

PROJECT SUMMARY: PROPOSED NEW STRUCTURES

BUILDING 'A' OFFICE BUILDING: PORTAL / COVERED PATIO:	2,160 SF 1,032 SF
CARPORT:	805 SF
BUILDING 'B' SHOP: SHADE STRUCTURE:	4,000 SF 3,200 SF
FUTURE CARETAKER RESIDENCE: 30' X 50' =	1,500 SF

NOTE:

ALL SIDEWALKS, RAMPS, CURB CUTS, CURB AND GUTTER SHALL BE CONSTRUCTED PER CITY OF ALBUQUERQUE STANDARD DRAWINGS:
SIDEWALK (2430)
RAMPS (2440)
CURB CUTS (2426)
CURB AND GUTTER (2417A)

LEGAL DESCRIPTION:

LOT 22-A, BLOCK NO. 8, ORIGINAL TOWNSHIP OF WESTLAND, BEING A REPLAT OF LOT 22, BLOCK 8, WITHIN TOWN OF ATASCOS GRANT, BERNALILLO COUNTY.

PARKING DATA:

PARKING REQUIREMENT:

- OFFICE PARKING:
1 SPACE PER 200 OCCUPANTS: 2160 SF / 200 = 10.8, THEREFORE 11 SPACES REQUIRED
- SHOP PARKING:
1 SPACE PER 2000 OCCUPANTS: 4000 SF / 2000 = 2, THEREFORE 2 SPACES REQUIRED

TOTAL NUMBER OF PARKING SPACES REQUIRED = 13
(NO BUS REDUCTION INCLUDED)

PARKING PROVIDED:

- 13 SPACES PROVIDED (INCLUDES 1 VAN ACCESSIBLE HC SPACE)
- 1 MOTORCYCLE SPACE PROVIDED
- BICYCLE RACK FOR 2 BICYCLES PROVIDED

INDEX OF DRAWINGS:

- AS-100 SITE PLAN
- L-100 LANDSCAPING PLAN
- C-100 CONCEPTUAL GRADING AND DRAINAGE PLAN
- C-101 CONCEPTUAL UTILITY PLAN
- A-200 EXTERIOR ELEVATIONS - OFFICE BLDG & REFUSE ENCLOSURE
- A-201 EXTERIOR ELEVATIONS - PRE-ENGINEERED METAL BUILDING & CARPORT
- A-202 SIGNAGE
- R-100 RENDERING 1 (8-1/2 X 11)
- R-101 RENDERING 2 (8-1/2 X 11)

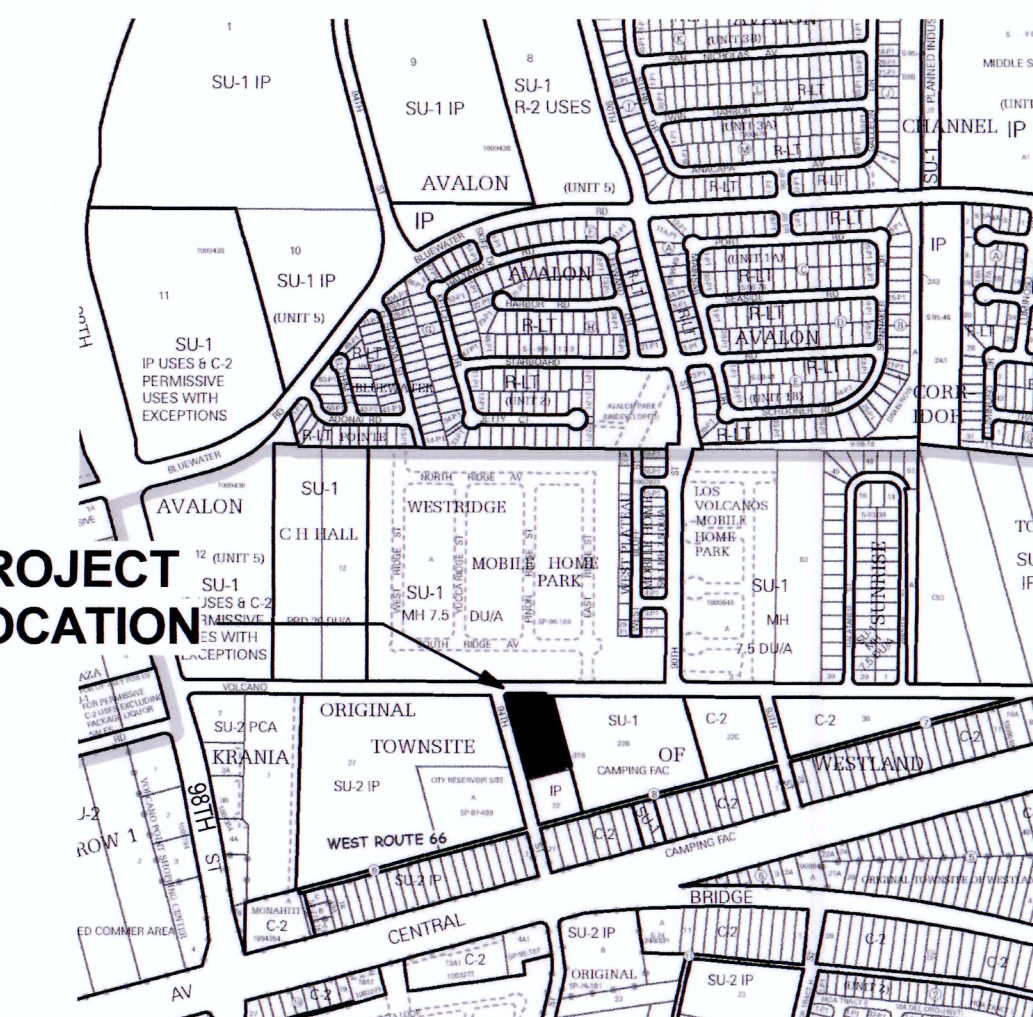
LEGEND:

