



COORS BLVD AND ST. JOSEPHS DRIVE ALBUQUERQUE, NM

INDEX OF DRAWINGS

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C 1.0	SITE DIMENSION PLAN
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C 3.0	SITE UTILITY PLAN
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UTILITY DISCLAIMER

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND / OR ELEVATIONS OF EXISTING UTILITIES AS SHOWN ON THESE PLANS IS BASED ON RECORDS OF THE VARIOUS UTILITY COMPANIES AND WHERE POSSIBLE, MEASUREMENTS TAKEN IN THE FIELD. THE INFORMATION IS NOT TO BE RELIED ON AS BEING EXACT OR COMPLETE. THE CONTRACTOR MUST CALL THE LOCAL UTILITY LOCATION CENTER AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATIONS OF UTILITIES. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO RELOCATE ALL EXISTING UTILITIES WHICH CONFLICT WITH THE PROPOSED IMPROVEMENTS SHOWN ON THE PLANS.

NOTICE TO CONTRACTOR

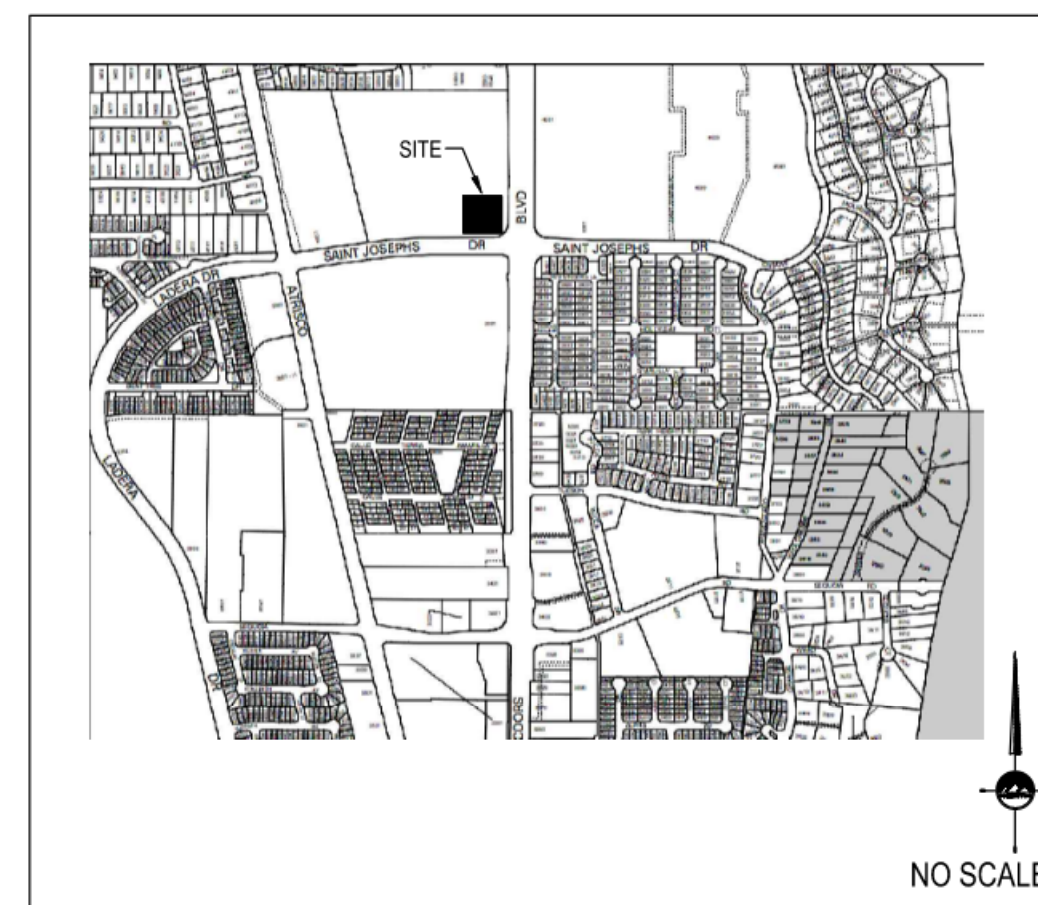
ALL CONTRACTORS AND SUBCONTRACTORS PERFORMING WORK SHOWN ON OR RELATED TO THESE PLANS SHALL CONDUCT THEIR OPERATIONS SO THAT ALL EMPLOYEES ARE PROVIDED A SAFE PLACE TO WORK AND THE PUBLIC IS PROTECTED. ALL CONTRACTORS AND SUBCONTRACTORS SHALL COMPLY WITH THE "OCCUPATIONAL SAFETY AND HEALTH REGULATIONS OF THE U.S. DEPARTMENT OF LABOR AND THE STATE OF UTAH DEPARTMENT OF INDUSTRIAL RELATIONS CONSTRUCTION SAFETY ORDERS." THE CIVIL ENGINEER SHALL NOT BE RESPONSIBLE IN ANY WAY FOR THE CONTRACTORS AND SUBCONTRACTORS COMPLIANCE WITH SAID REGULATIONS AND ORDERS.

CONTRACTOR FURTHER AGREES TO ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB-SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY, THAT THIS REQUIREMENT SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS, AND THAT THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE OWNER AND THE CIVIL ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE OWNER OR ENGINEER.

NOTICE TO DEVELOPER/ CONTRACTOR

UNAPPROVED DRAWINGS REPRESENT WORK IN PROGRESS, ARE SUBJECT TO CHANGE, AND DO NOT CONSTITUTE A FINISHED ENGINEERING PRODUCT. ANY WORK UNDERTAKEN BY DEVELOPER OR CONTRACTOR BEFORE PLANS ARE APPROVED IS UNDERTAKEN AT THE SOLE RISK OF THE DEVELOPER, INCLUDING BUT NOT LIMITED TO BIDS, ESTIMATION, FINANCING, BONDING, SITE CLEARING, GRADING, INFRASTRUCTURE CONSTRUCTION, ETC.

VICINITY MAP



OWNER

CONTACT
MAGGIE NUCKOLS
17877 VON KARMAN AVE, SUITE 500
IRVINE, CA 92614
PHONE: 602-741-5695



GENERAL NOTES

1. ALL WORK SHALL CONFORM WITH ALBUQUERQUE CITY, AND CHICK-FIL-A STANDARDS & SPECIFICATIONS.
2. CALL NMOC 48 HOURS PRIOR TO DIGGING.
3. CONTROL POINT: 60D NAIL WITH ALUMINUM DISK STAMPED "SURV-TEK CONTROL" N=1,502,746.35' E=1,505,788.82' ELEV = 5116.08'
4. CONTRACTOR SHALL FIELD VERIFY LOCATIONS OF ALL EXISTING UTILITIES BEFORE CONSTRUCTING ANY IMPROVEMENTS.

ENGINEER/SURVEYOR:



SALT LAKE CITY
45 W. 10000 S., Suite 500
Sandy, UT 84070
Phone: 801.255.0529
Fax: 801.255.4449

WWW.ENSIGNUTAH.COM

LAYTON
Phone: 801.547.1100

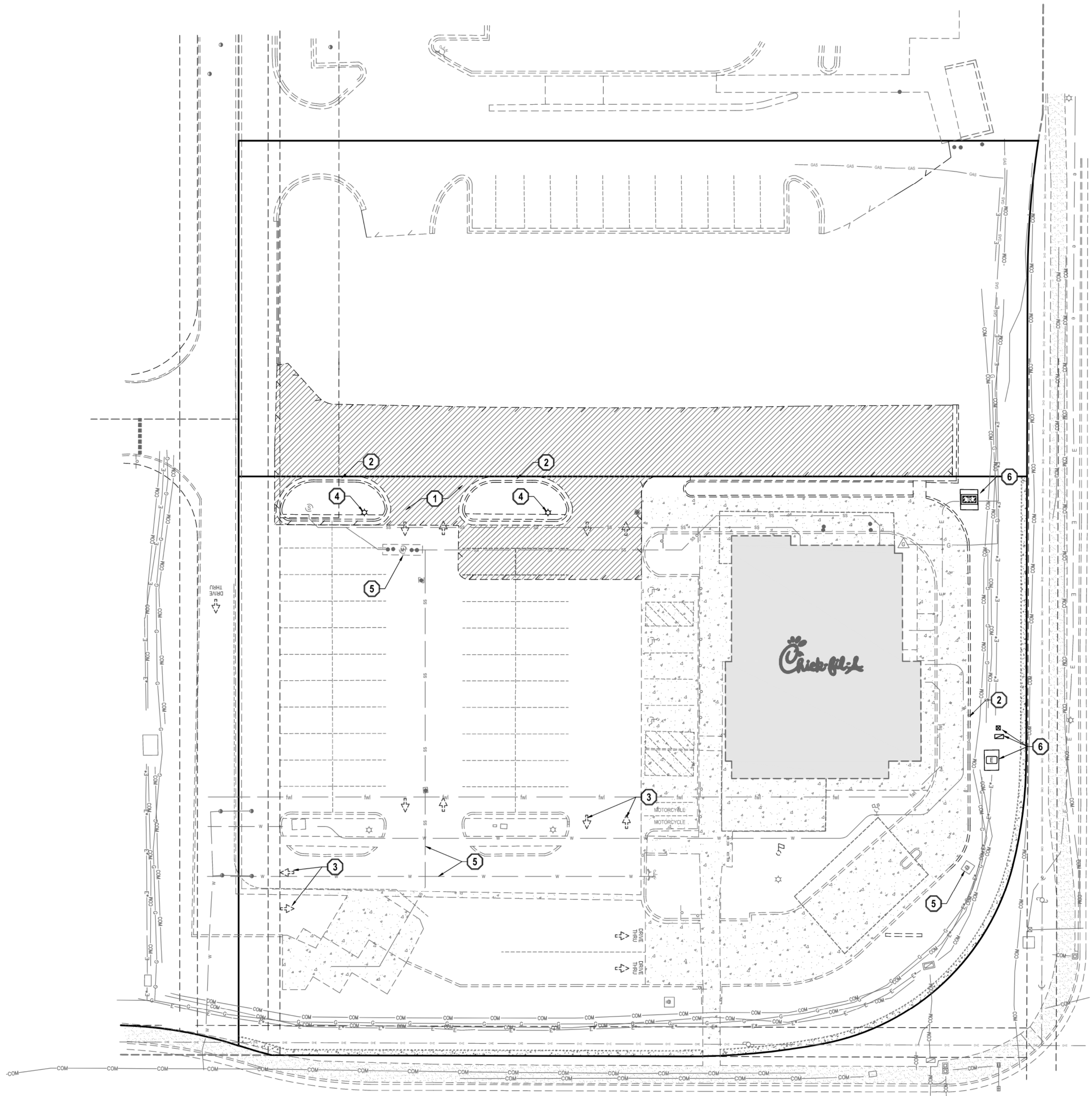
TOOELE
Phone: 435.843.3590

CEDAR CITY
Phone: 435.865.1453



**CHICK-FIL-A #04107 COORS DRIVE THRU EXPANSION
DECEMBER, 2022**

811
 CALL BLUESTAKES
 @ 811 AT LEAST 48 HOURS
 PRIOR TO THE
 COMMENCEMENT OF ANY
 CONSTRUCTION.
 Know what's below.
 Call before you dig.



- LEGEND**
- EXIST WATER METER
 - EXIST WATER VALVE
 - EXIST FIRE HYDRANT
 - EXIST IRRIGATION VALVE
 - EXIST SANITARY SEWER MANHOLE
 - EXIST SIGN
 - EXIST UTILITY POLE
 - EXIST TREE
 - EXISTING 30" CURB AND GUTTER
 - EXIST FENCE
 - EXIST EDGE OF ASPHALT
 - EXIST SANITARY SEWER
 - EXIST WATER LINE
 - EXIST IRRIGATION LINE
 - SAW CUT LINE

- SCOPE OF WORK:**
 PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS:
- 1 REMOVE EXISTING ASPHALT PAVING.
 - 2 REMOVE EXISTING CURB AND GUTTER.
 - 3 REMOVE EXISTING STRIPING AND ARROWS.
 - 4 REMOVE EXISTING LIGHT.
 - 5 PROTECT EXISTING UTILITIES, SEWER, STORM DRAIN, CURBING, ETC. IN PLACE.
 - 6 REMOVE AND RELOCATE EXISTING UTILITIES.

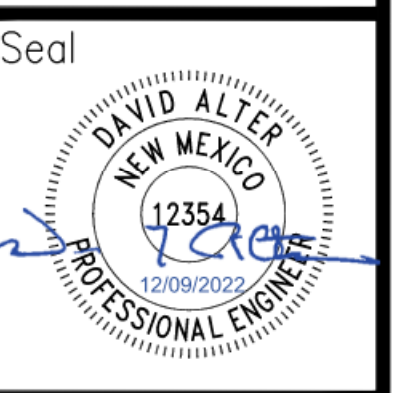


5200 Buffington Rd.
 Atlanta Georgia,
 30349-2998

Revisions:
 Mark Date By
 △ _____

Mark Date By
 △ _____

Mark Date By
 △ _____



SALT LAKE CITY
 45 W. 10000 S., Suite 500
 Sandy, UT 84070
 Phone: 801.255.0529
 Fax: 801.255.4449

WWW.ENSIGNENG.COM

STORE
 CHICK-FIL-A
 FSU #04107
 COORS BLVD.

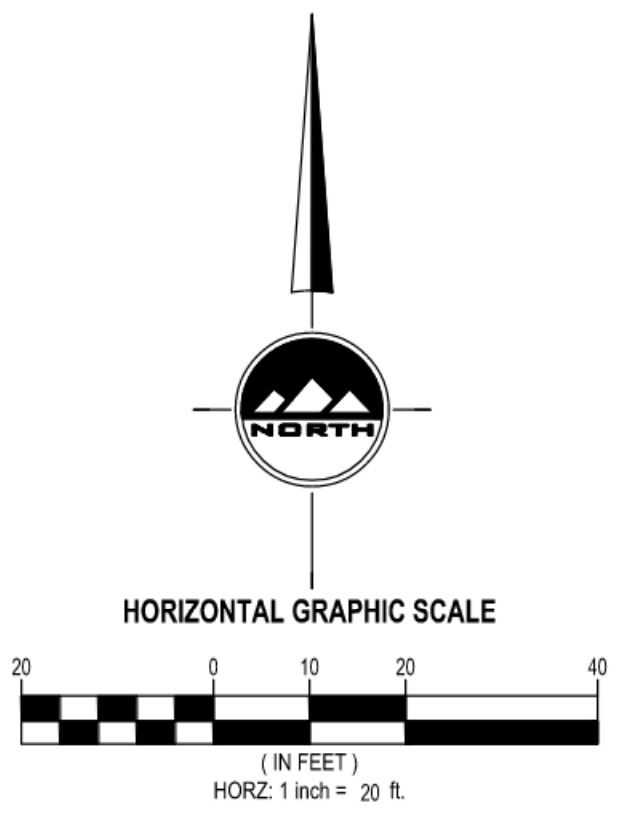
COORS BLVD NW & ST.
 JOSEPHS DR NW
 ALBUQUERQUE, NM
 87120

SHEET TITLE
 DEMOLITION
 PLAN

VERSION:
 ISSUE DATE:

Job No. : 11274
 Store : 04107
 Date : 12/6/22
 Drawn By : MM
 Checked By : DJ

Sheet
C-01





PROJECT NUMBER: PR-2019-002574

Application Number: SI-2022-02061

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.

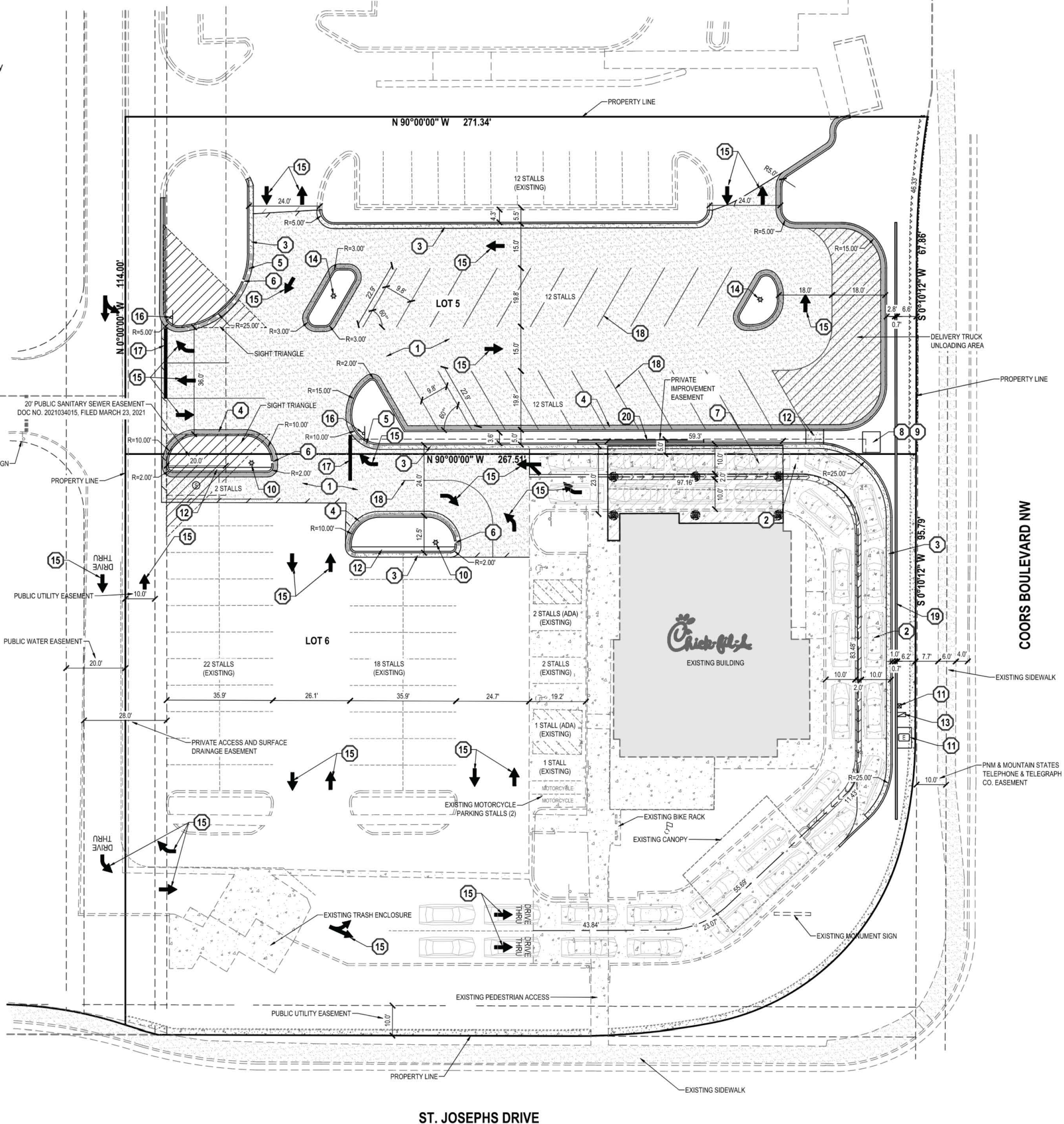
DRB SITE DEVELOPMENT PLAN APPROVAL:

<i>Ernest Armijo</i>	Jan 13, 2023
Traffic Engineering, Transportation Division	Date
<i>Diego Gutierrez</i>	Jan 17, 2023
ABCWUA	Date
<i>Cheryl Emmanuel</i>	Jan 13, 2023
Parks and Recreation Department	Date
<i>Regina Cho</i>	Jan 13, 2023
City Engineer/Hydrology	Date
<i>Jeff Plan</i>	Jan 13, 2023
Code Enforcement	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
<i>Jeff Plan</i>	Jan 19, 2023
DRB Chairperson, Planning Department	Date

*Environmental Health, if necessary

2/16/18

NOTE: THIS SITE PLAN AMENDMENT MEETS THE COORS PAVILION DESIGN STANDARDS



VICINITY MAP



5200 Buffington Rd.
Atlanta Georgia,
30349-2998

Revisions:

Mark	Date	By
△		
△		
△		

Seal



SALT LAKE CITY
45 W. 10000 S., Suite 500
Sandy, UT 84070
Phone: 801.255.0529
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STORE
CHICK-FIL-A
FSU #04107
COORS BLVD.

COORS BLVD NW & ST.
JOSEPHS DR NW
ALBUQUERQUE, NM
87120

SHEET TITLE
SITE PLAN

VERSION:
ISSUE DATE:

Job No. : 11274
Store : 04107
Date : 12/6/22
Drawn By : MM
Checked By : DJ

Sheet

C-10

GENERAL NOTES

- ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
- ALL IMPROVEMENTS MUST COMPLY WITH ADA STANDARDS AND RECOMMENDATIONS.
- SEE LANDSCAPE/ARCHITECTURAL PLANS FOR CONCRETE MATERIAL, COLOR, FINISH, AND SCORE PATTERNS THROUGHOUT SITE.
- ALL PAVEMENT MARKINGS SHALL CONFORM TO THE LATEST EDITION OF THE M.U.T.C.D. (MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES).
- ALL SURFACE IMPROVEMENTS DISTURBED BY CONSTRUCTION SHALL BE RESTORED OR REPLACED, INCLUDING TREES AND DECORATIVE SHRUBS, SOIL, FENCES, WALLS AND STRUCTURES, WHETHER OR NOT THEY ARE SPECIFICALLY SHOWN ON THE CONTRACT DOCUMENTS.
- NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING CONCRETE OR ASPHALT.
- THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

SCOPE OF WORK:

PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS:

- PROPOSED ASPHALT PAVEMENT. SEE DETAIL 1/C-4.0.
- CONCRETE PAVEMENT DRIVE-THRU. SEE DETAIL 2/C-4.0.
- 24" CATCHING CURB AND GUTTER PER DETAIL 3/C-4.0.
- 24" SPILLING CURB AND GUTTER PER DETAIL 3/C-4.0.
- TRANSITION BETWEEN CATCHING AND SPILLING CURB AND GUTTER.
- 1" CURB OPENING.
- PROPOSED CANOPY. SEE ARCHITECTURAL DRAWINGS.
- CONCRETE PAD FOR ELECTRICAL EQUIPMENT. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
- RELOCATED ELECTRICAL TRANSFORMER. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
- PROPOSED LIGHT POLE. MOUNTING HEIGHT OF LIGHT FIXTURE SHALL BE NO HIGHER THAN 20' ABOVE FINISHED GRADE AS PER REQUIREMENTS OF THE ALBUQUERQUE INTEGRATED DEVELOPMENT ORDINANCE 3-4(C)(5)(D). SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
- RELOCATED ELECTRICAL EQUIPMENT. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
- CONCRETE SIDEWALK. SEE DETAIL 4/C-4.0.
- RELOCATED COMMUNICATIONS EQUIPMENT. COORDINATE WITH SERVICE PROVIDER.
- PROPOSED LIGHT POLE. MOUNTING HEIGHT OF LIGHT FIXTURE SHALL BE NO HIGHER THAN 20' ABOVE FINISHED GRADE AS PER REQUIREMENTS OF THE ALBUQUERQUE INTEGRATED DEVELOPMENT ORDINANCE 3-4(C)(5)(D). SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
- PAINTED LANE-USE ARROWS. SEE DETAIL 5/C-4.0.
- "STOP" AND "RIGHT TURN ONLY" SIGN COMBO PER M.U.T.C.D. STANDARDS.
- 12" SOLID STOP BAR.
- 4" WIDE SOLID PAVEMENT MARKING PER PARKING LOT STRIPING SPECIFICATIONS. SEE 6/C-4.0.
- 8" WIDE RETAINING / SCREEN WALL PER DETAIL 2/C-2.0. SEE GRADING PLAN FOR ELEVATIONS.
- LANDSCAPE WALL. SEE GRADING PLAN FOR ELEVATIONS.

SITE DATA CHART

LEGAL DESCRIPTION OF LEASE AREA: LOT 6 AND 5 COORS PAVILION WITHIN THE TOWN OF ALBUQUERQUE GRANT IN PROJECTED SECTION 2, TOWNSHIP 10 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO, STATE OF NEW MEXICO.

ZONE DISTRICT: SU-3 WITH C-2 USES ALLOWED
PROPOSED USE: QUICK SERVICE RESTAURANT

LOT 6	SQ. FT.	ACRES	PERCENTAGE
TOTAL AREA OF PROPERTY:	50,690	1.16	100%
LANDSCAPE AREA:	10,864	0.25	21%
HARDSCAPE AREA:	3,698	0.08	7%
TOTAL PARKING AND DRIVE AREA:	31,227	0.72	62%
TOTAL BUILDING AREA:	4,901	0.11	10%

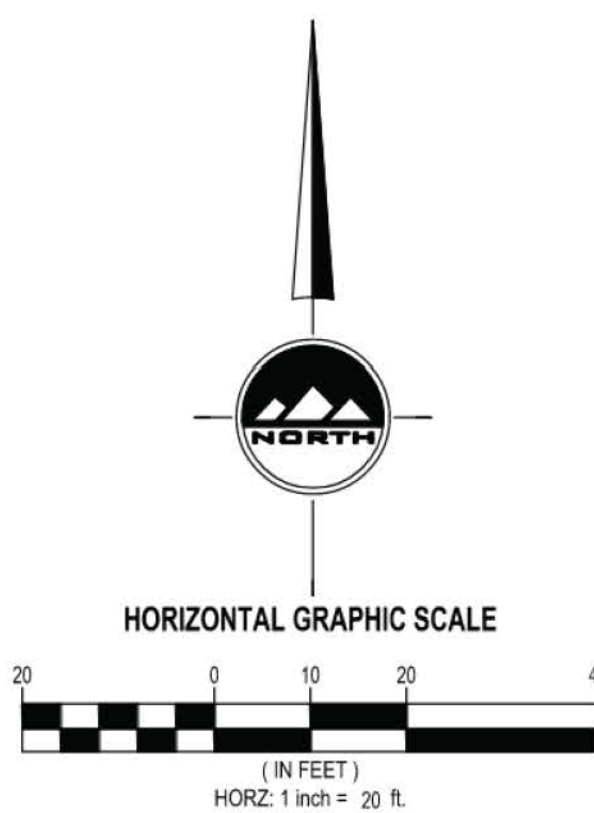
LOT 5	SQ. FT.	ACRES	PERCENTAGE
TOTAL AREA OF PROPERTY:	30,570	0.70	100%
LANDSCAPE AREA:	5,867	0.13	19%
HARDSCAPE AREA:	120	0.00	1%
TOTAL PARKING AND DRIVE AREA:	24,583	0.56	80%
TOTAL BUILDING AREA:	0	0.00	0%

REQUIRED PARKING CALCULATION - RESTAURANT WITH DRIVE-THRU AT LEAST 1 PARKING SPACE PER 4 SEATS IN BUILDING = 33 SPACES
REQUIRED HANDICAP ACCESSIBLE PARKING SPACES = 3

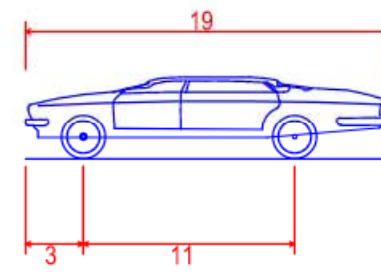
EXISTING STANDARD PARKING SPACES: 55
PROPOSED STANDARD PARKING SPACES: 26
EXISTING ACCESSIBLE PARKING SPACES: 3
TOTAL AUTO PARKING SPACES PROVIDED: 84
MOTORCYCLE PARKING SPACES: 2

LEGEND

●	EXISTING BOLLARD		PROPOSED ASPHALT
○	PROPOSED BOLLARD		EXISTING CURB AND GUTTER
—	EXISTING SIGN		PROPOSED CURB AND GUTTER
—	PROPOSED SIGN		PROPOSED REVERSE PAN CURB AND GUTTER
—	EXISTING FLAG POLE		TRANSITION TO REVERSE PAN CURB
—	EXISTING EDGE OF ASPHALT		PROPOSED CONCRETE
—	PROPOSED EDGE OF ASPHALT		EXISTING BUILDING
—	EXISTING STRIPING		EXISTING MONUMENT SIGN
—	PROPOSED STRIPING		
—	EXISTING WALL		

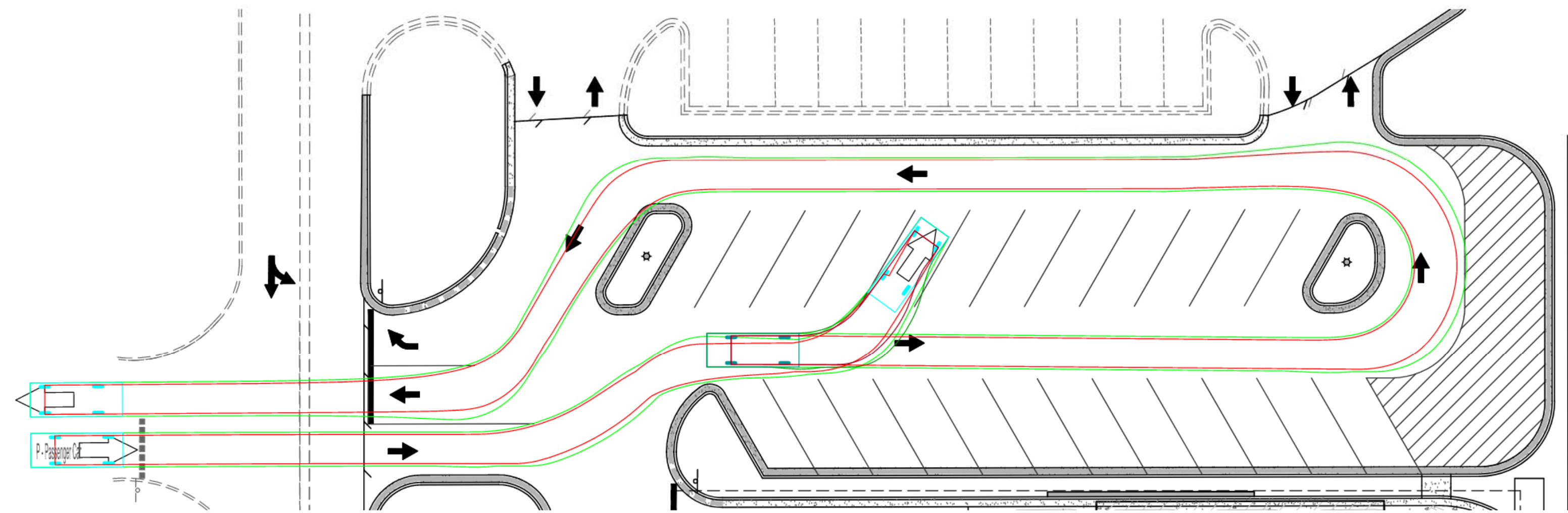


PASSENGER CAR



P - Passenger Car
 Overall Length 19.000ft
 Overall Width 7.000ft
 Overall Body Height 4.300ft
 Min Body Ground Clearance 1.115ft
 Track Width 6.000ft
 Lock-to-lock time 4.00s
 Max Steering Angle (Virtual) 31.60°

19.000ft
 7.000ft
 4.300ft
 1.115ft
 6.000ft
 4.00s
 31.60°



VICINITY MAP



Chick-fil-A

5200 Buffington Rd.
 Atlanta Georgia,
 30349-2998

Revisions:

Mark	Date	By
△		

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△		

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SALT LAKE CITY
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 Sandy, UT 84070
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www.ensigneng.com

STORE
 CHICK-FIL-A
 FSU #04107
 COORS BLVD.

