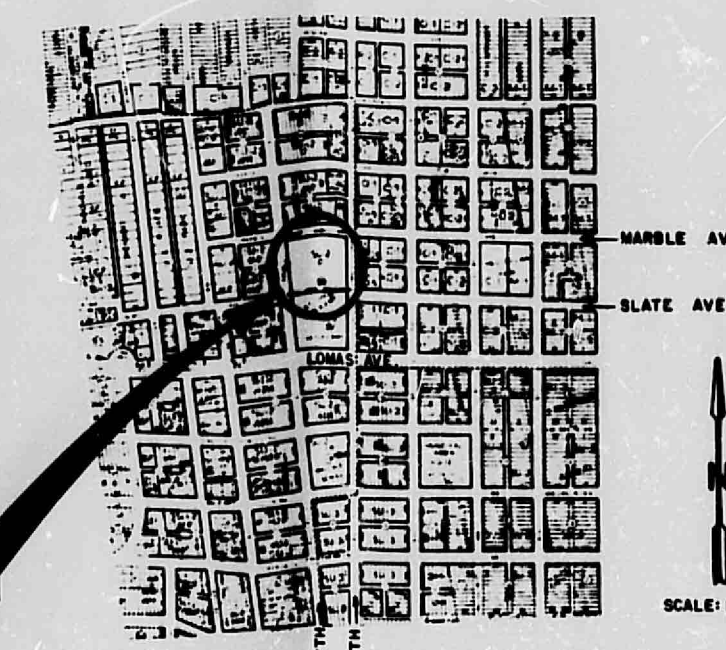
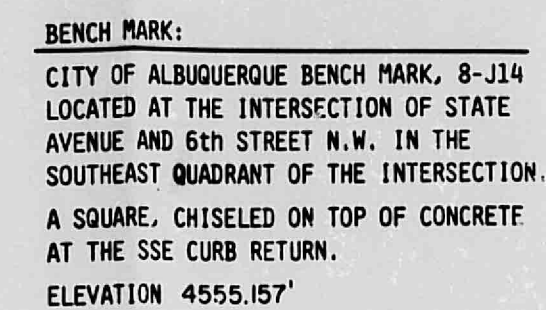




