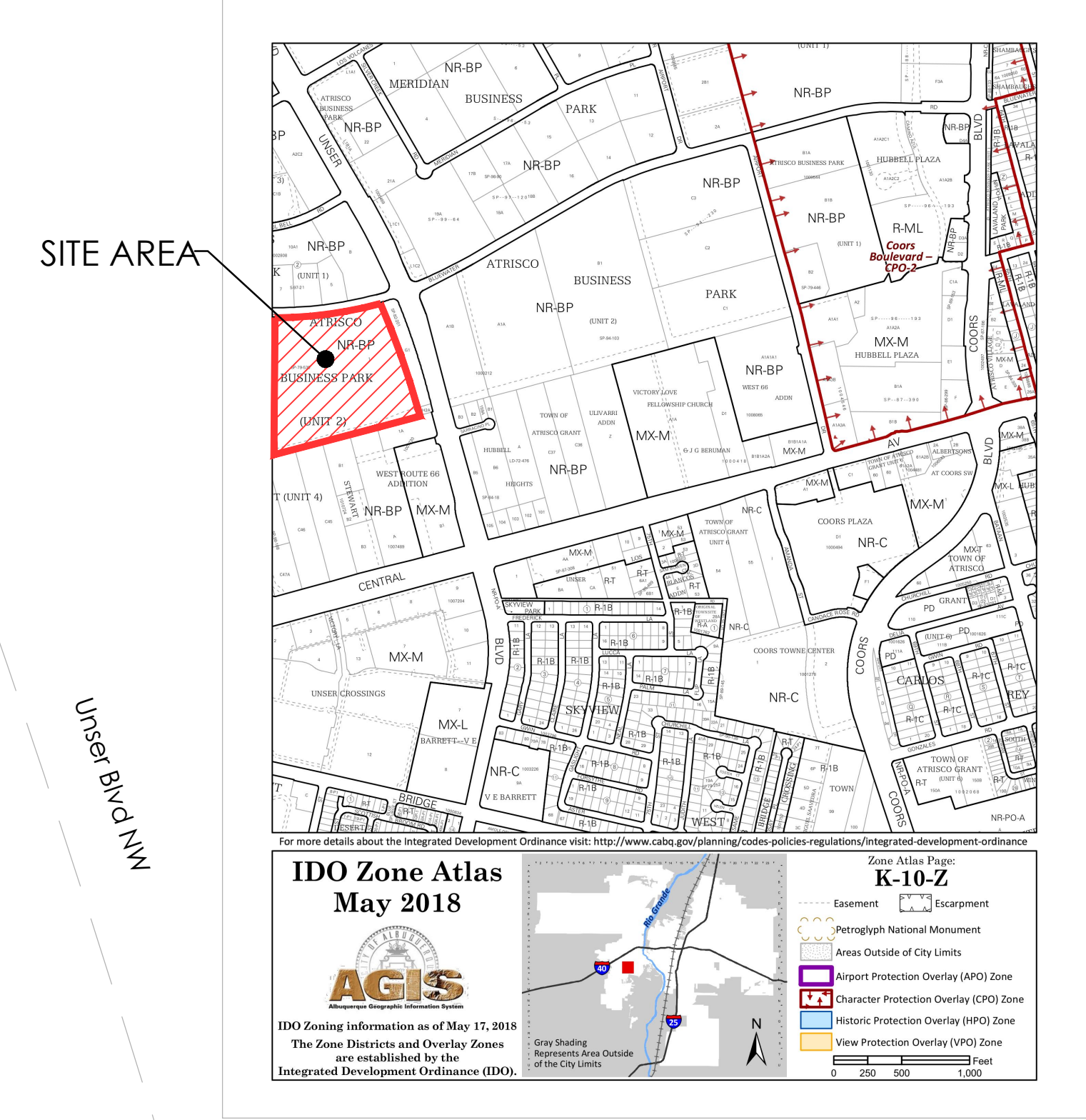


Approved for access by the Solid Waste Department.
 All containers must be made accessible for pick up
 between the hours of 5AM and 8PM.
 Reviewer: ADRIAN MAREZ
 Date: 2-20-26

**EXISTING TRASH COMPACTOR TO REMAIN KEY NOTE 18
 EXISTING RECYCLE SERVICE TO REMAIN KEY NOTE 4
 MUST NOT HINDER EXISTING SERVICE**



VICINITY MAP

IDO ZONING: NR-BP
 LOT AREA: 871,814.71 S.F. (20 ACRES)

KEYED NOTES

1. EXISTING SIDEWALK TO REMAIN. NO WORK
2. EXISTING HANDICAPPED ACCESSIBLE RAMP. NO WORK
3. EXISTING PARKING. NO WORK
4. EXISTING RECYCLE SERVICE TO REMAIN. NO WORK.
5. EXISTING LANDSCAPING AREA.
6. EXISTING PEDESTRIAN WALK-WAY. NO WORK
7. EXISTING FIRE HYDRANT.
8. EXISTING FIRE HYDRANT TO BE RELOCATED
9. NEW RELOCATED FIRE HYDRANT
10. EXISTING MOTORCYCLE PARKING.
11. EXISTING BIKE RACK. NO WORK
12. EXISTING GATE.
13. EXISTING CHAIN LINK FENCE
14. PORTION OF CHAIN LINK FENCE TO BE RELOCATED
15. NEW CONCRETE RETAINING WALL.
16. NEW AGGREGATE BASE COURSE FOR EMERGENCY VEHICLE ACCESS.
17. ASPHALT PAVING.
18. EXISTING TRASH COMPACTOR TO REMAIN NO WORK

LANDSCAPE REQUIREMENTS

PER IDO SECTION 14-16-5-6 (C)(2)(a) A MINIMUM OF 15% OF THE NET LOT AREA SHALL CONTAIN LANDSCAPING

LOT AREA	=	871,814.71 SF (20 ACRES)
EXISTING BUILDING	=	138,599 SF
NEW BUILDING	=	35,000 SF
TOTAL BUILDINGS AREA	=	173,599 SF
LOT AREA	=	871,814.71 - BLDG AREA 173,599 SF = 698,216 SF.
X 15%	=	104,732 SF.

