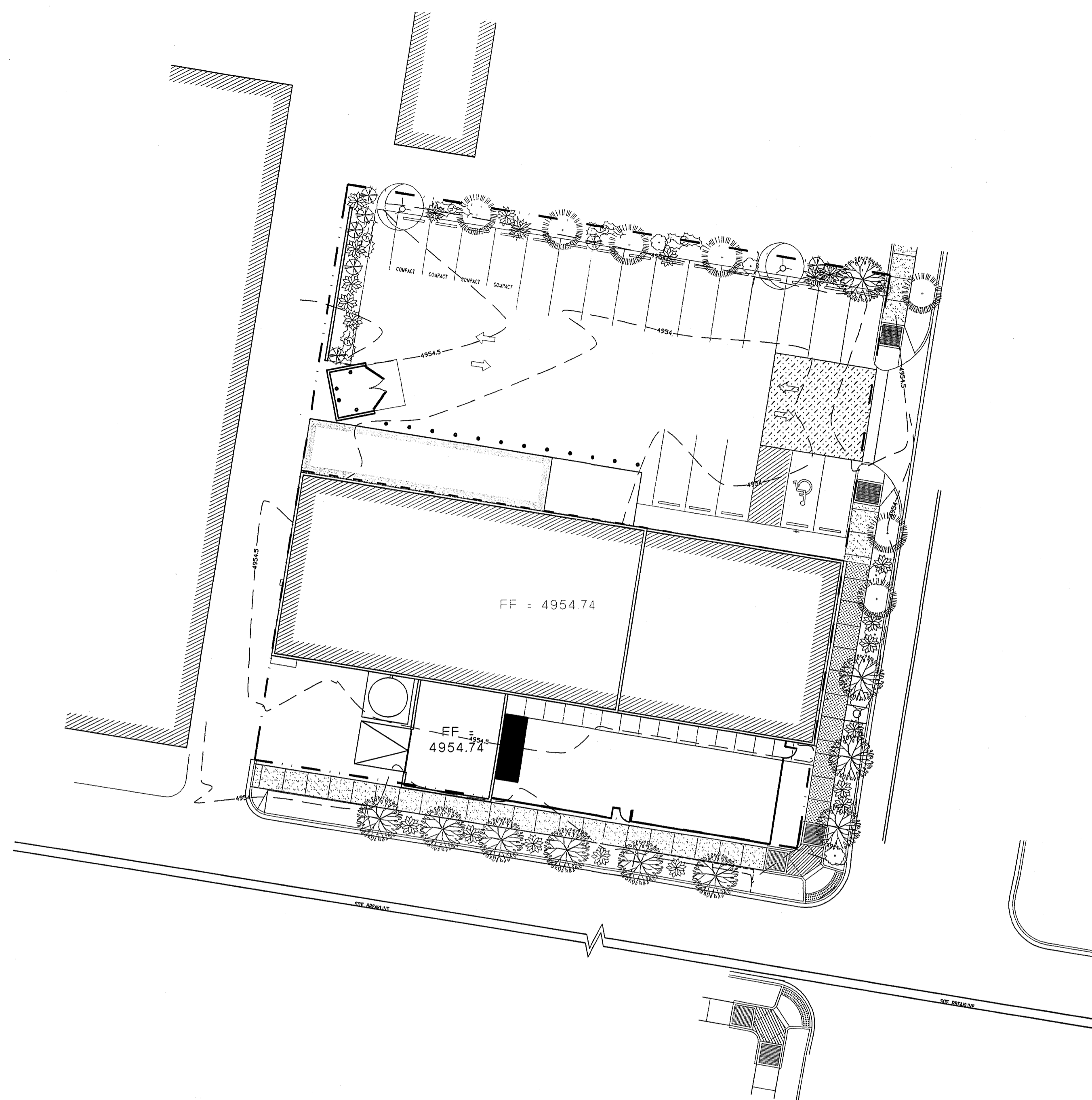


A1 SOUTH ELEVATION SHOWING STORAGE ADDTION  
3/16"=1'-0"



