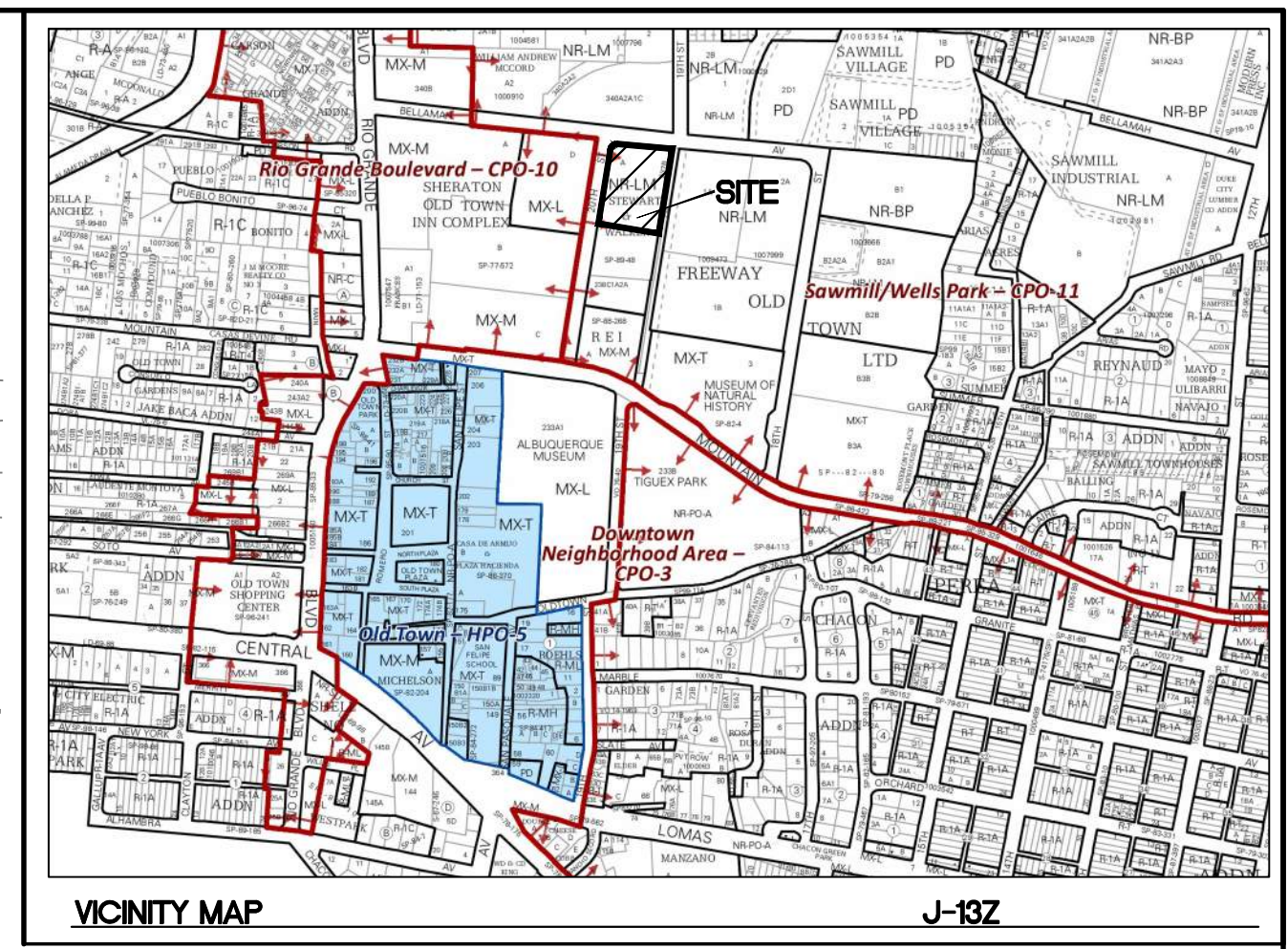
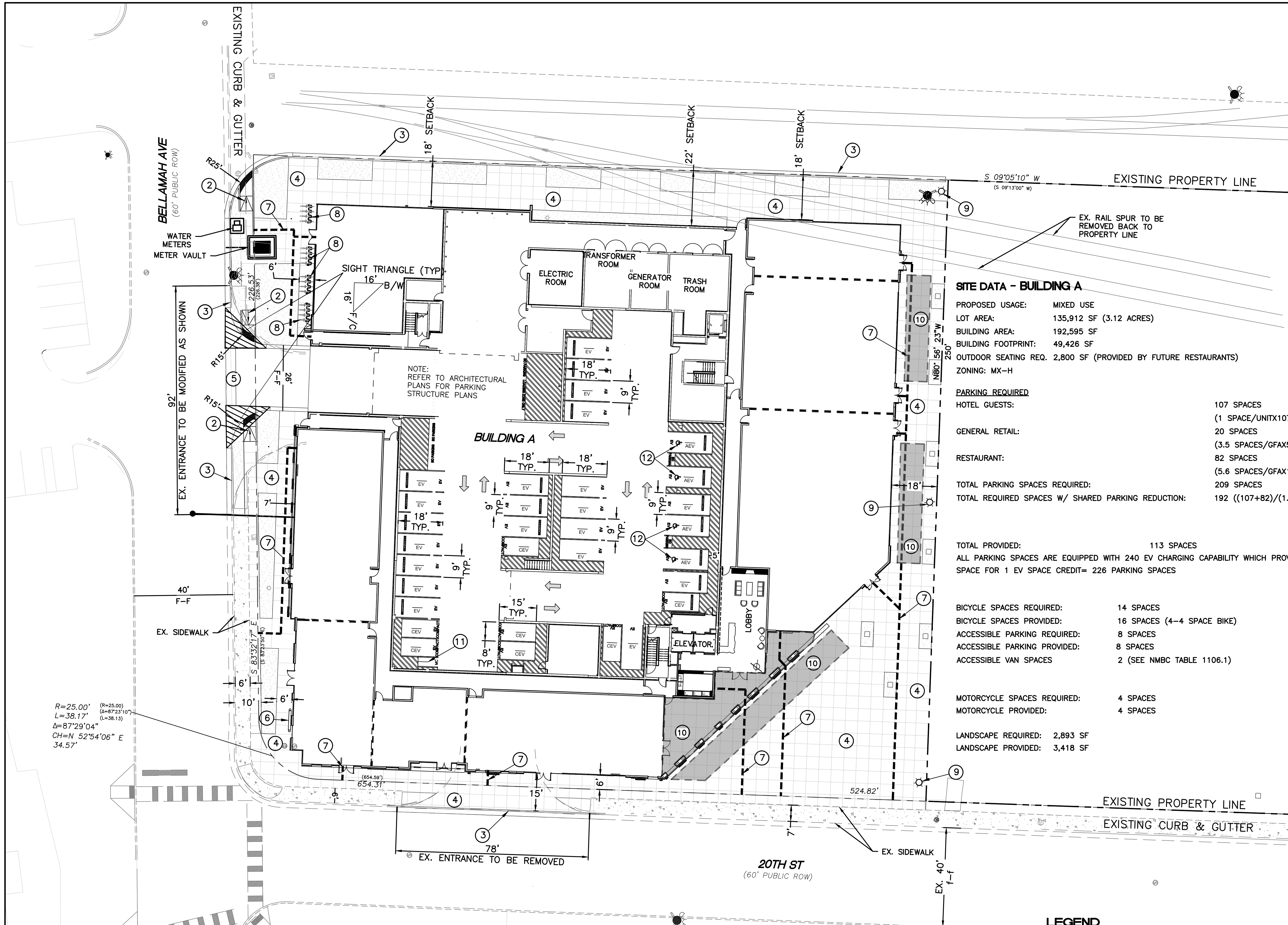




