

SOLID WASTE NOTES:

THE DEVELOPMENT HAS NO GATES

THE SLOPE LEADING TO THE TRASH ENCLOSURE/DUMPSTER SHALL BE NO GREATER THAN 1/8" PER FOOT ON THE APPROACH.

THERE IS FOOD SERVICE FOR THIS PROJECT. ALL REFUSE ENCLOSURES SHALL HAVE GREASE DRAINS AND GREASE INTERCEPTORS

RECYCLING CONTAINERS LOCATED ADJACENT TO THE REFUSE ENCLOSURE, SEE KEYED NOTE.

THE REFUSE DRIVER SHALL HAVE ACCESS TO TRASH ENCLOSURE/DUMPSTER BY 5:00AM.

THERE ARE NO OVERHANGING WIRES LEADING TO AND EXITING FROM THE TRASH ENCLOSURE.

THIS PROJECT WILL NOT ALTER EXISTING TRASH SERVICE FOR THE SURROUNDING BUSINESSES DURING CONSTRUCTION.

OWNER SHALL PURCHASE 8 CY REFUSE CONTAINER.

UPC: 101006305745520820
 LEGAL: LOT 001 BLOCK 8 VOLCANO CLIFFS SUBDIVISION
 ZONING: MX-L
 ZONE ATLAS PAGE: D-10

GROSS LOT AREA = 6.5656 AC = 285,999.06 SF
 BUILDING FOOTPRINT = 31,561 SF
 NET LOT AREA = 30 SF
 REQUIRED LANDSCAPE AREA @ 15% = 29,023 SF ; 74,520 SF PROVIDED

PARKING:

OFFICE

BUILDING 1: 10,000 SF X 3.5 SPACES = 35 SPACES
 BUILDING 2: 11,680 X 3.5 SPACE = 41 SPACES

TOTAL SPACES REQUIRED = 76 SPACES
 TOTAL SPACES PROVIDED = 107 SPACES

HC REQUIRED: 4 STANDARD, 3 VAN
 MOTORCYCLE PARKING 151-300 SPACES: 5 SPACES REQUIRED / 6 PROVIDED
 BIKE PARKING 10% OF 246: 25 REQUIRED, 32 SPACES PROVIDED

NOTE:
 ALL IMPROVEMENTS LOCATED IN THE RIGHT OF WAY MUST BE INCLUDED IN ON A PUBLIC WORK ORDER.

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

ALL PAVING SHALL BE ASPHALT UNLESS NOTED OTHERWISE, REF. DETAIL THIS SHEET.

ALL MECHANICAL EQUIPMENT SHALL BE SCREENED IN ACCORDANCE WITH IDO SECTION 5-5 (G).

ALL OUTDOOR LIGHT FIXTURES SHALL BE LED. FIXTURES 70 WATTS OR GREATER SHALL BE SHIELDED USING FULL CUTOFF LIGHT FIXTURES.

BUILDING MOUNTED SIGNS SHALL BE EXTERNALLY ILLUMINATED AND SHALL NOT EXTEND MORE THAN 2 FEET ABOVE THE EXTERIOR WALLS OF THE BUILDING.

