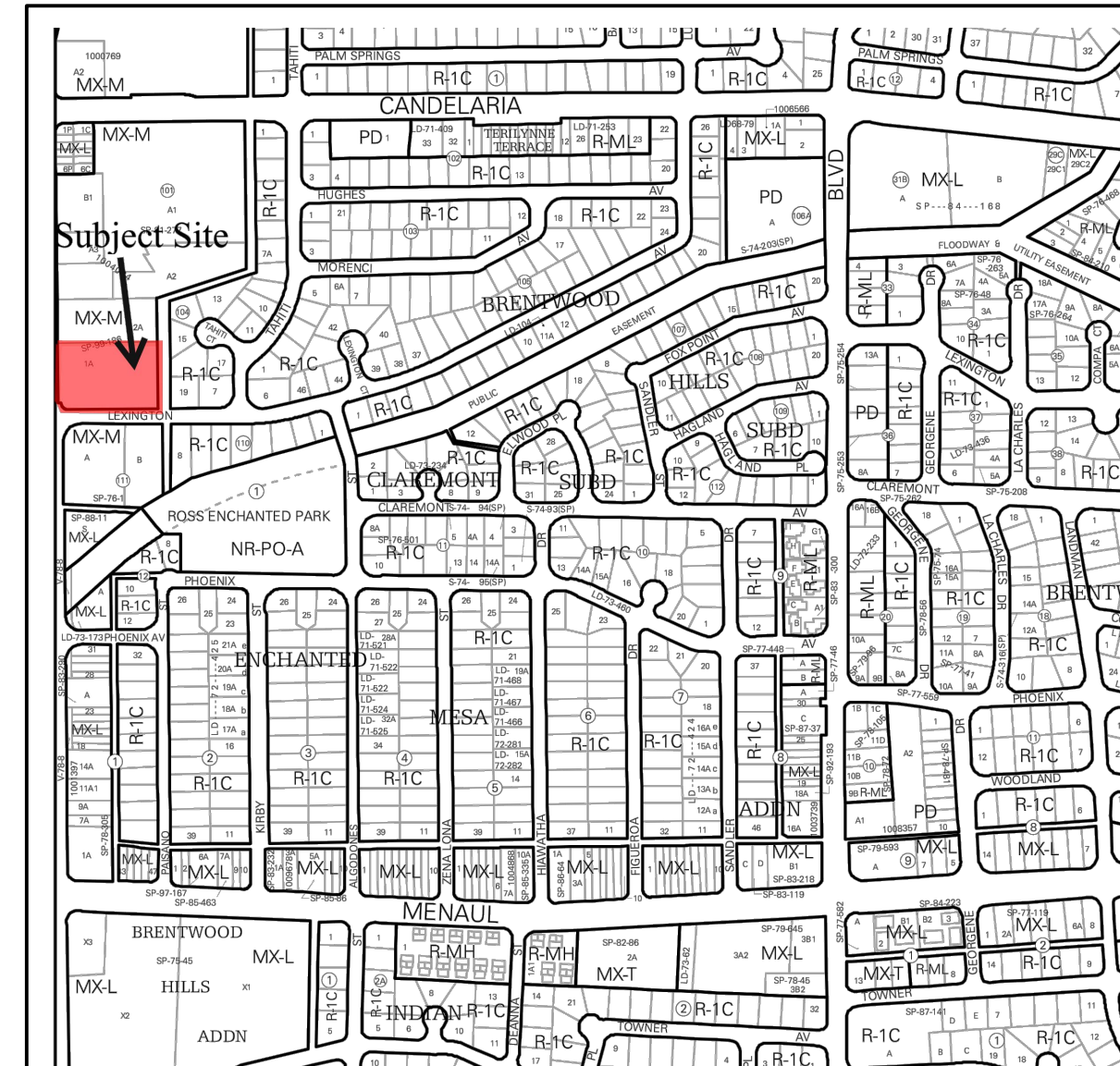