LEGAL DESCRIPTION:
TRACTS A LANDS OF STEWART WALKER & TRACT 238C1A2A2
M.R.G.C.D. MAP NO. 38

- NOTES:**
- APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
 - LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
 - LIGHT POLES SHALL BE A MAXIMUM OF 20' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 20' WITH FULL CUT OFF SHIELDS ON FIXTURES SO THAT NO FUGITIVE LIGHT SHALL ESCAPE BEYOND THE PROPERTY LINE. THE LIGHT FIXTURES SHALL BE FULLY SHIELDED WITH HORIZONTAL LAMPS.
 - ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT OR SCREENED FROM VIEW. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
 - ALL IMPROVEMENTS WITHIN THE CITY RIGHT OF WAY MUST BE INCLUDED ON THE WORK ORDER.
 - ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK CURB & GUTTER PER CITY STANDARD DRAWINGS 2415A & 2430.

SITE DATA - BUILDING A

PROPOSED USAGE: MIXED USE
LOT AREA: 135,912 SF (3.12 ACRES)
BUILDING AREA: 192,595 SF
BUILDING FOOTPRINT: 49,426 SF
OUTDOOR SEATING REQ. 2,800 SF (PROVIDED BY FUTURE RESTAURANTS)
ZONING: MX-H

PARKING REQUIRED

HOTEL GUESTS: 107 SPACES
(1 SPACE/UNITX107UNITS)
20 SPACES
(3.5 SPACES/GFAX5,430 GFA)
RESTAURANT: 82 SPACES
(5.6 SPACES/GFAX14,465 GFA)
TOTAL PARKING SPACES REQUIRED: 209 SPACES
TOTAL REQUIRED SPACES W/ SHARED PARKING REDUCTION: 192 ((107+82)/(1.1+20))

TOTAL PROVIDED: 113 SPACES
ALL PARKING SPACES ARE EQUIPPED WITH 240 EV CHARGING CAPABILITY WHICH PROVIDES A 2 SPACE FOR 1 EV SPACE CREDIT= 226 PARKING SPACES

BICYCLE SPACES REQUIRED: 14 SPACES
BICYCLE SPACES PROVIDED: 16 SPACES (4-4 SPACE BIKE)
ACCESSIBLE PARKING REQUIRED: 8 SPACES
ACCESSIBLE PARKING PROVIDED: 8 SPACES
ACCESSIBLE VAN SPACES: 2 (SEE NMBC TABLE 1106.1)

MOTORCYCLE SPACES REQUIRED: 4 SPACES
MOTORCYCLE PROVIDED: 4 SPACES

LANDSCAPE REQUIRED: 2,893 SF
LANDSCAPE PROVIDED: 3,418 SF

PROJECT NUMBER: PR-2022-007153
APPLICATION NUMBER:

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.

DFT SITE DEVELOPMENT PLAN APPROVAL

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	Date
ABCWUA	Date
PARKS AND RECREATION DEPARTMENT	Date
HYDROLOGY	Date
CODE ENFORCEMENT	Date
* ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	Date
SOLID WASTE MANAGEMENT	Date
PLANNING DEPARTMENT	Date

KEYED NOTES

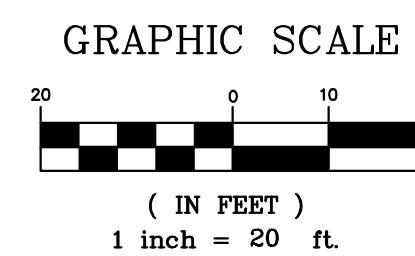
- 5' WIDE UNIDIRECTIONAL ACCESSIBLE RAMP W/ TRUNCATED DOMES PER COA STD DWG #2441
- STANDARD CURB AND GUTTER (TYP) PER COA STD DWG 2415A SEE DETAIL SHEET DET-1
- NEW PEDESTRIAN SIDEWALK PER COA STD DWG 2430
- 6' VALLEY GUTTER PER COA STD DWG 2415B SEE DETAIL SHEET DET-1
- BUILDING SIGN

- ADA PUBLIC ACCESS PATHWAY
- BICYCLE RACK. SEE DETAIL SHEET DET-1
- STANDARD LIGHT POLE. SEE DETAIL SHEET, DET-1
- REQUIRED OUTDOOR SEATING AND GATHERING AREA. SEATING TO BE PROVIDED BY FUTURE RESTAURANTS
- 4'X8' MOTORCYCLE PARKING W/SIGN SEE DETAIL ON SHEET DET-1
- ACCESSIBLE PARKING SPACE W/ PARKING STOP AND SIGN PER DETAIL ON SHEET DET-1