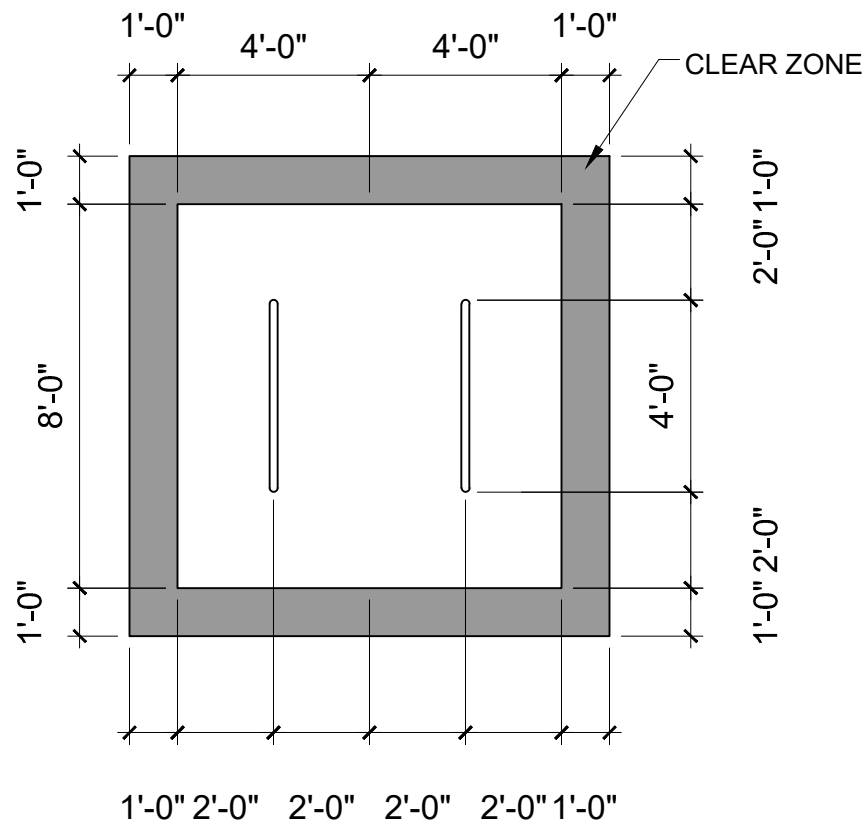
WORK WITHIN THE PUBLIC RIGHT OF WAY REQUIRES A WORK ORDER.

MC* SHALL BE PAINTED ON THE PAVEMENT OF EACH MOTORCYCLE PARKING SPACE

DRIVE THROUGH USES SHALL BE LIMITED TO THOSE PERMISSIBLE IN THE IDO

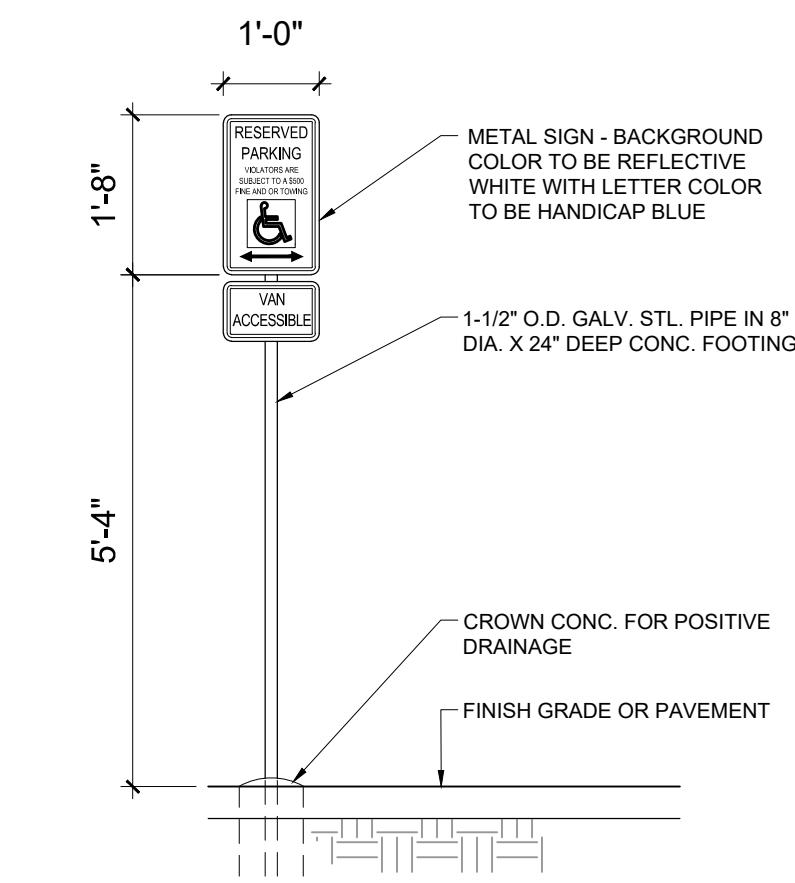
- LEGEND**
- BUILDING
 - CONCRETE
 - ASPHALT PAVING
 - LANDSCAPE
 - CLEAR SIGHT TRIANGLE

