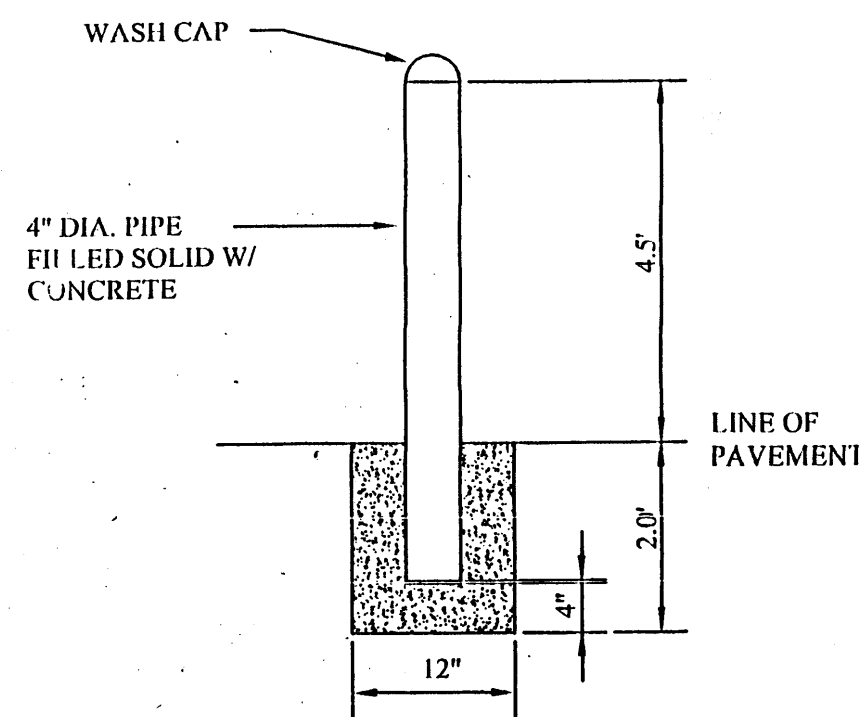
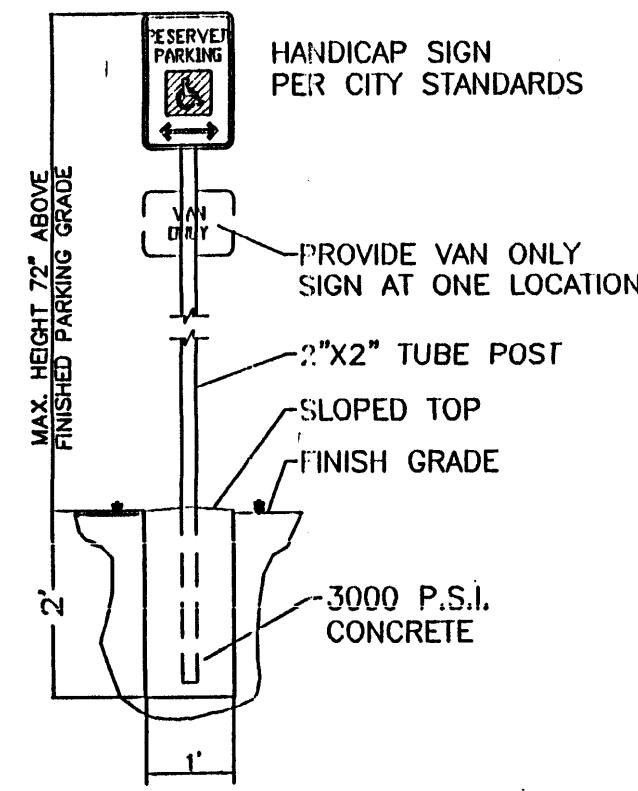
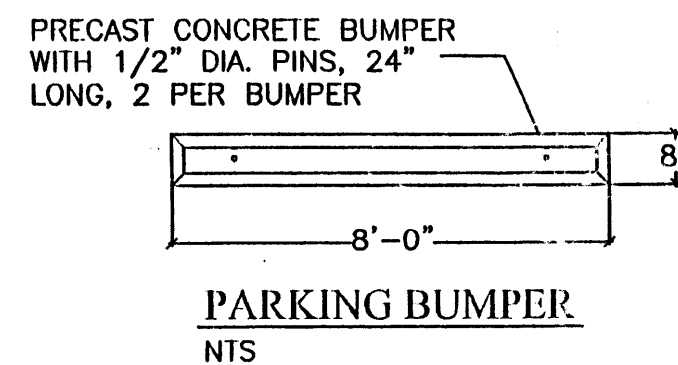




PIPE POST DETAIL
NTS



HANDICAP SIGN DETAIL
NTS



NOTES:

1. NEW ENTRANCE PER COA STANDARD DRAWING #2426.
2. HC ACCESSIBLE RAMP.
3. NEW TURNDOWN SIDEWALK.
4. NEW ASPHALT PAVING AREA.
5. NEW PINNED CURB PER COA STANDARD DRAWING 2415B.
6. BICYCLE RACK.
7. INSTALL HANDICAP SIGN TYP. (SEE DETAIL THIS SHEET).
8. TRASH ENCLOSURE (SEE DETAIL THIS SHEET).
9. 5' WIDE PEDESTRIAN CROSSING.
10. INSTALL PARKING BUMPER 2' FROM SIDEWALK (SEE DETAIL THIS SHEET).

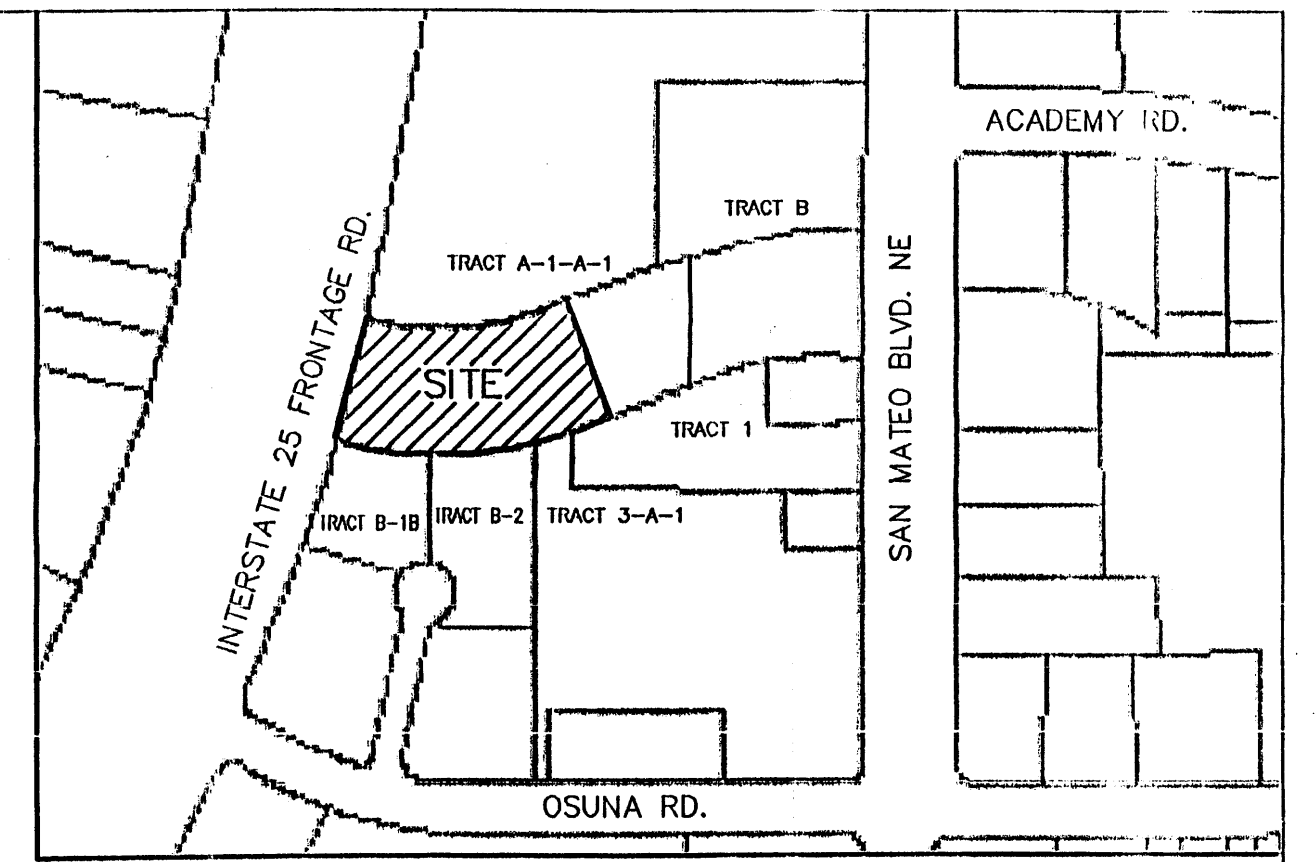
SITE DATA

PROPOSED USAGE: RESTAURANT W/LIQUOR SERVE
LOT AREA: 78,726.28 SF. (1.8073 AC.)
GROSS BUILDING AREA: 6,922.00 SF.

LANDSCAPE CALCULATIONS:
NET LOT AREA 71,804.28 SF. ±
LANDSCAPING REQUIRED: 10,771 SF. ±
15% OF 71,804 SF
LANDSCAPING PROVIDED: 13,252 SF. ±

PARKING CALCULATIONS:

PARKING REQUIRED:
RESTAURANT: 239 SEAT / 4 60 SPACES
TOTAL PARKING PROVIDED: 140 SPACES
HC PARKING REQUIRED: 4 SPACES (2 VAN)
HC PARKING PROVIDED: 6 SPACES (2 VAN)
BICYCLE SPACES REQUIRED: 3 SPACES
BICYCLE SPACES PROVIDED: 4 SPACES



VICINITY MAP:

E-17-Z

LEGAL DESCRIPTION:

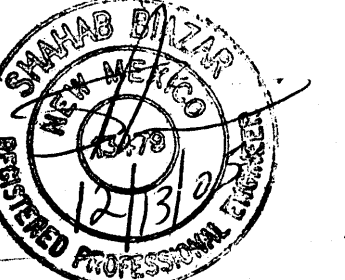
LOT 1, SAN MATEO DEL NORTE, CONTAINING 78,726.28 SF. (1.8073 AC.)
ZONING: C-3

SHEET INDEX

1. SITE PLAN
2. LANDSCAPING PLAN
3. GRADING AND DRAINAGE PLAN
4. MASTER UTILITY PLAN

I SHAHAB BIAZAR, A REGISTERED ENGINEER, CERTIFY THAT THIS PROJECT WAS BUILT IN SUBSTANTIAL COMPLIANCE TO THE APPROVED SITE PLAN (BY CITY TRANSPORTATION) DATED MAY 17, 2005. THE SITE WAS INSPECTED ON 12/13/05. I, SHAHAB BIAZAR, REGISTERED ENGINEER, NEW MEXICO #13479, CONSULTING, LLC ON DECEMBER 12, 2005.

SHAHAB BIAZAR, NMPE #13479
DATE 12/13/05



Public Infrastructure shown on these plans for information only and not part of approval. Separate DRC/Permit approval and Work Order required.

