

PROJECT NUMBER: PR-2022-007645
 Application Number: SI-2023-01509

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
ABC/VUA	Date
Parks and Recreation Department	Date
Hydrology	Date
Code Enforcement	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
Planning Department	Date

*Environmental Health, if necessary
12/6/22

PROJECT DESCRIPTION

Construction of a new tilt-up concrete fully sprinkled cannabis agricultural warehouse to be used for cannabis cultivation.

GENERAL NOTES

- A. REFER TO AS102 FOR MORE DIMENSIONS
- B. REFER TO AS501 and AS502 FOR SITE DETAILS
- C. GUARDRAIL IS REQUIRED AT ANY PEDESTRIAN WALK AREA WHERE ADJACENT CHANGE IN ELEVATION IS 30" OR MORE. REFER TO AS501 FOR DETAIL, CIVIL GRADING PLAN FOR ELEVATIONS.
- D. CONTRACTOR TO VERIFY ALL RAMPS, WALKS, AND RAILS MEET CODE AND ADA GUIDELINES
- E. REFER TO CITY OF ALBUQUERQUE STANDARD DRAWINGS 2415A AND 2415B FOR CURB AND GUTTER DETAILS
- F. REFER TO CITY OF ALBUQUERQUE STANDARD DRAWING 2425B FOR DRIVEPAD WITH RAMP
- G. REFER TO CITY OF ALBUQUERQUE STANDARD DRAWING 2430 FOR SIDEWALK DETAILS
- H. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.

Notes and Parking

Code Referenced
 City of Albuquerque IDD (effective 2022-12-25)
 Non-Residential Business Park (NR-BP)

Address and Legal Description
 7401 Los Volcanes Rd NW, Albuquerque, NM 87121
 UPC 10100581851310104
 Lot 2-B, Tract S-1, Atrisco Business Park, Unit 2, City of Albuquerque, Bernalillo County, New Mexico
 1.6675 Acres

Type of Development & Occupancy

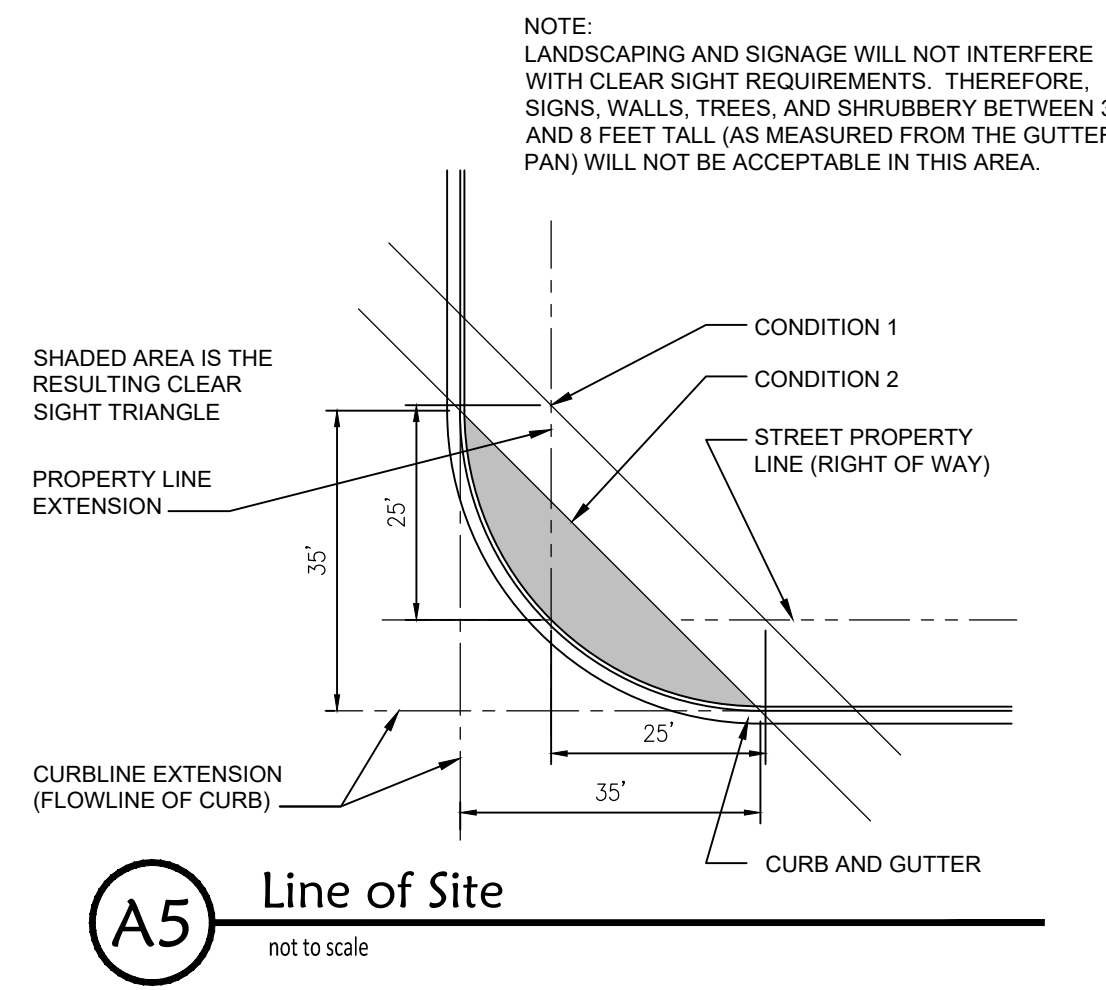
Ray's Flooring (existing building)	
Warehousing	48,716 sf
Business	13,501 sf
total	62,217 sf
NM Sol (new building)	
Cannabis Cultivation & Product	23,924 sf
Production Facility	

Parking Required (Table 5-5-1)

Warehousing	no requirement	
Business	3.5 spaces per 1000 GFA	47.25
Cannabis Cultivation	1 space per 1000 GFA	23.92
Total spaces required		71
Motorcycle		1.00
Bicycle		3.00

Total spaces provided		84 spaces
NM Sol		24
ADA		1
Motorcycle		2
Bicycle		3
Ray's Flooring		55
ADA		3
Motorcycle		4
Bicycle		6

Executive Summary
 Construction of a new tilt-up concrete fully sprinkled agricultural warehouse to be used for cannabis cultivation. Existing parking for Ray's Flooring (existing warehouse) to be divided wherein the new counts for each of the structures meet all requirements. Shared parking agreement is on file.



STUDIO CONSULTANTS, INC
 100 Gold Ave. SW, Suite 205,
 Albuquerque, NM 87102
 Daniel@ariascinc.com (505) 506-2314

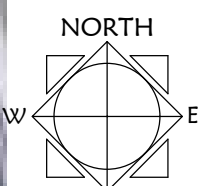
NM SOL
 A New Agricultural Facility
 7431 Los Volcanes Road NW
 Albuquerque, NM 87121

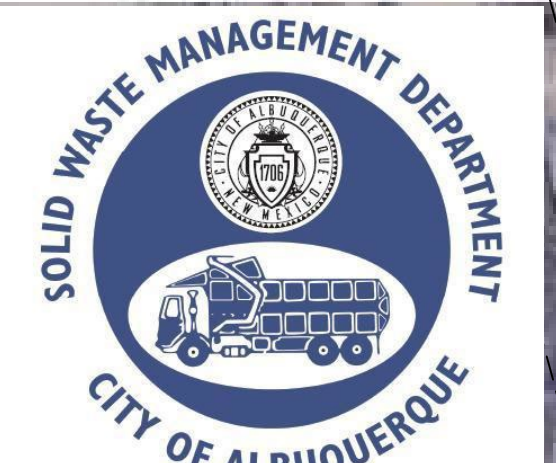
Architect/Engineer Seal

mark	date	description
revisions		
issue		Permit CDs
project no		2219
drawn by		DGP
checked by		DGP
date		AUGUST 10, 2023

ARCHITECTURAL SITE PLAN
 Overall
 Site Plan for Building Permit

AS101 DFT





Approved for access by the Solid Waste Department.
 All containers must be made accessible for pick up between the hours of 5AM and 8PM.
 Reviewer: *Heaman Gallagosa*
 Date: 11-22-23

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total	62,217 sf

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Cannabis Cultivation & Product	23,924 sf
Production Facility	

Parking Required (Table 5-5-1)

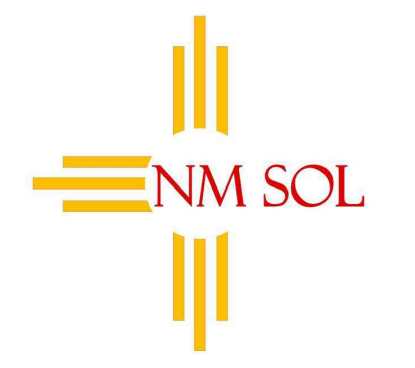
Warehouse	no requirement	47.25
Business	3.5 spaces per 1000 GFA	23.92
Cannabis Cultivation	1 space per 1000 GFA	71
Total spaces required		142
Motorcycle	1.00	
Bicycle	3.00	
Total spaces provided	84 spaces	
NM Sol		24
ADA		1
Motorcycle		2
Bicycle		3
Ray's Flooring		55
ADA		3
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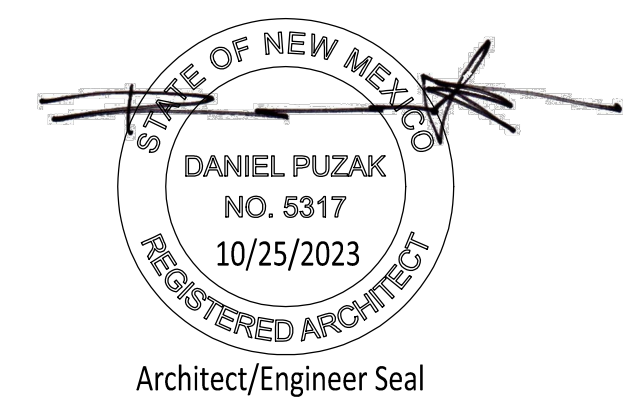
NOTE: LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3' AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THIS AREA.



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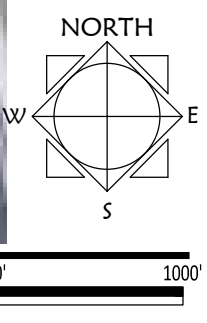
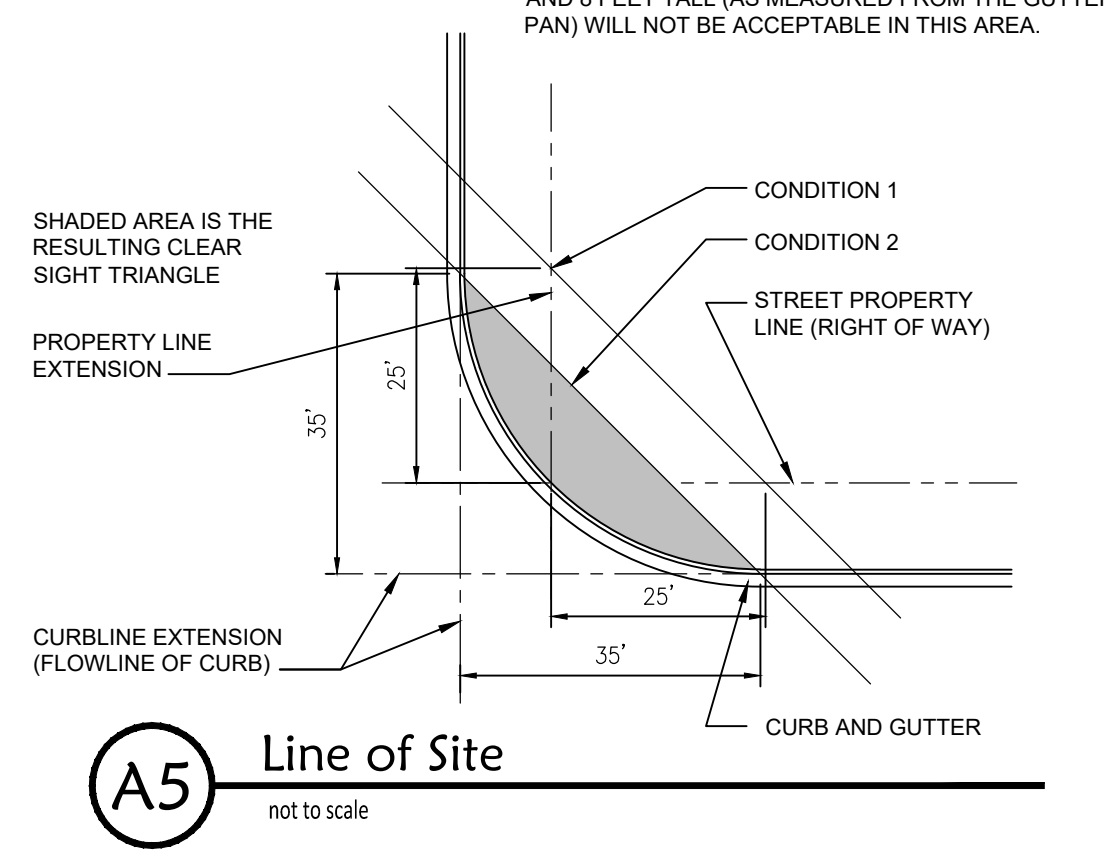


mark	date	description
▲	11/21/2023	COA PERMIT COMMENTS
▲	11/08/2023	COA PERMIT COMMENTS
▲	08/29/2023	ADDRESS ASSIGNMENT
▲	08/07/2023	TCL COMMENTS
▲	05/20/2023	OWNER CHANGES
▲	05/12/2023	COA PERMIT COMMENTS
▲	04/26/2023	TCL COMMENTS

revisions	Permit CDs
issue	2219
project no	DGP
drawn by	DGP
checked by	DGP
date	AUGUST 10, 2023

ARCHITECTURAL SITE PLAN
 Overall
 Traffic Circulation Layout

AS101 (TCL)



