







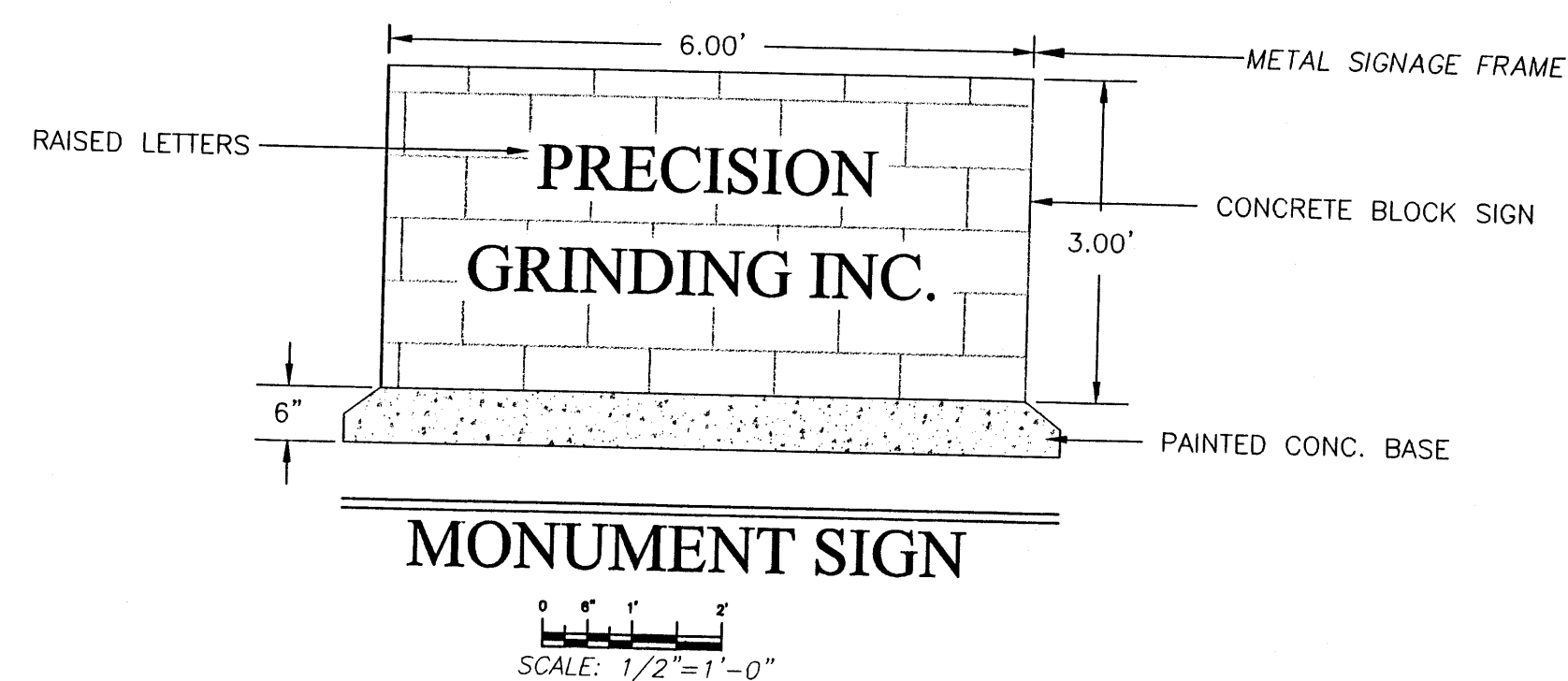