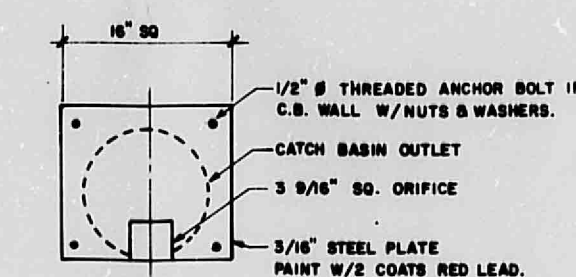
VICINITY MAP
ZONE ATLAS MAP J-14

KEYED NOTES

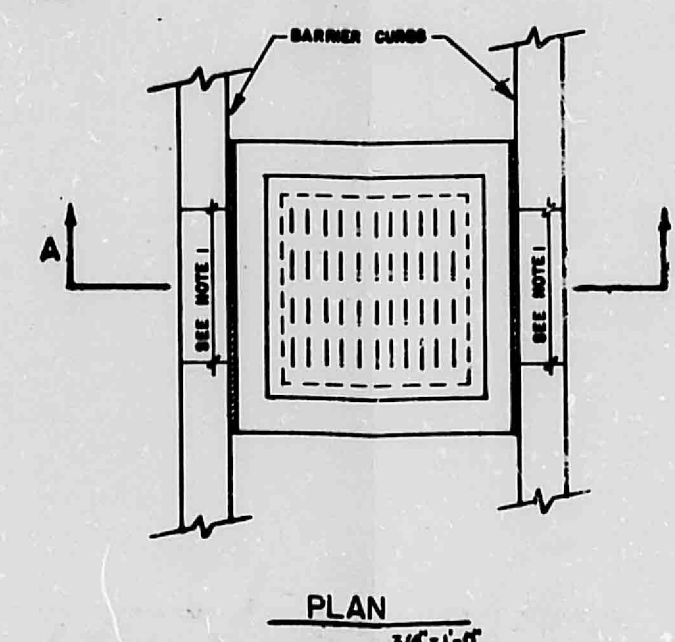
- 1. NEW #1 CONCRETE SIDEWALK
- 2. NEW ASPHALTIC RAMP - SEE
- 3. HANDICAPPED Curb - SEE
- 4. NEW CONCRETE CURB. SEE SEE
- 5. REMOVE EXISTING GATE
- 6. TEMPORARY CONSTRUCTION FENCE
- 7. NEW WOOD FENCE - SEE SEE
- 8. AREA TO RECEIVE NEW SOD
- 9. NEW STRIPED GATE
- 10. EXISTING TRASH CONTAINERS
- 11. EXISTING CHAIN LINK FENCING
- 12. TEMPORATE EXISTING STRIPED AS REQUIRED
- 13. NEW #1 CONCRETE DRIVEWAP TEMPORARY
- 14. NEW #1 CONCRETE DRIVEWAP (PERMANENT)
- 15. SLOPED CHAIN LINK FENCING
- 16. NEW #1 CONCRETE SLAB AT OUTDOOR DINING AREA
- 17. REMOVE EXISTING ASPHALTIC PAVING DUE TO NEW CONCRETE
- 18. REMOVE EXISTING CONCRETE CURB
- 19. NEW TREE IN PLANTING AREA
- 20. PAINTING EXISTING STRIPED AS REQUIRED
- 21. NEW PARKING LOT STRIPING
- 22. REMOVE EXISTING BLOCK WALL AND PATIO
- 23. REMOVE EXISTING IN GUT
- 24. NEW #1 CONCRETE STOOP
- 25. REMOVE EXISTING CONCRETE SIDEWALK
- 26. TEMPORARY CONSTRUCTION GATE
- 27. EXISTING LAWN
- 28. NEW CHAIN LINK FENCING
- 29. TEMPORARY RAMP
- 30. REMOVE POMPPOUSE, USE PLUMBING JACOBS
- 31. CONCRETE WALL AND FOOTING TO BE REMOVED
- 32. NEW BRICK WALL

NOTES -

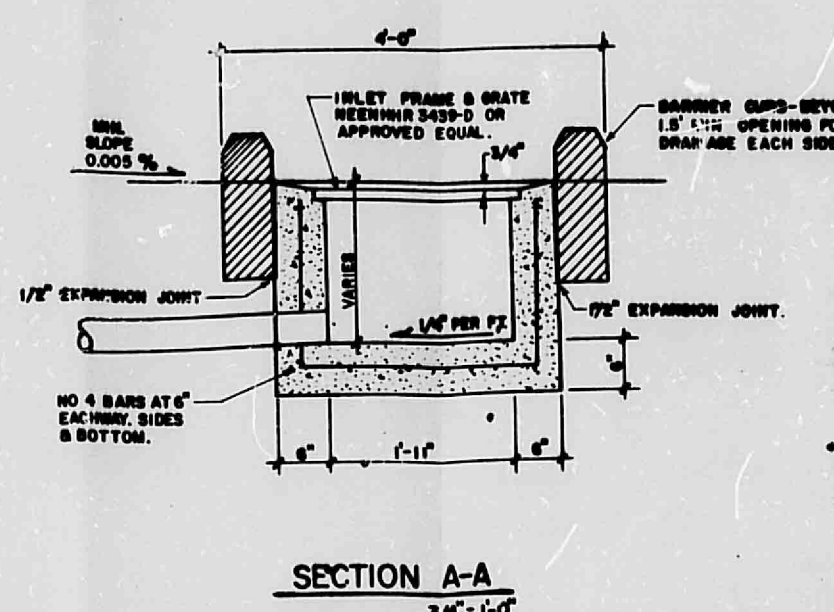
1. MINIMUM 1.5' OPENING IN BARRIER CURB FOR DRAINAGE.
2. SEE FIGURE 1 IN DRAINAGE CALCULATIONS FOR CROSS SECTIONS. CROSS SECTIONS EXTEND FULL LENGTH OF PARKING LOT.
3. ALL ROOF DRAINS ARE TO BE ROUTED TO THE PARKING LOT.