COORS BLVD NW & ST.
 JOSEPHS DR NW
 ALBUQUERQUE, NM
 87120

SHEET TITLE
 TRAFFIC
 CIRCULATION
 LAYOUT

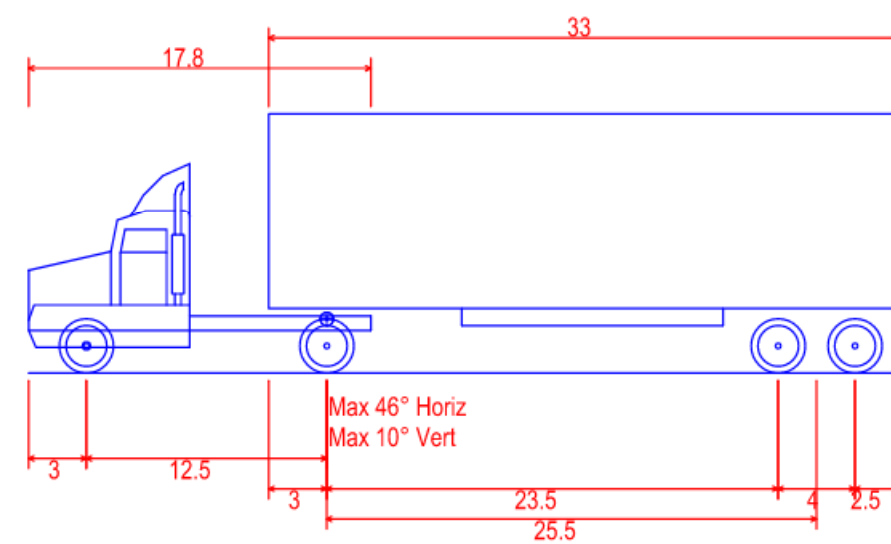
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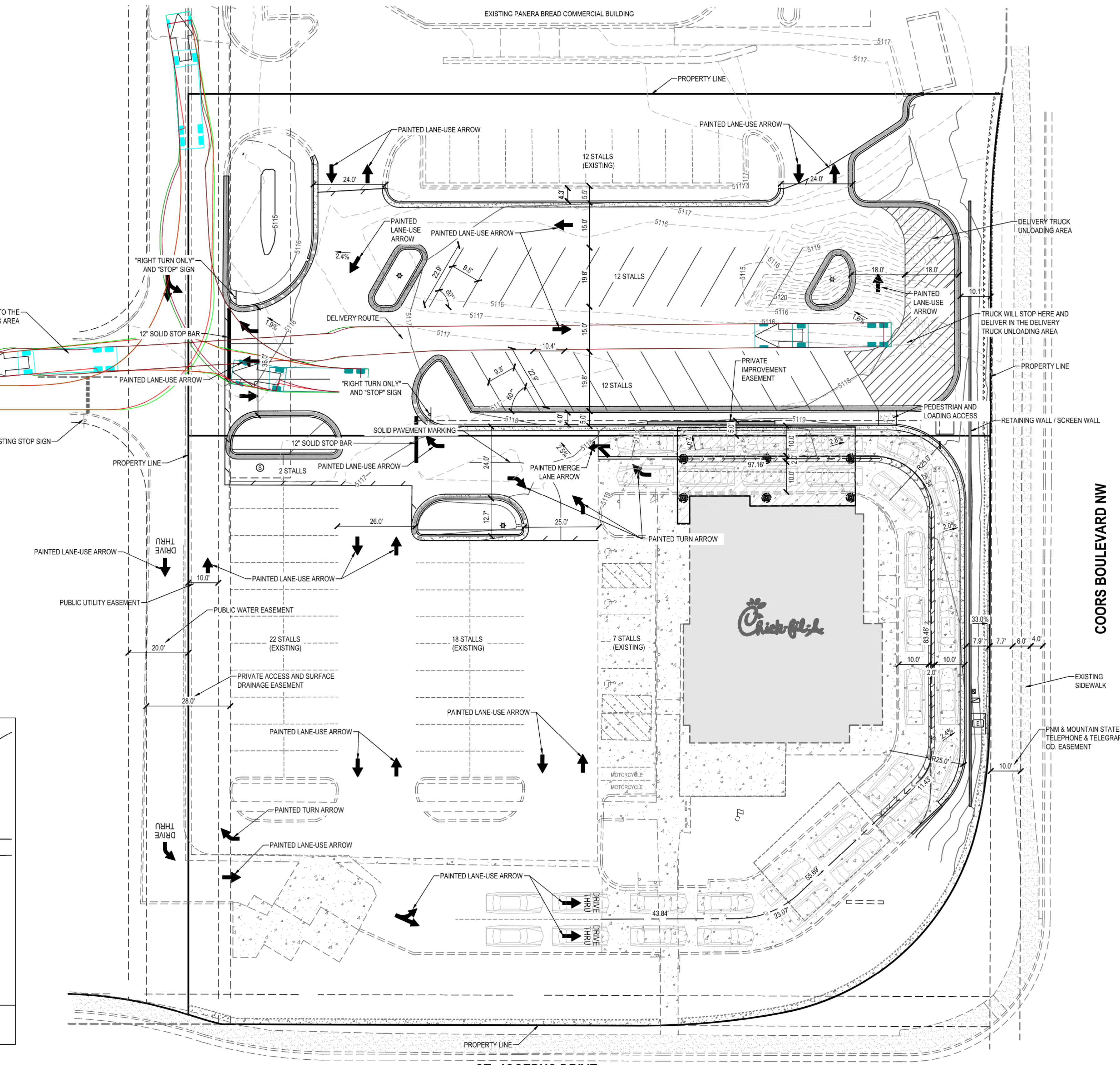
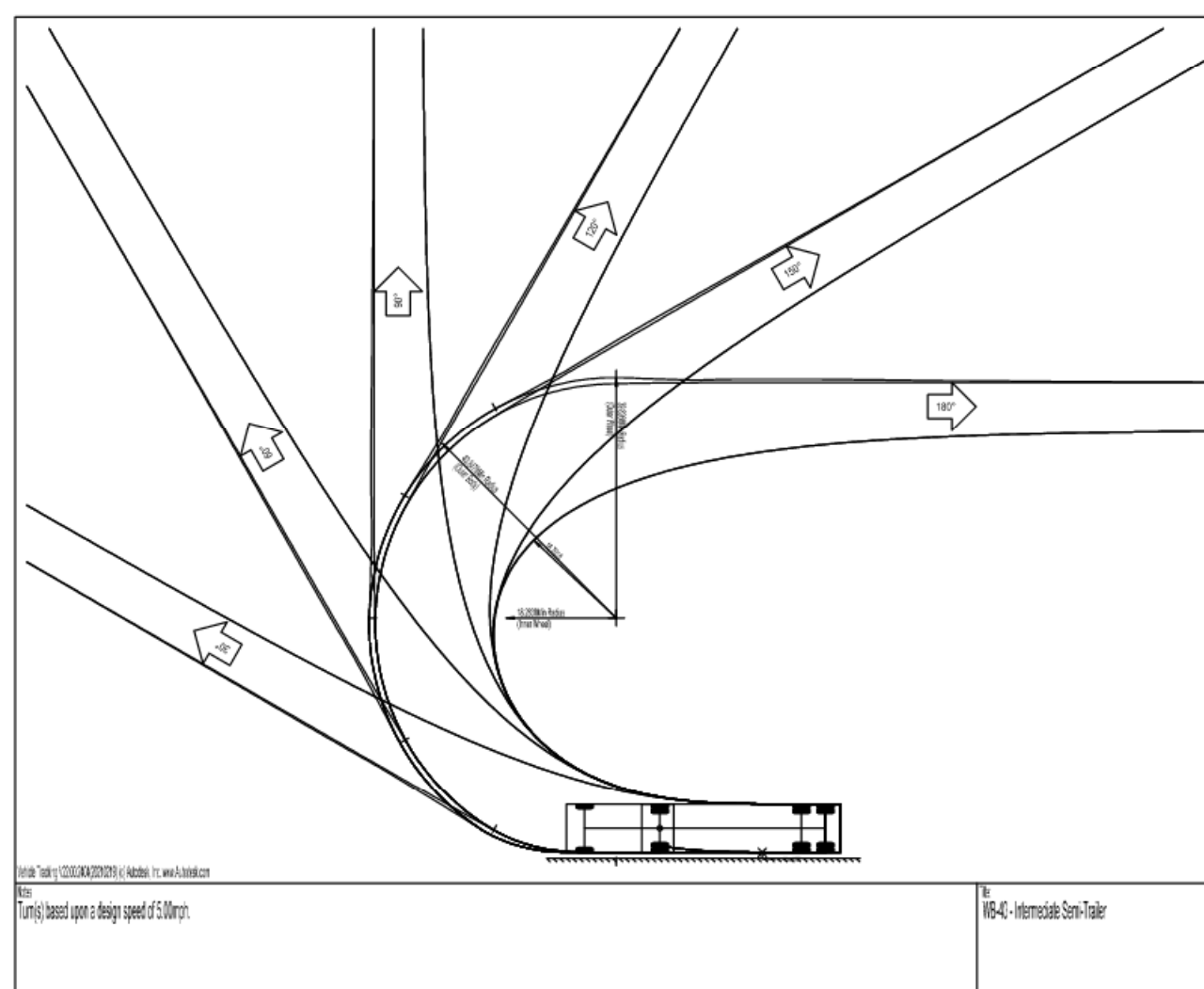
C II

DELIVERY TRUCK



WB-40 - Intermediate Semi-Trailer
 Overall Length 45.499ft
 Overall Width 8.000ft
 Overall Body Height 13.500ft
 Min Body Ground Clearance 1.334ft
 Track Width 8.000ft
 Lock-to-lock time 4.00s
 Max Steering Angle (Virtual) 20.30°

45.499ft
 8.000ft
 13.500ft
 1.334ft
 8.000ft
 4.00s
 20.30°

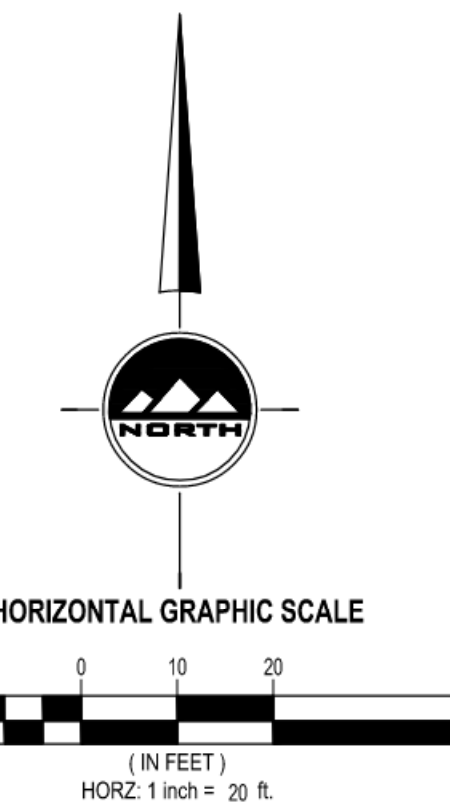


PARKING DATA TABLE

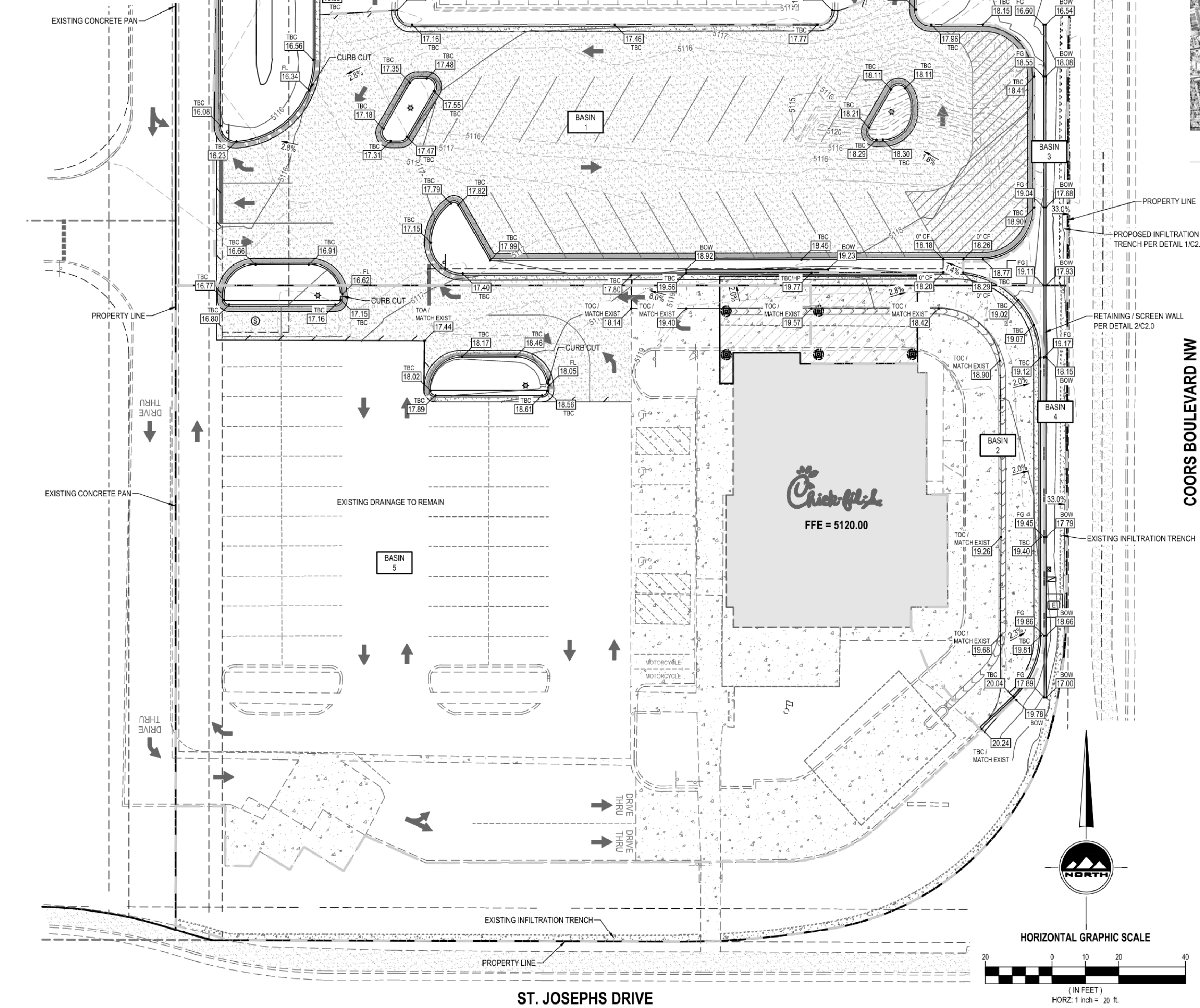
EXISTING STALLS TO BE REMOVED	4
PROPOSED STALLS	26
EXISTING STALLS (TO REMAIN)	44
EXISTING ADA STALLS (TO REMAIN)	3
TOTAL STALLS	73

LEGEND

- EXISTING BOLLARD
- PROPOSED BOLLARD
- EXISTING SIGN
- EXISTING FLAG POLE
- EXISTING EDGE OF ASPHALT
- PROPOSED EDGE OF ASPHALT
- EXISTING STRIPING
- PROPOSED STRIPING
- EXISTING WALL
- PROPOSED ASPHALT
- EXISTING CURB AND GUTTER
- PROPOSED CURB AND GUTTER
- PROPOSED REVERSE PAN CURB AND GUTTER
- TRANSITION TO REVERSE PAN CURB
- EXISTING CONCRETE
- PROPOSED CONCRETE
- EXISTING BUILDING
- EXISTING MONUMENT SIGN



811 CALL BLUESTAKES @ 811 AT LEAST 48 HOURS PRIOR TO THE COMMENCEMENT OF ANY CONSTRUCTION. Know what's below. Call before you dig.



SWQV - BASIN 4 (UPDATED)

IMPERVIOUS AREA	34827
REQUIRED VOLUME	987
PROVIDED VOLUME (CU.FT.) IN DEVELOPMENT POND	1289

REQUIRED SWQV - BASIN 1 AND 3

IMPERVIOUS AREA (SQ.FT.)	21402
REQUIRED VOLUME (CU.FT.)	749.07
PROVIDED VOLUME (CU.FT.) IN DEVELOPMENT POND	778

CURB OPENING / WEIR

C	2.7
PROPOSED LENGTH (FT)	1
DEPTH (FT)	0.5
DISCHARGE, Q (CFS)	0.95

THE 1" LONG CURB CUT PROVIDES A LARGER DISCHARGE CAPACITY THAT WHAT IT IS NEEDED, THUS A 1" CURB CUT IS PROPOSED.

BASIN 2 - INFILTRATION TRENCH

REQUIRED VOLUME (CU.FT.)	147
LENGTH (FT)	114
AREA (SQ.FT.)	4
VOID RATIO	0.4
VOLUME PROVIDED (CU.FT.)	182.4

$ReqVolume = Impervious\ area * (0.44 - 0.10)/12$
As calculated in original development
 $ReqVolume = (34827 * (0.44-0.10))/12 = 987$

$ReqVolume = Impervious\ area * (0.42)/12$
Section 6-12
 $ReqVolume = (21402 * (0.42))/12 = 749$

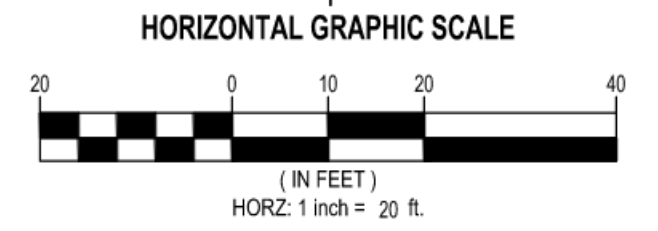
$Q = CLH^{3/2}$ Section 6-16(A). Equation 6.4
 $Q = 2.7 * 1 * .5^{3/2}$

$Weighted\ E = \frac{EaAa+EbAb+EcAc+EdAd}{Aa+Ab+Ac+Ad}$ Section 6-2(A)(4). Equation 6.1
 $Weighted\ E = ((0.55*0.0)+(0.73*0.07)+(0.95*0.0)+(2.24*0.58))/0.65=2.08$

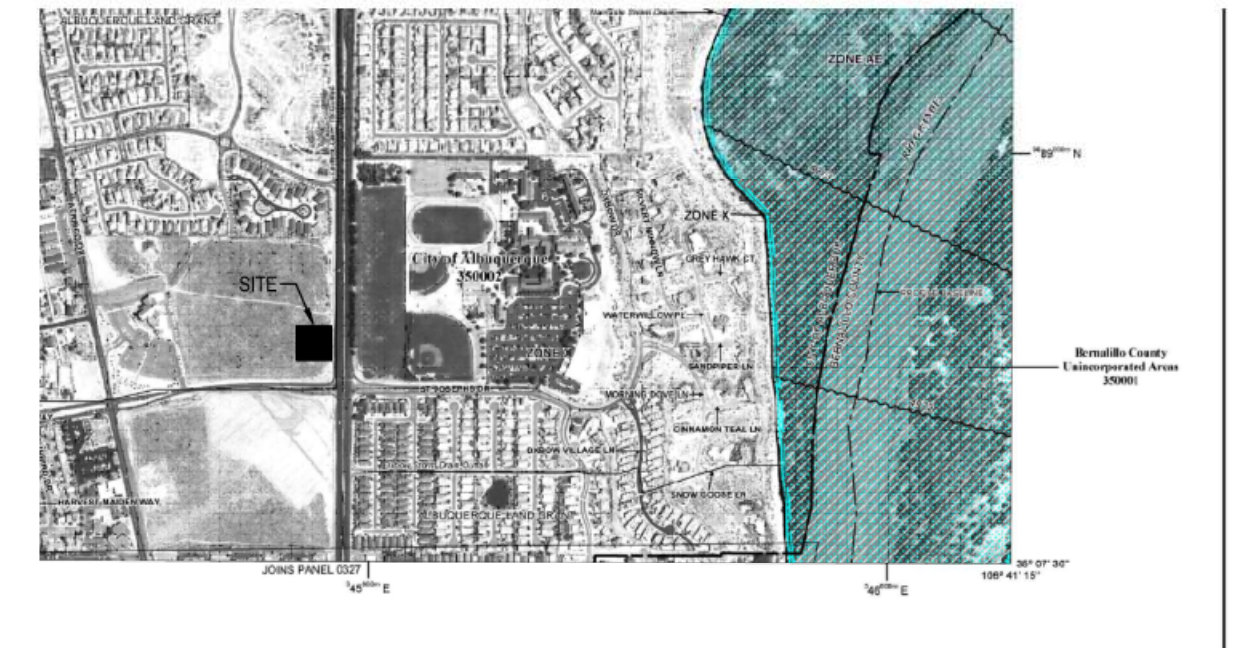
$V360 = Weighted\ E * (Aa + Ab + Ac + Ad)$ Section 6-2(A)(4). Equation 6.2
 $V360 = (2.08 * .65)/12 = 0.11$

$Q = CiA$ Section 6-2(A)(5). Equation 6.7
 $Q = ((0.34*0.36*0.0)+(0.47*0.36*0.07)+(0.63*0.36*0.0)+(0.90*0.36*0.58))=0.20$

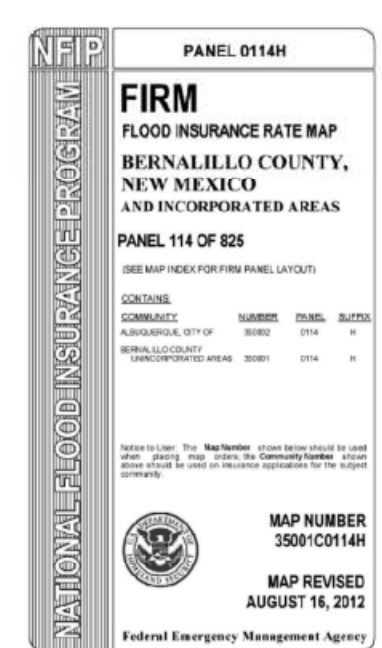
$Q = QpA$ Section 6-2(A)(5). Equation 6.6
 $Q = ((1.54*0.0)+(2.16*0.07)+(2.87*0.0)+(4.12*0.58))=2.53$



FIRM MAP NO 35001C0114H



VICINITY MAP

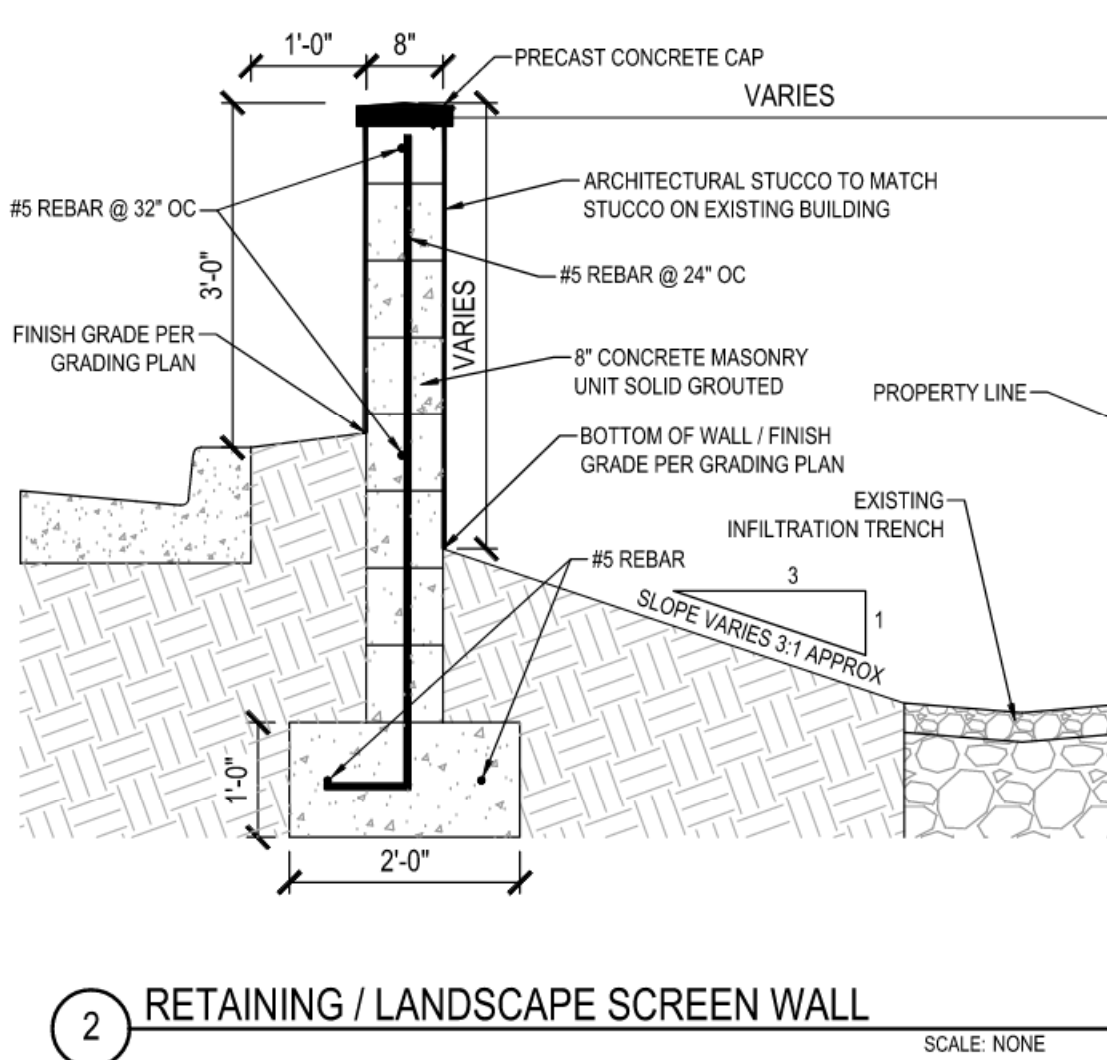
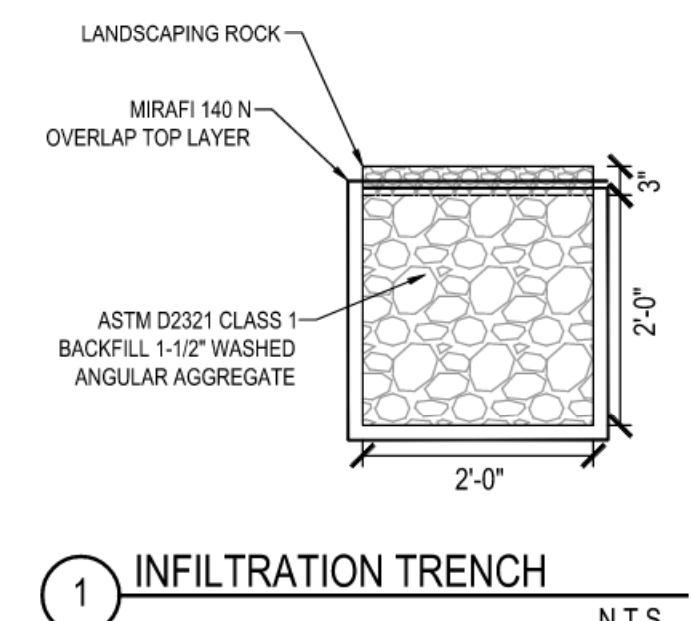


- GENERAL NOTES**
- ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - ALL IMPROVEMENTS MUST COMPLY WITH ADA STANDARDS AND RECOMMENDATIONS.
 - THE CONTRACTOR SHALL BECOME FAMILIAR WITH THE EXISTING SOIL CONDITIONS.
 - ELEVATIONS HAVE BEEN TRUNCATED FOR CLARITY. XX.XX REPRESENTS AN ELEVATION OF 51XX.XX ON THESE PLANS.
 - LANDSCAPED AREAS REQUIRE SUBGRADE TO BE MAINTAINED AT A SPECIFIC ELEVATION BELOW FINISHED GRADE AND REQUIRE SUBGRADE TO BE PROPERLY PREPARED AND SCARIFIED. SEE LANDSCAPE PLANS FOR ADDITIONAL INFORMATION.
 - ALL STORM DRAIN INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY OR APWA STANDARD PLANS AND SPECIFICATIONS.
 - THE CONTRACTOR SHALL ADJUST TO GRADE ALL EXISTING UTILITIES AS NEEDED PER LOCAL GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING CONCRETE, ASPHALT, OR STORM DRAIN STRUCTURES OR PIPES.
 - THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

- EROSION CONTROL NOTES**
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
 - CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
 - CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
 - REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
 - ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.

