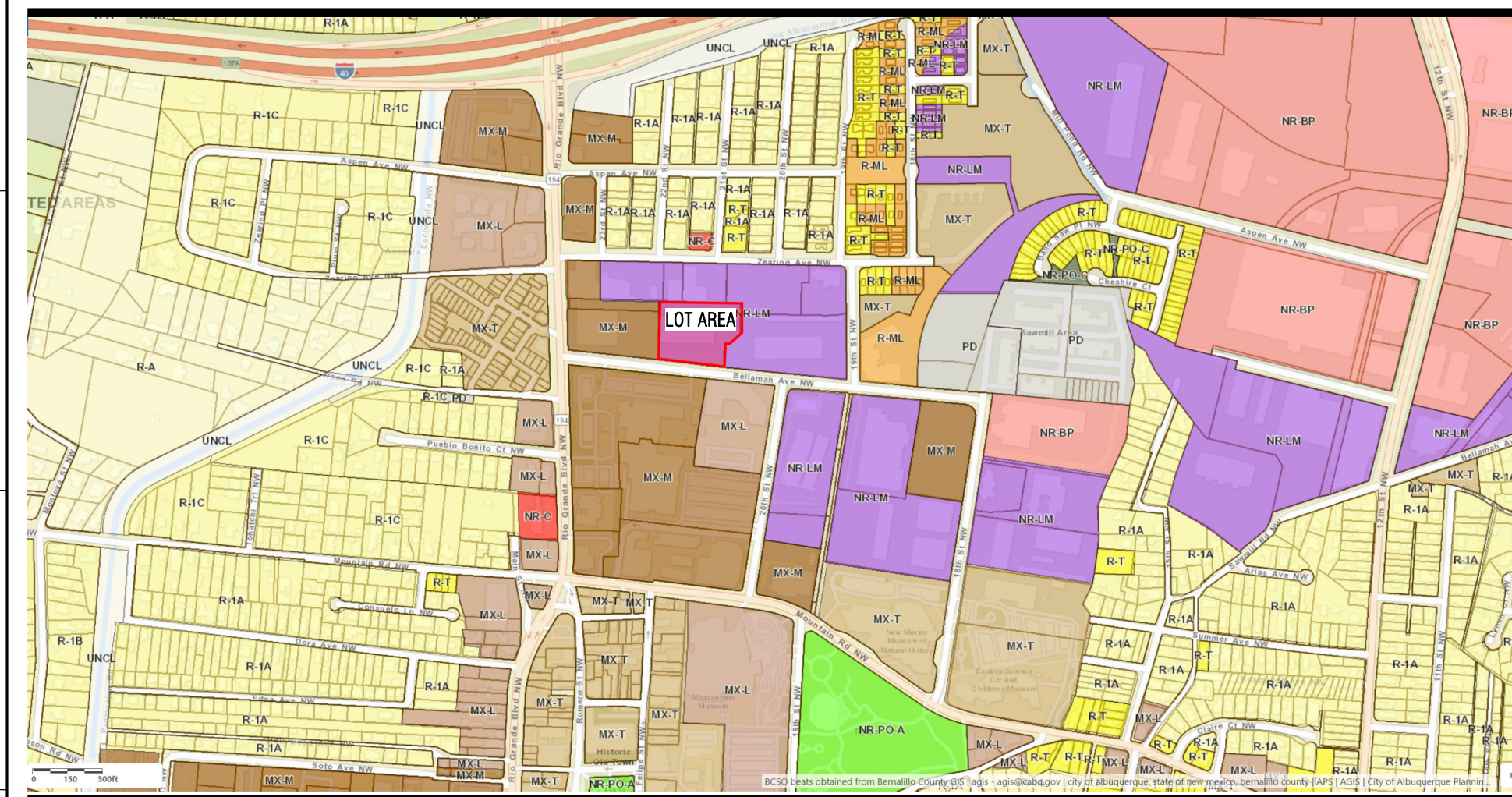
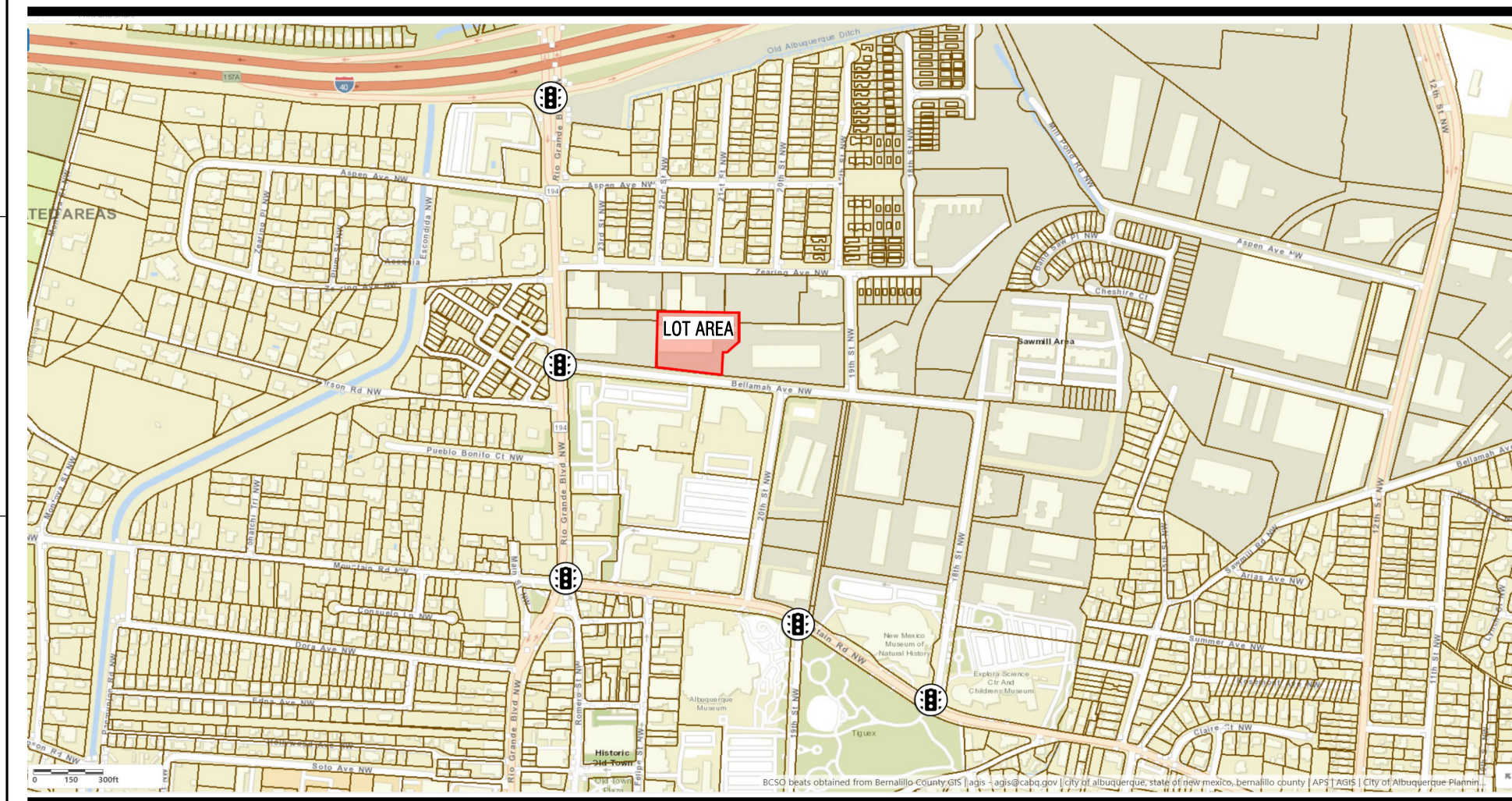


