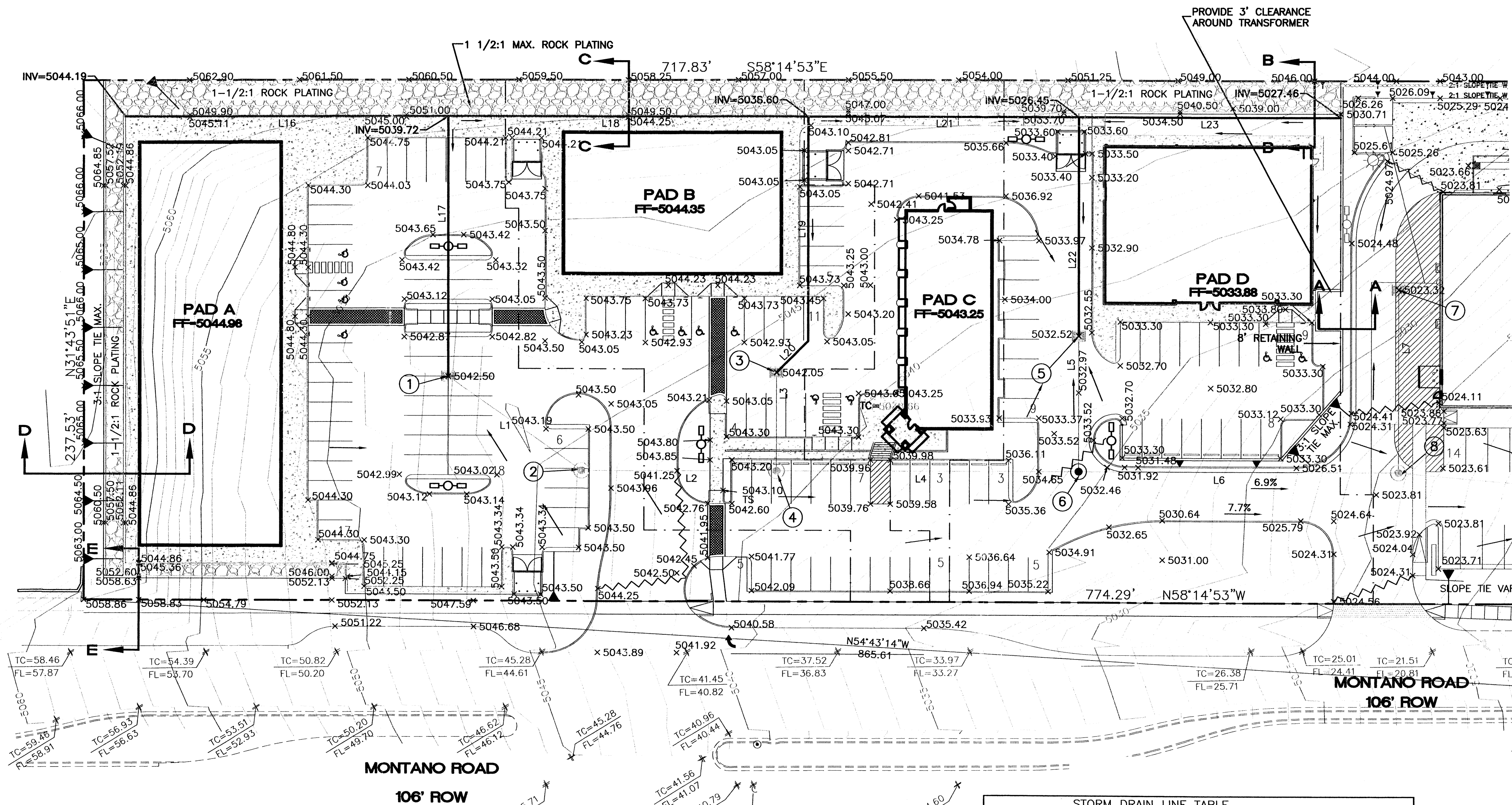




EROSION CONTROL NOTES

- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.

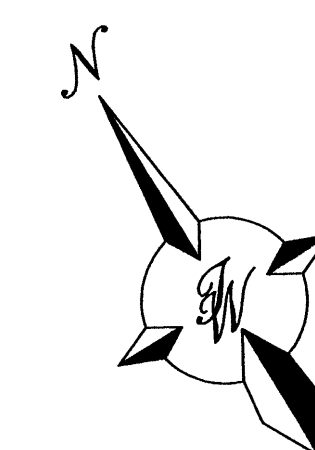
LINE	LENGTH	BEARING	SLOPE
L16	147.08	S58°00'00"E	1.00%
L18	163.85	S58°00'00"E	0.68%
L21	123.23	S58°00'00"E	9.90%
L23	118.99	S58°00'00"E	0.85%

LINE	LENGTH	BEARING	SLOPE
L17	118.42	N32°00'00"E	1.00%
L19	102.15	N32°00'00"E	0.50%
L20	20.22	N77°00'00"E	0.50%
L22	125.34	N32°00'00"E	1.81%

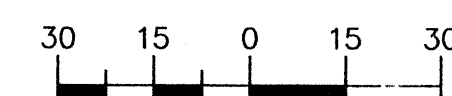
LINE	LENGTH	BEARING	SLOPE	PIPE SIZE
L1	74.30	S22°45'16"E	1.00%	8" PVC
L2	88.86	S58°00'00"E	1.00%	8" PVC
L3	44.88	S32°00'00"W	1.89%	8" PVC
L4	137.52	S58°00'00"E	7.10%	8" PVC
L5	61.76	S32°00'00"W	1.00%	8" PVC
L6	145.38	S58°00'00"E	6.50%	12" PVC #6
L7	83.26	S32°00'00"W	1.29%	8" PVC
L8	112.83	S52°54'55"E	0.91%	12" PVC #8
L9	9.45	S32°00'00"W	1.00%	8" PVC
L10	90.08	S58°00'00"E	1.00%	12" PVC #4
L11	72.35	S52°00'09"W	3.93%	8" PVC
L12	67.25	S38°02'57"W	1.00%	8" PVC
L13	5.11	S51°57'03"E	1.00%	8" PVC
L14	79.15	S38°02'57"W	1.00%	8" PVC
L15	73.61	S15°38'24"W	15.13%	18" CLASS IV RCP

#	DESCRIPTION	RIM/GRATE ELEV.	INV IN	INV OUT	ORIFACE	M.W.S.E.
1	TYPE D - DI	5042.50	-	5038.50	1"	5043.49
2	TYPE C - MH	5043.50	-	5037.76	-	5042.86
3	TYPE D - DI	5042.05	-	5038.05	-	5042.86
4	TYPE C - MH	5042.10	-	(W)5036.77	(E)5036.67	5042.86
5	TYPE D - DI	5032.30	-	-	5024.65	5033.16
6	TYPE C - MH	5033.35	-	(W)5024.03	(E)5023.93	-
7	TYPE D - DI	5023.32	-	-	5015.55	5024.28
8	TYPE C - MH	5023.96	(N)5014.48	(W)5014.48	(E)5014.38	-
9	TYPE D - DI	5022.61	-	-	5013.46	5023.50
10	TYPE C - MH	5022.81	(S)5013.36	(W)5013.36	(E)5013.26	-
11	TYPE D - DI	5022.61	-	-	5013.50	5023.30
12	TYPE C - MH	5023.41	(N)5012.35	(W)5012.35	(SE)5012.25	-
13	TYPE D - DI	5022.67	-	-	5016.75	5023.45
14	TYPE C - MH	5022.86	-	(W)5013.91	(S)5013.81	-

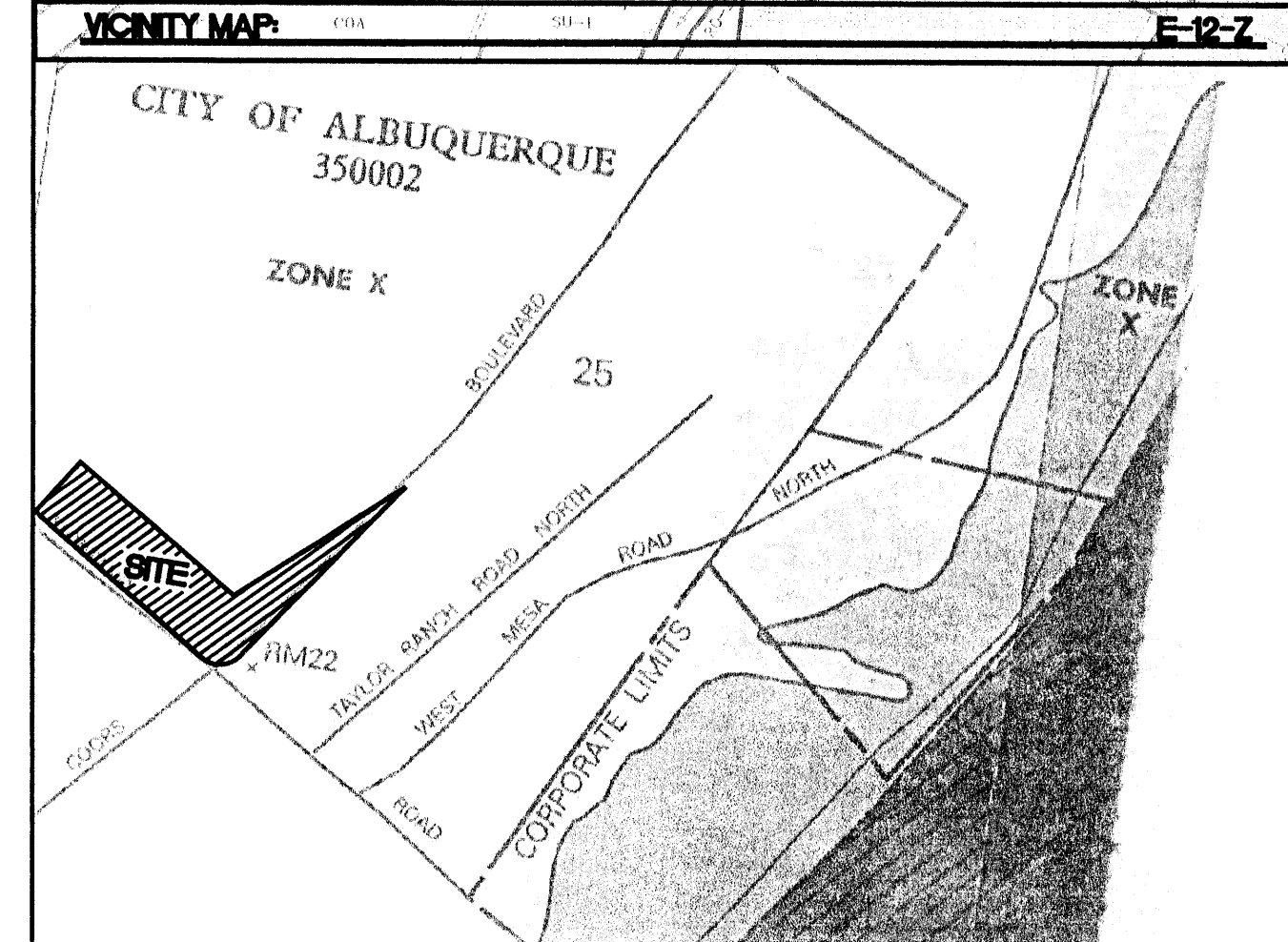
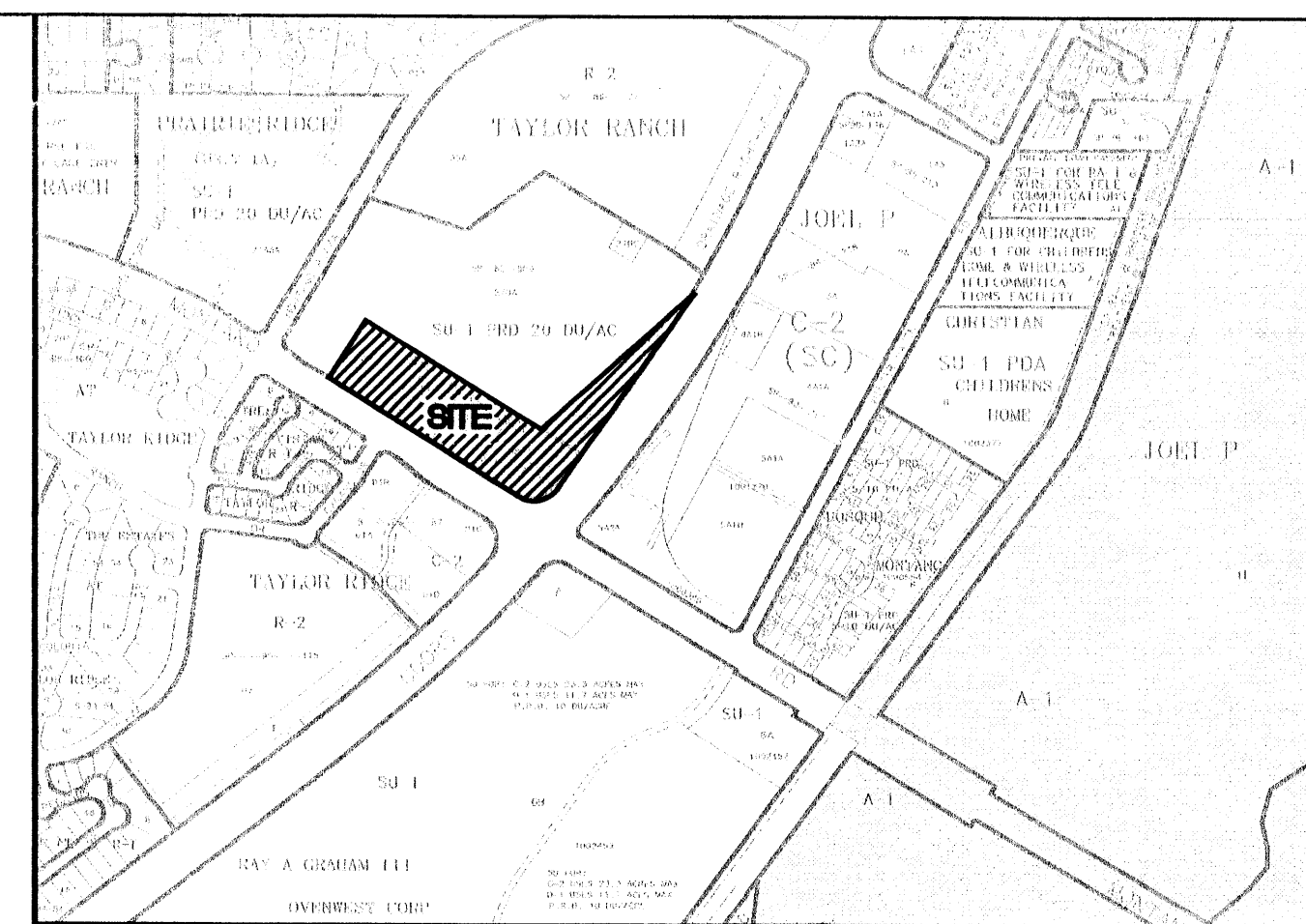
M.W.S.E. = MAXIMUM WATER SURFACE ELEVATION



GRAPHIC SCALE



SCALE: 1"=30'



- NOTES:**
- ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
 - ALL SEGMENTAL WALLS WILL BE DESIGNED BY STRUCTURAL ENGINEER.

