

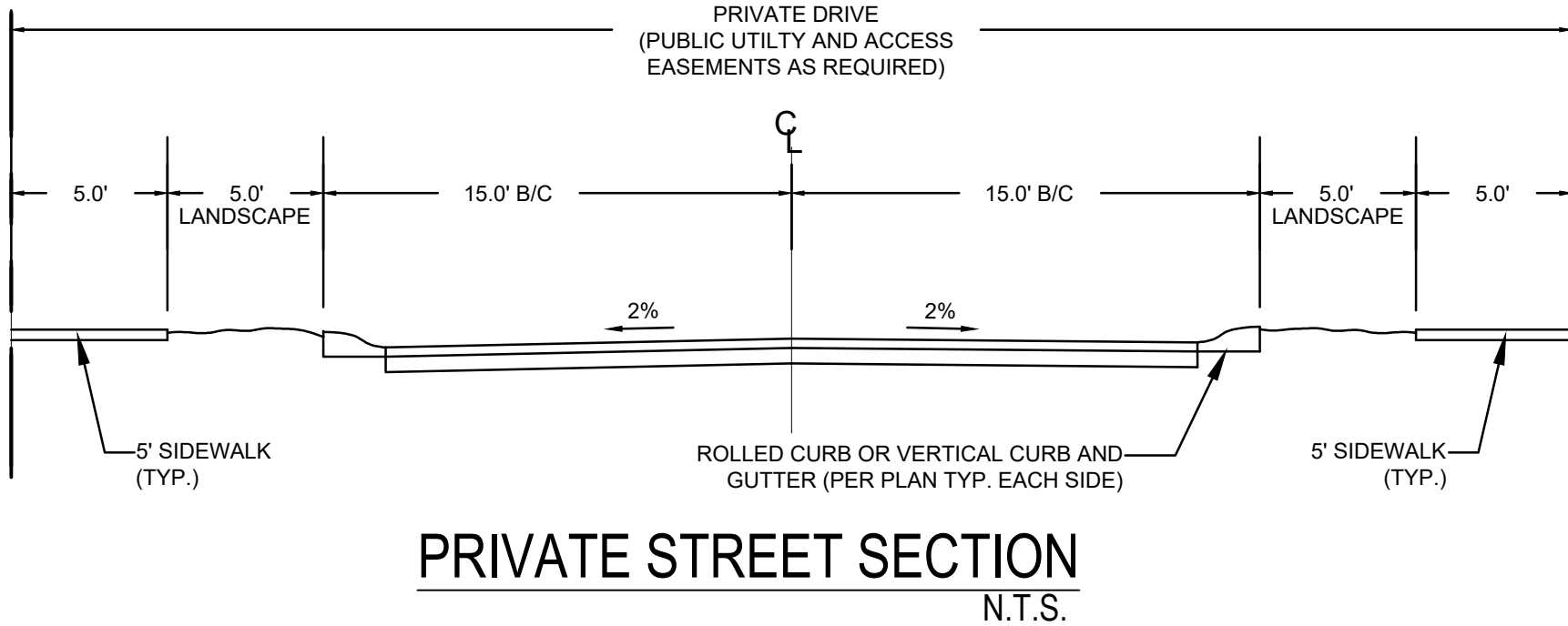
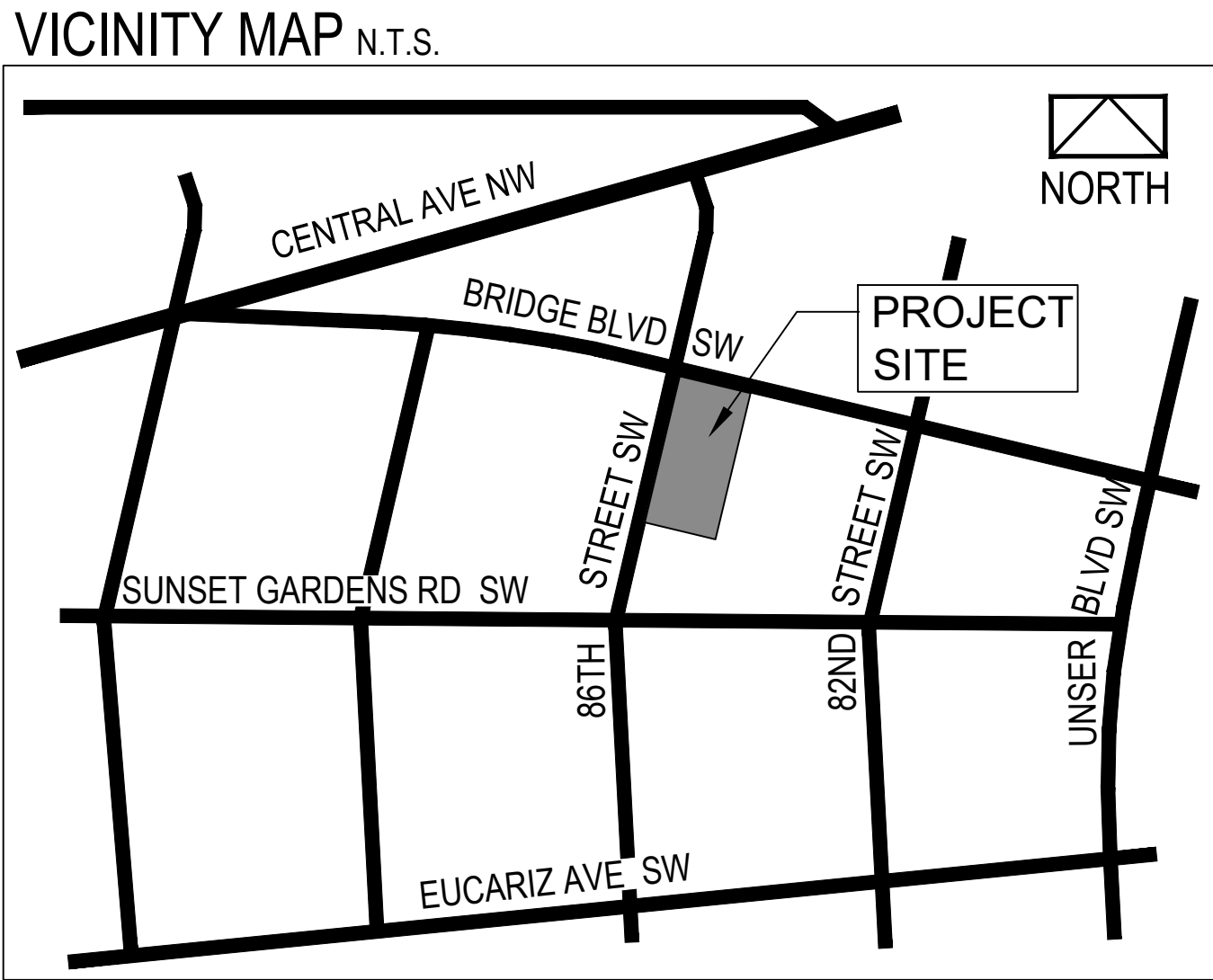