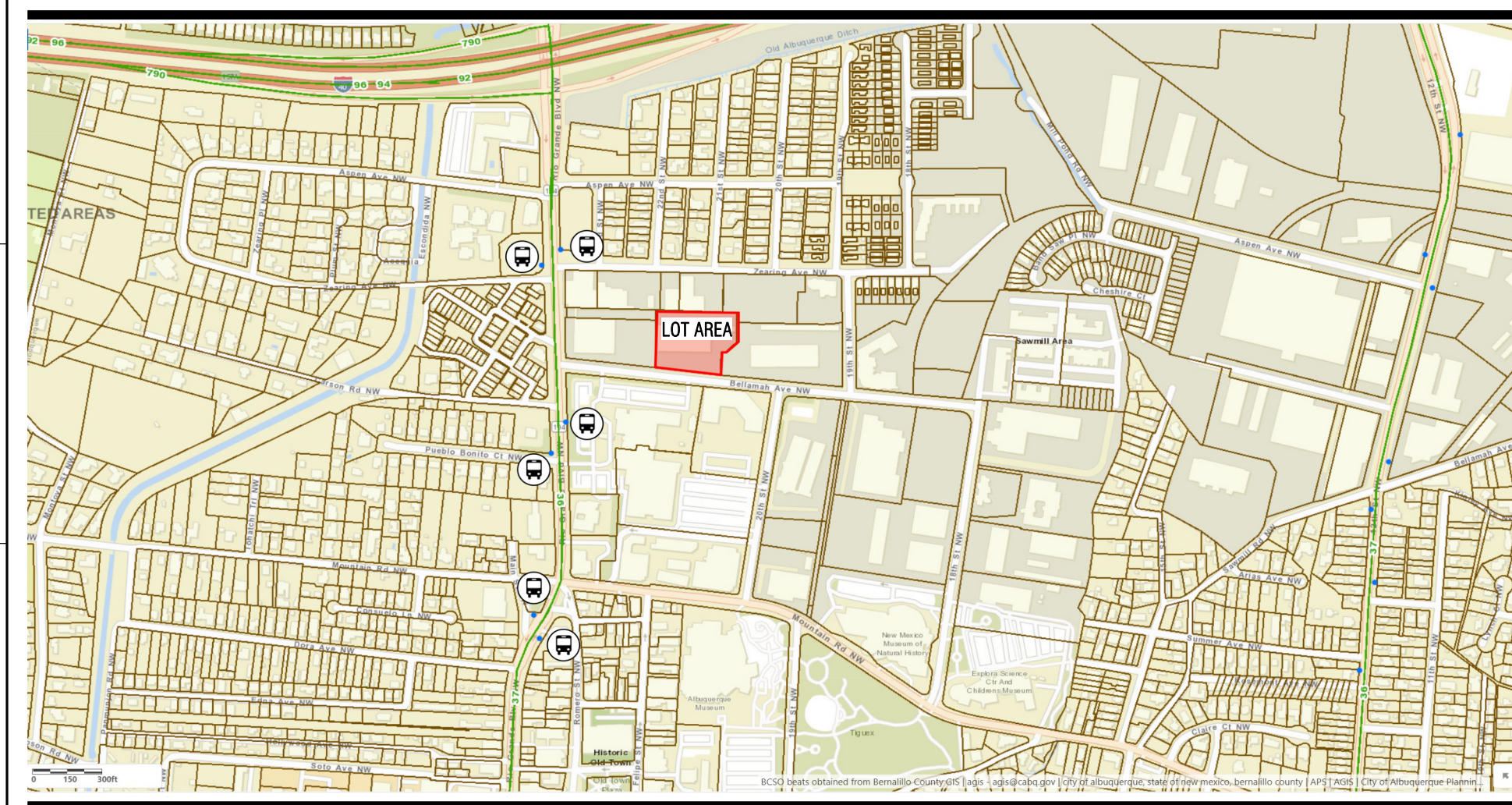
EXISTING ZONE / LAND USE



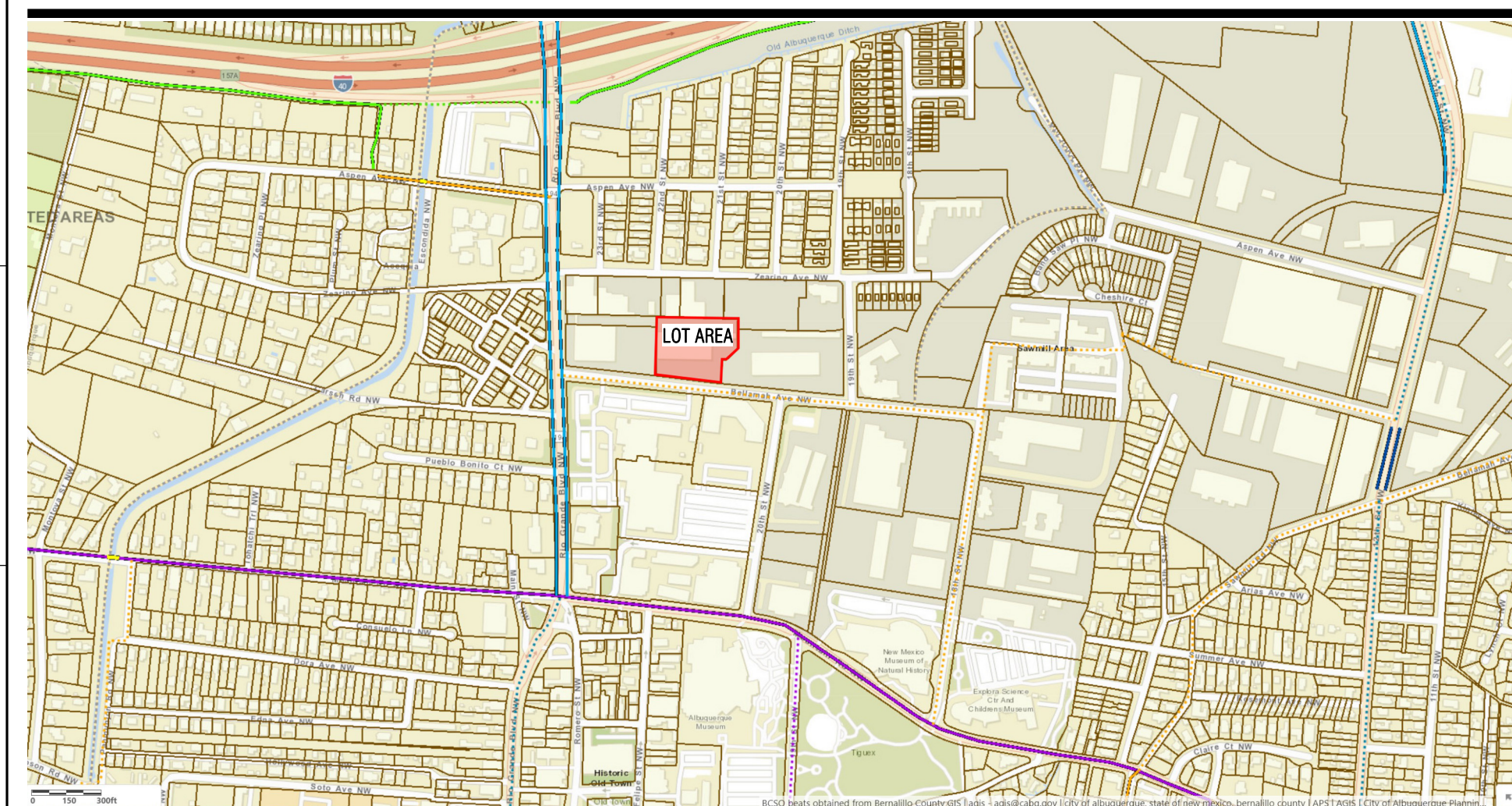
TRAFFIC LIGHT



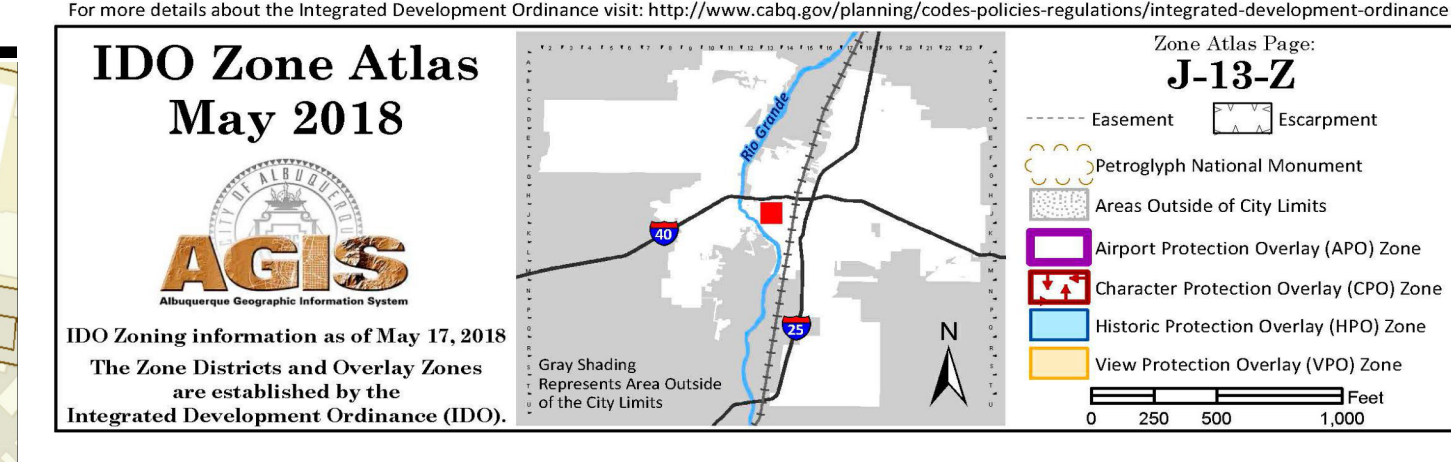
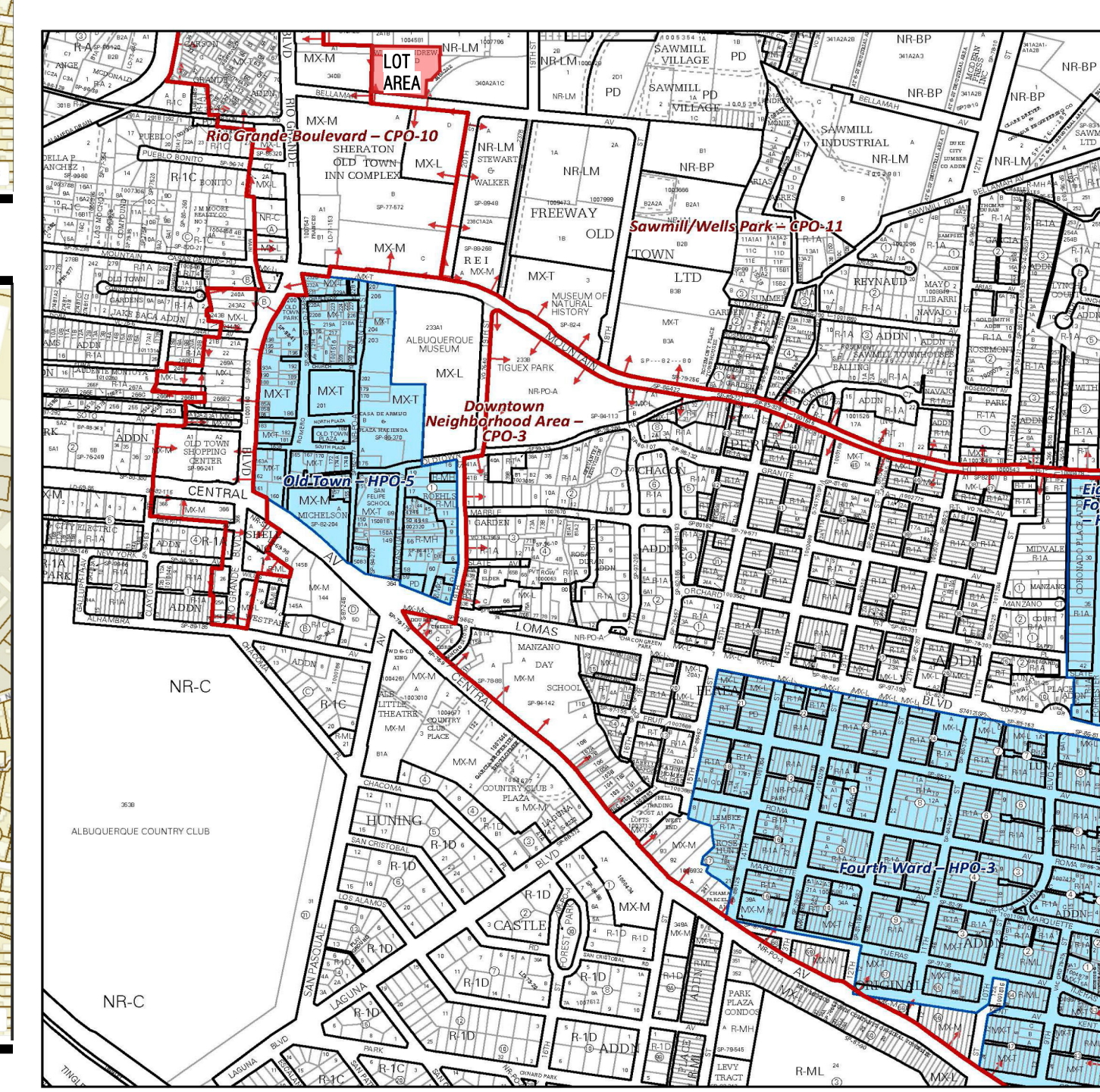
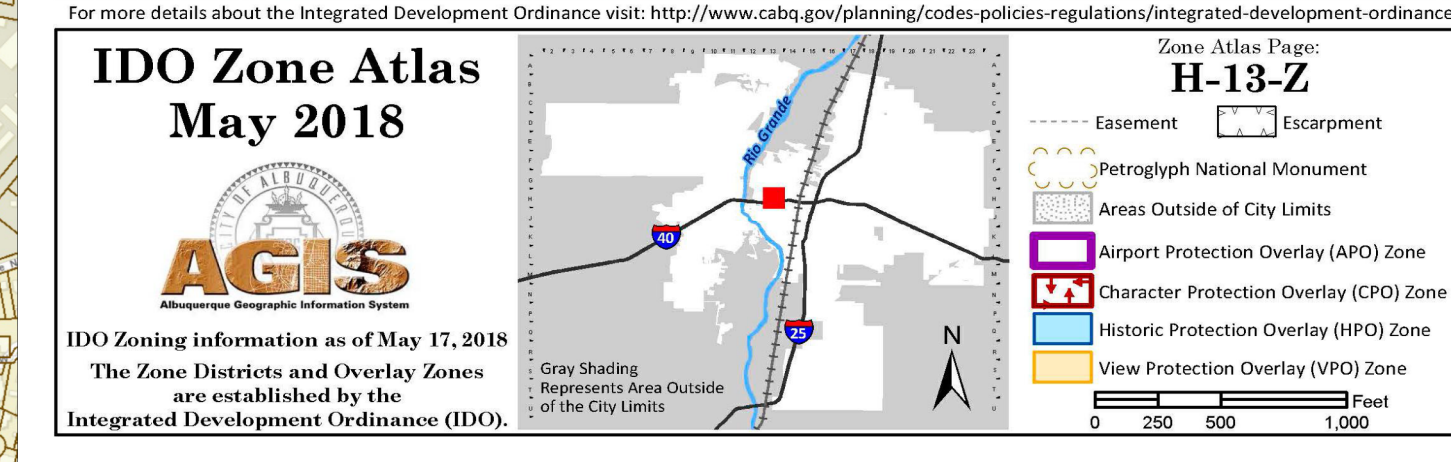
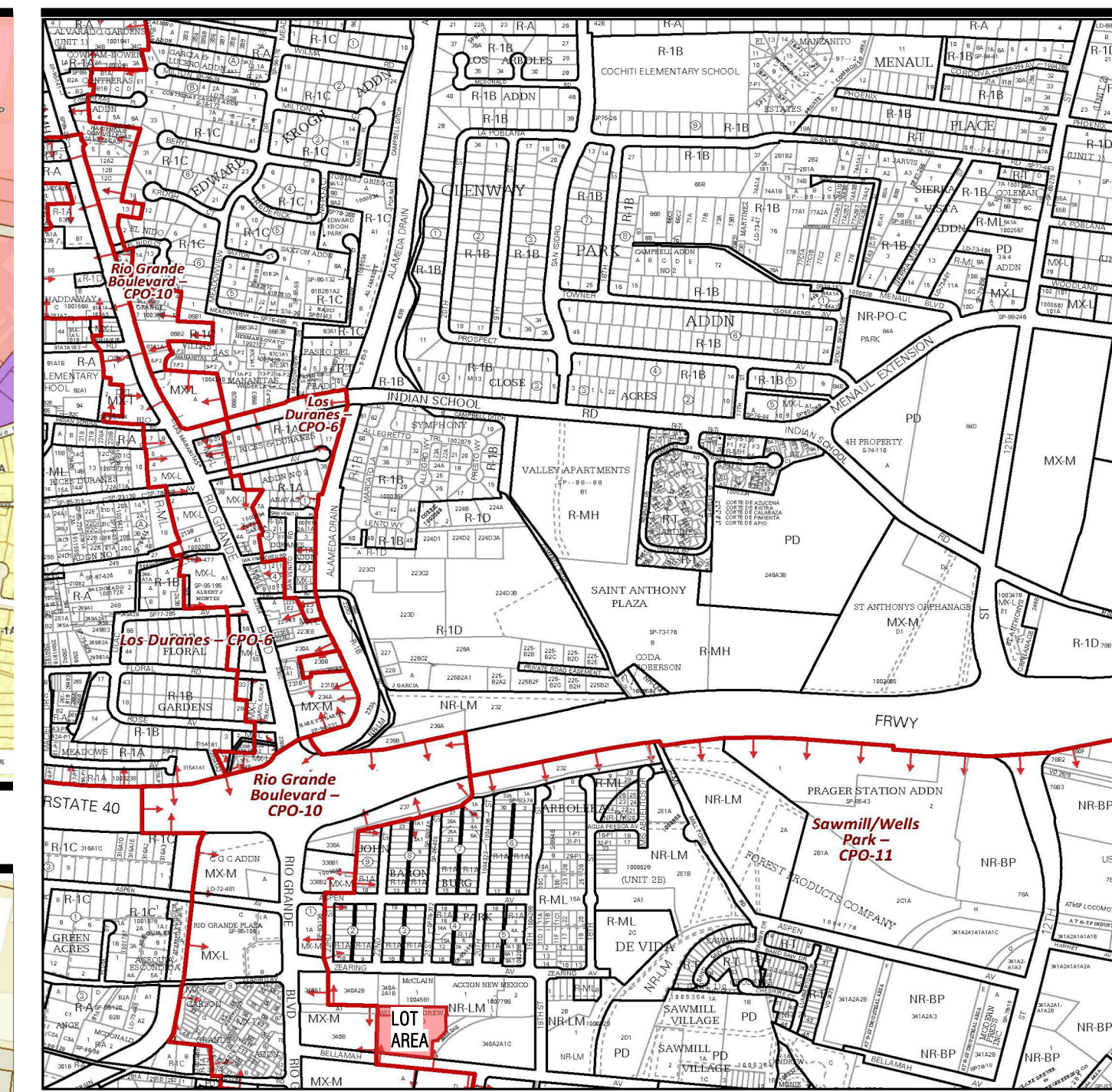
BUS MAP



BIKEWAY / TRANSIT



VICINITY MAP



SAWMILL (LOT H)
 1921 Bellamah Ave NW, Albuquerque, NM 87104

ZONING CODE INFORMATION

PROJECT INFO	
PROJECT ADDRESS	1921 BELLAMAH AVE NW, ALBUQUERQUE, NM 87104
LEGAL DESCRIPTION	TR A-3 PLAT OF TRACTS A-1, A-2 AND A-3 LANDS OF WILLIAM ANDREW WICCORD CONT 2.0290 AC
UPIC	10130581795232287
ZONE ATLAS PAGE	H-13, J-13
CURRENT IDO ZONING	NR-LM (LIGHT MANUFACTURING)
NEW IDO ZONING	MX-H (MIXED USE HIGH INTENSITY)
LOT AREA	2.029 ACRES / 88,383 S.F.
OWNERSHIP TYPE	PRIVATE
PROPOSED BUILDING AREA	134,709 GSF (8C), 130,709 GSF (10D)

SETBACKS	
FRONT	5' MINIMUM
SIDE	0' MINIMUM (INTERIOR)
REAR	15' MINIMUM

*IDO TABLE 2-4-7

ALLOWABLE HEIGHT		
BUILDING HEIGHT	MAXIMUM HEIGHT	PROPOSED HEIGHT
0-100' FROM ALL LOT LINES	66'-0"	66'-6"
	UNLIMITED	66'-6"

*IDO TABLE 2-4-7

ISSUE FOR:
DEVELOPMENT REVIEW BOARD SUBMITTAL

PROJECT TEAM

OWNER:
 SAWMILL BELLAMAH PROPERTIES, LLC
 201 THIRD STREET NW, SUITE 1150
 ALBUQUERQUE, NM 87102

ARCHITECT:
 OU DESIGN + ARCHITECTURE, INC.
 4200 SEPULVEDA BOULEVARD, SUITE 104
 CULVER CITY, CA 90230
 10.730.6698

STRUCTURAL ENGINEER:
 KURT FISCHER STRUCTURAL ENGINEERING
 17547 VENTURA BLVD., SUITE 302
 ENCHINO, CA 91316
 818.874.1445

MEP ENGINEER:
 TERRA WEST
 2901 CLINT MOORE ROAD #114
 BOCA RATON, FL 33496
 888.901.8008

CIVIL ENGINEER:
 TERRA WEST
 5771 MIDWAY PARK PL NE
 ALBUQUERQUE, NM 87109
 505.858.3100

LANDSCAPE ARCHITECT:
 URMW
 1102 MOUNTAIN ROAD NW, STE 201
 ALBUQUERQUE, NM 87102
 505.268.2266

PROJECT SUMMARY

THE PROPOSED PROJECT INVOLVES THE REMOVAL OF THE EXISTING BUILDING AND RELATED STRUCTURES ON SITE FOR THE CONSTRUCTION OF A NEW 5-STORY HOSPITALITY PROJECT AT 1921 BELLAMAH AVE NW ALBUQUERQUE. THE NEW BUILDING INCLUDES 115 GUEST ROOMS, LEASABLE COMMERCIAL RETAIL SPACE, FUTURE GROUND FLOOR RESTAURANT WITH OPEN KITCHEN LAYOUT, MEETING ROOM, AND A ROOFTOP BAR/LOUNGE WITH OUTDOOR TERRACE.

SAWMILL (LOT H)

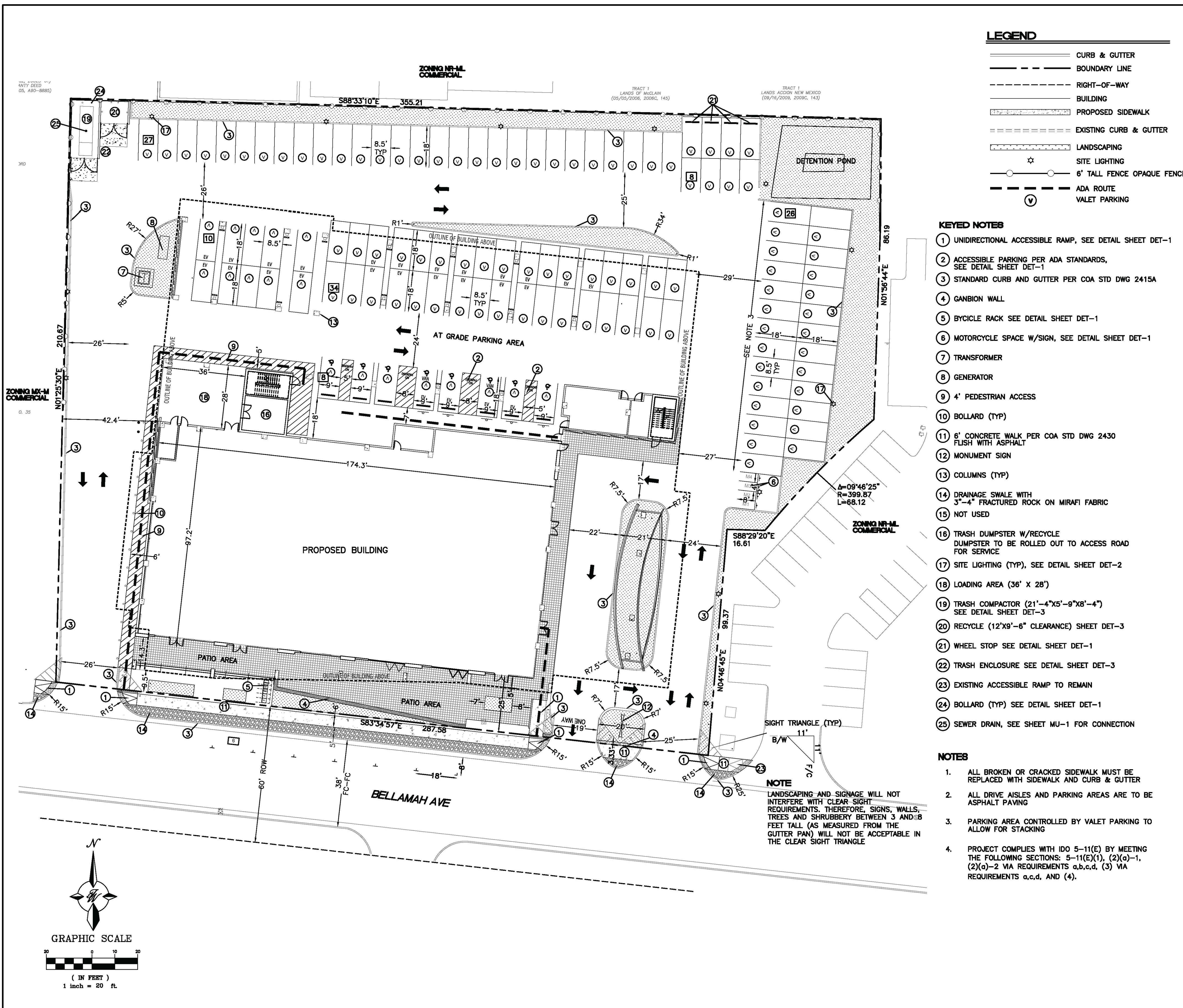
1921 Bellamah Ave NW, Albuquerque, NM
 87104
 OU PROJECT NO: 21.002.000

#	REVISION DESCRIPTION	DATE



License Name: Christian Robert
 Profession Name: OFFICE UNTITLED, INC.
 License Number: LOT H DRB

SCALE:



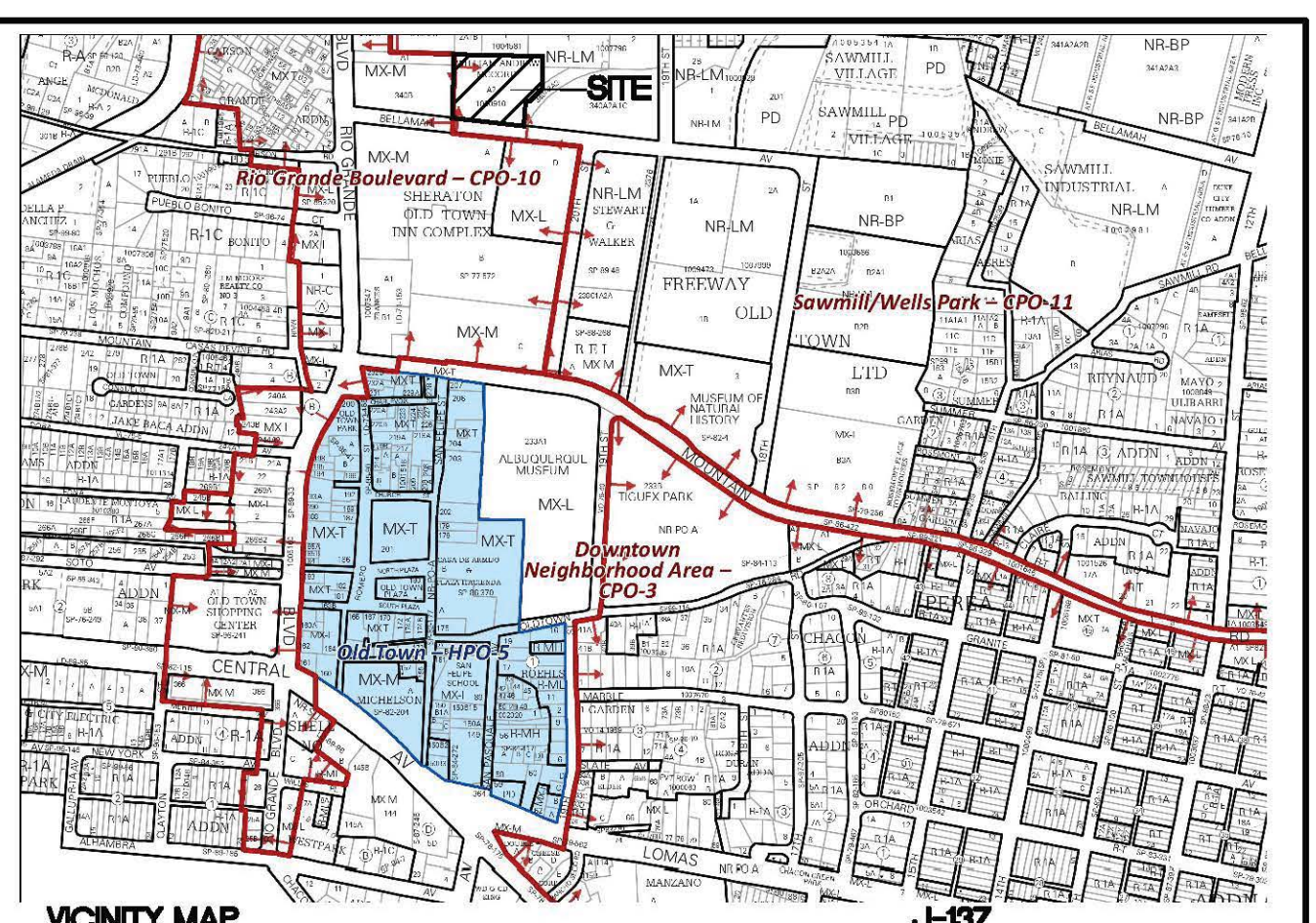
LEGEND

- CURB & GUTTER
- BOUNDARY LINE
- - - RIGHT-OF-WAY
- ▭ BUILDING
- ▨ PROPOSED SIDEWALK
- - - EXISTING CURB & GUTTER
- ▨ LANDSCAPING
- ☆ SITE LIGHTING
- 6' TALL FENCE OPAQUE FENCE
- ADA ROUTE
- VALET PARKING

