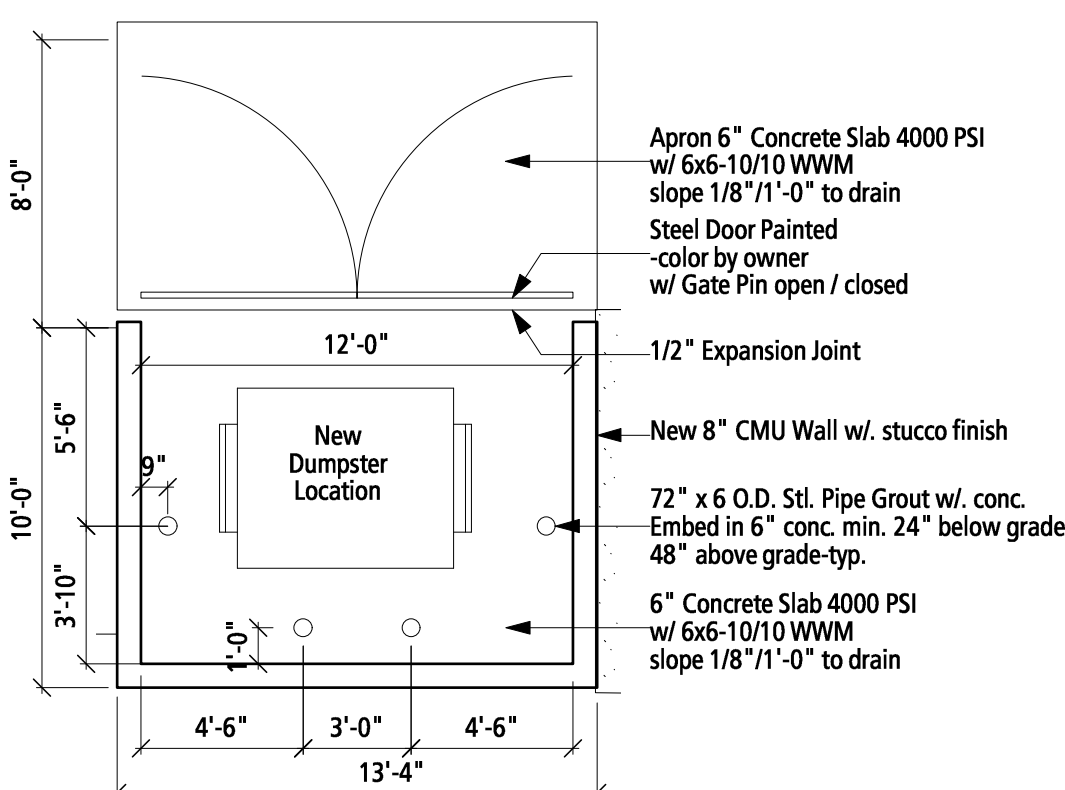
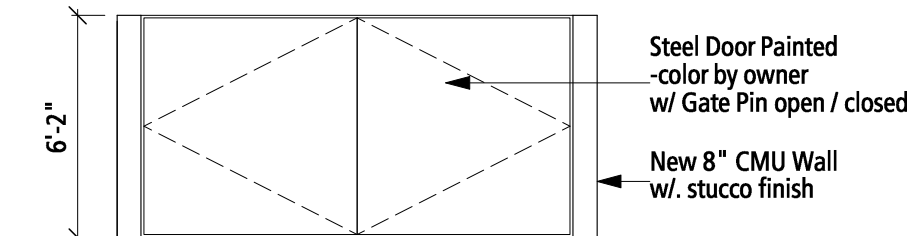


