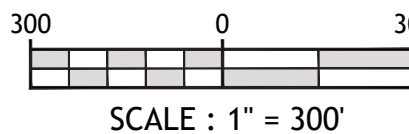
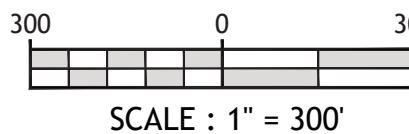


LOCATION MAP
N.T.S.



VICINITY MAP



DRAWING LIST		
SHEET NO.	SHEET TITLE	INITIAL SUBMITTAL 06/16/2022
C-0	COVER SHEET	•
C-2.0	EXISTING CONDITIONS AND DEMOLITION PLAN	•
C-3.0	SWPPP PHASING	•
C-3.1	SWPPP NOTES	•
C-4.0	GRADING PLAN	•
C-4.1	DRAINAGE PLAN	•
C-4.2	DRAINAGE AND GRADING DETAILS	•
C-4.3	GRADING DETAILS	•
C-5.0	UTILITY PLAN	•
C-5.1	UTILITY DETAILS	•
C-5.2	UTILITY DETAILS	•
C-6.0	MOT PLAN-PHASE1	•
C-6.1	MOT PLAN- PHASE 2	•
C-6.2	MOT DETAILS	•
C-7.0	PAVEMENT PLAN	•
C-7.1	PAVEMENT PLAN DETAILS	•
C-8.0	CIRCULATION PLAN	•
C-8.2	CIRCULATION PLAN DETAILS	•
C-8.1	CIRCULATION PLAN DETAILS	•

ISSUED FOR PERMITTING				
DESIGNED BY:	CB	DRAWN BY:	CB	ISSUE DATE: 04/2022
CHECKED BY:	AH	APPROVED BY:	AH	JOB NO.: 21507
NO.	BY	DATE	REVISION DESCRIPTION	
1	AK	04/11/2023	CITY COMMENTS	



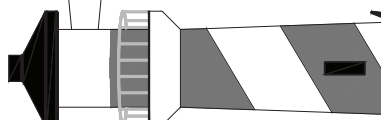
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TAMPA, FL 33626



TAKE 5 CAR WASH

OF
NEW MEXICO
SNOW VISTA

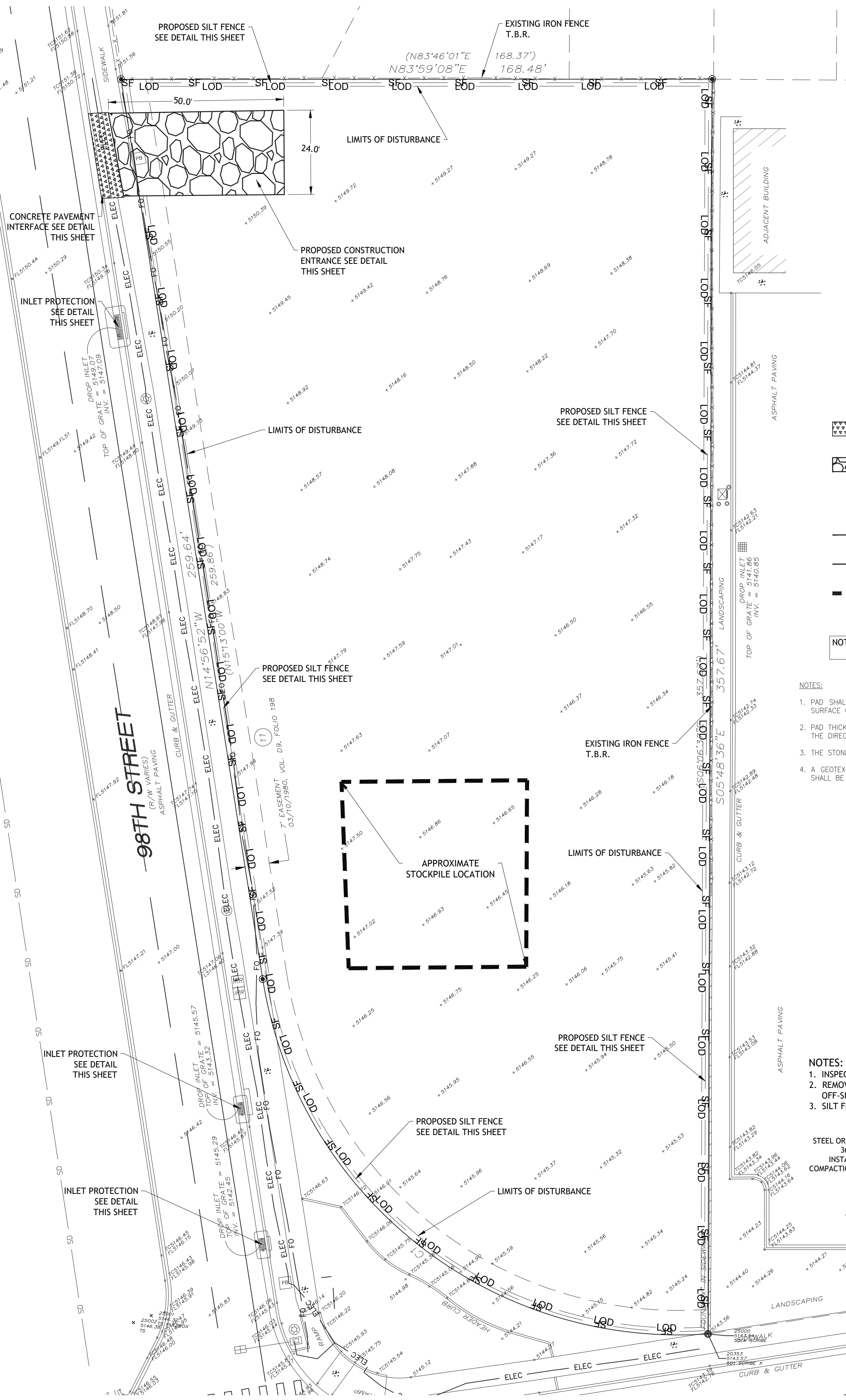
98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

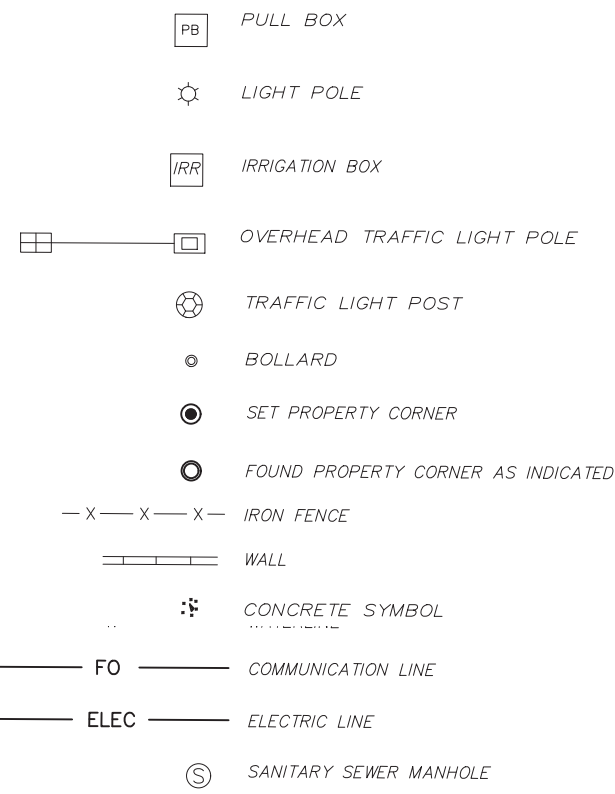
COVER SHEET

SHEET NUMBER:

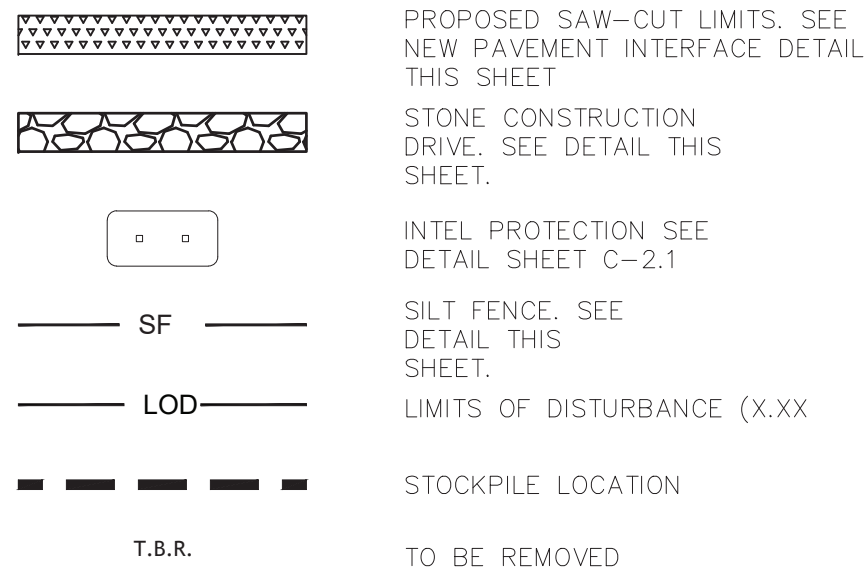
 $C-O$



SURVEY LEGEND



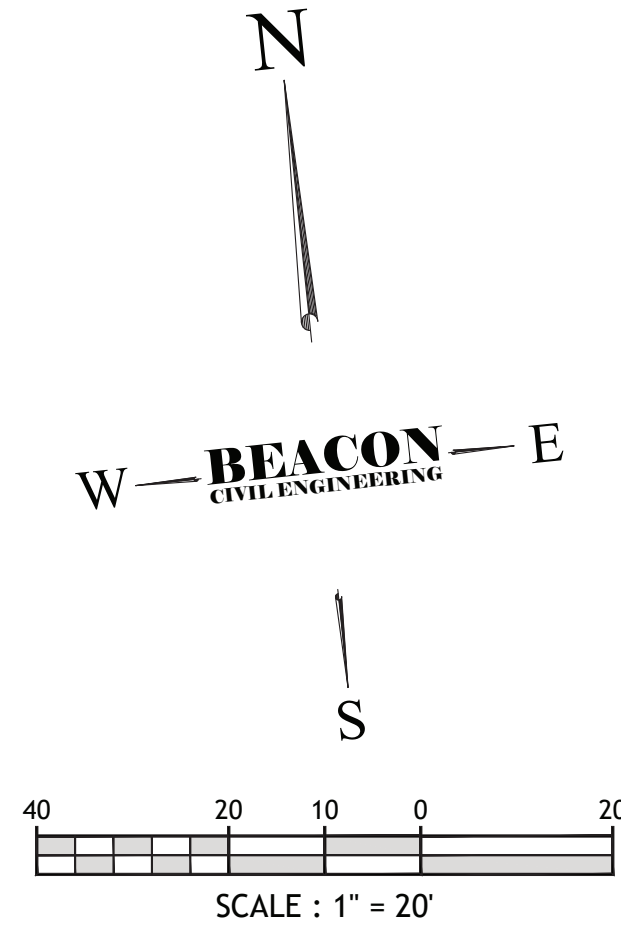
LEGEND



NOTE: BLACK TONE INDICATES ITEMS TO BE REMOVED/DEMOLISHED.
LIGHTER TONE INDICATES EXISTING CONDITION TO REMAIN.

NOTES:

- PAD SHALL BE REMOVED AND REPLACED WHEN SOIL IS EVIDENT ON THE SURFACE OF THE PAD OR AS DIRECTED BY THE ENGINEER.
- PAD THICKNESS SHALL BE INCREASED IF SOIL CONDITIONS DICTATE OR PER THE DIRECTION OF THE ENGINEER.
- THE STONE SHALL CONFORM TO JURISDICTIONAL STANDARD SPECIFICATIONS;
- A GEOTEXTILE FABRIC UNDERLINER IS REQUIRED. THE GEOTEXTILE FABRIC SHALL BE IN ACCORDANCE WITH JURISDICTIONAL STANDARD SPECIFICATIONS;



