

**LEGAL DESCRIPTION**

LEGAL DESCRIPTION: TRACTS L&M GATEWAY INDUSTRIAL PARK

**SHEET KEYED NOTES**

1. BIKE RACK
2. KNOX BOX LOCATION
3. EXISTING HANDICAP PARKING. SIGN TO BE REPLACED WITH LANGUAGE PER 66-7-352 AC NMSA 1978 "VIOLATORS ARE SUBJECT TO A FINE AND/OR TOWING."
4. LANDSCAPE AREA
5. PAINTED STRIPES, NO PARKING AREA
6. LIGHT POLE
7. EXISTING 6" CMU FENCE TO REMAIN
8. PREMISE ID
9. EXISTING REFUSE ENCLOSURE
10. PROPERTY LINE
11. PEDESTRIAN WALKWAY
12. NEW ASPHALT
13. CURB CUT FOR WATER HARVESTING.
14. EXISTING ADA ACCESS AISLE TO BE REPAINTED "NO PARKING" IN CAPITAL LETTERS. EACH OF WHICH SHALL BE AT LEAST ONE FOOT HIGH AND AT LEAST TWO INCHES WIDE, PER STANDARD (66-1-4.1 B NMSA 1978)
15. REPLACE EXISTING ADA CURB RAMPS TO MEET CURRENT STANDARDS INCLUDING TRUNCATED DOMES.
16. MOTORCYCLE SIGNAGE PER IDO CODE.

**PARKING REQUIRED FOR PROPOSED ADDITION IDO (TABLE 5-5-1)**

WAREHOUSE	5,892 SF	0
VOCATIONAL	4,500 SF - 3:1000 SF (5)*3	15

**PARKING PROVIDED**

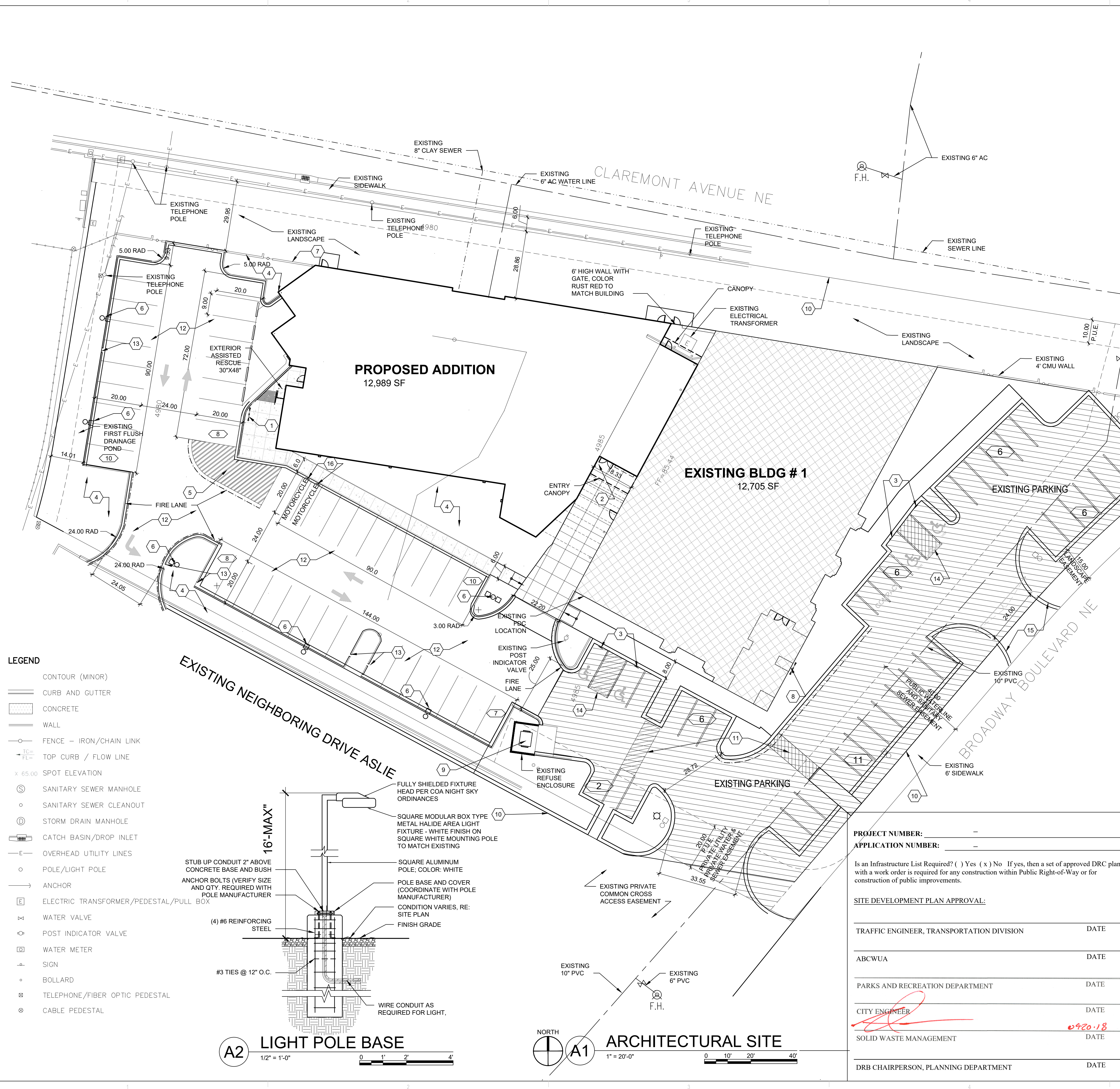
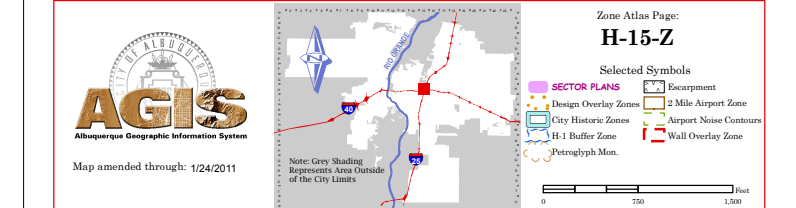
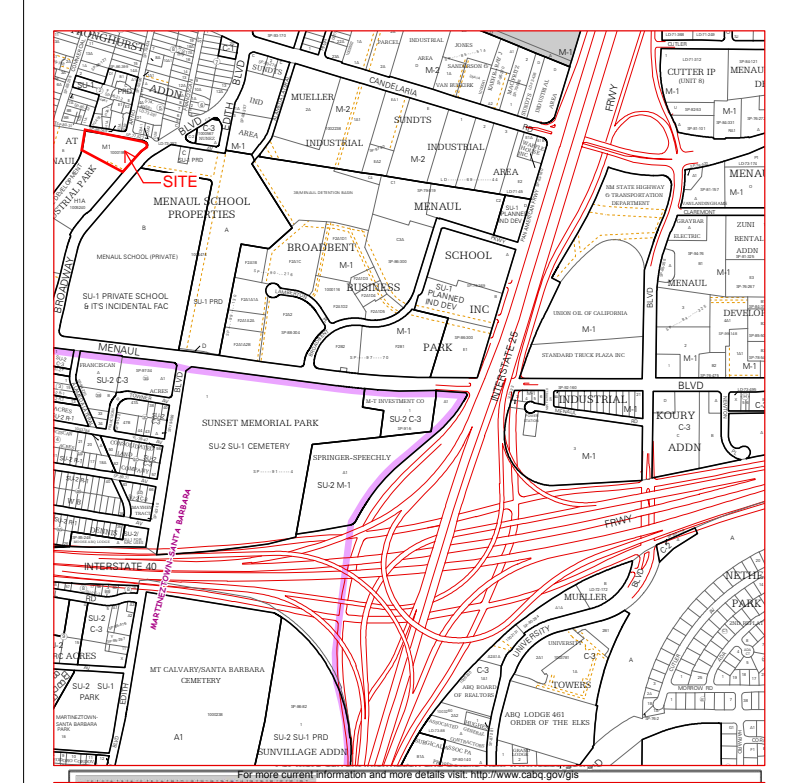
EXISTING	= 37
ADDITIONAL	= 43
<b>TOTAL PARKING</b>	<b>= 80</b>
HANDICAP PARKING	= 4
MOTORCYCLE PARKING	= 4

NOTE: BUILDING MOUNTED SIGNAGE IS EXISTING, NO NEW SIGNAGE AS PART OF THIS PROJECT

**LEGEND**

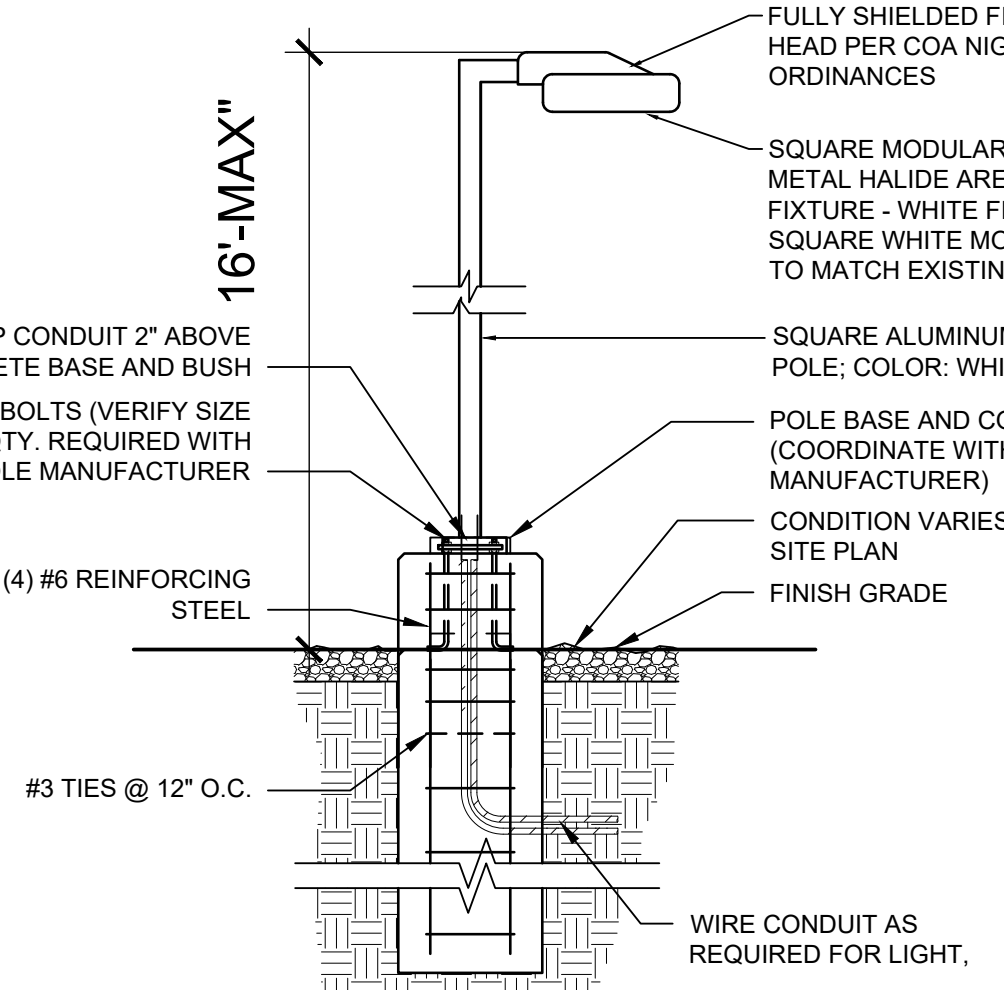
- EXISTING PARKING TO REMAIN.
- EXISTING BUILDING TO REMAIN.
- NEW BUILDING ADDITION
- NO PARKING STRIPING

**KEYPLAN**



**LEGEND**

- CONTOUR (MINOR)
- CURB AND GUTTER
- CONCRETE
- WALL
- FENCE - IRON/CHAIN LINK
- TOP CURB / FLOW LINE
- SPOT ELEVATION
- SANITARY SEWER MANHOLE
- SANITARY SEWER CLEANOUT
- STORM DRAIN MANHOLE
- CATCH BASIN/DROP INLET
- OVERHEAD UTILITY LINES
- POLE/LIGHT POLE
- ANCHOR
- ELECTRIC TRANSFORMER/PEDESTAL/PULL BOX
- WATER VALVE
- POST INDICATOR VALVE
- WATER METER
- SIGN
- BOLLARD
- TELEPHONE/FIBER OPTIC PEDESTAL
- CABLE PEDESTAL



**A2 LIGHT POLE BASE**  
1/2" = 1'-0"

**A1 ARCHITECTURAL SITE**  
1" = 20'-0"

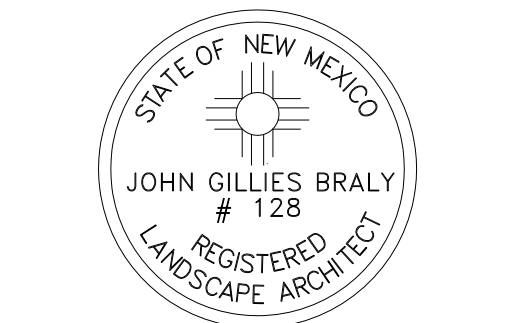
**PROJECT NUMBER:** -

**APPLICATION NUMBER:** -

Is an Infrastructure List Required? ( ) Yes (x) 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.