LEGEND

- EXISTING BOLLARD
- PROPOSED BOLLARD
- EXISTING SIGN
- PROPOSED SIGN
- EXISTING FLAG POLE
- PROPOSED EDGE OF ASPHALT
- EXISTING STRIPING
- PROPOSED STRIPING
- EXISTING WALL
- PROPOSED WALL
- EXISTING CONTOURS
- PROPOSED CONTOURS
- PROPOSED ASPHALT
- EXISTING CURB AND GUTTER
- PROPOSED CURB AND GUTTER
- PROPOSED REVERSE PAN CURB AND GUTTER
- TRANSITION TO REVERSE PAN CURB
- EXISTING CONCRETE
- PROPOSED CONCRETE
- EXISTING BUILDING
- EXISTING MONUMENT SIGN
- CATCHMENTS / BASINS



		100 YR				10 YR				2 YR							
LAND TREATMENT	COEFFICIENT C	A	B	C	D	LAND TREATMENT	COEFFICIENT C	A	B	C	D	LAND TREATMENT	COEFFICIENT C	A	B	C	D
PEAK DISCHARGE (CFS/AC)		0.34	0.47	0.63	0.90	0.30	0.81	1.46	2.57	0.00	0.02	0.50	1.56	0.00	0.01	0.13	0.92
6-HR EXCESS PRECIPITATION, E (IN)		0.55	0.73	0.95	2.24	0.11	0.26	0.43	1.43	0.00	0.01	0.13	0.92	0.00	0.01	0.13	0.92
BASIN																	
1		0.00	0.07	0.00	0.58	0.65	0.20	2.53	2.08	0.1119	4875	0.65	0.12	1.54	1.30	0.0702	3060
2		0.00	0.06	0.00	0.00	0.06	0.01	0.12	0.73	0.0034	147	0.06	0.00	0.04	0.26	0.0012	52
3		0.00	0.00	0.00	0.11	0.11	0.04	0.47	2.22	0.0211	919	0.11	0.02	0.29	1.42	0.0134	586
4		0.00	0.18	0.00	0.00	0.18	0.03	0.39	0.73	0.0110	477	0.18	0.01	0.15	0.26	0.0039	170
5		0.00	0.07	0.00	0.80	0.87	0.27	3.44	2.12	0.1535	6686	0.87	0.17	2.11	1.34	0.0968	4216



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SALT LAKE CITY
45 W. 10000 S., Suite 500
Sandy, UT 84070
Phone: 801.255.0529
Fax: 801.255.4449

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ALBUQUERQUE, NM
87120

SHEET TITLE
GRADING AND
DRAINAGE PLAN

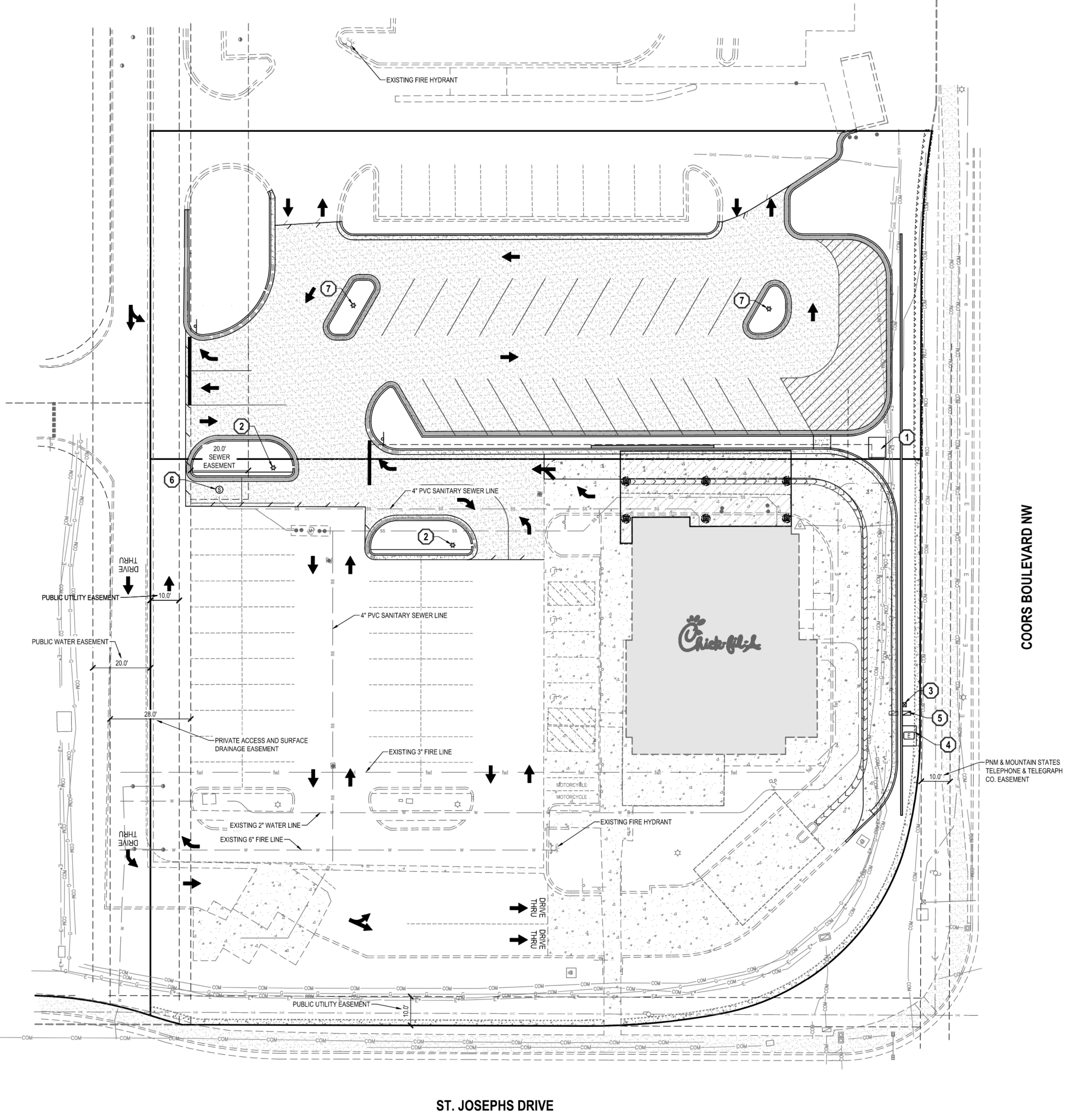
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ISSUE DATE:

Job No. : 11274
Store : 04107
Date : 12/6/22

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Checked By : DJ

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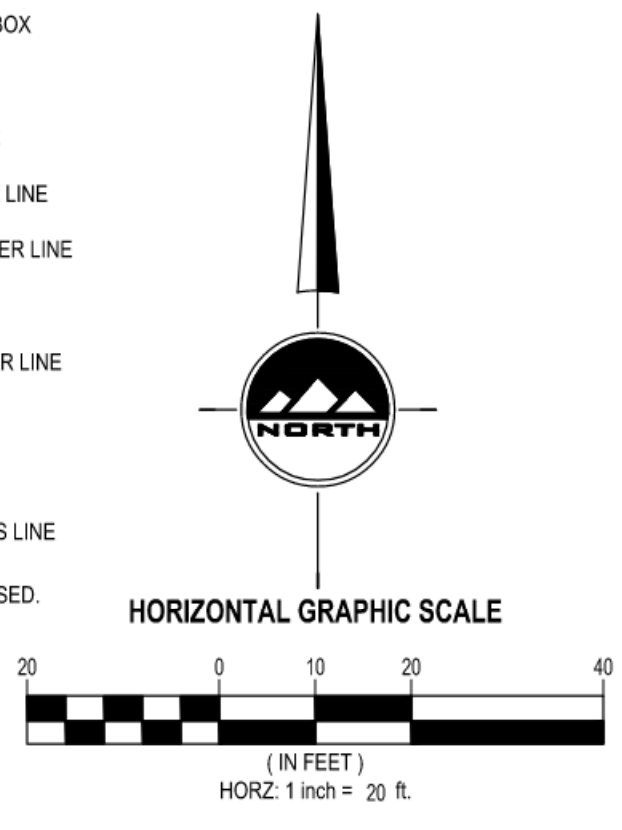
- GENERAL NOTES**
- ALL WORK TO COMPLY WITH THE GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS ARE SHOWN IN THEIR APPROXIMATE LOCATIONS BASED UPON RECORD INFORMATION AVAILABLE AT THE TIME OF PREPARATION OF THESE PLANS. LOCATIONS MAY NOT HAVE BEEN VERIFIED IN THE FIELD AND NO GUARANTEE IS MADE AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION SHOWN. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO DETERMINE THE EXISTENCE AND LOCATION OF THE UTILITIES SHOWN ON THESE PLANS OR INDICATED IN THE FIELD BY LOCATING SERVICES. ANY ADDITIONAL COSTS INCURRED AS A RESULT OF THE CONTRACTOR'S FAILURE TO VERIFY THE LOCATIONS OF EXISTING UTILITIES PRIOR TO THE BEGINNING OF CONSTRUCTION IN THEIR VICINITY SHALL BE BORNE BY THE CONTRACTOR AND ASSUMED INCLUDED IN THE CONTRACT. THE CONTRACTOR IS TO VERIFY ALL CONNECTION POINTS WITH THE EXISTING UTILITIES. THE CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE CAUSED TO THE EXISTING UTILITIES AND UTILITY STRUCTURES THAT ARE TO REMAIN. IF CONFLICTS WITH EXISTING UTILITIES OCCUR, THE CONTRACTOR SHALL NOTIFY THE ENGINEER PRIOR TO CONSTRUCTION TO DETERMINE IF ANY FIELD ADJUSTMENTS SHOULD BE MADE.
 - ALL SANITARY SEWER INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY STANDARD PLANS AND SPECIFICATIONS.
 - ALL WATER INFRASTRUCTURE TO BE INSTALLED PER GOVERNING AGENCY OR APWA STANDARD PLANS AND SPECIFICATIONS.
 - DEFLECT OR LOOP ALL WATERLINES TO AVOID CONFLICTS WITH OTHER UTILITIES PER GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - PROJECT SHALL COMPLY WITH ALL NEW MEXICO DIVISION OF DRINKING WATER RULES AND REGULATIONS INCLUDING, BUT NOT LIMITED TO, THOSE PERTAINING TO BACKFLOW PROTECTION AND CROSS CONNECTION PREVENTION.
 - THE CONTRACTOR IS TO COORDINATE ALL UTILITIES WITH MECHANICAL/PLUMBING PLANS.
 - CONTRACTOR TO FIELD VERIFY LOCATION OF UTILITY LINES.
 - NOTIFY ENGINEER OF ANY DISCREPANCIES IN DESIGN OR STAKING BEFORE PLACING UTILITY STRUCTURES OR PIPES.
 - THE CONTRACTOR SHALL ADJUST TO GRADE ALL EXISTING UTILITIES AS NEEDED PER LOCAL GOVERNING AGENCY'S STANDARDS AND SPECIFICATIONS.
 - THE CONTRACTOR IS TO PROTECT AND PRESERVE ALL EXISTING IMPROVEMENTS, UTILITIES, AND SIGNS, ETC. UNLESS OTHERWISE NOTED ON THESE PLANS.

- SCOPE OF WORK:**
 PROVIDE, INSTALL AND/OR CONSTRUCT THE FOLLOWING PER THE SPECIFICATIONS GIVEN OR REFERENCED, THE DETAILS NOTED, AND/OR AS SHOWN ON THE CONSTRUCTION DRAWINGS:
- RELOCATED ELECTRICAL TRANSFORMER. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
 - RELOCATED LIGHT POLE. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
 - RELOCATED ELECTRICAL PEDESTAL. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
 - RELOCATED ELECTRICAL VAULT. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.
 - RELOCATED TELEPHONE PEDESTAL. COORDINATE WITH SERVICE PROVIDER.
 - ADJUST SEWER MAHOLE RIM TO GRADE.
 - PROPOSED LIGHT POLE. SEE ELECTRICAL PLANS FOR ADDITIONAL INFORMATION.

LEGEND

	EXISTING WATER METER
	EXISTING WATER MANHOLE
	EXISTING WATER BOX
	EXISTING WATER VALVE
	EXISTING FIRE HYDRANT
	EXISTING SECONDARY WATER VALVE
	EXISTING IRRIGATION BOX
	EXISTING IRRIGATION VALVE
	EXISTING GREASE TRAP MANHOLE
	EXISTING SANITARY SEWER MANHOLE
	EXISTING SANITARY CLEAN OUT
	EXISTING STORM DRAIN CLEAN OUT BOX
	EXISTING STORM DRAIN INLET BOX
	EXISTING STORM DRAIN CATCH BASIN
	EXISTING STORM DRAIN COMBO BOX
	EXISTING STORM DRAIN CLEAN OUT
	EXISTING ELECTRICAL PEDESTAL
	EXISTING ELECTRICAL BOX
	EXISTING TRANSFORMER
	EXISTING POWER POLE
	EXISTING LIGHT
	PROPOSED LIGHT
	EXISTING OVERHEAD TRAFFIC LIGHT POLE
	EXISTING GAS METER
	EXISTING GAS VALVE
	EXISTING TELEPHONE MANHOLE
	EXISTING TELEPHONE PEDESTAL
	EXISTING TRAFFIC SIGNAL BOX
	EXISTING CABLE BOX
	EXISTING SANITARY SEWER
	EXISTING CULINARY WATER LINE
	EXISTING SECONDARY WATER LINE
	EXISTING IRRIGATION LINE
	EXISTING OVERHEAD POWER LINE
	EXISTING ELECTRICAL LINE
	EXISTING GAS LINE
	EXISTING COMMUNICATIONS LINE

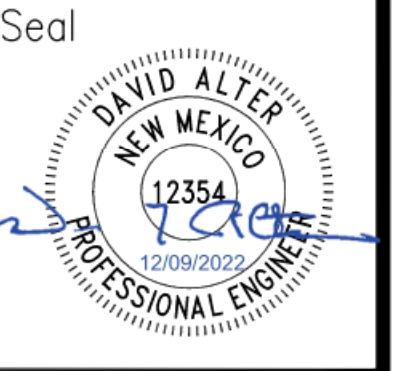
NOTE: MAY CONTAIN SYMBOLS THAT ARE NOT USED.



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SALT LAKE CITY
 45 W. 10000 S., Suite 500
 Sandy, UT 84070
 Phone: 801.255.0529
 Fax: 801.255.4449

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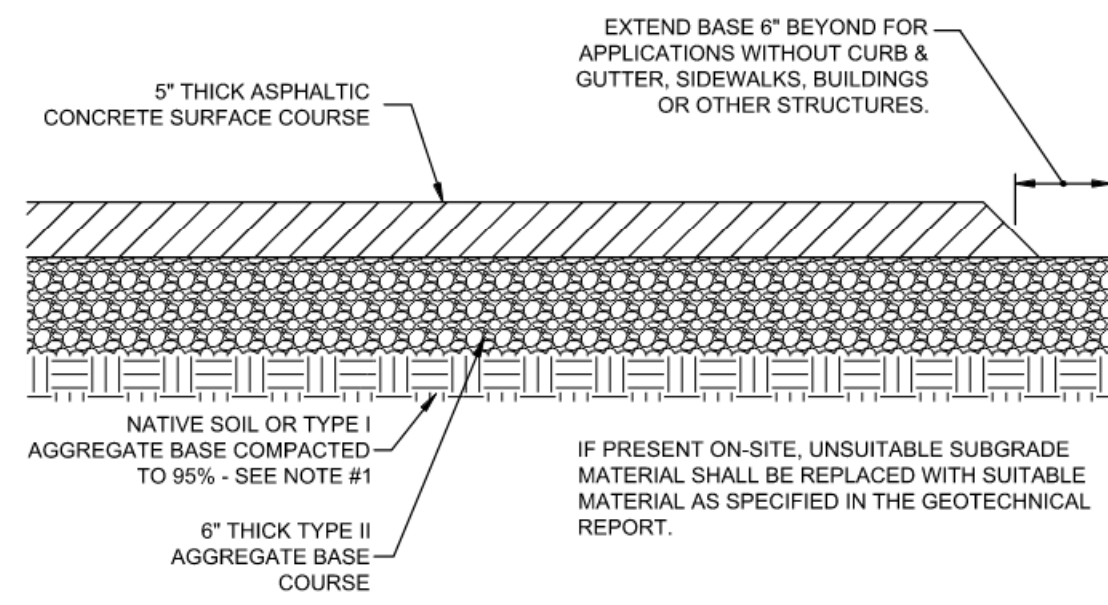
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SHEET TITLE
 UTILITY PLAN

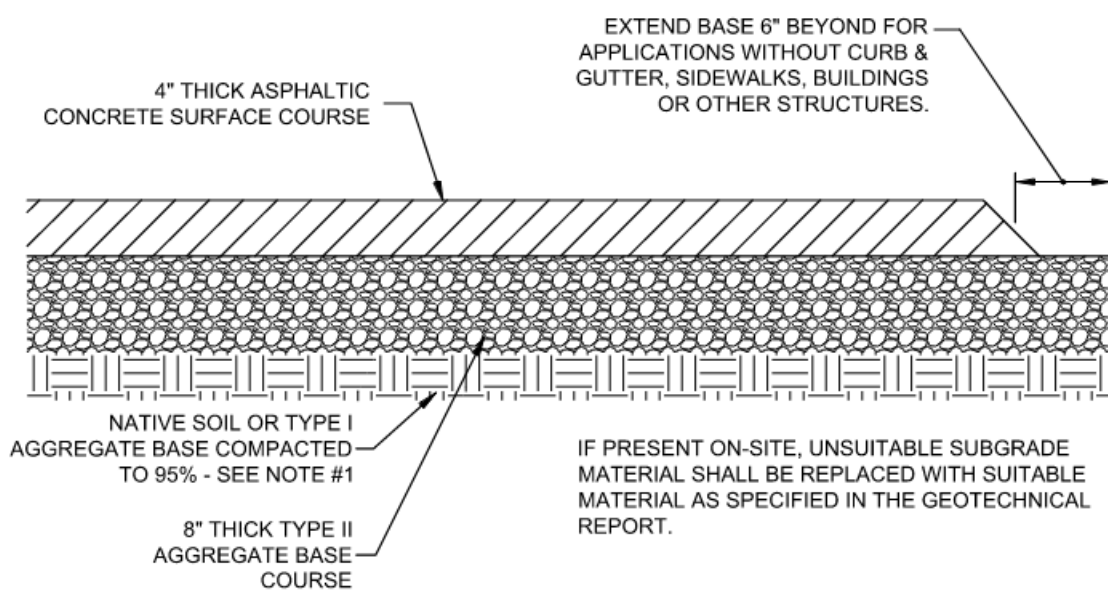
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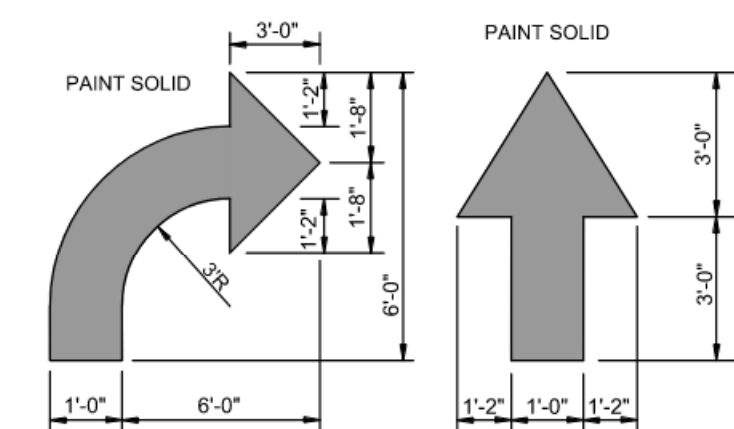


1A STANDARD PAVEMENT SECTIONS
C-4.0 NOT TO SCALE

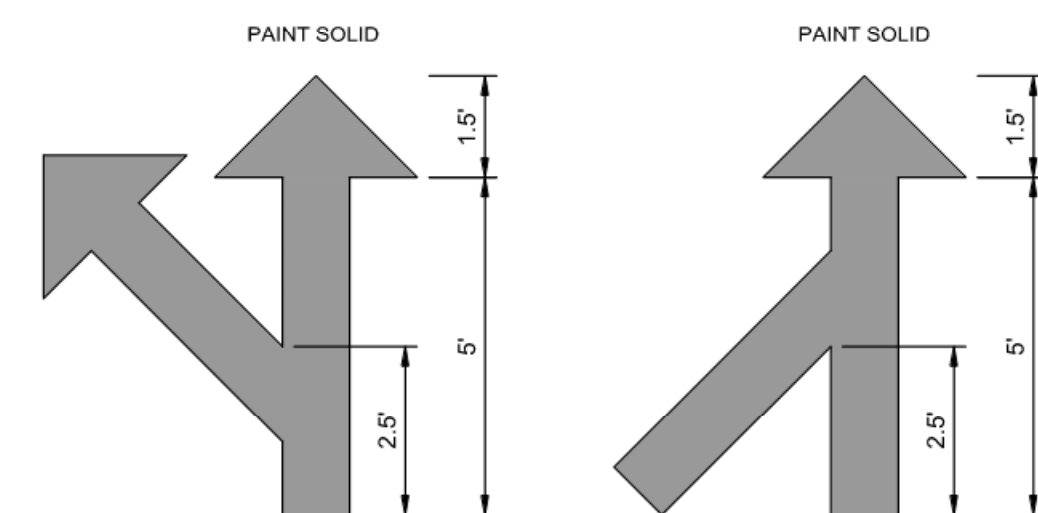


1B HEAVY PAVEMENT SECTIONS
C-4.0 NOT TO SCALE

NOTE:
1. GENERAL CONTRACTOR SHALL REFERENCE SITE SPECIFIC GEOTECHNICAL REPORT FOR PAVEMENT, AGGREGATE, AND SUBGRADE SECTION REQUIREMENTS.
2. MINIMUM PAVEMENT THICKNESS SHOULD BE 5" GRADED TYPE II AGGREGATE BASE, 2" ASPHALT PAVEMENT BINDER & 2" ASPHALT PAVEMENT SURFACE COURSE TACK COAT.



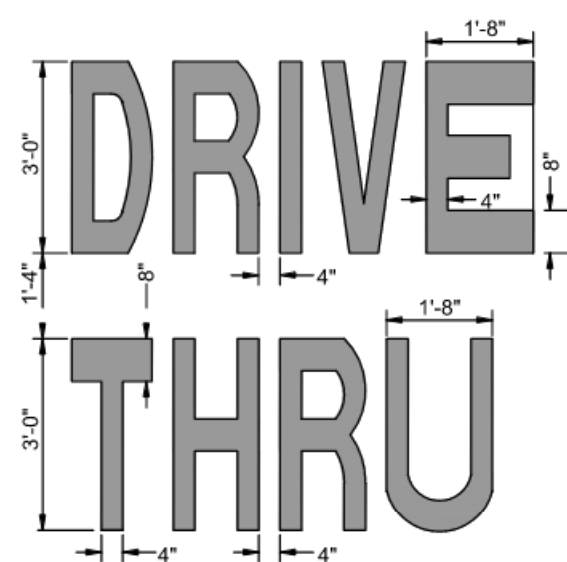
5A DIRECTIONAL ARROW
C-4.0 NOT TO SCALE



MULTI-LANE SPLIT MULTI-LANE MERGE

5B MULTI-LANE DIRECTIONAL GRAPHICS
C-4.0 NOT TO SCALE

NOTES:
1. GENERAL CONTRACTOR SHALL REFER TO CHICK-FIL-A PARKING LOT STRIPING SPECIFICATIONS, SEE DETAIL.
2. CONTRACTOR SHALL USE WHITE REFLECTIVE PAINT ON ASPHALT & YELLOW REFLECTIVE PAINT ON CONCRETE.

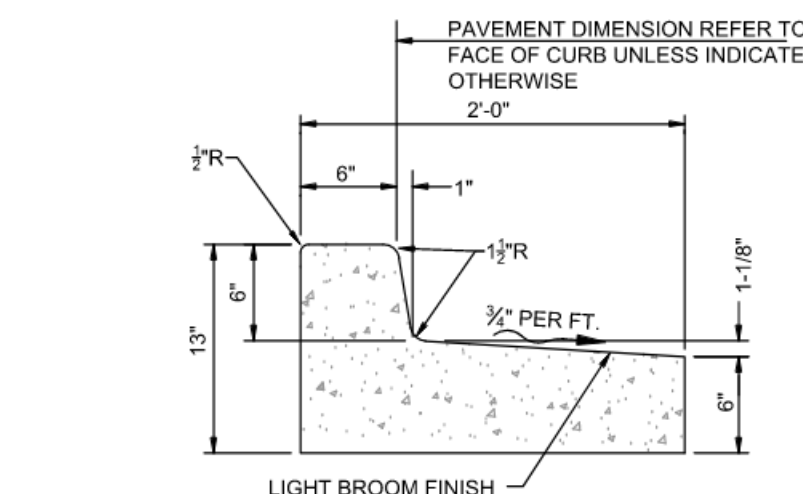


5C DRIVE-THRU GRAPHICS
C-4.0 NOT TO SCALE

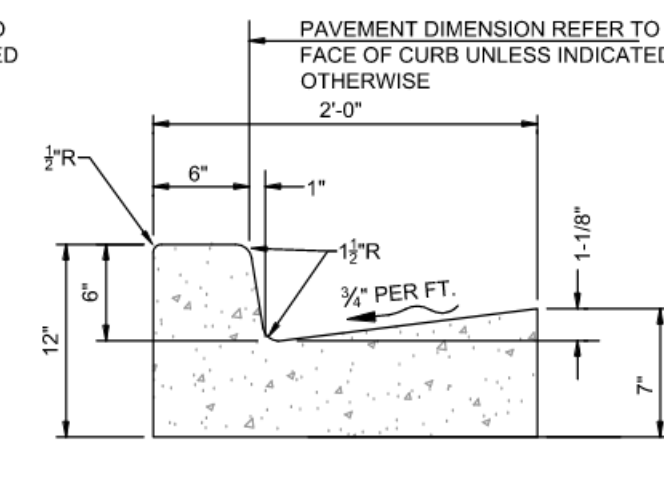
NOTES:
1. GENERAL CONTRACTOR SHALL REFER TO CHICK-FIL-A PARKING LOT STRIPING SPECIFICATIONS, SEE DETAIL.
2. CONTRACTOR SHALL USE WHITE REFLECTIVE PAINT ON ASPHALT & YELLOW REFLECTIVE PAINT ON CONCRETE.

2 CONCRETE PAVING DRIVE-THRU LANE
C-4.0 NOT TO SCALE

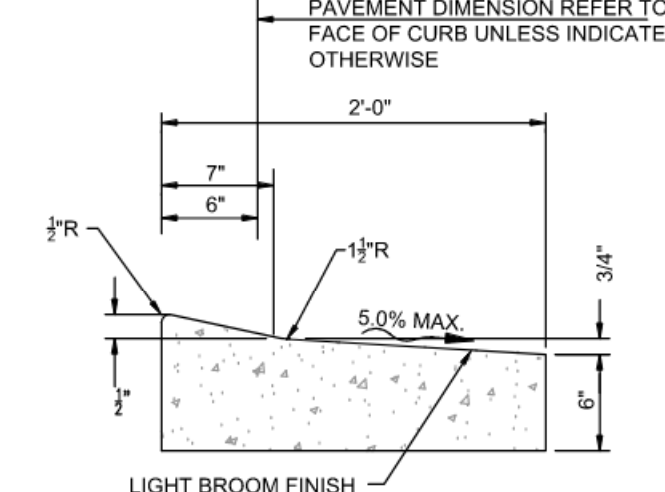
NOTE:
1. GENERAL CONTRACTOR SHALL REFERENCE GEOTECHNICAL REPORT FOR PAVEMENT SECTION REQUIREMENTS.



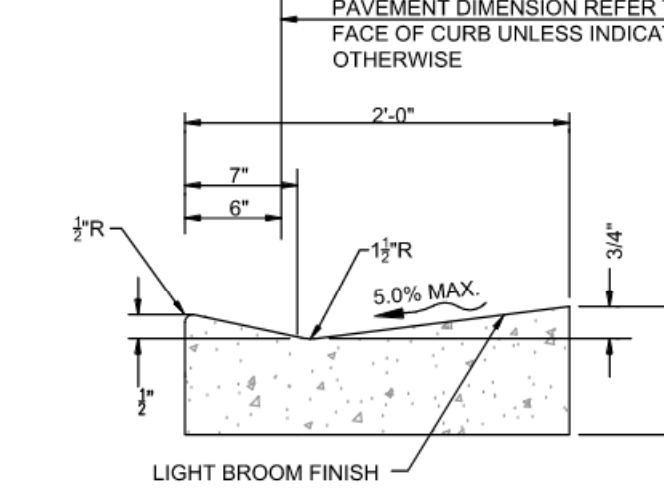
A SPILLING CURB AND GUTTER



B CATCHING CURB AND GUTTER



C DEPRESSED SPILLING CURB AND GUTTER



D DEPRESSED CATCHING CURB AND GUTTER

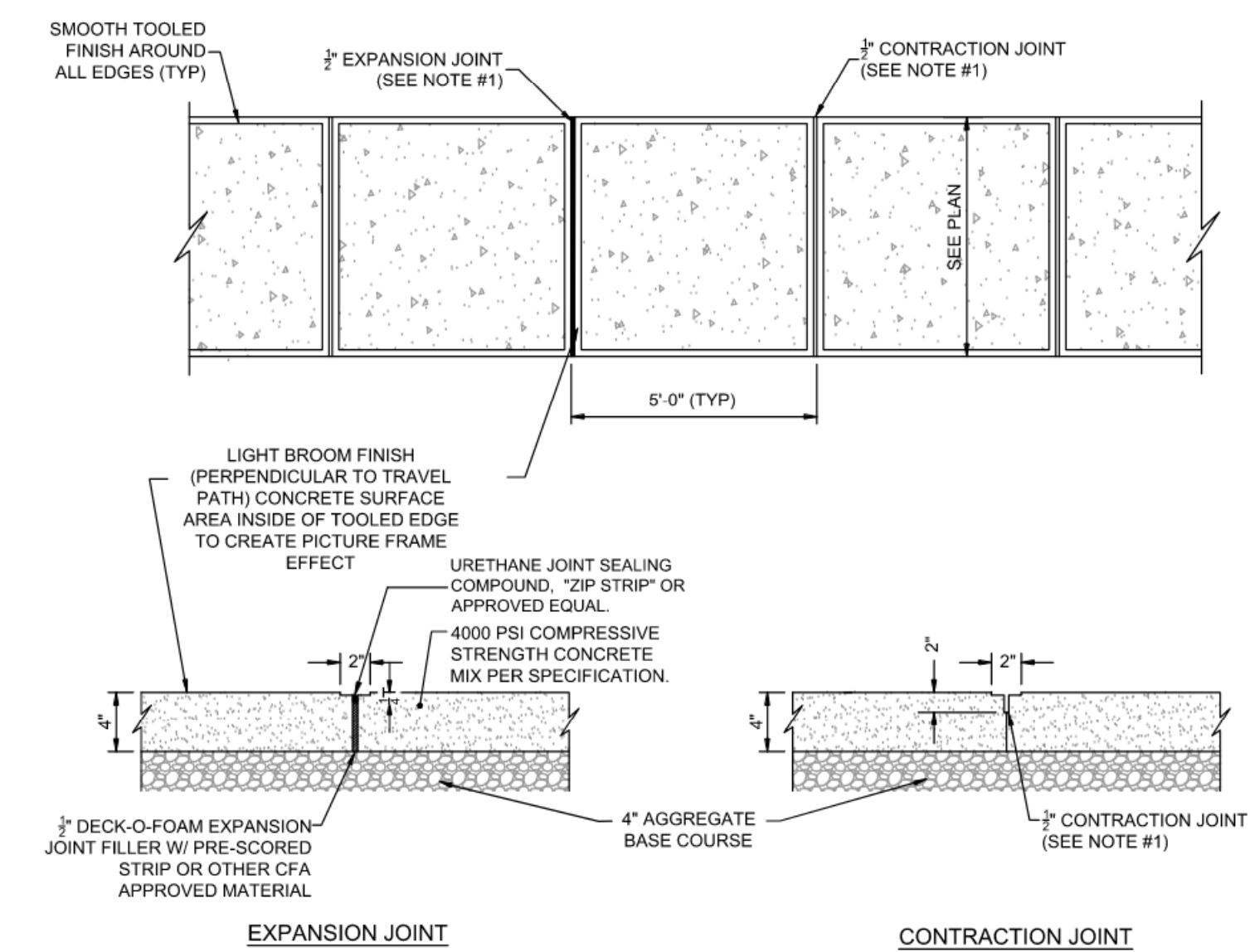
CONCRETE FOR CURBING SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 P.S.I. AT 28 DAYS.

CONSTRUCTION STAKING FOR CURBING INSTALLATION SHALL BE REFERENCED (CUT OR FILL) TO THE TOP OF CURB OTHERWISE ON PLAN VIEW JOINT PATTERN.

AT CONTRACTOR'S OPTION THE GUTTER THICKNESS MAY BE INCREASED AT THE EDGE OF PAVEMENT TO MAKE BOTTOM OF GUTTER PARALLEL WITH PAVING OF BASE COURSE.

3 24" CONCRETE CURB & GUTTER
C-4.0 NOT TO SCALE

CONTRACTION JOINTS AT 10'-0" O.C. TOOLED 1/4" (±1/16"-0) WIDE, 1" OR MAX. D/4 DEEP WHICHEVER IS GREATER. EXPANSION JOINTS AT 40' MAX. AND ALL P.C.'S, UNLESS APPROVED OR INDICATED OTHERWISE ON PLAN VIEW JOINT PATTERN.



4 TYPICAL CONCRETE SIDEWALK
C-4.0 NOT TO SCALE

NOTES:
1. JOINTS AT 5'-0" O.C. TOOLED 1/2" WIDE, 1" DEEP OR MAX. 3/4" DEEP WHICHEVER IS GREATER. EXPANSION JOINTS AT 20' MAX. & ALL P.C.'S, UNLESS APPROVED OR INDICATED OTHERWISE ON PLAN VIEW JOINT PATTERN.

PARKING LOT STRIPING SPECIFICATIONS:

- STANDARDS:**
- ALWAYS FOLLOW ALL APPLICABLE GOVERNING AUTHORITY'S STANDARDS
 - SURFACES SHOULD BE CLEAN, DRY, AND FREE FROM LOOSE OR PEELING PAINT. REMOVE ALL OIL, DUST, GREASE, DIRT, AND OTHER FOREIGN MATERIAL TO ENSURE ADEQUATE ADHESION. DO NOT APPLY WHEN AIR OR SURFACE TEMPERATURES ARE BELOW 40°F.
 - APPLY SHERWIN-WILLIAMS SETFAST PREMIUM ALKYD ZONE MARKING PAINT A300 WHITE OR A303 YELLOW USING EITHER AIRLESS OR CONVENTIONAL LINE STRIPING EQUIPMENT. USE THE FOLLOWING SETTINGS AS A GUIDE: ACTUAL SETTINGS DEPEND ON ATMOSPHERIC CONDITIONS AT THE TIME OF APPLICATION.