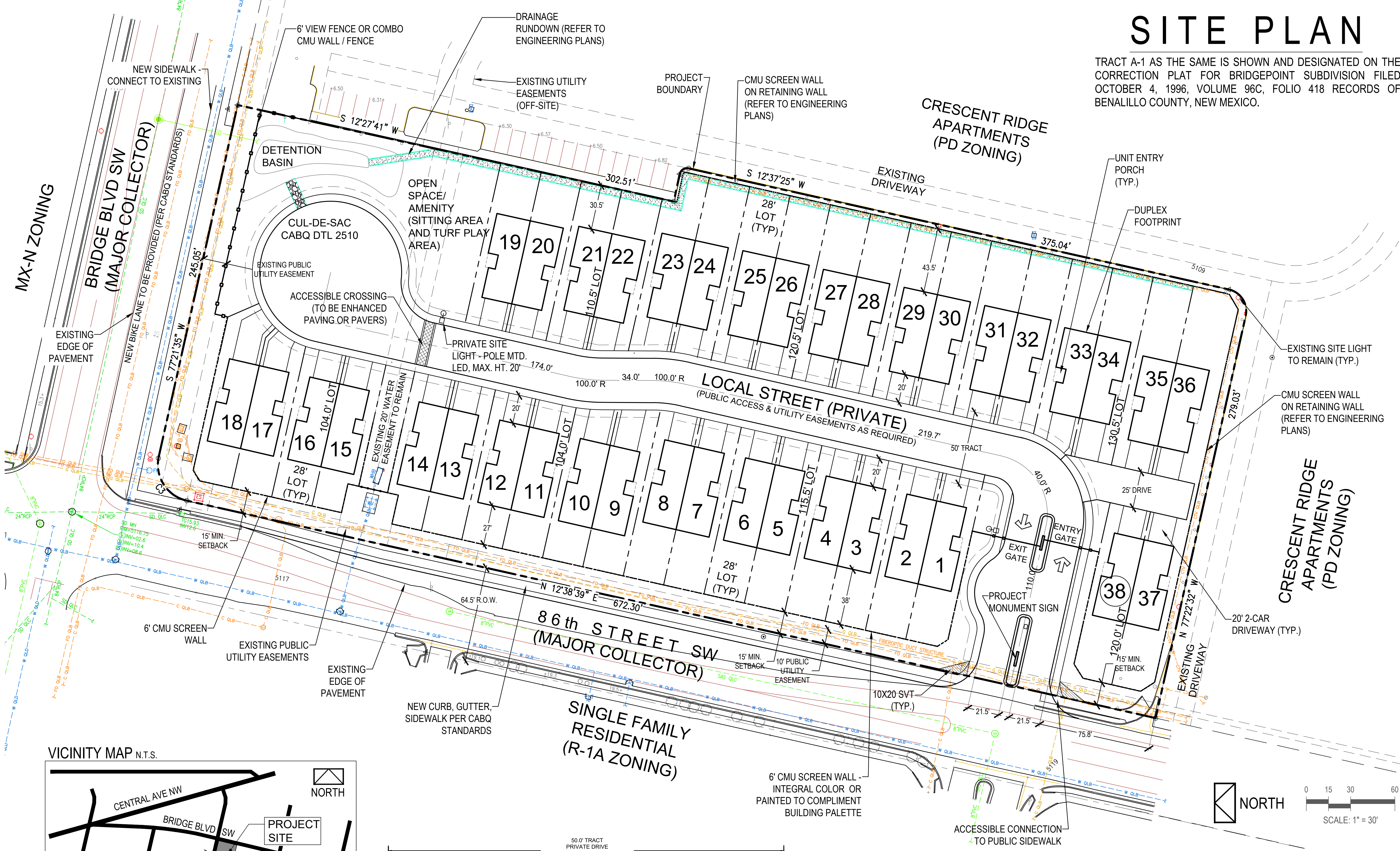
SITE PLAN

