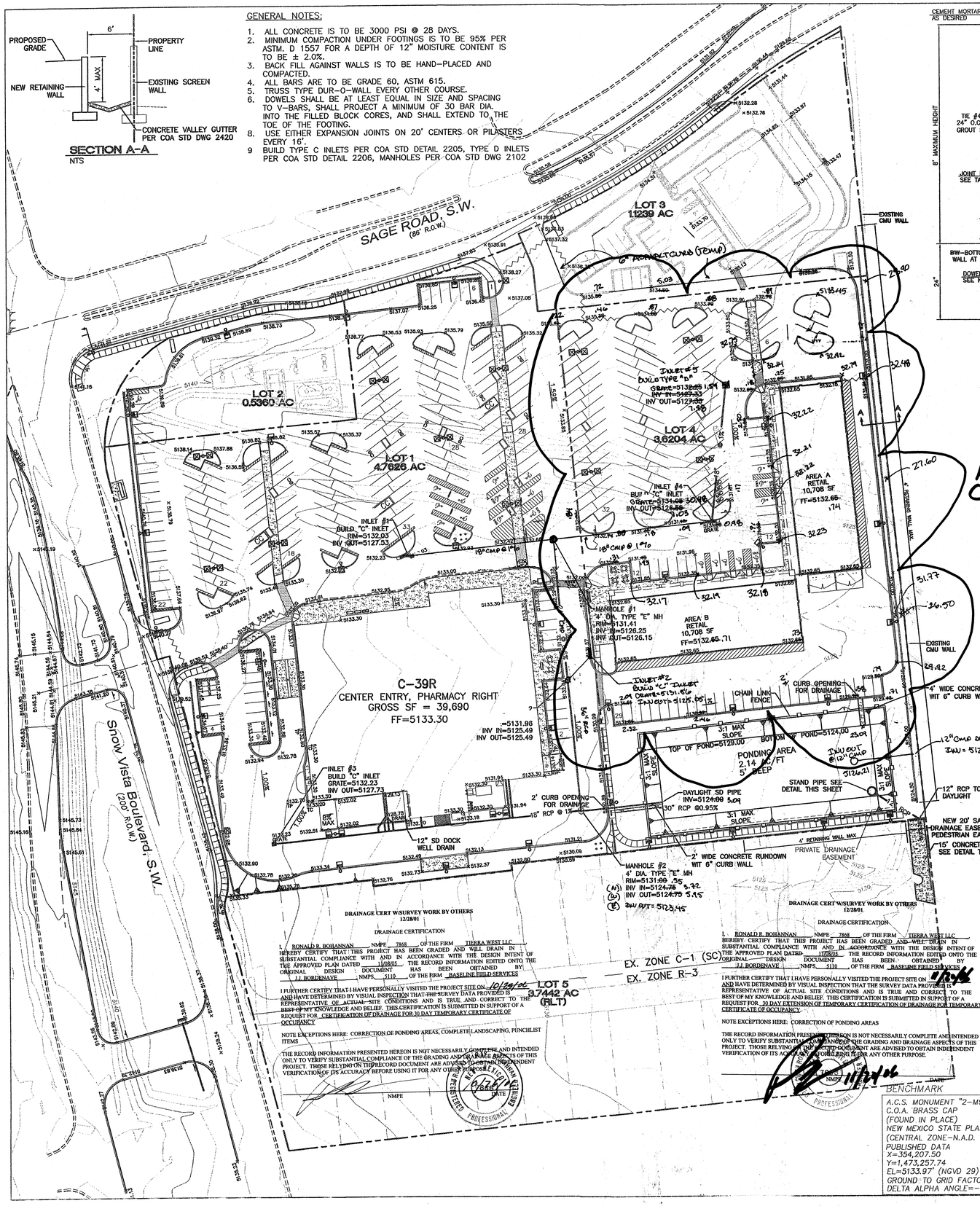
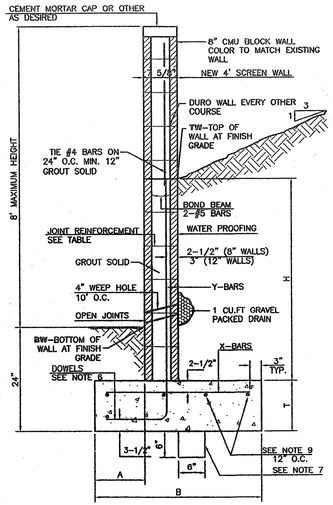


GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9 BUILD TYPE C INLETS PER COA STD DETAIL 2205, TYPE D INLETS PER COA STD DETAIL 2206, MANHOLES PER COA STD DWG 2102

SECTION A-A
NTS



RETAINING WALL DETAIL
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL

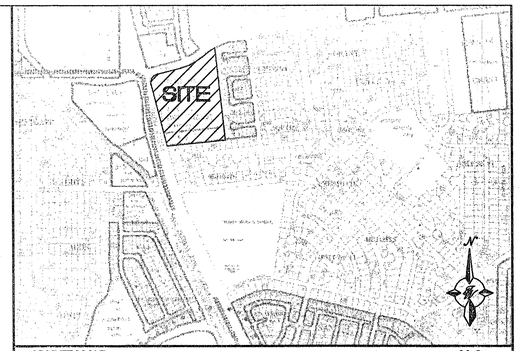
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @ 8" O.C.	#4 @12" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

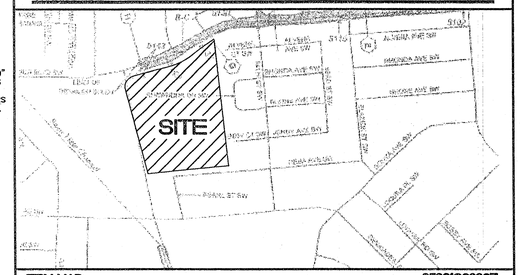
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @16" O.C.	#6 @12" O.C.

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
7. PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9. BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".



VICINITY MAP: M-9



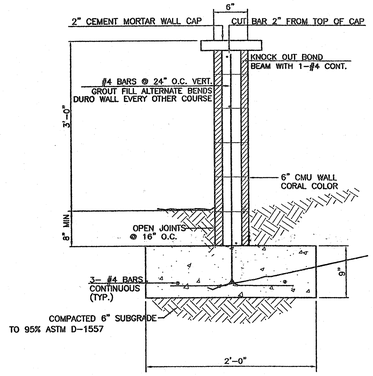
FIRM MAP: 35001C0336E

LEGAL DESCRIPTION:

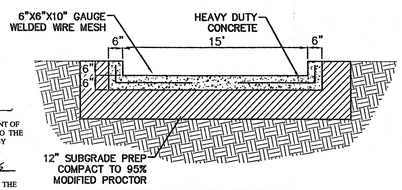
Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

LEGEND

	EXISTING CURB
	EXISTING BUILDING
	PROPOSED EXPANSION
	PROPOSED CURB
	BOUNDARY LINE
	GRADE CHANGE
×5257.73	PROPOSED GRADE ELEVATION
×5257.18	EXISTING GRADE ELEVATION



3' SCREEN WALL SECTION
NTS



CONCRETE CHANNEL SECTION
NTS

DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE, NMPS 5110, OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10/24/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR 30 DAY TEMPORARY CERTIFICATE OF OCCUPANCY

NOTE EXCEPTIONS HERE: CORRECTION OF PONDING AREAS, COMPLETE LANDSCAPING, PUNCHLIST ITEMS

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE 7868 DATE 12/13/06

DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE, NMPS 5110, OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 12/18/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR 30 DAY EXTENSION OF TEMPORARY CERTIFICATION OF DRAINAGE FOR TEMPORARY CERTIFICATE OF OCCUPANCY

NOTE EXCEPTIONS HERE: CORRECTION OF PONDING AREAS

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE 7868 DATE 12/13/06

DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE, NMPS 5110, OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 12/18/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR PERMANENT CERTIFICATE OF OCCUPANCY

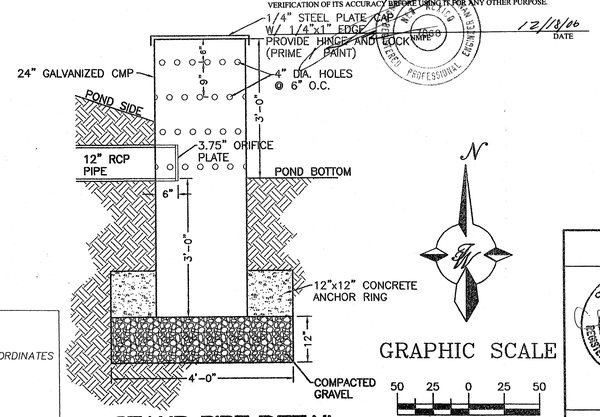
NOTE EXCEPTIONS HERE: NONE TAKEN

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE 7868 DATE 12/13/06

BENCHMARK

A.C.S. MONUMENT "2-M9"
C.O.A. BRASS CAP
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1927)
PUBLISHED DATA
X=354,207.50
Y=1,473,257.74
EL=5133.97' (NGVD 29)
GROUND TO GRID FACTOR=0.99967887
DELTA ALPHA ANGLE=-0°16'47"



STAND PIPE DETAIL
NTS

GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE

ENGINEER'S SEAL

SARA LAVY
NEW MEXICO
15092
REGISTERED PROFESSIONAL ENGINEER

SARA LAVY
P.E. #15092

WAL-MART NEIGHBORHOOD CENTER NM: 3385

OVERALL GRADING AND DRAINAGE PLAN

TIERRA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

DRAWN BY ET

DATE 11-07-05

3-Overall Grading.dwg

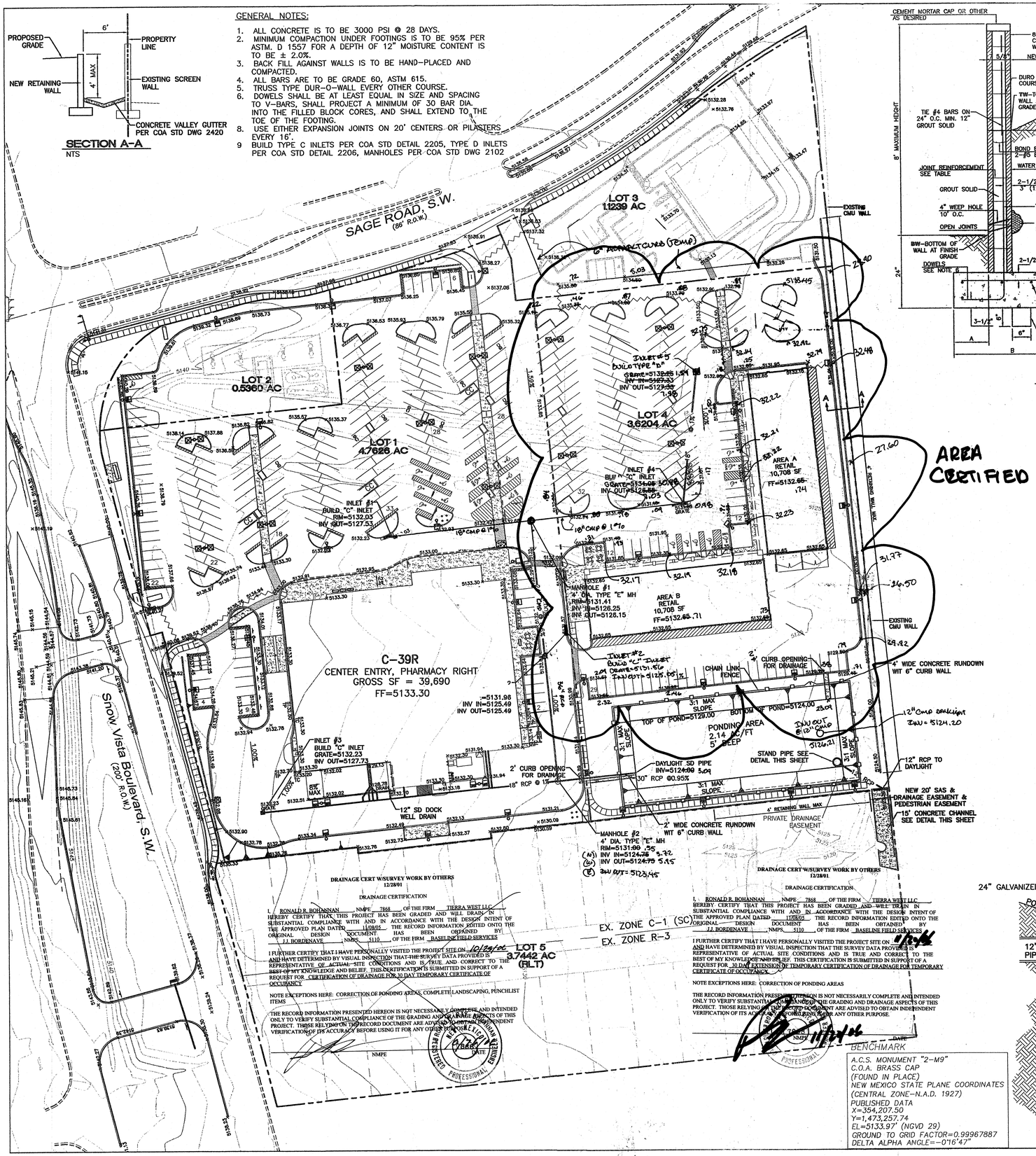
SHEET # 3

JOB # 25020

SECTION A-A
NTS

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9 BUILD TYPE C INLETS PER COA STD DETAIL 2205, TYPE D INLETS PER COA STD DETAIL 2206, MANHOLES PER COA STD DWG 2102



DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN NMPE 7868 OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05 THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE NMPS 5110 OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10/29/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR 30 DAY TEMPORARY CERTIFICATE OF OCCUPANCY

NOTE EXCEPTIONS HERE: CORRECTION OF PONDING AREAS, COMPLETE LANDSCAPING, PUNCHLIST ITEMS

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE DATE

DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN NMPE 7868 OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 12/08/05 THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE NMPS 5110 OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 11/29/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR 30 DAY EXTENSION OF TEMPORARY CERTIFICATION OF DRAINAGE FOR TEMPORARY CERTIFICATE OF OCCUPANCY

