

**ADMINISTRATIVE AMENDMENT**

**FILE # \_\_\_\_\_ PROJECT # \_\_\_\_\_**

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**APPROVED BY**

**DATE**

# ADMINISTRATIVE AMENDMENT

FILE # <sup>SI-2020</sup><sub>-00154</sub> PROJECT # <sup>PR-2020</sup><sub>-003637</sub>

New patio areas, facade changes, improved  
entrance, pedestrian pathways, and  
landscape with tenant improvements.

RBrito Digitally signed by RBrito  
DN: cn=RBrito, o=CABQ Planning Dept,  
ou=UD&D, email=rbrito@cabq.gov, c=US  
Date: 2020.04.28 17:02:56 -06'00' 28 April 2020

APPROVED BY DATE





## 2018 AERIAL PHOTO OF CORONADO MALL

NOT TO SCALE

RECTANGLE IDENTIFIES THE  
EASTERN ENTRANCE TO BE  
MODIFIED BY THIS REQUEST



A

5

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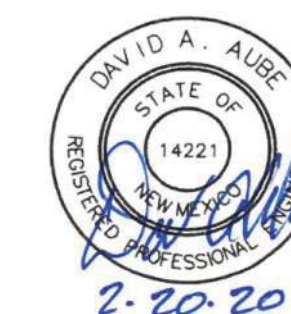
ON

1

- A. COMMUNICATIONS MANHOLE CONTAINS 500 PAIR OF COPPER COMM-LINE FOR QWEST. REMOVE RING AND COVER, ADJUST RINGS, AND MANHOLE LID. COORDINATE WITH QWEST AND CORONADO CENTER TO ENSURE THAT PROPOSED GRADES CAN BE ACHIEVED. SAW-CUT EXISTING MANHOLE WALLS, INSTALL NEW LID, RING AND COVER. ALL WORK TO BE APPROVED BY QWEST AND CORONADO CENTER PRIOR TO PLACING NEW MANHOLE LID. SEE DETAILS A1/C502 AND A3/C502.
- B. ADDITIONALLY REMOVE AND DISPOSE OF EXISTING CONC AND ASPHALT PAVEMENT IN LOADING AREA, NEATLY SAW-CUT ALONG WALL LINE. RELOCATE CARBOARD COMPRESSOR TEMPORARILY TO LOCATION IDENTIFIED BY OWNER. EXISTING BOLLARDS AND GAS METERS TO REMAIN IN CURRENT CONFIGURATION.
- C. MAINTAIN EXISTING CONCRETE SIDEWALK AS ACCESS AND MEANS OF EGRESS PATH TO AND FROM MALL DURING PHASE 1 OF THE CONSTRUCTION.
- D. REMOVE AND DISPOSE OF EXISTING TEMPORARY ASPHALT WALKWAY UPON COMPLETION OF PHASE 1.
- E. REMOVE AND DISPOSE OF EXISTING CONCRETE PAVING AT THE FUDDRUCKERS PATIO. SLOPES OF THE EXISTING PATIO WILL NOT MEET ADA ACCESSIBLE PATH REQUIREMENTS.



STAMP



PROJECT NAME

GGP - Coronado Center  
FOGO DE CHAO

Coronado Center  
6600 Menaul Boulevard NE  
Albuquerque, NM 87110

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Drawn by \_\_\_\_\_

Checked by	
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B	00.16
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Date	Vol. 12
1912	1

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SHEET TITLE:

**SITE  
DEMOLITION  
PLAN**

SHEET NUMBER:

**C001**

SCALE: 1" = 10'-0"



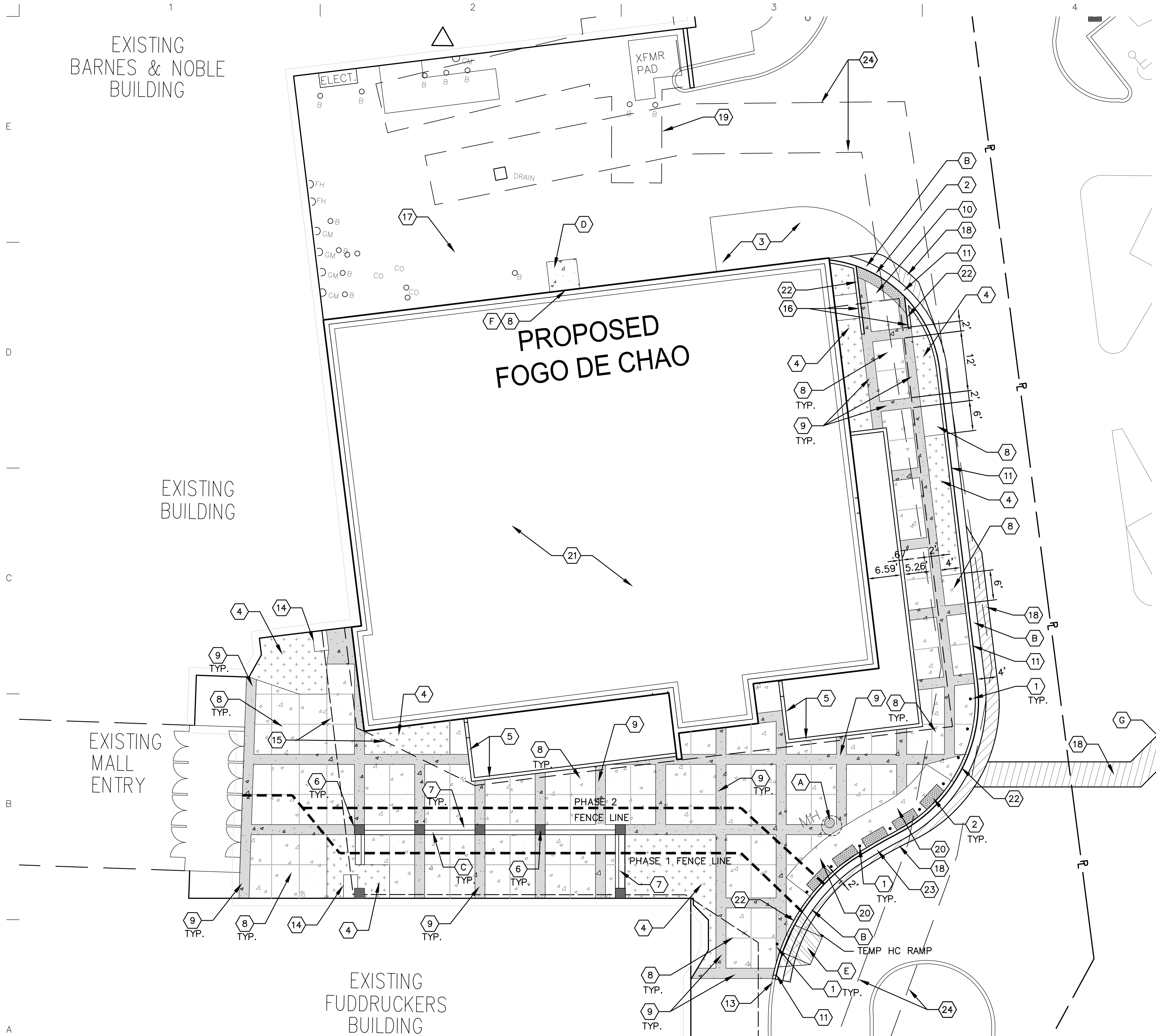
GRAPHIC SCALE



( IN FEET )  
1 inch = 10 ft

AS-BUILT PLAN,  
CURRENT CONDITIONS SHOWING DEMOLITION





PAVING PLAN GENERAL NOTES

I. SEE SHEET CG01 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINETYPE LEGEND THAT APPLY TO ALL SHEETS.

PAVING PLAN KEYED NOTES

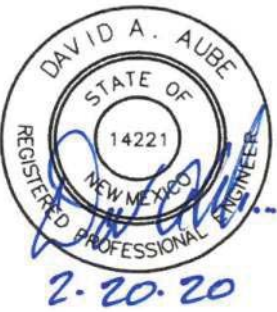
- 1. CONCRETE BOLLARDS, 6" DIAMETER, 6' ON CENTER, PER DETAIL C1/C501.
- 2. DETECTABLE WARNING SURFACE PER DETAIL A4/C501.
- 3. EXISTING CONCRETE PAVEMENT TO REMAIN.
- 4. LANDSCAPED AREA PER LANDSCAPING DRAWINGS.
- 5. PATIO PER ARCHITECTURAL DRAWING A103.
- 6. COLUMN PER ARCHITECTURAL DRAWING A103.
- 7. CONCRETE BENCH AND WALL PER ARCHITECTURAL DRAWING A103.
- 8. CONCRETE SIDEWALK PER DETAIL A1/C501.
- 9. DECORATIVE CONCRETE SIDEWALK PER DETAIL A1/C501.
- 10. HC RAMP, TYPE 'C', PER DETAIL D3/C501.
- 11. DEPRESSED CURB AND GUTTER, 6" TALL, PER DETAIL C3/C501.
- 12. DEPRESSED GUTTER PER COA DWG 2415A (FLUSH WITH ASPHALT).
- 13. EXISTING CURB AND GUTTER.
- 14. EXISTING BRICK SURROUND OF SUPPORT COLUMNS.
- 15. LINE OF EXISTING OVERHANG ABOVE. NO MODIFICATION ARE PROPOSED.
- 16. CONSTRUCT HEADER CURB PER DETAIL C3/C501.
- 17. EXISTING CARDBOARD COMPRESSOR TO REMAIN.
- 18. CONSTRUCT ASPHALT PAVEMENT PER DETAIL A5/C501.
- 19. EXISTING ELECTRICAL EASEMENT.
- 20. HC RAMP, TYPE 'A', PER DETAIL D3/C501.
- 21. PROPOSED FOGO DE CHAO RESTAURANT PER ARCHITECTURAL DRAWINGS.
- 22. PAINT CURB TRANSITIONS YELLOW TO IDENTIFY TRIPPING HAZARD.
- 23. DEPRESSED GUTTER PAN PER DETAIL C3/C501.
- 24. EXISTING NATURAL GAS EASEMENT.