DEMOLITION NOTES

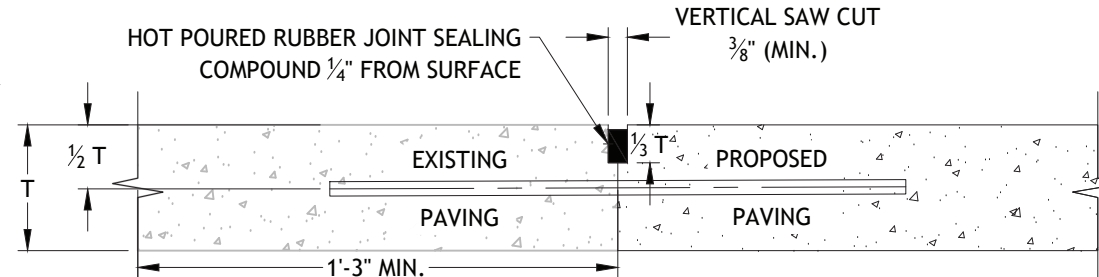
- ALL ITEMS NOT CALLED OUT TO BE REMOVED/RELOCATED SHALL BE PROTECTED DURING ALL THE PHASES OF CONSTRUCTION UNTIL FINAL ACCEPTANCE BY THE GOVERNING JURISDICTION(S).
- CONTRACTORS SHALL COORDINATE WITH ALL UTILITY COMPANIES CONCERNING THE ABANDONMENT, RELOCATION AND/OR DEMOLITION OF UTILITIES PRIOR TO CONSTRUCTION. NO WORK IS TO BE PERFORMED ON LIVE LINES UNLESS APPROVED IN WRITING BY THE UTILITY IN ALL CASES. A REPRESENTATIVE FROM THE UTILITY SHALL BE PRESENT FOR INITIAL ABANDONMENT AND/OR LIVE CUTS. CONTRACTOR SHALL USE EXTREME CAUTION WHEN WORKING NEAR UTILITIES AND SHALL PROTECT THEM AT ALL TIMES.
- THE CONTRACTOR IS FULLY AND COMPLETELY RESPONSIBLE FOR LOCATION, VERIFICATION, PROTECTION, STORAGE, MAINTENANCE, DEMOLITION, REMOVAL, RELOCATION OR ALTERATION OF ALL EXISTING SITE UTILITIES, SITE IMPROVEMENTS, STRUCTURES, OR CONSTRUCTION ELEMENTS AS REQUIRED TO COMPLETE THE WORK THAT ARE SHOWN ON THE PLANS AND OR THAT ARE OBSERVABLE IN THE FIELD, WHETHER CONSPICUOUSLY VISIBLE OR NOT. THE CONTRACTOR SHALL VISIT THE SITE AND BECOME THOROUGHLY FAMILIAR WITH ALL EXISTING IMPROVEMENTS, UTILITIES, AND SITE CONDITIONS PRIOR TO BIDDING AND CONSTRUCTION.
- CONTRACTOR SHALL COMPLY WITH ALL LOCAL, STATE, AND FEDERAL REQUIREMENTS WITH ALL DEMOLITION ACTIVITIES. IF ADDITIONAL REQUIREMENTS ARE REQUIRED FOR HAZARDOUS WASTE REMOVAL INCLUDING BUT NOT LIMITED TO ASBESTOS, SEPTIC FIELDS, LEAD, PCB, TCP, OR OTHER WASTE OR CONTAMINANT, IT IS THE CONTRACTORS RESPONSIBILITY TO COMPLY WITH MANDATES PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- IT IS THE CONTRACTOR'S RESPONSIBILITY FOR THE PROCUREMENT OF ALL NECESSARY PERMITS.
- THE CONTRACTOR SHALL COORDINATE ALL TREE AND LANDSCAPE REMOVAL WITH THE LANDSCAPE PLANS. CONTRACTOR SHALL NOTIFY E.O.R. IF ANY DISCREPANCIES OCCUR BETWEEN THE DEMOLITION PLAN AND THE LANDSCAPE PLANS.
- SAWCUT DIMENSIONS SHOWN ARE APPROXIMATE. CONTRACTOR SHALL FIELD STAKE AND CONSULT ENGINEER OF RECORD PRIOR TO CONSTRUCTION, IF NECESSARY.
- THE CONTRACTOR IS RESPONSIBLE FOR ALL REPAIRS OF DAMAGE TO ALL ITEMS THAT ARE TO REMAIN. ALL REPAIRS SHALL USE NEW MATERIAL. THE REPAIRS SHALL RESTORE THE ITEM TO THE PRE-DEMOLITION CONDITION. SUCH REPAIRS SHALL BE PERFORMED AT THE CONTRACTOR'S SOLE EXPENSE.
- THE CONTRACTOR SHALL NOT PERFORM ANY EARTH MOVEMENT ACTIVITIES, DEMOLITION OR REMOVAL OF FOUNDATION WALLS, FOOTINGS, OR OTHER MATERIALS WITHIN THE LIMITS OF DISTURBANCE UNLESS IT IS IN STRICT ACCORDANCE WITH GOVERNING JURISDICTION(S), THE PROJECT PLANS, AND SPECIFICATIONS.
- ALL EXCAVATION RESULTING FROM, OR INCIDENTAL TO, DEMOLITION ACTIVITIES SHALL BE BACKFILLED BY THE CONTRACTOR WITH APPROVED MATERIALS, AND SHALL BE SUFFICIENTLY COMPACTED TO SUPPORT NEW IMPROVEMENTS AND IN COMPLIANCE WITH THE RECOMMENDATIONS IN THE GEOTECHNICAL REPORT. BACKFILLING SHALL OCCUR IMMEDIATELY AFTER DEMOLITION ACTIVITIES, AND SHALL BE DONE SO AS TO PREVENT WATER ENTERING THE EXCAVATION. FINISHED SURFACES SHALL BE GRADED TO PROMOTE POSITIVE DRAINAGE.
- THE USE OF EXPLOSIVES IS PROHIBITED WITHOUT PRIOR WRITTEN CONSENT OF BOTH THE OWNER AND ALL APPLICABLE GOVERNMENTAL AUTHORITIES.
- CONTRACTOR SHALL CONDUCT DEMOLITION ACTIVITIES IN SUCH A MANNER TO ENSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, SIDEWALKS, WALKWAYS, AND OTHER ADJACENT FACILITIES. M.O.T. PERMITS MUST BE RECEIVED FROM THE APPROPRIATE GOVERNMENTAL AUTHORITY PRIOR TO THE COMMENCEMENT OF ANY ROAD OPENING OR DEMOLITION ACTIVITIES IN OR ADJACENT TO THE RIGHT-OF-WAY.
- DEMOLITION ACTIVITIES AND EQUIPMENT SHALL NOT OCCUR OR BE STORED OUTSIDE THE DEFINED PROJECT LIMIT LINE, WITHOUT WRITTEN PERMISSION OF THE OWNER(S) AND ALL GOVERNMENTAL AGENCIES HAVING JURISDICTION.
- THE CONTRACTOR SHALL USE DUST CONTROL MEASURES TO LIMIT AIRBORNE DUST AND DIRT IN ACCORDANCE WITH FEDERAL, STATE, AND/OR LOCAL STANDARDS. ONCE THE DEMOLITION PHASE IS OVER, ADJACENT STRUCTURES AND IMPROVEMENTS SHALL BE CLEANED OF ALL DUST AND DEBRIS CAUSED BY THE DEMOLITION OPERATIONS.
- THE CONTRACTOR IS RESPONSIBLE FOR SAFEGUARDING THE SITE DURING DEMOLITION/CONSTRUCTION IN SUCH A MANNER AS TO PREVENT THE ENTRY OF UNAUTHORIZED PERSONS AT ANY TIME.
- THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF BARRIERS, FENCING AND OTHER APPROPRIATE SAFETY ITEMS NECESSARY TO PROTECT THE PUBLIC FROM AREAS OF CONSTRUCTION AND CONSTRUCTION ACTIVITY.
- ALL DEMOLITION WASTE AND DEBRIS SHALL BE DISPOSED OF IN ACCORDANCE WITH ALL MUNICIPAL, COUNTY, STATE, AND FEDERAL LAWS AND APPLICABLE CODES. THE CONTRACTOR SHALL MAINTAIN RECORDS TO PROVE PROPER DISPOSAL ACTIVITIES, TO BE PROVIDED TO THE OWNER UPON REQUEST. UNDER NO CIRCUMSTANCES SHALL DEBRIS BE BURIED ON THE SUBJECT SITE.
- THE CONTRACTOR SHALL NOT IMPACT ANY WETLANDS THROUGH CONSTRUCTION ACTIVITIES IN ANY WAY UNLESS APPROVED BY E.O.R. AND GOVERNING JURISDICTION(S).
- BEACON CIVIL ENGINEERING AND THE E.O.R. IS NOT RESPONSIBLE FOR JOB SITE SAFETY OR SUPERVISION. CONTRACTOR IS TO PROCEED WITH THE DEMOLITION IN A SAFE AND SYSTEMATIC MANNER, FOLLOWING ALL THE OSHA REQUIREMENTS TO ENSURE PUBLIC AND CONTRACTOR SAFETY.
- THE DEMOLITION PLAN IS INTENDED TO IDENTIFY THE EXISTING ITEMS/CONDITIONS WHICH ARE TO BE REMOVED, RELOCATED, OR MADE AWARE OF. THE DEMOLITION PLAN DOES NOT PROVIDE DIRECTION AS TO THE MEANS AND METHODS USED TO ACCOMPLISH THAT WORK. ALL MEANS AND METHODS UTILIZED ARE TO BE IN STRICT ACCORDANCE WITH ALL STATE, FEDERAL, LOCAL, AND JURISDICTIONAL REQUIREMENTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH ALL OSHA AND OTHER SAFETY PRECAUTIONS NECESSARY TO PROVIDE A SAFE WORK SITE.
- ALL WELLS TO BE ABANDONED BY A NEW MEXICO LICENSED WATER WELL CONTRACTOR IN ACCORDANCE WITH RULE 40D-3.531 (2) F.A.C.