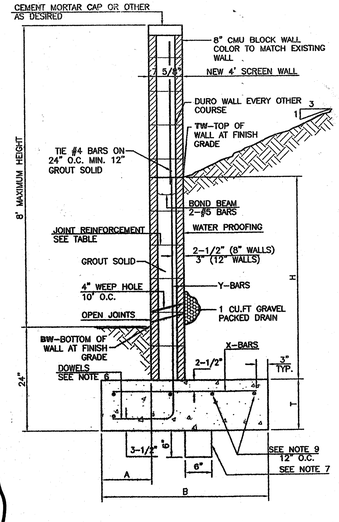
NOTE EXCEPTIONS HERE: CORRECTION OF PONDING AREAS

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE 7868 DATE 11/29/06

BENCHMARK

A.C.S. MONUMENT "2-M9"
C.O.A. BRASS CAP
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1927)
PUBLISHED DATA
X=354,207.50
Y=1,473,257.74
EL=5133.97' (NGVD 29)
GROUND TO GRID FACTOR=0.99967887
DELTA ALPHA ANGLE=-0°16'47"



RETAINING WALL DETAIL
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL

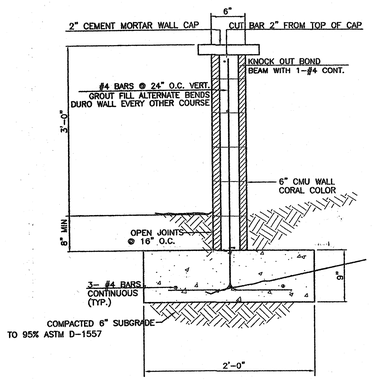
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @ 8" O.C.	#4 @12" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

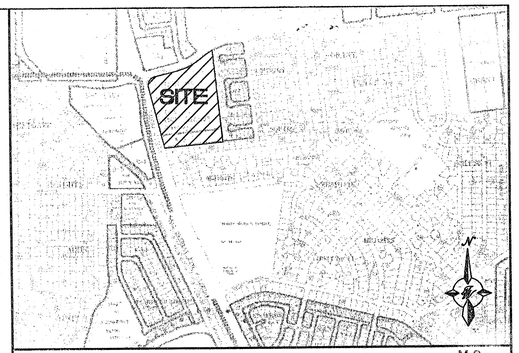
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
3'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @16" O.C.	#6 @12" O.C.

GENERAL NOTES:

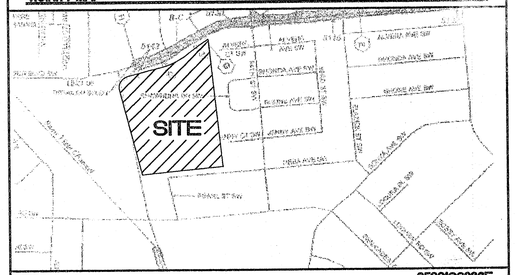
1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
7. PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9. BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4". 2-#4 BARS FOR WALLS UNDER 5'-4". 2-#5 BARS FOR WALLS OVER 5'-4".

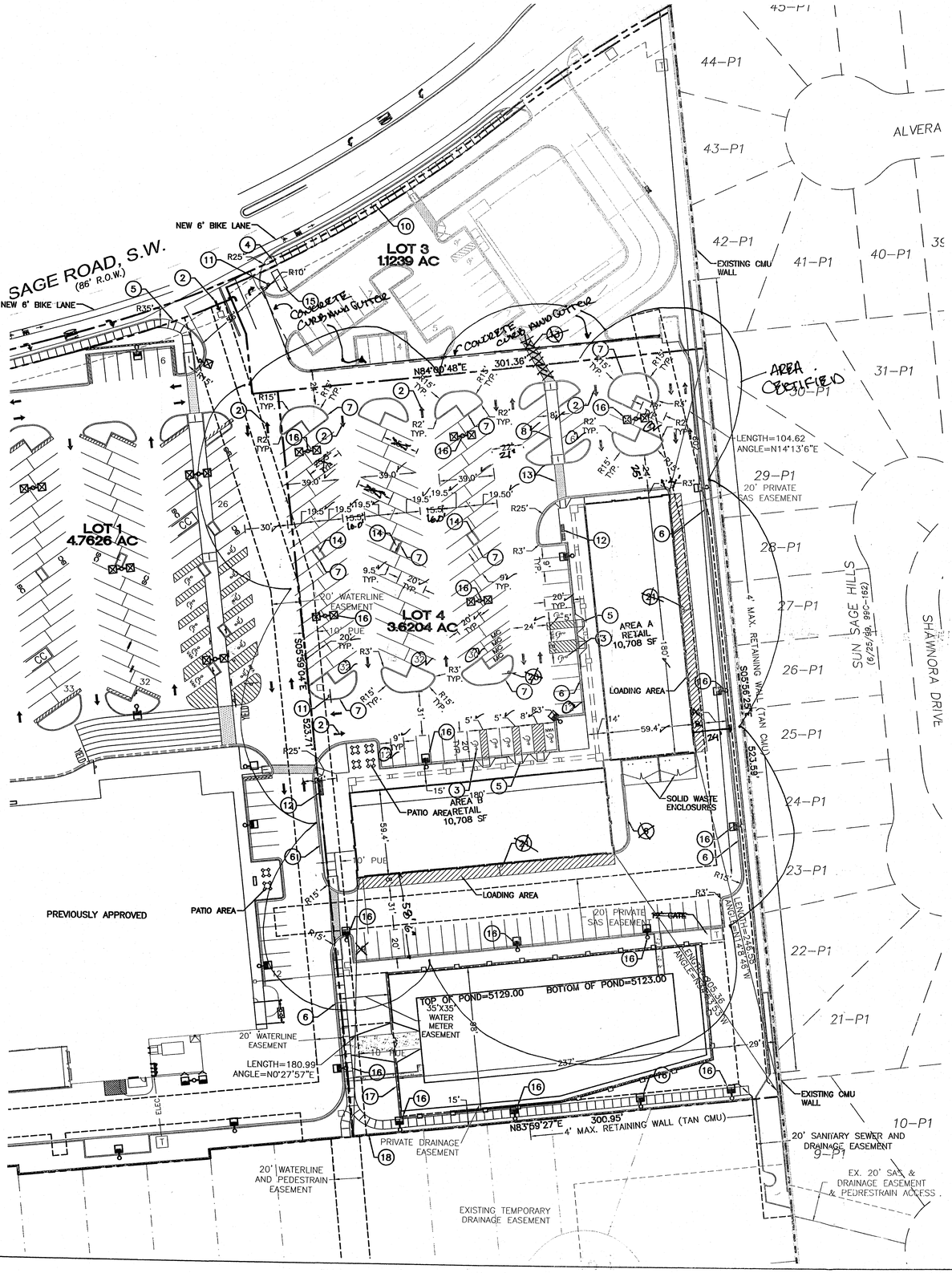


3' SCREEN WALL SECTION
NTS



VICINITY MAP: M-3


SITE
SAGE RD SW
SNOW VISTA BLVD SW
ATRISCO VIST BLVD SW
ALTAMIRA AVE SW
MONTOYA AVE SW
SUNSET AVE SW
EXISTING AVE SW
NEW CUTOFF JOHNNY ACE RD SW
LOMA ALTA RD SW
LOUISE AVE SW
LOUISE PL SW
LOUISE CT SW
LOUISE DR SW
ROSALES DR SW
ROSALES CT SW
ROSALES PL SW
ROSALES AVE SW
ROSALES RD SW
ROSALES LN SW
ROSALES WAY SW
ROSALES TRL SW
ROSALES CIR SW
ROSALES PKWY SW
ROSALES TER SW
ROSALES ALY SW
ROSALES PATH SW
ROSALES SQ SW
ROSALES ROW SW
ROSALES VIA SW
ROSALES ROAD SW
ROSALES STREET SW
ROSALES BOULEVARD SW
ROSALES ALLEY SW
ROSALES PATHWAY SW
ROSALES SQUARE



KEYED NOTES:

1. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL.
2. PAINTED DIRECTIONAL ARROW TYPICAL.
3. HANDICAP ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"–INDICATES VAN ACCESSIBLE SPACE).
4. UNIDIRECTIONAL HC RAMP.
5. PROPOSED HC RAMP.
6. 6" CONCRETE CURB AND GUTTER TYPICAL.
7. 6" CONCRETE ~~HEADER~~ TRANSITIONAL CURB TYPICAL.
8. 8' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK.
9. 10' WIDE RAISED CONCRETE SIDEWALK TYPICAL.
10. 6' CONCRETE SIDEWALK TYPICAL.
11. "STOP" SIGN. SEE PLAN FOR LOCATION.
12. BIKE RACK TYPICAL
13. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'–0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
14. TREE PLANTER TYPICAL
15. PYLON SIGN
16. LIGHT POLE TYPICAL
17. 6' CHAIN LINK FENCE
18. 6' HIGH SPLIT FACE– TAN CMU
19. BENCHES
20. ONE WAY ONLY. DO NOT ENTER SIGN.
21. BOLLARD SEE SHEET 6 FOR DETAIL.

NOTES:

1. COMMON STORM DRAINAGE, PEDESTRIAN, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.

2. 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.

3. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.

4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.

5. LIGHT POLES SHALL BE A MAXIMUM OF 25' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 25' 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. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH. LIGHTING MUST MEET NIGHT SKY ORDINANCE.

6. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.

7. NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.

8. SETBACKS: THERE SHALL BE A FRONT AND A CORNER SIDE YARD SETBACK OF NOT LESS THAN FIVE FEET AND A SETBACK OF 11 FEET FROM JUNCTION OF A DRIVEWAY OR ALLEY AND A PUBLIC SIDEWALK OR PLANNED PUBLIC SIDEWALK LOCATION. THE CLEAR SIGHT TRIANGLE SHALL NOT BE INFRINGED UPON.

9. BUILDINGS CANNOT EXCEED THE HEIGHTS AS SPECIFIED IN THE C1 (SC) ZONE OF THE COMPREHENSIVE CITY ZONING CODE.

10. BUS ROUTE 54 RUNS DOWN 98TH AND PAST THE SITE.

INDEX TO DRAWINGS:

1. SITE FOR BUILDING PERMIT
1A. APPROVED SITE PLAN FOR SUBDIVISION
1B. APPROVED SITE PLAN FOR BUILDING PERMIT NIEGHBORHOOD MARKET
2. LANDSCAPE PLAN
3. GRADING AND DRAINAGE
4. MASTER UTILITY PLAN
5. ARCHITECTURAL ELEVATIONS
6. DETAILS

LEGEND

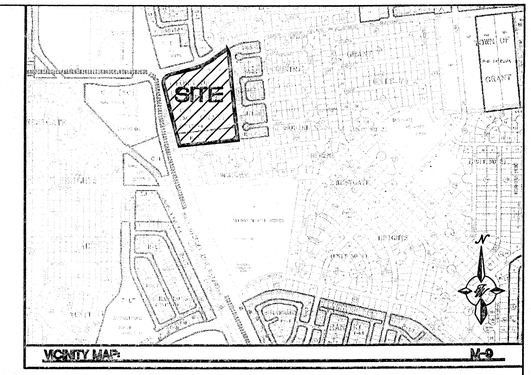
- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED RETAINING WALL
- PROPOSED SIDEWALK
- PROPOSED PEDESTRIAN CROSSWALK
- STANDARD PAVING
- HEAVY DUTY PAVING
- BIKE RACK
- PROPOSED CHAIN LINK
- TABLES AND SEATS
- LIGHT POLES

N

GRAPHIC SCALE

40 20 0 20 40

SCALE: 1"=40'



LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

SITE DATA

PROPOSED USAGE:	C–1 (SC)
EXISTING ZONING:	C–1 (SC)
LOT AREA:	
LOT 4	3.6204
TOTAL:	3.6204± AC.
BUILDING AREA:	21,416 SF
PARKING PROVIDED (CODE DEFICIENCY WHEN STRIPING IS COMPLETE)	157 SPACES
PARKING REQUIRED	107 SPACES
HC PARKING PROVIDED:	8 SPACES (2 VAN)
HC PARKING REQUIRED:	1 SPACE 2 SPACES VAN ACCESSIBLE
BIKE SPACES PROVIDED:	20 SPACES
BIKE SPACES REQUIRED:	7 SPACES 8 SPACES
MOTORCYCLE SPACES PROVIDED:	4 SPACES
LANDSCAPING REQUIRED	21,878 SF
LANDSCAPING PROVIDED	41,067 SF

TOTAL AREA OF ROW DEDICATION = 6,494 SF

PAINT STRIPING LEGEND

SWSL/4" – SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" – SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" – DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" – SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" – SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" – SINGLE WHITE SOLID LINE / 24" WIDE