PAVING PLAN SHEET NOTES

- A. SEE SHEET NOTE 'A' ON C001.
- B. ADJUST CURB HEIGHT PER C201 AND REPLACE ASPHALT TO MATCH EXISTING ASPHALT ROADWAY.
- C. INSTALL WEEP-HOLES IN CONCRETE BENCHES, THREE (x3) PER BENCH, ONE (x1) ON EACH END AND ONE (x1) IN THE MIDDLE PER ARCHITECTURAL SHEET A103.
- D. RAMP TO BE CONSTRUCTED WITH BUILDING LOCATION TO BE DETERMINED BY FOGO DE CHAO CONSTRUCTION DOCUMENTS.
- E. REMOVE TEMPORARY ACCESS RAMP AFTER PERMANENT RAMPS ARE IN PLACE.
- F. VERIFY DOORWAY LOCATION THEN ALIGN CENTER OF CONCRETE WITH CENTER OF DOORWAY.
- G. REPLACE CURB AND GUTTER TO MATCH EXISTING CONDITIONS.

dg  
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CONSULTANT

STAMP



PROJECT NAME

GGP - Coronado Center  
FOGO DE CHAO

Coronado Center  
6600 Menaul Boulevard NE  
Albuquerque, NM 87110

REVISIONS:		
No.	DATE	DESCRIPTION

Copyright: Design Group	
Drawn by	JRG
Checked by	DAA
Date	02.12.20
Project number	2571
Cad file name	

SHEET TITLE:  
SITE  
PAVING  
PLAN

SHEET NUMBER:

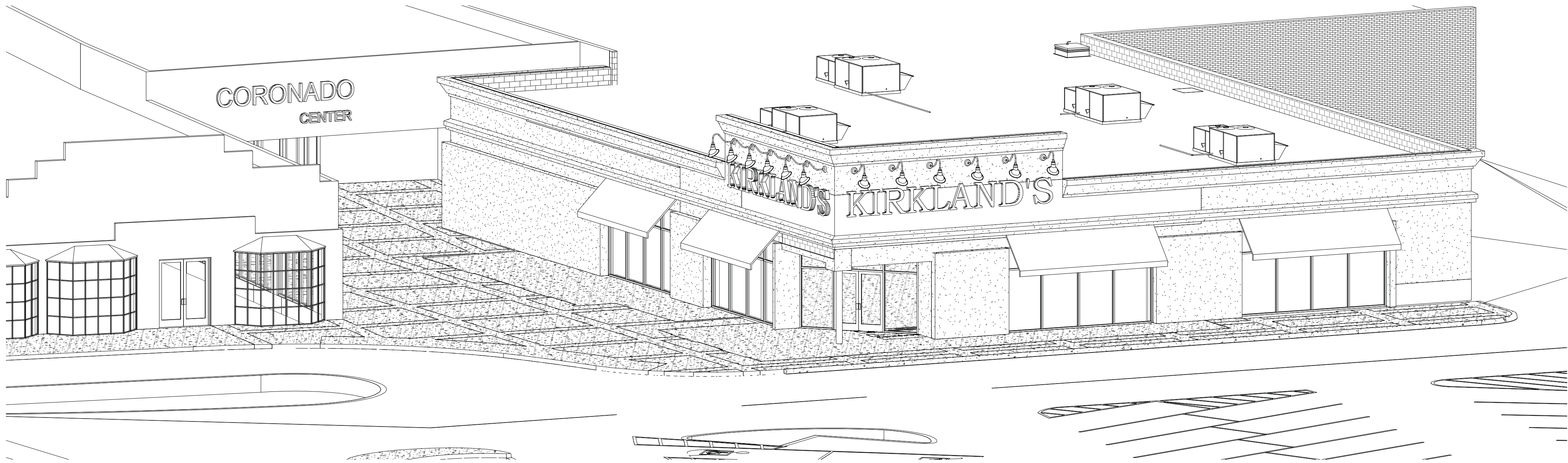
C101

**A1 SITE PAVING PLAN**  
SCALE: 1" = 10'-0"  
GRAPHIC SCALE  
( IN FEET )  
1 inch = 10 ft.

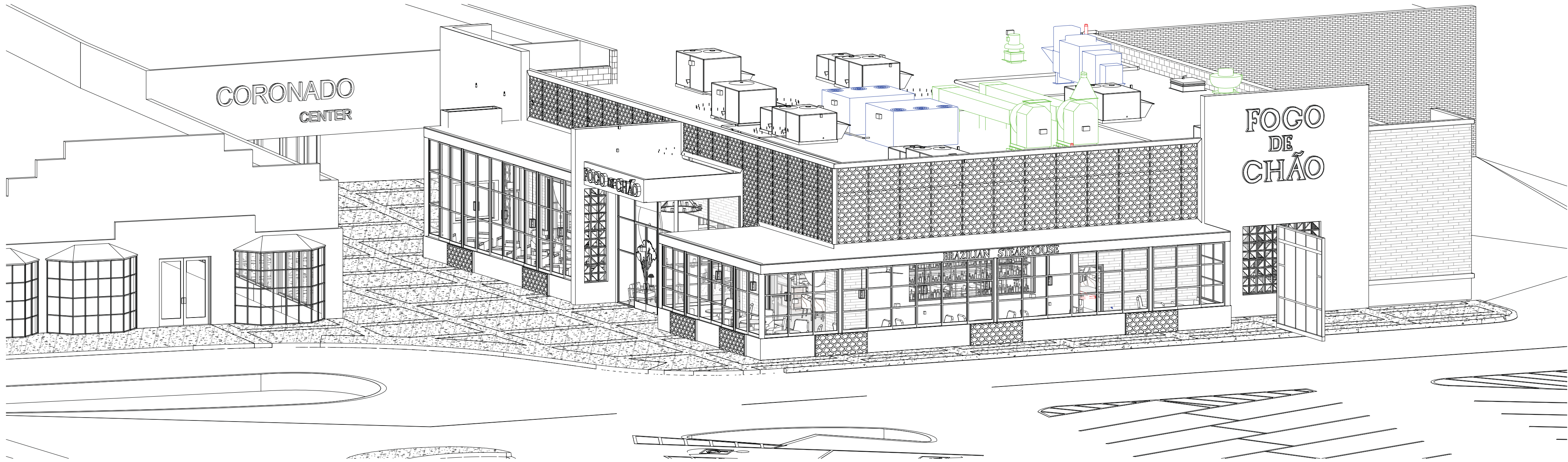
AA TO SITE PLAN

ADMINISTRATIVE AMENDMENT TO SITE PLAN





CURRENT EXTERIOR FACADE



PROPOSED EXTERIOR FACADE

ARCHITECTURE

INNOVATION

DESIGN

IN

ARCHITECTURE, INC.

218 The Promenade North

Long Beach, CA 90802

www.idesignexperience.com

Architect:

GEOFFREY B. LIM

AIA, NCARB, LEED AP

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Engineering Consultant:

Stamp:

Project Owner:

FOGO DE CHÃO

BRAZILIAN STEAKHOUSE

5908 HEADQUARTERS DRIVE

SUITE K200

PLANO, TX 75024

TENANT IMPROVEMENT

Project Address:

FOGO - ALBUQUERQUE, NM

CORONADO CENTER, 6600 MENAUL BLVD,

SPACE M006

ALBUQUERQUE, NM 87110

Issue For:

PERMIT

Issue Date:

02/10/2020

Revisions:

NO.	REASON	DATE
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Principal In Charge:

JOSH COOL

Project Manager:

WESLEY STEPHENS

Drawn By:

WESLEY STEPHENS

Project Number:

140-012-19

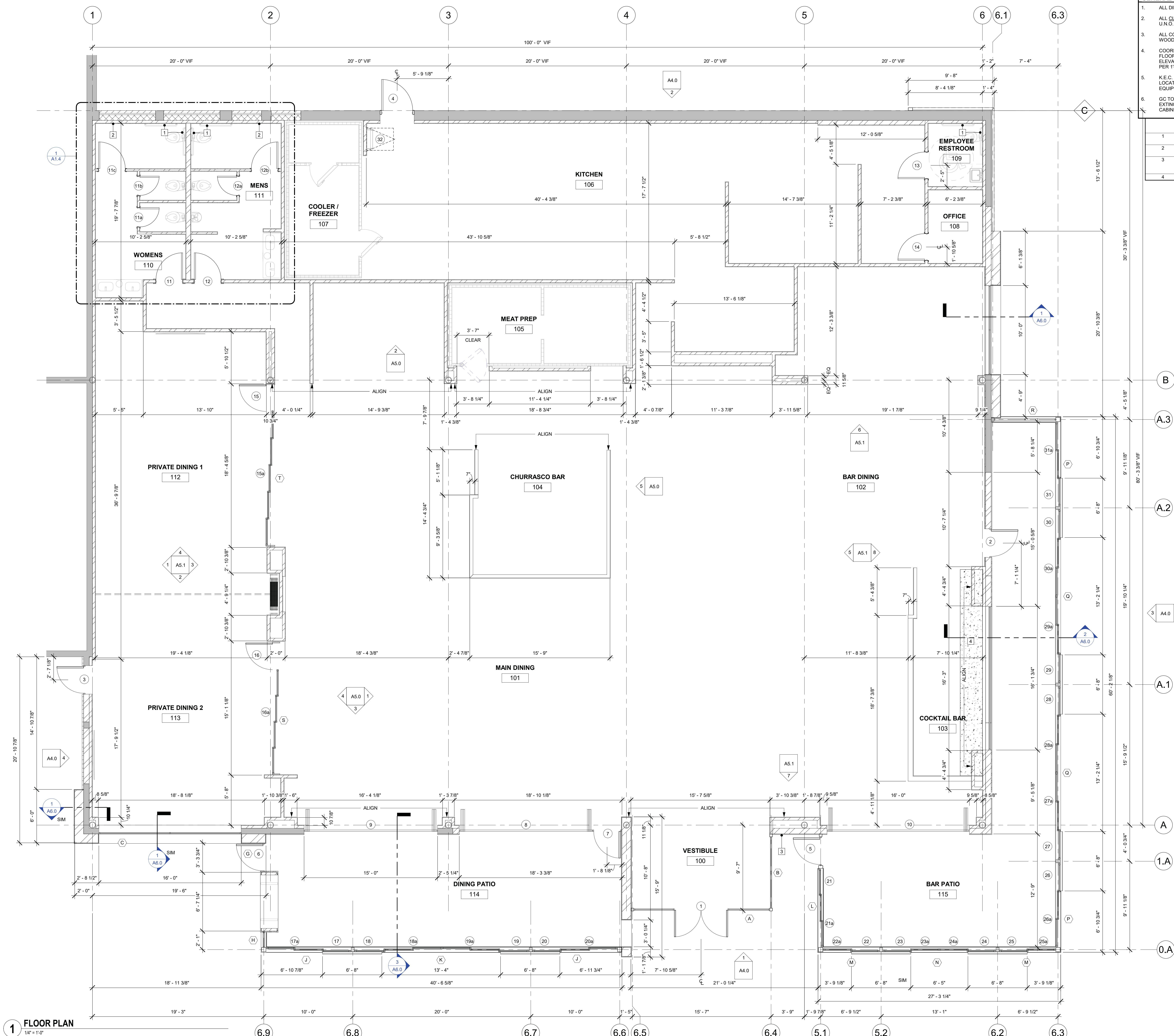
Sheet Title:

DEMOLITION GENERAL NOTES

Sheet Number:

DM-0.0






1 FLOOR PLAN  
1/4" = 1'-0"

- GENERAL NOTES**
- ALL DIMS ARE TAKEN FROM FACE OF STUD U.N.O.
  - ALL CLEAR DIMENSIONS ARE TAKEN FROM OUTSIDE FACE OF FINISHES U.N.O.
  - ALL CONCEALED WOOD BLOCKING TO BE FIRE RETARDANT TREATED WOOD.
  - COORDINATE W/ EQUIPMENT & PLUMBING PLANS FOR TRENCH DRAINS, FLOOR DRAINS, FLOOR SINKS & HUB DRAINS. DRAINS TO BE SET AT MIN. ELEVATION TO PROVIDE PROPER DRAINAGE. SLAB TO BE SLOPED 1/4" PER 1'-0" U.N.O.
  - K.E.C. TO INSTALL SILICONE SEALANT TO ALL SS PANEL JOINTS LOCATED AT WALK-IN COOLERS & FREEZER. COORDINATE WITH EQUIPMENT MANUFACTURER.
  - GC TO PROVIDE - CLASS "X" WET CHEMICAL SURFACE MOUNTED FIRE EXTINGUISHERS & TYPE 2A10B0 FIRE EXTINGUISHERS IN RECESSED CABINETS - VERIFY QUANTITY & LOCATION IN FIELD W/ FIRE MARSHAL.
- FLOOR PLAN KEY NOTES**
- |   |  |
|---|--|
| 1 | PROVIDE MIN. 3/4" FR.T. PLYWOOD BLOCKING IN WALL FOR GRAB BARS   |
| 2 | PROVIDE MIN. 3/4" FR.T. PLYWOOD BLOCKING IN WALL FOR BABY CHANGING STATION   |
| 3 | KNOX BOX. CONTRACTOR TO CONTACT FIRE MARSHAL'S OFFICE FOR INFORMATION ON TYPE OF BOX REQUIRED AND TO COORDINATE LOCATION OF BOX INSTALLATION |
| 4 | CONC. CLURB COORDINATE W/ KITCHEN PLANS  |