**SITE DEVELOPMENT PLAN APPROVAL:**

TRAFFIC ENGINEER, TRANSPORTATION DIVISION	DATE
ABCWUA	DATE
PARKS AND RECREATION DEPARTMENT	DATE
CITY ENGINEER	DATE
SOLID WASTE MANAGEMENT	DATE
DRB CHAIRPERSON, PLANNING DEPARTMENT	DATE



REVISIONS	DATE	DESCRIPTION
△ 9.6.18		
△ 9.17.18		
△ 10.11.18		
△ 10.16.18	10.18.18	

### SITE DATA

GROSS LOT AREA	90,425 SF
LESS BUILDING(S)	25,694 SF
NET LOT AREA	64,731 SF
REQUIRED LANDSCAPE 15% OF NET LOT AREA	9,710 SF
PROPOSED LANDSCAPE	28,400 SF
PERCENT OF NET LOT AREA	43 %
HIGH WATER USE TURF MAX. 20% OF LANDSCAPE AREA	SF
PROPOSED HIGH WATER USE TURF PERCENT OF LANDSCAPE AREA	%
REQUIRED STREET TREES 1 PER 30 L.F. OF STREET FRONTAGE	27
PROVIDED STREET TREES	27
REQUIRED PARKING LOT TREES 1 PER 10 SPACES	9
90 SPACES/10	9
PROVIDED PARKING LOT TREES	9
TOTAL TREES REQUIRED FOR PROPOSED ADD (2" CAL OF 6" H.T.)	36/36
REQUIRED LANDSCAPE COVERAGE 75% LIVE VEGETATIVE MATERIAL (28,400 SF PROPOSED LANDSCAPE X 75%)	21,300 SF MIN.
EXISTING GROUND COVER COVERAGE	7,410 SF
PROVIDED GROUND COVER COVERAGE	13,916 SF
TOTAL GROUND COVER COVERAGE	21,326 SF
PERCENT GROUND COVER COVERAGE OF REQUIRED LANDSCAPE AREAS	75%

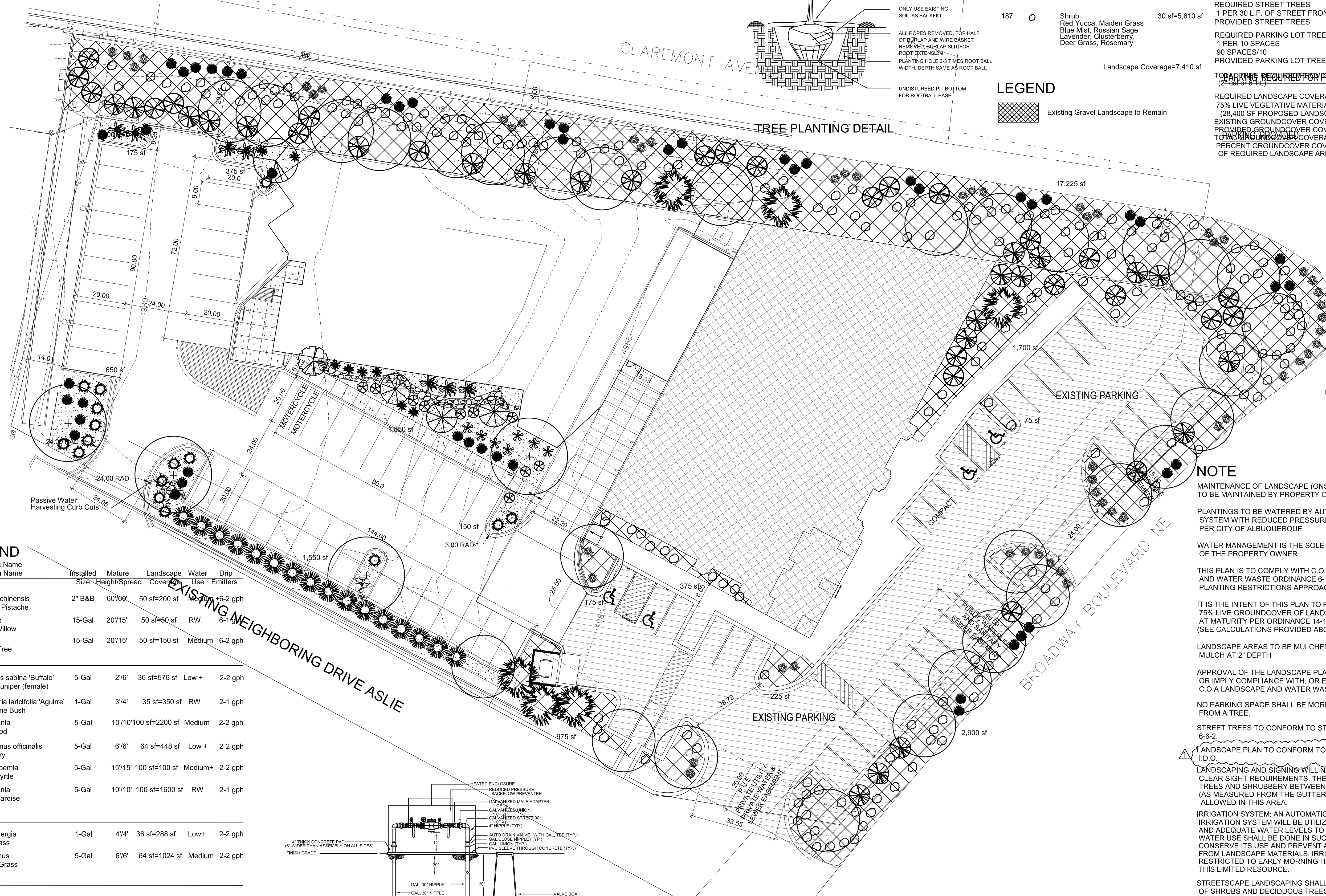
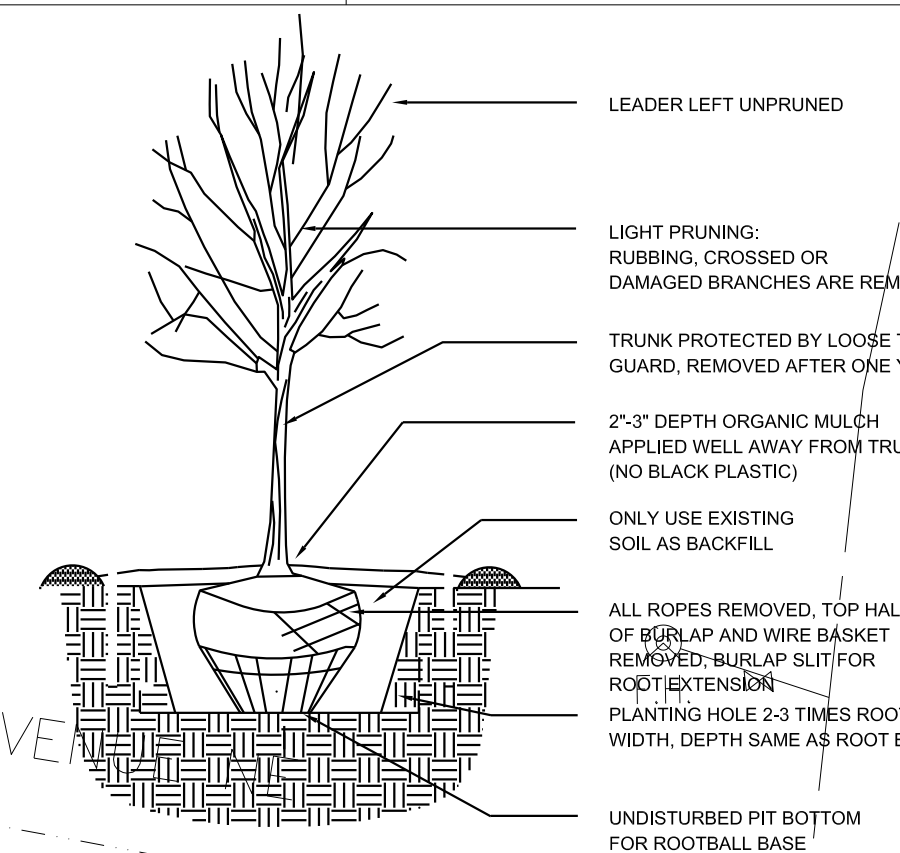
### EXISTING PLANT LEGEND

Qty.	Symbol	Tree	Landscape Coverage
30	○	Shade/Street Tree Ash, Locust	50 sf=1500 sf
6	●	Evergreen Tree Austrian Pine	50 sf=300 sf
187	○	Shrub Red Yucca, Maiden Grass Blue Mist, Russian Sage Lavender, Clustersberry, Dear Grass, Rosemary	30 sf=5,610 sf

Landscape Coverage=7,410 sf

### LEGEND

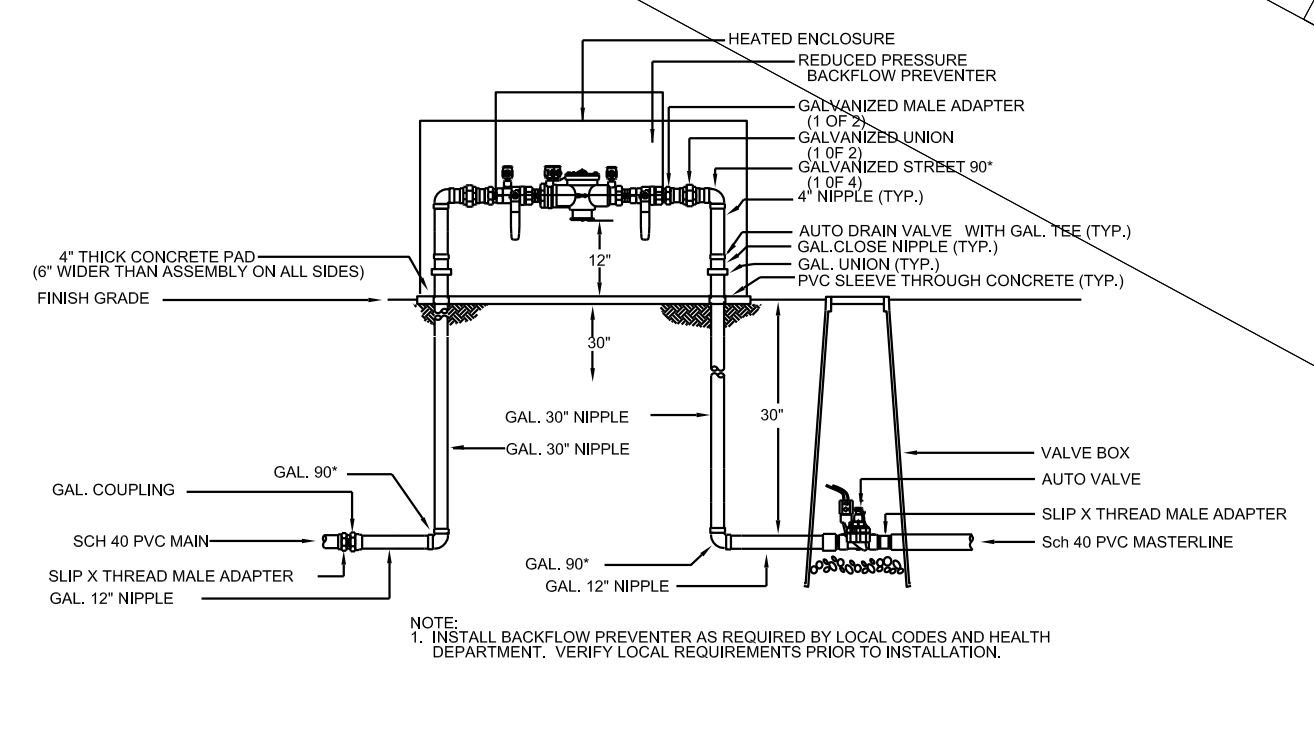
Existing Gravel Landscape to Remain
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### PLANT LEGEND

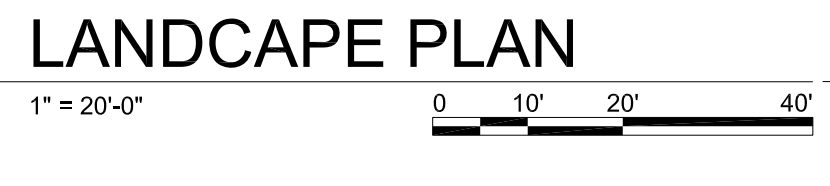
Qty.	Symbol	Scientific Name Common Name	Installed Size	Mature Height/Spread	Landscape Coverage	Water Use	Drip Emitters
4	○	<i>Pistacia chinensis</i> Chinese Pistache	2" B&B	60'/80'	50 sf=200 sf	Low	16-2 gph
1	○	<i>Chilopsis</i> Desert Willow	15-Gal	20'/15'	50 sf=50 sf	RW	6-1 gph
3	○	<i>Vitex</i> Chaste Tree	15-Gal	20'/15'	50 sf=150 sf	Medium	6-2 gph
<b>Shrubs/Groundcovers</b>							
16	●	<i>Juniperus sabina</i> 'Buffalo' Buffalo Juniper (female)	5-Gal	2'/6"	36 sf=576 sf	Low +	2-2 gph
10	●	<i>Ericameria laricifolia</i> 'Aguirre' Turpentine Bush	1-Gal	3'/4"	35 sf=350 sf	RW	2-1 gph
22	●	<i>Vauquelinia</i> Rosewood	5-Gal	10'/10" x 100"	sf=2200 sf	Medium	2-2 gph
7	●	<i>Rosmarinus officinalis</i> Rosemary	5-Gal	6'/6"	64 sf=448 sf	Low +	2-2 gph
1	●	<i>Lagerstroemia</i> Crape Myrtle	5-Gal	15'/15"	100 sf=100 sf	Medium+	2-2 gph
26	●	<i>Caesalpinia</i> Bird of Paradise	5-Gal	10'/10"	100 sf=1600 sf	RW	2-1 gph
<b>Grasses</b>							
8	●	<i>Muhlenbergia</i> Deer Grass	1-Gal	4'/4"	36 sf=288 sf	Low+	2-2 gph
16	●	<i>Miscanthus</i> Maiden Grass	5-Gal	6'/6"	64 sf=1024 sf	Medium	2-2 gph
<b>Desert Accents</b>							
50	●	<i>Dasyliiron</i> Sotol	5-Gal	6'/4"	64 sf=3200 sf	RW	2-1 gph
55	●	<i>Yucca baccata</i> Banana Yucca	5-Gal	4'/4"	64 sf=3520 sf	RW	2-1 gph
7	●	<i>Hesperaloe parviflora</i> Red Yucca	5-Gal	3'/4"	30 sf=210 sf	Low	2-1 gph

Total Landscape Coverage=13,916 sf



### MATERIALS LEGEND

BROWN GRAVEL CRUSHER FINES
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### NOTE

MAINTENANCE OF LANDSCAPE (ONSITE AND WITHIN ROW) TO BE MAINTAINED BY PROPERTY OWNER

PLANTINGS TO BE WATERED BY AUTO. DRIP IRRIGATION SYSTEM WITH REDUCED PRESSURE BACKFLOW PREVENTER PER CITY OF ALBUQUERQUE

WATER MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER

THIS PLAN IS TO COMPLY WITH C.O.A. LANDSCAPE AND WATER WASTE ORDINANCE 6-1-1. PLANTING RESTRICTIONS APPROACH

IT IS THE INTENT OF THIS PLAN TO PROVIDE MIN. 75% LIVE GROUND COVER OF LANDSCAPE AREAS AT MATURITY PER ORDINANCE 14-16-3-10 (SEE CALCULATIONS PROVIDED ABOVE)

LANDSCAPE AREAS TO BE MULCHED WITH GRAVEL MULCH AT 2" DEPTH

APPROVAL OF THE LANDSCAPE PLAN DOES NOT CONSTITUTE OR IMPLY COMPLIANCE WITH, OR EXEMPTION FROM, THE C.O.A LANDSCAPE AND WATER WASTE ORDINANCE 6-1-1.

NO PARKING SPACE SHALL BE MORE THEN 100' FROM A TREE.

STREET TREES TO CONFORM TO STREET TREE ORDINANCE 6-6-2

LANDSCAPE PLAN TO CONFORM TO ZONING REGULATIONS I.D.O.

LANDSCAPING AND SIGNING 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 ALLOWED IN THIS AREA.

IRRIGATION SYSTEM: AN AUTOMATIC UNDERGROUND IRRIGATION SYSTEM WILL BE UTILIZED TO PROVIDE EVEN AND ADEQUATE WATER LEVELS TO ALL PLANT MATERIAL. WATER USE SHALL BE DONE IN SUCH A MANNER AS TO CONSERVE ITS USE AND PREVENT ANY AND ALL RUNOFF FROM LANDSCAPE MATERIALS. IRRIGATION SHALL BE RESTRICTED TO EARLY MORNING HOURS TO CONSERVE THIS LIMITED RESOURCE.

STREETSCAPE LANDSCAPING SHALL CONSIST PRIMARILY OF SHRUBS AND DECIDUOUS TREES IN A SETBACK AREA BETWEEN THE RIGHT-OF-WAY OF THE STREET AND THE FACE OF THE CURB OF AN ADJACENT PARKING AREA. CLEAR-SIGHT TRIANGLE REQUIREMENTS MUST BE MET.

TREES IN PROXIMITY OF DUMPSTER TO BE MAINTAINED TO ALLOW FOR TRUCK ACCESS WITHOUT DAMAGE TO TRUCK OR TREES

### IRRIGATION NOTE

DRIP SYSTEM RUN CYCLES:  
ESTABLISHMENT AND SUMMER:  
1 HOUR/4 DAYS A WEEK  
SPRING:  
1 HOUR/2-3 DAYS A WEEK  
FALL:  
1 HOUR/2-3 DAYS A WEEK  
WINTER:  
1 HOUR/2 DAYS PER MONTH

**GENERAL SHEET NOTES**

A.

