

Notes:

CONSTRUCTION NOTES:

- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM 280-1980 (ALBUQUERQUE AREA), 1-800-321-ALERT(2537) (STATEWIDE), FOR LOCATION OF EXISTING UTILITIES.
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 - ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
 - ALL CONSTRUCTION WITHIN PUBLIC RIGHT-OF-WAY SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE CITY OF ALBUQUERQUE STANDARDS AND PROCEDURES.
 - IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THESE DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. IF ANY SUCH EXISTING LINES ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE OWNER OF SAID UTILITY, AND THE INFORMATION MAY BE INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES. THE ENGINEER HAS CONDUCTED ONLY PRELIMINARY INVESTIGATION OF THE LOCATION, DEPTH, SIZE, OR TYPE OF EXISTING UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES. THIS INVESTIGATION IS NOT CONCLUSIVE, AND MAY NOT BE COMPLETE, THEREFORE, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFOR. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE, OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES, AND UNDERGROUND UTILITY LINES. IN PLANNING AND CONDUCTING EXCAVATION, THE CONTRACTOR SHALL COMPLY WITH STATE STATUTES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES.
 - THE DESIGN OF PLANTERS AND LANDSCAPED AREAS ADJACENT TO THE BUILDING(S) SHALL BE PROVIDED WITH POSITIVE DRAINAGE TO AVOID ANY PONDING ADJACENT TO THE STRUCTURE. FOR CONSTRUCTION DETAILS, REFER TO LANDSCAPING PLAN.
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 - BACKFILL COMPACTION SHALL BE ACCORDING TO RESIDENTIAL STREET USE.
 - MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
- EROSION CONTROL MEASURES:**
- THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE SITE INTO PUBLIC RIGHT-OF-WAY OR ONTO PRIVATE PROPERTY.
 - THE CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY SO THAT THE EXCAVATED MATERIAL IS NOT SUSCEPTIBLE TO BEING WASHED DOWN THE STREET.
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 - UNLESS FINAL STABILIZATION IS OTHERWISE PROVIDED FOR, ANY AREAS OF EXCESS DISTURBANCE (TRAFFIC ACCESS, STORAGE YARD, EXCAVATED MATERIAL, ETC.) SHALL BE RE-SEEDING ACCORDING TO C.O.A. SPECIFICATION 1012 "NATIVE GRASS SEEDING". THIS WILL BE CONSIDERED INCIDENTAL TO CONSTRUCTION, THEREFORE, NO SEPARATE PAYMENT WILL BE MADE.

U.S. Electric

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Project Title

Drawn By S.G.H. Checked By J.G.M.

Proj. No. Date 07/2004

DRAINAGE CERTIFICATION OVER LAND

Revisions Architect Engineer

DRAINAGE PLAN AND CALCULATIONS

Sheet Title Sheet 1 of 2

DRAINAGE PLAN

I. INTRODUCTION AND EXECUTIVE SUMMARY

THIS PROJECT, LOCATED IN THE SOUTH EAST HEIGHTS OF THE ALBUQUERQUE METROPOLITAN AREA, REPRESENTS AN UNDEVELOPED TRACT WITHIN AN INFILL AREA. THE DRAINAGE CONCEPT FOR THIS PROJECT WILL BE IN ACCORDANCE WITH THE INFILL CRITERIA ESTABLISHED IN CHAPTER 22, PAGE 178. THIS SITE IS ADJACENT TO ACOMA ROAD SE WHICH IS DESIGNATED AS A FLOOD HAZARD AO ZONE WITH A DEPTH OF ONE FOOT. THE PROPOSED FINISH FLOOR ADJACENT TO ACOMA WILL BE SET TWO FEET ABOVE THE FLOW LINE IN ACOMA ROAD SE WHICH WILL PROVIDE THE REQUIRED ONE FOOT ELEVATION DIFFERENCE ABOVE THE DESIGNATED FLOOD HAZARD ZONE.

THIS SUBMITTAL IS MADE IN SUPPORT OF A BUILDING PERMIT AND A SO #19 PERMIT FOR THE PROPOSED FIVE CURB PENETRATIONS IN CALIFORNIA RD. SE.

II. PROJECT DESCRIPTION

AS SHOWN BY THE VICINITY MAP, THE LEGAL DESCRIPTION OF THE ENTIRE SITE IS LOTS 1-6 AND LOT 23, BLOCK 10 OF THE FAIRGROUNDS ADDITION ALL OF WHICH ARE OWNED BY THE APPLICANT. THE PROPOSED DEVELOPMENT IS FOR LOT 3-A ONLY WHICH IS BORDERED BY ACOMA RD. SE ON THE NORTH, CALIFORNIA RD. SE ON THE EAST, LOT 2 ON THE WEST AND A PUBLIC ALLEY ON THE SOUTH, AS SHOWN BY PANEL 354 OF 825 OF THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAPS PUBLISHED BY FEMA FOR BERNILLO COUNTY, NEW MEXICO, REVISED NOVEMBER 19, 2003, THIS SITE LIES ADJACENT TO A DESIGNATED FLOOD HAZARD AO ZONE IN ACOMA DR. SE.

III. BACKGROUND DOCUMENTS

THE FOLLOWING DOCUMENTS WERE USED IN THE PREPARATION OF THIS PLAN:

- DPM, CHAPTER 22, SECTION 2, HYDROLOGY FOR THE CALCULATIONS;
- DPM, CHAPTER 22, SECTION 7, PAGE 178 FOR INFILL CRITERIA;
- COA GIS 1999 DIGITAL ORTHO PHOTOGRAPHY TO DETERMINE THE REMAINING DEVELOPABLE LOTS;
- FLOOD INSURANCE RATE MAP 354 OF 825 FOR COA FLOOD HAZARD INFORMATION;
- ALBUQUERQUE MASTER DRAINAGE STUDY (AMDS), SYSTEM 208-01A FOR STORM DRAIN IMPROVEMENTS;
- AND DRAINAGE REPORTS: K18/D38, K18/D57, K18/D16 & K18 D76 TO DETERMINE DRAINAGE REQUIREMENTS (I.E., FREE DISCHARGE IS PREDOMINANT AND APPLICABLE).

