

KEYED NOTES

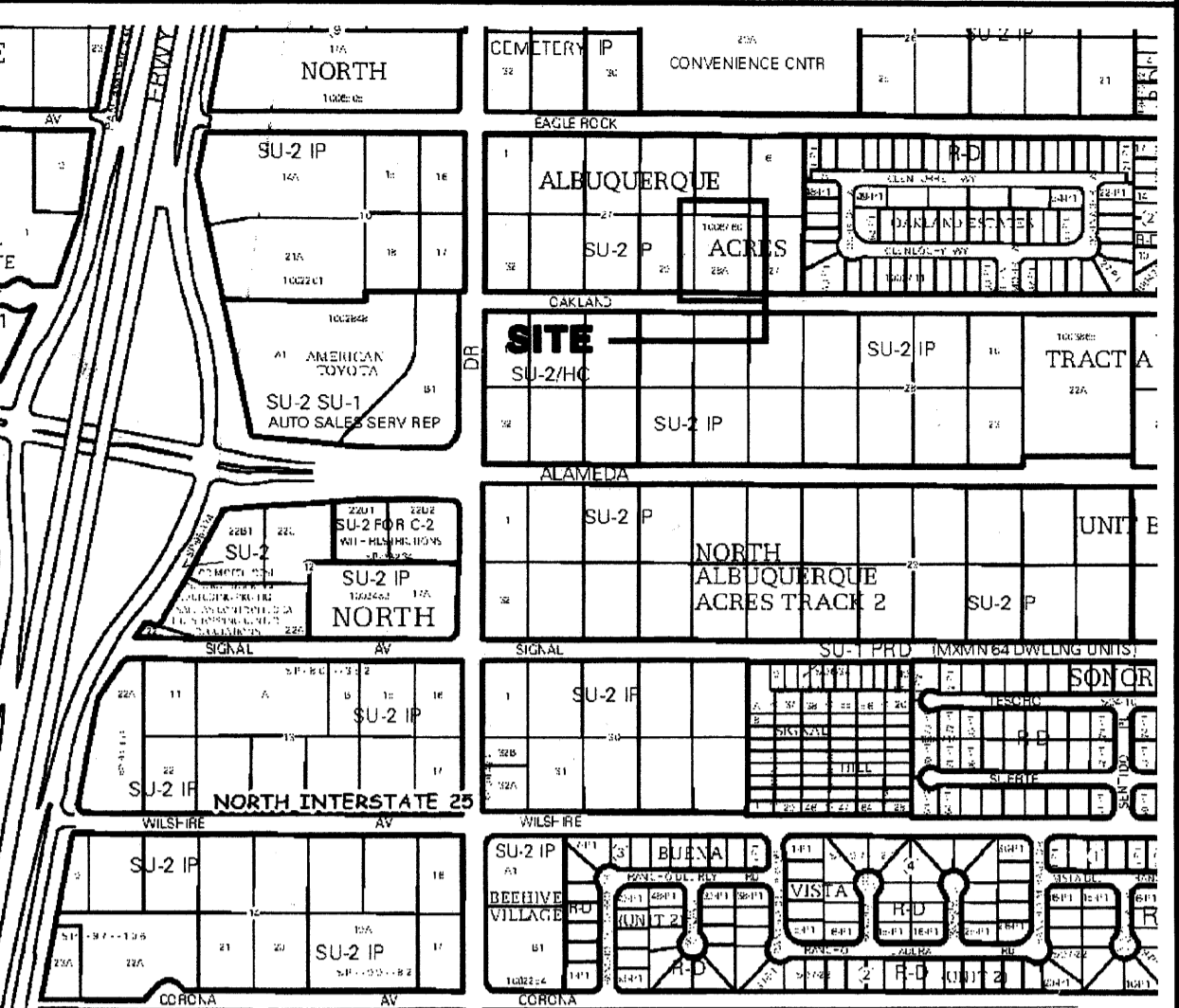
1. FUTURE CONCRETE STD. CURB & GUTTER PER COA STD. DWG. 2415A.
2. FUTURE 4' WIDE CONCRETE SIDEWALK ACROSS FRONTAGE PER COA STD. DWG. 2430.
3. PRESENT ASPHALT MILLINGS ACCESS POINT. FUTURE 60' WIDE CONCRETE DRIVEPAD PER COA STD. DWG. 2425.
4. REFUSE ENCLOSURE. STUCCO EAST SIDE OF EAST WALL. NOTE: OWNER IS REQUIRED TO REMOVE DUMPSTER FROM FENCED ENCLOSURE AND PLACE IT AT STREET SIDE ON CITY COLLECTION DAYS DUE TO CONTROLLED ACCESS INTO FENCED ENCLOSURE.
5. ENTRY DRIVEWAY. SURFACE WITH ASPHALT MILLINGS.
6. CONCRETE PARKING BUMPERS. ANCHOR TO CONCRETE SLAB.
7. LANDSCAPING IN COMPLIANCE WITH CITY ZONING ORDINANCE 14.16.3.10.
8. VAN ACCESSIBLE HC PARKING AND SIGN.
9. EXISTING 6' CMU WALL FENCE ON WEST PROPERTY LINE.
10. SAS AND WATER SERVICE LINES TO EXISTING MAINS IN EAGLE ROCK. AVE.
11. MOTORCYCLE PARKING.
12. BICYCLE RACK.
13. CUTOFF WALL PER COA STD. DWG. 2415B.
14. ALL CONCRETE WALKWAYS TO BE FLUSH WITH ADJACENT CONCRETE PAVEMENT.
15. 45' ROLLING GATE.
16. 20' ROLLING GATE.
17. WALK GATE.
18. CONCRETE PAVEMENT.
19. EXISTING 8' HIGH METAL FENCE AT FRONT OF LOT.
20. 4" WIDE PAINTED WHITE STRIPE.
21. 12" WIDE PAINTED WHITE STRIPE AT 4.0' ON CENTER.
22. 5'x5' OPENINGS AT TREES & 3'x3' OPENINGS AT SHRUBS.