- KEYED NOTES**
- 1 UNIDIRECTIONAL ACCESSIBLE RAMP, SEE DETAIL SHEET DET-1
 - 2 ACCESSIBLE PARKING PER ADA STANDARDS, SEE DETAIL SHEET DET-1
 - 3 STANDARD CURB AND GUTTER PER COA STD DWG 2415A
 - 4 GANBION WALL
 - 5 BYCICLE RACK SEE DETAIL SHEET DET-1
 - 6 MOTORCYCLE SPACE W/SIGN, SEE DETAIL SHEET DET-1
 - 7 TRANSFORMER
 - 8 GENERATOR
 - 9 4' PEDESTRIAN ACCESS
 - 10 BOLLARD (TYP)
 - 11 6' CONCRETE WALK PER COA STD DWG 2430 FLUSH WITH ASPHALT
 - 12 MONUMENT SIGN
 - 13 COLUMNS (TYP)
 - 14 DRAINAGE SWALE WITH 3'-4" FRACTURED ROCK ON MIRAFIB FABRIC
 - 15 NOT USED
 - 16 TRASH DUMPSTER W/RECYCLE DUMPSTER TO BE ROLLED OUT TO ACCESS ROAD FOR SERVICE
 - 17 SITE LIGHTING (TYP), SEE DETAIL SHEET DET-2
 - 18 LOADING AREA (36' X 28')
 - 19 TRASH COMPACTOR (21'-4"x5'-9"x8'-4") SEE DETAIL SHEET DET-3
 - 20 RECYCLE (12'X9'-6" CLEARANCE) SHEET DET-3
 - 21 WHEEL STOP SEE DETAIL SHEET DET-1
 - 22 TRASH ENCLOSURE SEE DETAIL SHEET DET-3
 - 23 EXISTING ACCESSIBLE RAMP TO REMAIN
 - 24 BOLLARD (TYP) SEE DETAIL SHEET DET-1
 - 25 SEWER DRAIN, SEE SHEET MU-1 FOR CONNECTION

- NOTES**
1. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER
 2. ALL DRIVE AISLES AND PARKING AREAS ARE TO BE ASPHALT PAVING
 3. PARKING AREA CONTROLLED BY VALET PARKING TO ALLOW FOR STACKING
 4. PROJECT COMPLIES WITH IDO 5-11(E) BY MEETING THE FOLLOWING SECTIONS: 5-11(E)(1), (2)(a)-1, (2)(a)-2 VIA REQUIREMENTS a,b,c,d, (3) VIA REQUIREMENTS a,c,d, AND (4).

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



LEGAL DESCRIPTION

TRACTS A-2 PLAT OF TRACTS

SITE DATA

PROPOSED USAGE	COMMERCIAL/HOTEL
LOT AREA	88383 SF (2.03 ACRES)
ZONING	MX-H
BUILDING AREA	134709 SF
BUILDING SETBACK	
FRONT	5'
REAR	15'
SIDE	0'
PARKING REQUIRED	
GUEST	115 SPACES (1 SPACE PER GUEST ROOM)
COMMERCIAL (6772 SF)	21 SPACES (8 SPACES/1000 SF)
20% PARKING SPACE REDUCTION PER IDO 5-5(C)(5)(A)	27 SPACES
TOTAL PARKING REQUIRED	109 SPACES
ELECTRIC VEHICLE CHARGING STATION PROVIDED: 26	52 PARKING SPACES
OTHER PARKING PROVIDED	94 SPACES
TOTAL PROVIDED	146 SPACES
ACCESSIBLE SPACES REQUIRED	5 SPACES (1 VAN)
ACCESSIBLE SPACES PROVIDED	8 SPACES (2 VAN)
NOTE - ALL OFF-STREET PARKING TO BE VALET PARKING	
MOTORCYCLE SPACES REQUIRED	4 SPACES
MOTORCYCLE SPACES PROVIDED	4 SPACES
BICYCLE SPACES REQUIRED	5
BICYCLE SPACES PROVIDED	5
LANDSCAPE REQUIRED	6262 SF (15% NET AREA, 41772 SF)
LANDSCAPE PROVIDED	7328 SF

PROJECT NUMBER: PR-2022-07155

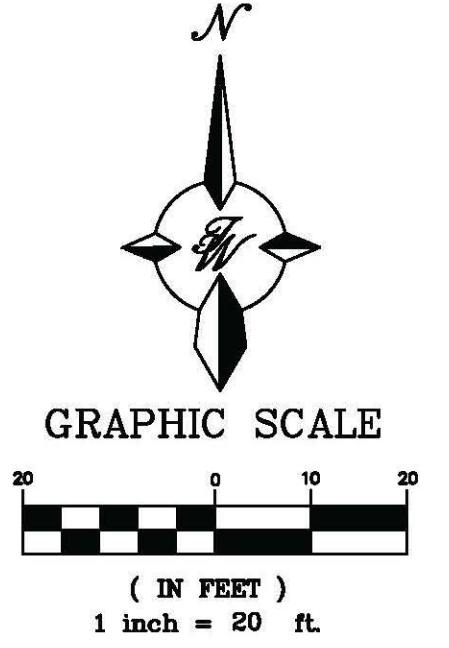
APPLICATION NUMBER: SI-2022-02196

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.

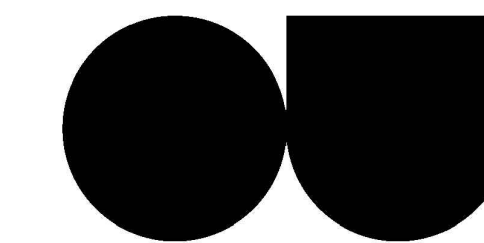
Is an Infrastructure List required? () Yes (X) No If Yes, then a set of approved DRC plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

<i>Ernest Amayo</i>	Dec 29, 2022
Traffic Engineer, Transportation Division	Date
<i>John G. Galt</i>	Dec 30, 2022
ABCWUA	Date
<i>Baron</i>	Dec 30, 2022
Parks & Recreation Department	Date
<i>Heather Chen</i>	Dec 29, 2022
City Engineer/Hydrology	Date
<i>Jeff Plan</i>	Dec 28, 2022
Code Enforcement	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
<i>Jim</i>	Dec 30, 2022
DRB Chairperson, Planning Department	Date
* Environmental Health, if necessary	



	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm/sb
	SITE PLAN FOR BUILDING PERMIT	DATE 12-21-22
	5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	DRAWING
		SHEET # SP-1
RONALD R. BOHANNAN P.E. #7868		JOB # 2022047



OFFICE UNTITLED

4200 SEPULVEDA BLVD, STE 104, CULVER CITY, CA 90230
P.310.730.6698

ARCHITECT

SAWMILL (LOT H)

1921 Bellamah Ave NW, Albuquerque, NM
87104

OU PROJECT NO:

PLANT SCHEDULE OVERALL SITE PLAN

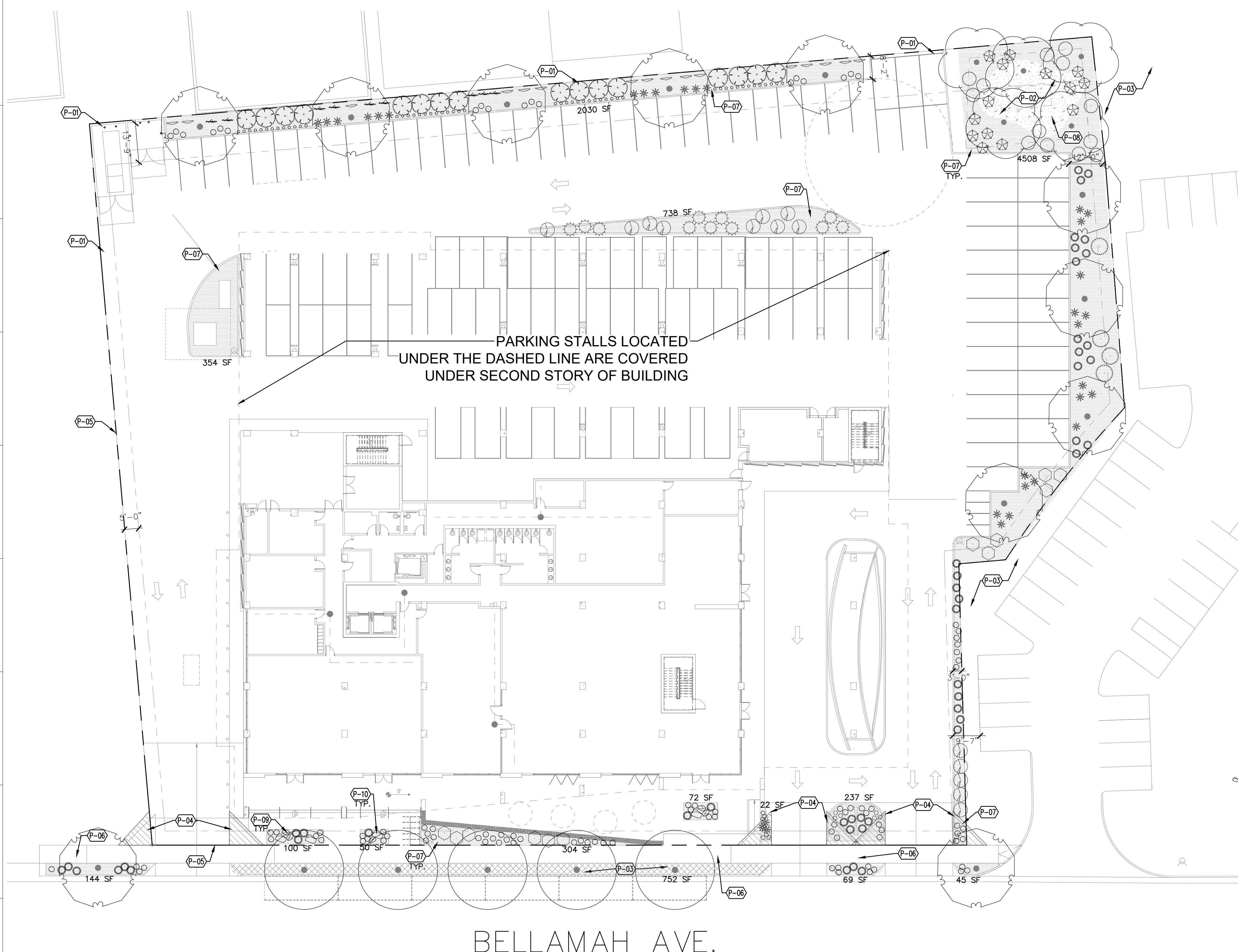
TREES	COMMON NAME	BOTANICAL NAME
		EXISTING TREE
	BLUE POINT JUNIPER	JUNIPERUS CHINENSIS 'BLUE POINT'
	DESERT DIVA DESERT WILLOW	CHILOPSIS LINEARIS 'LOPUR' DESERT DIVA
	FRONTIER ELM	ULMUS X 'FRONTIER'
SHRUBS	COMMON NAME	BOTANICAL NAME
	FERNBUSH	CHAMAEBATIARIA MILLEFOLIUM
	PANCHITO MANZANITA	ARCTOSTAPHYLOS X COLORADENSIS 'PANCHITO'
	STARN THOMPSON BROOM	BACCHARIS X 'STARN'
GRASSES	COMMON NAME	BOTANICAL NAME
	BLONDE AMBITION BLUE GRAMA	BOUTELOUA GRAECILIS 'BLONDE AMBITION'
	STANDING OVATION LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM 'STANDING OVATION'
VINES	COMMON NAME	BOTANICAL NAME
	BOSTON IVY	PARTHENOCISSUS TRICUSPIDATA
	MAJOR WHEELER TRUMPET HONEYSUCKLE	LONICERA SEMPERVIRENS 'MAJOR WHEELER'
DESERT ACCENTS	COMMON NAME	BOTANICAL NAME
	BEAR GRASS	NOLINA TEXANA
	SOTOL	DASYLIRON WHEELERI
	SPINELESS PRICKLY PEAR	OPUNTIA ELLISIANA
	YELLOW HESPERALOE	HESPERALOE PARVIFLORA 'YELLOW'
GROUNDCOVERS	COMMON NAME	BOTANICAL NAME
	DAMIANITA	CHRYSACTINIA MEXICANA
	PROSTRATE GERMANDER	TEUCRIUM CHAMAEDRYS 'PROSTRATUM'

GENERAL PLANTING NOTES SCHEDULE

CODE	DESCRIPTION
GP-01	IN CASE OF DISCREPANCY IN PLANT QUANTITIES SHOWN ON THE PLANT LEGEND AND THOSE SHOWN ON THE PLANTING PLAN, THE QUANTITIES SHOWN ON THE PLAN SHALL GOVERN. CONTRACTOR SHALL VERIFY ALL QUANTITIES PRIOR TO BID AND INSTALLATION. NO ADDITIONAL PAYMENT WILL BE MADE FOR ANY DISCREPANCIES IN QUANTITIES BETWEEN THE PLANTING PLAN AND THE PLANT LIST.
GP-02	IF THERE IS A DISCREPANCY IN THE FIELD OR NURSERY BETWEEN THE CONTAINER SIZE CALLED OUT UNDER "REMARKS" AND HEIGHT & SPREAD CALLED OUT UNDER "INSTALLED SIZE", THE SPECIFIED PLANT MUST MEET HEIGHT & SPREAD REQUIREMENTS SPECIFIED UNDER "INSTALLED SIZE", EVEN IF A LARGER CONTAINER SIZE IS REQUIRED TO MEET THESE SPECIFICATIONS, AT NO ADDITIONAL COST TO THE OWNER.
GP-03	FILTER FABRIC SHALL BE MIN. 4 OZ. NON-WOVEN NEEDLE-PUNCHED POLYPROPYLENE (MIRAFI OR EQUIVALENT). OVERLAP ENDS 3" AND TURN DOWN EDGES 6".
GP-04	THE TOP OF MULCH SHALL BE 1" BELOW TOP OF ADJACENT CONCRETE SURFACES.
GP-05	THE CONTRACTOR SHALL PRUNE LOWER BRANCHES OF DECIDUOUS TREES AS DIRECTED BY LANDSCAPE ARCHITECT IN THE FIELD.
GP-06	THE CONTRACTOR SHALL INSTALL TREES WITH A 5' RADIUS RING OF BARK MULCH UNDER GRAVEL PER DETAIL A1/LP501.
GP-09	THE CONTRACTOR SHALL INSTALL SHRUBS PER DETAIL A2/LP501.
GP-10	AN AUTOMATIC IRRIGATION SYSTEM WILL BE INSTALLED FOR ALL PLANT MATERIAL. THE SYSTEM WILL BE CONTROLLED BY AN AUTOMATIC CONTROLLER. PLANTS WILL BE IRRIGATED BY LOW WATER USE BUBBLERS. A REDUCED PRESSURE BACKFLOW PREVENTER WILL BE INSTALLED IN A HEATED ENCLOSURE TO PROTECT THE DOMESTIC WATER SUPPLY FROM CROSS-CONTAMINATION.
GP-11	THE OWNER WILL ASSUME RESPONSIBILITY FOR THE MAINTENANCE OF THE LANDSCAPE.
GP-12	VISIBILITY, LANDSCAPING, FENCING, AND SIGNS SHALL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBS BETWEEN 3 AND 8 FEET IN HEIGHT (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE LOCATED IN THE CLEAR SIGHT TRIANGLE.
GP-13	GROUND-MOUNTED EQUIPMENT SCREENING WILL BE DESIGNED TO ALLOW FOR ACCESS TO UTILITY FACILITIES. ALL SCREENING AND VEGETATION SURROUNDING GROUND-MOUNTED TRANSFORMERS AND UTILITY PADS ARE TO ALLOW 10 FEET OF CLEARANCE IN FRONT OF THE EQUIPMENT DOOR AND 5-6 FEET OF CLEARANCE ON THE REMAINING THREE SIDES FOR SAFE OPERATION, MAINTENANCE, AND REPAIR PURPOSES.
GP-14	GROUND COVER MULCH (TO BE A COMBINATION OF CRUSHED GRAVEL AND ORGANIC MULCH)
GP-15	BARK MULCH SHALL BE 'NATIVE MULCH' AS AVAILABLE FROM SOLUTIONS (505-877-0220), OR APPROVED EQUAL. INSTALL BARK MULCH UNDER GRAVEL PER DETAIL A1/LP501.