RECEIVED
OCT 30 2006
HYDROLOGY SECTION

PROJECT NUMBER: 1003991
APPLICATION NUMBER: 05DRB-01716

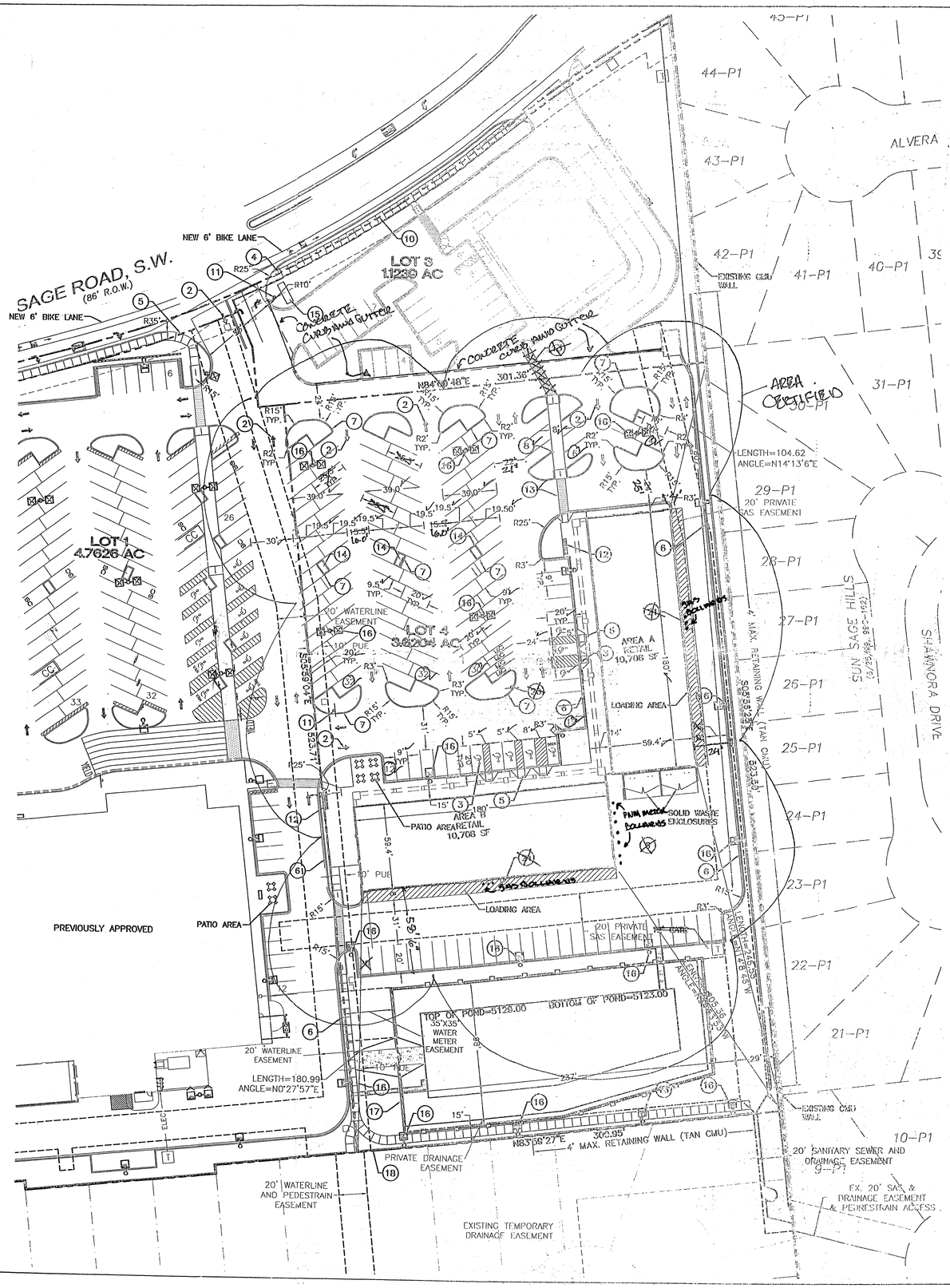
This plan is consistent with the specific Site Development Plan approval by the Environmental Planning Commission (EPC) dated 10–20–05, and the Findings and Conditions in the Official Notification of Decision are satisfied.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

Traffic Engineer, Transportation Division	2-7-06 Date
Utilities Development	2/7/06 Date
Parks & Recreation Department	1/16/05 Date
City Engineer	2/8/06 Date
Environmental Health Department (conditional)	Date
Solid Waste Management	2/15/06 Date
DRB Chairperson, Planning Department	2/16/06 Date

Stephanie Stefanatos, Planner 2/14/06

ENGINEER'S SEAL RONALD R. BOHANNAN P.E. #7868	SAGE MARKETPLACE	DRAWN BY EMT
	SITE PLAN FOR BUILDING PERMIT	DATE 11–16–05
	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858–3100	SHEET # 1
		JOB # 25020



KEYED NOTES:

1. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL.
2. PAINTED DIRECTIONAL ARROW TYPICAL.
3. HANDICAP ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"–INDICATES VAN ACCESSIBLE SPACE).
4. UNIDIRECTIONAL HC RAMP.
5. PROPOSED HC RAMP.
6. 6" CONCRETE CURB AND GUTTER TYPICAL.
7. 6" CONCRETE STANDARD HEADER CURB TYPICAL.
8. 8' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK.
9. 10' WIDE RAISED CONCRETE SIDEWALK TYPICAL.
10. 6' CONCRETE SIDEWALK TYPICAL.
11. "STOP" SIGN. SEE PLAN FOR LOCATION.
12. BIKE RACK TYPICAL
13. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
14. TREE PLANTER TYPICAL
15. PYLON SIGN
16. LIGHT POLE TYPICAL
17. 6' CHAIN LINK FENCE
18. 6' HIGH SPLIT FACE– TAN CMU
19. BENCHES
20. ONE WAY ONLY. DO NOT ENTER SIGN.
21. BOLLARD SEE SHEET 6 FOR DETAIL.

NOTES:

1. COMMON STORM DRAINAGE, PEDESTRIAN, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.
2. 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.
3. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
5. LIGHT POLES SHALL BE A MAXIMUM OF 25' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 25' 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. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH. LIGHTING MUST MEET NIGHT SKY ORDINANCE.
6. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.
7. NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
8. SETBACKS: THERE SHALL BE A FRONT AND A CORNER SIDE YARD SETBACK OF NOT LESS THAN FIVE FEET AND A SETBACK OF 11 FEET FROM JUNCTION OF A DRIVEWAY OR ALLEY AND A PUBLIC SIDEWALK OR PLANNED PUBLIC SIDEWALK LOCATION. THE CLEAR SIGHT TRIANGLE SHALL NOT BE INFRINGED UPON.
9. BUILDINGS CANNOT EXCEED THE HEIGHTS AS SPECIFIED IN THE C1 (SC) ZONE OF THE COMPREHENSIVE CITY ZONING CODE.
10. BUS ROUTE 54 RUNS DOWN 98TH AND PAST THE SITE.

INDEX TO DRAWINGS:

1. SITE FOR BUILDING PERMIT
1A. APPROVED SITE PLAN FOR SUBDIVISION
1B. APPROVED SITE PLAN FOR BUILDING PERMIT NIEGHBORHOOD MARKET
2. LANDSCAPE PLAN
3. GRADING AND DRAINAGE
4. MASTER UTILITY PLAN
5. ARCHITECTURAL ELEVATIONS
6. DETAILS

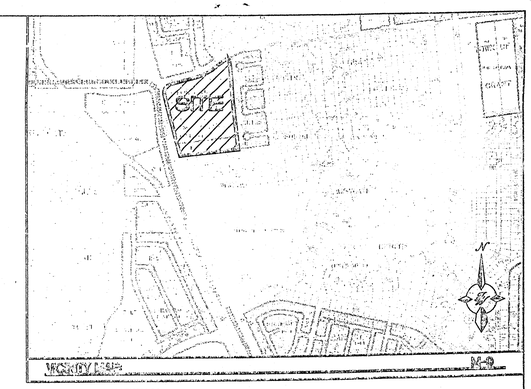
LEGEND

- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED RETAINING WALL
- PROPOSED SIDEWALK
- PROPOSED PEDESTRAIN CROSSWALK
- STANDARD PAVING
- HEAVY DUTY PAVING
- BIKE RACK
- PROPOSED CURB INLET
- TABLES AND SEATS
- LIGHT POLES

GRAPHIC SCALE

40 20 0 20 40

SCALE: 1"=40'



LEGAL DESCRIPTION

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

SITE DATA

PROPOSED USAGE:	C-1 (SC)
EXISTING ZONING:	C-1 (SC)
LOT AREA:	
LOT 4	3.6204
TOTAL:	3.6204± AC.
BUILDING AREA:	21,416 SF
PARKING PROVIDED	157 SPACES
PARKING REQUIRED	107 SPACES
HC PARKING PROVIDED:	8 SPACES (2 VAN)
HC PARKING REQUIRED:	1 SPACE 2 SPACES VAN ACCESSIBLE
BIKE SPACES PROVIDED:	20 SPACES
BIKE SPACES REQUIRED:	SPACES 8 SPACES
MOTORCYCLE SPACES PROVIDED:	4 SPACES
LANDSCAPING REQUIRED	21,878 SF
LANDSCAPING PROVIDED	41,067 SF

TOTAL AREA OF ROW DEDICATION = 6,404 SF

PAINT STRIPING LEGEND

SWSL/4" – SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" – SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" – DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" – SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" – SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" – SINGLE WHITE SOLID LINE / 24" WIDE

PROJECT NUMBER: 1003991

APPLICATION NUMBER: 05DRB-01713

This plan is consistent with the specific Site Development Plan approval by the Environmental Planning Commission (EPC) dated 10-20-05, and the Findings and Conditions in the Official Notification of Decision are satisfied.

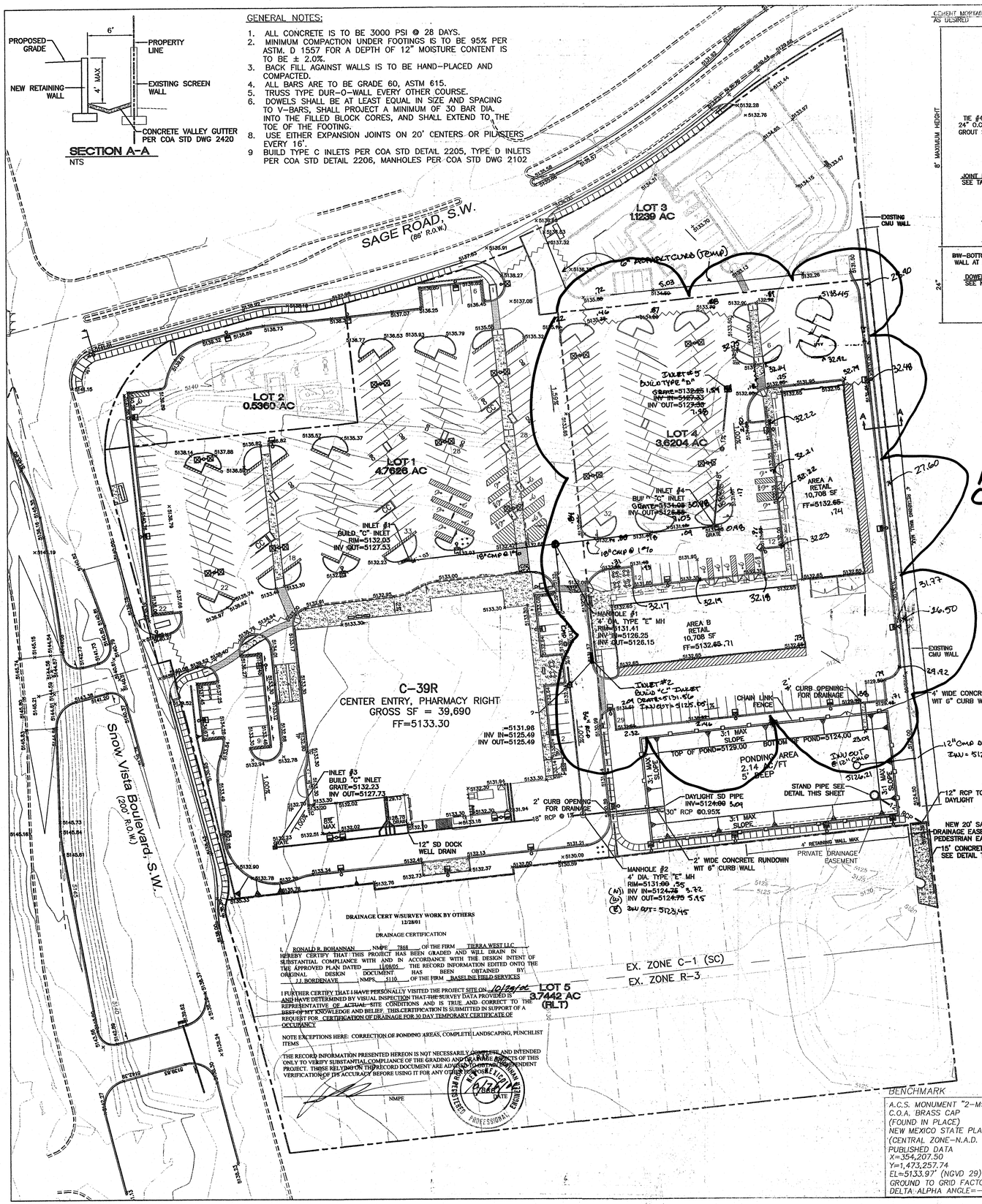
DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

Traffic Engineer, Transportation Division	Date 2-8-06
Utilities Development	Date 2/7/06
Parks & Recreation Department	Date 11/16/05
City Engineer	Date 2/8/06
Environmental Health Department (conditional)	Date
Solid Waste Management	Date 2/15/06
DRB Chairperson, Planning Department	Date 2/16/06

Stephanie Stefanics, Planner 2/14/06

ENGINEER'S SEAL	SAGE MARKETPLACE	DRAWN BY EMT
		DATE 11-16-05
	SITE PLAN FOR BUILDING PERMIT	
		SHEET # 1
RONALD R. BOHANNAN P.E. #7868	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	JOB # 25020

RECEIVED NOV 21 2006 HYDROLOGY SECTION



DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/28/01

DRAINAGE CERTIFICATION

I, RONALD R. ROHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST LLC HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J.J. BORDENAVE, NMPS 5110, OF THE FIRM BASELINE FIELD SERVICES

I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10/24/06 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR 30 DAY TEMPORARY CERTIFICATE OF OCCUPANCY.