DRB AMMENDMENT APPROVAL

DRB PROJECT NO. : 1006760

<i>Christina Sandoval</i> PARKS AND RECREATION DEPARTMENT	9/1/10 DATE
<i>Bradley D. Bingham</i> CITY ENGINEER	9/1/10 DATE
<i>Allan Peta</i> UTILITY DEVELOPMENT	09/01/10 DATE
<i>[Signature]</i> TRANSPORTATION DEVELOPMENT	09-01-10 DATE
<i>Shunanne Busch</i> ENVIRONMENTAL HEALTH DEPARTMENT	8/24/10 DATE
<i>[Signature]</i> SOLID WASTE MANAGEMENT	8/24/2010 DATE
<i>[Signature]</i> DRB CHAIRPERSON	9-14-10 DATE

VICINITY MAP NO. C-18

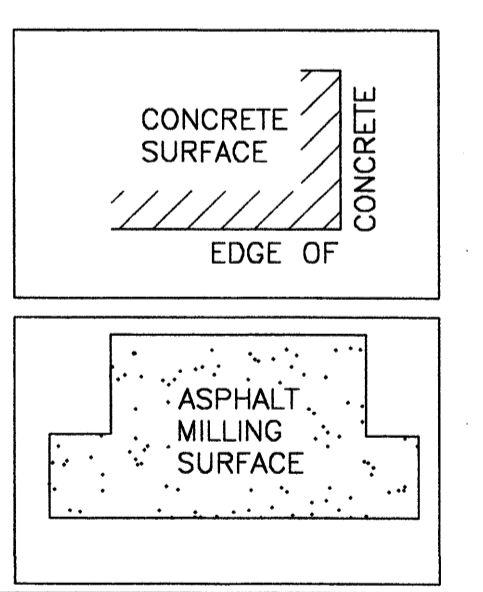


PLANT LEGEND

Quantity	Symbol	Plant	Planted Size	Mature H & W
Deciduous Shrubs (Drought Tolerant)				
		Syringa/Albans Lila	4.0'	15' by 10'
		Syringa Chinensis L.Lac.	4.0'	9' by 7'
		Forsythia Northern Sun	4.0'	7' by 9'
Evergreen Trees (Drought Tolerant)				
		Ulmus Parvifolia - Lacebark Elm	8'-10'	70' by 35'
		Cupressus Arizonica Glabra - Arizona Cypress	6.0'	35' by 20'
		Pinus Edulis P.Kon	6.0'	25' by 12'