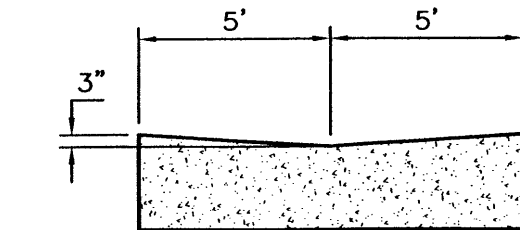
LEGEND

- EXISTING STORM SEWER MANHOLE
- EX. 24" RCP
- EXISTING STORM SEWER LINE
- PROPOSED STORM SEWER MANHOLE
- PROPOSED SNGL. "D" INLET
- 18" RCP
- PROPOSED STORM SEWER LINE
- EXISTING CURB & GUTTER
- PROPOSED CURB
- FUTURE CURB
- BOUNDARY LINE
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- FLOW ARROW
- SLOPE TIE
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- FLOWLINE
- GRADE BREAK
- CENTERLINE
- RIGHT-OF-WAY
- TEMPORARY DESILTING POND

ROUGH GRADING APPROVAL

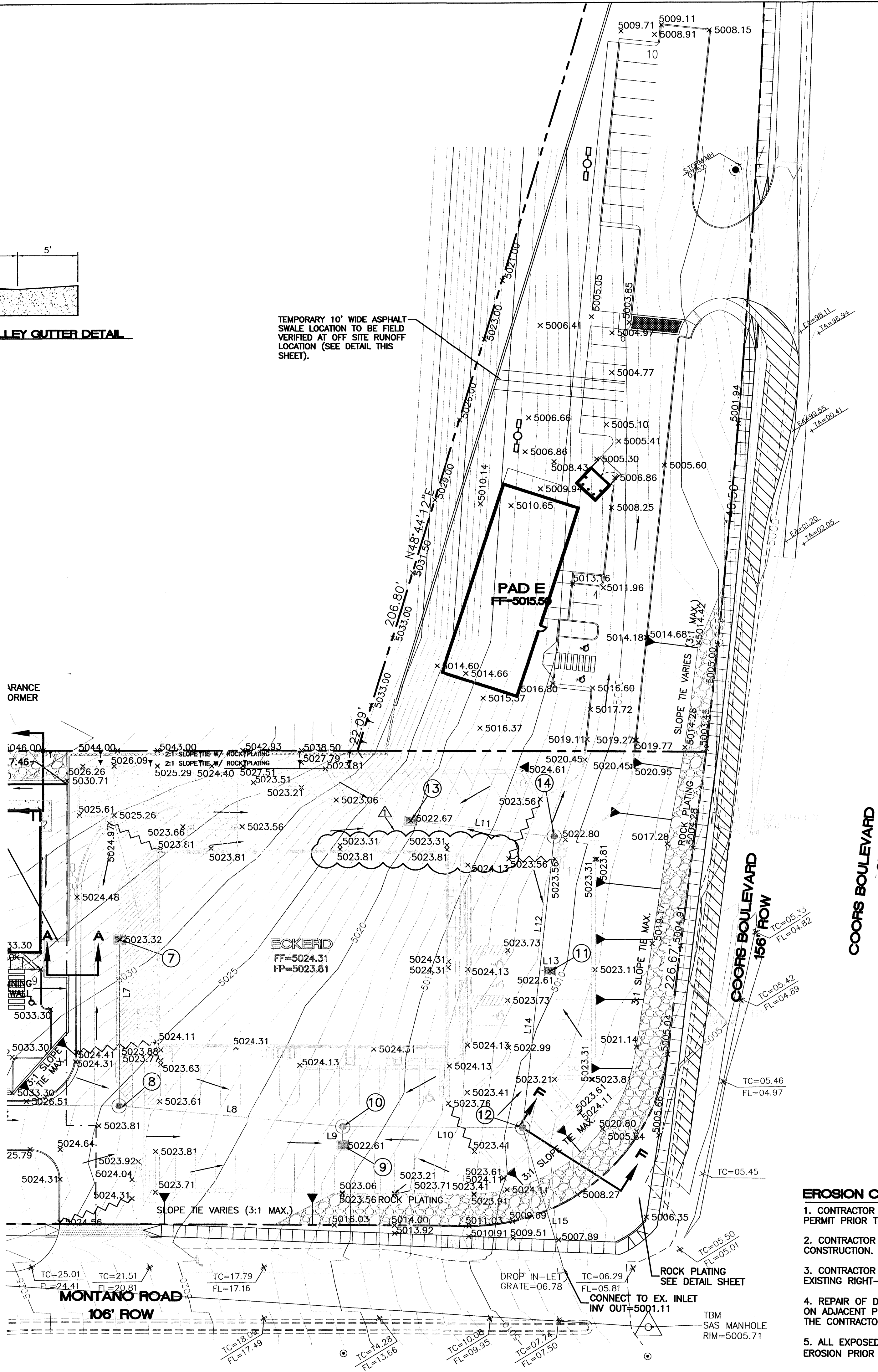
DATE

ENGINEER'S SEAL	ECKERD DRUG PLAZA	DRAWN BY MP
	GRADING AND DRAINAGE PLAN	DATE 8-18-04
	TERRA WEST, L.L.C. 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	2305_EPC_GR7-28-04x
		SHEET # 1 OF 3
		JOB # 230005



ASPHALT VALLEY CUTTER DETAIL
N.T.S.

TEMPORARY 10' WIDE ASPHALT
SWALE LOCATION TO BE FIELD
VERIFIED AT OFF SITE RUNOFF
LOCATION (SEE DETAIL THIS
SHEET).

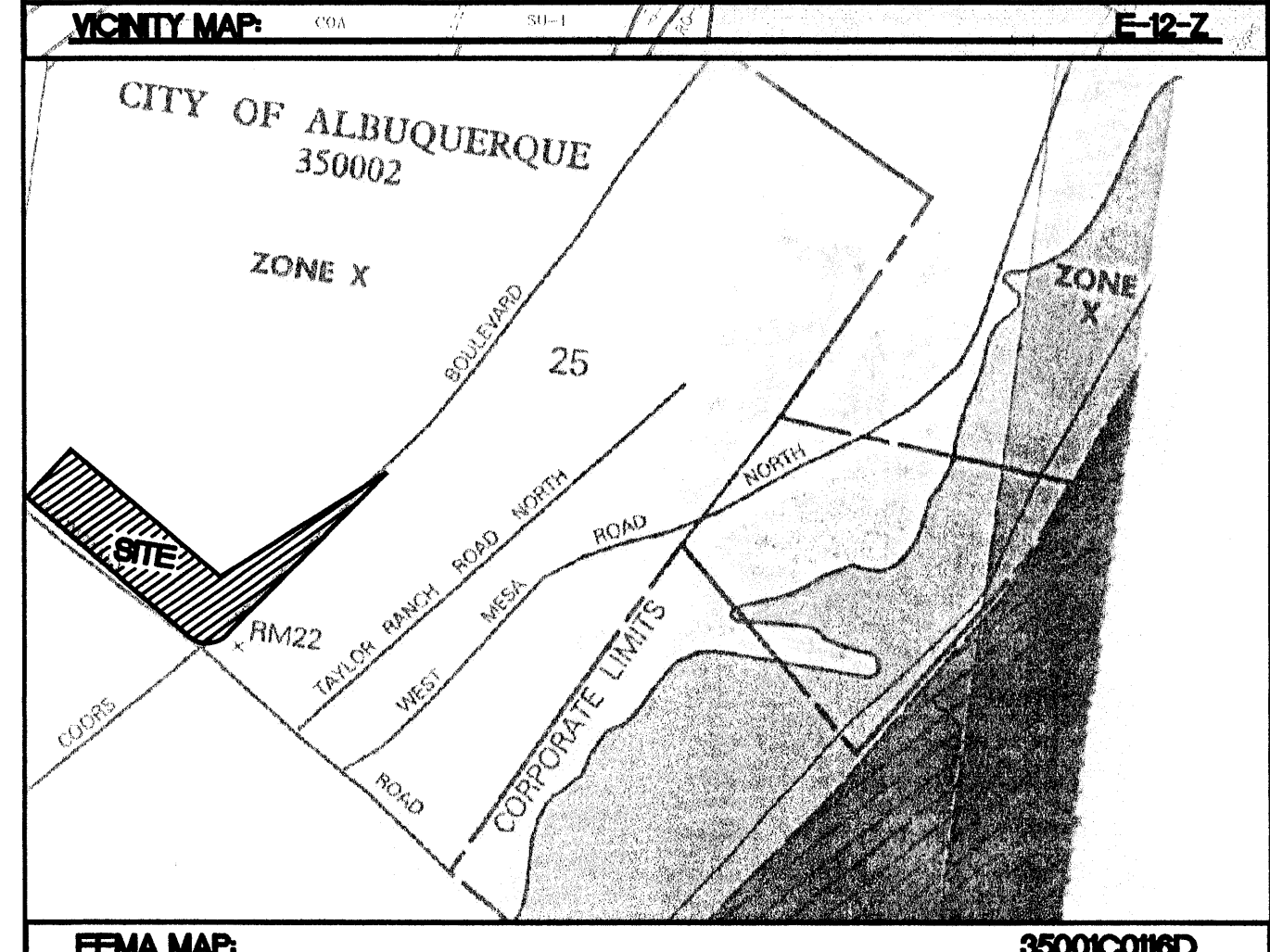
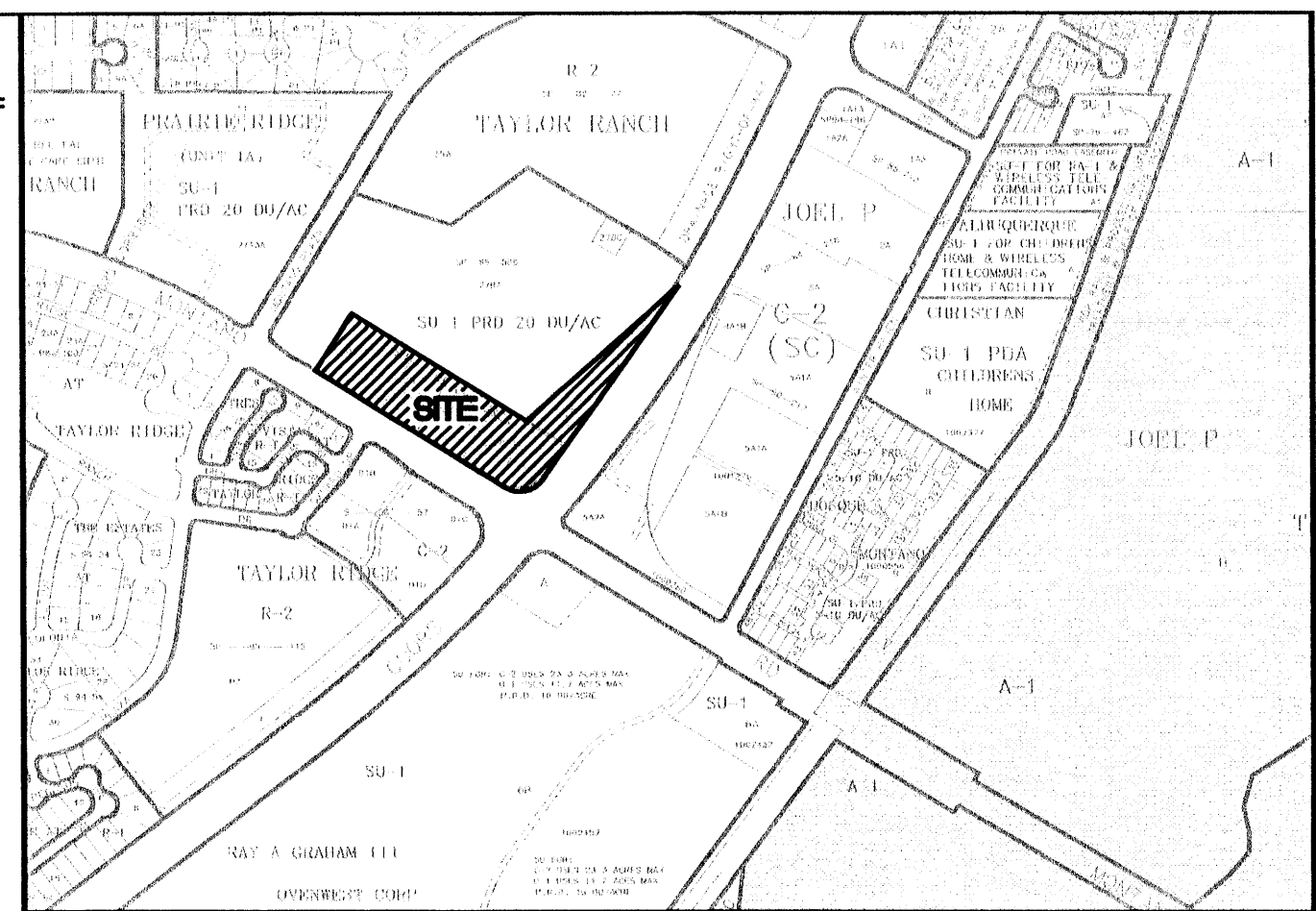


LEGEND

- EXISTING STORM SEWER MANHOLE
- EXISTING STORM SEWER LINE
- PROPOSED STORM SEWER MANHOLE
- PROPOSED SNGL. "D" INLET
- PROPOSED STORM SEWER LINE
- EXISTING CURB & GUTTER
- PROPOSED CURB
- FUTURE CURB
- BOUNDARY LINE
- PROPOSED SEGMENTAL WALL
- MAXIMUM WATER SERVICE ELEVATION
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- FLOW ARROW
- SLOPE TIE
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- FLOWLINE
- GRADE BREAK
- CENTERLINE
- RIGHT-OF-WAY
- TEMPORARY DESILTING POND

ROUGH GRADING APPROVAL

DATE



- NOTES:
- ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
 - ALL SEGMENTAL WALLS WILL BE DESIGNED BY STRUCTURAL ENGINEER.