IV. EXISTING CONDITIONS

THE TOPOGRAPHIC DATA PRESENTED HERewith DEMONSTRATES THE EXISTING CONDITIONS OF THE PROJECT SITE. AT PRESENT, THE ENTIRE SITE IS UNDEVELOPED WITH THE EXCEPTION OF AN EXISTING 24'X24' SHED LOCATED AT THE SOUTHEAST CORNER OF LOT 3-A AND A BUILDING LOCATED AT THE SOUTHWEST CORNER OF LOT 23. THE SITE CURRENTLY SLOPES FROM EAST TO WEST WITH AN AVERAGE SLOPE OF 0.7%. THE SITE IS PRESENTLY BEING USED AS AN UNPAVED CONSTRUCTION YARD. PREVIOUSLY, THE SITE WAS A MOBILE HOME PARK.

V. PROPOSED CONDITIONS

THE PROPOSED CONSTRUCTION CONSISTS OF A PROPOSED WAREHOUSE WITH THE ASSOCIATED PAVING, AND LANDSCAPING. THE RUNOFF FROM THE PARKING LOT AND THE WEST HALF OF THE NEW BUILDING WILL DISCHARGE DIRECTLY INTO ACOMA RD. SE AND THEN INTO THE EXISTING 54" STORM DRAIN LOCATED IMMEDIATELY DOWNSTREAM OF THE SITE. THE EAST HALF OF THE BUILDING WILL DISCHARGE DIRECTLY FROM THE FIVE ROOF DRAINS INTO THE CURB & GUTTER IN CALIFORNIA RD. SE. THE FINISH FLOOR OF THE WAREHOUSE IS SET TWO FEET ABOVE THE FLOW LINE IN ACOMA RD. SE IN ORDER TO MEET THE COA FLOOD HAZARD ORDINANCE REQUIREMENTS. THE PARKING LOT WILL BE PAVED WITH BONDED CRUSHER FINES IN LIEU OF THE MORE TRADITIONAL ASPHALT PAVING. THE LAND TREATMENT USED IN THE RUNOFF AND VOLUME CALCULATION FOR THE CRUSHER FINES WAS LAND TREATMENT "D", THE SAME AS TRADITIONAL PAVING.

VI. GRADING PLAN

THE GRADING PLAN SHOWS 1.) EXISTING GRADES INDICATED BY SPOT ELEVATIONS AND CONTOURS AT 1'-0" INTERVALS, 2.) PROPOSED GRADES INDICATED BY SPOT ELEVATIONS AND CONTOURS AT 1'-0" INTERVALS, 3.) THE LIMIT AND CHARACTER OF THE EXISTING IMPROVEMENTS TAKEN FROM THE SURVEY BY JEFF MORTENSEN & ASSOCIATES, 4.) THE LIMIT AND CHARACTER OF THE PROPOSED IMPROVEMENTS, 5.) CONTINUITY BETWEEN EXISTING AND PROPOSED GRADES.

VII. CALCULATIONS

CALCULATIONS ANALYZING THE EXISTING AND DEVELOPED CONDITIONS FOR THE 100-YEAR, 6-HOUR RAINFALL EVENT HAVE BEEN PREPARED FOR THIS PROJECT. THE PROCEDURE FOR 40 ACRE AND SMALLER BASINS, AS SET FORTH IN THE REVISION OF SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL, VOLUME 2, DESIGN CRITERIA, DATED JANUARY, 1993, HAS BEEN USED TO QUANTIFY THE PEAK RATE OF DISCHARGE AND VOLUME OF RUNOFF GENERATED. AS SHOWN BY THE RESULTS PRESENTED HEREON, THERE WILL BE A MODEST INCREASE IN PEAK DISCHARGE AND RUNOFF VOLUME ASSOCIATED WITH THE PROPOSED CONSTRUCTION.

VIII. CONCLUSIONS

THE FREE DISCHARGE OF RUNOFF FROM THIS SITE TO THE EXISTING STORM DRAIN SYSTEM LOCATED IN ACOMA RD. SE IS APPROPRIATE DUE TO THE FOLLOWING FACTORS:

- THIS SITE IS A CLASSIC INFILL WITH LIMITED UNDEVELOPED LOTS IN THIS BASIN WHICH COULD ESTABLISH A NEGATIVE PRECEDENT FROM A DRAINAGE RUNOFF STANDPOINT.
- AMDS STORM DRAIN SYSTEM 208-01A WAS CONSTRUCTED DOWNSTREAM TO PREVENT FLOODING AT SOUTHERN AVENUE, TRUMBALL AVENUE, BELL AVENUE, ZUM ROAD, AND SAN PEDRO DRIVE.
- NO ADVERSE IMPACT ON DOWNSTREAM CAPACITY OR DOWNSTREAM PROPERTIES.
- ADJACENT DEVELOPMENTS HAVE BEEN PERMITTED FREE DISCHARGE. SEE DRAINAGE FILES K18/D76, K18/D16 AND K18 D57.
- THE FINISH FLOOR ELEVATIONS IS SET ONE FOOT ABOVE THE FLOOD HAZARD DEPTH IDENTIFIED IN ACOMA RD. NE. IN ACCORDANCE WITH THE COA FLOOD HAZARD ORDINANCE.
- MODEST INCREASE IN RUNOFF VOLUME AND PEAK DISCHARGE.
- THIS PLAN MEETS THE CITY'S REQUIREMENTS FOR BUILDING PERMIT AND SO#19 APPROVAL.
- SEPARATE DRAINAGE SUBMITTALS WILL BE REQUIRED FOR THE DEVELOPMENT OF THE REMAINING LOTS WITHIN THIS SITE.