6301 OAKLAND AVE. NE
60' ROW, DIRT

SYMBOLS



GENERAL INFORMATION

LEGAL DESCRIPTION: LOT 28A, BLOCK 27, TRACT A, UNIT B, NORTH ALBUQUERQUE ACRES, ALBUQUERQUE, NEW MEXICO

PROPOSED USE: VEHICLE IMPOUND LOT

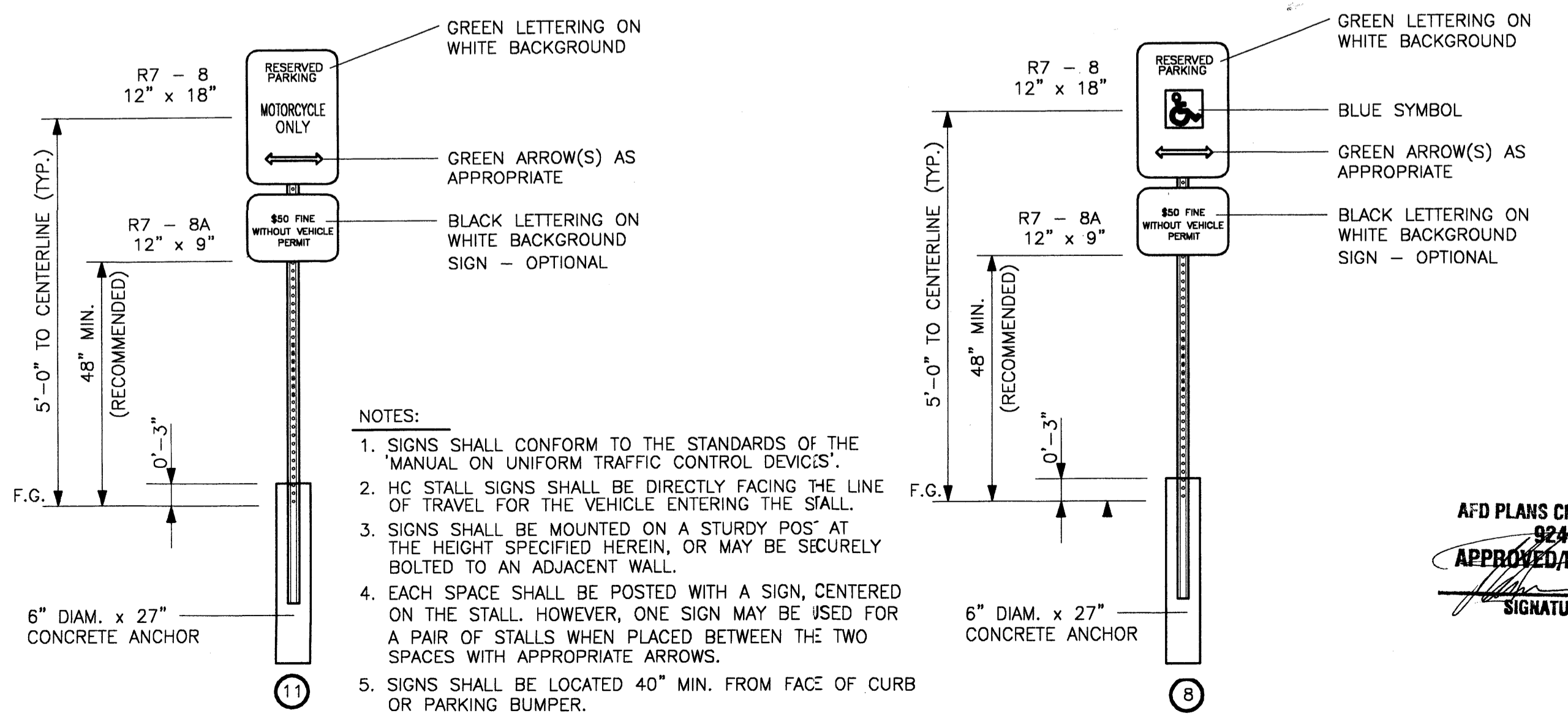
CURRENT ZONING: SU-2/IP

STRUCTURE DATA: OFFICE AREA - 1891 S.F.
WAREHOUSE AREA - 4175 S.F.
TOTAL AREA - 6066 S.F.
SINGLE STORY - LESS THAN 26 FT. HIGH

PHASING: NO PHASING IS PROPOSED FOR THIS PROJECT.

PARKING CALCULATIONS

PARKING, REGULAR:	REQUIRED PER COA CODE- OFFICE: 1,538 SF	NET LEASABLE SF = 7.7 SPACES
	WAREHOUSE: 4,048 SF	NET LEASABLE SF = 2.0 SPACES
		9.7 REQUIRED
	PROVIDED: 10 TOTAL SPACES	
PARKING, HANDICAP:	REQUIRED PER COA CODE: 1 SPACES (1 SPACE FOR 1-25 REGULAR SPACES)	
	PROVIDED: 1 VAN ACCESSIBLE	
PARKING, MOTORCYCLE:	REQUIRED PER COA CODE: 1 SPACE (1 SPACE PER 25 REGULAR SPACES)	
	PROVIDED: 1 SPACES	
BICYCLE RACKS:	REQUIRED PER COA CODE: 1 SPACE (1 SPACE PER 20 REGULAR SPACES)	
	PROVIDED: 1 SPACE	