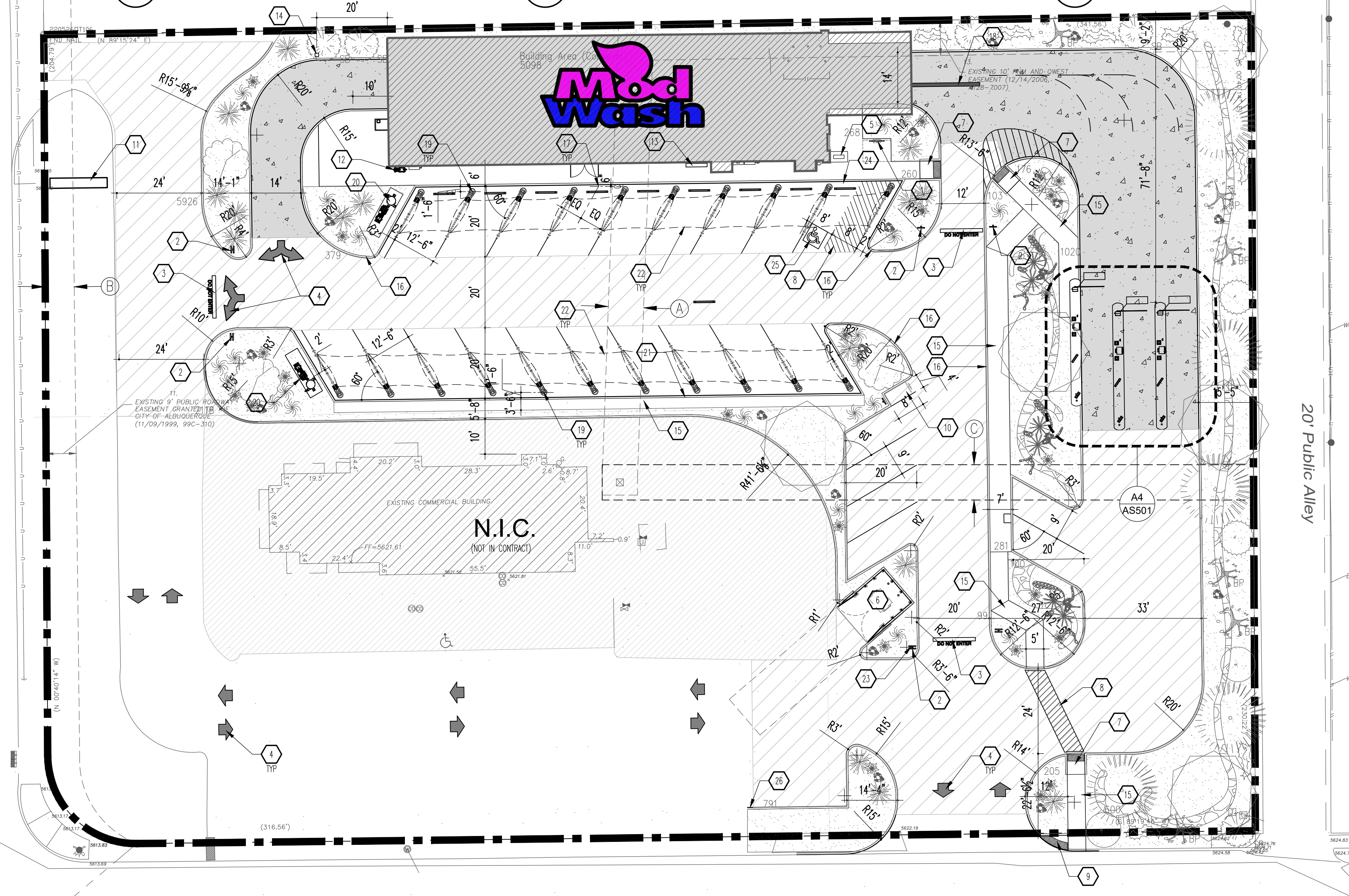
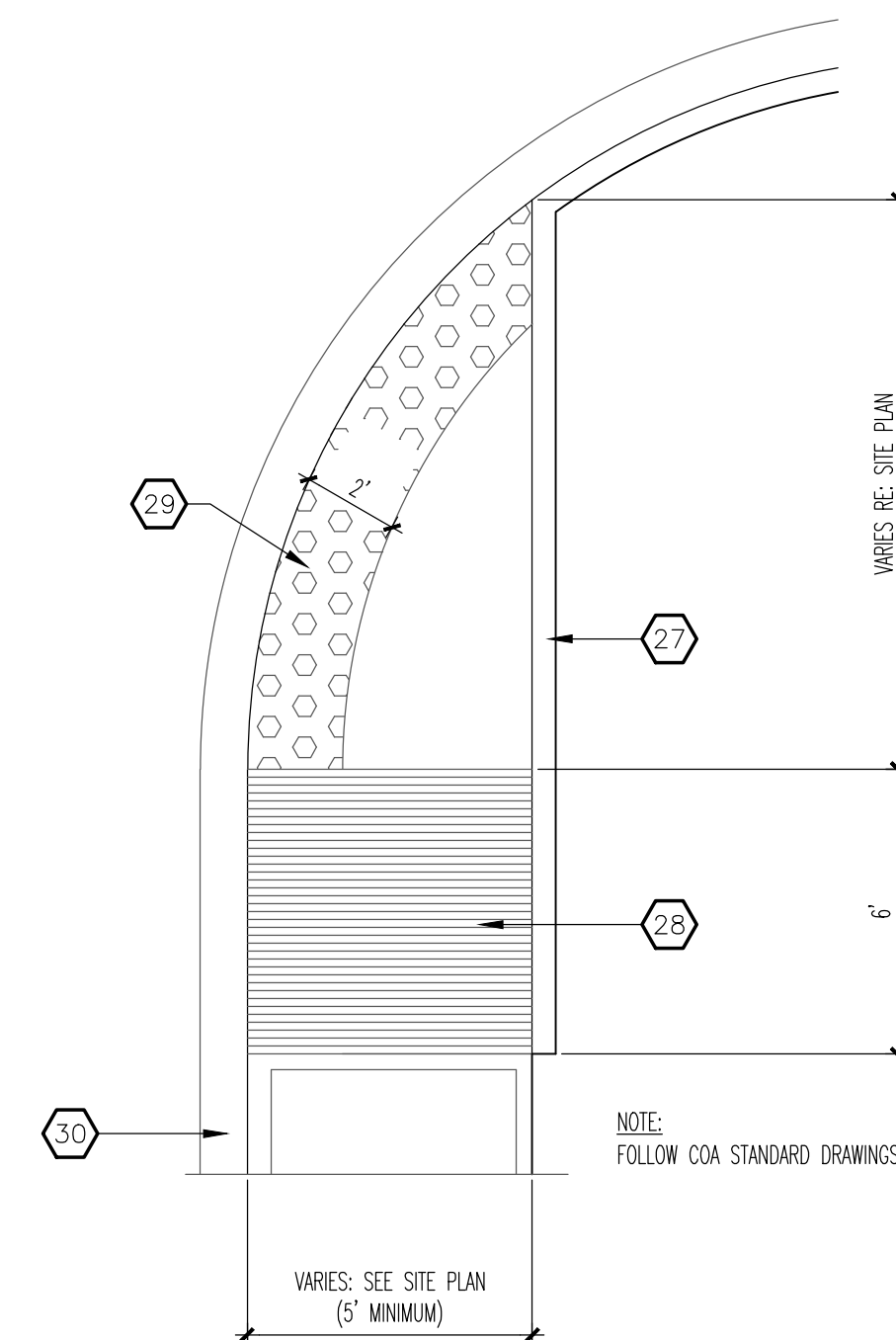
