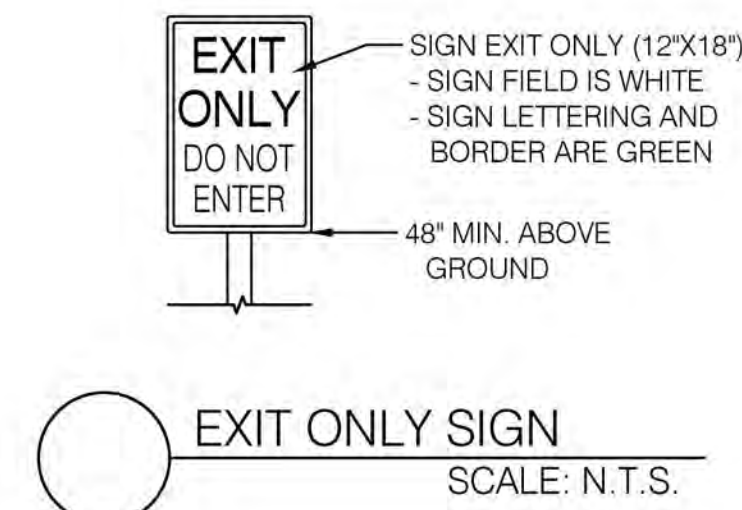


VICINITY MAP



- EASEMENTS**
- EXISTING 10' P.U.E. (6/30/1992, 92C-138)
 - EXISTING CITY OF ALBUQUERQUE DRAINAGE EASEMENT (6/3/92, 92C-138)
 - EXISTING 20' PERMANENT PUBLIC WATER AND PUBLIC SEWER EASEMENT (2/16/2010, DOC. NO. 2010012942)
 - PROPOSED 20' SAS EASEMENT



SITE DATA:
 LEGAL DESCRIPTION: TR 1-B PLAT OF TRACTS 1-A & 1-B, P & J SUBDIVISION
 SITE AREA: 3.08 AC. / 134,164 SF
 EXISTING ZONING: NR-LM
 PARKING REQUIREMENTS:
 TOTAL PARKING REQUIRED (NO INDOOR STRUCTURE PROPOSED): 0
 PARKING SPACES PROVIDED (RV AND BOAT STORAGE SPACES): 179

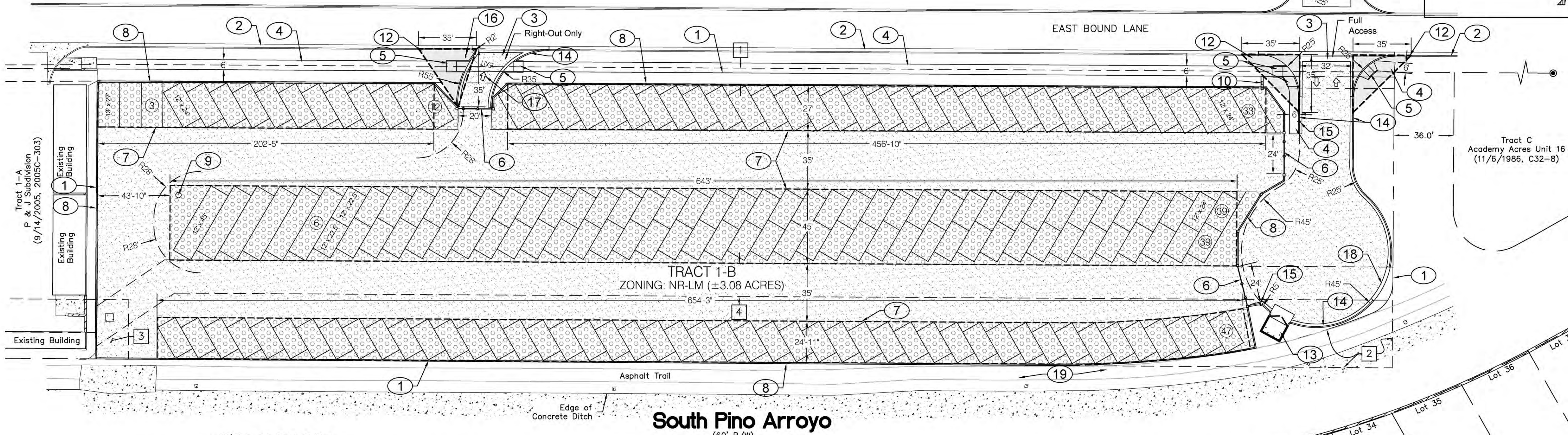
TRANSIT ACCESS: ALBUQUERQUE RIDE ROUTE 34, SAN PEDRO COMMUTER, IS ALONG LOUISIANA BOULEVARD, TO THE EAST AND SAN PEDRO DRIVE, TO THE WEST, WITH A BUS STOPS IN PROXIMITY TO THE SAN PEDRO/SAN ANTONIO AND LOUISIANA/SAN ANTONIO INTERSECTIONS.

BICYCLE ACCESS: BICYCLE ACCESS IS PROVIDED TO THIS SITE VIA THE MULTI-USE, PAVED, SOUTH PINO ARROYO TRAIL. THE SOUTH PINO ARROYO TRAIL RUNS ALONG THE SOUTH EDGE OF THE SITE WITHIN THE DRAINAGE RIGHT-OF-WAY.

WEST BOUND LANE

San Antonio Drive NE
 (214' R/W)

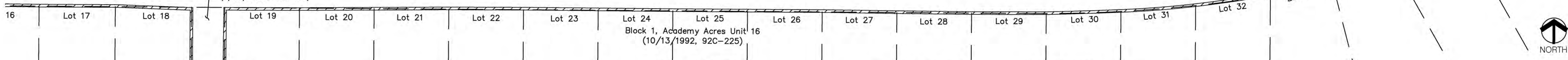
EAST BOUND LANE



Handwritten signature and date: 5/16/20

Tract C
 Academy Acres Unit 16
 (11/6/1986, C32-8)

20' Drainage Right of Way
 (1/19/1989, C38-82)



GENERAL NOTES:

- THE SUBJECT PROPERTY IS LOCATED ON A FORMER LANDFILL. DUE TO THE SUBJECT PROPERTY BEING ON OR NEAR A FORMER LANDFILL, CERTAIN PRECAUTIONARY MEASURES MAY NEED TO BE TAKEN TO ENSURE HEALTH AND SAFETY OF THE PUBLIC. RECOMMENDATION MADE BY A PROFESSIONAL ENGINEER WITH EXPERTISE IN LANDFILLS AND LANDFILL GAS ISSUES (AS REQUIRED BY THE MOST CURRENT VERSION OF THE INTERIM GUIDELINES FOR DEVELOPMENT WITHIN CITY DESIGNATED LANDFILL BUFFER ZONES) SHALL BE CONSULTED PRIOR TO DEVELOPMENT OF THE SITE.
- ALL LIGHTING SHALL COMPLY WITH THE STANDARDS OF THE INTEGRATED DEVELOPMENT ORDINANCE (IDO) AND THE SITE PLAN FOR SUBDIVISION DESIGN STANDARDS.
- PNM COORDINATION: DEVELOPMENT SHALL ABIDE BY ALL CONDITIONS OR TERMS OF UTILITY EASEMENTS PRIOR TO DEVELOPMENT. CONTACT SHALL BE MADE TO PNM'S NEW SERVICE DELIVERY DEPARTMENT TO COORDINATE ELECTRIC SERVICE AND OPTIONS FOR THE LOCATION OF ELECTRIC SERVICE CONNECTION.
- SCREENING WILL BE DESIGNED TO ALLOW FOR ACCESS TO ELECTRIC UTILITIES. IT IS NECESSARY TO PROVIDE ADEQUATE CLEARANCE OF TEN FEET IN FRONT AND AT LEAST FIVE FEET ON THE REMAINING THREE SIDES SURROUNDING ALL GROUND-MOUNTED EQUIPMENT FOR SAFE OPERATION, MAINTENANCE AND REPAIR PURPOSES.
- LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE AREA.
- ALL SIDEWALKS, RAMPS (INCLUDING REQUIRED TRUNCATED DOMES) CURB CUTS, AND CURB AND GUTTER LOCATED WITHIN CITY RIGHT-OF-WAY SHALL BE BUILT PER C.O.A STANDARD DRAWINGS; SIDEWALK (2430), RAMPS (2440), CURB CUTS (2426), BUS SHELTER (2535.02), CURB AND GUTTER (2415A).
- ALL IMPROVEMENTS LOCATED IN THE RIGHT-OF-WAY MUST BE INCLUDED ON A PUBLIC WORK ORDER.
- VENT PIPES ALONG THE INSIDE PERIMETER OF THE WALLS AND ONE VAPOR MONITORING WELL ARE REQUIRED PER THE LANDFILL GAS SURVEY AND MITIGATION DESIGN PLAN BY SENDERO ENVIRONMENTAL AND APPROVAL BY THE ALBUQUERQUE ENVIRONMENTAL HEALTH DEPARTMENT.