Design Consultant:



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218 The Promenade North  
Long Beach, CA 90802  
www.innovationarch.com

Architect:

**GEOFFREY B. LIM**  
**AIA, NCARB, LEED AP**

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Engineering Consultant:

**FOGO DE CHÃO**  
BRAZILIAN STEAKHOUSE

5908 HEADQUARTERS DRIVE  
SUITE K200  
PLANO, TX 75024

Tenant Improvement

**FOGO - ALBUQUERQUE, NM**  
CORONADO CENTER, 6600 MENAUL BLVD.  
SPACE M006  
ALBUQUERQUE, NM 87110

Issue For:

**PERMIT**

Issue Date:

02/10/2020

Revisions:

NO.	REASON	DATE
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Principal in Charge:

JOSH COOL

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Drawn By:

WESLEY STEPHENS

Project Number:

140-012-19

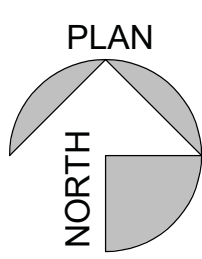
Sheet Title:

FLOOR PLAN

Sheet Number:

A1.0

NOT FOR CONSTRUCTION





IRRIGATION NOTES

- A. WHERE SLEEVING IS SHOWN ON THE PLAN, INSTALLATION SHALL BE COORDINATED WITH ALL TRADES TO ENSURE THAT PIPE AND SLEEVES ARE INSTALLED AT PROPER DEPTHS AND PRIOR TO INSTALLATION OF CURB AND GUTTER, ASPHALT PAVEMENT, SIDEWALKS, CONCRETE PADS, ETC.
- B. CONTRACTOR SHALL FURNISH ALL LABOR, MATERIALS AND EQUIPMENT NECESSARY TO CONSTRUCT PROPOSED IRRIGATION SYSTEM IN ACCORDANCE WITH PLANS, WRITTEN SPECIFICATIONS AND DETAILS.
- C. FOR IRRIGATION PIPING AND EQUIPMENT REFERENCE SPECIFICATION SECTION 328400 – LANDSCAPE IRRIGATION SYSTEM.
- D. THE LOCATION AND SIZE OF IRRIGATION EQUIPMENT ON THE PLAN IS SHOWN DIAGRAMMATICALLY FOR GRAPHIC CLARITY. THE LOCATION OF CONTROLLERS, PUMPS, BACKFLOW PREVENTERS, VALVES, ETC. SHALL BE APPROVED BY THE LANDSCAPE ARCHITECT IN THE FIELD.
- E. THE LOCATION OF IRRIGATION MAIN AND DRIP LINES ON THE PLAN IS SHOWN DIAGRAMMATICALLY FOR GRAPHIC CLARITY. UNLESS OTHERWISE NOTED ON THE PLAN, ANY IRRIGATION LINES SHOWN IN HARDSCAPE AREAS IS FOR GRAPHIC CLARITY ONLY. IRRIGATION LINES SHALL BE LOCATED IN IMMEDIATELY ADJACENT LANDSCAPE AREAS.
- F. VALVE BOXES IN MULCH AREAS SHALL BE TAN WITH TAN BOLT-DOWN LIDS.
- G. IRRIGATION SYSTEM WAS DESIGNED AT A MINIMUM STATIC PRESSURE OF 60 PSI AT THE POINT OF CONNECTION. CONTRACTOR SHALL VERIFY ACTUAL PSI AND DELIVER RESULTS TO LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION. IN THE EVENT THE ACTUAL PSI IS LESS THAN 60 PSI THE CONTRACTOR SHALL RECEIVE DIRECTION FROM LANDSCAPE ARCHITECT REGARDING DESIGN MODIFICATIONS IF NECESSARY.

IRRIGATION KEY NOTES

1. IRRIGATION SYSTEM POINT OF CONNECTION. CONNECT TO EXISTING IRRIGATION MAINLINE. FIELD VERIFY LOCATION, PIPE SIZE AND MATERIAL.

PLANT LEGEND

KEY	COMMON NAME	BOTANICAL NAME	QTY	INSTALLED SIZE	REMARKS	MATURE SIZE
TREES						
AE	ALLEE ELM	ULMUS PARVIFOLIA 'ALLEE'	3	2" CAL., 10'-12' HT.	24" BOX	35' HT. X 35' SPD.
CP	CHINESE PISTACHE	PISTACHIA CHINENSIS	1	2" CAL., 10'-12' HT.	24" BOX	30' HT. X 30' SPD.
NMO	NEW MEXICO OLIVE	FORESTIERA NEOMEXICANA	1	4'-6' HT.	15 GA, MULTI	15' HT. X 12' SPD.
SHRUBS/GROUNDCOVERS/GRASSES/PERENNIALS						
RTD	RED TWIG DOGWOOD	CORNUS ALBA 'SIBIRICA'	3	MIN. 18" HT.	5 GALLON	5' HT. X 5' SPD.
DN	DWARF NANDINA	NANDINA DOMESTICA 'DWARF'	12	MIN. 12" HT.	5 GALLON	18" HT. X 18" SPD.
NWR	NEARLY WILD ROSE	ROSA 'NEARLY WILD'	11	MIN. 18" SPD.	5 GALLON	3' HT. X 3' SPD.
CB	CORALBERRY	SYMPHORICARPUS ORBICULATUS	2	MIN. 12" HT.	5 GALLON	3' HT. X 3' SPD.
CM	CREEPING MAHONIA	MAHONIA REPENS	6	MIN. 6" SPD.	5 GALLON	2' HT. X 3' SPD.
YM	YERBA MANSA	ANEMOPSIS CALIFORNICA	3	MIN. 18" SPD.	1 GALLON	1' HT. X 2' SPD.
DP	DWARF PLUMBAGO	CERATOSTIGMA PLUMAGINOIDES	11	MIN. 6" SPD.	1 GALLON	13' HT. X 1' SPD.
GLS	GRO-LO SUMAC	RHUS AROMATICA 'GRO LO'	3	MIN. 12" SPD.	5 GALLON	2' HT. X 5' SPD.
UR	UPRIGHT ROSEMARY	ROSMARINUS OFFICINALIS 'ARP'	2	MIN. 12" HT.	5 GALLON	4' HT. X 4' SPD.
RY	RED YUCCA	HESPERALOE PARVIFLORA	6	MIN. 12" HT.	5 GALLON	3' HT. X 3' SPD.

HATCH LEGEND

- GRAVEL MULCH – SEE PLANTING NOTE B.
- ACCENT BOULDER – SEE PLANTING NOTE I.

PLANTING NOTES

- A. IN CASE OF DISCREPANCY IN PLANT QUANTITIES SHOWN ON THE PLANT LEGEND AND THOSE SHOWN ON THE PLANTING PLAN, THE QUANTITIES SHOWN ON THE PLAN SHALL GOVERN. CONTRACTOR SHALL VERIFY ALL QUANTITIES PRIOR TO BID AND INSTALLATION. NO ADDITIONAL PAYMENT WILL BE MADE FOR ANY DISCREPANCIES IN QUANTITIES BETWEEN THE PLANTING PLAN AND THE PLANT LIST.
- B. GRAVEL MULCH SHALL BE SALVAGED FROM DEMOLITION OPERATIONS. IF ADDITIONAL GRAVEL IS NEEDED, MATCH EXISTING. INSTALL AT A 4" DEPTH OVER FILTER FABRIC.
- C. FILTER FABRIC SHALL BE MIN. 4 OZ. NON-WOVEN NEEDLE-PUNCHED POLYPROPYLENE (MIRAFI OR EQUIVALENT). OVERLAP ENDS 3" AND TURN DOWN EDGES 6".
- D. THE TOP OF MULCH SHALL BE 1" BELOW TOP OF ADJACENT CONCRETE SURFACES.
- E. CONTRACTOR SHALL PRUNE LOWER BRANCHES OF DECIDUOUS TREES AS DIRECTED BY LANDSCAPE ARCHITECT IN THE FIELD.
- F. TREES SHALL BE INSTALLED PER DETAIL A2/LP501.
- G. SHRUBS SHALL BE INSTALLED PER DETAIL A1/LP501.
- H. IF THERE IS A DISCREPANCY IN THE FIELD OR NURSERY BETWEEN THE CONTAINER SIZE CALLED OUT UNDER "REMARKS" AND HEIGHT & SPREAD CALLED OUT UNDER "SIZE", THE SPECIFIED PLANT MUST MEET HEIGHT & SPREAD REQUIREMENTS SPECIFIED UNDER "SIZE", EVEN IF A LARGER CONTAINER SIZE IS REQUIRED TO MEET THESE SPECIFICATIONS, AT NO ADDITIONAL COST TO THE OWNER.
- I. ACCENT BOULDERS SHALL BE SALVAGED FROM DEMOLITION OPERATIONS. INSTALL PER DETAIL C1/LP501.

KEYED NOTES

1. GRAVEL MULCH. SEE PLANTING NOTE B.
2. ACCENT BOULDER. SEE PLANTING NOTE I.
3. SURFACE MOUNT SALVAGED BENCH. SEE DEMOLITION PLAN.
4. FURNISH AND INSTALL 6" BENCH. BENCH SHALL BE MODEL SBTRO-72BA, 6' BACKED ALUMINUM BENCH, AS AVAILABLE FROM FORMS AND SURFACES, INC. (805-755-2606), OR PRE-APPROVED EQUAL. COLOR: ALUMINUM TEXTURE. INSTALL PER MANUFACTURER'S SPECIFICATIONS.

IRRIGATION PLAN

SCALE: 1"=10'-0"

IRRIGATION LEGEND

- IRRIGATION MAIN LINE, SCHEDULE 40, BELL END, SOLVENT WELD PVC, SIZE AS SHOWN ON PLAN. DEPTH OF BURY 28" FOR CONTINUOUS PRESSURE MAIN, 18" FOR NON-CONTINUOUS PRESSURE MAIN.
- 3/4" POLY PIPE DRIP IRRIGATION TUBING WITH FLUSH CAPS AND EMITTERS. DEPTH OF BURY: 6". SEE EMITTER SCHEDULE, L501, FOR QUANTITY AND SIZE. INSTALL PER DETAILS A4/L502 AND C4/L501.
- MAIN LINE AND DRIP LINE SLEEVE PIPING, CLASS 200, SDR-21, BELL-END, SOLVENT WELD PVC.
- DRIP TO HDPE COUPLING. INSTALL PER DETAIL D4/L501.
- HDPE PIPE. 3/4" WITH COMPRESSION FITTINGS.
- REMOTE CONTROL DRIP VALVE ASSEMBLY, RAIN BIRD XCZ-100-PBR-COM, OR EQUAL, PLASTIC BODY 24-VOLT AUTOMATIC VALVE WITH PRESSURE REGULATING FILTER, SIZE 1". INSTALL PER DETAIL A4/L501.
- AVB ASSEMBLY. INSTALL PER DETAIL A4/L501.
- EXISTING IRRIGATION CONTROLLER. WIRE NEW VALVE TO CONTROLLER AND VERIFY CONTINUED FUNCTION OF ALL ZONES ON CONTROLLER.

