

PARKING DETAIL
NTS

10' SANITARY SEWER
EASEMENT

ADDITIONAL PUBLIC STREET
R.O.W. DEDICATED
TO THE CITY OF ALBUQUERQUE

NOT APART OF
SITE. LOT IS
POTENTIALLY
BEING SOLD.

TRUCK DOCK NOTES

1. REFER TO SHEET S1.2, S1.3, S1.4, S1.5 FOR ENLARGED FOUNDATION PLAN FOR EACH TRUCK DOCK.
2. THICKNESS OF CONCRETE TO BE 6" 4000 PSI PCC OR APPROVAL OF THE GEOTECH ENGINEER.

PAVEMENT NOTES

NEW PAVEMENT IS APPROXIMATELY 103,250 SF (11,472 SY). THE AREA CAN CHANGE BASED ON GRADING AND DRAINAGE.

GENERAL NOTES - SITE PLANS:

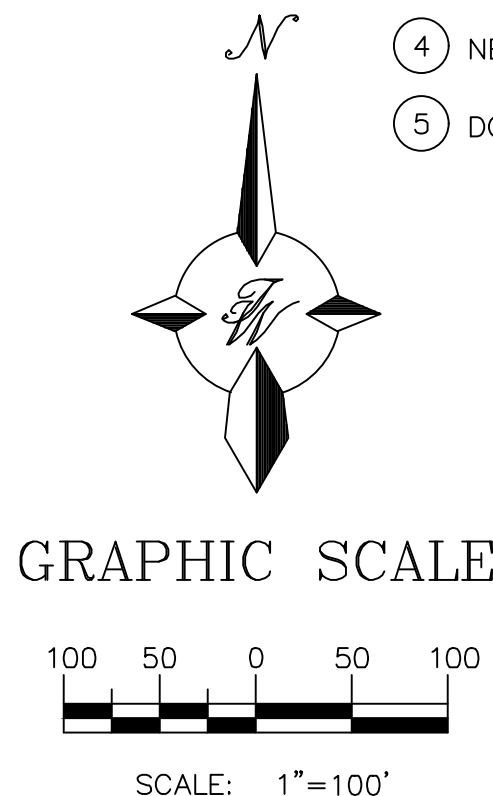
1. THE CONTRACTOR SHALL FIELD VERIFY ALL EXISTING CONDITIONS PRIOR TO COMMENCING THIS WORK. IN CASE OF ANY DISCREPANCIES, THE ARCHITECT SHALL BE NOTIFIED IMMEDIATELY AND WORK SHALL NOT COMMENCE WITHOUT APPROVAL FROM THE ARCHITECT.
2. WRITTEN DIMENSIONS OF DRAWINGS SHALL HAVE PRECEDENCE OVER SCALED DIMENSIONS. THE GENERAL CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND CONDITIONS AT THE BUILDING SITE, AND REPORT ANY DISCREPANCIES TO THE ARCHITECT PRIOR TO PROCEEDING WITH THE WORK.
3. GC AND LIGHTING CONTRACTOR TO ENSURE SITE LIGHTING FIXTURE HEADS HAVE THE CORRECT ORIENTATION. REFER TO PHOTOMETRIC DRAWINGS FOR HEAD PLACEMENT.
4. GC TO COORDINATE SITE SECURITY LAYOUT AND CONDUIT SIZE & LOCATION WITH THE OWNER.
5. GC TO ENSURE PAVING AT ALL EXITS SHALL NOT EXCEED A 2% MAX SLOPE IN ALL DIRECTIONS.
6. PAVING SHALL BE LOWER THAN THE BUILDING SLAB BY THE FOLLOWING AMOUNTS UNO:
 - 1/2" @ ALL EXIT DOORS
 - 1/2" @ ALL SHOWROOM GLAZING LOCATIONS
 - 1 1/2" @ OVERHEAD DOORS
 - 1 1/2" @ PRE-FAB METAL WALL PANELS

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THIS PERMIT.
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 INTERM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 260-1990 (OR DIAL 811 LOCALLY), FOR LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
5. REFER TO SHEET S1.2, S1.3, S1.4, S1.5 FOR ENLARGED FOUNDATION PLAN FOR EACH TRUCK DOCK.

LEGEND

	CURB & GUTTER
	BOUNDARY LINE
	EASEMENT
	EXISTING BUILDING
	EXISTING CURB & GUTTER
	EXISTING BOUNDARY LINE
	PROPOSED SIDEWALK
	PROPOSED ASPHALT PAVEMENT
	RETAINING WALL
	LIGHT
	DOOR



NOT FOR CONSTRUCTION

ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	HONEYWELL ALBUQUERQUE, NM TRAFFIC CONTROL LAYOUT TIERRA WEST, LLC 5571 MIDWAY PARK PL. NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	DRAWN BY JL DATE 1/26/2023 DRAWING SHEET # C2.0 JOB # 2023090
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VICINITY MAP

B-17

LEGAL DESCRIPTION:

TRACT 1-A-1-A PLAT OF TRACTS 1-A-1-A & 1-A-1-B
HONEYWELL SITE CONT 59.6960 AC

SITE DATA

PROPOSED USAGE WAREHOUSES
PROPOSED LOT AREA 1,668,330 SF (38.30 ACRES)
ZONING NR-LM

UNIT #	SF.	MANUFACTURING		WHOLESALE/ DISTRIBUTION 1/2000 SF	WAREHOUSING WITH 10% OFFICE		OFFICE ONLY 3.5/1000 SF
		LIGHT	HEAVY		1/2000 SF	3.5/1000 SF	
		1/1000 SF	1/5000 SF				
1	81,553	82	17	41	66	286	
10	11,132	12	3	6	9	39	
20	35,620	36	8	18	29	125	
25	50,762	51	11	26	41	178	
30	40,684	41	9	21	34	143	
35	15,728	16	4	8	14	56	
40	31,926	32	7	16	27	112	
45	22,757	23	5	12	17	80	
50	16,203	17	4	9	14	57	
Expansion Area	24,358	25	5	13	20	86	
60	31,760	32	7	16	31	112	
65	18,104	19	4	10	16	64	
70	54,116	55	11	28	44	190	
75	35,857	36	8	18	30	126	
Total parking required		477	103	242	392	1654	

EXISTING PARKING PROVIDED= 215 SPACES
PROPOSED PARKING PROVIDED= 235 SPACES
HC PARKING REQUIRED= 12 SPACES
EXISTING HC PARKING PROVIDED= 27 SPACES
EXISTING MOTORCYCLE= 41 SPACES
TOTAL PARKING PROVIDED= 530 SPACES

KEYED NOTES

1. STANDARD CURB AND GUTTER (TYP) PER COA STD DWG 2415A, SEE DETAIL SHEET DET-1
2. NEW ASPHALT PAVEMENT (TYP), SEE DETAIL SHEET C5.0
3. NEW CONCRETE SIDEWALK, WIDTH VARIES, PER COA STD DW 2430, SEE DETAIL SHEET C5.0
4. NEW 6" STEPS
5. DOOR (TYP)
6. EXISTING ACCESSIBLE PARKING W/ SIGN PER ADA STANDARDS (TYP.)
7. EXISTING MOTORCYCLE SPACE W/SIGN
8. EXISTING BIKE RACK
9. EXISTING PARKING STALL
10. PROPOSED RE-PAVED PARKING STALL, SEE DETAIL THIS SHEET