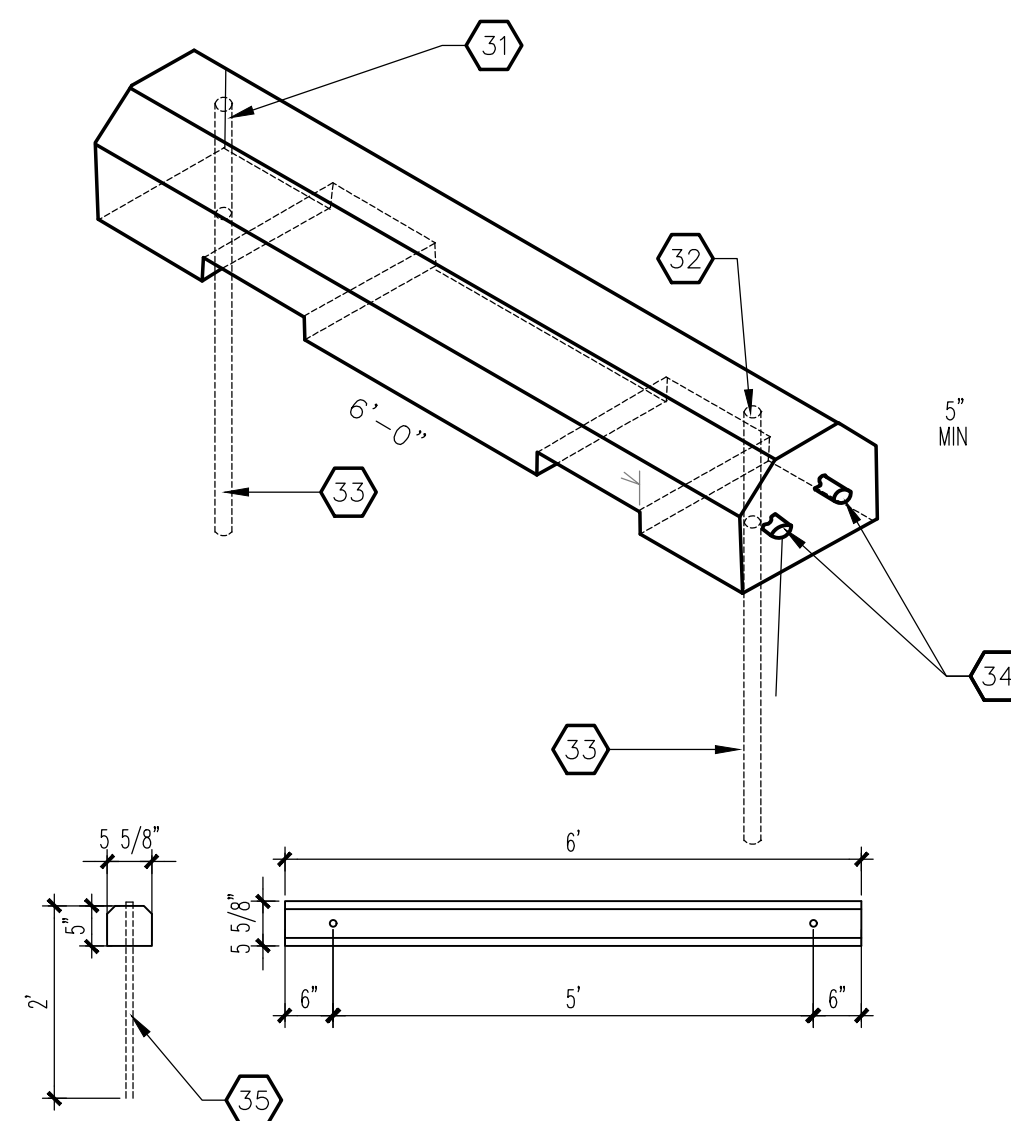
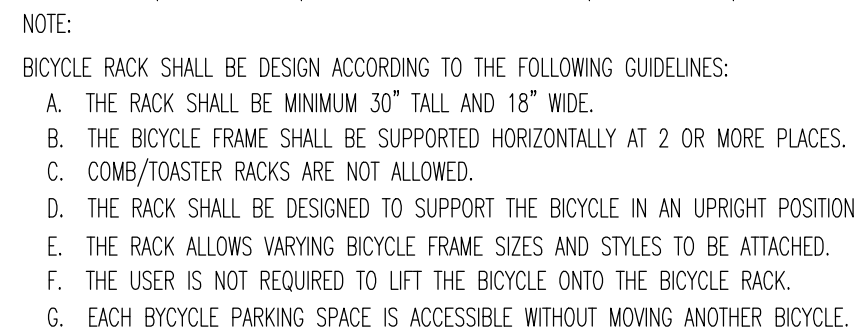