PARKING REQUIREMENTS

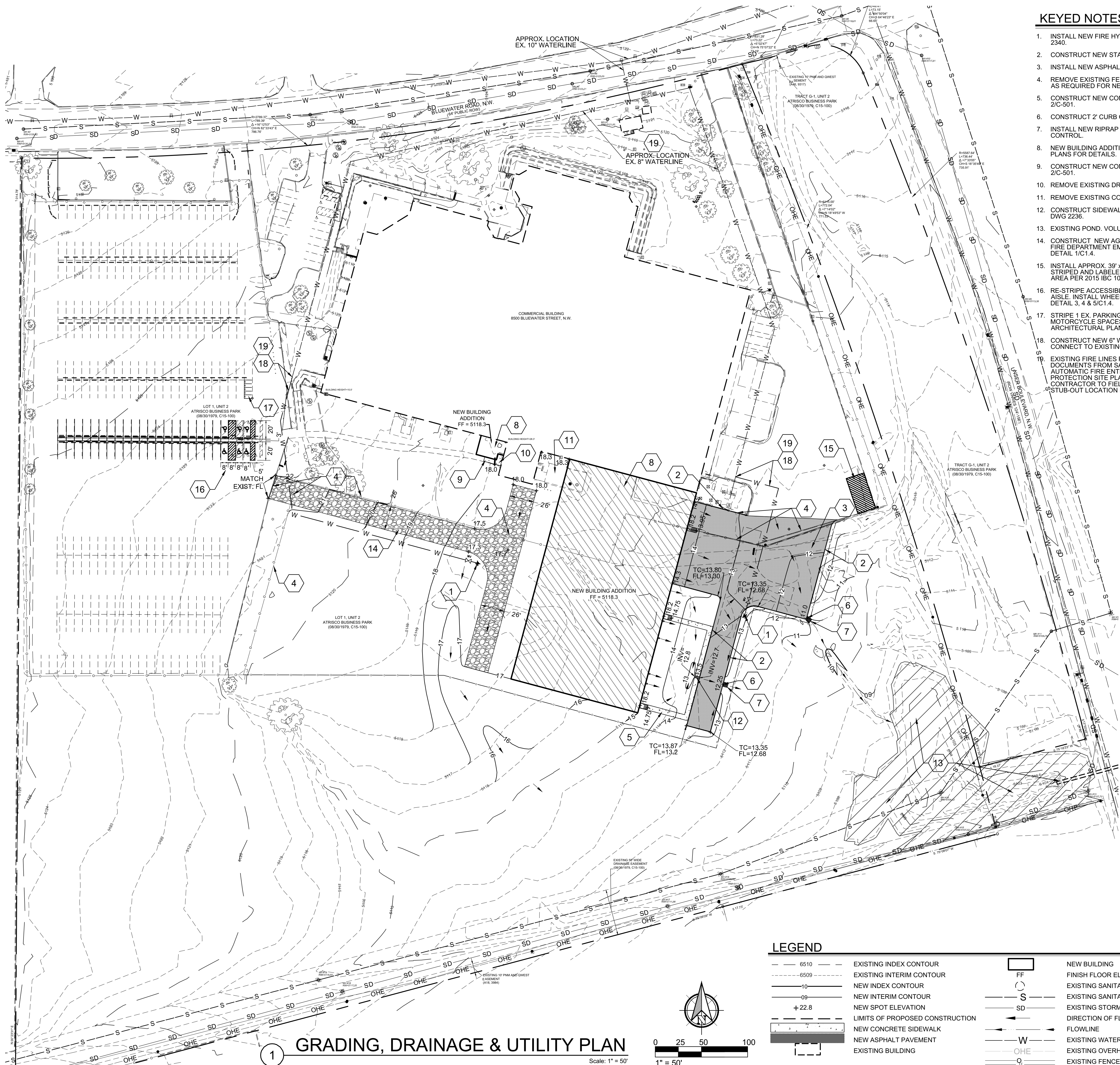
PARKING REQUIRED FOR EXISTING BUILDING.
 325 EXISTING PARKING SPACES
 5 EXISTING MOTORCYCLE SPACES
 15 EXISTING BICYCLE SPACES

NEW BUILDING PARKING REQUIREMENT
 IDO SECTION 14-16-5 TABLE 5-5-1 MINIMUM OFF STREET PARKING REQUIREMENTS
 NO PARKING REQUIREMENTS FOR WAREHOUSING

NOTE:
 NO WORK IS TO BE DONE ON THE PARKING AREAS EVERYTHING IS EXISTING ON SITE, THIS PROJECT CONSIST ON THE WAREHOUSE ADDITION AND EMERGENCY VEHICLES ACCESS ROAD

VITALITY WORKS - ADDITION
 SITE PLAN
 8500 BLUEWATER RD NW
 ALBUQUERQUE, NM 87121
 PROJECT #2546

REVISION DATE
DATE 2/17/2026
SHEET NUMBER AS-1.0



GRADING, DRAINAGE & UTILITY PLAN

Scale: 1" = 50'

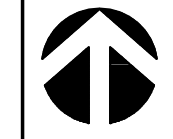


LEGEND

--- 6510 ---	EXISTING INDEX CONTOUR	□	NEW BUILDING
--- 6509 ---	EXISTING INTERIM CONTOUR	FF	FINISH FLOOR ELEVATION
-10-	NEW INDEX CONTOUR	○	EXISTING SANITARY SEWER MANHOLE
-09-	NEW INTERIM CONTOUR	S	EXISTING SANITARY SEWER LINE
+22.8	NEW SPOT ELEVATION	SD	EXISTING STORM DRAIN
---	LIMITS OF PROPOSED CONSTRUCTION	→	DIRECTION OF FLOW
---	NEW CONCRETE SIDEWALK	---	FLOWLINE
---	NEW ASPHALT PAVEMENT	W	EXISTING WATERLINE
---	EXISTING BUILDING	OHE	EXISTING OVERHEAD ELECTRIC LINE
		Q	EXISTING FENCE LINE