TRAFFIC CIRCULATION LAYOUT APPROVED
Signed: [Signature] Date: 1/19/05

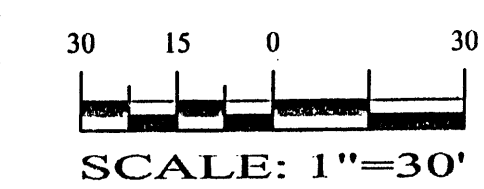
RECEIVED
DEC 27 2005
HYDROLOGY SECTION

ADVANCED ENGINEERING and CONSULTING, LLC
4416 ANAHEIM AVE. NE
ALBUQUERQUE, NEW MEXICO 87113
(505) 899-5570

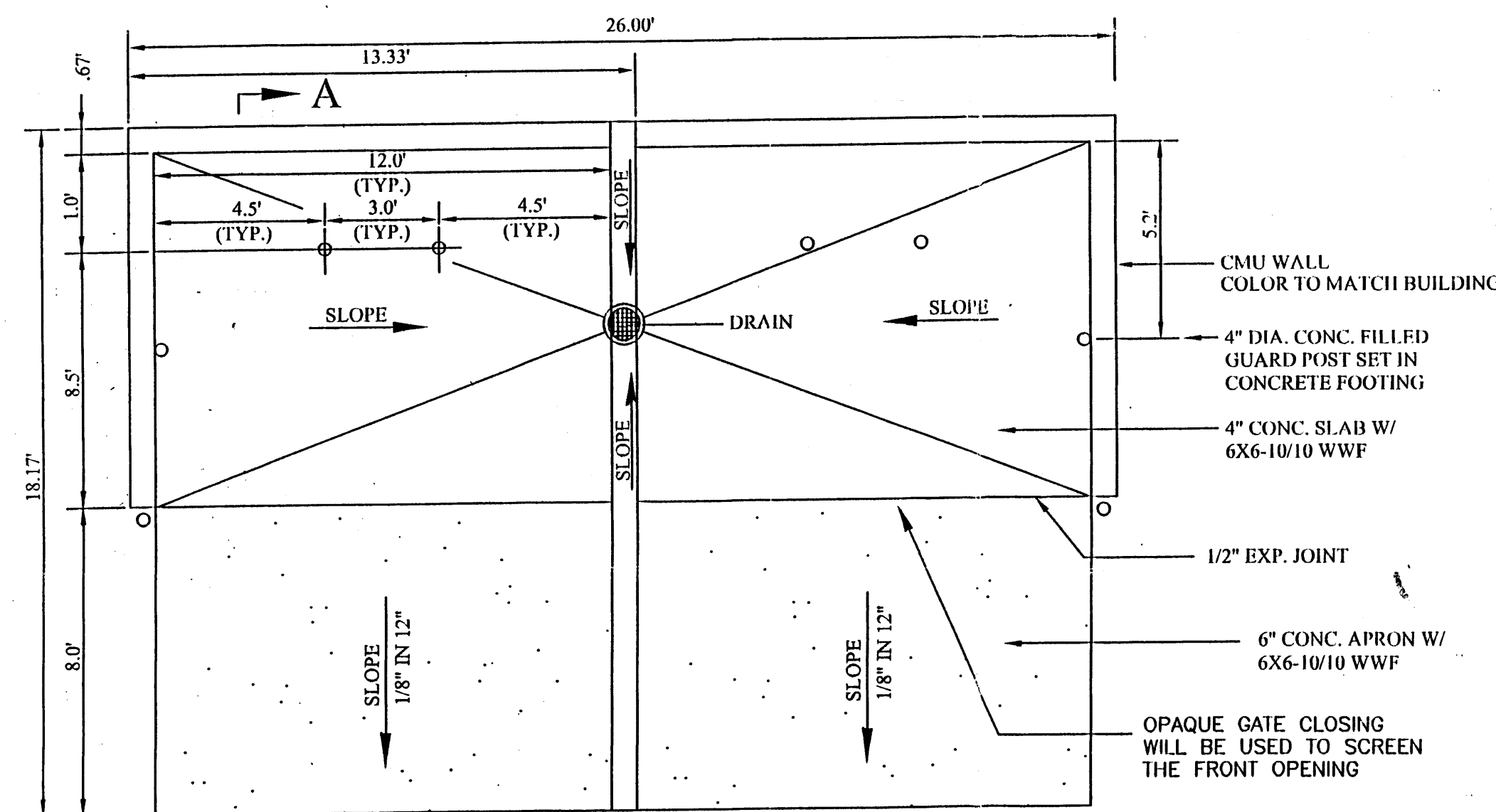


SHAHAB BIAZAR
P.E. #13479

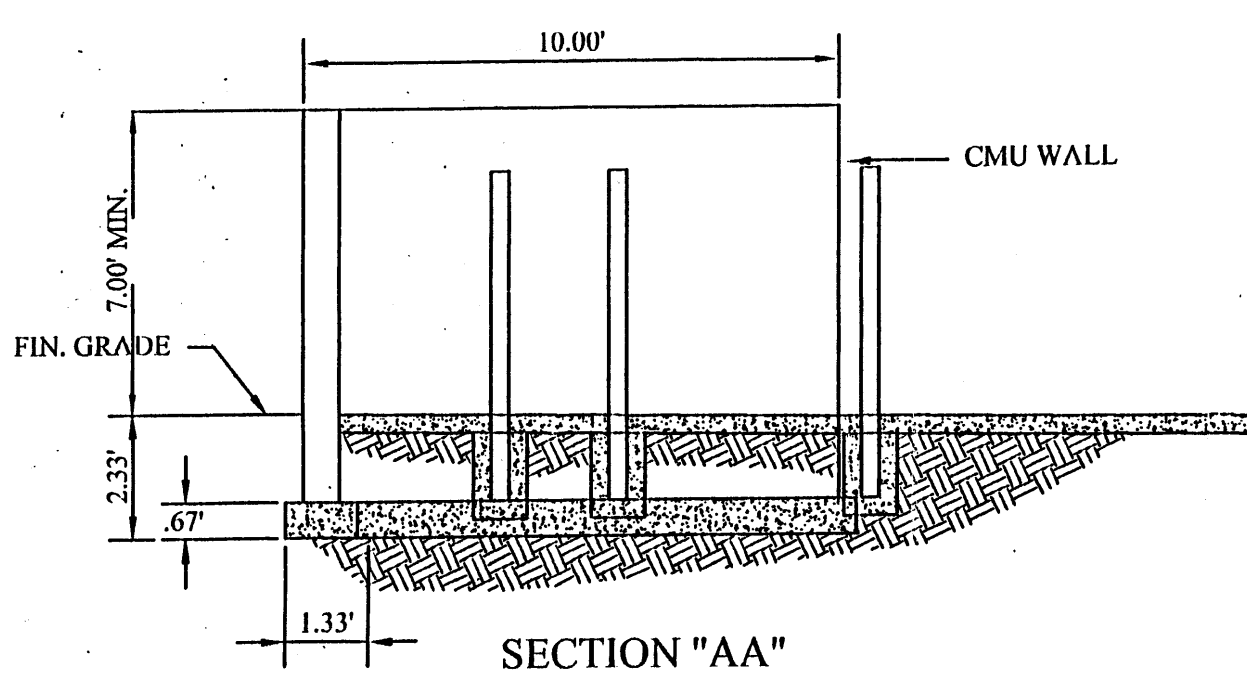
GRAPHIC SCALE



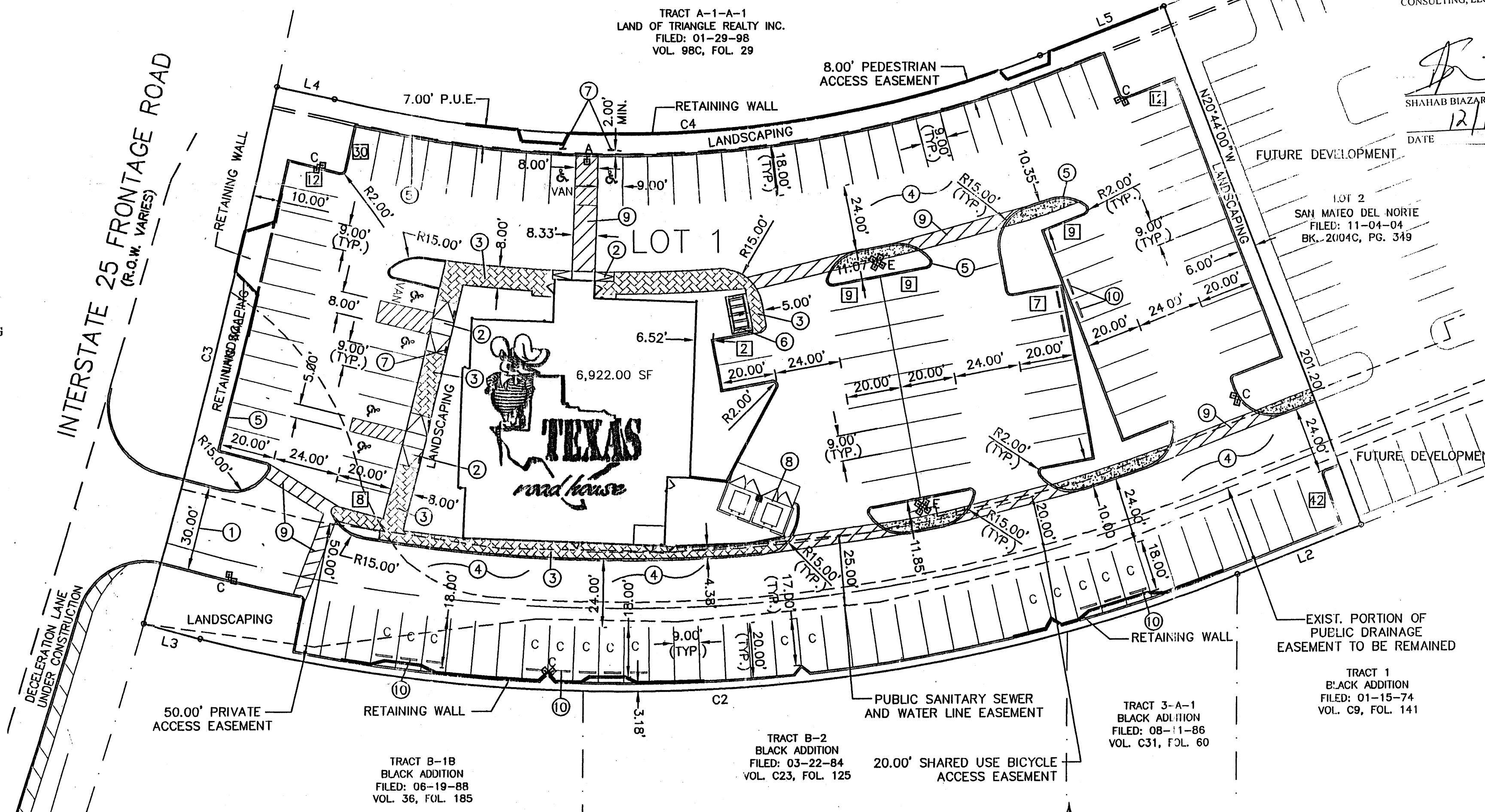
LAST REVISION: 05-17-2005



DUMPSTER ENCLOSURE DETAIL
NTS



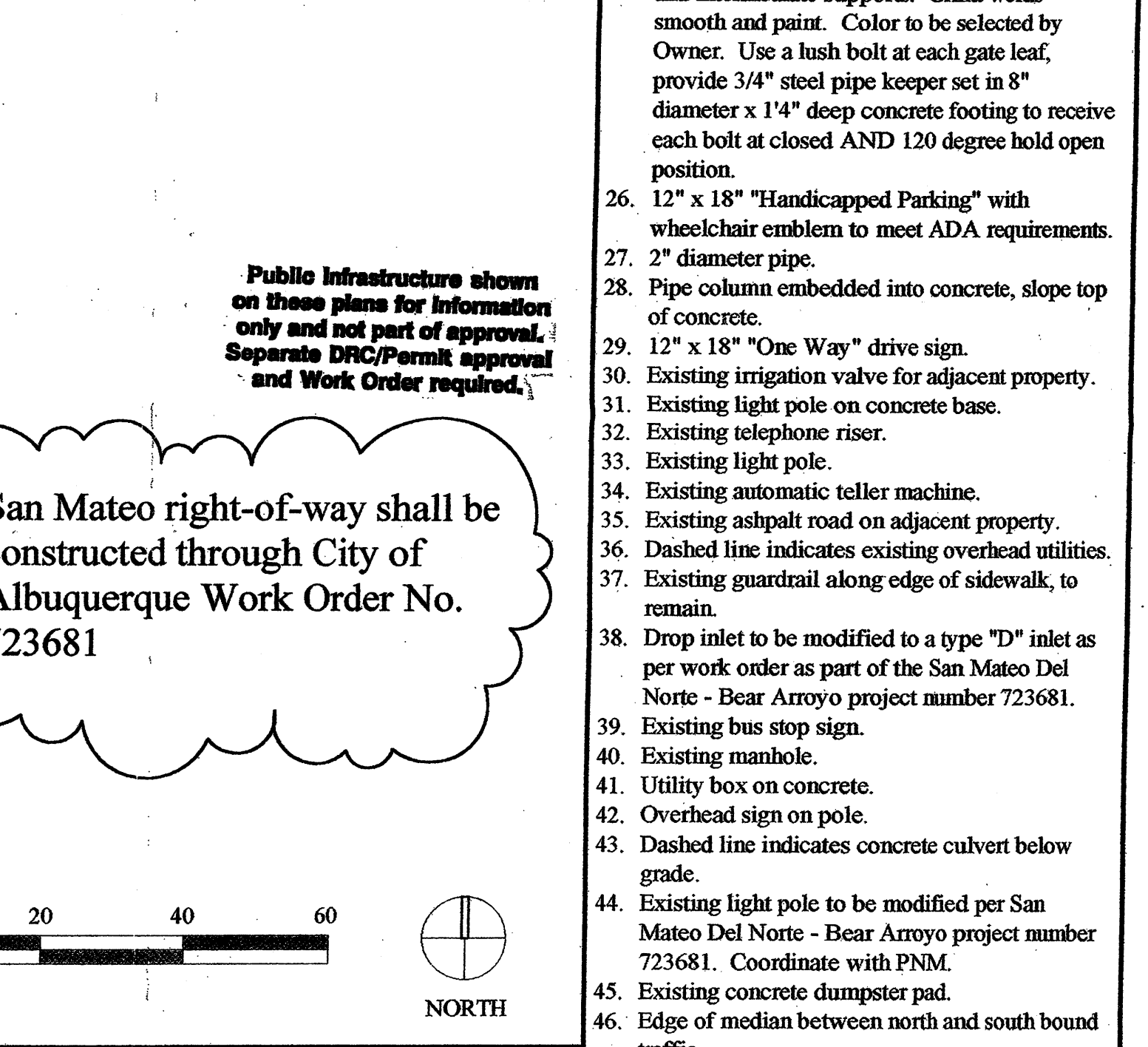
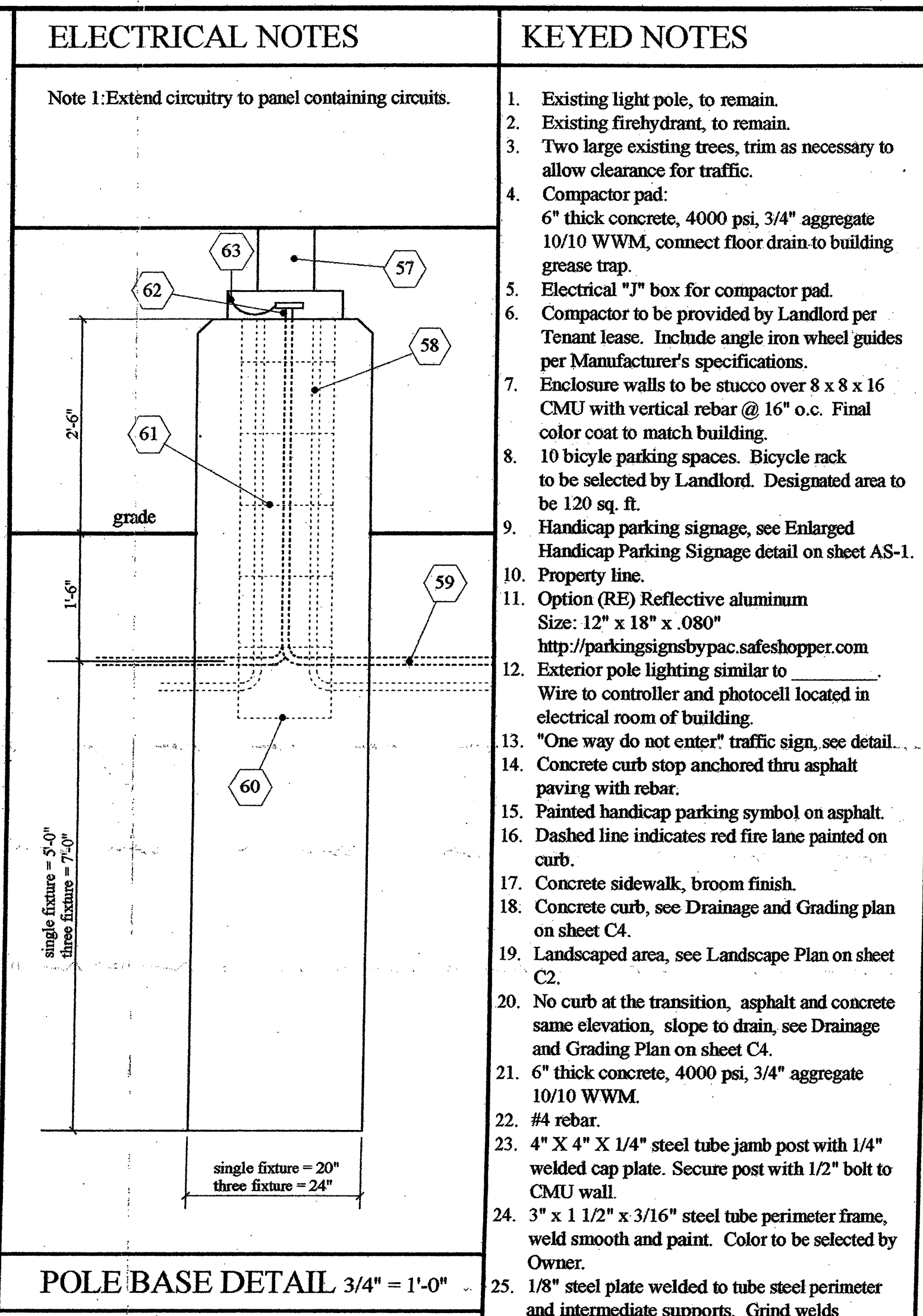
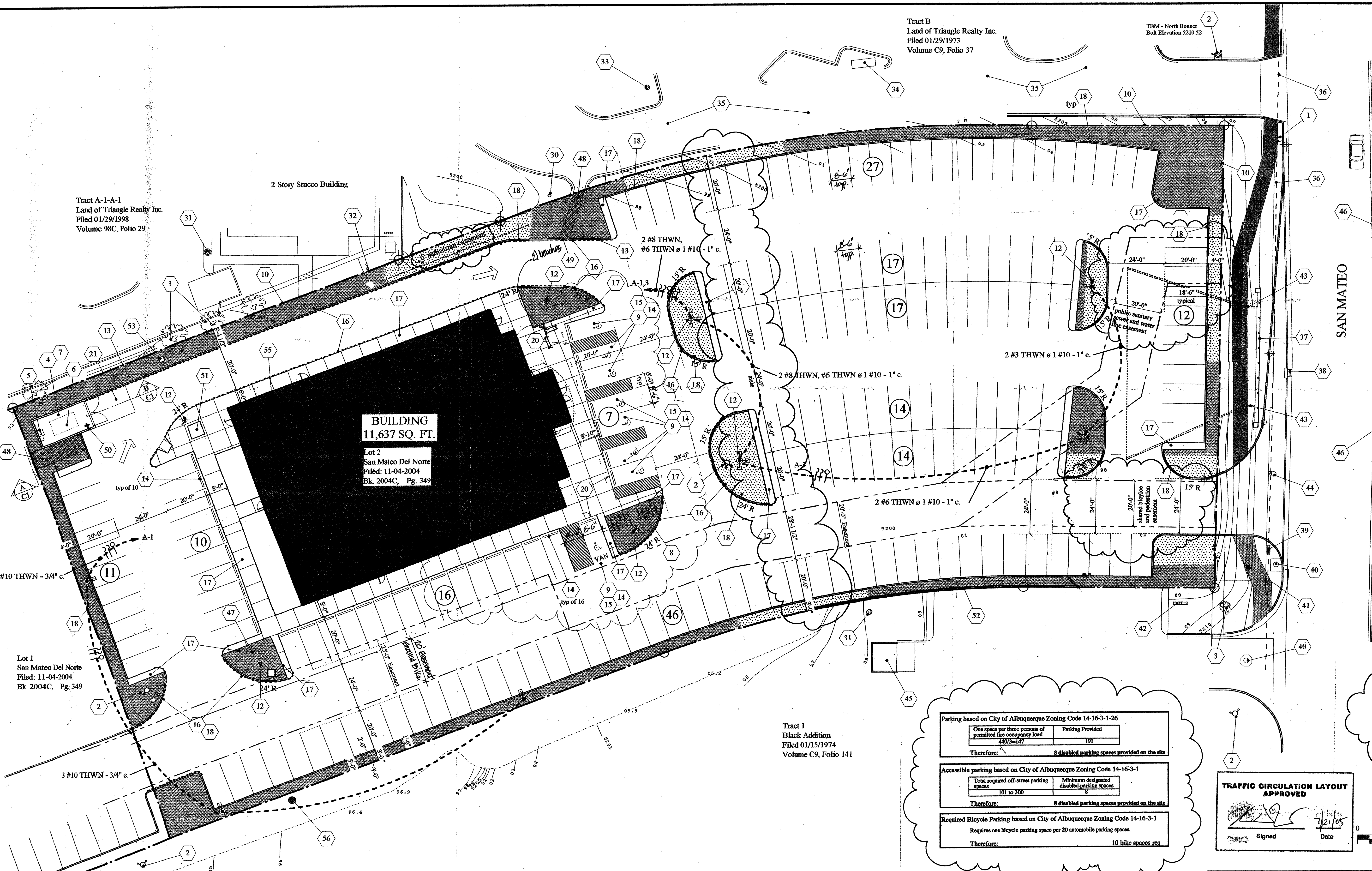
SECTION "AA"