CALCULATIONS

I. PRECIPITATION ZONE = 3

$$I. P_{6,100} = P_{300} = 2.80$$

$$III. TOTAL AREA (A_T) = 23040 \text{ SF}/0.53 \text{ AC}$$

IV. EXISTING LAND TREATMENT

TREATMENT	AREA (SF/AC)	%
C	22450 / 0.52	97
D	590 / 0.01	03

V. DEVELOPED LAND TREATMENT

TREATMENT	AREA (SF/AC)	%
B	2890 / 0.08	12
D	20350 / 0.47	88

VI. EXISTING CONDITION

A. VOLUME

$$E_w = (E_{A_A} + E_{B_B} + E_{C_C} + E_{D_D}) / A_T$$

$$E_w = (E_{C_C} + E_{D_D}) / A_T$$

$$E_w = [1.29(0.97) + 2.38(0.03)] / 0.53 = 2.49 \text{ IN}$$

$$V_{100} = (E_w / 12) A_T$$

$$V_{100} = (1.32 / 12) 23040 = 0.0583 \text{ ac-ft} = 2530 \text{ CF}$$

B. PEAK DISCHARGE

$$Q_p = Q_{A_A} + Q_{B_B} + Q_{C_C} + Q_{D_D}$$

$$Q_p = Q_{C_C} + Q_{D_D}$$

$$Q_p = Q_{100} = 3.45(0.52) + 5.02(0.01) = 1.8 \text{ cfs}$$

VII. DEVELOPED CONDITION

A. VOLUME

$$E_w = (E_{A_A} + E_{B_B} + E_{C_C} + E_{D_D}) / A_T$$

$$E_w = (E_{B_B} + E_{D_D}) / A_T$$

$$E_w = [0.92(0.12) + 2.38(0.88)] / 0.53 = 4.11 \text{ IN}$$

$$V_{100} = (E_w / 12) A_T$$

$$V_{100} = (2.18 / 12) 23040 = 0.0963 \text{ ac-ft} = 4180 \text{ CF}$$

B. PEAK DISCHARGE

$$Q_p = Q_{A_A} + Q_{B_B} + Q_{C_C} + Q_{D_D}$$

$$Q_p = Q_{B_B} + Q_{D_D}$$

$$Q_p = Q_{100} = 2.80(0.08) + 5.02(0.47) = 2.5 \text{ cfs}$$

VIII. COMPARISON

A. VOLUME

$$\Delta V_{100} = 4180 - 2350 = 1830 \text{ CF (INCREASE)}$$

B. PEAK DISCHARGE

$$\Delta Q_{100} = 2.5 - 1.8 = 0.7 \text{ cfs (INCREASE)}$$

△ DRAINAGE CERTIFICATION FOR PERMANENT CERTIFICATE OF OCCUPANCY

I, JEFFREY G. MORTENSEN, NMPE 8547, OF THE FIRM JEFF MORTENSEN & ASSOCIATES, INC., HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND DRAINED IN SUBSTANTIAL COMPLIANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 07-29-2004 AND REVISED 08-22-2004 WITH EXCEPTIONS AS NOTED AND DISCUSSED BELOW. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ME OR UNDER MY DIRECT SUPERVISION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR PERMANENT CERTIFICATE OF OCCUPANCY.

THE FOLLOWING EXCEPTIONS TO THE APPROVED PLAN ARE AS NOTED BELOW:

- THE BONDED CRUSHER FINES PARKING LOT HAS BEEN REPLACED WITH AN OPEN-GRADED CRUSHED ASPHALT BASE COURSE MATERIAL THEREBY CONSTITUTING A POROUS PAVEMENT. MOST RUNOFF GENERATED BY THE PARKING LOT AND/OR DISCHARGED ONTO THE PARKING LOT WILL BE ABSTRACTED BEFORE REACHING THE STREET. THIS DOES NOT REPRESENT A PROBLEM WITH RESPECT TO THE GRADING AND DRAINAGE OF THE SITE.
- THE APPROVED PLAN CALLED FOR TWO (2) 4-INCH CURB PENETRATIONS ON CALIFORNIA STREET SE. INSTEAD, A SINGLE CURB PENETRATION WAS BUILT CENTERED SOUTH OF THE EAST ENTRANCE TO THE BUILDING. ROOF RUNOFF IS INTERCEPTED BY A CONCRETE VALLEY GUTTER AT THE FACE OF BUILDING THAT REPLACES THE NEED FOR ROOF GUTTERS. ROOF RUNOFF FROM THAT PORTION OF THE BUILDING NORTH OF THE EAST ENTRANCE DISCHARGES AT THE NORTHEAST CORNER OF THE BUILDING AND THEN FLOWS INTO A DRY STREAM BED LANDSCAPE FEATURE AS DEPICTED ON THE EDITED PLAN. RUNOFF DISCHARGING AT THIS POINT APPEARS TO DISSIPATE INTO THE LANDSCAPE BUFFER ALONG ACOMA STREET SE.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE WITH THE INTENT OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THIS PLAN DOES NOT EVALUATE NOR CERTIFY ADA COMPLIANCE. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

JEFFREY G. MORTENSEN, NMPE 8547

DATE 06-28-2005



JMA JOB NO. 2004.034.Y.2



JEFF MORTENSEN & ASSOCIATES, INC.
6800-S RESERVE PARK BLVD. NE
ALBUQUERQUE, NM 87109-1789
ENGINEERS & ARCHITECTS
FAX: (505) 248-4974 ESTABLISHED 1977