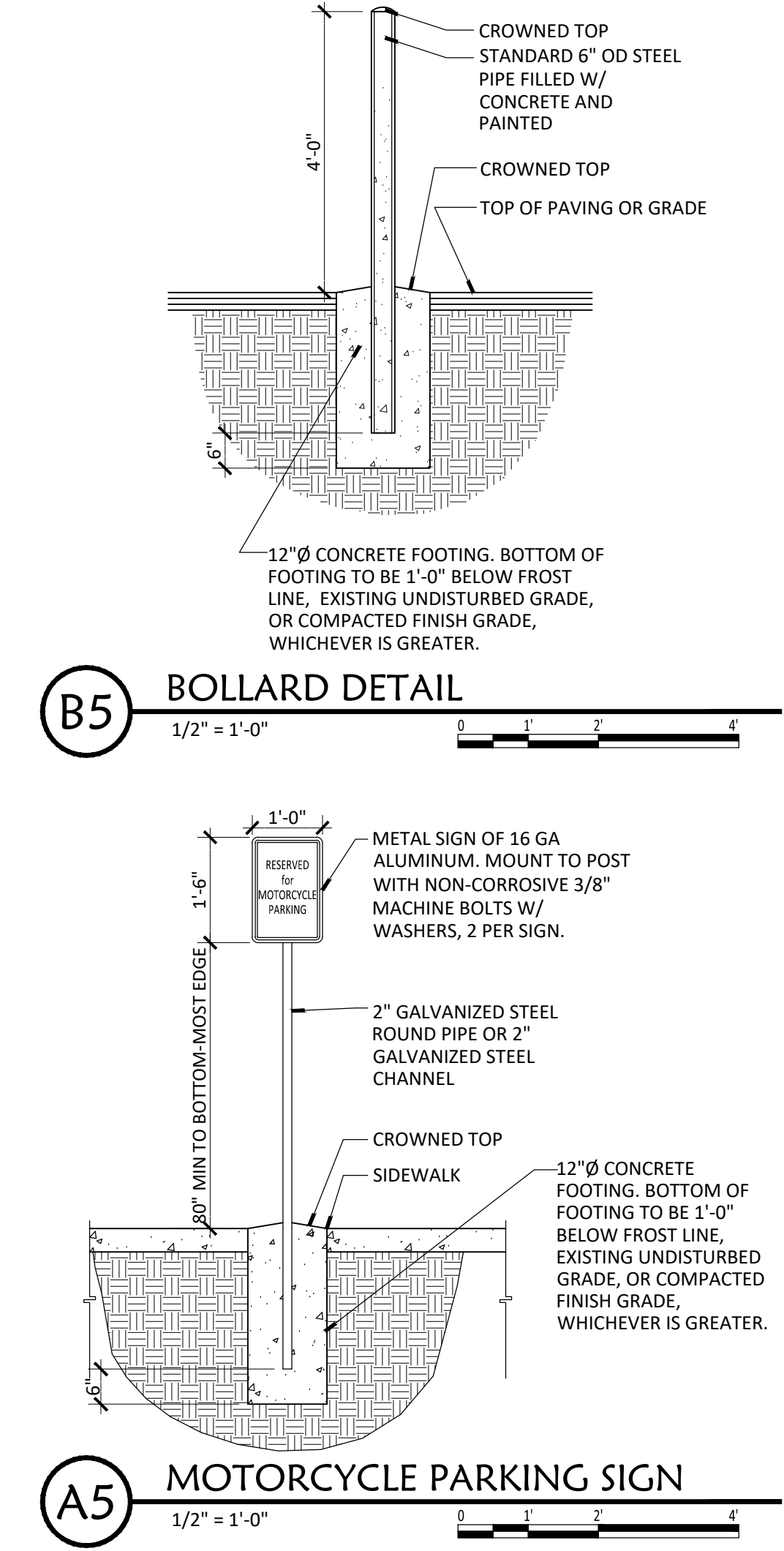
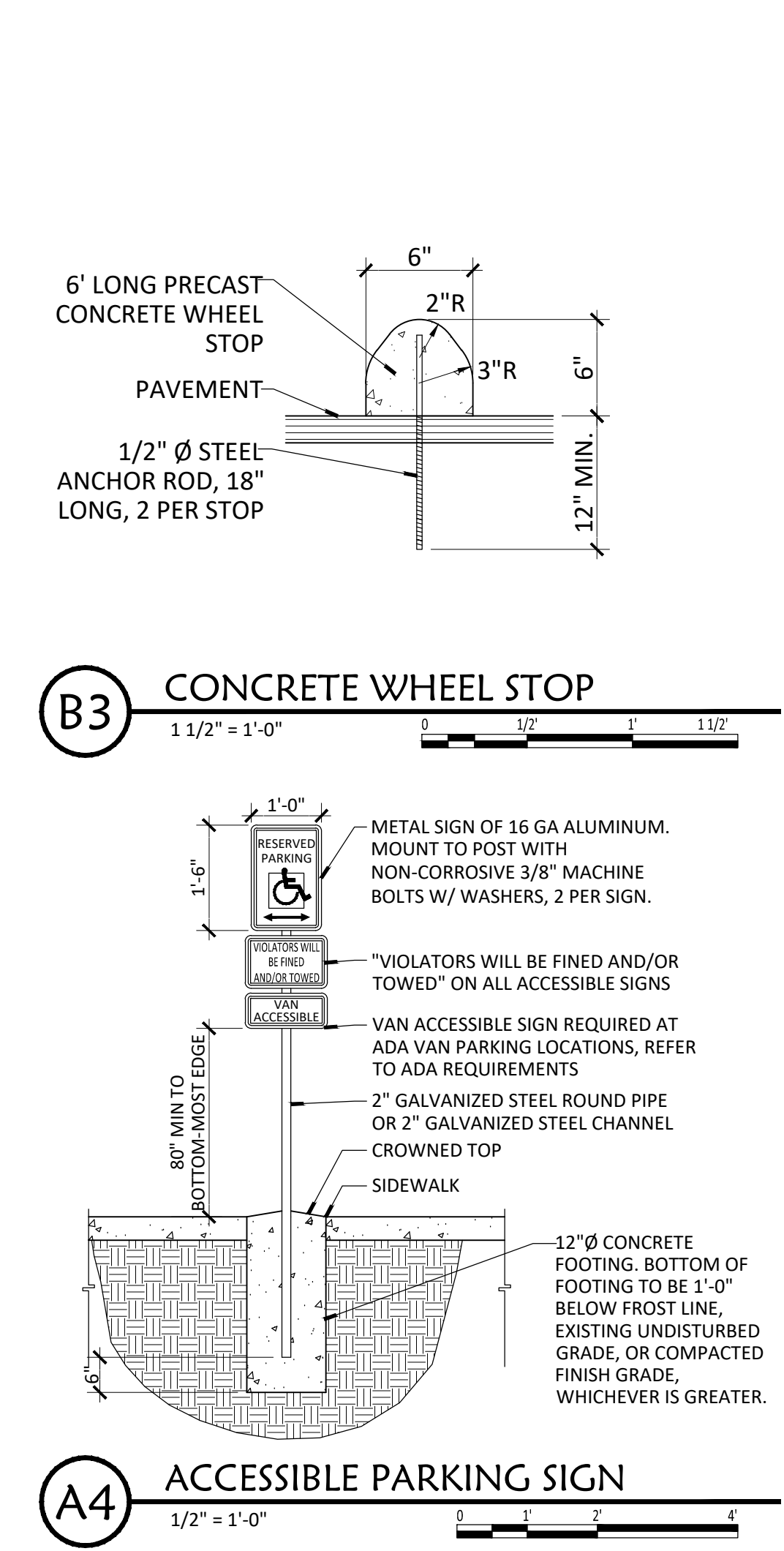
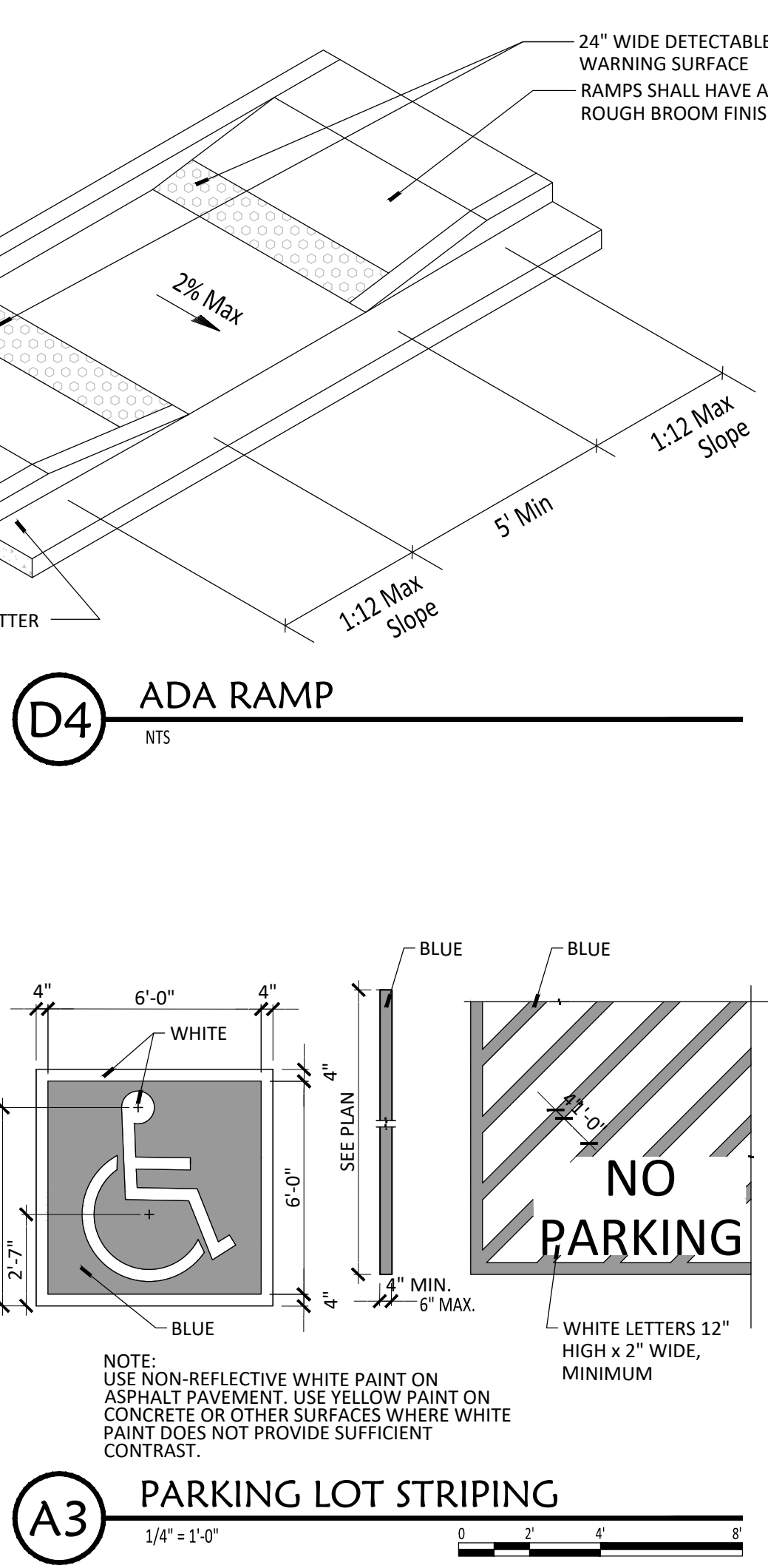
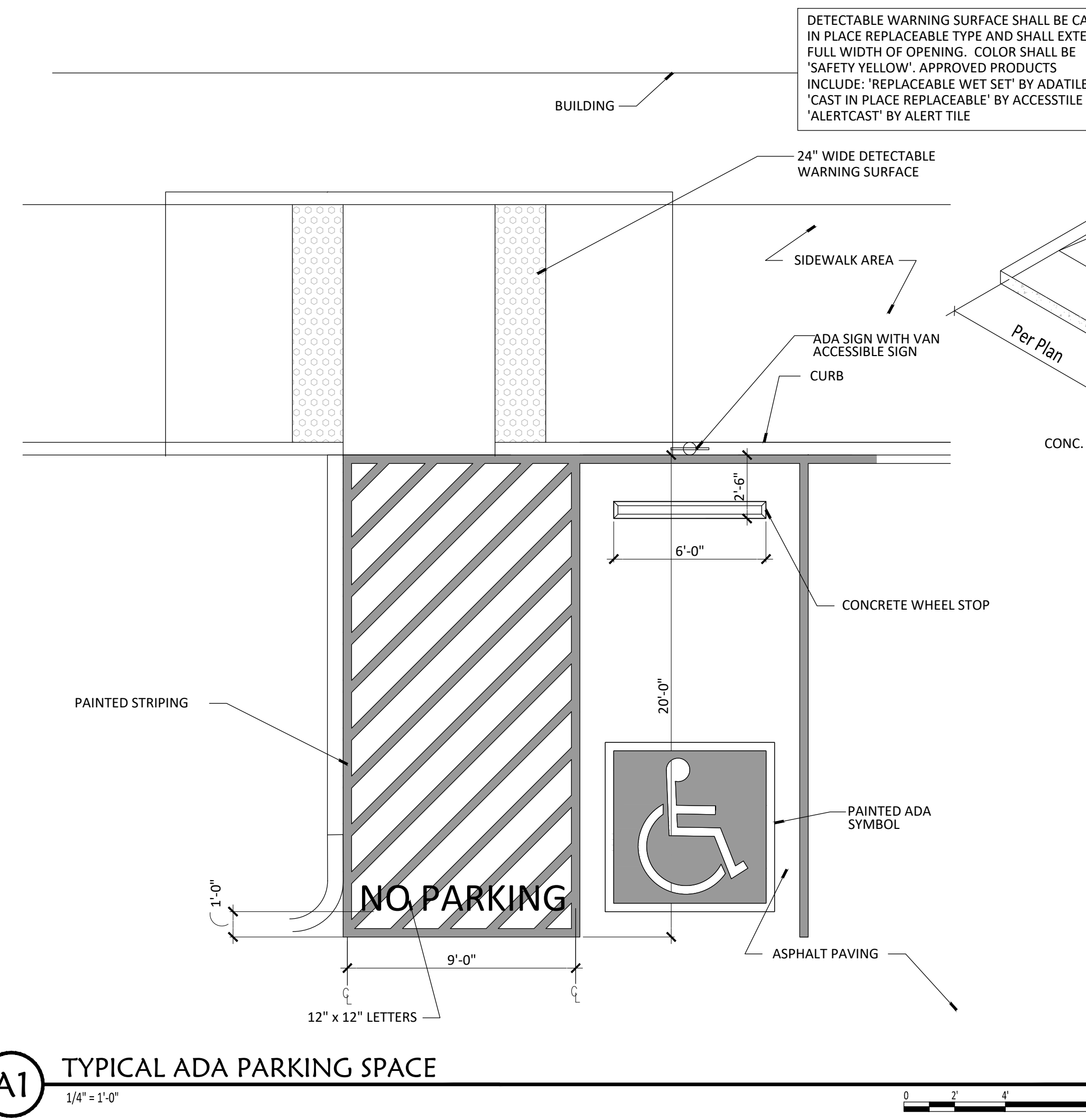
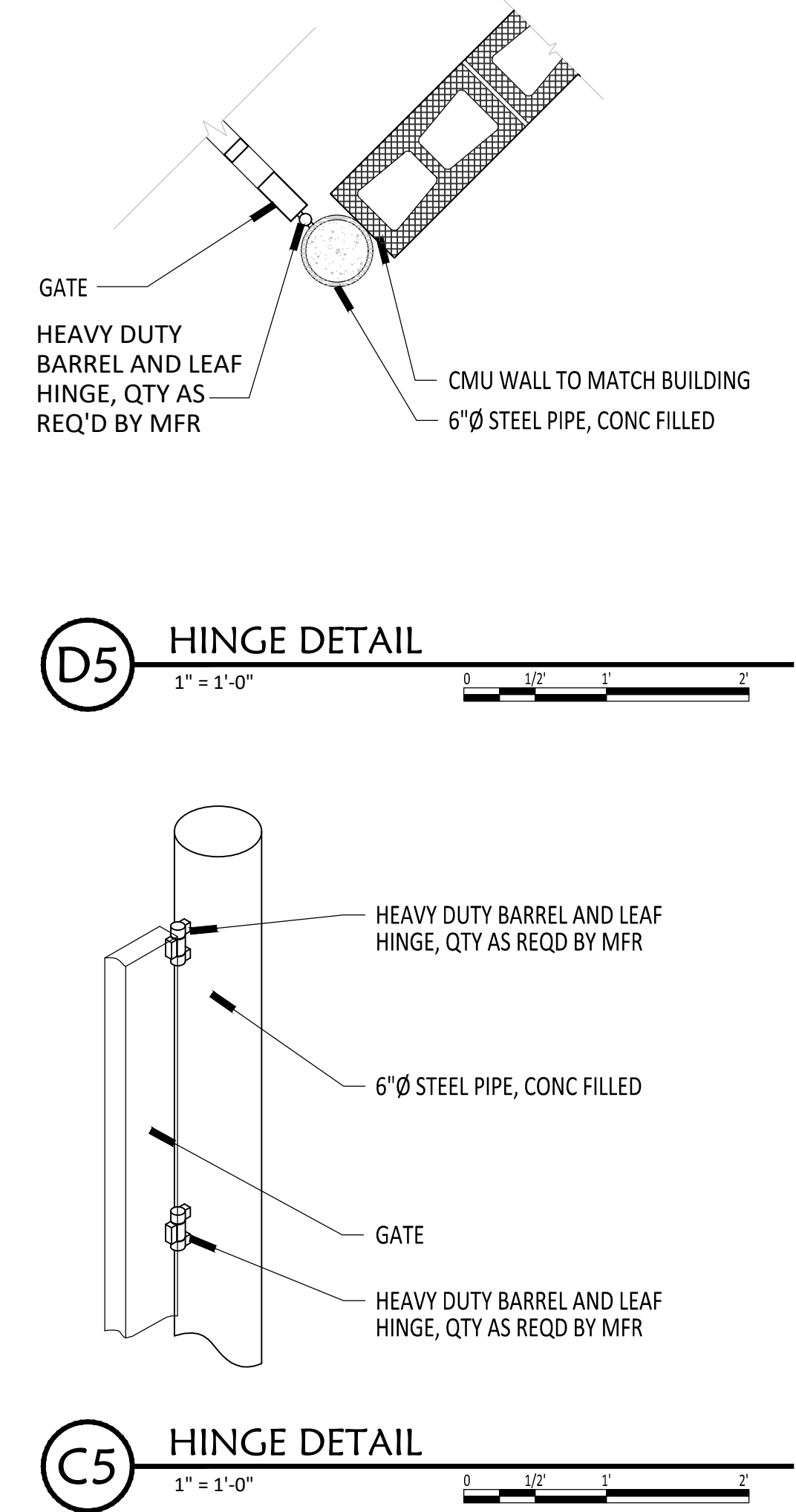
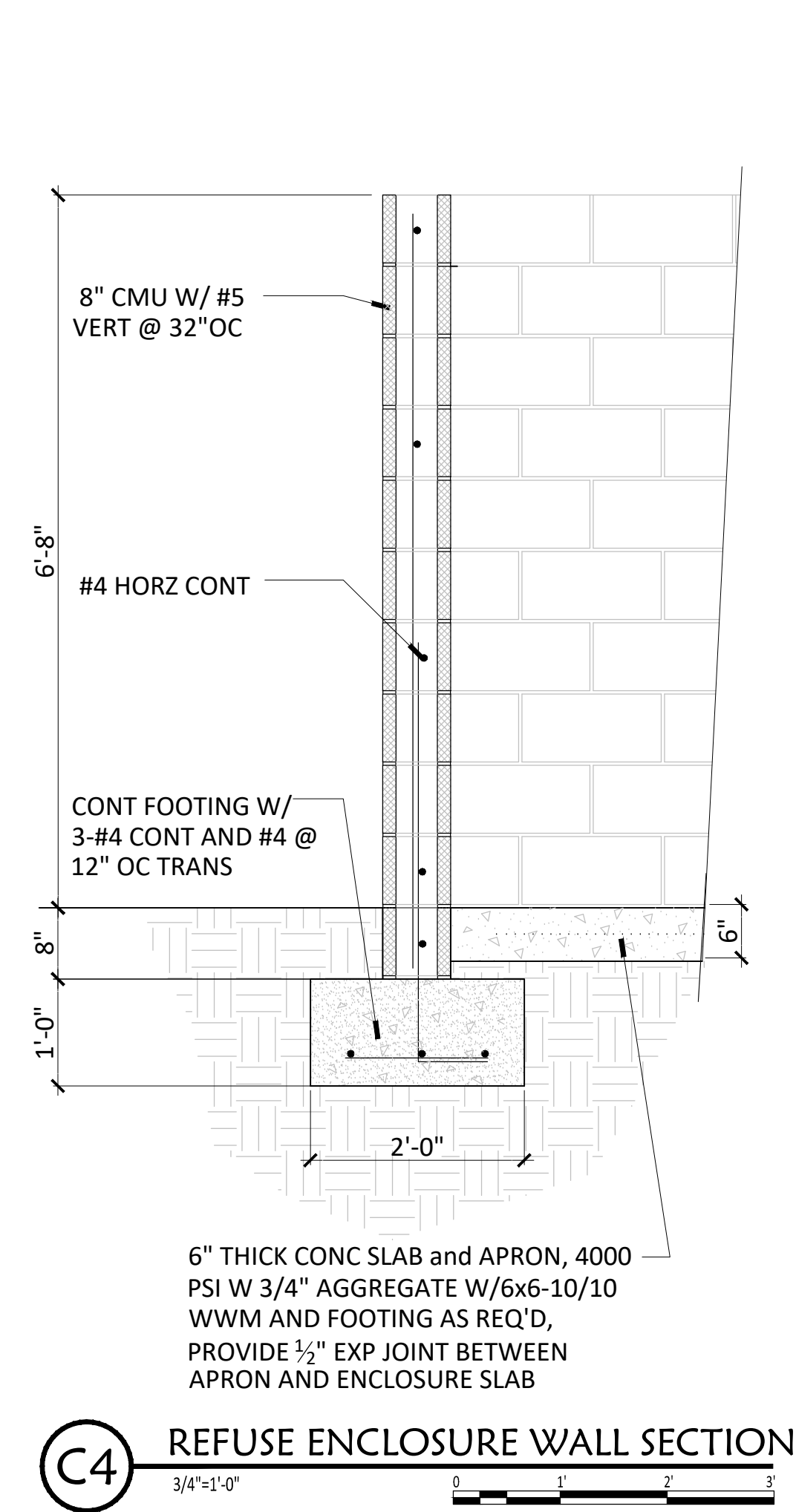
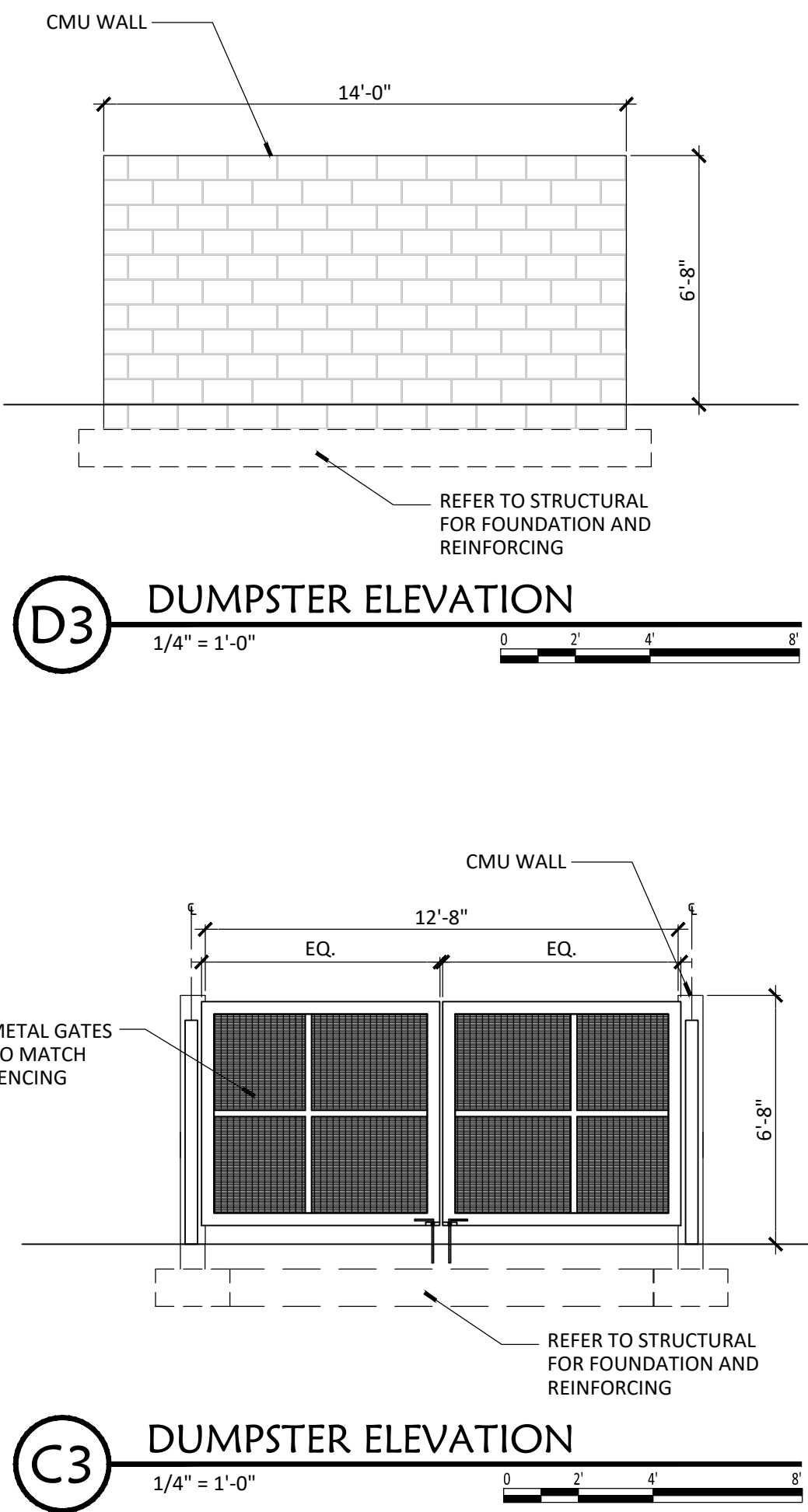
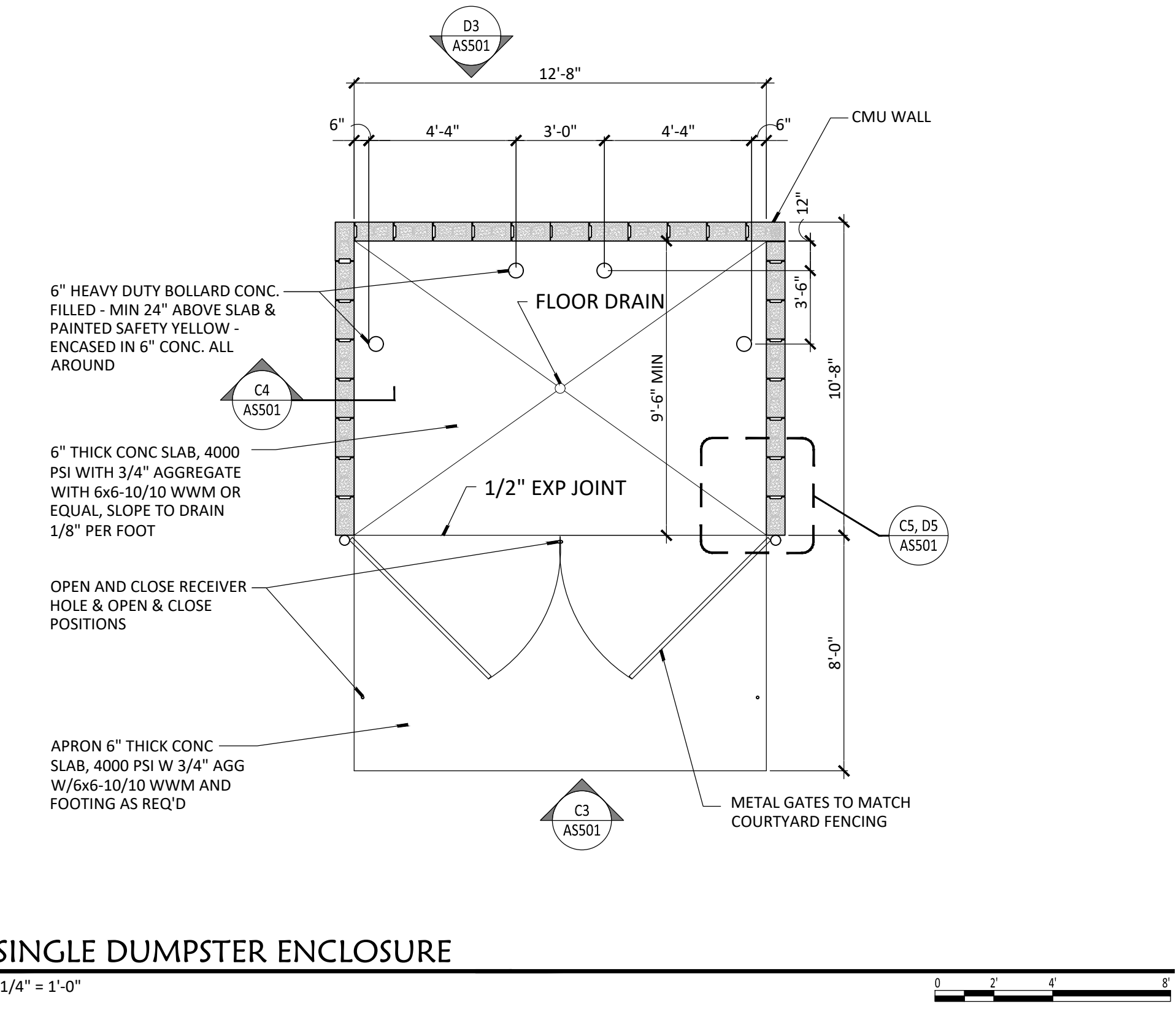
AI 1" = 50'-0"