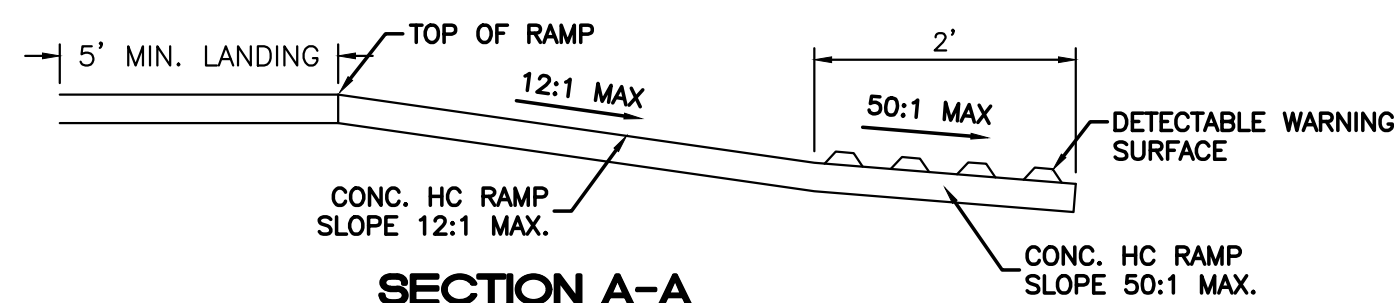
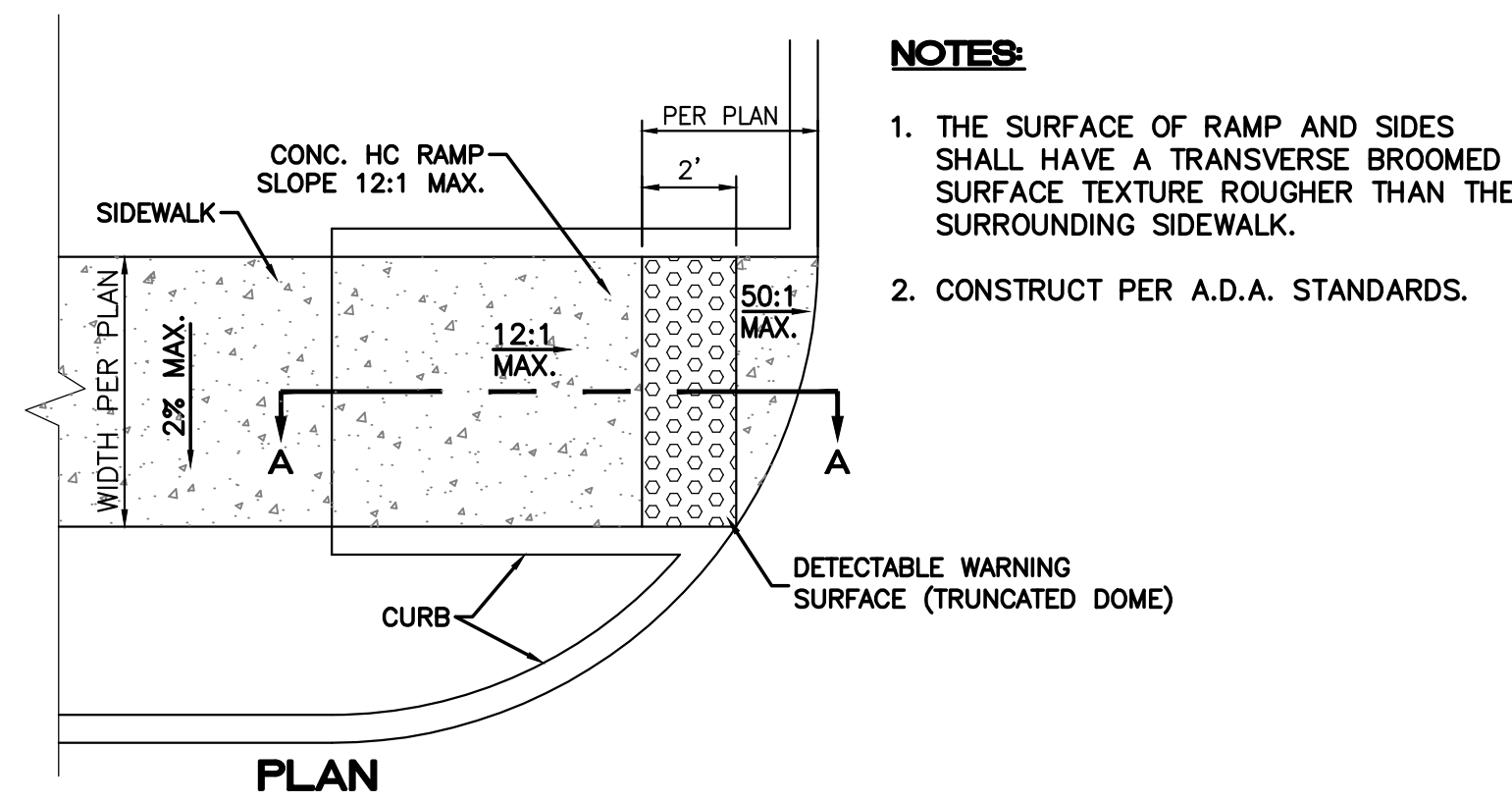
SIGHT TRIANGLE NOTE:
LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE

LEGEND

- CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- BUILDING
- PROPOSED SIDEWALK
- EXISTING CURB & GUTTER
- EXISTING BOUNDARY LINE
- LIGHT
- LANDSCAPE AREA
- EXISTING SANITARY SEWER MAN HOLE



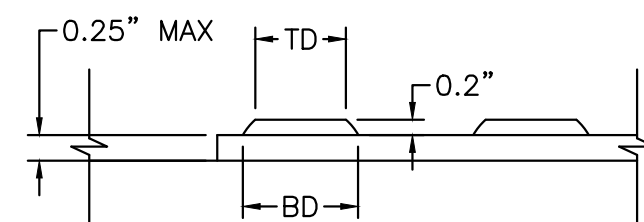
 RONALD R. BOHANNAN P.E. #7868	1904 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY SB
	TRAFFIC CIRCULATION LAYOUT	DATE 05-11-23
 TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com		DRAWING
		SHEET # SP-1
		JOB # 2022046



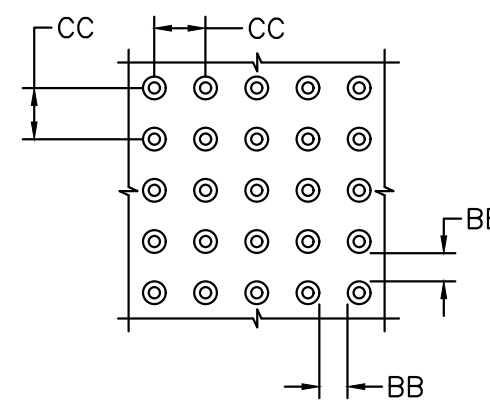
UNIDIRECTIONAL HC RAMP
NOT TO SCALE

NOTES:

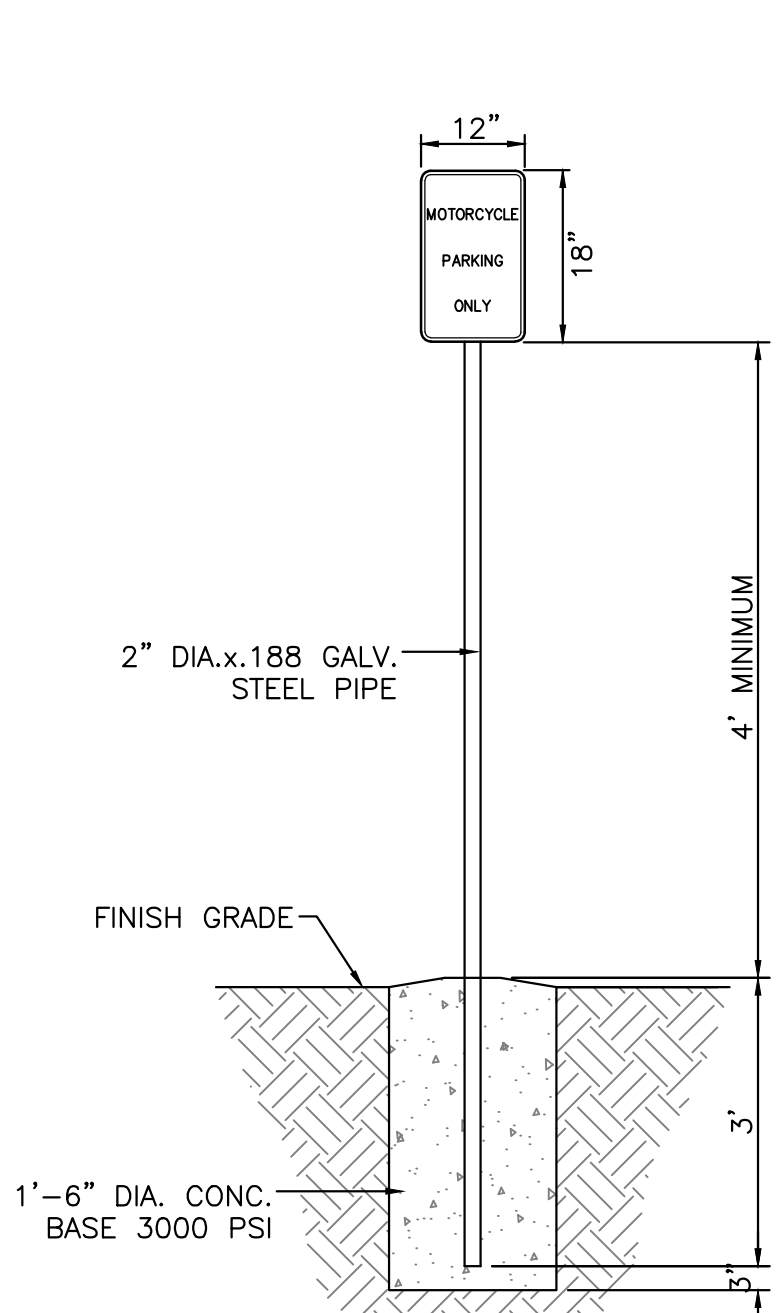
1. THE SURFACE OF RAMP AND SIDES SHALL HAVE A TRANSVERSE BROOMED SURFACE TEXTURE ROUGHER THAN THE SURROUNDING SIDEWALK.
2. CONSTRUCT PER A.D.A. STANDARDS.



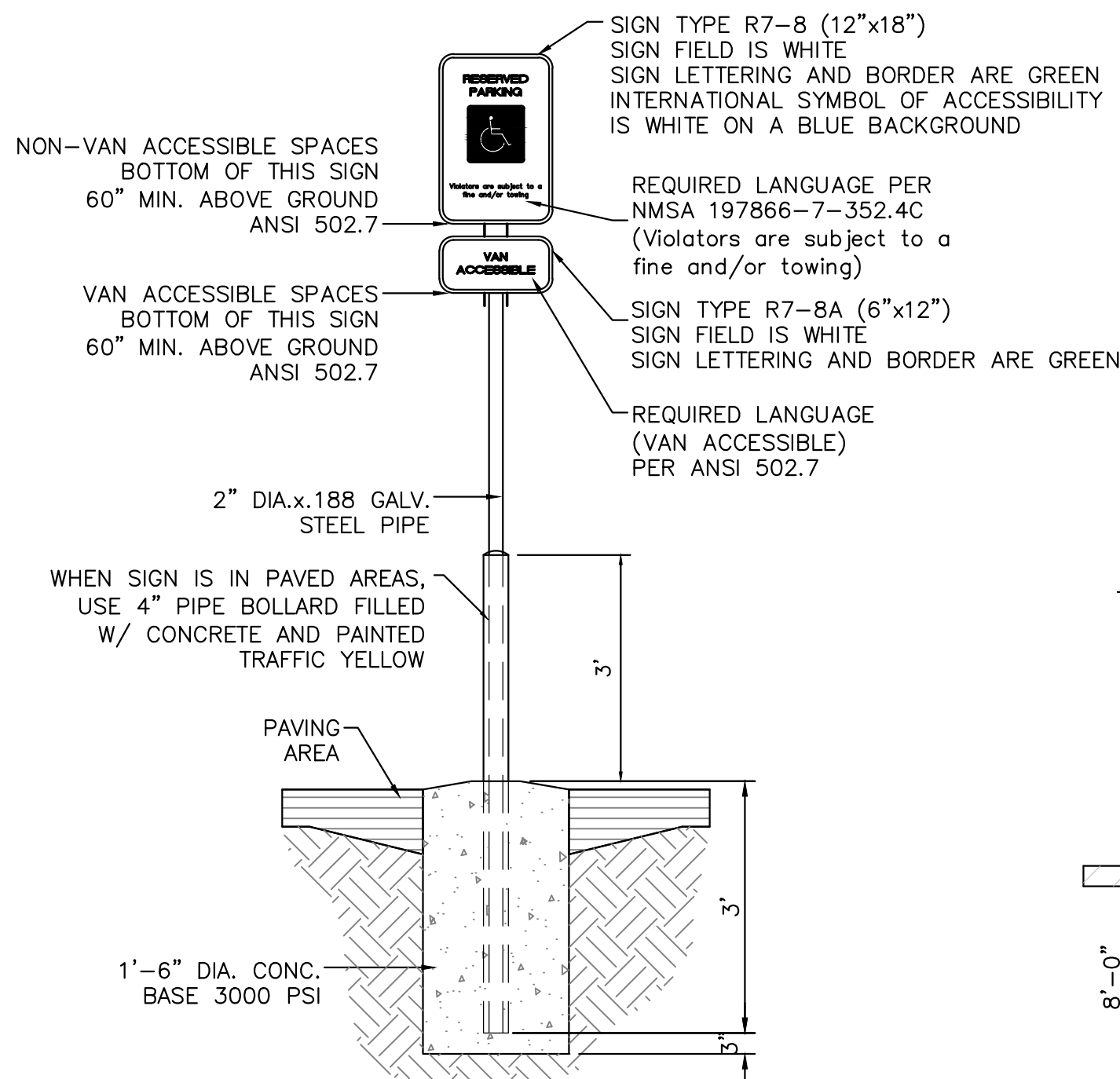
DOMES SECTION
BD - BASE DIAMETER 0.9" MIN
TD - TOP DIAMETER 50% OF BD MIN TO 65% OF BD MAX