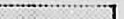
ORIFICE PLATE



CATCH BASIN DETAILS



SECTION A-A

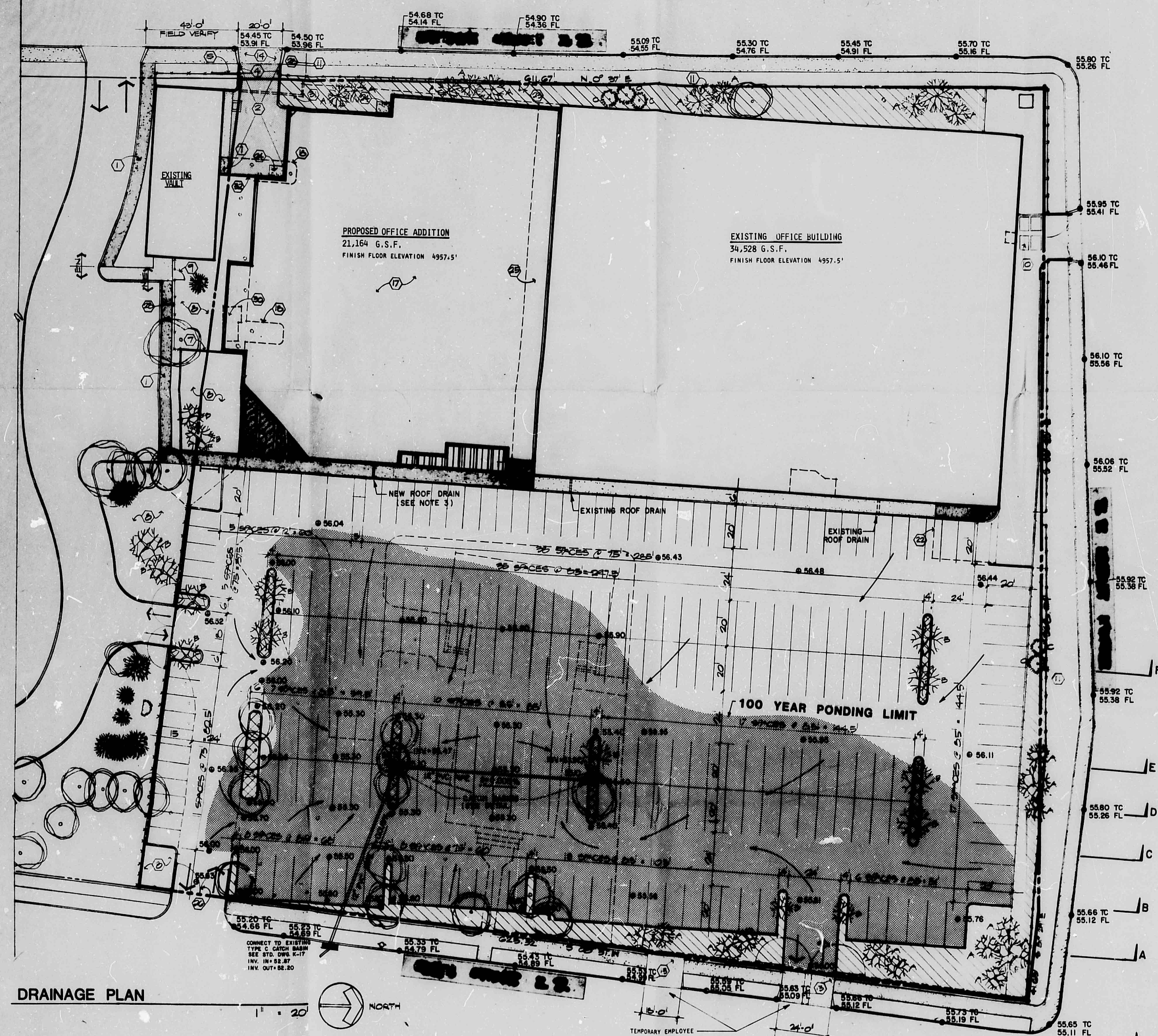
DESIGN DATA		PARKING/LANDSCAPING REQUIREMENTS		LEGEND	
PROPERTY ZONE	SU-2 (OFFICE)	1 PARKING SPACE REQUIRED/200 SQ. FT. NET LEASABLE SPACE			EXISTING CONCRETE WALK
SEISMIC GROUP	2	33,985 S.F. NET LEASABLE AREA (EXISTING)			NEW CONCRETE WALK
OCCUPANCY GROUP	B-2 OFFICE BUILDING (NEW)	21,014 S.F. NET LEASABLE AREA (NEW)			EXISTING CONCRETE CURB
TYPE OF CONSTRUCTION	B-2 OFFICE BUILDING (EXISTING)	54,999 S.F. NET LEASABLE (TOTAL)			NEW CONCRETE CURB
	TYPE II 1-HOUR				EXISTING TREES, SHRUBS
LEGAL DESCRIPTION		54,999 275 SPACES			NEW TREES
		200 -28 10x TRANSIT REDUCTION			← NEW EXISTING → SIDEWALK OR CURB
		247 REQUIRED 249 PROVIDED			NEW ASPHALT PAVING
BLOCK 28, PERFECTO ARMIJO & BROTHERS ADDITION		71,158 S.F. PAVED PARKING AREA			EXISTING TREE TO BE REMOVED
725 6TH N.W. ALBUQUERQUE, NEW MEXICO USA		10,595 S.F. LANDSCAPED AREA			
		15 % PROVIDED			
		NEW LANDSCAPING			
		 LONDON PLANE TREE - 3" CAL			
		 PLATANUS ACERFOLIA			
		 ARIZONA GREEN ASH - 2 1/2" CAL			
		 FRAXINUS VELUTINA			
		 PINON PINE - 6' - 8' UPRIGHT			
		 PINUS EDULIS			
		 VINCA MAJOR - 1 GAL AT 30" O.C.			
		 VINCA MAJOR			
		 DWARF BARBERY - 1 GAL AT 30" O.C.			
		 BERBERIS THUNBERGII - CRIMSON PYRY			