ADA NOTE:	THERE ARE NO FIRE HYDRANTS, ELECTRIC-POLE OR OTHER OBSTRUCTIONS WHICH IN ADA PATHWAYS OR WOULD IMPEDE ADA PATHWAYS.	



- NOTES:**
1. SIGNS SHALL CONFORM TO THE STANDARDS OF THE 'MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES'.
 2. HC STALL SIGNS SHALL BE DIRECTLY FACING THE LINE OF TRAVEL FOR THE VEHICLE ENTERING THE STALL.
 3. SIGNS SHALL BE MOUNTED ON A STURDY POST AT THE HEIGHT SPECIFIED HEREIN, OR MAY BE SECURELY BOLTED TO AN ADJACENT WALL.
 4. EACH SPACE SHALL BE POSTED WITH A SIGN, CENTERED ON THE STALL. HOWEVER, ONE SIGN MAY BE USED FOR A PAIR OF STALLS WHEN PLACED BETWEEN THE TWO SPACES WITH APPROPRIATE ARROWS.
 5. SIGNS SHALL BE LOCATED 40" MIN. FROM FACE OF CURB OR PARKING BUMPER.

SITE SIGNS

AFD PLANS CHECKING OFFICE
924-3611
APPROVED/DISAPPROVED
[Signature]
SIGNATURE & DATE
8/31/10

1006760

ADD 4 TREES @ SW CORNER OF LOT.

no.	date	REVISIONS	remarks	JUB	by
2	08/16/10	REVISE PARKING CALCULATIONS AND ORIENTATION			