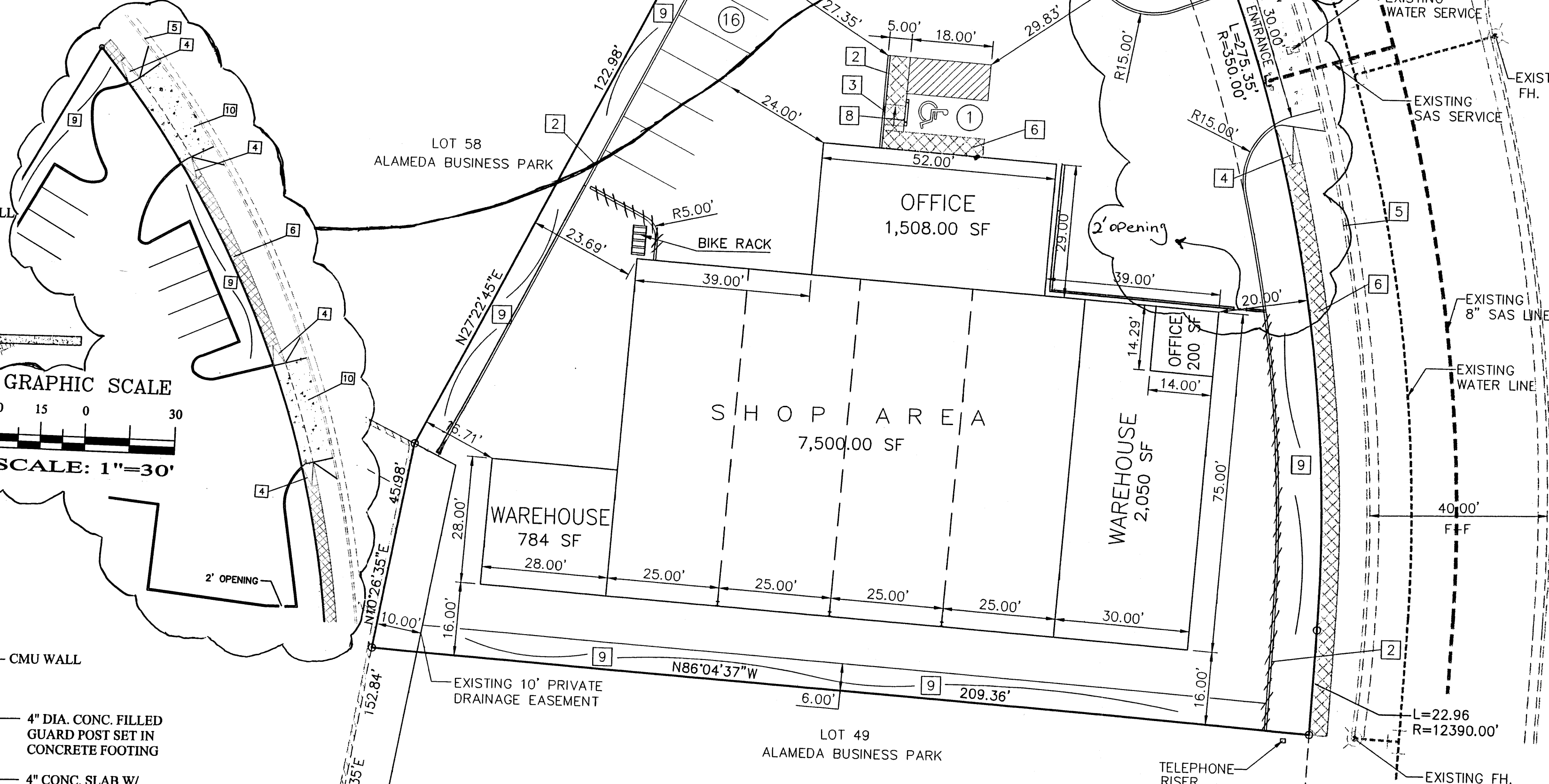
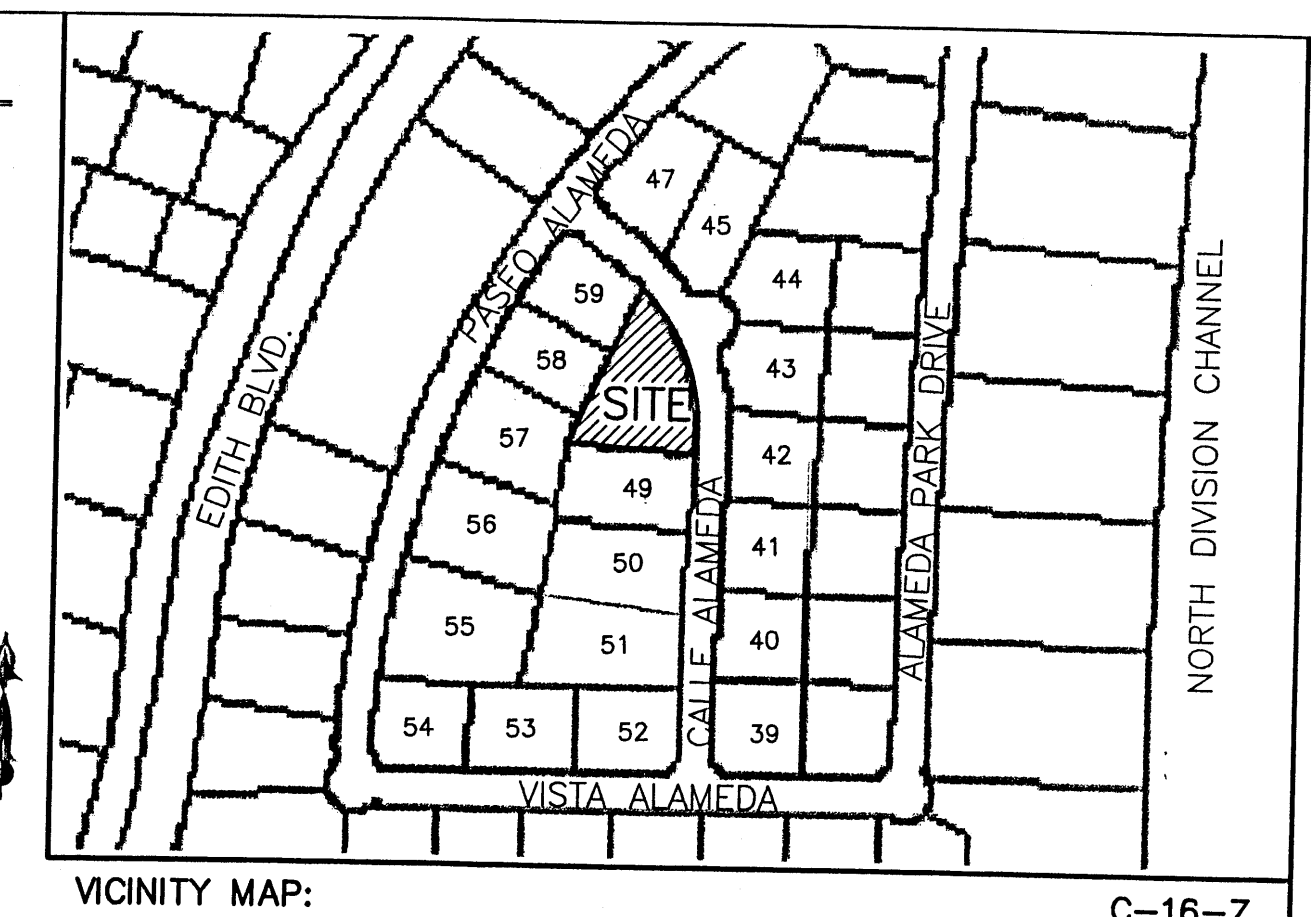