PLANTING SCHEDULE

CODE	DESCRIPTION
P-01	6' TALL SITE WALL, SEE SITE PLAN.
P-02	DRAINAGE POND, SEE GRADING PLAN.
CODE	DESCRIPTION
P-03	EXISTING LANDSCAPE TO REMAIN.
P-04	CLEAR SIGHT TRIANGLE
P-05	PROPERTY LINE
P-06	CONCRETE SIDEWALK, SEE SITE PLAN
P-07	GRAVEL MULCH SHALL BE 3/8", 'AMARETTO' AS AVAILABLE FROM NEW MEXICO TRAVERTINE (505-864-6300), OR APPROVED EQUAL, INSTALLED AT A 4" DEPTH OVER FILTER FABRIC.
P-08	GRAVEL MULCH SHALL BE 2-4" 'AMARETTO' AS AVAILABLE FROM NEW MEXICO TRAVERTINE (505-864-6300), OR APPROVED EQUAL, INSTALLED AT A 4" DEPTH OVER FILTER FABRIC.
SYMBOL	DESCRIPTION
	P-09 MEDIUM BOULDER: COLOR: AMARETTO BROWN, SIZE: 3'X 2'X2' MIN. AS AVAILABLE FROM JPR GRAVEL NM, (505-877-4913), OR APPROVED EQUAL.
	P-10 LARGE BOULDER: COLOR: AMARETTO BROWN, SIZE: 3'X 4'X2' MIN. AS AVAILABLE FROM JPR GRAVEL NM, (505-877-4913), OR APPROVED EQUAL.



BELLAMAH AVE.

LANDSCAPE PLAN
SCALE: 1" = 20'-0"

LANDSCAPE CALCULATIONS

GENERAL LANDSCAPE REQUIREMENTS:
 GROSS LOT AREA: 88,383 SF
 BUILDING COVERAGE: 45,880 SF
 ROW LANDSCAPE AREA: 1,010 SF
 NET LOT AREA: 41,772 SF

REQUIRED LANDSCAPE IS 15% OF NET LOT AREA
 LANDSCAPE AREA REQUIRED (15%): 6,262 SF
 LANDSCAPE PROVIDED: 9,425 SF

REQUIRED VEGETATIVE COVERAGE (75% OF THE LANDSCAPE AREA):
 VEGETATIVE COVER REQUIRED: 4,696 SF
 VEGETATIVE COVER PROVIDED: 24,644 SF

REQUIRED GROUND LEVEL VEGETATIVE COVERAGE (25% OF THE PROVIDED LANDSCAPE AREA):
 VEGETATIVE GROUND COVER REQUIRED: 1,565 SF
 VEGETATIVE GROUND COVER PROVIDED: 6,962 SF

STREET TREE REQUIREMENTS:
 1 TREE PER 35' OF BUILDING FRONTAGE REQUIRED
 TREES REQUIRED: 5
 TREES PROVIDED: 7 (5 EXISTING AND 2 NEW)

PARKING LOT LANDSCAPE:
 *NO PARKING SPACE SHALL BE FURTHER THAN 100' FROM A TREE.
 15% OF PARKING LOT AREA SHALL BE LANDSCAPED.
 LANDSCAPE AREA REQUIRED: 3,689 SF
 LANDSCAPE AREA PROVIDED: 7,354 SF

REQUIRED PARKING LOT TREES:
 (1 TREE PER 10 STALLS)
 TREES REQUIRED: 12
 TREES PROVIDED: 14

GENERAL NOTES

#	REVISION DESCRIPTION	DATE



Seal

**PRELIMINARY
NOT FOR
CONSTRUCTION**

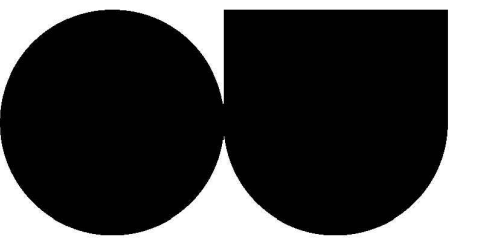
License Name: Christian Robert
Professional Name: OFFICE UNTITLED, INC.
License Number: C 34175

SCALE: As indicated

NORTH

LANDSCAPE PLAN

LP101



OFFICE UNTITLED ARCHITECT

4200 SEPULVEDA BLVD, STE 104, CULVER CITY, CA 90230
P: 310.730.6698

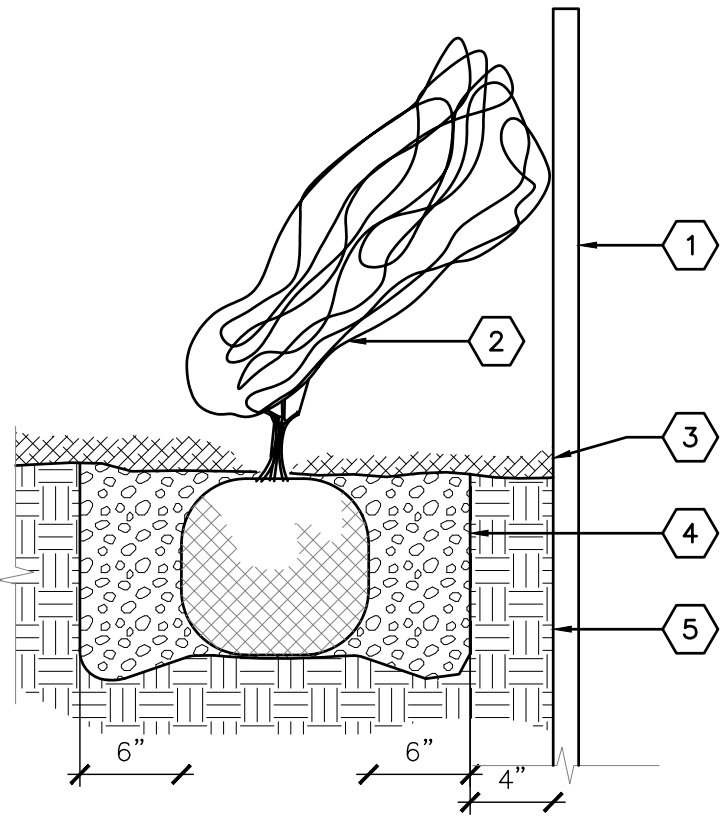
SAWMILL (LOT H)

1921 Bellamah Ave NW, Albuquerque, NM 87104

OU PROJECT NO:

PLANT SCHEDULE

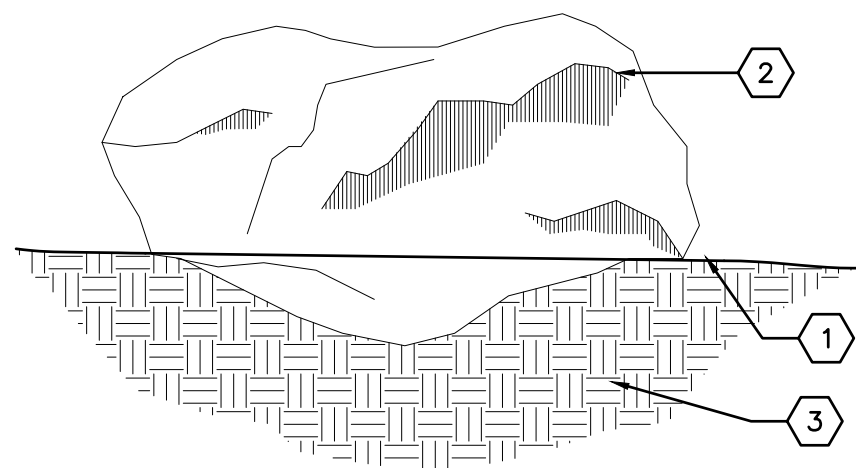
TREES	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	5		EXISTING TREE	EXISTING			LOW	DECIDUOUS
	16	BLUE POINT JUNIPER	JUNIPERUS CHINENSIS 'BLUE POINT'	6' HT.	12'	8'	LOW	EVERGREEN
	5	DESERT DIVA DESERT WILLOW	CHLOPSIS LINEARIS 'LOPUR' DESERT DIVA	36" BOX	30'	30'	LOW	DECIDUOUS
	11	FRONTIER ELM	ULMUS X 'FRONTIER'	2" GAL.	30'	30'	MEDIUM	EVERGREEN
SHRUBS	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	4	FERNBUSH	CHAMAEBATIARIA MILLEFOLIUM	5 GAL.	6'	6'	LOW	DECIDUOUS
	14	PANCHITO MANZANITA	ARCTOSTAPHYLOS X COLORADENSIS 'PANCHITO'	3 GAL.	2'	5'	LOW	EVERGREEN
	14	STARN THOMPSON BROOM	BACCHARIS X 'STARN'	5 GAL.	4'	5'	LOW	EVERGREEN
GRASSES	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	47	BLONDE AMBITION BLUE GRAMA	BOUTELOUA GRACILIS 'BLONDE AMBITION'	3 GAL.	3'	3'	LOW	DECIDUOUS
	52	STANDING OVATION LITTLE BLUESTEM	SCHIZACHYRIUM SCOPARIUM 'STANDING OVATION'	1 GAL.	4'	1'	LOW	DECIDUOUS
VINES	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	9	BOSTON IVY	PARTHENOISSUS TRICUSPIDATA	1 GAL.	15'	15'	MEDIUM	DECIDUOUS
	5	ENGLISH IVY	HEDERA HELIX	1 GAL.	15'	15'	MEDIUM	EVERGREEN
	16	MAJOR WHEELER TRUMPET HONEYSUCKLE	LONICERA SEMPERVIRENS 'MAJOR WHEELER'	5 GAL.	10'	10'	LOW	DECIDUOUS
DESERT ACCENTS	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	11	BEAR GRASS	NOLINA TEXANA	5 GAL.	4'	5'	LOW	EVERGREEN
	13	SOTOL	DASYLIRION WHEELERI	5 GAL.	6'	5'	LOW	EVERGREEN
	12	SPINELESS PRICKLY PEAR	OPUNTIA ELLISIANA	5 GAL.	4'	6'	LOW	EVERGREEN
	52	TWISTLEAF YUCCA	YUCCA RUPICOLA	3 GAL.	2'	3'	LOW	EVERGREEN
	32	YELLOW HESPERALOE	HESPERALOE PARVIFLORA 'YELLOW'	3 GAL.	4'	4'	LOW	EVERGREEN
GROUNDCOVERS	QTY	COMMON NAME	BOTANICAL NAME	REMARKS	HT.	SPD.	WATER USE	DECIDUOUS/ EVERGREEN
	202	DAMIANITA	CHRYSACTINIA MEXICANA	1 GAL.	2'	2'	LOW	EVERGREEN
	12	PROSTRATE GERMANDER	TEUCRIUM CHAMAEDRYS 'PROSTRATUM'	1 GAL.	6"	1'-6"	LOW	EVERGREEN



KEYED NOTES

1. VERTICAL STRUCTURE - SEE PLANS.
2. VINE - SEE PLANTING PLANS.
3. 4"-DEPTH MULCH THROUGHOUT SHRUB BED UNLESS OTHERWISE NOTED ON PLANS.
4. BACKFILL AND SOIL AMENDMENTS - SEE SPECIFICATIONS.
5. SUBGRADE COMPACTED TO 95%.

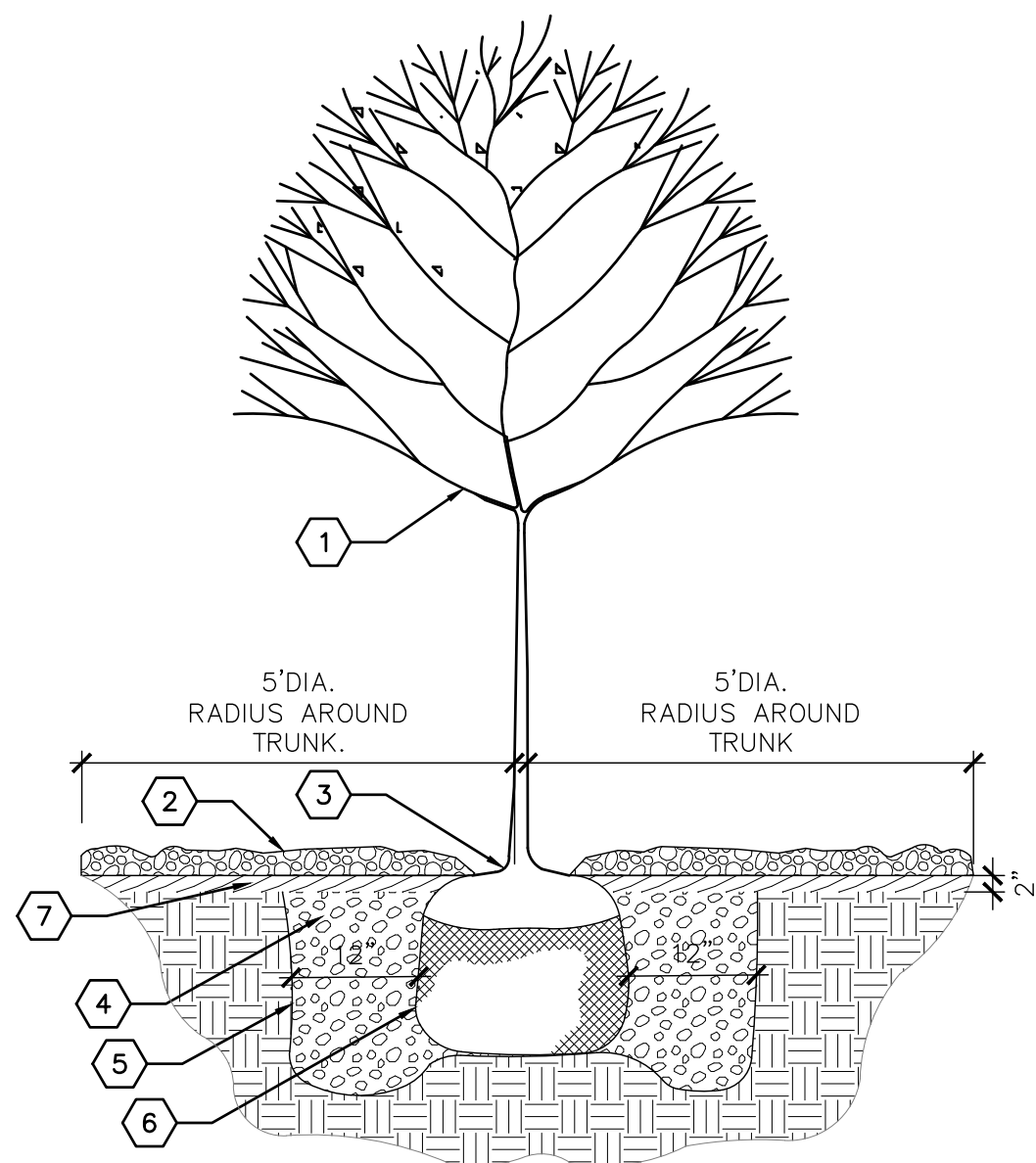
B1 VINE PLANTING NOT TO SCALE



KEYED NOTES

1. FINISH GRADE (MATERIAL VARIES) - BOULDER SHALL BE BURIED TO MIN 8" DEPTH BELOW FINISH GRADE.
2. BOULDER, SEE PLANS.
3. SUBGRADE COMPACTED TO 95%.

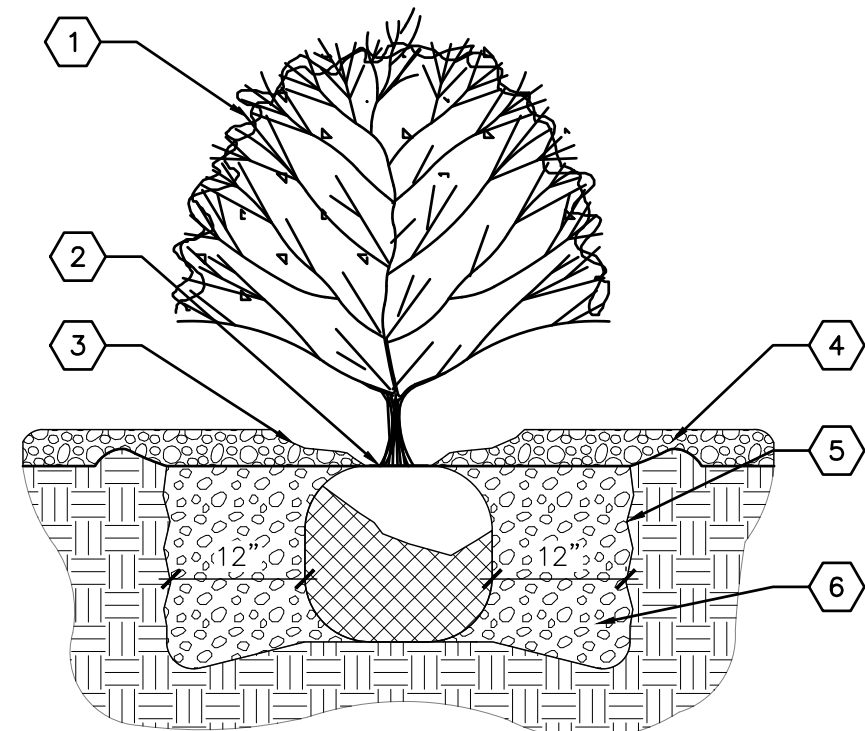
B2 ACCENT BOULDER NOT TO SCALE



KEYED NOTES

1. TREE LOCATION AND SPECIES PER PLAN.
2. GRAVEL MULCH. MULCH SHALL BE FEATHERED TO A 2" DEPTH ON TOP OF ROOT BALL AND SHALL BE HELD BACK 2" FROM TREE TRUNK.
3. REMOVE EXISTING SOIL (FROM NURSERY) AS NEEDED TO EXPOSE ROOT FLARE. INSTALL WITH ROOT FLARE FLUSH WITH SUB-GRADE (BOTTOM OF MULCH).
4. BACKFILL AND SOIL AMENDMENTS (SEE SPECIFICATIONS). THOROUGHLY MIX BACKFILL AND AMENDMENTS PRIOR TO INSTALLATION.
5. SCARIFY EDGE OF PLANTING HOLE, CONTINUOUS ALL SIDES.
6. REMOVE WIRE BASKET, WOOD BOX, PLASTIC TWINE, AND/OR ROPE PRIOR TO BACKFILL. REMOVE BURLAP EXCEPT FROM BOTTOM OF ROOT BALL.
7. INSTALL WOOD BARK MULCH AT 5' DIAMETER RADIUS AROUND TREE TRUNK.

A1 TREE PLANTING NOT TO SCALE



KEYED NOTES

1. SHRUB LOCATION AND SPECIES AS PER PLAN.
2. PLANT AT SAME DEPTH MAINTAINED AT NURSERY.
3. FEATHER MULCH TO A 2" DEPTH ON TOP OF ROOT BALL AND HOLD BACK 2" FROM SHRUB STEM(S).
4. GRAVEL MULCH.
5. SCARIFY EDGE OF PLANTING HOLE, CONTINUOUS ALL SIDES.
6. BACKFILL AND SOIL AMENDMENTS (SEE SPECIFICATIONS).