KEYED NOTES:

- PROPERTY BOUNDARY
- EXISTING CURB AND GUTTER TO REMAIN
- DRIVE PAD
- 6' WIDE CONCRETE SIDEWALK
- ACCESSIBLE CONCRETE RAMP, TYP.
- WROUGHT IRON GATE
- COVERED RV & BOAT PARKING
- 6' CMU BLOCK PERIMETER WALL WITH STUCCO FINISH TO MATCH. TO MATCH EXISTING PERIMETER WALL AT PROPERTY TO THE WEST
- DUMP STATION, SEE CIVIL
- SIGN
- PROPOSED MEDIAN CUT, SEE CIVIL
- CLEAR SIGHT TRIANGLE, TYP.
- REFUSE ENCLOSURE
- CONCRETE CURB AND GUTTER
- KNOX BOX
- "EXIT ONLY DO NOT ENTER" SIGN 12"x18" ON STEEL POST
- PAINTED DIRECTIONAL ARROW AND 1'-6" TALL LETTERING
- 20 LF OF ESTATE CURB
- EXISTING ASPHALT TRAIL TO BE REALIGNED TO PROVIDE MINIMUM 2' BUFFER ALONG PROPERTY LINE

HATCH LEGEND:

- ASPHALT SURFACING
- GRAVEL SURFACING

PROJECT NUMBER: 1004375
 Application Number:
 Is an Infrastructure List required? () Yes () 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>Jeanne Wolfenbarger</i> Jeanne Wolfenbarger Traffic Engineering, Transportation Division	May 19, 2020 Date
<i>Christina Cadena</i> Christina Cadena Parks and Recreation Department	May 19, 2020 Date
<i>Paul Olson</i> Paul Olson City Engineer/Hydrology	May 19, 2020 Date
<i>Carl Garcia</i> Carl Garcia Code Enforcement	May 19, 2020 Date
<i>Paul Olson</i> Paul Olson Environmental Health Department (conditional)	May 21, 2020 Date
<i>Herman Gallegos</i> Herman Gallegos Solid Waste Management	May 21, 2020 Date
<i>Paul Olson</i> Paul Olson DRB Chairperson, Planning Department	May 21, 2020 Date

SAN ANTONIO RV STORAGE

SITE PLAN DRB

Prepared for:
 Haggard Group, LLC
 1501 University Boulevard NE
 Albuquerque, NM 87102

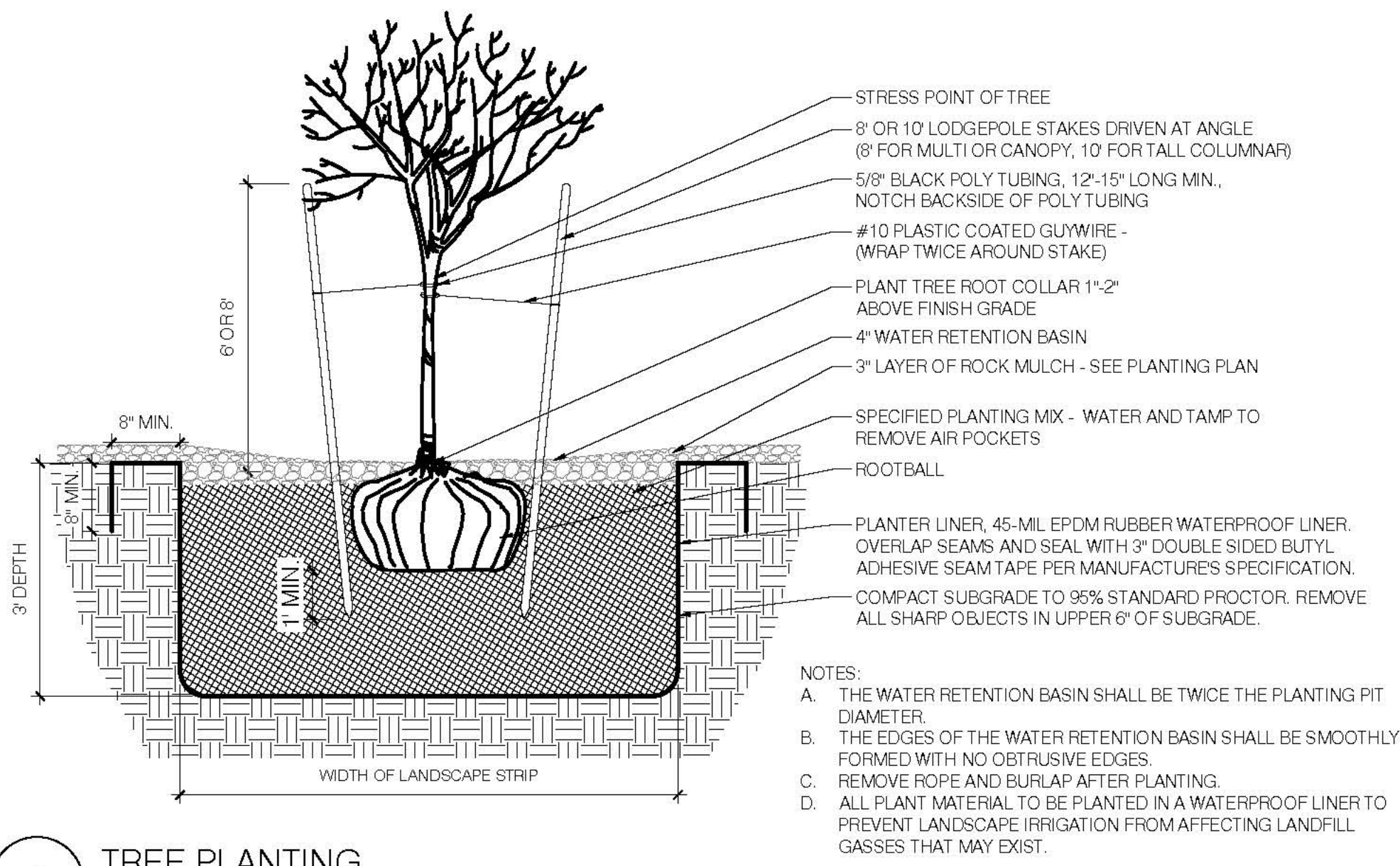
Prepared by:
 Consensus Planning, Inc.
 302 Eighth Street NW
 Albuquerque, NM 87102



MAY 18, 2020

Sheet 1 of 5

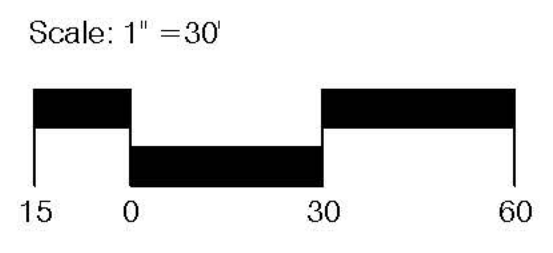
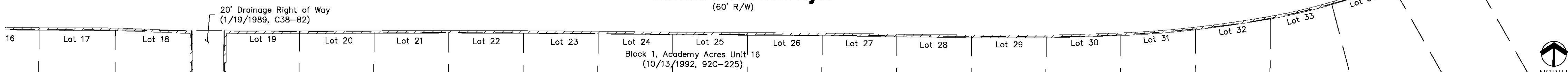
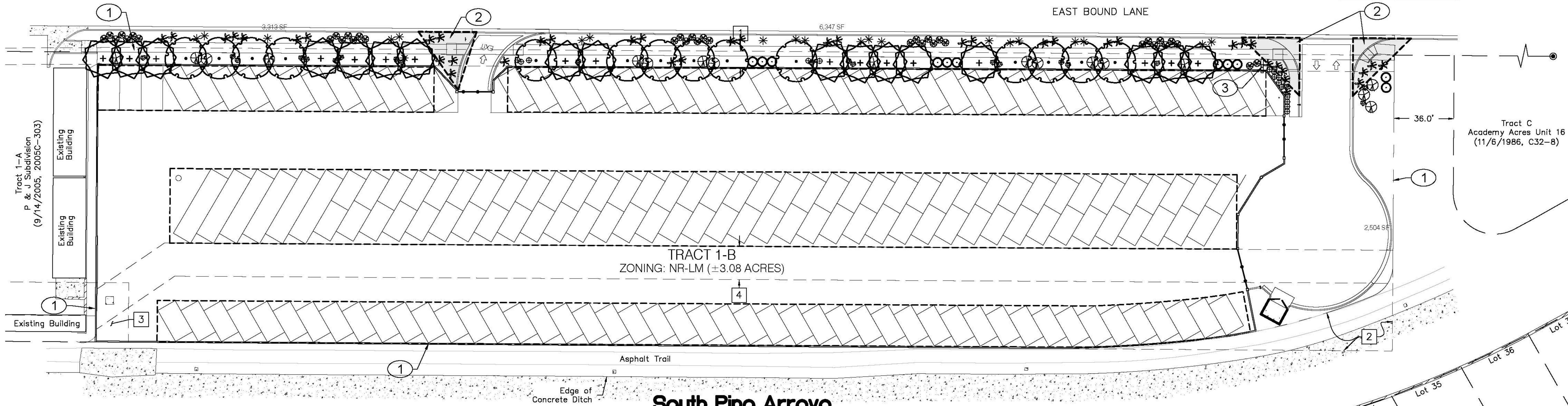
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 - 2 EXISTING CITY OF ALBUQUERQUE DRAINAGE EASEMENT (6/3/92, 92C-138)
 - 3 EXISTING 20' PERMANENT PUBLIC WATER AND PUBLIC SEWER EASEMENT (2/16/2010, DOC. NO. 2010012942)
 - 4 PROPOSED 20' SAS EASEMENT



San Antonio Drive NE
(214' R/W)

1 TREE PLANTING

SCALE: N.T.S.