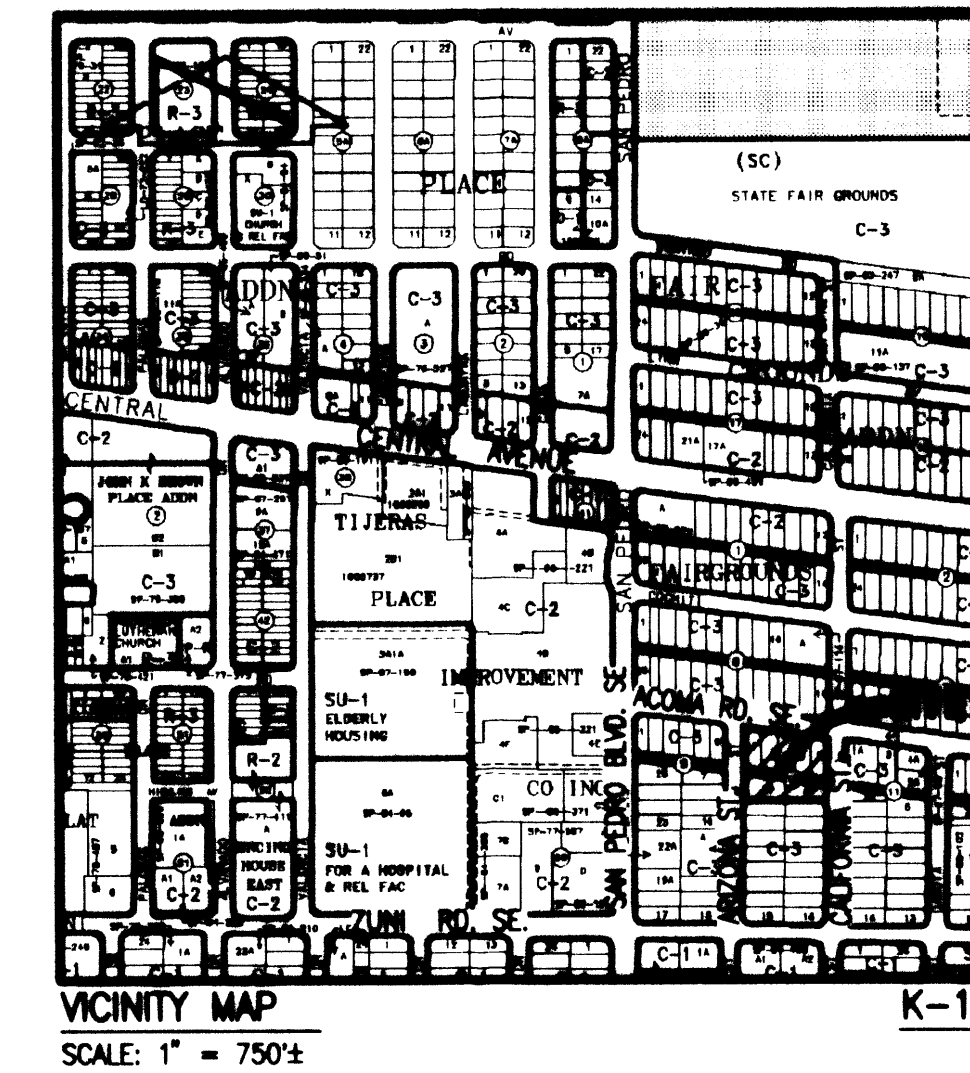
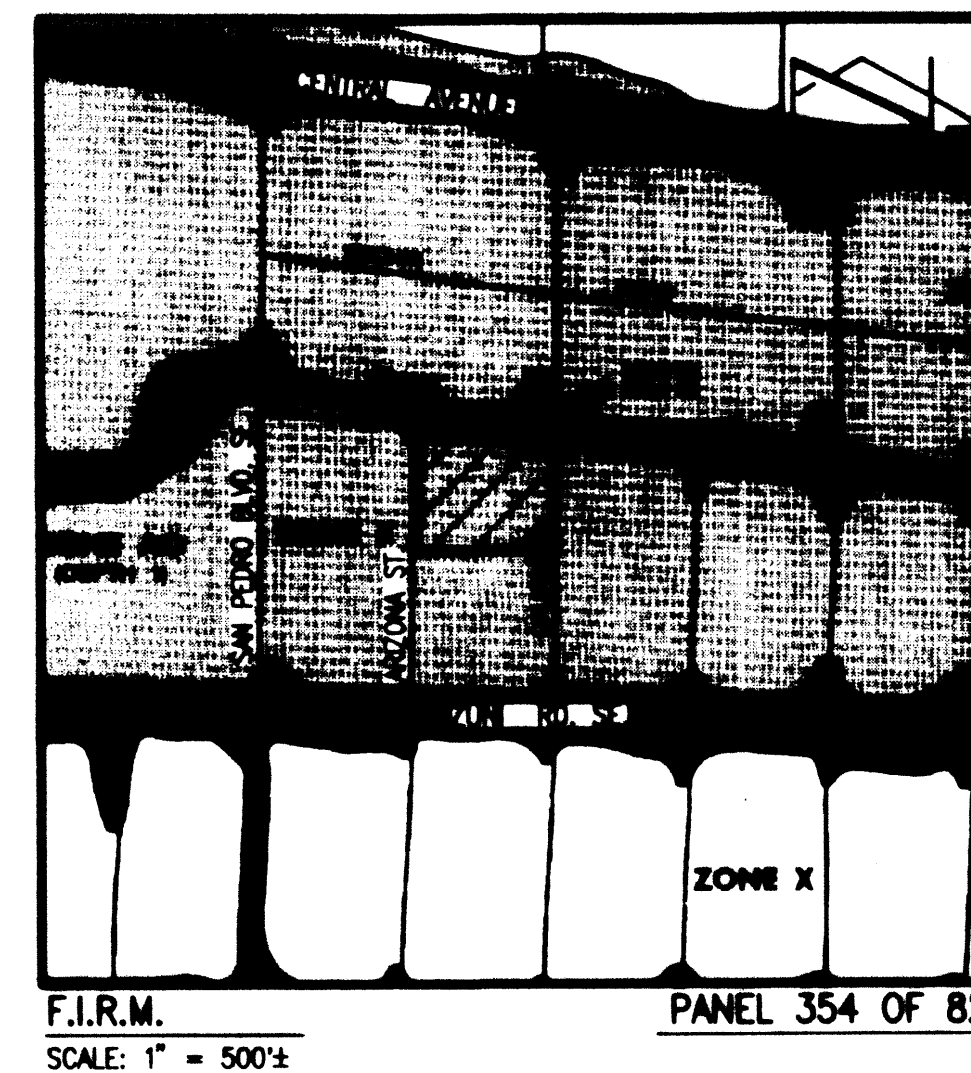
--- +94.1 --- EXISTING SPOT ELEVATION
 --- EXISTING CONTOUR
 --- TC TOP OF CURB
 FL FLOWLINE
 TG TOP OF GRATE
 TSW TOP OF SIDEWALK
 ● 95.00 PROPOSED SPOT ELEVATION
 --- PROPOSED FLOWLINE
 95 --- PROPOSED CONTOUR
 [] PROPOSED CONCRETE
 --- PROPOSED GARDEN WALL
 TP95.00 TOP OF PAVING