NOTES

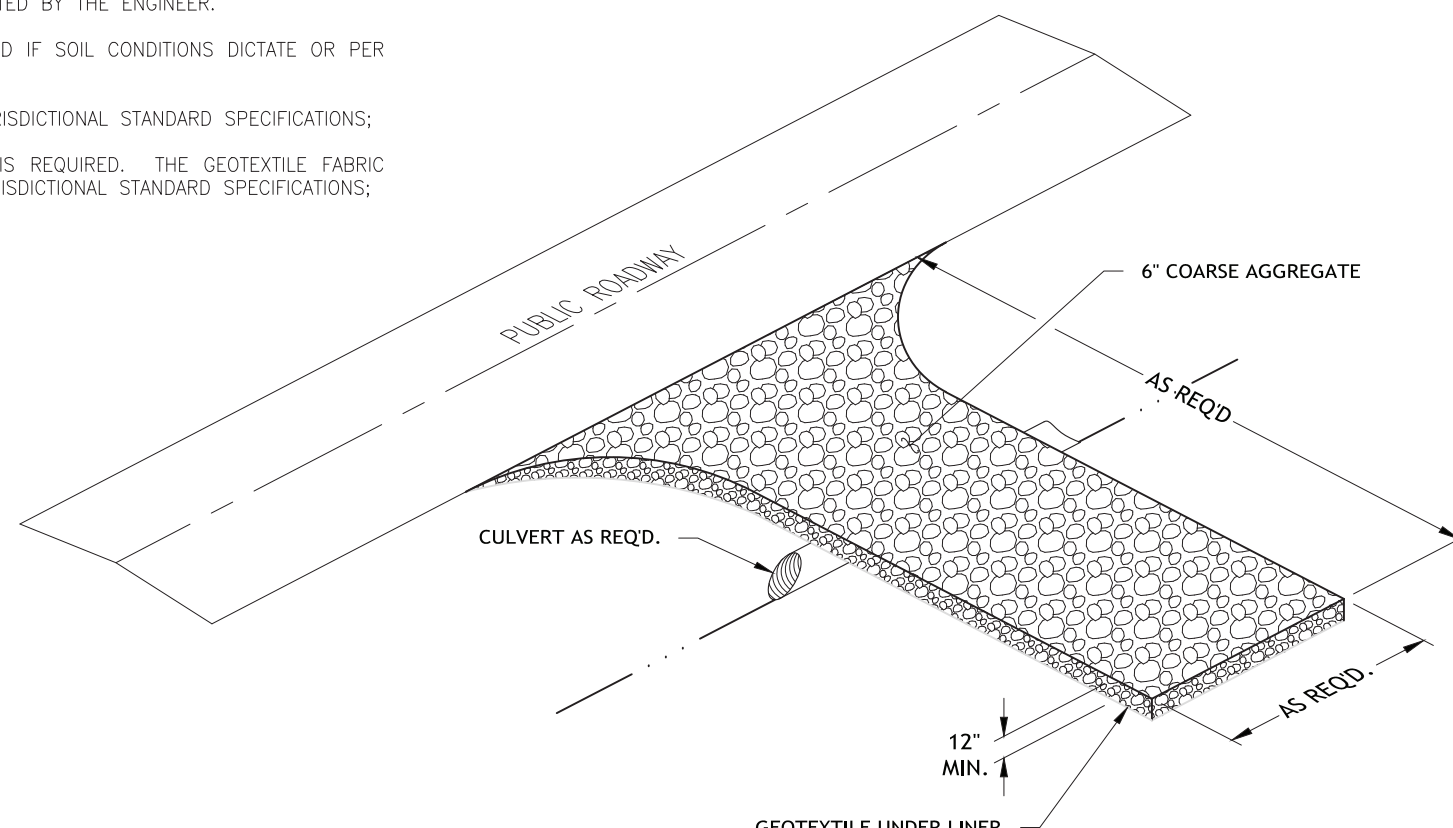
- MACHINE DRILL HOLE INTO EXISTING PAVING FOR DOWEL BAR INSERTION. FILL WITH ENOUGH EPOXY TO COMPLETELY FILL VOID.
- DOWEL BARS SHALL BE DRILLED HORIZONTALLY BY USE OF A MECHANICAL RIG.
- DRILLING BY HAND IS NOT ACCEPTABLE, PUSHING DOWEL BARS INTO GREEN CONCRETE IS NOT ACCEPTABLE.

CONCRETE PAVEMENT INTERFACE DETAIL

N.T.S.



T=PAVEMENT THICKNESS

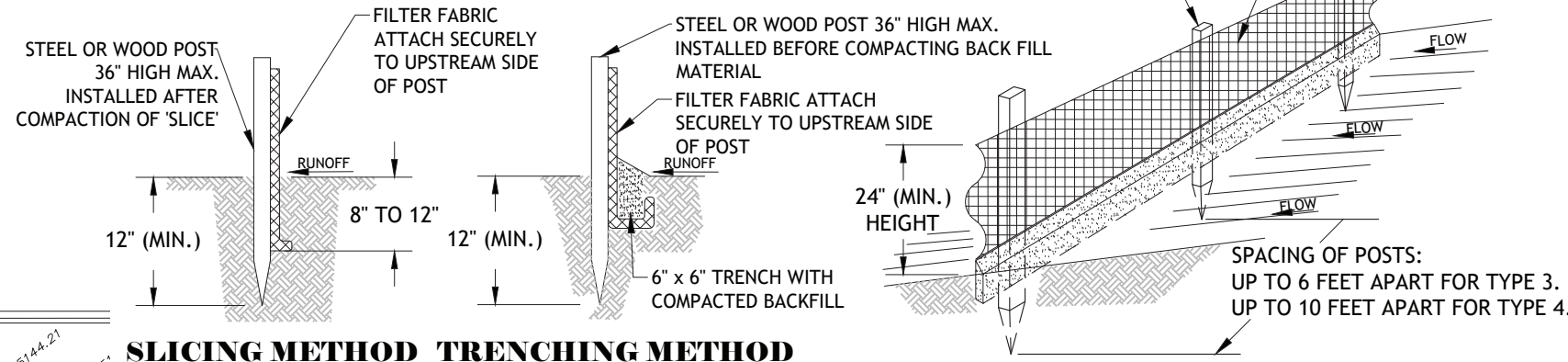


TEMPORARY CONSTRUCTION ENTRANCE DETAIL

N.T.S.

NOTES:

- INSPECT AND REPAIR FENCE AFTER EACH STORM EVENT AND REMOVE SEDIMENT WHEN NECESSARY.
- REMOVED SEDIMENT SHALL BE DEPOSITED TO AN AREA THAT WILL NOT CONTRIBUTE SEDIMENT OFF-SITE AND CAN BE PERMANENTLY STABILIZED.
- SILT FENCE SHALL BE PLACED ON SLOPE CONTOURS TO MAXIMIZE PONDING EFFICIENCY.



SLICING METHOD TRENCHING METHOD

STAKED SILT FENCE DETAIL

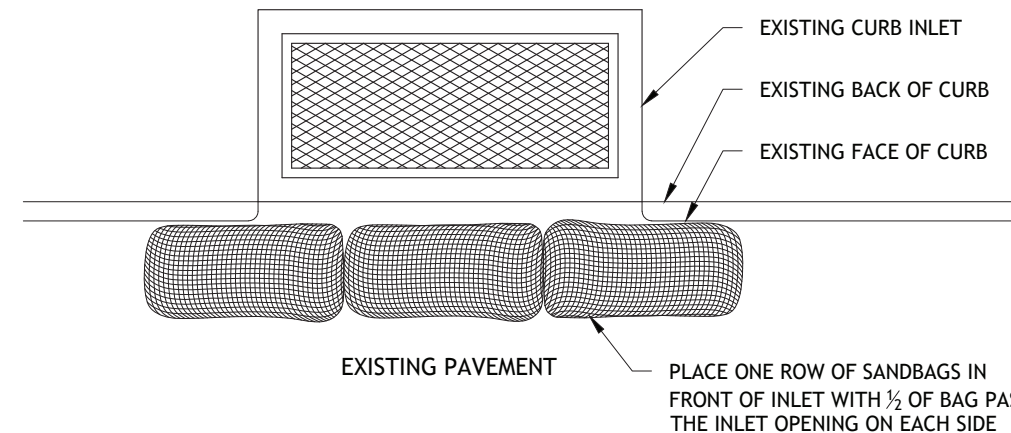
N.T.S.

ENVIRONMENTAL NOTE

THE SUBJECT PLAN SET PRODUCED BY BEACON CIVIL ENGINEERING DO NOT DEPICT ENVIRONMENTAL CONDITIONS OR ANY ASSURANCE REGARDING THE PRESENCE OR ABSENCE OF ENVIRONMENTALLY IMPACTED SITE CONDITIONS. BEACON CIVIL ENGINEERING IS NOT RESPONSIBLE FOR EXPLORATION, TESTING, FINDINGS OR OTHER ENVIRONMENTAL SERVICES RELATED TO, BUT NOT LIMITED TO, THE DETERMINATION OF THE POTENTIAL FOR CHEMICAL, TOXIC, RADIOACTIVE OR OTHER TYPE OF CONTAMINANTS AFFECTING THE PROPERTY FOR THE SUBJECT PROJECT. IF ANY ENVIRONMENTAL CONTAMINATION OR WASTE IS DISCOVERED, THE OWNER AND CONTRACTOR SHALL BE RESPONSIBLE FOR COMPLYING WITH ALL APPLICABLE LAWS AND REGULATIONS.