PLANT LEGEND

QTY.	SYMBOL	SCIENTIFIC NAME COMMON NAME	SIZE	INSTALLED SIZE MATURE SIZE	WATER USE
TREES					
17	+	CHILOPSIS LINEARIS DESERT WILLOW	2" B&B	10 HT. X 6" SPR. 20 HT. X 25" SPR.	RW
14	•	KOELREUTERIA PANICULATA GOLDENRAIN TREE	2" B&B	10 HT. X 6" SPR. 25 HT. X 25" SPR.	MED
11	⊙	JUNIPERUS SCOPARILUM/MEDORA MEDORA JUNIPER	15-GAL.	6" MIN HT. 15" HT. X 5" SPR.	LOW+
LARGE SHRUBS					
37	⊗	BACCHARIS STARH THOMPSON DWARF COYOTE BUSH	5-GAL.	4" HT. X 4" SPR.	LOW
19	⊗	FALLUGIA PARADOXA APACHE PLUME	5-GAL.	6" HT. X 7" SPR.	LOW
21	*	HESPERALOE PARVIFLORA RED YUCCA	5-GAL.	3" HT. X 3" SPR.	LOW+
41	*	JUNIPERUS HORIZ. 'BLUE CHIP' BLUE CHIP JUNIPER	5-GAL.	1" HT. X 6" SPR.	LOW+
16	⊕	SALVIA GREGGII 'FURMAN'S RED' FURMAN'S RED AUTUMN SAGE	5-GAL.	2" HT. X 3" SPR.	LOW+
BOULDERS AND MULCHES					
20	⊕	MOSS ROCK BOULDERS (3X3' MIN)			
12,164 SF	□	3/8" - 1" AMARETTO BROWN ROCK MULCH (3" DEPTH OVER WEED CONTROL FABRIC)			

GENERAL LANDSCAPE NOTES

LANDFILL PROPERTY
THE SUBJECT PROPERTY IS LOCATED ON A FORMER LANDFILL. DUE TO THE SUBJECT PROPERTY BEING ON OR NEAR A FORMER LANDFILL, CERTAIN PRECAUTIONARY MEASURES MAY NEED TO BE TAKEN TO ENSURE HEALTH AND SAFETY OF THE PUBLIC. LANDSCAPE WILL ONLY BE LOCATED ALONG R.O.W. FRONTAGE TO MINIMIZE IMPACT ON LANDFILL. ALL PLANT MATERIAL WILL BE PLANTED IN A WATERPROOF LINER TO PREVENT LANDSCAPE IRRIGATION FROM AFFECTING LANDFILL GASSES THAT MAY EXIST.

LANDSCAPE DESIGN
ALL NEW PLANTING AREAS SHALL BE TOP DRESSED WITH GRAVEL MULCH.

IRRIGATION
IRRIGATION SYSTEM STANDARDS OUTLINED IN THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE SHALL BE STRICTLY ADHERED TO. A FULLY AUTOMATED IRRIGATION SYSTEM WILL BE USED TO IRRIGATE TREE, SHRUB AND GROUND COVER PLANTING AREAS. THE IRRIGATION SYSTEM SHALL BE DESIGNED TO ISOLATE PLANT MATERIAL ACCORDING TO SOLAR EXPOSURE AND WILL BE SET UP BY PLANT ZONES ACCORDING TO WATER REQUIREMENTS. THE TREES WILL BE PROVIDED WITH (3) .25 GPM BUBBLERS, SHRUBS AND GROUND COVERS WILL BE PROVIDED WITH (1) .25 GPM BUBBLER. TREES, SHRUBS AND GROUND COVERS WILL BE GROUPED ON THE SAME VALVE.

RESPONSIBILITY OF MAINTENANCE
MAINTENANCE OF ALL PLANTING AND IRRIGATION, INCLUDING THOSE WITHIN THE PUBLIC R.O.W., SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER.

METHOD FOR COMPLYING WITH WATER CONSERVATION ORDINANCE
THE PLANT PALETTE IS PREDOMINANTLY COMPRISED OF PLANTS WITH LOW TO MEDIUM WATER USE REQUIREMENTS, THEREBY MINIMIZING IRRIGATION NEEDS WHILE ENSURING THE VIABILITY OF THE PLANTS.

PNM COORDINATION
COORDINATION WITH PNM'S NEW SERVICE DELIVERY DEPARTMENT IS NECESSARY REGARDING PROPOSED TREE LOCATION AND HEIGHT, SIGN LOCATION AND HEIGHT, AND LIGHTING HEIGHT IN ORDER TO ENSURE SUFFICIENT SAFETY CLEARANCES.

SCREENING
SCREENING WILL BE DESIGNED TO ALLOW FOR ACCESS TO ELECTRIC UTILITIES. IT IS NECESSARY TO PROVIDE ADEQUATE CLEARANCE OF TEN FEET IN FRONT AND AT LEAST 5 FEET ON THE REMAINING THREE SIDES SURROUNDING ALL GROUND-MOUNTED EQUIPMENT FOR SAFE OPERATION, MAINTENANCE AND REPAIR PURPOSES.

CLEAR SIGHT DISTANCE
LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE AREA.

LANDSCAPE AREA COVERAGE
TOTAL SITE AREA (3.08 AC.): 134,164 SF
BUILDING AREA (NO INDOOR STRUCTURE): 10,030 SF
NET AREA: 134,164 SF
REQUIRED LANDSCAPE AREA (15% OF NET AREA): 20,124 SF
PROVIDED LANDSCAPE AREA: 12,164 SF (*9%)
*SEE GENERAL LANDSCAPE NOTE, LANDFILL PROPERTY

LANDSCAPE LIVE VEGETATIVE COVERAGE
LANDSCAPE COVERAGE REQUIREMENTS SPECIFY LANDSCAPE AREAS TO HAVE A 75% COVERAGE OF LIVE VEGETATIVE MATERIAL.
REQUIRED LIVE VEGETATIVE COVERAGE AREA: 9,123 SF (75%)
PROVIDED LIVE VEGETATIVE COVERAGE AREA: 48,473 SF (90%)

A MINIMUM OF 30% COVERAGE OF THE TOTAL LANDSCAPED AREA SHALL BE ACHIEVED BY GROUND-LEVEL PLANTS.
REQUIRED GROUND-LEVEL COVERAGE AREA: 3,649 SF (30%)
PROVIDED GROUND-LEVEL COVERAGE AREA: 8,067 SF (65%)

STREET TREES
STREET TREE REQUIREMENTS ARE BASED ON A GENERAL AVERAGE SPACING OF 25' O.C.
SAN ANTONIO DRIVE FRONTAGE IS 782'.
STREET TREES REQUIRED: 31
STREET TREES PROVIDED: 31

GENERAL NOTES:

- ALL LIGHTING SHALL COMPLY WITH THE STANDARDS OF §14-16-3-9, AREA REGULATIONS OF THE CITY COMPREHENSIVE ZONING CODE, AND THE SITE PLAN FOR SUBDIVISION DESIGN STANDARDS.
- PNM COORDINATION: DEVELOPMENT SHALL ADHERE BY ALL CONDITIONS OR TERMS OF UTILITY EASEMENTS PRIOR TO DEVELOPMENT. CONTACT SHALL BE MADE TO PNM'S NEW SERVICE DELIVERY DEPARTMENT TO COORDINATE ELECTRIC SERVICE AND OPTIONS FOR THE LOCATION OF ELECTRIC SERVICE CONNECTION. SCREENING WILL BE DESIGNED TO ALLOW FOR ACCESS TO ELECTRIC UTILITIES. IT IS NECESSARY TO PROVIDE ADEQUATE CLEARANCE OF TEN FEET IN FRONT AND AT LEAST FIVE FEET ON THE REMAINING THREE SIDES SURROUNDING ALL GROUND-MOUNTED EQUIPMENT FOR SAFE OPERATION, MAINTENANCE AND REPAIR PURPOSES.
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- ALL SIDEWALKS, RAMPS (INCLUDING REQUIRED TRUNCATED DOMES) CURB CUTS, AND CURB AND GUTTER LOCATED WITHIN CITY RIGHT-OF-WAY SHALL BE BUILT PER C.O.A. STANDARD DRAWINGS: SIDEWALK (2430), RAMPS (2440), CURB CUTS (2426), BUS SHELTER (2535.02), CURB AND GUTTER (2415A).
- ALL IMPROVEMENTS LOCATED IN THE RIGHT-OF-WAY MUST BE INCLUDED ON A PUBLIC WORK ORDER.

KEYED NOTES:

- PROPERTY BOUNDARY
- CLEAR SIGHT TRIANGLE, TYP.
- SIGN

**SAN ANTONIO
RV STORAGE**

LANDSCAPE PLAN

Prepared for:
Haggar Group, LLC
1501 University Boulevard NE
Albuquerque, NM 87102

Prepared by:
Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102

DRAINAGE PLAN:

LEGAL DESCRIPTION: TRACT 1-B, P & J SUBDIVISION

SITE AREA: 3.0878 ACRES

FLOOD HAZARD STATEMENT: F.E.M.A. FLOODWAY BOUNDARY AND FLOODWAY MAP DATED AUGUST 16, 2012 (PANEL NO. 35001C0137H) INDICATES A FLOOD HAZARD ZONE X WHICH IS AN AREA DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN.