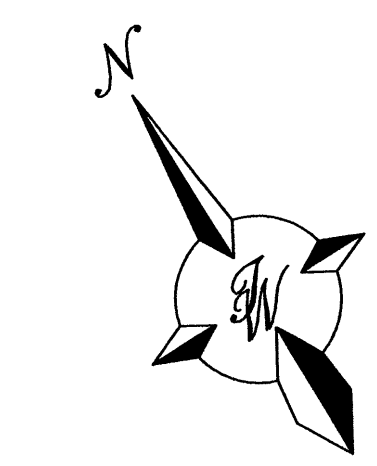
STORM DRAIN LINE TABLE				
LINE	LENGTH	BEARING	SLOPE	PIPE SIZE
L1	58.56	N32°00'00"E	7.50%	8" PVC
L2	226.39	S58°00'00"E	5.00%	8" PVC
L3	61.76	S32°00'00"W	13.57%	8" PVC
L4	95.00	S58°00'00"E	5.00%	8" PVC
L5	58.65	S2°21'27"E	19.90%	8" PVC
L6	50.38	S58°00'00"E	1.00%	12" PVC #6
L7	83.26	S32°00'00"W	1.29%	8" PVC
L8	112.83	S52°54'55"E	1.00%	12" PVC #8
L9	90.08	S58°00'00"E	1.01%	12" PVC #4
L11	146.40	S38°02'57"W	1.00%	8" PVC
L12	72.35	S52°00'09"W	3.93%	8" PVC
L13	73.61	S15°38'24"W	15.13%	18" CLASS IV RCP

STORM DRAIN KEYED NOTES						
NO.	DESCRIPTION	RIM/GRATE ELEV	INV IN	INV IN	INV OUT	ORIFICE
1	TYPE D - DI	5042.50	-	-	5038.50	1"
2	TYPE C - MH	5043.50	-	5037.76	5037.66	-
3	TYPE D - DI	5042.05	-	-	5038.05	2-1/2"
4	TYPE C - MH	5042.10	-	(W)5036.77	(E)5036.67	-
5	TYPE D - DI	5032.30	-	-	5024.65	3"
6	TYPE C - MH	5033.35	-	(W)5024.03	(E)5023.93	-
7	TYPE D - DI	5023.32	-	-	5015.55	2-1/4"
8	TYPE C - MH	5023.96	(N)5014.48	(W)5014.48	(E)5014.38	-
9	TYPE D - DI	5022.61	-	-	5013.46	2-1/4"
10	TYPE C - MH	5022.81	(S)5013.36	(W)5013.36	(E)5013.26	-
11	TYPE D - DI	5022.61	-	-	5013.50	1"
12	TYPE C - MH	5023.41	(N)5012.35	(W)5012.35	(SE)5012.25	-
13	TYPE D - DI	5022.67	-	-	5016.75	1"
14	TYPE C - MH	5022.86	-	(W)5013.91	(S)5013.81	-

M.W.S.E. = MAXIMUM WATER SURFACE ELEVATION

EROSION CONTROL NOTES

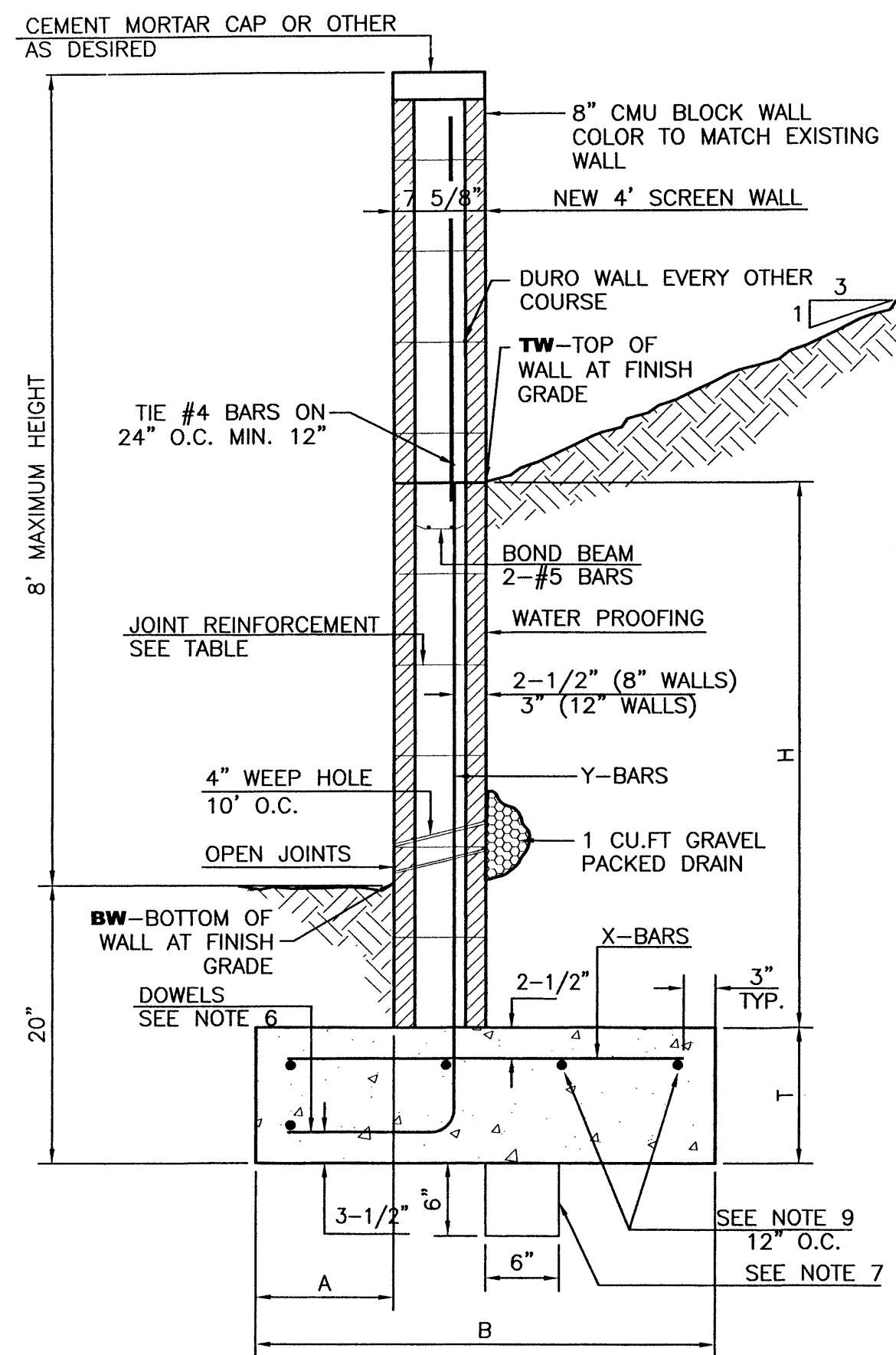
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
- CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
- REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
- ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL (CITY) ACCEPTANCE OF ANY PROJECT.



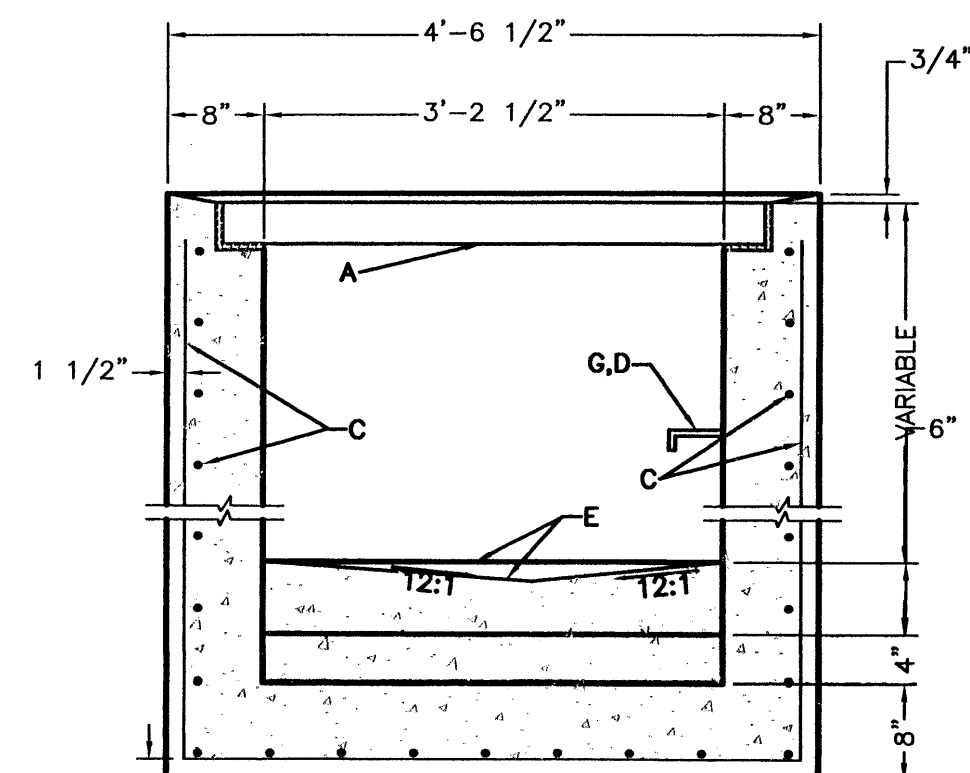
GRAPHIC SCALE



3-16-04	ADDED HEADER CURB	DY
NO.	DATE	REMARKS
REVISIONS		
ENGINEER'S SEAL	ECKERD DRUG PLAZA	DRAWN BY DY
RONALD R. BOHANNAN P.E. #7868	GRADING AND DRAINAGE PLAN	DATE
		8-18-04
TERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET #	2305_ENC_GRP-28-04x
		2 OF 3
JOB #		230005



RETAINING WALL DETAIL
NTS

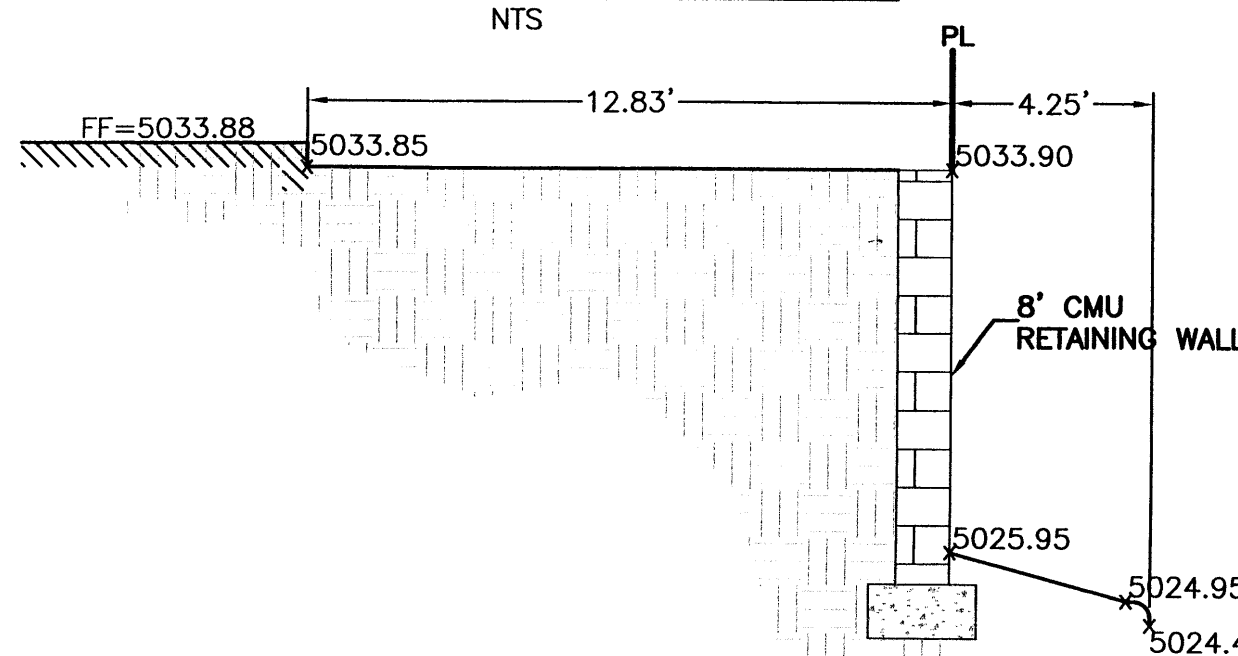


TYP. ORIFICE PLATE DETAIL
N.T.S.

CONSTRUCTION NOTES:

- FRAME & GRATE
- CUT ONE HORIZONTAL AND ONE VERTICAL BAR MAX. AT PIPE OPENING.
- NO. 4 BARS @ 6" O.C. EACH WAY
- USE STANDARD STEPS, SEE DWG 2229.
- CONC. FILL, SEE NOTE C DWG 2201
- INVERT PER DESIGN
- INSTALL STEPS ON DOWNSTREAM FACE
- CENTER SUPPORT ASSEMBLY
- ORIFACE PLATE PER DESIGN