NOTE EXCEPTIONS HERE: CORRECTION OF PONDING AREAS, COMPLETE LANDSCAPING, PUNCHLIST ITEMS

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE DATE

REGISTERED PROFESSIONAL ENGINEER

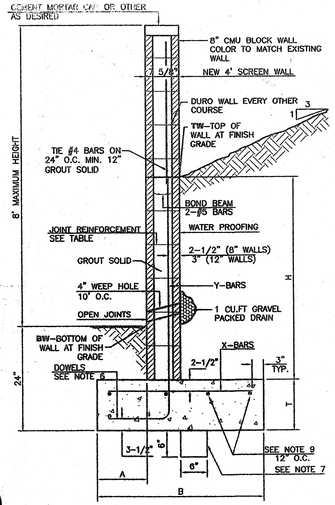
BENCHMARK

A.C.S. MONUMENT "2-M9"
C.O.A. BRASS CAP
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1927)
PUBLISHED DATA
X=354,207.50
Y=1,473,257.74
EL=5133.97' (NGVD 29)
GROUND TO GRID FACTOR=0.99967887
DELTA ALPHA ANGLE=-0°16'47"

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9 BUILD TYPE C INLETS PER COA STD DETAIL 2205, TYPE D INLETS PER COA STD DETAIL 2206, MANHOLES PER COA STD DWG 2102

SECTION A-A
NTS



RETAINING WALL DETAIL
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL

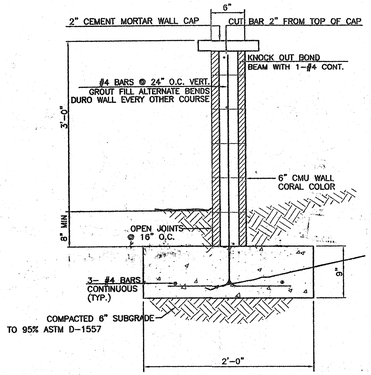
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @ 8" O.C.	#4 @12" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

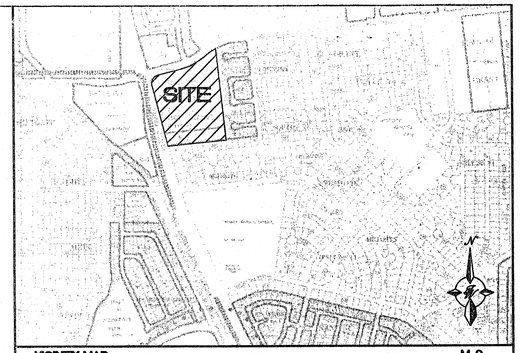
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @16" O.C.	#6 @12" O.C.

GENERAL NOTES:

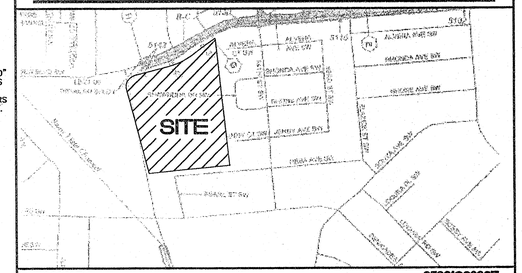
1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
7. PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9. BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".



3' SCREEN WALL SECTION
NTS



VICINITY MAP: M-9



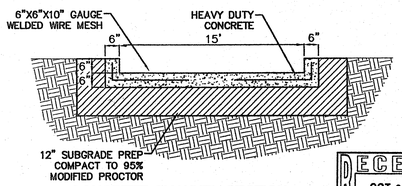
FIRM MAP: 35001C0336E

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

LEGEND

	EXISTING CURB
	EXISTING BUILDING
	PROPOSED EXPANSION
	PROPOSED CURB
	BOUNDARY LINE
	GRADE CHANGE
×5257.73	PROPOSED GRADE ELEVATION
×5257.18	EXISTING GRADE ELEVATION

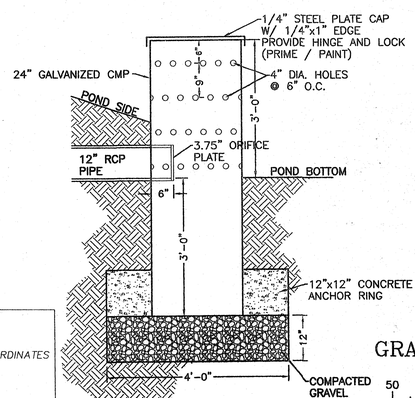


CONCRETE CHANNEL SECTION
NTS

RECEIVED
OCT 26 2006
LAND DEVELOPMENT SECTION

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE



STAND PIPE DETAIL
NTS

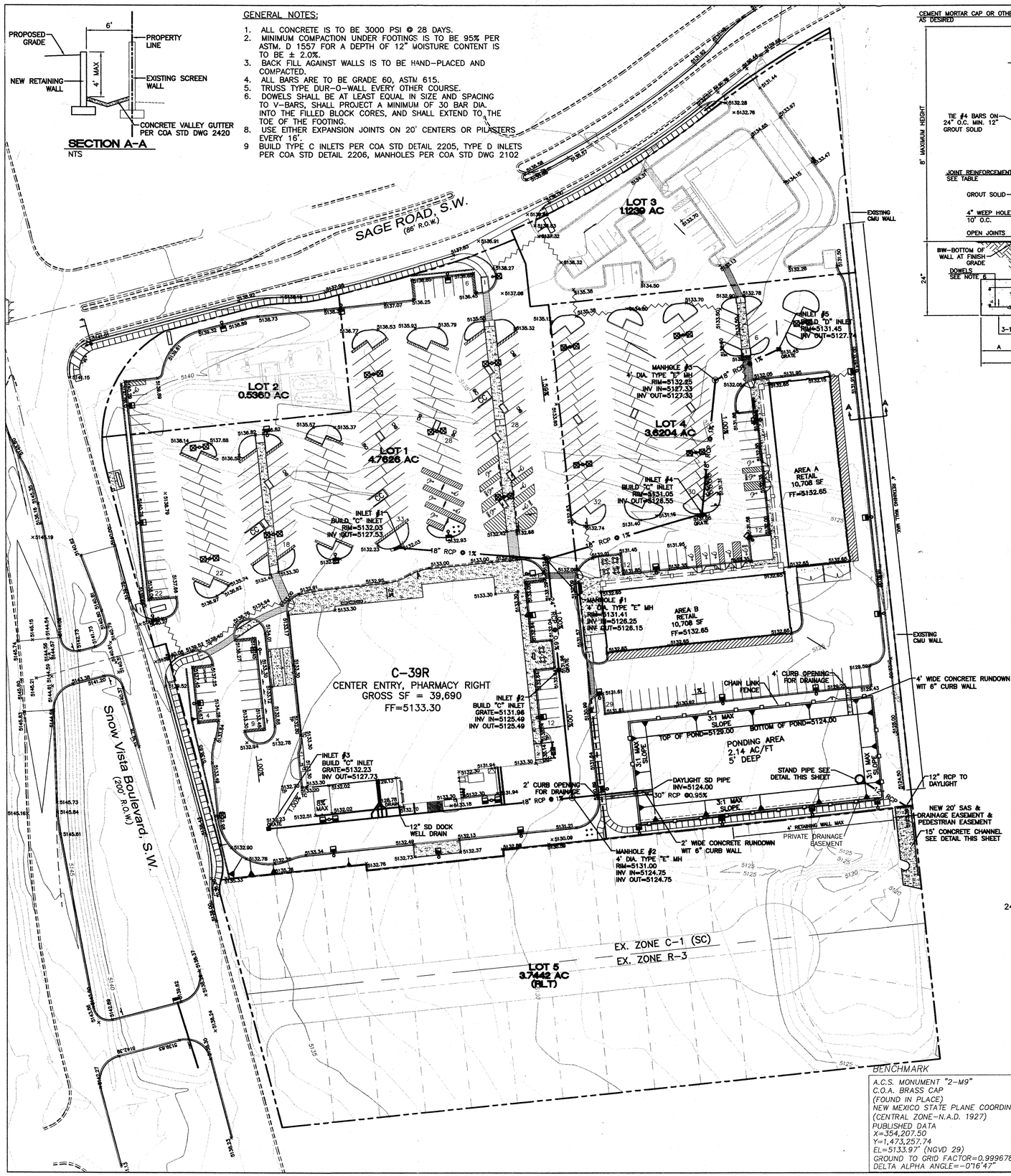
GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

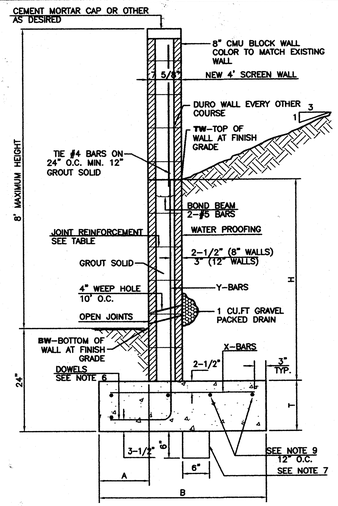
ENGINEER'S SEAL	WAL-MART NEIGHBORHOOD CENTER NM: 3385	DRAWN BY ET
		DATE 11-07-05
	OVERALL GRADING AND DRAINAGE PLAN	3-Overall Grading.dwg
		SHEET # 3
SARA LAVY P.E. #15092	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	JOB # 25020

SECTION A-A
NTS

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9 BUILD TYPE C INLETS PER COA STD DETAIL 2205, TYPE D INLETS PER COA STD DETAIL 2206, MANHOLES PER COA STD DWG 2102





RETAINING WALL DETAIL
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL

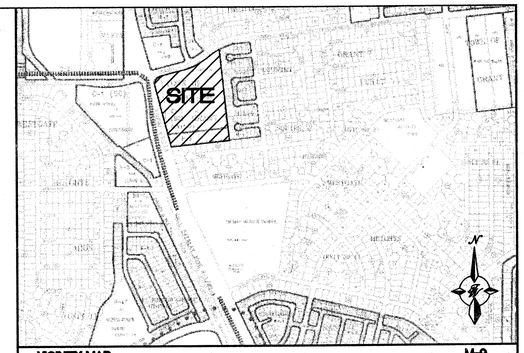
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @ 8" O.C.	#4 @12" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

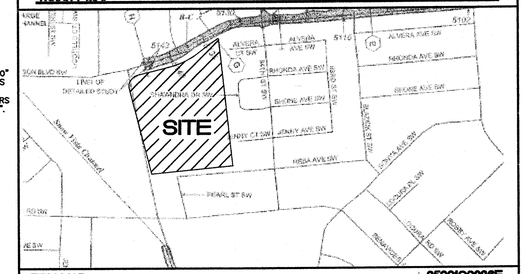
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @16" O.C.	#6 @12" O.C.

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
7. PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9. BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".



VICINITY MAP: M-9



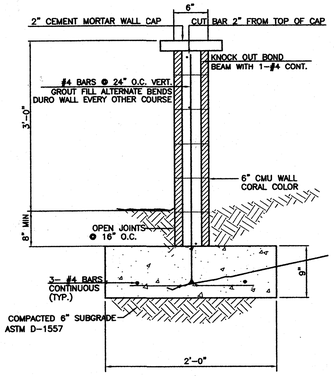
FIRM MAP: 35001C0336E

LEGAL DESCRIPTION:

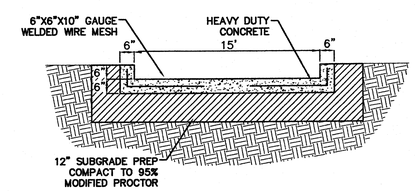
Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

LEGEND

	EXISTING CURB
	EXISTING BUILDING
	PROPOSED EXPANSION
	PROPOSED CURB
	BOUNDARY LINE
	GRADE CHANGE
×5257.73	PROPOSED GRADE ELEVATION
×5257.18	EXISTING GRADE ELEVATION



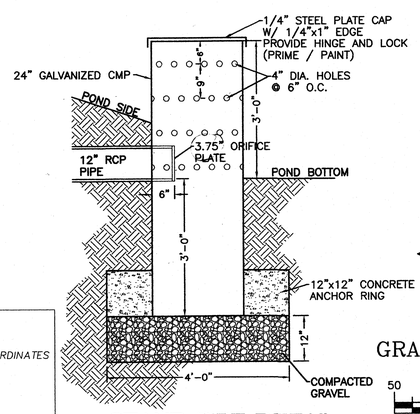
3' SCREEN WALL SECTION
NTS



CONCRETE CHANNEL SECTION
NTS

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE



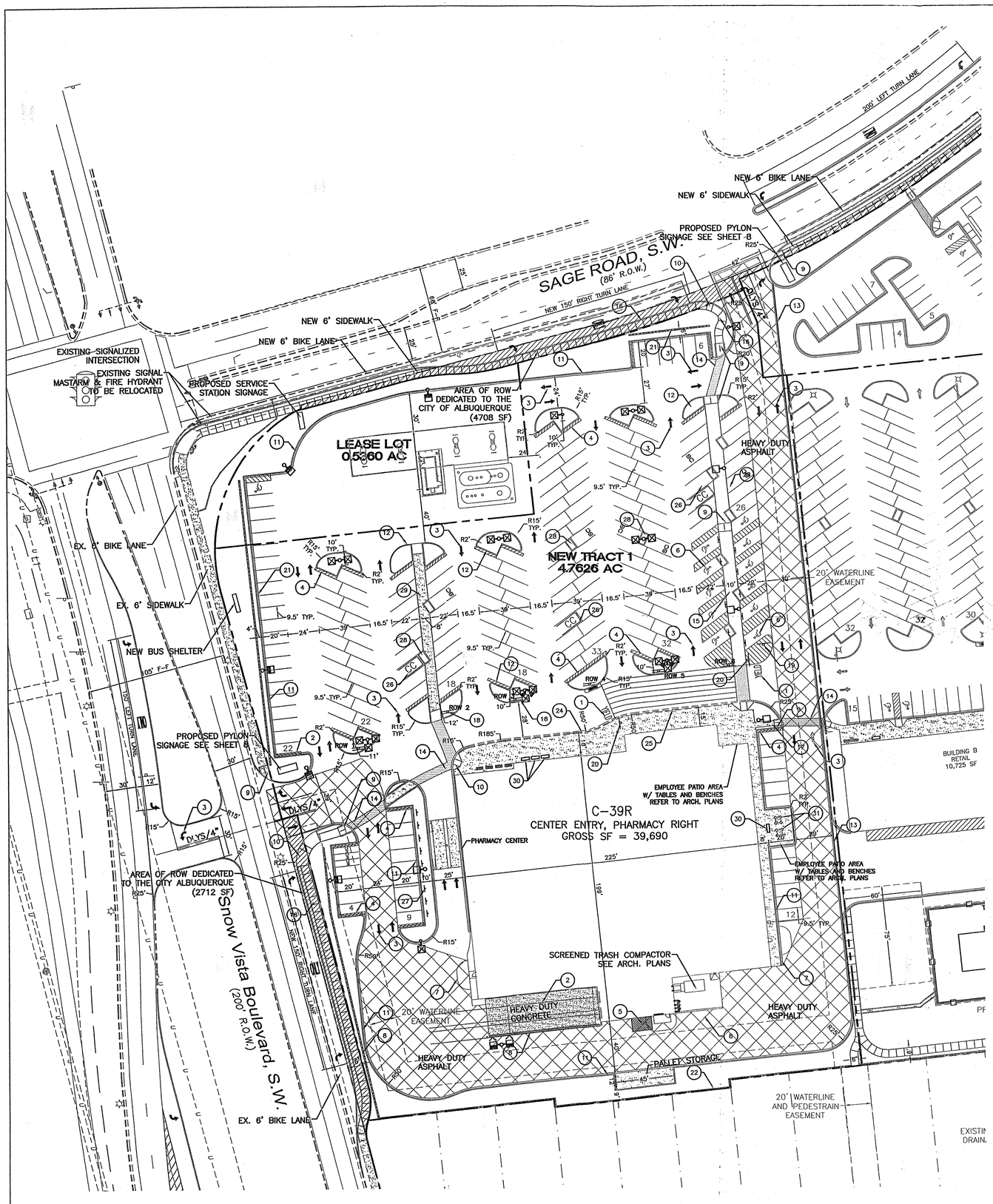
STAND PIPE DETAIL
NTS

BENCHMARK

A.C.S. MONUMENT "2-M9"
C.O.A. BRASS CAP
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1927)
PUBLISHED DATA
X=354,207.50
Y=1,473,257.74
EL=5133.97' (NGVD 29)
GROUND TO GRID FACTOR=0.99967887
DELTA ALPHA ANGLE=-0°16'47"

GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

ENGINEER'S SEAL	WAL-MART NEIGHBORHOOD CENTER NM: 3385	DRAWN BY ET
		DATE 11-07-05
	OVERALL GRADING AND DRAINAGE PLAN	3-Overall Grading.dwg
	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # 3
SARA LAVY P.E. #15092		JOB # 25020



SITE LEGEND

1. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL.
2. PROVIDE (2) 4" WIDE YELLOW STRIPES @ 10' O.C. x 130' LONG CENTER ON DOCK DOORS
3. PAINTED DIRECTIONAL ARROW TYPICAL.
4. 2'-0" LOADING ZONE AT ALL CURBED PARKING SPACES. 4" PAINTED YELLOW STRIPING AT 2'-0" O.C. PERPENDICULAR TO PARKING SPACE.
5. 10' X 15' STRIPED AREA PAINTED SYSL/4" AT 45° @ 2'-0" O.C. AT JIB CRANE LOCATION. SEE ARCH. PLANS
6. ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"-INDICATES VAN ACCESSIBLE SPACE).
7. RAMPED PAVEMENT AT VESTIBULE TO BE FLUSH WITH TOP OF SIDEWALK AT 5.0% MAX. SLOPE. REFER TO ARCHITECTURAL PLANS.
8. 8' RETAINING/ SCREEN SPLIT-FACE TAN CMU WALL
9. UNIDIRECTIONAL HC RAMP.
10. PROPOSED HC RAMP.
11. 6" CONCRETE CURB AND GUTTER TYPICAL.
12. 6" CONCRETE HEADER CURB TYPICAL.
13. 6" TEMPORARY ASHALT CURB TYPICAL.
14. 6' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK. (SHT 8)
15. 10' WIDE RAISED CONCRETE SIDEWALK TYPICAL.
16. 6' CONCRETE SIDEWALK TYPICAL.
17. 4' CONCRETE SIDEWALK TYPICAL.
18. AISLE INDICATOR SIGNS TYPICAL
19. "STOP" SIGN. SEE PLAN FOR LOCATION.
20. PEDESTRIAN CROSSING SIGN W11a-2 AND W11a-2p TYPICAL AT PEDESTRIAN CROSSWALKS AS NOTED ON PLANS.
21. 3' HIGH SCREEN SPLIT-FACE TAN CMU WALL.
22. 6' HIGH SCREEN SPLIT-FACE TAN CMU WALL.
23. (4) 5 SPACE BIKE RACK TYPICAL.
24. ZERO CURB PER ARCH. SECTIONS
25. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
26. CART CORRALS TYPICAL.
27. PHARMACY PARKING ONLY SIGN. TYPICAL
28. TREE PLANTER TYPICAL
29. 8' WIDE RAISED CONCRETE SIDEWALK.
30. BENCH 6' WIDE BY 15" HIGH.
31. PATIO CHAIRS 24" WIDE BY 15" HIGH.

NOTES: (ONLY APPLY TO LOTS 1-4)

1. COMMON STORM DRAINAGE, PEDESTRIAN, CROSS PARKING, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.
2. 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.
3. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
5. LIGHT POLES SHALL BE A MAXIMUM OF 25' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 25' 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. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH.
6. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.
7. NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
8. SETBACKS: THERE SHALL BE A FRONT OR CORNER SIDE SETBACK OF NOT LESS THAN TEN FEET WHERE THE LOT IS ACROSS THE STREET FROM THE FRONT LOT LINE OF A FACING LOT IN A RESIDENTIAL ZONE. THIS SETBACK APPLIES TO ON AND OFF PREMISE SIGNS. THERE SHALL BE A SIDE OR REAR SETBACK OF NOT LESS THAN FIVE FEET WHERE THE SITE ABUTS THE SIDE OF A LOT IS A RESIDENTIAL ZONE. THERE SHALL BE A SIDE OR REAR SETBACK OF NOT LESS THAT 15 FEET WHERE THE SITE ABUTS THE REAR OF A LOT IN A RESIDENTIAL ZONE. THE CLEAR SIGHT TRIANGLE SHALL NOT BE INFRINGED UPON.
9. BUILDINGS CANNOT EXCEED THE HEIGHTS AS SPECIFIED IN THE C-1 ZONE OF THE COMPREHENSIVE CITY ZONING CODE.
10. BUS ROUTE 54 RUNS DOWN 98TH AND PAST THE SITE.
11. HIGHLY REFLECTIVE SURFACES ARE NOT PERMITTED ON THE GAS CANOPY. ALL UNDER CANOPY LIGHTS MUST BE FULLY RECESSED SO THAT NO PART OF THE LENSE PROJECTS BELOW THE SURFACE OF THE UNDERSIDE CANOPY. SITE LIGHTING MUST MEET NIGHT SKY ORDINANCE.

LEGEND

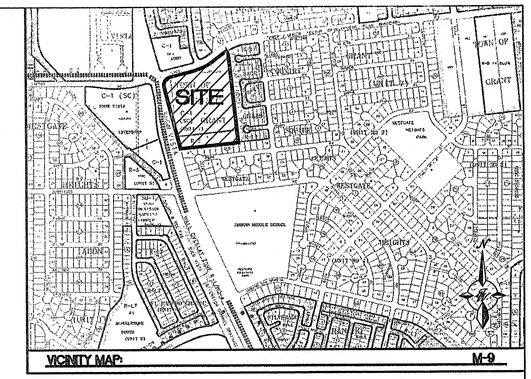
- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED SIDEWALK
- PROPOSED PEDESTRIAN CROSSWALK
- CC — PROPOSED CART CORRALS
- ASSOCIATE PARKING AREA
- HEAVY DUTY PAVING
- HEAVY DUTY CONCRETE
- BIKE RACK
- LIGHT POLES

N

GRAPHIC SCALE

40 20 0 20 40

SCALE: 1"=40'



LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

SITE DATA

ZONING:	SU-1 FOR C-1 PERMISSIVE USES WITH DRIVE-THRU PHARMACY
LOT AREA:	
NEW WAL-MART TRACT	4.76 AC
LEASE LOT	0.54 AC
TOTAL:	5.3 ± AC.
BUILDING AREA:	
NEIGHMOBHOOD MARKET:	39,690 SF
LEASE LOT:	201 SF
PARKING PROVIDED:	
NEIGHMOBHOOD MARKET:	191 SPACES
LEASE LOT:	5 SPACES
PARKING REQUIRED:	
NEIGHMOBHOOD MARKET:	174 SPACES
LEASE LOT:	1 SPACES
HC PARKING PROVIDED:	
NEIGHMOBHOOD MARKET:	11 SPACES (3 VAN)
LEASE LOT:	1 SPACES
HC PARKING REQUIRED:	
NEIGHMOBHOOD MARKET:	8 SPACES (3 VAN)
LEASE LOT:	1 SPACES
BIKE SPACES PROVIDED:	20 SPACES
BIKE SPACES REQUIRED:	20 SPACES
MOTORCYCLE SPACES:	3 SPACES
LANDSCAPING REQUIRED	27,304 SF
LANDSCAPING PROVIDED	27,931 SF

TOTAL AREA OF ROW DEDICATION = 7,420 SF

PAINT STRIPING LEGEND

SWSL/4" – SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" – SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" – DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" – SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" – SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" – SINGLE WHITE SOLID LINE / 24" WIDE

PROJECT NUMBER: 1003991

APPLICATION NUMBER: 05DRB-01294..

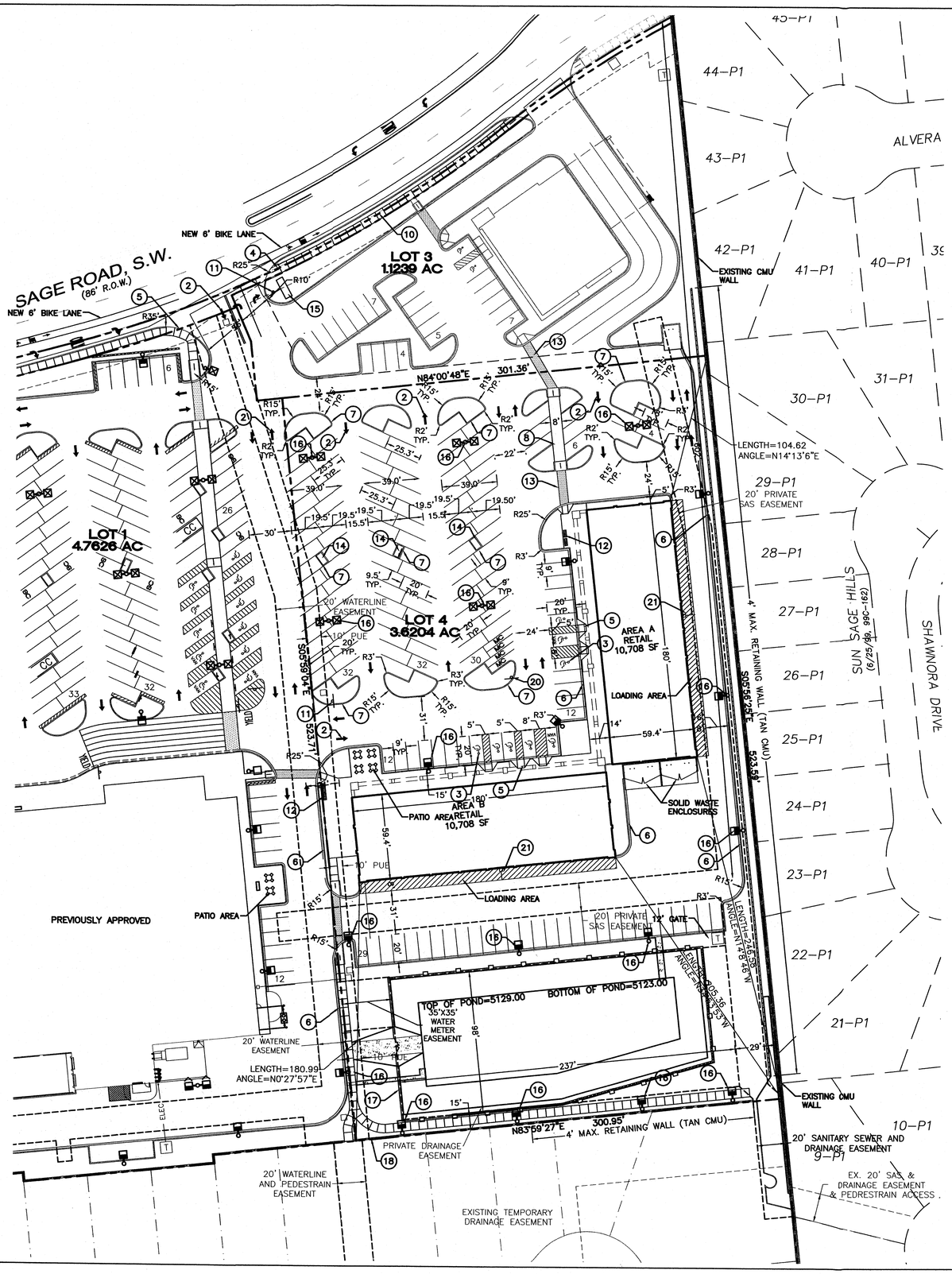
This plan is consistent with the specific Site Development Plan approval by the Environmental Planning Commission (EPC) dated _____, and the Findings and Conditions in the Official Notification of Decision are satisfied.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

Traffic Engineer, Transportation Division	Date 9-7-05
Utilities Development	Date 9-7-05
Parks & Recreation Department	Date 9/7/05
City Engineer	Date 11/8/05
Environmental Health Department (conditional)	Date N/A
Solid Waste Management	Date N/A
DRB Chairperson, Planning Department	Date 11/8/05

RECEIVED SEP 18 2006 HYDROLOGY SECTION

ENGINEER'S SEAL	WAL-MART NEIGHBORHOOD CENTER NM: 3385	DRAWN BY EMT
		DATE 09-02-05
	SITE PLAN FOR BUILDING PERMIT	2520-SPBB.dwg
	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	SHEET # 1B
RONALD R. BOHANNAN P.E. #7868		JOB # 25020



KEYED NOTES:

1. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL.
2. PAINTED DIRECTIONAL ARROW TYPICAL.
3. HANDICAP ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"–INDICATES VAN ACCESSIBLE SPACE).
4. UNIDIRECTIONAL HC RAMP.
5. PROPOSED HC RAMP.
6. 6" CONCRETE CURB AND GUTTER TYPICAL.
7. 6" CONCRETE HEADER CURB TYPICAL.
8. 8' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK.
9. 10' WIDE RAISED CONCRETE SIDEWALK TYPICAL.
10. 6' CONCRETE SIDEWALK TYPICAL.
11. "STOP" SIGN. SEE PLAN FOR LOCATION.
12. BIKE RACK TYPICAL
13. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
14. TREE PLANTER TYPICAL
15. PYLON SIGN
16. LIGHT POLE TYPICAL
17. 6' CHAIN LINK FENCE
18. 6' HIGH SPLIT FACE– TAN CMU
19. BENCHES
20. ONE WAY ONLY. DO NOT ENTER SIGN.
21. BOLLARD SEE SHEET 6 FOR DETAIL

NOTES:

1. COMMON STORM DRAINAGE, PEDESTRIAN, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.

2. 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.
1
3. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.