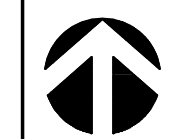
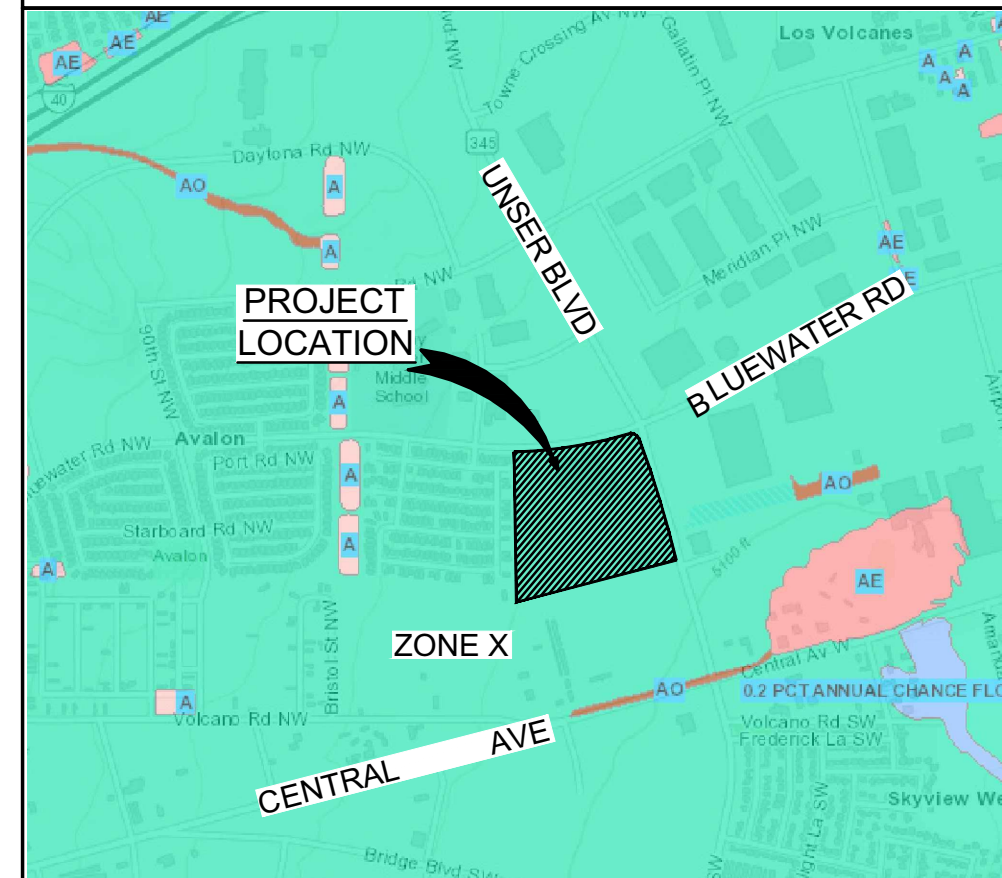
KEYED NOTES

1. INSTALL NEW FIRE HYDRANT PER COA STD DWG 2340.
2. CONSTRUCT NEW STANDARD CURB.
3. INSTALL NEW ASPHALT. SEE DETAIL 1/C-501.
4. REMOVE EXISTING FENCE, CURB, AND PAVEMENT AS REQUIRED FOR NEW CONSTRUCTION.
5. CONSTRUCT NEW CONCRETE WALK PER DETAIL 2/C-501.
6. CONSTRUCT 2" CURB CUT FOR DRAINAGE.
7. INSTALL NEW RIPRAP PAD FOR EROSION CONTROL.
8. NEW BUILDING ADDITION. SEE ARCHITECTURAL PLANS FOR DETAILS.
9. CONSTRUCT NEW CONCRETE PAD PER DETAIL 2/C-501.
10. REMOVE EXISTING DRAINAGE PIPE.
11. REMOVE EXISTING CONCRETE SLAB.
12. CONSTRUCT SIDEWALK CULVERT PER COA STD DWG 2236.
13. EXISTING POND. VOLUME PROVIDED = 64,947 CF.
14. CONSTRUCT NEW AGGREGATE BASE COURSE FIRE DEPARTMENT EMERGENCY ACCESS PER DETAIL 1/C1.4.
15. INSTALL APPROX. 39' x 20' (775 SQ. FT. MIN.) STRIPED AND LABELED EMERGENCY DISPERSAL AREA PER 2015 IBC 1028.5.
16. RE-STRIP ACCESSIBLE PARKING WITH 3' ACCESS AISLE. INSTALL WHEEL STOPS AND SIGNS PER DETAIL 3, 4 & 5/C1.4.
17. STRIPE 1 EX. PARKING SPACE TO CREATE 5 - 4'x8' MOTORCYCLE SPACES WITH SIGNS. SEE ARCHITECTURAL PLANS FOR DETAILS.
18. CONSTRUCT NEW 6" WATERLINE TO NEW FH. CONNECT TO EXISTING 8" WATERLINE.
19. EXISTING FIRE LINES PER CONSTRUCTION DOCUMENTS FROM SAFE, INC. STANDARD AUTOMATIC FIRE ENTERPRISES, INC. "FIRE PROTECTION SITE PLAN" DATED 9/12/14. CONTRACTOR TO FIELD VERIFY FIRE LINE PIPE STUB-OUT LOCATION PRIOR TO BEGINNING WORK.



LOCATION MAP

SCALE: NONE
COA ZONE ATLAS: K-10-Z



FIRM MAP

SCALE: NONE

DRAINAGE NARRATIVE

THIS SITE IS LOCATED AT 8500 BLUEWATER RD. NW IN ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO. THIS SITE IS LOCATED ON THE NATIONAL FLOOD INSURANCE RATE MAP NO. 35002, PANEL 0328J EFFECTIVE ON 11/04/16, AND LIES WITHIN ZONE X, WITH NO PORTION OF THE SITE LOCATED WITHIN A 100 YEAR FLOOD PLAIN.

THE EXISTING SITE CONSISTS OF A COMMERCIAL BUILDING AND PARKING LOT. THE SITE CURRENTLY DIRECTS DRAINAGE TOWARDS AN EXISTING POND IN THE SOUTHEAST CORNER OF THE PROPERTY. THE POND HAS AN EXISTING 36" CMP THAT FLOWS TO THE SOUTHEAST UNDER UNSER BLVD. NW. THE NEW CONSTRUCTION CONSISTS OF AN ADDITION TO THE EXISTING BUILDING, NEW CONCRETE WALKS AND ADDITIONAL PAVEMENT THAT WILL ADD APPROXIMATELY 46,000 SQUARE FEET OF IMPERVIOUS AREA TO THE EXISTING SITE. THIS NEW IMPERVIOUS RUNOFF WILL BE DIRECTED TOWARDS THE EXISTING POND.