D-INLET DETAILS
NTS



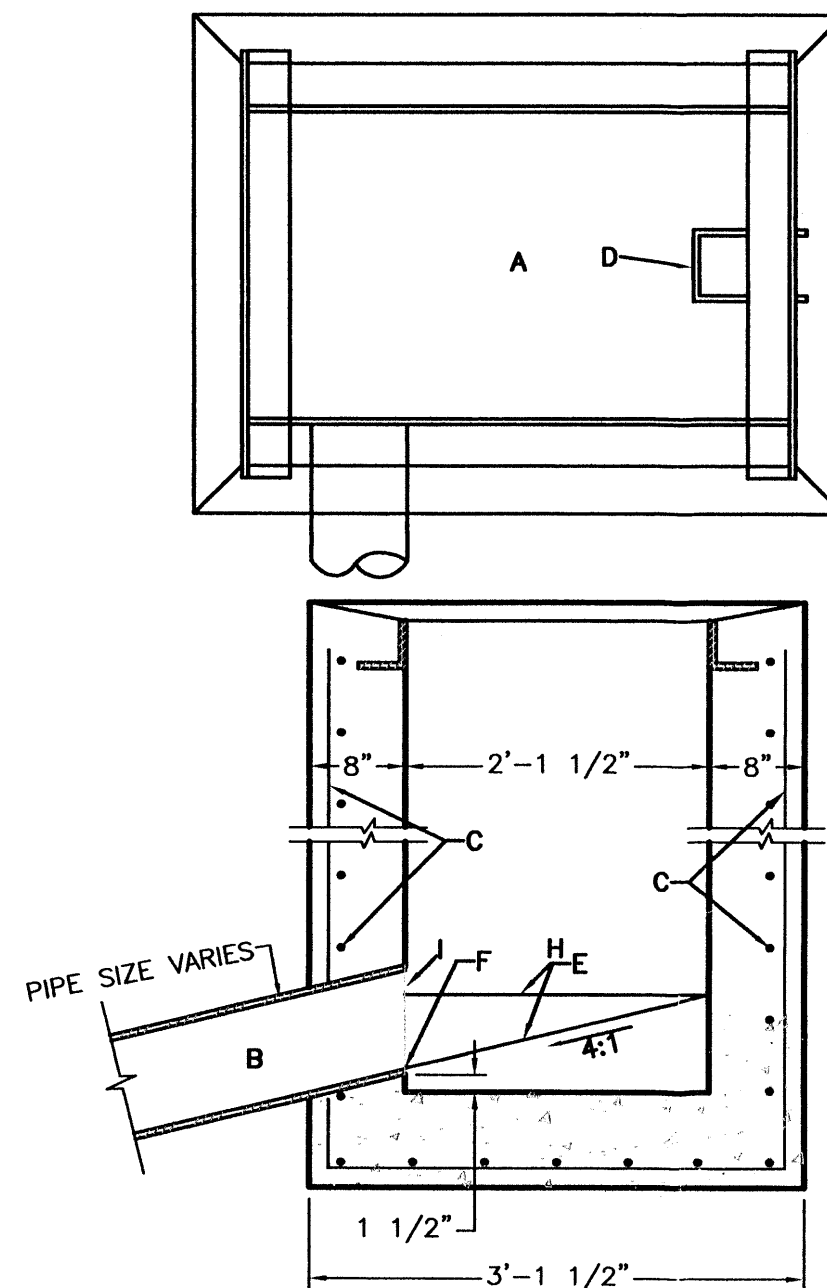
SECTION A-A
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL						
H	X	A	B	T	Y-BARS	X-BARS
ft.-in.	ft.-in.	in.	ft.-in.	in.		
2'-0"	1'-1"	8"	2'-4"	9"	#3 @32" O.C.	#3 @27" O.C.
2'-8"	1'-9"	8"	2'-9"	9"	#4 @32" O.C.	#3 @27" O.C.
3'-4"	2'-5"	8"	2'-4"	9"	#3 @32" O.C.	#3 @27" O.C.
4'-0"	3'-1"	10"	2'-9"	9"	#4 @32" O.C.	#3 @27" O.C.
4'-8"	3'-10"	12"	3'-4"	10"	#5 @32" O.C.	#3 @27" O.C.
5'-4"	4'-6"	14"	3'-8"	10"	#4 @16" O.C.	#4 @30" O.C.
6'-0"	5'-3"	16"	4'-2"	12"	#6 @24" O.C.	#4 @25" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL						
H	X	A	B	T	Y-BARS	X-BARS
ft.-in.	ft.-in.	in.	ft.-in.	in.		
5'-4"	4'-8"	14"	3'-8"	10"	#4 @24" O.C.	#3 @25" O.C.
6'-0"	5'-4"	15"	4'-2"	12"	#4 @16" O.C.	#4 @30" O.C.
6'-8"	6'-0"	16"	4'-6"	12"	#6 @24" O.C.	#4 @22" O.C.
7'-4"	6'-8"	18"	4'-10"	12"	#5 @16" O.C.	#5 @26" O.C.
8'-0"	7'-4"	20"	5'-4"	12"	#7 @24" O.C.	#5 @21" O.C.
8'-8"	8'-0"	20"	5'-8"	12"	#7 @16" O.C.	#5 @21" O.C.

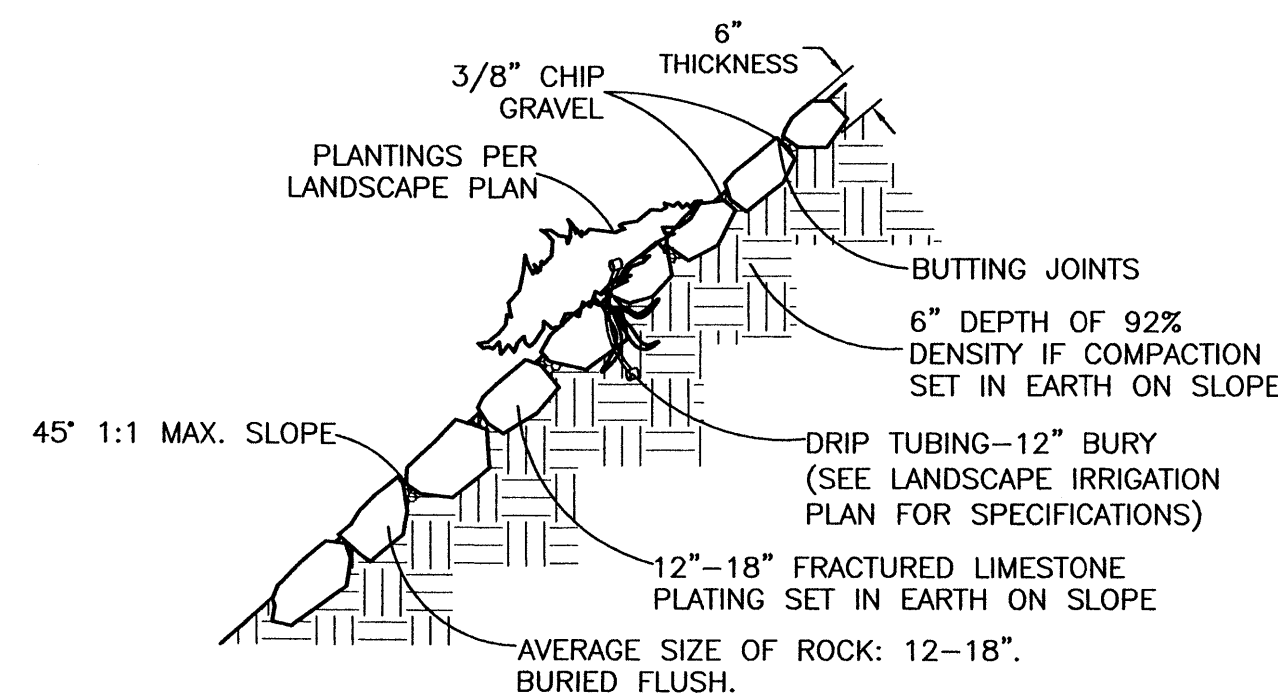
GENERAL NOTES:

- ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
- MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM: D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE $\pm 2.0\%$.
- BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
- ALL BARS ARE TO BE GRADE 60, ASTM 615.
- TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
- DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
- PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
- USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
- #3 BARS TO BE USED ON WALLS LESS THAN 2'-8" IN HEIGHT.
- #4 BARS TO BE USED ON WALLS GREATER THAN OR EQUAL TO 2'-8"
- X BARS TO BE USED ON WALLS EXCEEDING 2'-8"
- BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".

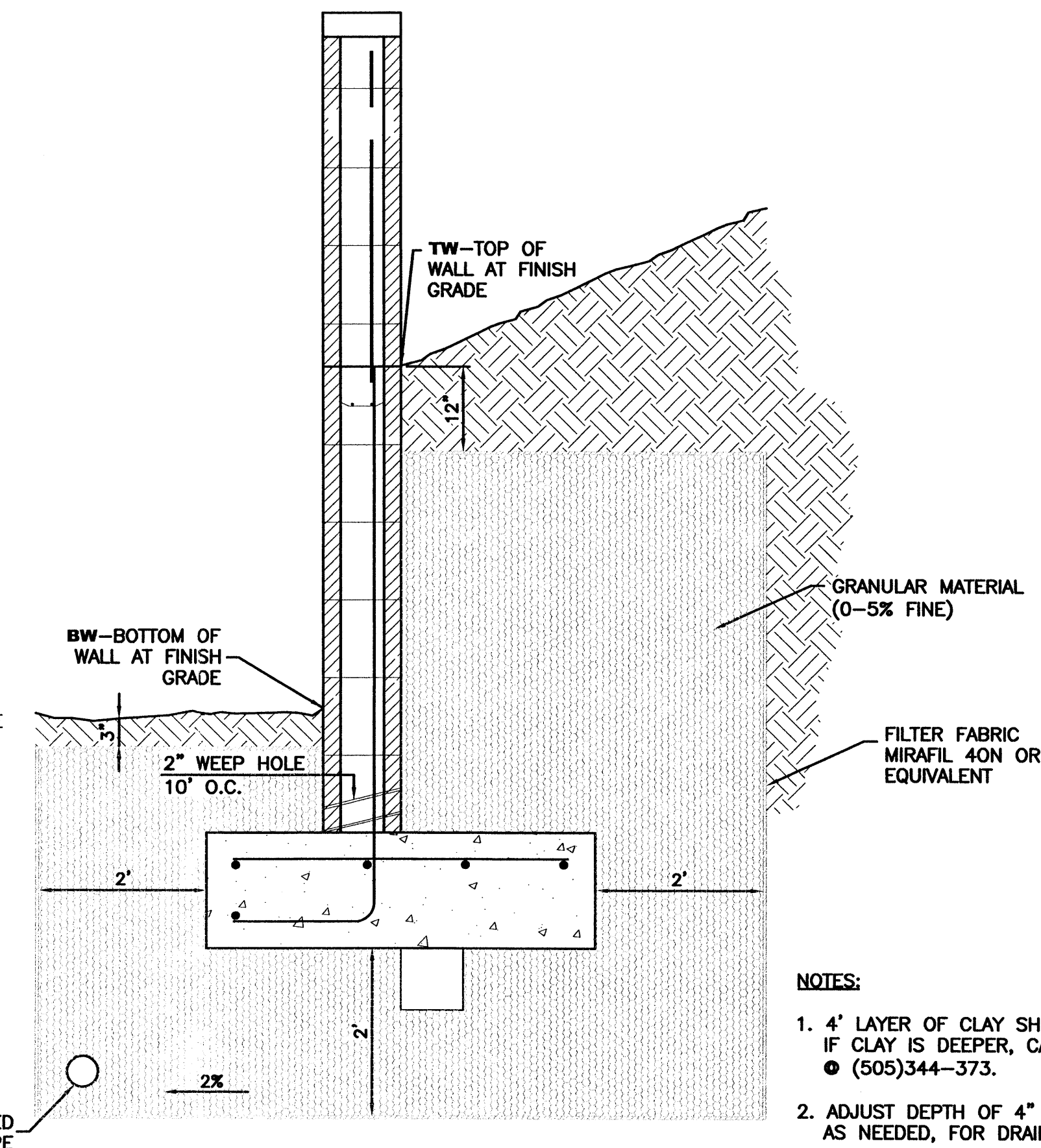


GENERAL NOTES:

- STORM INLET CUTTER TRANSITION WILL BE SHOWN ON THE CONSTRUCTION PLANS.
- OUTLET PIPE, PER DESIGN REQUIREMENT.
- FOR FRAME & GRATING, SEE DWG. 2216, 2220 & 2221



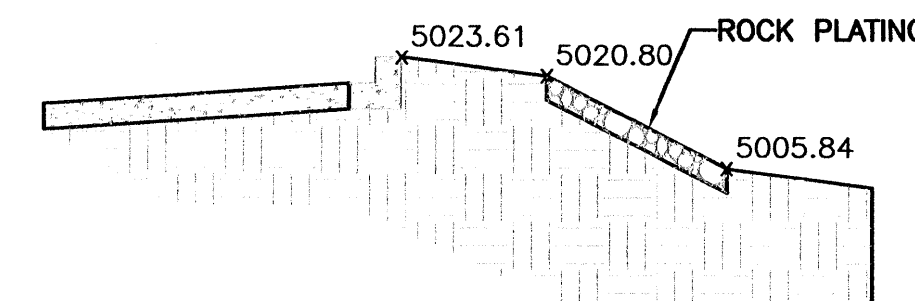
ROCK PLATING DETAIL
GREY LIMESTONE
NTS



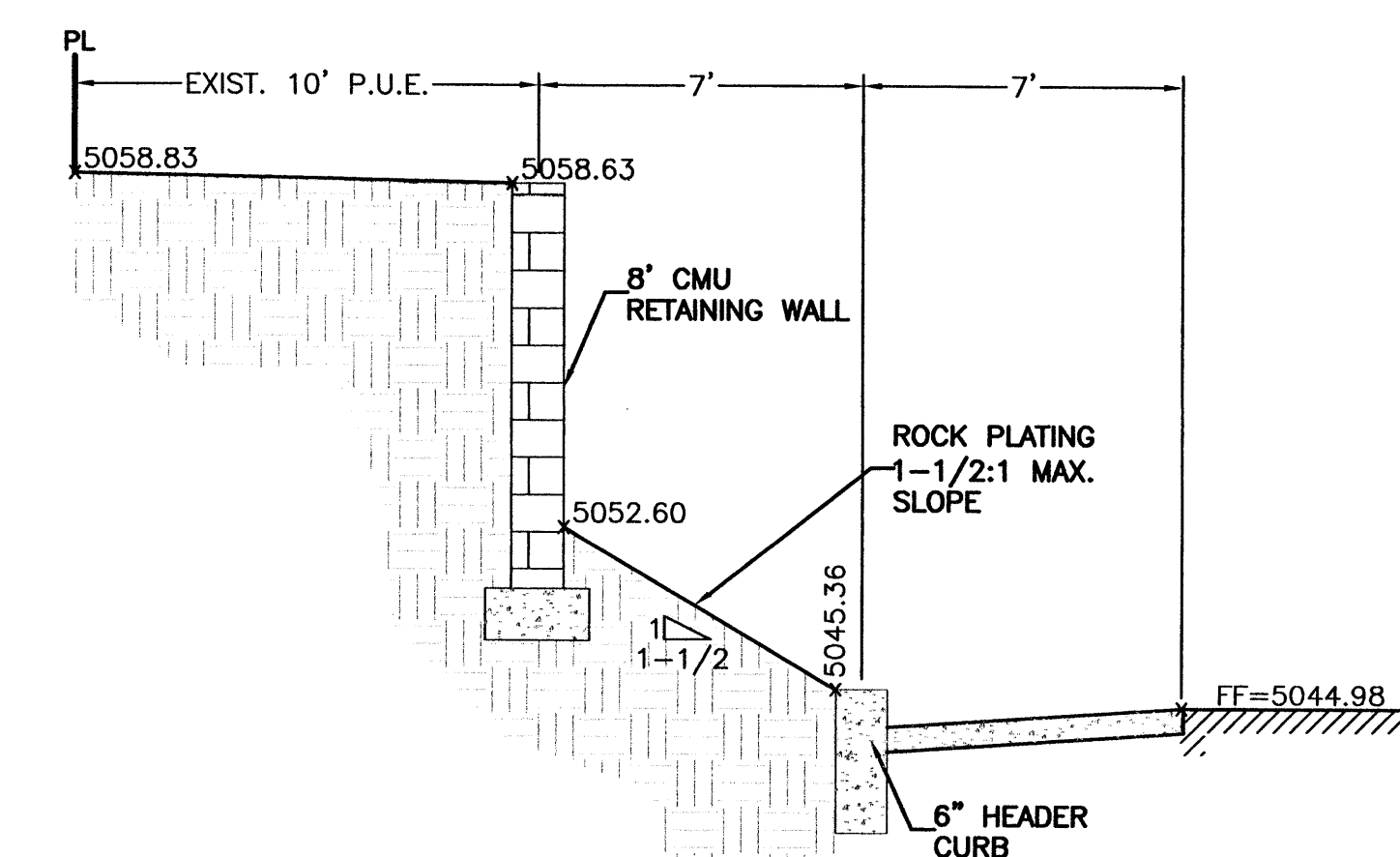
NOTES:

- 4" LAYER OF CLAY SHOULD BE REMOVED. IF CLAY IS DEEPER, CALL KLEINFELDER @ (505)344-373.
- ADJUST DEPTH OF 4" PERFORATED PIPE, AS NEEDED, FOR DRAINAGE.