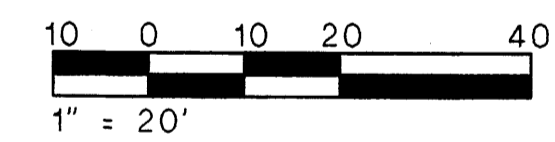
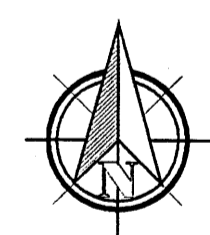


1/21/2010 8:47:24  
K:\Projects\2009\29130\Civil\GRADINGPLAN C-101.dwg  
ALFRED ABREU



### GRADING PLAN

SCALE: 1" = 20'



#### Legal Description

Lot numbered 9-A, Northern Addition, Albuquerque, Bernalillo County, New Mexico, as is the same as is shown and designated on the Plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico.

#### UPC Number

1014-058-314-195-435-03

#### Benchmark

PROJECT BENCHMARK  
 ACS MONUMENT 9-J15  
 X = 1489021.809  
 Y = 1526869.928  
 ELEV = 5093.057 (NAVD88)

LOCAL BENCHMARK  
 FINISH FLOOR OF EXISTING BUILDING

ELEV = 4954.74

#### Drainage Narrative

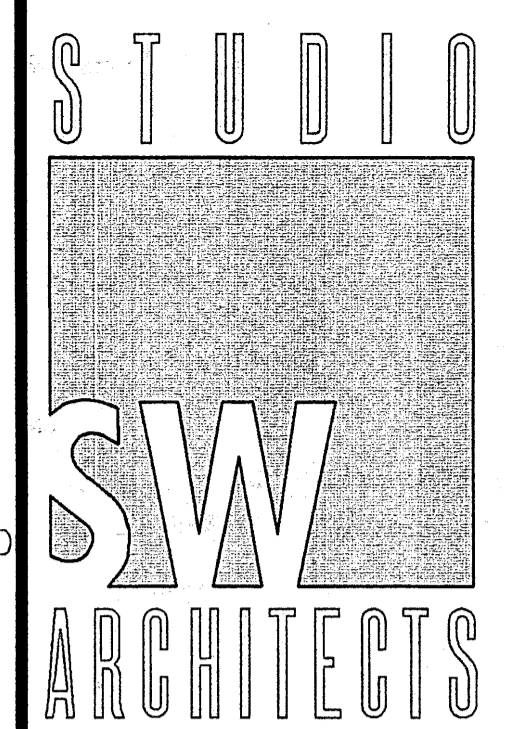
THIS GRADING AND DRAINAGE PLAN IS BEING SUBMITTED TO REFLECT THE CONSTRUCTION OF A NEW STORAGE ADDITION ON THE SOUTH SIDE OF THE EXISTING BUILDING. THE AREA IS CURRENTLY PAVED AND AS SUCH, THERE WILL BE NO CHANGE IN THE RUNOFF FROM THE SITE. NO GRADING OTHER THAN THAT FOR THE ADDITION WILL BE PERFORMED. THIS SITE'S GRADING WAS PREVIOUSLY APPROVED AS PART OF CASE NO. 1005437

#### Drainage Calculations

Hydrology Calculations				
DPM - Section 22.2				
Volume 2, January 1993				
Precipitation Zone	2			
100 Year Storm Depth, P (360)	2.35			
Treatment Area	A	B	C	D
Excess Precipitation Factors	0.53	0.78	1.13	2.12
Peak Discharge Factors	1.56	2.28	3.14	4.70
Land Treatment Area	Acres	Existing	Allowable	Proposed
Type "D" (Roof)		0.28	0.08	0.28
Type "C" (Unpaved Roadway)		0.11	0.10	0.11
Type "B" (Irrigated Lawns)		0.10	0.10	0.10
Type "A" (Undeveloped)		0.00	0.21	0.00
Total (Acres)		0.49	0.49	0.49
Excess Precipitation(n)		1.62	0.99	1.62
Volume (100), cf		2889.12	1752.73	2889.12
Volume (10), cf		1935.71	1174.33	1935.71
Q (100), cfs		1.89	1.25	1.89
Q (10), cfs		1.27	0.84	1.27