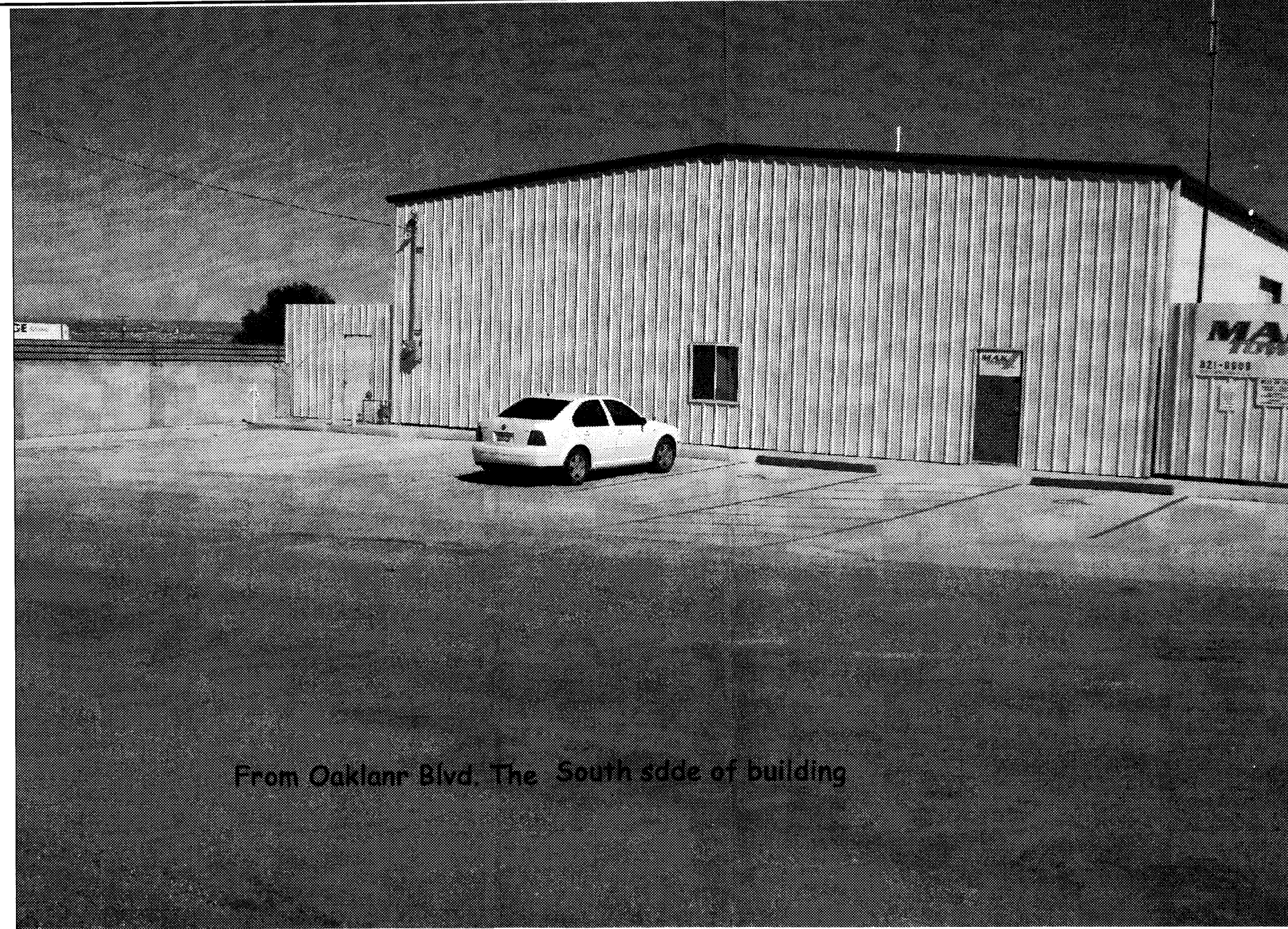
project title
CORONADO
6301 OAKLAND AVE NE
ALBUQUERQUE, NM