UNDERGROUND UTILITIES NOTE

THE UNDERGROUND UTILITIES SHOWN WITHIN THE PLAN SET PROVIDED BY BEACON CIVIL ENGINEERING HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. BEACON CIVIL ENGINEERING MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE OF ALL SUCH UTILITIES IN THE AREA. BEACON CIVIL ENGINEERING FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN WITHIN THE PLAN SET ARE IN THE EXACT LOCATION INDICATED. HOWEVER, BEACON CIVIL ENGINEERING DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM THE INFORMATION AVAILABLE.



CURB INLET PROTECTION DETAIL

N.T.S.

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			04/11/2023		



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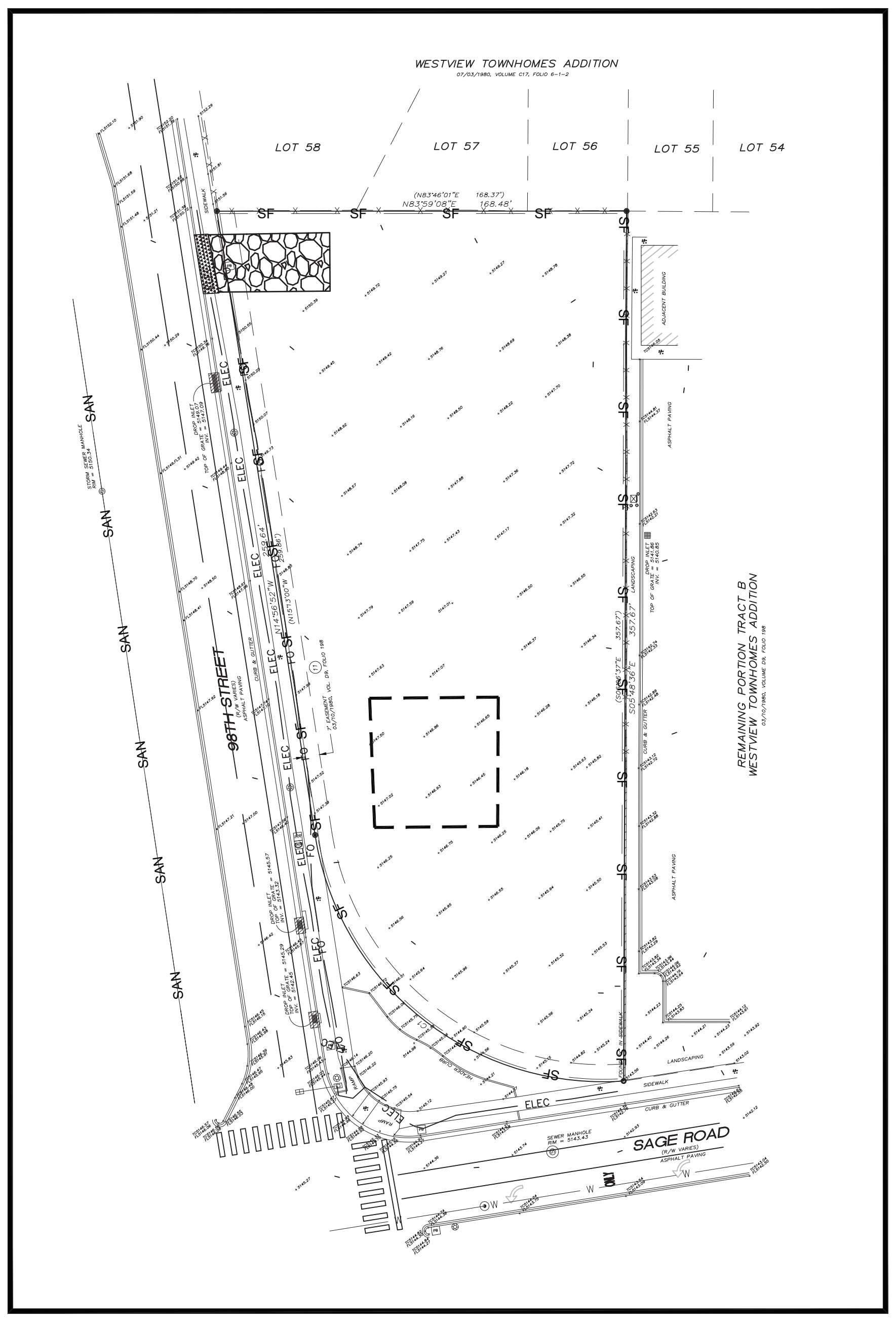
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NM