PLANTING PLAN

SCALE: 1"=10'-0"



THE HARTMAN + MAJEWSKI

DESIGN GROUP

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PLANNERS • URBAN DESIGNERS • LEED®

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CONSULTANT

MRWM

LANDSCAPE ARCHITECTS

mrwmia.com

505 268 2266

STAMP



PROJECT NAME

Brookfield Properties  
Coronado Center  
East Entrance  
Renovation

Coronado Center

6600 Menaul NE

Albuquerque, NM 87110

REVISIONS:

No.	DATE	DESCRIPTION

Copyright: Design Group

Drawn by	GM/TH
Checked by	GM
Date	02/11/2020
Project number	2571
Cad file name	2571_A102

SHEET TITLE:

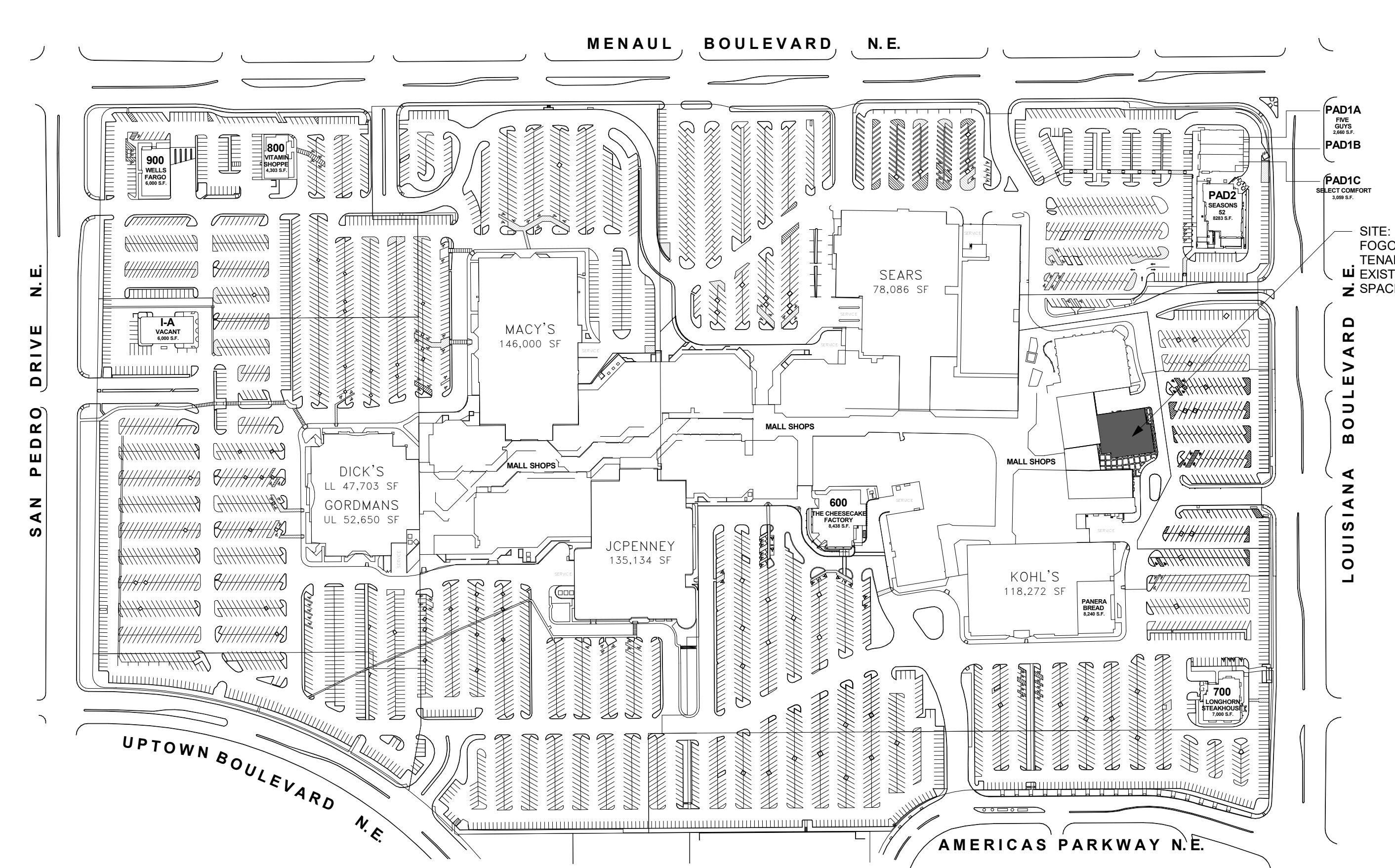
PLANTING AND IRRIGATION PLAN

SHEET NUMBER:

L101

NORTH





**PARKING CALCULATIONS**  
PER INTERURBAN DEVELOPMENT ORDINANCE  
PART 14-16-5 TABLE 5-5.1  
RESTAURANT | UC-MS-PT: 5 SPACES / 1,000 GFA

GROSS BUILDING AREA - SITE PLAN	
GROSS CONDITIONED BUILDING AREA	8366 SF
PATIO AREA	1288 SF
TOTAL GROSS AREA	9654 SF

TOTAL REQUIRED PARKING SPACES	49
TOTAL REQUIRED ACCESSIBLE PARKING SPACES	3
TOTAL REQUIRED ACCESSIBLE VAN SPACES	1
TOTAL REQUIRED BICYCLE SPACES	5
TOTAL REQUIRED MOTORCYCLE SPACES	2

\*\*\*\*\*EXISTING SHARED PARKING TO REMAIN\*\*\*\*\*

EXISTING PARKING AND ALL CRITERIA, INCLUDING ACCESSIBILITY, BICYCLE & MOTORCYCLE PARKING ARE TO BE EXISTING AND MAINTAINED BY LANDLORD IN ACCORDANCE WITH LOCAL REQUIREMENTS

TOTAL AVAILABLE PARKING SPACES	273
TOTAL AVAILABLE ACCESSIBLE PARKING SPACES	8
TOTAL AVAILABLE ACCESSIBLE VAN SPACES	5
TOTAL AVAILABLE BICYCLE SPACES	PER LANDLORD
TOTAL AVAILABLE MOTORCYCLE SPACES	PER LANDLORD

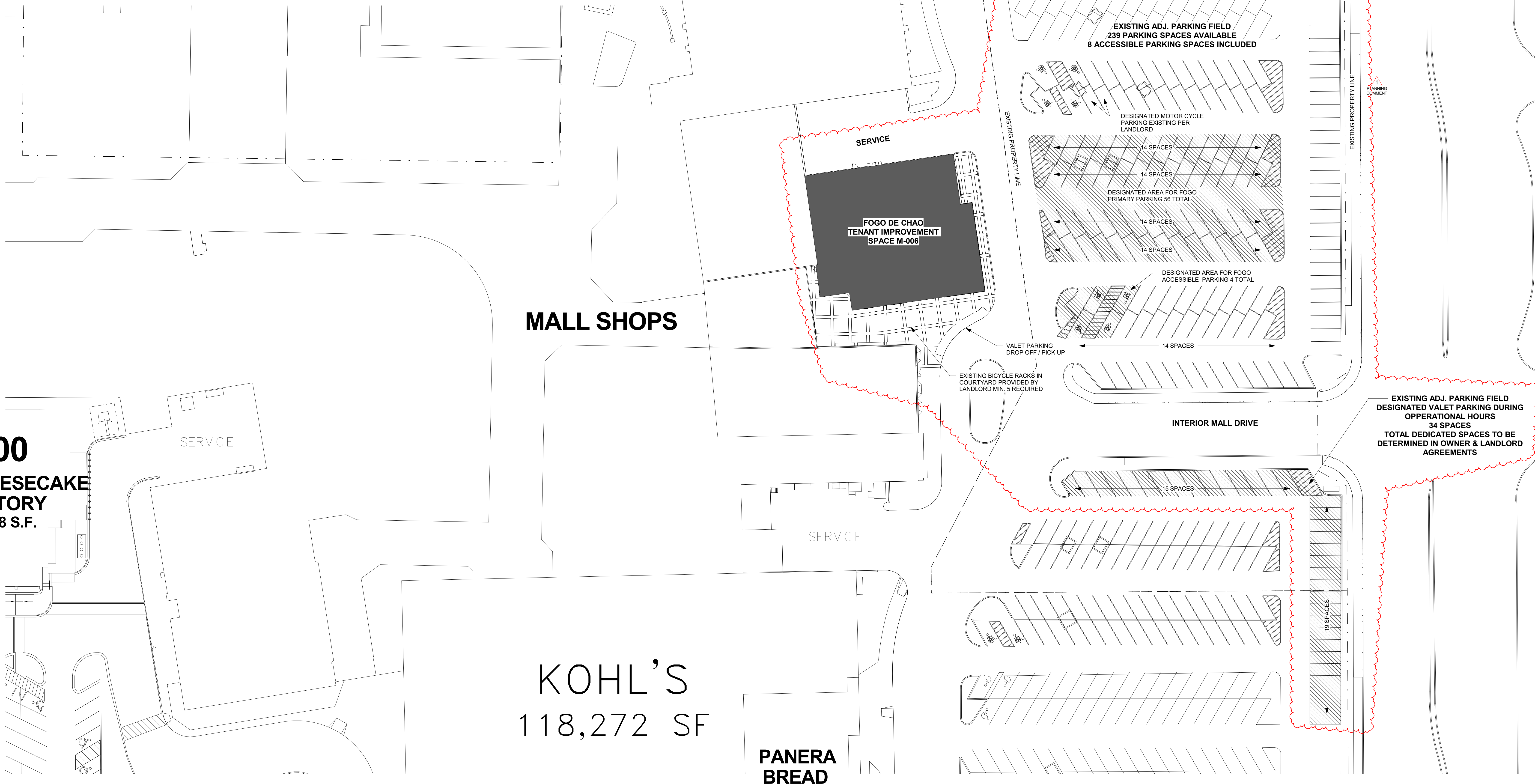
**Coronado Parking Analysis**

GLA Data	Existing GLA	Demo / Decommission	Proposed GLA	Total GLA
DEVELOPER AFFILIATE ANCHOR	77,645			77,645
JCPENNEY	135,134			135,134
MACY'S	146,000			146,000
KOHL'S	118,272			118,272
GORDMANS	52,650			52,650
DICK'S SPORTING GOODS	47,703			47,703
Outparcels	33,251			33,251
Developer Mall Stores & Storage	467,343			467,343
Grand Total	1,077,998			1,077,998

Parking Data	
Existing Parking	5,377
Existing Parking Ratio	4.99
Stall (+ Surplus / - Deficit) @ 4.50 Ratio (REA)	526

1 PLANNING COMMENT

2 SITE KEY PLAN  
1" = 200'-0"



1 PLANNING DEPARTMENT SITE PLAN  
1" = 30'-0"

LOUISIANA BOULEVARD N.E.