- KEYED NOTES**
1. 8 SPACE BIKE RACK, REF DETAIL THIS SHEET
 2. MOTORCYCLE PARKING SIGN REF DETAIL THIS SHEET
 3. H.C. PARKING SIGN, REF DETAIL ON THIS SHEET
 4. NEW FIRE HYDRANT
 5. IRRIGATION BOX
 6. NEW 6" SIDEWALK, 2% MAX CROSS SLOPE, 1.5% PREFERRED CROSS SLOPE, REFERENCE CITY OF ALBUQUERQUE STANDARD DETAIL 2430
 7. GREASE CONTAINER ENCLOSURE SIM TO DETAIL THIS SHEET
 8. PARALLEL CURB RAMP, REF DETAIL A, COA STANDARD DETAIL 2443
 9. PERPENDICULAR CURB RAMP, REF DETAIL. COA STANDARD DETAIL 2447
 10. PROPERTY LINE
 11. EXISTING POWER POLE
 12. MONUMENT SIGN
 13. CLEAR SIGHT TRIANGLE. LANDSCAPING, FENCING AND SIGNING WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FT TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE
 14. CORNER ACCESS RAMP, REF COA STANDARD DETAIL 2441
 15. 6" WROUGHT IRON FENCE
 16. REFUSE CONTAINER, REF DETAIL THIS SHEET
 17. RECYCLING CONTAINER, REF DETAIL THIS SHEET
 18. FIRE DEPARTMENT CONNECTION
 19. PARALLEL RAMP AT DRIVE REF. COA STANDARD DETAIL 2426
 20. CURB AND GUTTER REF. COA STANDARD DETAIL 2415B
 21. EXISTING POWER POLE
 22. GREASE WASTE ENCLOSURE
 23. 10" PUBLIC UTILITY EASEMENT
 24. DO NOT ENTER SIGN, REF DETAIL THIS SHEET
 25. "ONE WAY" SIGN, REF DETAIL THIS SHEET
 26. PREVIEW BOARD
 27. MENU BOARD
 28. ORDER WINDOW



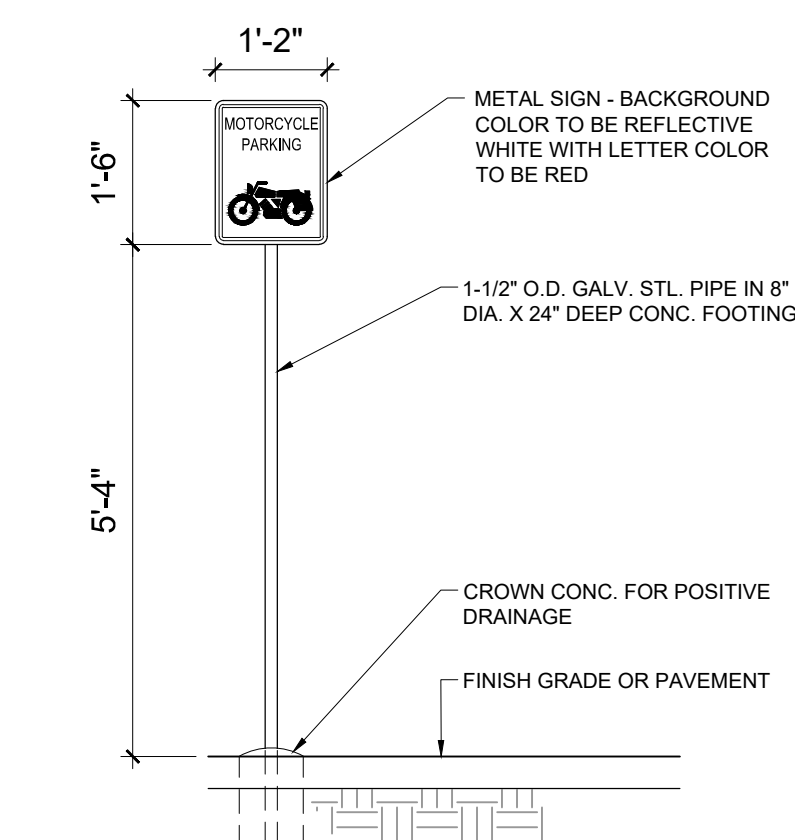
BIKE PARKING

SCALE: 1/4" = 1'-0"