**SHEET KEYED NOTES**

1. BIKE RACK
2. KNOX BOX LOCATION
3. EXISTING HANDICAP PARKING TO REMAIN
4. LANDSCAPE AREA
5. PAINTED STRIPES, NO PARKING AREA
6. LIGHT POLE
7. EXISTING 6' CMU FENCE TO REMAIN
8. PREMISE ID
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11. PEDESTRIAN WALKWAY
12. NEW ASPHALT

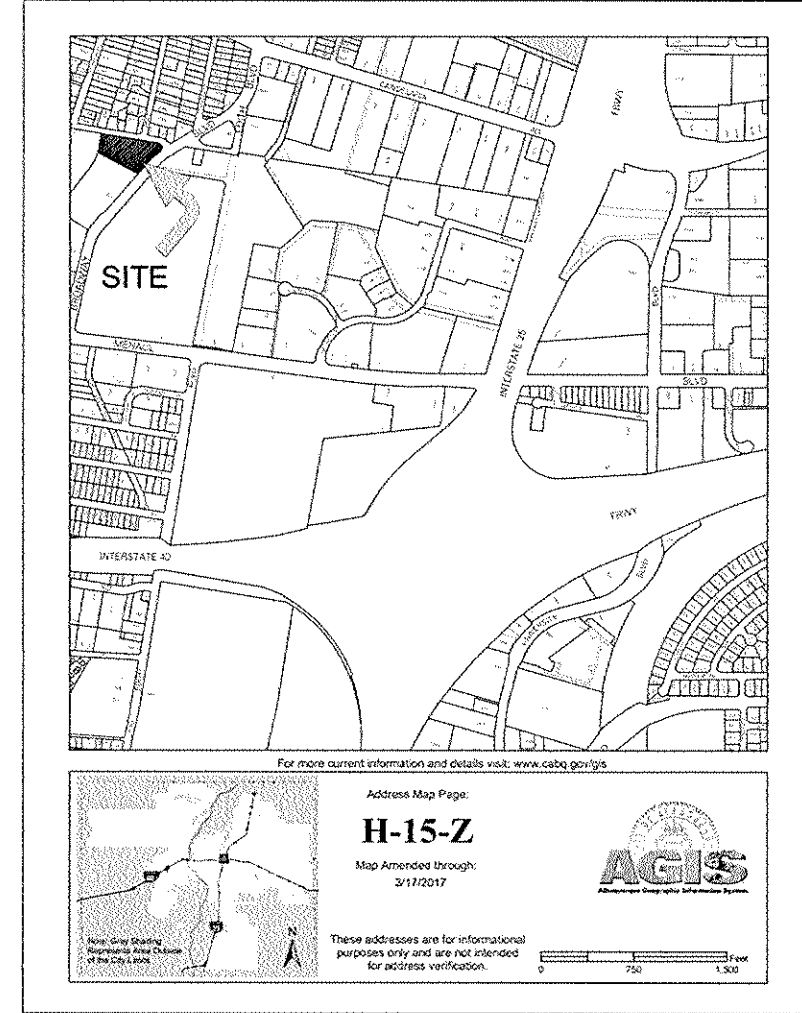
**ASPHALT PAVING**  
4" THICK ASPHALT WITH 12" BASE COURSE CAPABLE OF SUPPORTING A FIRE APPARATUS WEIGHING AT LEAST 75,000 LBS. APPROXIMATE ROAD DOES NOT EXCEED 1% TO GRADE.  
9.18.2018

**LEGEND**

- EXISTING PARKING TO REMAIN.
- EXISTING BUILDING TO REMAIN.
- NEW BUILDING ADDITION
- NO PARKING STRIPING

Case 4507-18  
**HYDRANT AND FIRE ACCESS**  
ALBUQUERQUE FIRE MARSHAL'S OFFICE  
PLANS CHECKING DIVISION  
SOFT 25274 CONSTRUCTION TYPE 212  
GPM 1500 NUMBER OF HYDRANTS 17  
**APPROVED / DISAPPROVED**  
7/18/18  
REGISTERED / SEAN HANSEN, ENGINEER

**KEYPLAN**



**REVISIONS**

- △
- △
- △
- △

DRAWN BY

REVIEWED BY

DATE 9/07/2018

PROJECT NO. 18-0057.001

DRAWING NAME

ARCHITECTURAL

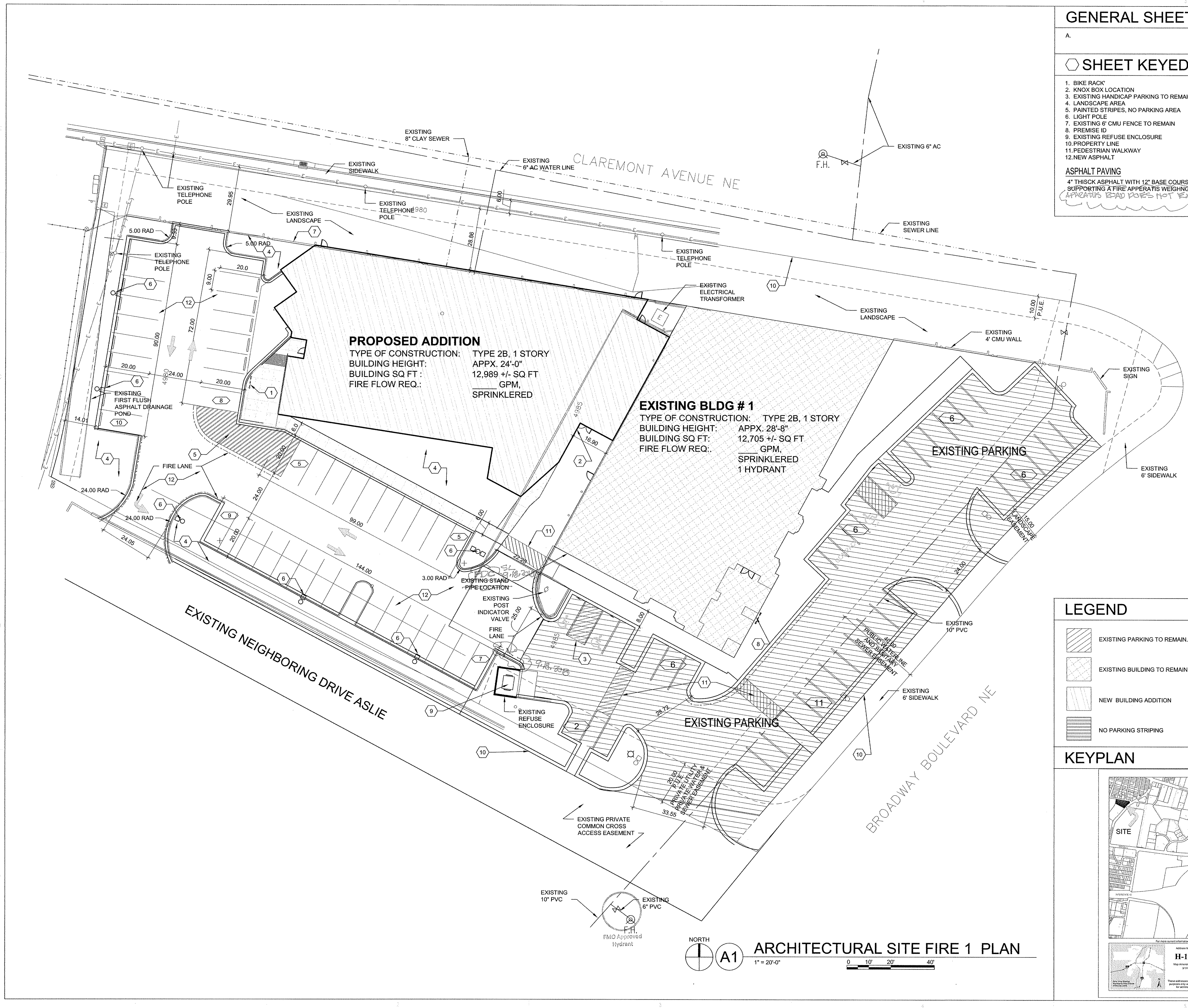
SITE PLAN

FIRE 1

SHEET NO.

**FIRE 1**

3 OF



**PROPOSED ADDITION**  
TYPE OF CONSTRUCTION: TYPE 2B, 1 STORY  
BUILDING HEIGHT: APPX. 24'-0"  
BUILDING SQ FT: 12,989 +/- SQ FT  
FIRE FLOW REQ.: GPM, SPRINKLERED

**EXISTING BLDG # 1**  
TYPE OF CONSTRUCTION: TYPE 2B, 1 STORY  
BUILDING HEIGHT: APPX. 28'-8"  
BUILDING SQ FT: 12,705 +/- SQ FT  
FIRE FLOW REQ.: GPM, SPRINKLERED, 1 HYDRANT

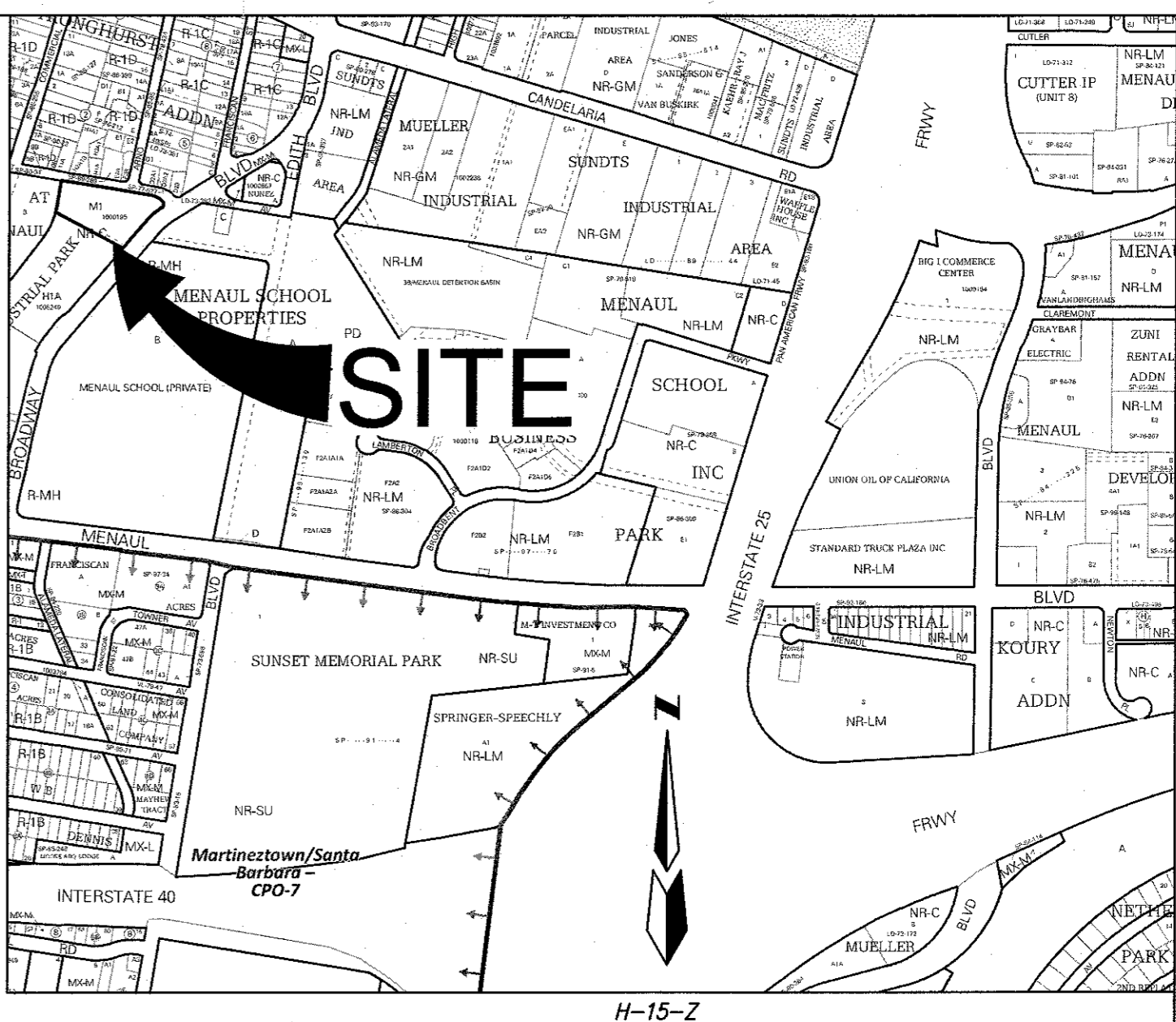
**ARCHITECTURAL SITE FIRE 1 PLAN**  
1" = 20'-0"  
NORTH



REVISIONS


DRAWN BY  
REVIEWED BY  
DATE 9/20/18  
PROJECT NO. 18-0057.001  
DRAWING NAME  
**DRAINAGE PLAN**

SHEET NO.

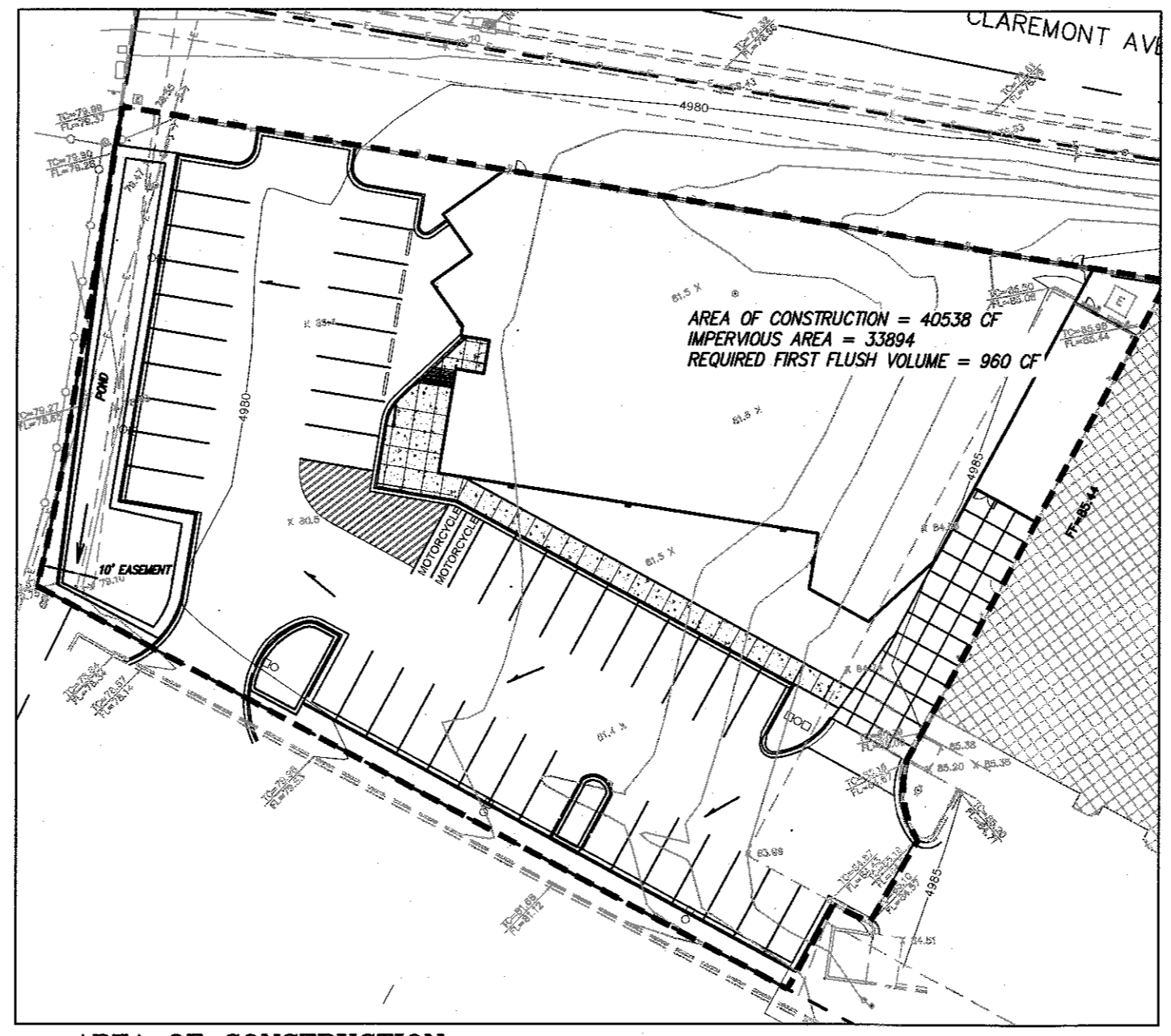


**NARRATIVE DESCRIPTION**

THE SITE IS LOCATED WITHIN THE GATEWAY INDUSTRIAL PARK FOR WHICH A CONCEPTUAL MASTER DRAINAGE PLAN WAS PREPARED BY MARK GOODWIN AND ASSOCIATES (YEAR 2000). TO THE NORTH OF THE SITE IS CLAREMONT AVENUE AND BROADWAY. TO THE SOUTH IS AN ADJACENT PROPERTY ALSO WITHIN THE GATEWAY INDUSTRIAL PARK THAT APPEARS TO BE MOSTLY ROOFED AND PAVED AREA. TO THE WEST OF THE SITE IS A LARGE CITY DETENTION POND.