- AIRLESS**
- PRESSURE: 1800-2700 PSI
 - HOSE: 3/4" ID
 - TIP: 0.015"-0.017"
 - FILTER: 60 MESH
 - REDUCTION: ONLY IF NECESSARY, UP TO 1PT/GAL VM&P NAPTHA R1K3

- CONVENTIONAL**
- GUN: BLINKS 21 (BLEEDER) OR EQUIVALENT
 - FLUID NOZZLE: #88
 - AIR NOZZLE: INTERNAL MIX #709
 - ATOMIZATION PRESSURE: 45-80 PSI
 - FLUID PRESSURE: 40-70 PSI
 - REDUCTION: ONLY IF NECESSARY, UP TO 1PT/GAL VM&P NAPTHA R1K3

- MIX PAINT THOROUGHLY BY BOXING, STIRRING, OR POWER AGITATION BEFORE USE. APPLY AT 15 MILS WET TO ACHIEVE A SPREAD RATE OF 400-500 LINEAL FEET OF STANDARD 4" STRIPE PER GALLON. APPLIED AT THIS RATE AT 70 DEGREES F AND 50% RELATIVE HUMIDITY, PAINT WILL DRY WITH NO TRAFFIC PICKUP AFTER 20 MINUTES.
- GENERAL CONTRACTOR TO RE-STRIP THE LOT 45 DAYS AFTER OPENING.

6 24" CONCRETE CURB & GUTTER
C-4.0 NOT TO SCALE



Chick-fil-A

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SALT LAKE CITY
45 W. 10000 S., Suite 500
Sandy, UT 84070
Phone: 801.255.0529
Fax: 801.255.4449

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SHEET TITLE
CHICK-FIL-A
SITE DETAILS

VERSION:
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PLANTING LEGEND

SYMBOL	BOTANICAL NAME	COMMON NAME	SIZE	QTY.	REMARKS
TREES					
	ULMUS 'ACCOLADE'	ACCOLADE ELM	24" BOX	5	STANDARD 2" MIN. CALIPER
	KOELREUTERIA PANICULATA	GOLDEN RAIN TREE	24" BOX	6	STANDARD 2" MIN. CALIPER
	CHILOPSIS LINEARIS	DESERT WILLOW	24" BOX	9	STANDARD 2" MIN. CALIPER
	PINUS ELДАРICA	AFGHAN PINE	24" BOX	4	STANDARD 10-12' HEIGHT
SHRUBS					
	NOLINA MICROCARPA	SACAJUISTA	5 GAL.	4	AS SHOWN
	ARCTOSTAPHYLOS X. C. 'CHIEFTAIN'	MANZANITA	5 GAL.	7	AS SHOWN
	AMORPHA CANESCENS	LEADPLANT	5 GAL.	35	AS SHOWN
	BOUTELOJA G. 'BLONDE AMBITION'	BLUE GRAMA	1 GAL.	44	2'-6" O.C.
	PRUNUS B. 'PAWNEE BUTTES'	SAND CHERRY	5 GAL.	49	AS SHOWN
	PANICUM V. 'SHENENDOAH'	BURGUNDY SWITCH GRASS	1 GAL.	117	AS SHOWN
	CYTISUS S. 'MOONLIGHT'	MOONLIGHT SCOTCH BROOM	5 GAL.	3	AS SHOWN
	HESPERALOE PARVIFOLIA	RED YUCCA	5 GAL.	32	AS SHOWN
	SORGHASTRUM N. 'SIOUX BLUE'	INDIAN GRASS	1 GAL.	12	2'-6" O.C.
	FALLUGIA PARADOXA	APACHE PLUM	5 GAL.	9	AS SHOWN
	MIRABILIS MULTIFLORA	COLORADO FOUR O' CLOCK	1 GAL.	3	AS SHOWN
	AGASTACHE C. 'SONORAN SUNSET'	SONORAN SUNSET HYSSOP	1 GAL.	10	AS SHOWN
	RHUS T. 'AUTUMN AMBER'	AUTUMN AMBER SUMAC	5 GAL.	17	AS SHOWN
	CHAMAEBATIARA MILLEFOLIUM	FERNBUSH	5 GAL.	48	AS SHOWN

NOTE: ALL PLANTER AREAS SHALL BE TOP DRESSED WITH A 3" DEEP LAYER OF A ROCK MULCH/RIVER ROCK MIXTURE TO MATCH CENTER - PLACED OVER FILTER FABRIC

SITE CATEGORY REQUIREMENTS

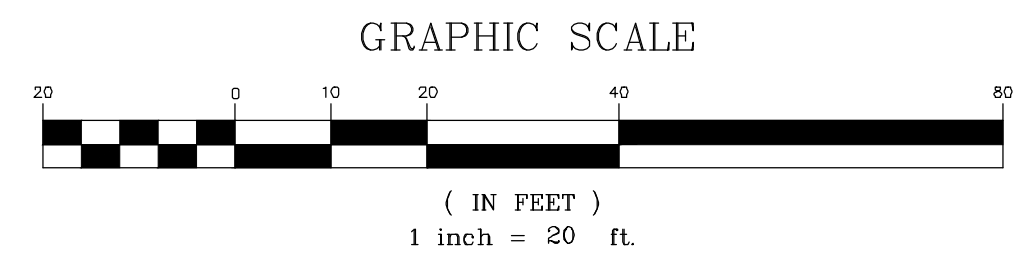
OVERALL LANDSCAPING PROVIDED WITHIN CURRENT LIMITS: 15,517 S.F.	OVERALL SITE/SCOPE AREA: 81,252 S.F.
GROUND COVER LANDSCAPING: 15,517 X 0.75 = 11,638 S.F. REQUIRED 14,872 S.F. PROVIDED = 96%	BUILDING AREA: 4,910 S.F. NET SITE/SCOPE LOT AREA: 76,342 S.F. REQUIRED LANDSCAPE AREA (15%): 11,451 S.F. PROVIDED LANDSCAPE AREA: 15,517 S.F. PERCENTAGE OF LANDSCAPE AREA: 20%
PARKING BUFFERS/INTERNAL LANDSCAPING: # OF PARKING SPACES: 71 (WITHIN LIMITS) 15,925 S.F. PARKING AREA = 3 1/2 OF TOTAL PARKING AREA LANDSCAPED	TREES REQUIRED/PROVIDED: 8/10 (1 PER 10) SHADE TREES REQUIRED/PROVIDED: 8/10 (1 PER 10)
NO PARKING SPACES MAY BE LOCATED MORE THAN 100' FROM TREE TRUNK.	

NOTES

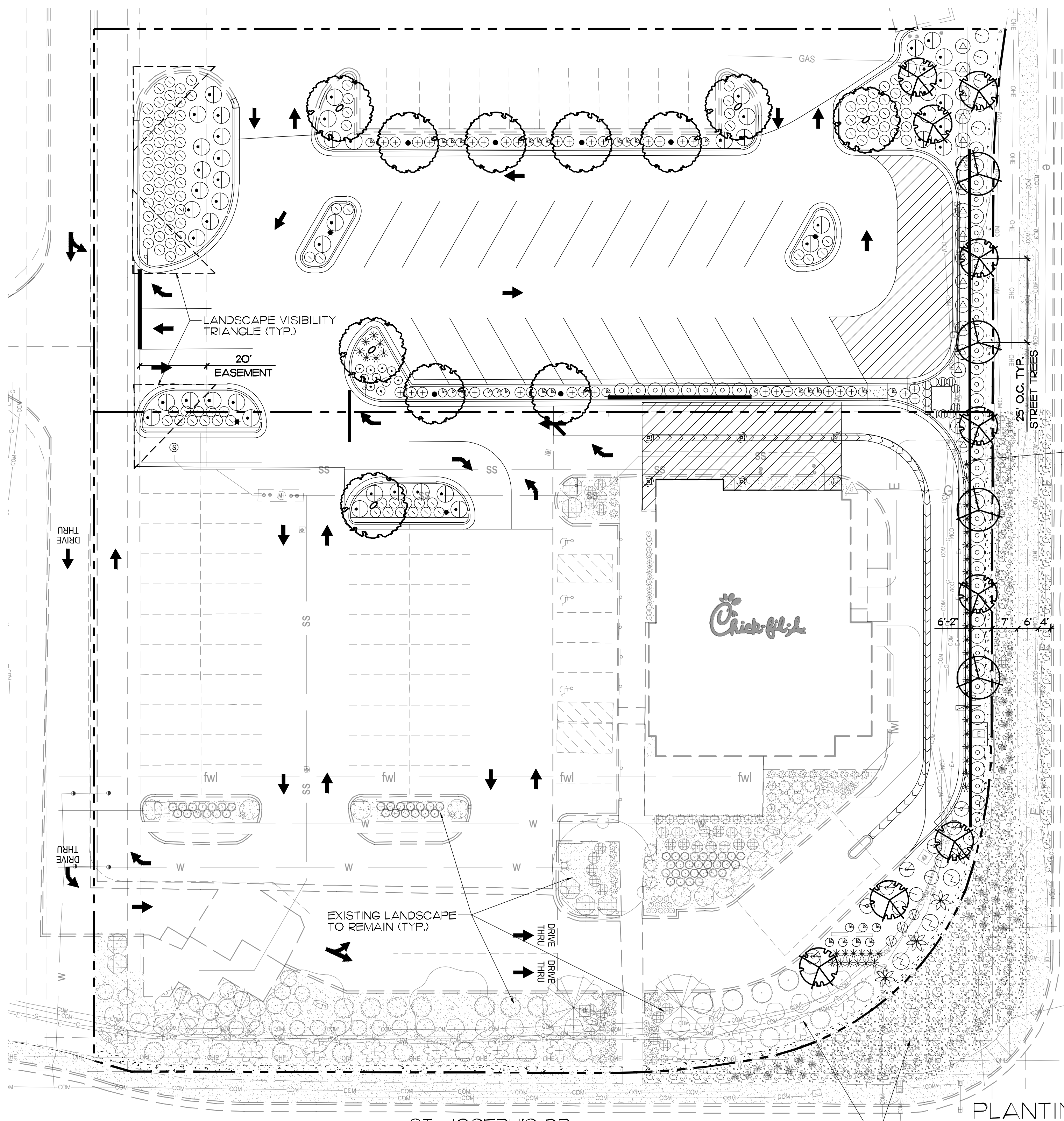
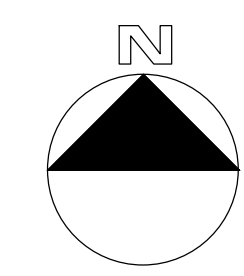
- LANDSCAPING SHALL BE INSTALLED ACCORDING TO THE APPROVED PLAN, INSTALLATION SHALL BE COMPLETED WITHIN 60 DAYS OF THE RELATED BUILDING'S OCCUPANCY
- ANY DAMAGE TO UTILITY LINES RESULTING FROM THE NEGLIGENCE OF THE ADJUTING LANDOWNER, HIS AGENTS, OR EMPLOYEES IN THE INSTALLATION AND MAINTENANCE OF THE LANDSCAPED AREA IN THE PUBLIC RIGHT-OF-WAY SHALL BE THE RESPONSIBILITY OF SUCH LANDOWNER. ANY DAMAGE TO UTILITY LINES RESULTING FROM GROWTH OF PLANT MATERIALS, WHICH HAVE BEEN APPROVED BY THE APPLICABLE PUBLIC UTILITY AS PART OF A PLAN FOR LANDSCAPING ON THE PUBLIC RIGHT-OF-WAY, SHALL BE THE RESPONSIBILITY OF SUCH PUBLIC UTILITY. IF A PUBLIC UTILITY DISTURBS A LANDSCAPED AREA IN THE PUBLIC RIGHT-OF-WAY, IT SHALL MAKE EVERY REASONABLE EFFORT TO PRESERVE THE LANDSCAPING MATERIALS AND RETURN THEM TO THEIR PRIOR LOCATIONS AFTER THE UTILITY WORK. IF, NONETHELESS SOME PLANT MATERIALS DIE, IT IS THE OBLIGATION OF THE ADJUTING LANDOWNER TO REPLACE THE PLANT MATERIALS.
- LANDSCAPING SHALL HAVE ADEQUATE MAINTENANCE. LANDSCAPING WHICH DIES SHALL BE REPLACED BY THE OWNER AS EXPEDITIOUSLY AS POSSIBLE, BUT IN NO CASE LONGER THAN 60 DAYS AFTER NOTIFICATION.

PLANTING NOTES

- CONTRACTOR IS TO REVIEW PLANS, VERIFY SITE CONDITIONS AND PLANT QUANTITIES PRIOR TO INSTALLATION. CONFLICTS BETWEEN THE SITE AND THESE PLANS OR WITHIN THESE PLANS SHALL BE BROUGHT TO THE ATTENTION OF THE OWNER'S AUTHORIZED REPRESENTATIVE PRIOR TO LANDSCAPE INSTALLATION. ANY DEVIATION(S) FROM THE PLANS OR SPECIFICATIONS IS TO HAVE WRITTEN APPROVAL.
- ALL PLANT MATERIAL SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF "AMERICAN NURSERY AND LANDSCAPE ASSOCIATION" STANDARDS. WWW.ANLA.ORG
- LANDSCAPE ARCHITECT SHALL APPROVE PLANT MATERIAL PLACEMENT BY CONTRACTOR PRIOR TO INSTALLATION.
- CONTRACTOR TO INCLUDE IN HIS BID THE REPAIR OF ANY AND ALL DAMAGE RESULTING FROM INSTALLATION OF PLANTING ITEMS. CONNECT TO EXISTING CONDITIONS.
- ALL TREES WITHIN 5' OF ANY HARDSCAPE SURFACE TO HAVE A ROOT BARRIER TO REDIRECT ROOT GROWTH PER MANUFACTURER'S SPECIFICATIONS.
- FINISH GRADE TO BE 2" BELOW TOP OF CURB OR SIDEWALK FOR PLANTING AREAS.
- FERTILIZER FOR ALL PLANTING AREAS SHALL BE AS SPECIFIED WITHIN THE SOILS REPORT.
- ALL PLANTING AND IRRIGATION ON THIS PROJECT TO MEET OR EXCEED CITY LANDSCAPE GUIDELINES, STANDARDS AND AGENCY REQUIREMENTS.
- ALL PLANTER AREAS SHALL BE TOP DRESSED WITH 3" MINIMUM MULCH COVER.
- THE LANDSCAPE CONTRACTOR SHALL MAINTAIN ALL PLANTED AREAS BY MEANS OF CONTINUOUS WATERING, PRUNING, RAISING TREE BALLS WHICH SETTLE BELOW GRADE, FERTILIZING, APPLICATION OF SPRAYS WHICH ARE NECESSARY TO KEEP THE PLANTINGS FREE OF INSECTS AND DISEASES, WEEDING, AND/OR OTHER OPERATIONS NECESSARY FOR PROPER CARE AND UPKEEP. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN ALL PLANTINGS AS SPECIFIED ABOVE FOR A PERIOD OF NINETY (90) DAYS. ALL PLANTER BEDS TO BE AMENDED WITH SOIL PREPARATION PER SPECIFICATIONS. NO DEVIATIONS ARE ALLOWED.
- ALL PLANTING SHALL BE IRRIGATED WITH LOW VOLUME TREE BUBBLERS AND SH-RUB DRIP EMITTERS CONNECTED TO AUTOMATIC REMOTE CONTROL VALVES AND AND TIED INTO AN AUTOMATIC IRRIGATION CONTROLLER.



PLANTING PLAN



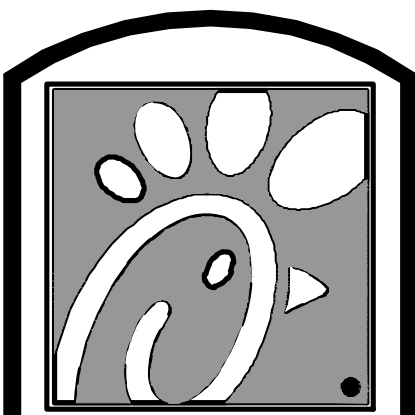
NOTES

- NO SOD IS PROPOSED
- PROVIDE A 2' PARKING OVERHANG FOR ALL PLANTS WHERE APPLICABLE
- 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 ACCEPTABLE IN THESE AREAS
- ALL IRRIGATION TO COMPLY WITH WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE FOR ALBUQUERQUE
- PROPOSED LANDSCAPING COMPLIES WITH CITY OF ALBUQUERQUE WATER CONSERVATION ORDINANCE (RE: SEC. 6-1-1)
- LANDSCAPE BEDS TO BE DEPRESSED AT LEAST 6" BELOW GRADE TO ALLOW FOR RAINWATER HARVESTING
- THIS PLAN COMPLIES WITH CITY CODE 14-16-3-10, GENERAL LANDSCAPING REGULATIONS, WITH THE INCLUSION OF REQUIREMENTS TABLE AND REQUIRED LANDSCAPE MATERIAL SIZE AND LOCATIONS AS SPECIFIED IN AFOREMENTIONED CODE
- PRIOR TO DESIGN, THE EXISTENCE OF UNDERGROUND UTILITY LINES SHALL BE VERIFIED. UNDERGROUND UTILITY LINES TO BE CHECKED ARE AS FOLLOWS: WATER AND SEWER, TRAFFIC SIGNAL, FIRE ALARM, GAS, TELEPHONE, ELECTRIC, AND CABLE TELEVISION. PLANTING MUST BE LOCATED SO AS TO NOT INTERFERE, EITHER AT TIME OF INSTALLATION OR LATER, WITH THE FUNCTION OF SAID UNDERGROUND LINES, TREES AND SHRUBS SHALL BE PLANTED NO LESS THAN THREE FEET FROM EXISTING GAS MAINS OR GAS SERVICE LINES AND/OR UNDERGROUND ELECTRIC UTILITY LINES.

EXISTING LANDSCAPE TO MATCH ORIGINAL LANDSCAPE PLAN. SHRUBS TO BE FIELD VERIFIED TO BE HEALTHY AND VIABLE OR BE REPLACED

ST. JOSEPH'S DR.

COORS BLVD. NW



5200 Buffington Rd.
Atlanta Georgia,
30349-2998

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FSU #04107
COORS BLVD.

COORS BLVD NW & ST. JOSEPHS DR NW
ALBUQUERQUE, NM
87120

SHEET TITLE
PLANTING PLAN

VERSION:
ISSUE DATE:

Job No. : 11274

Store : 04107

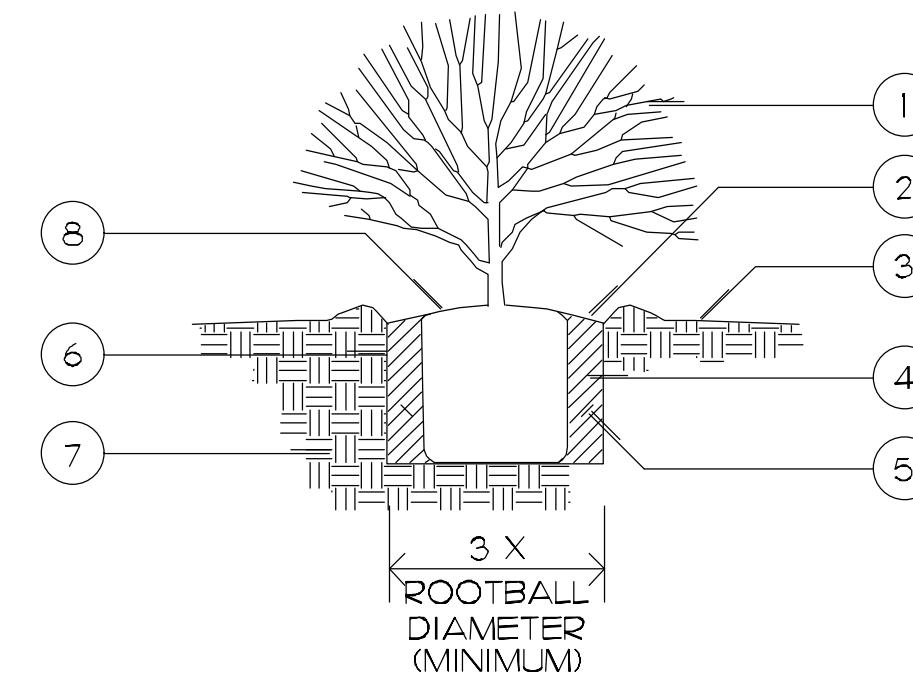
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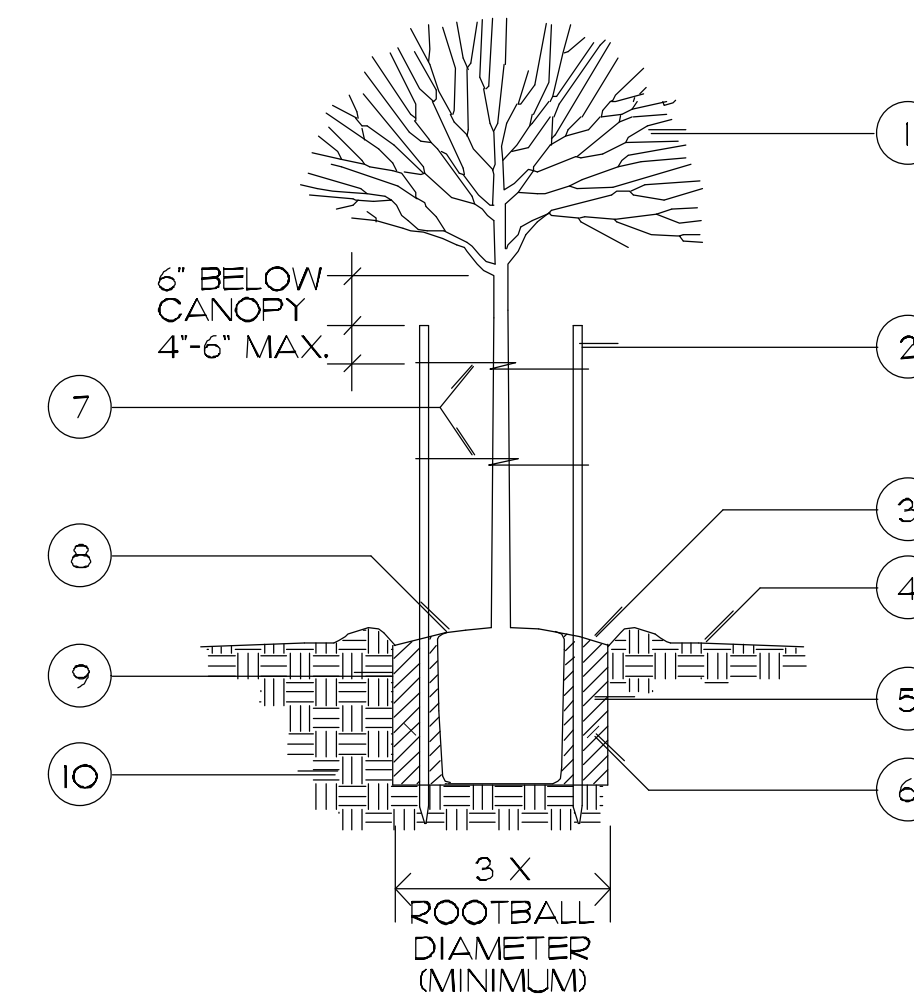
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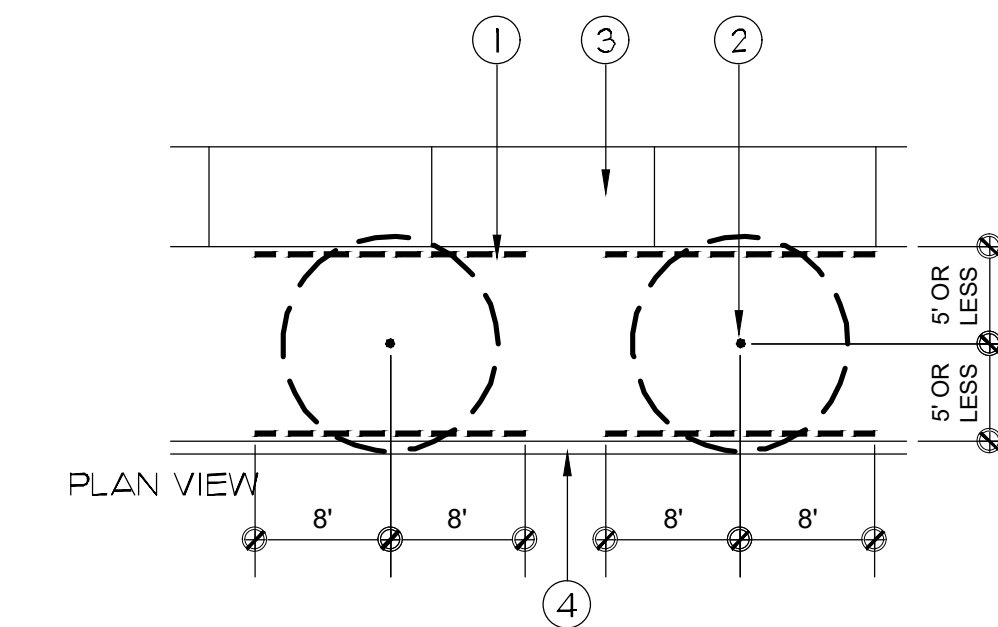
- LEGEND:
1. SHRUB - CENTER IN PIT.
 2. 2" DEEP WATERING BASIN
 3. FINISH GRADE
 4. AMENDED NATIVE BACKFILL - REFER TO SPECIFICATIONS
 5. PLANTING TABLETS - REFER TO SPECIFICATIONS FOR QUANTITY AND PLACEMENT
 6. SCARIFY SIDES AND BOTTOM OF PLANTING PIT.
 7. NATIVE UNDISTURBED SOIL.
 8. SET TOP OF ROOTBALL 2" ABOVE SURROUNDING GRADE AND SLOPE FOR DRAINAGE.

C SHRUB PLANTING



- LEGEND:
1. TREE - CENTER IN PIT.
 2. TREE STAKES PER SPECIFICATIONS (2 PER TREE), KEEP CLEAR OF ROOTBALL. REMOVE TOP OF STAKE TO 4" BELOW LOWEST BRANCH. SET STAKES PARALLEL TO PREVAILING WINDS.
 3. 2" WATER BASIN
 4. FINISH GRADE
 5. AMENDED NATIVE BACKFILL - REFER TO SPECIFICATIONS
 6. PLANTING TABLETS - REFER TO SPECIFICATIONS FOR QUANTITY AND PLACEMENT
 7. TREE TIES - REFER TO SPECIFICATIONS
 8. SET TOP OF ROOTBALL 2" ABOVE SURROUNDING GRADE AND SLOPE FOR DRAINAGE.
 9. SCARIFY SIDES AND BOTTOM OF PLANTING PIT
 10. NATIVE UNDISTURBED SOIL

D TREE STAKING



- ISOMETRIC SECTION
- LEGEND:
1. 24" DEEP LINEAR STYLE ROOT BARRIER AS MADE BY DEERROOT BARRIER MODEL #LB 24-2 (OR APPROVED EQUAL).
 2. TREE TRUNK LOCATION (CANOPY SHOWN DASHED IN).
 3. CONCRETE SIDEWALK OR SLAB.
 4. CONCRETE CURB OR SITE WALL.
 5. VERTICAL RIBS.
 6. COMPACTED SUB-GRADE.
- PLACE BARRIER IN TRENCH WITH THE VERTICAL RIBS FACING TOWARD THE TREE AND ALIGN IN A STRAIGHT FASHION. USE HARDSCAPE EDGE AS A GUIDE AND BACKFILL AGAINST THE BARRIERS TO PROVIDE A CLEAN FIT. TOP OF BARRIER IS TO EXTEND TO TOP OF CURB OR WALK, OR 1" ABOVE TOP OF MULCH LAYER OR FINISH GRADE, WHICHEVER IS HIGHEST.

PRODUCT SPECIFICATIONS

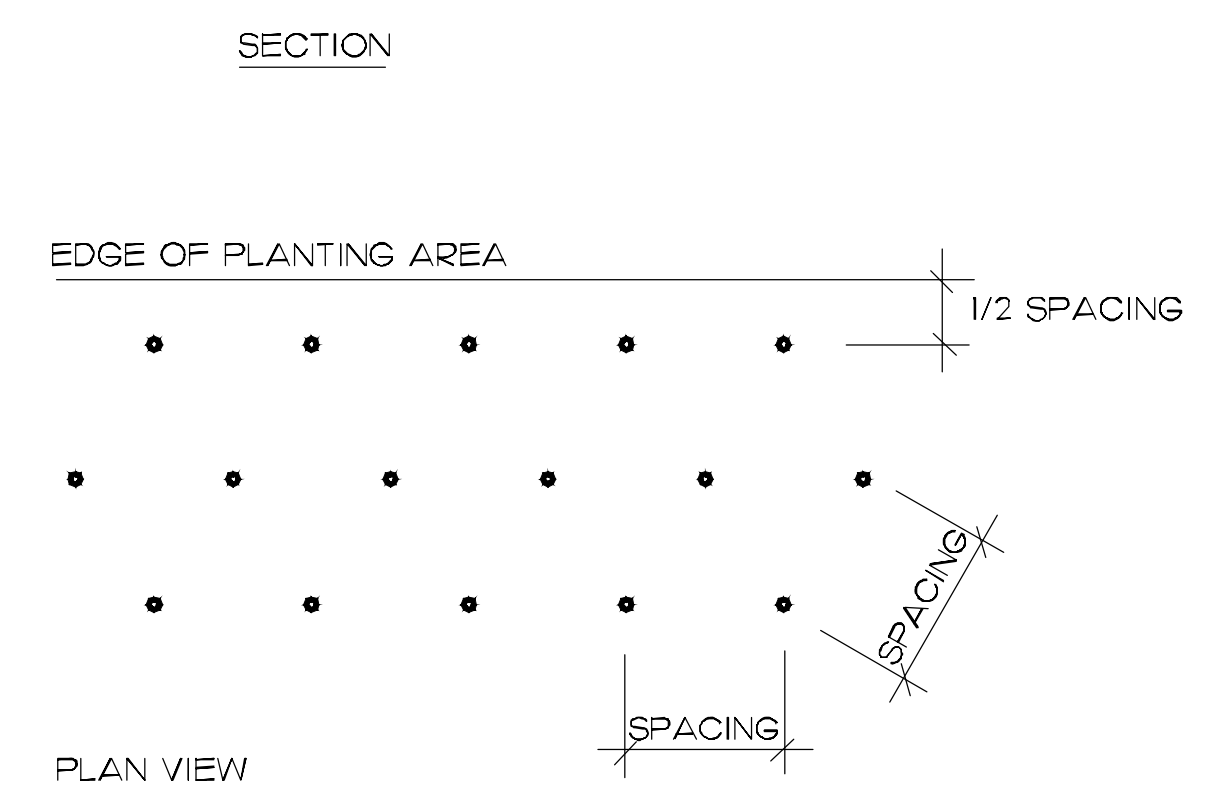
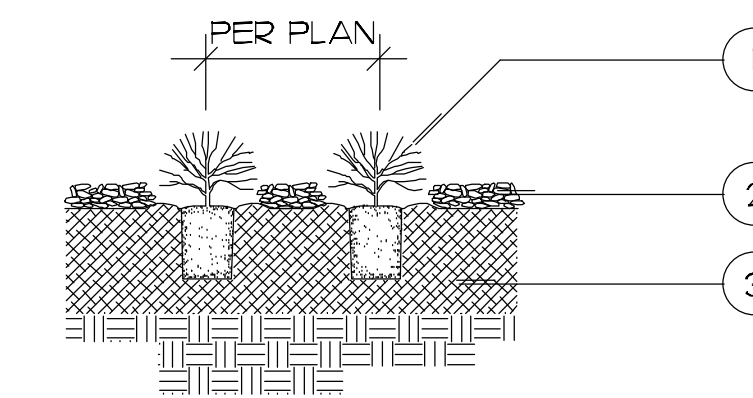
DEEP ROOT -- UNIVERSAL BARRIER PLANTER #LB24-2 -- THE NUMBER OF PANELS REQUIRED IS.

MATERIAL: POLYPROPYLENE PLASTIC. THICKNESS: .080. INJECTION MOLDED: ROOT DEFLECTING RIBS & GROUND LOCK TABS/ULTRA VIOLET STABILIZERS ADDED.