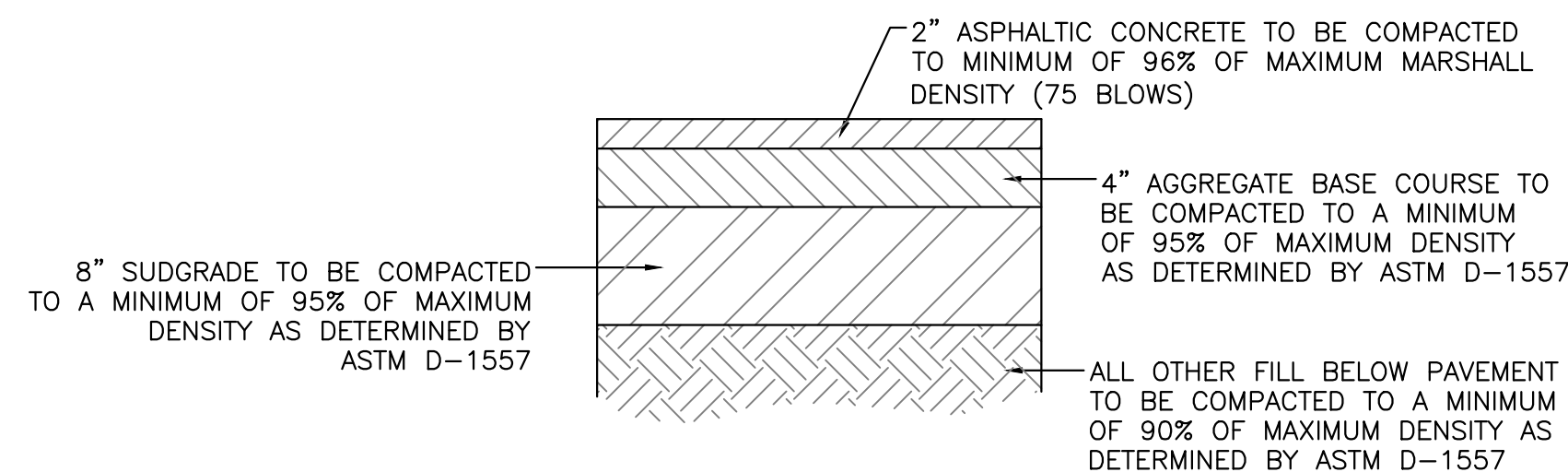
DOMES SPACING
CC - CENTER TO CENTER SPACING 2.35"
BB - BASE TO BASE SPACING 1.48" MIN



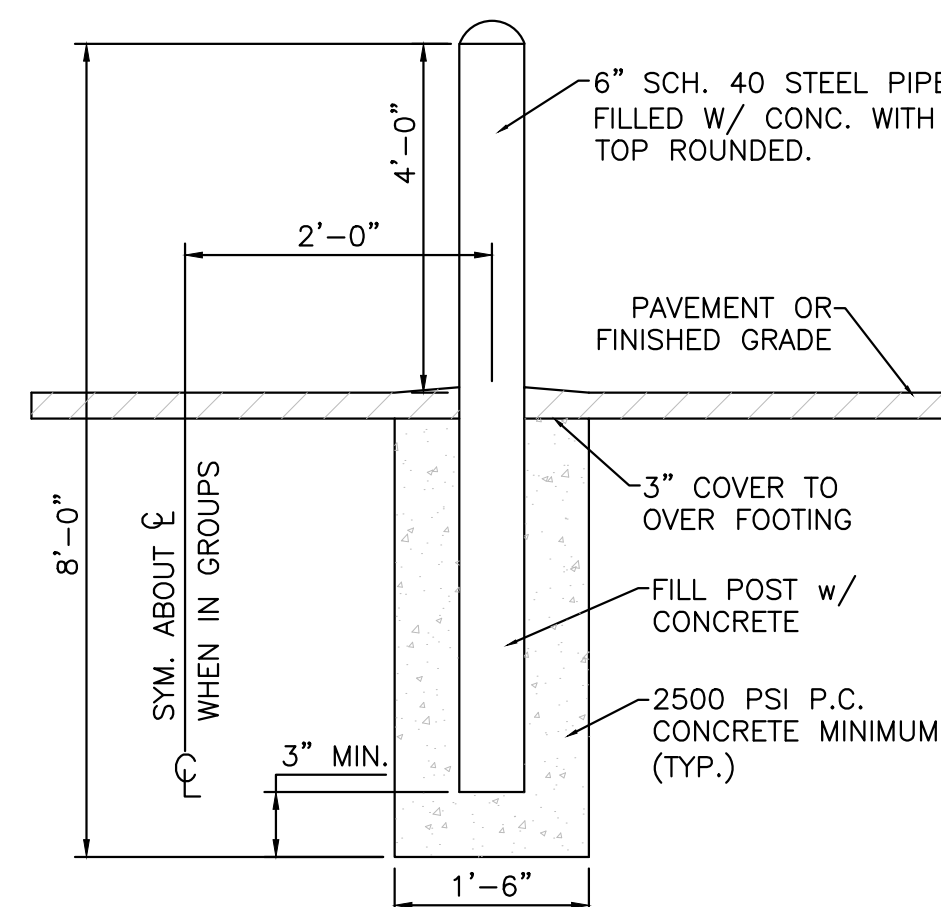
MOTORCYCLE PARKING SIGN
NTS



ACCESSIBLE PARKING SIGN
NTS

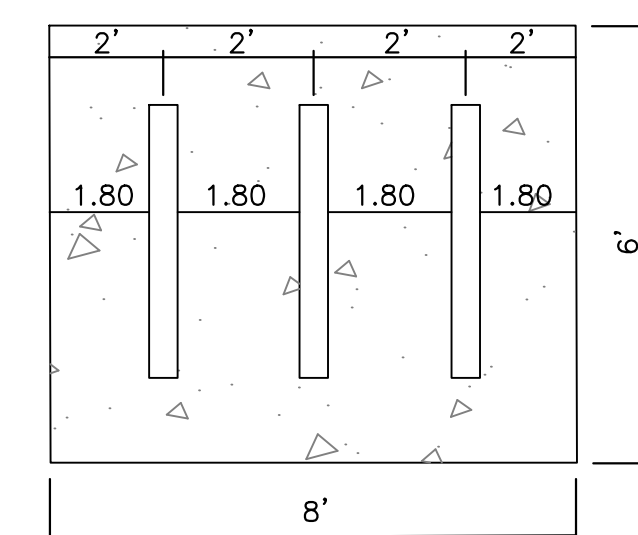


AUTOMOBILE PARKING TYPICAL PAVING SECTION
1" = 1'