4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.

5. LIGHT POLES SHALL BE A MAXIMUM OF 25' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 25' 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. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH. LIGHTING MUST MEET NIGHT SKY
ORDINANCE.

6. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.

7. NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.

8. SETBACKS: THERE SHALL BE A FRONT AND A CORNER SIDE YARD SETBACK OF NOT LESS THAN FIVE FEET AND A SETBACK OF 11 FEET FROM JUNCTION OF A DRIVEWAY OR ALLEY AND A PUBLIC SIDEWALK OR PLANNED PUBLIC SIDEWALK LOCATION. THE CLEAR SIGHT TRIANGLE SHALL NOT BE INFRINGED UPON.

9. BUILDINGS CANNOT EXCEED THE HEIGHTS AS SPECIFIED IN THE C1 (SC) ZONE OF THE COMPREHENSIVE CITY ZONING CODE.

10. BUS ROUTE 54 RUNS DOWN 98TH AND PAST THE SITE.

INDEX TO DRAWINGS:

1. SITE FOR BUILDING PERMIT
1A. APPROVED SITE PLAN FOR SUBDIVISION
1B. APPROVED SITE PLAN FOR BUILDING PERMIT NIEGHBORHOOD MARKET
2. LANDSCAPE PLAN
3. GRADING AND DRAINAGE
4. MASTER UTILITY PLAN
5. ARCHITECTURAL ELEVATIONS
6. DETAILS

LEGEND

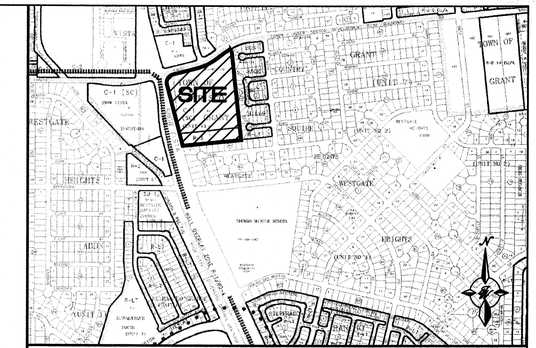
- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED RETAINING WALL
- PROPOSED SIDEWALK
- PROPOSED PEDESTRIAN CROSSWALK
- STANDARD PAVING
- HEAVY DUTY PAVING
- BIKE RACK
- PROPOSED CHAIN LINK
- TABLES AND SEATS
- LIGHT POLES

N

GRAPHIC SCALE

40 20 0 20 40

SCALE: 1"=40'



VICINITY MAP: M-9

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

SITE DATA

PROPOSED USAGE:	C-1 (SC)
EXISTING ZONING:	C-1 (SC)
LOT AREA:	
LOT 4	3.6204
TOTAL:	3.6204± AC.
BUILDING AREA:	21,416 SF
PARKING PROVIDED	157 SPACES
PARKING REQUIRED	107 SPACES
HC PARKING PROVIDED:	8 SPACES (2 VAN)
HC PARKING REQUIRED:	1 SPACE 2 SPACES VAN ACCESSIBLE
BIKE SPACES PROVIDED:	20 SPACES
BIKE SPACES REQUIRED:	7 SPACES
MOTORCYCLE SPACES PROVIDED:	4 SPACES
LANDSCAPING REQUIRED	21,878 SF
LANDSCAPING PROVIDED	41,067 SF

TOTAL AREA OF ROW DEDICATION = 6,494 SF

PAINT STRIPING LEGEND

SWSL/4" – SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" – SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" – DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" – SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" – SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" – SINGLE WHITE SOLID LINE / 24" WIDE

PROJECT NUMBER: 1003991

APPLICATION NUMBER: 05DRB-01716

This plan is consistent with the specific Site Development Plan approval by the Environmental Planning Commission (EPC) dated 10-20-05, and the Findings and Conditions in the Official Notification of Decision are satisfied.

DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL:

Traffic Engineer, Transportation Division	2-6-06 Date
Utilities Development	2/7/06 Date
Parks & Recreation Department	1/16/05 Date
City Engineer	2/8/06 Date
Environmental Health Department (conditional)	N/A Date
Solid Waste Management	2/15/06 Date
DRB Chairperson, Planning Department	2/16/06 Date

Stephanie Shimoda, Planner

RECEIVED SEP 1 0 2006 HYDROLOGY SECTION

ENGINEER'S SEAL RONALD R. BOHANNAN NEW MEXICO 7868 REGISTERED PROFESSIONAL ENGINEER RONALD R. BOHANNAN P.E. #7868	SAGE MARKETPLACE SITE PLAN FOR BUILDING PERMIT TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	DRAWN BY EMT DATE 11-16-05 SHEET # 1 JOB # 25020

ADMINISTRATIVE AMENDMENT

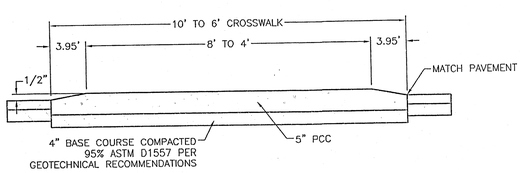
File # 06AA-00530 Project # 1003991

Relocation of pedestrian access from Snow Vista Blvd.

Russell Brito — 25 Apr '06

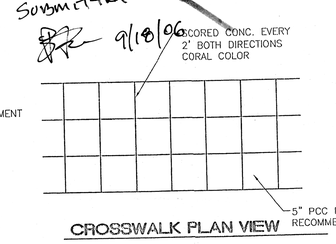
APPROVED BY — DATE

Part of C10 Submittal
9/18/06



RAISED CROSSWALK

SCALE: 1/2"=1'



CROSSWALK PLAN VIEW

SITE LEGEND

1. "YIELD" PAINTED YELLOW ON PAVEMENT TYPICAL.
2. PROVIDE (2) 4" WIDE YELLOW STRIPES @ 10' O.C. x 130' LONG CENTER ON DOCK DOORS (UPON DUMPSTER MOVE)
3. PAINTED DIRECTIONAL ARROW TYPICAL. (White @ Associate Area)
4. 2'-0" LOADING ZONE AT ALL CURBED PARKING SPACES. 4" PAINTED YELLOW STRIPING AT 2'-0" O.C. PERPENDICULAR TO PARKING SPACE. TYP.
5. 10' X 15' STRIPED AREA PAINTED SYSL/4" AT 45° @ 2'-0" O.C. AT JIB CRANE LOCATION. SEE ARCH. PLANS
6. ACCESSIBLE PARKING SPACE TYPICAL. SEE DETAIL SHEET FOR ACCESSIBLE PARKING SPACE SIZE, SIGN AND SYMBOL ("VAN"-INDICATES VAN ACCESSIBLE SPACE).
7. RAMPED PAVEMENT AT VESTIBULE TO BE FLUSH WITH TOP OF SIDEWALK AT 5.0% MAX. SLOPE. REFER TO ARCHITECTURAL PLANS.
8. 8' RETAINING/ SCREEN SPLIT-FACE TAN CMU WALL
9. UNIDIRECTIONAL HC RAMP.
10. PROPOSED HC RAMP.
11. 6" CONCRETE CURB AND GUTTER TYPICAL.
12. 6" CONCRETE HEADER CURB TYPICAL. NOT USED
13. 6" TEMPORARY ASHALT CURB TYPICAL.
14. 6' WIDE SLIGHTLY RAISED CONCRETE PEDESTRIAN CROSSWALK. (SHT 8)
15. 10' WIDE RAISED CONCRETE SIDEWALK TYPICAL.
16. 6' CONCRETE SIDEWALK TYPICAL.
17. 4' CONCRETE SIDEWALK TYPICAL.
18. PAINTED 3" RED STRIPE W/ 4" WHITE LETTERS "NO PARKING" ~~"FIRE ZONE"~~
19. "STOP" SIGN. SEE PLAN FOR LOCATION.
20. PEDESTRIAN CROSSING SIGN W11a-2 AND W11a-2p TYPICAL AT PEDESTRIAN CROSSWALKS AS NOTED ON PLANS.
21. 3' HIGH SCREEN SPLIT-FACE TAN CMU WALL.
22. 6' HIGH SCREEN SPLIT-FACE TAN CMU WALL. NOT USED
23. (4) 5 SPACE BIKE RACK TYPICAL.
24. ZERO CURB PER ARCH. SECTIONS
25. PEDESTRIAN CROSSWALK WITH 4" WIDE PAINTED YELLOW STRIPING PARALLEL TO DIRECTION OF TRAFFIC AT 2'-0" O.C. UNLESS NOTED OTHERWISE. SEE SITE PLAN FOR WIDTH.
26. CART CORRALS TYPICAL. WALMART SUPPLIES
27. PHARMACY PARKING ONLY SIGN. TYPICAL
28. TREE PLANTER TYPICAL
29. 8' WIDE RAISED CONCRETE SIDEWALK.
30. BENCH 6' WIDE BY 15" HIGH.
31. PATIO CHAIRS 24" WIDE BY 15" HIGH.
32. BOLLARDS

LEGEND

- EXISTING CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- PROPOSED EASEMENT
- PROPOSED SCREEN WALL
- PROPOSED SIDEWALK
- PROPOSED PEDESTRIAN CROSSWALK
- CC — PROPOSED CART CORRALS
- ASSOCIATE PARKING AREA
- HEAVY DUTY PAVING
- STANDARD DUTY PAVING
- HEAVY DUTY CONCRETE
- BIKE RACK
- LIGHT POLES

PROJECT NUMBER: 1003991

APPLICATION NUMBER: 05DRB-01716

Is an Infrastructure List required? ( ) Yes ( ) 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.

DRB SITE DEVELOPMENT PLAN APPROVAL:

Traffic Engineer, Transportation Division	Date
Water Utility Development	Date
Parks & Recreation Department	Date
City Engineer	Date
* Environmental Health Department (conditional)	Date
Solid Waste Management	Date
DRB Chairperson, Planning Department	Date

* Environmental Health, if necessary

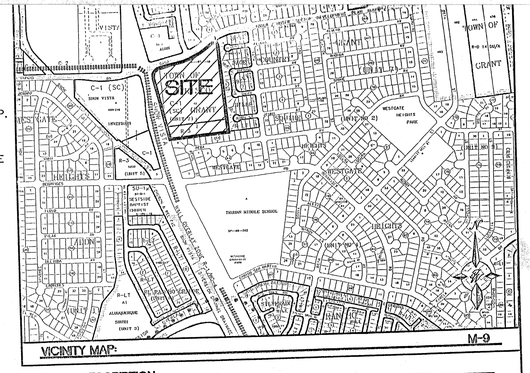
PAINT STRIPING LEGEND

SWSL/4" - SINGLE WHITE SOLID LINE / 4" WIDE
SYSL/4" - SINGLE YELLOW SOLID LINE / 4" WIDE EACH
DYSL/4" - DOUBLE YELLOW SOLID LINE / 4" WIDE EACH
SYSL/10" - SINGLE YELLOW SOLID LINE / 10" WIDE
SWDL/4" - SINGLE WHITE DASHED LINE / 4" WIDE
SWSL/24" - SINGLE WHITE SOLID LINE / 24" WIDE

GRAPHIC SCALE

50 25 0 25 50

SCALE: 1"=50'



VICINITY MAP:

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

SITE DATA

ZONING:	SU-1 FOR C-1 PERMISSIVE USES WITH DRIVE-THRU PHARMACY
LOT AREA:	
NEW WAL-MART TRACT	4.55 AC
LEASE LOT	0.54 AC
TOTAL:	5.09± AC.
BUILDING AREA:	
NEIGHBORHOOD MARKET:	39,690 SF
LEASE LOT:	201 SF
PARKING PROVIDED:	
NEIGHBORHOOD MARKET:	~~188~~ 190 SPACES
SMALL CAR	~~0~~ 8 SPACES
LEASE LOT:	~~2~~ 8 SPACES NOT DEVELOPED
PARKING REQUIRED:	
NEIGHBORHOOD MARKET:	174 SPACES
LEASE LOT:	1 SPACES
HC PARKING PROVIDED:	
NEIGHBORHOOD MARKET:	11 SPACES (3 VAN)
LEASE LOT:	~~1 SPACES~~ NOT DEVELOPED
HC PARKING REQUIRED:	
NEIGHBORHOOD MARKET:	8 SPACES (3 VAN)
LEASE LOT:	1 SPACES
BIKE SPACES PROVIDED:	20 SPACES
BIKE SPACES REQUIRED:	20 SPACES
MOTORCYCLE SPACES:	3 SPACES
LANDSCAPING REQUIRED	27,304 SF
LANDSCAPING PROVIDED	27,931 SF

TOTAL AREA OF ROW DEDICATION = 7,420 SF

NOTES: (ONLY APPLY TO LOTS 1-4)