#### Engineer's Statement

I, THE ENGINEER OF RECORD CERTIFY THAT I HAVE PERSONALLY VISITED THE SITE AND THE EXISTING GRADES AND CONTOURS DEPICTED ON THIS PLAN MATCH WHAT PRESENTLY EXISTS AT THIS LOCATION  
 MARTIN J. GARCIA, NMPE #11767



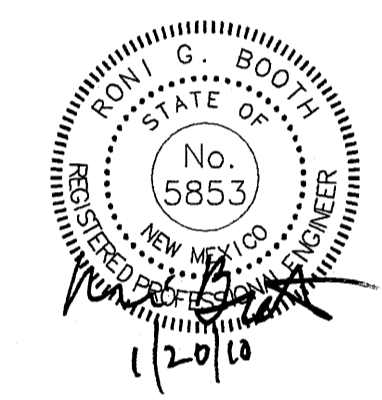
STUDIO SOUTHWEST ARCHITECTS, INC.  
 2101 Mountain Rd. NW, Albuquerque, NM 87104  
 505.843.9639 fax 505.843.9683  
 Web Site: www.studioswarch.com  
 E-Mail: mail@studioswarch.com

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#### CONSULTANTS



Architect: \_\_\_\_\_ Engineer: \_\_\_\_\_



### MARBLE BREWERY STORAGE ADDITION

111 MARBLE  
 ALBUQUERQUE, NM

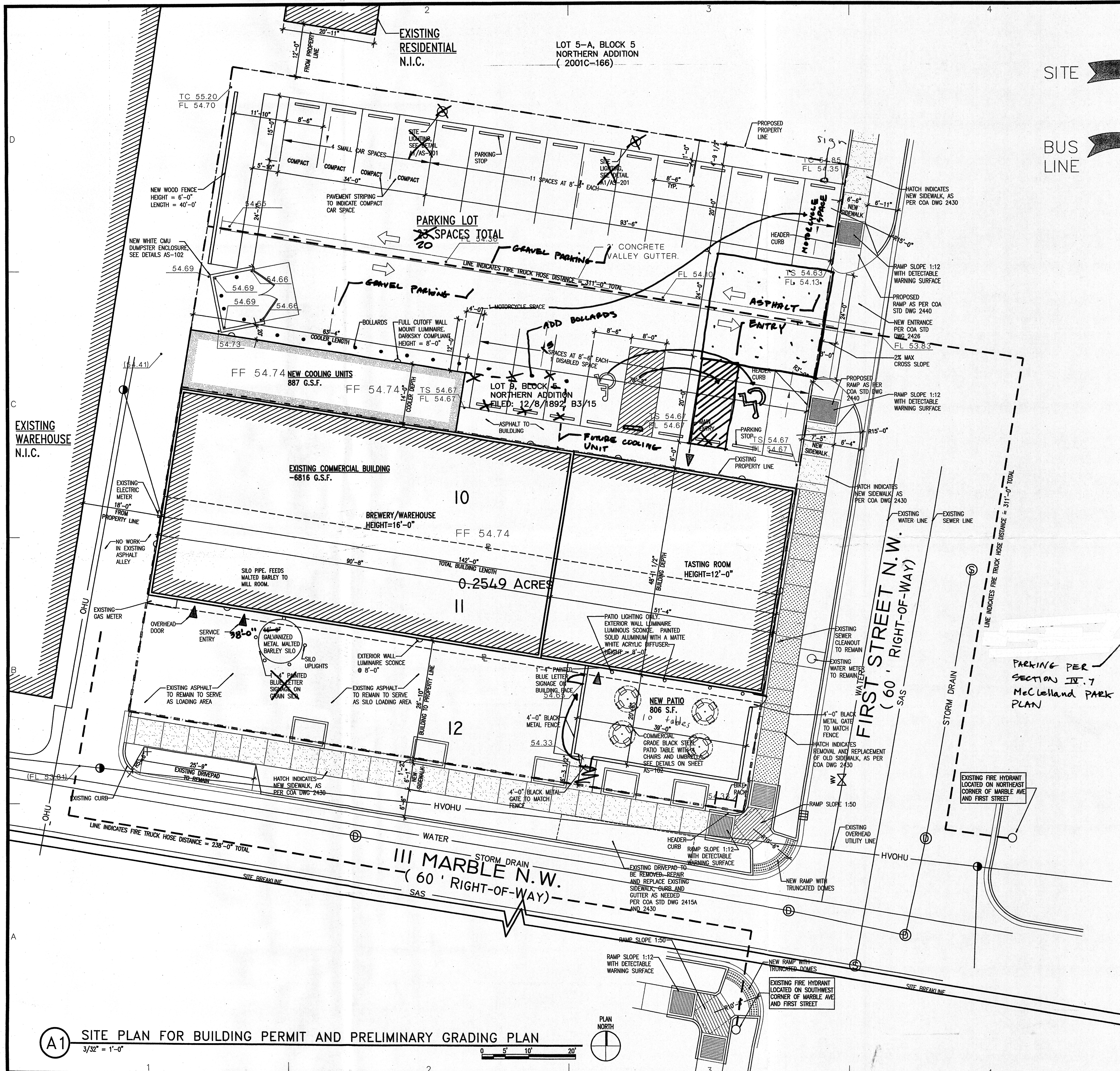
MARK	DATE	DESCRIPTION

#### SHEET TITLE

REVISED GRADING AND DRAINAGE PLAN

C-101





**D5 VICINITY PLAN**  
N.T.S.

DRB ADMINISTRATIVE SITE PLAN AMENDMENT  
PROJECT NO. 005437  
APPLICATION NO. 07DRB-00559  
SIGNATURE: [Signature] DATE: 6-14-07

AFD PLANS CHECKING OFFICE  
APPROVED/DISAPPROVED  
SIGNATURE & DATE: [Signature]

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

MANUFACTURING/WAREHOUSE 4,000 SF OCCUPANCY --> 2 SPACES @ 1/2000 SF --> 2 SPACES @ 1/2000 SF	
SEATING 60-66 SEATING --> 20 SPACES @ 1/15 SF --> 20 SPACES @ 1/15 SF	