THE SITE, WEST OF THE BUILDING TO BE EXPANDED, IS CURRENTLY UNDEVELOPED LAND WHICH SLOPES TO THE WEST TOWARDS THE DETENTION POND TO AN EXISTING ASPHALT CURB AND GUTTER WHICH CURRENTLY DIVERTS EXISTING ROOFTOP FLOW, UNDEVELOPED FLOW, AND A SMALL PORTION OF EXISTING PAVEMENT FLOW TO A LOW SPOT AT THE SOUTH END AND INTO A PRIVATE DRAINAGE EASEMENT ON THE ADJACENT PROPERTY TO THE SOUTH.

PROPOSED GRADING WILL MAINTAIN THE ORIGINAL FLOW DIRECTIONS AND WILL BE CLOSE TO EXISTING GRADES. THE GRADING WILL DIVERT FLOW TO A SERIES OF THREE FIRST FLUSH PONDS, THE LAST BEING THE WESTERN MOST, AND LARGEST FIRST FLUSH POND. A NEW CUT OFF WALL WILL BE CONSTRUCTED AT THE WEST SIDE OF THE POND, WITH TOP OF CURB ELEVATIONS CONSTRUCTED TO THE ORIGINAL ELEVATIONS OF THE ASPHALT CURB AND GUTTER TO BE REMOVED.

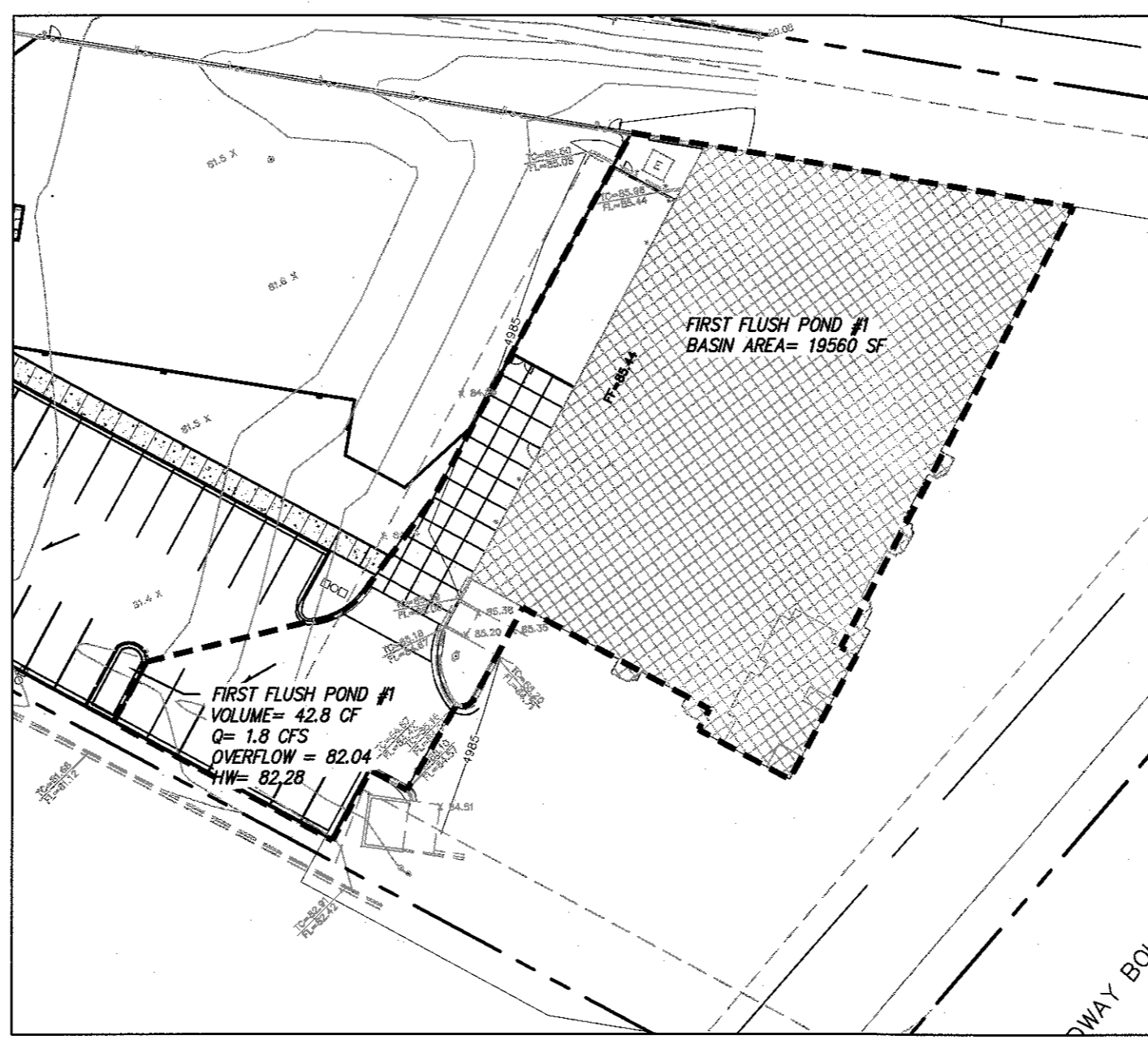


**AREA OF CONSTRUCTION**

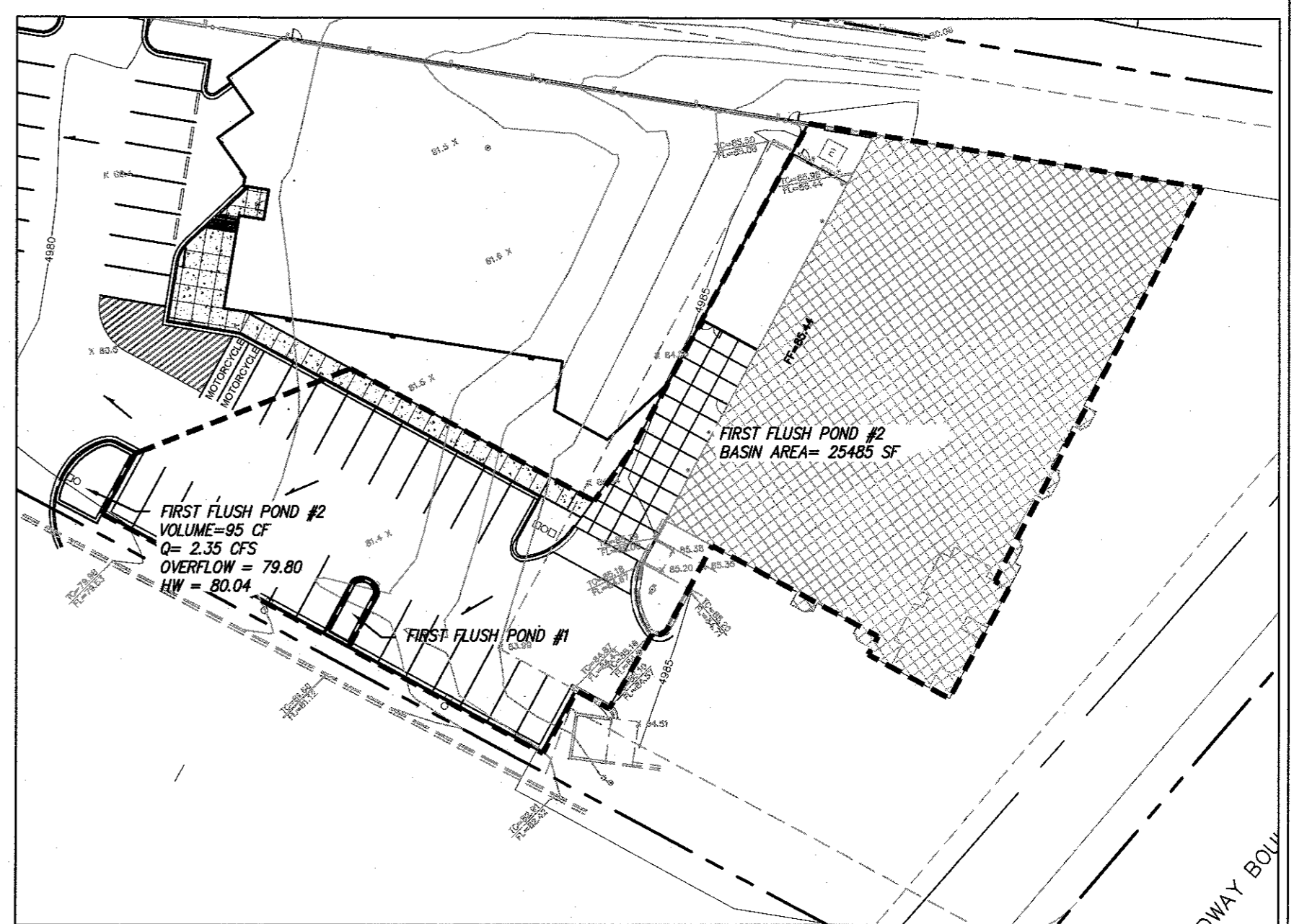
Area of Construction:	SF	AC	SQ MI
	40538	0.9306	0.001454
	Proposed (SF)		
Impervious	33894	Landscape	6644

**FIRST FLUSH NOTES**

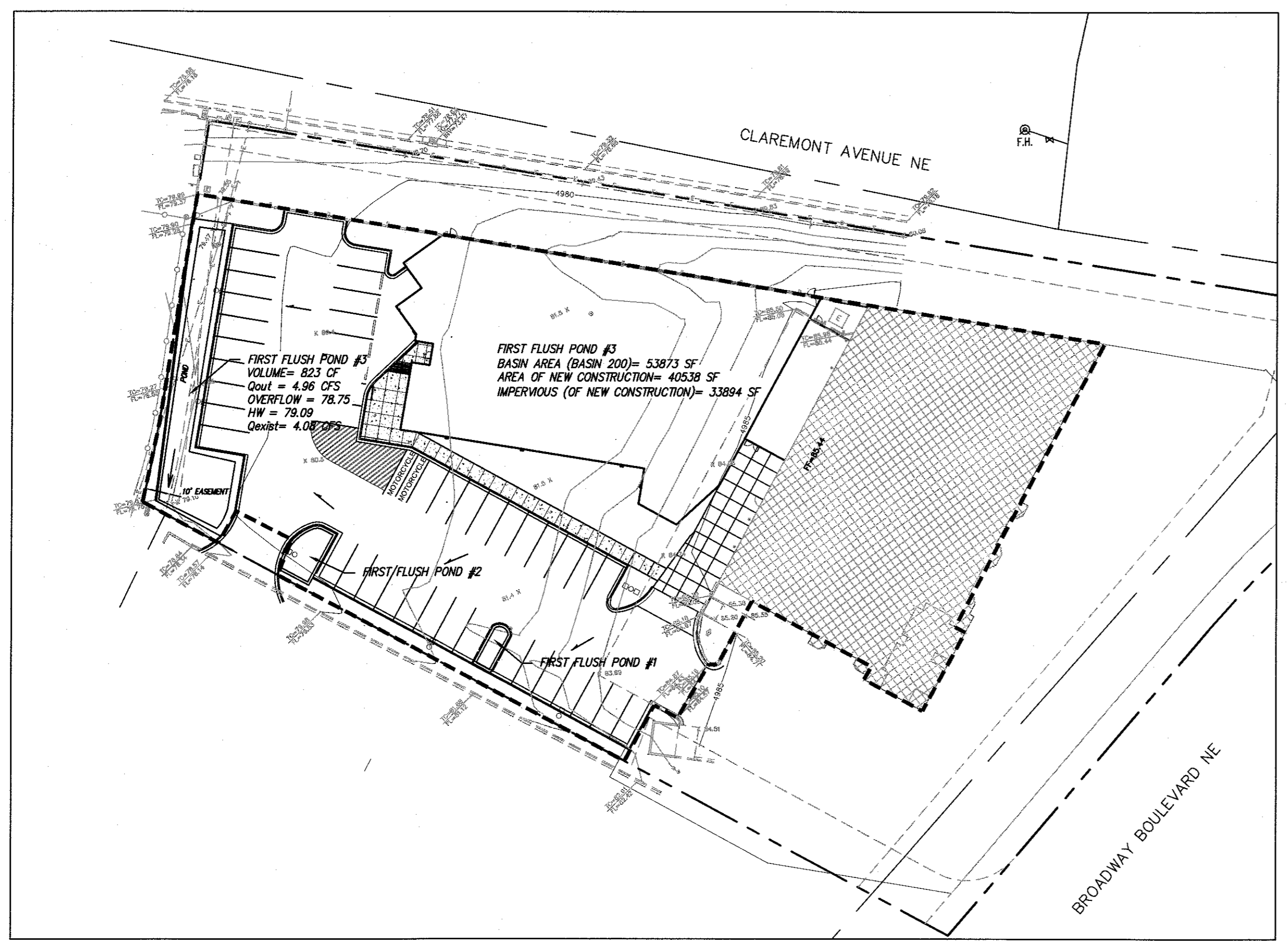
THE NEW CONSTRUCTION IS SUCH THAT FIRST FLUSH FROM EXISTING IMPERVIOUS AREA IS AVAILABLE FROM HIGHER ELEVATIONS. THOUGH NOT REQUIRED TO CAPTURE, IT IS COLLECTED AND CREDITED TOWARDS THE FIRST FLUSH CAPTURE REQUIREMENT. FIRST FLUSH IS CAPTURED THROUGH A SERIES OF FIRST FLUSH PONDS: #1, #2, AND #3. AS THE LARGEST, WESTERN MOST FIRST FLUSH POND IS LOCATED AT THE NATURAL LOW POINT AND AT THE DISCHARGE OF THE SITE, AND THERE IS ADEQUATE AREA FOR FULL CAPTURE WITH A .43' DEEP POND; THE FIRST FLUSH REQUIREMENT IS FULLY CAPTURED.