VICINITY MAP
Zone Atlas Map H-22-Z

LEGAL DESCRIPTION: TRACT NUMBERED ONE-A (1-A), IN BLOCK NUMBERED ONE-HUNDRED ONE (101), PLAT FOR BRENTWOOD HILLS SUBDIVISION, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON NOVEMBER 9, 1999, IN PLAT BOOK 99C, PAGE 310.

GENERAL NOTES

- A. "C" SERIES SHEETS APPLY TO THE ENTIRE SET OF DRAWINGS.
- B. INDICATED DIMENSIONS ARE TO FACE OF FINISH, UNLESS OTHERWISE NOTED.
- C. PARKING AND ACCESSIBLE PAVEMENT MARKING AND STRIPING SHALL CONFORM TO THE NEW MEXICO COMMERCIAL BUILDING CODE SECTION 1110.3 #7.2.
- D. LANDSCAPING AND SIGNAGE SHALL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBS BETWEEN 3' AND 8' TALL (AS MEASURED FROM THE GUTTER PLAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.

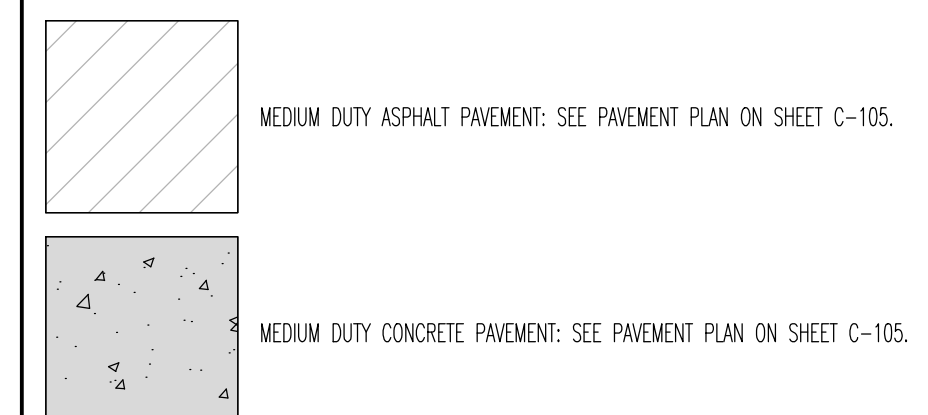
KEYED NOTES

1. BICYCLE RACK: SEE D2/AS100.
2. SIGNAGE: "DO NOT ENTER": SEE B1/AS501.
3. PAVEMENT MARKING: "DO NOT ENTER": SEE C4/AS501.
4. DIRECTIONAL PAVEMENT MARKING: SEE B2/AS501.
5. MAT CLEANER: SEE PLUMBING PLANS.
6. REFUSE ENCLOSURE: SEE A3/AS502.
7. ADA RAMP: SEE C2/AS501.
8. CROSSWALK PAVEMENT MARKING: SEE C2/AS501.
9. END ISLAND ADA RAMP: SEE D5/AS100.
10. MOTORCYCLE PARKING.
11. SIGNAGE BY OTHER UNDER A SEPARATE CONTRACT AND PERMIT.
12. GAS METER: SEE PLUMBING PLANS.
13. ELECTRICAL METER AND DISCONNECT: SEE POWER FLOOR PLAN ON SHEET E-102.
14. "STOP-GO" SIGNAGE: CONTRACTOR TO PROVIDE ELECTRICAL POWER. SEE ELECTRICAL SITE PLAN ON SHEET E-104.
15. SIDEWALK: SEE A2/AS501.
16. ROLLOVER CURB.
17. WHEEL STOP: SEE D4/AS100; TYPICAL OF (9).
18. WHEEL ALIGNMENT PAVEMENT MARKING: 12" THICK x 20" x 20" LONG PAVEMENT CURBS; PAINT SOLID WHITE. FIELD COORDINATE EXACT LOCATION WITH ORNISH EQUIPMENT LOCATION.
19. VACUUM UNIT BY OTHER, TYPICAL OF (21).
20. VACUUM EQUIPMENT BY OTHER: FOUNDATION AND LOCATION TO BE COORDINATED BY EQUIPMENT VENDOR.
21. STANDUP CURB: SEE CIVIL DRAWINGS ON SHEET CXXX.
22. DASHED LINE INDICATES CANOPY ABOVE BY VACUUM EQUIPMENT VENDOR.
23. SIGNAGE: "STOP": SEE D1/AS501.
24. HANDICAP SIGNAGE: SEE B2/AS501.
25. HANDICAP PAVEMENT MARKING: SEE C3/AS501.
26. TIE NEW CURB INTO EXISTING CURB.
27. 6" RETAINING CURBS.
28. MONOLITHIC CONCRETE HANDICAP RAMP, SMOOTH FINISH WITH $\frac{1}{4}$ " DEEP x $\frac{1}{4}$ " WIDE GROOVES AT 2' OC.
29. 2' WIDE ADA APPROVED TRUNCATED DOME SAFETY; STRIP YELLOW IN COLOR.
30. CURB AND GUTTER: SEE D5/AS501.