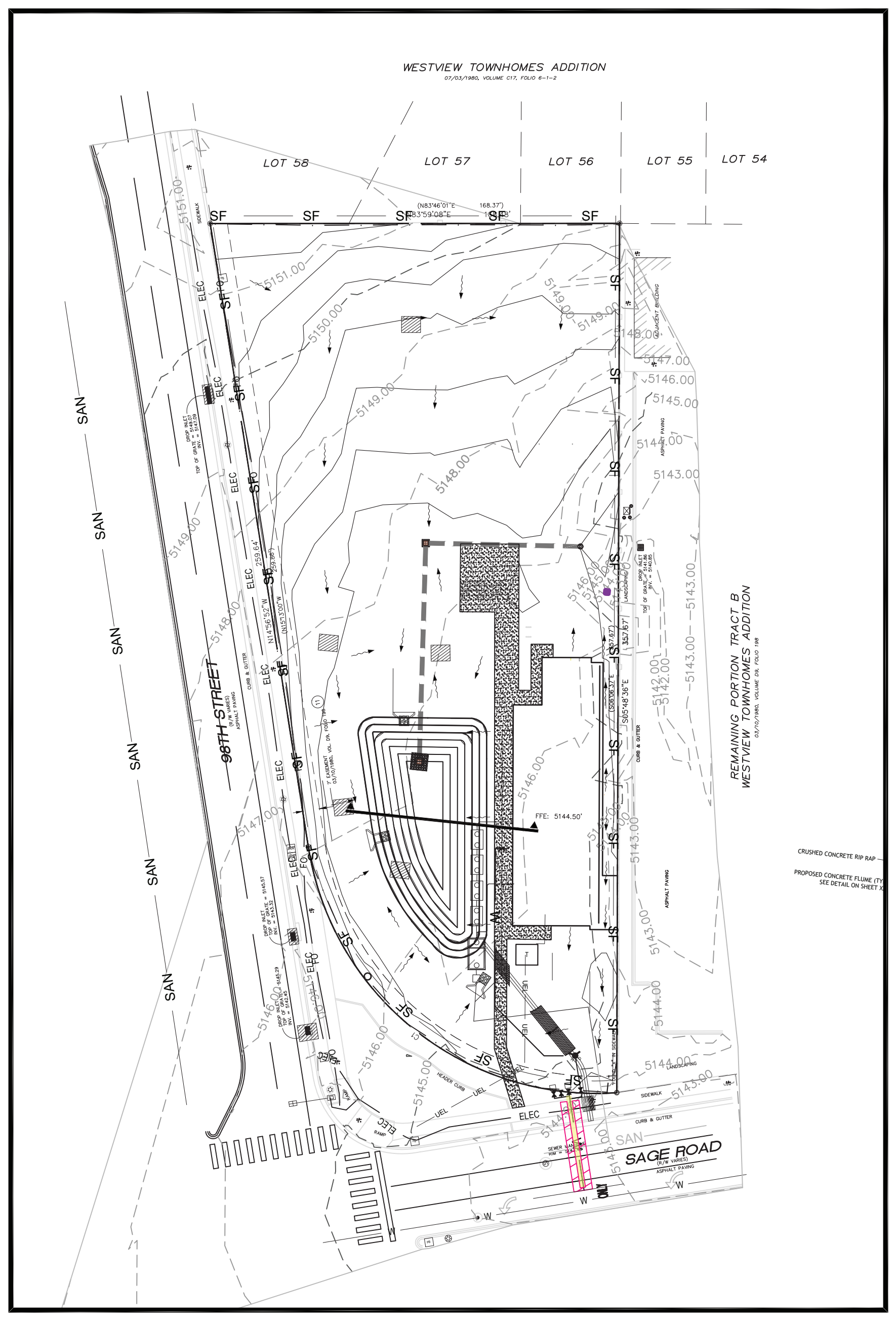
SHEET NAME:
EXISTING
CONDITIONS AND
DEMOLITION PLAN

SHEET NUMBER:
C-2.0



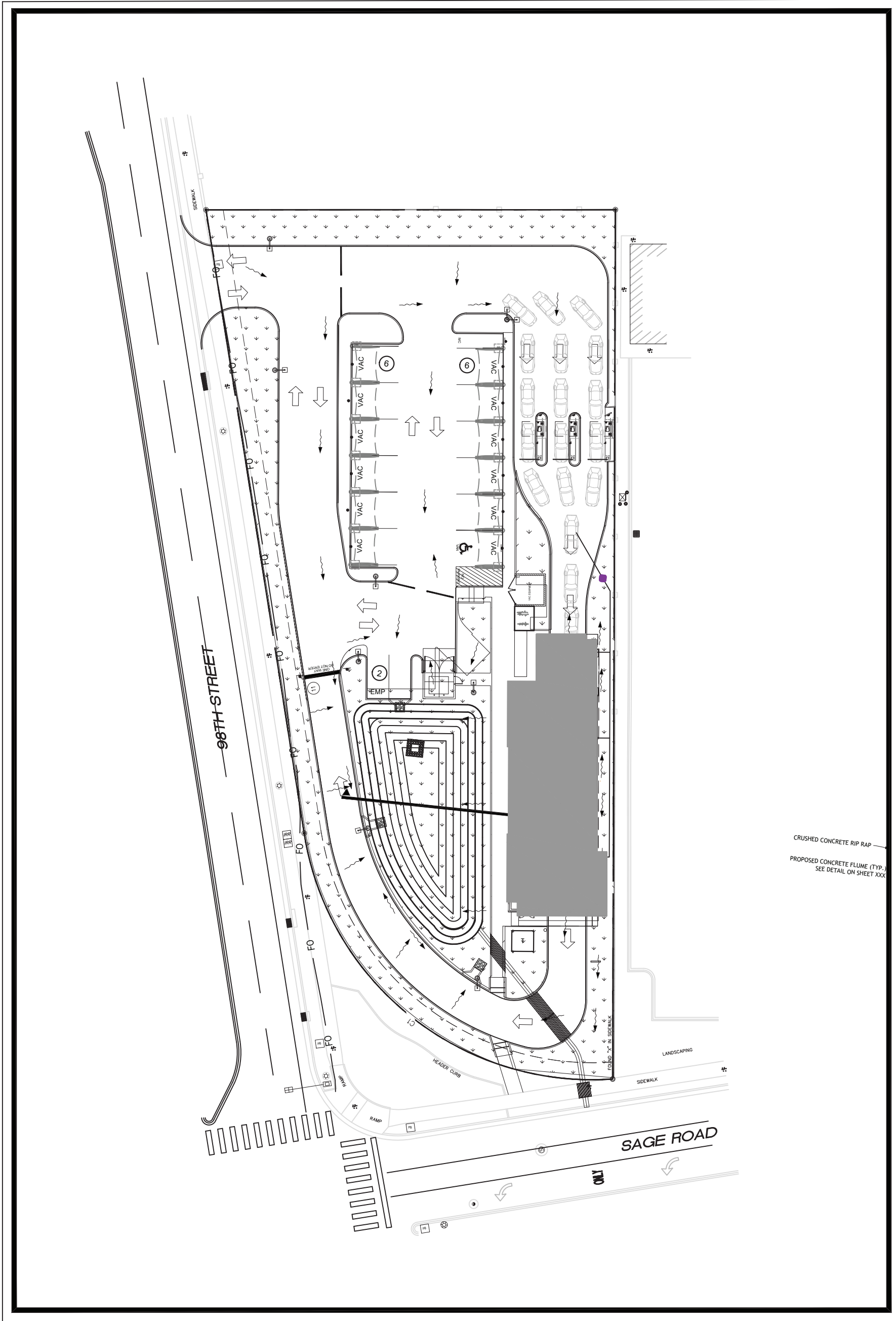
PHASE ONE

SCALE: 1"=40'



PHASE TWO

SCALE: 1"=40'



PHASE THREE

SCALE: 1"=40'

PHASE I LEGEND

- PROPOSED SAW-CUT LIMITS. SEE NEW PAVEMENT INTERFACE DETAIL SHEET C-2.0
- CONSTRUCTION DRIVE. SEE DETAIL SHEET C-2.1
- SILT FENCE. SEE DETAIL SHEET C-2.0
- STOCKPILE LOCATION
- INLET PROTECTION
- TEMPORARY NATIVE SEED BLEND

PHASE II LEGEND

- SILT FENCE. SEE DETAIL SHEET C-2.0
- INLET PROTECTION
- TEMPORARY NATIVE SEED BLEND
- OPEN TRENCH
- MILLING

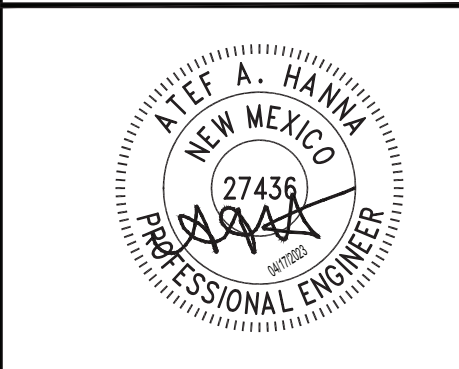
PHASE III LEGEND

- PERMANENT NATIVE SEED BLEND

CULTURAL RESOURCES NOTE
NO CULTURAL RESOURCES HAVE BEEN IDENTIFIED ON THIS SITE.

NOTE: BLACK TONE INDICATES ITEMS TO BE REMOVED/DEMOLISHED.
LIGHTER TONE INDICATES EXISTING CONDITION TO REMAIN.

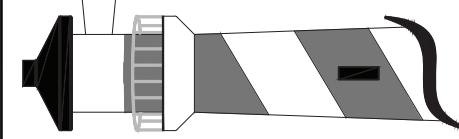
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BY	MK			CITY COMMENTS



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SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

SWPPP PHASING

SHEET NUMBER:

C-3.0

SWPPP STANDARD NOTES

1. SEDIMENT CONTROL PRACTICES MUST BE ESTABLISHED ON ALL DOWN GRADIENT PERIMETERS BEFORE ANY UPGRADIENT LAND DISTURBING ACTIVITIES BEGIN. THESE PRACTICES MUST REMAIN IN PLACE UNTIL FINAL STABILIZATION HAS BEEN ACHIEVED IN ACCORDANCE WITH SECTION C EROSION CONTROL REQUIREMENTS.
2. IF DOWN GRADIENT TREATMENT SYSTEM IS OVERLOADED ADDITIONAL UP GRADIENT SEDIMENT CONTROL PRACTICES MUST BE INSTALLED TO ELIMINATE OVERLOADING. THE SWPPP MUST BE AMENDED TO IDENTIFY THE ADDITIONAL PRACTICES.
3. ALL STORM DRAIN INLETS MUST BE PROTECTED BY APPROVED BMPS DURING CONSTRUCTION UNTIL ALL POTENTIAL SOURCES FOR DISCHARGE HAVE BEEN STABILIZED. THESE DEVICES MUST BE MAINTAINED UNTIL FINAL STABILIZATION IS ACHIEVED. INLET PROTECTION MAY BE REMOVED IF A SPECIFIC SAFETY CONCERN (STREET FLOODING/FREEZING) HAS BEEN IDENTIFIED.
4. TEMPORARY STOCKPILES MUST HAVE SILT FENCE OR OTHER EFFECTIVE SEDIMENT CONTROLS ON THE DOWN GRADIENT SIDE OF THE STOCKPILE AND SHALL NOT BE PLACED AT LEAST 25 FEET FROM ANY ROAD, WETLAND, PROTECTED WATER, DRAINAGE CHANNEL, OR STORM WATER INLETS. STOCKPILE LEFT FOR MORE THAN 14 DAYS MUST BE STABILIZED WITH MULCH, VEGETATION, TARPS OR OTHER APPROVED MEANS.
5. VEHICLE TRACKING OF SEDIMENT FROM PROJECT SHALL BE MINIMIZED BY APPROVED BMPS. THESE SHALL BE INSTALLED AND MAINTAINED AT THE CITY APPROVED ENTRANCES. INDIVIDUAL LOTS SHALL EACH BE REQUIRED TO INSTALL AND MAINTAINED ENTRANCES THROUGHOUT THE CONSTRUCTION BUILDING UNTIL A PAVED DRIVEWAY IS INSTALL.
6. SEDIMENT THAT HAS WASHED OR TRACKED FROM SITE BY MOTOR VEHICLES OR EQUIPMENT SHALL BE CLEANED FROM PAVED SURFACES THROUGHOUT THE DURATION OF CONSTRUCTION.
7. SILT FENCE OR OTHER APPROVED SEDIMENT CONTROL DEVICES MUST BE INSTALLED IN ALL AREAS AS SHOWN ON THE SWPPP.
8. SILT FENCE OR OTHER APPROVED SEDIMENT CONTROL DEVICES SHALL BE REQUIRED ALONG THE ENTIRE CURB LINE, EXCEPT FOR APPROVED OPENING WHERE CONSTRUCTION ENTRANCE WILL BE INSTALLED OR DRAINAGE FLOWS AWAY FROM CURB. THIS DEVICE MUST BE MAINTAINED UNTIL FINAL STABILIZATION IS ACHIEVED. DITCH CHECKS SHALL BE REQUIRED IN DITCH BOTTOMS. SPACING FOR THE CHECK MUST BE AS FOLLOWS: [HEIGHT IN FEET (OF THE SEDIMENT DEVICE USED)] X 100 / SLOPE GRADIENT
9. DUST CONTROL MEASURES, SUCH AS APPLICATION OF WATER MUST BE PERFORMED PERIODICALLY DUE TO WEATHER, CONSTRUCTION ACTIVITY, AND/OR AS DIRECTED BY THE CITY.
10. FLOWS FROM DIVERSION CHANNELS OR PIPES (TEMPORARY OR PERMANENT) MUST BE ROUTED TO SEDIMENTATION BASINS OR APPROPRIATE ENERGY DISSIPATERS TO PREVENT THE TRANSPORT OF SEDIMENT TO OUTFLOW OR LATERAL CONVEYORS AND TO PREVENT EROSION AND SEDIMENT BUILDUP WHEN RUNOFF FLOWS INTO THE CONVEYORS.
11. A CONCRETE WASHOUT SHALL BE INSTALLED ON PROJECTS THAT REQUIRE THE USE OF CONCRETE. ALL LIQUID AND SOLID WASTES GENERATED BY CONCRETE WASHOUT OPERATIONS MUST BE CONTAINED IN A LEAK-PROOF ONTAINMENT FACILITY OR IMPERMEABLE LINER. A SIGN MUST BE INSTALLED ADJACENT TO EACH WASHOUT FACILITY TO INFORM OPERATORS TO UTILIZE THE PROPER FACILITIES.
12. ALL SEDIMENT CONTROL MEASURES SHALL BE USED AND MAINTAINED FOR THE DURATION OF THE PROJECT UNTIL FINAL STABILIZATION HAS BEEN ACHIEVED ACCORDANCE WITH SECTION C EROSION CONTROL REQUIREMENTS. IF CONSTRUCTION OPERATIONS OR NATURAL EVENTS DAMAGE OR INTERFERE WITH ANY EROSION CONTROL MEASURES, THEY MUST BE RESTORED TO SERVE THEIR INTENDED FUNCTION.
13. ADDITIONAL SEDIMENT CONTROL MEASURES SHALL BE ADDED AS NECESSARY TO EFFECTIVELY PROTECT THE NATURAL RESOURCES OF THE CITY. THE TEMPORARY AND PERMANENT EROSION CONTROL PLANS SHALL BE REVISED AS NEEDED BASED ON CURRENT SITE CONDITIONS AND TO COMPLY WITH ALL APPLICABLE REQUIREMENTS.
14. RESTRICT CLEARING AND GRADING WITHIN 20 FEET OF AN EXISTING WETLAND BOUNDARY TO PROVIDE FOR A PROTECTIVE BUFFER STRIP OF NATURAL VEGETATION.

AREA SUMMARY (ACRES)	
TOTAL PARCEL AREA	1.099
ON-SITE DISTURBED AREA	1.099
OFF-SITE DISTURBED AREA	0.00
TOTAL DISTURBED AREA	1.099
PROPOSED IMPERVIOUS AREA AT COMPLETION WITHIN PROPERTY AREA	0.819
PROPOSED PERVIOUS AREA AT COMPLETION WITHIN PROPERTY AREA	0.280


CONSTRUCTION SCHEDULE

CONSTRUCTION SEQUENCE	SEP	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG
STARTING AND COMPLETION DATES												
INITIAL EROSION CONTROL BMPS INSTALLATION												
INTERMEDIATE EROSION CONTROL BMPS												
FINAL PHASE E&SC BMPS												
MAINTENACE OF E&SC PRACTICES												
DEMOLITION												
INSTALLATION / REMOVAL OF TEMPORARY SEDIMENT BASINS												
RETROFITTING OF DENTENTION POND (N/A)												
CLEARING AND GRUBBING												
GRADING												
STORM AND SANITARY SEWER INSTALLATION												
PAVING												
BUILDING CONSTRUCTION												
TEMPORARY GRASSING @ 14 DAY INTERVALS												
PERMANENT GRASSING @ 30 DAY INTERVALS												
REMOVAL OF TEMPORARY BMPS												
FINAL CLEAN-UP												

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		CB	CB	04/2022	AH	AH	21507		
		NO.	BY	DATE	1	MK	04/11/2023		



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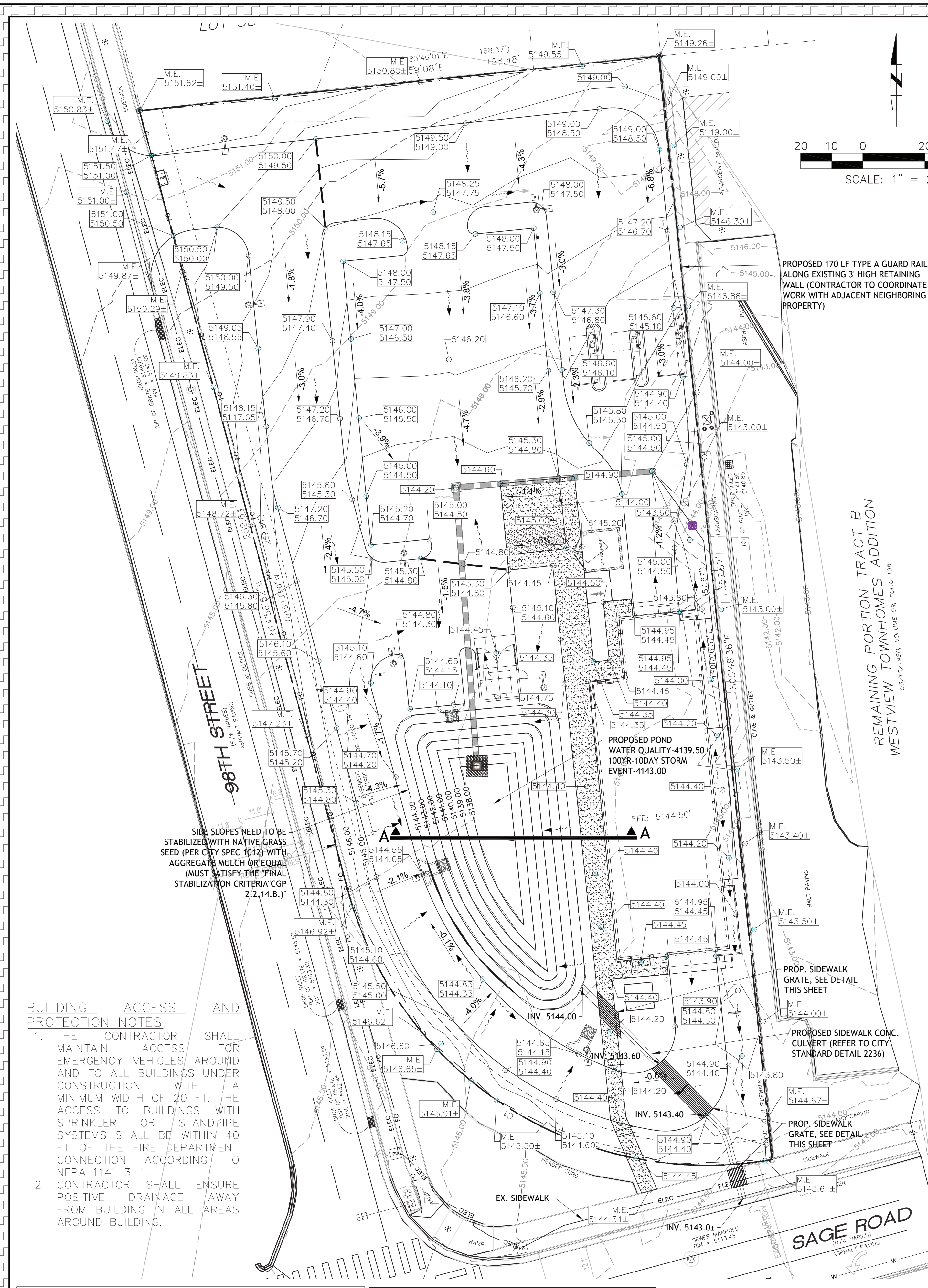
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TAKE 5
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WASH