**FIRST FLUSH POND #1 BASIN**



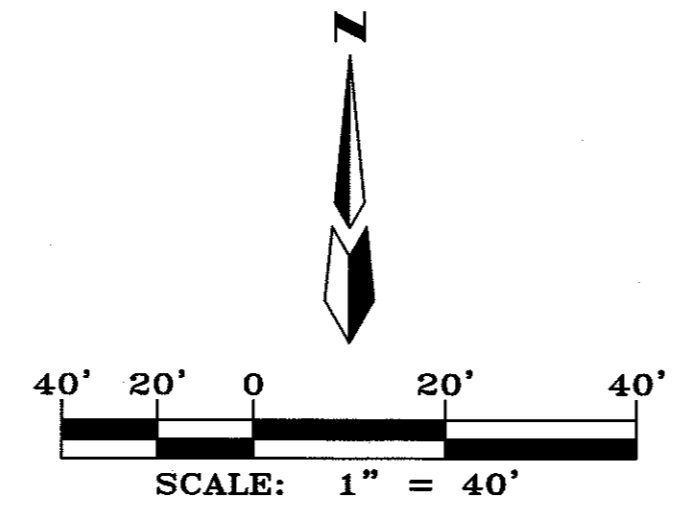
**FIRST FLUSH POND #2 BASIN**



**SITE BASIN (BASIN 200, FIRST FLUSH POND #3 BASIN)**

**DRAINAGE REPORT**

THE GATEWAY INDUSTRIAL PARK CONCEPTUAL MASTER DRAINAGE PLAN ALLOWED FOR UNRESTRICTED DISCHARGE INTO THE ADJACENT CITY DETENTION POND. THE DEVELOPED DISCHARGE INDICATED BY THE 2009 GRADING PLAN FOR THE SITE (JOHN ARTHUR BLESSEN, STAMP DATE APRIL 4, 2009) WAS 5.1 CFS. THE EXISTING DISCHARGE INCLUDING THE EXISTING ROOF TOP AND SMALL PORTION OF EXISTING PAVEMENT IS EVALUATED AT 4.08 CFS USING AHYMO-S4. WITH PROVISION OF FIRST FLUSH CAPTURE, RAINFALL WAS REDUCED BY THE SPREAD OF THE FIRST FLUSH CAPTURE OVER THE SITE BASIN AREA (BASIN 200). THIS YIELDED SITE DISCHARGE FROM THE PROPOSED DEVELOPMENT TO BE ESTIMATED AT 4.96 CFS. THE CALCULATIONS ARE AS FOLLOWS:



Pond #1 Wier	First Flush Basin Pond #1	19560 (SF)	Basin 101	53873 (SF)	Flow by Proportion	1.80 (C Wier Depth (FT))	Width	0.24
							Weir Coeff	3
							Weir Discharge	1.83 (CFS)
Pond #2 Wier	First Flush Basin Pond #2	25485 (SF)	Basin 101	53873 (SF)	Flow by Proportion	2.35 (C Wier Depth (FT))	Width	0.24
							Weir Coeff	4
							Weir Discharge	2.45 (CFS)
Pond #3 Wier	First Flush Basin Pond #3	960 (SF)	Basin 101	53873 (SF)	Flow	4.96 (C Wier Depth (FT))	Width	0.34
							Weir Coeff	5
							Weir Discharge	5.15 (CFS)

**AHYMO INPUT FILE (18022 IN A.TXT)**  
START 0.0 HOURS PC=0 PL=-1  
LOCATION ALBUQUERQUE  
\*S ABC -18022  
\*S ONSITE PROPERTY RUNOFF FOR EXIST TO PROP COMPARISON  
\*S By Cory Pierce  
RAINFALL TYPE=1 0.0 1.84 2.38 2.77 DT=0.01  
\*Existing Conditions Basin 100  
SEDIMENT BULK CODE=1 BULK FACTOR = 1.18  
COMPUTE NM HYD ID=2 HYD=100 AREA=0.00193 SQ MI  
A B C D 36 36 0 28  
TP=0.13333 MASSRAIN=-1  
ID=2 CODE=1  
PRINT HYD  
\*Proposed Conditions Basin 200  
SEDIMENT BULK CODE=1 BULK FACTOR = 1.06  
RAINFALL TYPE=1 0.0 1.63 2.17 2.56 DT=0.01  
COMPUTE NM HYD ID=3 HYD=200 AREA=0.00193 SQ MI  
A B C D 0 6 88  
TP=0.13333 MASSRAIN=-1  
ID=3 CODE=1  
PRINT HYD  
FINISH

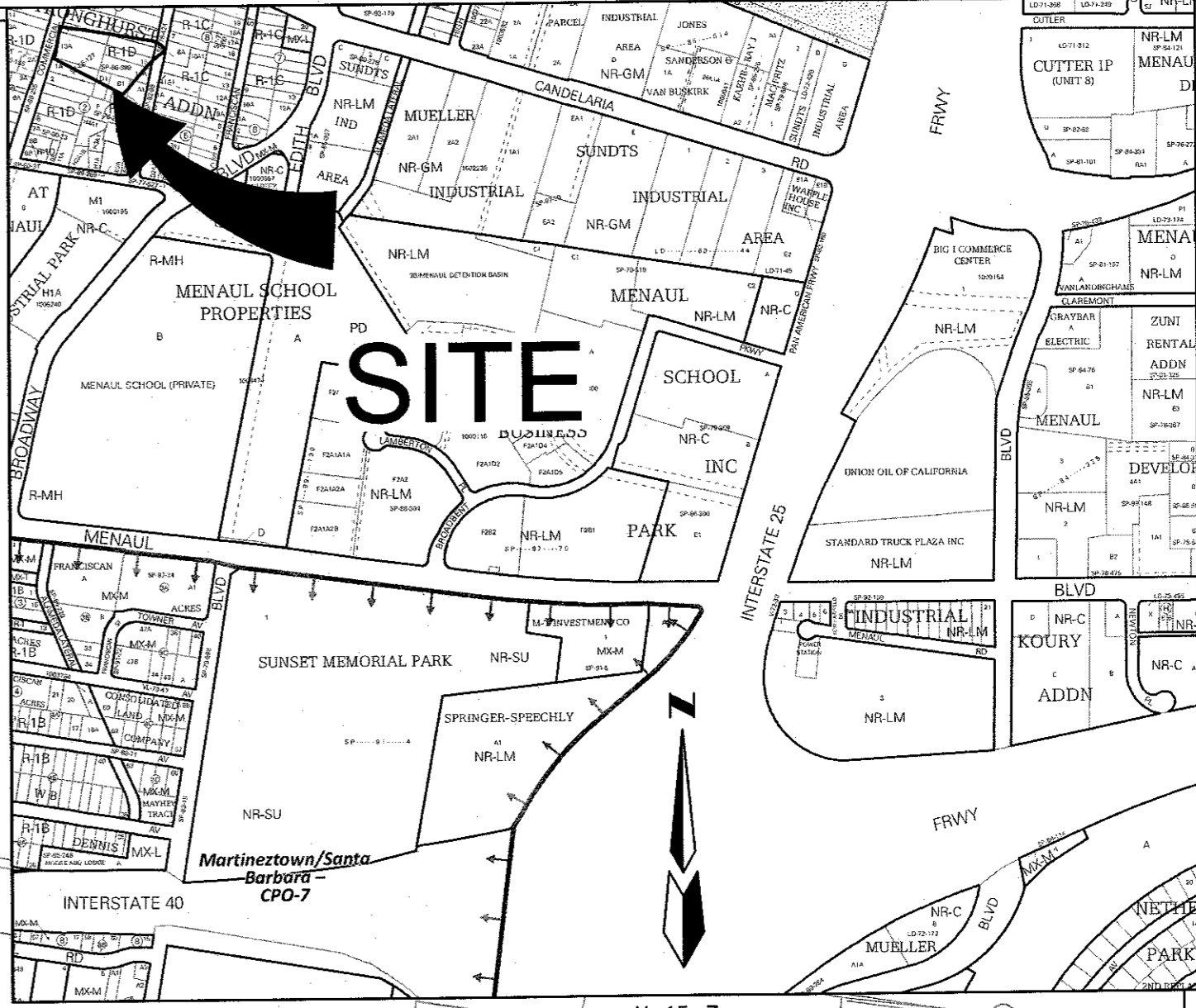
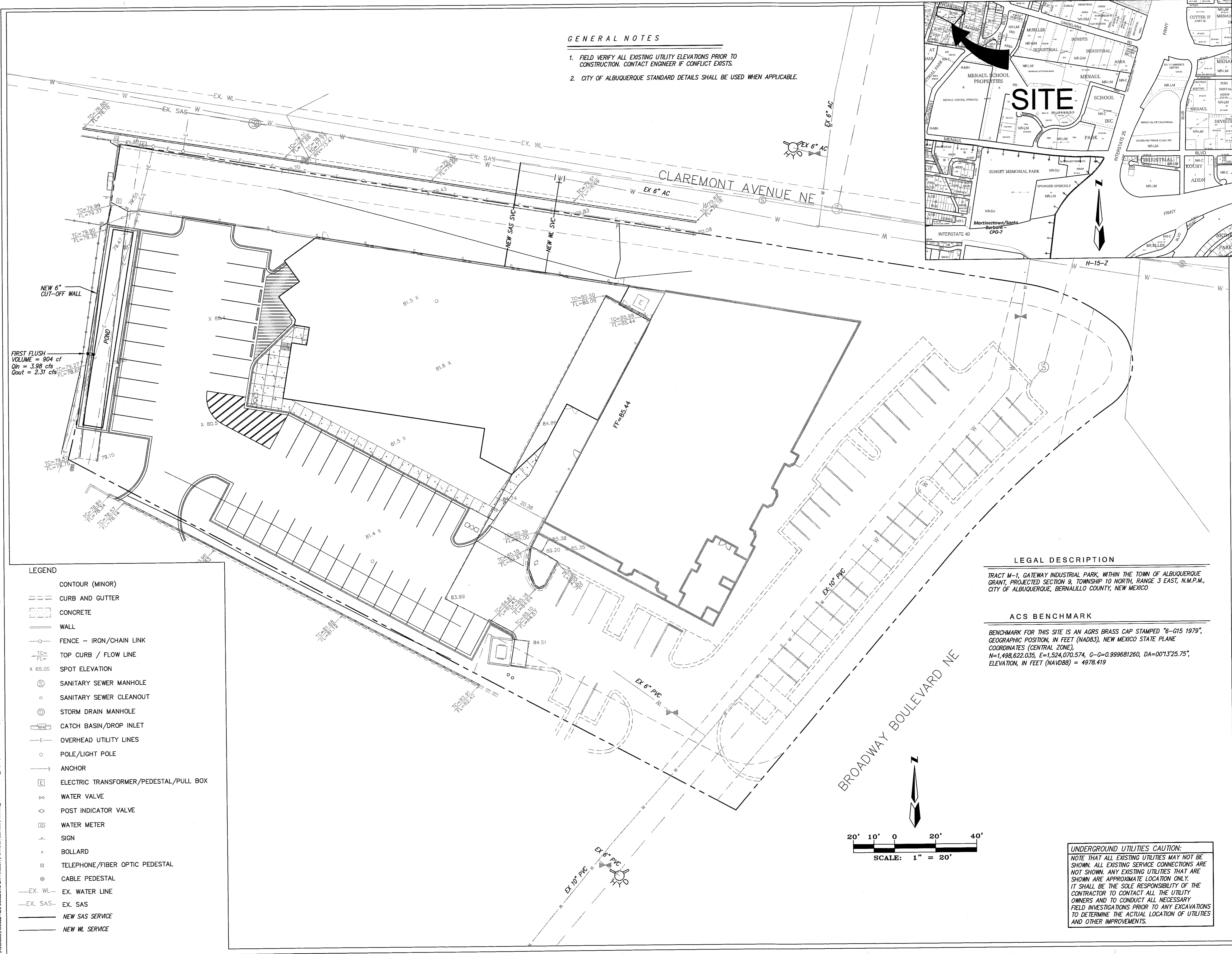
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COMMAND	HYDROGRAPH IDENTIFICATION	FROM NO.	TO NO.	AREA (SQ MI)	PEAK DISCHARGE (CFS)	RUNOFF VOLUME (AC-FT)	RUNOFF (INCHES)	TIME TO PEAK (HOURS)	CFS PER ACRE	PAGE	NOTATION
START											
LOCATION	ALBUQUERQUE										TIME= 0.00
*S ABC -18022											
*S ONSITE PROPERTY RUNOFF FOR EXIST TO PROP COMPARISON											
*S By Cory Pierce											
RAINFALL	TYPE= 1 NOAA 14										RAIN6= 2.390
SEDIMENT BULK											PK BF = 1.18
COMPUTE NM HYD	100.00 - 2			0.00193	4.08	0.138	1.34010	1.530	3.300		PER IMP= 28.00
SEDIMENT BULK											PK BF = 1.06
RAINFALL	TYPE= 1 NOAA 14										RAIN6= 2.170
COMPUTE NM HYD	200.00 - 3			0.00193	4.96	0.194	1.88694	1.530	4.013		PER IMP= 88.00
FINISH											

(s10H) \*BASIN 100 IS BASIN 200 IN EXISTING CONDITIONS

**GENERAL NOTES**

1. FIELD VERIFY ALL EXISTING UTILITY ELEVATIONS PRIOR TO CONSTRUCTION. CONTACT ENGINEER IF CONFLICT EXISTS.
2. CITY OF ALBUQUERQUE STANDARD DETAILS SHALL BE USED WHEN APPLICABLE.



FIRST FLUSH  
VOLUME = 904 cf  
Q<sub>in</sub> = 3.98 cfs  
Q<sub>out</sub> = 2.31 cfs

**LEGEND**

--- (dashed)	CONTOUR (MINOR)
--- (dashed)	CURB AND GUTTER
--- (dotted)	CONCRETE
— (solid)	WALL
— (dashed)	FENCE - IRON/CHAIN LINK
TC/FL	TOP CURB / FLOW LINE
x 65.00	SPOT ELEVATION
⊙	SANITARY SEWER MANHOLE
○	SANITARY SEWER CLEANOUT
⊕	STORM DRAIN MANHOLE
▭	CATCH BASIN/DROP INLET
— (dashed)	OVERHEAD UTILITY LINES
○	POLE/LIGHT POLE
⊙	ANCHOR
⊞	ELECTRIC TRANSFORMER/PEDESTAL/PULL BOX
x	WATER VALVE
⊞	POST INDICATOR VALVE
⊞	WATER METER
⊞	SIGN
○	BOLLARD
⊞	TELEPHONE/FIBER OPTIC PEDESTAL
⊞	CABLE PEDESTAL
— (dashed)	EX. WL - EX. WATER LINE
— (dashed)	EX. SAS - EX. SAS
— (solid)	NEW SAS SERVICE
— (solid)	NEW WL SERVICE

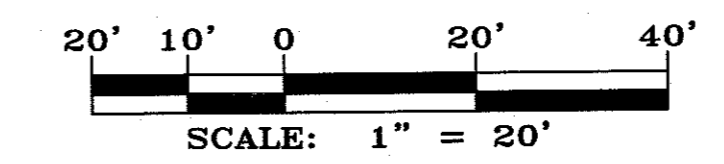
**LEGAL DESCRIPTION**

TRACT M-1, GATEWAY INDUSTRIAL PARK, WITHIN THE TOWN OF ALBUQUERQUE GRANT, PROJECTED SECTION 9, TOWNSHIP 10 NORTH, RANGE 3 EAST, N.M.P.M., CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

**ACS BENCHMARK**

BENCHMARK FOR THIS SITE IS AN AGCS BRASS CAP STAMPED "6-G15 1979", GEOGRAPHIC POSITION, IN FEET (NAD83), NEW MEXICO STATE PLANE COORDINATES (CENTRAL ZONE), N=1,498,622.035, E=1,524,070.574, C-C=0.999681260, DA=0013'25.75", ELEVATION, IN FEET (NAVD88) = 4978.419

**UNDERGROUND UTILITIES CAUTION:**  
NOTE THAT ALL EXISTING UTILITIES MAY NOT BE SHOWN. ALL EXISTING SERVICE CONNECTIONS ARE NOT SHOWN. ANY EXISTING UTILITIES THAT ARE SHOWN ARE APPROXIMATE LOCATION ONLY. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONTACT ALL THE UTILITY OWNERS AND TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATIONS TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS.



