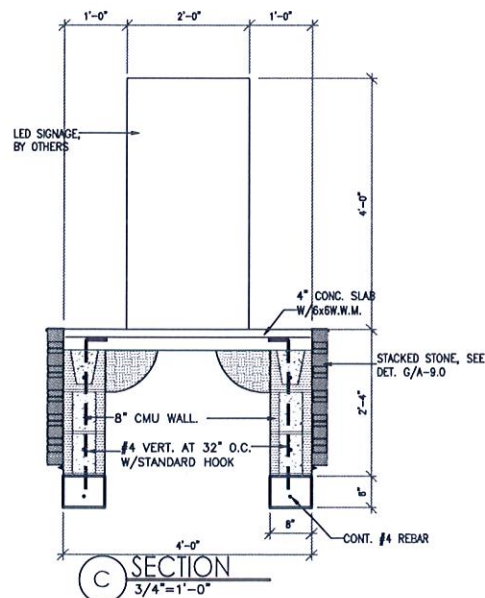


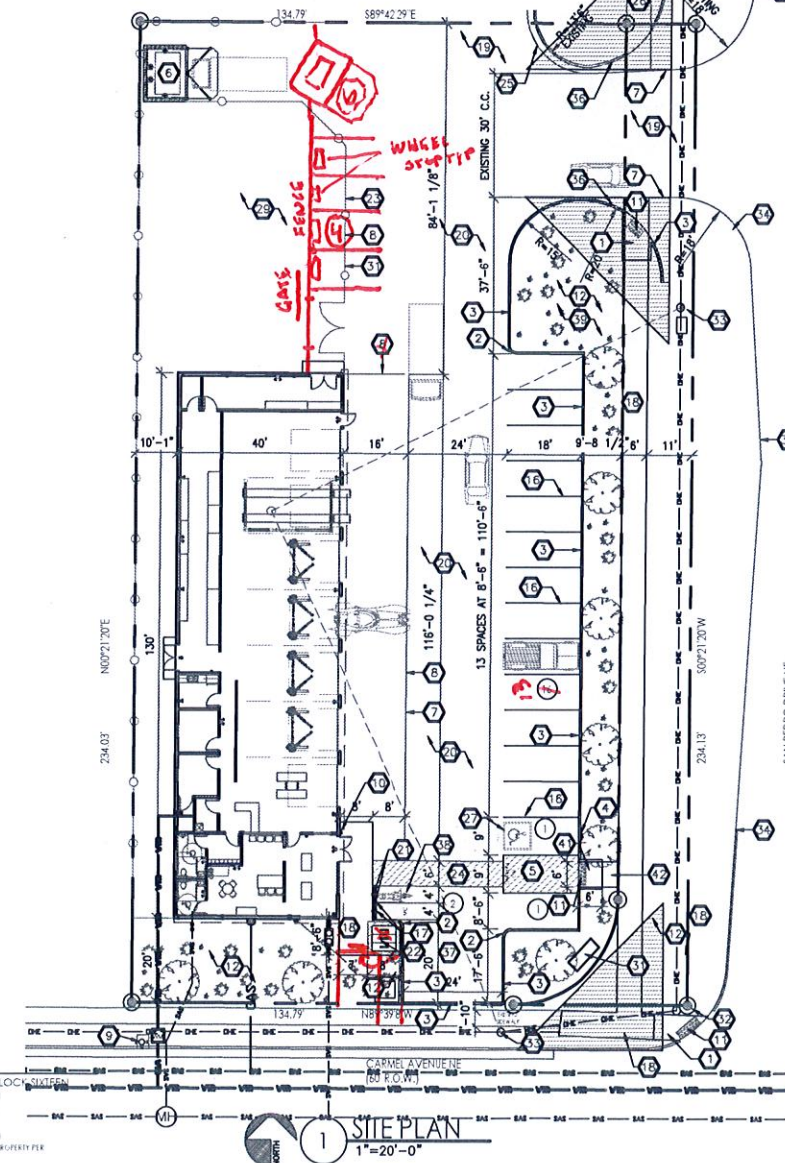
*Jeanne Wolfenbarger*






- A. PARKING LOT DIMENSIONS ARE FROM FACE OF CURB TO FACE OF CURB UNLESS OTHERWISE NOTED.
- B. PROVIDE EXPANSION JOINTS IN CONCRETE WALK AT 4' O.C. AND WHERE CONCRETE ABUTS THE BUILDING.
- C. PREMIS IDENTIFICATION - SHALL BE MINIMUM 12 INCHES HIGH x 1 INCH WIDE AND SHALL CONTRAST WITH THEIR BACKGROUND AND SHALL BE VISIBLE FROM THE STREET OR ROAD FRONTING THE PROPERTY.
- D. G.C. TO PROVIDE FIRE EXTINGUISHERS 2A-10-B.C. 1 PER EACH 3,000 S.F., REF: FLOOR PLANS FOR QUANTITY AND LOCATIONS.
- E. ALL PENETRATIONS THROUGH A FIRE-RATED WALL ASSEMBLY TO BE FIRE-STOPPED WITH THERMAFIBER A3 MANUFACTURED BY THERMAFIBER, LLC, WABASH, 46992 OR OTHER APPROVED EQUAL.
- F. ALL EXIT SIGNS AND EMERGENCY LIGHTING SHALL HAVE BATTERY BACK-UP, REF: ELECTRICAL.
- G. ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER PER CITY STANDARD DRAWINGS (2145 & 2430).

TOTAL LOT AREA: 27,437.508 S.F. (.72 ACRES)  
TOTAL UNDER ROOF AREA: 5,200 S.F.  
NET LOT AREA: 27,437.508 - 5,200 = 22,237 S.F.  
LANDSCAPING REQUIRED:  $22,237 \times 15\% = 3,335.55$  S.F.  
PROPOSED LANDSCAPING: 3,698 S.F. (REF: SITE PLAN)