- R.O.W. LANDSCAPE: GRAVEL, 3" THICK, OVER GEOTEXTILE FILTER FABRIC/ WEED BARRIER, 12" MAXIMUM SIZE
- CONCRETE SIDEWALK / DRIVE / SLAB
- 8" THICK AGGREGATE BASE COURSE COMPACTED TO 95% MIN. OVER EXISTING GRADE COMPACTED TO 95% MIN.
- NEW ASPHALT PAVING PER COA STANDARD SPECIFICATIONS
- EXISTING 6' HIGH CHAIN LINK FENCE TO REMAIN
- NEW 6' HIGH WROUGHT IRON GATE PAINTED BLACK

DRB SITE DEVELOPMENT PLAN APPROVAL

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
ABCWUA	DATE
PARKS AND RECREATION DEPARTMENT	DATE
CITY ENGINEERING / HYDROLOGY	DATE
CODE ENFORCEMENT	DATE
ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
SOLID WASTE MANAGEMENT	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE

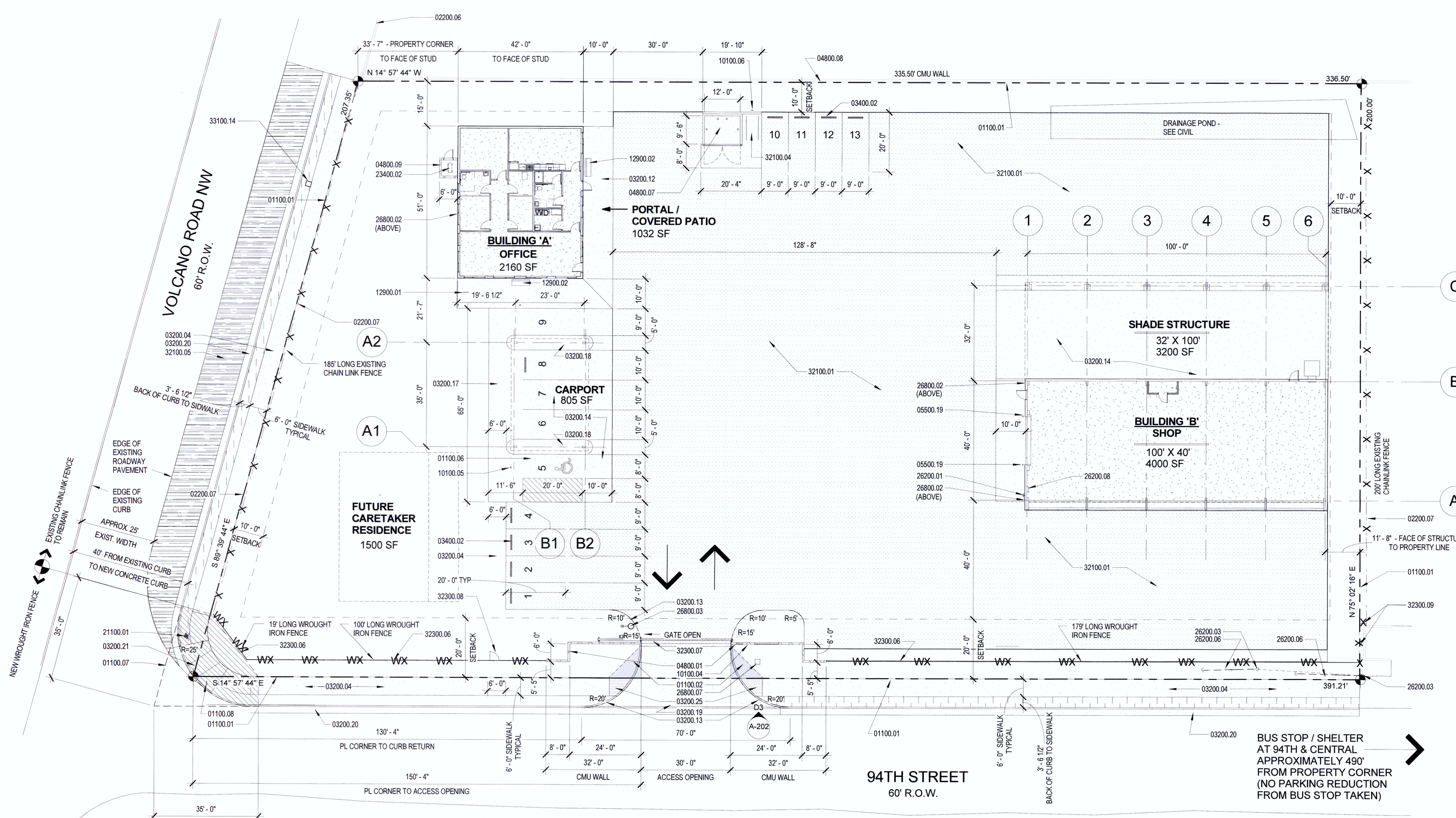
PROJECT LOCATION



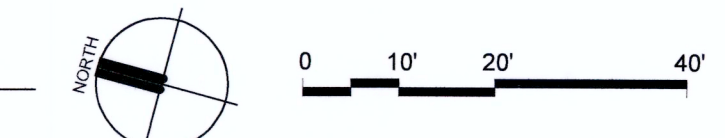
VICINITY MAP / ZONE ATLAS PAGE K-09-Z

KEYED NOTES:

- 01100.01 PROPERTY LINE.
- 01100.02 HATCHED AREA INDICATES 11' MINI CLEAR SIGHT TRIANGLE.
- 01100.06 VAN ACCESSIBLE HC PARKING, 1% MIN. 2% MAX SLOPE.
- 01100.07 INTERSECTION CLEAR SIGHT DISTANCE PER CITY OF ALBUQUERQUE TRAFFIC CODE, SECTION 8-2-2-15.
- 01100.08 EXISTING STOP SIGN, RELOCATE PER CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS.
- 02200.06 EXISTING CMU WALL TO REMAIN.
- 02200.07 EXISTING CHAINLINK FENCE TO REMAIN.
- 03200.04 NEW CONCRETE SIDEWALK PER CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS.
- 03200.12 4" THICK 3000 PSI AIR-ENTRAINED CONCRETE SIDEWALK OVER GRADE COMPACTED TO 95% REINFORCE WITH 6#-10X10 W/M FLAT SHEETS ONLY.
- 03200.13 CONCRETE CURB PER COA STANDARD SPECIFICATIONS.
- 03200.14 6" THICK 3000 PSI CONCRETE DRIVE WITH #4 REBAR EACH WAY AT 16" O.C., CENTERED IN SLAB.
- 03200.17 CONCRETE SIDEWALK.
- 03200.18 3000 PSI AIR-ENTRAINED CONCRETE ISLAND, 6" HIGH.
- 03200.19 NEW CONCRETE CURB CUT / ENTRANCE DRIVE, PER CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS. INSTALL TRUNCATED DOMES AT SIDEWALK CROSSING PER COA STANDARD SPECIFICATIONS.
- 03200.20 NEW CONCRETE CURB AND GUTTER PER CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS.
- 03200.21 NEW MOUNTABLE CURB WHEELCHAIR RAMP AT NEW SIDEWALK PER CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS. INSTALL TRUNCATED DOMES ON RAMP PER COA STANDARD SPECIFICATIONS.
- 03200.25 ACCESSIBLE SIDEWALK RAMP WITH TRUNCATED DOMES PER COA SPECIFICATIONS.
- 03400.02 6'-0" LONG PRE-CAST CONCRETE WHEEL STOP, TYPICAL.
- 04800.01 NEW 6' HIGH CMU WALL, 8"X8"X16" CMU BLOCK WITH 4" X 8" X 16" CAP BLOCK. DARK GRAY COLOR (PETRO BLACK BY CREGO).
- 04800.07 CMU REFUSE ENCLOSURE, 8" X 8" X 16" CMU BLOCK WITH 4" X 8" X 16" CAP BLOCK. DARK GRAY COLOR (PETRO BLACK BY CREGO).
- 04800.08 EXISTING 4'-8" HIGH CMU WALL, RAISE TO 6'-0" HIGH. MATCH STYLE AND COLOR OF EXISTING CMU.
- 04800.09 MECHANICAL EQUIPMENT SCREEN, 8"X8"X16" CMU, DARK GRAY COLOR (PETRO BLACK BY CREGO), 6'-0" HIGH ABOVE FINISH GRADE.
- 05000.19 8" Ø STEEL PIPE BOLLARD FILLED WITH CONCRETE, TYPICAL. PRIME AND PAINT YELLOW.