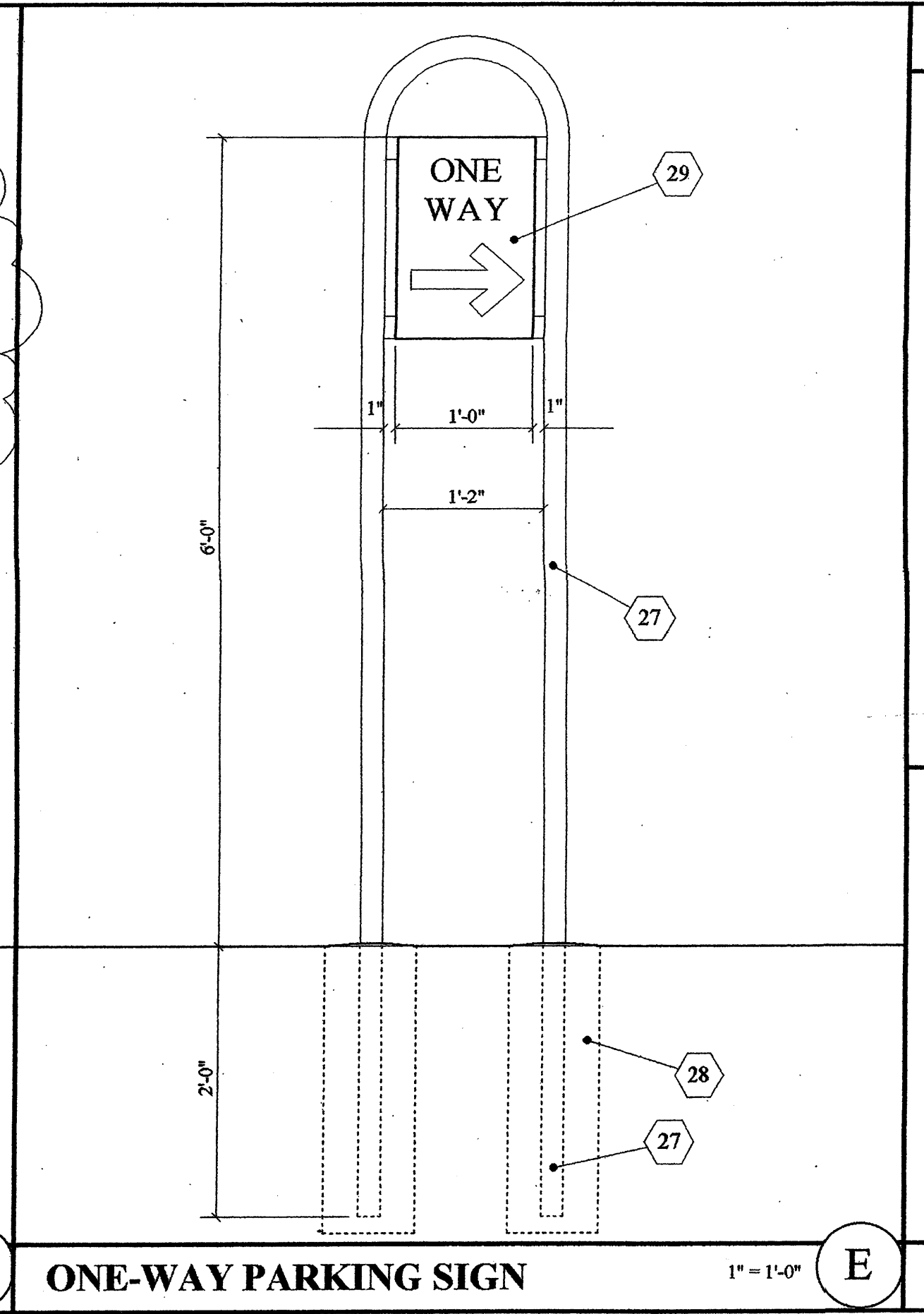
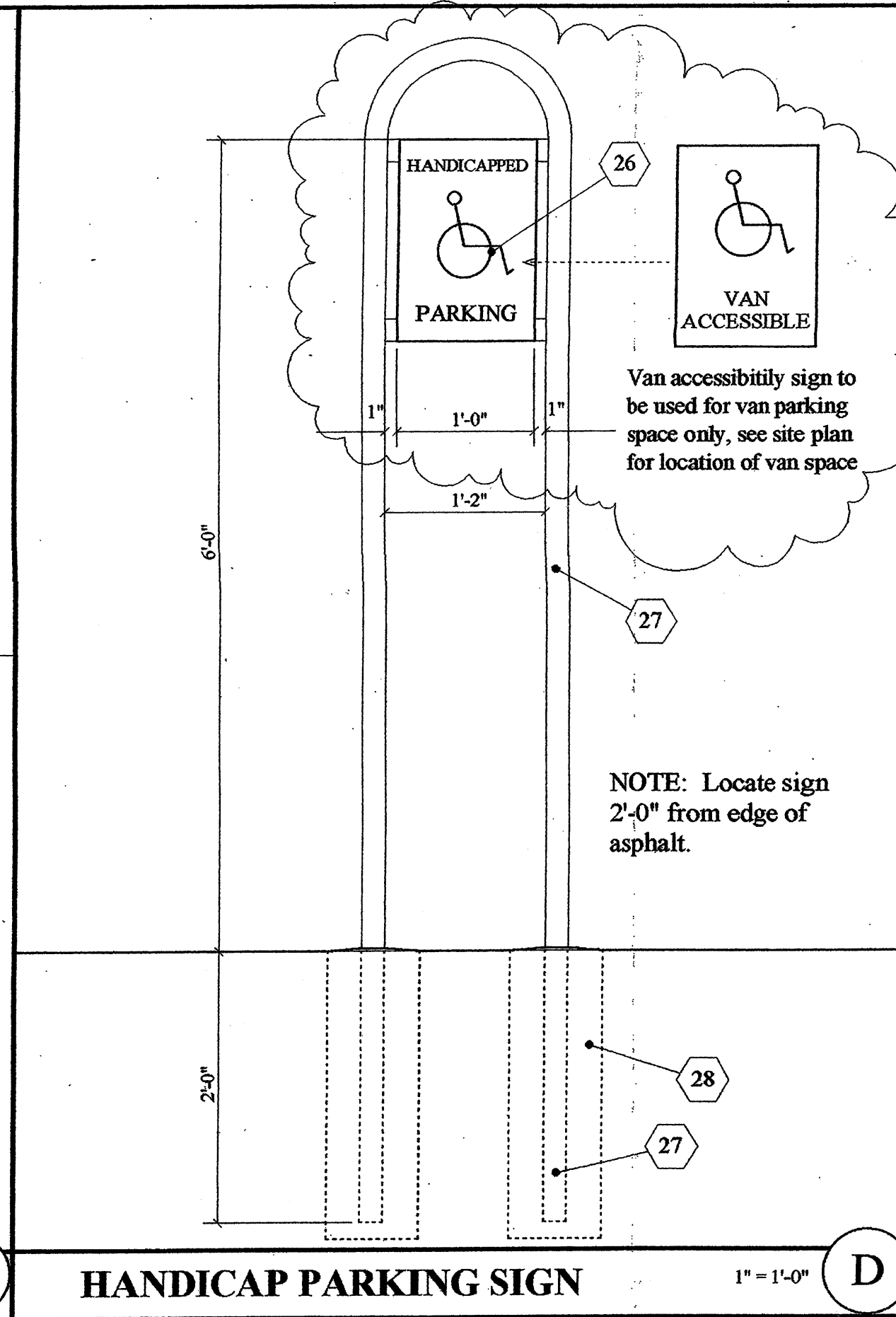
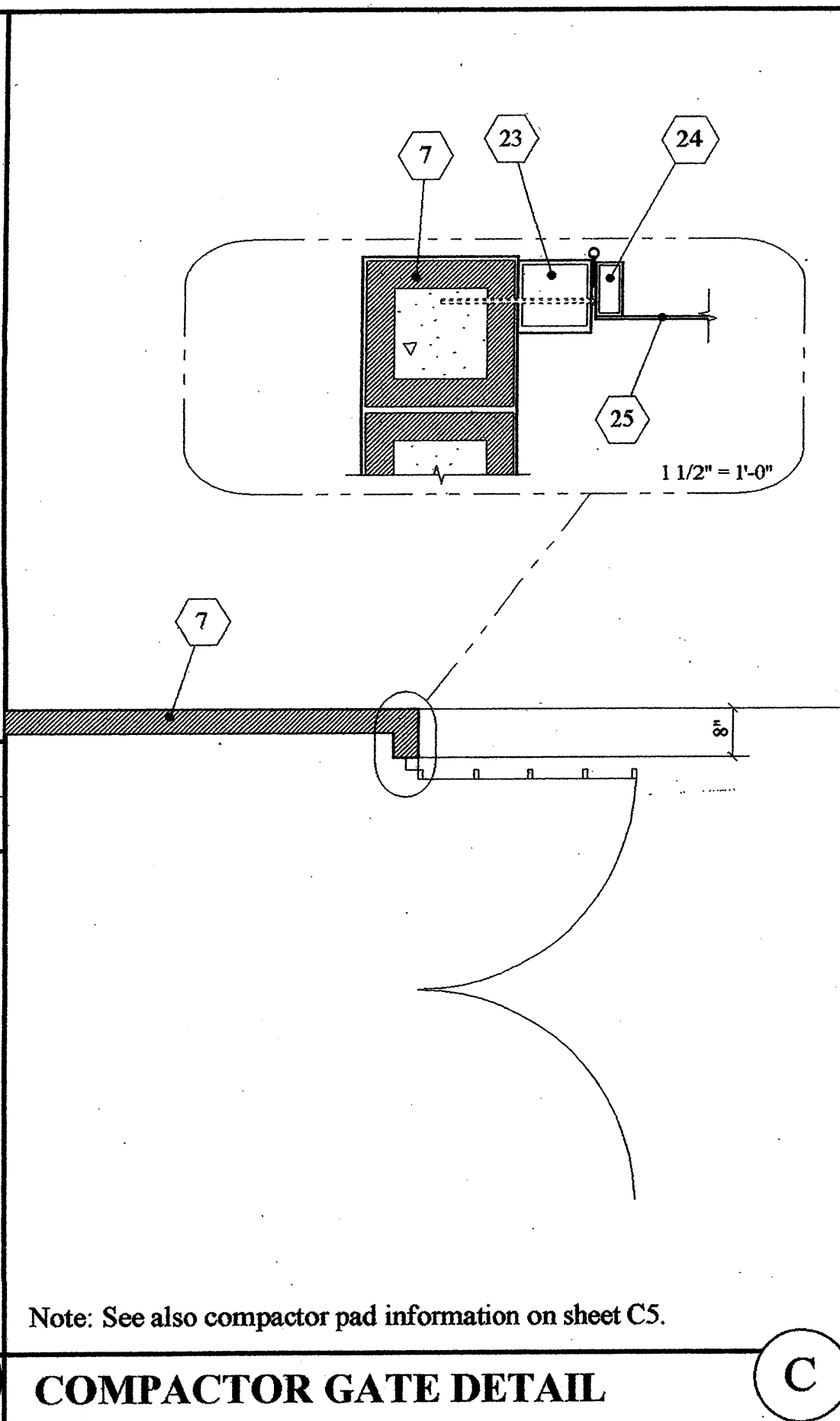
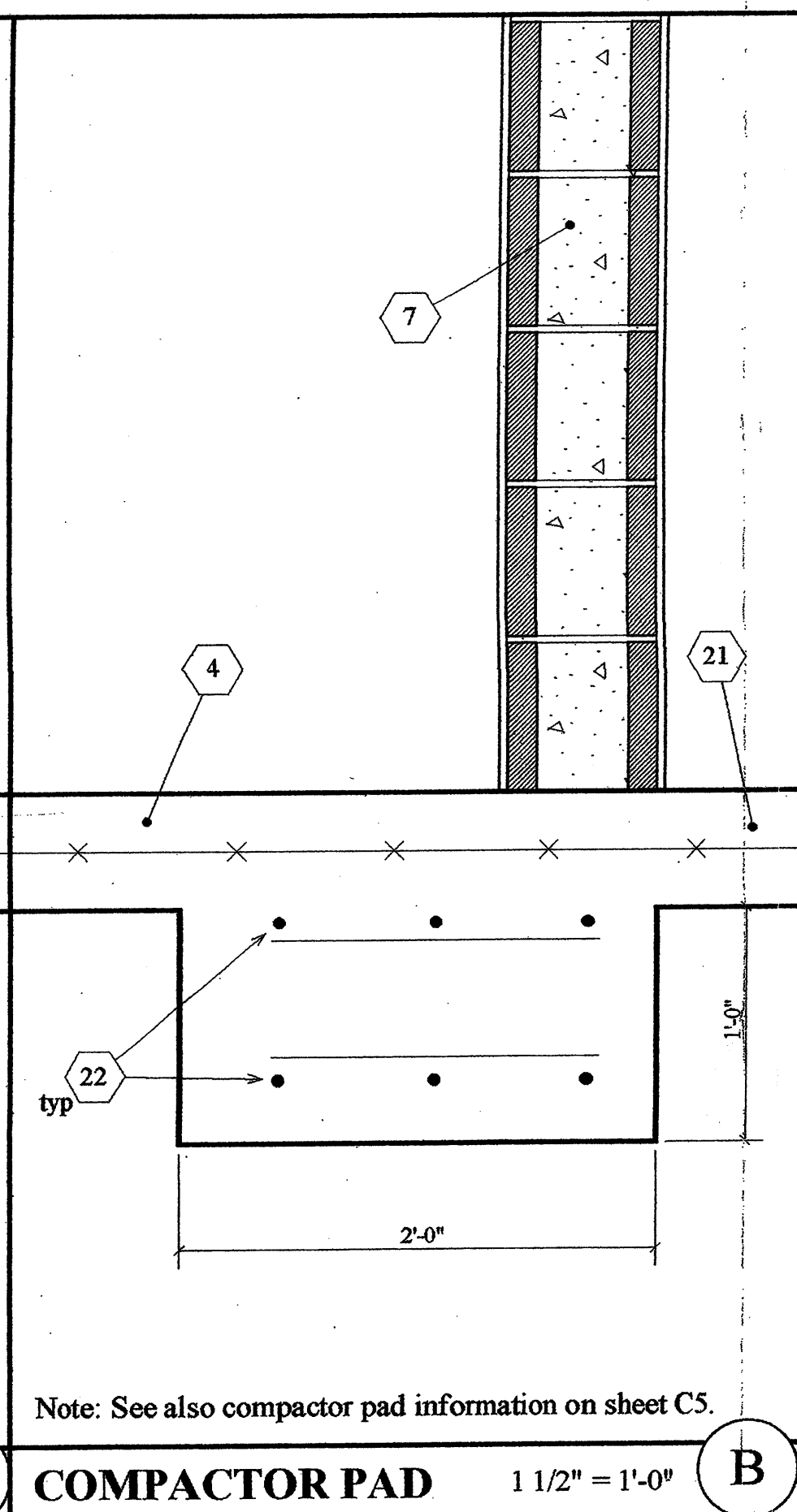
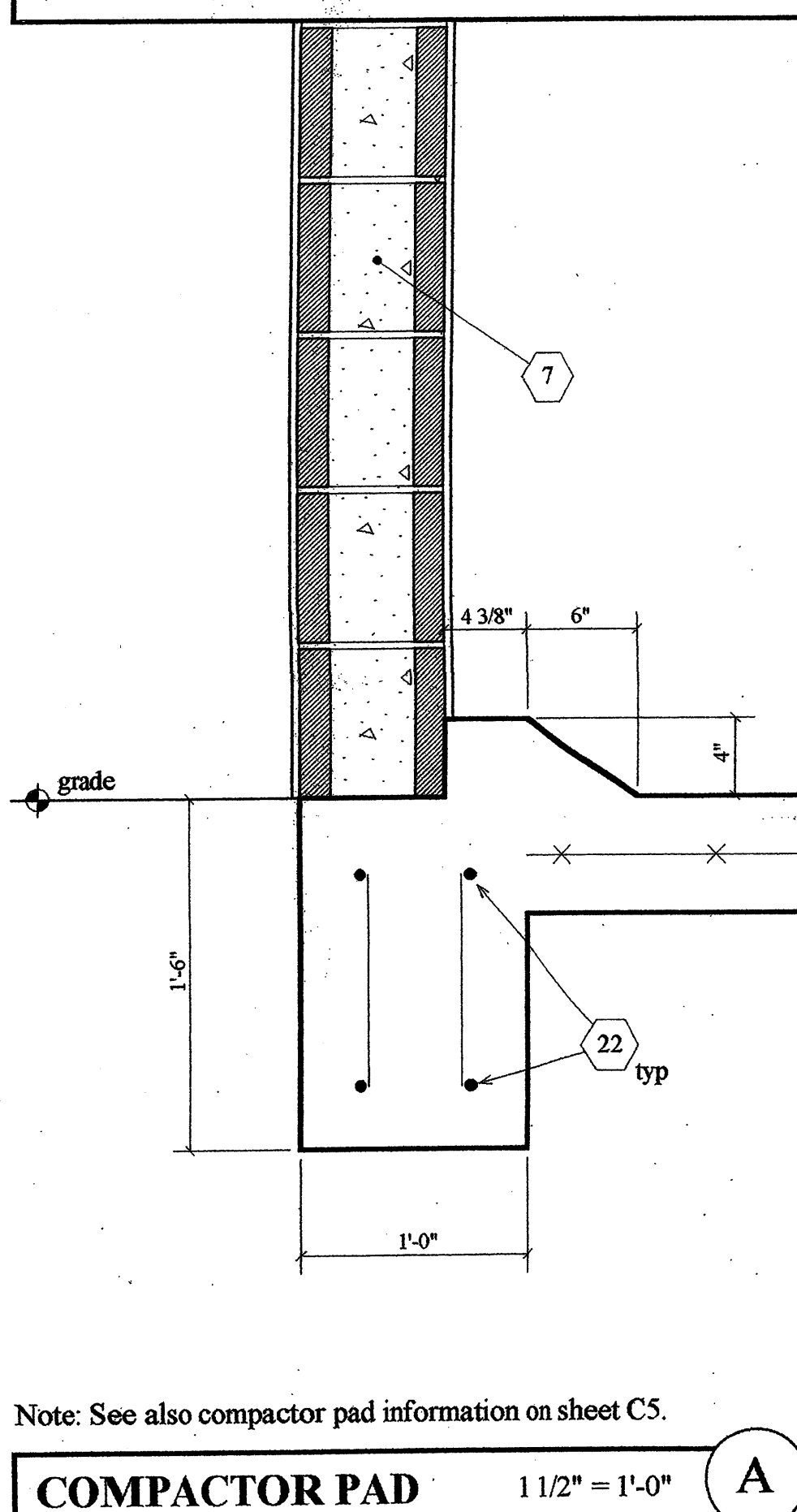
LINE TABLE		
LINE	LENGTH	BEARING
L2	48.13	S69°13'09"W
L3	21.28	N74°51'47"W
L4	21.39	S77°31'40"E
L5	48.42	N69°09'46"E

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD
C2	65.34	625.00	05°59'23"	32.70	65.31
C3	178.07	625.00	16°19'27"	89.64	177.47
C4	141.01	625.00	12°55'37"	70.81	140.71

TEXAS ROAD HOUSE SITE PLAN			
DRAWING:	DRAWN BY:	DATE:	SHEET #
2004-1-1.DWG	SHH	02-15-2005	1 OF 4



SITE PLAN / SITE ELECTRICAL INFORMATION



LUMINAIRE SCHEDULE						
Symbol	Qty	Label	Arrangement	Lumens	LLF	Description
	4	S2AA	3 @ 90°	23000	0.810	McGraw - Edison MGRW #GSMAM- 400MH-208V-FG-BZ on 30' pole
	3	S2	Single	23000	0.810	McGraw - Edison MGRW #GSMAM- 400MH-MT-3S-FG-BZ on 30' pole
LUMINAIRE SCHEDULE						
Label	CalcType	Units	Avg	Max	Min	Avg/Min
Parking Area	Illuminance	Fc	2.05	7.8	0.2	10.25

NCA

NCARCHITECTURE

12160 N. ABRAMS RD.
SUITE 200
DALLAS, TX 75243
214.361.9901
214.361.9906 FAX
NCAARCHITECTURE.COM

Furr's Fresh Buffet - Freestanding Prototype

Proposed Lots 2 & 3 San Mateo Del Norte

Albuquerque, New Mexico

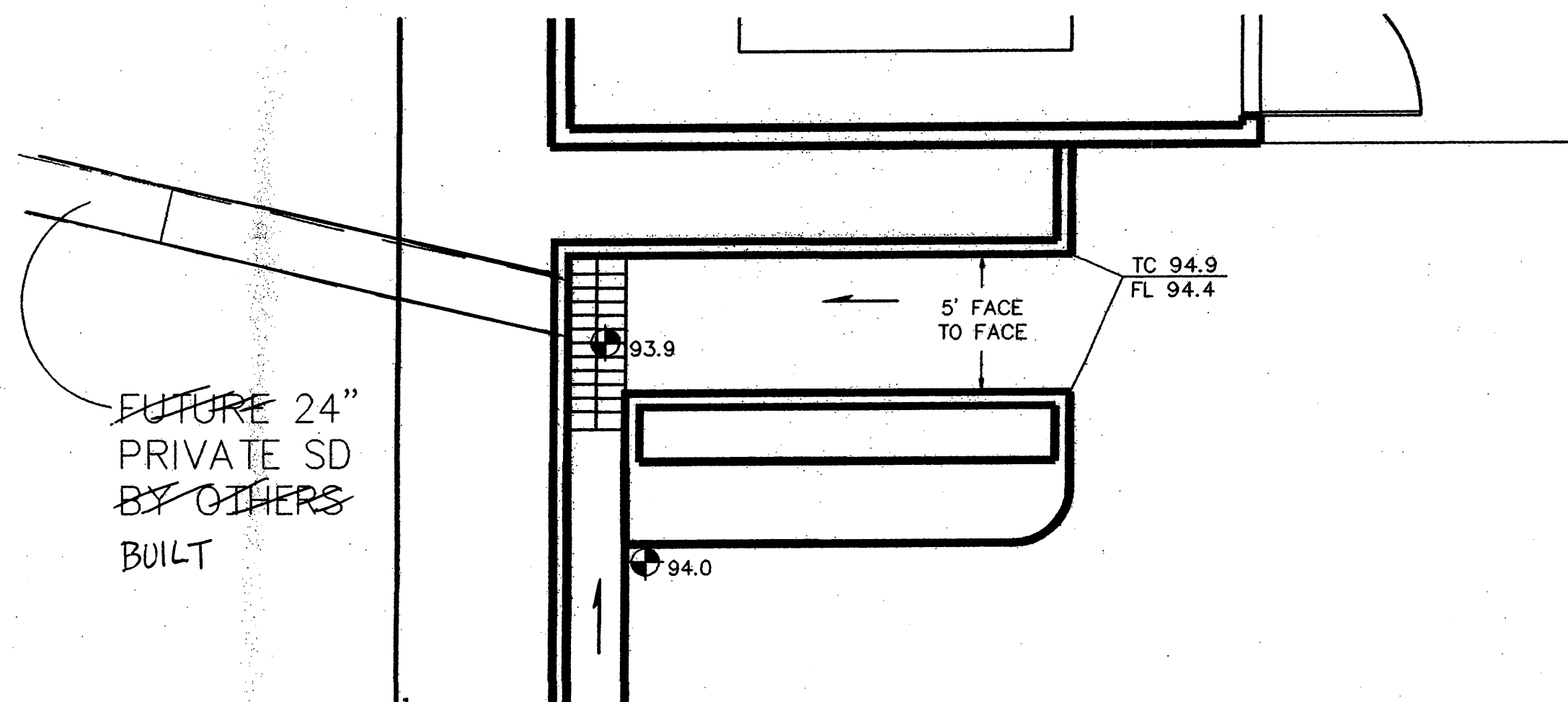
NCA Project #:
5054

Seal:

Revisions/Addendum:

Sheet #:
61

RECEIVED
JUL 20 2005
HYDROLOGY SECTION



FUTURE SD OUTFALL

SCALE: 1"=5'

LEGAL DESCRIPTION: LOT 2A, SAN MATEO DEL NORTE.

ADDRESS: 6111 SAN MATEO NE.

AREA: 2.30 ACRES

SURVEYOR: FORSTBAUER SURVEYING APRIL 2005.

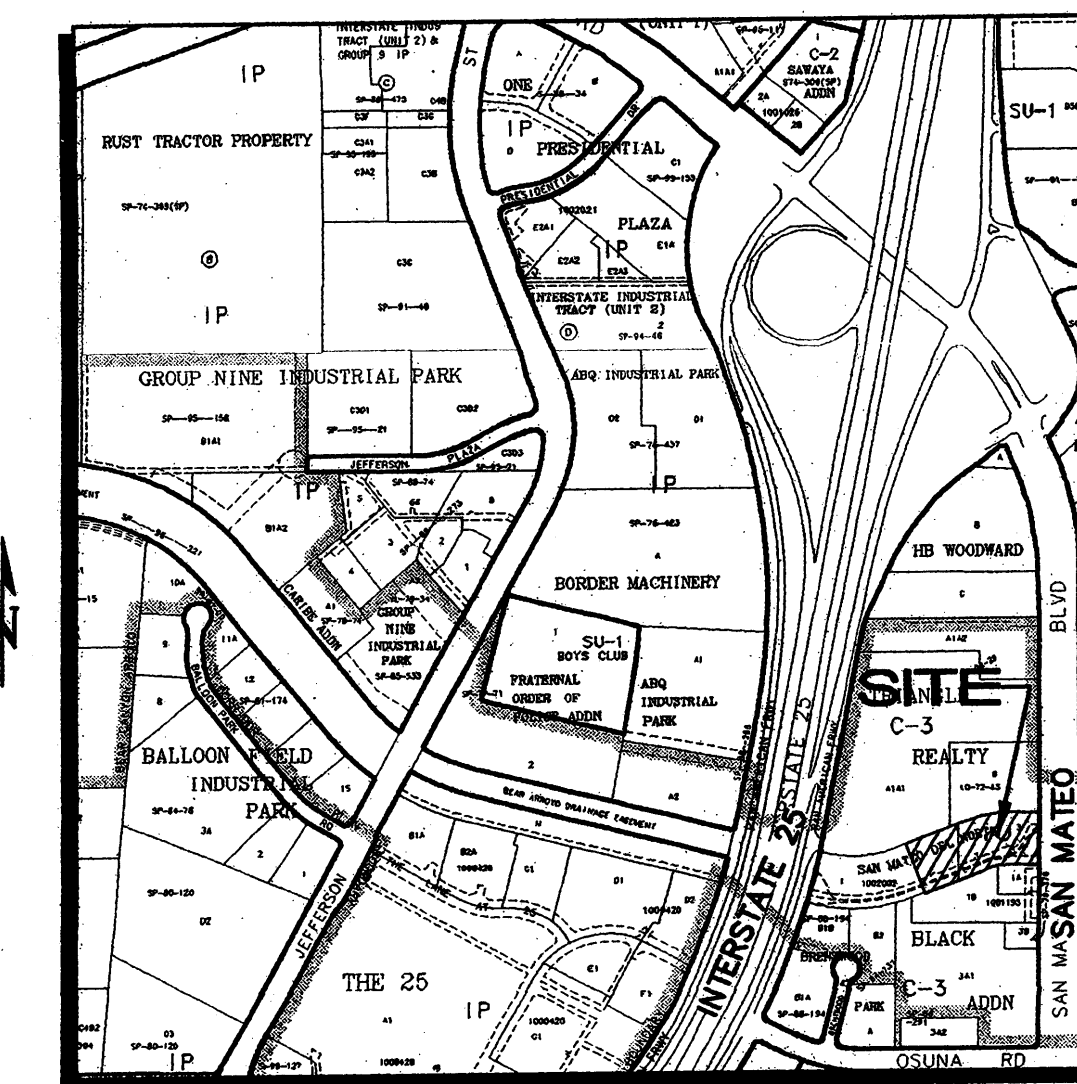
BENCHMARK: CITY OF ALBUQUERQUE NM367-2, A BRASS CAP LOCATED ON THE NORTH CENTERLINE MEDIAN OF SAN MATEO BLVD. & OSUNA RD. NE. ELEVATION: 5213.21 NAVD 1988.

