HYDROLOGY K15/D20 DUNKIN DOUNTS

K15/D20

Dunkin Donuts

1 Plan

TBM

M.H.N. RIM - 5143.49
32.0' TO B/C NORTH R.O.W.
PROJ ℄ MESA ST. S.E

6" HI-PRESS GAS LINE / 12' SOUTH OF NORTH R.O.W.

8" SEWER / ℄ CENTRAL AVE. S.E

22" WATER, CAST IRON / NEAR ℄ CENTERAL AVE. S.E. WEST BOUND

ISLAND

EAST BOUND

24" WATER, CAST IRON / 28' NORTH OF CURB

LEGAL DESCRIPTION

Lots numbered Five (5) and Six (6) in Block numbered Seventy-four (74) of the Amended Map of TERRACE ADDITION, to the City of Albuquerque, New Mexico, as the same is shown and designated on the Map of said Addition, filed in the Office of the Probate Clerk and Ex-Officio Recorder of Bernalillo County, New Mexico, on November 15, 1910.

1900-1906 CENTRAL AVENUE S.E.

Sawcut, Breakout + Remove 50 L.F. OF 18" Concrete Curb + Gutter

4" LOW-PRESS GAS LINE / 11' NORTH OF S. R.O.W.

Sawcut, Breakout + Remove Conc. Drive, Remove Metal Guardrail

CLOSE EX. DRIVE APPROACH W/ CURB

LANDSCAPING

HANDICAP RAMP MAX. 1" PER FT. SLOPE

DUNKIN DONUTS MIN. FIN. FLR. 45.5

PARCEL 'A', BLK. 74, FD. 3-08-79, BK. C13, PG. 25 BURGER KING - OWNER.

WOOD FENCE

TYPICAL TREE

PAINT STRIPES

15 SPACES

6 SPACES @ 9'

3 SPACES @ 9'

3' HIGH WALL

P.D.S. SIGN

GAS METER

NOTE: CONTR. TO SAVE SMALL TREES WHERE POSSIBLE TO USE IN LANDSCAPE AREAS.

N 08°45'00"E 142.00'

S 08°45'00"W 142.00'

N 81°15'00"W 100.00'

PROPOSED 6' HIGH WOOD FENCE ALONG PROPERTY LINE

REMOVE EXIST. 3' WALL

(3 WIRES) O.H. POWER

ALLEY PAVED (ALLEY W/ 12' APRON ½ SIDE)

MESA STREET S.E. (60' R.O.W., PAVED)

6" WATER, CAST IRON, EAST SIDE MESA ST. S.E.

2" LOW-PRESS. GAS LINE / 80' W. OF EAST R.O.W.

EX. WATER METER

Sawcut, Breakout + Remove 60 L.F. OF 18" Conc. Curb & Gutter

ALTERNATE EXTRUDED CURB DETAIL
SCALE: 1" = 1'-0"

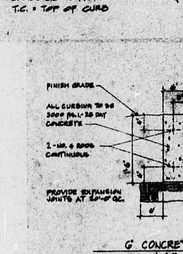
LEGEND

PROPERTY LINE	
EXISTING - TO BE REMOVED	
SETBACK, EASEMENT, ETC	
NEW CONCRETE	
EXISTING GRDT ELEVATION	45.6
NEW GRDT ELEVATION (TOP OF WALK, CURB, ETC.) (TYP. OF FINISHED PAVING)	45.6 / 45.2
CONDUIT (UNDERGROUND)	C
ELECTRICAL SERVICE LINE	E
GAS SERVICE LINE	G
SANITARY SEWER LINE	SS
WATER SERVICE LINE	W
TELEPHONE SERVICE LINE	T
NEW CONTOUR LINE	15
DRAINAGE PATTERN	→
T.C. = TOP OF CURB	