Design Consultant:

**ARCHITECTURE**  
**INNOVATION & DESIGN**  
**IN ARCHITECTURE, Inc.**  
28 The Promenade North  
Long Beach, CA 90802  
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Architect:

**GEOFFREY B. LIM**  
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Engineering Consultant:

Stamp:

STATE OF NEW MEXICO  
GEOFFREY B. LIM  
NO. 30688  
REGISTERED ARCHITECT

Project Owner:

**FOGO DE CHÃO**  
BRAZILIAN STEAKHOUSE  
5908 HEADQUARTERS DRIVE  
SUITE K200  
PLANO, TX 75024

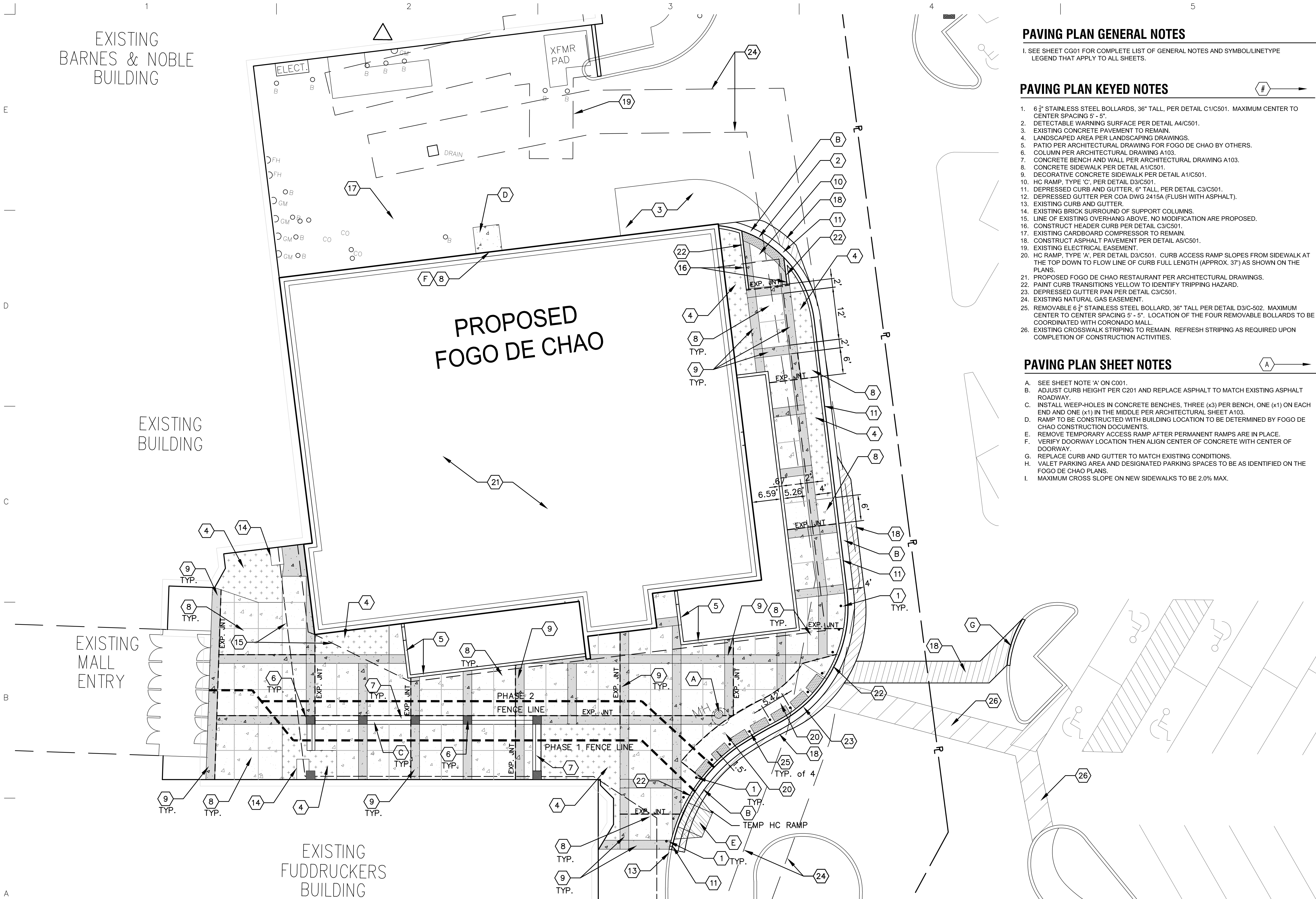
Tenant Improvement

Project Address:  
**FOGO - ALBUQUERQUE, NM**  
CORONADO CENTER, 6600 MENAUL BLVD.  
SPACE M006  
ALBUQUERQUE, NM 87110

Issue For:  
PERMIT  
Issue Date:  
02/21/2020  
Revisions:  
NO. REASON DATE  
1 PLANNING COMMENTS 06/30/20

Principal in Charge:  
JOSH COOL  
Project Manager:  
WESLEY STEPHENS  
Drawn By:  
WESLEY STEPHENS  
Project Number:  
140-012-19  
Sheet Title:  
SITE PLAN  
Sheet Number:  
PD-1





PAVING PLAN GENERAL NOTES

I. SEE SHEET CG01 FOR COMPLETE LIST OF GENERAL NOTES AND SYMBOL/LINETYPE LEGEND THAT APPLY TO ALL SHEETS.

PAVING PLAN KEYED NOTES

- 6 1/2" STAINLESS STEEL BOLLARDS, 36" TALL, PER DETAIL C1/C501. MAXIMUM CENTER TO CENTER SPACING 5' - 5".
- DETECTABLE WARNING SURFACE PER DETAIL A4/C501.
- EXISTING CONCRETE PAVEMENT TO REMAIN.
- LANDSCAPED AREA PER LANDSCAPING DRAWINGS.
- PATIO PER ARCHITECTURAL DRAWING FOR FOGO DE CHAO BY OTHERS.
- COLUMN PER ARCHITECTURAL DRAWING A103.
- CONCRETE BENCH AND WALL PER ARCHITECTURAL DRAWING A103.
- CONCRETE SIDEWALK PER DETAIL A1/C501.
- DECORATIVE CONCRETE SIDEWALK PER DETAIL A1/C501.
- HC RAMP, TYPE 'C', PER DETAIL D3/C501.
- DEPRESSED CURB AND GUTTER, 6" TALL, PER DETAIL C3/C501.
- DEPRESSED GUTTER PER COA DWG 2415A (FLUSH WITH ASPHALT).
- EXISTING CURB AND GUTTER.
- EXISTING BRICK SURROUND OF SUPPORT COLUMNS.
- LINE OF EXISTING OVERHANG ABOVE, NO MODIFICATION ARE PROPOSED.
- CONSTRUCT HEADER CURB PER DETAIL C3/C501.
- EXISTING CARDBOARD COMPRESSOR TO REMAIN.
- CONSTRUCT ASPHALT PAVEMENT PER DETAIL A5/C501.
- EXISTING ELECTRICAL EASEMENT.
- HC RAMP, TYPE 'A', PER DETAIL D3/C501. CURB ACCESS RAMP SLOPES FROM SIDEWALK AT THE TOP DOWN TO FLOW LINE OF CURB FULL LENGTH (APPROX. 37') AS SHOWN ON THE PLANS.
- PROPOSED FOGO DE CHAO RESTAURANT PER ARCHITECTURAL DRAWINGS.
- PAINT CURB TRANSITIONS YELLOW TO IDENTIFY TRIPPING HAZARD.
- DEPRESSED GUTTER PAN PER DETAIL C3/C501.
- EXISTING NATURAL GAS EASEMENT.
- REMOVABLE 6 1/2" STAINLESS STEEL BOLLARD, 36" TALL PER DETAIL D3/C-502. MAXIMUM CENTER TO CENTER SPACING 5' - 5". LOCATION OF THE FOUR REMOVABLE BOLLARDS TO BE COORDINATED WITH CORONADO MALL.
- EXISTING CROSSWALK STRIPING TO REMAIN. REFRESH STRIPING AS REQUIRED UPON COMPLETION OF CONSTRUCTION ACTIVITIES.

PAVING PLAN SHEET NOTES

- SEE SHEET NOTE 'A' ON C001.
- ADJUST CURB HEIGHT PER C201 AND REPLACE ASPHALT TO MATCH EXISTING ASPHALT ROADWAY.
- INSTALL WEEP-HOLES IN CONCRETE BENCHES, THREE (x3) PER BENCH, ONE (x1) ON EACH END AND ONE (x1) IN THE MIDDLE PER ARCHITECTURAL SHEET A103.
- RAMP TO BE CONSTRUCTED WITH BUILDING LOCATION TO BE DETERMINED BY FOGO DE CHAO CONSTRUCTION DOCUMENTS.
- REMOVE TEMPORARY ACCESS RAMP AFTER PERMANENT RAMPS ARE IN PLACE.
- VERIFY DOORWAY LOCATION THEN ALIGN CENTER OF CONCRETE WITH CENTER OF DOORWAY.
- REPLACE CURB AND GUTTER TO MATCH EXISTING CONDITIONS.
- VALET PARKING AREA AND DESIGNATED PARKING SPACES TO BE AS IDENTIFIED ON THE FOGO DE CHAO PLANS.
- MAXIMUM CROSS SLOPE ON NEW SIDEWALKS TO BE 2.0% MAX.



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CONSULTANT

STAMP

PROJECT NAME

Brookfield Properties  
Coronado Center  
East Entrance Renovations

Coronado Center  
6600 Menaul Boulevard NE  
Albuquerque, NM 87110

REVISIONS:		
No.	DATE	DESCRIPTION
Copyright: Design Group		
Drawn by	JRGP	
Checked by	BAA	
Date	02.12.20	
Project number	2571	
Cad file name		

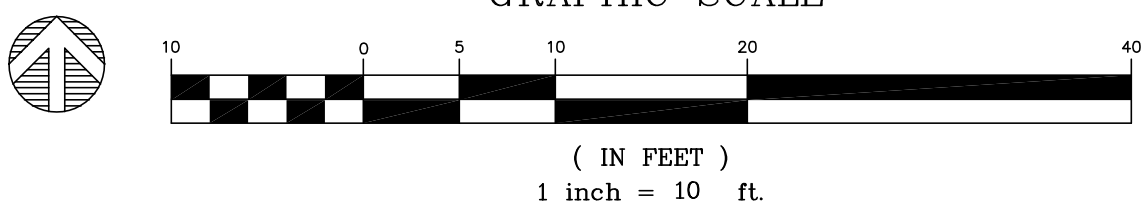
SHEET TITLE:

SITE  
PAVING  
PLAN

SHEET NUMBER:

C101

A1 SITE PAVING PLAN  
SCALE: 1" = 10'-0"