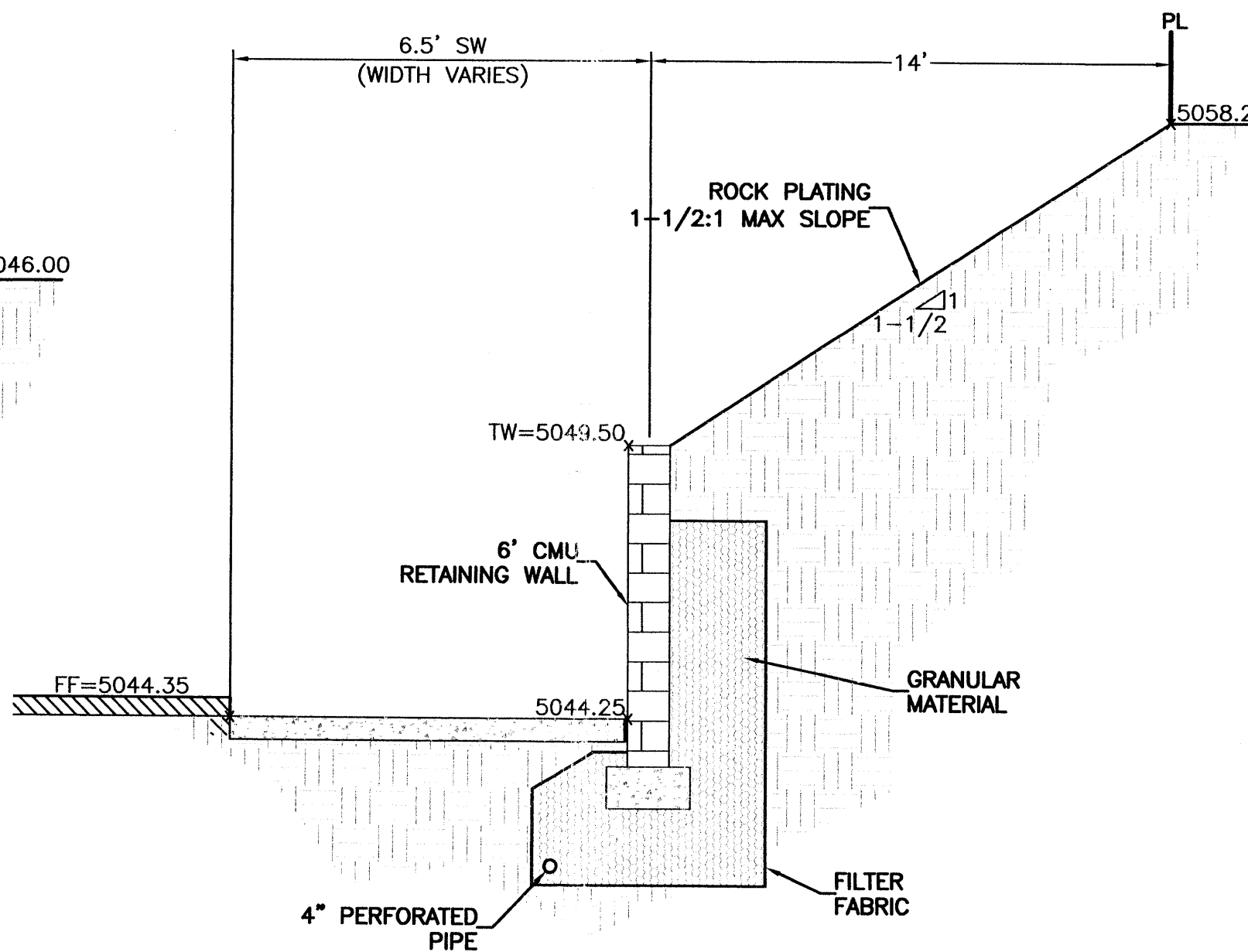
RETAINING WALL DETAIL FOR B-B, C-C
NTS



SECTION F-F
NTS



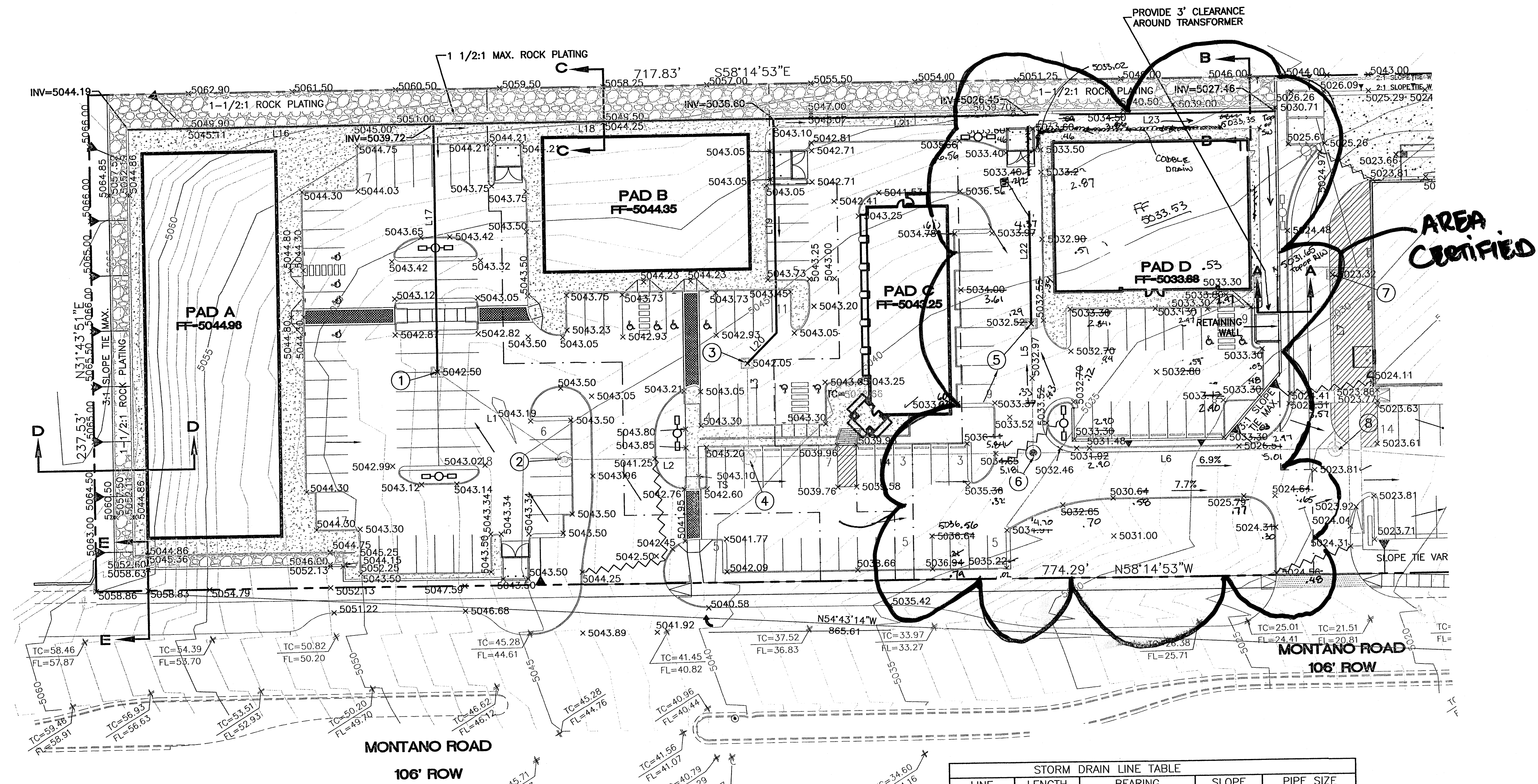
SECTION E-E
NTS



SECTION C-C
NTS

SECTION D-D
NTS

	ECKERD DRUG PLAZA		DRAWN BY MP
	RETAINING WALL DETAILS		DATE 8-18-04
	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100		2305_EPC_GRP-28-04x.DWG
	RONALD R. BOHANNAN P.E. #7868		SHEET # 3 OF 3 JOB # 230005



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.

DRAINAGE CERT SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST, 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 10/10/04. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY JAKE ARGUELLES, JR., NMPS 7472, OF THE FIRM JAKE ARGUELLES & LAND SURVEYING.

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 12/28/01 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR TEMPORARY CERTIFICATE OF OCCUPANCY.

NOTE EXCEPTIONS HERE: COMPLETION OF LANDSCAPING AND MINOR GRADING

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

DATE 12/28/01
NMPE
PROFESSIONAL ENGINEER

DRAINAGE CERT SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST, 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 10/10/04. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY JOAQUIN ARGUELLES, JR., NMPS 7472, OF THE FIRM JOAQUIN ARGUELLES & LAND SURVEYING.

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 12/28/01 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR PERMANENT CERTIFICATE OF OCCUPANCY.

NOTE EXCEPTIONS HERE: NONE TAKEN

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

DATE 12/28/01
NMPE
PROFESSIONAL ENGINEER

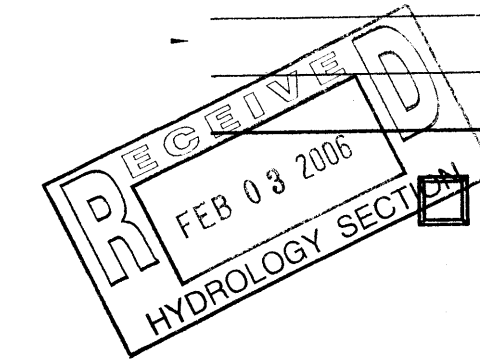
STORM DRAIN LINE TABLE				
LINE	LENGTH	BEARING	SLOPE	PIPE SIZE
L1	74.30	S22°45'16"E	1.00%	8" PVC
L2	88.86	S58°00'00"E	1.00%	8" PVC
L3	44.88	S32°00'00"W	1.89%	8" PVC
L4	137.52	S58°00'00"E	7.10%	8" PVC
L5	61.76	S32°00'00"W	1.00%	8" PVC
L6	145.38	S58°00'00"E	6.50%	12" PVC #6
L7	83.26	S32°00'00"W	1.29%	8" PVC
L8	112.83	S52°54'55"E	0.91%	12" PVC #8
L9	9.45	S32°00'00"W	1.00%	8" PVC
L10	90.08	S58°00'00"E	1.00%	12" PVC #4
L11	72.35	S52°00'09"W	-3.93%	8" PVC
L12	67.25	S38°02'57"W	1.00%	8" PVC
L13	5.11	S51°57'03"E	1.00%	8" PVC
L14	79.15	S38°02'57"W	1.00%	8" PVC
L15	73.61	S15°38'24"W	15.13%	18" CLASS IV RCP

STORM DRAIN KEYED NOTES					
LINE	DESCRIPTION	RIM/GRATE ELEV	INV IN	INV OUT	ORIFACE
1	TYPE D - DI	5042.50	-	5038.50	1"
2	TYPE C - MH	5043.50	-	5037.76	-
3	TYPE D - DI	5042.05	-	5038.05	2-1/2"
4	TYPE C - MH	5042.10	(W)5036.77	(E)5036.67	-
5	TYPE D - DI	5032.30	-	5024.65	3"
6	TYPE C - MH	5033.35	(W)5024.03	(E)5023.93	-
7	TYPE D - DI	5023.32	-	5015.55	2-1/4"
8	TYPE C - MH	5023.96	(N)5014.48	(W)5014.48	(E)5014.38
9	TYPE D - DI	5022.61	-	5013.46	2-1/4"
10	TYPE C - MH	5022.81	(S)5013.36	(W)5013.36	(E)5013.26
11	TYPE D - DI	5022.61	-	5013.50	1"
12	TYPE C - MH	5023.41	(N)5012.35	(W)5012.35	(E)5012.25
13	TYPE D - DI	5022.67	-	5016.75	1"
14	TYPE C - MH	5022.86	-	(W)5013.91	(S)5013.81

M.W.S.E. = MAXIMUM WATER SURFACE ELEVATION

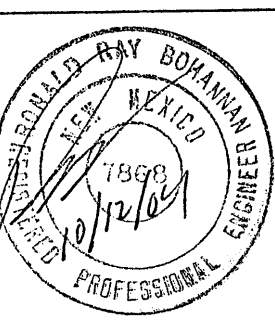
LEGEND

- EXISTING STORM SEWER MANHOLE
- EXISTING STORM SEWER LINE
- PROPOSED STORM SEWER MANHOLE
- PROPOSED SNGL. "D" INLET
- PROPOSED STORM SEWER LINE
- EXISTING CURB & GUTTER
- PROPOSED CURB
- FUTURE CURB
- BOUNDARY LINE
- EXISTING CONTOUR
- EXISTING INDEX CONTOUR
- FLOW ARROW
- SLOPE TIE
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- FLOWLINE
- GRADE BREAK
- CENTERLINE
- RIGHT-OF-WAY
- TEMPORARY DESILTING POND