JOINER TYPE: SELF LOCKING JOINER (NO GLUING REQUIRED)

MANUFACTURED BY: DEEP ROOT (800) 458-7668

A TREE ROOT BARRIER



- LEGEND:
1. GROUNDCOVER FROM FLAT, CUTTING, LINER, OR ONE GALLON CONTAINER
 2. LAYER OF MULCH, INSTALLED BEFORE PLANTING (DEPTH PER SPECIFICATIONS)
 3. PLANTING BED PER SPECIFICATIONS

B GROUNDCOVER

MAINTENANCE MANUAL

THIS MANUAL TO BE KEPT AT THE CONTROLLER LOCATION AT ALL TIMES.

LANDSCAPE AREAS:

1. FERTILIZING AND PRE-EMERGENTS-

APPLY FERTILIZER AND PRE-EMERGENTS TO ALL AREAS IN SEPTEMBER AND MARCH, WATERING ALL MATERIALS IN THOROUGHLY ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS. RATES OF FERTILIZER SHALL BE DETERMINED FROM SOIL SAMPLE APPROVED BY THE OWNER AND ANALYZED BY A SOILS LABORATORY.

2. PRUNING AND EDGING-

EDGE ALL GROUND AREAS ON A MONTHLY BASIS, PRUNE SHRUBS AND TREES TO ENHANCE THE NATURAL SHAPE, KEEPING AREAS CLEAR FOR TRAFFIC. REMOVE ALL DEAD WOOD IN THE FALL. HAND PRUNE ONLY, DO NOT SHEAR OR CREATE VERTICAL EDGES WHEN PRUNING OR EDGING. ALLOW PLANT TO FORM A NATURAL SHAPE, PRUNE PLANT FROM THE INSIDE OUT.

3. BARK OR MULCH-

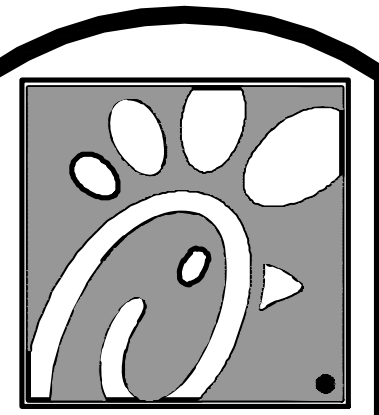
BARK SHALL NOT BE ALLOWED TO ACCUMULATE ON HARDSCAPE SURFACES, BUT SHALL BE SWEEPED OR RAKED BACK ON PLANT BEDS. ALL PLANT AREAS WITH MULCH SHALL BE CHECKED ANNUALLY WITH MULCH ADDED AS NECESSARY TO RETAIN A MINIMUM OF 3" IN DEPTH. MULCH USED SHALL BE WALK-ON TYPE AS APPROVED BY THE OWNER, REPLENISH ON A MONTHLY BASIS.

4. STAKING-

ADJUST OR REMOVE STAKES AS NECESSARY TO PROVIDE THE BEST GROWING ENVIRONMENT FOR THE TREES. DO NOT ALLOW ANY STAKES TO LEAN OR BECOME LOOSE SO AS NOT TO PROVIDE NECESSARY SUPPORT FOR THE TREES. WIRE TIES OF ANY TYPE SHALL NOT BE USED. REMOVE TREE STAKES AS SOON AS TREES ARE FULLY ROOTED INTO SURROUNDING SOIL.

5. PEST CONTROL AND WEEDING-

WEEDING TO BE DONE ON A WEEKLY BASES AS A NORMAL PART OF MAINTENANCE OF THE PLANTING AREAS. PEST CONTROL TO BE PERFORMED ON AN AS NEEDED BASIS PER ALL LOCAL CODES AND ORDINANCES.



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COORS BLVD NW & ST.
JOSEPHS DR NW
ALBUQUERQUE, NM
87120

SHEET TITLE
**PLANTING
DETAILS**

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PLANTING SPECIFICATIONS

PART 1 - GENERAL

1.01 Scope of Work

Contractor shall provide all materials, labor and equipment incidental to and necessary for completing all work, as indicated on the drawings, as reasonably implied, or as delineated in the Specifications as follows.

1.02 Standards:

All work and materials shall comply with governing codes, safety orders, standards, and regulations, and meet the minimum requirements of the governing agencies.

1.03 Quality Assurance:

- All Contractors performing Site Development work must be licensed in accordance with the laws of the State.
- Contractor shall provide the Landscape Architect and the Owner's Representative with a list of Subcontractors and Material Suppliers expected to be employed during the course of construction.
- Contractor shall obtain and keep in force Public Liability and Property Damage Insurance, during entire course of the Construction Contract. The amount of insurance shall be determined by County or Owner.
- Prior to start of site development work, the Contractor shall notify the Landscape Architect and Owner to give starting and completion dates. Contractor shall also supply the Landscape Architect and Owner with the name and telephone number of the person in charge of the work.

1.04 Responsibilities and Coordination:

- Permits: The Contractor shall obtain and pay for all permits and inspections required by governing authorities for the work to be performed.
- Existing Conditions: The Contractor shall verify all conditions and dimensions shown on the plans at the site prior to commencement of any work under this contract. The Contractor shall verify the location and depth of all underground utilities prior to start of work.
- Temporary Utilities: The Contractor shall apply for and pay all cost incurred for all temporary utilities such as water, electrical power and gas as required by him for the construction of the project. Temporary services shall be coordinated with the Owner and other contractors on the job site.
- Survey, Reference Points, and Elevations: The Contractor is responsible for establishing all surveys, reference points and elevations required by him, and shown on plans for proper execution of site construction.
- Traffic: The Contractor is responsible for all temporary traffic barriers and detours required by him for the construction of the project. All temporary traffic barriers and detours shall conform to all conditions required by the County or governing authorities.

1.05 Defective and Unauthorized Work:

All work which is determined by inspection to be defective in its construction or deficient in any of the requirements of the plans and specifications, shall be remedied or removed, and replaced by the Contractor at his own expense in a manner acceptable to the Landscape Architect and Owner's representative.

1.06 Inspections:

The Contractor shall arrange for inspections by notifying the Landscape Architect, County and governing authorities, 24 hours prior to time of inspection, unless otherwise noted. Inspections shall be as listed below, but not necessarily in this order. Only the inspection pertaining to the project scope of work will apply.

Rough Grading:
Drain Lines and Catch Basins.
Irrigations (main line pressure, coverage & system operations test).

Soil Preparation and Finish Grading:
Plant Material (delivery & placement).
Substantial Completion Inspection (at completion of landscape improvements) - 7 Days.
Final Inspection (after maintenance period) - 7 days.

The contractor shall arrange a Preconstruction job conference with the Landscape Architect, Owner & County a minimum of seven (7) days prior to the beginning work.

1.07 Guarantees:

- Plant Materials:** All trees, shrubs, ground cover & bedding plants and lawn shall be guaranteed from date of final acceptance of landscape construction for periods as follows:
 - Trees 24" box & larger = 1 year
 - Trees 15 gal. & smaller = 1 year
 - Shrubs All sizes = 120 days
 - Ground Cover = 120 days
 - Bedding Plant = 120 days
 - Lawn (seed) = 120 days
 - Lawn (seed) = 120 days from first mowing

Guarantees begin after the project acceptance by Owner and at the end of the 180-day maintenance period. Landscape Contractor shall replace and plant all materials which have died within the time span stated above, at no cost and within 5 days from receiving written notice from the Landscape Architect, Owner's Representative or County. If dead material is not replaced and planted within the 5 day period, Owner may replace dead material with new material and charge the Landscape Contractor for all expenses incurred.
- Construction Materials:** The contractor shall guarantee all workmanship and materials for all site development, for a period of one year from date of final acceptance of project.

1.08 Material and Labor Releases:

Upon completion of the work, the Contractor shall present to the Owner's Representative signed copies of all labor and materials releases for all work performed under Site Development.

1.09 Disposal and Clean-up:

Remove all waste materials (including excavated material classified as unacceptable soil material), trash and debris generated or encountered during the course of landscape construction, and legally dispose of it. During the course of the work, remove surplus materials from the site and leave premises in a neat and clean condition. Clean up and remove all remaining debris and surplus materials upon completion of work, leaving the premises neat and clean. The site shall be cleaned upon the request of the Inspector.

PART 2 - EXECUTION

2.01 Protection:

Keep all plant material delivered to site in a healthy condition for planting. Plants shall not be allowed to dry out. Bare root stock shall be separated and heeled-in, in most earth or other suitable material until planting. Balled and burlapped plants shall have root ball covered with moist sawdust, wood chips or other suitable material until planting.

2.02 Installation:

Detailed layout of plants within the planting areas shall be performed by Contractor and approved by the Landscape Architect and Owner prior to planting.

Soil excavated from planting holes shall be amended to backfill around trees and shrubs using the following mixture:

Native, On-Site Soil with rock no greater than 3" in diameter
Gro Power Plus, 5-3-1 @ 15 lbs/cy
Iron Sulfate @ 2 lbs/cy

(To be used for bidding purposes only, verify with Agronomic Soils Test.)

After backfilling, construct a 3" earthen berm to form watering basin around each plant, to allow thorough water-in and establishment.

Prior to installation of turf and ground cover, remove water basins from around trees and shrubs. Berms in turf areas to be removed prior to Owner acceptance.

PART 3 - SOIL PREPARATION AND FINISH GRADING

3.01 Scope of Work:

- Provide all materials and equipment, and perform all work necessary for and incidental to the soil preparation and finish grading of all planting and lawn areas as shown on plans, as reasonably implied, or as delineated in the specifications.
- Furnishing, placement and grading, of topsoil for backfilling of planters if required.
- Cleaning and finish grading of planter areas and planting areas.

3.02 Topsoil:

- Existing on-site soils listed as 'acceptable' under 'Site Grading' specification.
- Topsoil imported to site for use as fill, backfill in planters and mounding, shall be sandy textured. Silt plus clay content of this soil shall be no greater than 18% by weight. The boron content of this soil shall be no greater than 1 part per million as measured on the saturation extract. The sodium absorption ratio (SAR) shall not exceed 3.0 millimhos per centimeter at 25 C. In order to ensure conformance, samples of the reported soil shall be submitted to an agronomic soils testing laboratory, approved by the project Landscape Architect for analysis prior to use. Result of testing to be delivered to Owner's Representative for approval. Soil test to include analysis and recommendations.

3.03 Soil Amendments:

All soil amendments shall be as specified in the Agronomic Suitability/Fertility soils report furnished by the Contractor

3.04 Soil Preparation:

All work on irrigation system shall be complete and inspected for recommended approval and, fine grading completed, prior to rototilling and prior to soil amendment work.

After rough grades have been established, prepare all lawn and planting areas by tilling or cross ripping to a depth of 12". All rock and debris more than 2" in diameter shall be removed from the site, except for areas that are to be sodded, in which all rock and debris more than 1" in diameter shall be removed.

Apply, spread, and rototill in all soil amendments as recommended to a depth of 6". Water area thoroughly after rototilling is complete. Incorporate evenly into the top 4" to 6" the following for each 1000 square feet of planting area:

4 cubic yards of nitrified Redwood or Fir shaving or equal, 200 lbs. of Gro-Power or approved equal.

The above soil conditioning are minimal quantities only and should be used only for bidding purposes, because soil conditions may change drastically from the time these specifications were developed to the time the actual soil conditioning takes place. Therefore, the Contractor shall obtain his own soils analysis at a rate of one per every 25,000 square feet of planted area. These soil tests shall be conducted by an approved Agronomic soils testing laboratory approved by the project Landscape Architect and Owner. Copies of the soil test to be provided during the Pre-construction job conference.

3.05 Finish Grading:

After rototilling operations are complete, grade areas to establish finish grades for planting. All flow lines shall be maintained and proper tolerances shall be met after settlement at the end of the project maintenance period.

Finish grading shall leave surface of the ground uniformly smooth and free of abrupt grade change.

3.06 Coordination:

Weed abatement work shall be coordinated with the installation of the irrigation system rototilling and soil amendment work, and planting. (See Weed Abatement section).

PART 4 - TREES AND SHRUBS

4.01 Scope of Work:

Provide all material, equipment, and labor necessary to install all trees and shrubs as shown on plans, as reasonably implied and as delineated in the specifications.

4.02 Products:

- Nomenclature** - Plant names indicated on the drawings conform to the "Standard Plant Names" established by the American Joint Committee on Horticulture. Except for names covered therein, the established custom of the nursery is followed.
- Condition** - Plants shall be symmetrical, typical for variety and species, sound, healthy, vigorous, free from plant disease, insect pests, or their eggs, and shall have healthy, normal root systems, well-filling their container, but not to the point of being root bound. Plants shall not be pruned at anytime, and in no case shall trees be topped.
- Trees and shrubs** shall be growing at a recognized nursery in accordance with good horticulture practices and shall be of the size and caliper normally associated with the container size specified on plans. Removal of all tags, labels, nursery stakes and ties from all plant material prohibited until the approval of the Landscape Architect or County.
- All plant material delivered to the site showing signs of damage or disease or is insufficient in size to carry out the intent of the planting plan will not be accepted and will be replaced at Contractor's expense.
- Sizes of Plants** - Shall be as stated on the Plan. Container stock (1-gallon, 3-gallon, and 15-gallon) shall have been grown in containers for at least one (1) year, but not over two (2) years.

F. Substitutions - Substitutions for indicated plant material will be permitted provided the substitute materials are approved in advance by the County, and are made at no additional cost to the Owner. Except for authorized variations, all substitute plant materials shall conform to the requirements of these specifications.

G. Plants Not Approved - Plants not approved are to be removed from site immediately and replaced with suitable plants. The Owner's representative reserves the right to reject entire lots of plants represented by defective samples.

H. Stake all trees, as per details immediately after planting to prevent wind damage.

I. Plant trees that are to be located in lawn or ground cover areas after finish grades are first established and allow at least 1 calendar days prior to installation of soil lease or ground cover to provide for thorough watering of trees. All planting holes shall be excavated as defined on appropriate details.

4.03 Soil Amendments:

Soil amendments shall be as recommended in the Agronomic soils report.

4.04 Trees Stakes:

Tree stakes shall be lodge pole pine tree stakes. See tree staking detail on plans for further information.

PART 5 - GROUND COVER AND BEDDING PLANTS

5.01 Scope of Work:

Provide all materials and equipment and perform all work necessary for and incidental to installing all ground cover and bedding plants, as shown on plans, as reasonably implied, or delineated in the specifications.

5.02 Bedding Plants:

Perennials and Annuals: Provide healthy container grown plants from a recognized nursery, and of the species and variety shown on plans.

5.03 Ground Cover:

Ground Cover: Provide ground cover of the species shown on plans. Ground cover shall be established and well rooted in flats or similar containers.

5.04 Mulch:

Mulch shall be of compacted wood chip fiber.

5.05 Coordination:

A. Do not have plants delivered to the job site until site conditions are ready for planting. If planting is delayed, keep plant roots moist and place in a sheltered location protected from the sun, wind and other damaging elements.

B. Soil preparation and fine grading shall be completed and trees and shrubs installed prior to bedding plants and ground cover planting.

5.06 Installation:

Plant ground cover and bedding plants in moist soil and space as indicated on plans.

Each plant shall be planted with its proportionate amount of soil so as to minimize root disturbance. Soil moisture shall be such that soil does not crumble when removing plants from container.

Regrade planter areas after planting, to restore smooth finish grade and to insure proper surface drainage. A 4" layer of mulch material shall be spread over the entire planter area after grade is established. Watering shall begin immediately after mulching. (Grading shall accommodate the mulch)

5.07 Protection:

Erect temporary fencing or barriers to protect planted areas from damage prior to final acceptance.

PART 6 - WEED ABATEMENT

6.01 Scope of Work:

Provide all material, equipment, and labor necessary to perform all work as indicated on plans, as reasonably implied, and as delineated in the specifications.

6.02 Quality Assurance:

- The Applicator of all weed control materials shall be licensed by the State of Utah as a Pest Control Operator and a Pest Control Advisor in addition to any subcontractor licenses that are required.
- All materials and methods must conform to Federal, State, and Local Regulations.

6.03 Submittal:

Prior to the installation of any weed control materials, the Landscape Contractor shall submit to the Owner a list of the weed control materials and quantities per acre intended for use in controlling the weed types prevalent and expected on the site, as supplied by the Pest Control Advisor. Pest Control Advisor shall furnish the Landscape Contractor, Landscape Architect and Owner data to demonstrate the compatibility of the weed control materials and methods with the intended planting and seed varieties present.

6.04 Responsibility and Coordination:

A. Landscape Contractor is responsible for the erection of all signs and barriers required to prevent intrusion into the treated areas and to notify the public.

B. No material or methods shall affect the landscape planting or hydroseed germination. No material or method shall render the job site unusable for more than 10 days from date of application.

6.05 Non-Selective Herbicides:

Non-selective contact herbicide and/or non-selective systemic herbicides (as recommended by the Pest Control Advisor)

6.06 Selective Herbicides:

Selective pre-emergent herbicides compatible with seed mixtures (as recommended by the Pest Control Advisor)

6.07 Weed Eradication:

If in the opinion of the Pest Control Advisor, perennial grasses and weeds existing in the planting areas will require control prior to removal, spray these areas per Pest Control Advisor's recommendation.

A. Prior to the installation of the irrigation system remove and clear all weeds and deleterious materials from planting areas.

Allow herbicide to kill all weeds. Rake or hoe off all dead weeds to a depth of 1" - 2" below the surface of the soil. Physically remove all weeds from the site.

PART 7 - LANDSCAPE MAINTENANCE

7.01 Scope of Work:

Provide all materials, labor and equipment necessary for, or incidental to, performing all maintenance requirements as reasonably implied or as delineated in the specifications including, but not limited to the following:

Maintain all plants and planted areas.
Keep planted areas free of weeds and debris.
Prune trees and shrubs.
Fertilized all plants and planted areas.
Irrigation.
Insecticide spraying.

7.02 Fertilizers:

- Commercial fertilizers with an analysis of 5-3-1-Gro-Power Plus, and 12-8-8-Gro-Power Controlled Release Nitrogen, as designated herein, or approved substitute as required by the Agronomic soils report. Available from Gro Power (809) 393-3744.
- Ammonium Sulfate: Granular form containing not less than 21% nitrogen and 24% sulfur and shall be registered as an agricultural mixer with the State Department of Agriculture in compliance with Article 2 - "Fertilizer Materials," Section 1239 of the Agricultural Code.

7.03 General:

Maintenance shall start immediately after landscape irrigation and planting.

Maintain all plants and planted areas on a continuous basis as they are installed during the progress of the work, and continue to maintain them until final acceptance of total project. Replace any dead or dying plants as directed by the Landscape Architect and Owner's representative.

A. **Irrigation:** Operate irrigation system on an established program to maintain all plants and planted areas in a healthy condition. Irrigation system run-off shall be kept to a minimum. Damage to irrigation system resulting from maintenance and equipment and/or maintenance personnel, shall be restored to its original condition at no cost to the Owner. Failure of any part of the irrigation system shall be brought to the attention of the Owner. No repairs other than emergency repairs shall be accomplished without written permission from the Owner.

B. **Weed Control:** Keep all planted areas free of weeds and debris by cultivating areas at intervals not to exceed 10 calendar days.

The Contractor may elect to remove such concentrations of weeds manually or by an approved herbicide program.

C. **Pest Control:** Spray all plants and planted areas at beginning of maintenance program and as may become necessary thereafter by an approved method of pest control, to keep all plants and planted areas free of insects and disease. Method shall be reviewed by the Owner's Representative prior to any applications. Pest Control shall include Gopher control.

D. **Pruning:** Prune all plants as designated and directed by Landscape Architect, at start of maintenance program and continue to prune plants as directed or as may become necessary until the end of the maintenance program.

Remove trash weekly. Edge ground cover to keep in bounds and trim top growth as necessary to achieve and overall even appearance. Exterminate gophers and moles/ repair damage.

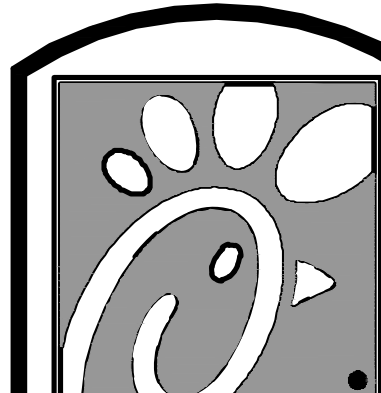
PART 8 - ACCEPTANCE OF PROJECT

8.01 General:

Upon completion of installation, a maintenance period of a minimum of 90 days for all landscaped areas is required prior to final acceptance of the work by the Owner. The Commencement date for the maintenance period shall commence upon written approval for all phases of planting installation by the Owner's Representative. Maintenance period shall be adequate to verify plant characteristics and establishment.

A. Two inspections shall be made that affect the establishment period. The first after all plantings have been completely installed in order to approve the beginning of the establishment period, and the second at the end of the establishment period. If plantings are not acceptable at the end of the 180 day period, due to defective maintenance, then continue establishment until all work meets with the Specifications and can be approved.

B. At termination of establishment period all plant material shall be live, healthy, undamaged, and free of infestation. Inferior plantings shall be replaced and brought to a satisfactory condition before final acceptance of work will be made. All areas shall be neatly raked and free of weeds.



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**PLANTING
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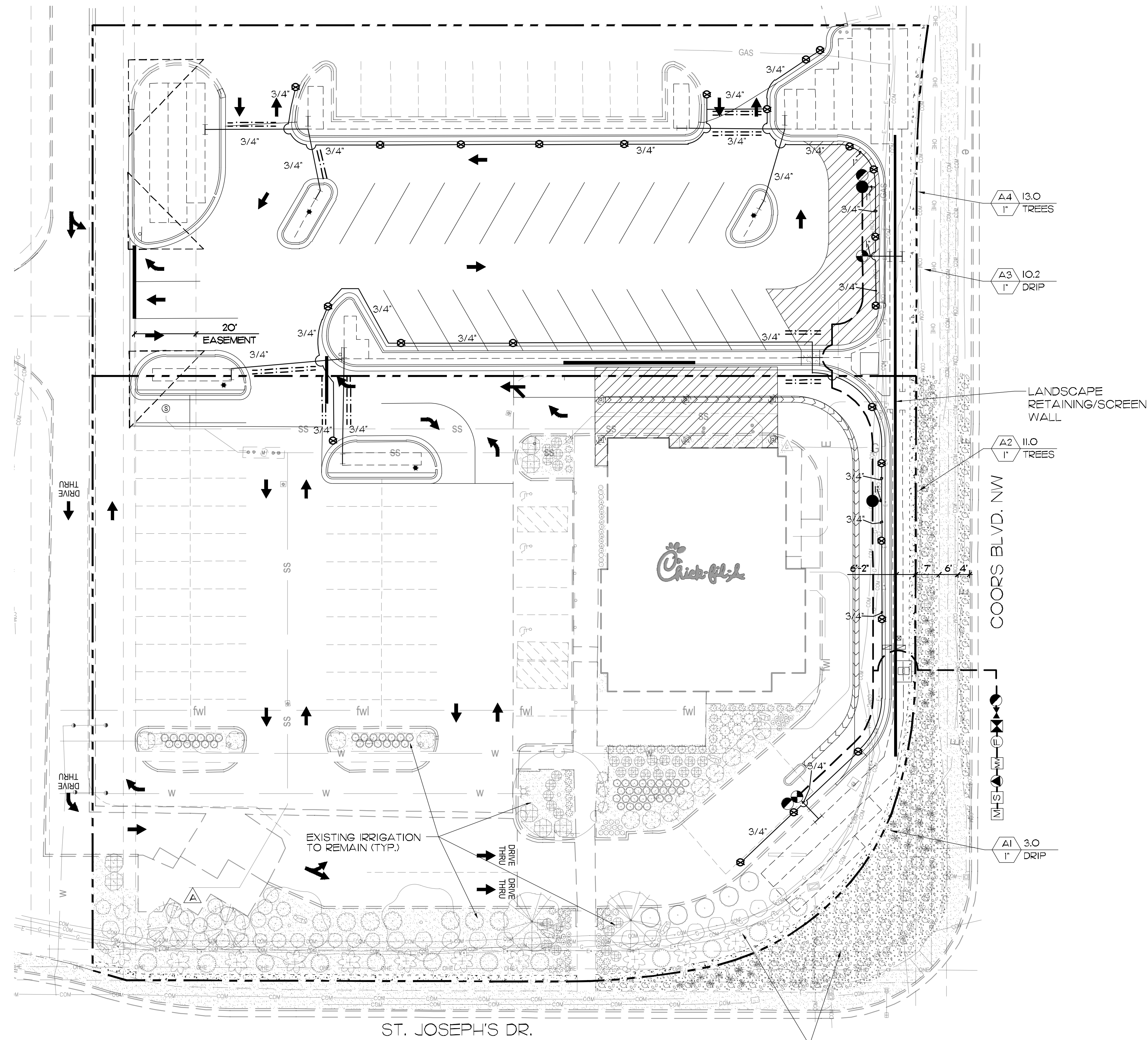
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IRRIGATION LEGEND

SYMBOL	MFG.	DESCRIPTION	PSI	GPM	RAD	PATTERN
⊙	RAIN BIRD	RWS-B-C-1402 ROOT WATERING SERIES (2) PER TREE	30	0.50	--	FLOOD
●	RAIN BIRD	100-PEB 1" IRRIGATION REMOTE CONTROL VALVE				
⊙	RAIN BIRD	XCZ-100-PRB-COM CONTROL ZONE KIT (FOR DRIP IRRIGATION) WITH 1" PESB VALVE AND 1" PRESSURE REGULATING (40PSI) FILTER.				
⊙	RAIN BIRD	33-DLRC QUICK COUPLER VALVE AND KEY, 3/4" VALVE WITH 1" PVC CONNECTION TO MAIN.				
⊙	NIBCO	T-580-A LINE SIZED BALL VALVE.				
⊙	EZ FLOW	HC-10 FERTIGATION SYSTEM - 10 GALLON CAPACITY.				
⊙	RAIN BIRD	MJ00B FLOW SENSOR - 1" SIZE COMPATIBLE WITH CONTROLLER LISTED BELOW. INSTALL PER MANUFACTURER'S SPECIFICATIONS. PROVIDE SEPARATE CONDUIT FROM SENSOR TO CONTROLLER.				
⊙	GRISWOLD	#2230 PRESSURE REGULATING MASTER VALVE. SET AT 65 PSI.				
⊙	FEBCO	825Y REDUCED PRESSURE BACKFLOW PREVENTION DEVICE - 1"				
⊙	WILKINS	BASKET STRAINER LINE SIZED (OR EQUAL).				
⊙	BY OTHERS	EXISTING DOMESTIC WATER METER (PER UTILITY PLANS BY OTHERS)				
⊙	RAIN BIRD	ESP-LXMEF I2 STATION OUTDOOR WALL MOUNT AUTOMATIC SMART ET BASED IRRIGATION CONTROLLER W/ WEATHER SENSOR - WALL MOUNT CABINET TO BE LXMM REFER TO MANUFACTURER'S SPECIFICATIONS. INCLUDE RSD RAIN SENSOR. INSTALL PER MANUFACTURER'S RECOMMENDATIONS. FINAL LOCATION TO BE APPROVED BY LANDSCAPE ARCHITECT. CONTRACTOR IS RESPONSIBLE FOR PROGRAMMING WEATHER-BASED FUNCTIONS TO INSURE PROPER OPERATION.				
NO SYMBOL	RAIN BIRD	FLUSH VALVE. INSTALL 1/2" BALL VALVE AT THE END OF EACH SCH. PVC RUN				
NO SYMBOL	RAIN BIRD	AIR/VACUUM RELIEF VALVE. INSTALL AT HIGH POINT OF SYSTEM				
NO SYMBOL	RAIN BIRD	XB-T EMITTER. REFER TO DRIP EMITTER LEGEND. INSTALL PER DETAIL.				
---	RAIN BIRD	LATERAL LINE FOR DRIP IRRIGATION - PVC CLASS 200. INSTALL FLUSH CAP IN EMITTER BOX AS INDICATED REFER TO DETAILS AND DRIP EMITTER SCHEDULE.				
---	AS APPROVED	PRESSURE MAINLINE PVC SCH 40 1/2", SOLVENT WELD. BURY MIN. 24" BELOW GRADE.				
---	AS APPROVED	NON-PRESSURE LATERAL SCHEDULE 40, BURY MIN. 16". SIZE AS INDICATED ON PLANS.				
---	AS APPROVED	PIPE SLEEVING PVC SCH 40, EXTEND MIN. 12" BEYOND EDGE OF PAVING (2 X DIAMETER OF PIPE - TYPICAL).				
---	AS APPROVED	WIRE SLEEVING PVC SCH 40, EXTEND MIN. 12" BEYOND EDGE OF PAVING. BURY MINIMUM 12" BELOW GRADE.				
⊙		VALVE SEQUENCE NUMBER				
⊙		FLOW IN GPM				
⊙		HYDROZONE				
⊙		VALVE SIZE				

IRRIGATION NOTES

- ALL MAIN LINE PIPING, NON-PRESSURE PIPING AND CONTROL WIRE SLEEVING SHALL BE INSTALLED IN SEPARATE SLEEVES. MAINLINE SLEEVE SIZE SHALL BE A MINIMUM OF TWICE (2X) THE DIAMETER OF THE PIPE TO BE SLEEVED. CONTROL WIRE SLEEVES SHALL BE OF SUFFICIENT SIZE FOR THE REQUIRED NUMBER OF WIRES.
- ALL LATERAL LINE PIPING UNDER PAVING SHALL BE PVC SCH. 40 PIPE AND SHALL BE INSTALLED PRIOR TO PAVING.
- PIPE SIZES SHALL CONFORM TO THOSE SHOWN ON THE DRAWINGS. NO SUBSTITUTIONS OF SMALLER PIPE SIZES SHALL BE PERMITTED, BUT SUBSTITUTIONS OF LARGER SIZES MAY BE APPROVED. ALL DAMAGES AND REJECTED PIPE SHALL BE REMOVED FROM THE SITE AT THE TIME OF SAID REJECTION.
- FINAL LOCATION OF THE AUTOMATIC CONTROLLER SHALL BE APPROVED BY LANDSCAPE ARCHITECT.
- 120 VAC ELECTRICAL POWER SOURCE AT CONTROLLER LOCATION SHALL BE PROVIDED BY GENERAL CONTRACTOR. THE IRRIGATION CONTRACTOR SHALL MAKE THE FINAL CONNECTION FROM THE ELECTRICAL SOURCE TO THE CONTROLLER.
- THE IRRIGATION CONTRACTOR SHALL FLUSH AND ADJUST ALL SPRINKLER HEADS AND VALVES FOR OPTIMUM COVERAGE WITH MINIMAL OVERSPRAY ONTO WALKS, STREETS, WALLS, ETC.
- THIS DESIGN IS DIAGRAMMATIC. ALL PIPING, VALVES, ETC. SHOWN WITHIN PAVED AREAS ARE FOR DESIGN CLARIFICATION ONLY AND SHALL BE INSTALLED IN PLANTING AREAS WHEREVER POSSIBLE. THE CONTRACTOR SHALL LOCATE ALL VALVES IN SHRUB AREAS.
- IT IS THE RESPONSIBILITY OF THE IRRIGATION CONTRACTOR TO FAMILIARIZE HIMSELF WITH ALL GRADE DIFFERENCES, LOCATION OF WALLS, RETAINING WALLS, STRUCTURES AND UTILITIES. THE IRRIGATION CONTRACTOR SHALL REPAIR OR REPLACE ALL ITEMS DAMAGED BY HIS WORK. HE SHALL COORDINATE HIS WORK WITH OTHER CONTRACTORS FOR THE LOCATION AND INSTALLATION OF PIPE SLEEVES AND LATERALS THROUGH WALLS, UNDER ROADWAYS AND PAVING, ETC.
- DO NOT WILLFULLY INSTALL THE IRRIGATION SYSTEM AS SHOWN ON THE DRAWINGS WHEN IT IS OBVIOUS IN THE FIELD THAT UNKNOWN OBSTRUCTIONS, GRADE DIFFERENCES OR DIFFERENCES IN THE AREA DIMENSIONS EXIST THAT MIGHT NOT HAVE BEEN CONSIDERED AREA DIMENSIONS EXIST THAT MIGHT NOT HAVE BEEN CONSIDERED IN THE ENGINEERING. SUCH OBSTRUCTIONS OR DIFFERENCES SHOULD BE BROUGHT TO THE ATTENTION OF THE OWNER'S AUTHORIZED REPRESENTATIVE. IN THE EVENT THIS NOTIFICATION IS NOT PERFORMED, THE IRRIGATION CONTRACTOR SHALL ASSUME FULL RESPONSIBILITY FOR ANY REVISIONS NECESSARY.
- ALL IRRIGATION EQUIPMENT NOT OTHERWISE DETAILED OR SPECIFIED SHALL BE INSTALLED AS PER MANUFACTURER'S RECOMMENDATIONS AND SPECIFICATIONS.
- REFER TO SPECIFICATIONS FOR STANDARDS OF MATERIALS AND WORKMANSHIP.