THE EXISTING POND CURRENTLY HAS A TOTAL OF 64,947 CF CAPACITY. THE ORIGINAL POND DESIGN, AS SHOWN IN COA DRAINAGE REPORT K10-D009 DATED 2/1/80, REQUIRED A FINAL VOLUME OF 50,555 CF. THE DIFFERENCE BETWEEN THE ORIGINAL REQUIRED VOLUME AND THE EXISTING VOLUME IS 14,392 CF. FIRST FLUSH VOLUME REQUIRED FOR THE NEW IMPERVIOUS AREA IS 1,308 CF WHICH IS LESS THAN 14,392 CF AND CAN BE CONTAINED IN THE EXISTING POND. FURTHER, PER A LETTER FROM COA HYDROLOGY REPORT K10-D009 DATED 9/27/96, "THE UNSER DIVERSION CHANNEL PROJECT (PROJECT 3324.0) HAS BEEN DESIGNED TO ACCOMMODATE THIS DEVELOPMENT'S FLOWS AS DETAILED IN THE MASTER DRAINAGE PLAN FOR THE ATRISCO BUSINESS PARK, DATED OCTOBER 1993. FUTURE DEVELOPMENT WILL REQUIRE... THE CONVEYANCE OF ALL ON-SITE WATER FLOWS TO THE EXISTING CULVERT UNDER UNSER BOULEVARD." THIS DEVELOPMENT COMPLIES AS IT DIRECTS ALL NEW RUN-OFF TOWARDS THE EXISTING POND AND EXISTING 36" CMP UNDER UNSER BOULEVARD.

ONSITE FIRST FLUSH DRAINAGE

FIRST FLUSH STORAGE REQUIRED BY COA HYDROLOGY:
PROVIDE STORAGE FOR FIRST FLUSH RUNOFF PER SECTION 22 OF DPM
TABLE A-6 USE 0.44 · 0.1 = 0.34 IN

FIRST FLUSH (IN) APPLIED OVER IMPERVIOUS AREAS (ACRES)
THEREFORE (0.34 / 12) X 1.15 X 43560 = 1420 CF

CURRENT POND VOLUME PROVIDED. = 64,947 CF
ORIGINAL DESIGN POND VOLUME REQUIRED = 50,555 CF
EXCESS POND VOLUME AVAILABLE FOR FIRST FLUSH VOLUME = 14,392 CF

FIRST FLUSH POND VOLUME REQUIRED FOR NEW CONSTRUCTION = 1420 CF
1420 CF < 14392 CF

D2F
DESIGN 2 FUNCTION, LLC
P.O. BOX 93368
ALBUQUERQUE
NEW MEXICO 87199-3368
info@design2functionllc.com
505-823-6481, 505-934-0474 MOB
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INSIGHT
CONSTRUCTION

Professional Engineer Seal for Craig Haggren, License No. 15559, dated 03-28-18.

VITALITY WORKS
8500 BLUEWATER ROAD NW
ALBUQUERQUE, NM 87121

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DRAWING ISSUE DATES:
3/28/18

PROJECT MANAGER:
NICK PIRKL

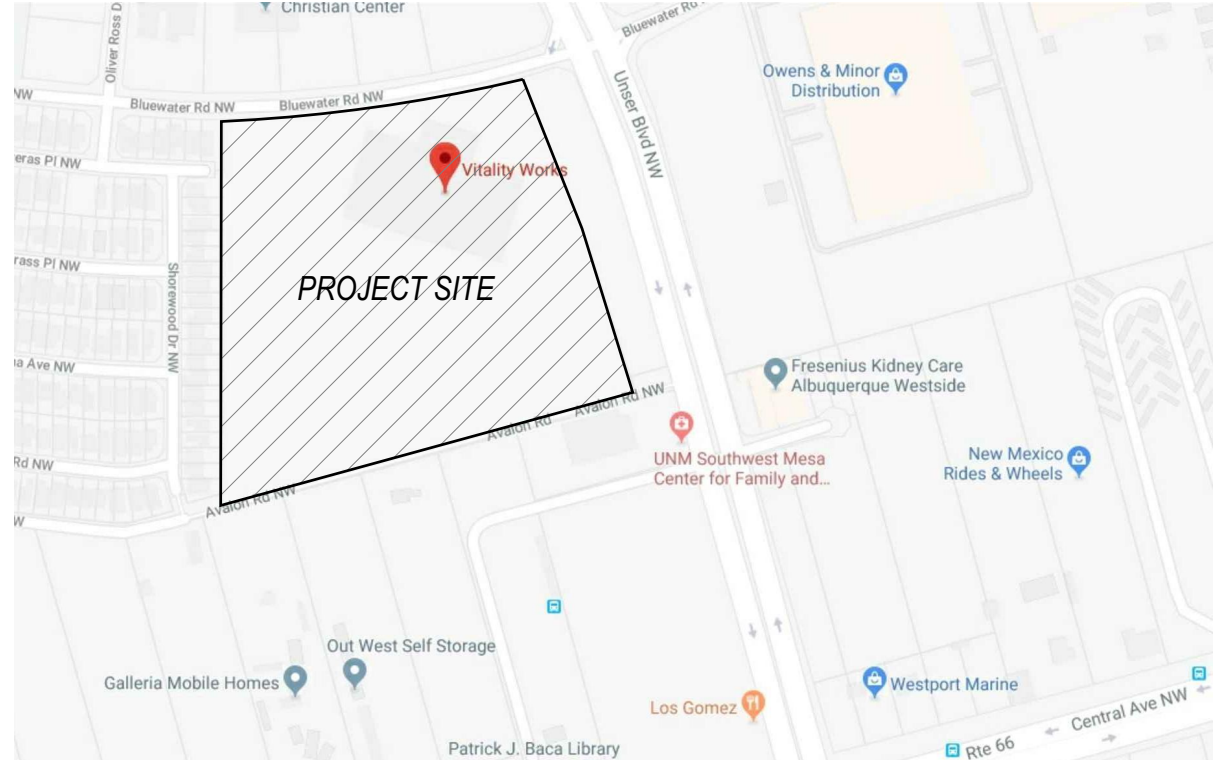
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CAB

SHEET TITLE:
GRADING & DRAINAGE, FIRE LINE PLAN

C1.3
SHEET: 4 OF 45

ABQ Engineering
Civil • Structural • Mechanical • Plumbing • Electrical
8102 Menaul Blvd. NE, Suite D, Albuquerque, NM 87110
tele: 505.255.7802 Proj. No.: 17-073 www.abqeng.com

LAST MODIFIED: Apr 11, 2018 - 11:20am BY USER: Craig
DRAWING LOCATION: C:\Users\Craig\Documents\2017\17-073\Civil\DWG NAME: 17-073-C1.3.dwg