ROUGH GRADING APPROVAL

ENGINEER'S SEAL



RONALD R. BOHANNAN
P.E. #7868

ECKERD DRUG PLAZA

GRADING AND DRAINAGE PLAN

TIERRA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

DRAWN BY MP

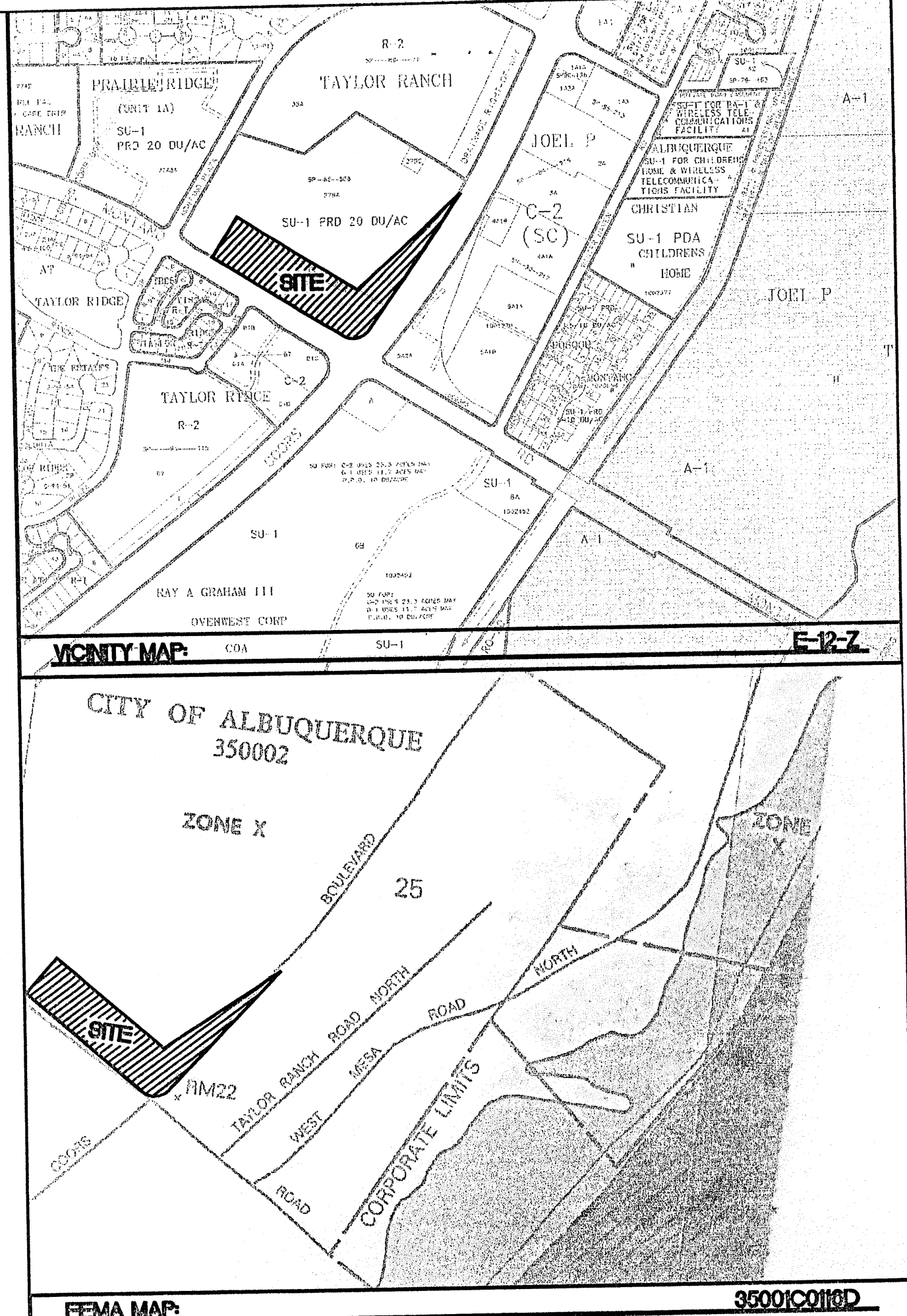
DATE 8-18-04

2305_EPC_G7-28-04X

SHEET #

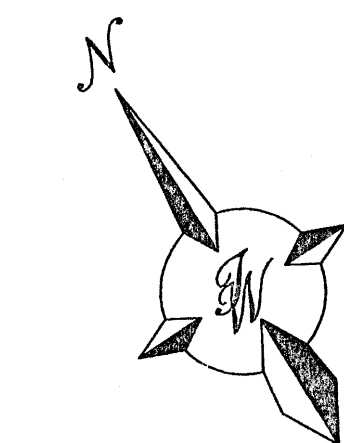
1 OF 3

JOB # 230005

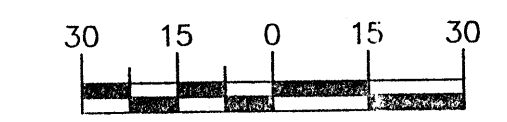


NOTES

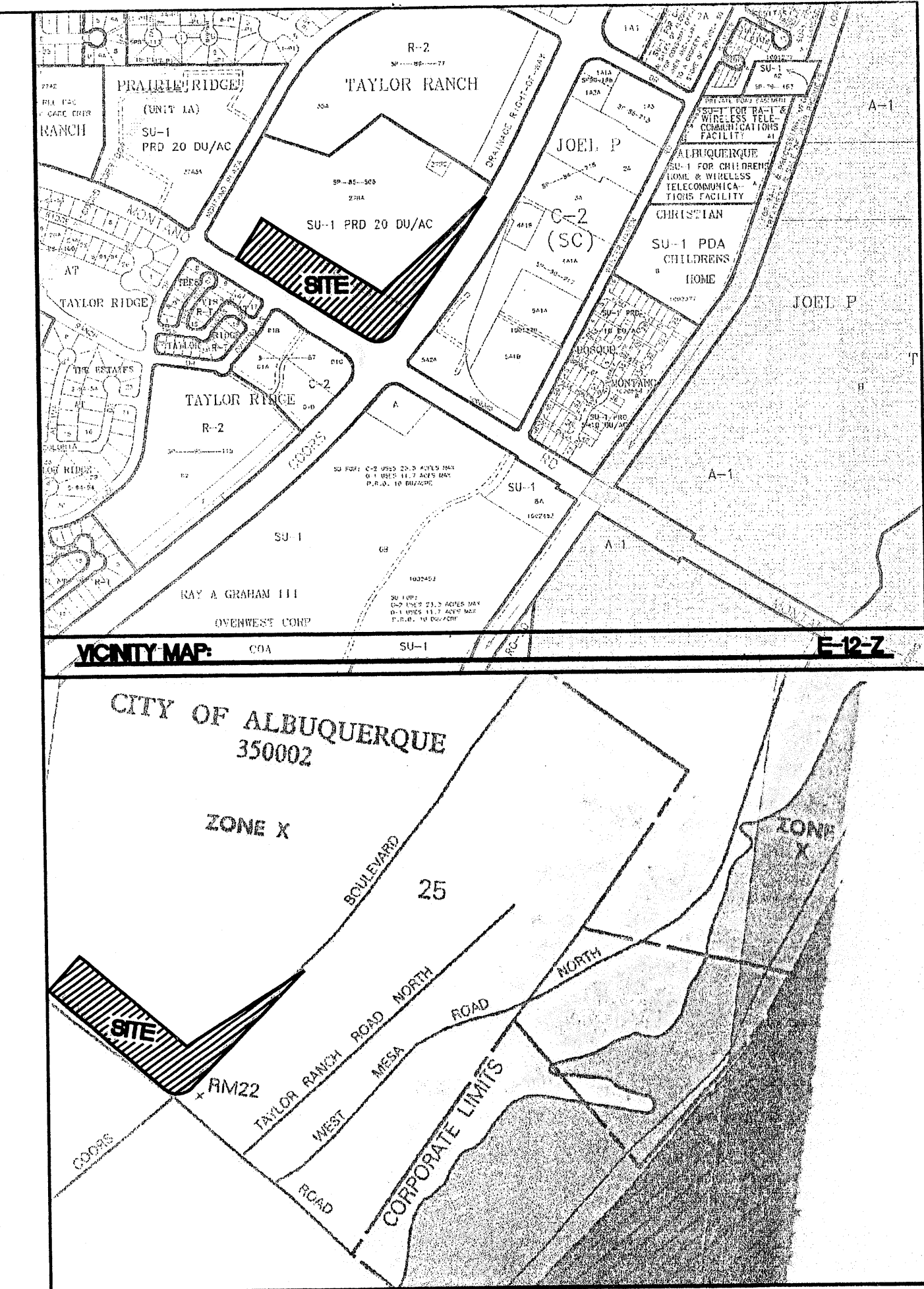
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL SEGMENTAL WALLS WILL BE DESIGNED BY STRUCTURAL ENGINEER.



GRAPHIC SCALE

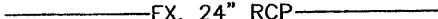
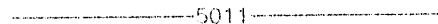
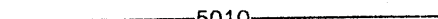
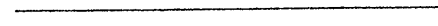
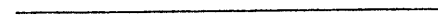


SCALE: 1"=30'



- NOTES:**
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
 2. ALL SEGMENTAL WALLS WILL BE DESIGNED BY STRUCTURAL ENGINEER.

LEGEND

- | | |
|---|------------------------------|
|  | EXISTING STORM SEWER MANHOLE |
|  | EXISTING STORM SEWER LINE |
|  | PROPOSED STORM SEWER MANHOLE |
|  | PROPOSED SINGL. "D" INLET |
|  | 18" RCP |
|  | PROPOSED STORM SEWER LINE |
|  | EXISTING CURB & GUTTER |
|  | PROPOSED CURB |
|  | FUTURE CURB |
|  | BOUNDARY LINE |
|  | -5011 |
|  | -5010 |
|  | FLOW ARROW |
|  | SLOPE TIE |
|  | 5048.25 |
|  | 5048.25 |
|  | |
|  | FLOWLINE |
|  | GRADE BREAK |
|  | CENTERLINE |
|  | RIGHT-OF-WAY |
|  | TEMPORARY DESILTING POND |

EROSION CONTROL NOTES

- 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.

STORM DRAIN LINE TABLE			
------------------------	--	--	--

LINE	LENGTH	BEARING	SLOPE	PIPE SIZE
L1	74.30	S22°45'16"E	1.00%	8" PVC
L2	88.86	S58°00'00"E	1.00%	8" PVC
L3	44.88	S32°00'00"W	1.89%	8" PVC
L4	137.52	S58°00'00"E	7.10%	8" PVC
L5	61.76	S32°00'00"W	1.00%	8" PVC
L6	145.38	S58°00'00"E	6.50%	12" PVC #6
L7	83.26	S32°00'00"W	1.29%	8" PVC
L8	112.83	S52°54'55"E	0.91%	12" PVC #8
L9	9.45	S32°00'00"W	1.00%	8" PVC
L10	90.08	S58°00'00"E	1.00%	12" PVC #4
L11	72.35	S52°00'09"W	3.93%	8" PVC
L12	67.25	S38°02'57"W	1.00%	8" PVC
L13	5.11	S51°57'03"E	1.00%	8" PVC
L14	79.15	S38°02'57"W	1.00%	8" PVC
L15	73.61	S15°38'24"W	15.13%	18" CLASS IV RCP

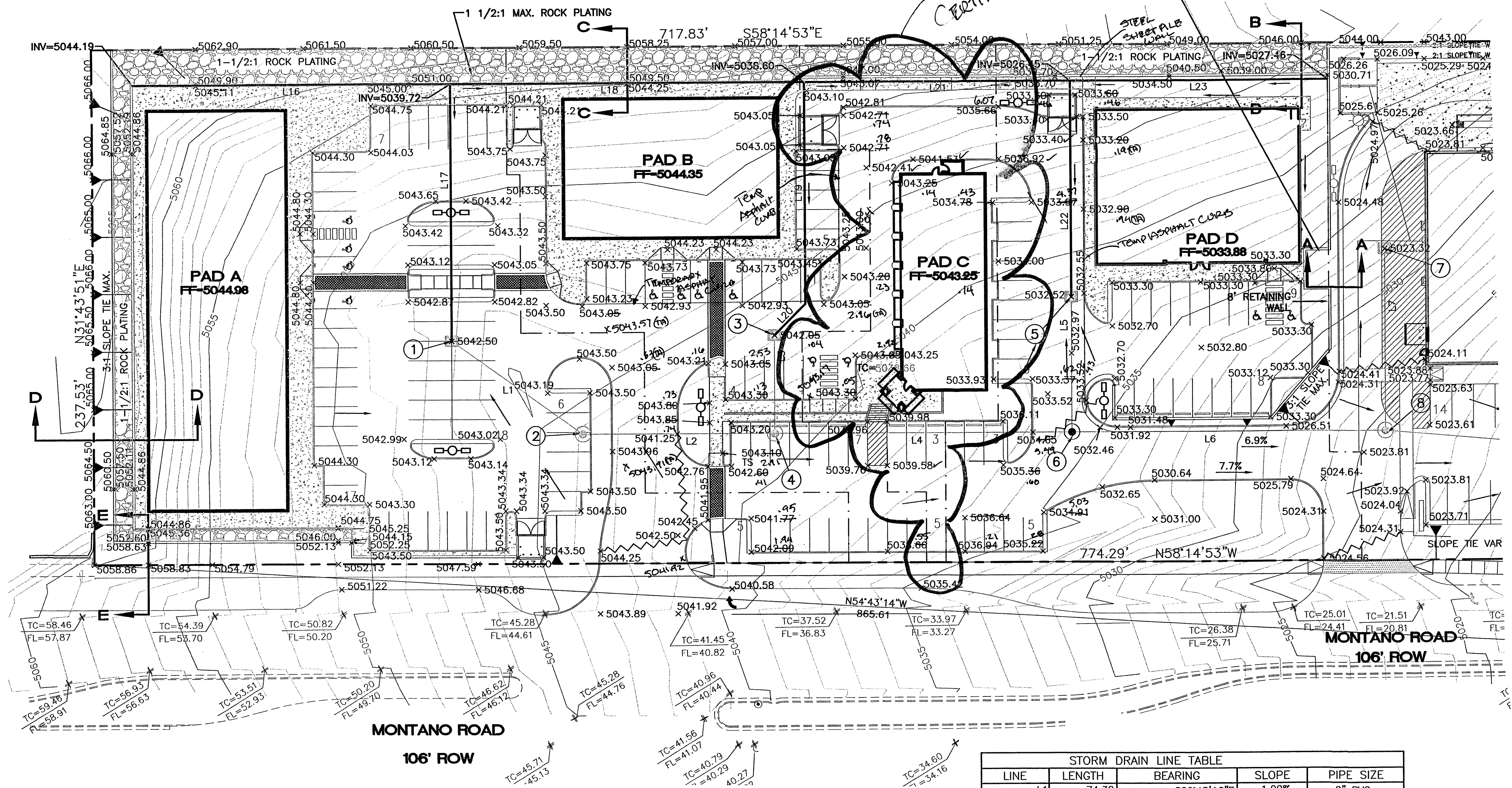
STORM DRAIN KEYED NOTES

STORM (#)	DRAIN KEYED NOTES				INV IN	INV IN	INV OUT	ORIFACE	M.W.S.E
	DESCRIPTION	RIM/GRATE	ELEV						
1	TYPE D -DI	5042.50			—	—	5038.50	1"	5043.49
2	TYPE C -MH	5043.50				5037.76	5037.66	1"	
3	TYPE D -DI	5042.05					5038.05	2-1/2"	5042.86
4	TYPE C -MH	5043.00			(W)5036.77		5036.67	3"	5043.16
5	TYPE D -DI	5032.30			—	—	5024.65	3"	5033.16
6	TYPE C -MH	5033.35			(W)5024.03		(E)5023.93		
7	TYPE D -DI	5023.32					5015.55	2-1/4"	5024.28
8	TYPE C -MH	5023.96			(N)5014.48	(W)5014.48	(E)5014.38		
9	TYPE D -DI	5022.61					5013.46	2-1/4"	5023.50
10	TYPE C -MH	5023.81			(S)5013.36	(W)5013.36	(E)5013.26		
11	TYPE D -DI	5022.61					5013.50	1"	5023.30
12	TYPE C -MH	5023.41			(W)5012.35	(W)5012.35	(SE)5012.25		
13	TYPE C -DI	5022.67					5016.75	1"	5023.45
14	TYPE C -MH	5022.86				(W)5013.91	(S)5013.81		

M.W.S.E. = MAXIMUM WATER SURFACE ELEVATION

ROUGH GRADING APPROVAL

	ECKERD DRUG PLAZA		DRAWN BY MP
	GRADING AND DRAINAGE PLAN		DATE 8-18-04
	 TERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100		SHEET # 1 OF 3
RONALD R. BOHANNAN P.E. #7868		JOB # 230005	



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.