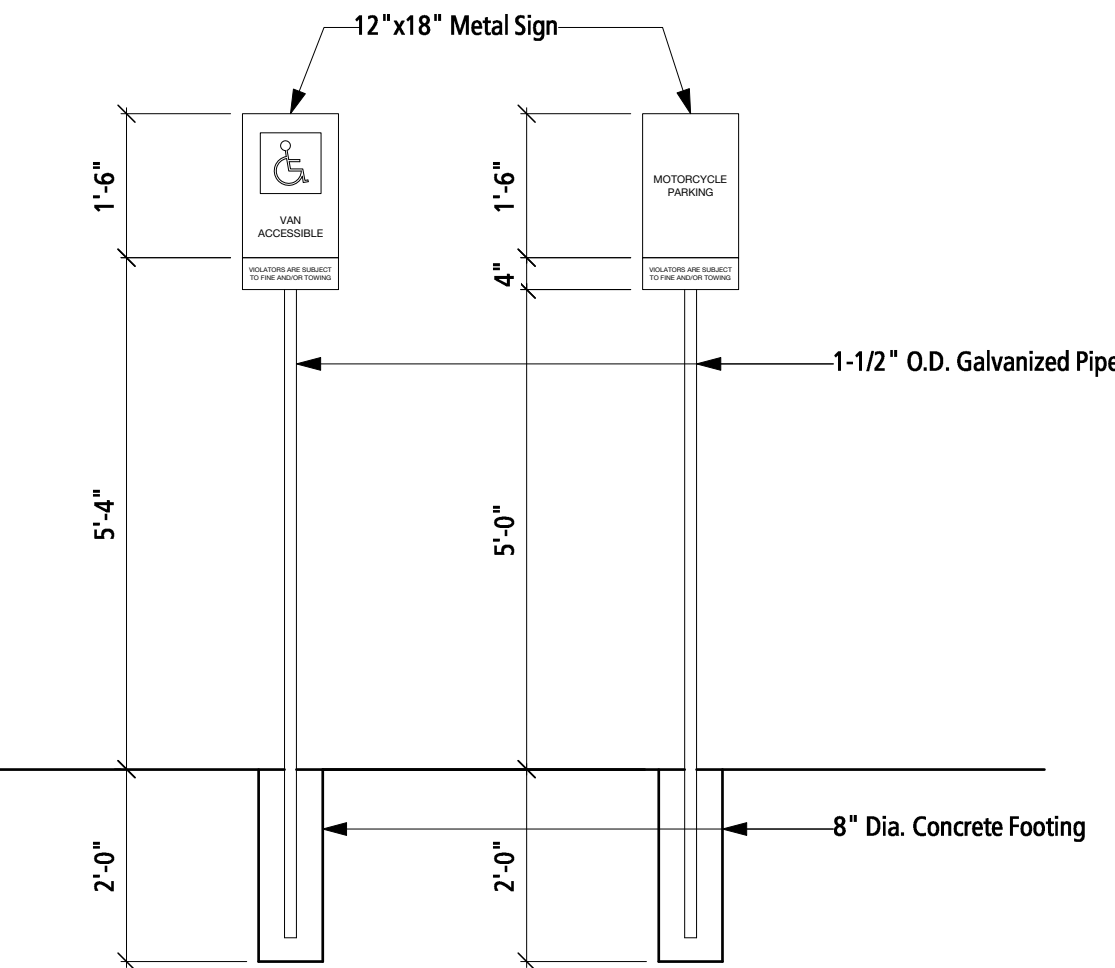
1 Site Plan - Proposed
Scale: 1" = 20'-0"