TRACT A-1 AS THE SAME IS SHOWN AND DESIGNATED ON THE CORRECTION PLAT FOR BRIDGEPOINT SUBDIVISION FILED OCTOBER 4, 1996, VOLUME 96C, FOLIO 418 RECORDS OF BENALILLO COUNTY, NEW MEXICO.

PREPARED BY

EVOLUTION
PLANNING
& DESIGN
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Plan is conceptual and
subject to change.
Requires Engineering
and City approvals.
NOT FOR
CONSTRUCTION



SITE PLAN DATA	
TOTAL LOT AREA:	4.52 ac
EXISTING ZONING:	PD
TOTAL LOTS:	38
TOTAL BUILDINGS:	19
PROJECT TYPE:	DUPLEX
RESIDENTIAL	
GROSS DENSITY:	8.44 du/ac
OPEN SPACE PROVIDED:	13,780 SF (7% OF SITE AREA)

BUILDING DATA	
TOTAL BUILDING FOOTPRINT:	2,235 SF
LIVABLE AREA (EACH UNIT):	1,736 SF
GARAGE (EACH UNIT):	423 SF
COVERED FRONT PORCH:	71 SF
MIN SEPARATION BETWEEN BLDGS:	10-FEET
BUILDINGS NOT FIRE SPRINKLERED	

LOCATION
SEC 86th Street SW & Bridge Blvd. SW
ALBUQUERQUE, NEW MEXICO

SCALE	1" = 30.0'
DATE	08/08/24
REVISION	
TITLE	EPC SITE PLAN
SHEET	

SP.01

PRT# 24-031
DRB PROJECT# 2020-004098