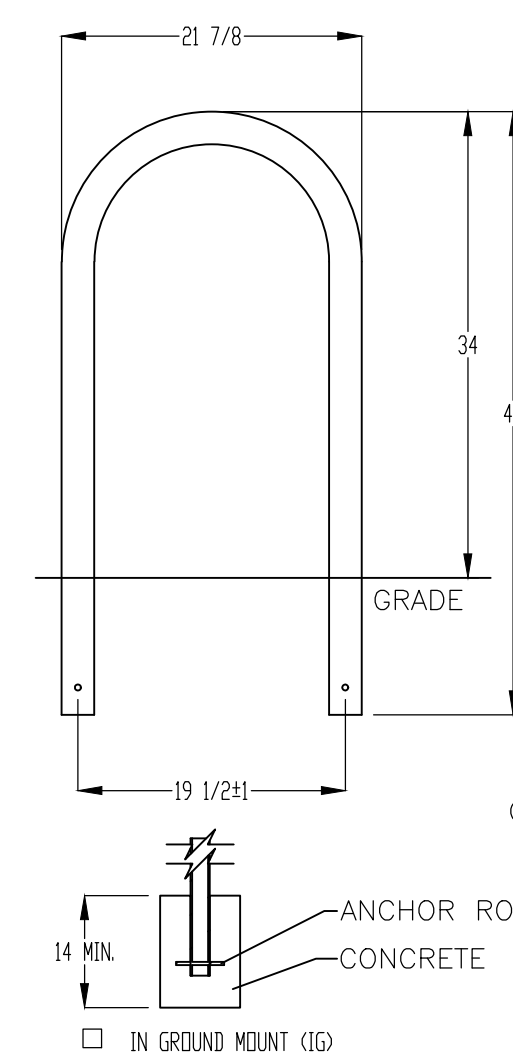


NOTE:
ALL PIPES SHALL BE PAINTED TRAFFIC YELLOW

BOLLARD DETAIL
NTS



MADRIX DIVISION
GRABER MANUFACTURING, INC.
1000 UNEX DRIVE
VAUNAKET, VT 05557
PHONE: 440-7931 FAX: 440-7931
WWW.MADRIX.COM E-MAIL: SALES@MADRIX.COM

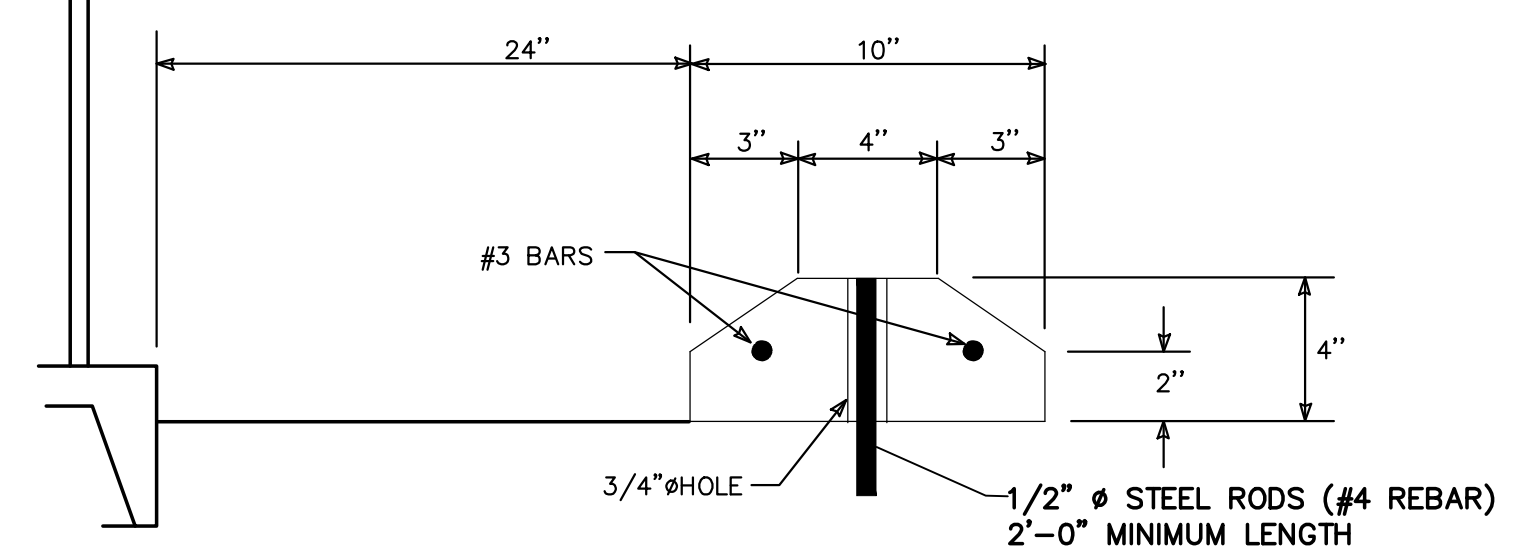
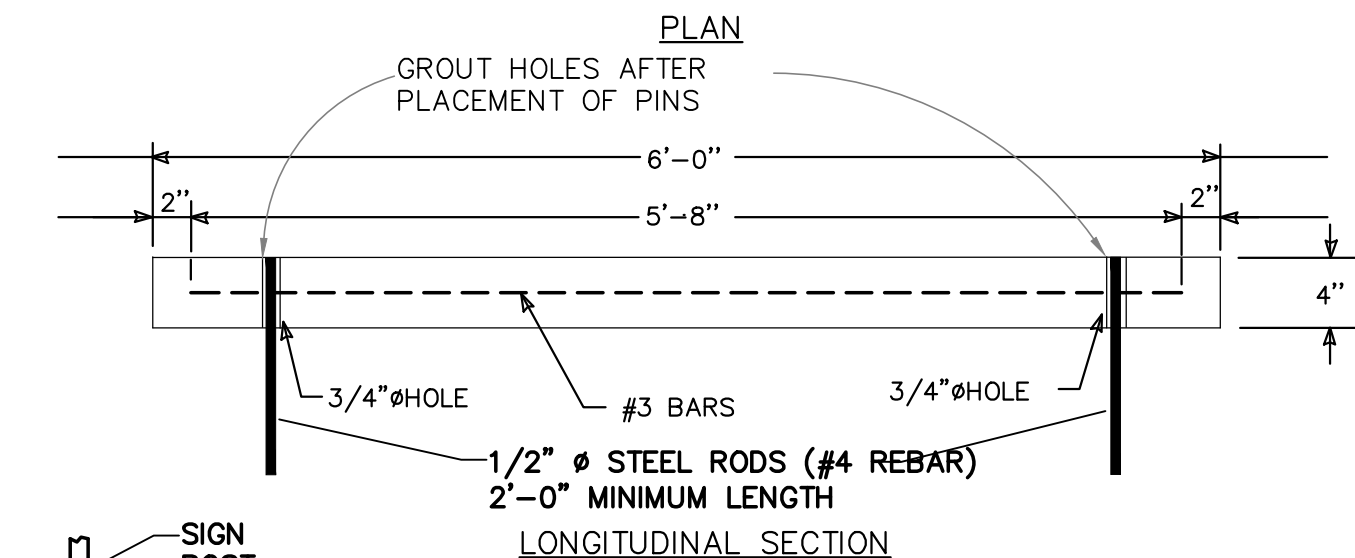
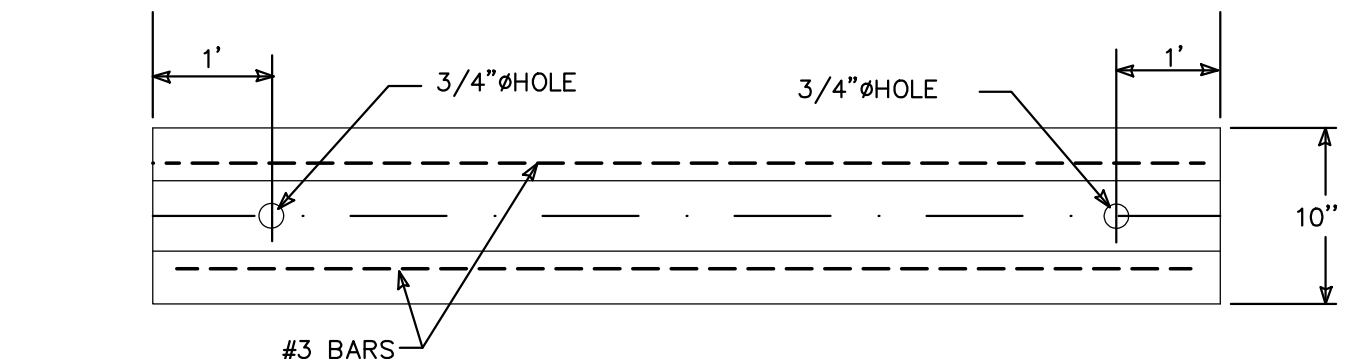