OFFICE 6 OCCUPANTS --> 3 SPACES @ 1/200 SF --> 3 SPACES @ 1/200 SF	
TOTAL SPACES -->	25 SPACES
TOTAL SPACES WITH 10% REDUCTION -->	23 SPACES
TOTAL SPACES REQUIRED -->	23 SPACES
TOTAL SPACES PROVIDED -->	23 SPACES
HC REQUIRED -->	1 SPACE
HC PROVIDED -->	1 SPACE
MOTORCYCLE REQUIRED -->	1 SPACE
MOTORCYCLE PROVIDED -->	1 SPACE

*PARKING PER SECTION IV.7 McClelland Park PLAN*

**PROJECT NUMBER: 1005437**  
**APPLICATION NUMBER: 07DRB-00559**

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.

**DRB SITE DEVELOPMENT PLAN APPROVAL:**

[Signature] Traffic Engineer, Transportation Division	5-16-07
[Signature] Water Utility Development	5-16-07
[Signature] Parks & Recreation Department	6-13-07
[Signature] City Engineer	5-16-07
[Signature] Environmental Health Department (conditional)	Date
[Signature] Solid Waste Management	6/14/07
[Signature] DRB Chairperson, Planning Department	6/18/07
[Signature] Redevelopment Official	6/15/07

\* Environmental Health, if necessary

**STUDIO SW ARCHITECTS**  
Architect  
STUDIO SOUTHWEST ARCHITECTS, INC.  
2101 Mountain Rd. NW, Albuquerque, NM 87104  
505.843.9639 fax 505.843.9683  
Web Site: www.studioswarch.com  
E-Mail: mail@studioswarch.com

CONSULTANTS

Architect: [Signature] Engineer: [Signature]