HC SIGN

SCALE: NTS

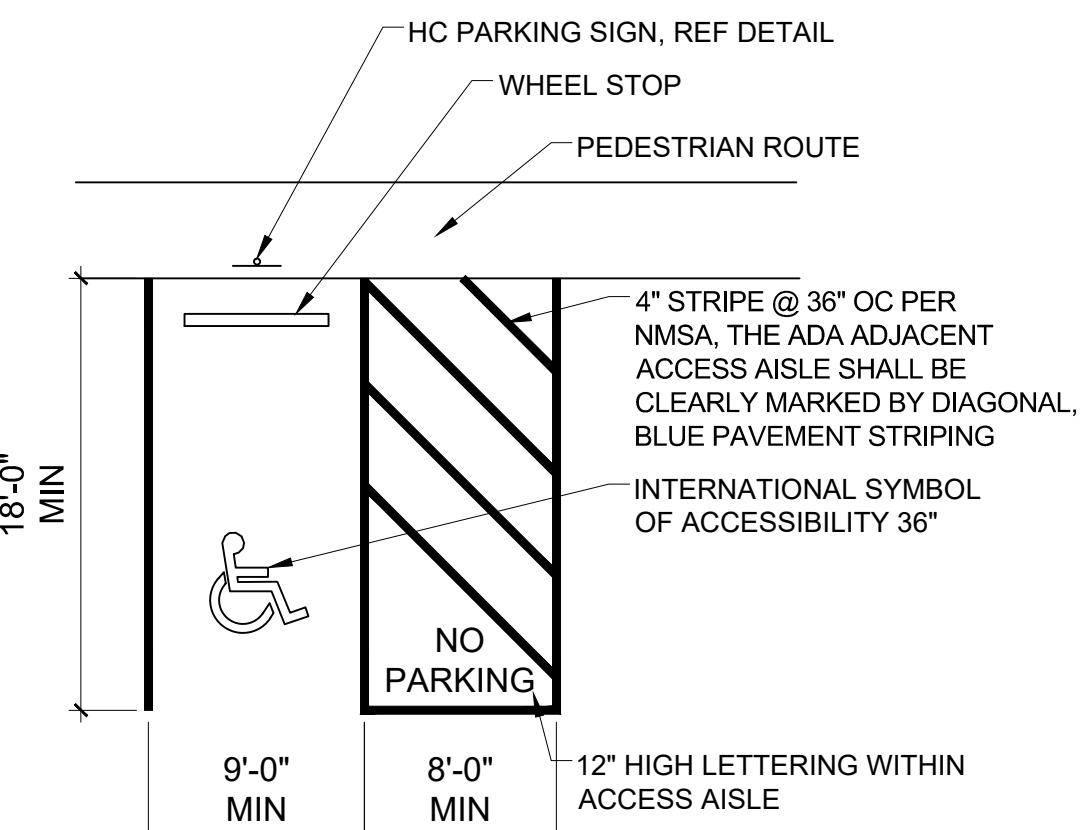


MOTORCYCLE SIGN

SCALE: 1/2" = 1'-0"