EXISTING DRAINAGE CONDITIONS:

THE DRAINAGE ANALYSIS FOR THIS SITE IS IN ACCORDANCE WITH SECTION 22 OF THE CITY OF ALBUQUERQUE DEVELOPMENT PROCESS MANUAL (DPM), ENTITLED "DRAINAGE, FLOOD CONTROL, AND EROSION CONTROL." THE DESIGN STORM USED FOR BOTH UNDEVELOPED AND DEVELOPED CONDITIONS IS THE 100-YEAR, 24-HOUR STORM EVENT FOR RUNOFF. THE SITE IS LOCATED IN ZONE 3 SO THE 100-YEAR, 24-HOUR STORM EVENT IS 2.80 INCHES. UNDER EXISTING CONDITIONS, THE TRACT IS ON TOP OF A LANDFILL SO IT IS LAND TREATMENT A.

THE TRACT IS LOCATED IN THE NORTHEAST ALBUQUERQUE ON THE SOUTH SIDE OF SAN ANTONIO JUST WEST OF LOUISIANA. CURRENTLY THE SITE DRAINS FROM NORTHEAST TO SOUTHWEST TO THE SOUTH PINO ARROYO. THE EXISTING PEAK RUNOFF FROM THE SITE UNDER EXISTING CONDITIONS IS 5.77 CFS DURING A 100-YEAR, 6-HOUR STORM. THERE ARE NO OFF-SITE FLOWS THAT REACH THE PROPERTY.

DEVELOPED DRAINAGE CONDITIONS:

THIS PROJECT INVOLVES THE CONSTRUCTION OF AN RV STORAGE AREA WITH PARKING AND LANDSCAPING. THE SITE HAS PAVED DRIVE AISLES, GRAVEL RV PARKING AREAS WITH CANOPIES AND LIMITED LANDSCAPING. THE SITE DRAINS FROM EAST TO WEST TO THE SOUTHWEST CORNER OF THE SITE. THE SITE DRAINS 13.15 CFS TO THE SOUTH PINO ARROYO THROUGH A DEPRESSED CONCRETE INLET. ALL SITE AND DRAINAGE IMPROVEMENTS REQUIRE APPROVAL BY THE CITY OF ALBUQUERQUE ENVIRONMENTAL HEALTH DEPARTMENT BECAUSE THERE IS A LANDFILL UNDER THE SURFACE. ONE OF THE REQUIREMENTS OF ENVIRONMENTAL HEALTH IS THAT PONDING OF STORM WATER IS NOT ALLOWED ON SITE. THEREFORE, THIS SITE WILL NOT HAVE A FIRST FLUSH POND.

100-YEAR HYDROLOGIC CALCULATIONS

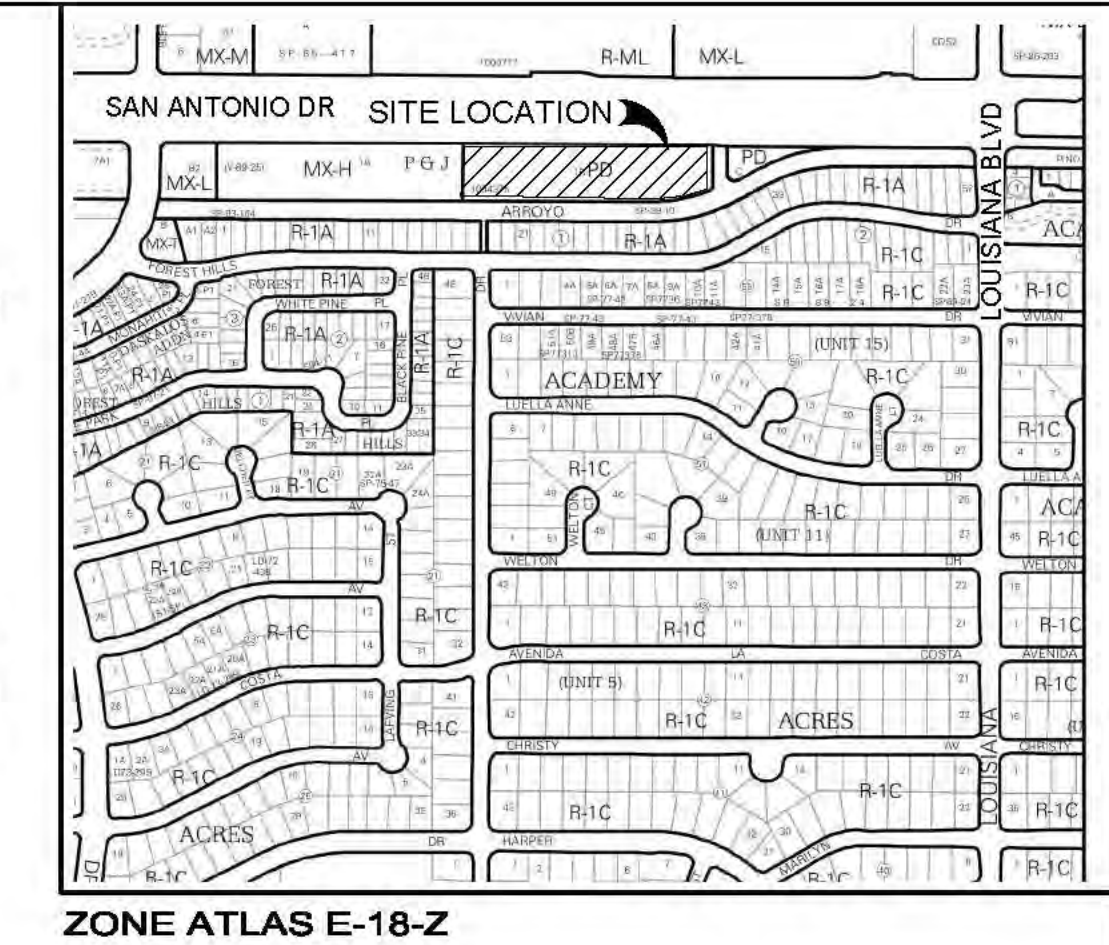
BASIN #	AREA (acre)	LAND TREATMENT				WEIGHTED E (in)	100-YEAR PRECIPITATION			
		A (%)	B (%)	C (%)	D (%)		V (6-hr) (acre-ft)	V (6-hr) (cu-ft)	V (24-hr) (acre-ft)	V (24-hr) (cu-ft)
EXISTING CONDITIONS										
SITE	3.0880	100.00	0.00	0.00	0.66	0.17	7,398	0.17	7,398	5.77
TOTAL RUNOFF	3.088					0.17	7,398	0.17	7,398	5.77
PROPOSED CONDITIONS										
SITE	3.0880	0.00	0.00	48.50	51.50	1.84	0.47	20,637	0.54	23,524
TOTAL RUNOFF	3.088					0.47	20,637	0.54	23,524	13.15
EXCESS PRECIP.		0.66	0.92	1.29	2.36	Ei (in)				
PEAK DISCHARGE		1.87	2.6	3.45	5.02	Q _p (cfs)				

WEIGHTED E (in) = (E_A)(%A) + (E_B)(%B) + (E_C)(%C) + (E_D)(%D)
 P_{6hr} (in.) = 2.60
 P_{24hr} (in.) = 3.10
 P_{1DAY} (in.) = 4.90

LEGEND

- EP=99.10 EXISTING EDGE OF PAVEMENT
- TC=97.80 EXISTING TOP OF CONCRETE
- BC=92.30 EXISTING BACKL OF CURB
- FL=91.80 EXISTING FLOW LINE
- EXISTING CONTOURS
- EXISTING CURB AND GUTTER
- PROPOSED FLOW DIRECTION
- PROPOSED SPOT ELEVATION
- PROPOSED WALL
- PROPOSED SWALE
- PROPOSED ASPHALT
- PROPOSED CONCRETE