- 10100.04 SIGNAGE: BUILDING ADDRESS NUMBER AND BUSINESS SIGN. CAST CONCRETE PANEL WITH RECESSED NUMBERS AND LETTERS INSTALLED FLUSH WITH CMU WALL.
- 10100.05 VAN ACCESSIBLE DISABLED PARKING SIGN.
- 10100.06 MOTORCYCLE PARKING SIGN.
- 10850.01 PROVIDE WALL MOUNTED KNOX BOX WITH KEYSWITCH AND KEY BOX FOR BUILDINGS. INSTALL AT 4' ABOVE GRADE.
- 12900.01 BIKE RACK.
- 12900.02 BENCH.
- 21100.01 NEW PUBLIC FIRE HYDRANT AS PART OF THIS PROJECT.
- 23400.02 HVAC CONDENSING UNIT.
- 26200.01 ELECTRIC SERVICE AND METER.
- 26200.03 EXISTING POWER POLE TO REMAIN.
- 26200.06 EXISTING POWER POLE GUY WIRE TO REMAIN.
- 26200.07 EXISTING OVERHEAD POWER LINE.
- 26200.08 MAIN DISTRIBUTION PANEL.
- 26800.02 WALL MOUNTED LIGHT FIXTURE, 20'-0" MAX. ABOVE FINISHED GRADE. SEE ELECTRICAL.
- 26800.03 POLE MOUNTED LIGHT FIXTURE, 24'-0" ABOVE FINISHED GRADE. SEE ELECTRICAL.
- 26800.07 CONCRETE LIGHT BOLLARD.
- 32100.01 8" THICK AGGREGATE BASE COURSE (ABC) COMPACTED TO 95% MIN. DENSITY PER ASTM D-1557. IN LIEU OF ABC, CRUSHED RECYCLED CONCRETE MAY BE USED.
- 32100.04 MOTORCYCLE PARKING SPACE, 4'-0" WIDE X 8'-0" LONG, MINIMUM.
- 32100.05 NEW ASPHALT PAVING PER COA STANDARD SPECIFICATIONS.
- 32300.06 NEW 6' HIGH BLACK WROUGHT IRON METAL FENCE.
- 32300.07 NEW 6'-0" HIGH SLIDING GATE WITH 30'-0" CLEAR OPENING. BASIS FOR DESIGN: HEAVY DUTY CANTILEVER SLIDE GATE WITH TMM-1000 OPERATOR BY TMM CORP. 800.328.4283.
- 32300.08 3'-0" WIDE GATE IN WROUGHT IRON FENCE.
- 32300.09 NEW CHAINLINK FENCE EXTENSION FROM NEW WROUGHT IRON FENCE TO EXISTING CHAINLINK FENCE. MATCH HEIGHT OF EXISTING CHAINLINK FENCE.
- 33100.14 NEW WATER METER VALVE BOX.



1 Site Plan
1" = 20'-0"



LEE GAMESKY ARCHITECTS P.C.

2412 MILES ROAD SE
ALBUQUERQUE, NM 87106
505.842.8865 FAX 842.1693
lee@gamsm.com

STATE OF NEW MEXICO
LEE D. GAMESKY
No. 1931
REGISTERED ARCHITECT

L&C TRANSPORT OFFICE AND SHOP

108 94th St. NW, Albuquerque, New Mexico 87121

PROJECT ARCHITECT:
LEE GAMESKY, AIA

Project #:
Date: 30 APRIL 2018

SITE PLAN

By: WTB

SITE DEVELOPMENT PLAN

Sheet: Of:
AS-100

5/1/2018 10:15:32 AM