FLOODPLAIN: FEMA PANEL 0139 INDICATES THAT MOST OF THIS SITE IS WITHIN ZONE 'X' LOCATED OUTSIDE THE 100-YR FLOODPLAIN. A PORTION OF THE SITE IS IDENTIFIED AS FLOOD ZONE 'AO' (DEPTH 2). CITY PROJECT NO. 723681 'BEAR CANYON BOX CULVERT' CURRENTLY UNDER CONSTRUCTION, WILL CONTAIN THE FLOODPLAIN WITHIN THE PUBLIC DRAINAGE EASEMENT SHOWN ALONG THE SOUTH SIDE OF THE PROPERTY.

EXISTING HYDROLOGY: THE SITE WAS PREVIOUSLY AN EARTHEN ARROYO THAT CARRIED FLOWS WITHIN BEAR CANYON ARROYO FROM SAN MATEO WESTWARD TO I-25. ZONE 2 LAND TREATMENT: 70% A, 20% B, & 4% C. $Q_{100} = (1.61)(1.56) + (0.60)(2.28) + (0.09)(3.14) = 4.2$ CFS.

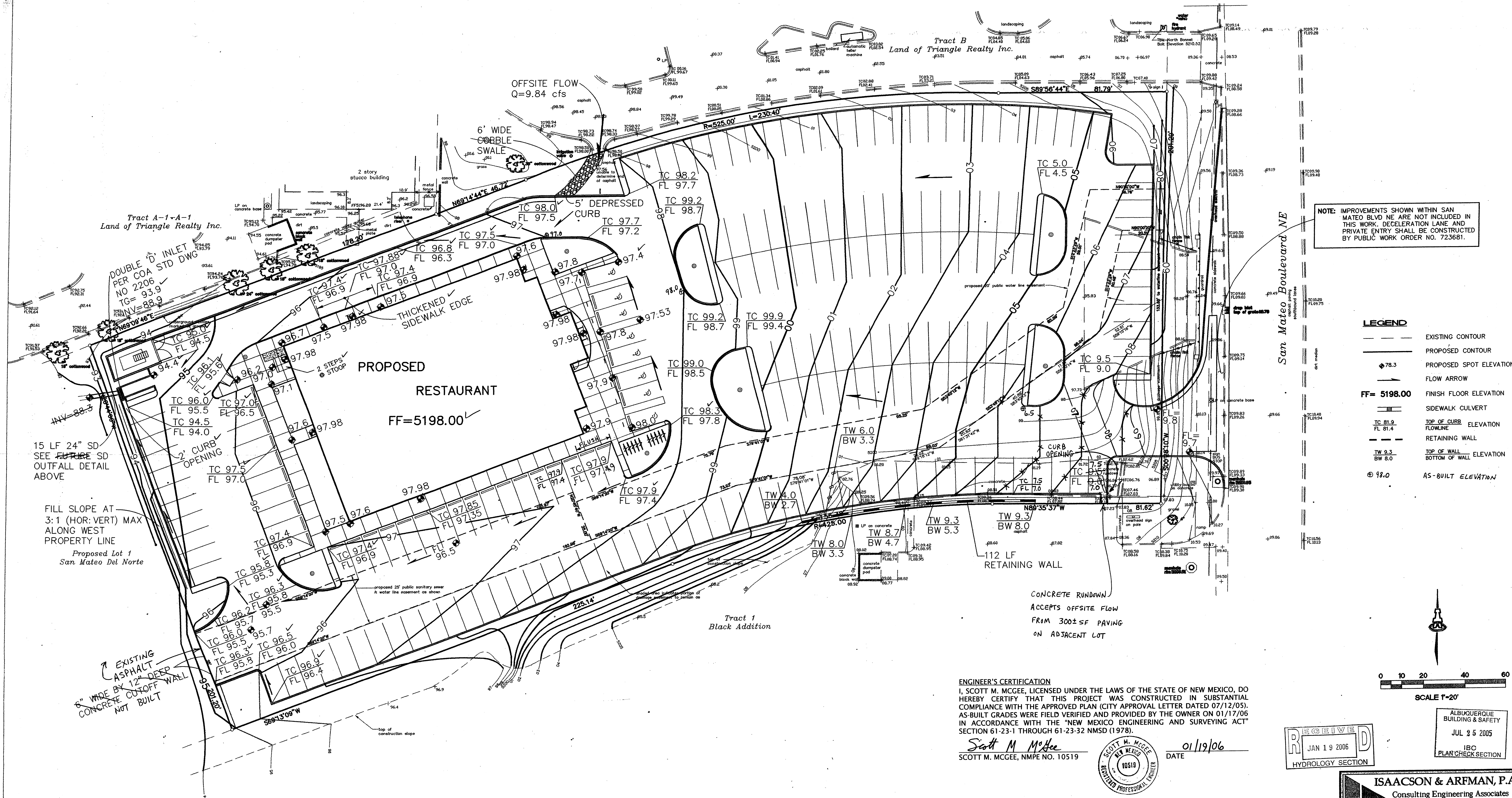
PROPOSED HYDROLOGY: AN 11,637 SF BUILDING IS PROPOSED ALONG WITH PAVED PARKING AND ASSOCIATED LANDSCAPING. RUNOFF IS CARRIED EAST TO WEST THROUGH THE PAVED PARKING LOT AND DISCHARGED VIA A COBBLE RUNDOWN TO LOT 1. A BLANKET DRAINAGE EASEMENT OVER LOT 1 ALLOWS THE FLOW TO CROSS THE LOT AND ENTER AN EXISTING I-25 BOX CULVERT.

LAND TREATMENT: 4% B, 6% C, 90% D. $Q_{100} = (.09)(2.28) + (.14)(3.14) + (2.07)(4.70) = 10.4$ CFS.



VICINITY MAP

1"=750'



LEGEND

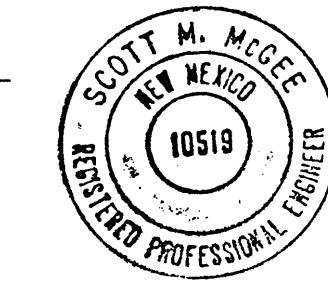
- EXISTING CONTOUR
- PROPOSED CONTOUR
- PROPOSED SPOT ELEVATION
- FF= 5198.00
- FINISH FLOOR ELEVATION
- SIDEWALK CULVERT
- TOP OF CURB ELEVATION
- RETAINING WALL
- TOP OF WALL ELEVATION
- AS-BUILT ELEVATION

SCALE 1"=20'

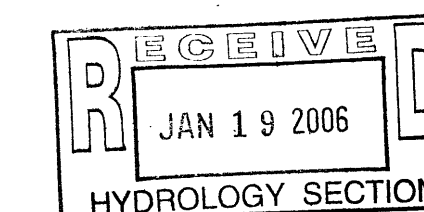


ENGINEER'S CERTIFICATION
I, SCOTT M. MCGEE, LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PROJECT WAS CONSTRUCTED IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN (CITY APPROVAL LETTER DATED 07/12/05). AS-BUILT GRADES WERE FIELD VERIFIED AND PROVIDED BY THE OWNER ON 01/17/06 IN ACCORDANCE WITH THE "NEW MEXICO ENGINEERING AND SURVEYING ACT" SECTION 61-23-1 THROUGH 61-23-32 NMSD (1978).

Scott M. McGee
SCOTT M. MCGEE, NMPE NO. 10519



DATE 01/19/06

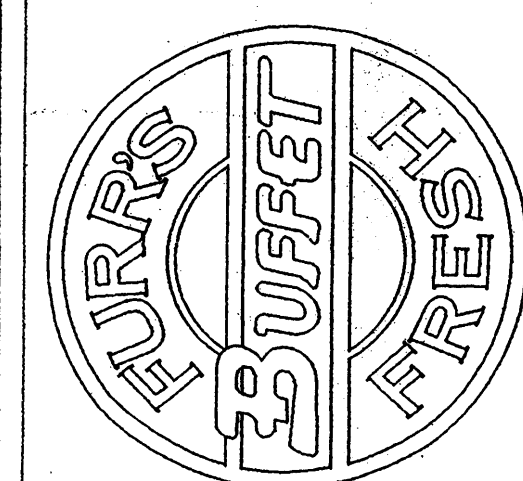


ALBUQUERQUE
BUILDING & SAFETY
JUL 26 2005
IBC
PLAN CHECK SECTION

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
126 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph. 505-268-8828 Fax. 505-268-2632
1440GRD.DWGthor 06.30.05



12160 N. ABRAMS RD.
SUITE 200
DALLAS, TX 75243
214.361.9901
214.361.9908 FAX
NCAARCHITECTURE.COM

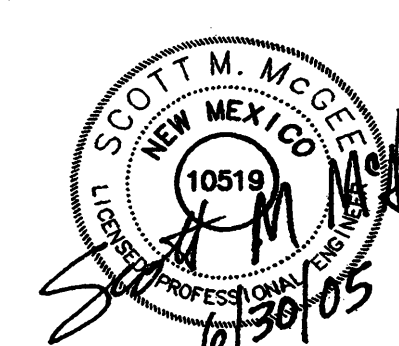


Furr's Fresh Buffet - Freestanding Prototype
Proposed Lots 2 & 3 San Mateo Del Norte
Albuquerque, New Mexico

NCA Project #:

5054

Seal:

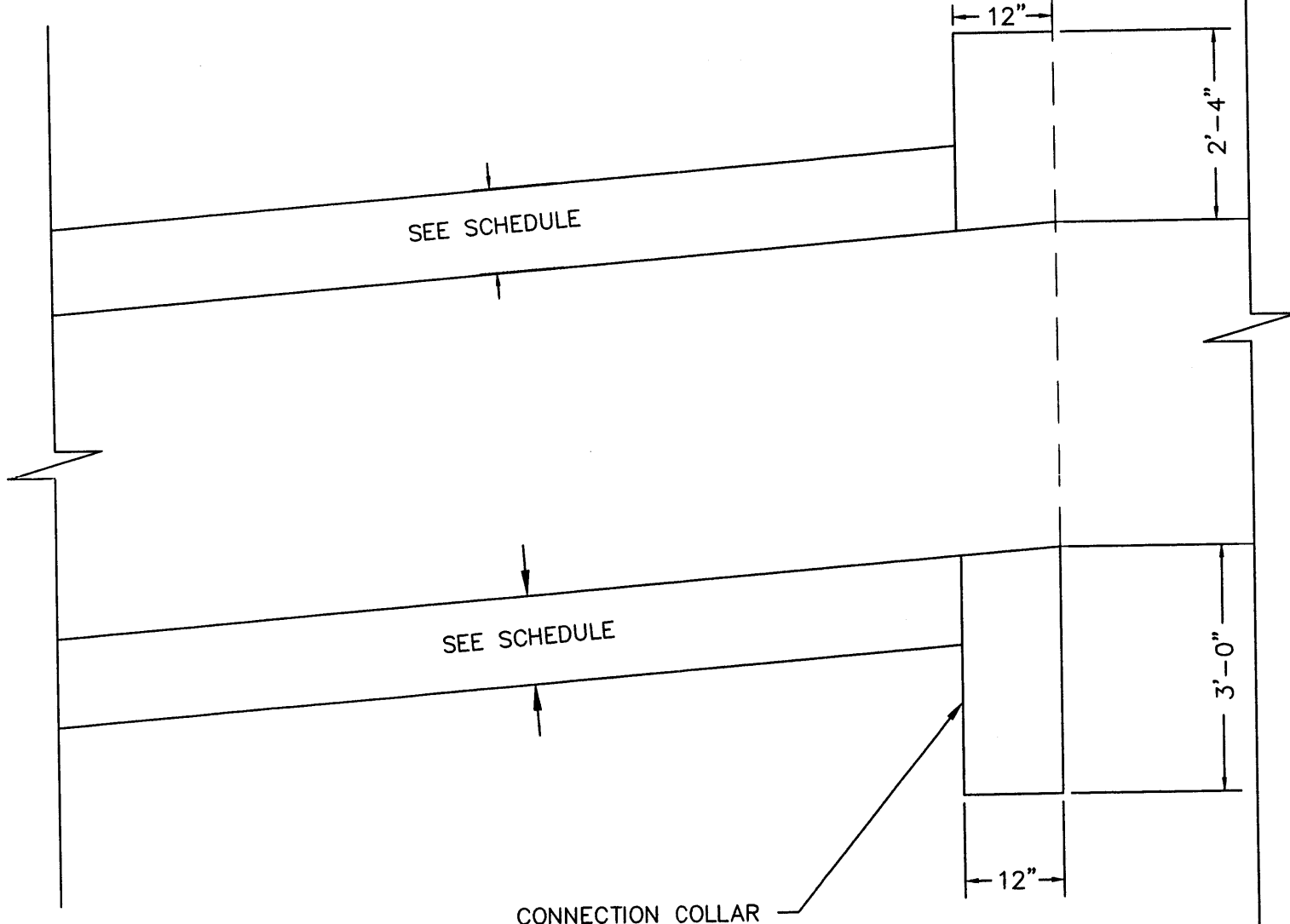


Revisions/Addendum:

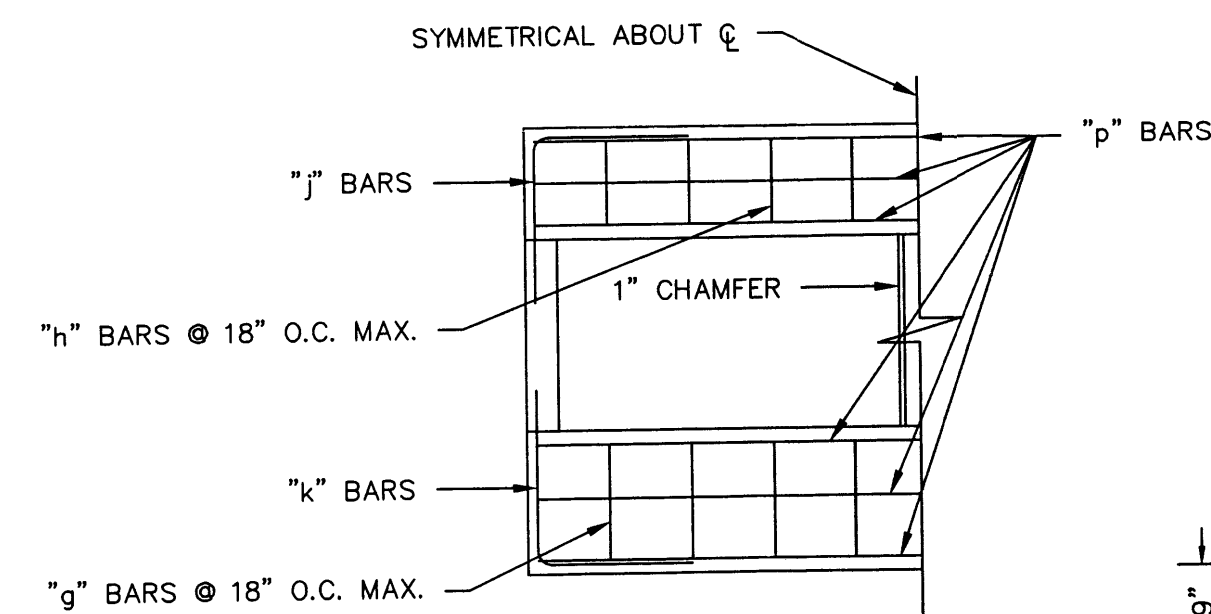
Sheet #:

C4

SAN MATEO
I-25 OPPOSITE HAND AND SIMILAR



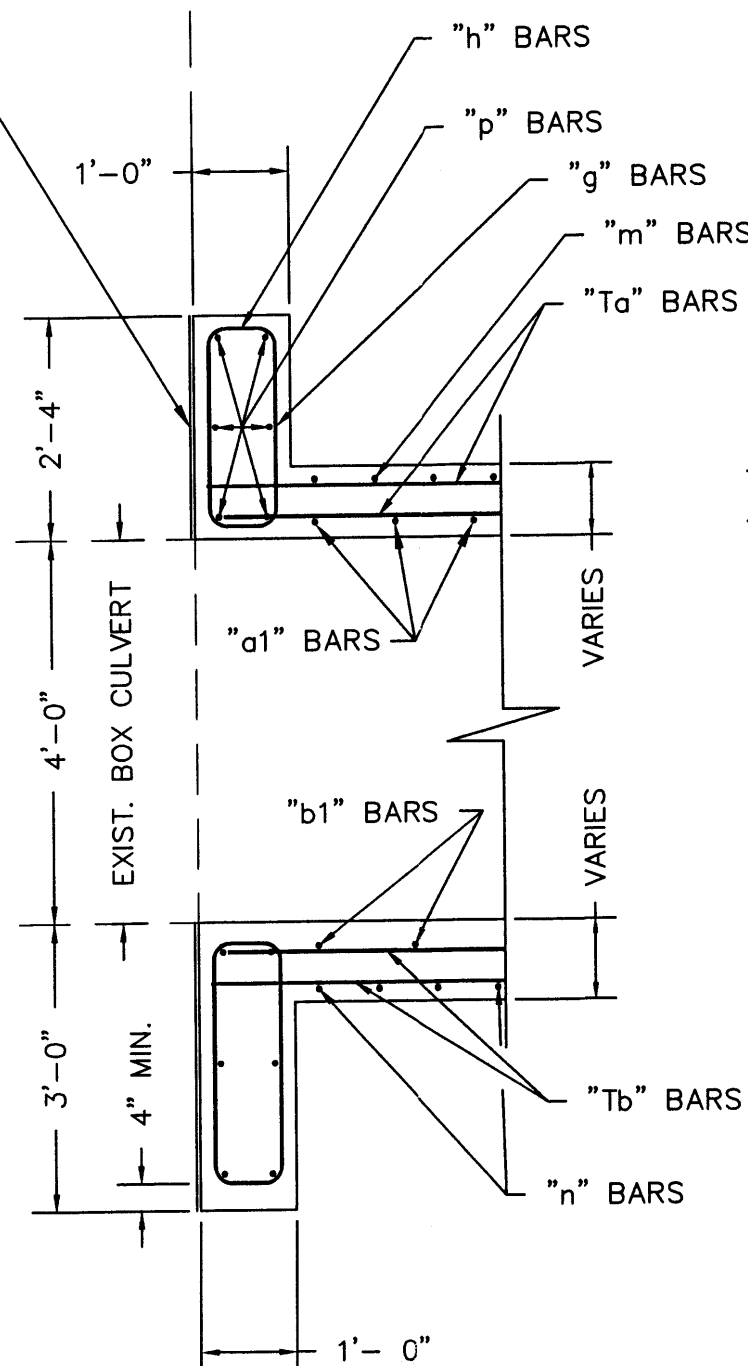
LONGITUDINAL SECTION
SCALE: 1/2" = 1.00'