THIS IS NOT A BOUNDARY SURVEY. APPARENT PROPERTY CORNERS SHOWN ARE FOR INFORMATION ONLY. BOUNDARY DATA SHOWN IS BASED UPON THE PLAT OF 3-A, BLOCK 10, FAIRGROUNDS ADDITION, PERFORMED BY THE B.E.A.R. COMPANY IN MARCH, 2004.

LOTS 1-6, INCLUSIVE, AND LOT 23, BLOCK 10,
FAIRGROUNDS ADDITION

ACS STA "5-K188"; A BRASS CAP LOCATED IN THE CONCRETE MEDIAN ON THE WEST SIDE OF THE INTERSECTION OF CENTRAL AVE. AND SAN PEDRO BLVD. ELEVATION = 5290.33 FT (NGVD 1929)

TOP OF REBAR AND CAP STAMPED "THE BEAR CO-7458",
LOCATED AT THE NORTHWEST CORNER OF LOT 1,
BLOCK 10, FAIRGROUNDS ADDITION
ELEVATION = 5293.17 FEET



Kevin Georges & Associates
Architecture & Planning
214 Truman Street NE Albuquerque, New Mexico 87108-1333 505/255-4975

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U.S. Electric

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Drawn S.G.H. Checked J.G.M.

Proj. No. Date 07/2004

▲ DELETE 3 CURB PENETRATIONS DB

△ DRAINAGE CERT 06

Revisions

JMA JOB NO. 2004.034, 2



JEFF NORTONSEN & ASSOCIATES, INC.
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☐ ALBUQUERQUE ☐ NEW MEXICO 87109
☐ ENGINEERS ☐ SURVEYORS (505) 345-4800
☐ FAX: (505) 345-4234 ☐ ESTABLISHED 1977

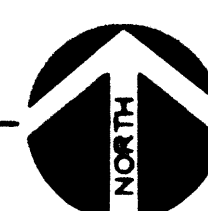
GRADING AND DRAINAGE PLAN

Sheet Title

Sheet 2 of 2

File Path:	E:\work\2004\20040614	Plot Date:	06-28-2005
File Name:	40342GRAB.DWG	Plot Time:	10:26 am

GRADING PLAN



APPROVALS	NAME	DATE
HYDROLOGY		
SIDEWALK INSPECTOR		
STORM DRAIN MAINTENANCE		

Keyed Notes C1:

1. BONDED CRUSHER FINES AT PARKING AREA.
2. 8" WIDE CONCRETE WALK, FLUSH WITH CRUSHER FINES, SEE STRUCTURAL.
3. PAINTED STRIPING, TYPICAL.
4. LANDSCAPING, SEE LANDSCAPING PLAN.
5. PRECAST PARKING BUMPER, TYPICAL.
6. CONCRETE SLAB, SEE STRUCTURAL.
7. 10'-0" SETBACK LINE.
8. 6'-0" SETBACK LINE.
9. NEW METAL BUILDING, SEE SHOP DRAWINGS BY MANUFACTURER.
10. TRASH ENCLOSURE, SEE DETAIL.
11. EXISTING FENCE TO REMAIN.
12. EXISTING CURB CUT TO BE FILLED IN AND MADE TO MATCH EXISTING SIDEWALK, CURB AND GUTTER NEATLY SAW CUT, REMOVE AND DISPOSE EXISTING DRIVE PAD AND GUTTER, 1" MINIMUM ASPHALT PAVING, CONSTRUCT STANDARD CURB AND GUTTER PER C.O.A. STD. DIAG. 2415A. 6" CONCRETE SIDEWALK AT BACK OF CURB, PER C.O.A. STD. DIAG. 2430. REPLACE EXISTING ASPHALT PAVING PER C.O.A. STD. DIAG. 2464, SEE CIVIL.
13. EXISTING HANDICAP RAMP.
14. EXISTING UMB.
15. ENLARGE EXISTING CURB CUT PER DRIVE PAD C.O.A. STD. DIAG. 2425 (WITH 3' ACCESSIBLE ROUTE AT FRONT), SEE CIVIL.
16. EXISTING SIDEWALK.
17. NEW 8'-0" WIDE CONCRETE SIDEWALK (CENTERED ON ENTRANCE DOOR).
18. NEW 6'-0" WIDE ENTRANCE GATE, IN EXISTING FENCE.
19. EXISTING GATE.
20. EXISTING POWER POLE.
21. EXISTING ELECTRICAL SERVICE.
22. REMOVE EXISTING CURB CUT, SEE CIVIL.
23. LANDSCAPING, SEE LANDSCAPING PLAN.
24. DUMPSTER ON CASTORS.
25. EXISTING PAVEMENT.
26. AIR CONDITIONING UNIT, SEE MECHANICAL.
27. WATER SERVICE - VERIFY EXACT LOCATION IN FIELD, SEE PLUMBING.
28. GAS SERVICE - VERIFY EXACT LOCATION IN FIELD, SEE PLUMBING.
29. EVAPORATIVE COOLER, SEE MECHANICAL.