LINE	LENGTH	BEARING	SLOPE
L16	147.08	S58°00'00"E	1.00%
L18	163.85	S58°00'00"E	0.68%
L21	123.23	S58°00'00"E	9.90%
L23	118.99	S58°00'00"E	0.85%

LINE	LENGTH	BEARING	SLOPE
L17	118.42	N32°00'00"E	1.00%
L19	102.15	N32°00'00"E	0.50%
L20	20.22	N77°00'00"E	0.50%
L22	125.34	N32°00'00"E	1.81%

LINE	LENGTH	BEARING	SLOPE	PIPE SIZE
L1	74.30	S22°45'16"E	1.00%	8" PVC
L2	88.86	S58°00'00"E	1.00%	8" PVC
L3	44.88	S32°00'00"W	1.89%	8" PVC
L4	137.52	S58°00'00"E	7.10%	8" PVC
L5	61.76	S32°00'00"W	1.00%	8" PVC
L6	145.38	S58°00'00"E	6.50%	12" PVC #6
L7	83.26	S32°00'00"W	1.29%	8" PVC
L8	112.83	S52°54'55"E	0.91%	12" PVC #8
L9	9.45	S32°00'00"W	1.00%	8" PVC
L10	90.08	S58°00'00"E	1.00%	12" PVC #4
L11	72.35	S52°00'09"W	3.93%	8" PVC
L12	67.25	S38°02'57"W	1.00%	8" PVC
L13	5.11	S51°57'03"E	1.00%	8" PVC
L14	79.15	S38°02'57"W	1.00%	8" PVC
L15	73.61	S15°38'24"W	15.13%	18" CLASS IV RCP

STORM DRAIN KEYED NOTES							
(#)	DESCRIPTION	RIM/GRATE ELEV	INV IN	INV IN	INV OUT	ORIFACE	M.W.S.E.
1	TYPE D - DI	5042.50	—	—	5038.50	1"	5043.49
2	TYPE C - MH	5043.50	—	5037.76	5037.66	—	—
3	TYPE D - DI	5042.05	—	—	5038.05	2-1/2"	5042.86
4	TYPE C - MH	5042.10	—	(W)5036.77	(E)5036.67	—	—
5	TYPE D - DI	5032.30	—	—	5024.65	3"	5033.16
6	TYPE C - MH	5033.35	—	(W)5024.03	(E)5023.93	—	—
7	TYPE D - DI	5023.32	—	—	5015.55	2-1/4"	5024.28
8	TYPE C - MH	5023.96	(N)5014.48	(W)5014.48	(E)5014.38	—	—
9	TYPE D - DI	5022.61	—	—	5013.46	2-1/4"	5023.50
10	TYPE C - MH	5022.81	(S)5013.36	(W)5013.36	(E)5013.26	—	—
11	TYPE D - DI	5022.61	—	—	5013.50	1"	5023.30
12	TYPE C - MH	5023.41	(N)5012.35	(W)5012.35	(E)5012.25	—	—
13	TYPE D - DI	5022.67	—	—	5016.75	1"	5023.45
14	TYPE C - MH	5022.86	—	(W)5013.91	(S)5013.81	—	—

M.W.S.E. = MAXIMUM WATER SURFACE ELEVATION

DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

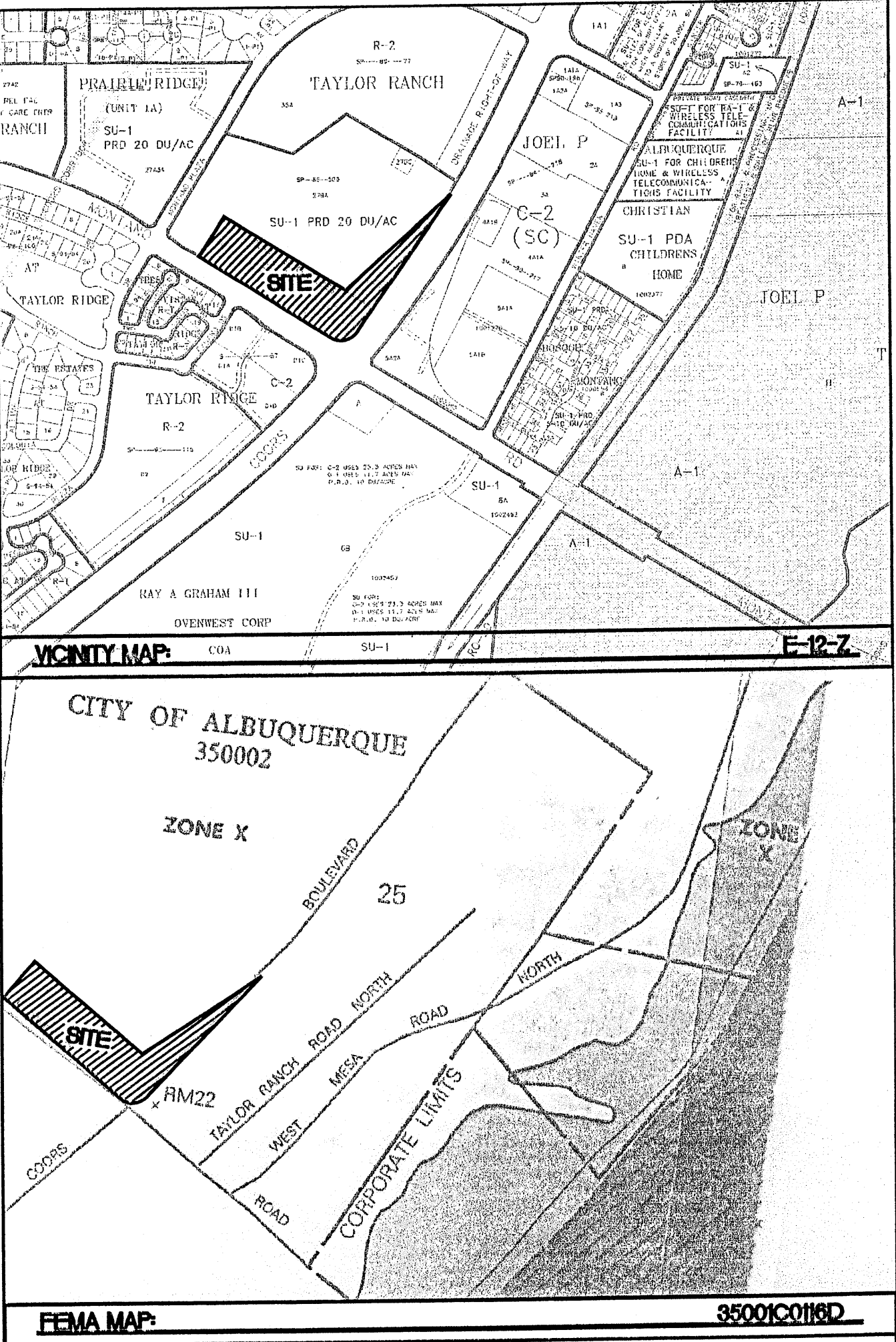
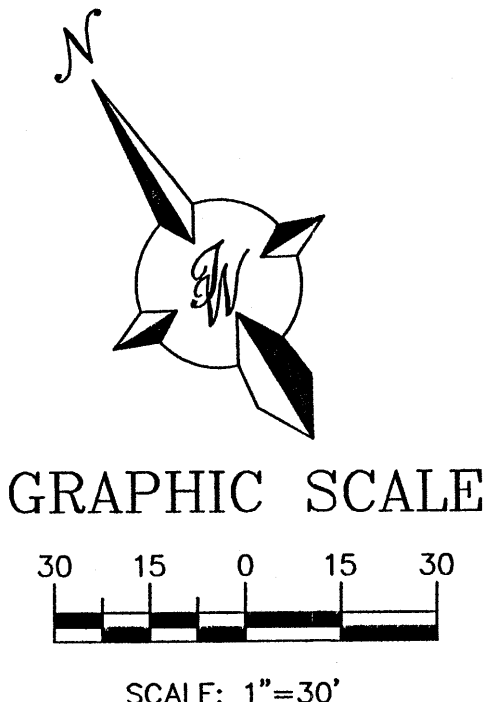
I, SARA LAVY, NMPE, 15092, OF THE FIRM, TERRA WEST LLC, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 10/12/04. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY JOAQUIN ARGUELLES, NMPS, 1472, OF THE FIRM, JOAQUIN ARGUELLES JR.

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 6/14/05 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR PERMANENT CERTIFICATE OF OCCUPANCY.

NOTE EXCEPTIONS HERE: COMPLETION OF LANDSCAPING, DRAINAGE CORRECTION FOR PAD "A"

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

Sara Lavy
DATE 6/20/05



- NOTES:
1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
 2. ALL SEGMENTAL WALLS WILL BE DESIGNED BY STRUCTURAL ENGINEER.

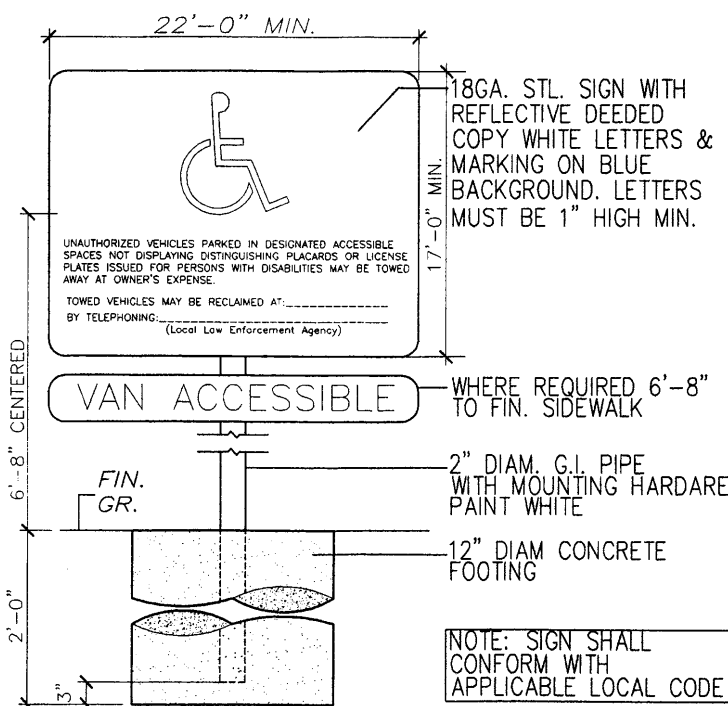
- LEGEND
- EXISTING STORM SEWER MANHOLE
 - EX. 24" RCP
 - EXISTING STORM SEWER LINE
 - PROPOSED STORM SEWER MANHOLE
 - PROPOSED SNGL. "D" INLET
 - PROPOSED STORM SEWER LINE
 - EXISTING CURB & GUTTER
 - PROPOSED CURB
 - FUTURE CURB
 - BOUNDARY LINE
 - EXISTING CONTOUR
 - EXISTING INDEX CONTOUR
 - FLOW ARROW
 - SLOPE TIE
 - EXISTING SPOT ELEVATION
 - PROPOSED SPOT ELEVATION
 - FLOWLINE
 - GRADE BREAK
 - CENTERLINE
 - RIGHT-OF-WAY
 - TEMPORARY DESILTING POND

ROUGH GRADING APPROVAL		DATE
ENGINEER'S SEAL	ECKERD DRUG PLAZA	DRAWN BY MP
	GRADING AND DRAINAGE PLAN	DATE 8-18-04
	TERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505) 858-3100	2305_EPC_GRT-28-04x
RONALD R. BOHANNAN P.E. #7868	HYDROLOGY SECTION	SHEET # 1 OF 3
		JOB # 230005

SITE DATA TABLE					
LEGAL DESCRIPTION	TRACTS 38-1, 38-2, 38-3, 38-4, & 27B-B1				
	PAD A(SHOPS)	PAD B(SHOPS)	PAD C (JUST BRAKES)	PAD D (AUTO ZONE)	PAD E (PARKING)
TOTAL ACREAGE:	1.28129 AC	.6407 AC	.32628 AC	.88831 AC	1.500 AC
EXISTING ZONING:	SU-1 FOR C-1 PERMISSIVE AND CONDITIONAL USE & FULL SERVICE LIQUOR WITHIN 500 FEET OF A RESIDENTIAL ZONE				
PROPOSED ZONING:	SU-1 FOR C-1 PERMISSIVE AND CONDITIONAL USE & FULL SERVICE LIQUOR WITHIN 500 FEET OF A RESIDENTIAL ZONE				
BUILDING SIZE:	12,000 SF	6,500 SF	4,000 SF	6,815 SF	0 SF
FAR:	.215	.2328	.2814	.176	0
PROPOSED USE:	RETAIL	RETAIL	RETAIL	RETAIL	PARKING
TOTAL PARKING PROVIDED:	60 SPACES (6 SMALL CARS)	32 SPACES (6 SMALL CARS)	11 SPACES	34 SPACES	31 SPACES
TOTAL PARKING REQ (INCLUDING EMPLOYEE):	60 SPACES	32 SPACES	3 SPACES	34 SPACES	0 SPACES
HC PROVIDED:	4 H.C. (INCLUDING 2 VAN ACCESSIBLE)	4 H.C. (INCLUDING 2 VAN ACCESSIBLE)	2 H.C. (INCLUDING 2 VAN ACCESSIBLE)	2 H.C. (INCLUDING 2 VAN ACCESSIBLE)	0 H.C. (INCLUDING 2 VAN ACCESSIBLE)
HC REQUIRED:	4 H.C. SPACES	4 H.C. SPACES	1 H.C. SPACES	0 H.C. SPACES	0 H.C. SPACES
BIKE SPACES PROVIDED:	5 BIKE SPACES	5 BIKE SPACES	5 BIKE SPACES	5 BIKE SPACES	5 BIKE SPACES
BIKE SPACES REQUIRED:	3 BIKE SPACES	2 BIKE SPACES	1 BIKE SPACE	3 BIKE SPACE	3 BIKE SPACE
SHOWER SPACES PROVIDED:	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED
SHOWER SPACES REQUIRED:	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED	NOT REQUIRED
MAX BUILDING HT	32'				

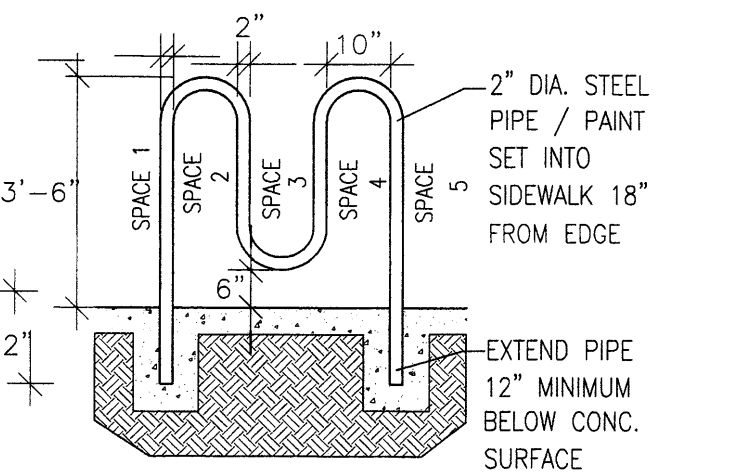
1 SITE DATA TABLE

Scale: N.T.S.