ENCLOSURE NOTES:

- SOLID WASTE IS TO PROVIDE ALL INSPECTIONS ON THE TRASH ENCLOSURE SUCH AS PRE-POUR FOR SLAB AND APRON, BOND BEAM, BOLLARD, AND FINAL INSPECTION. INSPECTIONS WILL BE CONTINGENT FOR SOLID WASTE SIGN OFF FOR FINAL CO.
- REAR BOLLARDS ARE TO MEASURE NO MORE THAN 12" FROM BACK CMU WALL TO CENTER. BOLLARDS ARE TO MEASURE A MINIMUM OF 24" ABOVE CONCRETE.

**TRAFFIC CIRCULATION
LAYOUT APPROVED**

Ernest Arriaga 11/22/2023
Signed Date



ARIA

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NM SOL

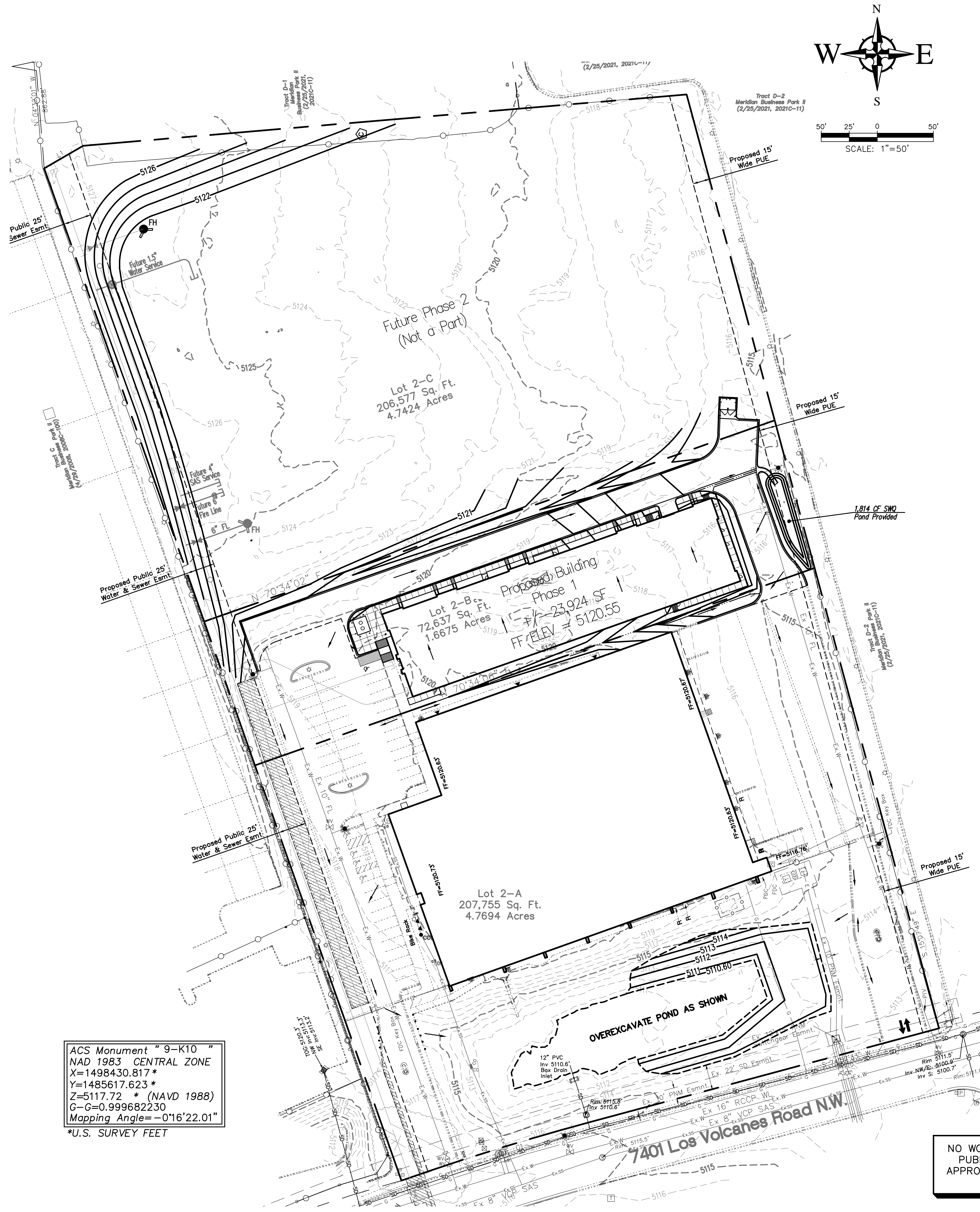
NM SOL
A New Agricultural Facility
7431 Los Volcanes Road NW
Albuquerque, NM 87121

STATE OF NEW MEXICO
DANIEL PUZAK
NO. 5317
10/25/2023
REGISTERED ARCHITECT
Architect/Engineer Seal

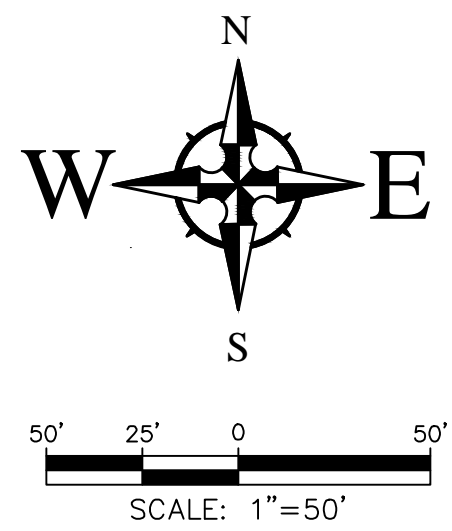
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revisions		
issue	Permit CDs	
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drawn by	DGP	
checked by	DGP	
date	AUGUST 10, 2023	

SITE DETAILS

AS501



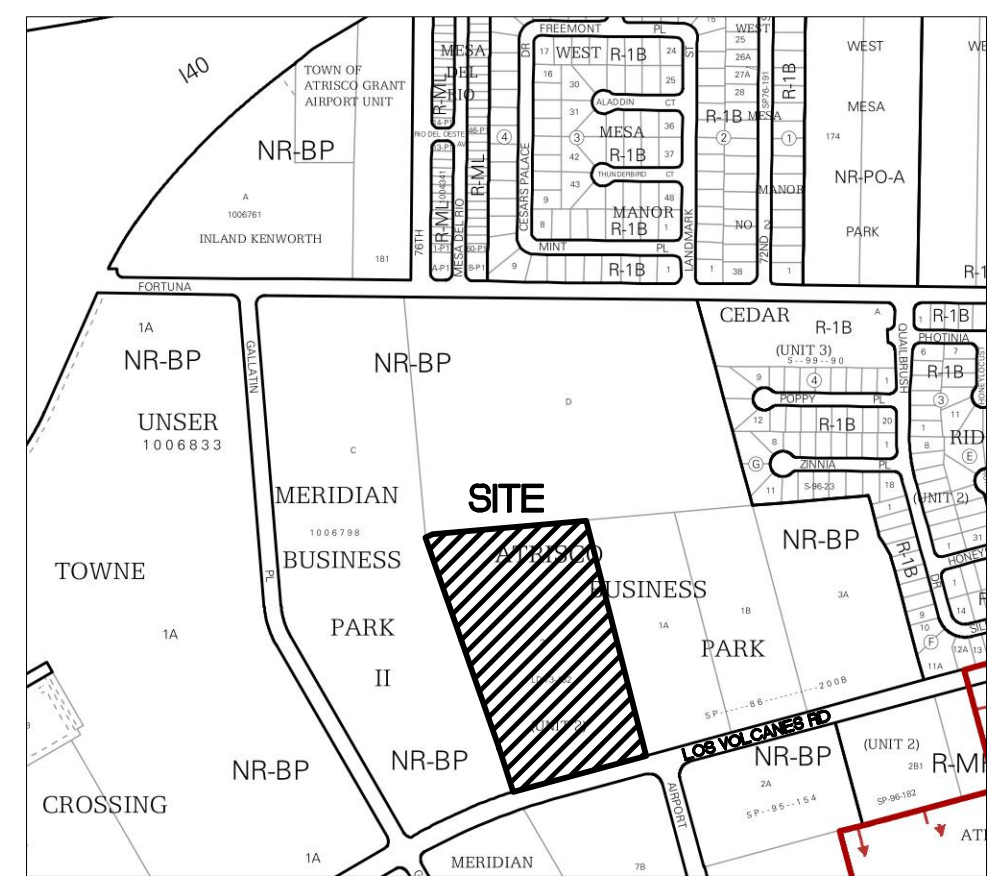
ACS Monument "9-K10"
 NAD 1983 CENTRAL ZONE
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 Y=1485617.623 *
 Z=5117.72 * (NAVD 1988)
 G-G=0.999682230
 Mapping Angle=-0°16'22.01"
 *U.S. SURVEY FEET



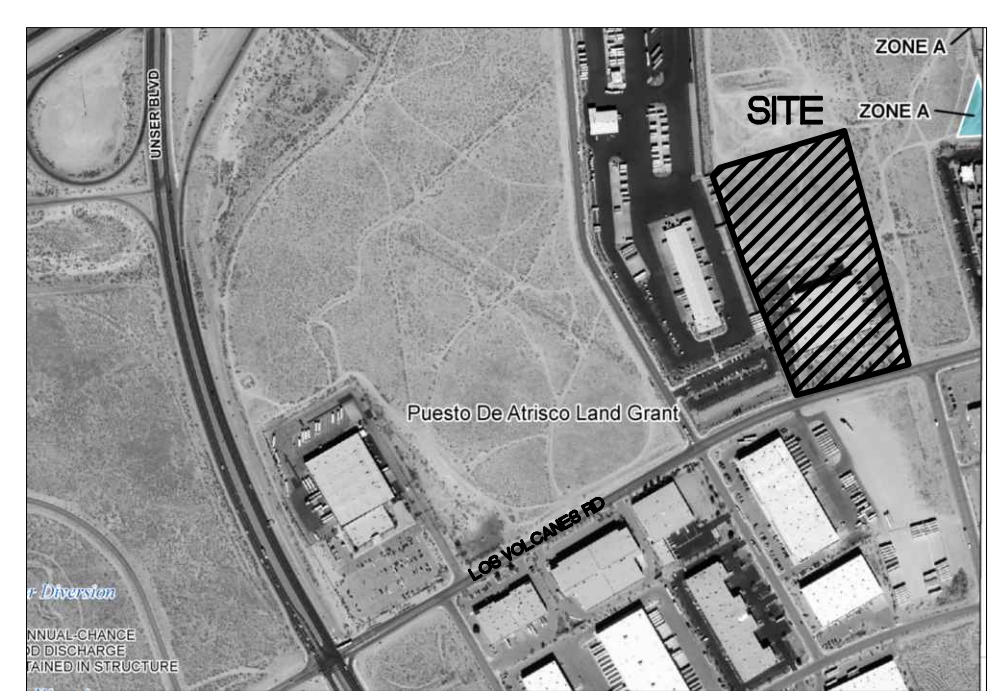
- LEGEND**
- ← FLOW ARROW
 - 27.8 PROPOSED TOP OF GRADE/PVMT ELEVATIONS
 - FL27.8 PROPOSED FLOW LINE/GUTTER ELEVATIONS
 - TC27.8 PROPOSED TOP OF CURB ELEVATIONS
 - TS27.8 PROPOSED TOP OF SIDEWALK ELEVATION
 - (1.11) FGH83.40 FINISHED GRADE AT TOP OF WALL
 - FGL83.40 FINISHED GRADE AT BOTTOM OF WALL
 - 515 EXISTING CONTOUR
 - 515 PROPOSED CONTOUR
 - EXISTING STORM DRAIN

CAUTION - NOTICE TO CONTRACTOR

THE CONTRACTOR IS SPECIFICALLY CAUTIONED THAT THE LOCATION AND/OR ELEVATION 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 APPROPRIATE UTILITY COMPANY AT LEAST 48 HOURS BEFORE ANY EXCAVATION TO REQUEST EXACT FIELD LOCATION 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.



VICINITY MAP
LEGAL DESCRIPTION:
 Lot 2, in Tract "S-1" of Unit 2, Atrisco Business Park, Albuquerque, NM.



FIRM MAP 35001C0328J
 Per FIRM Map 35001C0328J, dated November 04, 2016, the site is not located in the Floodplain and determined to be outside the 0.2% chance Annual Floodplain.