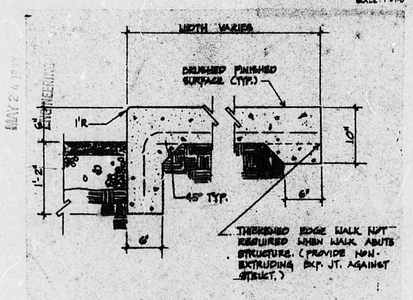
GENERAL NOTES

1. PRIOR TO STARTING CONSTRUCTION THE GENERAL CONTRACTOR SHALL BE RESPONSIBLE TO VERIFY THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED. NO CONSTRUCTION OR FABRICATION OF ANY ITEM SHALL BEGIN UNTIL THE CONTRACTOR HAS RECEIVED ALL PLANS AND ANY OTHER DOCUMENTATION FROM OF THE PERMITTING AND ANY OTHER REGULATORY AUTHORITIES. FAILURE TO THE CONTRACTOR TO FOLLOW THIS PROCEDURE SHALL CAUSE THE CONTRACTOR TO BE SOLE WITH RESPONSIBILITY FOR ANY SUBSEQUENT MODIFICATION OF THE WORK MANDATED BY ANY REGULATORY AUTHORITY.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL SETBACKS AND/OR EASEMENTS BEFORE BEGINNING CONSTRUCTION.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE VERIFICATION OF THE LOCATION OF EXISTING UTILITIES, THE CONNECTION OF UTILITY LINES FROM THE BUILDING TO SERVICE LINES, THE EXACT LOCATION OF TAP-ON'S AND ALL FEES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
4. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DEMOLITION AND REMOVAL OF ALL EXISTING VEGETATION, FENCES ETC., UNLESS OTHERWISE NOTED ON THE SITE PLAN, OR LANDSCAPE PLAN.
5. GENERAL CONTRACTOR SHALL NOTIFY UTILITY COMPANY OF WORK TO BE DONE ON SITE PRIOR TO CONSTRUCTION.
6. ALL WORK OUTSIDE OUTLINE PROPERTY LINES SHALL BE IN ACCORDANCE WITH REQUIREMENTS OF THE GOVERNING AUTHORITY WITH JURISDICTION.
7. ELECTRIC SERVICE SHALL BE UNDERGROUND, UNLESS OTHERWISE NOTED ON THE PLANS. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FURNISH ALL LABOR AND MATERIAL NECESSARY TO PROVIDE ELECTRIC SERVICE FROM THE NEAREST USABLE SOURCE TO THE BUILDING. THE CONTRACTOR SHALL COORDINATE THIS PHASE OF THE WORK WITH THE LOCAL UTILITY COMPANY.
8. UNDERGROUND CONDUIT TO SIGNS, LOT LIGHTS, ETC., SHALL BE SIZED ACCORDING TO THE LOAD SCHEDULE. THE CONDUIT SHALL BE PLACED IN GRASS OR LANDSCAPE AREAS WHENEVER POSSIBLE. THE LOCATION OF THE CONDUIT SHOWN ON THE PLANS SHALL BE CONSIDERED TO BE SCHEMATIC. THE ACTUAL LOCATION AND SIZE SHALL BE DETERMINED BY THE CONTRACTOR.
9. GENERAL CONTRACTOR SHALL REMOVE ALL CONSTRUCTION TRASH FROM SITE.
10. DO NOT SCALE THIS DRAWING. IT IS A REPRODUCTION AND IS SUBJECT TO DISTORTION.
11. SOILS INVESTIGATION REPORT FOR THIS SITE HAS BEEN FURNISHED BY: LOT 6 SOILS.
    THIS REPORT SHALL BE CONSIDERED AS PART OF THE PLANS AND SPECS. RECOMMENDATIONS FOR FOUNDATION AND PAVING CONSTRUCTION SHOULD BE CLOSELY FOLLOWED.
    THE CONTRACTOR SHALL PROVIDE FOR A.S.PHALT PAVING FOR BIDDING PURPOSES, AND PROVIDE AN ALTERNATE BID FOR CONCRETE PAVING.
12. LAND SURVEY FOR THIS SITE HAS BEEN PROVIDED BY: SOUTHWEST SURVEYING CO., INC - 815 MARBLE N.W., ALBUQUERQUE N.M. 87102
13. BENCH MARK - SEE BELOW

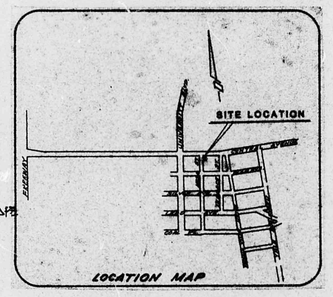
NOTES: BM. used for survey, B-K16, 1974 ACS
Elevation = 5161.699 (SLD 1929)
Location = Intersection of Central Ave & Yale St SE.

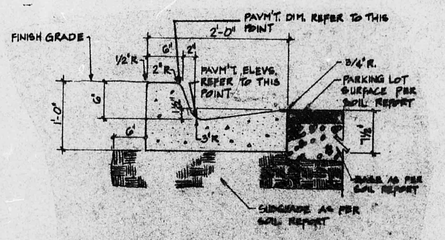


6" CONCRETE CURB
SCALE: 1"=1'-0"



WALK DETAIL (BRUSHED CONC.)
SCALE: 1"=1'-0"





2'-0" CONCRETE CURB & GUTTER
SCALE: 1" = 1'-0"

SITE PLAN
SCALE 1"-10'

PROJECT NO: 2304
PROJECT LOCATION: ALBUQUERQUE NEW MEXICO

DUNKIN DONUTS

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architects and engineers

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architect

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REVISIONS:

DATE: MAY-10-83
DRAWN BY: A-K
SHEET NUMBER:
S.P 1