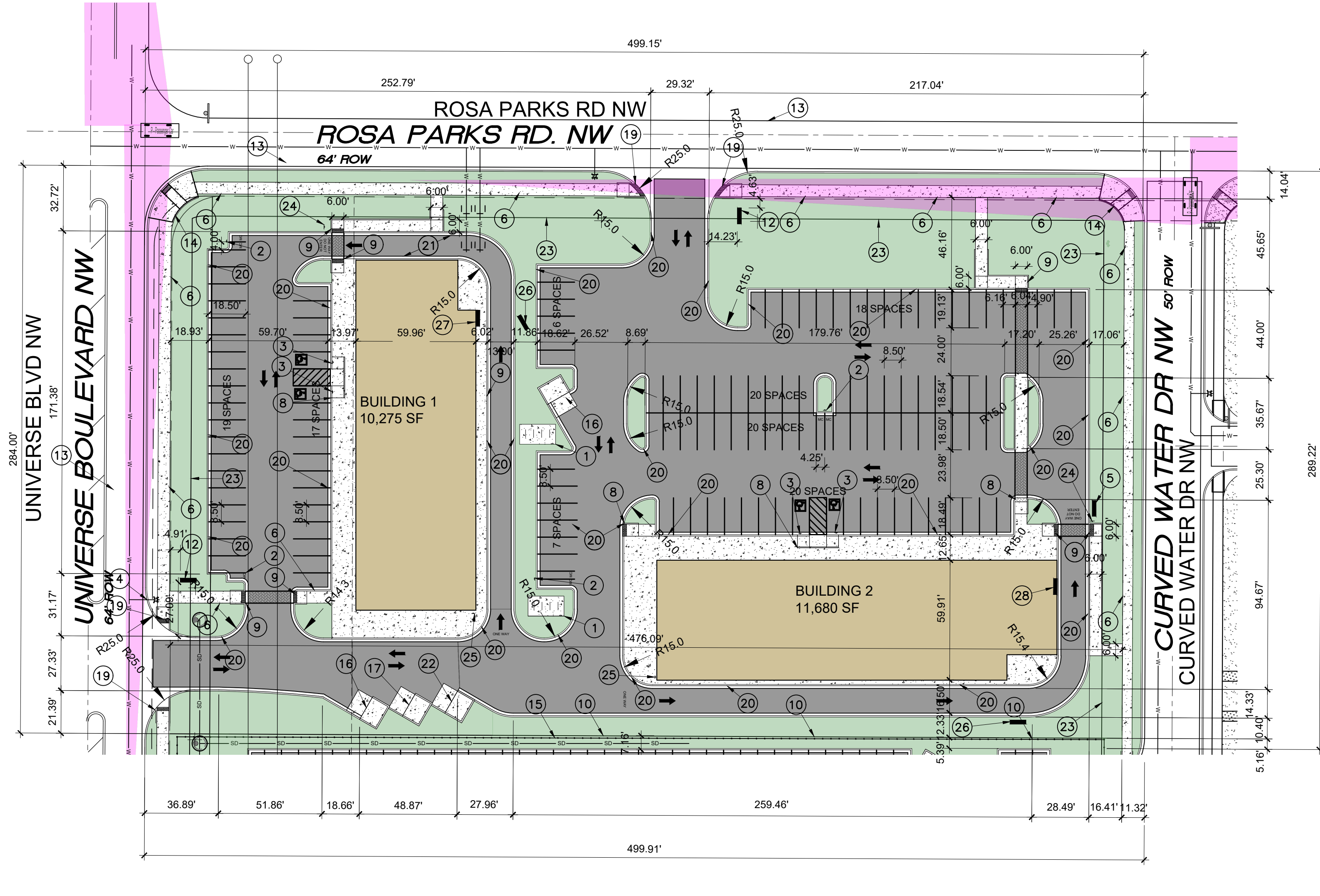
REFUSE ENCLOSURE

SCALE: 1/8" = 1'-0"