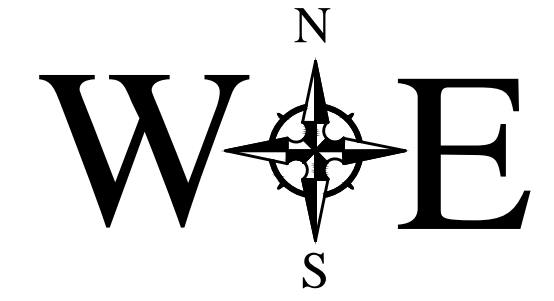
GRADING NOTES

1. EXCEPT AS PROVIDED HEREIN, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
2. THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL BE INCIDENTAL TO THE PROJECT COST.
3. ALL WORK RELATIVE TO FOUNDATION CONSTRUCTION, SITE PREPARATION, AND PAVEMENT INSTALLATION, AS SHOWN ON THIS PLAN, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "GEO TECHNICAL INVESTIGATION," AS PROVIDED BY THE ARCHITECT OR OWNER. ALL OTHER WORK SHALL, UNLESS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE PROJECT, (FIRST PRIORITY) SPECIFICATIONS, AND/OR THE CITY OF ALBUQUERQUE (COA) STANDARD SPECIFICATIONS FOR PUBLIC WORKS (SECOND PRIORITY).
4. EARTH SLOPES SHALL NOT EXCEED 3 HORIZONTAL TO 1 VERTICAL UNLESS SHOWN OTHERWISE.
5. IT IS THE INTENT OF THESE PLANS THAT THIS CONTRACTOR SHALL NOT PERFORM ANY WORK OUTSIDE OF THE PROPERTY BOUNDARIES EXCEPT AS REQUIRED BY THIS PLAN.
6. THE CONTRACTOR IS TO ENSURE THAT NO SOIL ERODES FROM THE SITE ONTO ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. THIS SHOULD BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS OR SILT FENCE AT THE PROPERTY LINES AND WETTING THE SOIL TO PROTECT IT FROM WIND EROSION.
7. A DISPOSAL SITE FOR ANY & ALL EXCESS EXCAVATION MATERIAL, AND UNSUITABLE MATERIAL AND/OR A BORROW SITE CONTAINING ACCEPTABLE FILL MATERIAL SHALL BE OBTAINED BY THE CONTRACTOR IN COMPLIANCE WITH APPLICABLE ENVIRONMENTAL REGULATIONS AND APPROVED BY THE OBSERVER. ALL COSTS INCURRED IN OBTAINING A DISPOSAL OR BORROW SITE AND HAUL TO OR FROM SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND NO SEPARATE MEASUREMENT OR PAYMENT SHALL BE MADE.
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9. ALL PROPOSED CONTOURS AND SPOT ELEVATIONS REFLECT TOP OF PAVEMENT ELEVATIONS IN THE PARKING AREA AND MUST BE ADJUSTED FOR PAVEMENT, MEDIANS, AND ISLANDS.
10. VERIFY ALL ELEVATIONS SHOWN ON PLAN FROM BASIS OF ELEVATION CONTROL STATION (IF APPLICABLE) PRIOR TO BEGINNING CONSTRUCTION.
11. THE CONTRACTOR SHALL PROVIDE THE SWPPP DOCUMENT (IF NECESSARY) AND SHALL ABIDE BY ALL LOCAL, STATE, AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE IMPROVEMENTS, INCLUDING EPA REQUIREMENTS WITH RESPECT TO STORM WATER DISCHARGE.

NO WORK SHALL BE PERFORMED IN THE PUBLIC RIGHT-OF-WAY WITHOUT AN APPROVED WORK ORDER OR EXCAVATION PERMIT.



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 Daniel@ariascinc.com (505) 506-2314



Wooten Engineering
 PO Box 15814
 Rio Rancho, NM 87174
 Phone: (505) 980-3560

Ray's Flooring
 Phase 1 Tenant Addition
 NM Sol
 7401 Los Volcanes Road NW
 Albuquerque, NM 87121

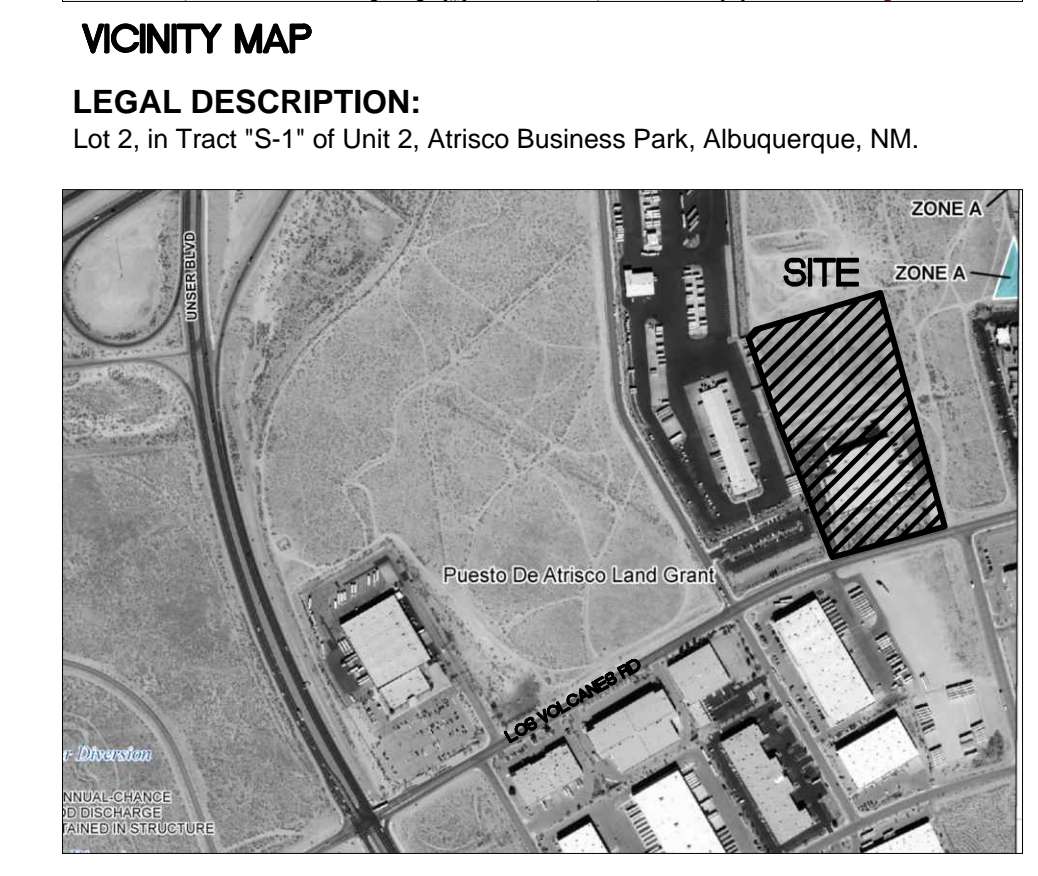
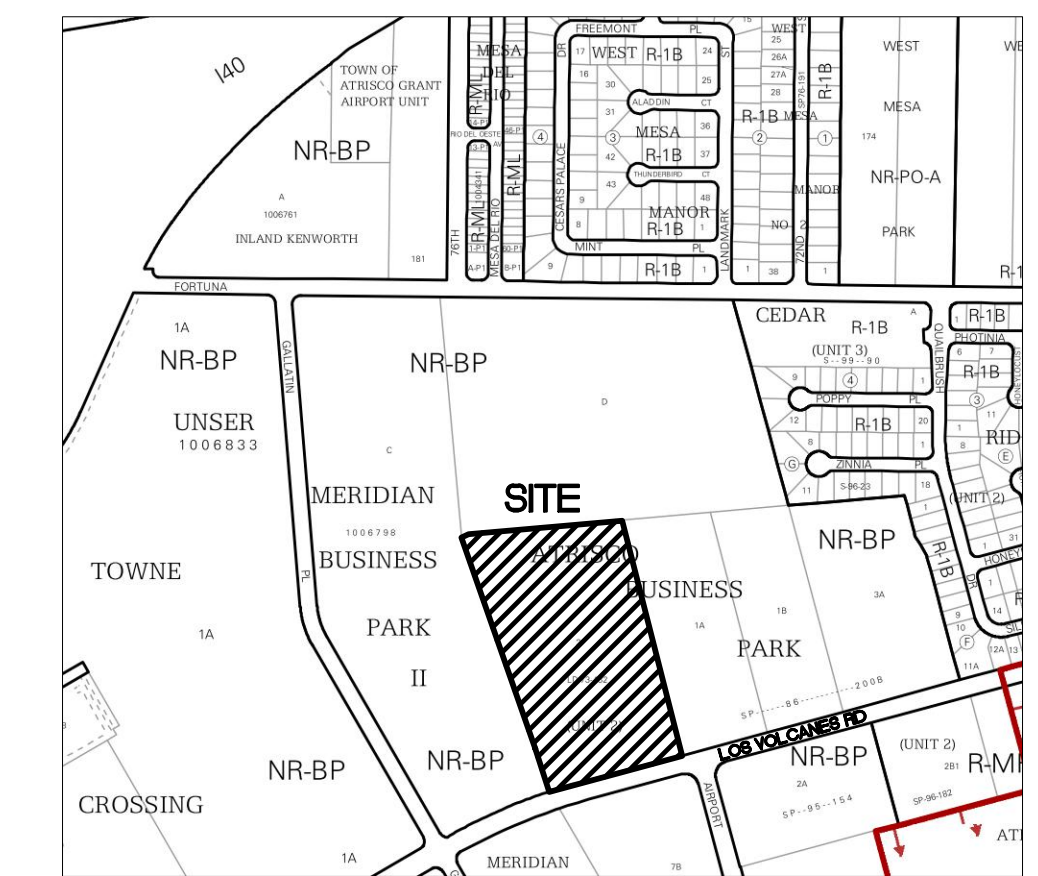
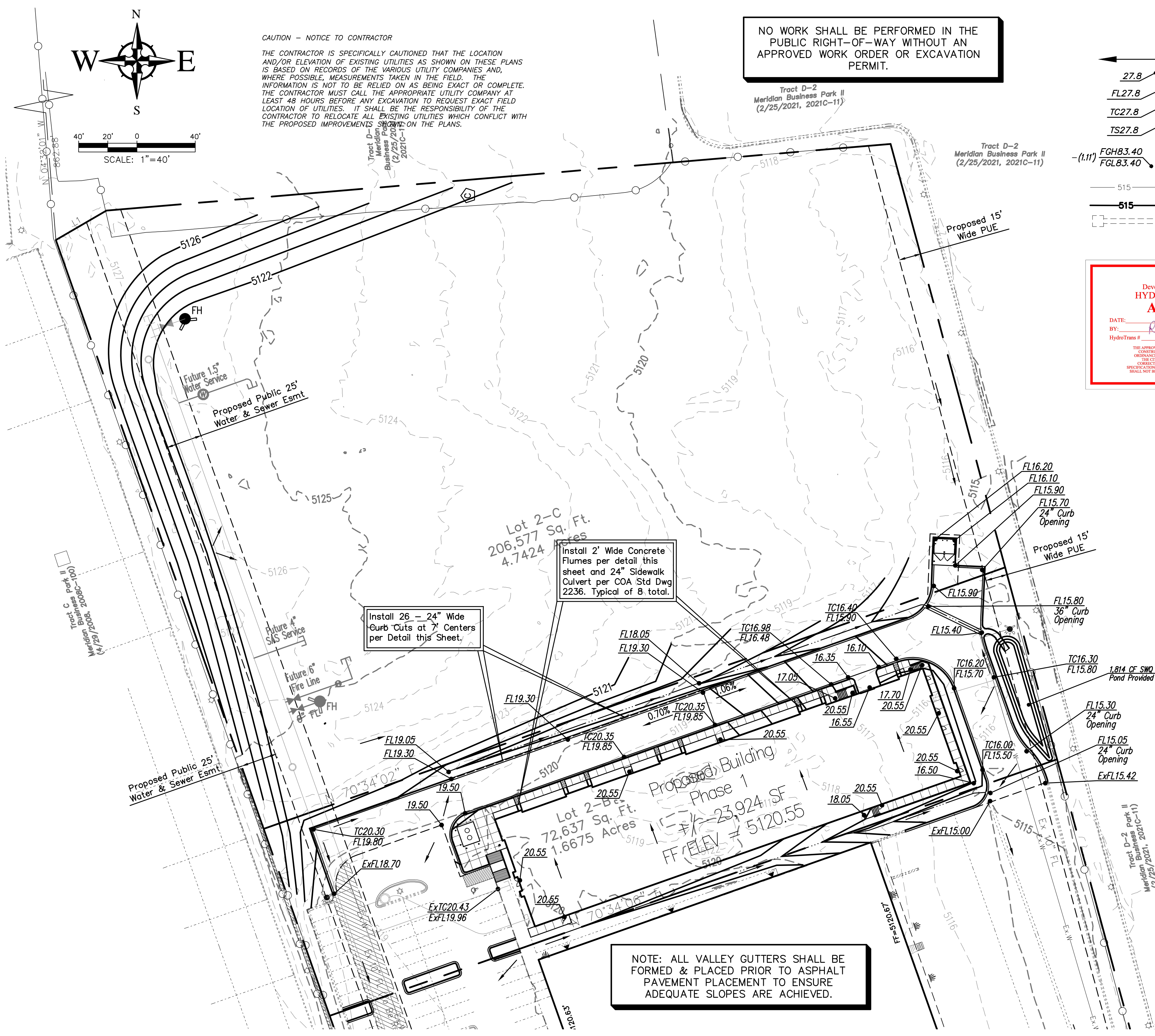


Architect/Engineer Seal

mark	date	description
revisions		
issue		95% REVIEW PLANS
project no		2021034
drawn by		
checked by		
date		February 10, 2023

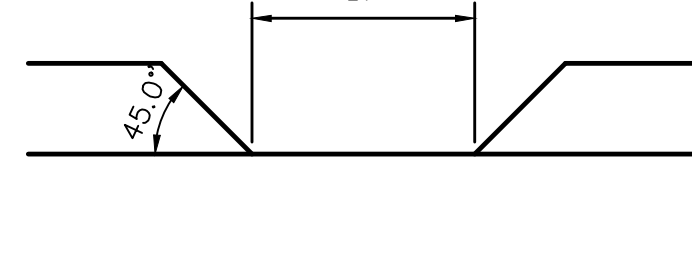
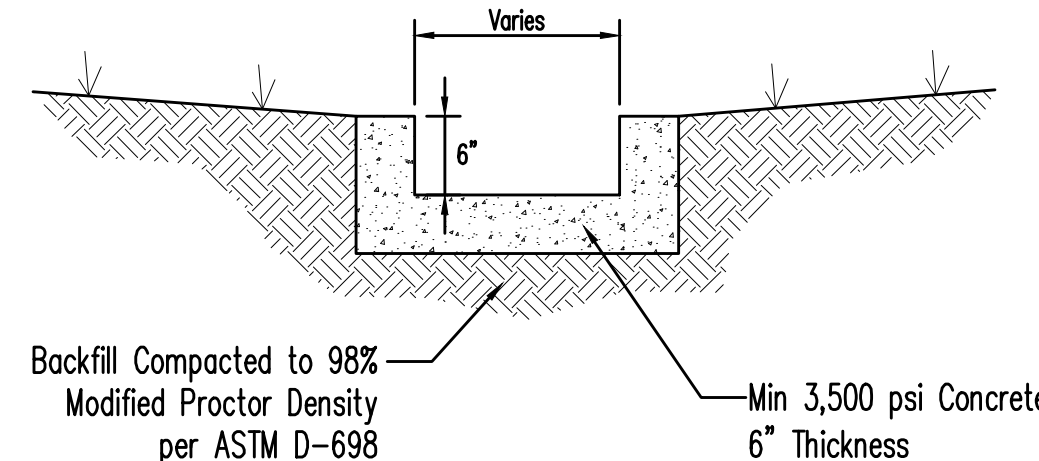
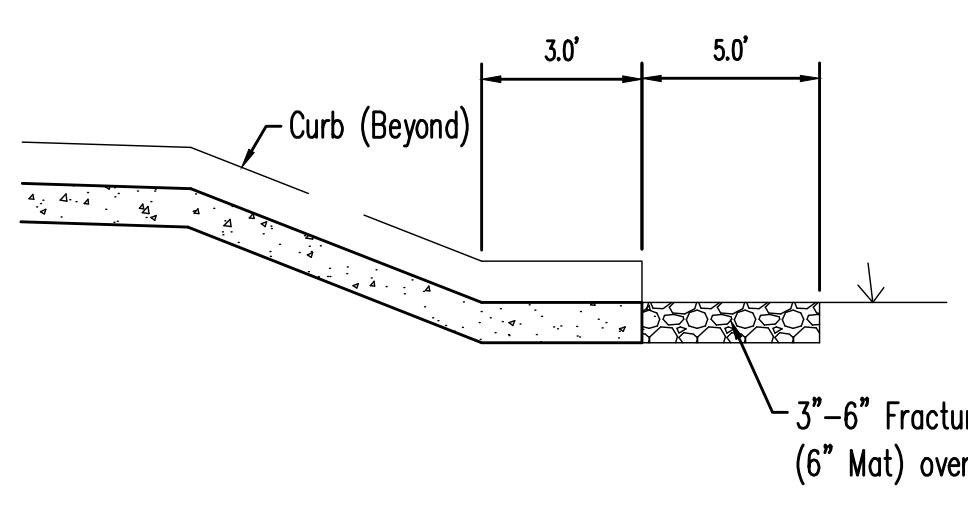
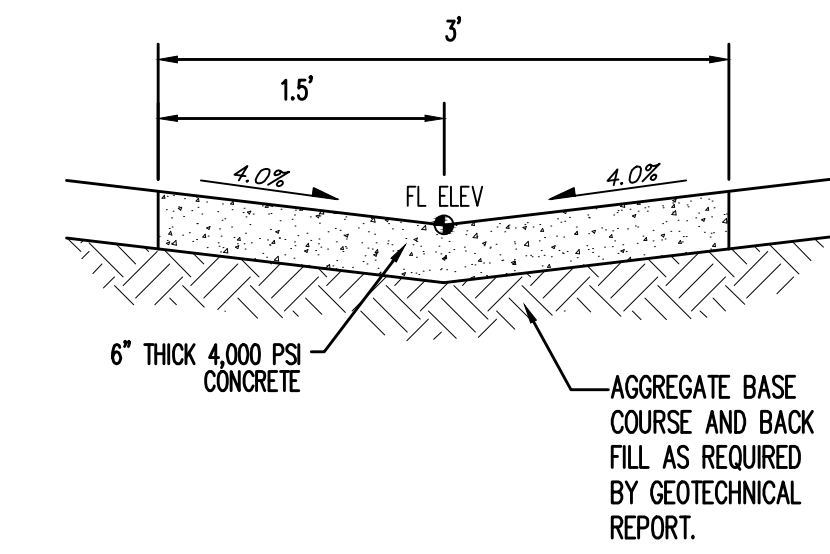
OVERALL
 GRADING PLAN

C100



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NOTE: ALL VALLEY GUTTERS SHALL BE FORMED & PLACED PRIOR TO ASPHALT PAVEMENT PLACEMENT TO ENSURE ADEQUATE SLOPES ARE ACHIEVED.