sheet title
AMENDED SITE DEVELOPMENT PLAN

sheet date: 08/16/10 design by: JUB project no.: 0710

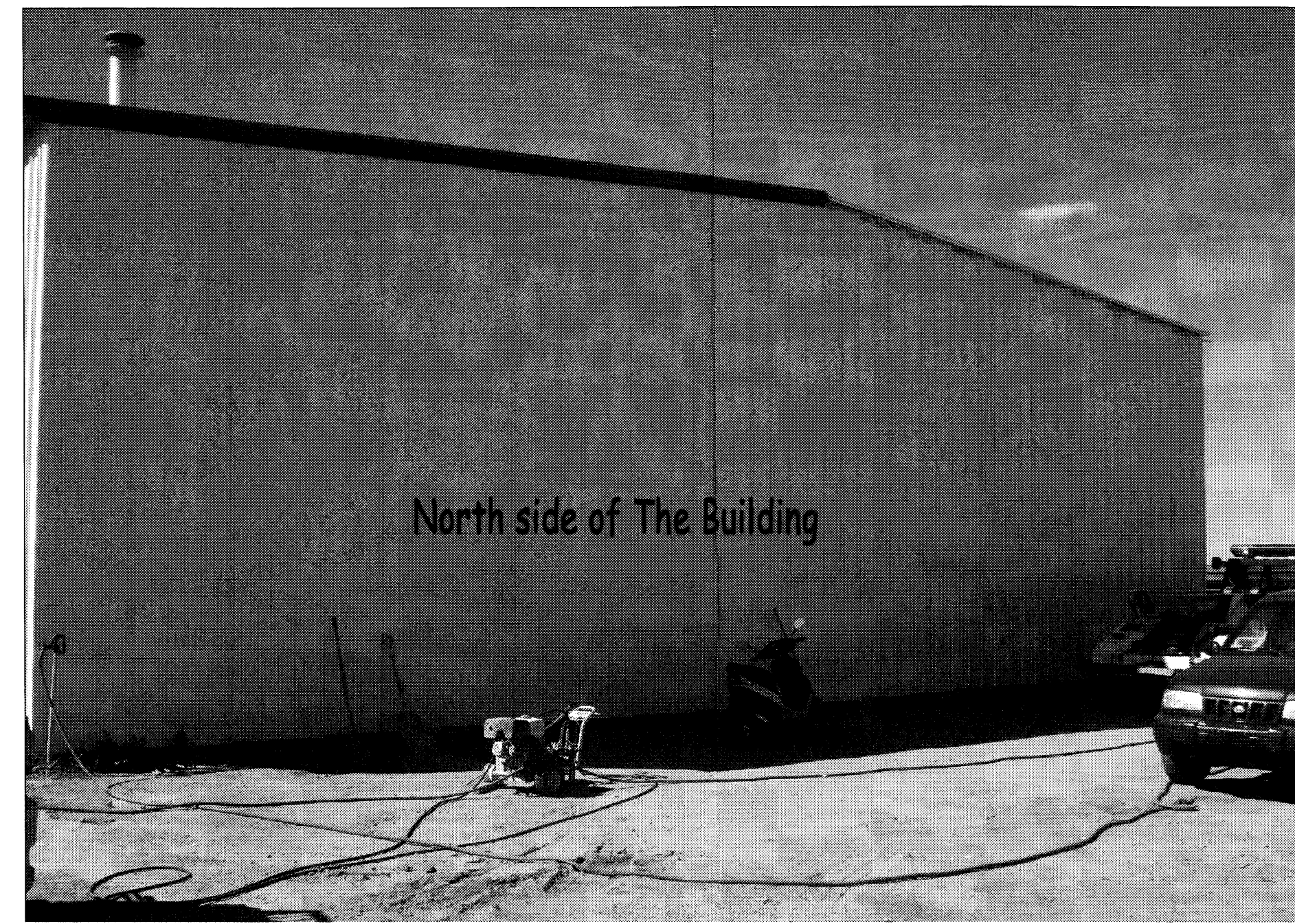
BORDENAVE DESIGNS
P.O. BOX 91194, ALBUQUERQUE, NM 87199
(505)823-1344 FAX (505)821-9105