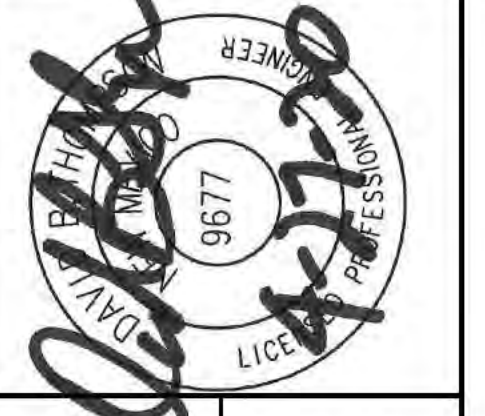
NOTE:
ALL SPOT ELEVATIONS ARE AT FLOW LINE



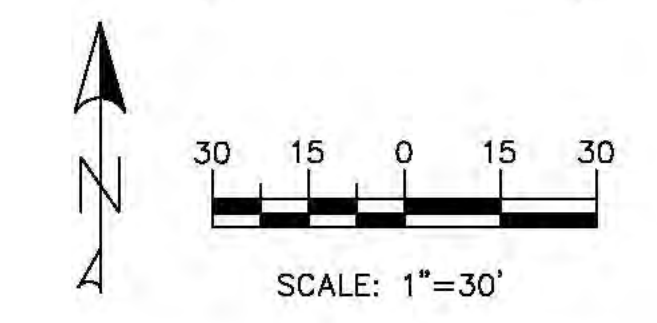
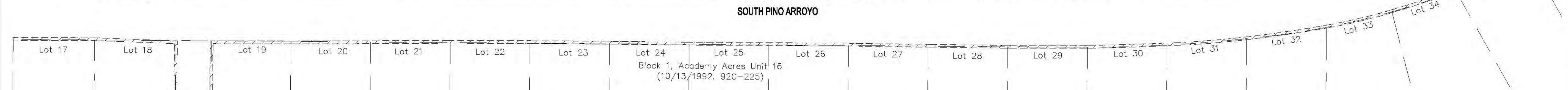
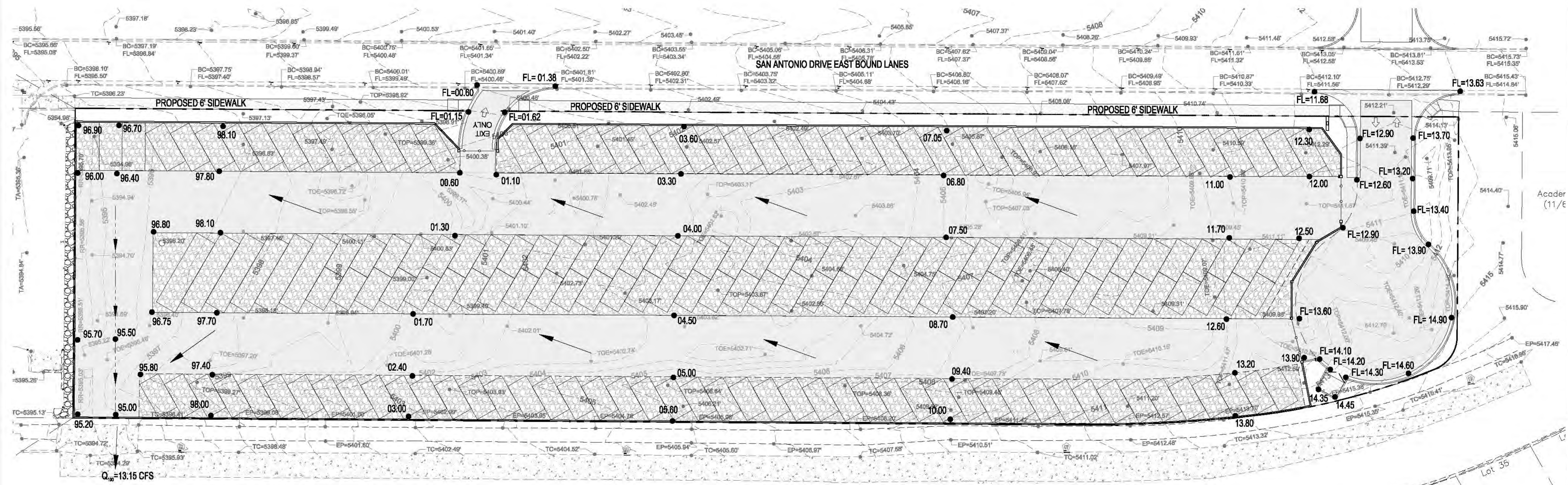
Thompson Engineering Consultants, Inc.
 P.O. BOX 53760 ALBUQUERQUE, NM 87193
 PHONE: (505) 271-1318 FAX: (505) 265-9549
 tcc@thompsoneng.com

NO.	REVISION	DATE

PROJECT: DRAWN BY: BIN
 DATE: CHECKED BY:
 HORIZ. SCALE: APPROVED BY:
 VERT. SCALE: FILE:



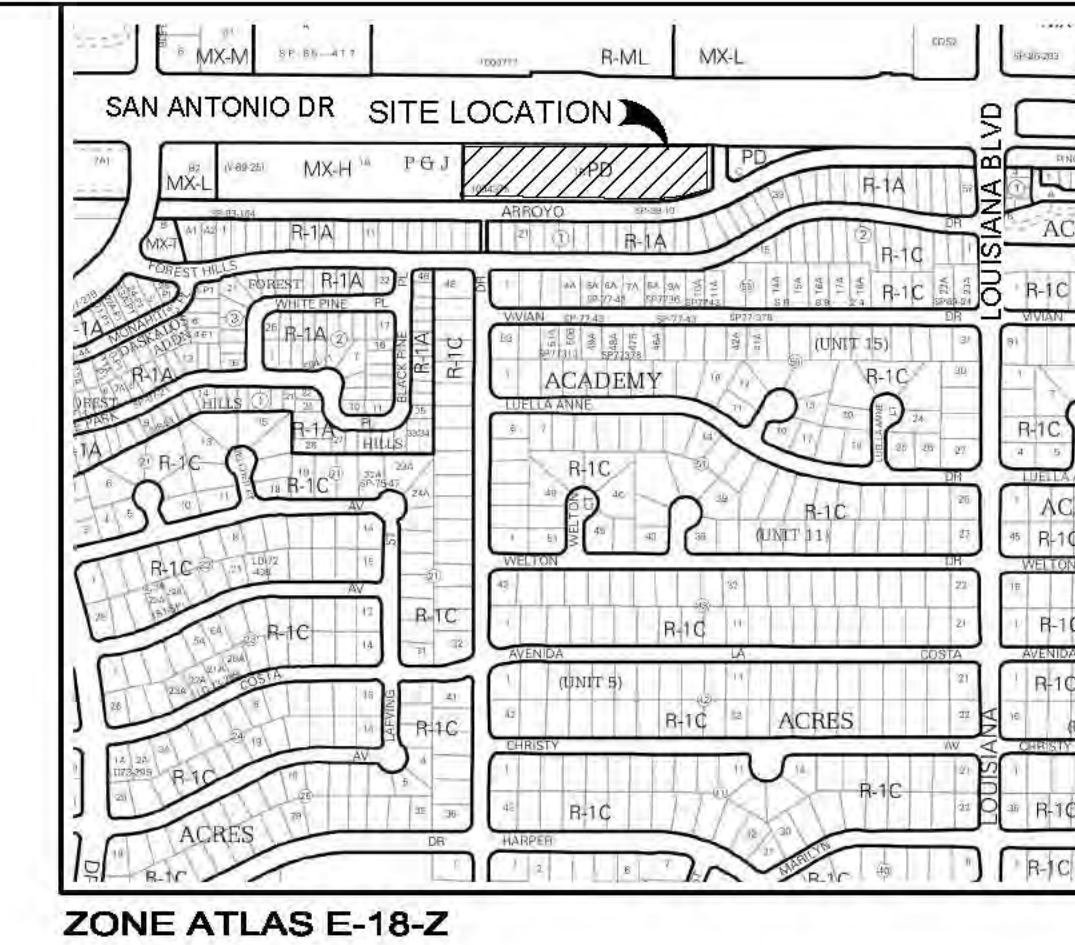
SAN ANTONIO RV STORAGE
GRADING AND DRAINAGE PLAN



CITY/COUNTY REVIEW

DEPARTMENT	DATE	SIGN-OFF
WATER MGMT. DIV.		
WATER SERVICES		
SUBDIVISION ENG.		
STREETS		
TRAFFIC		

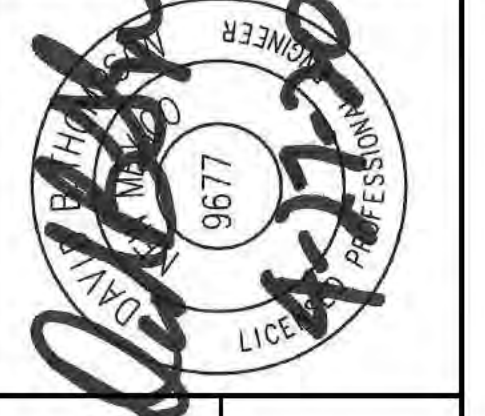
FOR CITY/COUNTY USE ONLY



Thompson Engineering Consultants, Inc.
 P.O. BOX 55760
 ANN ARBOR, MI 48106-0576
 PHONE: (608) 871-1188
 FAX: (608) 880-9848
 tce@tceinc.com