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DRAINAGE PLAN

DESIGN DATA

PROPERTY ZONE: M-2 (OFFICE)
SEISMIC GROUP: 2
OCCUPANCY GROUP: B-2 OFFICE BUILDING (NEW)
TYPE OF CONSTRUCTION: TYPE II 1-HOUR

LEGAL DESCRIPTION

BLOCK 29, PERFECTO ANILLO & BROTHERS ADDITION
725 6th N.W., ALBUQUERQUE, NEW MEXICO, USA

PARKING/LANDSCAPING REQUIREMENTS

1. PARKING SPACE REQUIRED/200 SQ. FT. NET LEASABLE SPACE
33,985 S.F. NET LEASABLE AREA (EXISTING)
21,014 S.F. NET LEASABLE AREA (NEW)
54,999 S.F. NET LEASABLE (TOTAL)
54,999 275 SPACES
200 28 101 TRANSIT REDUCTION
267 REQUIRED 249 PROVIDED
7,158 S.F. PAVED PARKING AREA
10,555 S.F. LANDSCAPED AREA
15.5 PROVIDED

NEW LANDSCAPING

LONDON PLANE TREE - 3" CAL
PLATANUS ACERIFOLIA
ARIZONA GREY ASH - 2 1/2" CAL
FRAXINUS VELUTINA
PINUS PINE - 6" - 8" UPRIGHT
PINUS EDULIS
VINCA MAJOR - 1 GAL AT 30" O.C.
VINCA MAJOR
SWIFT BARBERY - 1 GAL AT 30" O.C.
BERBERIS THUNBERGII - CRIMSON PINKY