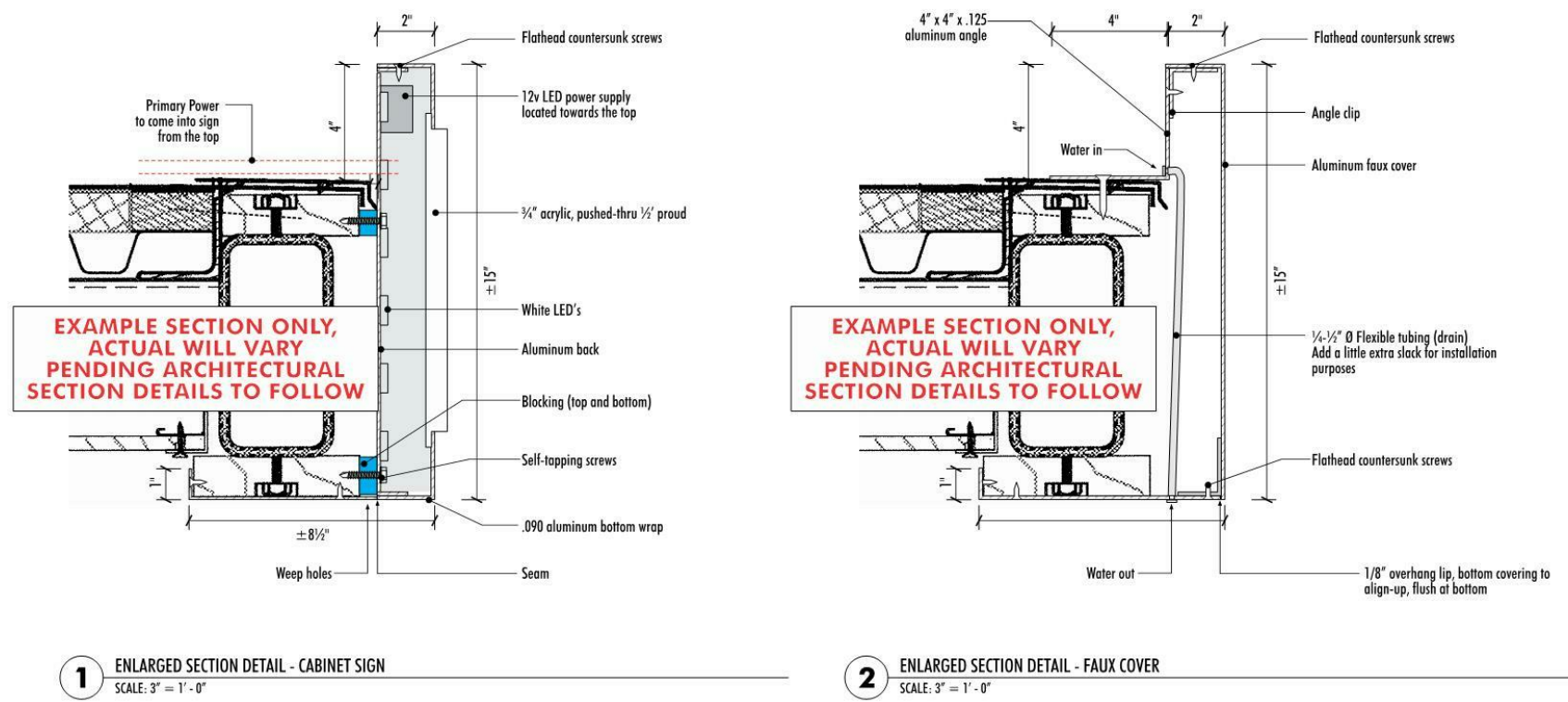




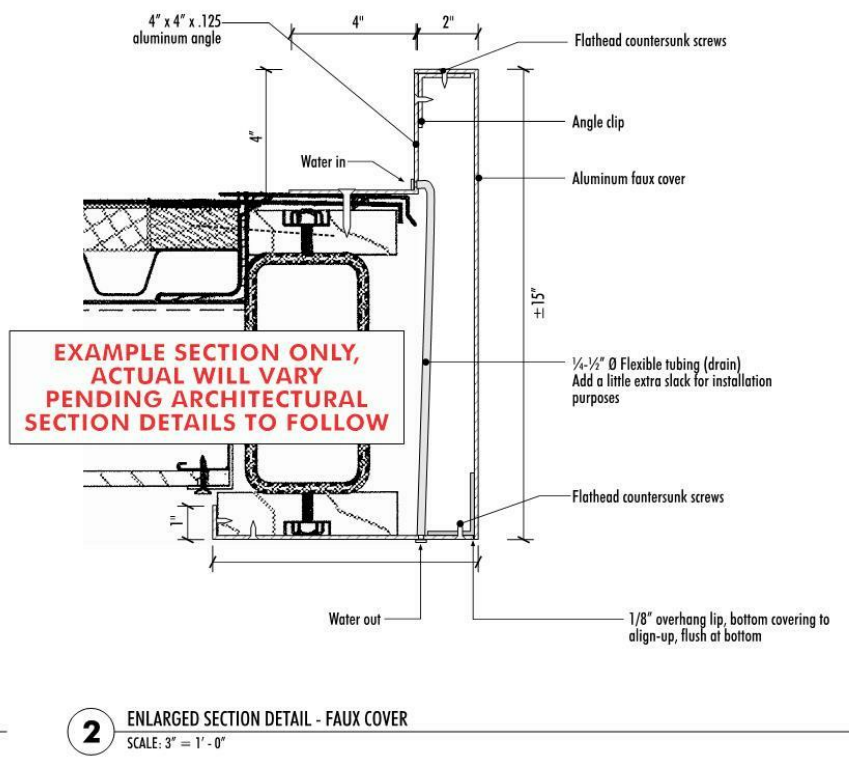




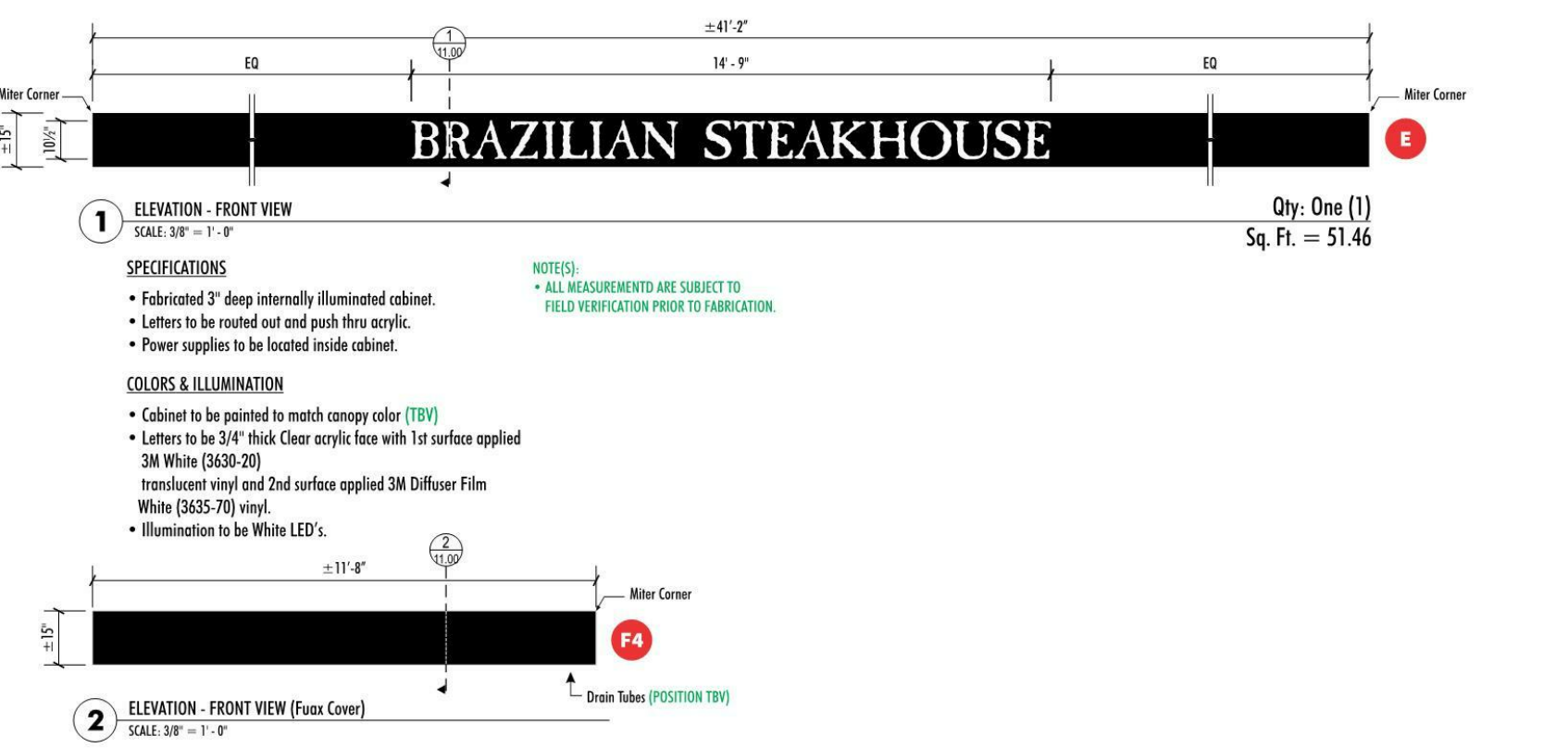




1 ENLARGED SECTION DETAIL - CABINET SIGN  
SCALE: 1/2" = 1'-0"



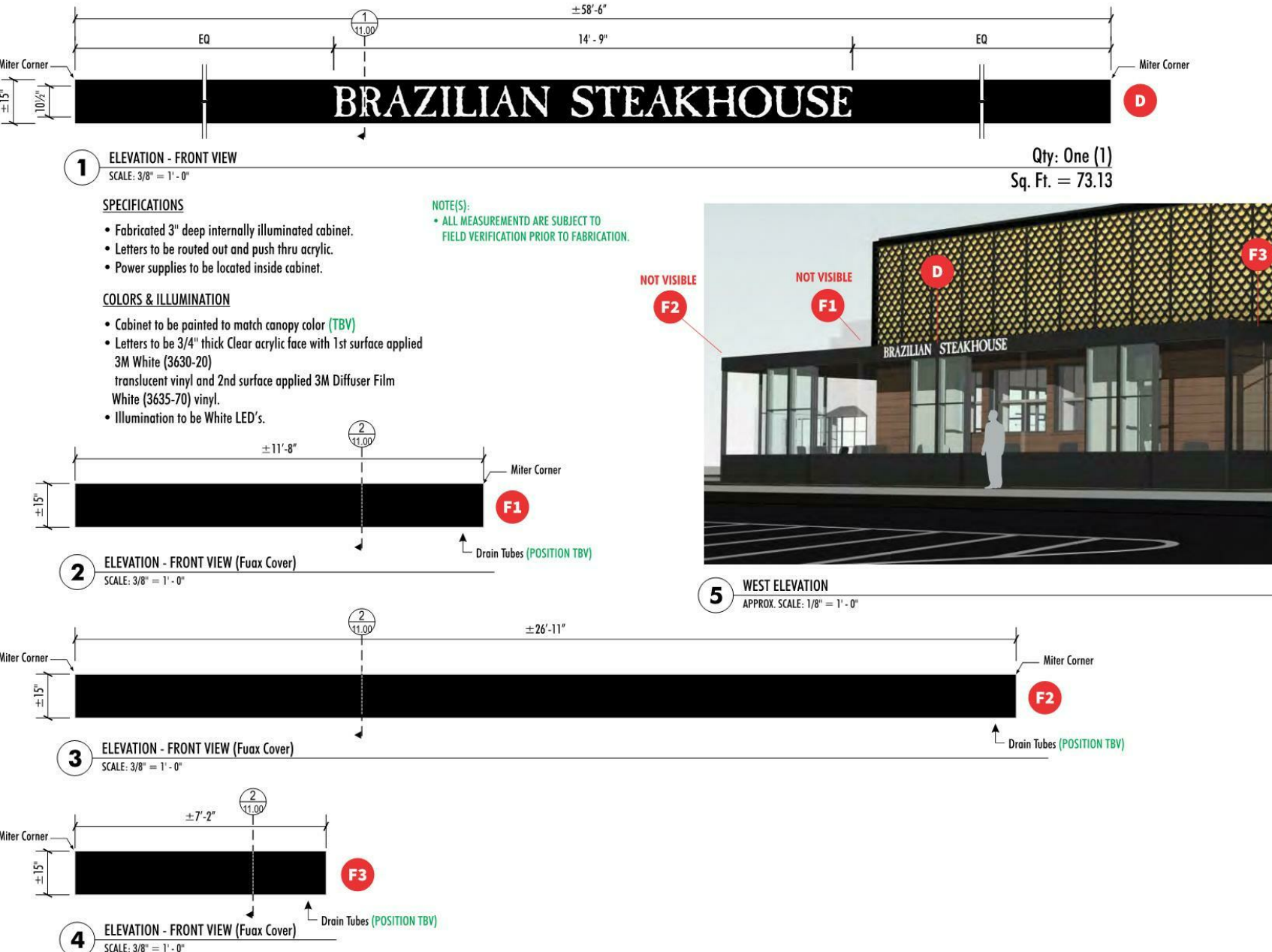
2 ENLARGED SECTION DETAIL - PANEL COVER  
SCALE: 1/2" = 1'-0"