2 HANDICAP SIGN

Scale: N.T.S.

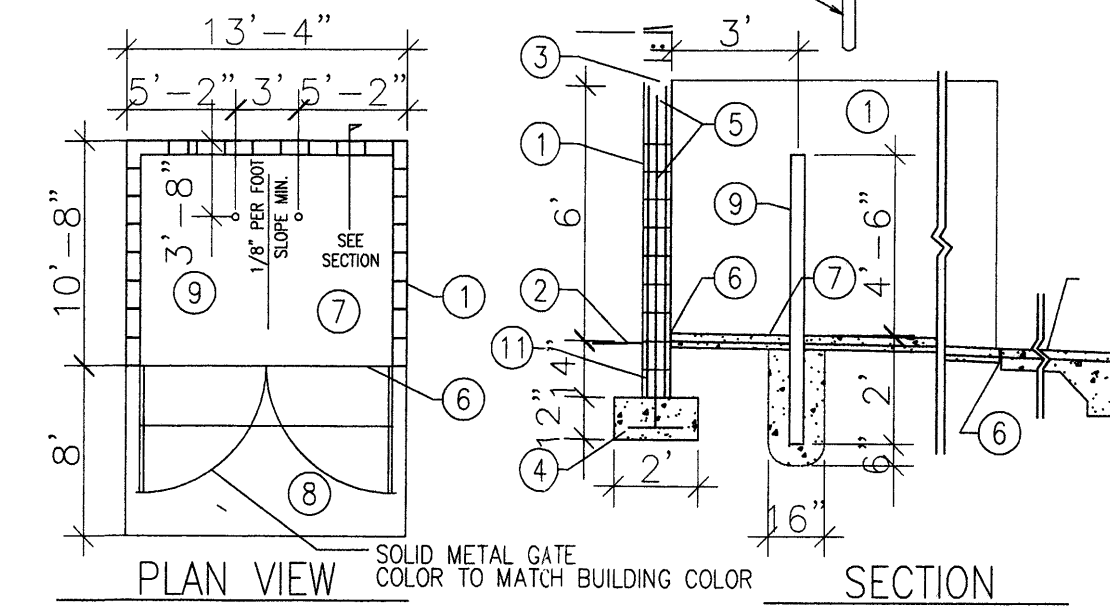


3 BIKE RACK

Scale: N.T.S.

3A BOLLARD DET

Scale: N.T.S.



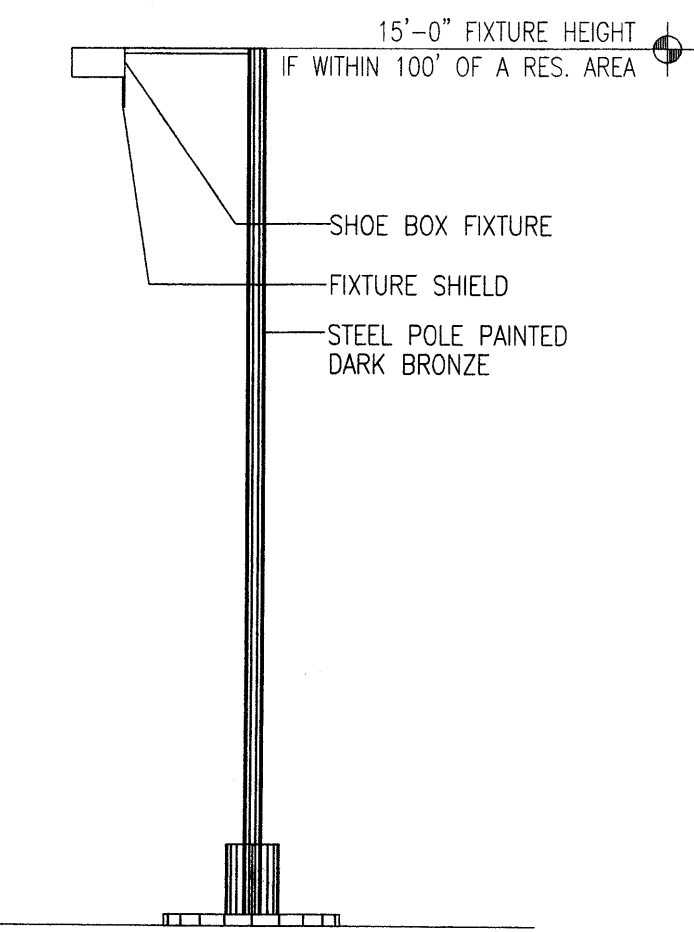
4 REFUSE DETAIL

Scale: N.T.S.

- KEYED NOTES**
- 8" CMU WALL WITH STUCCO SYSTEM OVER BUILDING PAPER. COLOR TO MATCH BUILDING FINISH GRADE.
 - SLOPE STUCCO CAP.
 - 4-#4 BARS CONT. @ BOTTOM OF FOOTING #4 @ 16" O.C. ACROSS BOTTOM OF FOOTING.
 - 2-#5 BARS @ TOP KNOCK-OUT BLOCK BOND BEAM. CONTINUOUS: #5 BARS @ 32" O.C. VERTICAL. GROUT REINFORCED CELLS, DURA-WALL @ 16" O.C. HORIZONTAL.
 - 1/2" EXPANSION JOINT MATERIAL.
 - 4" CONCRETE SLAB 3000 PSI 3/4" AGGREGATE WITH 6X6 - 10X10 WWM.
 - 6" CONCRETE APRON 3000 PSI 3/4" AGGREGATE WITH 6X6 10X10 WWM W/ TURNDOWN EDGE.
 - 4" CONCRETE FILLED PIPE IN 16" DIA. X 2'-6" DEEP CONC. FOOTING. PAINT TO MATCH STUCCO FINISH.
 - ASPHALT PAVING.
 - GROUT ALL CELLS SOLID BELOW GRADE, TYPICAL.

5 TYP. H.C. SPACE

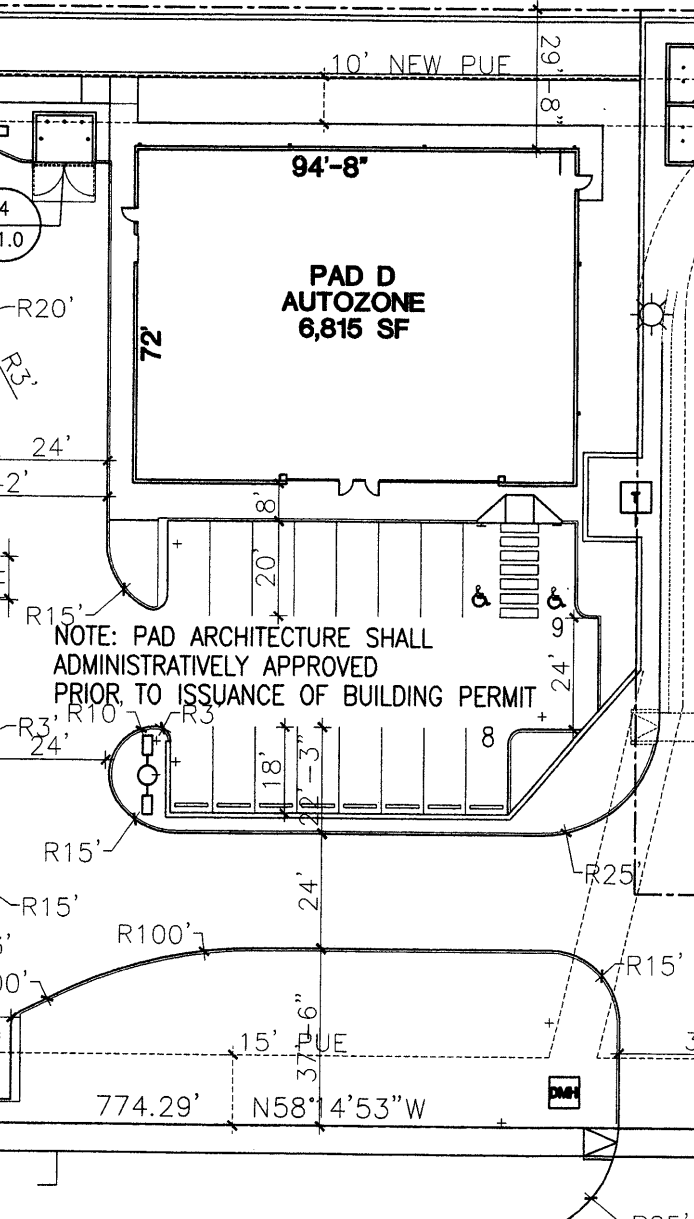
Scale: N.T.S.



NOTE: LIGHTS TO BE HORIZONTAL LAMPS WITH SHIELDED FIXTURES

6 LIGHT POLE

Scale: N.T.S.



2 ZONE MAP E-12-Z

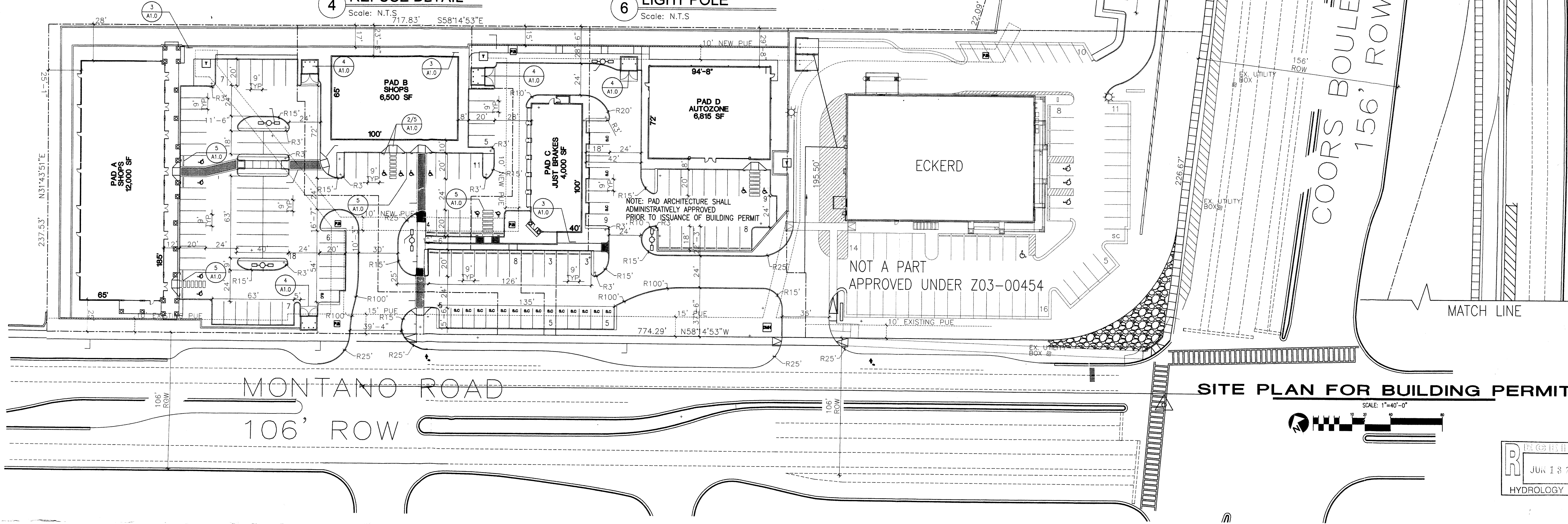
Scale: N.T.S.

KEYED NOTE:

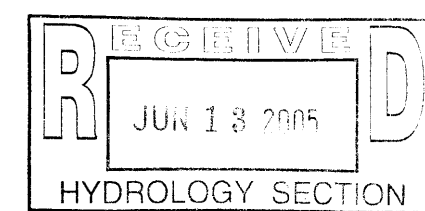
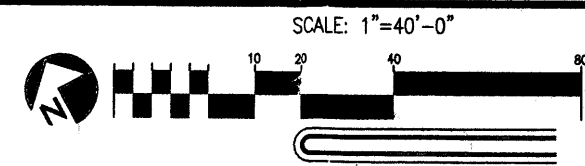
- 8" TEXTURED CONC. PEDESTRIAN CROSSWALK
- LIGHT POLE LOCATION RE: 6/A1.0 FOR POLE DETAIL
- 6" HEADER CURB PER COA STD DWG #2415 (TYP.)
- 8" STANDARD CURB AND GUTTER PER COA STD DWG #2415
- 6" SIDEWALK
- HANDICAP RAMP PER COA STD DWG #2441

7 HANDICAP RAMP

Scale: N.T.S.



SITE PLAN FOR BUILDING PERMIT



PROJECT NUMBER: 1000635
APPLICATION NUMBER: 04-01093

This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC) on [Date] and that the findings and conditions in the Official Notice of Decision have been complied with:

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.

SITE DEVELOPMENT PLAN

Engineer, Transportation Division
Date: 7/18/04

Utilities Department
Date: 7/18/04

Police and Recreation Department
Date: 7/18/04

City Engineer, Engineering Division / AMAFCA
Date: 7/18/04

Environmental Health Department (conditional)
Date: 7/18/04

DRB Chairperson, Planning Department
Date: 7/18/04

* Environmental Health, if necessary

GEORGE RAINHART ARCHITECT AND ASSOCIATES PC
2325 SAN PEDRO NE. SUITE 2-B
ALBUQUERQUE, NEW MEXICO 87110
PHONE (505) 884-9110 FAX (505) 837-9877

PROJECT TITLE: COORS MARKET PLACE
N.W.C. OF COORS BLVD. AND MONTANO RD. N.W.
ALBUQUERQUE NEW MEXICO

PROJECT MANAGER: STEPHEN DUNBAR
JOB NO.: 0364
DRAWN BY: SD
SHEET TITLE: SITE PLAN FOR BUILDING PERMIT

DATE: 12/29/03
SCALE: 1"=40'

sheet: A1.0
of:

REVISION

DATE

BY

REV