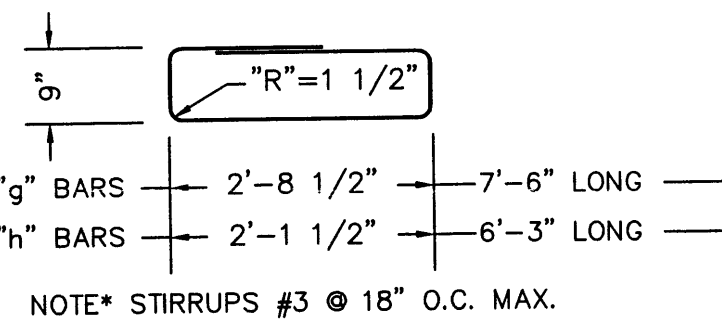
PART END SECTION
NO SCALE

1/2" PREFORMED BITUMINOUS
JOINT FILLER

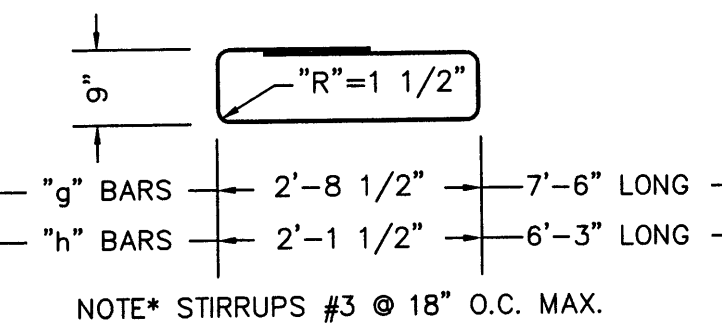
EXISTING I-25 FRONTAGE ROAD BRIDGE
SAN MATEO CONNECTION OPPOSITE HAND



SECTION OF CONNECTION COLLAR
SCALE: 1/2" = 1.00'

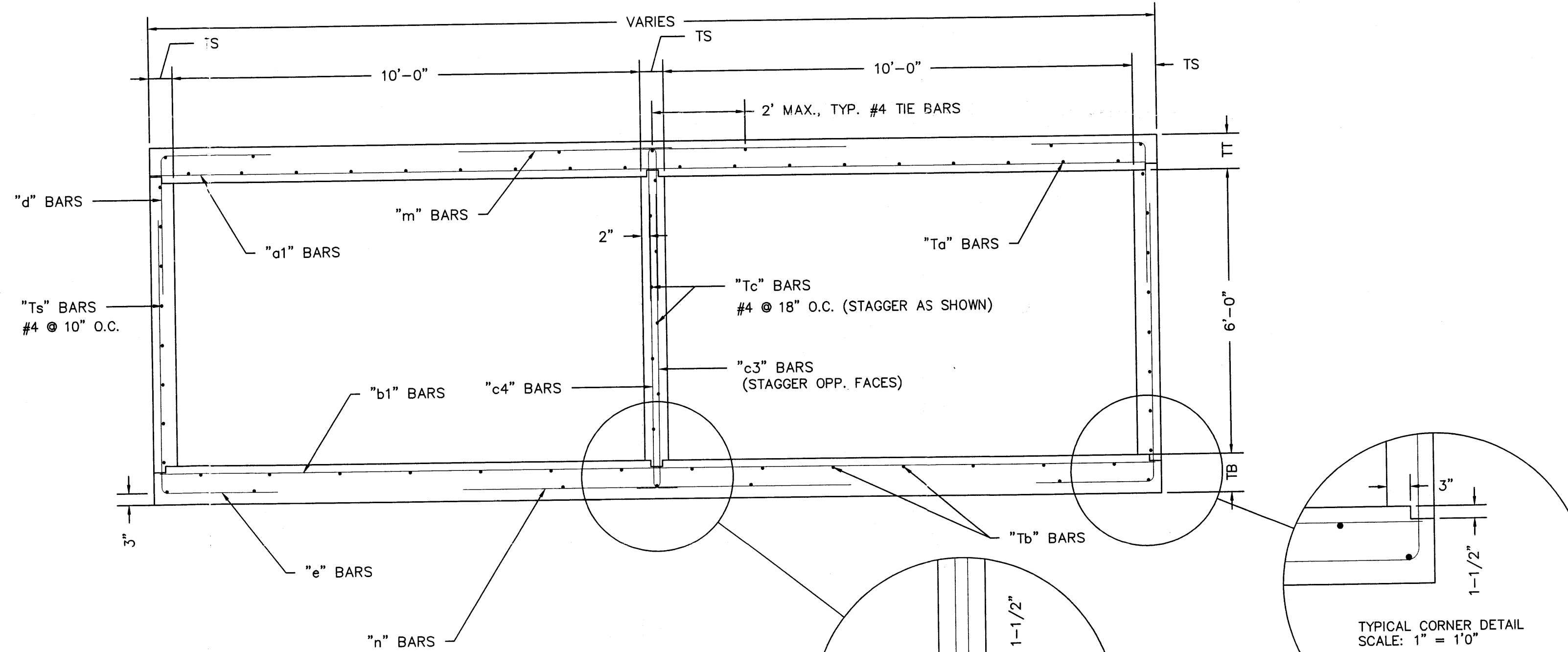


NOTE* STIRRUPS #3 @ 18" O.C. MAX.

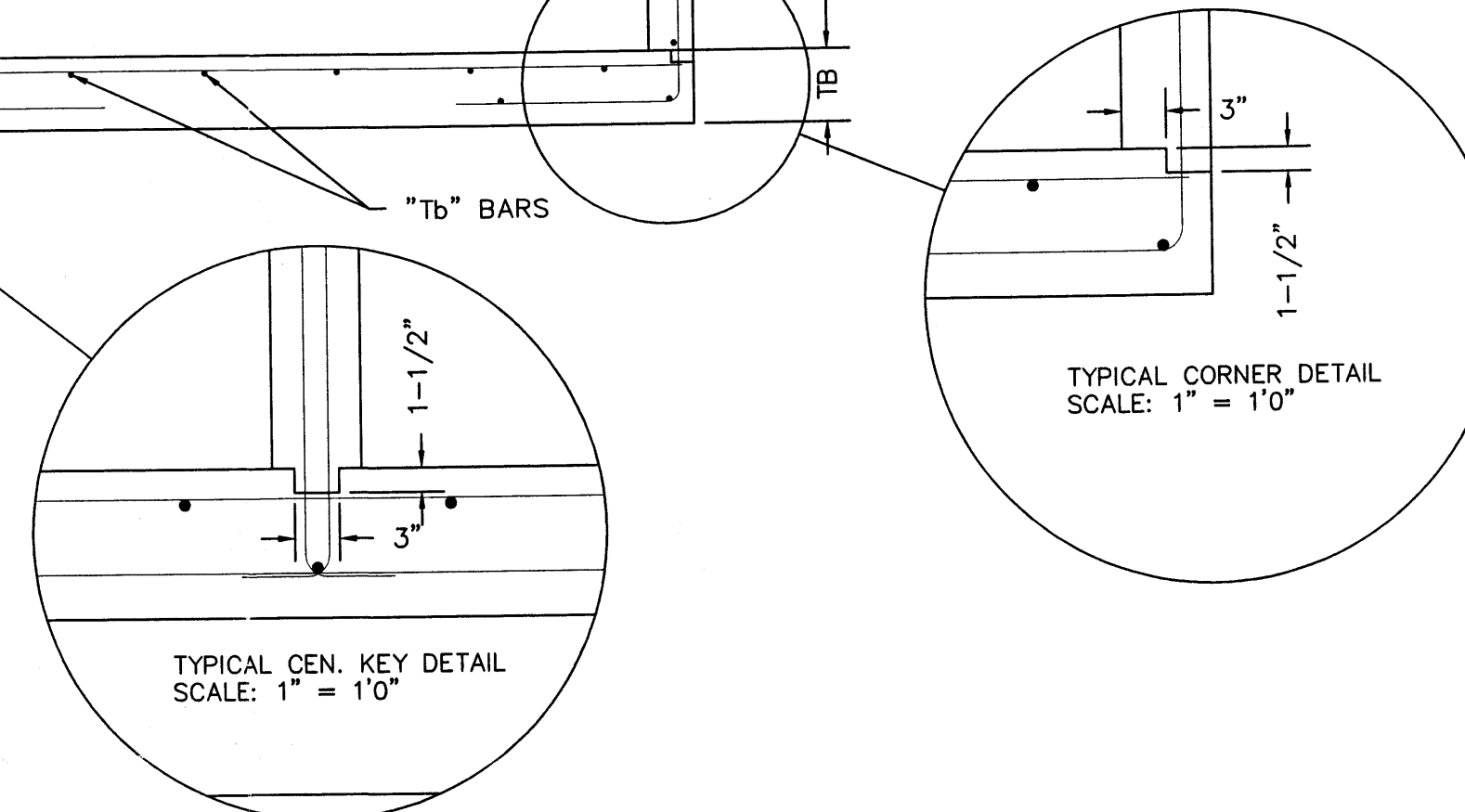


NOTE* STIRRUPS #3 @ 18" O.C. MAX.

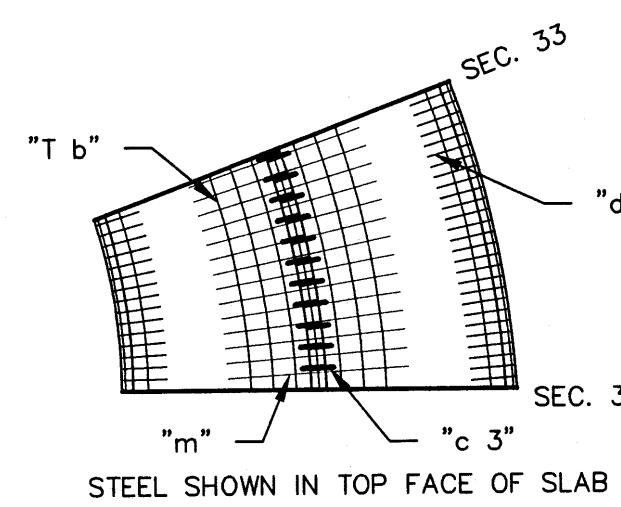
WALL THICKNESS AND REINFORCING SCHEDULE																																						
SECTION	THESE DIMENSIONS ARE AT WIDEST END				p	a1		b1		c1		c2		c3		c4		m		n		d		e		To		Tb		Tc		Ts						
						SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	SIZE	SPACING	SIZE	SPACING	SIZE	SPACING	SIZE	SPACING	SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	SIZE	LENGTH	SPACING	
TT TS TB HO																																						
37 TO 36	1' 5"	8"	1' 5"	13' 9-1/8"	#10	VARIES	6"	#10	VARIES	7"	#4	18"	#4	18"	#4	8"	#4	8"	#11	19' 5"	5.5"	#10	17' 9"	7"	#9	6' 8"	41"	#9	7' 2"	41"	#5	9"	#5	10"	#4	16"	#4	16"
36 TO 35	1' 3"	8"	1' 4"	13' 4"	#9	VARIES	6"	#9	VARIES	6"	#4	18"	#4	18"	#4	8"	#4	8"	#11	18' 3"	5.5"	#9	16' 6"	6"	#9	6' 8"	41"	#9	7' 2"	41"	#6	10"	#5	10"	#4	16"	#4	16"
35 TO 34	1' 2-1/2"	8"	1' 3"	13' 1"	#11	VARIES	9"	#11	VARIES	10"	#4	18"	#4	18"	#4	8"	#4	8"	#11	19' 11"	6"	#11	14' 10"	10"	#9	6' 8"	32"	#6	5"	32"	#5	11"	#5	14"	#4	18"	#4	18"
34 TO 33	1' 2"	7 1/2"	1' 2-1/2"	12' 10"	#10	VARIES	8"	#10	VARIES	10"	#6	14"	#6	14"	#6	14"	#6	14"	#11	15' 5"	10"	#10	13' 8"	9"	#8	5' 11"	32"	#8	5' 11"	32"	#5	11"	#5	14"	#4	18"	#4	18"
33 TO 32	1' 1-1/2"	7 1/2"	1' 2"	12' 8-1/8"	#11	VARIES	10"	#11	VARIES	9"	#4	18"	#4	18"	#4	8"	#4	8"	#11	15' 5"	10"	#10	13' 8"	9"	#8	5' 11"	32"	#8	5' 11"	32"	#5	11"	#5	14"	#4	18"	#4	18"
32 TO 31	1' 0-1/2"	7"	1' 0-1/2"	12' 3"	#8	VARIES	6"	#9	VARIES	8"	#4	18"	#4	18"	#4	8"	#4	8"	#11	13' 5"	12"	#9	11' 8"	8"	#8	5' 11"	32"	#8	5' 11"	32"	#5	13"	#4	12"	#4	18"	#4	18"
31 TO 30	11 1/2"	7"	1' 0"	11' 10"	#11	VARIES	13"	#9	VARIES	7"	#4	18"	#4	18"	#4	8"	#4	8"	#11	11' 9"	13"	#9	10' 3"	9"	#7	5' 4"	25"	#7	5' 4"	25"	#5	13"	#4	12"	#4	18"	#4	18"
30 TO 29	10 1/2"	6 1/2"	0' 10-1/2"	11' 6"	#10	VARIES	12"	#10	VARIES	13"	#4	18"	#4	18"	#4	8"	#4	8"	#10	10' 5"	12"	#10	9'	13"	#9	6' 8"	41"	#9	6' 8"	41"	#5	14"	#4	13"	#4	18"	#4	18"
29 TO 12 SEE STATE TABLE																																						
12 TO 11	9"	6 1/2"	0' 10-1/2"	11' 5"	#7	VARIES	7"	#10	VARIES	13"	#4	18"	#4	18"	#4	12"	#4	12"	#7	10' 2"	5"	#10	8' 10"	13"	#8	5' 11"	32"	#8	5' 11"	32"	#4	11"	#4	13"	#4	18"	#4	18"
11 TO 10	10"	7"	1' 0"	11' 11"	#9	VARIES	9"	#10	VARIES	11"	#4	18"	#4	18"	#4	12"	#4	12"	#11	12' 5"	10"	#10	10' 10"	11"	#9	6' 8"	41"	#9	6' 8"	41"	#4	10"	#4	11"	#4	18"	#4	18"
10 TO 9	11 1/2"	7"	1' 1-1/2"	12' 8-1/2"	#11	VARIES	13"	#10	VARIES	9"	#4	18"	#4	18"	#4	12"	#4	12"	#11	13' 5"	12"	#10	13' 2"	9"	#8	5' 11"	32"	#8	5' 11"	32"	#5	13"	#5	15"	#4	18"	#4	18"
9 TO 8	1' 1-1/2"	8"	1' 3-1/2"	13' 0-1/8"	#11	VARIES	10"	#10	VARIES	8"	#4	18"	#4	18"	#4	8"	#4	8"	#10	17' 6"	6"	#10	15' 8"	8"	#9	6' 8"	41"	#9	6' 8"	41"	#6	16"	#4	17"	#4	18"	#4	18"
8 TO 7	1' 3"	8"	TB	13' 6"	#10	VARIES	6"	#10	VARIES	7"	#4	18"	#4	18"	#4	8"	#4	8"	#10	19' 11"	5.5"	#10	18' 2"	7"	#8	5' 11"	32"	#8	5' 11"	32"	#5	10"	#4	17"	#4	18"	#4	18"



TYPICAL CROSS SECTION
SCALE: 1/2" = 1.00'

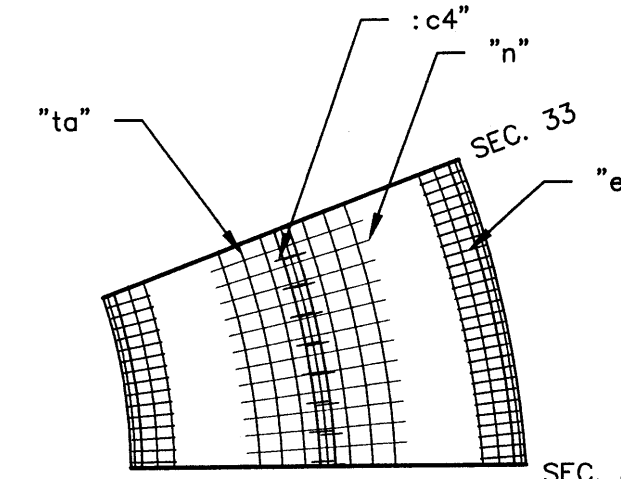


TYPICAL CORNER DETAIL
SCALE: 1" = 1'0"



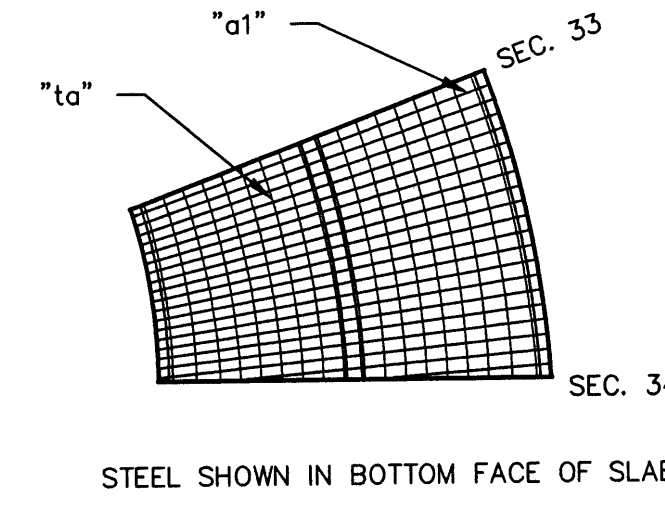
STEEL SHOWN IN TOP FACE OF SLAB

TYPICAL STEEL PLACEMENT IN TOP SLAB
NOT TO SCALE, REFER TO SCHEDULE FOR SPACING ETC.

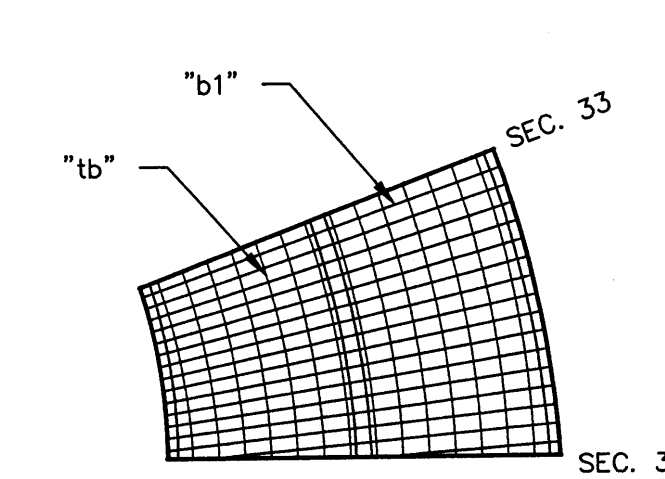


STEEL SHOWN IN BOTTOM FACE OF SLAB

TYPICAL STEEL PLACEMENT IN TOP SLAB
NOT TO SCALE, REFER TO SCHEDULE FOR SPACING ETC.