LEGEND

	BOUNDARY LINE
	EASEMENT
	PROPOSED SIDEWALK
	BUILDING
	PROPOSED CURB
	EXISTING SCREEN WALL
	EXISTING CURB & GUTTER
	LANDSCAPING



SITE DATA		
PROPOSED USAGE:	OFFICE/WAREHOUSE/SHOP AREA	
LOT AREA:	35,795.00	S.F. (0.8217 ACRE)
OFFICE AREA:	1,708	S.F.
WAREHOUSE AREA:	2,834	S.F.
SHOP AREA:	7,500	S.F.
CONSTRUCTION TYPE:	IIN (PRE-ENGINEERED STEEL BUILDING, W/ NON-COMBUSTABLE INTERIOR FRAMING	
LANDSCAPE CALCULATIONS:		
NET LOT AREA	23,753.00	SF ±
LANDSCAPING REQUIRED:		
15% OF 23,753.00 SF	3,563.00	SF ±
LANDSCAPE PROVIDED	5,434.00	SF ±
PARKING REQUIRED:		
OFFICES	1,708 GSF	/ 200 GSF
WAREHOUSE	2,834 GSF	/ 2,000 GSF
SHOP AREA	7,500 GSF	/ 1,000 GSF
TOTAL		18 SPACES
HC PARKING REQUIRED	1 SPACES	(1 VAN)
ACTUAL PARKING PROVIDED:		20 SPACES
HC PARKING PROVIDED	1 SPACES	(1 VAN)
BICYCLE SPACES REQUIRED:		2 SPACES
BICYCLE SPACES PROVIDED:		2 SPACES



LEGAL DESCRIPTION:
LOT 48, ALAMEDA BUSINESS PARK

SHEET INDEX

1. SITE PLAN
2. LANDSCAPING PLAN
3. GRADING AND DRAINAGE PLAN
4. ELEVATIONS

LANDFILL DISCLOSURE STATEMENT

THE SUBJECT PROPERTY IS LOCATED NEAR A LANDFILL. DUE TO THE SUBJECT PROPERTY BEING NEAR A FORMER LANDFILL CERTAIN PRECAUTIONARY MEASURES MAY NEED TO BE TAKEN TO ENSURE THE HEALTH AND SAFETY OF THE PUBLIC. RECOMMENDATIONS MADE BY A PROFESSIONAL ENGINEER WITH EXPERTISE IN LANDFILLS AND LANDFILL GAS ISSUES (AS REQUIRED BY THE INTERIM GUIDELINES FOR DEVELOPMENT WITHIN 1000 FEET OF LANDFILLS REVISED APRIL 10, 2000) SHALL BE CONSULTED PRIOR DEVELOPMENT OF THE SITE.

PROJECT NUMBER: 1000624.
APPLICATION NUMBER: 03DRB-00020.

THIS PLAN IS CONSISTENT WITH THE SPECIFIC SITE DEVELOPMENT PLAN APPROVAL BY THE ENVIRONMENTAL PLANNING COMMISSION (EPC), DATED _____, AND THAT THE FINDINGS AND CONDITIONS IN THE OFFICIAL NOTICE; NOTIFICATION OF DECISION HAVE BEEN COMPLIED WITH:

SITE DEVELOPMENT PLAN APPROVAL:

Michael Holton
SOLID WASTE MANAGEMENT *will comply w/ con Specs*
DATE *1-15-02*

Rich D. Davis
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION
DATE *1-15-03*