1 ELEVATION - FRONT VIEW  
SCALE: 1/8" = 1'-0"



2 EAST ELEVATION  
APPROX. SCALE: 1/8" = 1'-0"



1 ELEVATION - FRONT VIEW  
SCALE: 1/8" = 1'-0"



2 EAST ELEVATION  
APPROX. SCALE: 1/8" = 1'-0"

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Scale: 1/8" = 1'-0"

Project: 19-0229-800

Date: 12.07.2019

Sheet: 6.00

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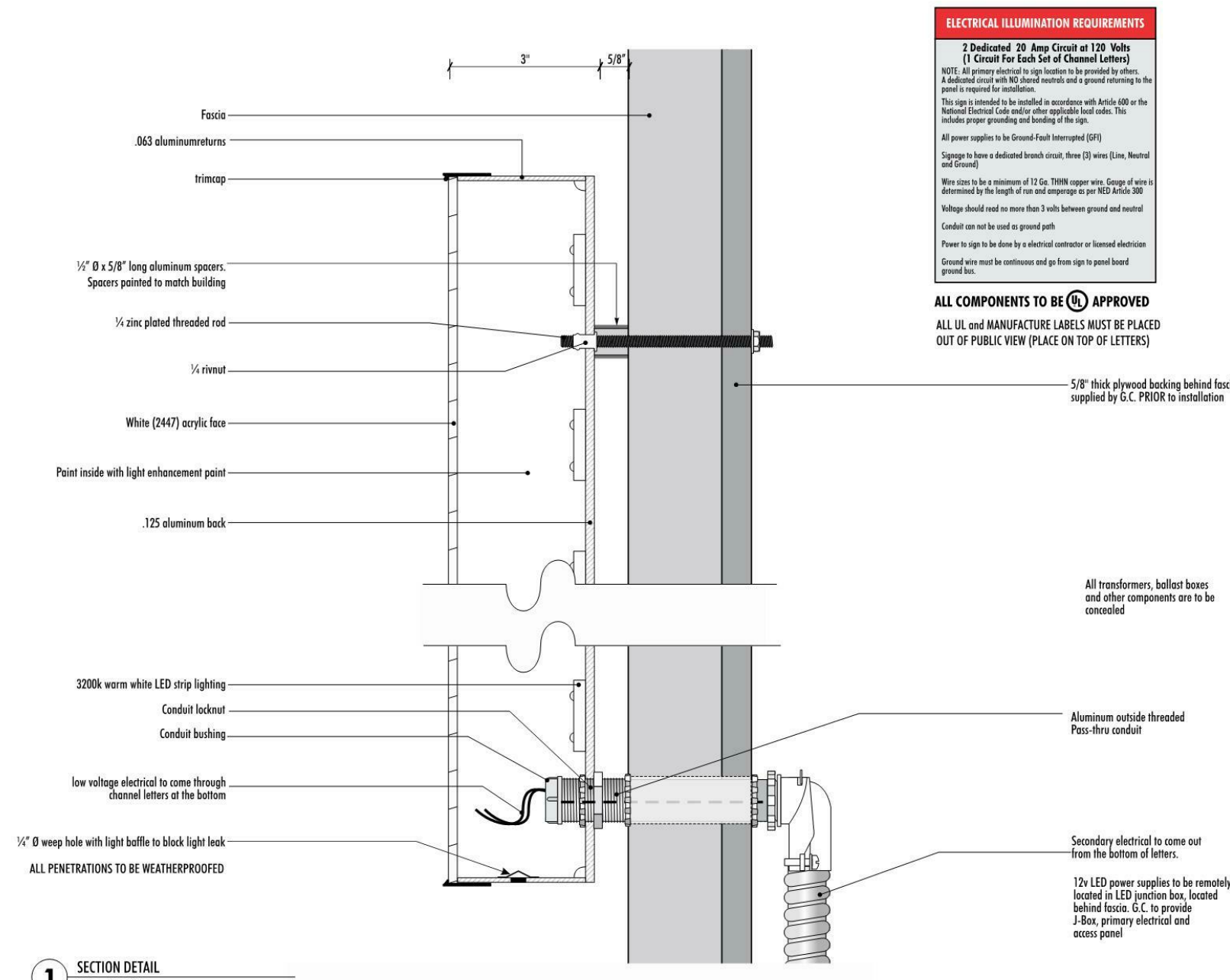
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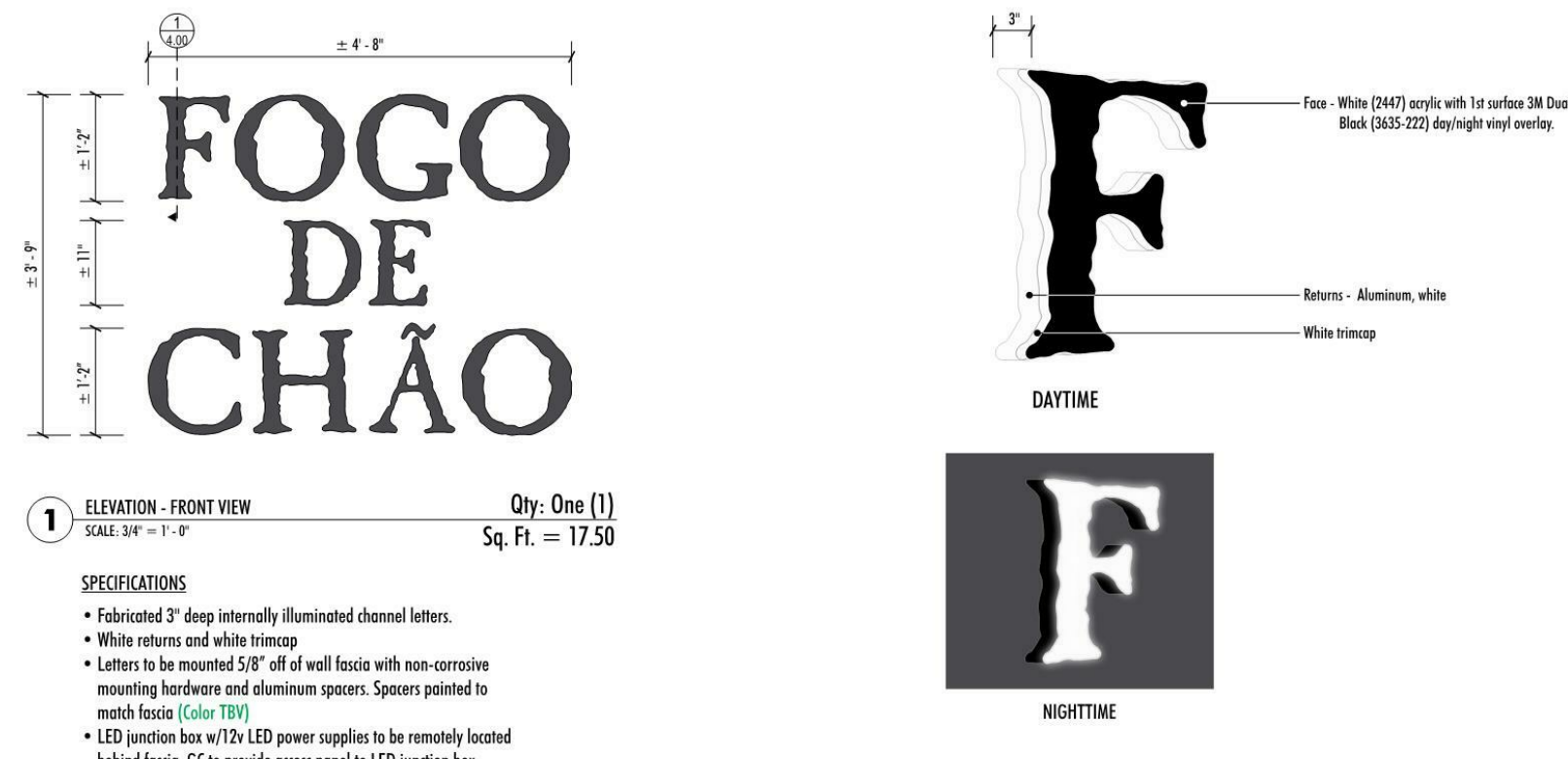
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1 SECTION DETAIL  
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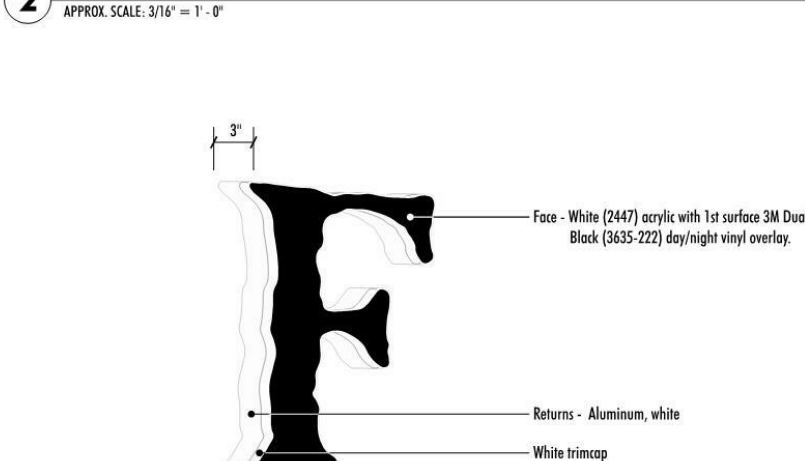
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SCALE: 1/8" = 1'-0"