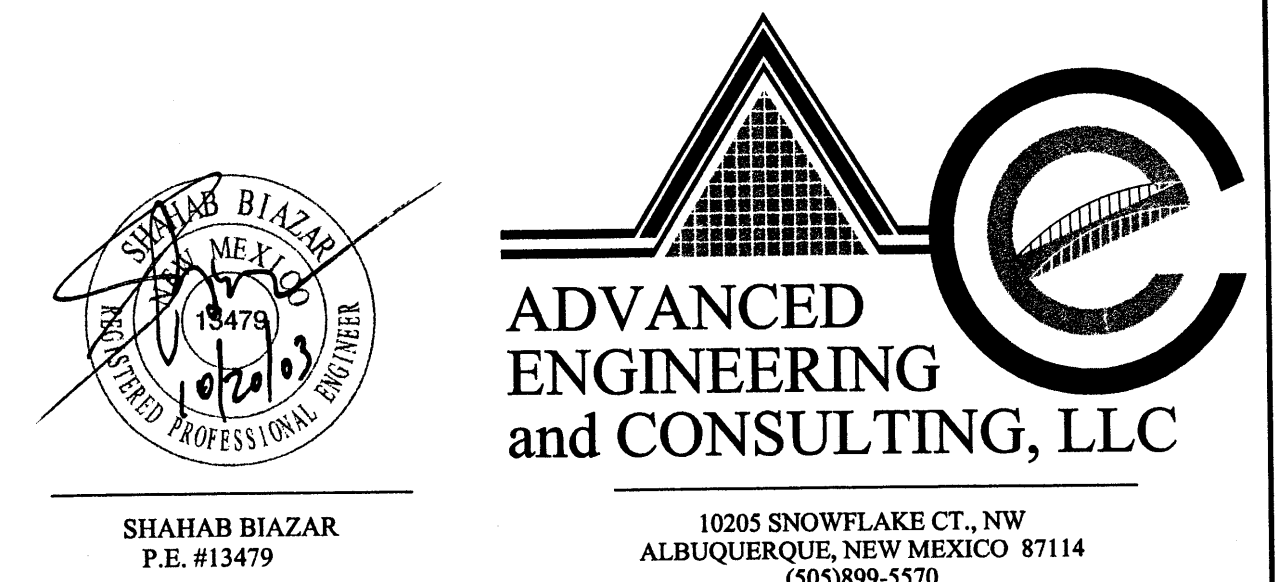
STEEL SHOWN IN BOTTOM FACE OF SLAB



STEEL SHOWN IN TOP FACE OF SLAB

GENERAL NOTES

- ALL CONCRETE SHALL BE CLASS "A". CHAMFER ALL EXPOSED EDGES 3/4".
- ALL REINFORCING STEEL TO BE DEFORMED BARS, CONFORMING TO AASHTO M-31, GRADE 60. ALL DIMENSIONS REFER TO THE CENTERLINE OF BAR.
- "T" BARS MAY BE SPLICED WHEN NECESSARY BY LAPPING AT LEAST 20 BAR DIAMETERS.
- PLACE "Ta" BARS ON "a" BARS AND "Tb" BARS UNDER "b" BARS, SPACED AS SHOWN IN THE SCHEDULE OR TABLE. THE REMAINING "Ta" BARS, AND "Tb" BARS ARE TO BE PLACED ADJACENT TO THE "d", "c", "m", AND "n" BARS AS INDICATED IN TYPICAL CROSS SECTION.
- PLACE "Ta" BARS NEXT TO "a1" BARS, SPACED AS SHOWN IN THE SCHEDULE OR TABLE. THE REMAINING "Ta" BARS TO BE PLACED IN SIDEWALLS NEXT TO "c2", "d", AND "e" BARS. WHEN "c1" BARS ARE NOT REQUIRED PLACE ALL "Ts" BARS NEXT TO "c2", "d", AND "e" BARS.

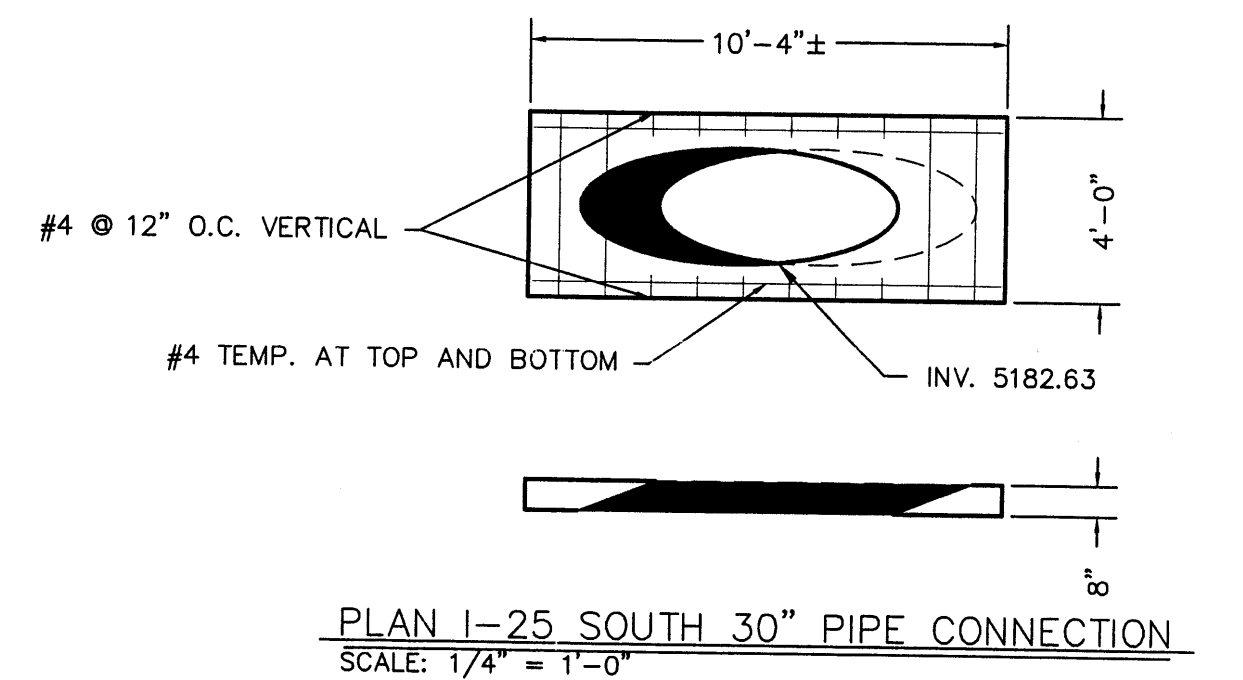
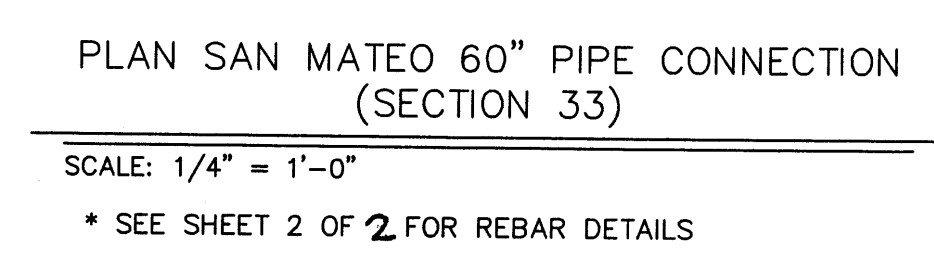
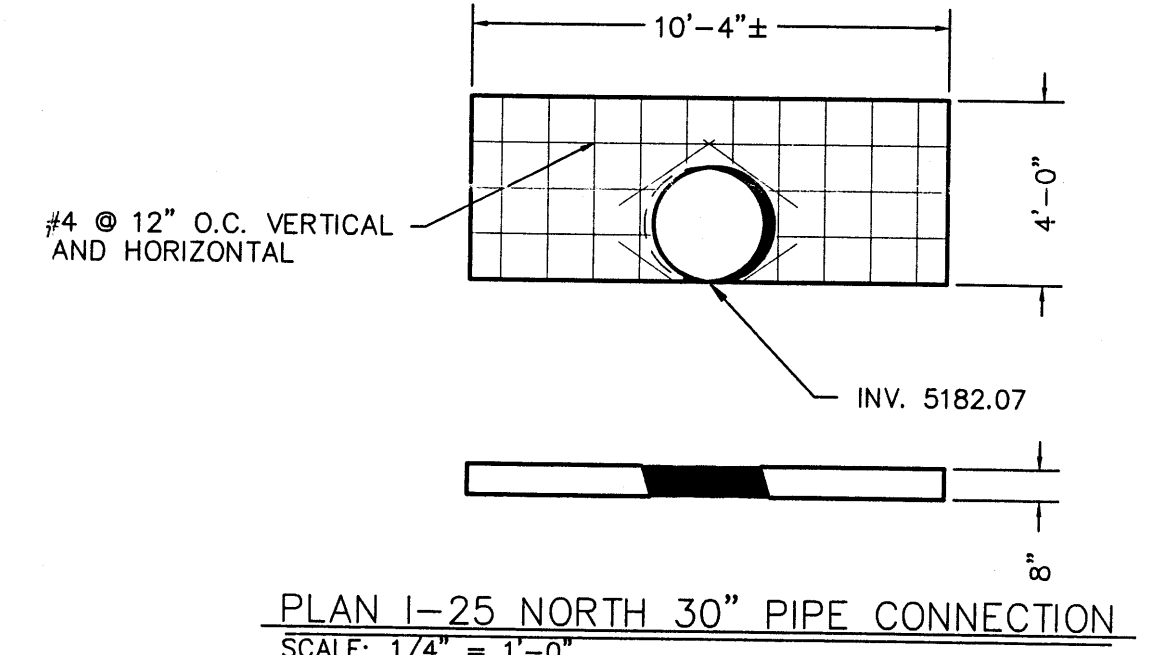
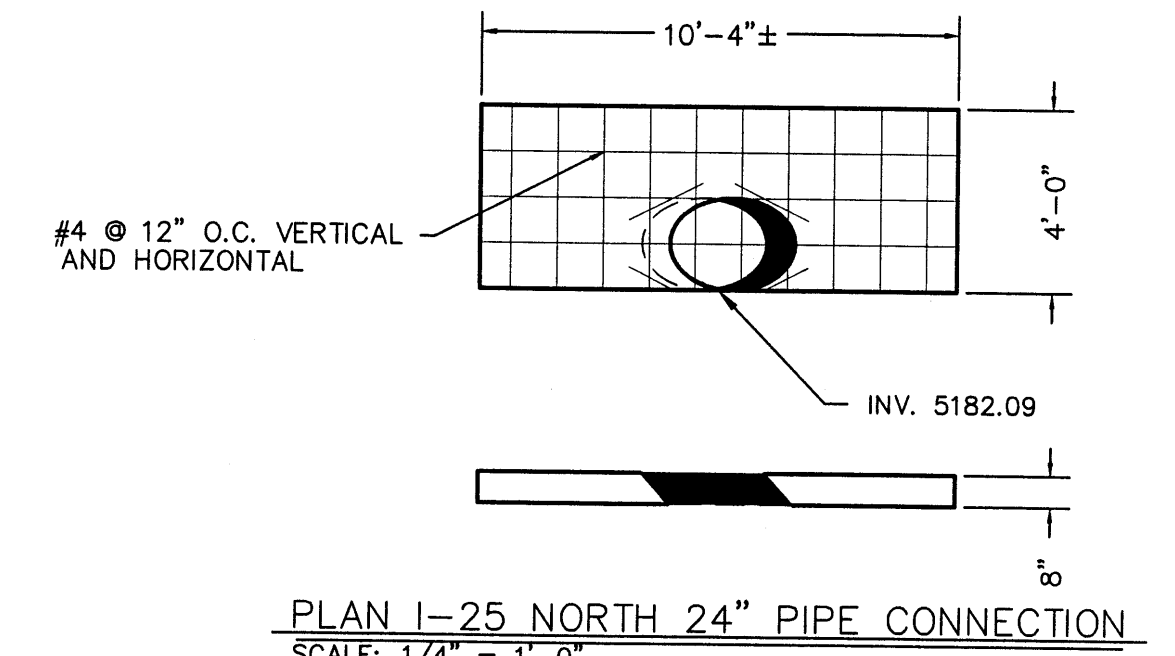
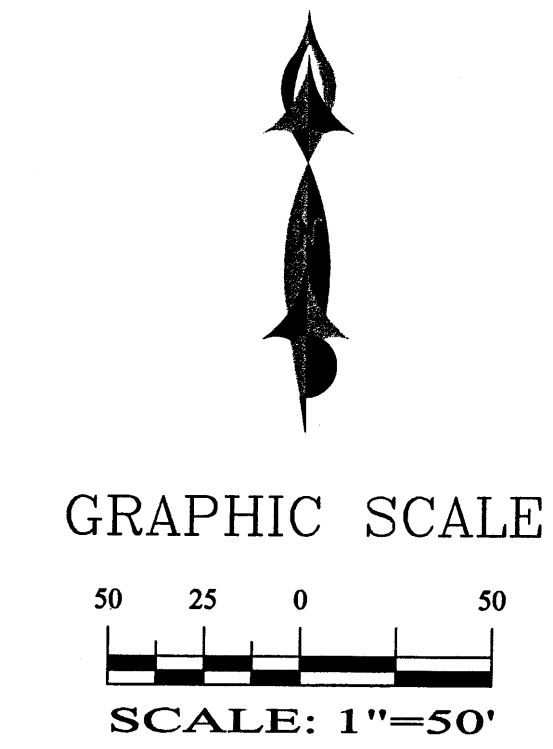
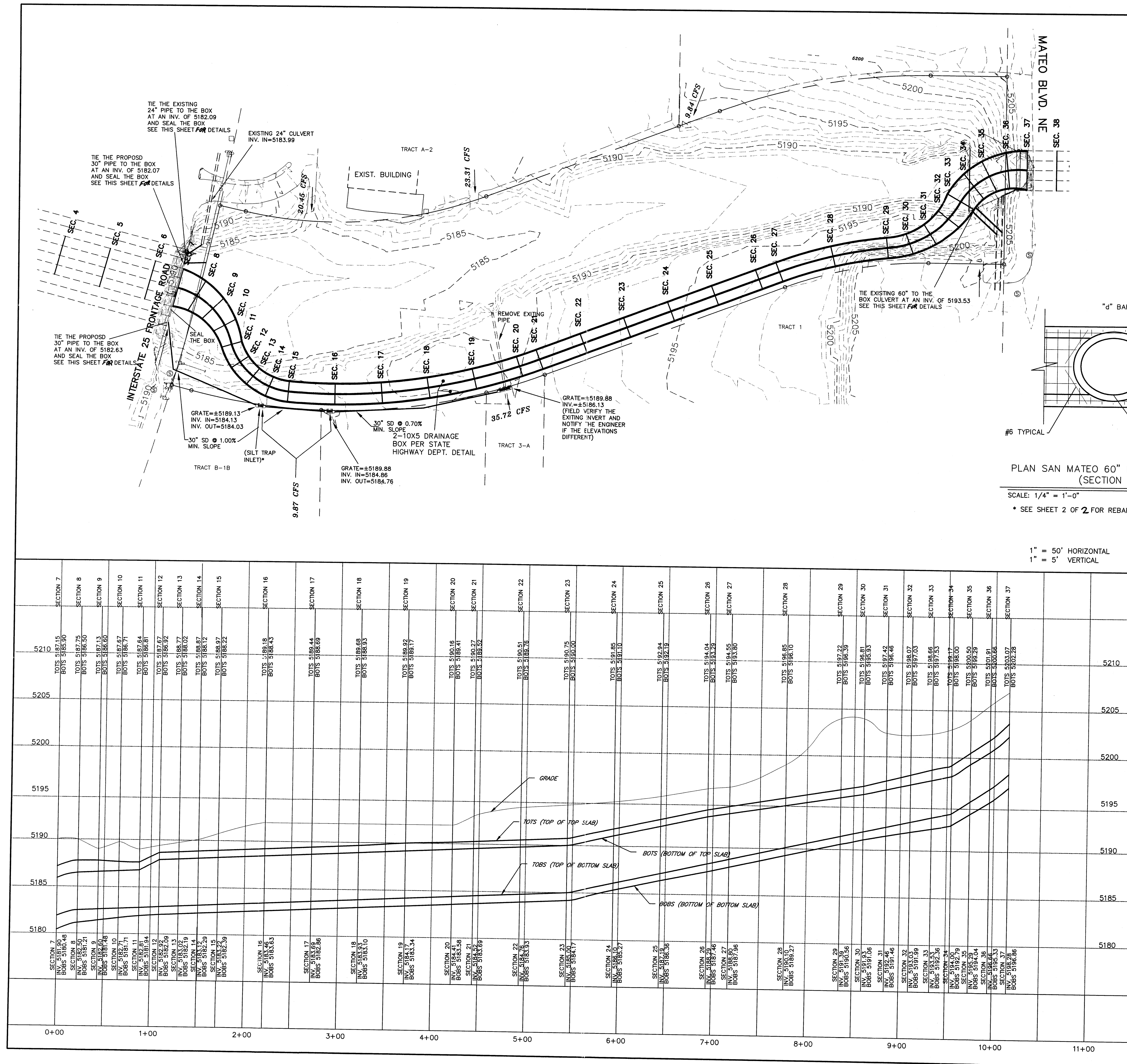


SHAHAB BIAZAR
P.E. #13479

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

BOX CULVERT CONNECTION BEAR CANYON ARROYO DETAILS

DRAWING:	DRAWN BY:	DATE:	SHEET #
200244-CONEC-2.DWG	SBB	03-16-2002	2 OF 2



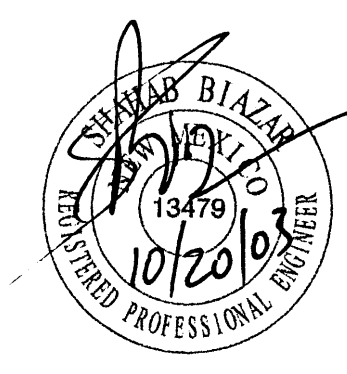
1" = 50' HORIZONTAL
1" = 5' VERTICAL

LEGEND

- EXISTING GAS MANHOLE
- EXISTING METER
- EXISTING VALVE W/BOX
- EXISTING FIRE HYDRANT
- EXISTING AIR RELEASE VALVE
- EXISTING REDUCER
- EX. 8" SAS --- EXISTING SANITARY SEWER LINE
- EX. 16" WL --- EXISTING WATER LINE
- EX. C&G --- EXISTING CURB & GUTTER
- EX. C&G --- EXISTING CURB & GUTTER
- 5100 --- EXISTING CONTOUR (MAJOR)
- 5102 --- EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- EASEMENT

BENCH MARK INFORMATION

ACS MONUMENT "1-E18A-1978"
NM STATE PLANE COORDINATES
CENTRAL ZONE
GEOMETRIC POSITION (NAD 1927)
X = 400,558.60
Y = 1,509,126.55
SPIRIT LEVEL ELEVATION (SLD 1929)
EL = 5,222.411
G-G = 0.99966154
DELTA ALPHA = -0°11'29"

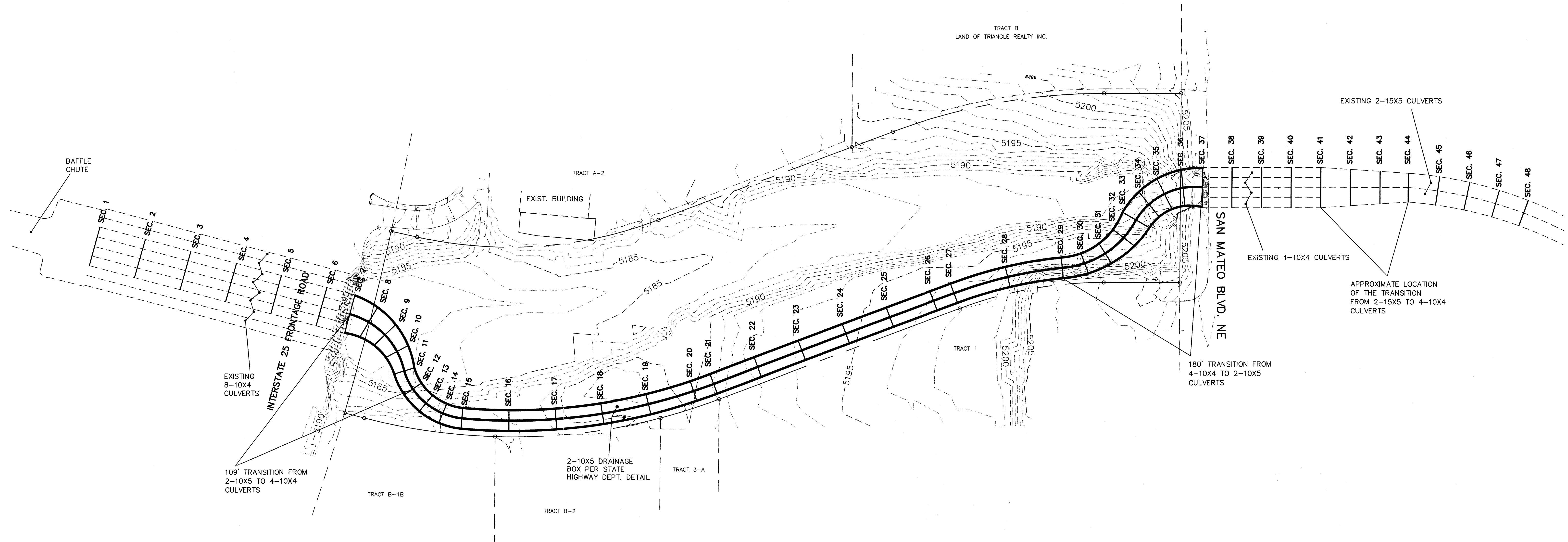


SHAHAB BIAZAR
P.E. #13479

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

BOX CULVERT CONNECTION BEAR CANYON ARROYO PLAN AND PROFILE SHEET / DETAILS			
DRAWING:	DRAWN BY:	DATE:	SHEET #
200244-CONEC-1.DWG	SBB	03-16-2002	1 OF 2