PARKING CALCULATIONS

139,171 S.F. TOTAL BUILDING AREA (INCLUDES EXISTING AND PROPOSED STRUCTURES)

MANUFACTURING WAREHOUSE	= 1.3 EMPLOYEES OR 1:1000 S.F. (33,740 S.F.) = 2603 @ 41
OFFICE	= 1200 S.F. (23,759 S.F.) = 119
TOTAL PARKING REQUIRED =	= 247 SPACES
TOTAL SPACES PROVIDED =	= 325 (INCLUDING 8 ACCESSIBLE SPACES)
MOTORCYCLE SPACES REQUIRED =	= 5:151-300 (TOTAL REQUIRED OFF-STREET PARKING)
BICYCLE SPACES REQUIRED	= 120 REQUIRED SPACES = 13 REQUIRED, 15 PROVIDED

PROJECT INFORMATION:

OWNER: VITALITY WORKS
 8500 BLUEWATER BLVD NW
 ALBUQUERQUE, NM 87121
 505-268-9950

LEGAL DESCRIPTION: LOT 1 SUMMARY PLAT OF TRACTS H-1 H-2 I-1 & I-2 OF ATRISCO BUSINESS PARK UNIT 2
 SU-1
 871.814.71 S.F. (20 ACRES)
 ZONING: K-10
 LOT AREA: 101-005-702-431-420-310
 UPC: I/B- UNLIMITED AREA, FULLY-SPRINKLED (ESFR IN WAREHOUSE)
 CONSTRUCTION TYPE: 139,171 (4,000 GPM FIRE FLOW REQUIRED PER TABLE B105.(2) & B105.2) PROVIDED VIA (4) FIRE HYDRANTS
 BUILDING AREA: 143,838 S.F. (18.4%) TO REMAIN AS IS, NEW STREET TREES.
 EXISTING LANDSCAPING:

CITY OF ALBUQUERQUE NOTES

- "THE RESPONSIBLE PARTY MUST RECTIFY ALL UNAPPROVED CONSTRUCTION RESULTING FROM ERRORS ON THE APPROVED SITE PLAN"
- THIS SITE PLAN HAS BEEN APPROVED AND ACCEPTED BY ALL PARTIES. ANY FIELD CHANGES NOT EXCEPTED BY THE TRAFFIC ENGINEER AFTER APPROVAL WILL RESULT IN: (1) UNTIMELY DELAY OF INITIAL INSPECTION FOR TEMPORARY CERTIFICATE OF OCCUPANCY IN ORDER TO CORRECT UNAPPROVED WORK; AND (2) INCREASE IN CONSTRUCTION COST TO RESPONSIBLE PARTIES.
- ALL ASPHALT AND CONCRETE CONSTRUCTION MUST BE 100% COMPLETE BEFORE INITIAL INSPECTION FOR TEMPORARY C.O. WILL BE SCHEDULED.
- ALL SIDEWALK AND C&G IN DISREPAIR WILL BE REMOVED AND REPLACED.
- CONTRACTOR MUST BE MADE AWARE THAT ANY AGREEMENT WITH THE OWNER STATING PORTIONS OF THIS BUILDING PERMIT WORK TO BE COMPLETED BY THE OWNER, OR A REPRESENTATIVE, WILL MEAN CERTIFICATE OF OCCUPANCY WILL NOT BE ISSUED UNTIL ALL WORK IS FINISHED.
- CERTIFICATION BY THE DESIGNER OF RECORD, REQUIRED BY THE TRANSPORTATION SECTION, NEEDS TO STATE THAT THIS SITE WAS CONSTRUCTED IN ACCORDANCE WITH THE TRAFFIC CIRCULATION LAYOUT (TCI) BEFORE C.O. IS RELEASED.