A2 SHRUB PLANTING NOT TO SCALE

GENERAL NOTES

DETAILS AND PLANTING SCHEDULE

#	REVISION DESCRIPTION	DATE



Seal

PRELIMINARY NOT FOR CONSTRUCTION

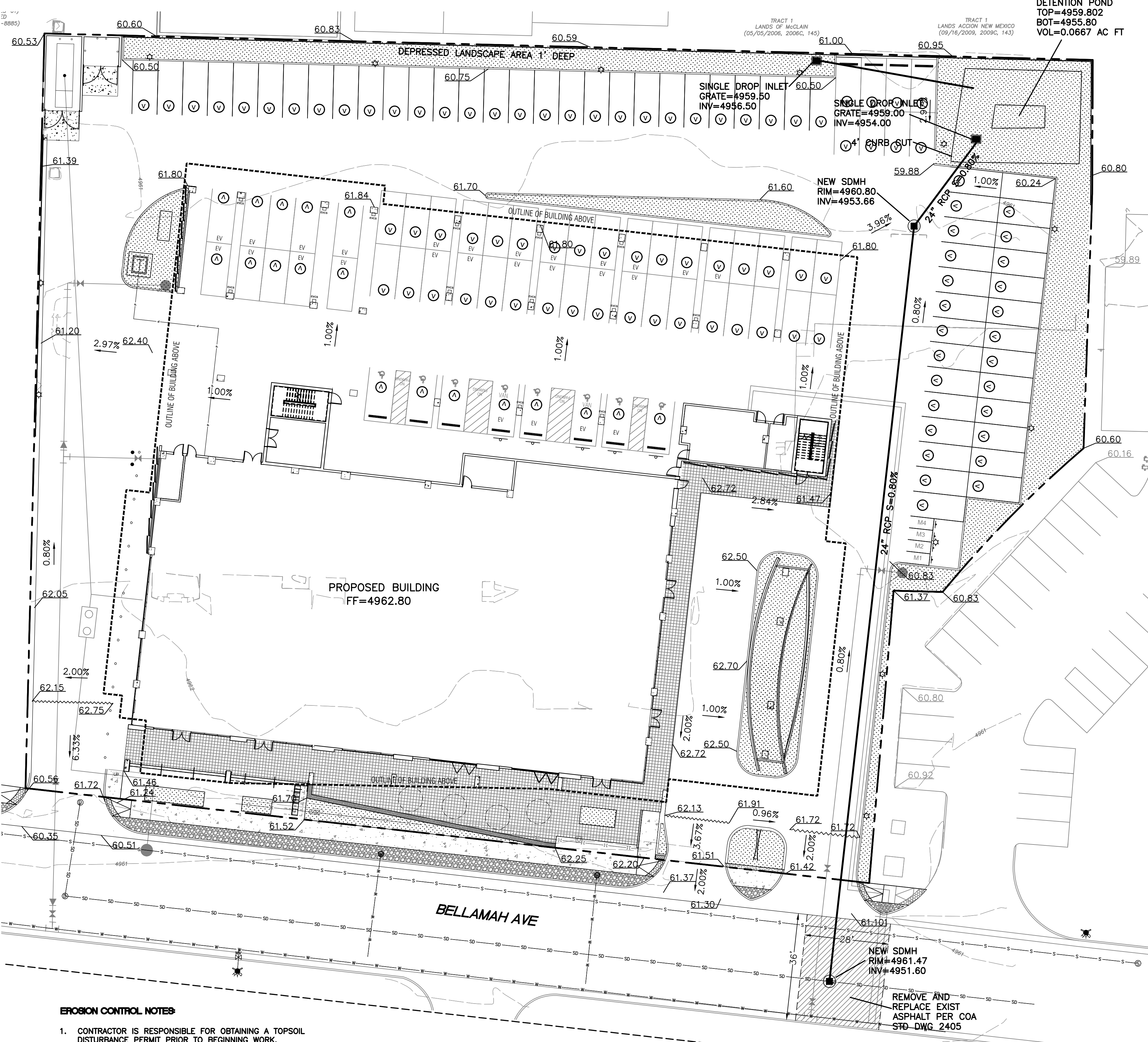
License Name: Christian Robert
Profession Name: OFFICE UNTITLED, INC.
License Number: C 34175

SCALE: As indicated



PLANTING DETAILS AND SCHEDULE

LP501



LEGEND

—	CURB & GUTTER
- - -	BOUNDARY LINE
—	RIGHT-OF-WAY
—	BUILDING
—	PROPOSED SIDEWALK
- - -	EXISTING CURB & GUTTER
—	WATER BLOCK
—	LANDSCAPING
- - -	EXISTING INDEX CONTOUR
- - -	EXISTING CONTOUR
—	EXISTING STORM SEWER
—	EXISTING SANITARY SEWER
●	PROPOSED DROP INLET
○	PROPOSED SDMH

- NOTICE TO CONTRACTORS**
1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
 2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
 3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
 4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONNECTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
 5. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
 6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
 7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

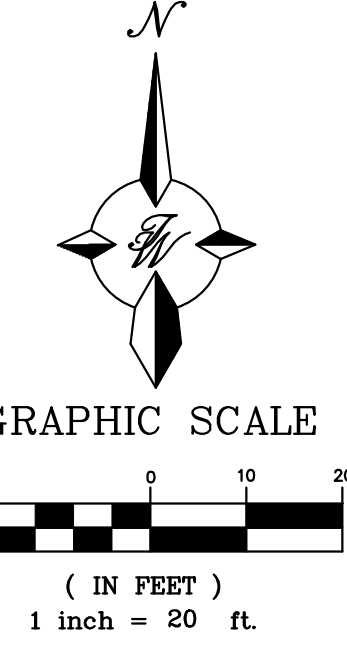
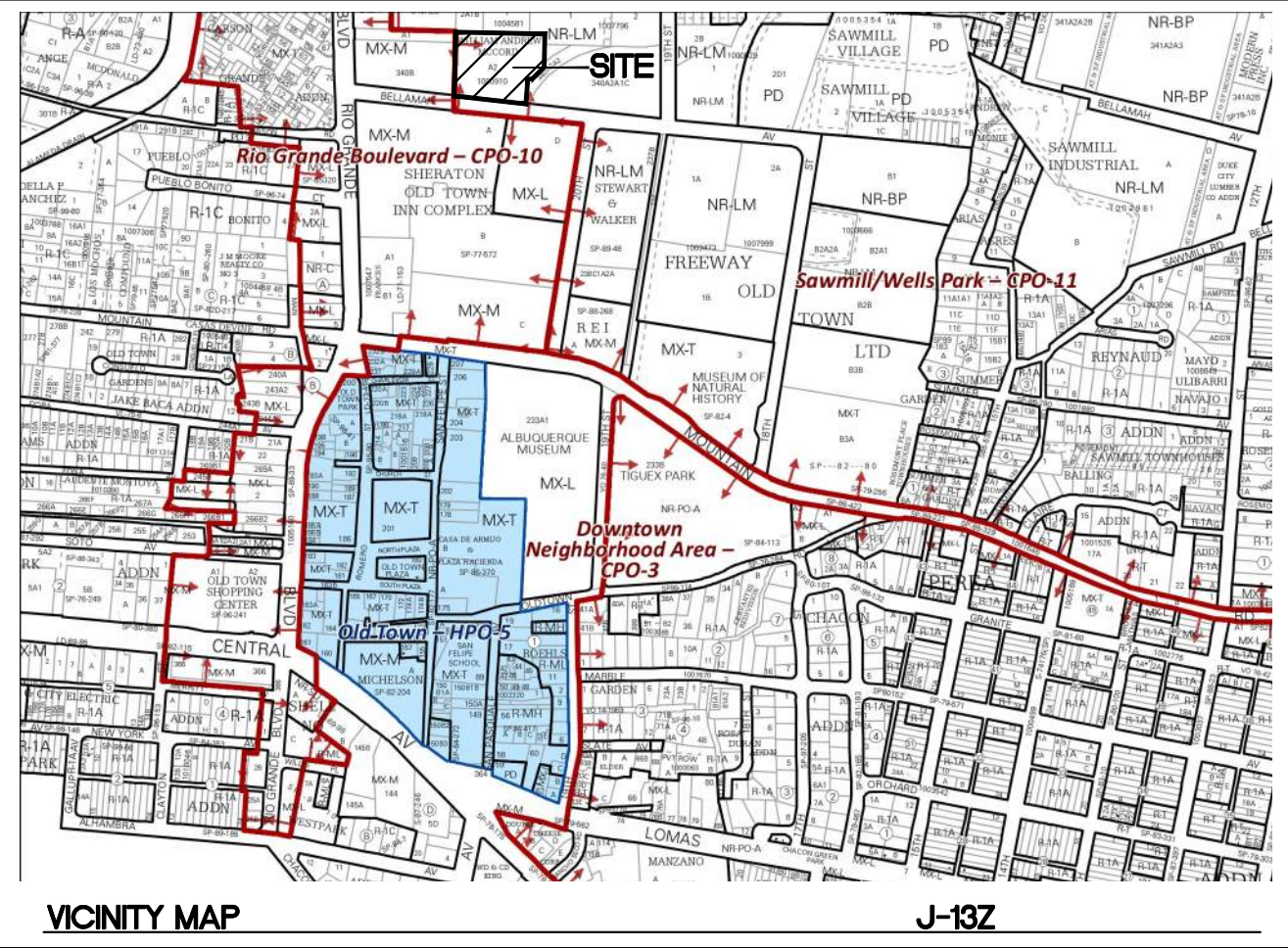
EXISTING DRAINAGE:

THIS SITE IS CURRENTLY A WAREHOUSE WITH PAVED PARKING IN FRONT AND GRAVEL PARKING IN THE BACK. THE SITE IS BOUNDED BY COMMERCIAL BUILDINGS TO THE WEST, NORTH AND EAST AND BELLAMAH AVENUE TO THE SOUTH CONTAINING APPROXIMATELY 2.03 ACRES. THE SITE IS DIVIDED INTO 5 BASINS WITH BASIN A DISCHARGING 0.98 CFS TO BELLAMAH AVENUE. BASIN B DRAINS TO A STORM SEWER INLET THAT DRAINS TO THE EXISTING STORM SEWER IN BELLAMAH AVENUE. BASINS C, D AND E DRAIN TO THE GRAVEL PARKING AREA WHERE INFILTRATES THE GROUND AND EVAPORATES. THERE ARE NO OFFSITE FLOWS THAT ENTER THE SITE. THE SITE IS LOCATED ON FIRM MAP 35001C0331H AS SHOWN ABOVE. THE MAP SHOWS THAT THE SITE DOES NOT LIE WITHIN ANY 100 YEAR FLOOD PLAIN. THE SITE GENERATES A TOTAL OF 8.13 CFS WITH A 100YR, 6-HR VOLUME OF 0.337 AC-FT.

PROPOSED DRAINAGE:

THE SITE IS NOW DIVIDED INTO TWO BASINS. BASIN 1 WILL DRAIN TO THE NORTH INTO A BIOSWALE AND A DETENTION POND OVER THE SURFACE. THE BIOSWALE WILL DRAIN TO THE POND SO THE WATER QUALITY VOLUME IS CAPTURED AND RETAINED. THE POND WILL DRAIN VIA A DROP INLET TO A STORM SEWER THAT WILL CONNECT TO THE STORM SEWER IN BELLAMAH. BASIN 2 IS THE FRONT PART OF THE BUILDING AND HARDCAPE ALONG THE STREET. THIS BASIN WILL DISCHARGE 0.94 CFS TO BELLAMAH WHICH IS 0.04 CFS LESS THAN WAS PREVIOUSLY DRAINED TO THE STREET. FROM THERE THE RUNOFF IS CAPTURED IN EXISTING DROP INLETS ALONG BELLAMAH AVE.

THE POND IN BASIN 2 WILL RETAIN THE DEVELOPED RUNOFF OF 0.036 AC-FT WHICH IS LESS THAN THE REQUIRED WATER QUALITY VOLUME OF 0.40 AC-FT. THE POND WILL DRAIN AT RATE OF 7.15 CFS. THEREFORE THE TOTAL DISCHARGE FROM THE SITE WILL BE 8.09 CFS WHICH IS BELOW THE EXISTING DISCHARGE OF 8.13 CFS.

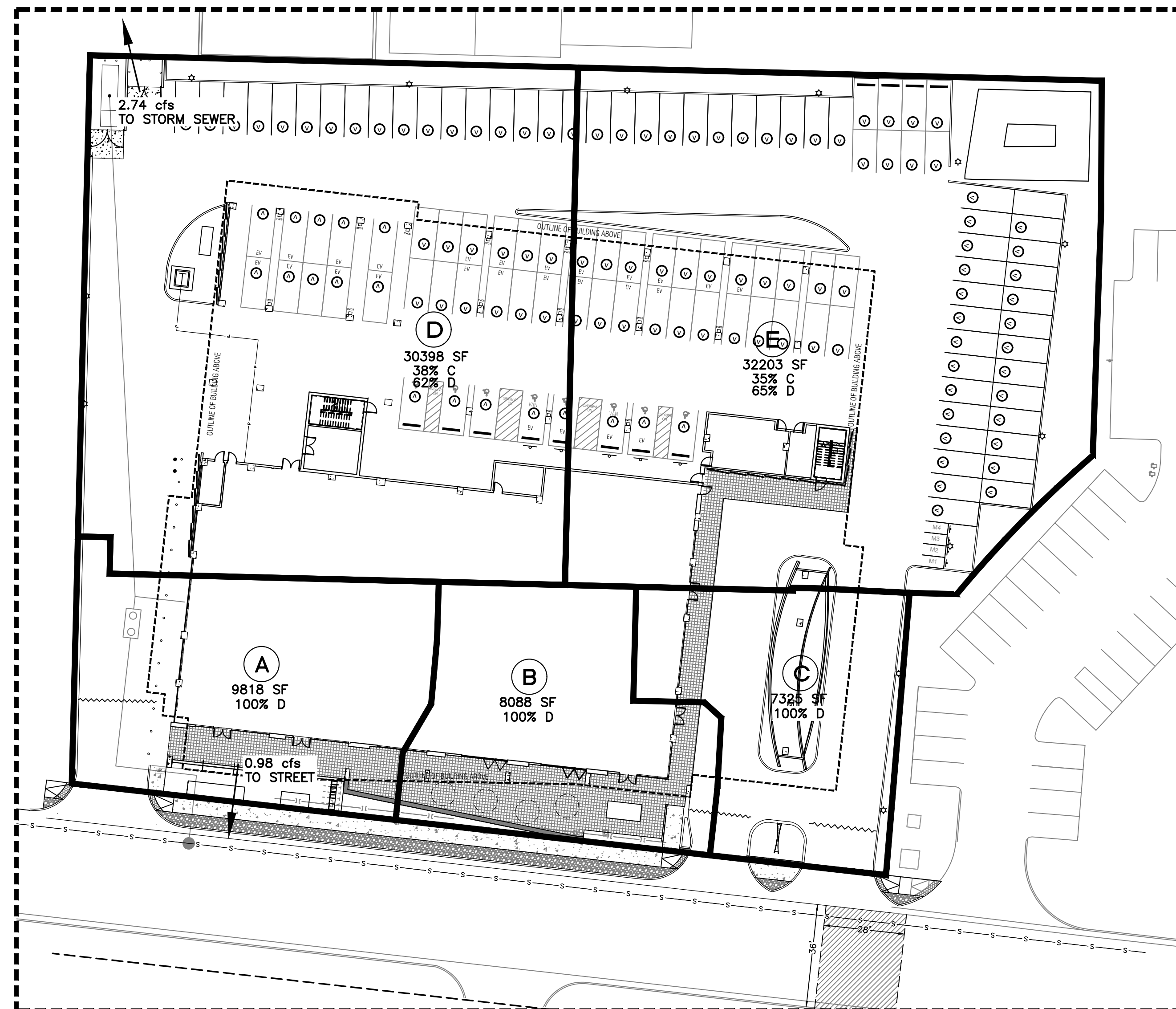


- EROSION CONTROL NOTES:**
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
 2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
 3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
 4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
 5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.
 6. ALL SLOPES NOT STABILIZED AT THE END OF THE PROJECT SHALL BE STABILIZED IN ACCORDANCE WITH COA SPECS OR 3" GRAVEL.