2 Dumpster Enclosure Detail
Scale: 3/16" = 1'-0"

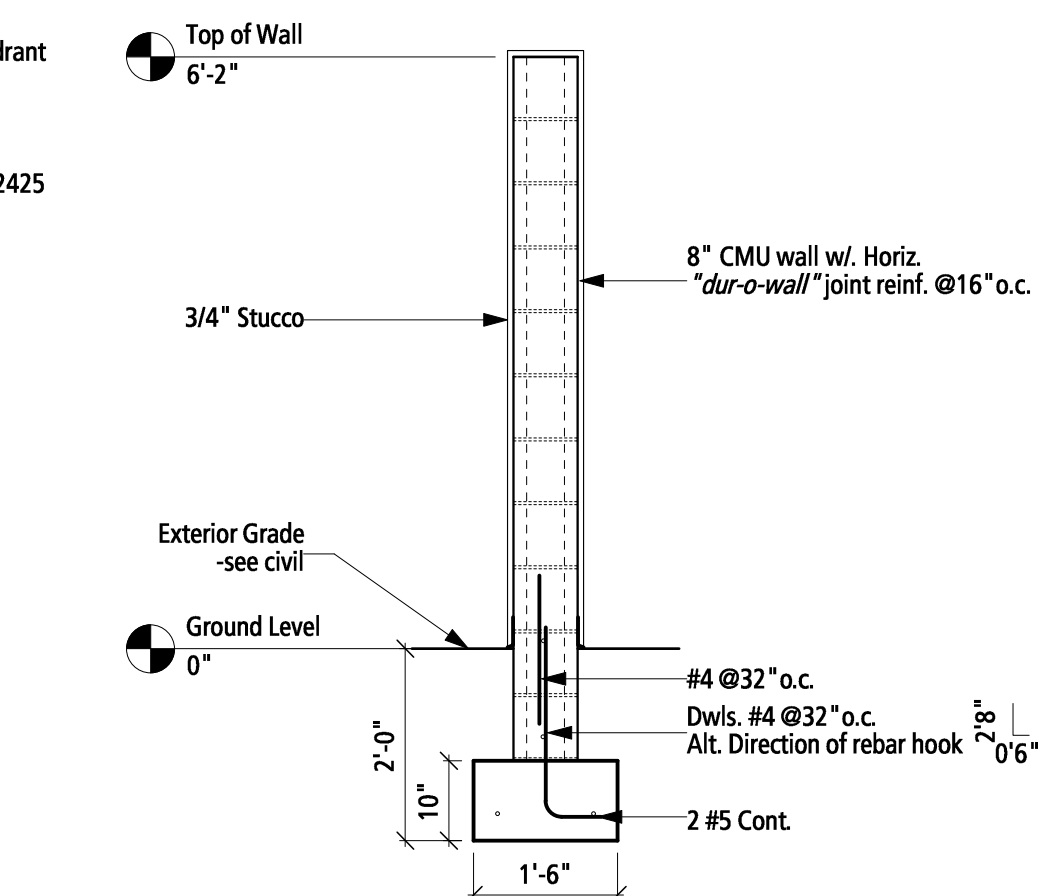


3 Dumpster Enclosure Elevation
Scale: 3/16" = 1'-0"

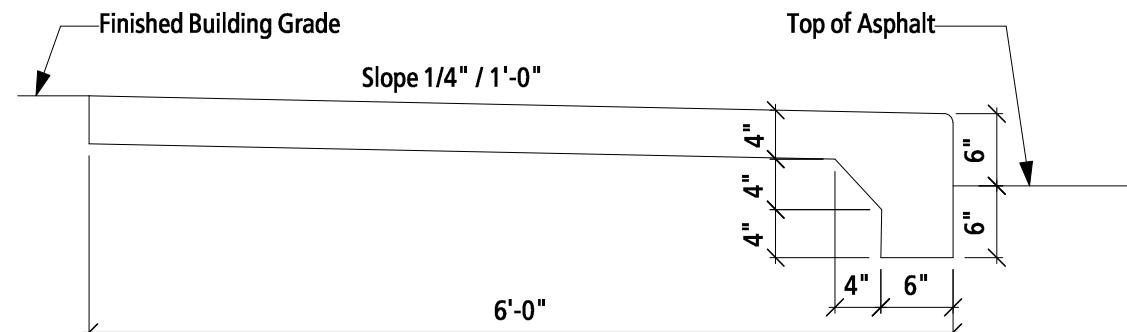


4 HC Sign Detail
Scale: 1/2" = 1'-0"

5 Motorcycle Sign Detail
Scale: 1/2" = 1'-0"



6 Dumpster Enclosure Wall Detail
Scale: 1/2" = 1'-0"

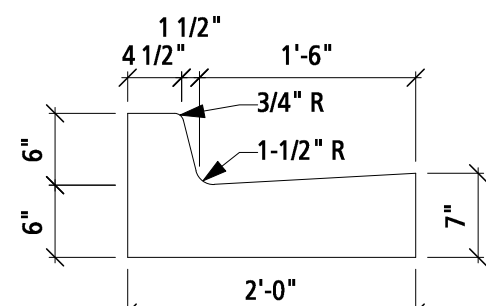


7 Standard Sidewalk Detail
Scale: 3/4" = 1'-0"

A cross slope of 1/4" per foot shall be provided and shall slope towards the direction of the drainage area.