NOTE: IRRIGATION PLAN IS DIAGRAMMATIC. CONTRACTOR SHALL ROUTE PIPING IN ORDER TO AVOID OBJECTS LIKE LIGHT STANDARDS, TRANSFORMER PADS, EQUIPMENT VAULTS, SUB-SURFACE ROCK TOO LARGE TO REMOVE, ETC. AS LONG AS ALL PLANTS RECEIVE THE PROPER NUMBER OF EMITTERS PER SCHEDULE. CONNECT ANY EXISTING IRRIGATION VALVES TO NEW AUTOMATIC CONTROLLER. PROTECT IN PLACE ANY EXISTING IRRIGATION AND REPAIR ANY EXISTING IRRIGATION THAT IS DAMAGED OR REMOVED DURING CONSTRUCTION.

POINT OF CONNECTION:

CONNECT INTO EXISTING 1" DOMESTIC WATER METER (VERIFY EXACT LOCATION IN FIELD). PROVIDE NEW 1" REDUCED PRESSURE BACKFLOW PREVENTER
 STATIC WATER PRESSURE... 70 PSI
 HIGHEST FLOW (GPM)... 13.0 GPM
 DESIGN PRESSURE... 57.2 PSI

IT IS THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR TO VERIFY EXISTING STATIC WATER PRESSURE AND TO NOTIFY THE LANDSCAPE ARCHITECT'S MASTER ASSOCIATION REPRESENTATIVE OF ANY DISCREPANCY. FAILURE TO DO SO MAY RESULT IN CHANGES TO THE IRRIGATION SYSTEM AT NO ADDITIONAL COST TO THE OWNER.

IRRIGATION WATERING SCHEDULE

SHRUB DRIP												
Moderate Water Use Loam Drip: 60 Gal/ Hour												
Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Maximum Minutes per start time	15	15	15	15	15	15	15	15	15	15	15	15
Start times per week*	2	2	4	5	5	6	6	6	5	4	2	2
Total minutes per week	30	30	60	75	75	90	90	90	75	60	30	30
*Start times per week may not equal days per week. Multiple start times per day may be needed to avoid runoff.												
TREE BUBBLER												
Moderate Water Use Loam Drip: 60 Gal/ Hour												
Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Maximum Minutes per start time	5	5	5	5	5	5	5	5	5	5	5	5
Start times per week*	2	2	3	4	4	5	5	4	3	2	2	2
Total minutes per week	10	10	15	20	20	25	25	20	15	10	10	10
*Start times per week may not equal days per week. Multiple start times per day may be needed to avoid runoff.												

PRESSURE LOSS CALCULATIONS

VALVE #A5 13.0 GPM	
WATER METER	2.00
BACKFLOW PREVENTER	10.00
MISCELLANEOUS	3.00
MAINLINE	4.00
LATERALS	4.00
FITTINGS	1.50
REMOTE CONTROL VALVE	2.70
PRESSURE REQUIRED AT HEAD	30.00
ELEVATION LOSS	0.00
TOTAL PRESSURE LOSS	57.20
EXISTING STATIC WATER PRESSURE	70.00
RESIDUAL WATER PRESSURE	12.8

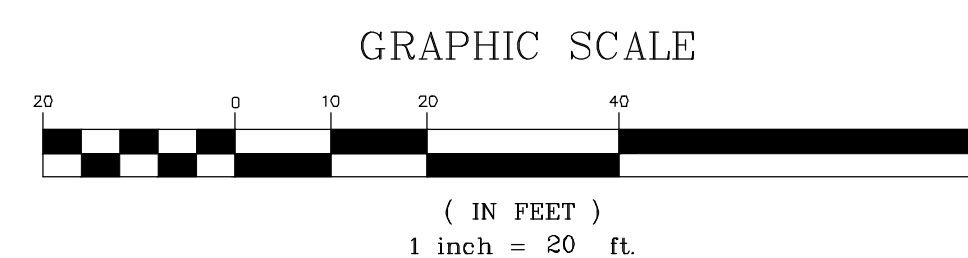
DRIP EMITTER SCHEDULE

CONTRACTOR SHALL INSTALL RAIN BIRD XB EMITTERS TO MEET THE FOLLOWING SCHEDULE:
 ALL 1 GALLON - (1) XB-10 (1 GPH EACH)
 ALL 5 GALLON - (2) XB-10 (1 GPH EACH)
 ALL 15 GALLON - (4) XB-10 (1 GPH EACH)

NOTE: CONTRACTOR SHALL COMPUTE EXACT FLOW BASED UPON FINAL PLANTING. CONTRACTOR SHALL NOT EXCEED SPECIFIED VALVE CAPACITY IN TERMS OF MANUFACTURER'S RECOMMENDED FLOW VS. FRICTION LOSS SPECIFICATIONS.

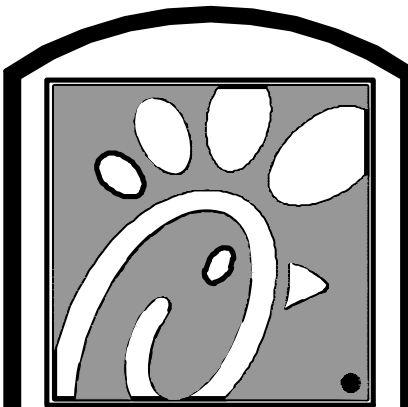
CONSTRUCTION NOTE:

LANDSCAPE CONTRACTOR SHALL COORDINATE WITH THE GENERAL CONTRACTOR FOR THE PLACEMENT OF SLEEVING AND LATERAL LINES UNDER PAVING PRIOR TO POURING OF CONCRETE OR ASPHALT.



IRRIGATION PLAN

1" = 20'



5200 Buffington Rd.
Atlanta Georgia,
30349-2998

Revisions:

Mark Date By

△

Mark Date By

△

Mark Date By

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Seal



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FSU #04107
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JOSEPHS DR NW
ALBUQUERQUE, NM
87120

SHEET TITLE
IRRIGATION PLAN

VERSION:
ISSUE DATE:

Job No. : 11274

Store : 04107

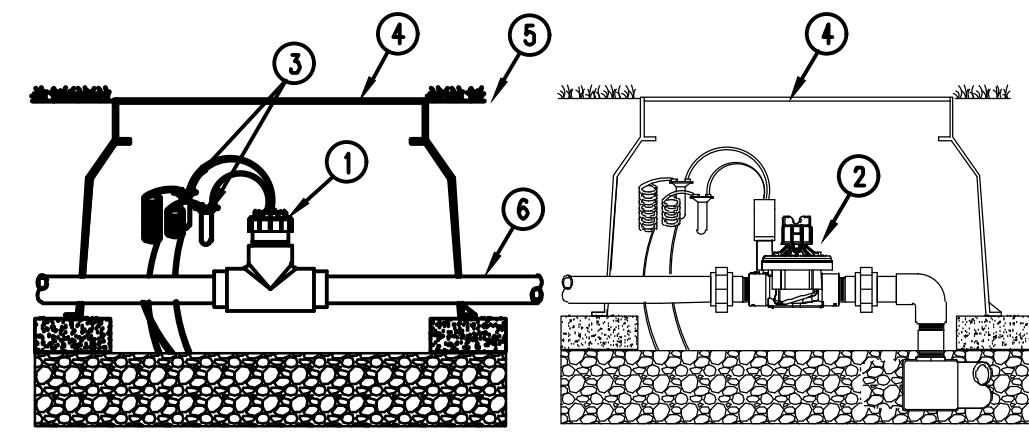
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Drawn By : _____

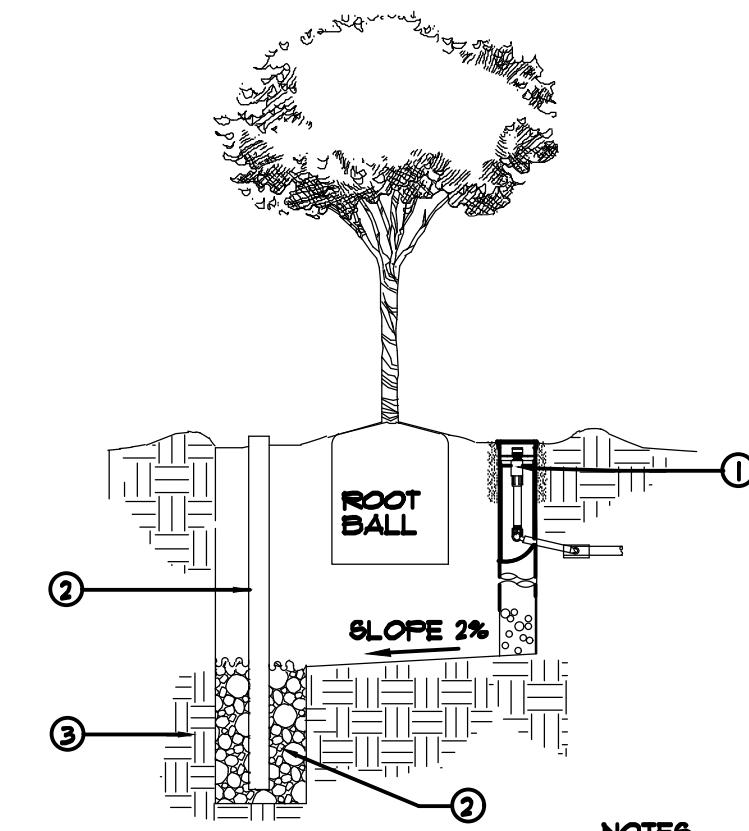
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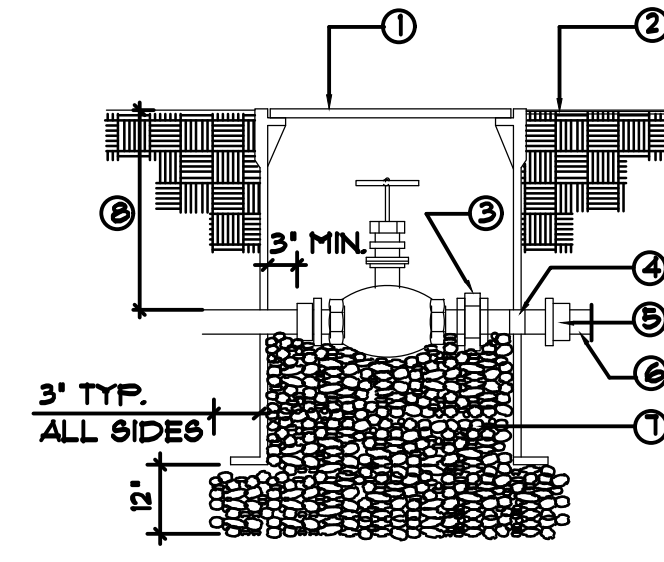
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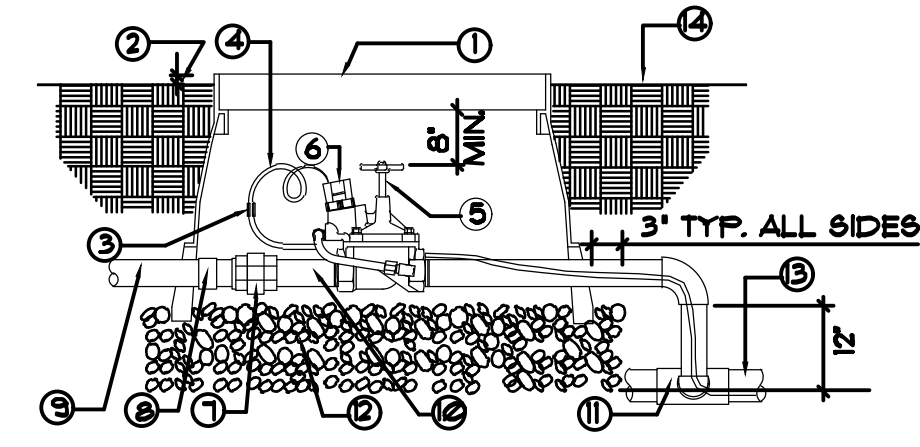
- LEGEND KEY**
1. FLOW SENSOR PER LEGEND
 2. MASTER VALVE
 3. MIN. 1/2" WIRE TO INTERFACE PANEL. MAXIMUM WIRE DISTANCE RUN OF 1000'
 4. STANDARD VALVE BOX
 5. FINISH GRADE
 6. MAIN LINE PIPE
- NOTE: INLET PIPE LENGTH OF SENSOR MUST BE MIN. 1/2" PIPE DIA. STRAIGHT, CLEAN RUN OF PIPE, NO FITTINGS OR TURNS. OUTLET PIPE LENGTH OF SENSOR MUST BE MIN. 5X PIPE DIA. OF STRAIGHT CLEAN RUN OF PIPE, NO FITTINGS OR TURNS.
- WIRES FOR FLOW SENSOR MUST BE RUN IN SEPARATE CONDUIT FROM FLOW SENSOR TO CONTROLLER.



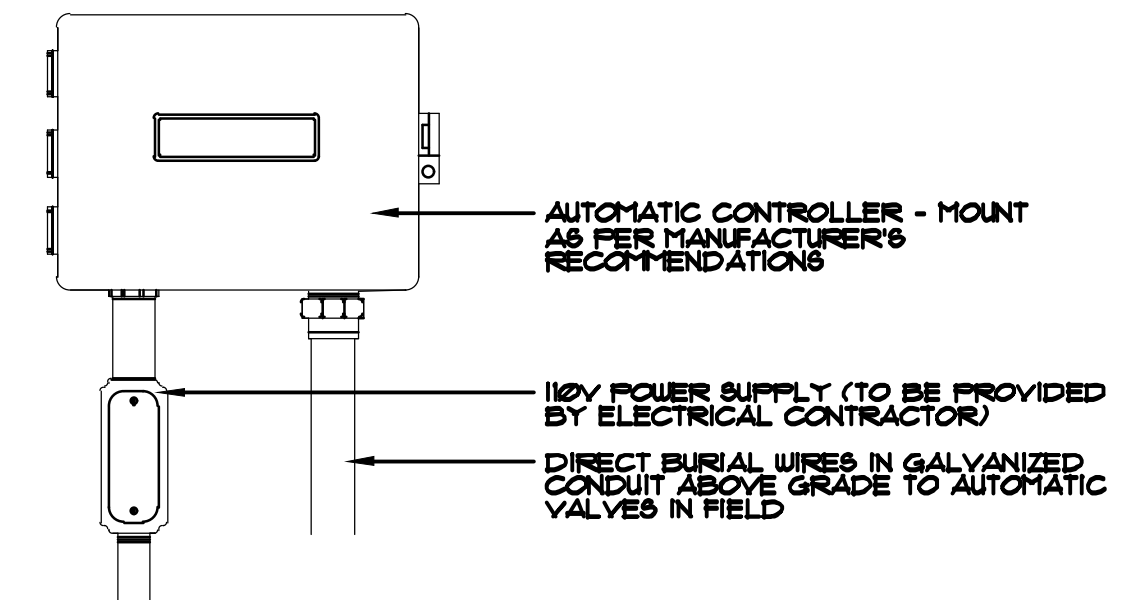
- SECTION**
- LEGEND KEY**
1. SUB GRADE IRRIGATION BUBBLER. INSTALL (2) PER TREE. POSITION BUBBLERS AND DRAIN TUBE EQUALLY SPACED AROUND TREE. REFER TO RAIRBIRD RUB DETAIL FOR INSTALLATION.
 2. INFLECTION TUBE AND PUMP REFER TO TREE PLANTING DETAIL, SHEET L-11.
 3. COMPACTED SUBGRADE
- NOTES:**
- 1. COORDINATE INSTALLATION OF IRRIGATION SYSTEM WITH TREE PLANTING. REFER TO DETAIL, SHEET L-11.



- LEGEND KEY**
1. GREEN PLASTIC VALVE BOX WITH LOCKING COVER (HINGED).
 2. FINISH GRADE, 1/2" BELOW TOP OF BOX AT TURF, 1" BELOW TOP OF BOX AT SHRUB AREAS.
 3. BRASS UNION.
 4. BRASS NIPPLE, TYP.
 5. PVC ADAPTER.
 6. PVC MAINLINE.
 7. 3/4" CRUSHED ROCK 8/16".
 8. DEPTH-SEE SPECIFICATION.
- PROVIDE ONE CONTROLLER/VALVE ID TAG PER VALVE. ID TAGS SHALL BE POLYURETHANE 2 1/4" X 2 3/4" MIN WITH 1 1/2" BLACK LETTER ON CONTRASTING BACKGROUND (BY CHRISTY OR EQUAL).
- PROVIDE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.

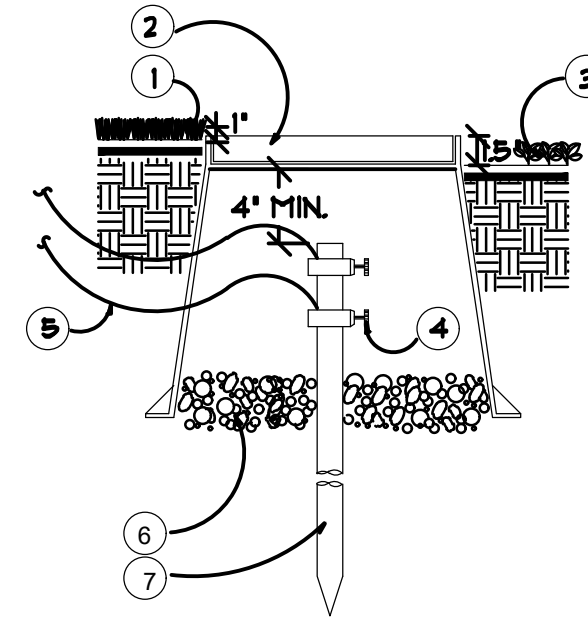


- LEGEND KEY**
1. GREEN PLASTIC VALVE BOX WITH LOCKING COVER MARKED 'RCV'
 2. 1/2" IN TURF AREAS, 1" IN SHRUB AREAS.
 3. CONTRACTOR SHALL SUBMIT TO THE ENGINEER FOR APPROVAL, PRIOR TO PURCHASE, TYPE OF WATERPROOF CONNECTION THAT WILL BE USED.
 4. PROVIDE TWO FOOT COIL EXPANSION AT EACH WIRE CONNECTOR IN VALVE BOX AND COIL WIRES.
 5. REMOTE CONTROL VALVE.
 6. SOLENOID.
 7. PVC SCH 80 UNION.
 8. PVC SCH 40 FEMALE ADAPTER.
 9. PVC NON-PRESSURE PIPE.
 10. PVC SCH 80 NIPPLE (LENGTH AS REQUIRED).
 11. PVC SCH 40 TEE (8x8x6) OR ELL (8x6) ON MAINLINE.
 12. CRUSHED ROCK SHALL COVER VALVE BOX PIPE OPENINGS TO PREVENT SOIL ENTRY.
 13. PVC PRESSURE PIPE.
 14. FINISHED GRADE.
- NOTE: USE GLASS 3/8" PVC PIPE AND SCH 80 PVC FITTINGS FOR SIZE 2" AND GREATER. USE SCH 40 PVC PIPE AND FITTINGS FOR SIZE 1-1/2" OR LESS.
- PROVIDE ONE CONTROLLER/VALVE ID TAG PER VALVE. ID TAGS SHALL BE POLYURETHANE 2-1/4" X 2-3/4" MIN WITH 1-1/2" BLACK LETTER ON CONTRASTING BACKGROUND (BY CHRISTY OR EQUAL). CLOSE NIPPLES SHALL NOT BE USED.
- PROVIDE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.



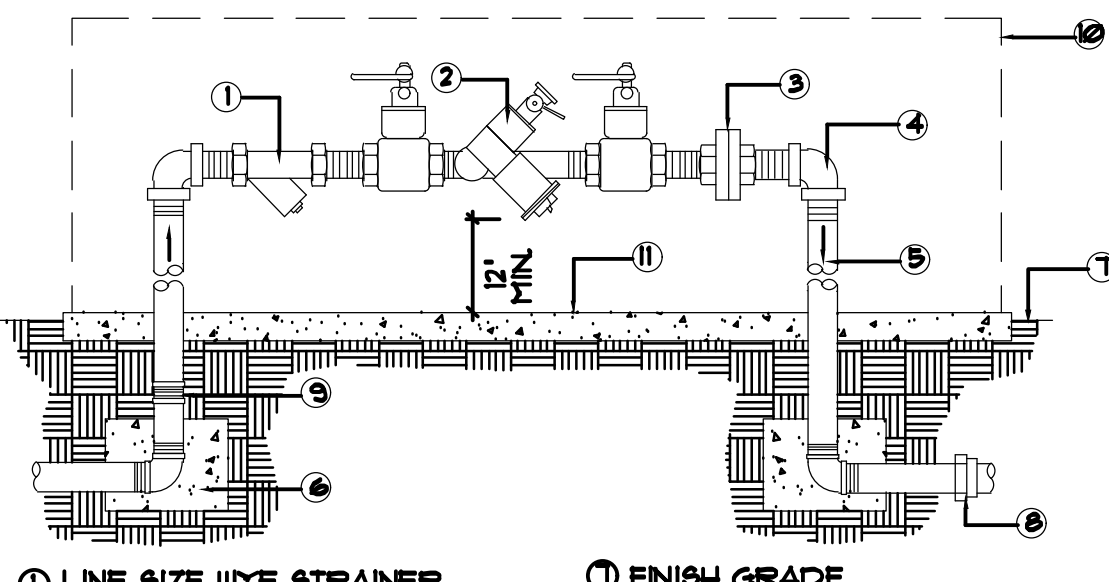
- LEGEND KEY**
1. AUTOMATIC CONTROLLER - MOUNT AS PER MANUFACTURER'S RECOMMENDATIONS
 - 1/2" POWER SUPPLY (TO BE PROVIDED BY ELECTRICAL CONTRACTOR)
 - DIRECT BURIAL WIRES IN GALVANIZED CONDUIT ABOVE GRADE TO AUTOMATIC VALVES IN FIELD
- NOTE: PROVIDE GROUND ROD FOR CONTROLLER. SEE DETAIL 'N' THIS SHEET.
- PROVIDE ON/OFF SWITCH ON INSIDE OF CONTROLLER ENCLOSURE.

M FLOW SENSOR



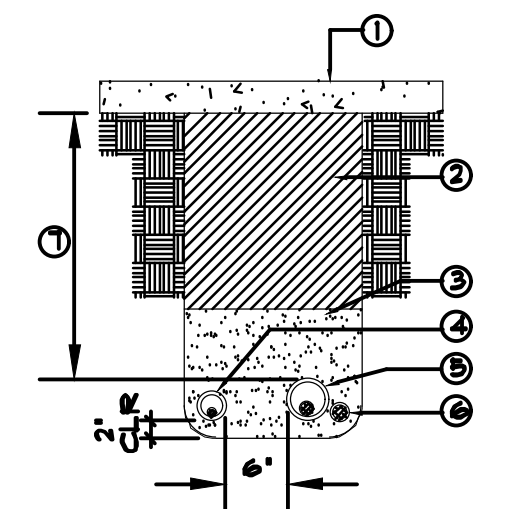
- DETAIL LEGEND**
1. FINISHED GRADE IN TURF AREAS/ TOP OF MULCH OR GRAVEL.
 2. PLASTIC VALVE BOX WITH BOLT DOWN COVER. USE STAINLESS BOLT NUT AND WASHER HEAT BRAND COVER 'GR'
 3. FINISHED GRADE IN SHRUB AREAS
 4. 'CADWELD' OR APPROVED EQUAL CONNECTION TO GROUND ROD.
 5. #6 MINIMUM BARE COPPER WIRE TO CONTROLLER.
 6. 3/4" ROCK, 1 CUBIC FT.
 7. 5/8" X 8' COPPER ROD. REFER TO DETAIL FOR LOCATION.
- NOTE: CONTRACTOR SHALL USE A SEPARATE 'CADWELD' CONNECTION FOR EACH WIRE ON GROUND ROD WHEN MORE THAN ONE WIRE IS BEING USED. INSTALL ONE WIRE PER CONTROLLER.
- INSTALL GROUND WIRE IN DEDICATED PVC CONDUIT EXITING CONTROLLER HOUSING. WHERE ENTIRE LENGTH OF 8' GROUND ROD CANNOT BE DRIVEN INTO SOIL, 2'-3" MAY BE CUT OFF AND DRIVEN INTO THE GROUND SEPARATELY. DRIVE THIS SECTION INTO THE GROUND 2' FROM FIRST SECTION AND CADWELD A #6 COPPER WIRE CONNECTING THE TWO SECTIONS.

J IRRIGATION FOR TREES



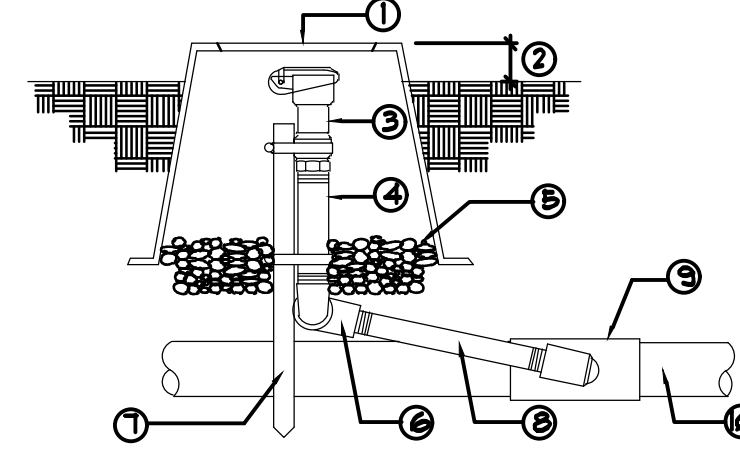
- LEGEND KEY**
1. LINE SIZE WYE STRAINER WITH 40 MESH SCREEN. REFER TO LEGEND FOR TYPE.
 2. EXISTING REDUCED PRESSURE BACKFLOW DEVICE WITH (2) NEW GATE VALVES. REFER TO IRRIGATION LEGEND.
 3. GALVANIZED UNION.
 4. GALVANIZED ELL (TYP.).
 5. GALVANIZED NIPPLE (TYP.).
 6. 1 CU. FT. CONCRETE THRUST BLOCKS (TYP.). WRAP PIPES WITH 1/2 MIL. TAPE SATURATE AND COMPACT SUBGRADE TO 90% PRIOR TO FOUR. INSTALL FOR BACKFLOW 3" AND LARGER ONLY.
 7. FINISH GRADE.
 8. PVC MALE ADAPTER.
 9. SCH 80 PVC COUPLING (TYP.).
 10. STAINLESS STEEL ENCLOSURE MODEL 9BDC-3066 BY V.I.T./STRONGBOX OR APPROVED EQUAL.
 11. 4" THICK MIN. CONCRETE SLAB
- NOTE: COAT ALL EXPOSED THREADS WITH AN APPROVED RUST-INHIBITING SEALANT APPROVED PLASTIC TAPE, 1/2" WIDE SHALL BE USE ON ALL THREADED CONNECTIONS.
- THE BACKFLOW PREVENTER DEVICE AND INSTALLATION SHALL BE APPROVED BY THE LOCAL DEPARTMENT OF HEALTH SERVICES AND THE WATER AGENCY.

G BALL VALVE



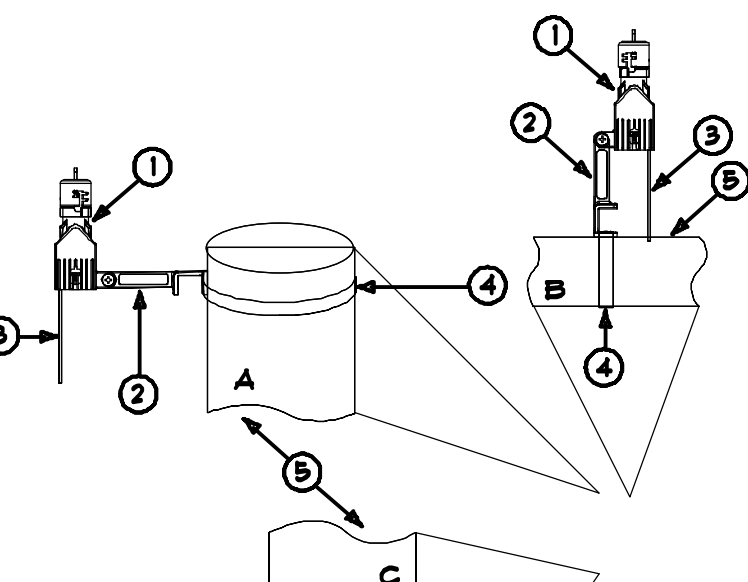
- LEGEND KEY**
1. HARDSCAPE SURFACE.
 2. CLEAN BACKFILL AS REQUIRED, TO BE SET IN 6" LIFTS. REFER TO SPECIFICATIONS FOR SPECIFIC MATERIAL AND COMPACTION REQUIREMENTS.
 3. CLEAN SAND.
 4. LATERAL LINE W/ SLEEVE.
 5. PRESSURE MAIN LINE W/ SLEEVE.
 6. CONTROL WIRES + COMPUTER HARD WIRE SLEEVE.
 7. MIN. DEPTH: 36" UNDER PAVING FOR ALL LINES AND LINES LESS THAN 2 1/2" DIAMETER.
- ALL SLEEVES TO BE PVC SCH. 80 AND TWICE THE DIA. OF THE WORKING PIPE.
- ALL SLEEVES TO RUN A MIN. OF 2' BEYOND HARDSCAPE EDGES.
- CLEAN BACKFILL MAY BE SUBSTITUTED FOR SAND UNDER WALKS AND DRIVES.
- PROVIDE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.