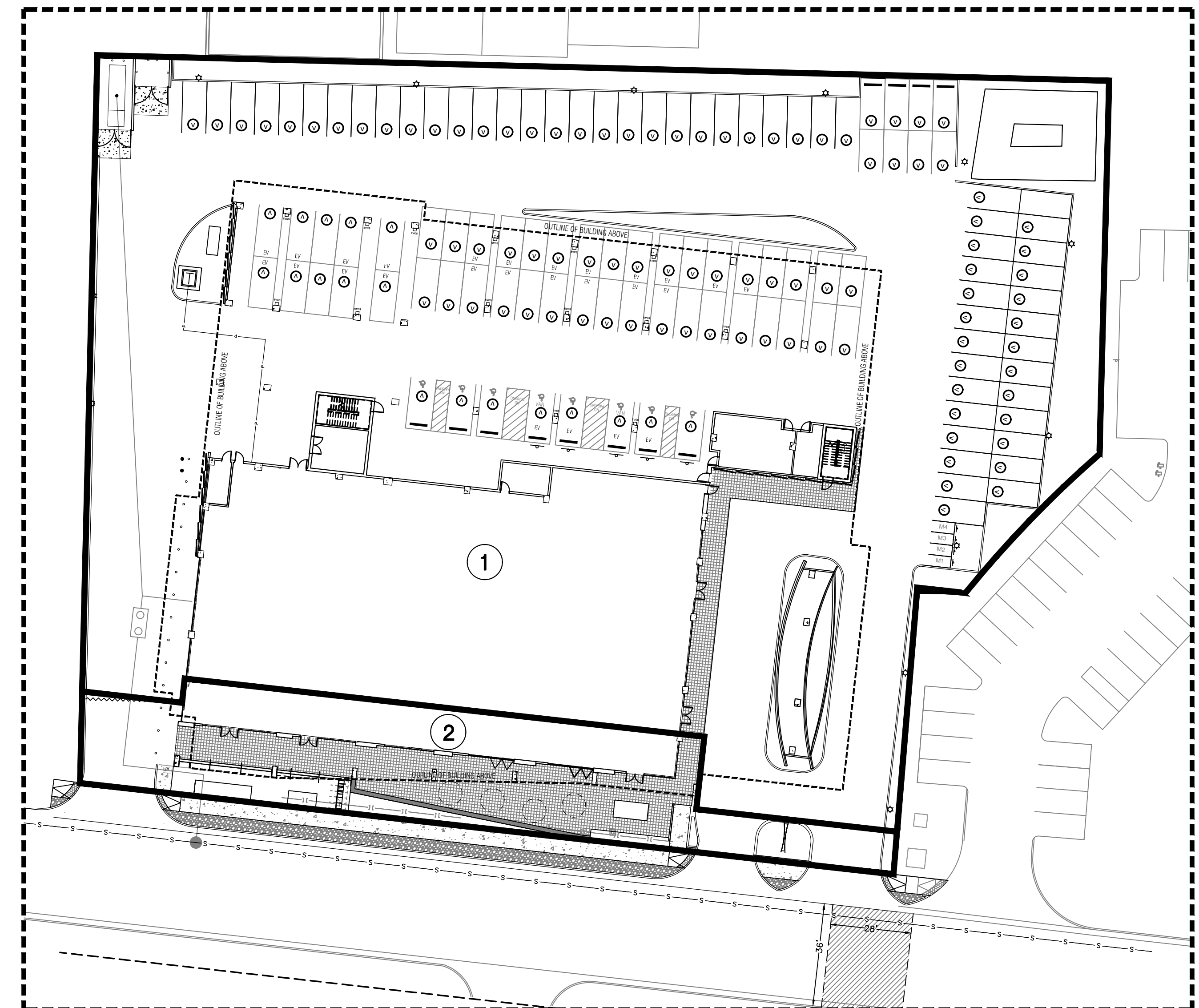
CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm
	CONCEPTUAL GRADING PLAN	DATE 10-26-22
	5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com	DRAWING
		SHEET # GR-1
RONALD R. BOHANNAN P.E. #7868		JOB # 2022047



EXISTING BASINS



PROPOSED BASINS

Weighted E Method

Existing Basins													
Basin	Area (sf)	Area (acres)	Treatment				100-Year			10-Year			
			A (%)	B (%)	C (%)	D (%)	Weighted E (in)	Volume (ac-ft)	Flow (cfs)	Weighted E (in)	Volume (ac-ft)	Flow (cfs)	
A	9,818	0.23	0%	0%	0%	100%	2.330	0.044	0.98	1.510	0.028	0.61	
B	8,088	0.19	0%	0%	0%	100%	2.330	0.036	0.81	1.510	0.023	0.50	
C	7,325	0.17	0%	0%	0%	100%	2.330	0.033	0.73	1.510	0.021	0.46	
D	30,968	0.71	0%	0%	38%	62%	1.836	0.109	2.74	1.119	0.066	1.62	
E	32,203	0.74	0%	0%	35%	65%	1.875	0.116	2.87	1.150	0.071	1.71	
							0.337	8.13					
Developed Basins													
Basin	Area (sf)	Area (acres)	Treatment				100-Year			10-Year			
			A (%)	B (%)	C (%)	D (%)	Weighted E (in)	Volume (ac-ft)	Flow (cfs)	Weighted E (in)	Volume (ac-ft)	Flow (cfs)	
1	78,739	1.81	0%	12%	0%	90%	1.63	2.193	0.330	7.57	1.395	4.61	
2	9,607	0.22	0%	3%	0%	97%	0.21	2.284	0.042	0.94	0.027	0.59	
							1.84	0.372	8.52				
							Required Ponding		0.036				

Equations:					
Weighted E =	$E_a \cdot A_a + E_b \cdot A_b + E_c \cdot A_c + E_d \cdot A_d$	(Total Area)			
Volume =	Weighted D * Total Area				
Flow =	$Q_a \cdot A_a + Q_b \cdot A_b + Q_c \cdot A_c + Q_d \cdot A_d$				

Zone 2	Excess Precipitation, E (inches)		Peak Discharge (cfs/acre)	
	100-Year	10-Year	100-Year	10-Year
E_a	0.62	0.15	Q_a	1.71
E_b	0.8	0.3	Q_b	2.36
E_c	1.03	0.48	Q_c	3.05
E_d	2.33	1.51	Q_d	4.34

Water Quality Calculation: $0.26'' \times 1.84 \text{ ac} = 1,737 \text{ cubic feet (0.040 ac-ft)}$

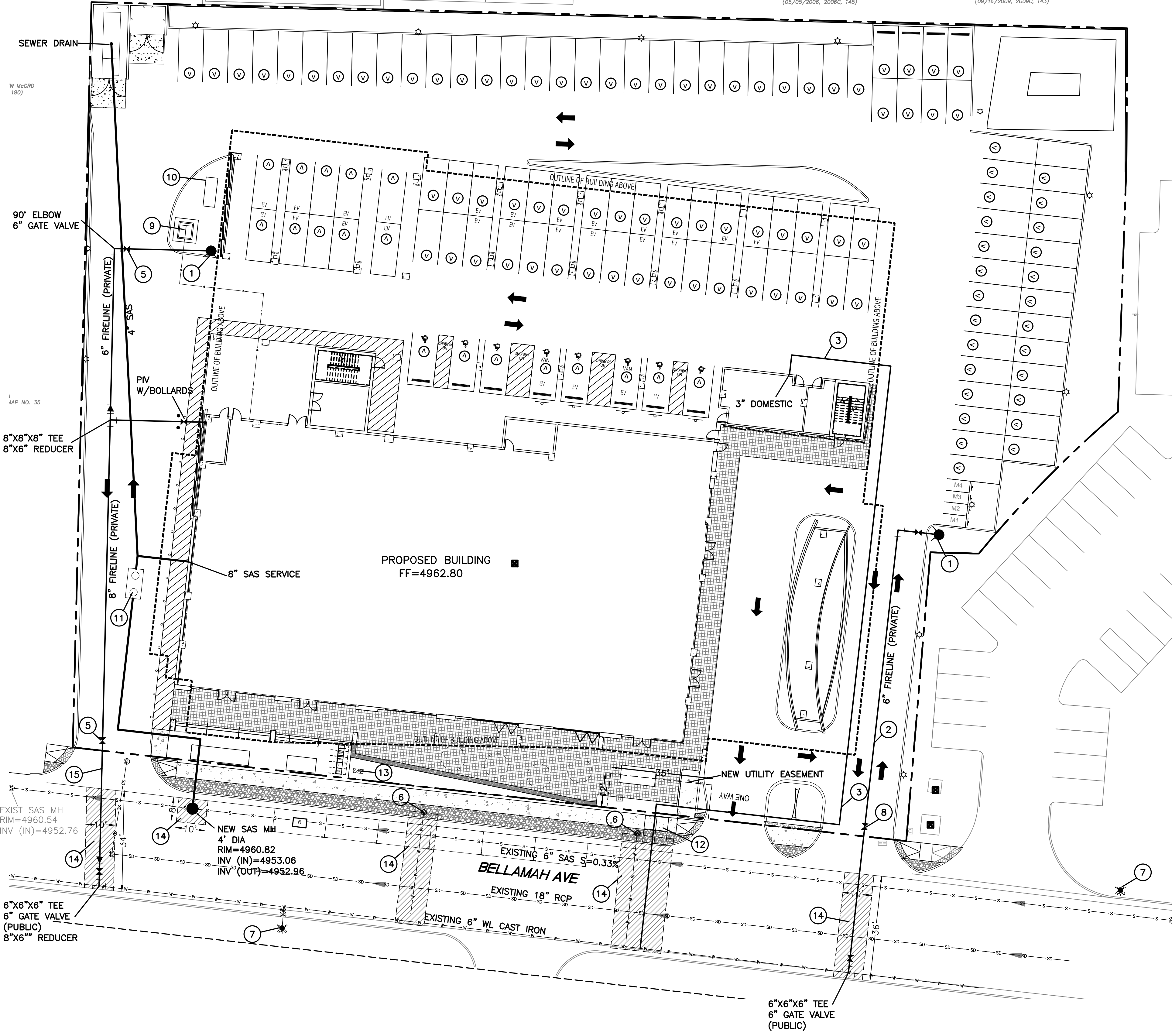
	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm
	CONCEPTUAL BASIN MAP	DATE 10-26-22
	5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com	SHEET # GR-2
		JOB # 2022047

ON OF TRACT 340A29
S.C.C.D. MAP NO. 35
11/2002, 2003-01
WARRANTY DEED
19/2005, A90-8885

TRACT 340A2A18 M.R.G.C.D. MAP NO. 35
REAL ESTATE CONTRACT
(03/02/2007, DOC. NO. 2007034253)

TRACT 1
LANDS OF MCCLAIN
(05/05/2006, 2006C, 143)

TRACT 1
LANDS ACCION NEW MEXICO
(09/16/2009, 2009C, 143)

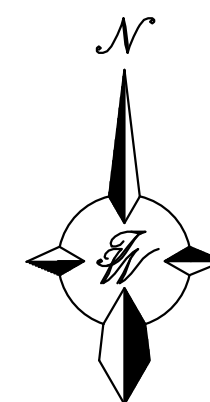


LEGEND

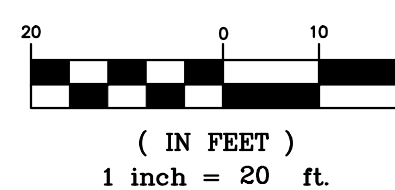
- CURB & GUTTER
- - - BOUNDARY LINE
- - - EASEMENT
- - - CENTERLINE
- - - RIGHT-OF-WAY
- ▭ BUILDING
- ▭ PROPOSED SIDEWALK
- ▭ EXISTING CURB & GUTTER
- ▭ LANDSCAPING
- 8" SAS
- 8" WL
- PROPOSED HYDRANT
- ⊕ NEW WATER VALVE
- ⊕ NEW SINGLE WATER METER
- ⊕ EXISTING SAS MH
- ⊕ EXISTING GATE VALVE
- ⊕ EXISTING WATERLINE
- ⊕ EXISTING SAS
- ⊕ SAWCUT

KEYED NOTES

- 1 PROPOSED FIRE HYDRANT W/PRIVATE GATE VALVE
- 2 6" PRIVATE FIRELINE
- 3 3" DOMESTIC WL SERVICE
- 4 PUBLIC GATE VALVE
- 5 8" PRIVATE GATE VALVE
- 6 FIELD VERIFY EXISTING METER SIZE. IF NOT USE THEN IT MUST BE ABANDONED AT THE MAIN.
- 7 EXISTING FIRE HYDRANT
- 8 6" GATE VALVE (PRIVATE)
- 9 TRANSFORMER
- 10 GENERATOR
- 11 GREASE INTERCEPTOR
- 12 3" METER PIT PER COA STD DWG 2370
- 13 REMOTE FDC
- 14 REMOVE AND REPLACE EXISTING ASPHALT PER COA STD DWG 2405
- 15 PUBLIC FIRELINE TRANSITION TO PRIVATE 8" GATE VALVE

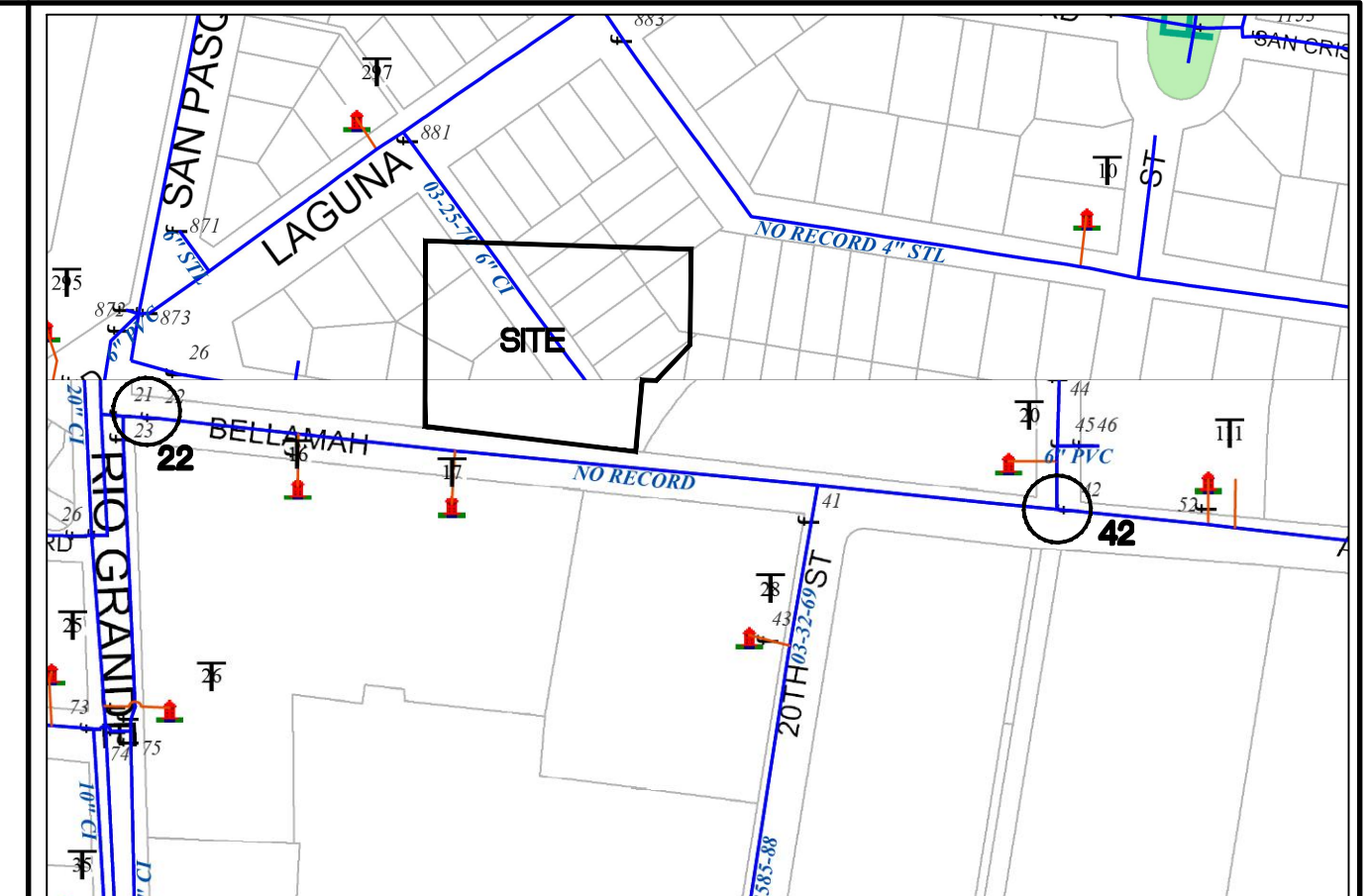


GRAPHIC SCALE



CAUTION

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.



WATER SHUTOFF SHUTOFF VALVES 22, 42

THE CONTRACTOR SHALL COORDINATE WITH THE WATER AUTHORITY SEVEN (7) DAYS IN ADVANCE OF PERFORMING WORK THAT WILL AFFECT THE PUBLIC WATER OR SANITARY SEWER INFRASTRUCTURE. WORK REQUIRING SHUTOFF OF FACILITIES DESIGNATED AS MASTER PLAN FACILITIES MUST BE COORDINATED WITH THE WATER AUTHORITY 14 DAYS IN ADVANCE OF PERFORMING SUCH WORK. ONLY WATER AUTHORITY CREWS ARE AUTHORIZED TO OPERATE PUBLIC VALVES. SHUTOFF REQUESTS MUST BE MADE ONLINE AT [HTTP://ABCWUA.ORG/CONTENT/VIEW/463/729/](http://abcwua.org/content/view/463/729/).

GENERAL UTILITY NOTES:

1. ALL WATER AND SEWER UTILITY WORK TO BE DONE IN ACCORDANCE WITH COA STANDARDS AND SPECIFICATIONS LATEST EDITION.
2. 4' MINIMUM BURY REQUIRED FOR ALL UTILITIES UNLESS OTHERWISE NOTED.
3. REFERENCE ARCHITECTURAL PLANS FOR WATER LINE RISER LOCATIONS.
4. CLEAN OUTS ARE TO BE BUILT PER UNIFORM PLUMBING CODE STANDARDS.
5. ALL PLUMBING PIPE MATERIAL TO BE USED PER UPC.
6. FIRE LINE AND DOMESTIC WATERLINE MUST HAVE BACKFLOW PREVENTORS PER UPC. IF BACKFLOW PREVENTOR IS INSTALLED EXTERIOR OF BUILDING A HOT BOX SHALL BE INSTALLED AND USED.
7. ALL EX. SD INLETS AND MH SHALL HAVE CONCRETE COLLARS POURED AND BE ADJUSTED TO FINISHED GRADE.
8. ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
9. ALL UTILITY DISTANCES SHOWN ARE FOR REFERENCE ONLY.
10. PNM HAS NUMEROUS ELECTRIC FACILITIES AT THIS SITE CURRENTLY SERVING EXISTING CUSTOMERS. THE APPLICANT SHALL COORDINATE WITH PNM REGARDING THESE EXISTING FACILITIES. ANY RELOCATION, CHANGES OR REALIGNMENT OF EXISTING ELECTRIC UTILITIES WILL BE THE DEVELOPER EXPENSE. IN SOME CASES, RELOCATION OR CHANGES TO EXISTING FACILITIES MAY NOT BE FEASIBLE DUE TO PHYSICAL, USE OR SAFETY CLEARANCE CONSTRAINTS.
11. PNM WILL REVIEW ALL TECHNICAL NEEDS, ISSUES AND SAFETY CLEARANCES FOR ITS ELECTRIC POWER SYSTEMS. ANY EXISTING AND PROPOSED PUBLIC UTILITY EASEMENTS SHALL BE INDICATED ON THE SITE PLAN UTILITY SHEET PRIOR TO DRB REVIEW. PNM'S STANDARD FOR PUBLIC UTILITY EASEMENTS IS 10 FEET IN WIDTH TO ENSURE ADEQUATE, SAFE CLEARANCES.
12. SCREENING SHALL BE DESIGNED TO ALLOW FOR ACCESS TO UTILITY FACILITIES. IT IS NECESSARY TO PROVIDE ADEQUATE CLEARANCE OF TEN FEET SURROUNDING ALL GROUND-MOUNTED UTILITIES FOR SAFE OPERATION, MAINTENANCE AND REPAIR PURPOSES.
13. ALL BUILDINGS - CONSTRUCTION TYPE IS II-B
14. RESTRAINT JOINTS SHALL BE INSTALLED AT ALL CHANGES OF DIRECTION AND ELEVATION, ON ALL WATERMAIN. STAINLESS STEEL RODDING SHALL BE EXTENDED ALONG THE NEXT FULL-LENGTH PIPE AND ANCHORED ON THE PIPE BELL, OR MECHANICAL FITTING, ADDITIONALLY, AT ALL LOCATIONS OF THRUST BLOCKING. MEGA-LUGS ARE NOT TO BE ALLOWED. IN ACCORDANCE WITH ABCWUA REQUIREMENTS.
15. COORDINATION WITH WATER AUTHORITY CROSS CONNECTION SECTION WILL BE REQUIRED TO ENSURE PROPER BACKFLOW CONTAINMENT IS IN PLACE PRIOR TO RELEASE OF METER FOR THE SITE. CONTACT THE CROSS CONNECTION SECTION AT 505-289-3454.
16. COORDINATION WITH THE WATER AUTHORITY PRE-TREATMENT ENGINEER IS REQUIRED TO ENSURE THE SITE COMPLIES WITH WATER AUTHORITY SEWER USE ORDINANCE. CONTACT THE PRE-TREATMENT ENGINEER AT 505-289-3439.