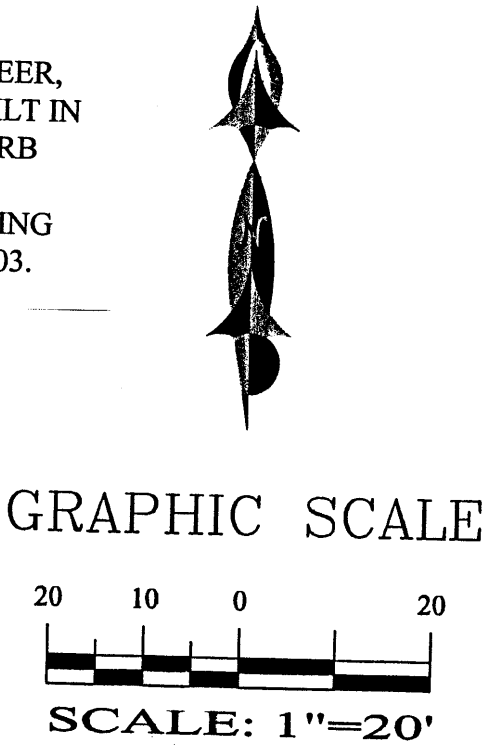
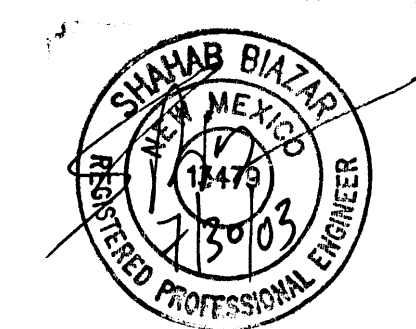
Roger A Green
UTILITIES DEVELOPMENT
DATE *1-21-03*

Christina Sandoval
PARKS AND RECREATION DEPARTMENT
DATE *1/15/03*

Bradley S. Bjork
CITY ENGINEER, ENGINEERING DIVISION / AMAFCA
APPROVAL AND CONDITIONAL ACCEPTANCE: as specified by the
Development Process Manual.
DATE *1/15/03*

Sheran Matton
CITY PLANNER, ALBUQUERQUE BERNALILLO
COUNTY PLANNING DIVISION
DATE *1/15/09*

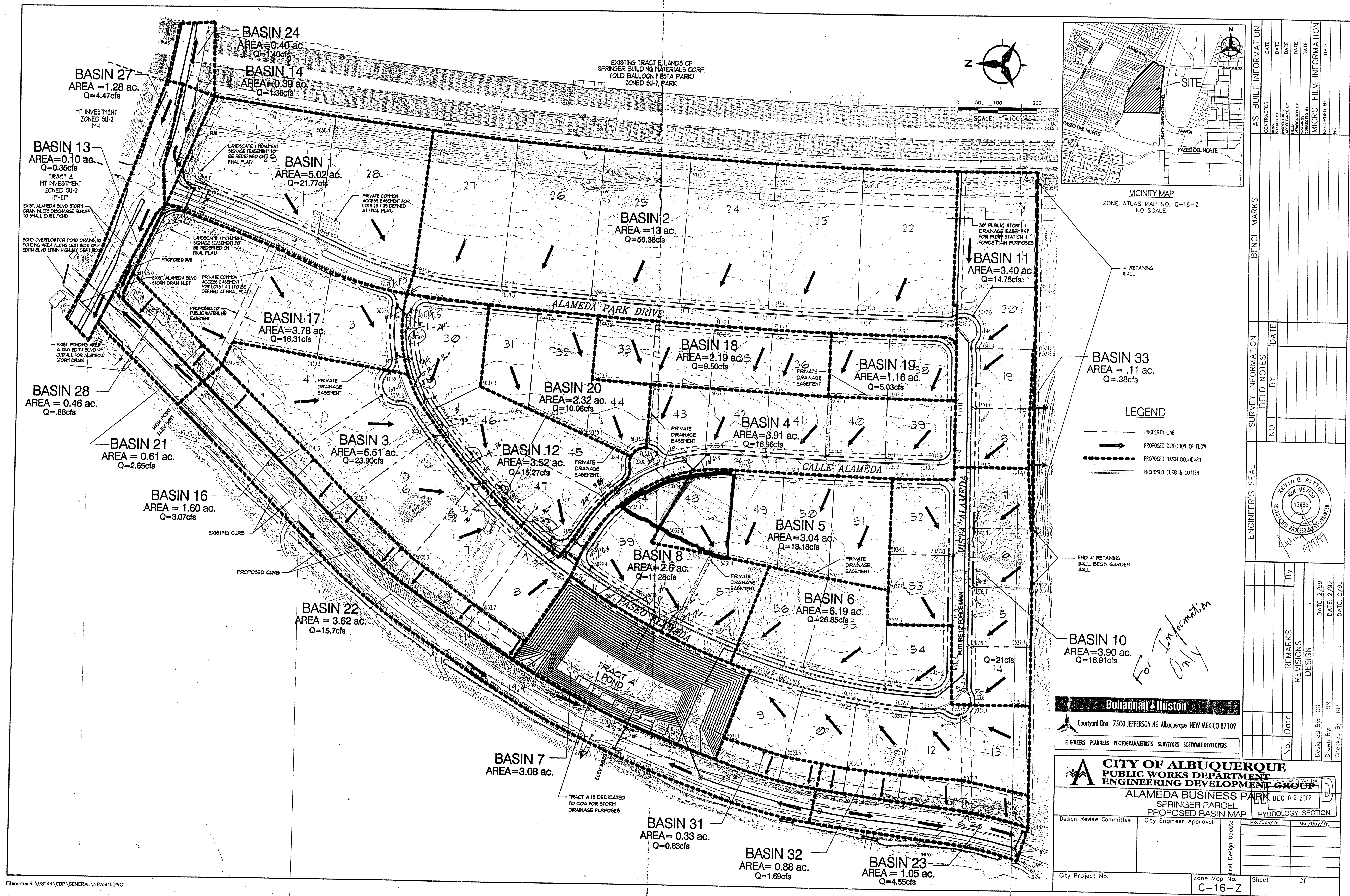
I SHAHAB BIAZAR, A REGISTER ENGINEER,
CERTIFY THAT THIS PROJECT WAS BUILT IN
SUBSTANTIAL COMPLIANCE TO THE DRB
APPROVED SITE PLAN. THE SITE WAS
INSPECTED BY ADVANCED ENGINEERING
AND CONSULTING, LLC ON JULY 30, 2003.