Concrete walks shall have contraction joints at 6' o.c. Intervals. 1/2" Expansion joints shall be installed every 36', unless otherwise shown on plans.

1/2" Expansion joints shall be installed where walk abut rigid structures.



8 Standard Curb / Gutter Detail
Scale: 3/4" = 1'-0"

Provide 1/2" Expansion joints at 36" o.c. at immovable objects and at the beginning and end of curves.

Provide contraction joints at 6' o.c.

All exposed concrete corners to have 3/4" radius.

Plant Material

- Chitalpa mature 15' spread 20' hgt.
- Desert Willow mature 15' spread 20' hgt.
- Fountain Grass (x23) mature 2' spread 3' hgt.
- Apache Plume (x20) mature 4' spread 3' hgt.
- Russian Sage (x17) mature 4' spread 4' hgt.

Landscape Requirements

Site Area 2.44 Acres	27,444 sq.ft.
Building #1 Footprint	4,992 sq.ft.
Building #2 Footprint	4,508 sq.ft.
Total Buildings	9,500 sq.ft.
Landscape Area:	17,944 sq.ft.
Required Landscape %	.15 sq.ft.
Landscape Area Required:	2,692 sq.ft.
Landscape Area Provided:	2,715 sq.ft.
Parking Lot Area	12,097 sq.ft.
Sidewalk Area	3,000 sq.ft.

Irrigation System
Irrigation system standards outlined in the Water Conservation Landscape and Water Waste Ordinance shall be strictly adhered to. A fully automated irrigation system is existing and shall be tested by the contractor and repaired if required.

CODE DATA
2015 International Building Code
2015 Uniform Plumbing Code
2015 Uniform Mechanical Code
2017 National Electrical Code
2009 International Energy Conservation Code
2015 International FIRE Code

City of Albuquerque
Location: 3301 Candelaria Rd. NE
Albuquerque, New Mexico 87107

Zoning: NR-C

Zoning Atlas Page: G-16

Setbacks: 5' Front

Height: 35' Max

Parking: 3.5/1,000 GSF Office @1,000 = 3.5
NA Warehouse @2,600 = 10.4
4/1,000 GSF General Retail

Total Spaces required = 14

Bld. Area: Building #1 = 5,070 sq.ft.
Building #2 = 5,110 sq.ft.
Total = 10,180 sq.ft.

Expected Occupancy: Building #1 Suite A-M Mercantile Area @ 470GSF/60 = 8
Storage Area @ 1,220GSF/300 = 4

