

### GENERAL SHEET NOTES

- EXISTING LANDSCAPE AREAS ADJACENT TO THE PROJECT SITE ARE TO BE PROTECTED DURING DEMOLITION AND CONSTRUCTION.
- ALL PARKING AREAS DRIVE AISLES AND AUTOMOTIVE CIRCULATION PATHS TO BE ASPHALT PAVING.
- ALL SIDEWALKS AND RAMPS TO BE CONCRETE.
- ALL DRIVE AISLES ARE 24' UNLESS NOTED OTHERWISE.
- ALL EXISTING PARKING SPACES ARE 9'X20' UNLESS NOTED OTHERWISE.
- ALL DRIVING SURFACES SHALL NOT EXCEED 10 PERCENT IN GRADE.
- ALL ADA PARKING IS EXISTING TO REMAIN, UNLESS NOTED OTHERWISE.
- ALL PARKING SPACES ARE 9'X18', UNLESS NOTED OTHERWISE.

### PROJECT DATA

**BUILDING AREA:** 7,984 SQ. FT.  
**LOT SIZE:** 20.35 ACRES  
**ZONE:** MX-H MIXED USE HIGH INTENSITY  
**CONSTRUCTION TYPE:** IIB  
**OCCUPANCY TYPE:** B

AN AUTOMATIC SPRINKLER AND SMOKE DETECTION SYSTEM SHALL BE INSTALLED THROUGHOUT THE BUILDING. SPRINKLER CONTRACTOR TO SUBMIT SHOP DRAWINGS TO THE AUTHORITY HAVING JURISDICTION. FIRE ALARM SYSTEM TO BE PROVIDED.

### PARKING CALCULATIONS

HOSPICE HOUSE	REQUIRED	PROVIDED
EXISTING BUILDINGS	393	789
HANDICAP SPACES	8	13
*EXISTING PARKING IS PER THE PRIOR APPROVED SITE DEVELOPMENT PLAN		
HOSPICE HOUSE (NURSING HOME = 1 SPACE PER 5 BEDS)	2	22
ACCESSIBLE PARKING 1-25 SPACES	1	2
2 VAN ACCESSIBLE		
MOTORCYCLE SPACES 1-25 REQUIRED PARKING	1	1
BICYCLE PARKING 3 SPACES OR 10%	3	4