**ADVANCED
ENGINEERING
and CONSULTING, LLC**

10205 SNOWLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

PRECISION GRINDING INC. SITE PLAN			
DRAWING: 200239-ST.DWG	DRAWN BY: SBB	DATE: 12-03-02	SHEET # 1 OF 4



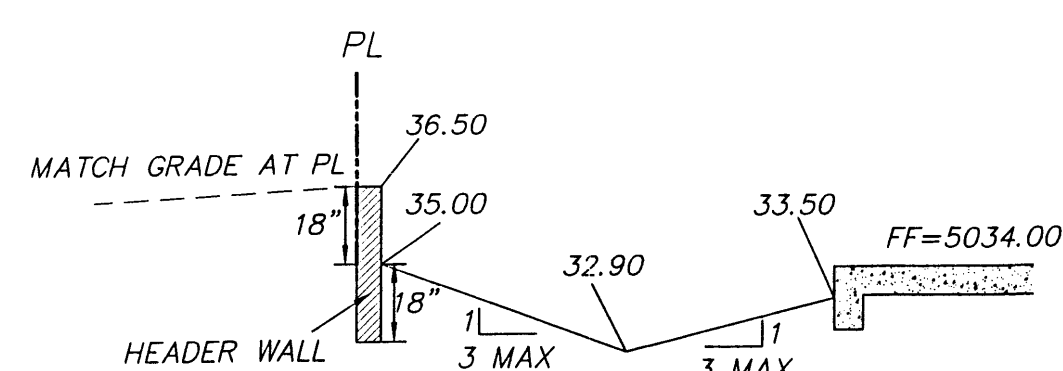
GENERAL NOTES:

1. CONTOUR INTERVAL IS ONE (1) FOOT.
2. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION HAVING AN ELEVATION OF 5062.60 FEET ABOVE SEA LEVEL.
3. UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
4. THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
5. SLOPES ARE AT 3:1 MAXIMUM.

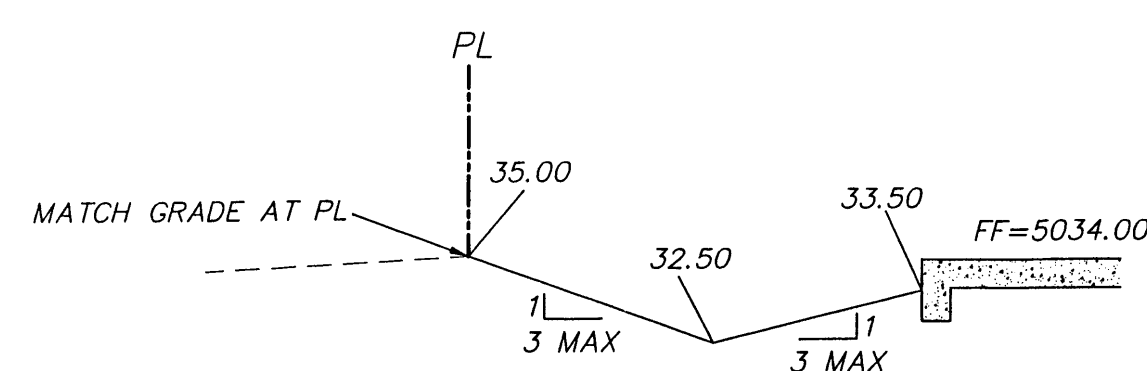
EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION 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 ACCEPTANCE OF ANY PROJECT.
6. ALL THE DISTURBED AREAS MUST BE REVEGETATED.