- 1. ACCESSIBLE CURB RAMP PER C.O.A. STANDARDS DWG. 2426, WILL BE DONE BY DMD'S SAN PEDRO BOULEVARD IMPROVEMENTS PROJECT #6097.001.
- 2. 2'-0" CURB RADIUS, TYP.
- 3. CONSTRUCT NEW RAISED CONCRETE CURB AND GUTTER PER C.O.A. STANDARD DRAWING 2415A, WILL BE DONE BY DMD'S SAN PEDRO BOULEVARD IMPROVEMENTS PROJECT #6097.001.
- 4. ACCESSIBLE PARKING SIGNAGE PER C.O.A. STANDARDS, REF: DETAIL C1/AS-2.0.
- 5. PAINTER STRIP HANDCAP ACCESSIBLE ASILE WITH "NO PARKING" IN CAPITAL LETTERS, 12" HIGH X 2" WIDE, LOCATION SIGN (66-1-4.1.B NUSA 1978), REF: DETAIL AS/AS-2.0.
- 6. DUMPSITER ENCLOSURE, REF: DETAIL A1/AS-2.0.
- 7. FIRE LANE, PAINT CONC. CURB RED AND ADD SIGNAGE TO CURBS 5' HIGH WHITE LETTER "NO PARKING, FIRE LANE, TYP. EVERY 15' OVER 6' WIDE RED STRIPE, REF: FIRE ORD. 503.3.1.
- 8. EDGE OF ASPHALT.
- 9. EXISTING FIRE HYDRANT LOCATION.
- 10. G.C. TO PROVIDE AND INSTALL RECESSED KNOX BOX WITH KEY FOR FIRE DEPARTMENT ACCESS, MOUNT BOX 4'-0" - 6'-0" HIGH A.F.F., TYP.
- 11. 2'-4" TRUNCATED DOMES, TYP.
- 12. LANDSCAPING AREA, REF: LANDSCAPING PLAN.
- 13. ELECTRICAL TRANSFORMER LOCATION, COORDINATE LOCATION WITH PNM.
- 14. ELECTRICAL WETER LOCATION, REF: ELECTRICAL SITE PLAN.
- 15. GAS METER PER NM GAS COMPANY AND CITY OF ALBUQUERQUE STANDARDS, REF: PLUMBING PLANS.
- 16. 4" WIDE PAINTER STRIPE PER C.O.A. STANDARDS, REF: DETAIL AB/AS-2.0., TYP.
- 17. CONCRETE WEDGE STOP, TYP.
- 18. NEW CONCRETE SIDEWALK PER C.O.A. STANDARD DWG. 2430. CONSTRUCTED UNDER PUBLIC IMPROVEMENT AGREEMENT - PROJECT #6097.001
- 19. EXISTING ASPHALT DRIVE-WAY, WILL CHANGE AFTER DRB ROW DEDICATION. CONSTRUCTED UNDER PUBLIC IMPROVEMENT AGREEMENT - PROJECT #643580
- 20. ASPHALT PARKING OVER GRAVEL BASE COURSE, REF: GEOTECH
- 21. MOTORCYCLE PARKING SIGNAGE PER C.O.A. STANDARDS, TYP.
- 22. BIKE RACK FOR (3) BICYCLES, 30" TALL X 18" MIN, REF DETAIL 03/AS-2.0.
- 23. NEW 5" CONCRETE PAD.
- 24. 6 FOOT WIDE ACCESSIBLE PEDESTRIAN PATH, TYP.
- 25. EXIST. CONC. CURB AND GUTTER.
