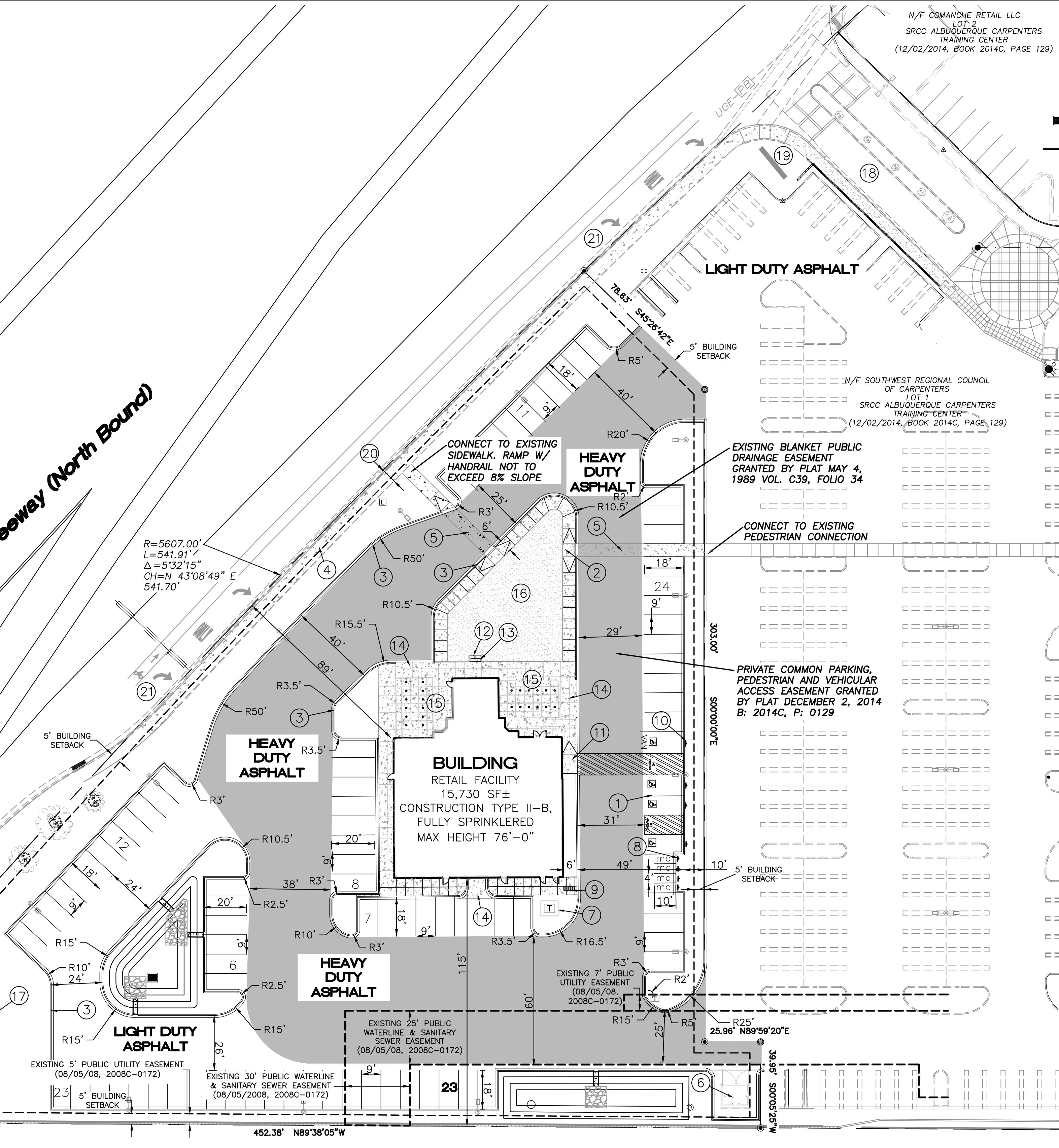


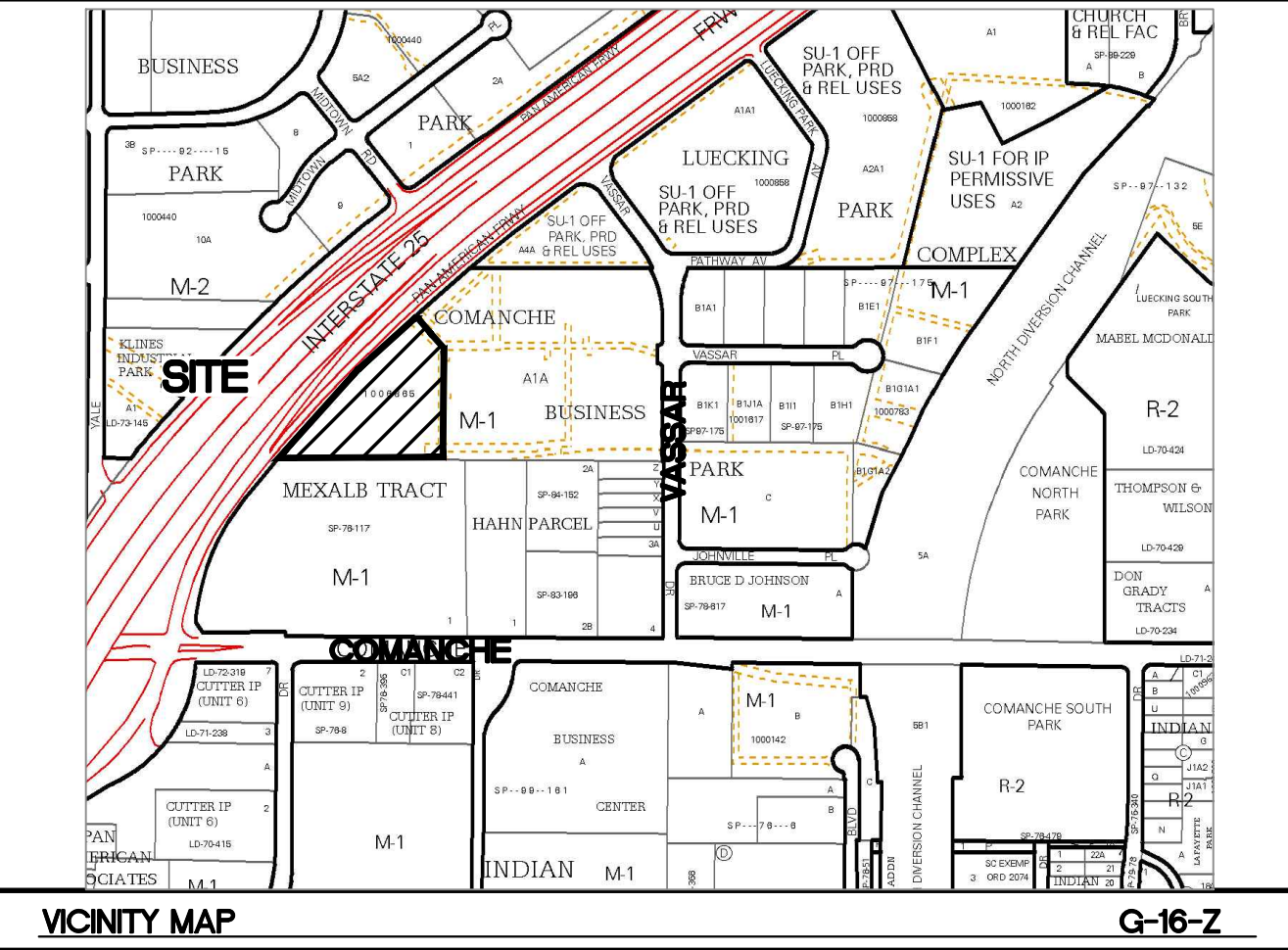
INTERSTATE 25  
Pan American Freeway (North Bound)



LEGEND	
	CURB & GUTTER
	BOUNDARY LINE
	EASEMENT
	CENTERLINE
	RIGHT-OF-WAY
	BUILDING
	SIDEWALK
	EXISTING CURB & GUTTER
	EXISTING BOUNDARY LINE
	MOTORCYCLE SPACE W/SIGN SEE SHEET 6 FOR SIGN DETAIL
	HEAVY DUTY ASPHALT

- KEYED NOTES**
- ACCESSIBLE PARKING: THE ADA ACCESS AISLES SHALL HAVE THE WORDS "NO PARKING" IN CAPITAL LETTERS, EACH OF WHICH SHALL BE AT LEAST ONE FOOT HIGH AND AT LEAST TWO INCHES WIDE, PLACED AT THE REAR OF THE PARKING SPACE SO AS TO BE CLOSE TO WHERE AN ADJACENT VEHICLE'S REAR TIRE WOULD BE PLACED SEE DETAIL SHEET 6
  - CURB RETURN HANDICAP RAMP SEE DETAIL SHT 8
  - NEW CURB PER DETAIL SHEET 7