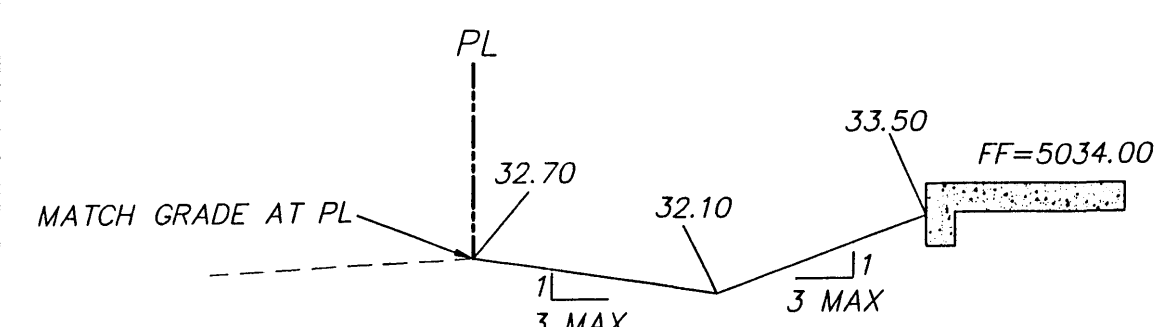
ROUGH GRADING APPROVAL _____ DATE _____



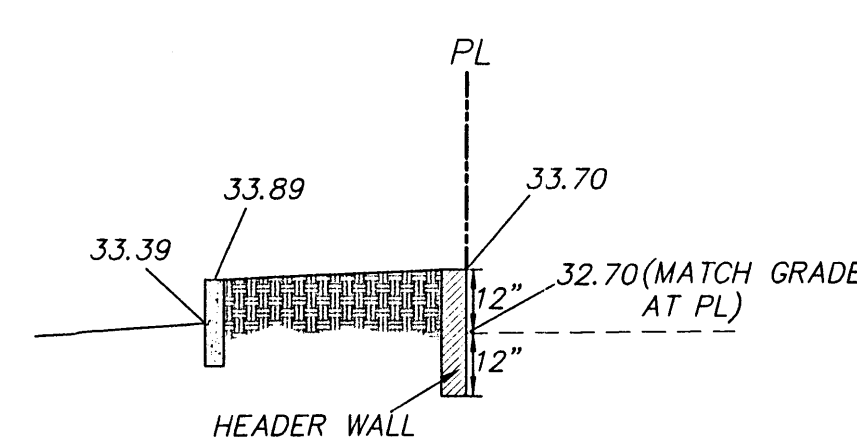
SECTION A-A
NTS



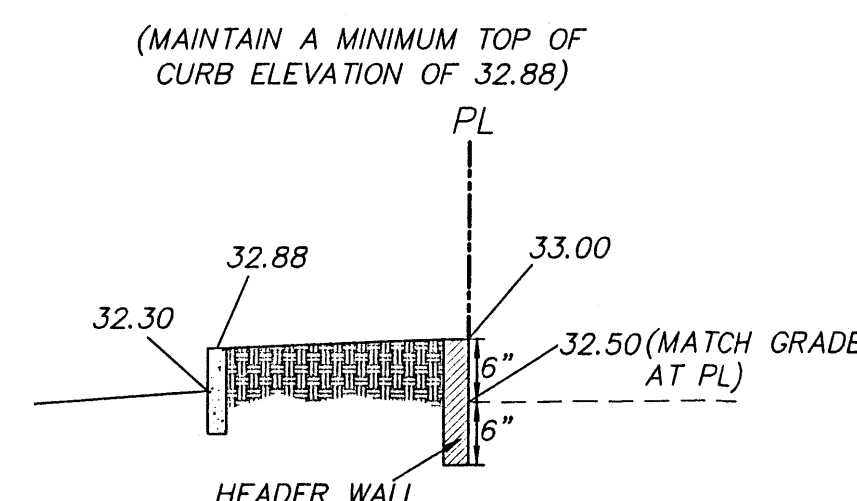
SECTION B-B
NTS



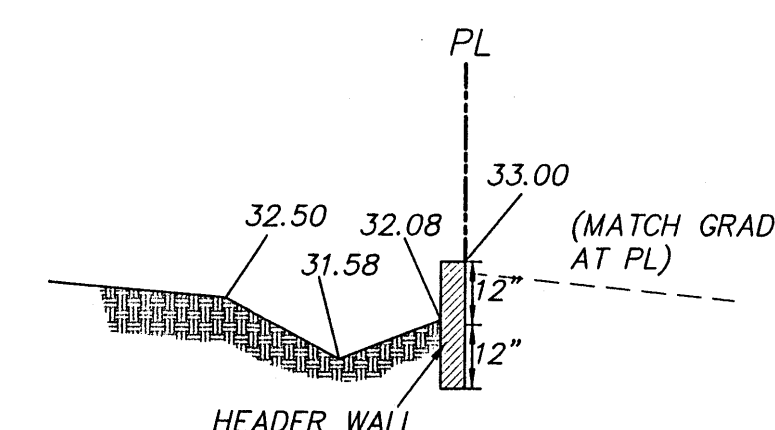
SECTION C-C
NTS



SECTION D-D
NTS



SECTION E-E
NTS

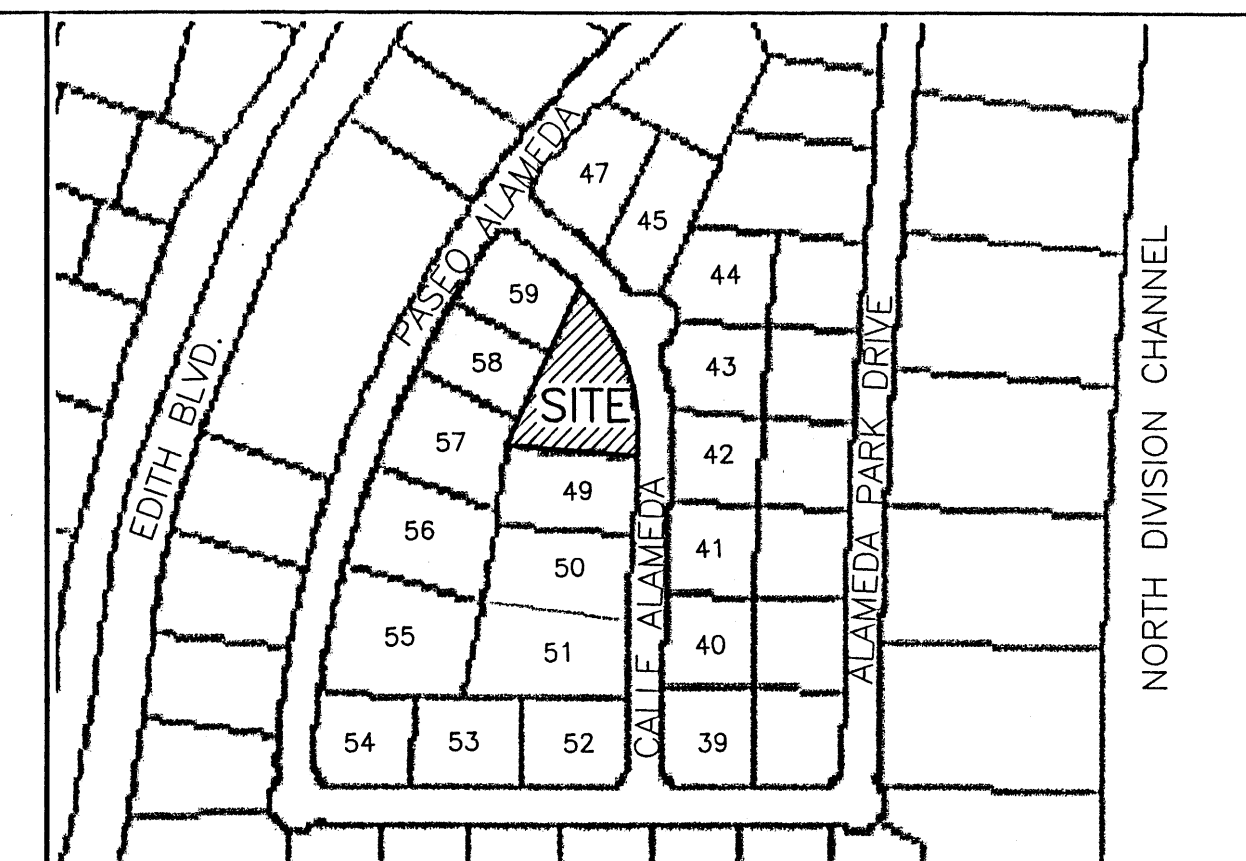


SECTION F-F
NTS

DRAINAGE CERTIFICATION

I, SHAHAB BIAZAR, NMPE 13479, OF THE FIRM ADVANCED ENGINEERING AND CONSULTING, LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 12/04/2002. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ME OR UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR GRADING CERTIFICATION.