### SHEET KEYED NOTES

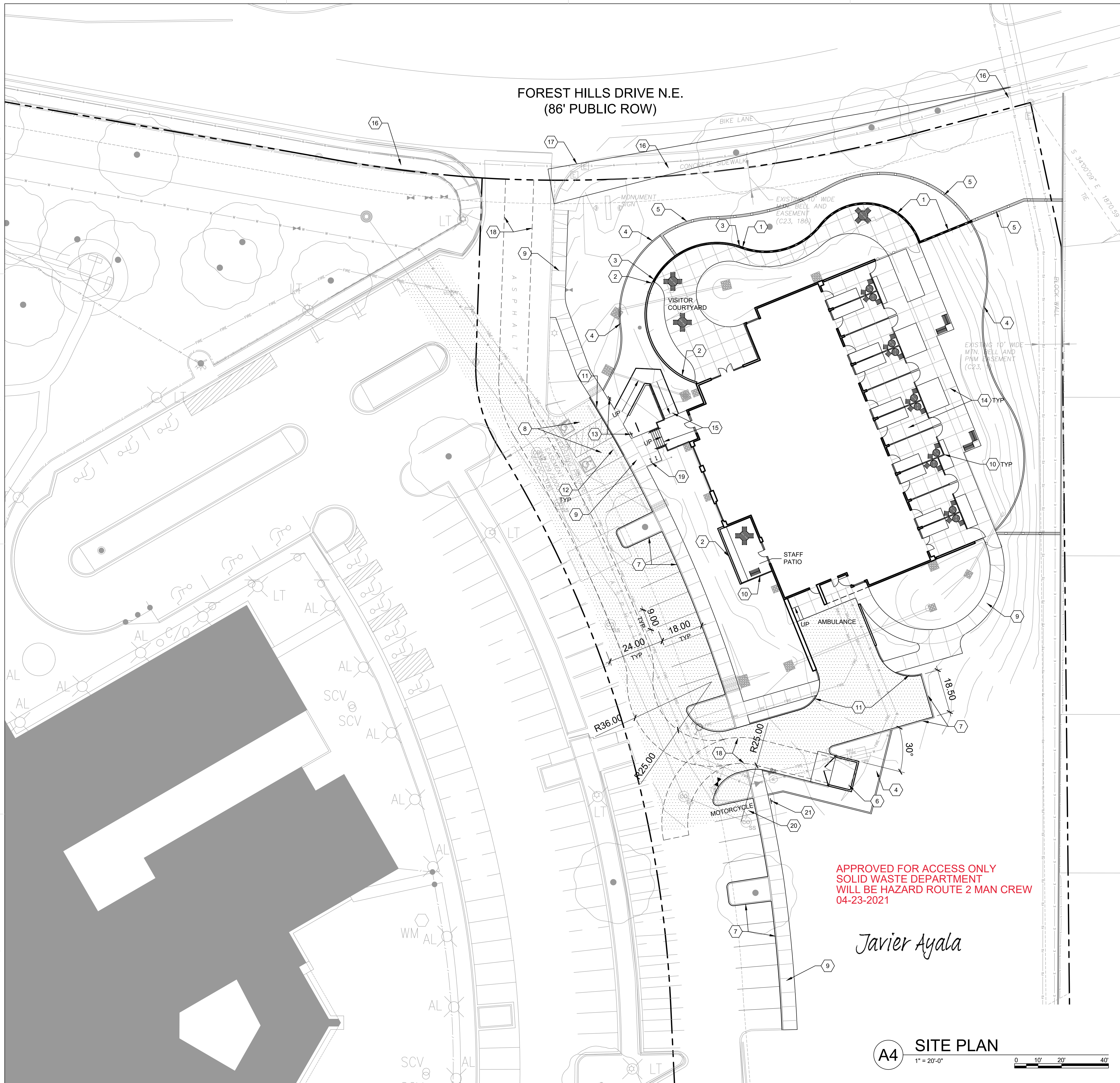
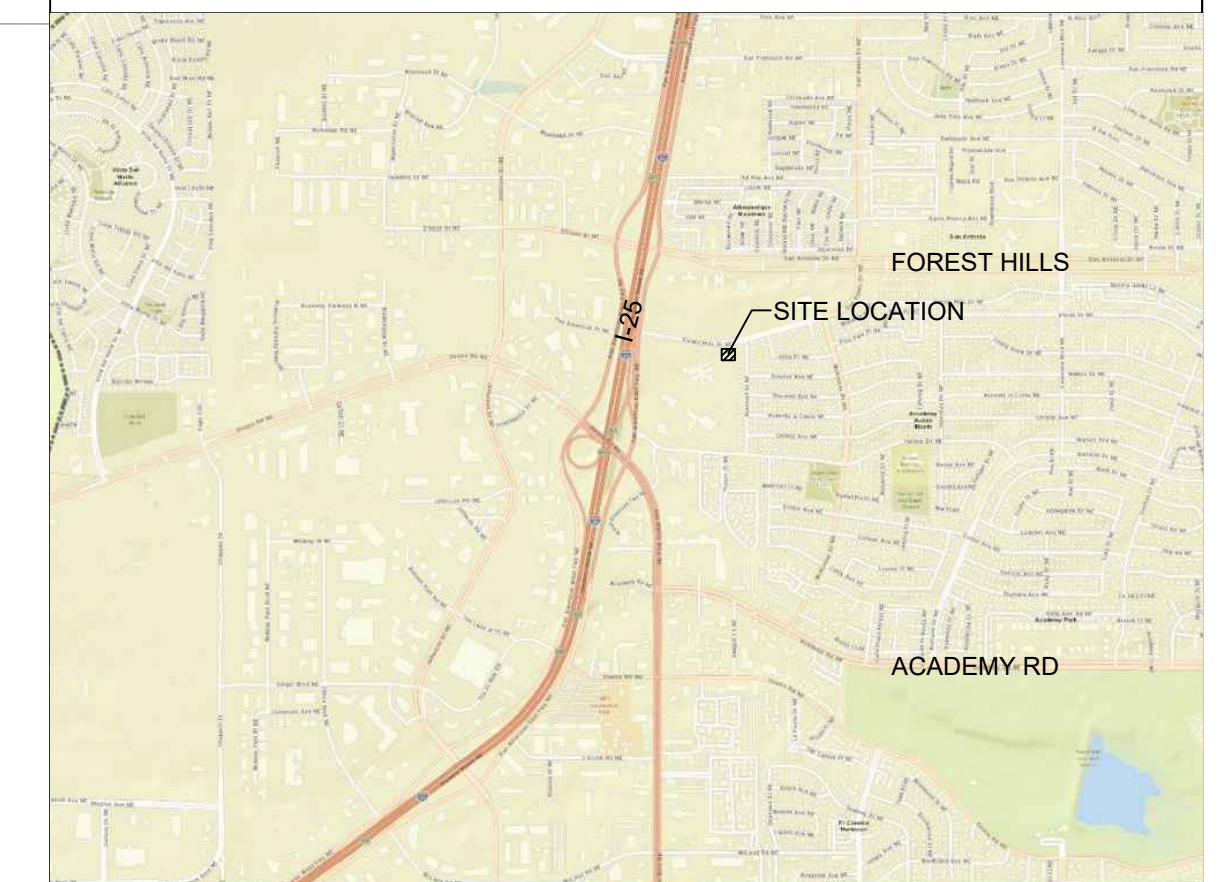
- KEYSTONE RETAINING WALL. CONTRACTOR TO COORDINATE INSTALLATION WITH IN-GROUND UTILITIES AND WALL MFG.
- CMU SCREEN WALL. SEE C4/AS502.
- CMU RETAINING WALL. SEE A3/AS502.
- 12" CONCRETE MOW CURB. SEE B1/AS501.
- 6' TALL STEEL SECURITY FENCE OVER CONCRETE MOW CURB. SEE SPECIFICATIONS.
- TRASH ENCLOSURE. SEE C1/AS502.
- NEW CONCRETE CURB AND GUTTER. SEE CIVIL AND C2/AS501.
- 9' WIDE ACCESSIBLE PARKING SPACE WITH 9' WIDE ACCESS AISLE. SEE A1/AS501.
- 6' WIDE CONCRETE SIDEWALK. SEE A3/AS501.
- COMPOSITE WOOD FENCE SYSTEM. SEE SPECIFICATIONS.
- FLUSH CONCRETE CURB. SEE CIVIL.
- CONCRETE PARKING BUMPER. SEE A4/AS501.
- ACCESSIBILITY SIGNAGE. SEE A5/AS501.
- CONCRETE SIDEWALK. SEE A3/AS501.
- CONCRETE RAMP AND STAIR. SEE C5/AS501.
- EXISTING 6' WIDE CONCRETE SIDEWALK.
- SITE TRIANGLE. NO SIGNAGE OR PLANT MATERIAL WITH A MATURE HEIGHT GREATER THAN 3'-0" TO BE IN THIS AREA. TREES TO BE MAINTAINED WITH LOWEST BRANCH NO LESS THAN 7'-0" FROM TOP OF GRADE.
- REFUSE TRUCK CLEARANCE.
- BICYCLE PARKING. SEE D2/AS501.
- MOTORCYCLE PARKING. 4'X8' MINIMUM UNLESS NOTED OTHERWISE.
- FREESTANDING UPRIGHT SIGN INDICATING MOTORCYCLE PARKING ONLY. SEE A5/AS501.