P:\ALBUQUERQUE\ABC BUILDING EXPANSION\PLANS\UTILITIES\18022\_M\UTILITY.dwg, 9/20/2018 4:45:35 PM, SPS



**GENERAL SHEET NOTES**

A. GENERAL SHEET NOTES

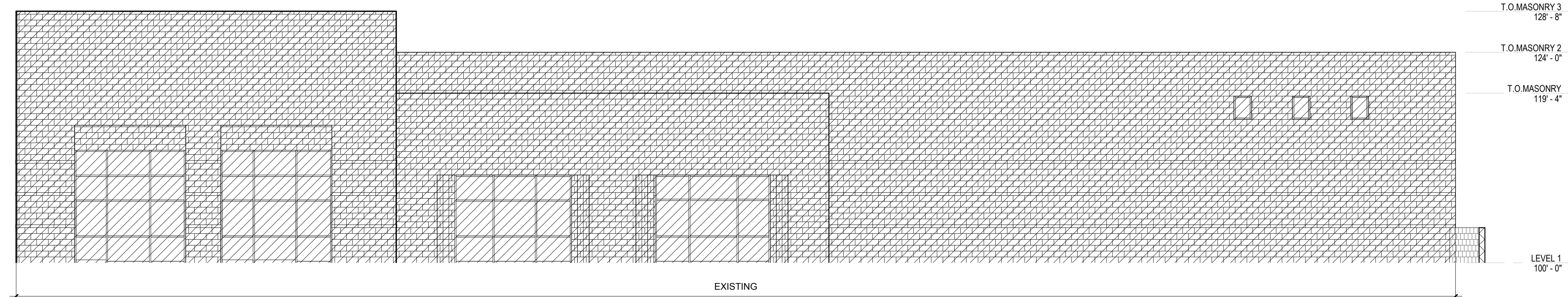
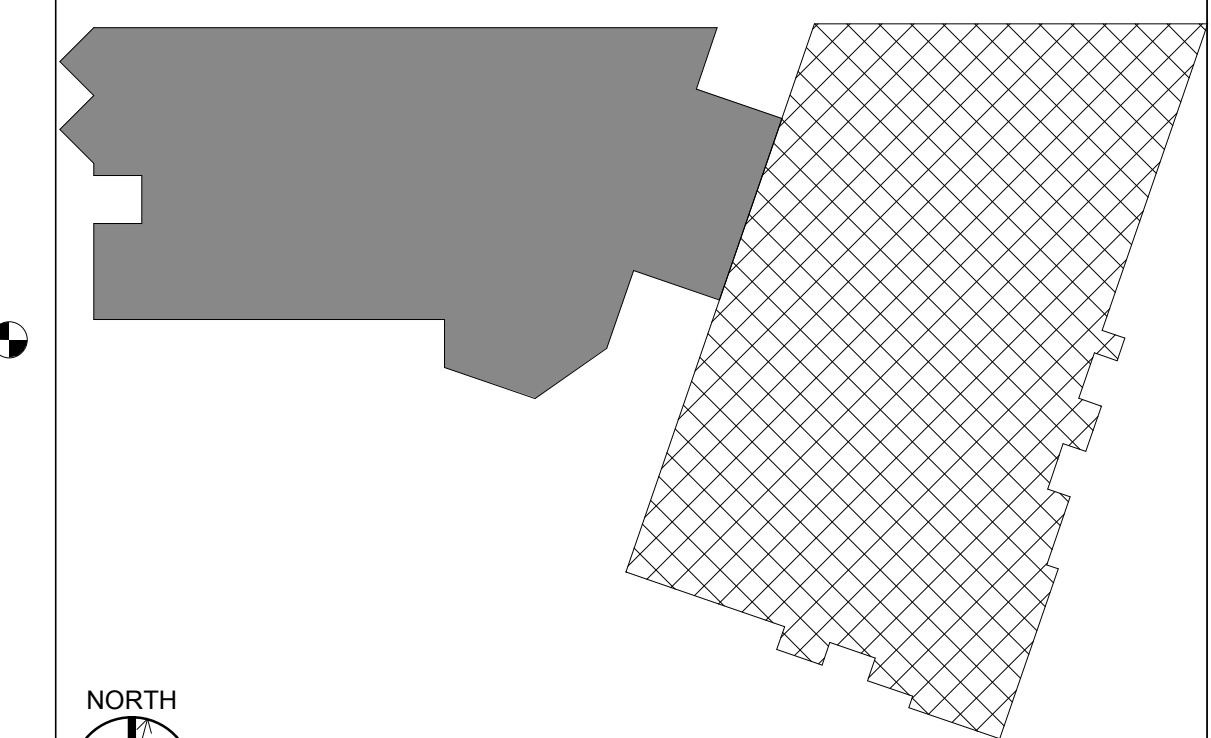
**REFERENCE KEYNOTES**

1. SPLITFACE CONCRETE MASONRY - COLOR RUST RED TO MATCH EXISTING
2. BURNISHED CONCRETE MASONRY ACCENT BANDS - TO MATCH EXISTING
3. STANDARD FINISH MASONRY - COLOR BUFF TAN TO MATCH EXISTING
4. CORRUGATED METAL WALL PANEL SYSTEM
5. ALUMINUM - FRAMED STROEFRONT SYSTEM
6. STEEL BEAM
7. OVERHEAD COILING DOOR
8. HOLLOW METAL DOOR AN FRAME

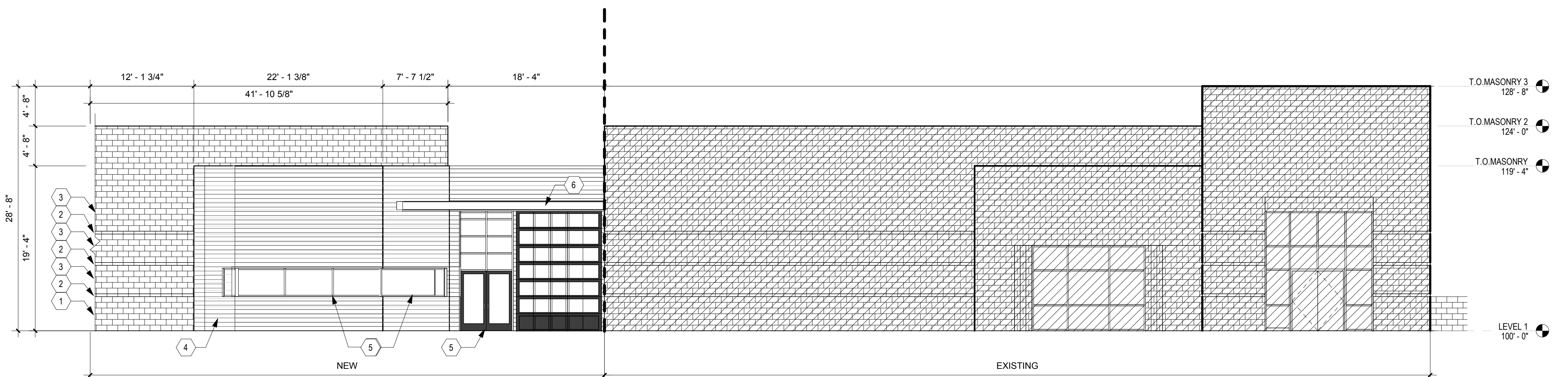
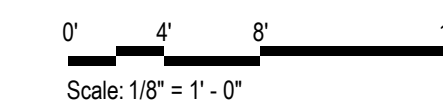
**LEGEND**

-  STUCCO, EARTHTONE COLOR
-  CONCRETE WALL, TAN/BROWN

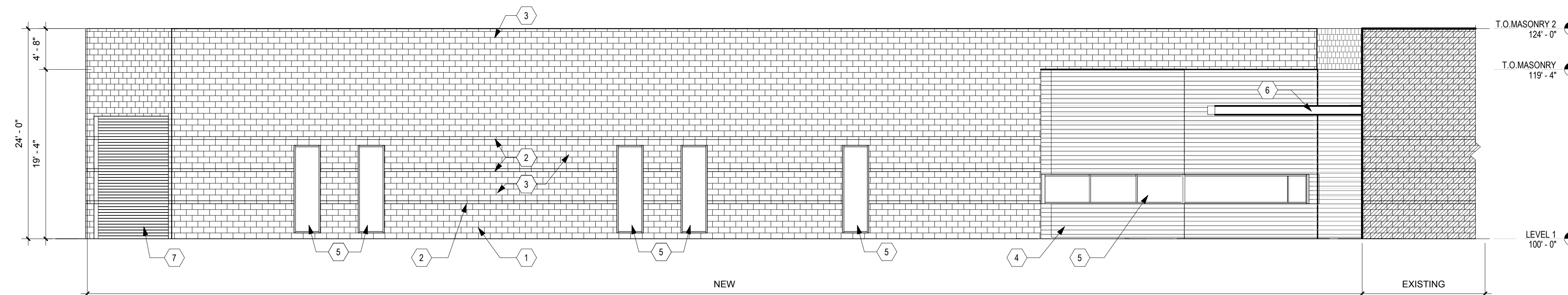
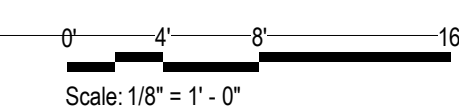
**KEY PLAN**



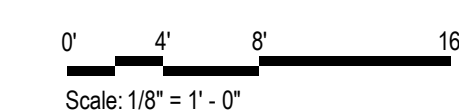
**C3 EAST ELEVATION**  
1/8" = 1'-0"



**B3 SOUTH ELEVATION**  
1/8" = 1'-0"



**A3 SOUTH ELEVATION**  
1/8" = 1'-0"




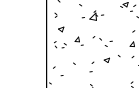
**GENERAL SHEET NOTES**

A. GENERAL SHEET NOTES

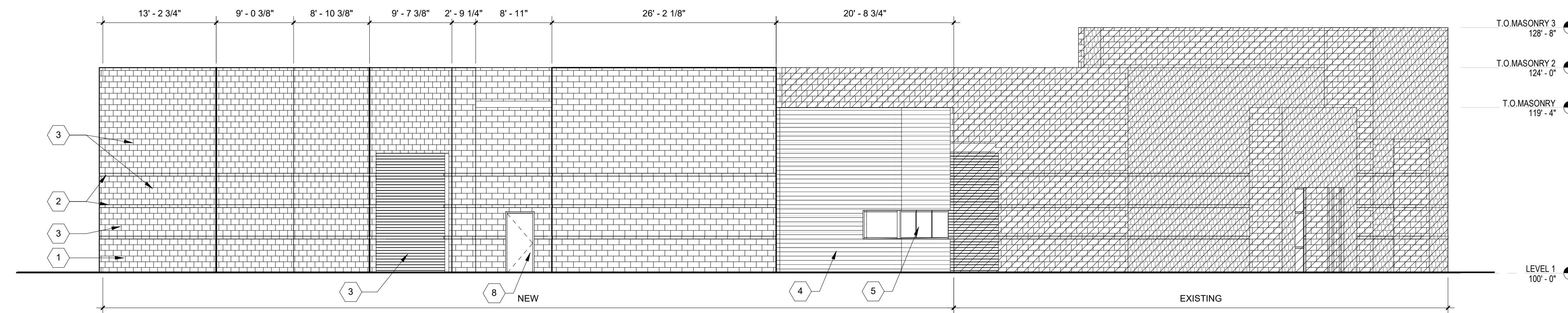
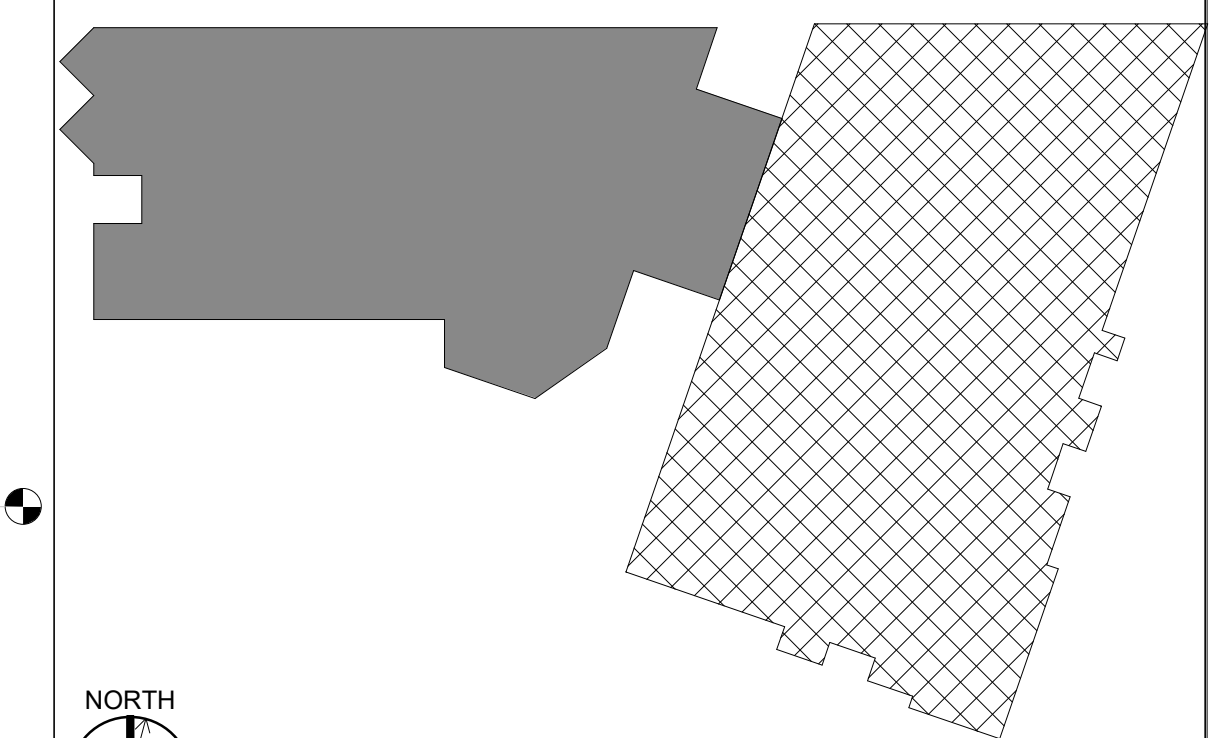
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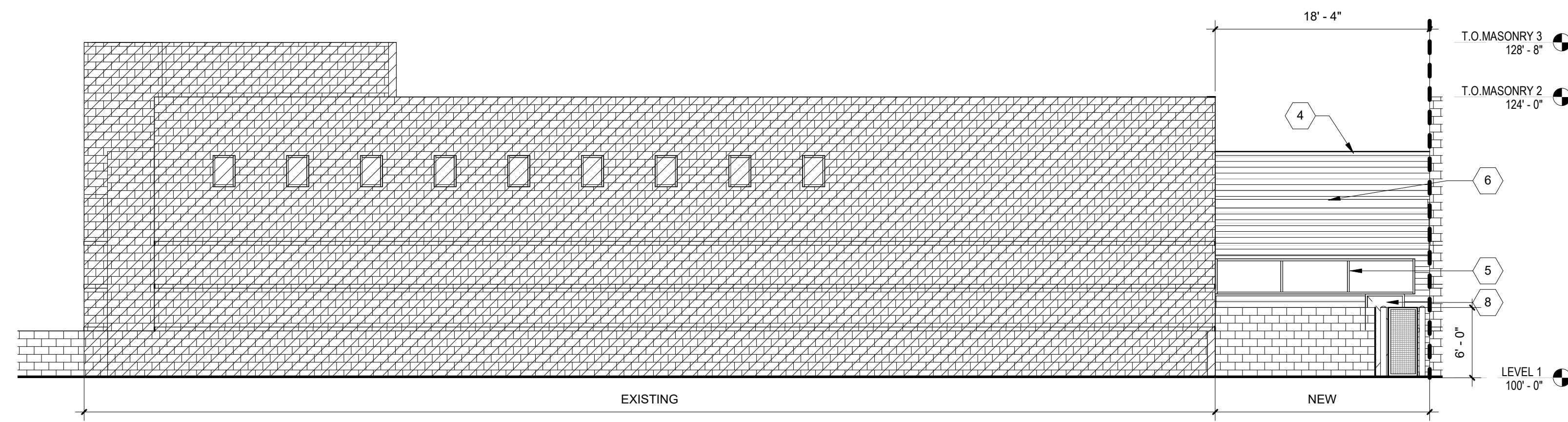
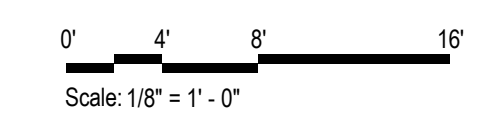
**LEGEND**