  - EXISTING CONCRETE SIDEWALK
  - 6' CROSSWALK
  - DUMPSTER SEE DETAIL SHEET 7
  - PROPOSED TRANSFORMER W/BOLLARDS
  - MOTORCYCLE PARKING SIGN SEE DETAIL SHEET 6 (TYP ONE FOR EACH SPACE)
  - BICYCLE RACK SEE DETAIL SHEET 6
  - HANDICAP PARKING SIGN SEE DETAIL SHEET 6 (TYP ONE FOR EACH SPACE)
  - ACCESSIBLE HANDICAP RAMP SEE DETAIL SHEET 8
  - 4'x6' CONCRETE PAD, CENTERED ON FACE OF BUILDING
  - BENCH
  - REFERENCE STRUCTURAL DRAWINGS FOR PAVING AT DELIVERY BAY
  - REFERENCE STRUCTURAL PLANS FOR VEHICLE DISPLAY AREA 478 SF.
  - REFERENCE STRUCTURAL PLANS FOR VEHICLE DISPLAY AREA 2522 SF.
  - BILLBOARD WITH EXISTING EASEMENT
  - EXISTING ENTRANCE
  - EXISTING MULTI TENANT SIGN
  - EXISTING 7' SIDEWALK EASEMENT (0810512008, 20086-0172)
  - EXISTING TURN LANES