### LEGEND

	PROPERTY LINE
	BUILDING SETBACK
	NEW ASPHALT PAVEMENT, SEE CIVIL
	POLE LIGHT (16' MAX HEIGHT), SEE DETAIL A5/SOP5-3
	NEW FIRE DEPARTMENT CONNECTION, SEE CIVIL
	NEW FIRE HYDRANT, SEE CIVIL
	WABASH WINCHESTER BENCH 4' LENGTH, COLOR: ESPRESSO FAUX WOOD SLATS, SMOKE COLORED FRAME
	WABASH WINCHESTER TABLE 4' Ø AND MOVEABLE WINCHESTER CHAIRS, COLOR: ESPRESSO FAUX WOOD SLATS, SMOKE COLORED FRAME
	WABASH WINCHESTER TABLE 3' Ø AND MOVEABLE WINCHESTER CHAIRS, COLOR: ESPRESSO FAUX WOOD SLATS, SMOKE COLORED FRAME

NOTE: ALL SITE FURNITURE SHOWN ABOVE IS TO BE OWNER FURNISHED CONTRACTOR INSTALLED.

### VICINITY MAP



**DEKKER  
PERICH  
SABATINI**

ARCHITECTURE  
DESIGN  
INSPIRATION

ARCHITECT

ENGINEER

PROJECT

PHS HOSPICE HOUSE  
6000 FOREST HILLS DR. NE  
ALBUQUERQUE, NM

ISSUED FOR  
PERMITTING/  
CONSTRUCTION

REVISIONS

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- △
- △
- △

DRAWN BY

REVIEWED BY

DATE 02/25/2021

PROJECT NO. 20-0023

DRAWING NAME

ARCHITECTURAL  
SITE PLAN

SHEET NO.

**AS101**  
OF

APPROVED FOR ACCESS ONLY  
SOLID WASTE DEPARTMENT  
WILL BE HAZARD ROUTE 2 MAN CREW  
04-23-2021

*Javier Ayala*

**A4 SITE PLAN**  
1" = 20'-0"