(X) EASEMENTS

- A. EXISTING 10' PNM AND QWEST EASEMENT (12/14/2006, A128-7007) TO BE VACATED.
- B. EXISTING 9' PUBLIC ROADWAY EASEMENT GRANTED TO THE CITY OF ALBUQUERQUE (11/09/1999, 99C-310).
- C. PROPOSED 10' PNM AND QWEST EASEMENT.

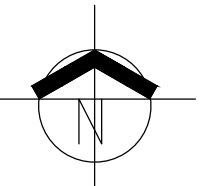
GRAPHIC LEGEND



PARKING CALCULATION

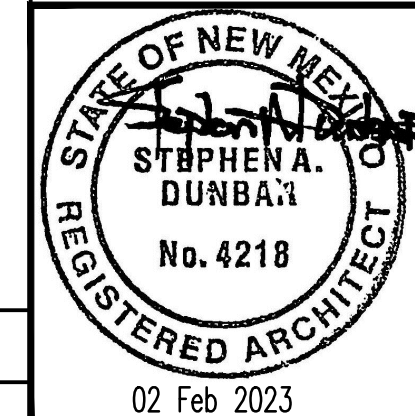
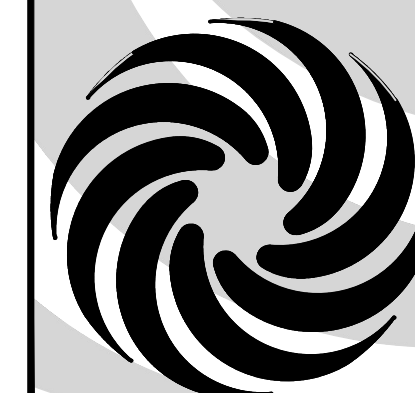
PARKING SPACES REQUIRED	PARKING SPACES PROVIDED
2 PER 1,000 GSF @ 1,446 GSF	(4) SPACES
MOTORCYCLE PARKING REQUIRED	
(1) REQUIRED	(1) SPACES
BICYCLE PARKING REQUIRED	
(1) REQUIRED	(3) SPACES

A3 ARCHITECTURE SITE PLAN
SCALE: 1:20



MODULUS ARCHITECTS

100 SUN AVENUE N.E., Ste 600
ALBUQUERQUE, NEW MEXICO 87109
PHONE (505) 338-1499 FAX (505) 338-1498



PROJECT TITLE	MODWASH		JOB NO. Modesth - Juan Tabo	DRAWN BY: DTN
	2600 JUAN TABO BLVD. NE ALBUQUERQUE, NEW MEXICO 87112			
PROJECT MANAGER	DEVIN NGUYEN		SHEET TITLE	OVERALL SITE PLAN

DATE: 20 Jan 2023	sheet- AS100
SCALE: AS NOTED	