PRODUCT: 1238-1000
DESCRIPTION: 1" BIKE RACK
2 BIKE, SURFACE OR IN GROUND MOUNT
DATE: 10-4-18
ENG: SMC

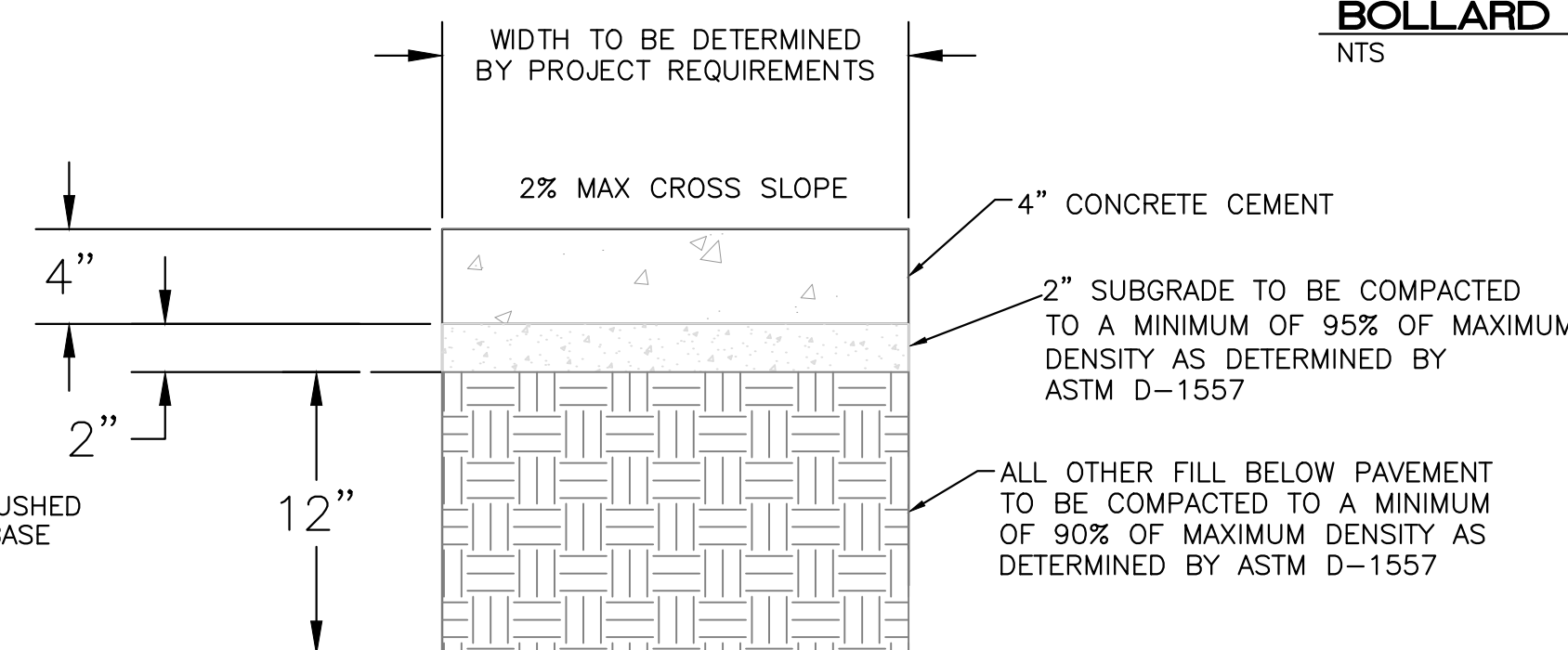
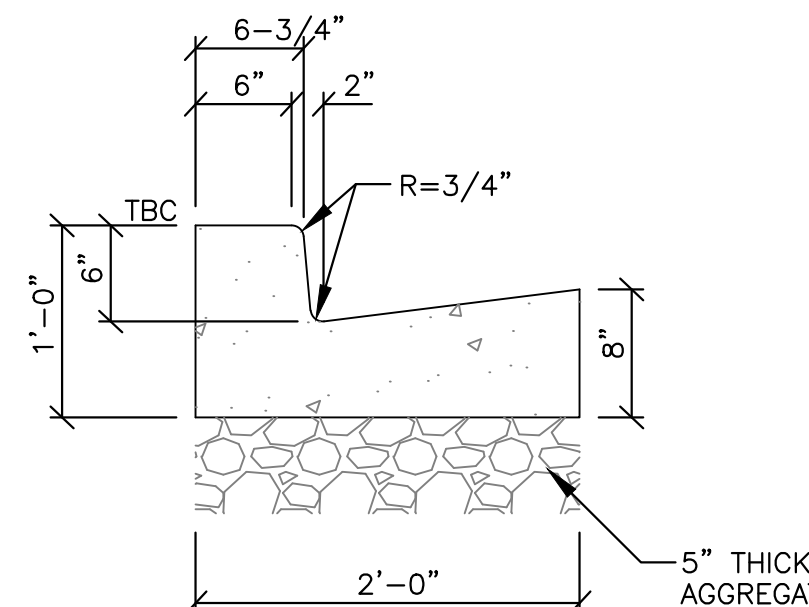
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BIKE RACK DETAIL
SCALE: NONE