1. COMMON STORM DRAINAGE, PEDESTRIAN, CROSS PARKING, AND VEHICULAR ACCESS ACROSS NEW TRACTS IS GRANTED BY THIS SITE PLAN AND WILL BE GRANTED ON THE REPLAT.
2. 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.
3. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINES OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALLS WITH TOP OF EQUIPMENT BELOW TOP OF SCREEN WALL.
5. LIGHT POLES SHALL BE A MAXIMUM OF 25' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 25' 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. LIGHT POLES WITHIN 100' OF RESIDENTIAL ZONING SHALL BE LIMITED TO 16' HIGH.
6. THERE SHALL BE NO BACKLIT, PLASTIC, OR VINYL AWNINGS OR ILLUMINATED PLASTIC BANDING ON SIGNAGE.
7. NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
8. SETBACKS: THERE SHALL BE A FRONT OR CORNER SIDE SETBACK OF NOT LESS THAN TEN FEET WHERE THE LOT IS ACROSS THE STREET FROM THE FRONT LOT LINE OF A FACING LOT IN A RESIDENTIAL ZONE. THIS SETBACK APPLIES TO ON AND OFF PREMISE SIGNS. THERE SHALL BE A SIDE OR REAR SETBACK OF NOT LESS THAN FIVE FEET WHERE THE SITE ABUTS THE SIDE OF A LOT IS A RESIDENTIAL ZONE. THERE SHALL BE A SIDE OR REAR SETBACK OF NOT LESS THAT 15 FEET WHERE THE SITE ABUTS THE REAR OF A LOT IN A RESIDENTIAL ZONE. THE CLEAR SIGHT TRIANGLE SHALL NOT BE COMPREHENSIVE CITY ZONING CODE.
9. BUILDINGS CANNOT EXCEED THE HEIGHTS AS SPECIFIED IN THE C-1 ZONE OF THE
10. BUS ROUTE 54 RUNS DOWN 98TH AND PAST THE SITE.
11. HIGHLY REFLECTIVE SURFACES ARE NOT PERMITTED ON THE GAS CANOPY. ALL UNDER CANOPY LIGHTS MUST BE FULLY RECESSED SO THAT NO PART OF THE LENSE PROJECTS BELOW THE SURFACE OF THE UNDERSIDE CANOPY. SITE LIGHTING MUST MEET NIGHT SKY ORDINANCE.
12. FUTURE LEASE LOT TO BE KEPT FREE OF JOB TRAILERS OF STORAGE BY CONTRACTOR.

NO.	DATE	REMARKS	BY
1	04-25-06	MOVED LOCATION OF PEDESTRIAN PATH TO MEET ADA REQUIREMENTS	SA/ ET

REVISIONS

ENGINEER'S SEAL — REGISTERED RONALD RAY BOHANNAN NEW MEXICO 7868 PROFESSIONAL ENGINEER

RONALD R. BOHANNAN P.E. #7868

WAL-MART NEIGHBORHOOD CENTER NM: 3385

ADMINISTRATIVE ADMENDMENT SITE PLAN FOR BUILDING PERMIT

TIERRA WEST, LLC
8509 JEFFERSON NE
ALBUQUERQUE, NEW MEXICO 87113
(505)858-3100

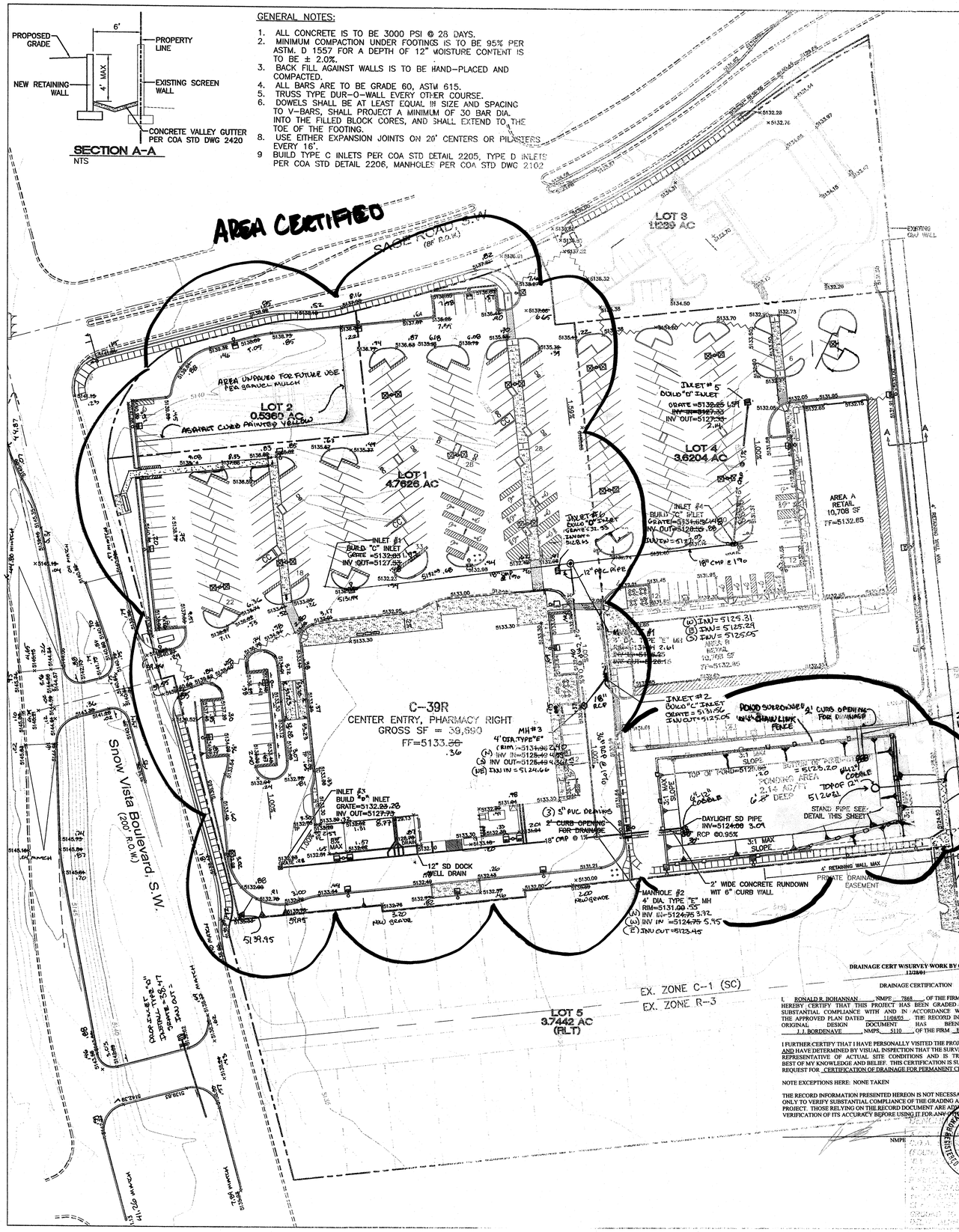
DRAWN BY EMT
DATE 04-25-06
M-2 Site Plan-3385.dwg
SHEET # 1
JOB # 25020

RECEIVED SEP 15 2006 HYDROLOGY SECTION

SECTION A-A
NTS

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9 BUILD TYPE C INLETS PER COA STD DETAIL 2205, TYPE D INLETS PER COA STD DETAIL 2206, MANHOLES PER COA STD DWG 2102



DRAINAGE CERT W/SURVEY WORK BY OTHERS
12/23/05

DRAINAGE CERTIFICATION

I, RONALD R. BOHANNAN, NMPE 7868, OF THE FIRM TIERRA WEST LLC, HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 11/08/05. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY J. J. BORDENAVE, NMPS 5110 OF THE FIRM BASELINE FIELD SERVICES

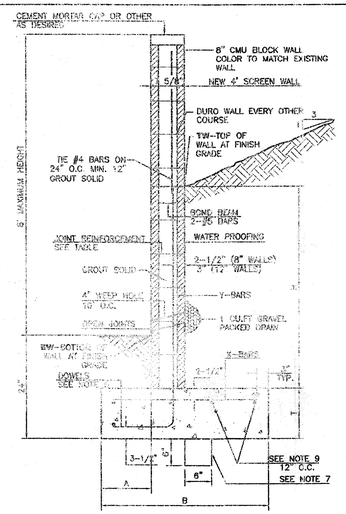
I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON _____ AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF DRAINAGE FOR PERMANENT CERTIFICATE OF OCCUPANCY

NOTE EXCEPTIONS HERE: NONE TAKEN

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THE RECORD DOCUMENT ARE ADVISED TO OBTAIN AN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

NMPE 7868 DATE

REGISTERED PROFESSIONAL ENGINEER — RONALD R. BOHANNAN — NEW MEXICO



RETAINING WALL DETAIL
NTS

8 INCH REINFORCED CONCRETE MASONRY WALL

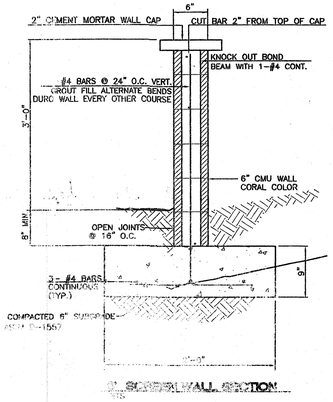
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @ 8" O.C.	#4 @12" O.C.

12 INCH REINFORCED CONCRETE MASONRY WALL

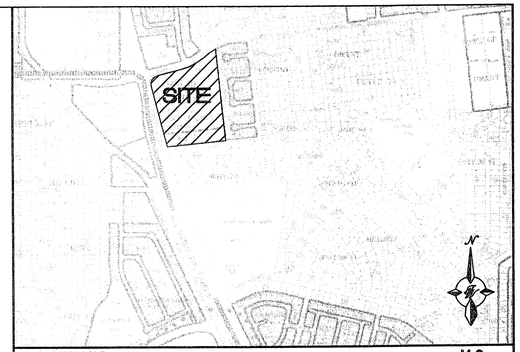
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @15" O.C.	#6 @12" O.C.

GENERAL NOTES:

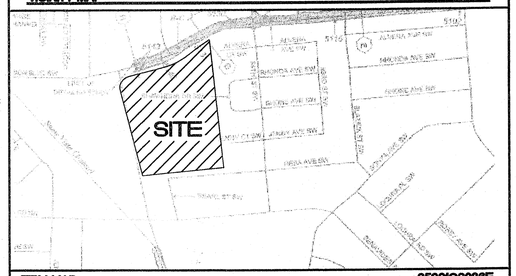
1. ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
7. PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.
9. BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".



SCORAL WALL SECTION



VICINITY MAP: M-9



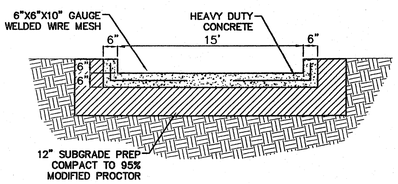
FIRM MAP: 35001C0336E

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

LEGEND

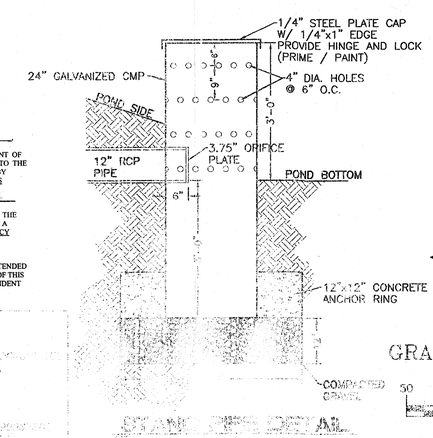
- EXISTING CURB
- EXISTING BUILDING
- PROPOSED EXPANSION
- PROPOSED CURB
- BOUNDARY LINE
- GRADE CHANGE
- ×5257.73 PROPOSED GRADE ELEVATION
- ×5257.18 EXISTING GRADE ELEVATION



CONCRETE CHANNEL SECTION
NTS

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

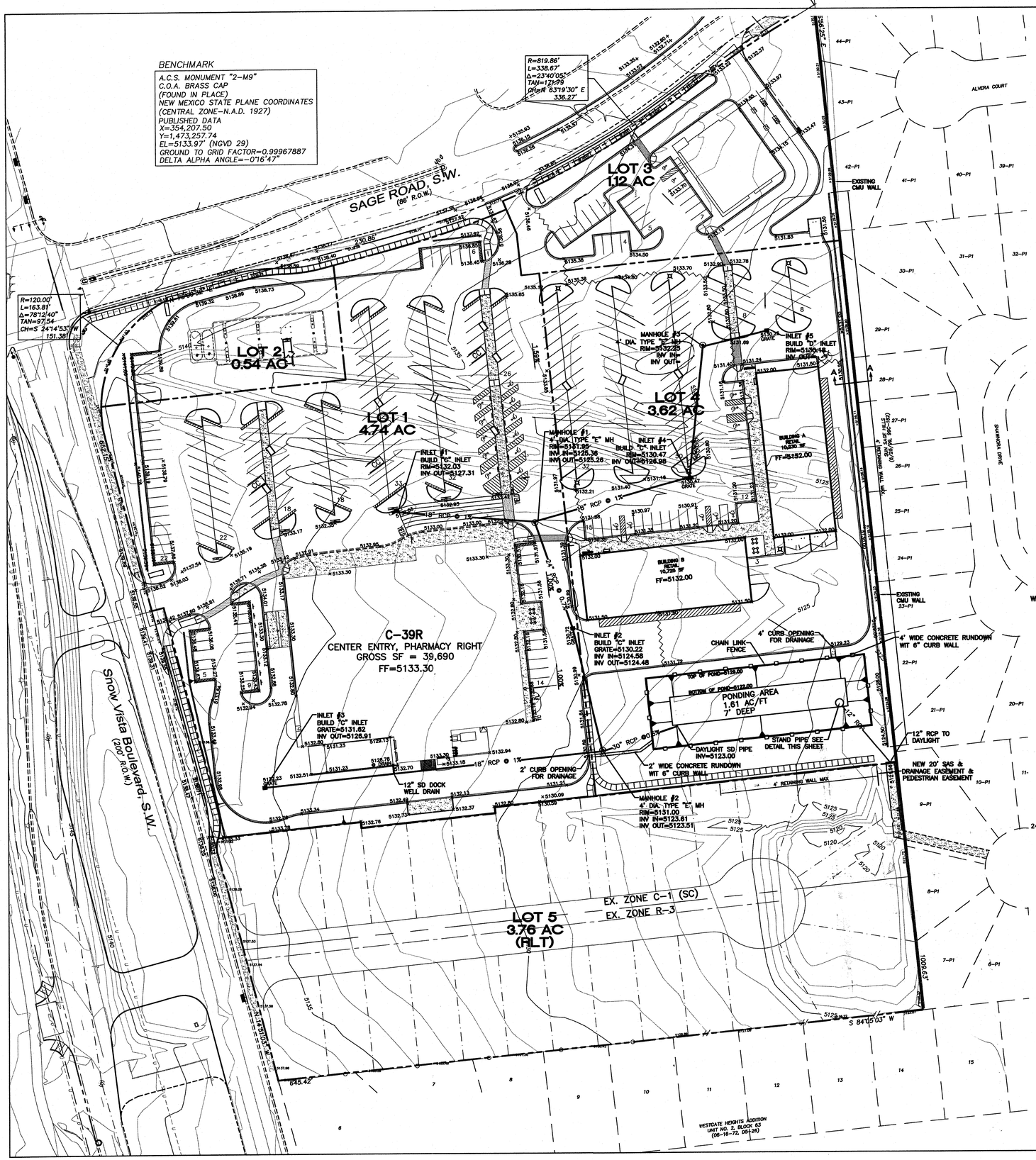
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE

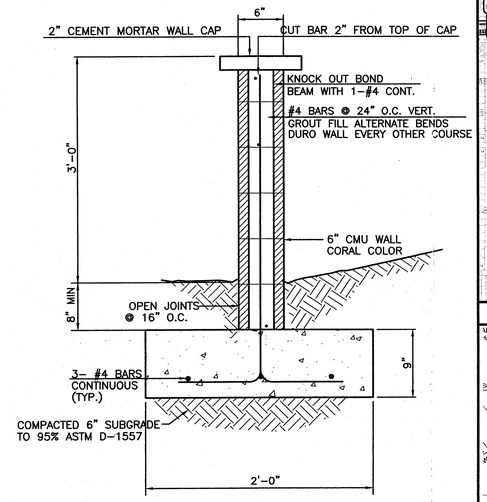


GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

ENGINEER'S SEAL	WAL-MART NEIGHBORHOOD CENTER NM: 3385	DRAWN BY ET
SARA LAVY NEW MEXICO 15092 REGISTERED PROFESSIONAL ENGINEER	OVERALL GRADING AND DRAINAGE PLAN	DATE 11-07-05
		3-Overall Grading.dwg
		SHEET #
SARA LAVY P.E. #15092	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	JOB # 35030

RECEIVED SEP 08 2006 HYDROLOGY SECTION

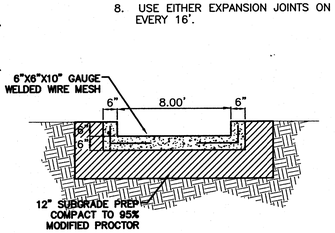




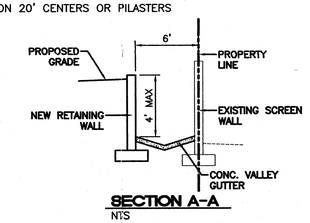
3' SCREEN WALL SECTION
NTS

GENERAL NOTES:

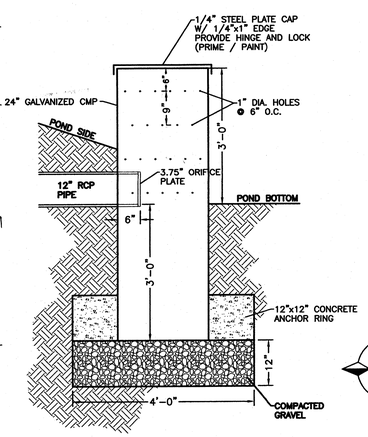
1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR D/A. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.



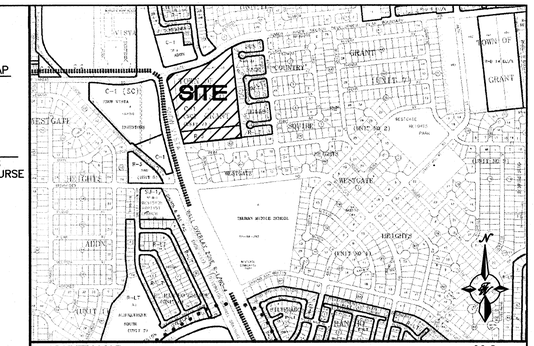
CONCRETE CHANNEL SECTION
NTS



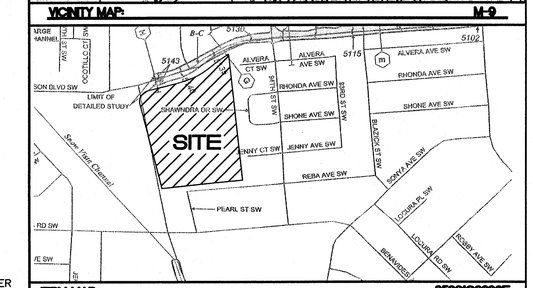
SECTION A-A
NTS



STAND PIPE DETAIL
NTS



VICINITY MAP: M-9



FIRM MAP: 35001C0336E

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

LEGEND

	EXISTING CURB
	FUTURE IMPROVEMENTS
	EXISTING BUILDING
	PROPOSED EXPANSION
	PROPOSED CURB
	BOUNDARY LINE
	GRADE CHANGE
×5257.73	PROPOSED GRADE ELEVATION
×5257.18	EXISTING GRADE ELEVATION

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE

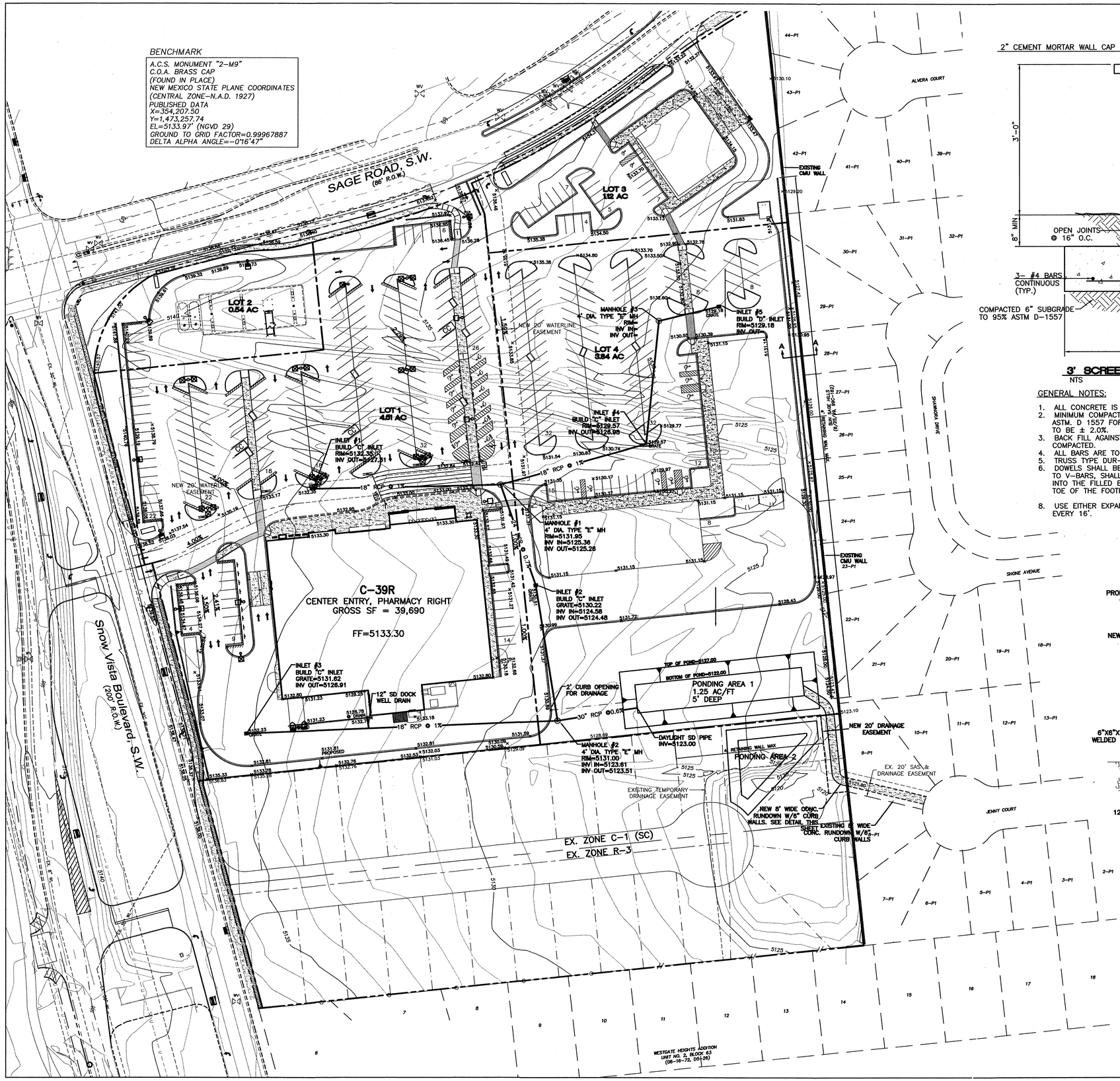
ROUGH GRADING APPROVAL

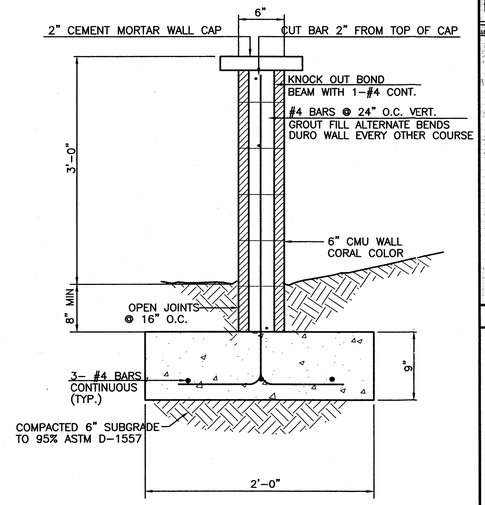
GRAPHIC SCALE
50 25 0 25 50
SCALE: 1"=50'

ENGINEER'S SEAL	WAL-MART NEIGHBORHOOD CENTER NM: 3385	DRAWN BY BDG
		DATE 09-01-05
	OVERALL GRADING AND DRAINAGE PLAN	2520-GRB.dwg
		SHEET #
SARA LAVY P.E. #15092	TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	JOB # 25020

BENCHMARK

A.C.S. MONUMENT "2-M9"
C.O.A. BRASS CAP
(FOUND IN PLACE)
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE-N.A.D. 1927)
PUBLISHED DATA
X=354,207.50
Y=1,473,257.74
EL=5133.97' (NGVD 29)
GROUND TO GRID FACTOR=0.99967887
DELTA ALPHA ANGLE=-0°16'47"



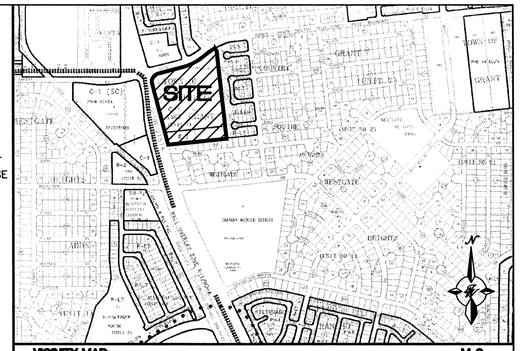


3' SCREEN WALL SECTION

NTS

GENERAL NOTES:

1. ALL CONCRETE IS TO BE 3000 PSI @ 28 DAYS.
2. MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
3. BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
4. ALL BARS ARE TO BE GRADE 60, ASTM 615.
5. TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
6. DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO V-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
8. USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILASTERS EVERY 16'.



VICINITY MAP: M-9

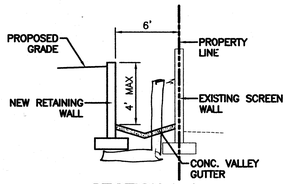
FIRM MAP: 35001C0351

LEGAL DESCRIPTION:

Parcel "A-1" and Remaining Westerly Portion of Parcel "A", Town of Atrisco Grant, Unit 7

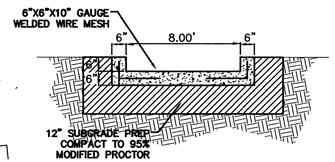
LEGEND

	EXISTING CURB
	FUTURE IMPROVEMENTS
	EXISTING BUILDING
	PROPOSED EXPANSION
	PROPOSED CURB
	BOUNDARY LINE
	GRADE CHANGE
×5257.73	PROPOSED GRADE ELEVATION
×5257.18	EXISTING GRADE ELEVATION



SECTION A-A

NTS



CONCRETE CHANNEL SECTION

NTS

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. CONTRACTOR IS RESPONSIBLE FOR OBTAINING NPDES PERMIT FOR THE SITE

ROUGH GRADING APPROVAL

GRAPHIC SCALE

50 25 0 25 50

SCALE: 1"=50'

ENGINEER'S SEAL SARA LAVY NEW MEXICO 15092 PROFESSIONAL ENGINEER SARA LAVY P.E. #15092	WAL-MART NEIGHBORHOOD CENTER NM: 3385 OVERALL GRADING AND DRAINAGE PLAN TIERRA WEST, LLC 8509 JEFFERSON NE ALBUQUERQUE, NEW MEXICO 87113 (505)858-3100	DRAWN BY BDG DATE 08-09-05 2520-GRB.dwg SHEET # JOB # 25020