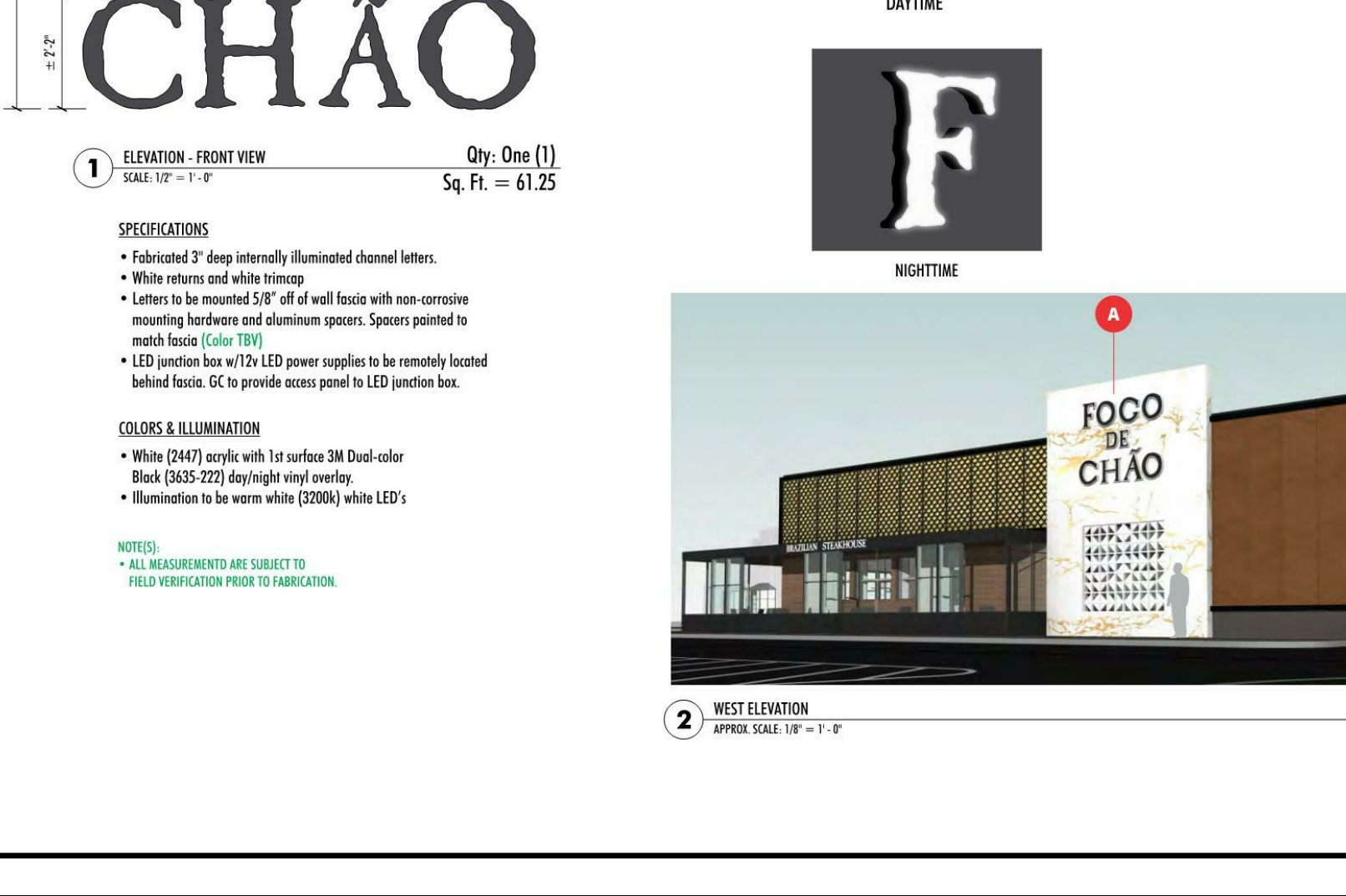
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APPROX. SCALE: 1/8" = 1'-0"



1 ELEVATION - FRONT VIEW  
SCALE: 1/8" = 1'-0"



2 SOUTH ELEVATION  
APPROX. SCALE: 1/8" = 1'-0"



1 ELEVATION - FRONT VIEW  
SCALE: 1/8" = 1'-0"



2 WEST ELEVATION  
APPROX. SCALE: 1/8" = 1'-0"

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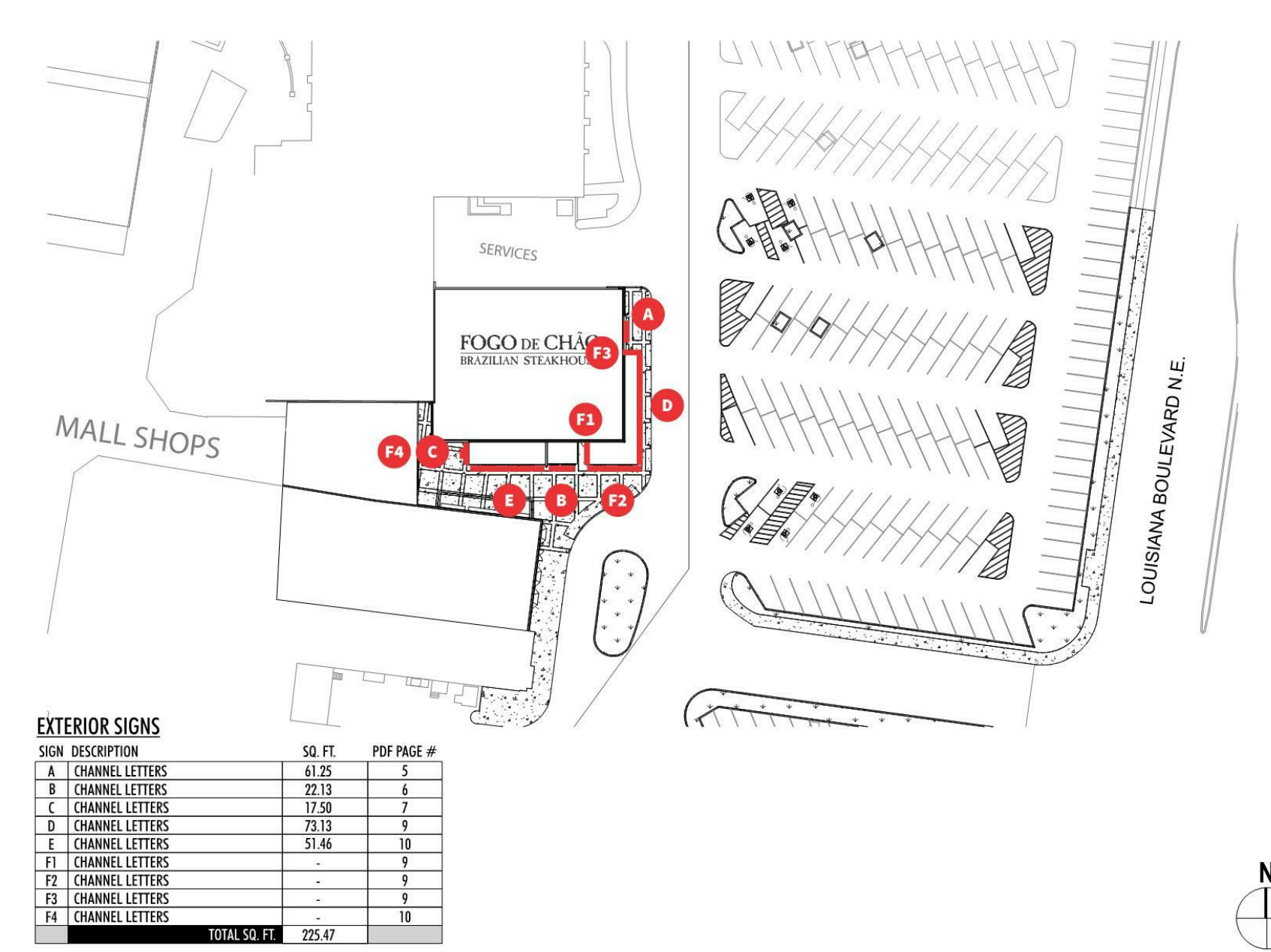
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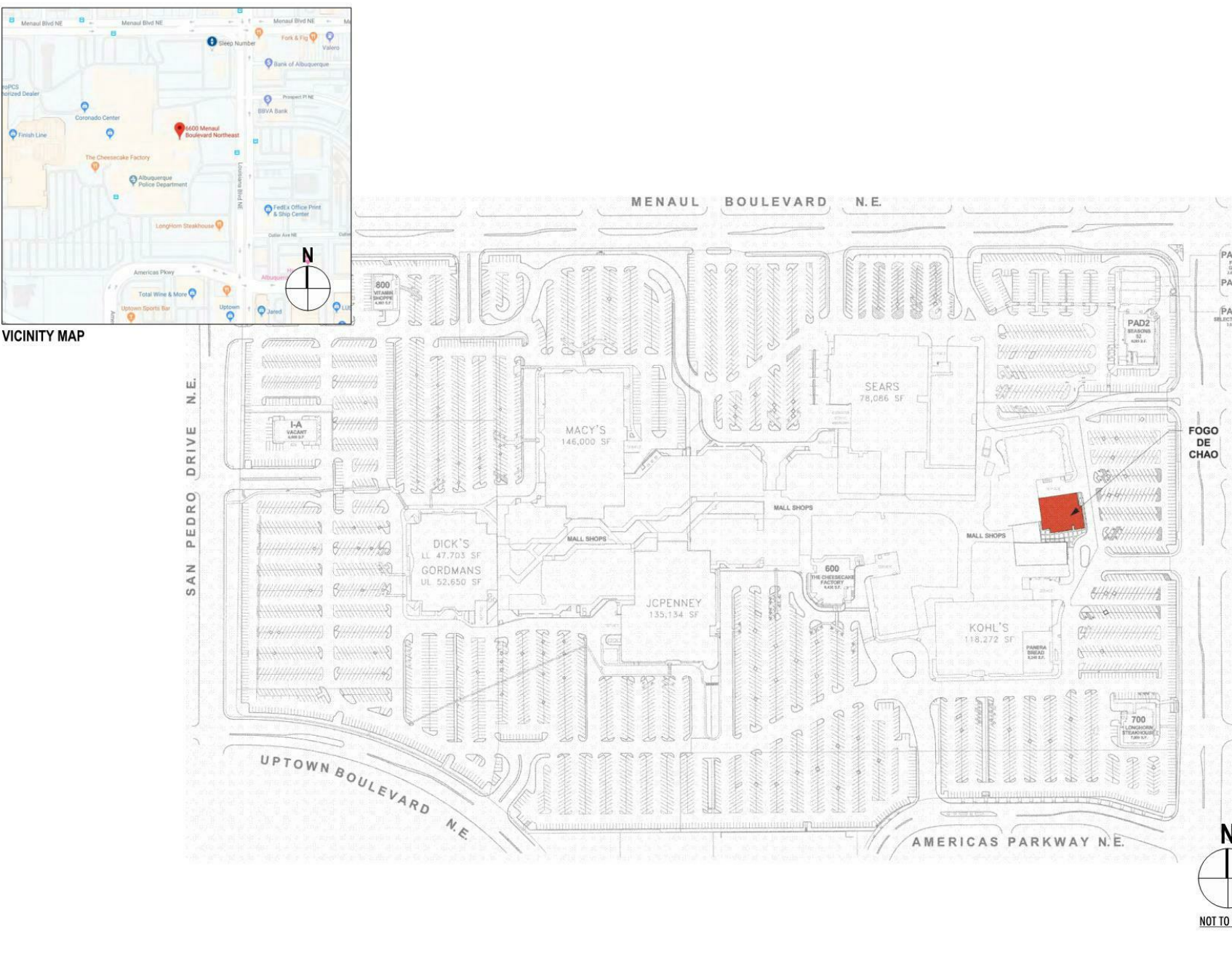
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OVERALL VIEW



NOT TO SCALE



NOT TO SCALE

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**Stamp:**

**Project Owner:**  
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BRAZILIAN STEAKHOUSE

5908 HEADQUARTERS DRIVE  
SUITE K200  
PLANO, TX 75024

**Tenant Improvement**  
CORONADO CENTER, 6600 MENAUL BLVD.,  
SPACE M006  
ALBUQUERQUE, NM 87110

**Issue For:**  
PERMIT  
Issue Date:  
02/21/2020

**Revisions:**  
NO. REASON DATE

**Principal in Charge:**  
JOSH COOL  
**Project Manager:**  
WESLEY STEPHENS  
**Drawn By:**  
WESLEY STEPHENS

**Project Number:**  
140-012-19  
**Sheet Title:**  
BUILDING MOUNTED  
SIGNAGE

**Sheet Number:**  
PD-4