ACS Monument "9-K10"
 NAD 1983 CENTRAL ZONE
 X=1498430.817 *
 Y=1485617.623 *
 Z=5117.72 * (NAVD 1988)
 G-G=0.999682230
 Mapping Angle=-0°16'22.01"
 *U.S. SURVEY FEET

ARIA
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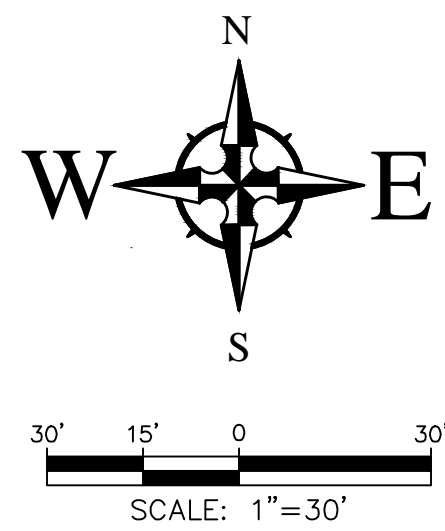
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 NM Sol
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Professional Seal
 8/1/2023
 Architect/Engineer Seal

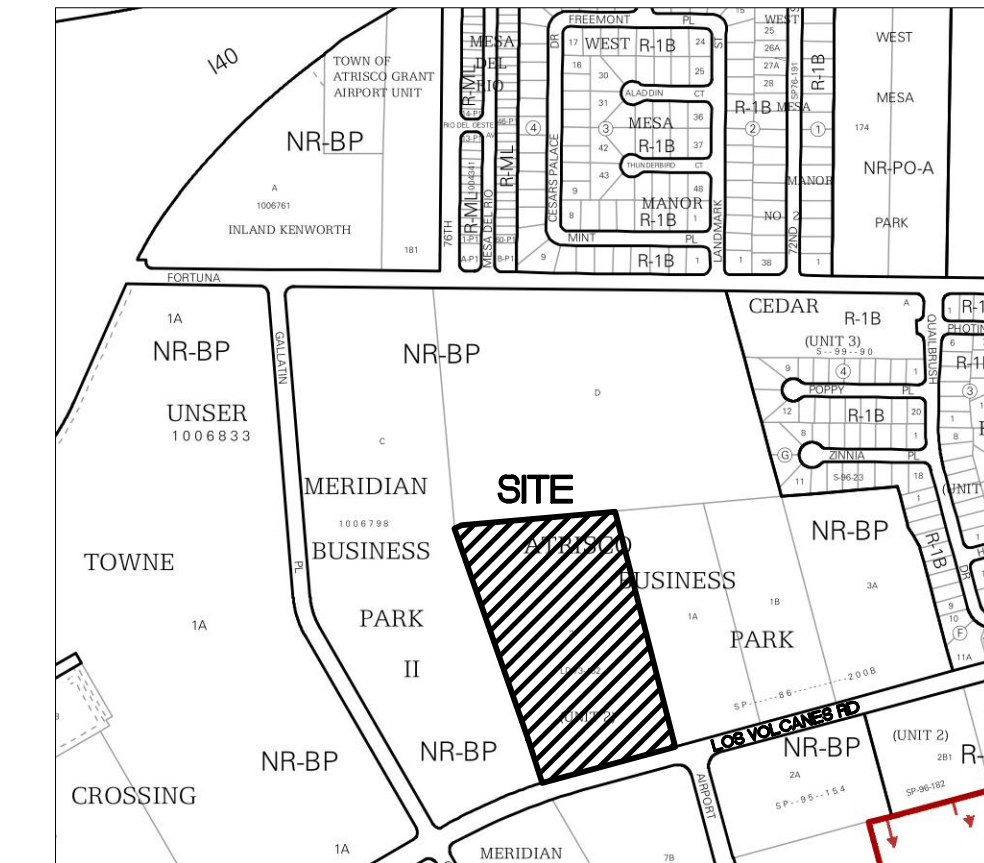
mark	date	description
revisions		
issue		95% REVIEW PLANS
project no		2021034
drawn by		
checked by		
date		February 10, 2023

GRADING PLAN
 C101



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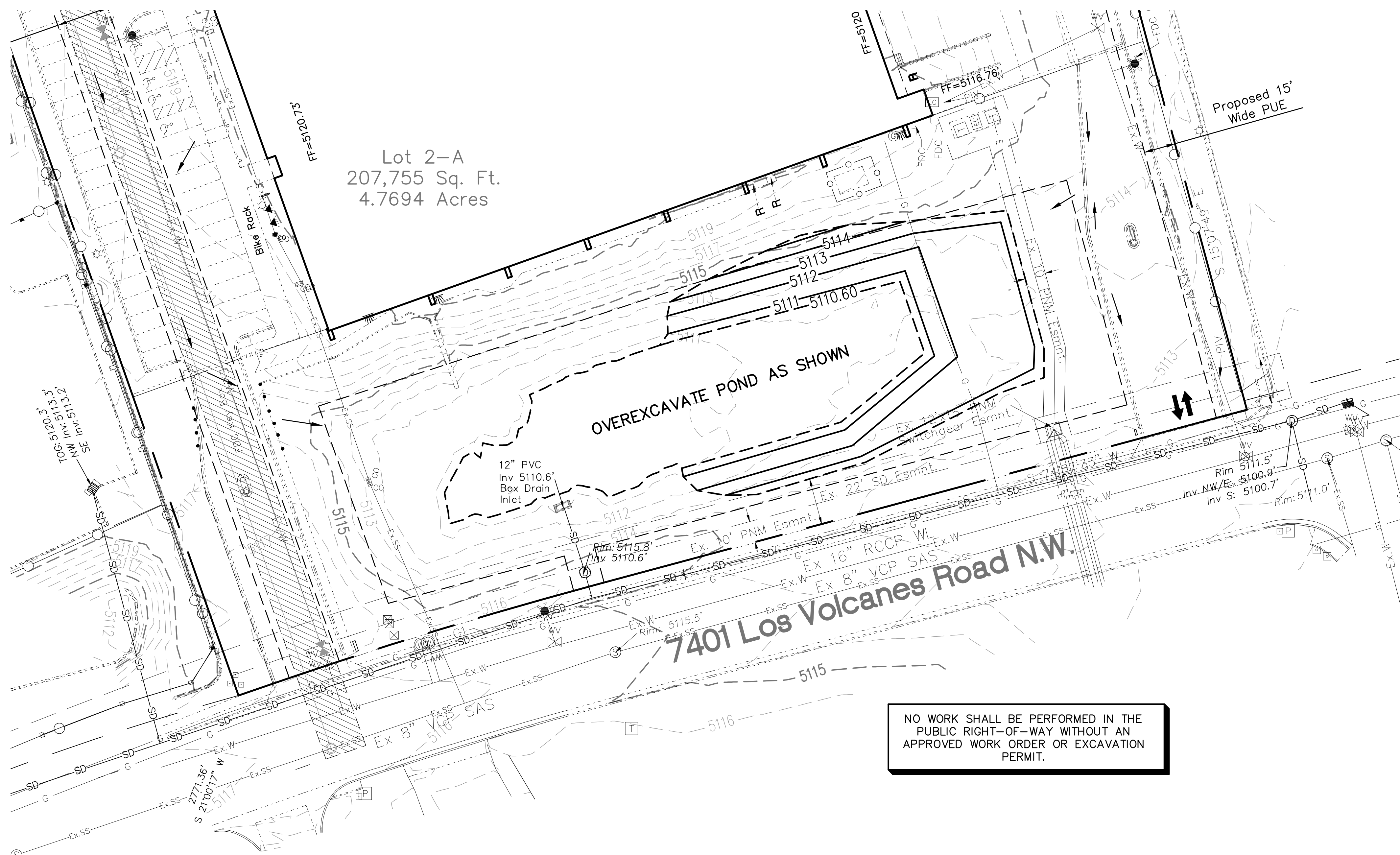
VICINITY MAP

LEGAL DESCRIPTION:

Lot 2, in Tract "S-1" of Unit 2, Atrisco Business Park, Albuquerque, NM.

GRADING NOTES

- EXCEPT AS PROVIDED HEREIN, GRADING SHALL BE PERFORMED AT THE ELEVATIONS AND IN ACCORDANCE WITH THE DETAILS SHOWN ON THIS PLAN.
- THE COST FOR REQUIRED CONSTRUCTION DUST AND EROSION CONTROL MEASURES SHALL BE INCIDENTAL TO THE PROJECT COST.
- ALL WORK RELATIVE TO FOUNDATION CONSTRUCTION, SITE PREPARATION, AND PAVEMENT INSTALLATION, AS SHOWN ON THIS PLAN, SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE "GEO TECHNICAL INVESTIGATION," AS PROVIDED BY THE ARCHITECT OR OWNER. ALL OTHER WORK SHALL, UNLESS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE PROJECT, (FIRST PRIORITY) SPECIFICATIONS, AND/OR THE CITY OF ALBUQUERQUE (COA) STANDARD SPECIFICATIONS FOR PUBLIC WORKS (SECOND PRIORITY).
- EARTH SLOPES SHALL NOT EXCEED 3 HORIZONTAL TO 1 VERTICAL UNLESS SHOWN OTHERWISE.
- IT IS THE INTENT OF THESE PLANS THAT THIS CONTRACTOR SHALL NOT PERFORM ANY WORK OUTSIDE OF THE PROPERTY BOUNDARIES EXCEPT AS REQUIRED BY THIS PLAN.
- THE CONTRACTOR IS TO ENSURE THAT NO SOIL ERODES FROM THE SITE ONTO ADJACENT PROPERTY OR PUBLIC RIGHT-OF-WAY. THIS SHOULD BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS OR SILT FENCE AT THE PROPERTY LINES AND WETTING THE SOIL TO PROTECT IT FROM WIND EROSION.
- A DISPOSAL SITE FOR ANY & ALL EXCESS EXCAVATION MATERIAL, AND UNSUITABLE MATERIAL AND/OR A BORROW SITE CONTAINING ACCEPTABLE FILL MATERIAL SHALL BE OBTAINED BY THE CONTRACTOR IN COMPLIANCE WITH APPLICABLE ENVIRONMENTAL REGULATIONS AND APPROVED BY THE OBSERVER. ALL COSTS INCURRED IN OBTAINING A DISPOSAL OR BORROW SITE AND HAUL TO OR FROM SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT AND NO SEPARATE MEASUREMENT OR PAYMENT SHALL BE MADE.
- PAVING AND ROADWAY GRADES SHALL BE +/- 0.05' FROM PLAN ELEVATIONS. PAD ELEVATION SHALL BE +/- 0.05' FROM BUILDING PLAN ELEVATION.
- ALL PROPOSED CONTOURS AND SPOT ELEVATIONS REFLECT TOP OF PAVEMENT ELEVATIONS IN THE PARKING AREA AND MUST BE ADJUSTED FOR PAVEMENT, MEDIANS, AND ISLANDS.
- VERIFY ALL ELEVATIONS SHOWN ON PLAN FROM BASIS OF ELEVATION CONTROL STATION (IF APPLICABLE) PRIOR TO BEGINNING CONSTRUCTION.
- THE CONTRACTOR SHALL PROVIDE THE SWPPP DOCUMENT (IF NECESSARY) AND SHALL ABIDE BY ALL LOCAL, STATE, AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE IMPROVEMENTS, INCLUDING EPA REQUIREMENTS WITH RESPECT TO STORM WATER DISCHARGE.



NO WORK SHALL BE PERFORMED IN THE PUBLIC RIGHT-OF-WAY WITHOUT AN APPROVED WORK ORDER OR EXCAVATION PERMIT.

- LEGEND**
- ← FLOW ARROW
 - 27.8 PROPOSED TOP OF GRADE/PVMT ELEVATIONS
 - FL27.8 PROPOSED FLOW LINE/GUTTER ELEVATIONS
 - TC27.8 PROPOSED TOP OF CURB ELEVATIONS
 - TS27.8 PROPOSED TOP OF SIDEWALK ELEVATION
 - (1.11) FGH83.40 FINISHED GRADE AT TOP OF WALL
 - FGL83.40 FINISHED GRADE AT BOTTOM OF WALL
 - 515 EXISTING CONTOUR
 - 515 PROPOSED CONTOUR
 - EXISTING STORM DRAIN

ACS Monument " 9-K10 "
 NAD 1983 CENTRAL ZONE
 X=1498430.817 *
 Y=1485617.623 *
 Z=5117.72 * (NAVD 1988)
 G=0.999682230
 Mapping Angle=-0°16'22.01"
 *U.S. SURVEY FEET

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Ray's Flooring
 Phase 1 Tenant Addition
 NM Sol
 7401 Los Volcanes Road NW
 Albuquerque, NM 87121

Architect/Engineer Seal
 JEFFREY TODD WOOTEN
 NEW MEXICO
 16892
 8/1/2023

mark	date	description
revisions		
issue		95% REVIEW PLANS
project no		2021034
drawn by		
checked by		
date		February 10, 2023

POND GRADING PLAN

C102



Hydrograph 100-yr Summary

Hydrology Studio v 3.0.0.27 Project Name: 03-06-2023

Hyd. No.	Hydrograph Type	Hydrograph Name	Peak Flow (cfs)	Time to Peak (hrs)	Hydrograph Volume (cuft)	Inflow Hyd(s)	Maximum Elevation (ft)	Maximum Storage (cuft)
1	Rational	Post Basin A	48.58	0.23	61,216	----		
2	Pond Route	Post NM Sol Pond	1,348	0.68	60,985	1	5113.34	58,881

Hydrograph Report

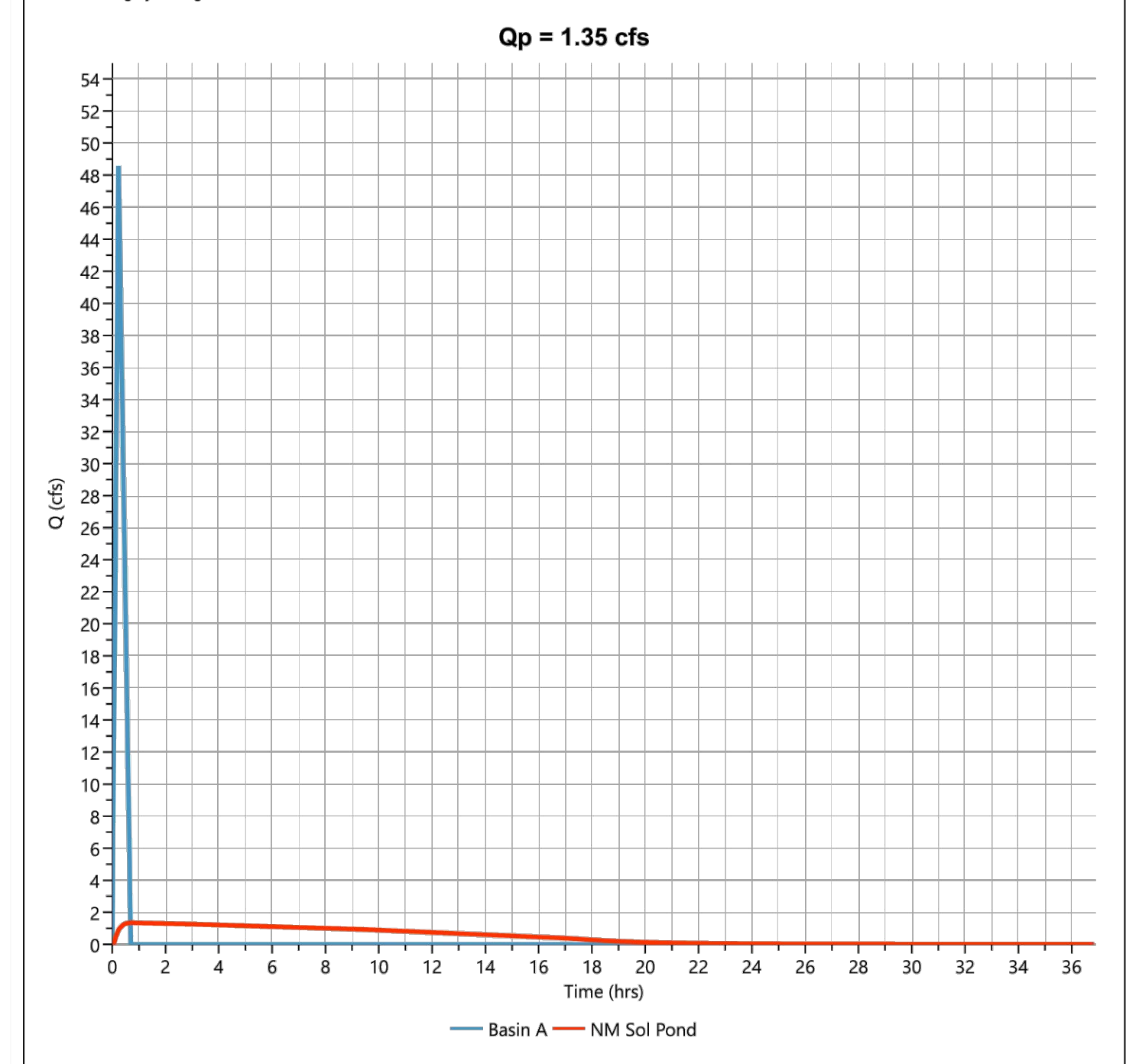
Hydrology Studio v 3.0.0.27 Project Name: 03-06-2023

Post NM Sol Pond

Hyd. No. 2

Hydrograph Type	= Pond Route	Peak Flow	= 1,348 cfs
Storm Frequency	= 100-yr	Time to Peak	= 0.68 hrs
Time Interval	= 1 min	Hydrograph Volume	= 60,985 cuft
Inflow Hydrograph	= 1 - Basin A	Max. Elevation	= 5113.34 ft
Pond Name	= Basin A Pond	Max. Storage	= 58,881 cuft

Pond Routing by Storage Indication Method Center of mass detention time = 7.70 hrs