Approved for Access Solid Waste Department  
Herman Gallegos 02-03-21  
*Herman Gallegos*



**LEGAL DESCRIPTION:**  
LOT 4, PLAT OF LOTS 1, 2, 3 & 4 SRCC ALBUQUERQUE CARPENTERS TRAINING CENTER (A SUBD OF TR A-1-A COMANCHE BUSINESS PARK) (12/02/2014, BOOK 2014C, PAGE 129)  
**NOTES:**  
UPC NO: 101606001334520662

SITE DATA	
PROPOSED USAGE:	Commercial Services
ZONE:	NR-LM
IDO CLASSIFICATION:	LIGHT MAUFACTURING
LOT AREA:	97,764.76 SF (2.24 ACRES)
ADDRESS:	PAN AMERICAN WAY ALBUQUERQUE, NM 87107
SETBACKS:	FRONT PER PLAN REAR PER PLAN SIDE PER PLAN
BUILDING AREA:	BUILDING : 15,730 SF VEHICLE DISPLAY AREA : 3478 SF TOTAL BUILDING AREA : 19208 SF
PARKING REQUIRED:	2 SPACES PER 1,000 GFA= 31 SPACES
PARKING PROVIDED:	86 SPACES
HC PARKING REQUIRED:	4 SPACES
HC PARKING PROVIDED:	4 SPACES (1 VAN ACCESSIBLE)
MC PARKING REQUIRED:	3 SPACES
MC PARKING PROVIDED:	4 SPACES
BICYCLE PARKING REQUIRED:	5 SPACES
BICYCLE PARKING PROVIDED:	6 SPACES
LANDSCAPE AREA REQUIRED:	13,972 SF
LANDSCAPE AREA PROVIDED:	26,800 SF

- INDEX TO DRAWINGS**
- SITE PLAN FOR BUILDING PERMIT
  - MASTER SITE PLAN
  - GRADING PLAN
  - MASTER UTILITY PLAN
  - LANDSCAPE PLAN
  - CONSTRUCTION DETAILS
  - CONSTRUCTION DETAILS
  - CONSTRUCTION DETAILS
  - FIREONE PLAN
  - EROSION CONTROL
  - EROSION CONTROL DETAILS
  - EROSION CONTROL DETAILS
  - BUILDING ELEVATION
  - SIGN ELEVATION
  - BUILDING ELEVATION

**NOTICE TO CONTRACTORS**

- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THESE PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION FOR THIS PERMIT.
- 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.
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 260-1990 (OR DIAL 811 LOCALLY), FOR LOCATION OF EXISTING UTILITIES.
- 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.
- BACK FILL COMPACTION SHALL BE ACCORDING TO RESIDENTIAL STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
- WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

**GENERAL NOTES**

- 4' MINIMUM BURY REQUIRED FOR ALL UTILITIES UNLESS NOTED.
- REFERENCE ARCHITECTURAL PLANS FOR WATER LINE RISER LOCATION.
- ALL STUBS AND UTILITY LOCATIONS MUST BE FIELD VERIFIED PRIOR TO CONSTRUCTION.
- CLEAN OUTS TO BE BUILT PER UNIFORM PLUMBING CODE STANDARDS.
- SEE ARCHITECTURAL PLANS FOR LIGHTING CONDUITS AND TELEPHONE LINES.
- ALL EXCAVATION, TRENCHING AND SHORING ACTIVITIES MUST BE CARRIED-OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
- SEE ELECTRICAL PLANS FOR ALL LIGHT POLES & LIGHT POLE LOCATIONS. ALL LIGHT POLES BASES SHALL BE STRAIGHT AND PLASTERED SMOOTH. TOP OF LIGHT BASE SHALL BE 2'-6" ABOVE TOP OF CURB/SIDEWALK. BASES PROVIDED BY G.C., TYP.
- ALL UTILITY DIGGING OR OTHER EXCAVATION SHALL TAKE IN CONSIDERATION EXISTING SIDEWALKS, CURB & GUTTERS AND OTHER STRUCTURES THAT MAY NEED TO BE REMOVED AND/OR REPLACED AS PART OF THE G.C. BID.
- ALL RETAIL PRODUCT AREAS ARE TO BE UNDER THE BUILDINGS PERMANENT ROOF.
- MOTORCYCLE PARKING SPACES SHALL BE DESIGNATED BY ITS OWN CONSPICUOUSLY POSTED UPRIGHT SIGN, EITHER FREE-STANDING OR WALL MOUNTED PER THE ZONING CODE.
- ALL ASPHALT IS LIGHT DUTY UNLESS OTHERWISE NOTED.

**CAUTION:**

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.

	<b>CARVANA</b> 3800 PAN AMERICAN FWY N.E.		DRAWN BY RMG
	<b>SITE PLAN</b> FOR BUILDING PERMIT		DATE 02/02/2021
	 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NM 87109 (505) 858-3100 www.tierrawestllc.com		2020008-SP
			SHEET # <b>1</b> JOB # 2020008