INSPECTION NOTE

CONTRACTOR SHALL CONSULT THE LOCAL BUILDING DEPARTMENT OFFICIALS FOR ANY PLAN REVIEW, PERMITTING REQUIREMENTS OR BUILDING CODE INSPECTIONS THAT MAY BE REQUIRED TO ENFORCE LOCAL, STATE OR NATIONAL BUILDING CODES PRIOR TO CONSTRUCTING IMPROVEMENTS

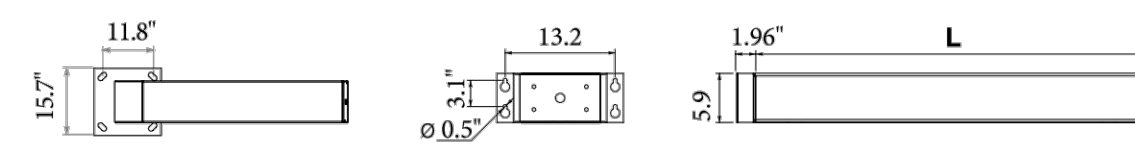
	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm/sb
	MASTER UTILITY PLAN	DATE 12-21-22
	TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com	DRAWING
RONALD R. BOHANNAN P.E. #7868	SHEET # MU-1	JOB # 2022047



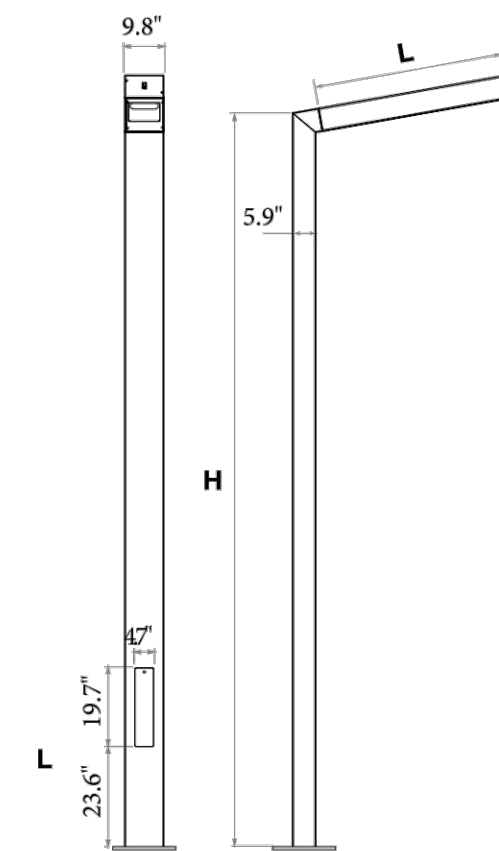
DIMENSIONS (in/ft)

DOMITIENNE V2						
Height	H	13.1'	16.4'	19.7'	23.0'	26.2'
Overhang	L	31.5" - 47.2" - 59.0"				

DOMITIENNE V2 Wall & against a pole mounting		
Overhang	L	31.5" - 47.2" - 59.0"
Weight (lbs)		24.2- 37.5 41.9



Base plate: 15.7" x 15.7" • Center to center: 11.8" x 11.8"
 4 anchor bolts (not supplied)
 Section : 9.8" x 5.9"



EVO2 MODULE

The EVO2 is very compact so that it can be incorporated into numerous luminaires in the Ragni range. In particular, it can replace classic reflectors (high-pressure sodium lamps, metal halide lamps...), and its compactness has made it possible to create the Ketch with its thin luminaire.



- LED manufacturer: CREE
- LED life-cycle: up to 100,000 hours
- Color temperatures: 3000K ou 4000K
- CRI above 70

POWER AND LUMINOUS INTENSITIES PER MODULE - LUMINAIRE OUTPUT DATA

3000 K Number of LED	350 mA			500 mA			700 mA		
	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)
16	21.4	1988	93	28.2	2867	102	36	3636	101
32	34.4	3976	116	48.8	5734	118	68.9	7271	106
48	51	5964	117	72.6	8601	118	102.3	10907	107

4000 K Number of LED	350 mA			500 mA			700 mA		
	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)
16	21.4	2147	100	28.2	3097	110	36	3932	109
32	34.4	4294	125	48.8	6193	127	68.9	7863	114
48	51	6441	126	72.6	9290	128	102.3	11795	115

P_t (W) = Total power consumption including driver consumption • Φ (lm) = Nominal flux (lm) • (lm/W) = Luminous efficiency (lm/W)

ORDERING INFORMATION

Model	Pole Height (mm)	Head Length	# LED	CCT (K)	Drive Current	Distribution	Line Voltage	Mounting	Mounting Direction	Mounting Angle	Color
DOMY											
	4000	800	16	3 - (3000K)	35 - (350 mA)	T2	120	T - (Top)	F - (Front)	0	BLK - (Black)
	5000	1200	24	4 - (4000K)	50 - (500 mA)	T3	220	W - (Wall)	B - (Back)	5	BRZ - (Bronze)
	6000	1500	32		70 - (700 mA)	T4	277		L - (Left)	10	SLV - (Silver)
	7000		48		CUSTOM	T5	UNV		R - (Right)	15	WHT - (White)
	8000									20	(RAL #)
	CUSTOM									30	



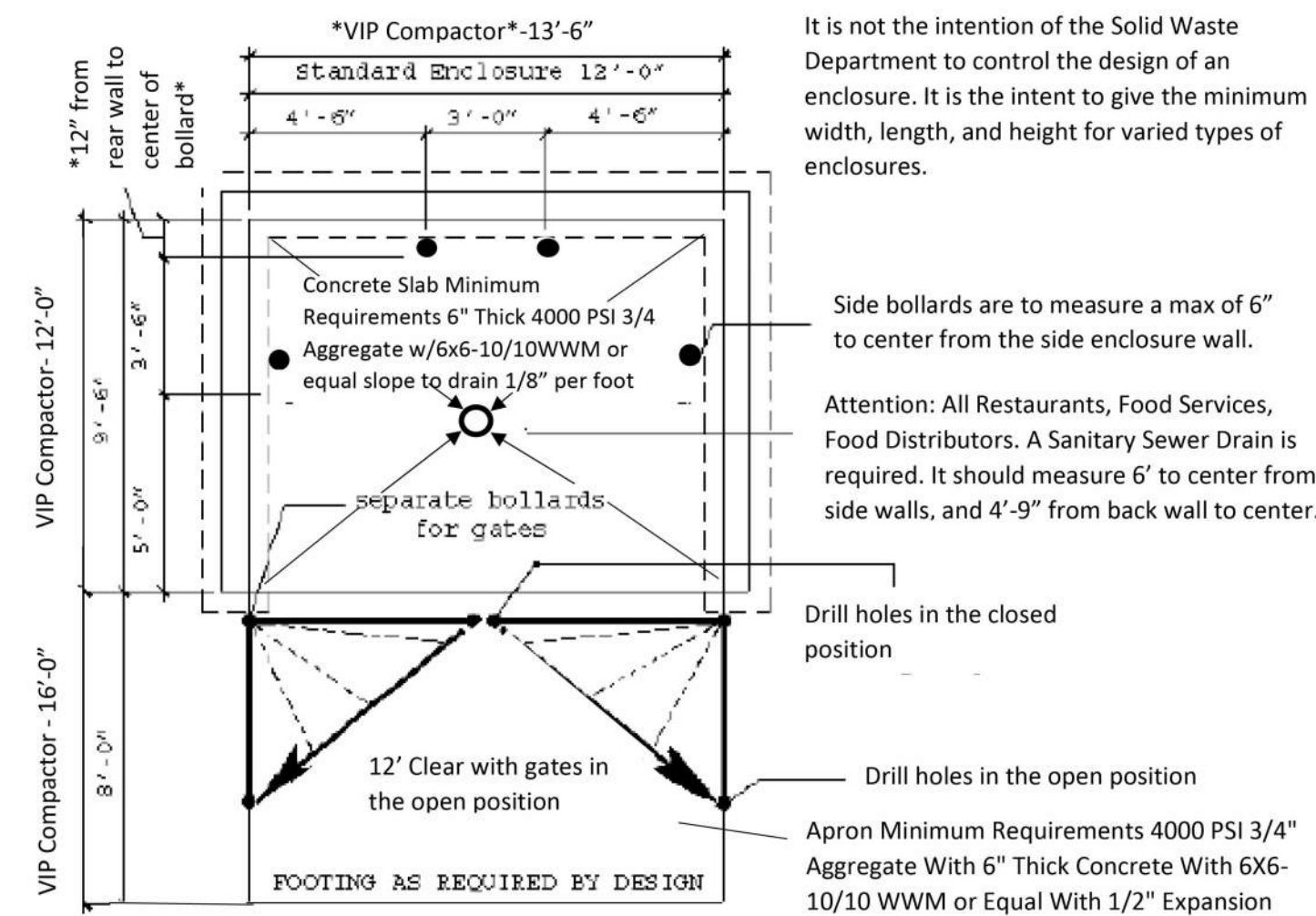
NOTES

1. LIGHT FIXTURES SHALL BE SHIELDED USING FULL CUTOFF LIGHT FIXTURES (I.E. A LIGHT FIXTURE WITH ZERO INTENSITY AT OR ABOVE 90 DEGREES ABOVE NADIR AND LIMITED TO A VALUE NOT EXCEEDING 10% OF LAMP LUMENS AT OR ABOVE 80').
2. LIGHTING SHALL BE POSITIONED SO THAT LIGHT SPILLOVER ONTO THE AREA 10' BEYOND THE PROPERTY LINE SHALL NOT EXCEED 200' LAMBERTS AS MEASURED FROM THE PROPERTY LINE FACING THE LIGHT SOURCE.
3. OUTDOOR LIGHT FIXTURES SHALL HAVE A MINIMUM LIGHT INTENSITY OF 1 LUMEN PER SQUARE FOOT AND A MAXIMUM INTENSITY OF 2 LUMENS PER SQUARE FOOT.

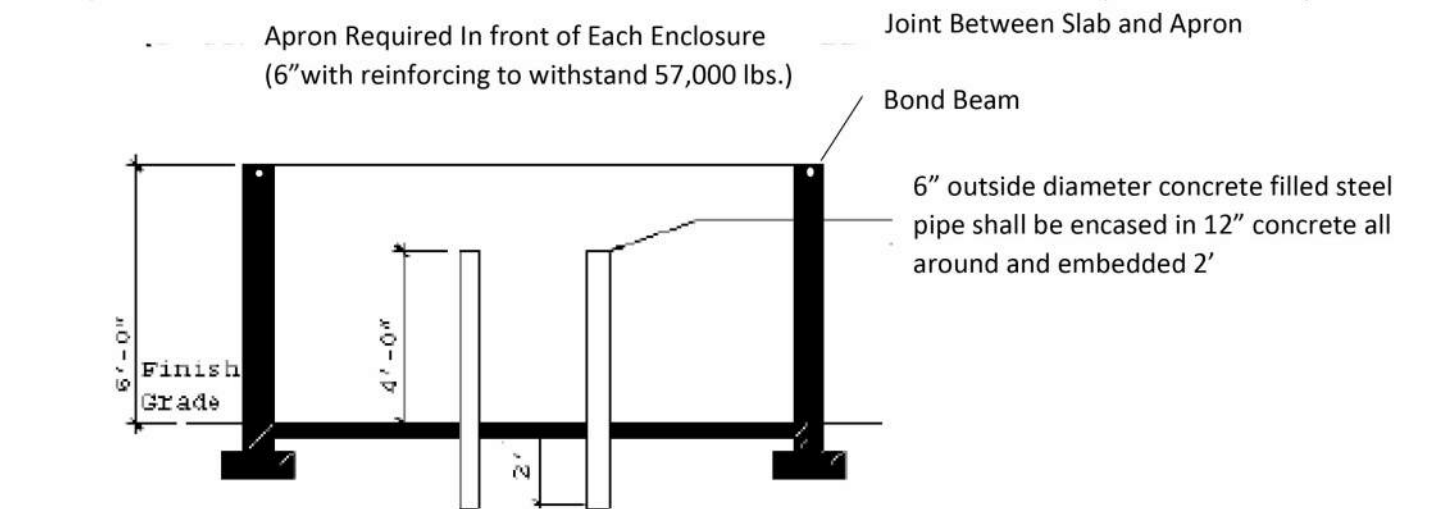
	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm/sb
	CONSTRUCTION DETAILS	DATE 12-16-22
	TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	DRAWING
		SHEET # DET-2
RONALD R. BOHANNAN P.E. #7868		JOB # 2022047

**City of Albuquerque
Solid Waste Management Department**
4600 Edith Blvd NE
Albuquerque, NM 87107

Dimensions given are to the inside of the enclosure walls and are the minimum sizes for the slab itself. Footing will vary with the design of the enclosure.



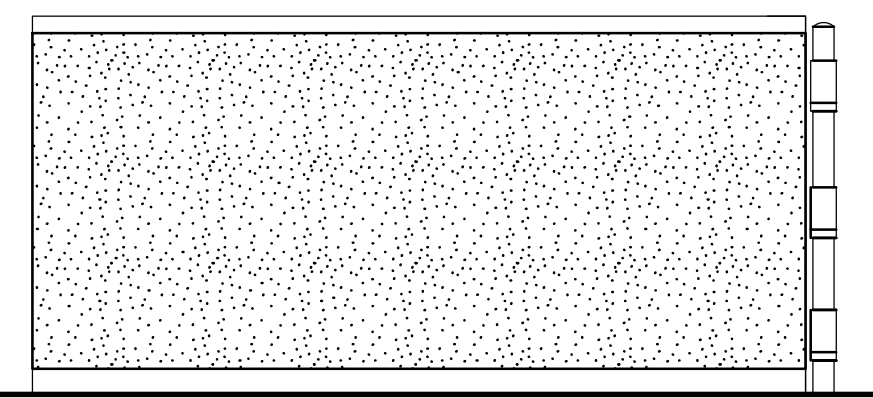
It is not the intention of the Solid Waste Department to control the design of an enclosure. It is the intent to give the minimum width, length, and height for varied types of enclosures.



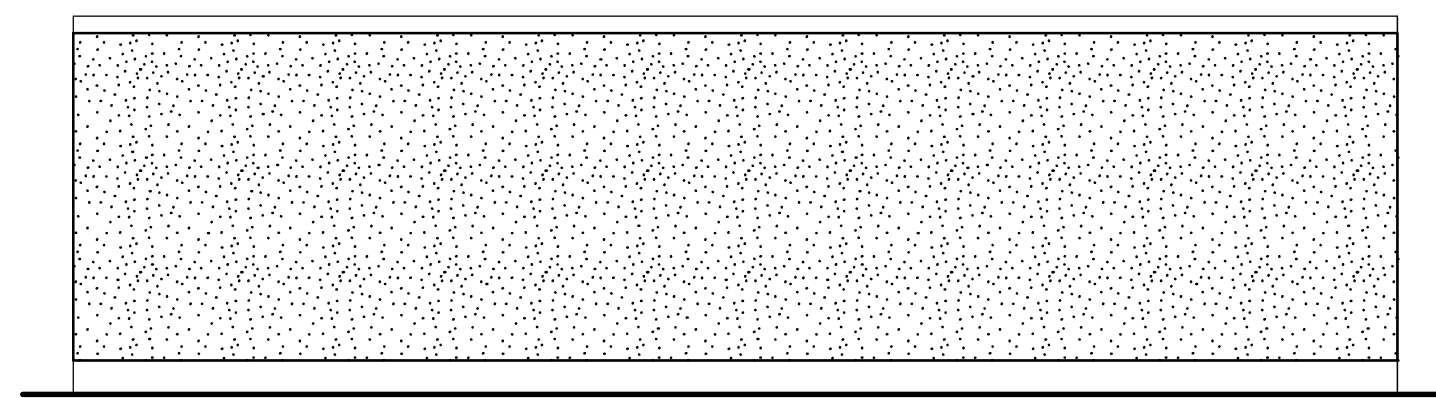
For VIP Compactors rear bollards must be placed directly behind dumpster. Get with installer for placement of compacting unit

Additional information concerning these specifications may be obtained by calling the Solid Waste Management Department at (505) 761-8125

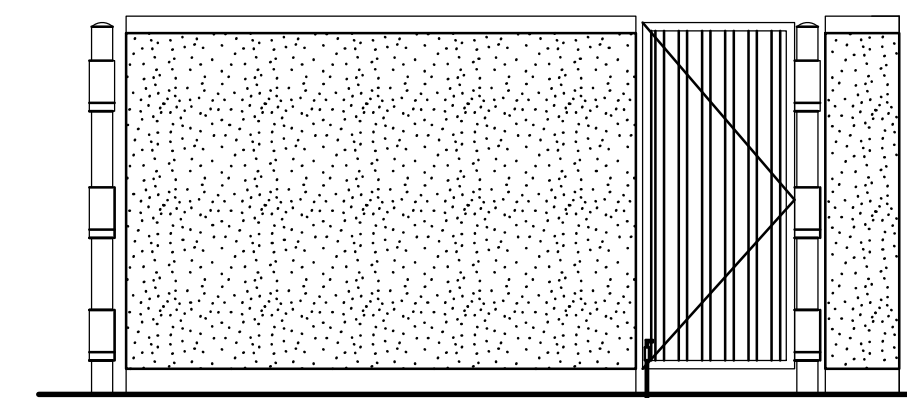
*****Trash enclosures are intended for dumpsters only.*****
*****if casters are required for service a level smooth hard surface (Asphalt, Concrete) is required from the edge of the apron*****