NO.	REVISION	DATE

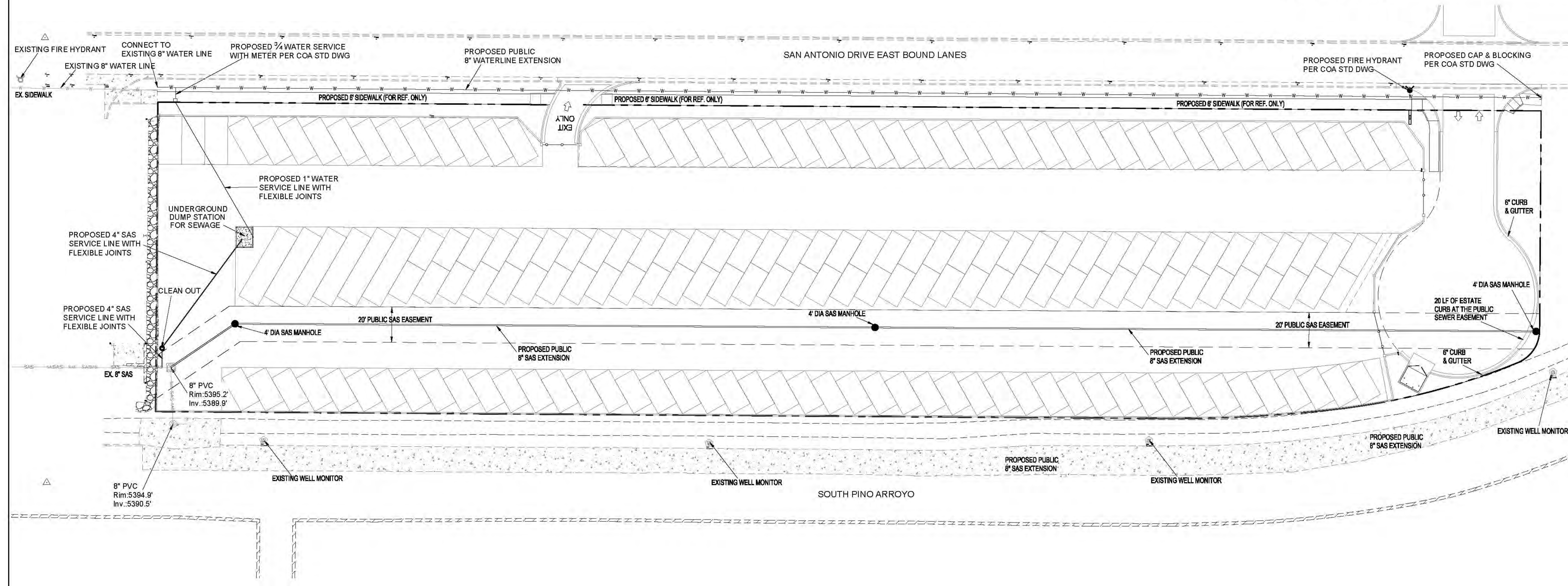
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 DRAWN BY: **BLN**
 CHECKED BY: **[Signature]**
 APPROVED BY: **[Signature]**
 FILE: **[Signature]**



SAN ANTONIO RV STORAGE
WATER AND SEWER PLAN

CITY/COUNTY REVIEW	
DEPARTMENT	DATE
WASTEWATER MGMT. DIV.	
WATER SERVICES	
SUBDIVISION ENG.	
STREETS	
TRAFFIC	

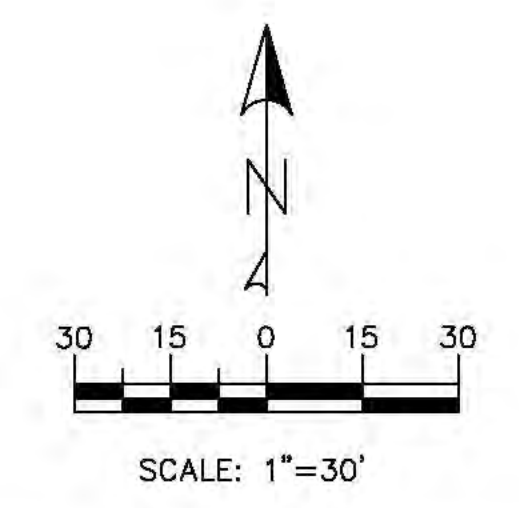
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 FOR CITY/COUNTY USE ONLY

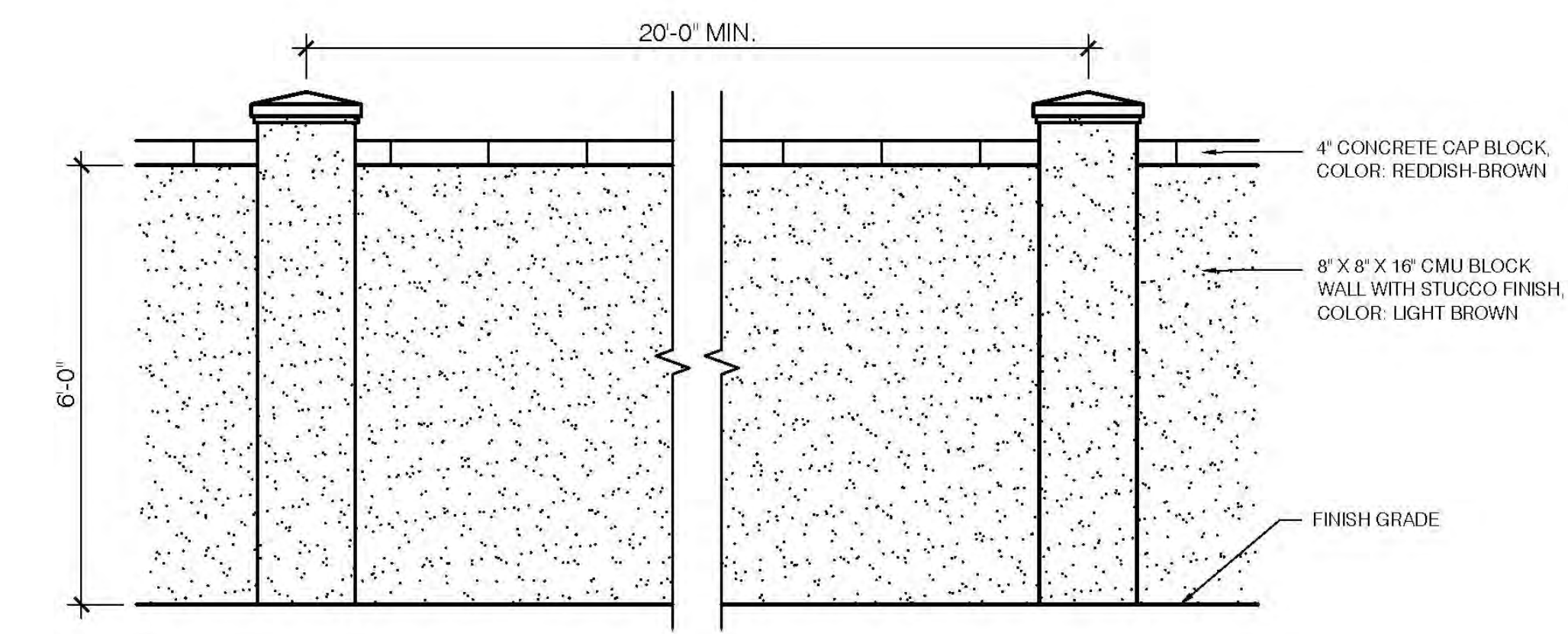


NOTE:
 ALL PUBLIC WATER AND SEWER LINES SHOWN SHALL REQUIRE THE UTILITY LINES TO HAVE 2-FOOT BY 2-FOOT OF GRAVEL WITH NON-WOVEN FILTER FABRIC FOR THE LENGTH OF THE UTILITY LINE. VENTING OF METHANE ALONG UTILITY SHALL BE SPACED PER RECOMMENDATIONS OF LANDFILL ENGINEER.