-  STUCCO\_EARTHTONE COLOR
-  CONCRETE\_WALL\_TANBROWN

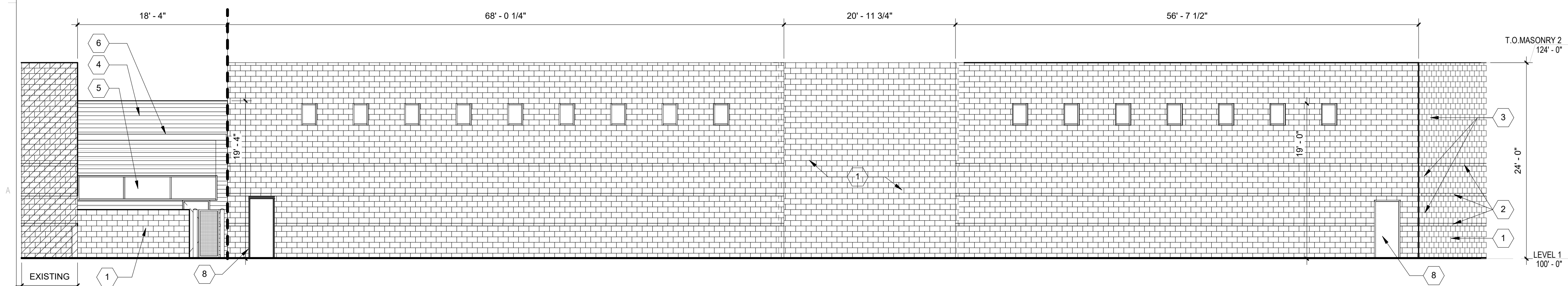
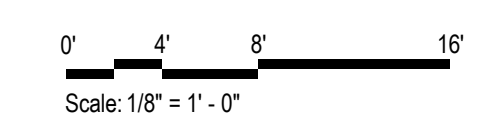
**KEY PLAN**



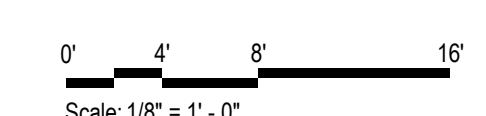
**(C3) WEST ELEVATION**  
1/8" = 1'-0"



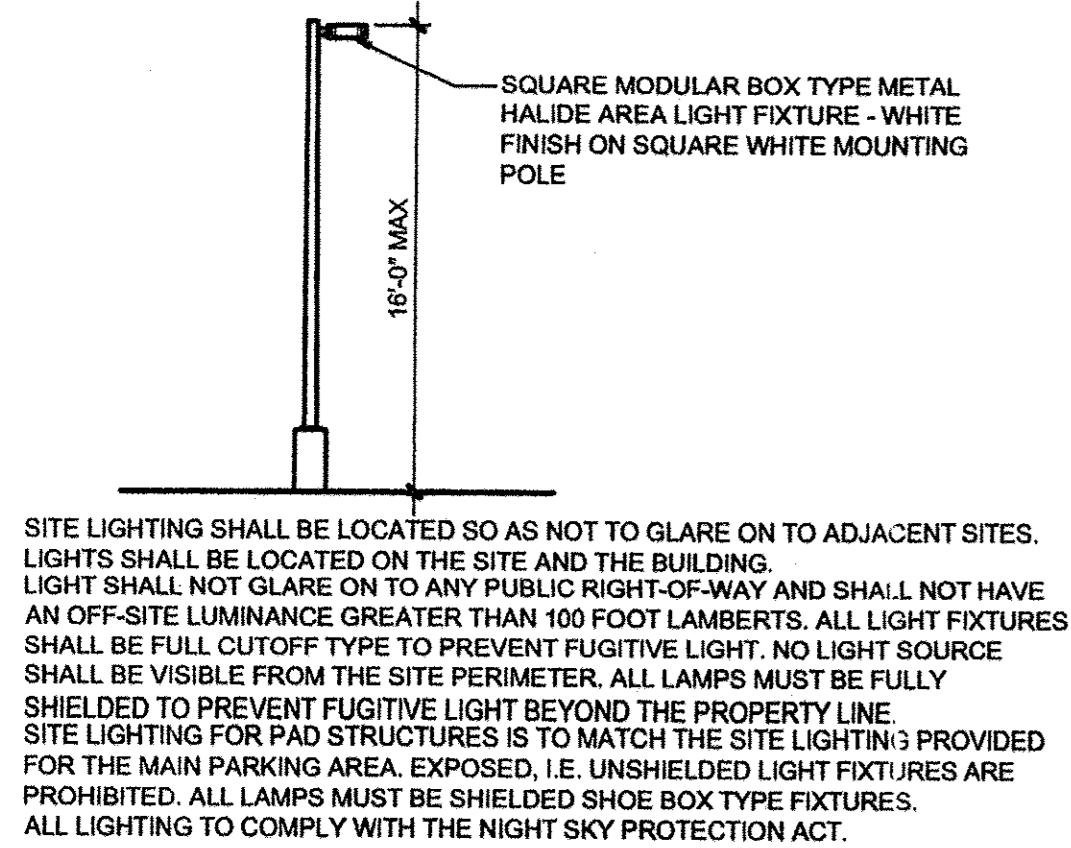
**(B3) NORTH ELEVATION**  
1/8" = 1'-0"



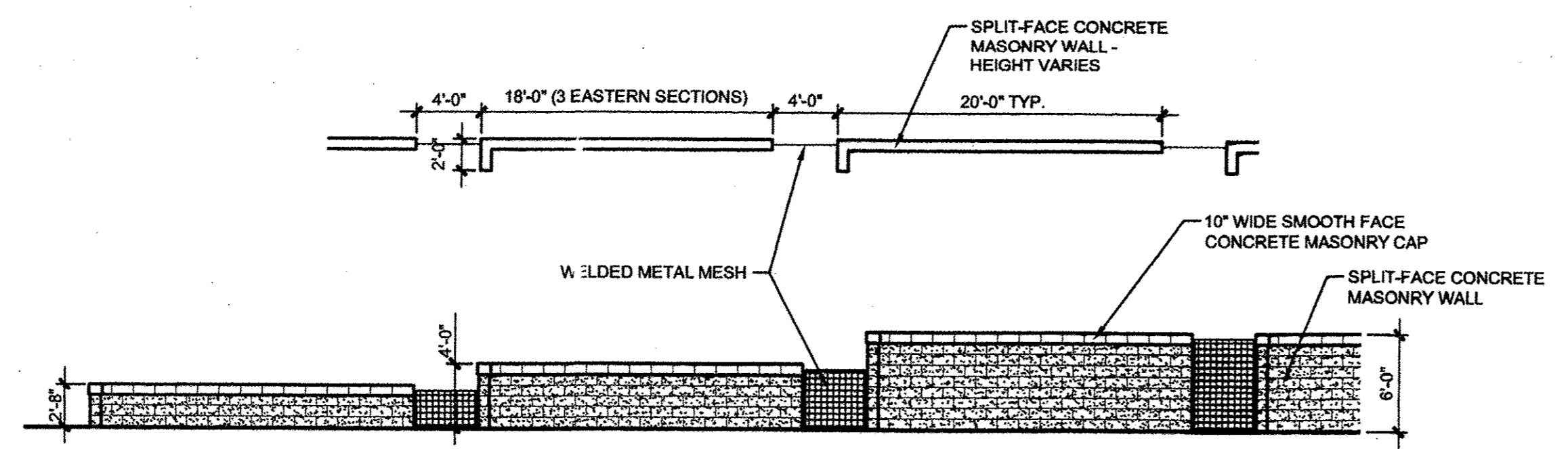
**(A3) NORTH ELEVATION**  
1/8" = 1'-0"



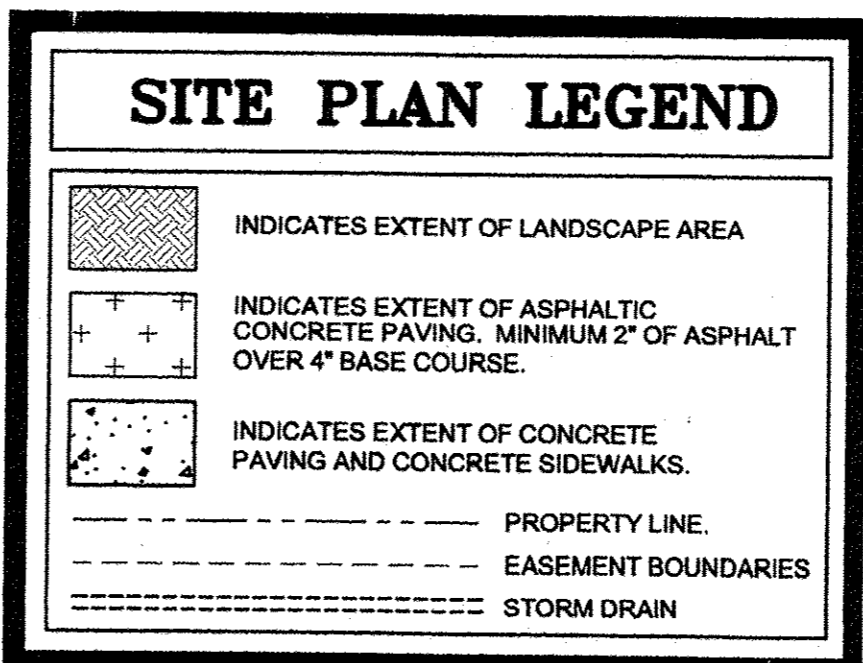
10/17/2018 2:36:25 PM



**D1 SITE LIGHTING DETAIL**  
SCALE: N.T.S.

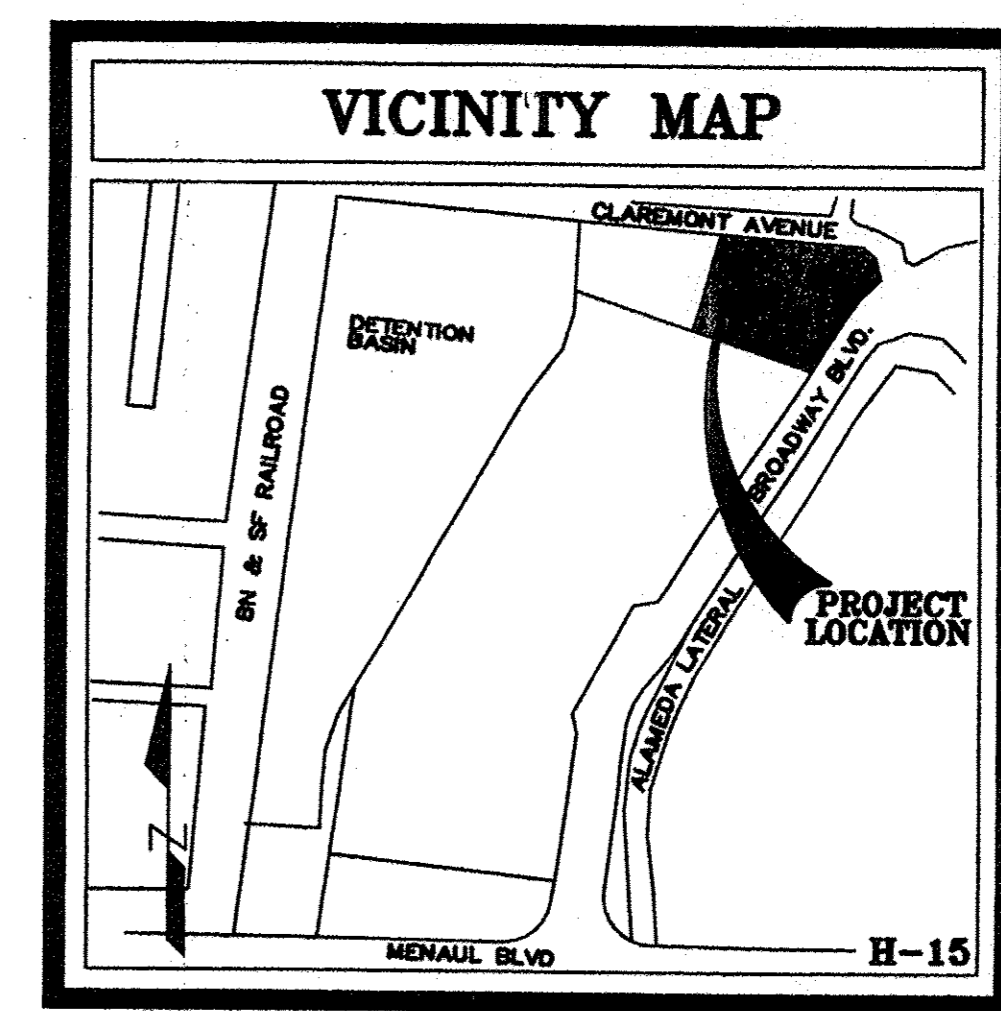


**D2 CONCRETE MASONRY WALL**  
SCALE: 1/8" = 1'-0"



NOTE:

- A CROSS-ACCESS AGREEMENT IS IN PLACE BETWEEN ADJACENT PROPERTIES.
- NO ACCESS ALLOWED ON CLAREMONT AVE.