LANDSCAPE NOTES

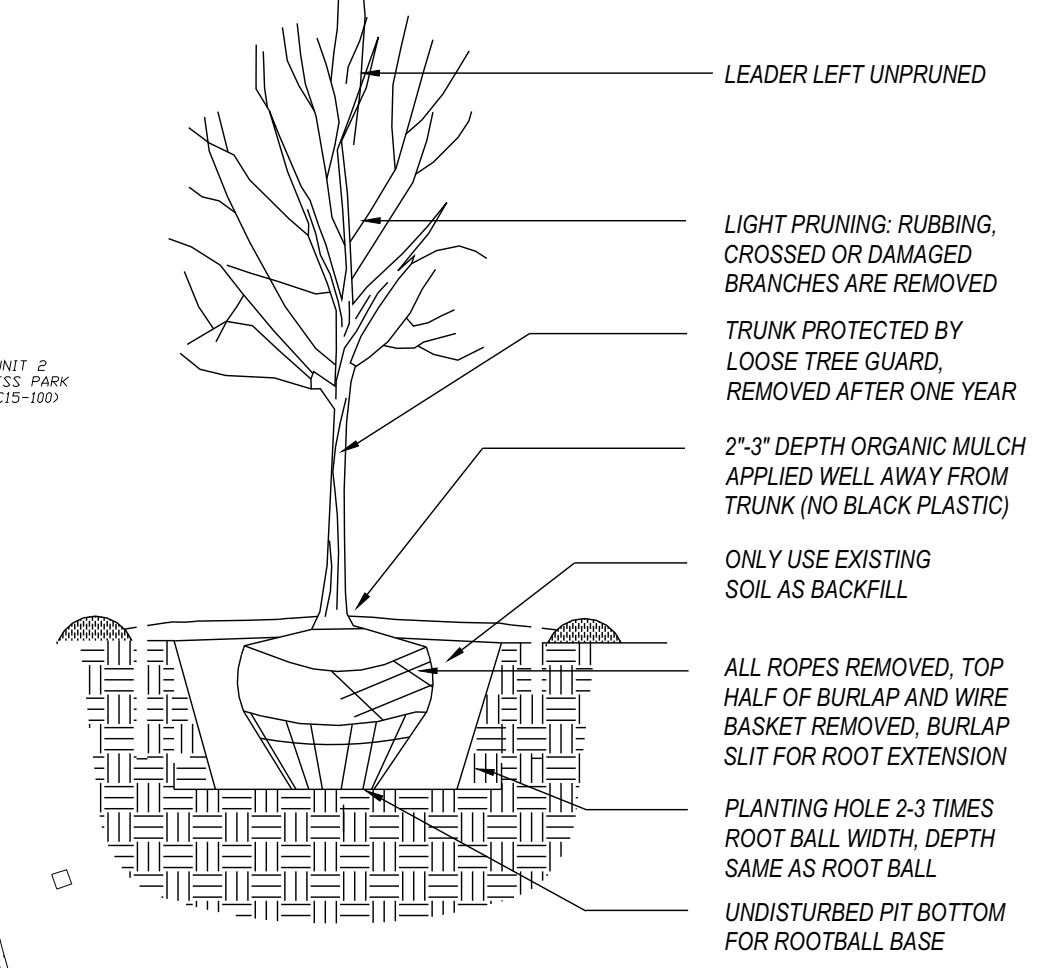
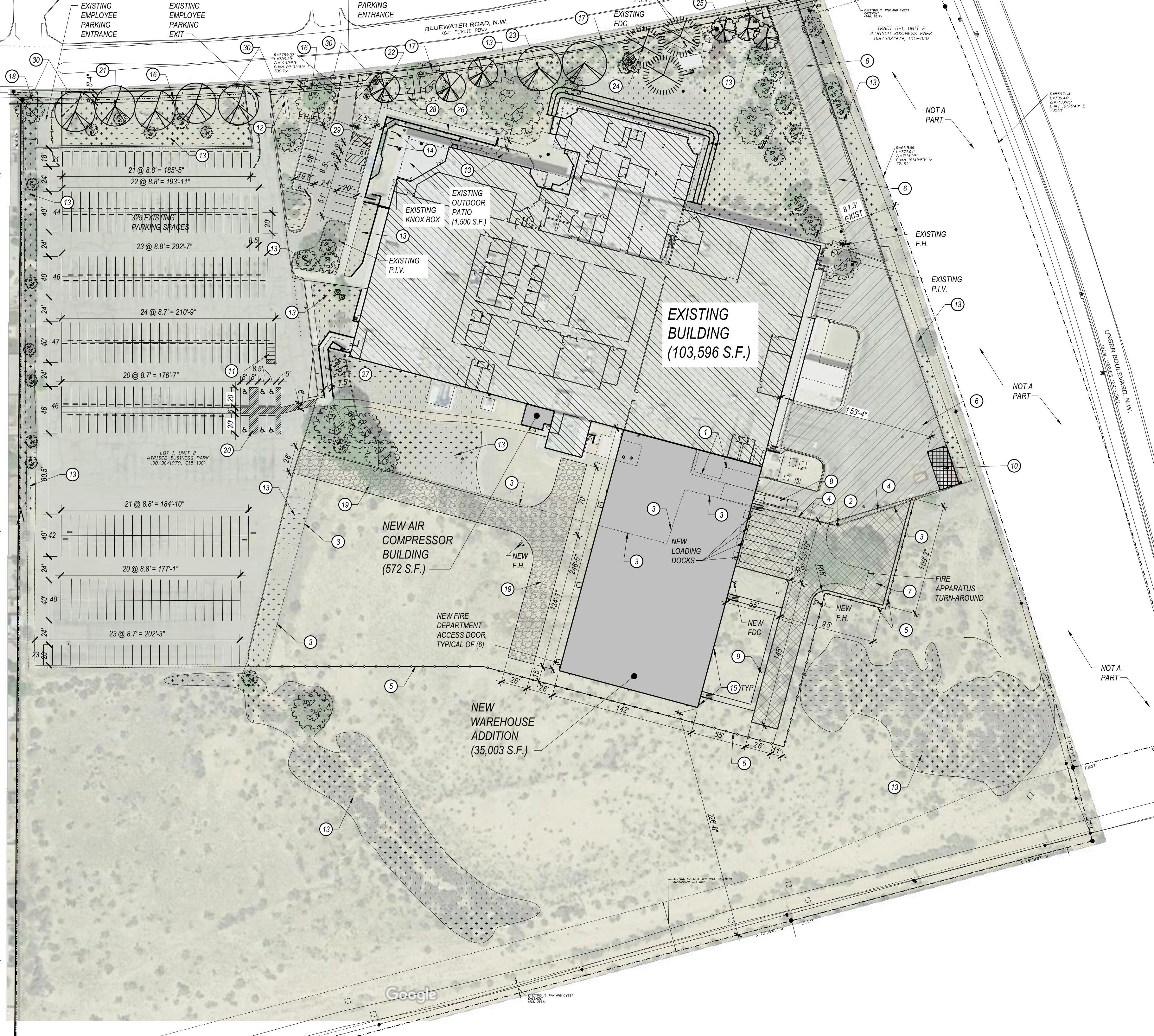
- MAINTENANCE OF LANDSCAPE (ONSITE AND WITHIN ROW) TO BE MAINTAINED BY PROPERTY OWNER.
- PLANTINGS TO BE WATERED BY AUTO. DRIP IRRIGATION SYSTEM WITH REDUCED PRESSURE BACKFLOW PREVENTER PER CITY OF ALBUQUERQUE.
- WATER MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
- THIS PLAN IS TO COMPLY 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 GROUNDCOVER OF LANDSCAPE AREAS AT MATURITY PER ORDINANCE 14-16-3-10.
- LANDSCAPE AREAS TO BE MULCHED WITH GRAVEL MULCH AT 2"-3" 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.
- STREET TREES TO CONFORM TO STREET TREE ORDINANCE 6-6-2.
- LANDSCAPE PLAN TO CONFORM TO ZONING REGULATIONS ORDINANCE 14-16-3-10.
- 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.

○ SITE PLAN REVIEW NOTES:

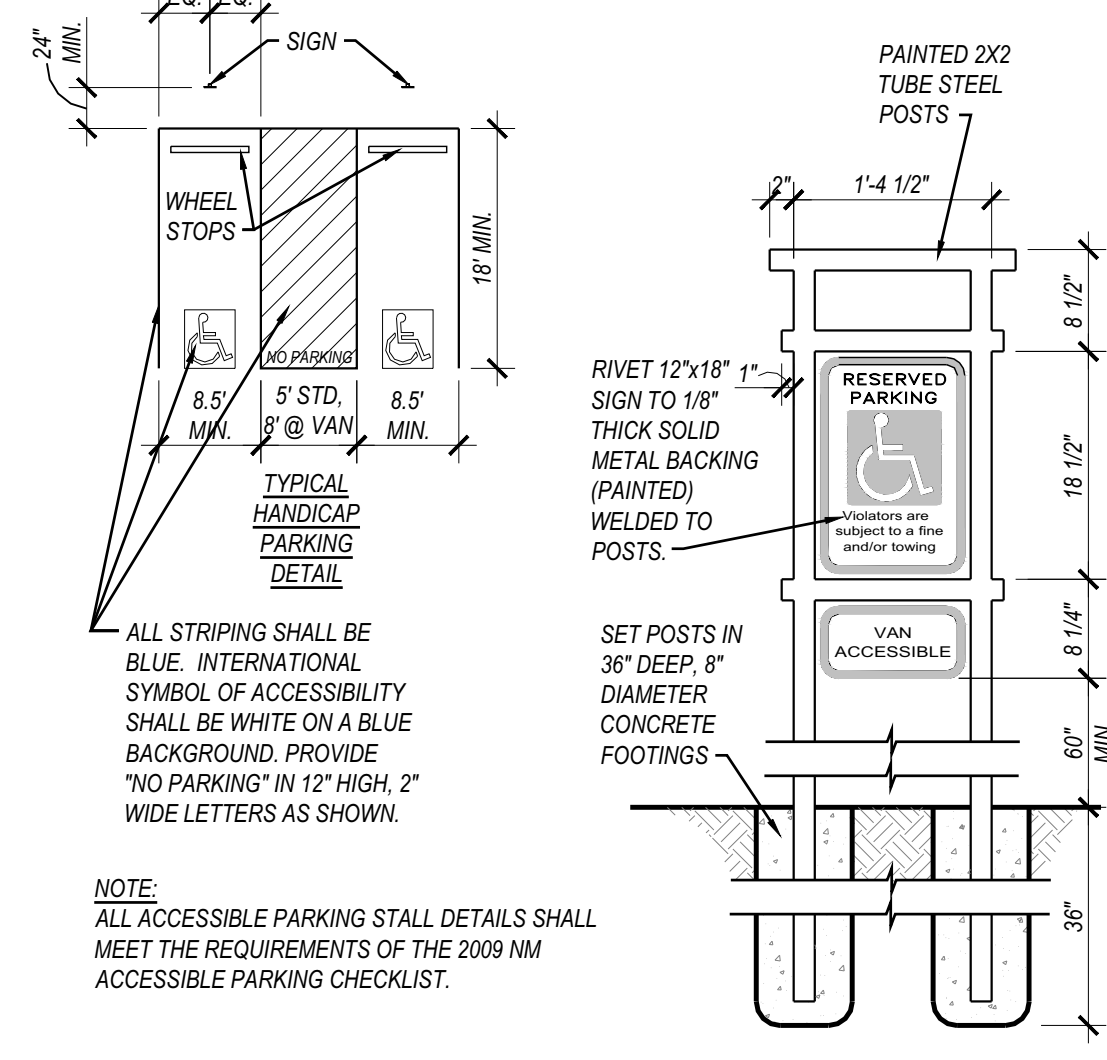
- REMOVE EXISTING STRUCTURE IN ITS ENTIRETY.
- REMOVE EXISTING LIGHT FIXTURES AND REPLACE WITH NEW STRUCTURE AND SITE LAYOUT.
- REMOVE EXISTING CURB & GUTTERS AS REQUIRED FOR NEW SITE TRUCKING LOADING AREA.
- NEW 6" HIGH CURB AND GUTTERS TO BE INSTALLED. MAINTAIN 15" MINIMUM CLEARANCE AROUND EXISTING UTILITIES.
- OPTION: EXISTING PAVING TO BE REPAIRED AND OVERLAD WITH NEW ASPHALT. APPROXIMATELY 8,000 S.F. OF EXISTING CONCRETE PADS IN THIS AREA SHALL REMAIN UNDER THE NEW PAVING (NOTE #7).
- NEW PAVING FOR VISITOR PARKING: PROVIDE 12'X43' (10' LONGER THAN COMPACTOR AND CONTAINING 6" THICK CONCRETE) OVER PER CITY REQUIREMENTS.
- NEW C/O OR CONCRETE CURB & GUTTERS TO BE INSTALLED TO TRUCK LOT.
- EMERGENCY DISPERSAL AREA AS PER 2015 BC 1028.5. SIZED FOR 155 PERSONS AT 5 S.F. EACH (775 S.F. REQUIRED). AREA SHALL BE STRIPED AND LABELED.
- STRIPED EXISTING PARKING SPACE FOR (4) NEW DEDICATED MOTORCYCLE PARKING SPACES 4'X8' MINIMUM. PROVIDE A 12'X18' SIGN AT LEAST 4' FROM THE GROUND AT THE WEST END OF EACH SPACE.
- EXISTING MONUMENT SIGN TO REMAIN.
- EXISTING LANDSCAPE AREA.
- EXISTING BIKE RACK LOCATION, ADD (2) MORE 5-LOOP RACKS FOR 15 TOTAL SPACES.
- NEW SITE LIGHTING WITH WALL MOUNTED LIGHT FIXTURES (FULL CUTOFF) MOUNTED AT 18' A.F. AND AT 60' O.C. TYPICAL. ALL OTHER SITE LIGHTING SHALL BE EXISTING TO REMAIN.
- NEW 5' WIDE DETACHED SIDEWALK.
- NEW 5' WIDE ATTACHED SIDEWALK AS SHOWN.
- NEW 6" WIDE DETACHED SIDEWALK TO MATCH EXISTING.
- NEW 26" WIDE AGGREGATE BASE COURSE FOR FIRE DEPARTMENT EMERGENCY ACCESS. CUT CURB FLUSH TO ASPHALT AS REQUIRED.
- RE-STRIPED THIS PARKING ISLAND TO PROVIDE 6'-0" ACCESS AS SHOWN BETWEEN PARKING SPACES. PROVIDE PARKING BUMPERS AND ACCESSIBLE PARKING SIGNS PER THE DETAILS.
- NEW TEXAS RED OAK (5), QUERCUS TEXANA SYN BUCKLEYI, STREET TREES. CONNECT TO EXISTING DRIP IRRIGATION SYSTEM.
- NEW CHINESE PISTACHE (3), PISTACIA CHINENSIS, STREET TREES. CONNECT TO EXISTING DRIP IRRIGATION SYSTEM.
- NEW HONEY LOCUST (2), GLYPTOSTRIS TRIACANTHOS STREET TREES. CONNECT TO EXISTING DRIP IRRIGATION SYSTEM.
- NEW HACKBERRY (1), CELESTIS OCCIDENTALIS, STREET TREES. CONNECT TO EXISTING DRIP IRRIGATION SYSTEM.
- NEW RAYWOOD ASH (3), FRAXINUS ANGUSTIFOLIA OXYCARPA, STREET TREES. CONNECT TO EXISTING DRIP IRRIGATION SYSTEM.
- EXISTING 7.5' WIDE CONCRETE SIDEWALK AND RAMP TO PUBLIC ENTRANCE.
- EXISTING 7.5' WIDE CONCRETE SIDEWALK AND RAMP TO EMPLOYEE ENTRANCE.
- NEW 6" WIDE CONCRETE SIDEWALK FROM NEW SIDEWALK ON BLUEWATER TO EXISTING RAMP AS SHOWN. SIDEWALK SHALL BE 1:20 MAXIMUM SLOPE AND 1:48 MAXIMUM CROSS SLOPE. TYPICAL. PROVIDE LEVEL LANDING AT CHANGES IN DIRECTION.
- PROVIDE A 12'X18' MOTORCYCLE PARKING SIGN AT LEAST 4' FROM THE GROUND AT THE EAST END OF THE EXISTING MOTORCYCLE PARKING SPACE FOR PUBLIC USE AS SHOWN.
- 28" CLEAR SIGHT TRIANGLE. NOTE: LANDSCAPING, FENCING 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 ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.