ADA PARKING

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

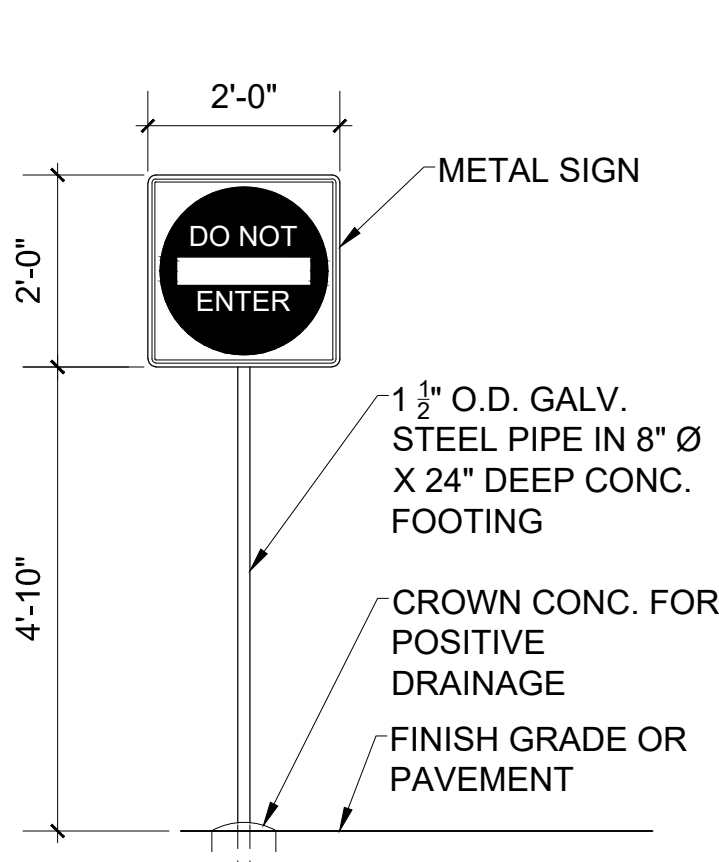


SITE PLAN

SCALE: 1" = 40'-0"

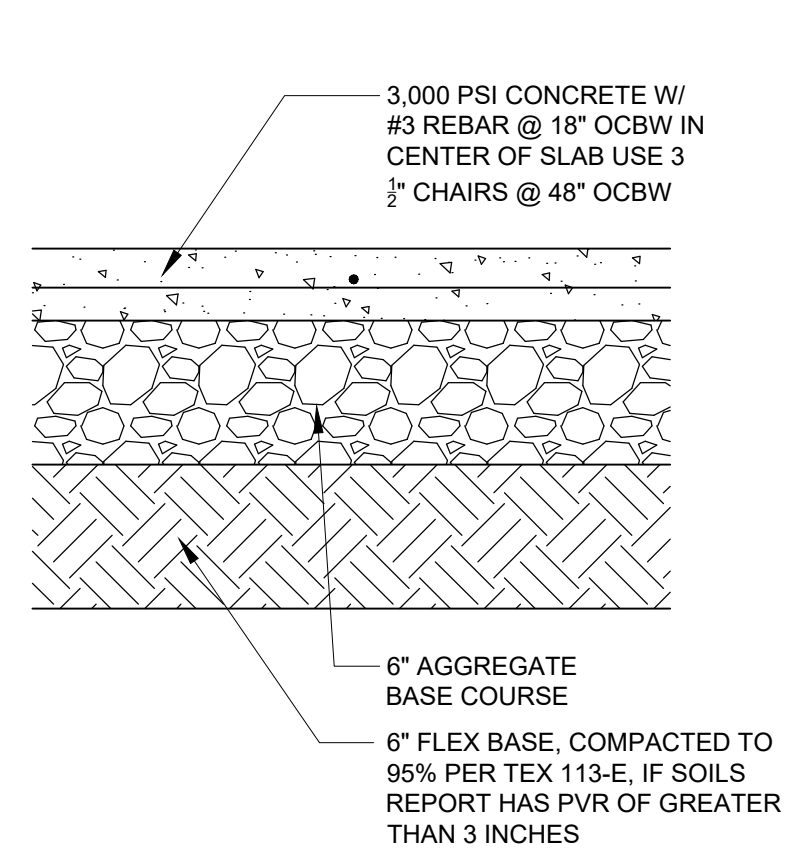
DO NOT ENTER SIGN

SCALE: 1/2" = 1'-0"