LEGEND

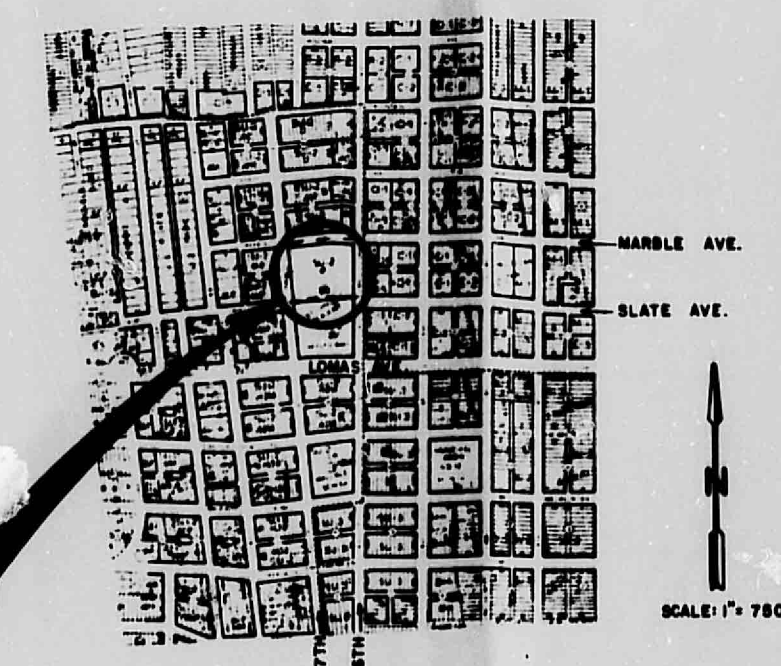
- EXISTING CONCRETE WALK
- NEW CONCRETE WALK
- EXISTING CONCRETE CURB
- NEW CONCRETE CURB
- EXISTING TREES, SHRUBS
- NEW TREES
- NEW ASPHALT PAVING
- EXISTING TREE TO BE REMOVED
- NEW SPOT ELEVATIONS
- EXISTING SPOT ELEVATIONS
- TC TOP OF CURB
- FL FLOW LINE
- DIRECTION OF FLOW
- NEW CONCRETE WALL
- NEW ASPHALT PAVING
- EXISTING TREE TO BE REMOVED

BENCH MARK:

CITY OF ALBUQUERQUE BENCH MARK, B-114
LOCATED AT THE INTERSECTION OF SLATE
AVENUE AND 6th STREET N.W. IN THE
SOUTHEAST QUADRANT OF THE INTERSECTION.
A SQUARE, CHISELED ON TOP OF CONCRETE
AT THE SSE CURB RETURN.
ELEVATION 4555.157'

TEMPORARY BENCH MARK (TBM) FINISH FLOOR
AT SOUTH ENTRANCE OF EXISTING OFFICE BUILDING
IN N.W. CORNER OF BLOCK. ELEV. = 4957.5

SITE LOCATION

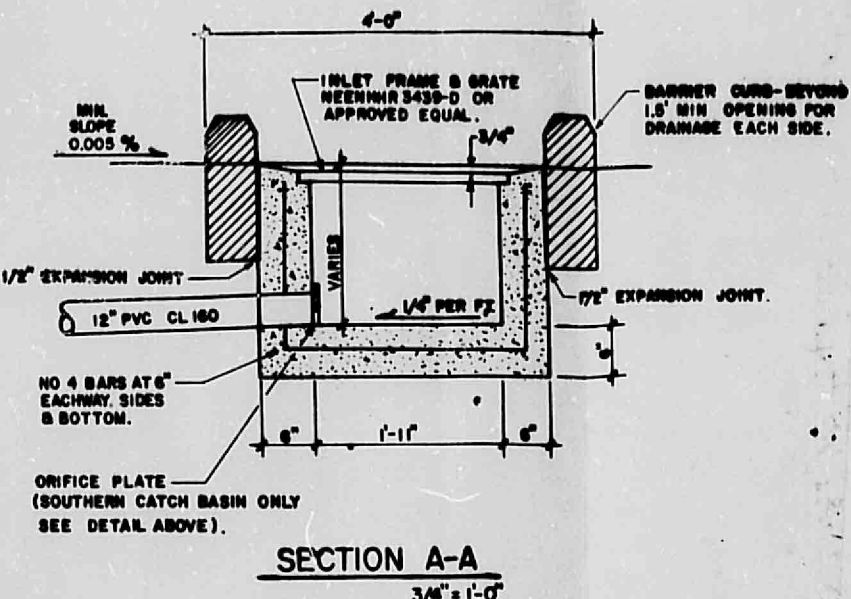
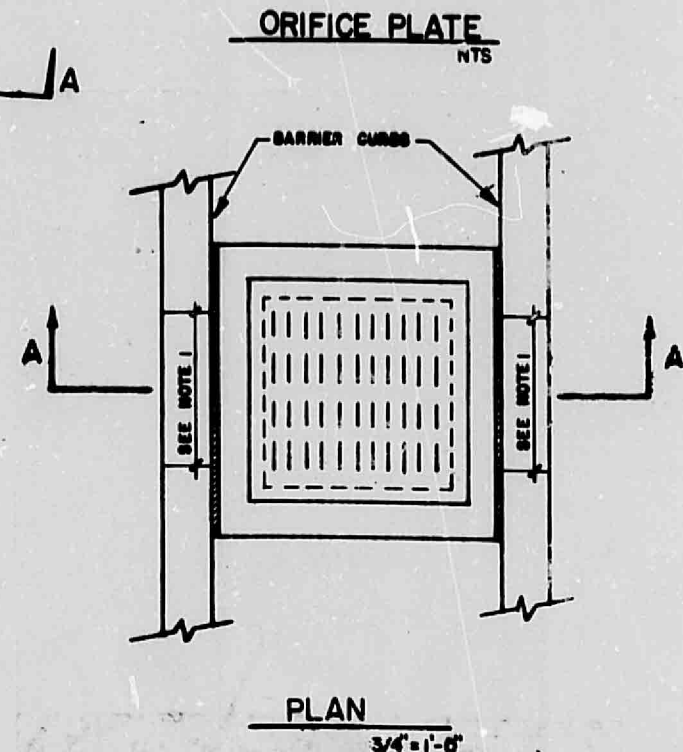
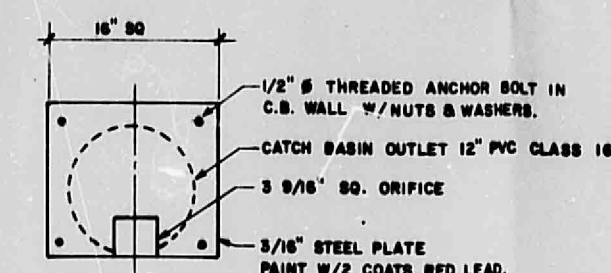