VICINITY MAP

SCALE: 1"=500'-0"



1 TREE PLANTING DETAIL
 SCALE: NOT TO SCALE



2 ACCESSIBLE PARKING DETAILS
 SCALE: NOT TO SCALE

GENERAL SITE NOTES

- ALL EASEMENTS SHOWN ARE EXISTING TO REMAIN UNLESS NOTED OTHERWISE.
- ALL NEW SITE LIGHTING SHALL BE BUILDING MOUNTED FIXTURES. FIXTURES SHALL MEET NIGHT SKY ORDINANCE REQUIREMENTS.
- COORDINATE WITH ALL UTILITY COMPANIES FOR EXACT REQUIREMENTS AND INSTALLATION DETAILS FOR AND EXTEND ALL UTILITIES TO THE PROJECT AS REQUIRED (WATER, SEWER, GAS, ELECTRIC, TELEPHONE, CABLE, ETC.). VERIFY ALL SERVICES WITH OWNER PRIOR TO COMMENCING WORK.
- ALL SIDEWALKS TO BE 4" THICK MINIMUM, 4000 PSI CONCRETE, BROOM FINISH WITH 1/8" PER 1'-0" MAXIMUM CROSS SLOPE. OVER COMPACTED GRADE UNLESS NOTED OTHERWISE ON GRADING PLAN. PROVIDE EXPANSION JOINTS EVERY 4'-0" LINEAR FEET AND CONTROL JOINTS EVERY 20'-0" LINEAR FEET. TOOL EDGES WITH 1/4" Ø FINISHING TOOL. PROVIDE 6" WIDE X 12" DEEP TURN DOWN EDGE AT CURBS AND ADJACENT TO PAVING. REINFORCE TURNDOWNS WITH #4 BAR CONTINUOUS.
- ALL PAVING TO BE TYPE "C" PER C.O.A. STANDARD DRAWING #2400 AND ADDITIONALLY REFERENCED STANDARDS.
- ALL STRIPING TO BE PER MUTCD STANDARDS FOR TRAFFIC PAINT AND SHALL BE WHITE IN COLOR UNLESS NOTED OTHERWISE. THE INTERNATIONAL SYMBOL OF ACCESSIBILITY SHALL BE PAINTED WHITE ON BLUE IN EACH ACCESSIBLE PARKING STALL.
- ALL HEADER CURBS, MEDIAN AND STANDARD CURB & GUTTERS TO BE CONSTRUCTED PER C.O.A. STANDARD DRAWINGS #2415A AND #2415B.
- DRIVEPAD ENTRANCES SHALL BE CONSTRUCTED PER C.O.A. STANDARD DRAWING #2425. DRIVEWAY ENTRANCES (CURB RETURNED) SHALL BE CONSTRUCTED PER C.O.A. STANDARD DRAWING #2426. ALLEY ENTRANCES SHALL BE CONSTRUCTED PER C.O.A. STANDARD DRAWING #2428.
- CONCRETE PARKING BUMPERS TO BE 7'-0" WIDE MINIMUM. SLOT BOTTOM AND REINFORCED WITH AT LEAST (2) #3 BARS TYPICAL. ANCHOR TO PAVING WITH WITH (2) 18" LONG #6 DOWELS TYPICAL. RIBBON STYLE BICYCLE RACKS TO BE 3" LONG X 42" HIGH, 2" Ø PAINTED STEEL PIPE INSET INTO 10" Ø X 16" DEEP FOOTINGS. PROVIDE 3" MINIMUM CLEARANCE FROM STEEL TO SOIL.

PROJECT NUMBER: _____
 Application Number: _____

This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated _____ and the Findings and Conditions in the Official Notification of Decision are satisfied.

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.

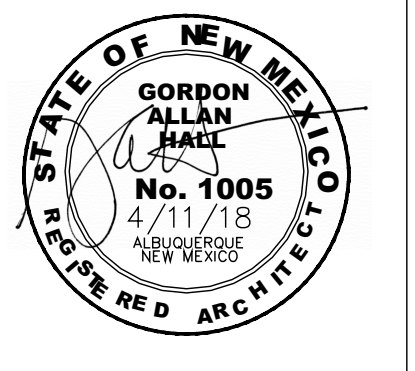
DRB SITE DEVELOPMENT PLAN APPROVAL:

Traffic Engineering, Transportation Division	Date
ABCWUA	Date
Parks and Recreation Department	Date
City Engineer/Hydrology	Date
Code Enforcement	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date

*Environmental Health, if necessary
 2/16/18

D2 F
DESIGN 2 FUNCTION, LLC
 P.O. BOX 833618
 ALBUQUERQUE
 NEW MEXICO 87189-3368
 info@design2functionllc.com
 505-823-6481, 505-934-0474 MOB
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INSIGHT
 CONSTRUCTION



VITALITY WORKS
 8500 BLUEWATER RD NW
 ALBUQUERQUE, NM 87121

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DRAWING ISSUE DATES:
 3/8/18
 3/28/18
 4/11/18

PROJECT MANAGER:
 NICK PIKAL

DRAWN BY:
 NAP

SHEET TITLE:
 SITE PLAN
 FOR BUILDING
 PERMIT

C1.1
 SHEET: 2 OF 45