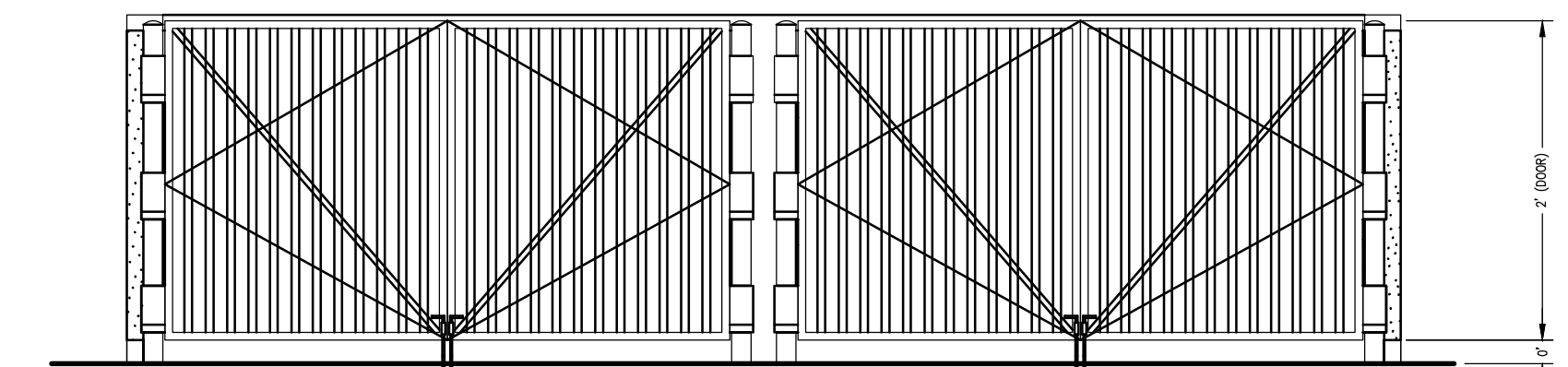
5 Side Elevation
1/4" = 1'-0"



4 Back Elevation
1/4" = 1'-0"



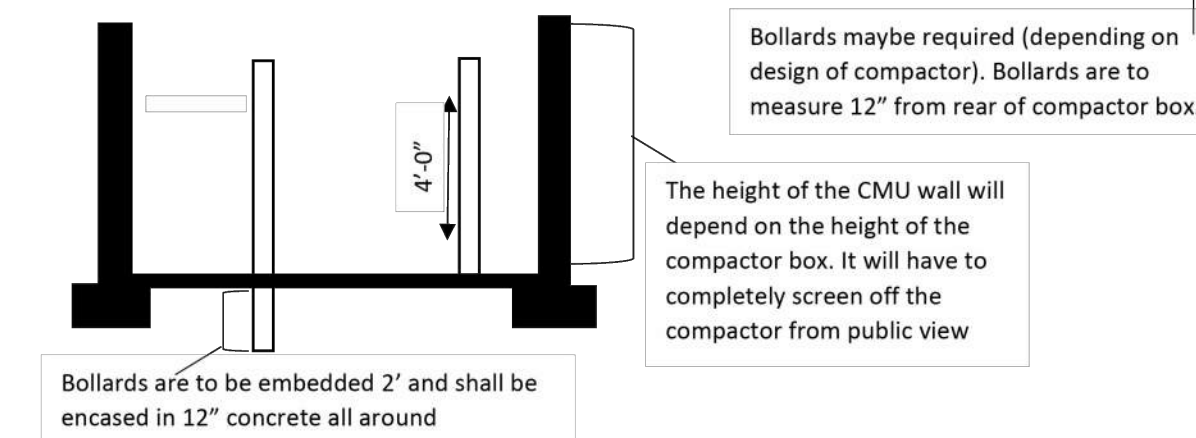
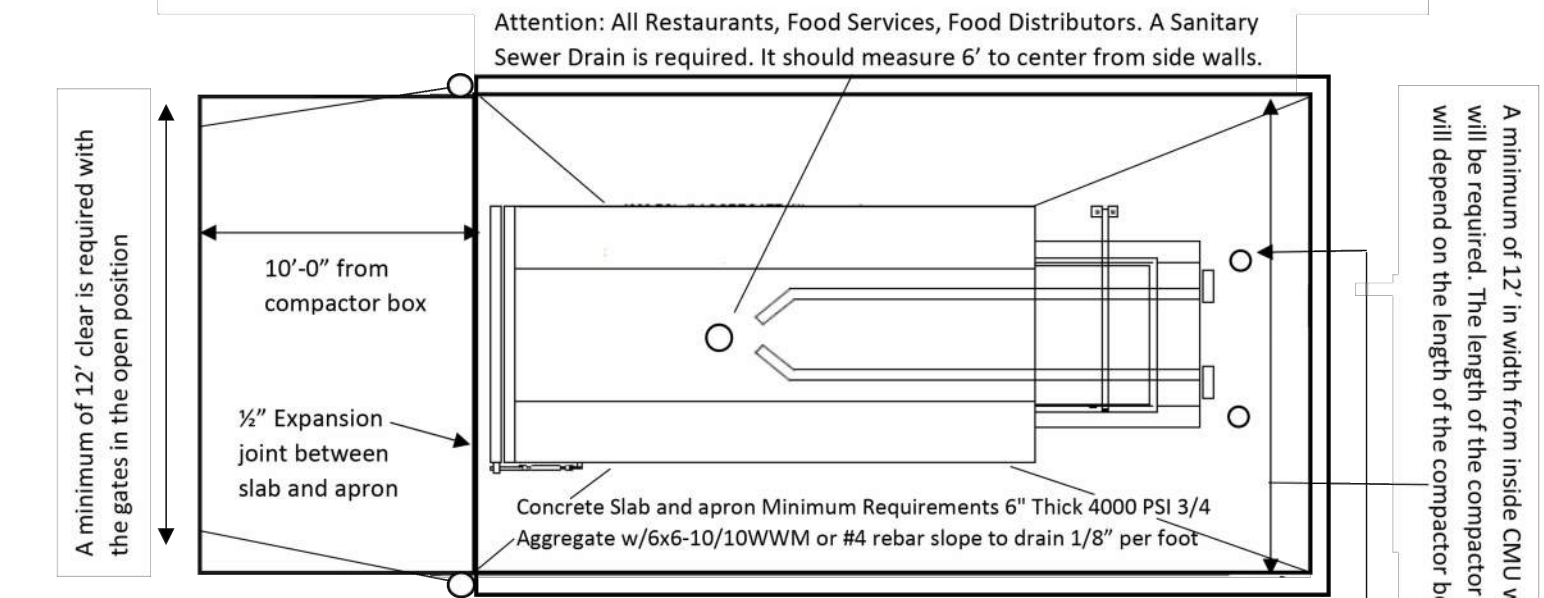
3 Side Elevation
1/4" = 1'-0"



2 Front Elevation
1/4" = 1'-0"

City of Albuquerque
Solid Waste Management Department
4600 Edith Blvd NE
Albuquerque, NM 87107

Concrete pad is to be a minimum of 12' wide with a length of 10' greater than the combined length of the compactor and the container (box). Concrete is to be a minimum of 4000 PSI, steel reinforced, 6" thick



Additional information concerning these specifications may be obtained by calling the Solid Waste Management Department at (505) 761-8125

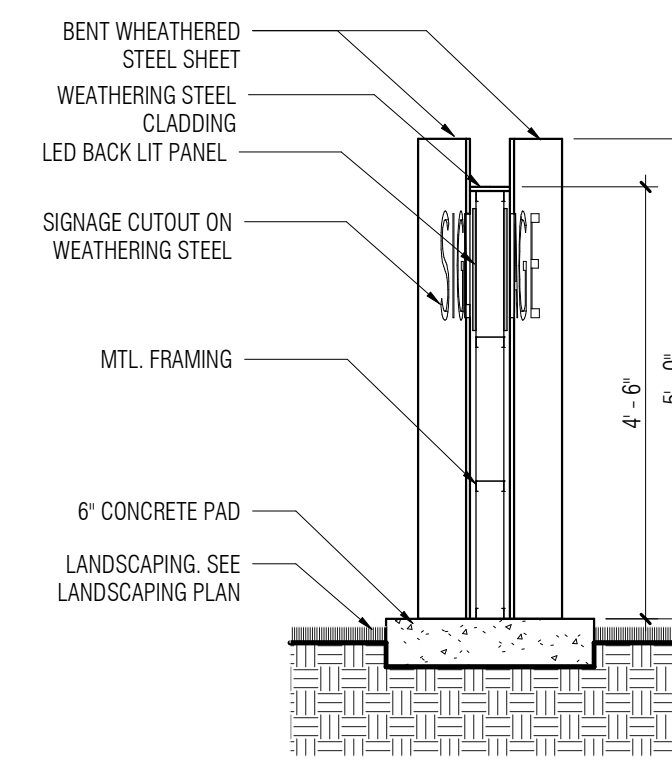
*****Trash enclosures are intended for dumpsters only.*****

	1921 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY pm
	CONSTRUCTION DETAILS	DATE 10-26-22
	5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com	DRAWING
		SHEET # DET-3
RONALD R. BOHANNAN P.E. #7868		JOB # 2022047

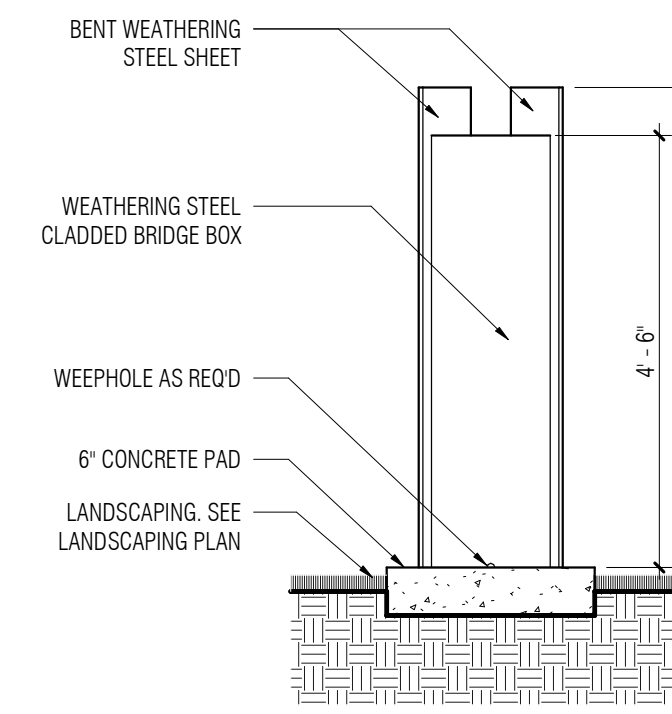


OFFICE UNTITLED

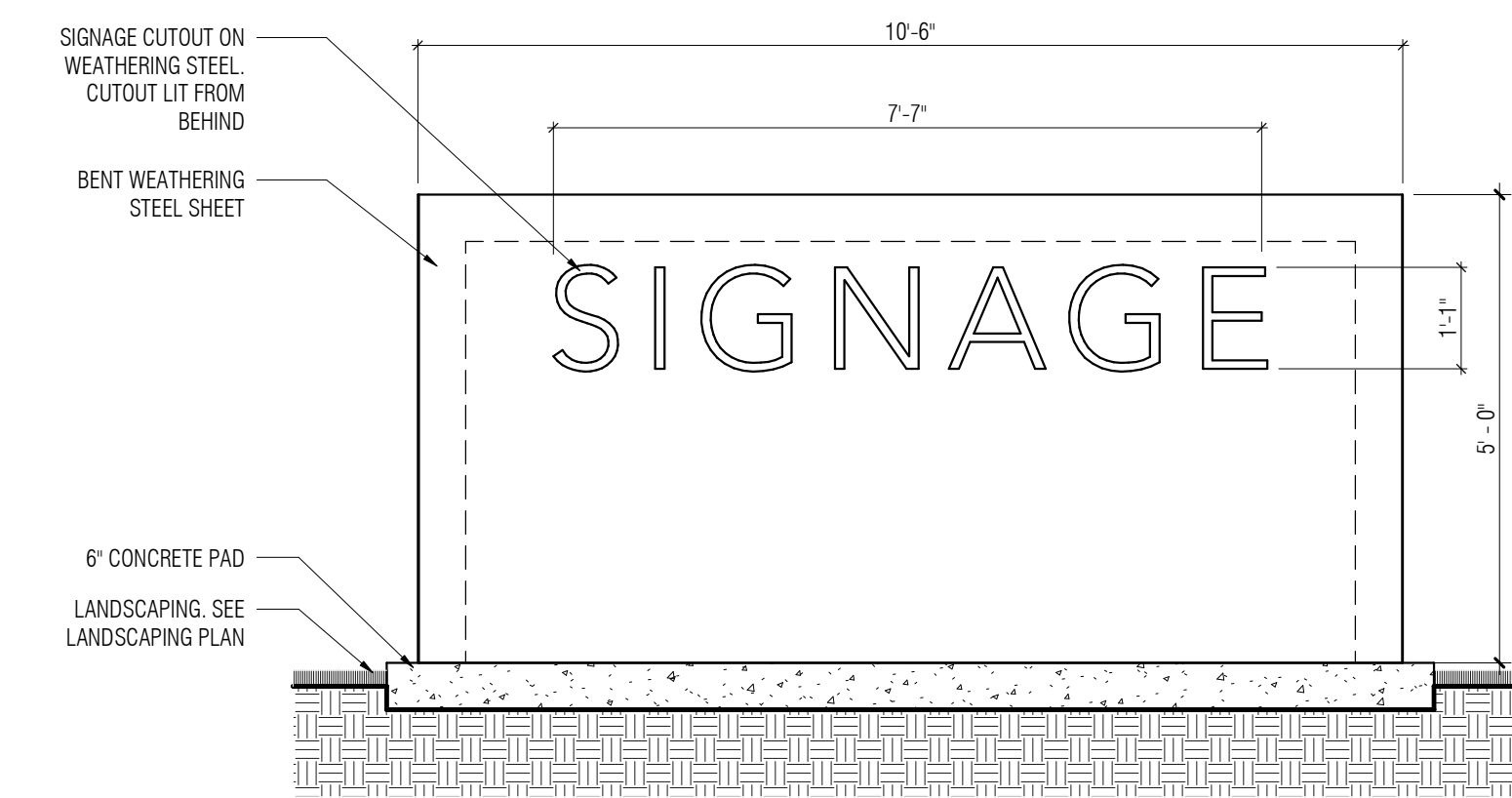
ARCHITECT
4200 SEPULVEDA BLVD, STE 104, CULVER CITY, CA 90230
P: 310.730.6698



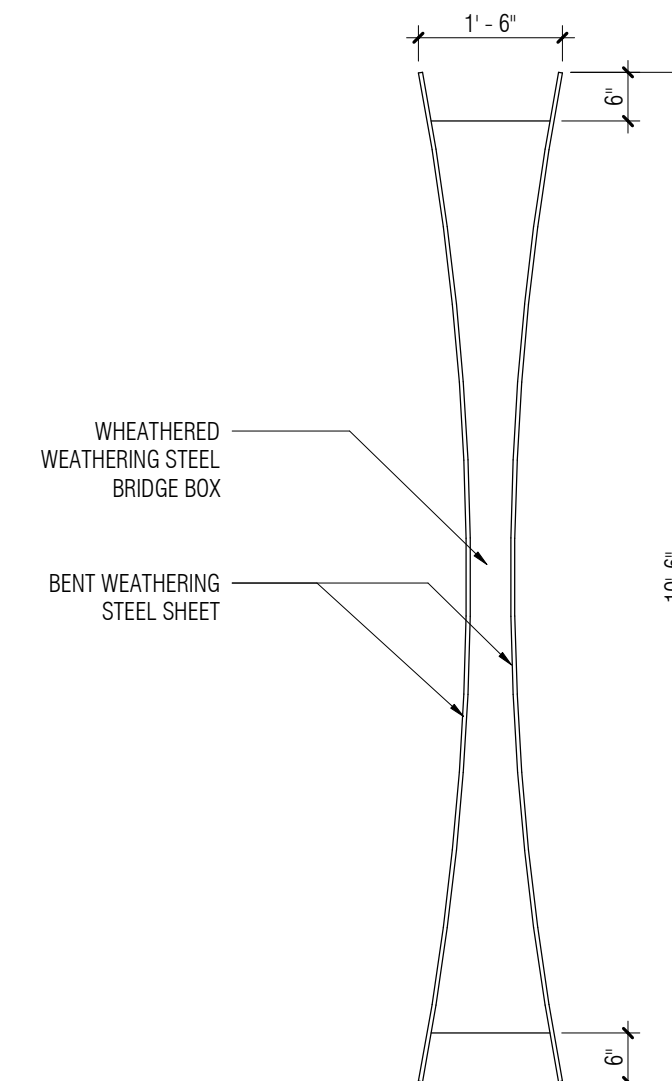
MONUMENT SIGNAGE - LATITUDINAL SECTION 4
SCALE: 1/2" = 1'-0"



MONUMENT SIGNAGE - SIDE ELEVATION 3
SCALE: 1/2" = 1'-0"



MONUMENT SIGNAGE - FRONT/BACK ELEVATION 2
SCALE: 1/2" = 1'-0"



MONUMENT SIGNAGE - PLAN 1
SCALE: 1/2" = 1'-0"

SAWMILL (LOT H)

1921 Bellamah Ave NW, Albuquerque, NM
87104

OU PROJECT NO. 21.002.000

#	REVISION DESCRIPTION	DATE

Seal



License Name: Christian Robert
Profession Name: OFFICE UNTITLED, INC.
License Number: 005312

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



SIGNAGE DETAIL

D-A.99.01



PR-2022-007155_SI-2022-02196_Site_Plan_Approved_12-21-22_Sheet_1

Final Audit Report

2022-12-30

Created:	2022-12-30
By:	Jay Rodenbeck (jrodenbeck@cabq.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAABAngFWryR2SmRIWFHsRWIM3R2dNhfqVD6y

"PR-2022-007155_SI-2022-02196_Site_Plan_Approved_12-21-22_Sheet_1" History

-  Document created by Jay Rodenbeck (jrodenbeck@cabq.gov)
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-  Agreement completed.
2022-12-30 - 7:44:34 PM GMT