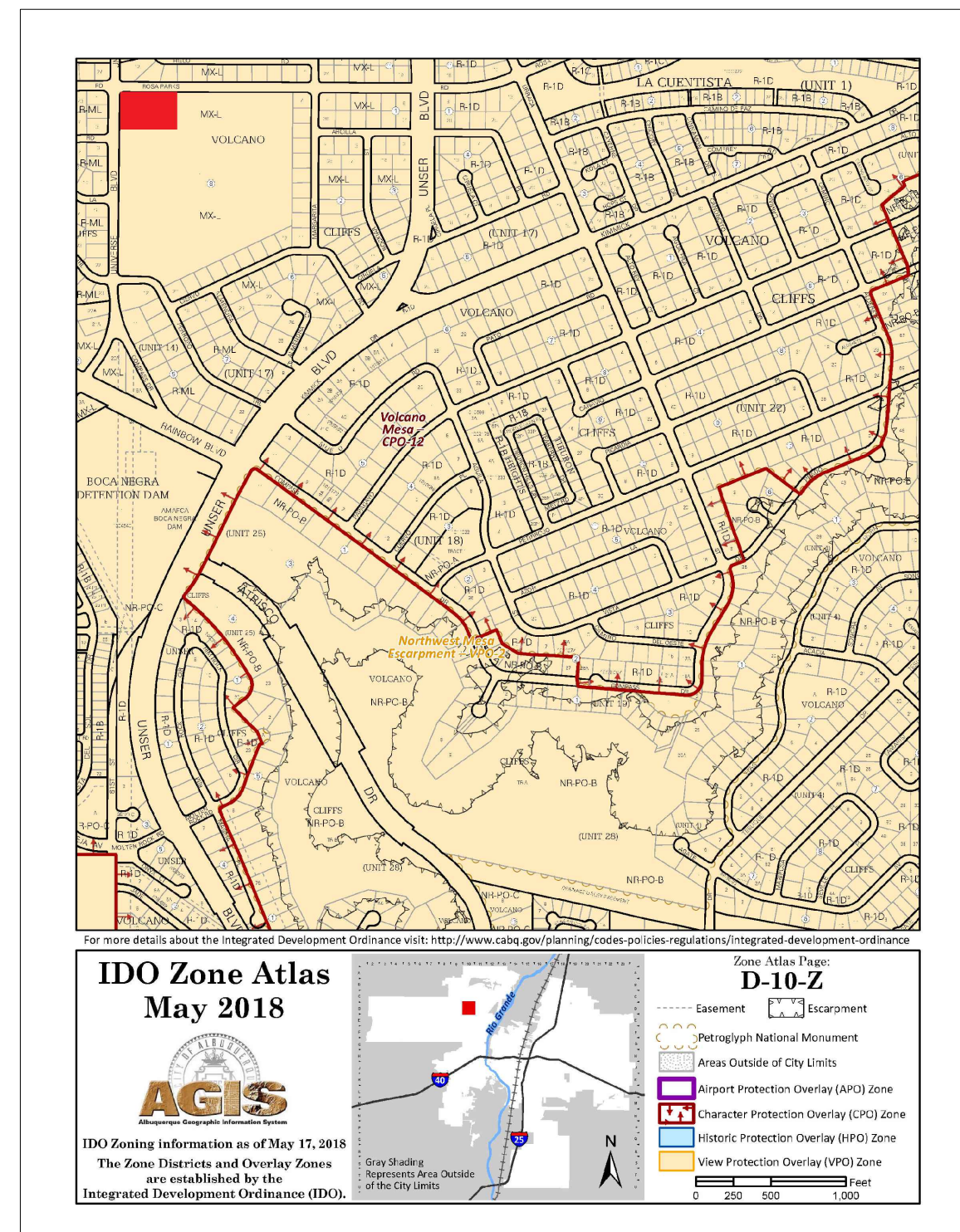


PAVING SECTION

SCALE: NTS



ALL IMPROVEMENTS LOCATED IN THE RIGHT OF WALL MUST BE INCLUDED ON A PUBLIC WORK ORDER



AREA MAP

SCALE: NTS

PROJECT NUMBER: PR-2020-004596
Application Number: SI-2024-00390
 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.

DFT SITE DEVELOPMENT PLAN APPROVAL:

Traffic Engineering, Transportation Division	Date
ABCWUA	Date
Parks and Recreation Department	Date
Hydrology	Date
Code Enforcement	Date
Environmental Health Department (conditional)	Date
Date Solid Waste Management	Date
Planning Department	Date

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 UNIVERSE BLVD NW
 ALBUQUERQUE, NM 87114

DRAWING TITLE
SITE PLAN

DESIGNED	PROJECT NO
DRAWN	SCALE
CHECKED	DRAWING NO
REVIEWED	A-100
DATE	5/22/2024