KEYED NOTES

1. NEW 4" CONCRETE SIDEWALK
2. NEW ASPHALTIC PAVING
3. HANDICAPPED RAMP - SEE
4. NEW CONCRETE CURB - SEE
5. REUSE EXISTING GATE
6. TEMPORARY CONSTRUCTION FENCE
7. NEW WOOD FENCE - SEE
8. AREA TO RECEIVE NEW SOD
9. NEW PEDESTRIAN GATE
10. EXISTING TRASH CONTAINERS
11. EXISTING CHAIN LINK FENCING
12. TEMPORARY GATE IN CHAIN LINK FENCING
13. NEW 4" CONCRETE DRIVEPAD (TEMPORARY)
14. NEW 4" CONCRETE DRIVEPAD (PERMANENT)
15. SLIDING CHAIN LINK GATE - SEE
16. NEW 4" CONCRETE SLAB AT OUTDOOR DYING AREA
17. REMOVE EXISTING ASPHALTIC PAVING IN AREA OF NEW CONSTRUCTION AS REQUIRED
18. REMOVE EXISTING CONCRETE CURB
19. NEW TREE IN PLANTING AREA
20. PAINT OUT EXISTING STRIPING AS REQUIRED
21. NEW PARKING LOT STRIPING
22. REMOVE EXISTING BLOCK WALL AND RATIO
23. EXISTING PEDESTRIAN GATE
24. NEW 4" CONCRETE STOOD
25. REMOVE EXISTING CONCRETE SIDEWALK
26. TEMPORARY CONSTRUCTION GATE
27. EXISTING LAWN
28. NEW CHAIN LINK FENCING
29. TEMPORARY RAMP
30. REMOVE PUMPHOUSE, SEE PLUMBING DRAWINGS
31. CONCRETE WALL AND FOOTING TO BE REMOVED
32. NEW CONCRETE WALL

NOTES:

1. MINIMUM 1.5' OPENING IN BARRIER CURB FOR DRAINAGE.
2. SEE FIGURE 1 IN DRAINAGE CALCULATIONS FOR CROSS SECTIONS. CROSS SECTIONS EXTEND FULL LENGTH OF PARKING LOT.
3. ALL ROOF DRAIN ARE TO BE ROUTED TO THE PARKING LOT.



CATCH BASIN DETAILS

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