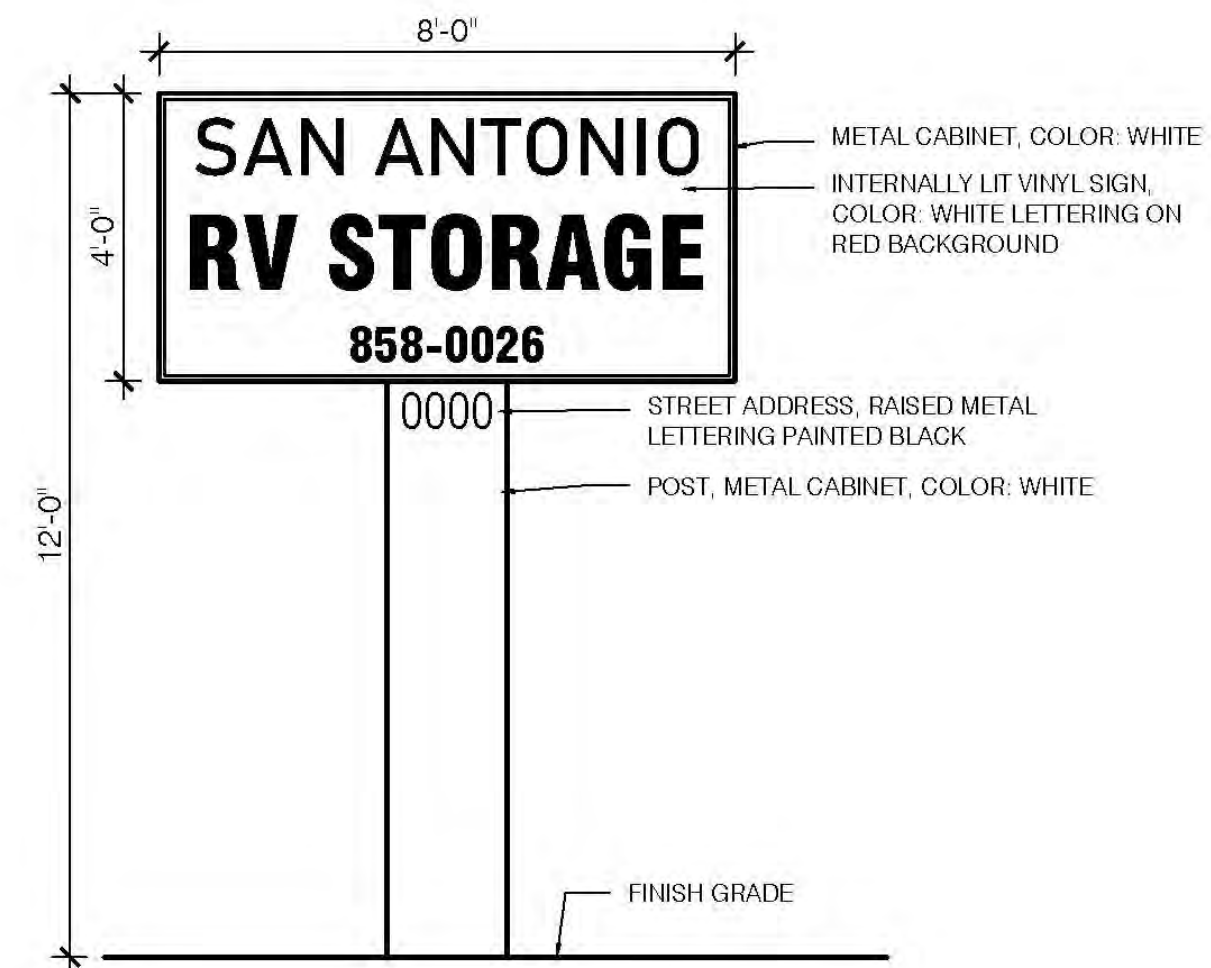
LEGEND

	EXISTING WATER		PROPERTY BOUNDARY
	EXISTING SANITARY SEWER		PROPOSED CURB & GUTTER
	EXISTING OVER HEAD UTILITY		PROPOSED VALLEY GUTTER WITH HANDICAP RAMPS
	EXISTING TELEPHONE		PROPOSED DUMP STATION
	PROPERTY BOUNDARY		PROPOSED SAS CLEAN OUT
	EXISTING CURB & GUTTER		PROPOSED 4" SAS SERVICE
	EXISTING WELL MONITOR		PROPOSED 4" SAS MANHOLE
	EXISTING SAS MANHOLE		PROPOSED 8" PVC SAS LINE

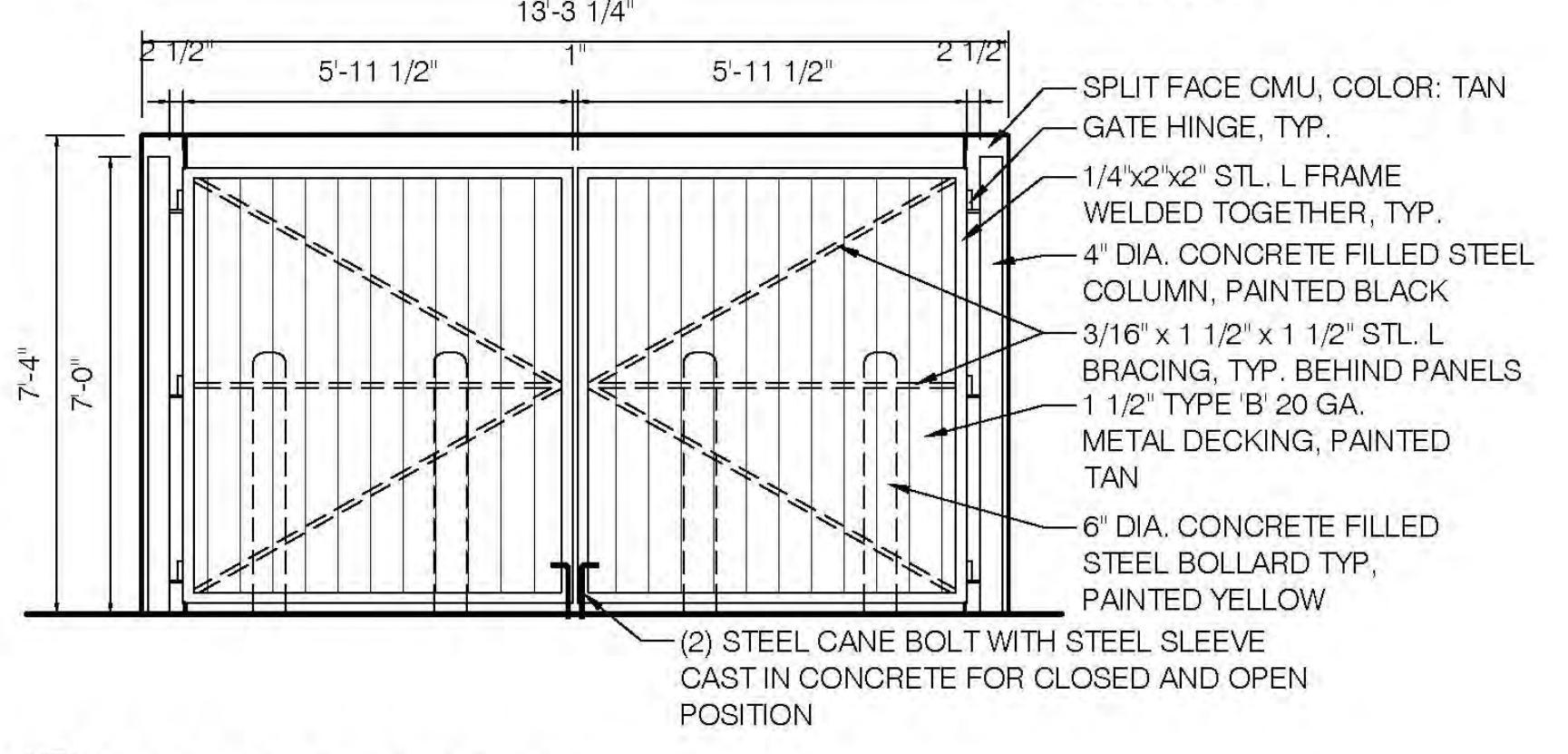
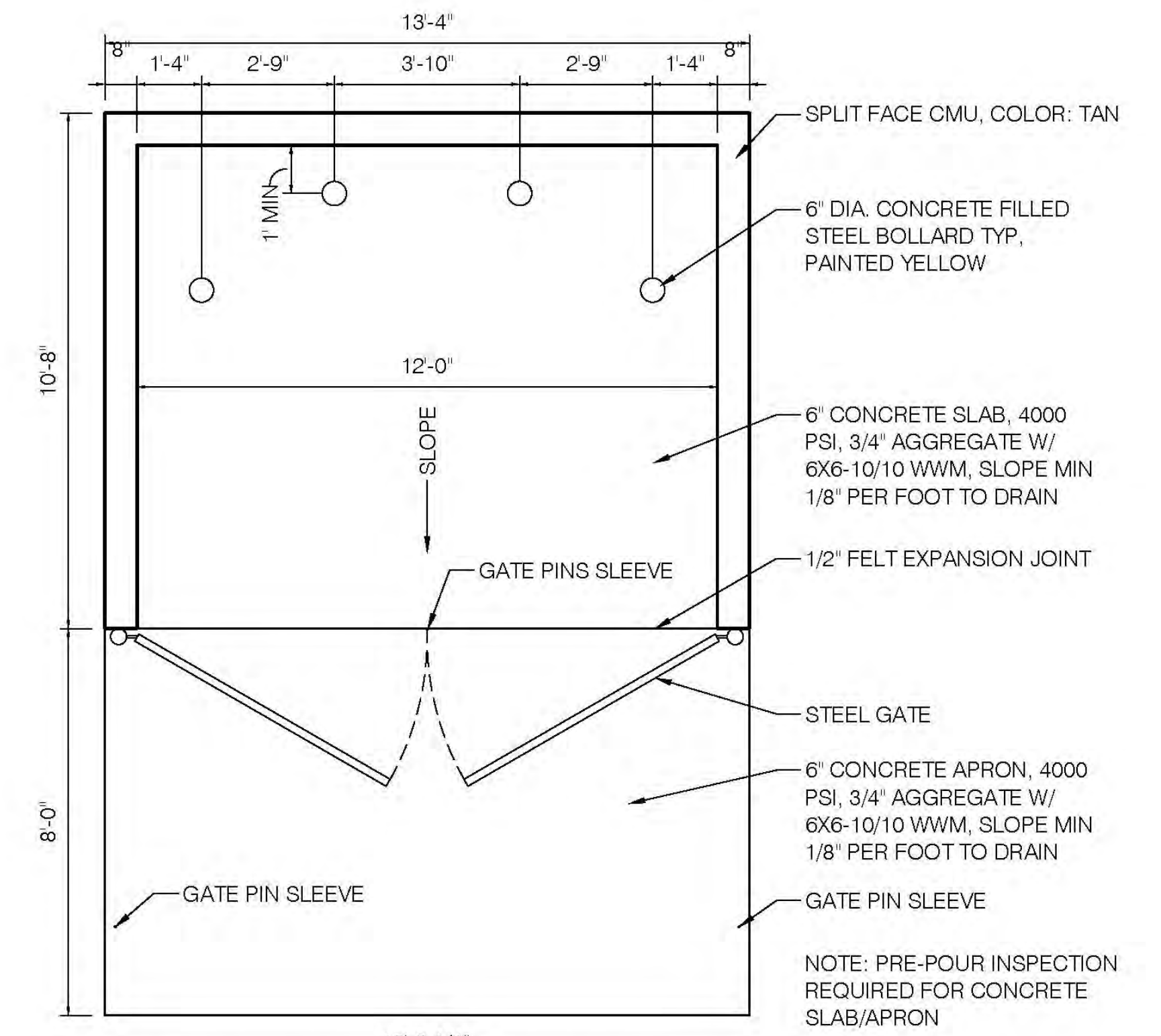




6' PERIMETER WALL SCALE: N.T.S.