LAST REVISION: 09-28-2003

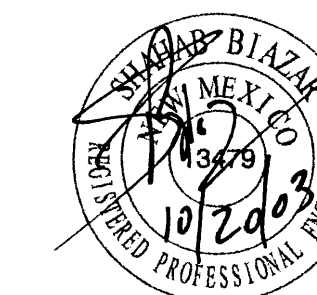
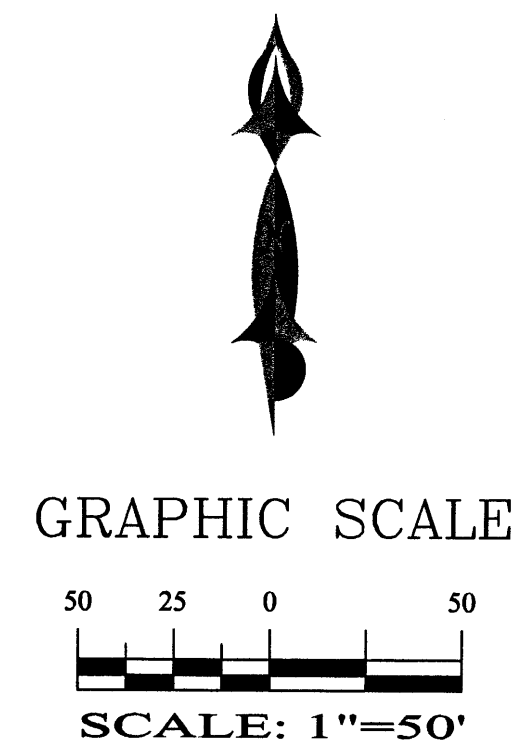


BENCH MARK INFORMATION

ACS MONUMENT "1-E18A-1978"
 NM STATE PLANE COORDINATES
 CENTRAL ZONE
 GEOMETRIC POSITION (NAD 1927)
 $X = 400,558.60$
 $Y = 1,509,126.55$
 SPIRIT LEVEL ELEVATION (SLD 1929)
 $EL = 5,222.411$
 $G-G = 0.99966154$
 $\Delta\alpha = -0^{\circ}11'29''$

LEGEND

- EXISTING SAS MANHOLE
- EXISTING METER
- EXISTING VALVE W/BOX
- EXISTING FIRE HYDRANT
- EXISTING AIR RELEASE VALVE
- EXISTING REDUCER
- EX. 8" SAS — EXISTING SANITARY SEWER LINE
- EX. 16" WL — EXISTING WATER LINE
- EXISTING CURB & GUTTER
- EXISTING CURB & GUTTER
- 5100— EXISTING CONTOUR (MAJOR)
- 5102— EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- - - - - EASEMENT



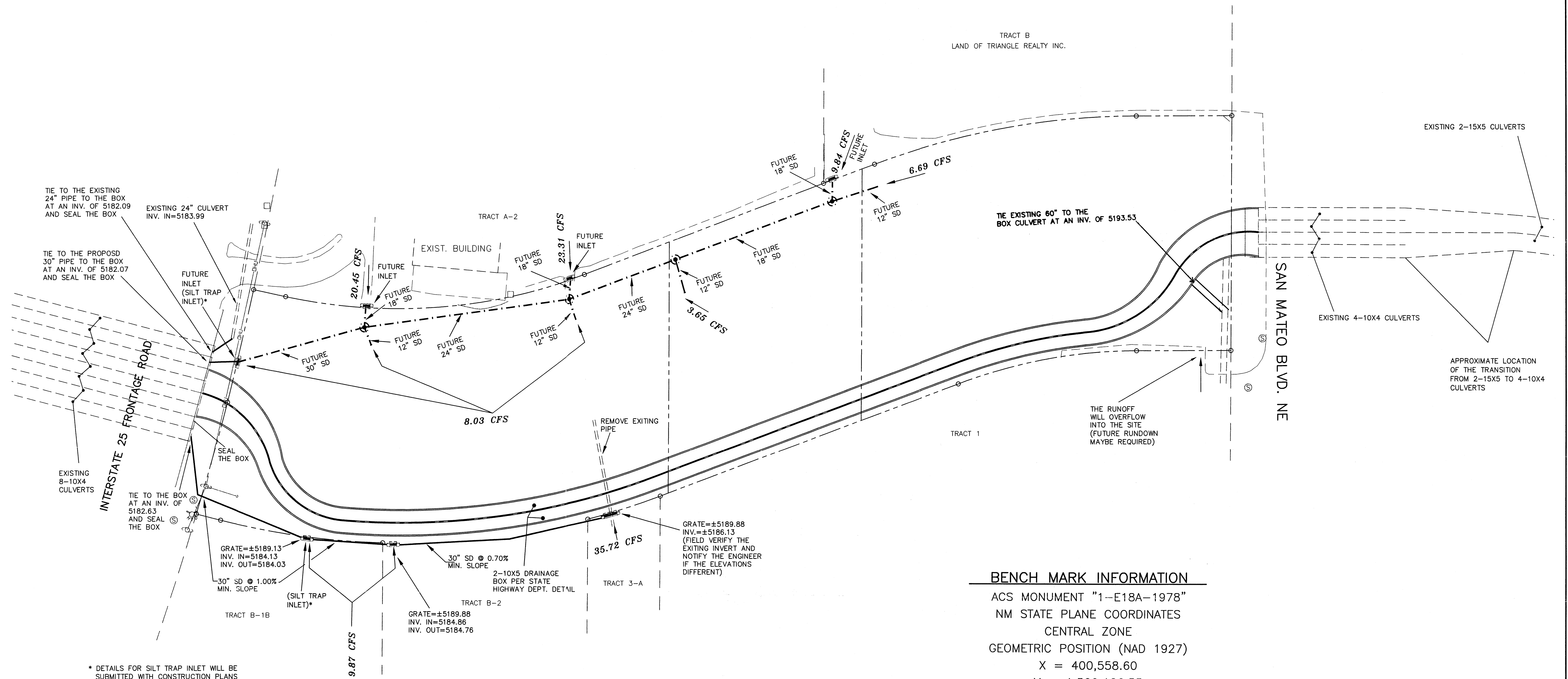
SHAHAB BIAZAR
 P.E. #13479



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

CULVERT BOX EXTENSION BEAR CANYON ARROYO HEC-RAS SECTIONS

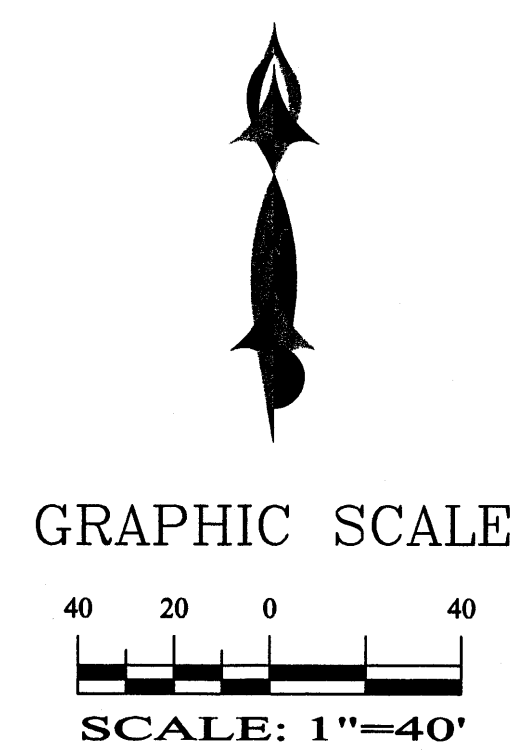
DRAWING: 200244-HEC-SC.DWG	DRAWN BY: SBB	DATE: 03-16-2002	SHEET # 3 OF 5
-------------------------------	------------------	---------------------	-------------------



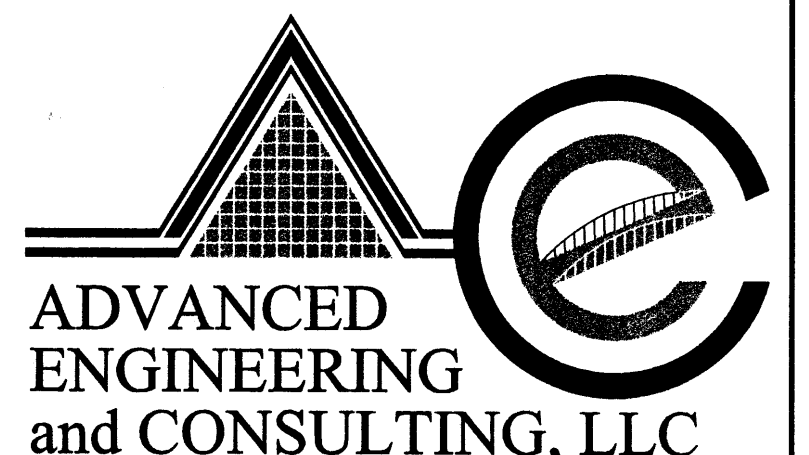
BENCH MARK INFORMATION
 ACS MONUMENT "1-E18A-1978"
 NM STATE PLANE COORDINATES
 CENTRAL ZONE
 GEOMETRIC POSITION (NAD 1927)
 X = 400,558.60
 Y = 1,509,126.55
 SPIRIT LEVEL ELEVATION (SLD 1929)
 EL = 5,222.411
 G-G = 0.99966154
 DELTA ALPHA = -0°11'29"

LEGEND

- EXISTING SAS MANHOLE
- EXISTING METER
- ⊗ EXISTING VALVE W/BOX
- ⊙ EXISTING FIRE HYDRANT
- ⊕ EXISTING AIR RELEASE VALVE
- ▽ EXISTING REDUCER
- EX. 8" SAS --- EXISTING SANITARY SEWER LINE
- EX. 16" WL --- EXISTING WATER LINE
- ==== EXISTING CURB & GUTTER
- ==== EXISTING CURB & GUTTER
- FUTURE SD PIPE
- BOUNDARY LINE
- EASEMENT



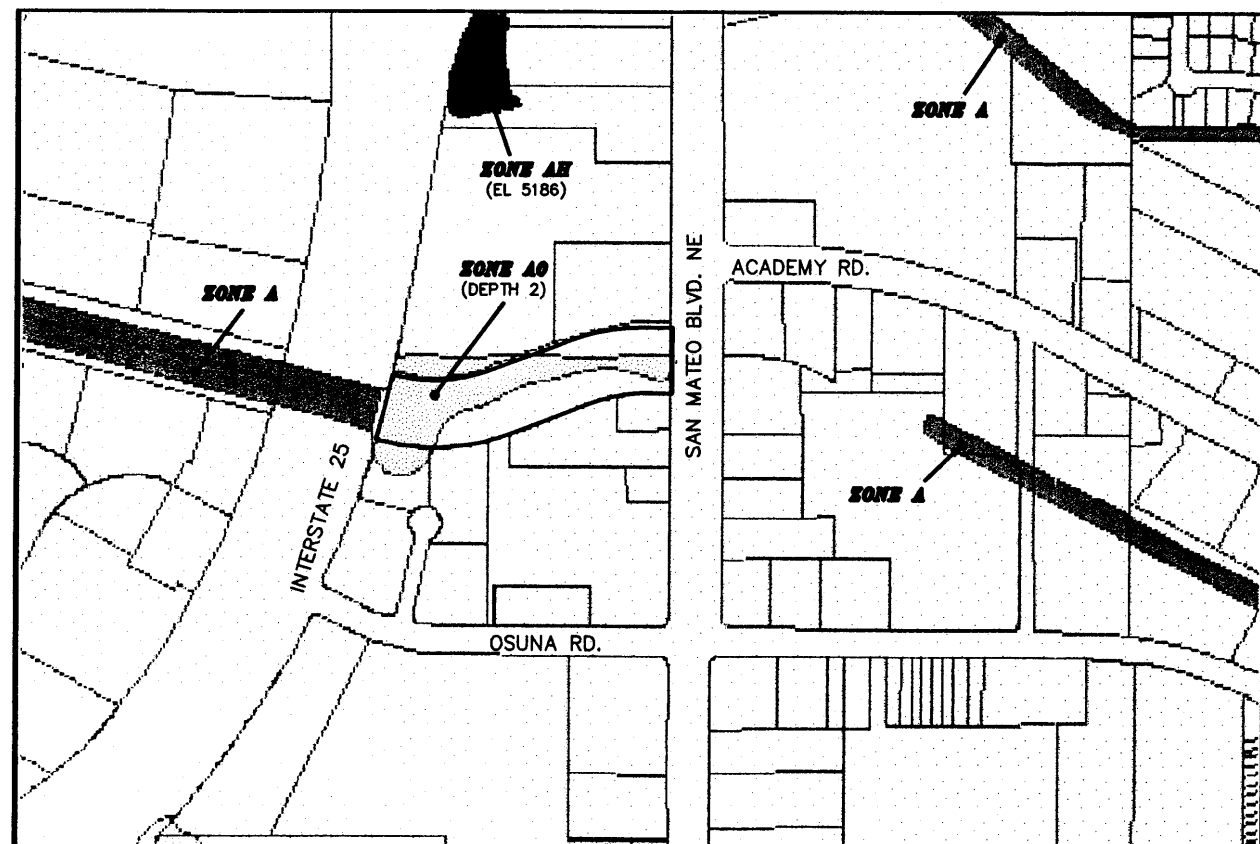
SHAHAB BIAZAR
 P.E. #13479



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

CULVERT BOX EXTENSION BEAR CANYON ARROYO FUTURE STORM SEWER PLAN			
DRAWING:	DRAWN BY:	DATE:	SHEET #
200244-FUT-SD.DWG	SBB	03-16-2002	2 OF 5

LAST REVISION: 06-28-2002



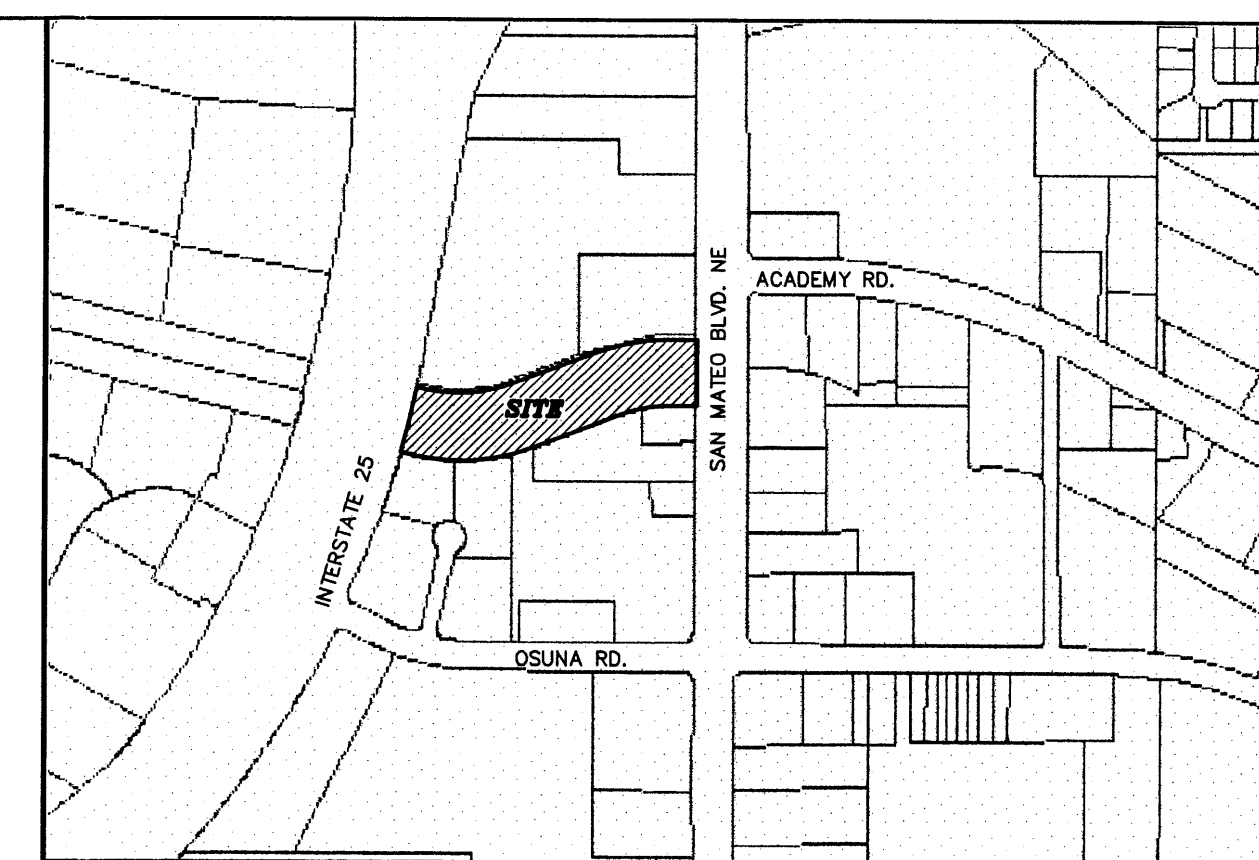
FIRM MAP: 35001C0139 D

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
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 INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, 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. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

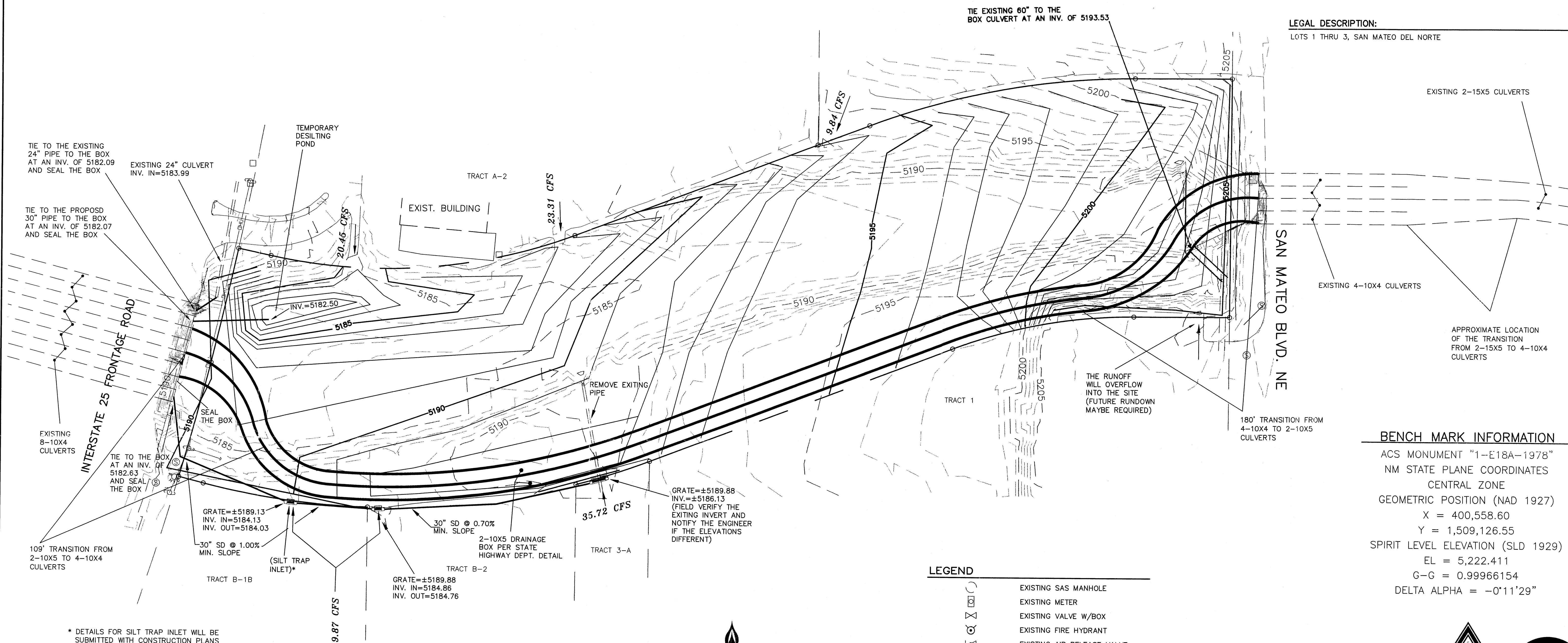
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF 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.