**CLAUDIO VIGIL ARCHITECTS**

1801 Rio Grande Boulevard, N.W.  
Albuquerque, New Mexico  
Phone: (505) 842-1113  
Fax: (505) 842-1330

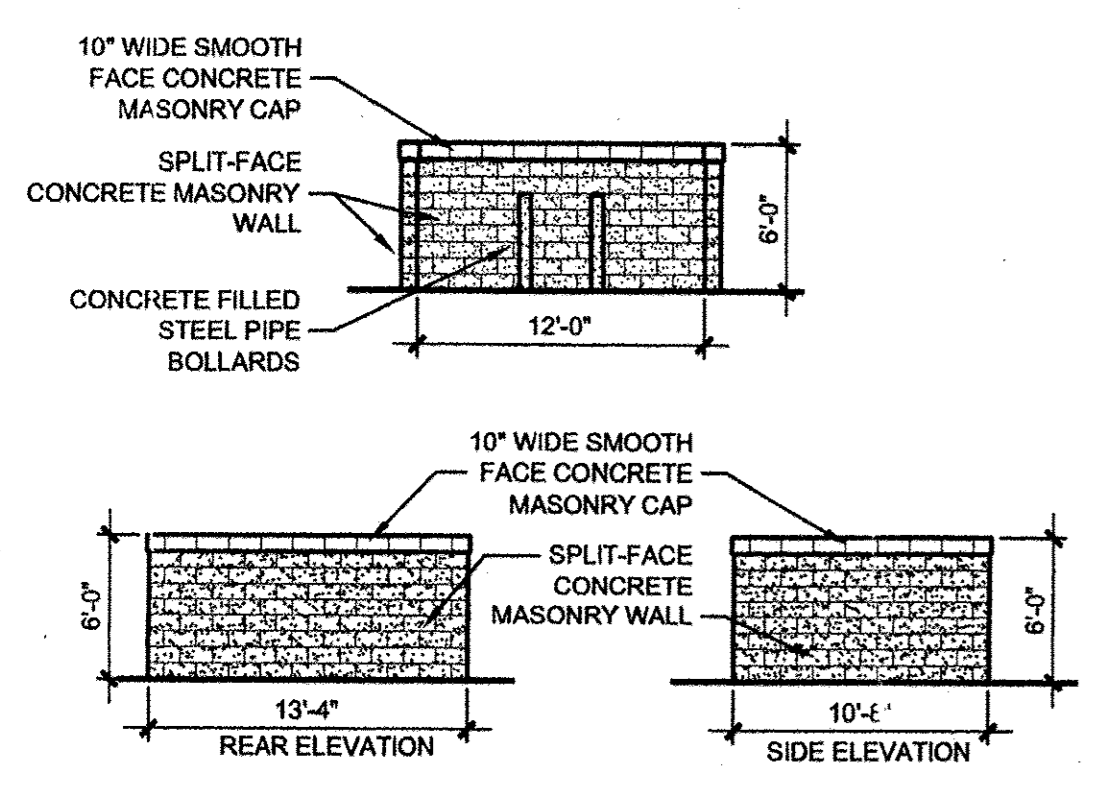
OWNERSHIP OF INSTRUMENTS OF SERVICE  
All design concepts, details, specifications, plans, computer files, field data, notes and other documents and instruments prepared by Ambysis P.C., D.E.A. Claudio Vigil Architects, as instruments of service shall remain the property of Ambysis P.C. Claudio Vigil Architects, P.C. Architect shall retain all common law, statutory and other reserved rights, including the copyright thereto.

**CONSULTANTS**

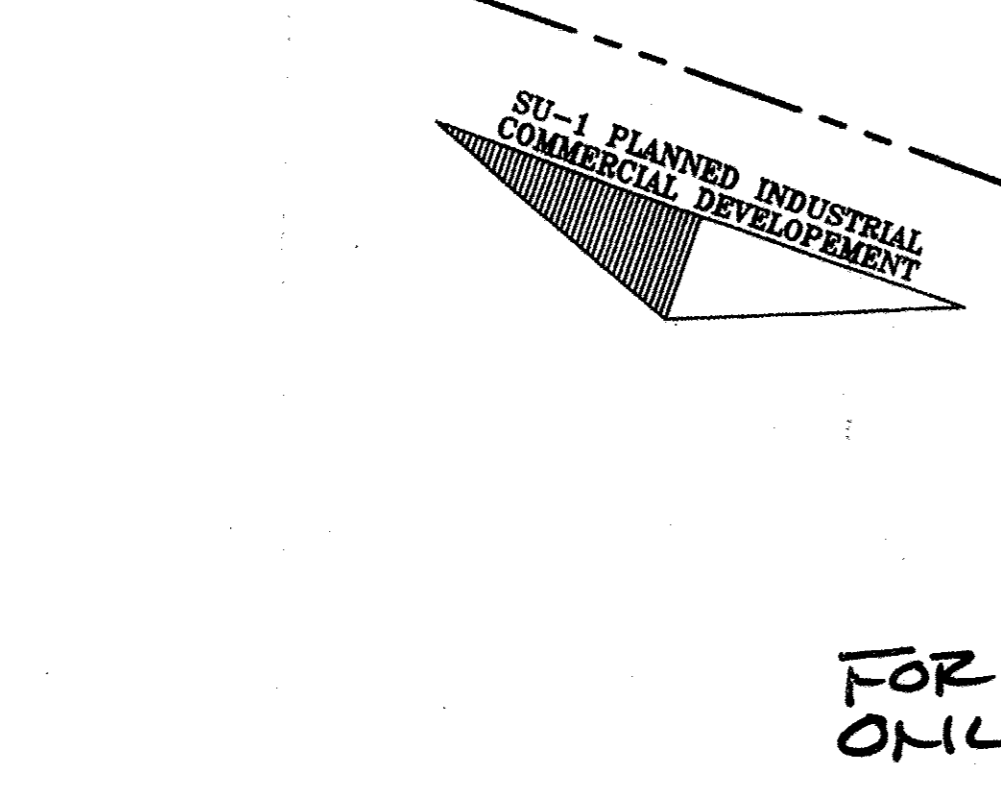
**PROFESSIONAL SEAL**

PRELIMINARY  
NOT FOR CONSTRUCTION

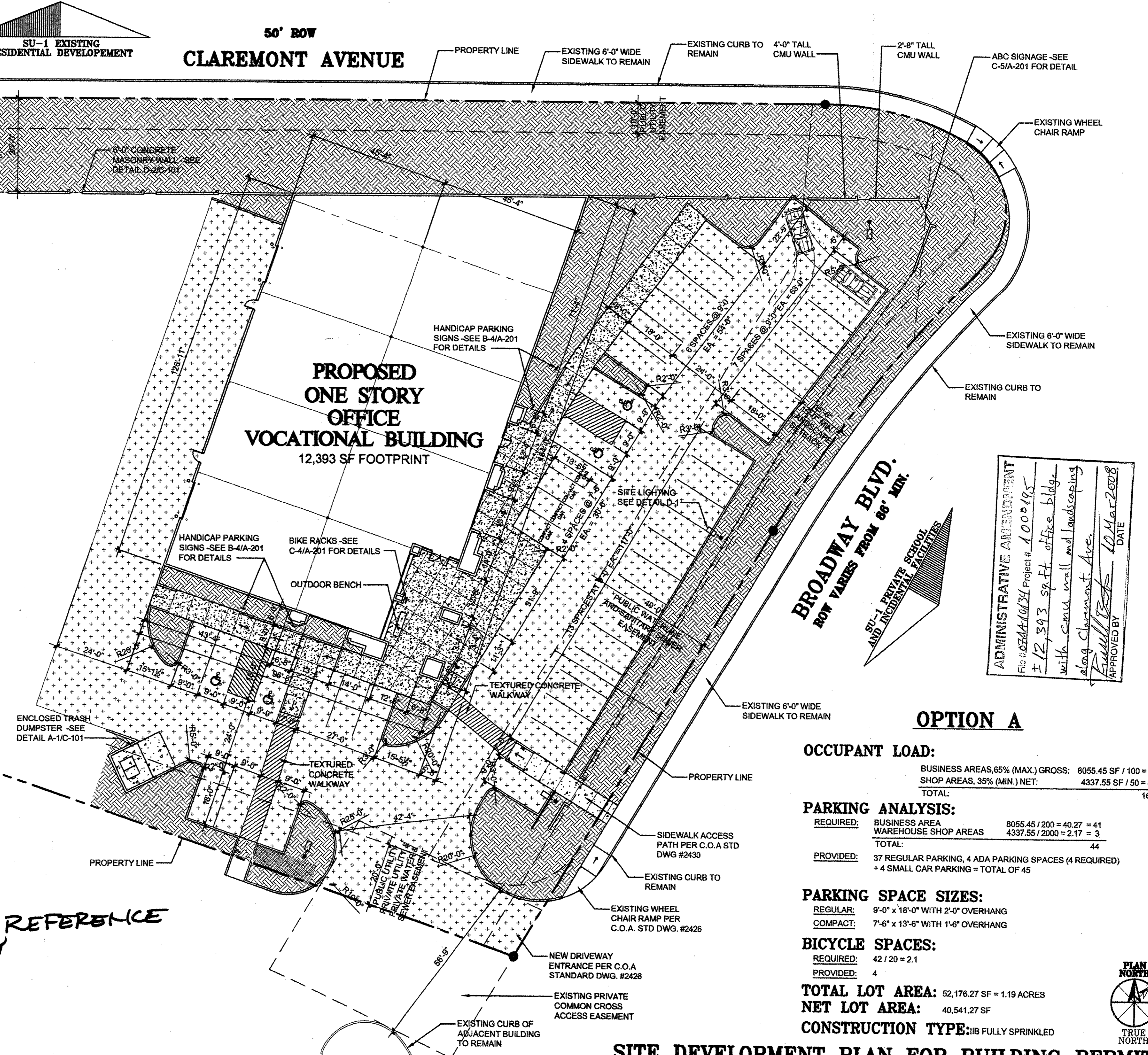
**ASSOCIATED BUILDERS & CONTRACTORS**  
NEW MEXICO CHAPTER  
2851 BROADWAY BLVD. NE  
ALBUQUERQUE, NEW MEXICO



**A1 TRASH ENCLOSURE**  
SCALE: 1/8" = 1'-0"



**A2**  
SCALE: 1" = 20'-0"



**SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**

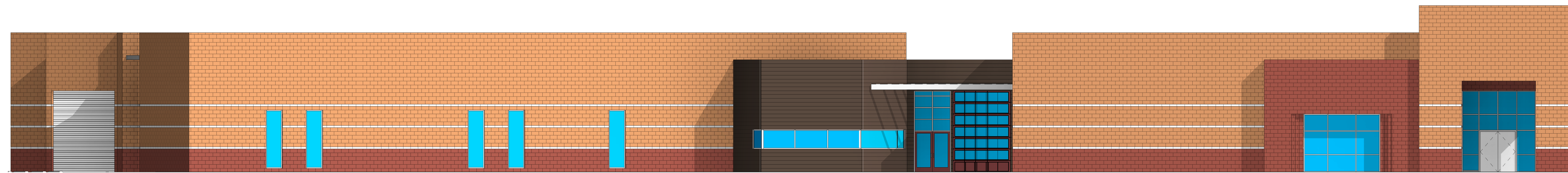
MARK	DATE	DESCRIPTION
	3/06/2007	A.A. SUBMITTAL
	12/20/2007	A.A. SUBMITTAL

PROJECT NUMBER: 03005  
DRAWING FILE: 03005-7-3C-C101-SDP  
DRAWN BY: HW  
CHECK BY: C  
COPYRIGHT: CLAUDIO VIGIL ARCHITECTS  
DATE: DECEMBER 17

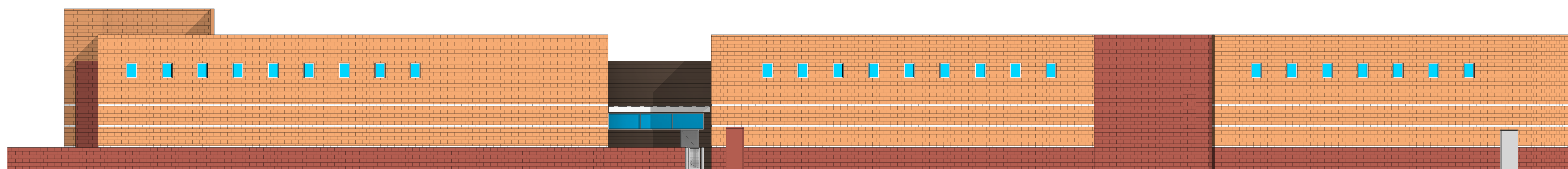
SHEET TITLE  
**ADMINISTRATIVE AMENDMENT  
SITE DEVELOPMENT  
FOR BUILDING PERMIT**

SHEET NUMBER  
**C-101**

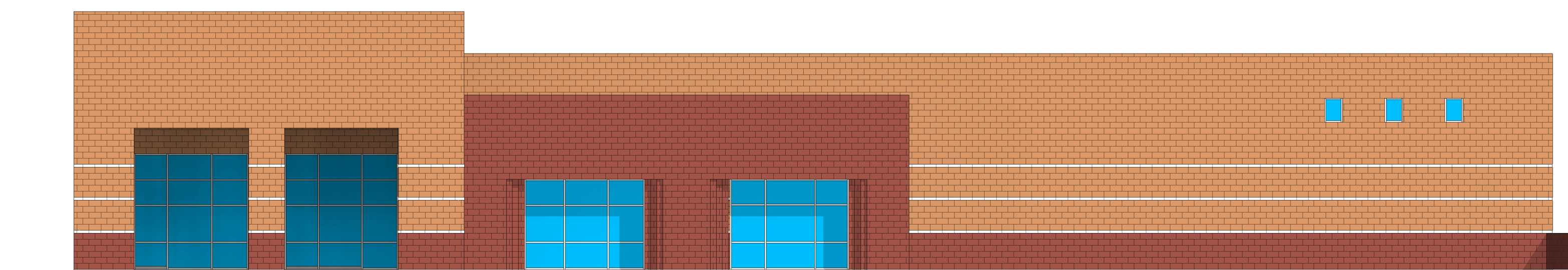




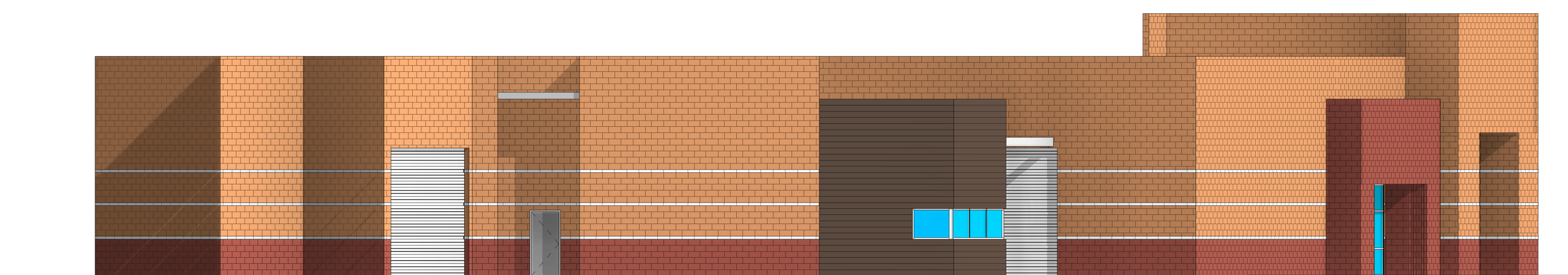
D3 SOUTH ELEVATION  
3/32" = 1'-0"



C3 NORTH ELEVATION  
3/32" = 1'-0"



B3 EAST ELEVATION  
3/32" = 1'-0"



A3 WEST ELEVATION  
3/32" = 1'-0"