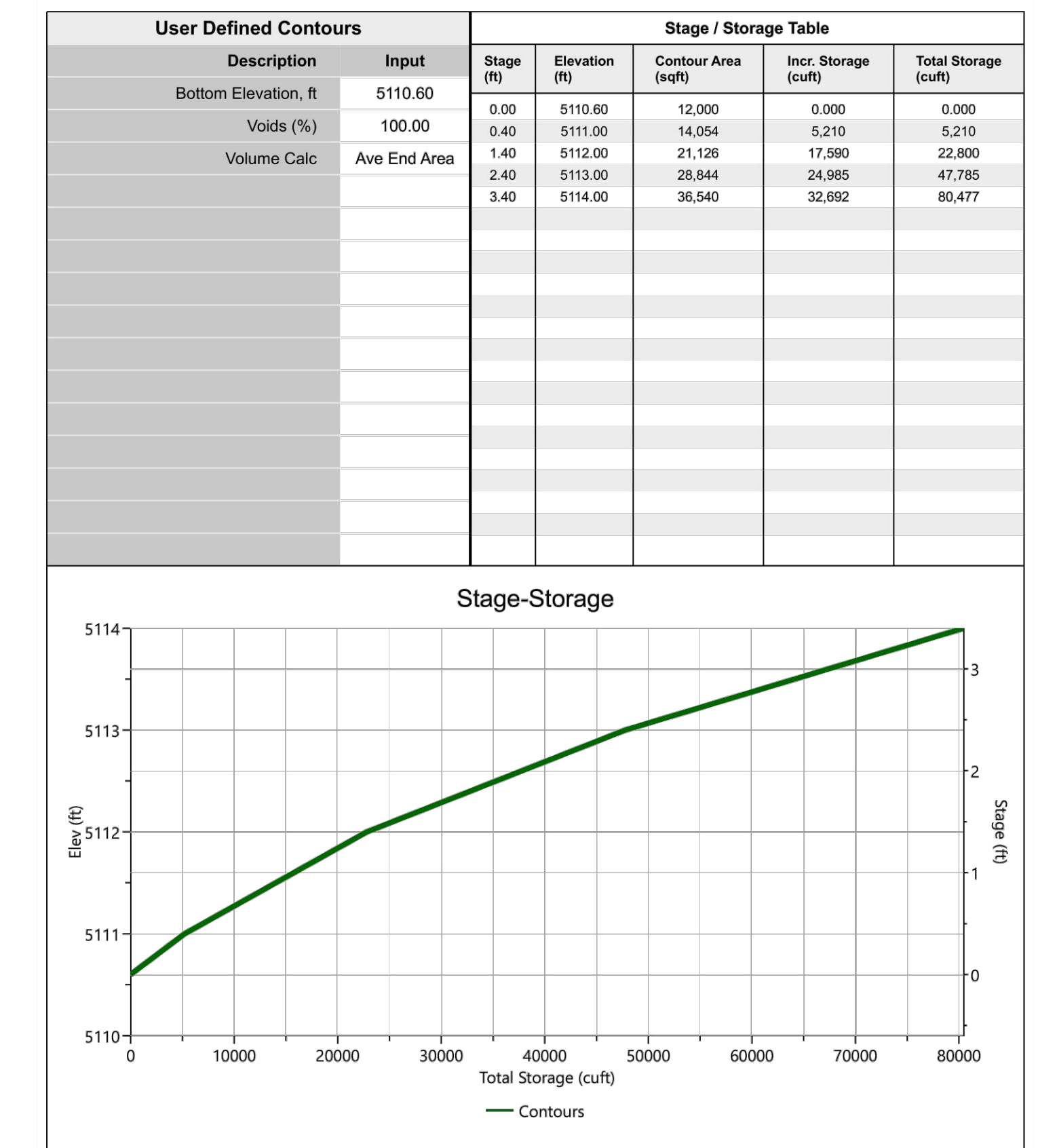


Pond Report

Hydrology Studio v 3.0.0.27 Project Name: 03-06-2023

Basin A Pond

Stage-Storage

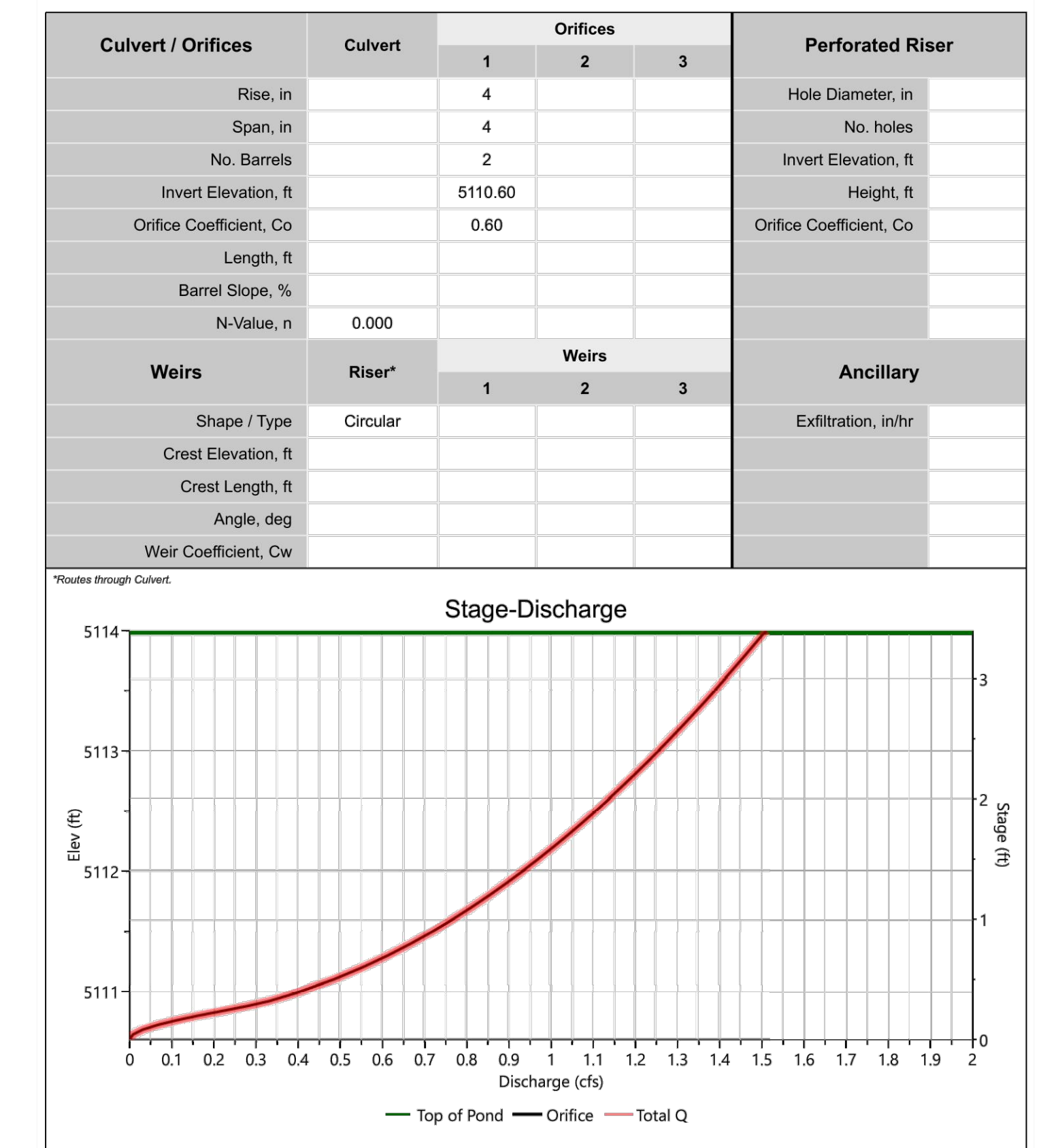


Pond Report

Hydrology Studio v 3.0.0.27 Project Name: 03-06-2023

Basin A Pond

Stage-Discharge

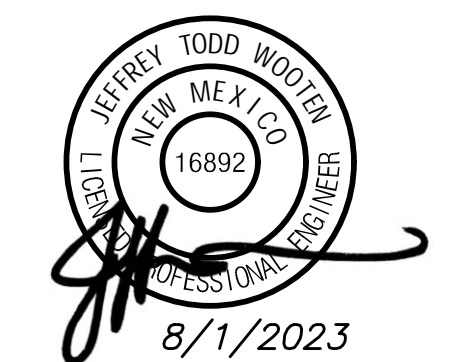


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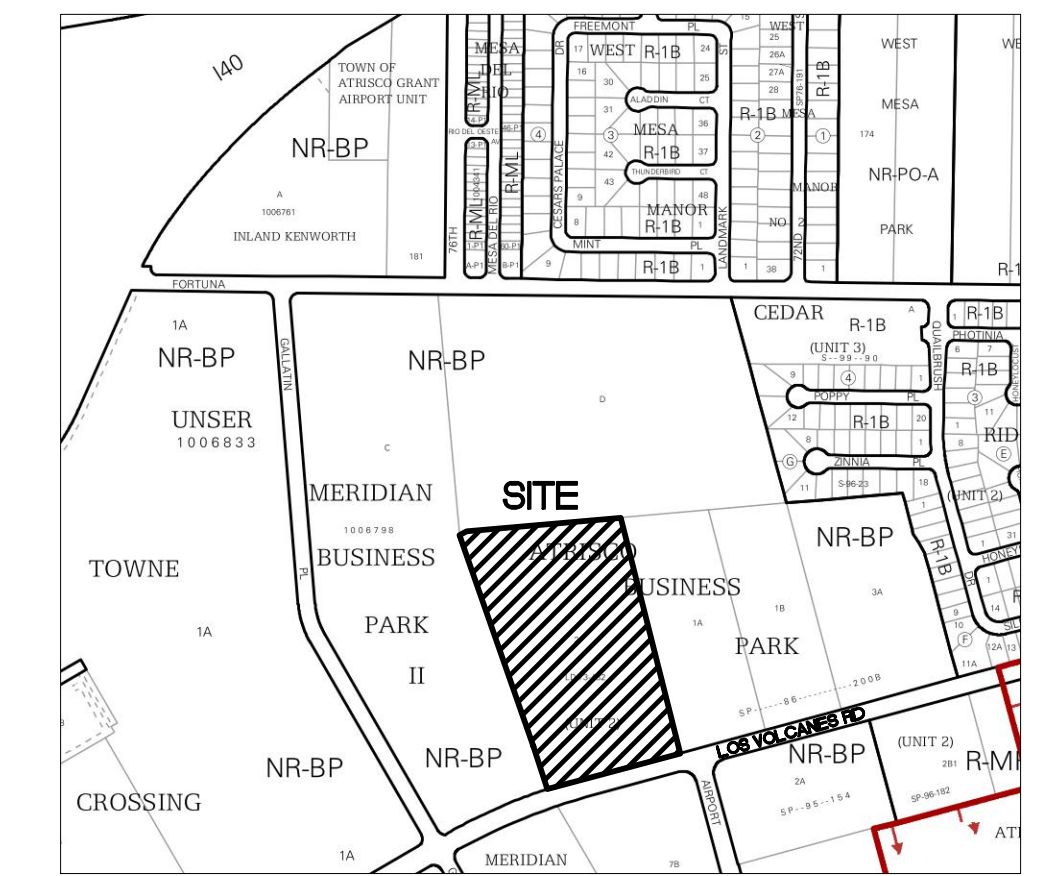
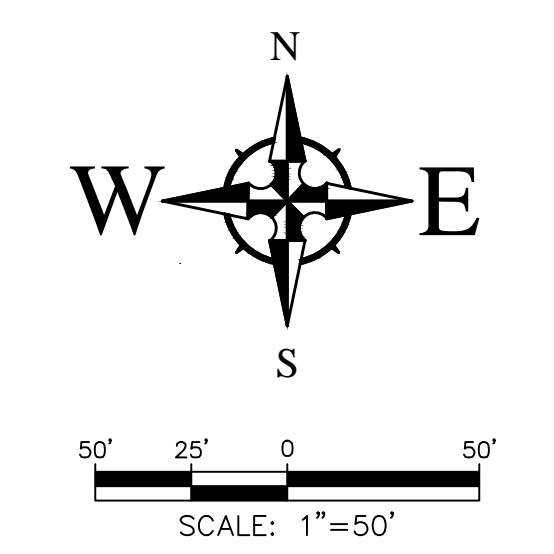
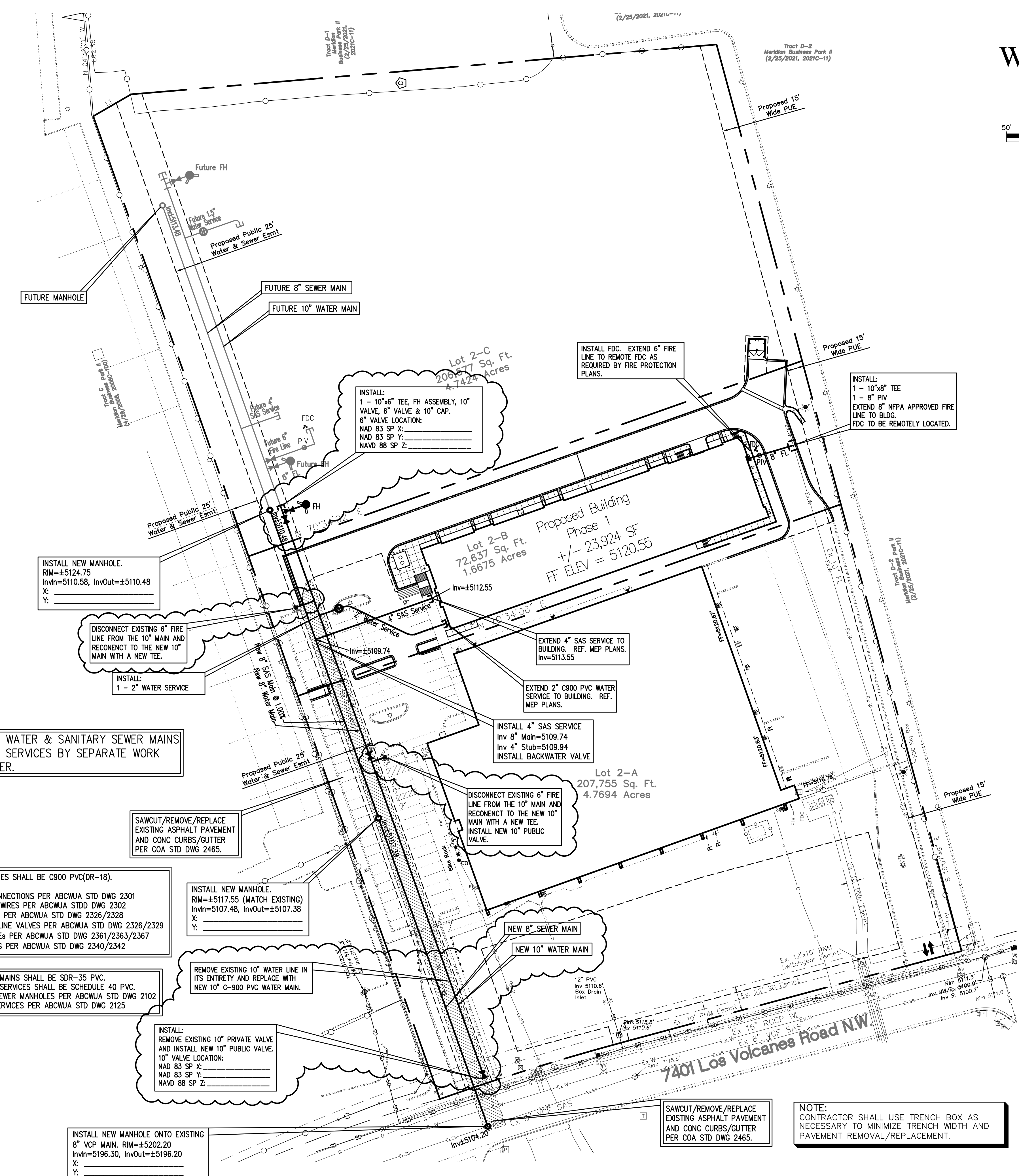


Architect/Engineer Seal

mark	date	description
<i>revisions</i>		
<i>issue</i>		95% REVIEW PLANS
<i>project no</i>		2021034
<i>drawn by</i>		
<i>checked by</i>		
<i>date</i>		February 10, 2023

POND CALCULATIONS

C104



VICINITY MAP
LEGAL DESCRIPTION:
 Lot 2, in Tract "S-1" of Unit 2, Atrisco Business Park, Albuquerque, NM.

- GENERAL NOTES**
1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE COMPLETE INSTALLATION OF ALL WORK RELATED TO MECHANICAL UTILITIES AS SHOWN ON THIS PLAN INCLUDING: TRENCHING, BACKFILL, SUPPORTS, CLEANOUT PADS, SERVICE STOPS AND BOXES, SERVICE LINES, TESTING, CLEANING, AND STERILIZING. ANY WORK NOT ACCEPTED BY THE ARCHITECT OR ENGINEER DUE TO IMPROPER WORKMANSHIP OR LACK OF PROPER COORDINATION SHALL BE REMOVED AND CORRECTLY INSTALLED AT THE CONTRACTOR'S EXPENSE, AS DIRECTED.
 2. MINIMUM DEPTHS OF COVER SHALL BE: 36" FOR WATERLINES AND 48" FOR SEWER, EXCEPT AT BUILDING CONNECTION.
 3. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED OF HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE UNIFORM PLUMBING CODE, LATEST EDITION.
 4. UTILITY LINES SHALL BE INSTALLED PRIOR TO PAVEMENT, CURB AND GUTTER, AND/OR SIDEWALK, AS APPLICABLE.
 5. ROUGH GRADING OF SITE (±0.5') SHALL BE COMPLETED PRIOR TO INSTALLATION OF UTILITY LINES.
 6. ALL VALVES SHALL BE ANCHORED PER CITY OF ALBUQUERQUE STANDARDS.
 7. FIRE LINES (IF REQUIRED) SHALL USE PIPE MATERIALS UNDERWRITERS LABORATORIES LISTED AND APPROVED FOR FIRE SERVICE.
 8. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL WATER METER, FIRE LINE, AND SEWER HOOKUP FEES FOR INSTALLATIONS. CONTRACTOR SHALL BE RESPONSIBLE FOR UTILITY EXPANSION CHARGES, PRORATA AND OTHER SPECIAL ASSESSMENTS.
 9. CONTRACTOR SHALL VERIFY INVERTS AND LOCATIONS OF EXISTING WATER/SAS LINES PRIOR TO BEGINNING WORK. ALL CONFLICTS SHALL BE BROUGHT TO ATTENTION OF THE ENGINEER AND RESOLVED PRIOR TO BEGINNING WORK.

NEW WATER & SANITARY SEWER MAINS AND SERVICES BY SEPARATE WORK ORDER.

ALL WATER LINES SHALL BE C900 PVC(DR-18).
 WATERLINE CONNECTIONS PER ABCWJA STD DWG 2301
 WATER TRACE WRES PER ABCWJA STD DWG 2302
 WATER VALVES PER ABCWJA STD DWG 2326/2328
 PRIVATE FIRE LINE VALVES PER ABCWJA STD DWG 2326/2329
 WATER SERVICES PER ABCWJA STD DWG 2361/2363/2367
 FIRE HYDRANTS PER ABCWJA STD DWG 2340/2342

ALL SEWER MAINS SHALL BE SDR-35 PVC.
 ALL SEWER SERVICES SHALL BE SCHEDULE 40 PVC.
 SANITARY SEWER MANHOLES PER ABCWJA STD DWG 2102
 NEW SAS SERVICES PER ABCWJA STD DWG 2125

INSTALL NEW MANHOLE.
 RIM=±5117.55 (MATCH EXISTING)
 InvIn=5107.48, InvOut=±5107.38
 X: _____
 Y: _____

REMOVE EXISTING 10" WATER LINE IN ITS ENTIRETY AND REPLACE WITH NEW 10" C-900 PVC WATER MAIN.

INSTALL:
 REMOVE EXISTING 10" PRIVATE VALVE AND INSTALL NEW 10" PUBLIC VALVE.
 10" VALVE LOCATION:
 NAD 83 SP X: _____
 NAD 83 SP Y: _____
 NAVD 88 SP Z: _____

INSTALL NEW MANHOLE ONTO EXISTING 8" VCP MAIN. RIM=±5202.20
 InvIn=5196.30, InvOut=±5196.20
 X: _____
 Y: _____

SAWCUT/REMOVE/REPLACE EXISTING ASPHALT PAVEMENT AND CONC CURBS/GUTTER PER COA STD DWG 2465.

NOTE:
 CONTRACTOR SHALL USE TRENCH BOX AS NECESSARY TO MINIMIZE TRENCH WIDTH AND PAVEMENT REMOVAL/REPLACEMENT.