STATE OF NEW MEXICO  
REGISTERED ARCHITECT  
J. DAVID DEKKER  
No. 1463

**MARBLE BREWERY**  
111 MARBLE ALBUQUERQUE, NM

REC'D JUN 13 2007  
HYDROLOGY SECTION

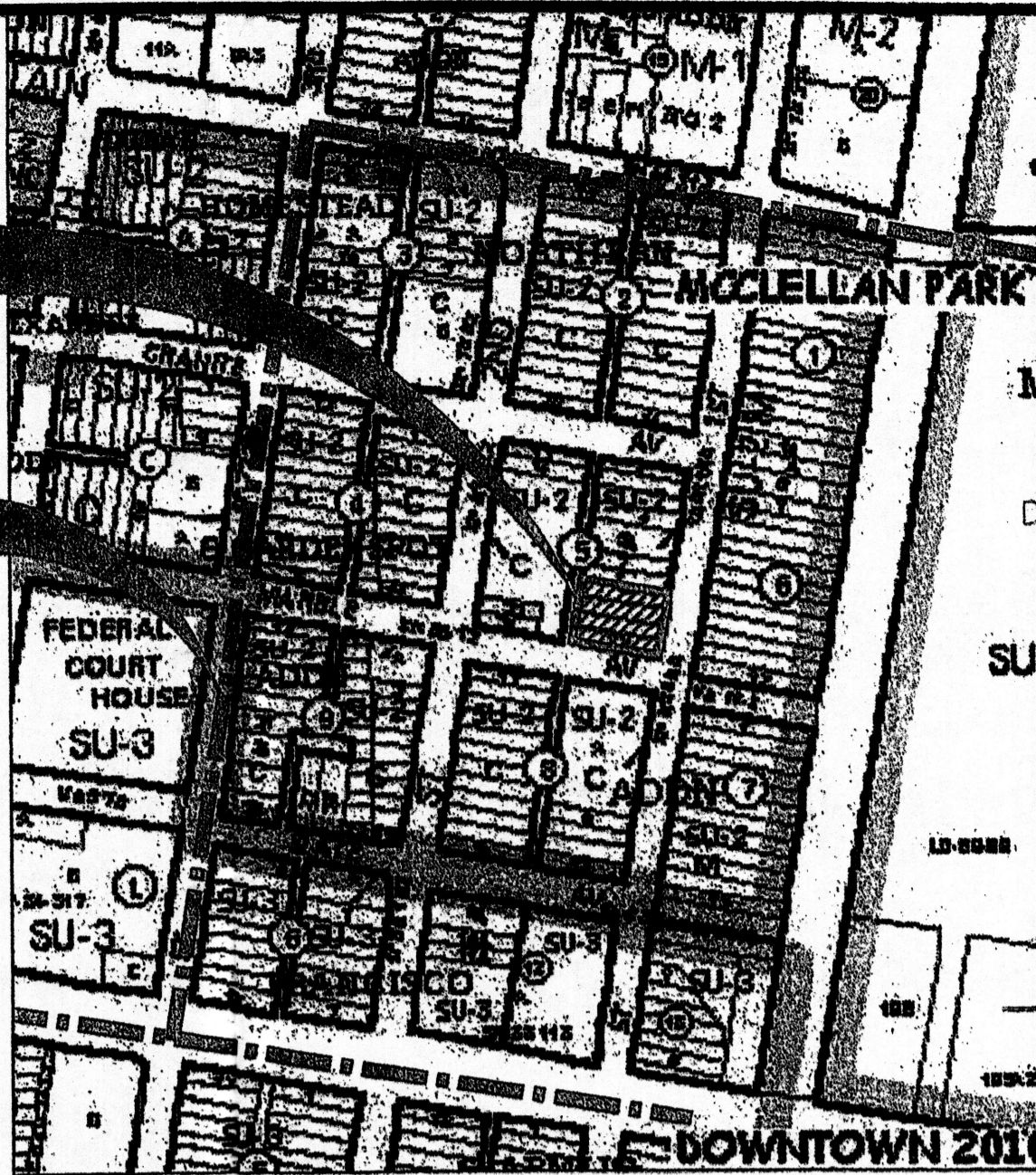
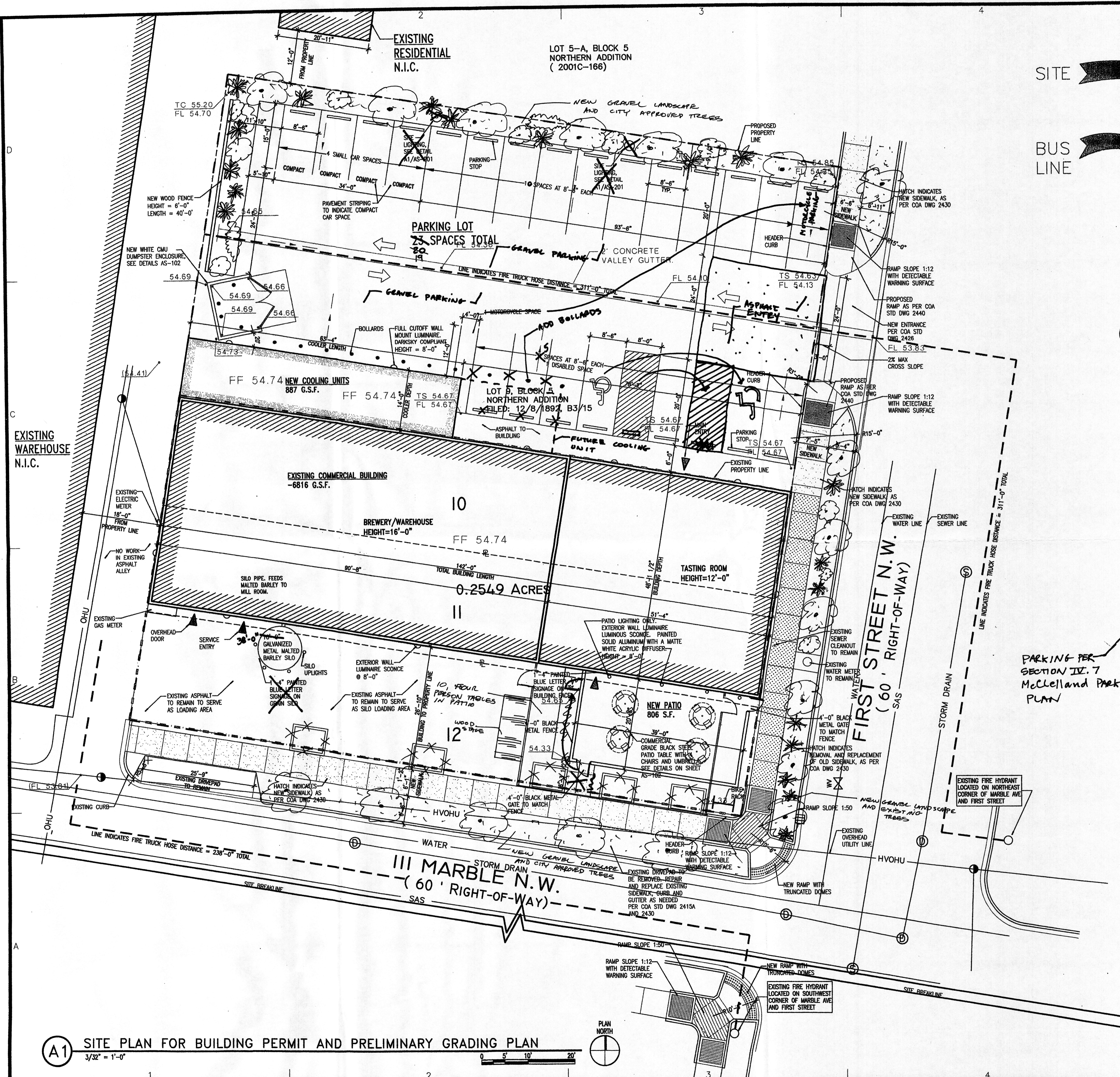
4/21/09	AA
	STUDIO SW ARCHITECTS