D REMOTE CONTROL VALVE



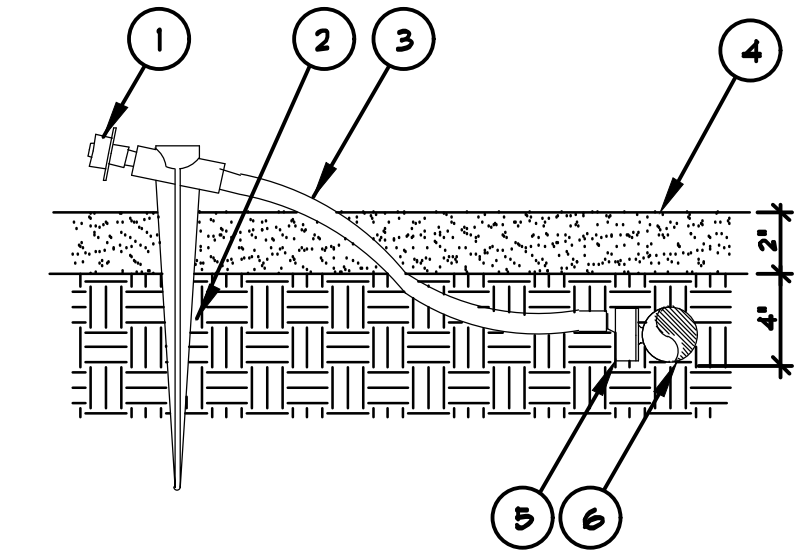
- LEGEND KEY**
1. ROUND GREEN PLASTIC VALVE BOX.
 2. 2" ABOVE FINISH GRADE AT SHRUB AREAS, 1-1/2" AT TURF AREAS.
 3. QUICK COUPLER VALVE.
 4. BRASS NIPPLE, LENGTH AS REQUIRED.
 5. 4" MIN. DEPTH CLEAN FEA GRAVEL.
 6. BRASS STREET ELL, TYPICAL.
 7. 24" MIN LENGTH #4 REBAR STABILIZER, ATTACH WITH 2 (2) STAINLESS STEEL BANDS.
 8. BRASS NIPPLE 6" MIN. LENGTH.
 9. PVC SCH 40 TEE OR ELL.
 10. PVC MAINLINE, DEPTH AS REQUIRED.
- PROVIDE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.
- INSTALL 12" MIN. FROM PAVING SURFACES.

A AUTOMATIC CONTROLLER



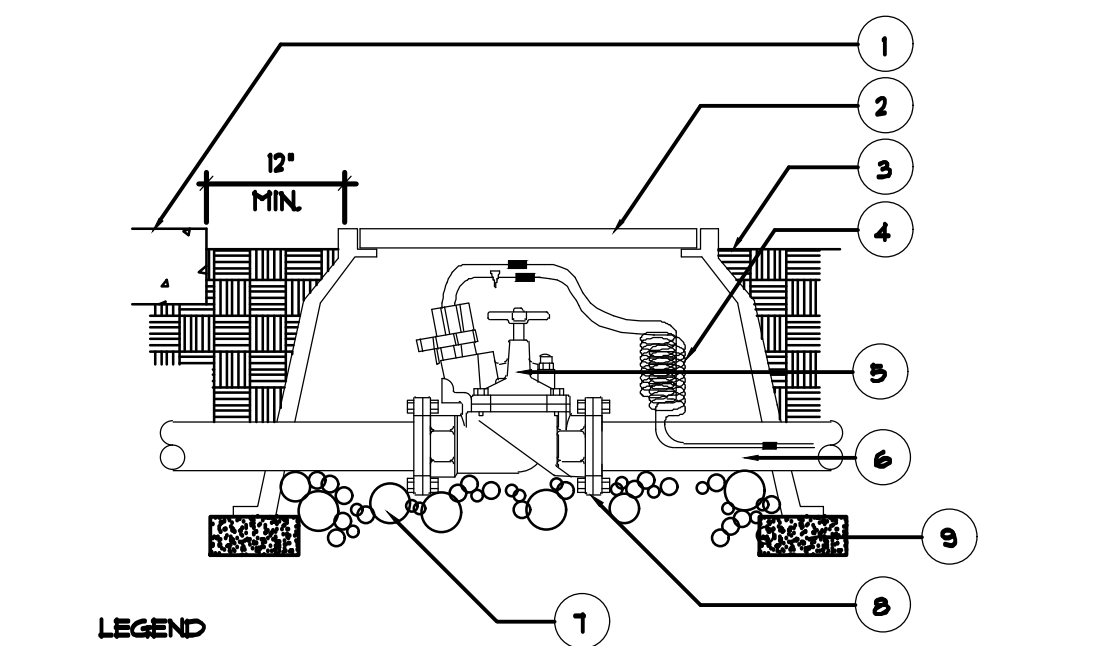
- LEGEND KEY**
1. RAIN BIRD WIRELESS RAIN SENSOR, MODEL NUMBER WFS-REC
 2. ADJUSTABLE MOUNTING BRACKET
 3. ANTENNA
 4. BAND/HOSE CLAMP OR STRAP. U-BOLT OR SPLIT-CLAMP MAY ALSO BE USED. (NOT INCLUDED)
 5. LIGHT POLE
- NOTE: ALL ELECTRICAL WORK MUST CONFORM TO LOCAL CODES. REFER TO PRODUCT LITERATURE FOR ADDITIONAL INSTALLATION REQUIREMENTS.

N GROUND ROD



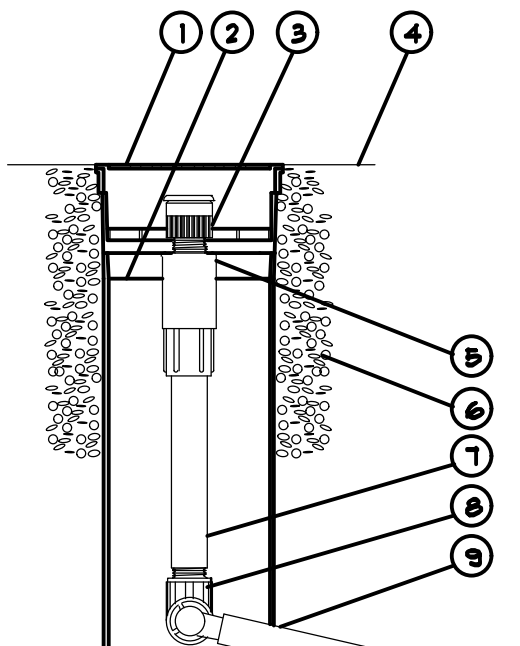
- LEGEND**
1. DIFFUSER BUG CAP: RAINBIRD DBC-025
 2. 1/4-INCH TUBING STAKE: RAINBIRD TS-025
 3. 1/4-INCH VINYL DISTRIBUTION TUBING: RAINBIRD DT-025
 4. TOP OF ROCK MULCH
 5. SINGLE-OUTLET EMITTER: RAINBIRD XERI-BUG EMITTERS XB- (REFER TO LEGEND)
 6. FE PIPE: RAINBIRD XERI-TUBE #100
- NOTE: MAXIMUM DISTANCE OF DISTRIBUTION TUBING FROM FEEDER LINE TO THE PLANT, SHALL BE 12' (6 FEET).
- NOTE: USE RAINBIRD BUG GUN MODEL EMA-BG TO INSERT EMITTER DIRECTLY INTO XERI-TUBE OR RAIN TUBE TUBING.

K BACKFLOW PREVENTER



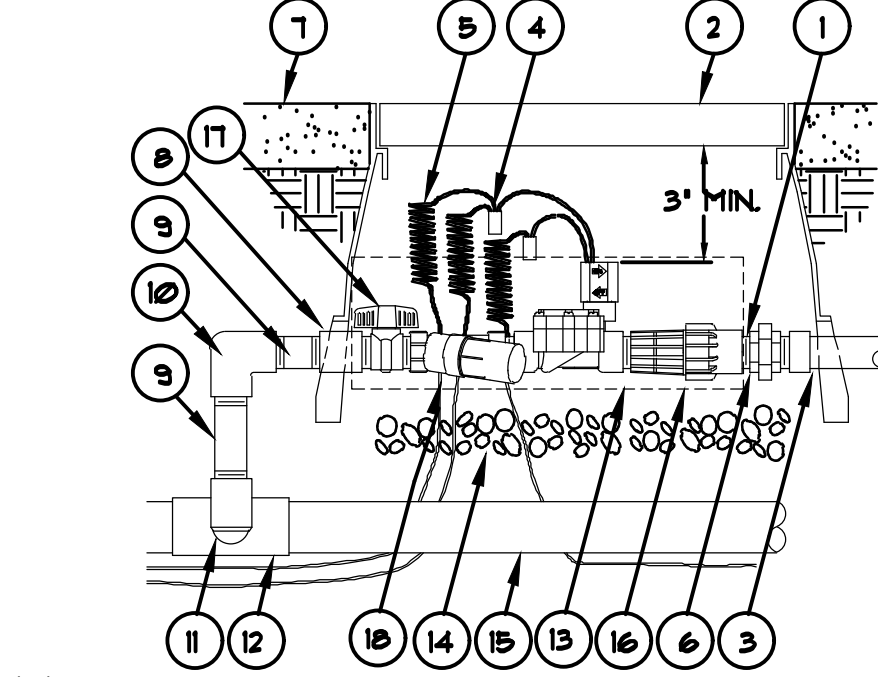
- LEGEND**
1. CURB, SIDEWALK, ETC.
 2. PLASTIC VALVE BOX (GREEN) WITH LOCKING TOP (LABELED MASTER VALVE) SET 1" ABOVE FINISH GRADE IN PLANTING AREAS ONLY.
 3. FINISH GRADE.
 4. COMMON AND CONTROL WIRES TO CONTROLLER LOCATION.
 5. MASTER VALVE (REFER TO LEGEND).
 6. PVC MAINLINE.
 7. 2 CF. FEA GRAVEL GUMP.
 8. FLANGED CONNECTIONS (TYP. 2 PLACES).
 9. BRICK SUPPORTS (4)
- NOTE: ALL VALVES TO BE INSTALLED IN SHRUB AREAS.

H SLEEVING



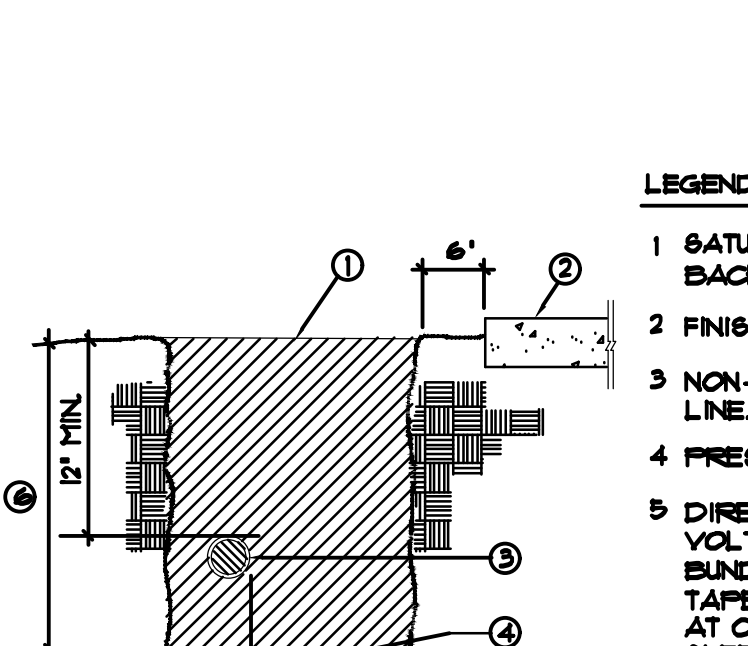
- LEGEND KEY**
1. 4" GRATE
 2. RAINBIRD ROOT WATERING SYSTEM, (RUB) REFER TO LEGEND FOR FULL MODEL #.
 3. BUBBLER. REFER TO LEGEND.
 4. FINISH GRADE.
 5. CHECK VALVE.
 6. FEA GRAVEL. INSTALL ALL AROUND.
 7. 1/2" SCHED. 80 PVC RISER.
 8. 1/2" MARLEX ELL.
 9. SWING PIPE, 12" PIPE SWING ASSEMBLY
 10. 1/2" MALE NPT INLET
 11. PVC SCHEDULE TEE OR ELL
 12. LATERAL LINE.
 13. 4" BASKET WEAVE CONTAINER.
- NOTE: USE TEFLON TAPE ON ALL SWING JOINTS.
- INSTALL TRIPLE SWING JOINTS WITH ALTERNATING MARLEX AND PVC SCHEDULE 40 STREET ELLS.

E QUICK COUPLER VALVE



- LEGEND**
1. PVC SCH. 80 NIPPLE (CLOSE)
 2. VALVE BOX WITH COVER, 24-INCH SIZE WITH BRANDING
 3. PVC SCH. 40 MALE ADAPTER
 4. WATER PROOF CONNECTION (1 OF 2)
 5. 30" LINEAR LENGTH OF WIRE - COILED.
 6. PVC SCH. 80 UNION.
 7. FINAL GRADE/TOP OF MULCH.
 8. PVC SCH. 40 COUPLING.
 9. PVC SCH. 80 NIPPLE (LENGTH AS REQUIRED).
 10. PVC SCH. 40 ELL.
 11. PVC SCH. 80 NIPPLE (2' LENGTH) AND PVC SCH. 40 ELL.
 12. PVC SCH 40 TEE OR ELL.
 13. CONTROL VALVE. REFER TO LEGEND.
 14. 3' MIN. DEPTH OF 3/4" WASHED GRAVEL.
 15. PVC MAINLINE.
 16. PRESSURE REGULATOR. REFER TO LEGEND.
 17. BALL VALVE. REFER TO LEGEND.
 18. Y STRAINER. REFER TO LEGEND.
- PROVIDE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.

B RAIN SENSOR



- LEGEND KEY**
1. SATURATE AND COMPACT BACKFILL TO 90%.
 2. FINISH SURFACE.
 3. NON-PRESSURE LATERAL LINE.
 4. PRESSURE MAIN LINE.
 5. DIRECT BURIAL, LOW VOLTAGE CONTROL WIRES, BUNDLE CONTROL WIRE AND TAPE AT 18" O.C. HARDWARE AT CONTROLLER. PROVIDE SLEEVES PER SLEEVING DETAIL.
 6. 2'-0" FOR LINES 2-1/2" AND LESS IN DIAMETER
- NOTE: SEE SLEEVING DETAIL FOR TRENCHING IN PAVED AREAS.
- MINIMUM BACKFILL RELATIVE COMPACTION SHALL BE 90%.
- TRENCHING AND BACKFILLING SHALL BE PER STANDARD SPECIFICATIONS.

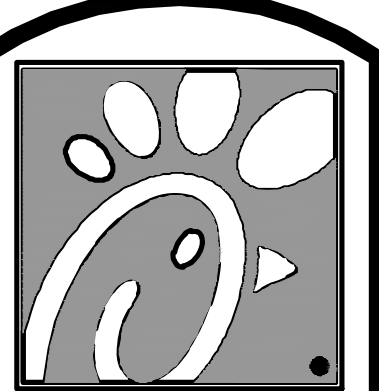
O SINGLE OUTLET DRIP EMITTER

L MASTER VALVE

I SUB-GRADE BUBBLER

F DRIP VALVE ASSEMBLY

C TRENCHING

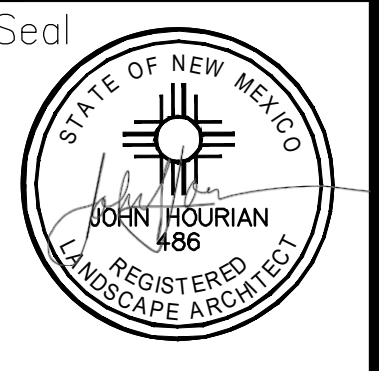


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Revisions:
Mark Date By

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hourian associates, inc.
landscape architecture + design
san clemente | santa barbara, california
p: 949.489.5623 | f: 858.610.0335

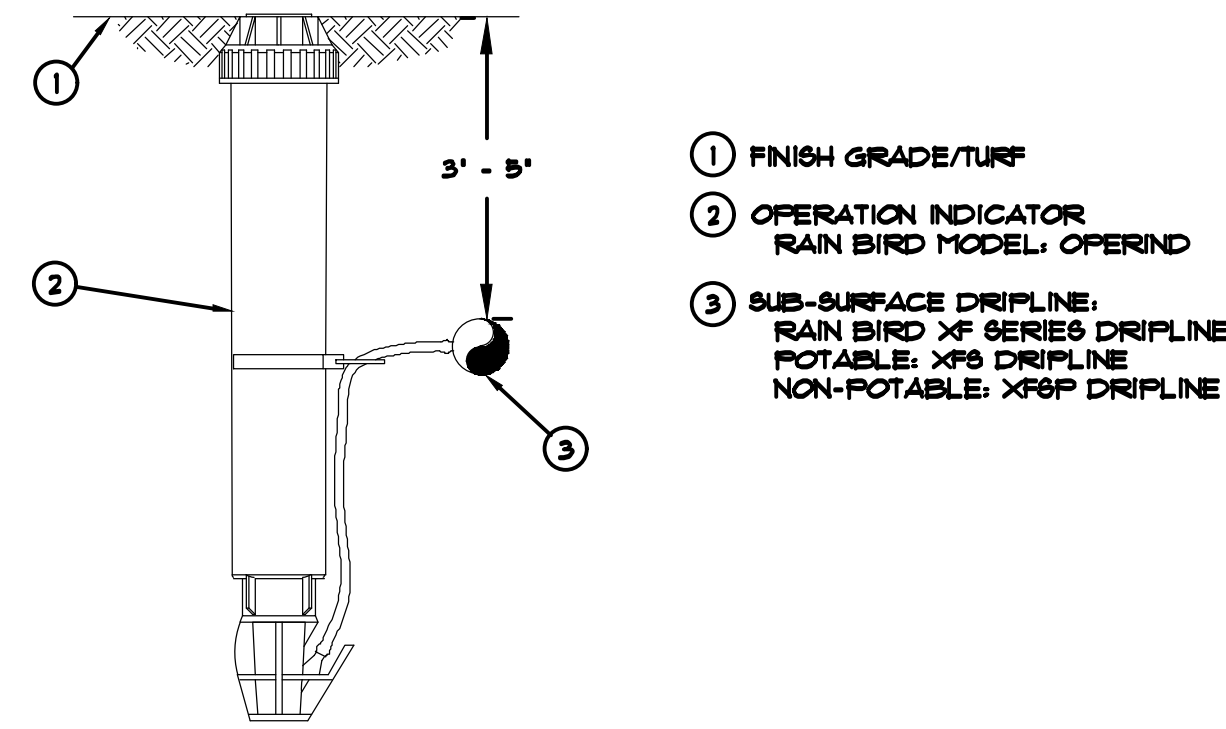
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SHEET TITLE
**IRRIGATION
DETAILS**

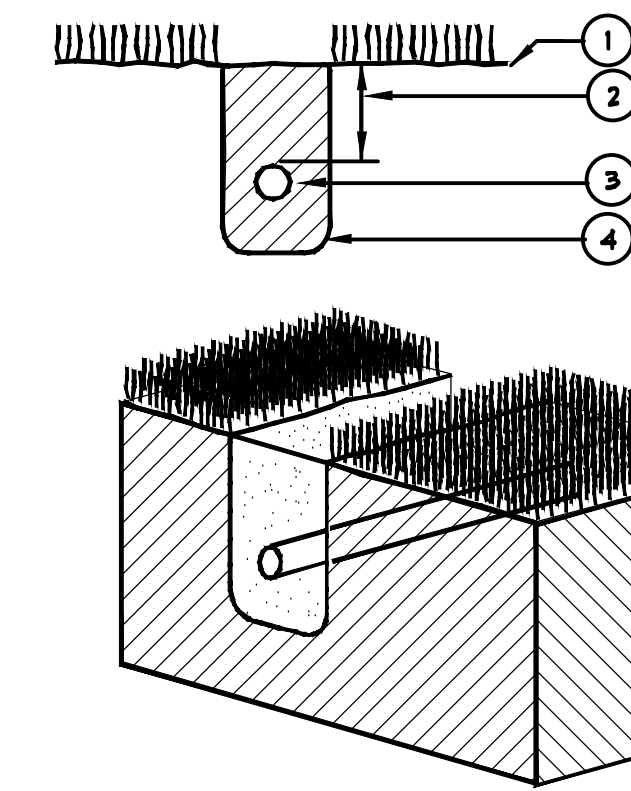
VERSION:
ISSUE DATE:

Job No. : 11274
Store : 04107
Date : 12/22/22
Drawn By :
Checked By :
Sheet



- 1 FINISH GRADE/TURF
- 2 OPERATION INDICATOR
RAIN BIRD MODEL OPERIND
- 3 SUB-SURFACE DRIPLINE
RAIN BIRD XF SERIES DRIPLINE
POTABLE: XFS DRIPLINE
NON-POTABLE: XFSF DRIPLINE

NOTE:
1. INSERT BIRD TRANSFER FITTING DIRECTLY INTO DRIPLINE TUBING.
2. VAN NOZZLE MAY BE SET TO CLOSED, OR IF IT IS DESIRED TO SEE SPRAY FROM THE NOZZLE, SET THE ARC TO 1/4" PATTERN. THE FLOW FROM THE NOZZLE, @ 3 GPM, SHOULD BE ACCOUNTED FOR IN THE SYSTEM DESIGN.



- LEGEND
- 1. FINISH GRADE
 - 2. BURY 3" BELOW FINISH GRADE (IN SHRUB AREAS - PRIOR TO MULCH)
 - 3. DRIPLINE TUBING
 - 4. BACKFILLED TRENCH (FREE OF DEBRIS)

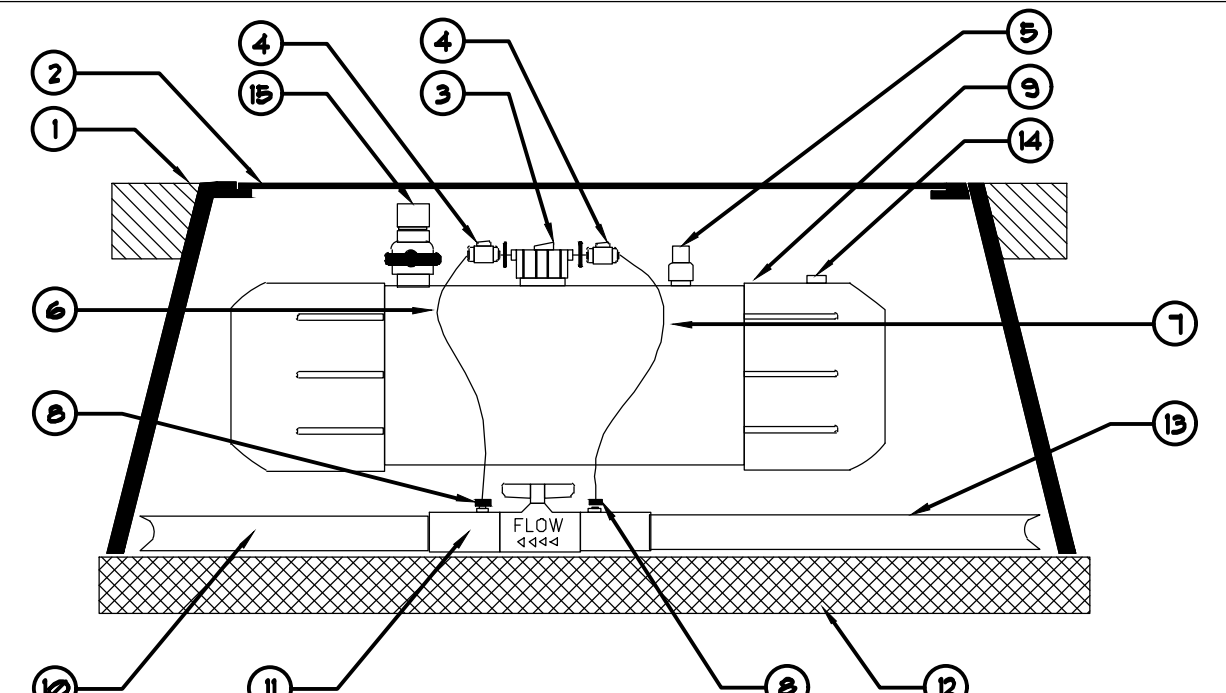
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H OPERATION INDICATOR

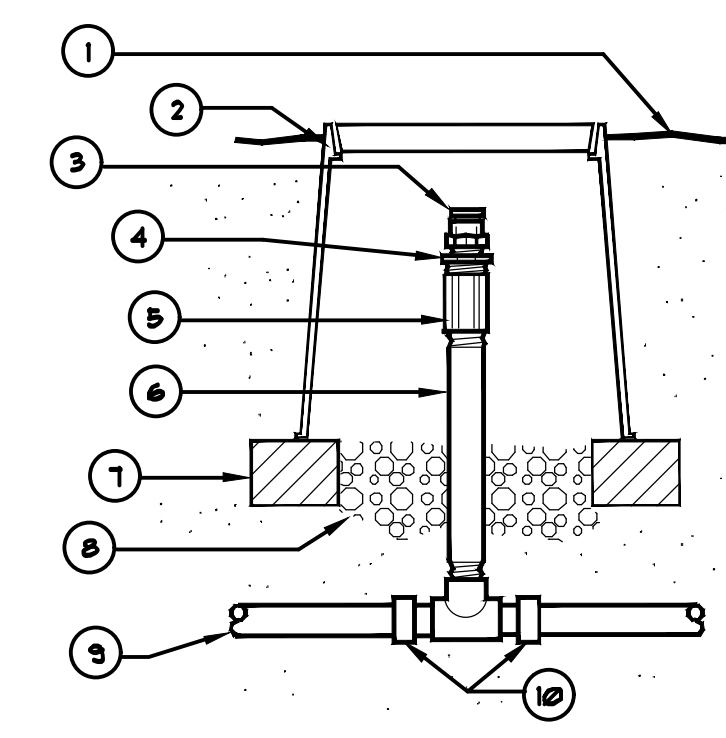
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D

A POLY TUBE TRENCHING



- 1. FINISHED GRADE
 - 2. VALVE BOX 4 COVER 36" L. X 24" W X 24" H
 - 3. PROPORTIONING CAP WITH FEED ADJUSTMENT KNOB
 - 4. EZ-FLO SHUT OFF VALVES
 - 5. AIR VENT VALVE
 - 6. FERTILIZER OUT - CONNECT CLEAR TUBE TO GREEN CONNECTIONS ON PROPORTIONING CAP AND COUPLING
 - 7. WATER IN - CONNECT BLACK TUBE TO BLUE CONNECTIONS ON PROPORTIONING CAP AND COUPLING
 - 8. 1/4" TUBING CLAMP - BOTH THE GREEN AND BLUE COUPLING TUBING CONNECTIONS
 - 9. EZ-FLO MODEL EZ10-HC FERTILIZATION SYSTEM 32" L X 12" W X 18" H
 - 10. PVC MAIN LINE TO VALVE MANIFOLD
 - 11. EZ BALL VALVE COUPLING CONNECTOR - INSTALL ACCORDING TO WATER FLOW DIRECTION ARROW
 - 12. FEA GRAVEL (3 CU. FT.)
 - 13. PVC MAIN LINE FROM BACK FLOW PREVENTER
 - 14. PRESSURE RELIEF VALVE
 - 15. FILL VALVE (DRAIN VALVE INCLUDED BUT NOT SHOWN)
- NOTE:
ITEMS 3, 4, 5, 6, 7 AND 8 ARE INCLUDED WITH THE EZ-FLO SYSTEM. ITEM 11 IS PURCHASED SEPARATELY.
PREPARE FILTER FABRIC UNDER GRAVEL AND PROVIDE METAL WIRE MESH (1/2" MAX. SPACING) FOR RODENT PROTECTION - INSTALL BELOW VALVE BOX AND ABOVE GRAVEL.



- LEGEND
- 1. FINISH GRADE
 - 2. 6" ROUND VALVE BOX
 - 3. AIR / VACUUM RELIEF VALVE
 - 4. 3/4" M 1/2" F T x T REDUCTION BUSHING
 - 5. 3/4" PVC COUPLING (T x T)
 - 6. 3/4" SCH 80 RISER (LENGTH AS REQUIRED)
 - 7. BRICK SUPPORTS (THREE)
 - 8. 3/4" CRUSHED GRAVEL BUMP
 - 9. POLY TUBING CLAMPED TO PVC INBERT FITTING
 - 10. STAINLESS STEEL CLAMPS

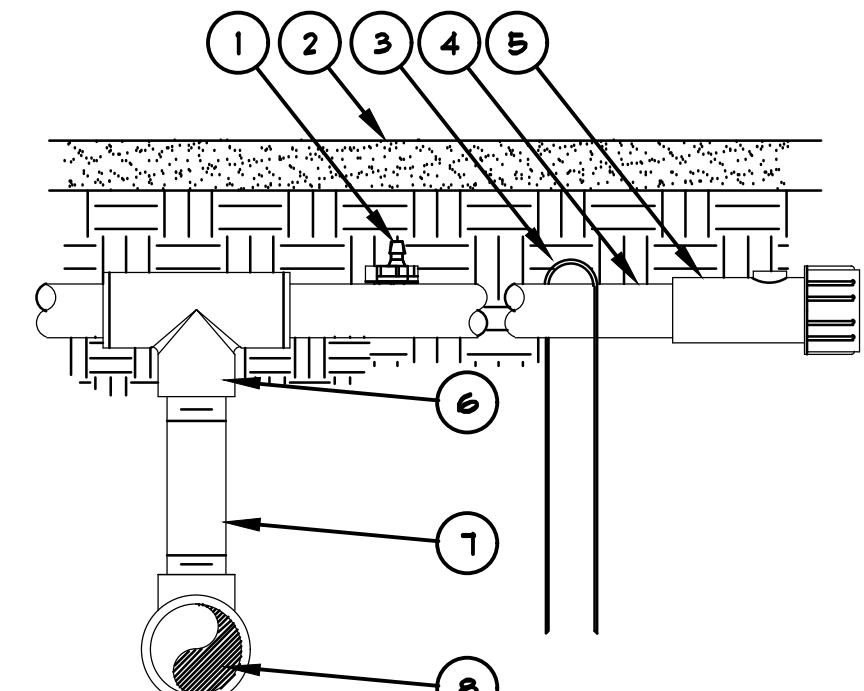
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H FERTIGATION SYSTEM

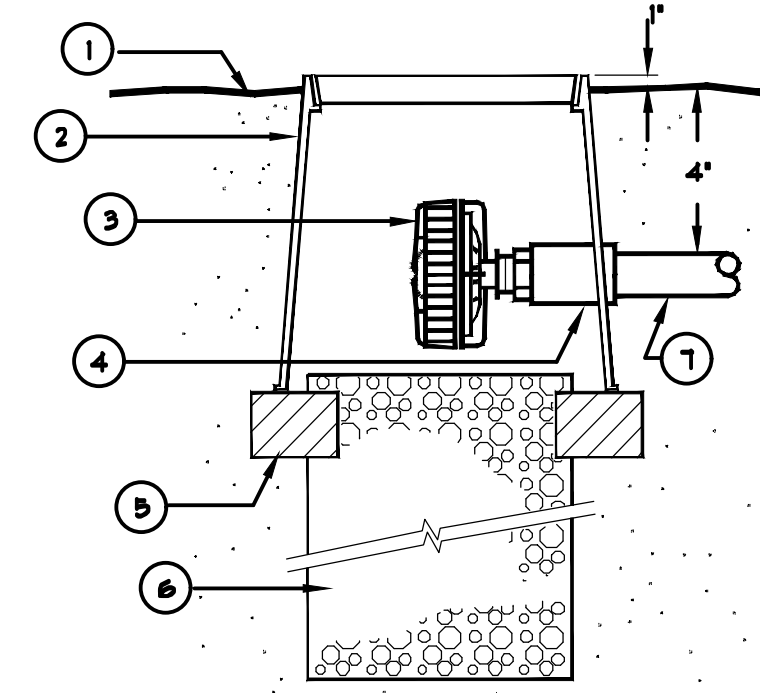
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E

B DRIPLINE AIR/VACUUM RELIEF (PLUMBED TO POLY)



- LEGEND
- 1. SINGLE-OUTLET EMITTER: RAINBIRD PRESSURE-COMPENSATING MODULE XB REFER TO EMITTER LEGEND.
 - 2. TOP OF ROCK MULCH.
 - 3. TIE-DOWN STAKE: RAINBIRD TD8-050.
 - 4. PE PIPE: RAINBIRD XERTUBE XT-100.
 - 5. COMPRESSION FLUSH CAP: INSTALL IN EMITTER BOX.
 - 6. COMPRESSION X 1/2-INCH FPT FITTING: RAINBIRD CF-12 OR CF-13.
 - 7. PVC SCH. 80 NIPPLE (LENGTH AS REQUIRED) AND PVC FITTING.
 - 8. LATERAL PIPE.
- NOTE:
USE RAINBIRD BUG GUN MODEL EMA-BG TO INSERT EMITTER DIRECTLY INTO XERI-TUBE AND RAIN TUBE.