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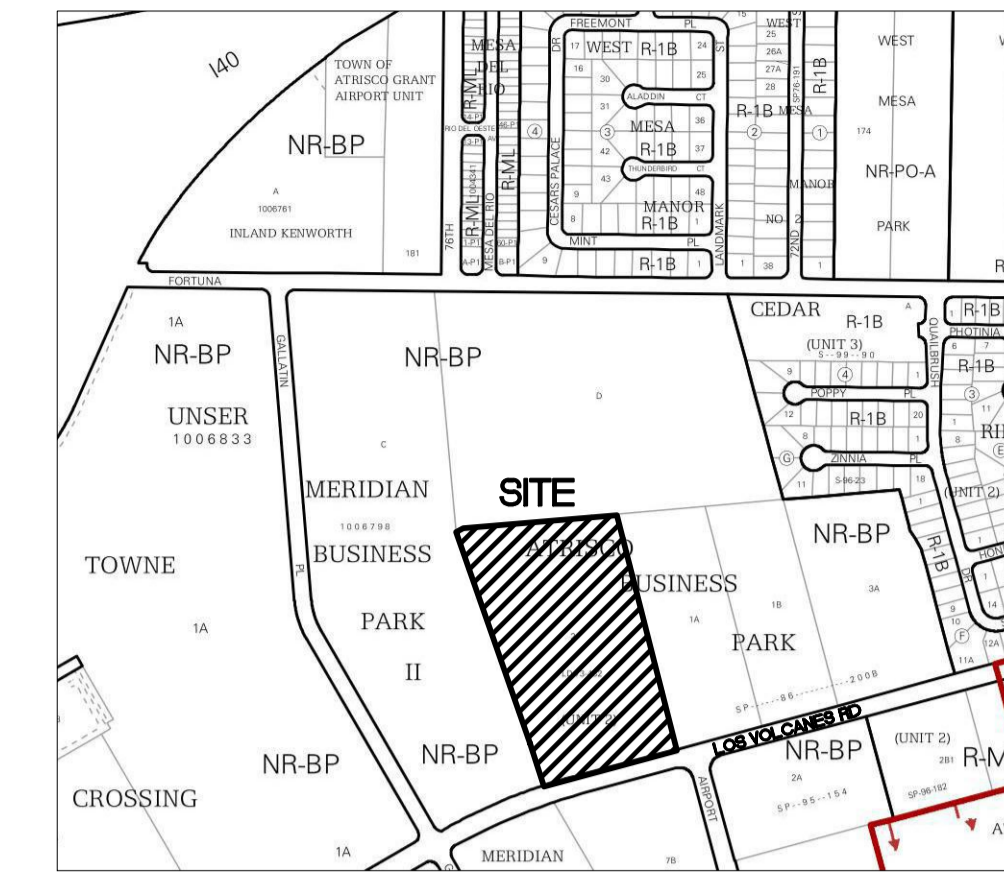
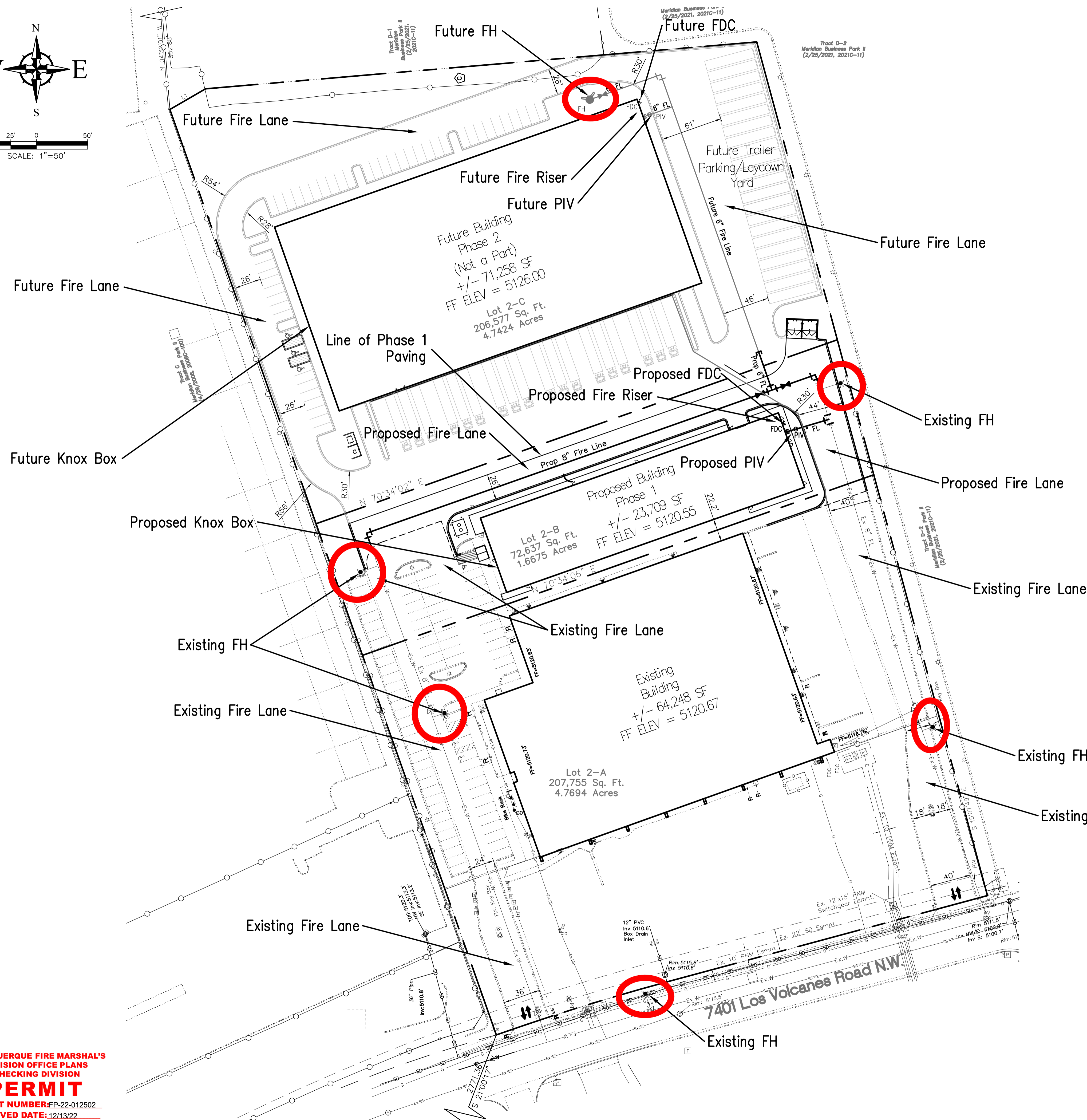
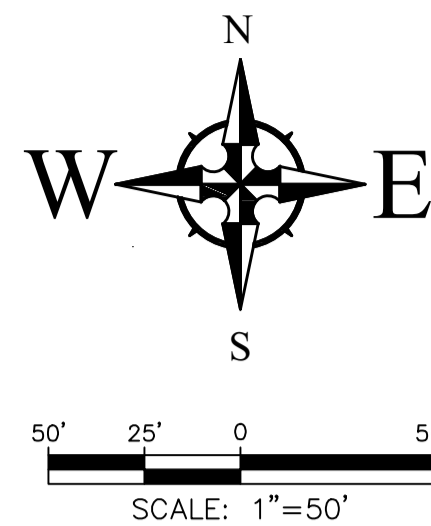
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Ray's Flooring
 Phase 1 Tenant Addition
 NM Sol
 7401 Los Volcanes Road NW
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Architect/Engineer Seal

mark	date	description
revisions		
issue		95% REVIEW PLANS
project no		2021034
drawn by		
checked by		
date		February 10, 2023

UTILITY PLAN
 C200



LEGAL DESCRIPTION:
Lot 2, in Tract "S-1" of Unit 2, Atrisco Business Park, Albuquerque, NM.

FIRE ONE PLAN TABLE - Phase 1 Building	
PROPOSED BUILDING AREA:	±23,709 SF
BUILDING HEIGHT:	22', Single Story
CONSTRUCTION TYPE:	III-A, SPRINKLED
REQUIRED FIRE FLOW*	XXXX GPM
# FIRE HYDRANTS REQUIRED	1

FIRE ONE PLAN TABLE - Future Phase 2 Building	
FUTURE BUILDING AREA:	±71,258 SF
BUILDING HEIGHT:	24', Single Story
CONSTRUCTION TYPE:	III-B, SPRINKLED
REQUIRED FIRE FLOW*	XXXX GPM
# FIRE HYDRANTS REQUIRED	1

- FIRE 1 PLAN NOTES:
- Building shall have approved Address Numbers placed in a position plainly legible from adjacent road. The numbers must be 24" tall with 4" wide letters when the building is more than 200' away from the roadway.
 - Fire Lanes shall have an approved driving surface capable of supporting the imposed load of Fire Apparatus weighing at least 75,000 pounds.
 - Fire Lanes grades shall not exceed 10% in any direction.



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Ray's Flooring
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mark	date	description
revisions		
issue		30% REVIEW PLANS
project no		2021034
drawn by		
checked by		
date		December 5, 2022

FIRE 1 PLAN

F1

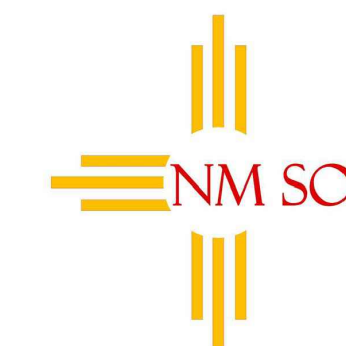
ALBUQUERQUE FIRE MARSHAL'S OFFICE
DIVISION OFFICE PLANS
CHECKING DIVISION
PERMIT
PERMIT NUMBER: FP-22-012502
APPROVED DATE: 12/13/22
APPROVED

THESE CONSTRUCTION DOCUMENTS WERE REVIEWED AND APPROVED BY THE ALBUQUERQUE FIRE MARSHAL'S OFFICE IN ACCORDANCE WITH THE CITY ORDINANCE, THE INTERNATIONAL FIRE CODE, AND NFPA STANDARDS. THIS PERMIT IS VALID FOR 180 DAYS. FINAL INSPECTION IS REQUIRED.
FIRE FLOW: 1075 GPM, 1 HYDRANT, III-A

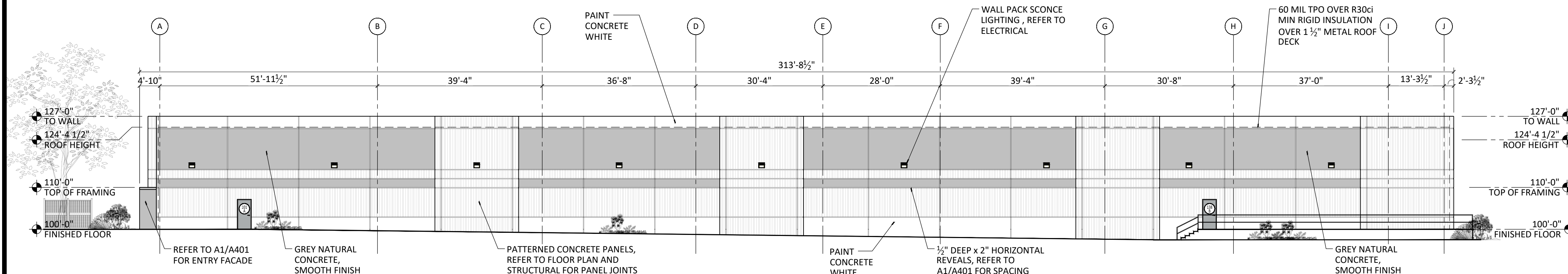
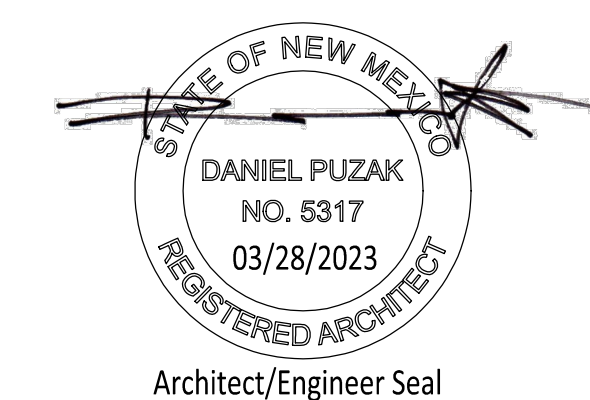
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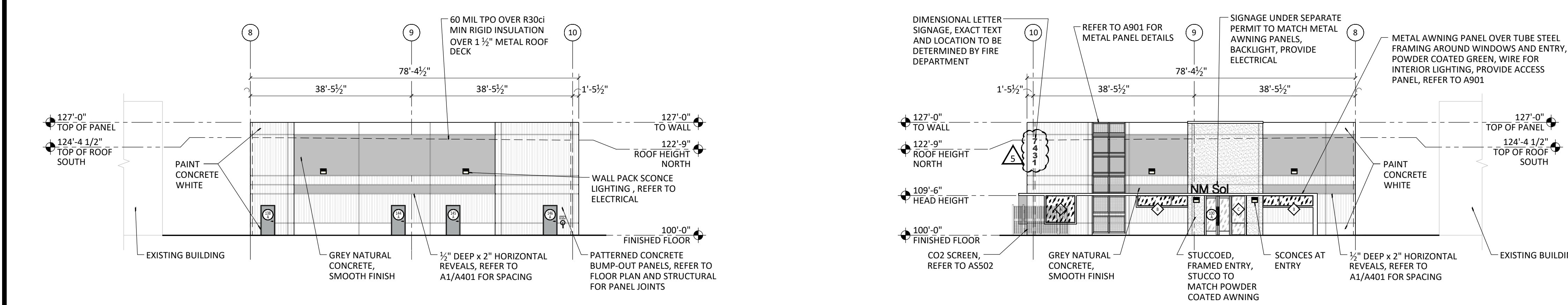
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NM SOL
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 Albuquerque, NM 87121

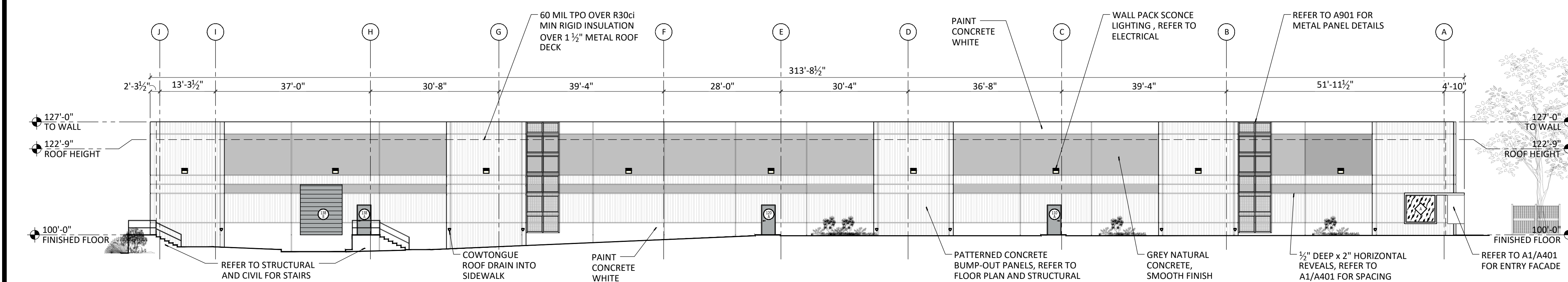


C1 EXTERIOR ELEVATION ~ South
 1/16" = 1'-0"



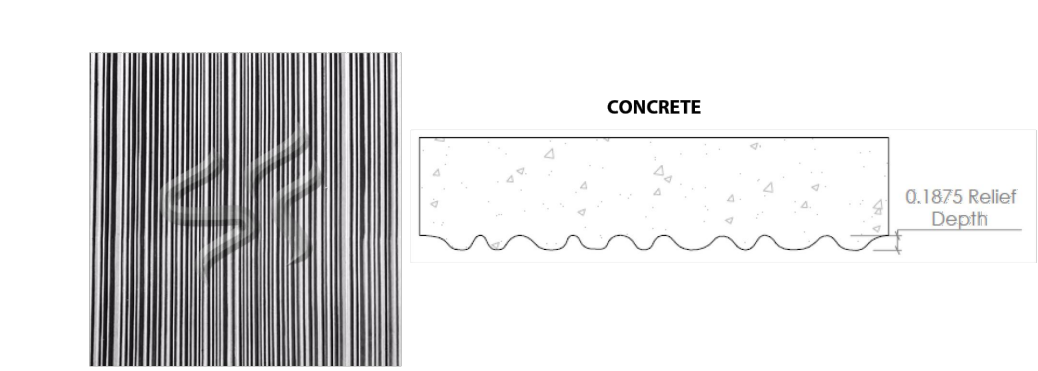
B1 EXTERIOR ELEVATION ~ East
 1/16" = 1'-0"

B3 EXTERIOR ELEVATION ~ West Entry
 1/16" = 1'-0"



A1 EXTERIOR ELEVATION ~ North
 1/16" = 1'-0"

Spec Formliners, Inc.
 Random Number **1731**
 Pattern Number: 1731
 Random 3/16" Striation
 2.16" (19mm) depth
 Random cut striation reveals



Visit www.specformliners.com for application guides and technical information

ThermoSpec™ SWEE or Multi-Use Plastic			ElastoSpec Lite™ Semi-Elastomeric Multi-Use Mattress			ElastoSpec™ 100% Solid Urethane Based on 3/4" Plywood			
Property	HPS	ABS	Property	ASTM	Rating	Property	ASTM	Rating	
Tensile D038	3700	5300	Show A/D	D2240	400/90A	Show A	D2240	55-65	
Pressure D7905	-	9000	Tensile	D412	1900 psi	Tensile	D412	1400 psi	
Hardness D798	-	165	Elongation	D412	300%	Elongation	D412	600%	
Material Weights - lbs/ft²			Material Weights - lbs/ft²			Material Weights - lbs/ft²			
0.070 ML	0.110 ML	0.150 ML	Varies by Pattern			Varies by Pattern			
0.393	0.621	0.843	Maximum Thickness			Maximum Thickness			
Thicknesses Available			1/4" - 1/2"			1/2" - 1"			
0.070, 0.090, 0.110, 0.140, 0.155, 0.180									

Call for ThermoSpec™ Standard Panel Sizes on this pattern. Custom Sizes and Art Panels available
 ElastoSpec™ Customized Panel Sizes and Art Panels

Spec Formliners, Inc. 1038 E 4th Street, Santa Ana, CA 92701
 www.specformliners.com - Phone: 714 429-9500 - FAX: 714 429-1460

A5 PANEL TEXTURE

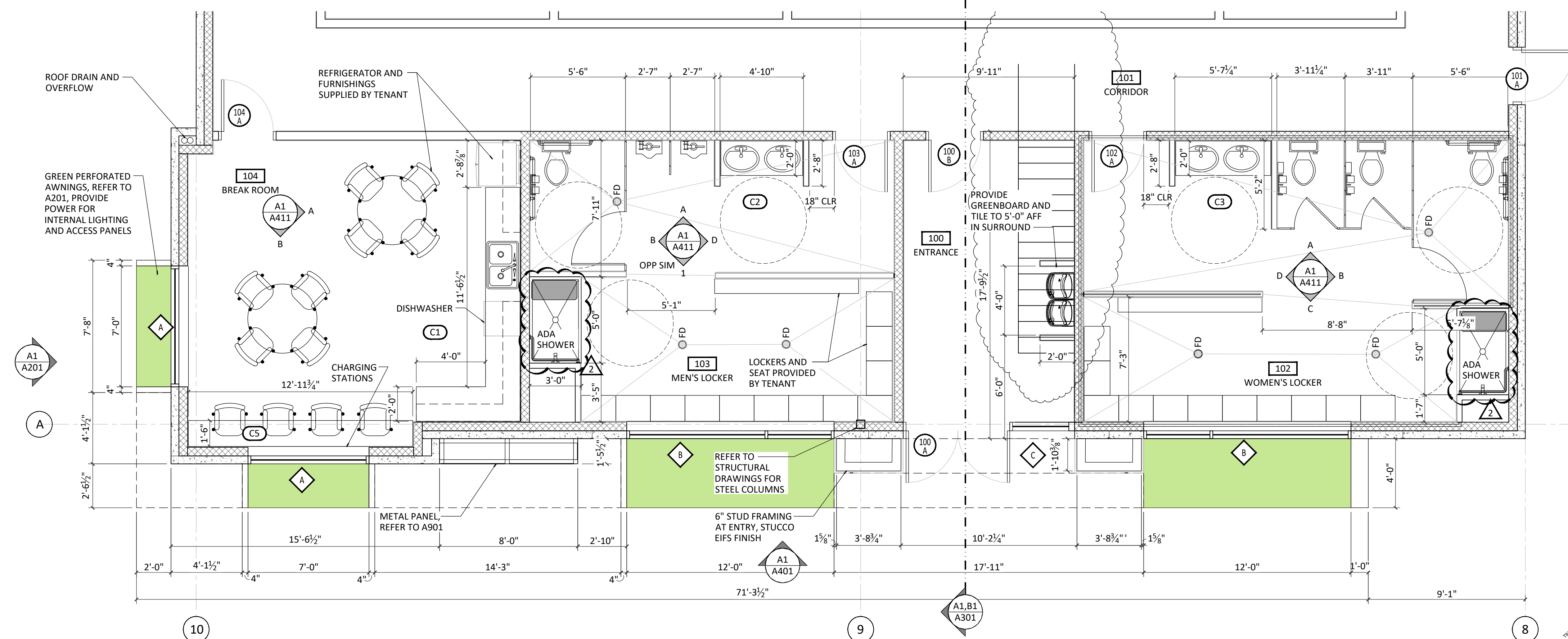
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4	08/07/2023	TCL COMMENTS
3	05/20/2023	OWNER CHANGES
2	05/12/2023	COA PERMIT COMMENTS
1	04/26/2023	TCL COMMENTS

revisions

issue	Permit CDs
project no	2219
drawn by	DGW
checked by	DGP
date	AUGUST 10, 2023