MARK	DATE	DESCRIPTION
		ISSUE: DRB SUBMITTAL
		PROJECT NO: 0626
		CAD DWG FILE: 0626AS-101.DWG
		DRAWN BY: DGP
		CHECKED BY: DD
		DATE: 05/14/2007

**SHEET TITLE**  
SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN

**AS-101**  
sheet of sheets





D5 VICINITY PLAN  
N.T.S.

DRB ADMINISTRATIVE  
SITE PLAN AMENDMENT  
PROJECT NO. 1005437  
APPLICATION NO. 07DRB-00559  
PLANNING DIRECTOR: [Signature] DATE: 6-29-09  
7-20-09  
AFD PLANS CHECKING OFFICE  
924-3611  
APPROVED/DISAPPROVED  
[Signature] DATE: 6-14-07  
SIGNATURE & DATE

SITE CALCULATIONS

PARKING REQUIREMENTS

MANUFACTURING/WAREHOUSE 4,000 SF OCCUPABLE → 2 SPACES @ 1/2000 SF → 2 SPACES @ 1/2000 SF	SEATING 60 OCCUPANTS → 20 SPACES @ 1/15 SF → 20 SPACES @ 1/15 SF
OFFICE 6 OCCUPANTS → 3 SPACES @ 1/200 SF → 3 SPACES @ 1/200 SF	TOTAL SPACES → 25 SPACES
TOTAL SPACES WITH 10% REDUCTION →	23 SPACES
TOTAL SPACES REQUIRED →	23 SPACES
TOTAL SPACES PROVIDED →	23 SPACES
HC REQUIRED →	1 SPACE
HC PROVIDED →	1 SPACE
MOTORCYCLE REQUIRED →	1 SPACE
MOTORCYCLE PROVIDED →	1 SPACE

PROJECT NUMBER: 1005437  
APPLICATION NUMBER: 07DRB-00559  
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.

DRB SITE DEVELOPMENT PLAN APPROVAL:

[Signature] Traffic Engineer, Transportation Division	5-16-07
[Signature] Water Utility Development	5-16-07
[Signature] Parks & Recreation Department	6-13-07
[Signature] City Engineer	5-16-07
N/A * Environmental Health Department (conditional)	Date
[Signature] Solid Waste Management	6/14/07
[Signature] DRB Chairperson, Planning Department	6/12/07
[Signature] Redevelopment Official	4/15/07

\* Environmental Health, if necessary

STUDIO  
SW ARCHITECTS  
Architect Engineer  
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CONSULTANTS