- LEGEND
- 1. FINISH GRADE
 - 2. VALVE BOX-SEE SPEC.
 - 3. LINE FLUSHING VALVE TLOS01FV-1
 - 4. PVC REDUCER ADAPTER 6 X 1/2" FPT (SIZE AS REQ'D)
 - 5. BRICK SUPPORTS (THREE)
 - 6. 3/4" GRAVEL BUMP (1 CUBIC FOOT)
 - 7. PVC LATERAL (OR EXHAUST HEADER)

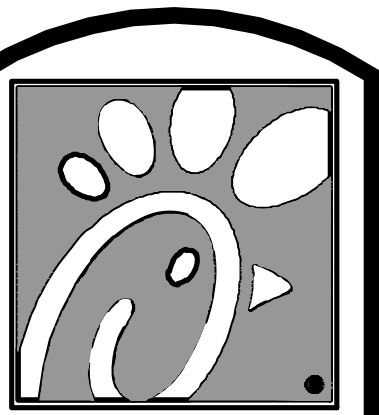
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I PVC TO DRIP TUBE - SINGLE OUTLET

I

F

C DRIPLINE LINE FLUSHING VALVE (PLUMBED TO PVC)



Chick-Fil-A

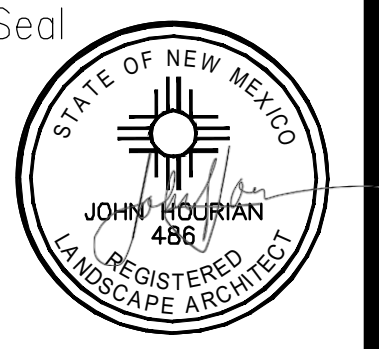
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hourian associates, inc.
landscape architecture + design
san diego | santa barbara, california
p: 949.489.5623 f: 858.810.0335

STORE
CHICK-FIL-A
FSU #04107
COORS BLVD.

COORS BLVD NW & ST.
JOSEPHS DR NW
ALBUQUERQUE, NM
87120

SHEET TITLE
**IRRIGATION
DETAILS**

VERSION:
ISSUE DATE:

Job No. : 11274
Store : 04107
Date : 12/22/22
Drawn By :
Checked By :
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L-2.2

IRRIGATION SPECIFICATIONS

PART I - GENERAL

- 1.01 DESCRIPTION**
- Scope of Work: Provide all labor, materials, transportation, and services necessary to furnish and install the Irrigation System as shown on the Drawings and described herein.
 - Standards: All work and materials shall comply with governing codes, safety orders, standards, and regulations, and meet the minimum requirements of the governing agencies.

1.02 QUALITY ASSURANCE & REQUIREMENTS

- Permits and Fees: The Contractor shall obtain and pay for any and all permits and all observations as required.
- Manufacturer's Directions: Manufacturer's directions and detailed drawings shall be followed in all cases where the manufacturer's directions used in this Contract furnish directions covering points not shown in the Drawings and Specifications.
- Ordinances and Regulations: All local, municipal and state laws, rules and regulations governing or relating to any portion of this work are hereby incorporated into and made a part of these Specifications, and their provisions shall be carried out by the Contractor. Anything contained in these Specifications shall not be construed to conflict with any of the above rules, regulations, or requirements of the City of Yucapita. However, when these Specifications and Drawings call for or describe materials, workmanship, or construction of a better quality, higher standard, or requirements than those specified in the above rules and regulations, the provisions of these Specifications and Drawings shall take precedence.
- Explanation of Drawings:
 - Due to the Scale of the Drawings, it is not possible to indicate all offsets, fitting, sleeves, etc., which may be required. The Contractor shall carefully investigate the structural and finished conditions affecting all of its work and plan his work accordingly. Furnish each fitting, etc., as may be required to meet such conditions. Drawings are generally diagrammatic and indicative of the work to be installed. The work shall be installed in such a manner as to avoid conflicts between the Irrigation system, planting and architectural features.
 - All work called for on the Drawings by notes or details such as furnished and installed whether or not specifically mentioned in the specifications.
 - The Contractor shall not utilize the Irrigation system as shown on the Drawings when it is obvious in the field that obstructions, grade differences, or discrepancies in area dimensions exist which might not have been considered in engineering. Such obstructions or differences should be brought to the attention of the Owner's Representative. In the event the notification is not performed, the Contractor shall assume full responsibility for any revision necessary.

1.03 SUBMITTALS

- Material list:
 - The Contractor shall furnish the articles, equipment, materials, or processes specified by name in the Drawings and Specifications. No substitution will be allowed without prior written approval by the City of Yucapita.
 - Complete material list shall be submitted prior to performing any work. Material list shall include the manufacturer, model number, and description of the same materials and equipment to be used. Although manufacturer and other information may be different, the following is a guide to proper submittal form:

Item No.	Description	Manufacturer	Model No.
1	Backflow Preventer	Fabco	82BY
2	Automatic Controller	Calsense	ETI-DTR2
3	Master Valve	Clayval	IS6AC9K2-24V
4	Etc.	Etc.	Etc.

 Irrigation submittals must be specific and complete. All items must be listed and should include solvent, primer, wire connectors, valve boxes, etc. No copies of manufacturer's literature (catalog cuts) are required as submittal information.
 - The Contractor may submit substitutions for equipment and materials listed on the Drawings by following procedures as outlined in Section 1.05 of the Irrigation Specifications.
 - Equipment or materials installed or furnished without prior approval of the City of Yucapita may be rejected and the Contractor may be required to remove such materials from the site at his own expense.
 - Approval of any item, alternative or substitute indicates only that the product or products apparently meet the requirements of the Drawings and Specifications on the basis of the information or samples submitted.
 - Manufacturer's warranties shall not relieve the Contractor of his liability under the guarantee. Such warranties shall only supplement the guarantee.
- RECORD DRAWINGS:
 - The Contractor shall provide and keep up-to-date a complete record set of blue-line ozalid prints which shall be corrected daily, showing every change from the original Drawings and Specifications and the exact installed locations, sizes, and kinds of equipment. Prints for this purpose may be obtained from the City of Yucapita at cost. This set of drawings shall be kept on the site and shall be used only as a record set.
 - The Contractor shall make neat and legible notations on the record drawing progress sheets daily as the work proceeds, showing the work as actually installed. For example should a piece of equipment be installed in a location that does not match the plan, the Contractor must indicate that equipment has been relocated in a graphic manner so as to match the original symbols as indicated in the Irrigation legend. The relocated equipment and dimensions will then be transferred to the original record drawing plan at the proper time.
 - Before the date of the final observation, the Contractor shall transfer all information from the "record drawing" prints to a sepia mylar or similar mylar material. Arrangements shall be made through the City of Yucapita for obtaining said sepia mylar or similar mylar material. All work shall be in waterproof India ink and applied to the mylar by a technical pen made expressly for use on mylar material. Such pen shall be similar to those manufactured by Rapidograph, Kufnell & Esser, or Faber Castell. The dimensions shall be clearly readable even on the final controller chart (see Section C). The original mylar "record drawing" plan shall be submitted to the City of Yucapita for approval prior to the completion of the controller chart.
 - The Contractor shall dimension from two (2) permanent points of reference, such as building corners, sidewalk edges, road intersections, etc. the location of the following items:
 - Connection to existing water lines.
 - Connection to existing electrical power.
 - Gate valves.
 - Routing of sprinkler pressure lines (dimension max. 600' along routing).
 - Sprinkler control valves.
 - Routing of control wiring and locations of all equipment boxes.
 - Quick coupling valves.
 - Sub-outputs for future connections.
 - Other related equipment as directed by the City of Yucapita.

- On or before the date of the final field observation, the Contractor shall deliver the corrected and completed sepia to the City of Yucapita. Delivery of the sepia will not relieve the Contractor of the responsibility of furnishing required information that may be omitted from the prints.
- C. Controller Charts:**
- As-built drawings shall be approved by the City of Yucapita before controller charts are prepared.
 - Provide one controller chart for each controller sequence.
 - The chart shall show the area controlled by the automatic controller and shall be the maximum size which the controller door will allow.
 - The chart is to be a reduced drawing of the actual installed system. However, in the event the controller sequence is not legible when the drawing is reduced, it shall be enlarged to a size that will be readable when reduced.
 - The chart shall be a black line or blue-line ozalid print and a different color shall be used to indicate the area of coverage for each station.
 - The chart shall be a black line or blue-line ozalid print and a different color shall be used to indicate the area of coverage for each station.
 - When completed and approved, the chart shall be hermetically sealed between two pieces of plastic, each piece being a minimum 20 mils.
 - These charts shall be completed and approved prior to the final field observation of the Irrigation system.

- D. Operation and Maintenance Manuals:**
- Prepare and deliver to the Owner's representative within ten calendar days prior to completion of the project, two hard-cover, three-ring binders containing the following information:
 - Index sheet which states Contractor's name, address, and telephone number, and which lists each installed equipment and material item including names and addresses of manufacturer's local representatives.
 - Catalog and parts sheets on every material and equipment item listed under the Contract.
 - Guarantee statement.
 - Complete operating and maintenance instructions on all major equipment.
 - In addition to the above mentioned maintenance manuals, provide the Owner's maintenance personnel with instructions for major equipment and show evidence in writing to the City of Yucapita at the conclusion of the project that the service has been rendered.

- E. Equipment to be Furnished:**
- Supply as a part of this contract the following tools:
 - Two (2) sets of special tools required for removing, disassembling and adjusting each type of sprinkler head, nozzle, or fitting.
 - Two (2) four-foot valve keys for operation of gate valves.
 - Two (2) keys for each automatic controller.
 - One (1) quick coupler key and matching hose valve for every five (5) or fraction thereof of each type of quick-coupling valve installed.
 - The above mentioned equipment shall be turned over to the Owner at the conclusion of the project. Before final observation can occur, evidence that the Owner has received material must be shown to the City of Yucapita.

1.04 PRODUCT DELIVERY, STORAGE AND HANDLING

- A. Handling of PVC pipe and fittings:** The Contractor is cautioned to exercise care in handling, loading, unloading, and storing PVC pipe and fittings. All PVC pipe shall be transported in a vehicle which allows the pipe to lie flat so as not to subject it to undue bending or a concentrated external load at any point. Any section of pipe that has been dented or damaged will be discarded, and if installed, shall be replaced with new piping.

1.05 SUBSTITUTIONS

- A. If the Contractor wishes to substitute any equipment or materials for the equipment or materials listed on the Drawings and Specifications, he may do so by providing the following information to the City of Yucapita for approval:**
- Provide a statement indicating the reason for making the substitution. Use a separate sheet of paper for each item to be substituted.
 - Provide descriptive catalog literature, performance charts and flow charts for each item to be substituted.
 - Provide the amount of cost savings if the substituted item is approved.
- B. The City of Yucapita shall have the sole responsibility in accepting or rejecting any submittal item as an approved device to the equipment and materials listed on the Drawings and Specifications.**

1.06 GUARANTEE

- A. The guarantee for the Irrigation system shall be made in accordance with the attached form. The General Conditions and Supplementary Conditions of these Specifications shall be filed with the City of Yucapita prior to acceptance of the Irrigation system.**
- B. A copy of the Guarantee form shall be included in the operations and maintenance manual.**
- C. The guarantee form shall be re-typed onto the Contractor's letterhead and shall contain the following information:**

GUARANTEE FOR IRRIGATION SYSTEM

We hereby guarantee that the Irrigation system we have furnished and installed is free from defects in materials and workmanship, and the work has been completed in accordance with the Drawings and Specifications, ordinary wear and tear, unusual abuse, or neglect, excepted. We agree to repair or replace any defects in material or workmanship which may develop during the period of one year from date of acceptance and also to repair or replace any damage resulting from the repairing or replacing of such defects at no additional cost to the Owner. We shall make such repairs or replacements within a reasonable time, as determined by the City of Yucapita, after receipt of written notice. In the event of our failure to make such repairs or replacements within a reasonable time after receipt of written notice from the City of Yucapita, we authorize the City of Yucapita to proceed to have said repairs or replacements made at our expense and we will pay the costs and charges therefore upon demand.

PROJECT:

LOCATION:

SIGNED:

ADDRESS:

PHONE:

DATE OF ACCEPTANCE:

PART 2 - PRODUCTS

2.01 MATERIALS

- General: Use only new materials of brands and types noted on drawings, specified herein, or approved equals.
- PVC Pressure Main Line Pipe and Fittings:
 - Pressure main line piping for sizes 2" and larger shall be PVC Class 315.
 - Class 315 pipe shall be made from an NSF approved Type I, Grade I PVC compound conforming to ASTM resin specification D1684. All pipe must meet requirements as set forth in Federal Specification PS-21-10, with an appropriate standard dimension (S.D.R.) (Solvent-welded Pipe).
 - Pressure main line piping for sizes 1-1/2" and smaller shall be PVC Schedule 40 with solvent welded joints.
 - Schedule 40 pipe shall be made from NSF approved Type I, Grade I PVC compound conforming to ASTM resin specification D1684. All pipe must meet requirements as set forth in Federal Specification PS-21-10.
 - PVC solvent-weld fittings shall be Schedule 40, 1-1/2" NSF approved conforming to ASTM test procedure D2466.
 - Solvent cement and primer for PVC solvent-weld pipe and fittings shall be of type and installation methods prescribed by the manufacturer.
- All PVC pipe must bear the following markings:
 - Manufacturer's name
 - Nominal pipe size
 - Schedule or class
 - Pressure rating in P.S.I.
 - NSF (National Sanitation Foundation) approval
 - Date of extrusion

- All fittings shall bear the manufacturer's name or trademark, material designation size, applicable I.P.S. schedule and NSF seal of approval.

- PVC Non-Pressure Lateral Line Piping:
 - Non-pressure buried lateral line piping shall be PVC Schedule 40 with solvent-welded joints when installed in planting areas.
 - Non-pressure lateral line piping installed under paved areas shall be PVC Schedule 40 with solvent welded joints.

- Pipe shall be made from NSF approved, Type I, Grade II PVC compound conforming to ASTM resin specification D1684. All pipe must meet requirements set forth in Federal Specification PS-21-10 with an appropriate standard dimension ratio.

- Except as noted in paragraphs 1, 2, and 3 of this section (2.02B), all requirements for non-pressure lateral line pipe and fittings shall be the same as for solvent-weld pressure main line pipe and fittings as set forth in section 2.02B of the Specifications.

- D. Brass Pipe and Fittings:**
- Where indicated on the Drawings, use red brass screwed pipe conforming to Federal Specification WWP-391.
 - Fittings shall be red brass conforming to Federal Specification WWP-460.

- E. Copper Pipe and Fittings:**
- Pipe: Type K, hard tempered.
 - Fittings: wrought copper, solder joint type.
 - Joints shall be soldered with silver solder, 45% silver, 55% copper, lead zinc, 24% oxidant, solders at 1031 F, and liquidus at 1481 F.

- F. Valves:**
- Ball Valves (1-1/2" and smaller)
 - Ball valves shall be a 125 lb SWP bronze valve with screw-in bonnet, nonrising stem, and solid wedge disc with a stainless steel handle.
 - Ball valves shall be similar to those manufactured by Nibco or approved equal.
 - All Ball valves shall be installed per detail.
 - Resilient Wedge Gate Valve (2" and larger)
 - Resilient Wedge Gate Valves shall be epoxy coated cast iron and equipped with a 2" operating nut.
 - Resilient Wedge Gate Valves shall be No. 463 RT-RW as supplied by Watts or approved equal.
 - All Resilient Wedge Gate Valves shall be installed per detail.

- G. Quick Coupling Valves:**
- Quick coupling valves shall have a brass, two-piece body designed for working pressure of 150 P.S.I.
 - Quick coupling valve shall be operable with a quick coupler key. Key size and type shall be as shown on the Drawings.

- H. Backflow Prevention Units:**
- Backflow prevention unit shall be of size and type indicated on the Irrigation Drawings. Install backflow prevention units in accordance with the Drawings.
 - Use strainers at backflow prevention units shall have a bronze screened body with 60 mesh mesh screen and shall be similar to Bailey #102B or approved equal.

- All pressure main line piping between the point of connection and the backflow preventer shall be installed as required by local codes. The Contractor shall verify with the local governing body as to material type and installation procedures prior to start of construction. Submit shop drawing for approval.

- I. Check Valves:**
- Swing check valves 2" and smaller shall be 200 pound WOODS bronze construction with replaceable composition, neoprene or rubber disc and shall meet or exceed Federal Specification WVV-V-BID, Class A, Type IV.
 - Anti-drain valves shall be of heavy duty virgin PVC construction with P.I.P. thread inlet and outlet. Internal parts shall be stainless steel and neoprene. Anti-drain valve shall be field adjustable against draught from 5 to 40 feet of head. Anti-drain valve shall be similar to the Valcon "ADV" or approved equal.

- J. Control Wiring:**
- Except as noted otherwise, connections between the automatic controllers and the electric control valves shall be made with direct burial copper wire AWG-UF, 600 volt. Control wiring installed in control wire conduit within structure shall be made with AWG-TU solid copper wire. Pilot wires shall be a different color wire for each automatic controller. Common wires shall be white with a different color stripe for each automatic controller. Install in accordance with valve manufacturer's specifications and wire chart. In no case shall wire size be less than #4.

- Wiring shall occupy the same trench and shall be installed along the same route as pressure supply or lateral lines wherever possible.
- Where more than one (1) wire is placed in a trench, the wiring shall be taped together at intervals of fifteen (5) feet.

- An expansion curl shall be provided within three (3) feet of each wire connection. Expansion curl shall be of sufficient length at each wire connection so that each electric control valve, so that in case of repair, the valve bonnet may be brought to the surface without disconnecting the control wires. Control wires shall be laid loosely in trench without stress or stretching wire conductors.

- All splices shall be made with Scotch-Lok 5576 Connector Sealing Packs, Rainbird Snap-Tite wire connectors, or approved equal. Make only one splice with each connector sealing pack.

- Field splices between the automatic controller and electric control valves will not be allowed without prior approval of the City of Yucapita.

- K. Automatic Controller:**
- Automatic controller(s) shall be of size and type shown on the Drawings.
 - Final location of automatic controller(s) shall be approved by the City of Yucapita.
 - Unless otherwise noted on the Drawings, the 120 volt electrical power to each automatic controller location is to be furnished by others. The final electrical hook-up shall be the responsibility of the Contractor.

- L. Electric Control Valves:**
- All electric control valves shall be the same size and type shown on the Drawings.
 - All electric control valves shall have a manual flow adjustment.
 - Provide and install one control valve box for each electric control valve.

- M. Control Valve Boxes:**
- Use 10" x 10-3/4" round box for all gate valves. Caron Industries #89-12B with green bolt-down cover or approved equal. Extension sleeve shall be PVC with minimum size of six (6) inches.
 - Use 9-1/2" x 16" x 11" rectangular box for all electric control valves. Caron Industries #148-12B with green bolt-down cover or approved equal.
 - Use 6" diameter x 8-3/4" deep round plastic valve box for all quick coupling valves. Caron Industries # 608-12 with green fiber-lock cover or approved equal.
 - Use 9-1/2" x 16" x 11" rectangular box for all electric control valves installed within on-grade landscaped areas. Caron Industries #148-12B with green bolt-down cover or approved equal.

- Use 10" x 10-3/4" round box for all quick coupling valves installed within on-grade landscaped areas. Caron Industries No. 810-12B with green bolt-down cover or approved equal.

- N. Sprinkler Heads:**
- All sprinkler heads shall be of the same size, type, and deliver the same rate of precipitation with the diameter (or radius), of throw, pressure, and discharge as shown on the Drawings and/or specified in these special provisions.
 - Spray heads shall have a screw adjustment.
 - Riser nuts shall be fabricated in accordance with the details shown on the drawings.
 - Riser nipples for all sprinkler heads shall be the same size as the riser opening in the sprinkler body.
 - All sprinkler heads of the same type shall be the same manufacturer.

- O. Bleeding:**
- Bleeding under hardscape or paved areas for mainline, lateral lines or control wiring shall be Schedule 40 P.V.C. or approved equal.

- P. Vandal Resistant Controller Enclosure:**
- Controller enclosure shall be of size and type shown on the Irrigation Drawings and Irrigation Detail sheet.
 - A backboard shall be secured to the controller enclosure housing to provide a base for mounting the automatic sprinkler controller and terminal strip.
 - A 111 volt duplex box shall be provided with an On/Off switch and a 111 volt receptacle. Final conduit shall run from the volt supply to the controller housing. All power within the housing shall be properly phased.
 - A terminal strip shall be provided, clearly indicating the proper points of connection of all appropriate wiring (station valves, master valve, common control control).

- Q. Miscellaneous Irrigation Equipment:**
- Refer to the Irrigation Plans for sizes and types of miscellaneous irrigation equipment.
 - All miscellaneous irrigation equipment shall be as specified or approved equal.

- PART 3 - EXECUTION**
- ### 3.01 OBSERVATION OF SITE CONDITIONS

- All scaled dimensions are approximate. The Contractor shall check and verify all site dimensions and receive approval from the City of Yucapita prior to proceeding with work under this section.

- B. Exercise extreme care in excavating and working near existing utilities. The Contractor shall be responsible for damages to utilities which are caused by his operations or neglect. Check existing utilities drawings for existing utility locations.**

- C. Coordinate installation of sprinkler material including pipe, so there shall be no interference with utilities or other construction or difficulty in planting trees, shrubs, and ground covers.**

- D. The Contractor shall carefully check all grades to satisfy himself that he may safely proceed before starting work on the Irrigation system.**

- ### 3.02 PREPARATION
- A. Physical layout:**
- Prior to installation, the Contractor shall locate and stake out all pressure supply lines, routing and location of sprinkler heads.
 - All layout shall be approved by the City of Yucapita prior to installation.

- B. Water Supply:**
- The Irrigation system shall be connected to water supply point(s) of connection as indicated on the Drawings.
 - Connections shall be made at the approximate location(s) shown on the Drawings. The Contractor is responsible for minor changes caused by actual site conditions.

- C. Electrical Supply:**
- Electrical connections for any and all automatic controllers shall be made at the approximate location(s) of connection as indicated on the Drawings.
 - Connections shall be made at the approximate location(s) shown on the Drawings. The Contractor is responsible for minor changes caused by actual site conditions.

3.03 INSTALLATION

A. Trenching:

- Dig trenches straight and support pipe continuously on bottom of trench. Lay pipe on an even grade. Trenching excavation shall follow layout indicated on the Drawings, and as noted.
- Provide for a minimum of twenty-four (24) inches cover for all irrigation lines installed under paving or hardscaping.
- Provide for a minimum of twenty-four (24) inches cover for all pressure supply lines of three (3) inches or larger in diameter.
- Provide for a minimum of eighteen (18) inches cover for all pressure supply lines of two (2) and one half (1 1/2) inches or smaller.

- Provide for a minimum of twelve (12) inches for all non-pressure lines.
- Provide for a minimum cover of eighteen (18) inches for all control wiring.

- B. Backfilling:**
- The trenches shall not be backfilled until all required tests are performed. Trenches shall be carefully backfilled with the excavated materials approved for backfilling, consisting of earth, loam, sandy clay, sand, or other approved materials. Free from lumps of earth or stones. Backfill shall be mechanically compacted in landscaped areas to a dry density equal to adjacent undisturbed soil in planting areas. Backfill will conform to adjacent grades without dips, sunken areas, humps or other surface irregularities.
 - Any granular material backfill will be initially placed on all lines. No foreign matter larger than one-half (1/2) inch in size will be permitted in the initial backfill inch in size will be permitted in the initial backfill.
 - Flooding of trenches will be permitted only with approval of the City of Yucapita.
 - If settlement occurs and subsequent adjustments in pipe, valves, sprinkler heads, lawn planting, or other construction are necessary, the Contractor shall make all required adjustments without cost to the Owner.

- C. Trenching and Backfill Under Paving:**
- Trenches located under areas where paving, asphaltic concrete or concrete will be installed, shall be backfilled with sand (a layer four (4) inches below the paving devices). Trenches for piping shall be compacted to equal the compaction of the existing adjacent undisturbed soil and shall be left in a firm unyielding condition. All trenches shall be left flush with the adjoining grade. The Contractor shall set in place, cap and pressure test all piping under paving prior to the paving work.
 - Generally, piping under existing walks is done by jacking boring or hydraulic driving but where any cutting or breaking of sidewalks and/or concrete is necessary, it shall be done and replaced by the Contractor as a part of the Contract cost. Permission to cut or break sidewalks and/or concrete shall be obtained from the City of Yucapita.
 - Refer to City of Yucapita Standard details when within City of Yucapita streets susceptible to traffic loads.

- D. Assemblies:**
- Routing of sprinkler irrigation lines as indicated on the Drawings is diagrammatic. Install lines (and various assemblies) in such a manner as to conform with the details in the Drawings.
 - Install NO multiple assemblies in plastic lines. Provide each assembly with its own outlet.
 - Install all assemblies specified herein in accordance with respective detail. In absence of detail drawings or specifications pertaining to specific items required to complete work, perform such work in accordance with best standard practice with prior approval of City of Yucapita.

- E. Line Clearance:**
- All lines shall have a minimum clearance of six (6) inches from each other and twelve (12) inches from lines of other trades, with the exception of the control wire sleeve(s) which shall be installed adjacent to pressure supply line. Parallel lines shall not be installed directly over each other.

- F. Automatic Controller Assembly:**
- Install as per manufacturer's instructions. Remote control valves shall be connected to controller in numerical sequence as shown on the Drawings.

- G. High Voltage Wiring for Automatic Controller:**
- 120 volt power connection to the automatic controller shall be provided by the Contractor.
 - All electrical work shall conform to local codes, ordinances, and union authorities having jurisdiction.

- H. Remote Control Valves:**
- Install where shown on the Drawings, where grouped together, allow at least twelve (12) inches between adjacent valve boxes. Install each remote control valve in a separate valve box.

- I. Flushing of System:**
- After all new sprinkler pipe lines and risers are in place and connected, all necessary diversion work has been completed and prior to installation of sprinkler heads, the control valves shall be opened and full head of water used to flush out the system.
 - Sprinkler heads shall be installed only after flushing of the system has been accomplished to the complete satisfaction of the City of Yucapita.

- J. Sprinkler Heads:**
- Install the sprinkler heads as designated on the Drawings. Sprinkler heads to be installed in this work shall be equivalent to those specified on the Drawings.
 - Spacing of heads shall not exceed the maximum indicated on the Drawings. In no case shall the spacing exceed the maximum recommended by the manufacturer.

- ### 3.04 TEMPORARY REPAIRS
- The City of Yucapita reserves the right to make temporary repairs as necessary to keep the sprinkler system equipment in operating condition. The exercise of this right by the City of Yucapita shall not relieve the Contractor of his responsibilities under the terms of the guarantee as herein specified.

3.05 EXISTING TREES

- Where it is necessary to excavate adjacent to existing trees, the Contractor shall use all possible care to avoid injury to trees and tree roots. Excavation in areas where two (2) inch and larger roots occur shall be done by hand. All roots two (2) inches and larger in diameter, except in the path of pipe or conduit, shall be trimmed under and shall be heavily wrapped with burlap to prevent scarring or excessive drying. Where a ditching machine is run close to trees having roots smaller than two (2) inches in diameter, the soil of the trench adjacent to the tree shall be hand trimmed, making clean cuts through. Roots one (1) inch and larger in diameter shall be painted with two coats of Tree Seal, or equal. Trenches adjacent to trees should be closed within twenty-four (24) hours and where this is not possible, the side of the trench adjacent to the tree shall be kept shaded with burlap or canvas.

3.06 FIELD QUALITY CONTROL

- A. Adjustment of the System:**
- The Contractor shall flush and adjust all sprinkler heads for optimum performance and to prevent overspray onto walks, roadways, and buildings as much as possible.
 - If it is determined that adjustments in the Irrigation equipment will provide proper and more adequate coverage, the Contractor shall make such adjustments prior to planting. Adjustments may also include changes in nozzle size and degrees of arc as required.
 - Lowering raised sprinkler heads by the Contractor shall be accomplished within ten (10) days after notification by the Owner's representative.
 - All sprinkler heads shall be set perpendicular to finished grades unless otherwise designated on the Drawings.
 - Rain Bird DV valves will be set per manufacturer's specification so that each lateral operates at design pressure.

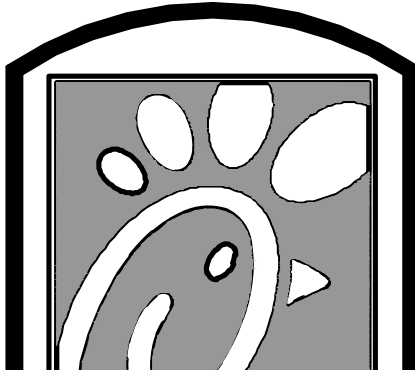
- B. Testing of Irrigation System:**
- The Contractor shall request the presence of the City of Yucapita in writing at least 48 hours in advance of testing.
 - Test all pressure lines under hydrostatic pressure of 150 pounds per square inch and prove watertight.
 - Note: Testing of pressure main lines shall occur prior to installation of the electric control valves.
 - All piping under paved areas shall be tested under hydrostatic pressure of 150 pounds per square inch and proven watertight prior to paving.
 - Sustain pressure in lines for not less than six (6) hours. If leaks develop, replace joints and repeat test until entire system is proven watertight.
 - All hydrostatic tests shall be made only in the presence of the General Contractor and the City of Yucapita. No pipe shall be backfilled until it has been observed, tested, and approved in writing.
 - Furnish necessary force pump and all other test equipment.
 - When the Irrigation system is completed, perform a coverage test in the presence of the Owner's Representative to determine if the water coverage for planting areas is complete and adequate. Furnish all materials and perform all work required to correct any inadequacies of coverage due to deviations from the Drawings, or where the system has been fully installed as indicated on the Drawings when it is obviously inadequate, without bringing this to the attention of the Owner's Representative. This test shall be accomplished before any ground cover is planted.

- 3.07 MAINTENANCE**
- The entire Irrigation system shall be under full automatic operation for a period of seven (7) days prior to any planting.
 - The Owner reserves the right to waive or shorten the operation period.

- 3.08 CLEAN-UP**
- Clean-up shall be made as each portion of work progresses. Refuse and excess dirt shall be removed from the site, all walks and paving shall be bloomed or washed down, and any damage sustained on the work of others shall be repaired to its original condition.

- 3.09 FINAL SITE OBSERVATION PRIOR TO ACCEPTANCE**
- The Contractor shall operate each system in its entirety for the City of Yucapita at time of final observation. Any items deemed not acceptable by the City of Yucapita shall be reworked to the complete satisfaction of the City of Yucapita.
 - The Contractor shall show evidence to the Owner that the City of Yucapita has received all accessories, charts, record drawings, and equipment as required before final site observation can occur.

- 3.10 SITE OBSERVATION SCHEDULE**
- The Contractor shall be responsible for notifying the City of Yucapita in advance for the following observation meetings, (verify with City of Yucapita) according to the time indicated:
 - Pre-Job Conference - 7 days
 - Pressure supply line installation - 24 hours
 - Lateral line and sprinkler installation - 24 hours
 - Automatic controller installation - 24 hours
 - Control wire installation - 24 hours
 - Pressure supply line and lateral line testing - 48 hours
 - Coverage test - 48 hours
 - Final observation - 7 days
 - When observations have been conducted other than the Owner's Representative show evidence in writing of when and by whom these observations were made.
 - No site observations will commence without "As-Built" record drawings. The contractor shall not call for a site visit without "As-Built" record drawings, without completing previously noted corrections, or without preparing the system for said visit.



Chick-Fil-A

5200 Buffington Rd.
Atlanta Georgia,
30349-2998

Revisions:
Mark Date By

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Mark Date By










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Final Audit Report

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