- 26. EXIST. CONC. SIDEWALK.
- 27. HANDCAP SYMBOL PER C.O.A. STANDARDS, TYPICAL (1) PLACE REF: DETAIL C2/AS-5.0.
- 28. NOT USED.
- 29. GRAVEL STORAGE AREA.
- 30. CHAIN LINK FENCE AND GATE.
- 31. NEW MONUMENT SIGN, SEE DETAIL A-AS-1.0.
- 32. EXISTING POWER POLE TO REMAIN.
- 33. EXISTING COMMUNICATION BOX, TO REMAIN.
- 34. EDGE OF EXISTING ASPHALT ROAD, WILL CHANGE AFTER DRB ROW DEDICATION.
- 35. NOT USED.
- 36. 25' X 25' CLEAR SIGHT TRIANGLE AT ANTICIPATED CURB LOCATION PER DMD'S SAN PEDRO BOULEVARD IMPROVEMENTS PROJECT #6097.001, ADJUST AS NECESSARY. LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH THE CLEAR SIGHT REQUIREMENTS". SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 FEET AND 8 FEET FROM THE WALKING SURFACE OF THE GUTTER PAVI. WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.
- 37. BIKE PARKING SPACES SHALL BE 6'-0" LONG X 24" WIDE FOR EACH BIKE. NOTE: A 1'-0" CLEAR ZONE AROUND THE BIKE PARKING SPACE.
- 38. "MC" IN CAPITAL LETTERS, 12" HIGH X 2" WIDE, AT MOTORCYCLE PARKING.
- 39. RETENTION POND, REF: CIVIL DRAWINGS. STABILIZE RETENTION POND SIDE SLOPES WITH NATIVE GRASS SEED WITH AGGREGATE MULCH OR EQUAL, REF: LANDSCAPE PLAN.
- 40. ALL SAN PEDRO BOULEVARD IMPROVEMENTS SHALL BE BUILT PER A PROCEDURE C AGREEMENT(SIDEWALK, CURB, EXTRA BIKE LANE, AND EXTRA SOUTH LANE), ANY WORK THAT WILL BE DONE IN THE COA RIGHT-OF-WAY THAT INCLUDES THESE ITEMS WILL BE DONE PER A COA WORK ORDER.
- 41. ACCESSIBLE CURB RAMP PER COA STANDARDS DWG. 2426.
- 42. NEW CONCRETE SIDEWALK PER C.O.A. STANDARD DWG. 2430. THE INTO NEW SIDEWALK.



MEINEKE  
SITE PLAN  
5901 CARMEL DR NE  
ALBUQUERQUE, NM 87113  
PROJECT #2017

REVISION DATE	
	
	
	
DATE 09-23-2020	
SHEET NUMBER AS-1.0	

**LEGAL DESCRIPTION**  
LOT NUMBERED SEVENTEEN (17) IN BLOCK SIX  
(16), TRACT A, UNIT B, OF THE NORTH  
ALBUQUERQUE ACRES  
5901 SAN PEDRO NE,  
ALBUQUERQUE, NEW MEXICO 87113  
(FOR INFORMATIONAL PURPOSES ONLY ADDRESS OF PROPERTY PER  
COUNTY ASSESSOR'S TAXROLL)