Architect Engineer

STATE OF NEW MEXICO  
J. DAVID DEKKER  
No. 1463  
REGISTERED ARCHITECT

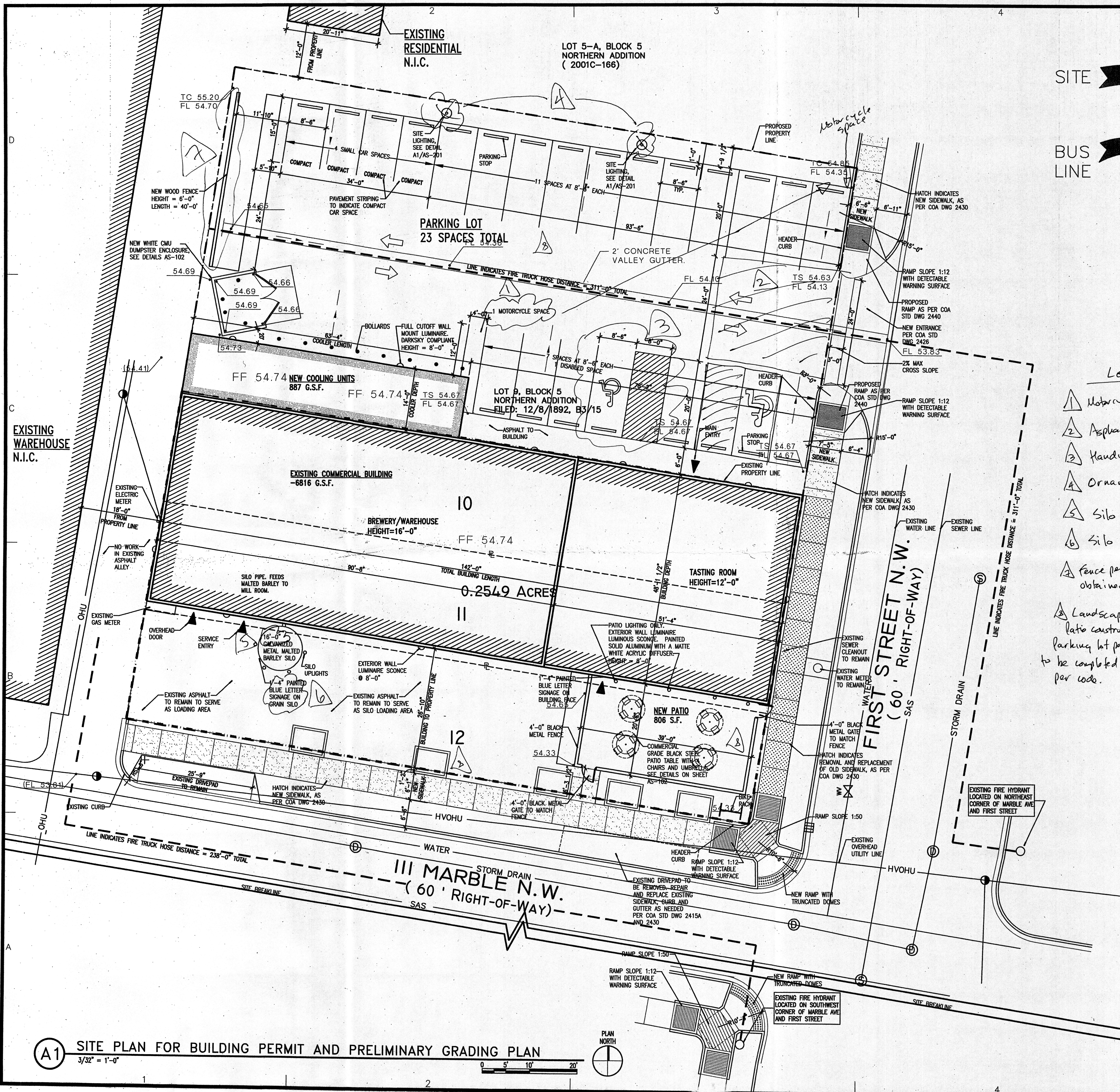
MARBLE BREWERY  
111 MARBLE  
ALBUQUERQUE, NM

REG. JUN 13 2007  
HYDROLOGY SECTION

9/27/09	AA	
7/29/09	show landscape	exteriors
MARK	DATE	DESCRIPTION
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<b>AS-101</b>		
sheet of sheets		

A1 SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN  
3/32" = 1'-0"  
PLAN NORTH





**A1 SITE PLAN FOR BUILDING PERMIT AND PRELIMINARY GRADING PLAN**  
 3/32" = 1'-0"  
 0 5' 10' 20'



**D5 VICINITY PLAN**  
 N.T.S.

- LEGEND**
- 1 Motorcycle parking moved to better spot
  - 2 Asphalt Apron installed per code
  - 3 Handicap parking moved to better spot
  - 4 Ornamental parking lot lights eliminated
  - 5 Silo height 38'
  - 6 Silo signage eliminated
  - 7 Fence permit obtained
  - 8 Landscaping patio construction parking lot paving to be completed per code.

**SITE CALCULATIONS**

**PARKING REQUIREMENTS**

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SEATING 60 OCCUPANTS	→ 20 SPACES @ 1/15 SF	→ 20 SPACES @ 1/15 SF
OFFICE 6 OCCUPANTS	→ 3 SPACES @ 1/200 SF	→ 3 SPACES @ 1/200 SF
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<b>TOTAL SPACES WITH 10% REDUCTION</b>	<b>→ 23 SPACES</b>	
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**APPLICATION NUMBER: 07DRB-00559**

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**DRB SITE DEVELOPMENT PLAN APPROVAL:**

Traffic Engineer, Transportation Division	5-16-07
Water Utility Development	5-16-07
Parks & Recreation Department	6-13-07
City Engineer	5-16-07
N/A	
Environmental Health Department (conditional)	
South Waste Management	6/14/07
DRB Chairperson, Planning Department	6/18/07
Redevelopment Official	6/15/07

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 Architect  
 ENGINEER  
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**CONSULTANTS**

Architect: J. DAVID DEKKER, No. 1463, REGISTERED ARCHITECT

Engineer: AFD PLANS CHECKING OFFICE, 924-3611, APPROVED/DISAPPROVED, SIGNATURE & DATE

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REGULATORY JUN 13 2007 HYDROLOGY SECTION

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