THE RECORD INFORMATION REPRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

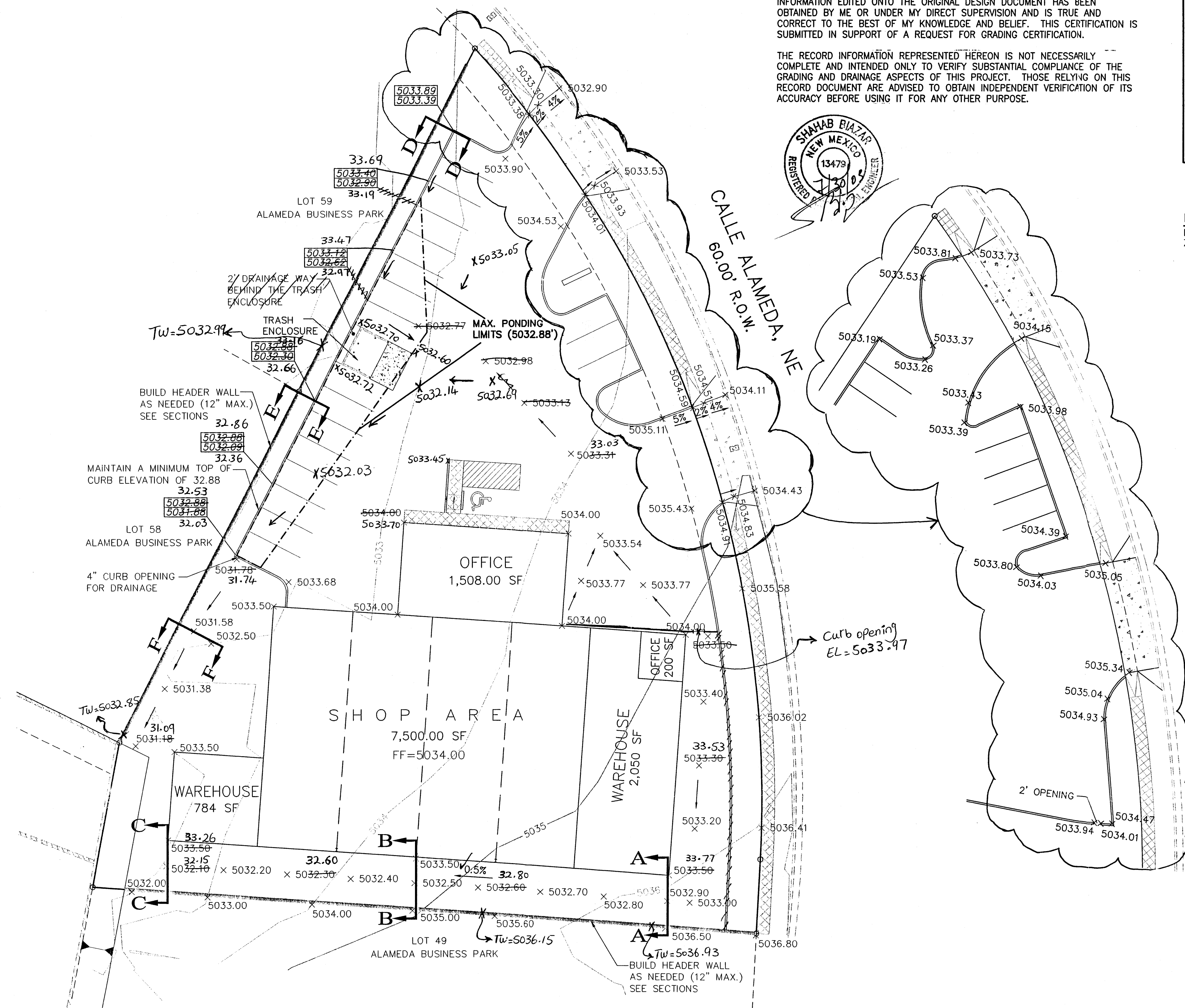


VICINITY MAP:

C-16-Z

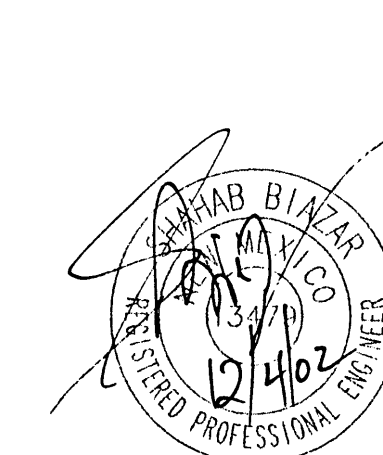
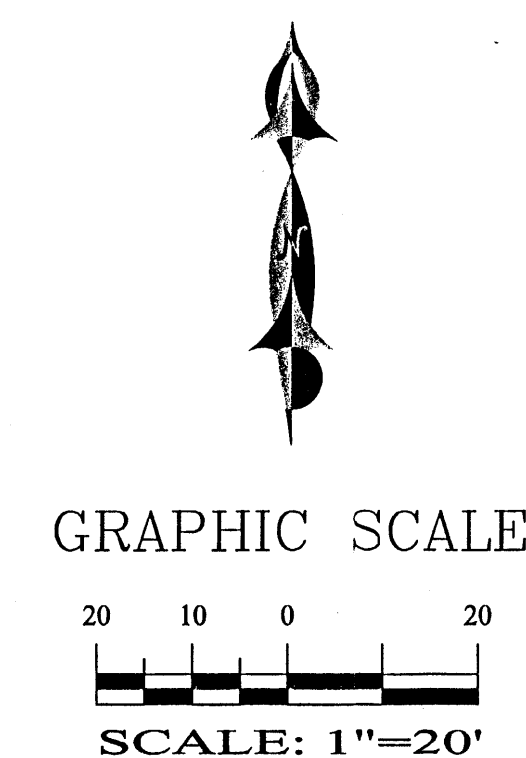
LEGAL DESCRIPTION:

LOT 48, ALAMEDA BUSINESS PARK, CONTAINING 35,795.00 S.F. (0.8217 ACRE)
ZONING: 1P



LEGEND

- EXISTING SAS MANHOLE
- EXISTING METER
- EXISTING VALVE W/BOX
- EXISTING FIRE HYDRANT
- EXISTING AIR RELEASE VALVE
- EXISTING REDUCER
- EXISTING 8" SAS
- EXISTING 16" WL
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING CURB & GUTTER
- EXISTING CURB & GUTTER
- EXISTING CONTOUR (MAJOR)
- EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- EASEMENT
- LIMITS OF TOP OF EXISTING SLOPE
- PROPOSED SIDEWALK
- PROPOSED GRADE
- PROPOSED SPOT ELEVATION
- EXISTING GRADE
- EXISTING POWER LINES



SHAHAB BIAZAR
P.E. #13479

10205 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

PRECISION GRINDING INC. GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
200239-GR.DWG	SBB	11-14-2002	3 OF 4

LAST REVISION: 11-14-2002