Suite B-M Mercantile Area @ 470GSF/60 = 8
Storage Area @ 1,220GSF/300 = 4

Suite C-M Mercantile Area @ 470GSF/60 = 8
Storage Area @ 1,220GSF/300 = 4

Total Occ. = 36

Building #2 Suite D-B @ 1,000 GSF/100 = 10
S-1 @ 4,110 GSF/500 = 8

Total Occ. = 18

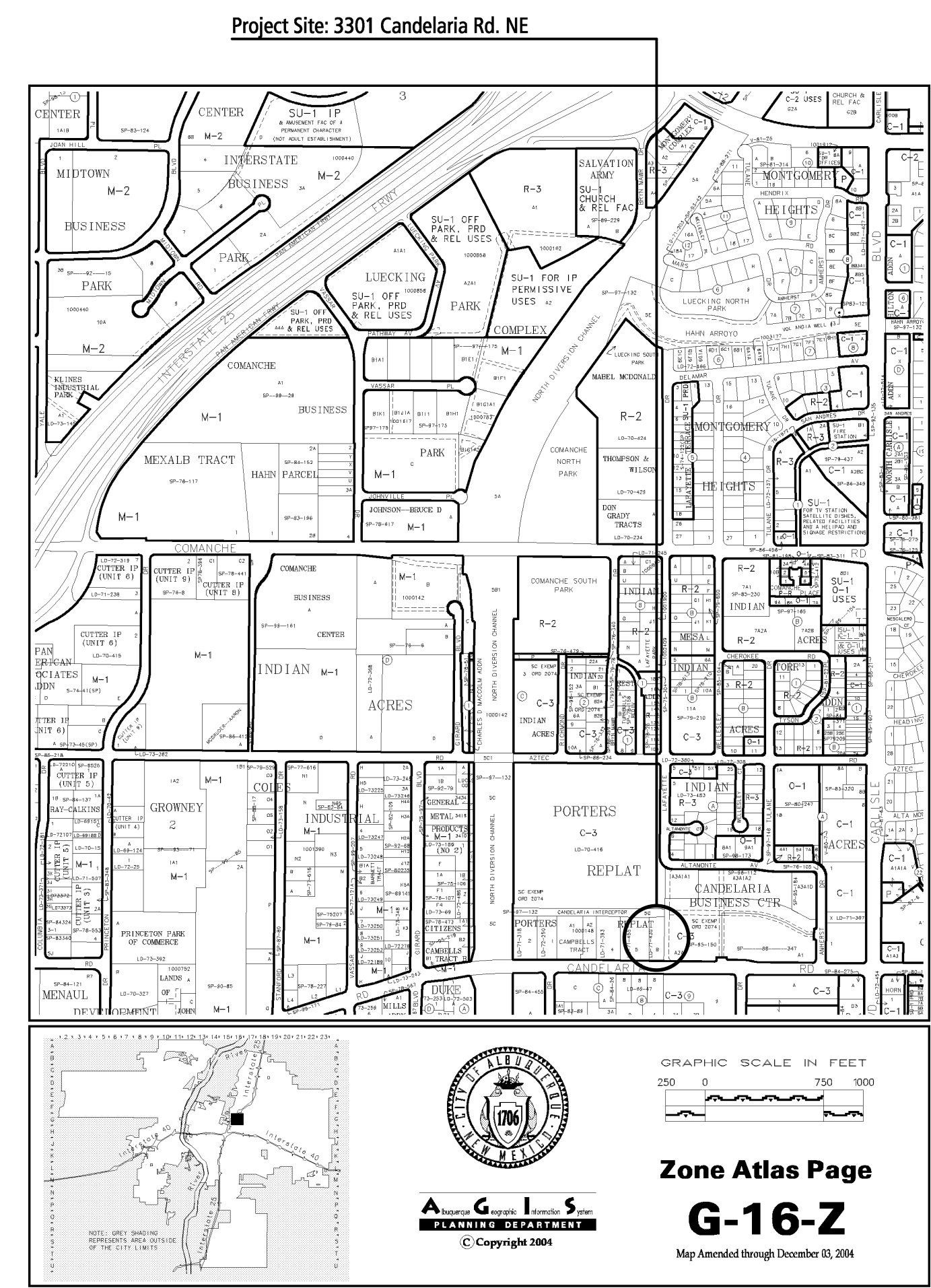
Construction Type: Type Vb

Separation: NA

Seismic: C

Sprinkler: No

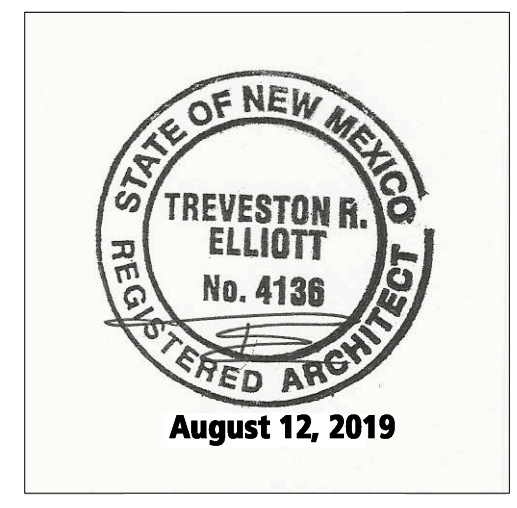
Construct new Buildings.



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Date: August 12, 2019

Sheet: Traffic Circulation Layout

TCL