WHEEL STOP



CONCRETE SIDEWALK SECTION

ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	1904 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY SB
	CONSTRUCTION DETAILS	DATE 05-11-23
	TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	DRAWING
		SHEET # DET-1 JOB # 2022046

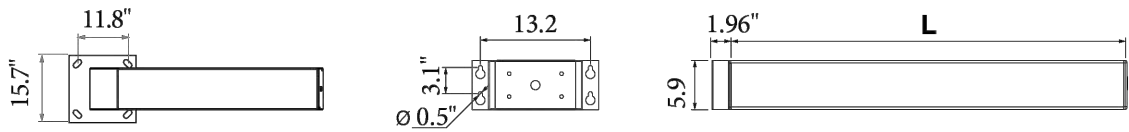


Domitienne V2

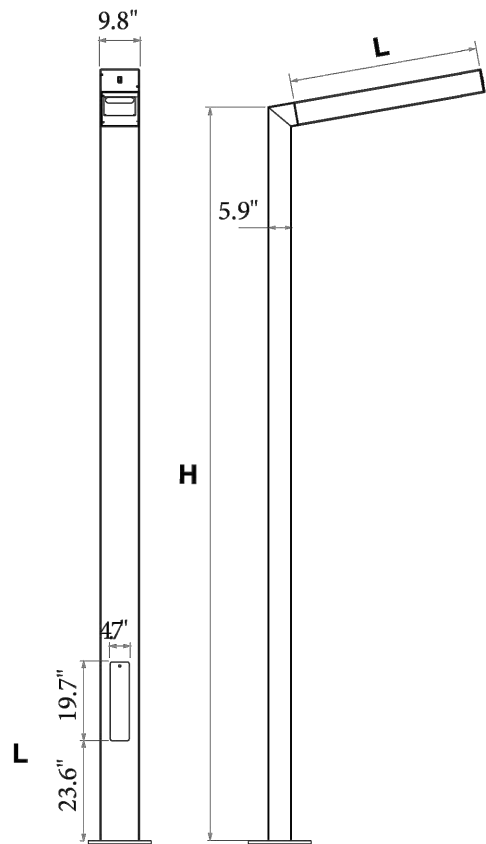
DIMENSIONS (in/ft)

DOMITIENNE V2						
Height	H	13.1'	16.4'	19.7'	23.0'	26.2'
Overhang	L	31.5" - 47.2" - 59.0"				

DOMITIENNE V2 Wall & against a pole mounting				
Overhang	L	31.5" - 47.2" - 59.0"		
Weight (lbs)		24.2	37.5	41.9

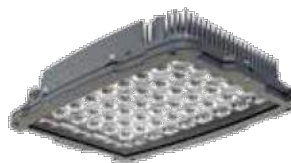


Base plate: 15.7" x 15.7" • Center to center: 11.8" x 11.8"
4 anchor bolts (not supplied)
Section : 9.8" x 5.9"



EVO2 MODULE

The EVO2 is very compact so that it can be incorporated into numerous luminaires in the Ragni range. In particular, it can replace classic reflectors (high-pressure sodium lamps, metal halide lamps...), and its compactness has made it possible to create the Ketch with its thin luminaire.



- LED manufacturer: CREE
- LED life-cycle: up to 100,000 hours
- Color temperatures: 3000K ou 4000K.
- CRI above 70

POWER AND LUMINOUS INTENSITIES PER MODULE - LUMINAIRE OUTPUT DATA

3000 K Number of LED	350 mA			500 mA			700 mA		
	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)
16	21.4	1988	93	28.2	2867	102	36	3636	101
32	34.4	3976	116	48.8	5734	118	68.9	7271	106
48	51	5964	117	72.6	8601	118	102.3	10907	107

4000 K Number of LED	350 mA			500 mA			700 mA		
	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)	P _t (W)	Φ (lm)	(lm/W)
16	21.4	2147	100	28.2	3097	110	36	3832	109
32	34.4	4294	125	48.8	6193	127	68.9	7863	114
48	51	6441	126	72.6	9290	128	102.3	11795	115

P_t (W) = Total power consumption including driver consumption • Φ Nominal flux (lm) • Luminous efficiency (lm/W)

ORDERING INFORMATION

Model	Pole Height (mm)	Head Length	# LED	CCT (K)	Drive Current	Distribution	Line Voltage	Mounting	Mounting Direction	Mounting Angle	Color
DOMY											
	4000	800	16	3 - (3000K)	35 - (350 mA)	T2	120	T - (Top)	F - (Front)	0	BLK - (Black)
	5000	1200	24	4 - (4000K)	50 - (500 mA)	T3	220	W - (Wall)	B - (Back)	5	BRZ - (Bronze)
	6000	1500	32		70 - (700 mA)	T4	277		L - (Left)	10	SLV - (Silver)
	7000		48		CUSTOM	T5	UNV		R - (Right)	15	WHT - (White)
	8000									20	(RAL #)
	CUSTOM									30	



NOTES

1. LIGHT FIXTURES SHALL BE SHIELDED USING FULL CUTOFF LIGHT FIXTURES (I.E. A LIGHT FIXTURE WITH ZERO INTENSITY AT OR ABOVE 90 DEGREES ABOVE NADIR AND LIMITED TO A VALUE NOT EXCEEDING 10% OF LAMP LUMENS AT OR ABOVE 80').
2. LIGHTING SHALL BE POSITIONED SO THAT LIGHT SPILLOVER ONTO THE AREA 10' BEYOND THE PROPERTY LINE SHALL NOT EXCEED 200' LAMBERTS AS MEASURED FROM THE PROPERTY LINE FACING THE LIGHT SOURCE.
3. OUTDOOR LIGHT FIXTURES SHALL HAVE A MINIMUM LIGHT INTENSITY OF 1 LUMEN PER SQUARE FOOT AND A MAXIMUM INTENSITY OF 2 LUMENS PER SQUARE FOOT.

ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	1904 BELLAMAH AVE NW ALBUQUERQUE, NM	DRAWN BY SB
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		DRAWING
	TIERRA WEST, LLC 5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrawestllc.com	SHEET # DET-2
		JOB # 2022046