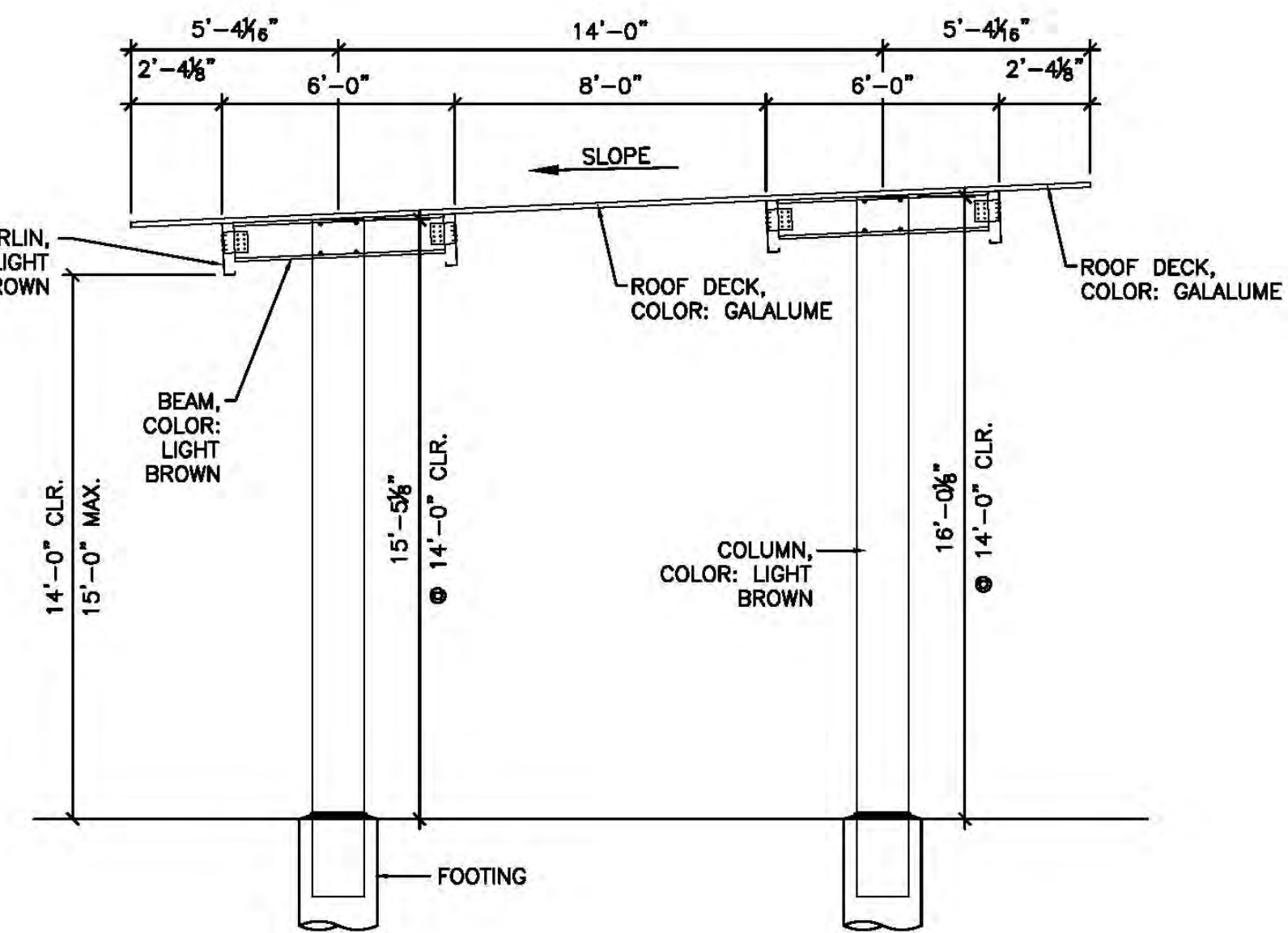
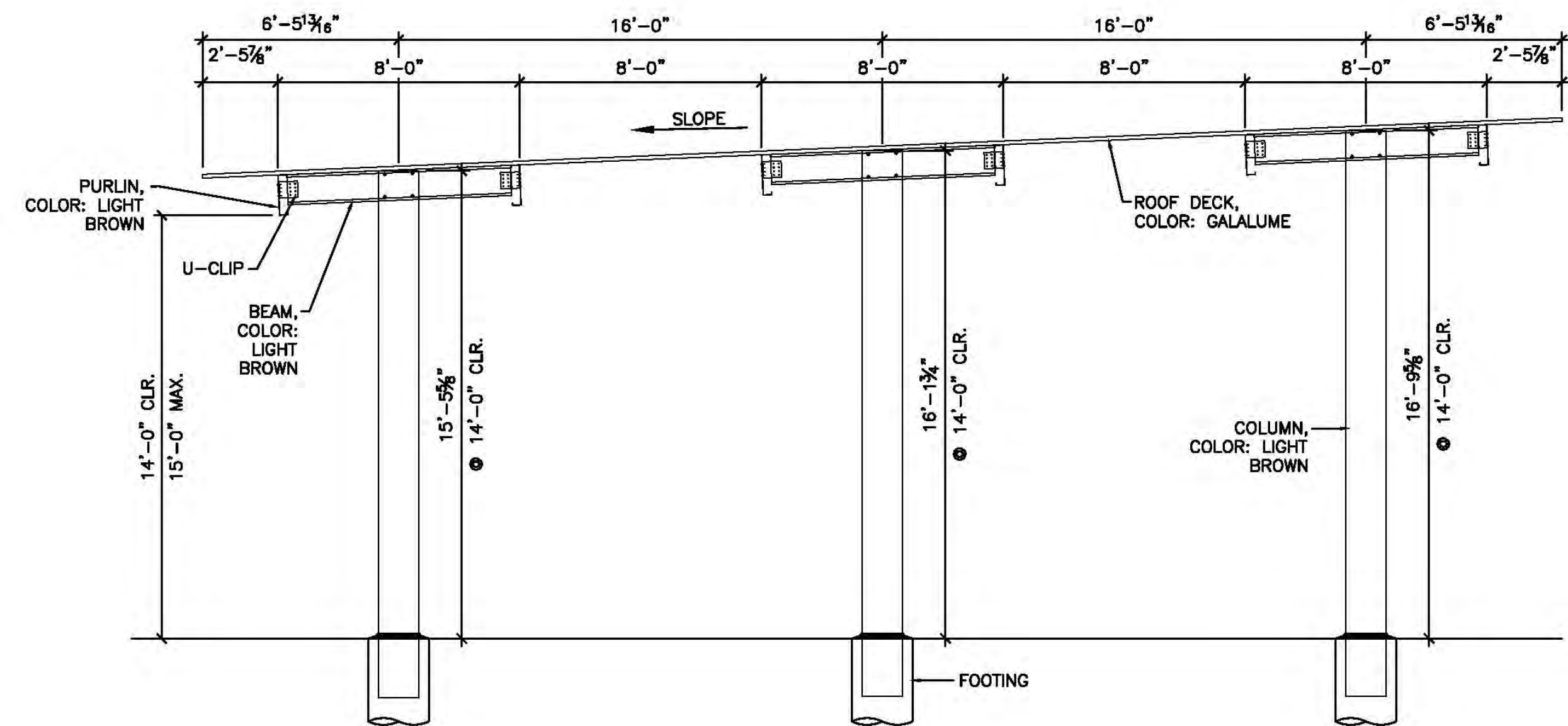


SIGN SCALE: N.T.S.



REFUSE ENCLOSURE SCALE: 3/8"=1'-0"

- RV CANOPY GENERAL NOTES:
1. THE MAXIMUM HEIGHT OF THE RV STRUCTURE SHALL BE 16 FEET.
 2. THE COLORS OF THE RV STRUCTURES SHALL BE LIGHT BROWN AND GALVANIZED STEEL.
 3. CANOPIES WILL INCLUDE ROOF MOUNTED SOLAR PANELS, TO BE APPROVED WITH BUILDING PERMIT.



RV CANOPY STRUCTURE DETAILS SCALE: N.T.S.

SAN ANTONIO RV STORAGE

ELEVATIONS & SITE DETAILS

Prepared for:
Haggard Group, LLC
1501 University Boulevard NE
Albuquerque, NM 87102

Prepared by:
Consensus Planning, Inc.
302 Eighth Street NW
Albuquerque, NM 87102











PR-2018-001307 SI-2020-00046 Site Plan Approved 5-6-20


Final Audit Report

2020-05-21


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