EXTERIOR ELEVATIONS

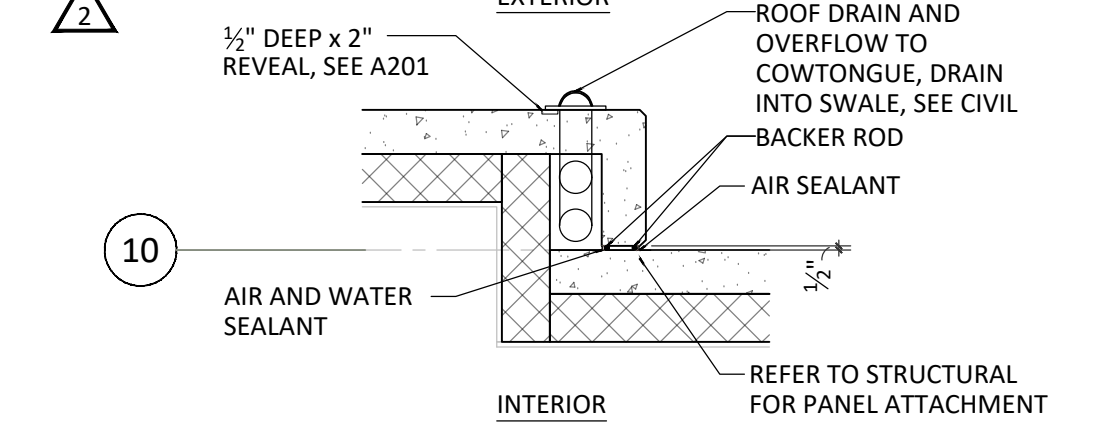
A201



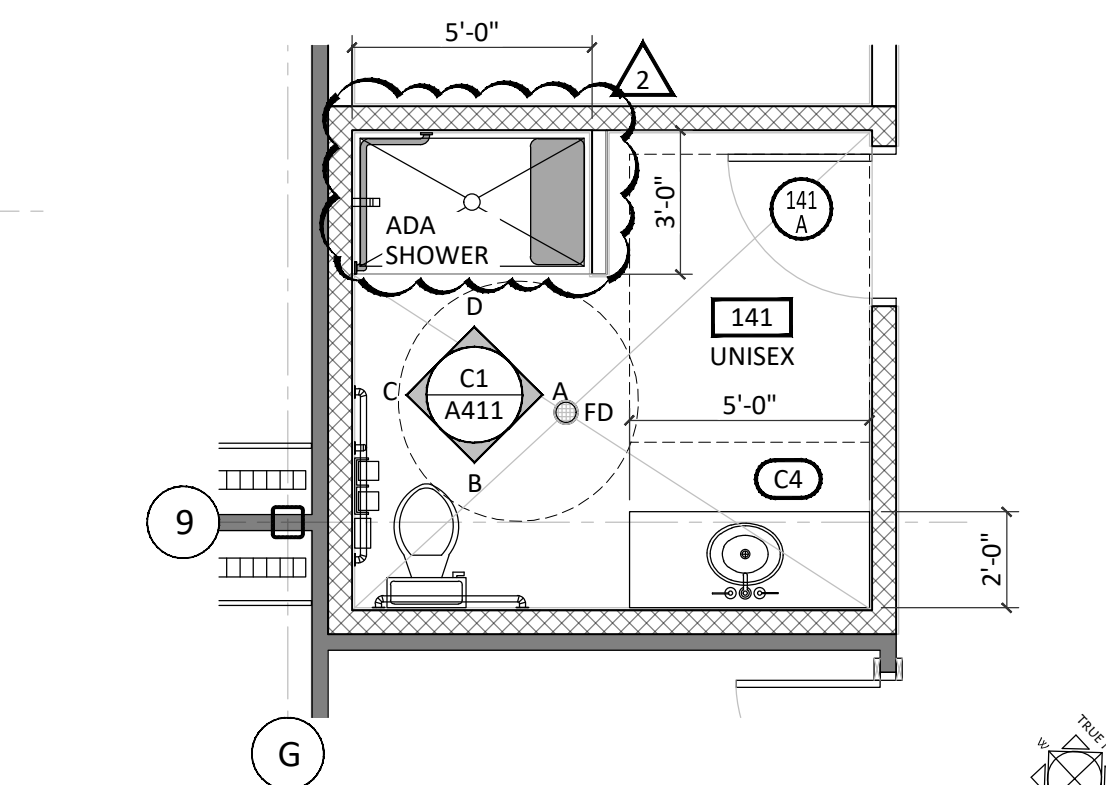
C1 ENLARGED PLAN ~ West End Entry Facade, Break & Locker Rooms
1/4" = 1'-0"

ENLARGED PLAN SHEET NOTES

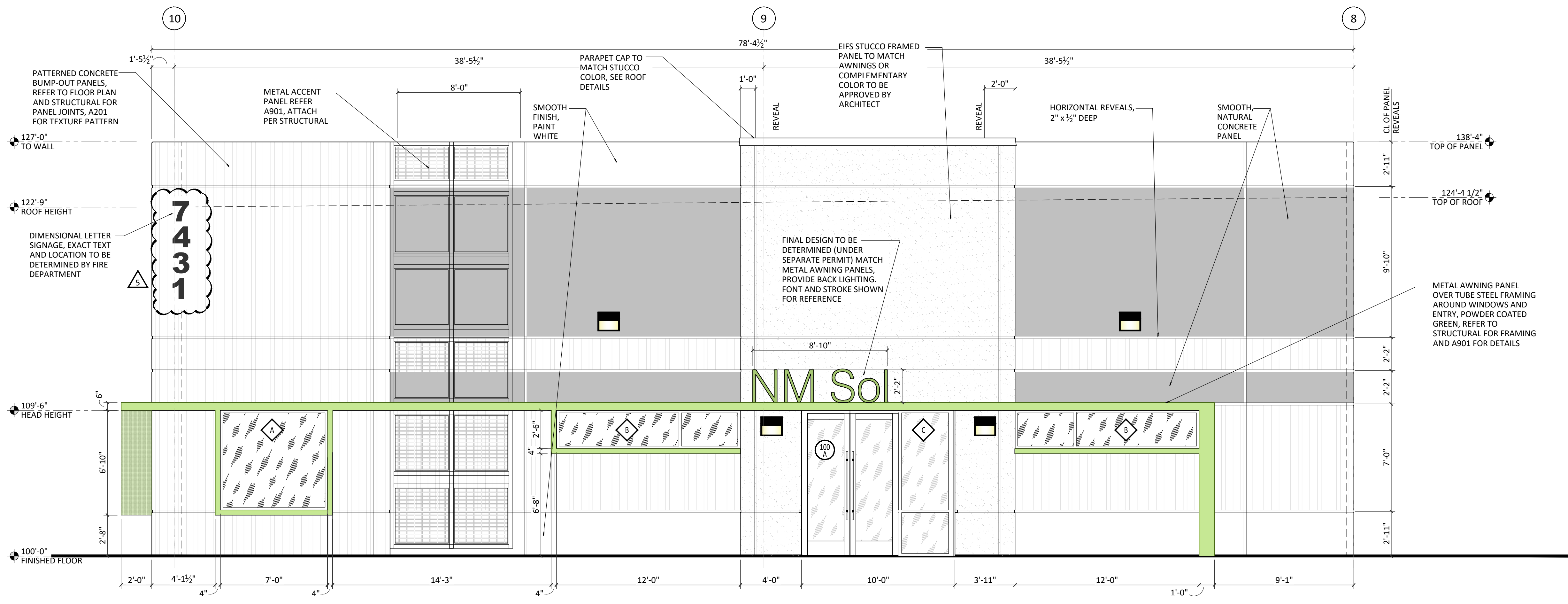
1. REFER TO A201 AND A202 FOR COLORS AND FINISHES TO BE APPROVED BY ARCHITECT AND OWNER
2. REFER TO FINISHES PLAN A131 AND INTERIOR ELEVATIONS A411 FOR INTERIOR FINISHES TO BE APPROVED BY ARCHITECT AND OWNER
3. REFER TO A102 AND A103 FLOOR PLAN AREAS A & B FOR PANEL JOINT DIMENSIONS
4. REFER TO A141 FOR FURNISHINGS AND EQUIPMENT LAYOUT
5. PROVIDE ADA CONFIGURATION IN SHOWERS WITH GRAB BARS, SEAT, AND HANDSHOWER, REFER TO A431.



D5 ENLARGED PLAN ~ Panel Pop-out Detail
1/2" = 1'-0"

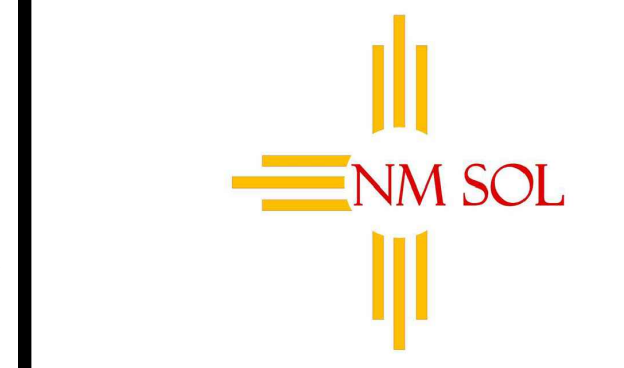


C5 ENLARGED PLAN ~ Unisex Restroom
1/4" = 1'-0"



A1 EXTERIOR ELEVATION ~ Enlarged West End Entry Facade
1/4" = 1'-0"

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STATE OF NEW MEXICO
DANIEL PUZAK
NO. 5317
03/28/2023
REGISTERED ARCHITECT
Architect/Engineer Seal

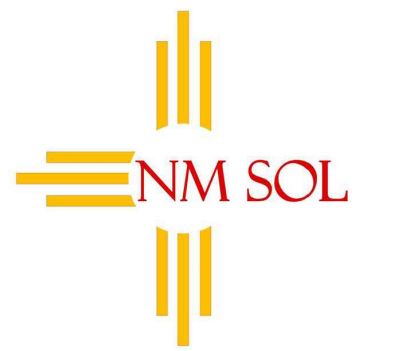
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5	08/29/2023	ADDRESS ASSIGNMENT
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2	05/12/2023	COA PERMIT COMMENTS
1	04/26/2023	TCL COMMENTS

revisions

issue	Permit CDs
project no	2219
drawn by	DGW
checked by	DGP
date	AUGUST 10, 2023

Enlarged West Entry Plan
Enlarged West Entry Elevation

A401



NM SOL
A New Agricultural Facility
7431 Los Volcanes Road NW
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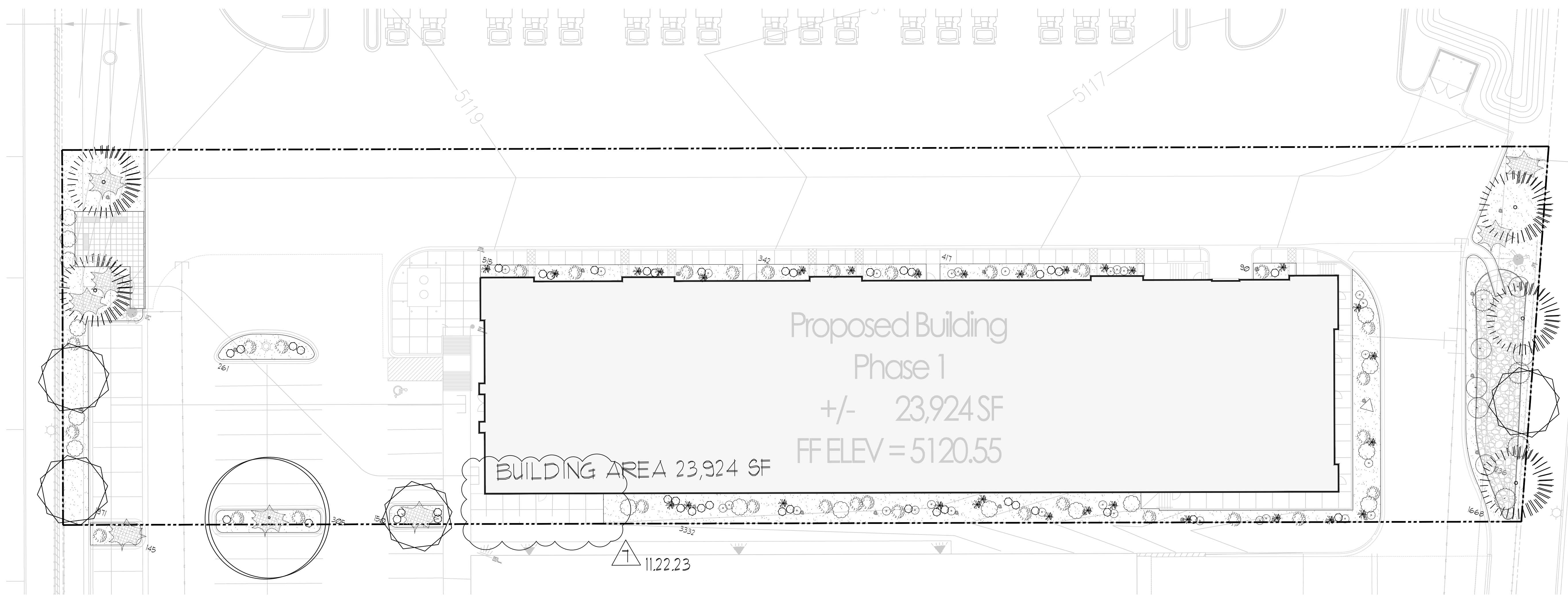
Architect/Engineer Seal

mark	date	description
revisions		
issue		Permit CDs
project no		2219
drawn by		
checked by		
date		August 10, 2023



danny@mitchellassociatesinc.com 505.639.9583

LANDSCAPE PLAN
LS-101



LANDSCAPE LEGEND

QTY	SIZE	COMMON/BOTANICAL	H2O USE	QTY	SIZE	COMMON/BOTANICAL	H2O USE
Trees							
1	3" cal	Honey Locust <i>Gleditsia triacanthos</i>	50x45 2025 2025 M	33	1 Gal	India Hawthorne <i>Raphiolepis indica</i>	25 825 M
5	10-12'	Austrian Pine <i>Pinus nigra</i>	35x25 625 3125 M	30	1 Gal	Feather Reed Grass <i>Calamagrostis arundinacea</i>	2.5x2 4 120 M
4	2" cal	Desert Willow <i>Chilopsis linearis</i>	25x25 625 2500 M 1650	1	1 Gal	Butterfly Bush <i>Buddleia davidii</i>	5x5 25 25 M
				8	1 Gal	Buffalo Juniper <i>Juniperus sabino 'Buffalo'</i>	1x12 144 1152 M
				43	1 Gal	Cherry Sage <i>Salvia greggii</i>	2x3 9 381 M
				29	1 Gal	Blue Mist <i>Caryopteris x clandonensis</i>	3x3 9 261 M
				16	1 Gal	Fern Bush <i>Chamaebotaria millefolium</i>	5x6 36 516 L
				4	1 Gal	Apache Plume <i>Fallugia paradoxa</i>	6x1 49 196 L
				6	1 Gal	Chamisa <i>Chrysothamnus nauseosus</i>	5x1 49 294 L
				170		Total Shrubs	3836
				24	2-3cf	Boulders	
				9136		Landscape Gravel / Filter Fabric 3/4" Earth tone	
				1236		Oversize Landscape Gravel / Filter Fabric 2-4" Adobe Rose	
				10432		Total Landscape Provided	

LANDSCAPE CALCULATIONS

TOTAL LOT AREA (sf)	12586
TOTAL BUILDING AREA (sf)	-23924
TOTAL NET LOT AREA (sf)	48662
LANDSCAPE REQUIREMENT	X 20
TOTAL LANDSCAPE REQUIRED	9732
TOTAL ON-SITE LANDSCAPE PROVIDED	10432
TOTAL LIVE PLANT COVER PROVIDED	1824
TOTAL LIVE PLANT COVER REQUIRED	11486
TOTAL LIVE GROUNDCOVER REQUIRED	2698
TOTAL LIVE GROUNDCOVER PROVIDED	3836
Organic Mulch 25% Required	
Note, Each Tree, min, 5' rad, 78.5sf	785
10 Trees x 78.5 sf=	
See Tree Detail, a 5' radius of wood mulch is require around each tree w/out Filter Fabric	
Note, Each Shrub, min, 4' rad, 12.56sf	2135.2
170 Shrubs x 12.56 sf=	
Total Mulch Provided	2920.2
Total Mulch Required	2698

NOTE: Wood mulch is only used as a requirement of the City of Albuquerque, IDO. Wood mulch will need to be refreshed often as it is washed, and blown away and will result in a negative impact on the health of the plant material. Additionally, historically, wood mulch in commercial applications has clogged storm sewers creating damage to commercial properties, lawsuits, and damages assessed to landscape architects and contractors. Designer assumes no responsibility for flooding or erosion as the result of the use of Wood Mulch as required by the City of Albuquerque.

LANDSCAPE NOTES:
Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees in a living, healthy, and attractive condition.

It is the intent of this plan to comply with the City Of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance.

It is the intent of this plan to comply with the City of Albuquerque Landscape Regulations Applicable to Apartments and Nonresidential Development, Revised 6/24.

Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Landscape areas in excess of 36 square feet shall be planted so as to achieve 75% Live Ground Cover at maturity.

Landscape Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed, or other treatment.

Landscape shall be watered by a complete underground irrigation system operated by automatic timer. Trees shall have bubblers and shrubs shall have a minimum of 2 emitters per shrub. Trees and shrubs shall be zoned separately. Point of connection for irrigation system is unknown at current and shall be coordinate Landscaping shall be installed according to the approved plan. Installation shall be completed within 60 days of the related building's occupancy.

Approval of this plan does not constitute or imply exemption from water waste provisions of the water conservation landscaping and water waste ordinance. Water management is the sole responsibility of the property owner. d between the Landscape Contractor and the General Contractor of the project prior to construction.

No substitutions, or alterations shall be made to this plan without the express written authorization of the Landscape Architect, and changes approved by the City of Albuquerque.

Street Tree Notes:
Per Section 5-6(D)(1)(a) Required Street Trees. Trees are GENERALLY required along street frontages every 25 feet on center unless otherwise specified in Part 6-2-2 of ROA 1994 (Street Trees)

Section 6-6-2-5 Street Trees
(A) Size of the trees at maturity should be in proportion to the planting space provided for them. ... Smaller species of trees will require closer spacing, and larger trees will require greater spacing. Spacing shall be approved as part of the plan approval process.

On sites where evenly spaced street trees are not possible, or do not conform to the overall design objectives of the site, provided that the number of trees equals or exceeds the number that would be required if the trees were evenly spaced