VICINITY MAP: E-17-Z

LEGAL DESCRIPTION:

LOTS 1 THRU 3, SAN MATEO DEL NORTE

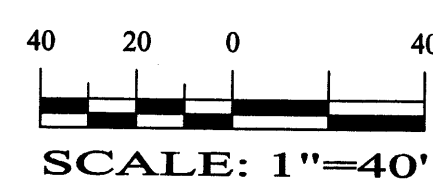


* DETAILS FOR SILT TRAP INLET WILL BE SUBMITTED WITH CONSTRUCTION PLANS

LEGEND

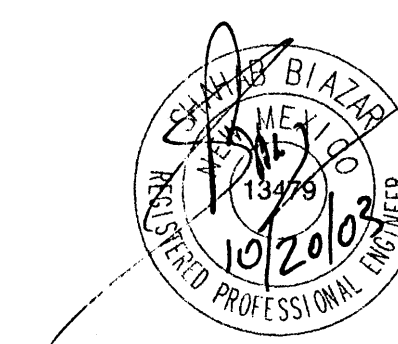
- EX. 8" SAS — EXISTING SAS MANHOLE
- EX. 16" WL — EXISTING METER
- EX. 16" WL — EXISTING VALVE W/BOX
- EX. 16" WL — EXISTING FIRE HYDRANT
- EX. 16" WL — EXISTING AIR RELEASE VALVE
- EX. 16" WL — EXISTING REDUCER
- EX. 16" WL — EXISTING SANITARY SEWER LINE
- EX. 16" WL — EXISTING WATER LINE
- EX. 16" WL — EXISTING CURB & GUTTER
- EX. 16" WL — EXISTING CURB & GUTTER
- EX. 16" WL — EXISTING CONTOUR (MAJOR)
- EX. 16" WL — EXISTING CONTOUR (MINOR)
- EX. 16" WL — PROPOSED CONTOUR (MAJOR)
- EX. 16" WL — PROPOSED CONTOUR (MINOR)
- EX. 16" WL — BOUNDARY LINE
- EX. 16" WL — EASEMENT

GRAPHIC SCALE

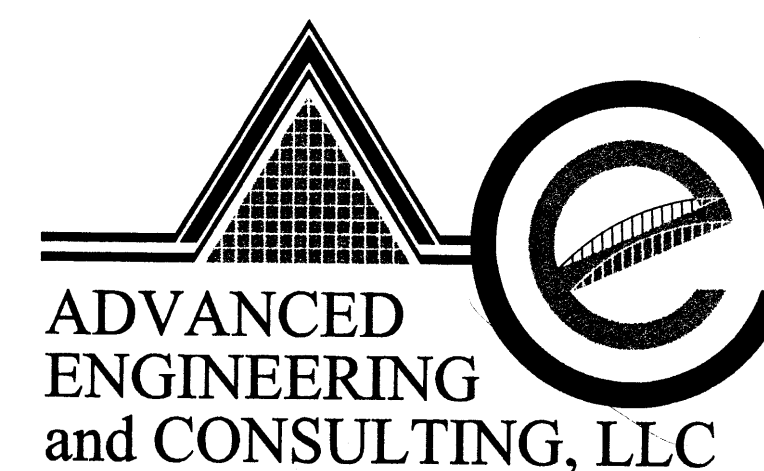


BENCH MARK INFORMATION

ACS MONUMENT "1-E18A-1978"
NM STATE PLANE COORDINATES
CENTRAL ZONE
GEOMETRIC POSITION (NAD 1927)
X = 400,558.60
Y = 1,509,126.55
SPIRIT LEVEL ELEVATION (SLD 1929)
EL = 5,222.411
G-G = 0.99966154
DELTA ALPHA = -0°11'29"



SHAHAB BIAZAR
P.E. #13479



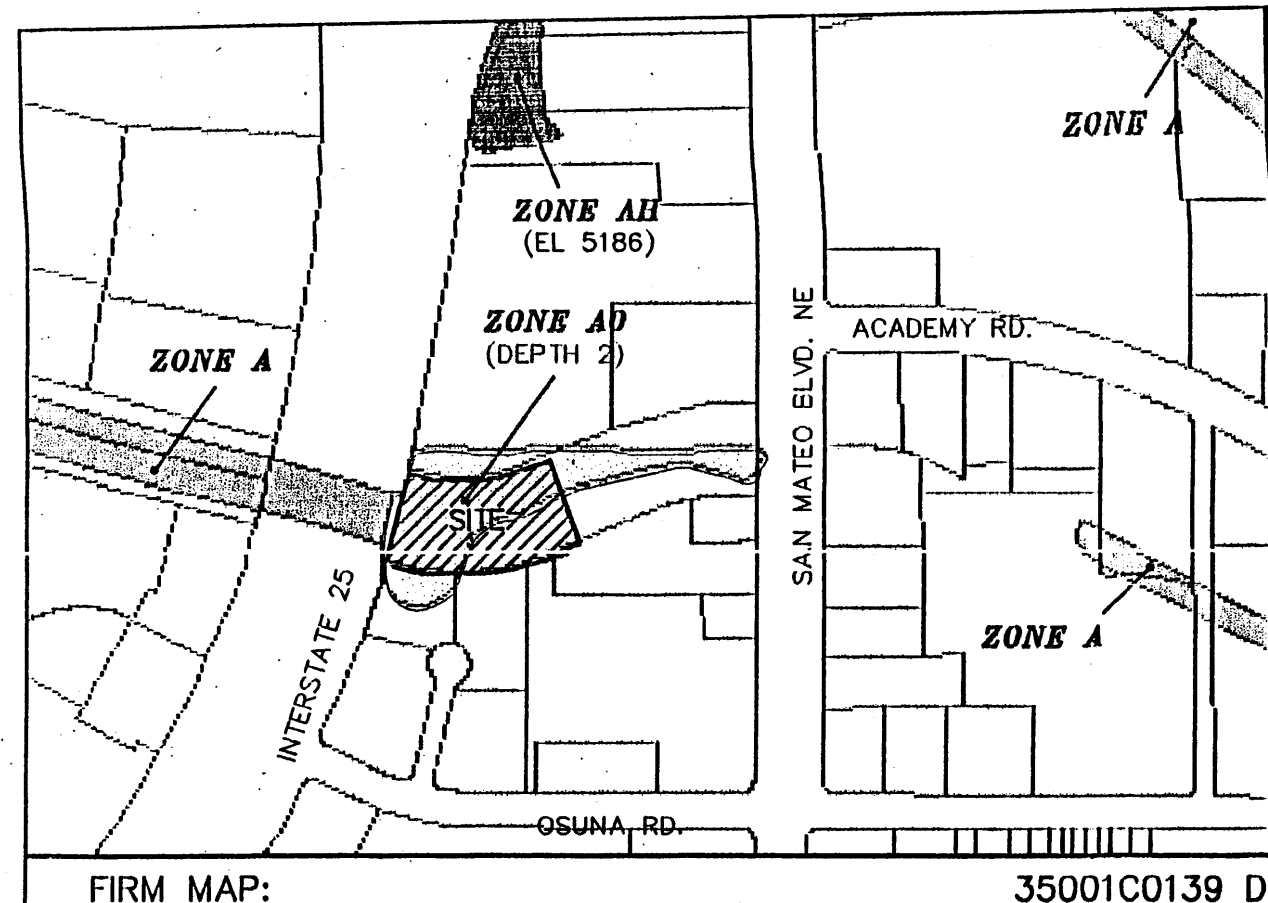
ADVANCED
ENGINEERING
and CONSULTING, LLC

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

CULVERT BOX EXTENSION BEAR CANYON ARROYO GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
200244-GR.DWG	SBB	03-16-2002	1 OF 5

LAST REVISION: 09-28-2003



FIRM MAP: 35001C0139 D

GENERAL NOTES:

1. ADD 5000 TO SPOT ELEVATIONS TO SHOW TRUE ELEVATION.
2. CONTOUR INTERVAL IS ONE (1) FOOT.
3. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION MON-367-1 HAVING AN ELEVATION OF 5210.56 FEET ABOVE SEA LEVEL.
4. 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.
5. THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
6. SLOPES ARE AT 3:1 MAXIMUM.

EROSION CONTROL PLAN AND POLLUTION PREVENTION NOTES

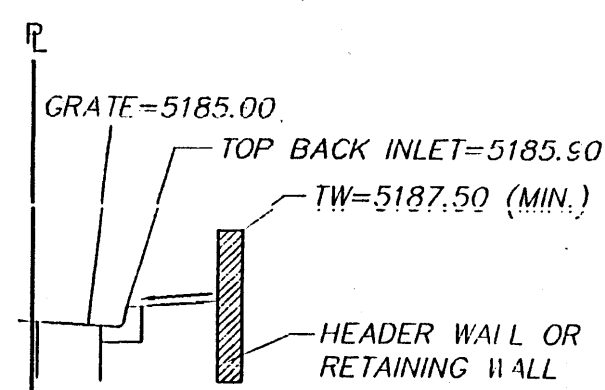
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUNOFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF 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.

LEGEND

- EXISTING SAS MANHOLE
- EXISTING METER
- EXISTING VALVE W/BOX
- EXISTING FIRE HYDRANT
- EXISTING SANITARY SEWER LINE
- EXISTING WATER LINE
- EXISTING CURB & GUTTER
- PROPOSED 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
- EXISTING FENCE
- EXISTING GARDEN WALL
- PROPOSED RETAINING WALL
- PROPOSED EXTENDED STEM WALL
- TOP OF RETAINING WALL
- TOP OF FOOTING
- TOP OF WALL
- EXISTING DROP INLET
- EXISTING STREET LIGHT
- EXISTING ANCHOR
- EXISTING POWER POLE
- SINGLE "A" INLET
- DOUBLE "A" INLET

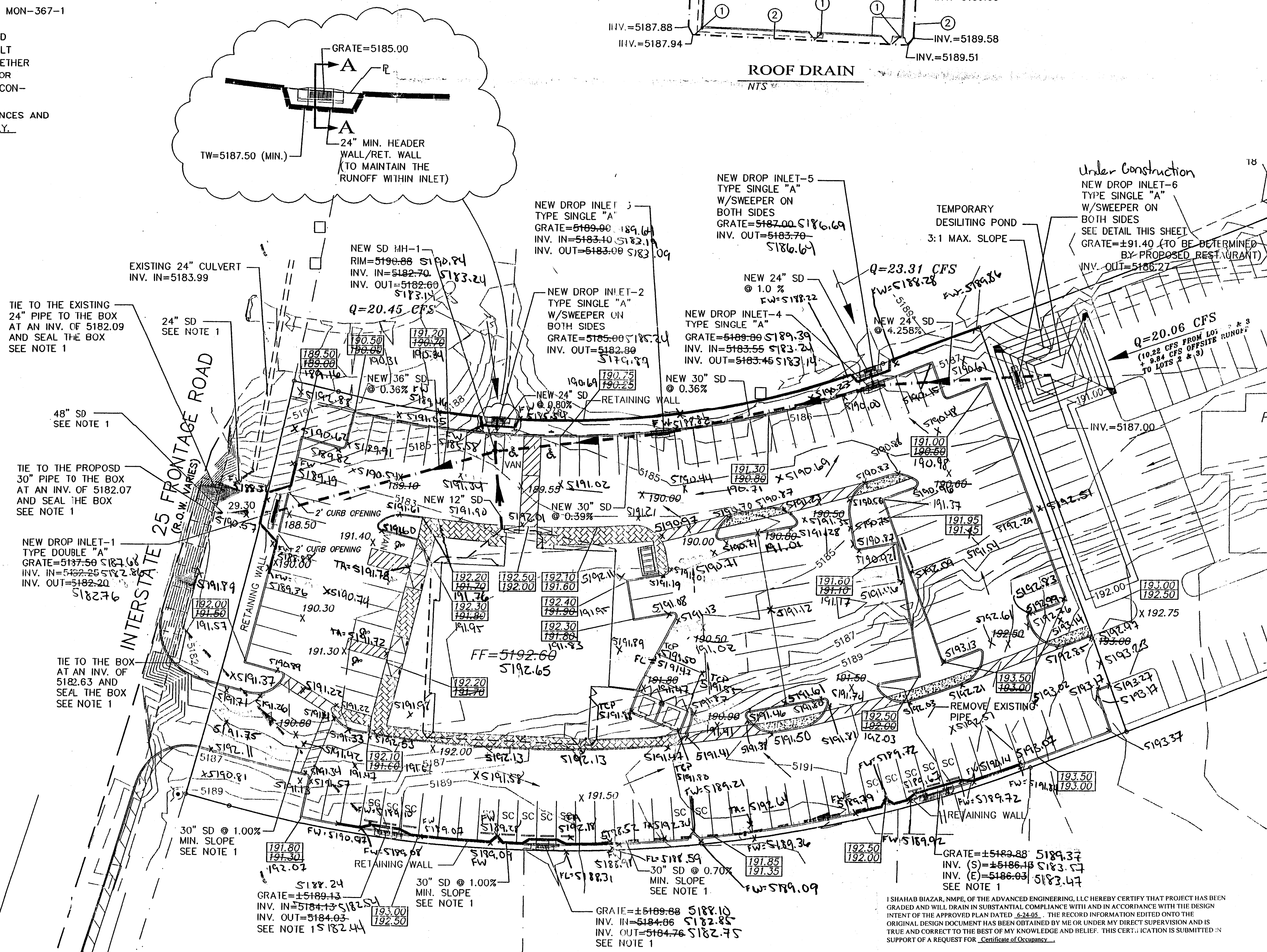
NOTE:

1. BEING CONSTRUCTED UNDER CITY PROJECT #723681.



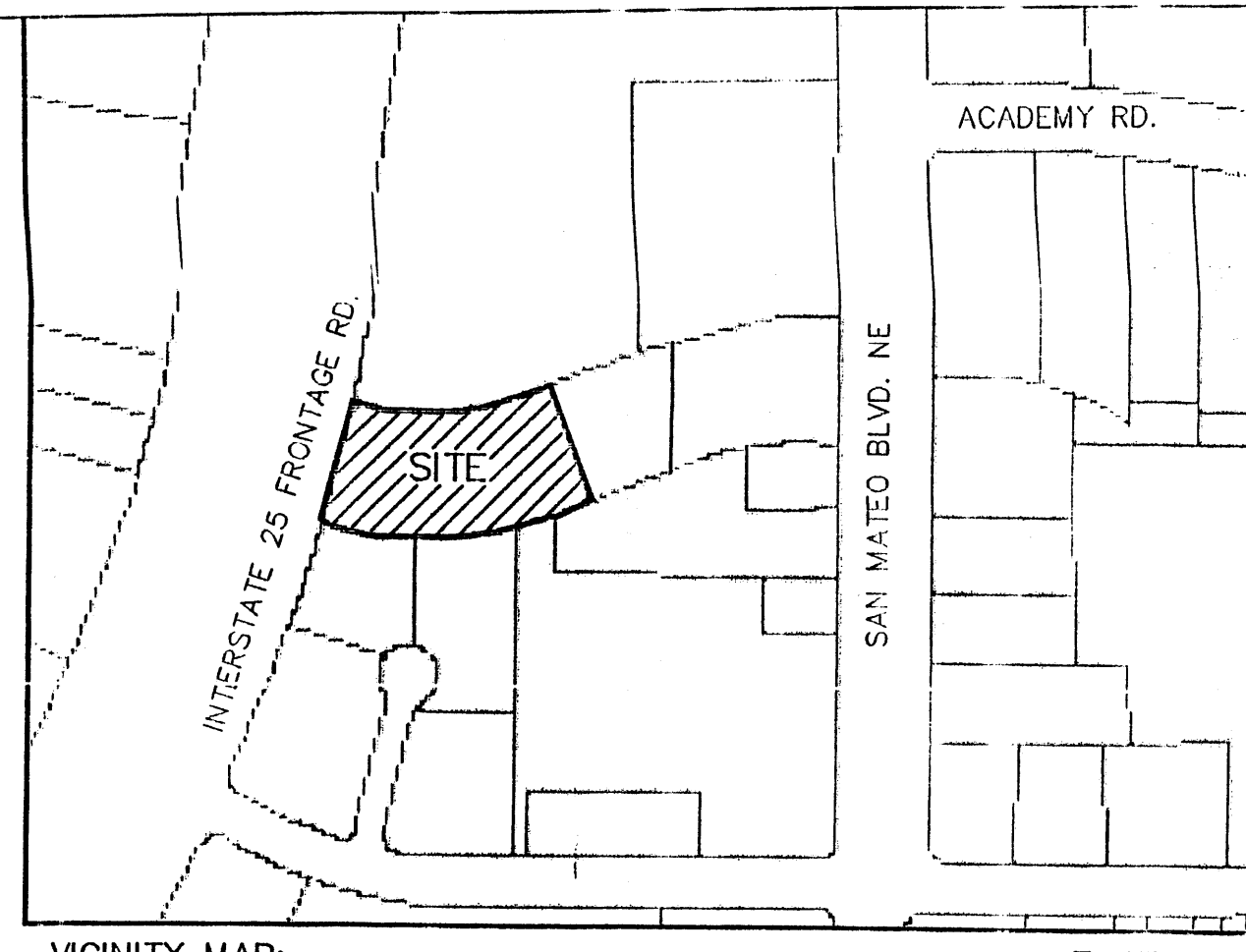
SECTION A-A

NTS



ROOF DRAIN NOTES:

1. 4" PVC ROOF DRAIN CONNECT TO STORM DRAIN PIPE WITH CLEANOUTS AS NEEDED.
2. 6" PVC ROOF DRAIN @ 2.00% MIN. SLOPE.
3. 12" PVC ROOF DRAIN @ 2.00% SLOPE.



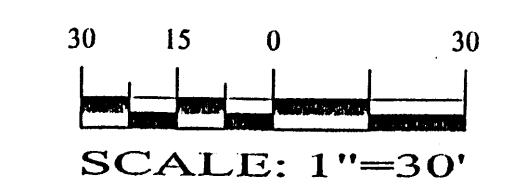
LEGAL DESCRIPTION:

LOT 1, SAN MATEO DEL NORTE, CONTAINING 78,726.28 SF. (1.8073 AC.)
ZONING: C-3

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
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 INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, 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. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

GRAPHIC SCALE



RECEIVED
DEC 27 2005
HYDROLOGY SECTION

ADVANCE ENGINEERING and CONSULTING, LLC

SHAHAB BIAZAR
P.E. #13479

4416 ANAHEIM AVE. NE
ALBUQUERQUE, NM 87113
(505) 955-5570

TEXAS ROAD HOUSE
GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
200454-GR.DWG	SHH	02-22-2005	3 OF 4

I, SHAHAB BIAZAR, N.M.P.E. OF THE ADVANCED ENGINEERING, LLC HEREBY CERTIFY THAT PROJECT HAS BEEN GRADED AND WILL BE IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 6-24-05. 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 "Certificate of Occupancy".

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 THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

SHAHAB BIAZAR, N.M.P.E. #13479 DATE

ROUGH GRADING APPROVAL

DATE