SOUTH VIEW



From Oakland Blvd. The South side of building

NORTH VIEW



North side of The Building

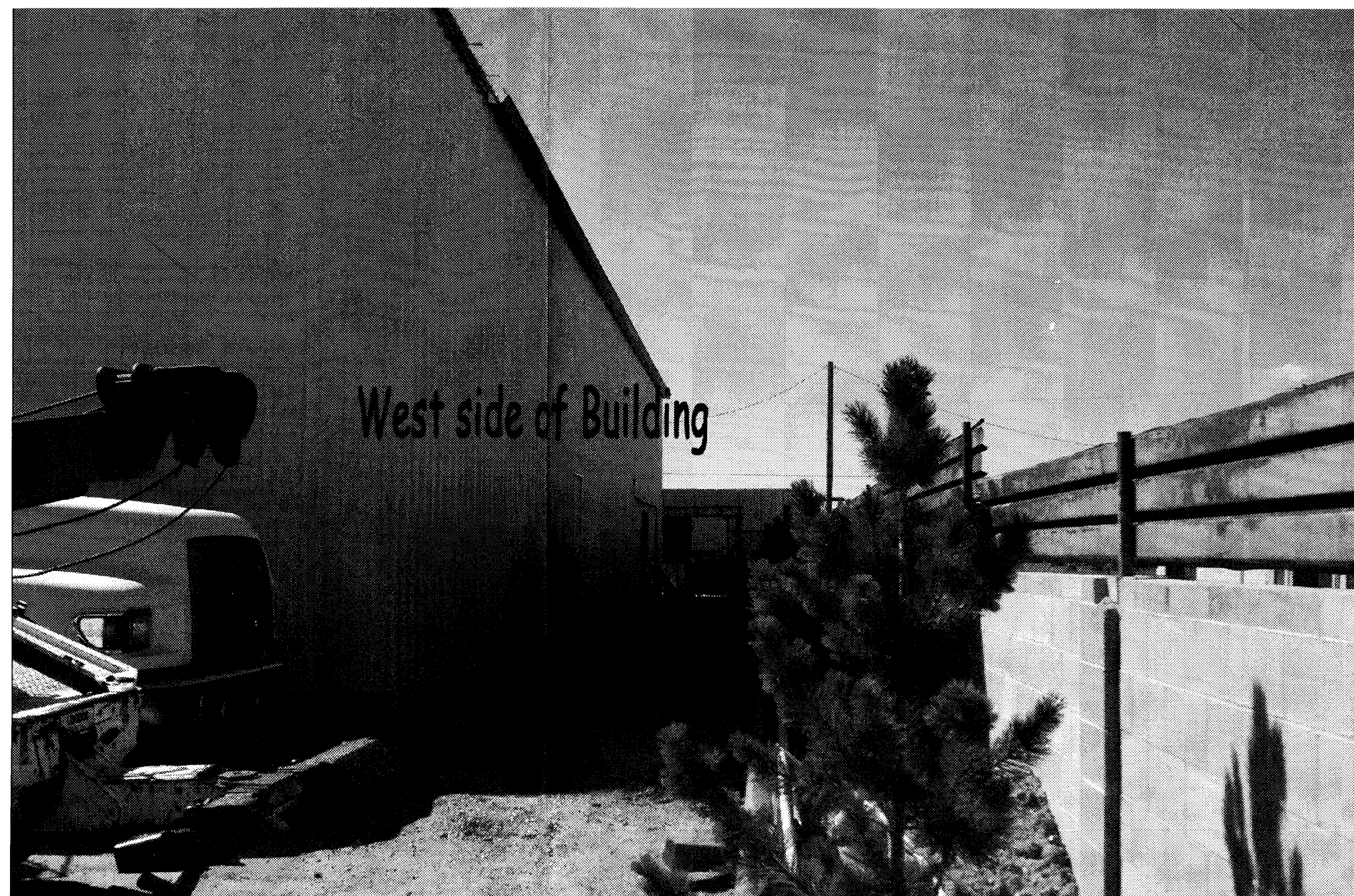
EAST VIEW



East side of Building

ing

WEST VIEW



West side of Building

no.	date	remarks	by

REVISIONS

	project title	
	CORONADO 6301 OAKLAND AVE NE ALBUQUERQUE, NM	
	sheet title	
	BUILDING ELEVATIONS	
sheet date	design by	project no.
08/16/10	JJB	0710
	sheet	
	BORDENAVE DESIGNS P.O. BOX 91194, ALBUQUERQUE, NM 87199 (505)823-1344 FAX (505)821-9105	
	of	