TRAFFIC CIRCULATION LAYOUT APPROVED

Signed _____ Date _____

General Notes:

1. SEE AI FOR ZONING DESIGN CRITERIA.
- Final Construction Documents**

US Electric
Acoma / California Street SE
Albuquerque, New Mexico

Project Title

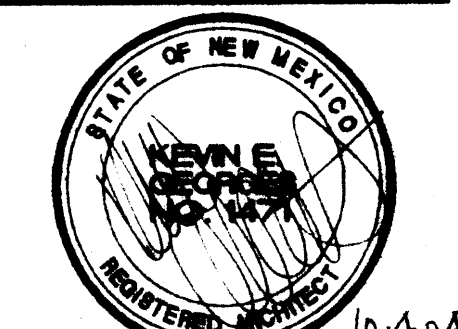
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Proj. 2004.06 Date 8/11/04

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10/14/04

Revisions

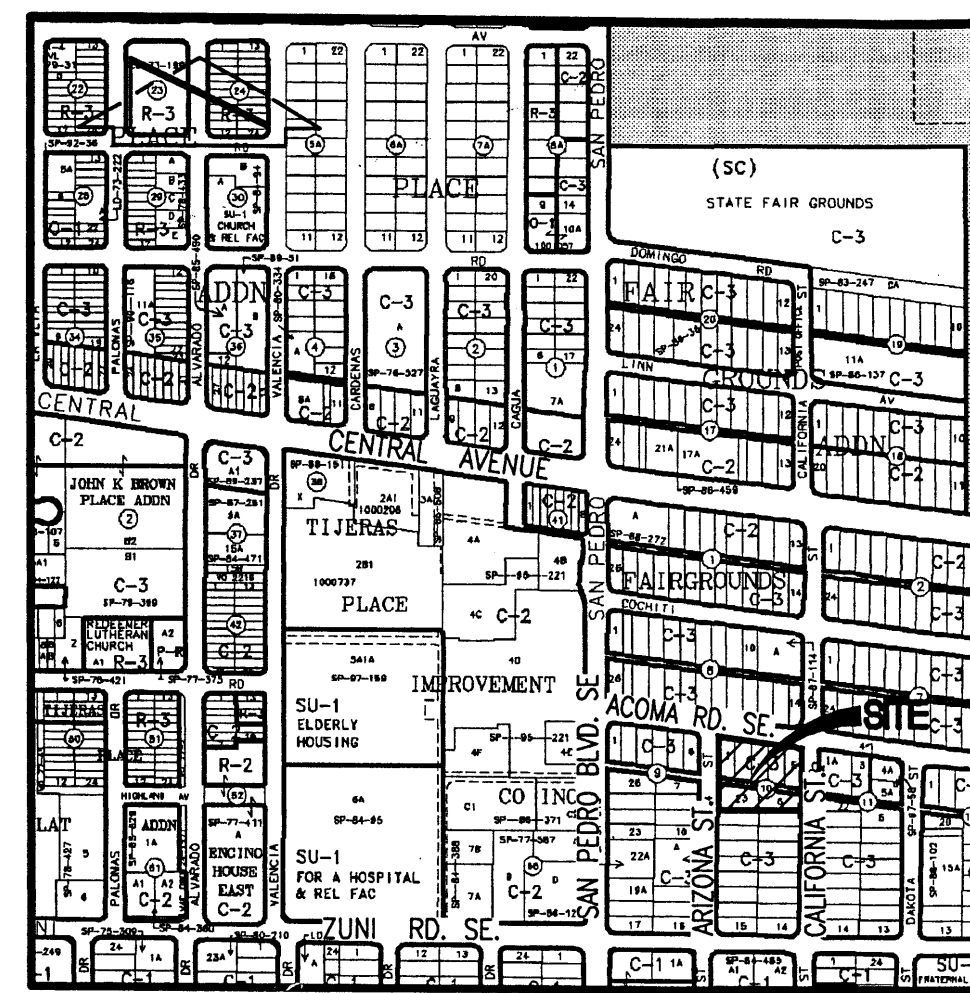


Architect Engineer

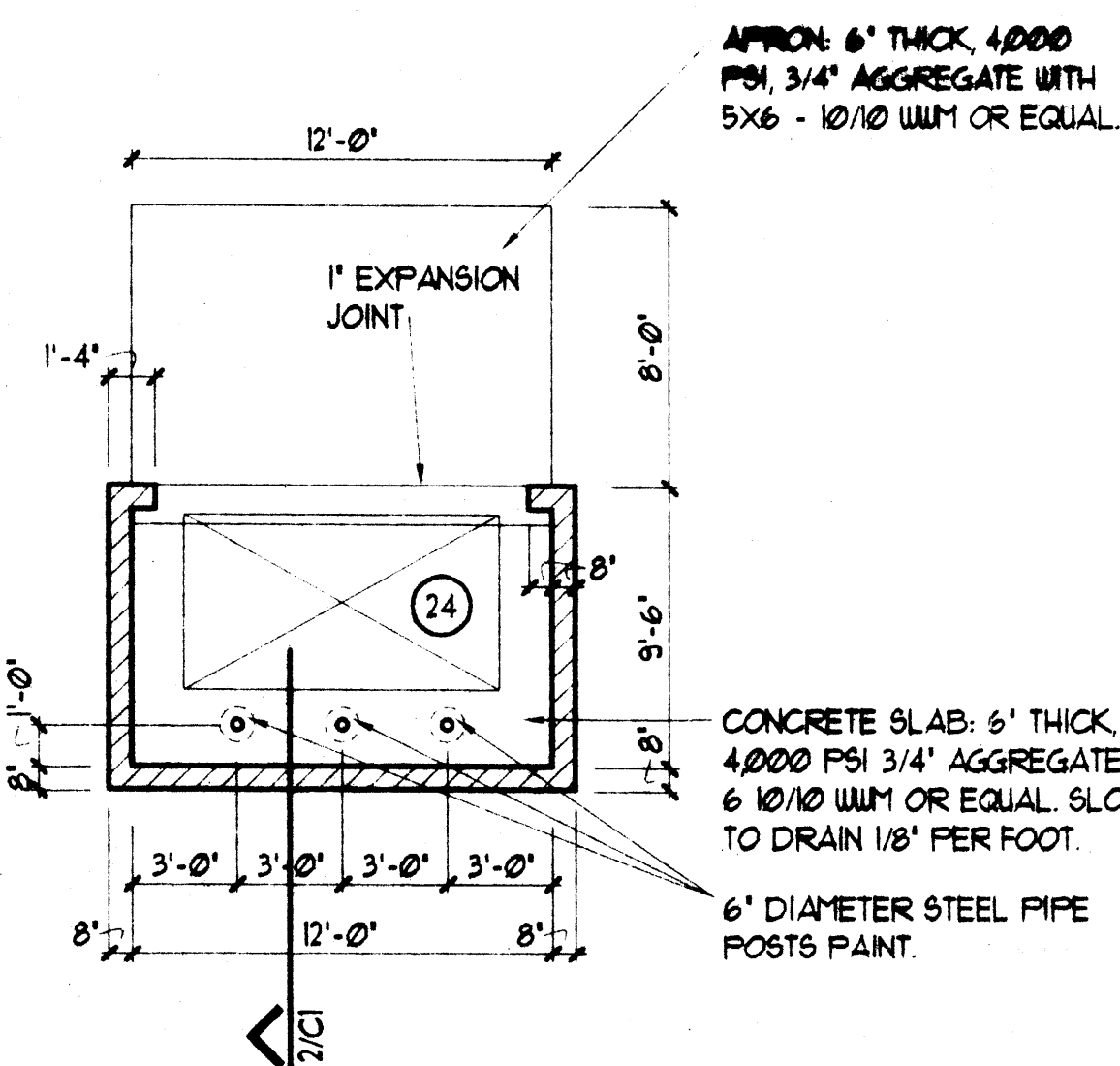
SITE PLAN

Sheet Title Sheet 2 of 17

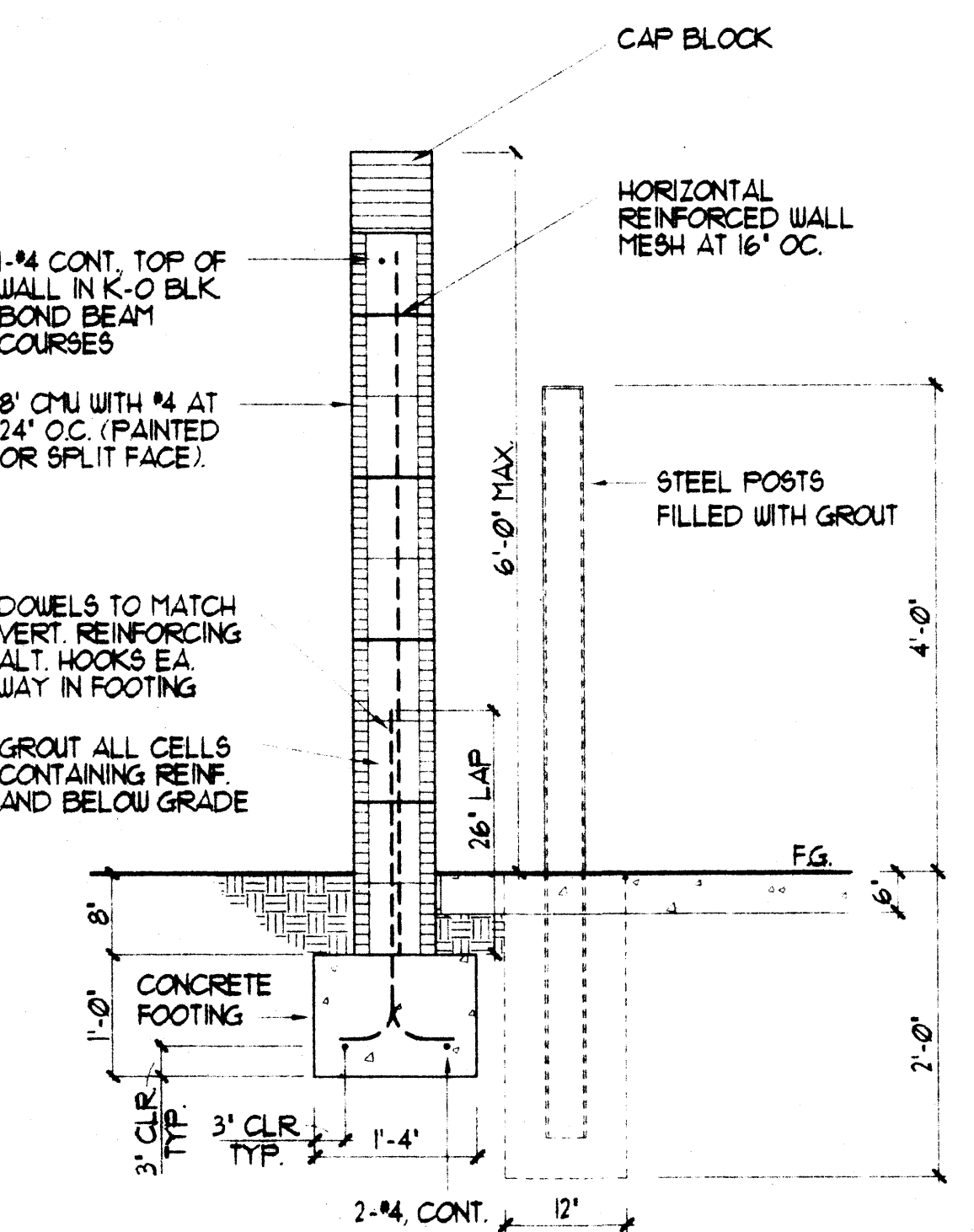
C1



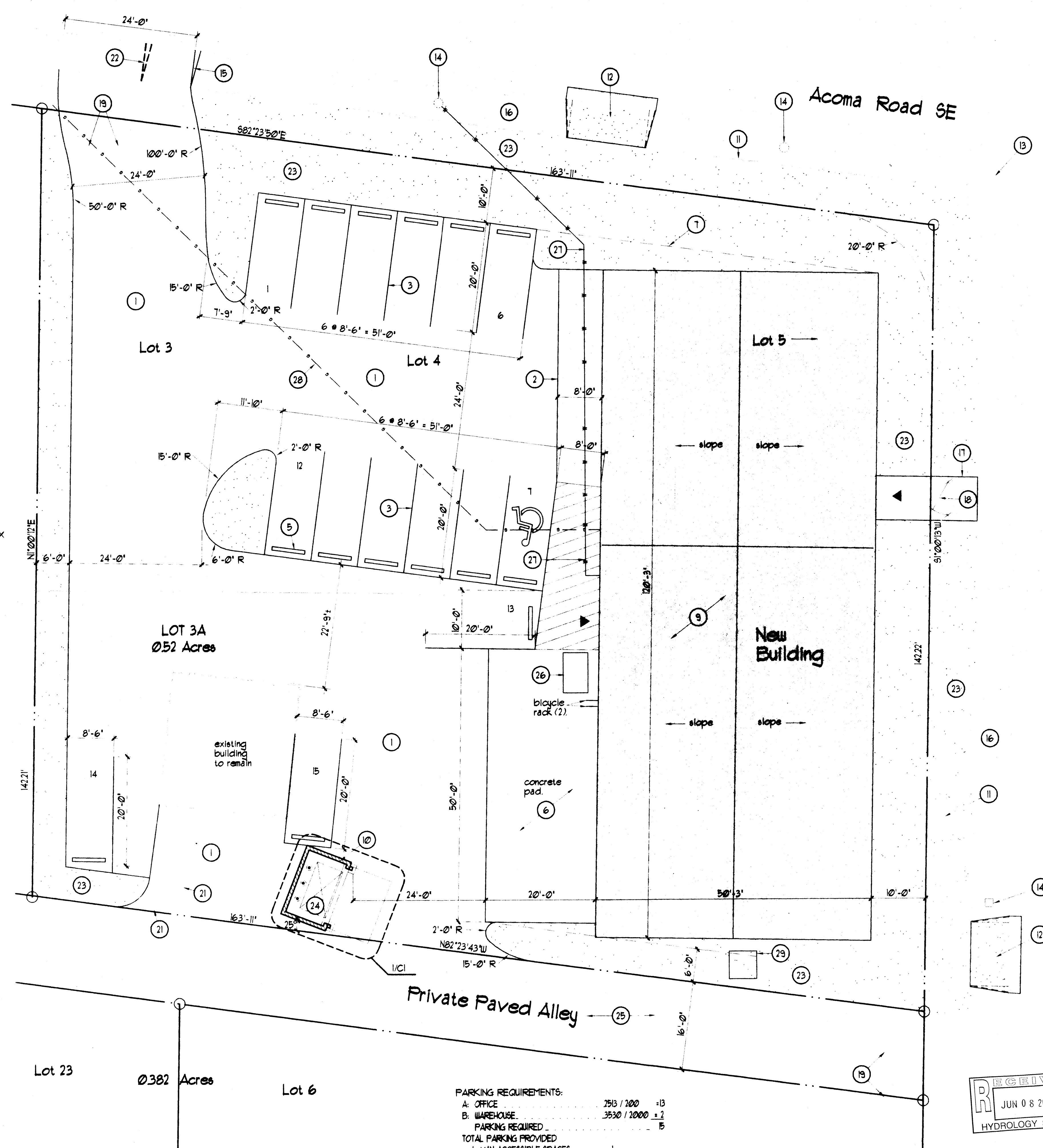
VICINITY MAP
SCALE: 1" = 750'



Trash Enclosure - Plan
1/4" = 1'-0"



Section thru Trash Enclosure
3/4" = 1'-0"



PARKING REQUIREMENTS:

A. OFFICE	2513 / 2000	= 13
B. WAREHOUSE	3530 / 1000	= 2
PARKING REQUIRED		15
TOTAL PARKING PROVIDED		
1. VAN ACCESSIBLE SPACES		1
2. STANDARD PARKING SPACES		14
TOTAL		15

Site Plan
1" = 10'