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:
SWPPP NOTES
SHEET NUMBER:
C-3.1



SITE BENCHMARK
ALBUQUERQUE CONTROL SURVEY MONUMENT
"22-L9 2002"
NEW MEXICO STATE PLANE COORDINATES
(CENTRAL ZONE - NAD 1983)
NORTH = 1,477,194.085 FEET
EAST = 1,493,349.447 FEET
ELEV. = 5165.791 (NAVD 88)
GROUND TO GRID FACTOR = 0.999681620

FLOOD PLAIN
THE SITE IS LOCATED IN FLOOD ZONE "X" PER
FEMA FLOOD MAP NO.35001C0336H, DATED 8/16/2012

WEIR CAPACITY
Sidewalk Culvert Capacity, Weir Equation = $(1.1)(24)(7/12n/H)^{1.5}$
= 0.98 CFS

2' CONCRETE SWALE
N/S

TRENCH DRAIN DETAIL

LEGAL DESCRIPTION

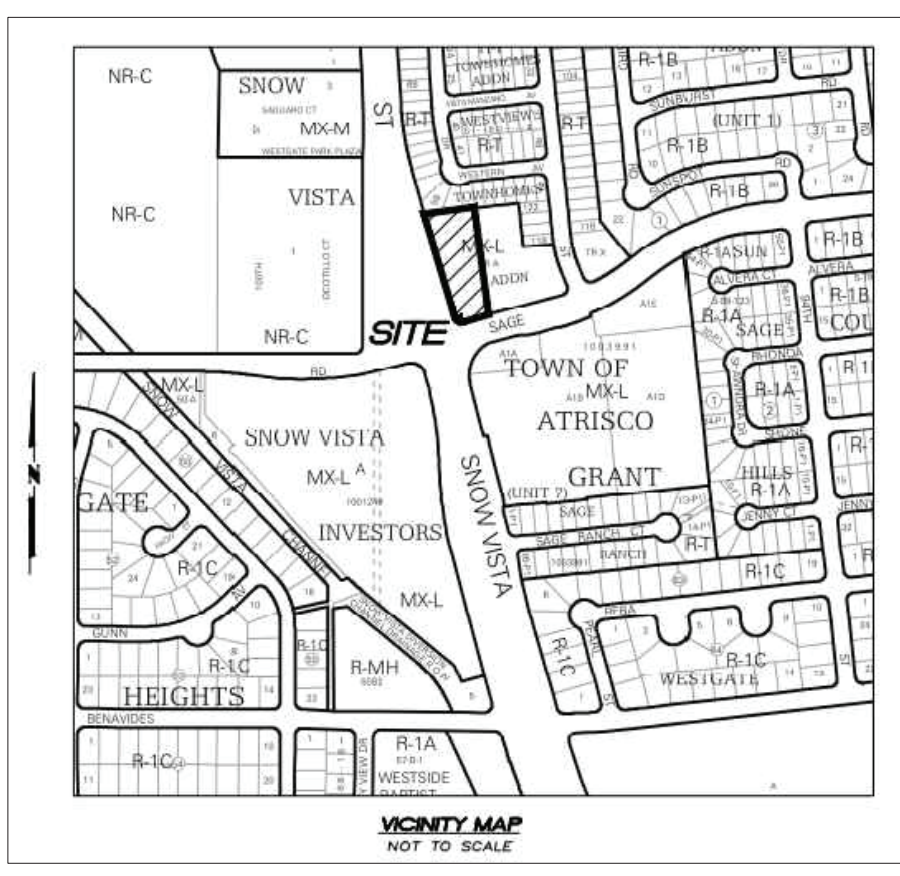
As listed in the Title Commitment prepared for this property by Fidelity National Title Insurance Company, Commitment No. SP00011723, commitment date June 17, 2021.

A certain Tract of Land lying within the Northwest One-Quarter (N1/4) of Section 33, T.10N., R.2E., N.M.P.M., Bernalillo County, New Mexico, and being a portion of Tract "B" of Westview Townhome Addition, filed in the office of the County Clerk of Bernalillo County, New Mexico, on March 10, 1980, and being more particularly described as follows:

FOR A TIE COMMENCE at the Northwest Corner of said Section 33, T.10N., R.2E., THENCE, N. 89 deg. 27' 22" E., 1392.96 feet along the North line of said Section 33, T.10N., R.2E., to a point; THENCE, S. 06 deg. 06' 37" E., 581.12 feet to the Point of Beginning and the Northeast Corner of the Tract herein described; THENCE, S. 06 deg. 06' 37" E., 358.11 feet to the Southeast Corner of the Tract herein described, being a point on the Northerly right-of-way line of Sage Rd. SW; THENCE, S. 74 deg. 47' 25" W., 84.63 feet to the point of a curve to the right, having a radius of 25.00 feet; THENCE, 39.27 feet along the arc of said curve to the right to a point of tangent on the Easterly right-of-way line of Snow Vista Blvd. SW; THENCE, N. 15 deg. 13' 00" W., 354.87 feet along the new Easterly right-of-way line of Snow Vista Blvd. SW to the Northwest Corner of the Tract herein described; THENCE, N. 63 deg. 46' 01" E., 168.37 feet to the Point of Beginning.

LESS & EXCEPTING that certain portion conveyed to the City of Albuquerque, a New Mexico municipal corporation by Warranty Deed filed September 4, 1996, in Book 96-24, page 2699, as Document No. 1996098275, records of Bernalillo County, New Mexico.

100-YEAR HYDROLOGIC CALCULATIONS											
BASIN	AREA (acre)	LAND TREATMENT				WEIGHTED E (IN)	100-YEAR PRECIPITATION				Q** (CFS)
		A (%)	B(CN=79) (%)	C (%)	D(CN=98) (%)		V(6-hr)* (acre-ft)	V(6-hr) (cu-ft)	V(24-hr)* (acre-ft)	V(24-hr) (cu-ft)	
EXISTING CONDITIONS											
TE	1.1	0	1.1	0	0	0.79	0.07	3,154	0.07	3,154	2.38
TOTAL RUNOFF	1.1						0.07	3,154	0.07	3,154	2.38
DEVELOPED CONDITIONS											
TE	1.1	0	0.32	0	0.78	0.92	0.08	3,692	0.08	3,692	3.90
TOTAL RUNOFF	1.1						0.08	3,692	0.08	3,692	3.90
EXCESS PRECIP. (Ei, in)		0.55	0.73	0.95	2.24		ZONE 1				
PEAK DISCHARGE (Qpi, cfs)		1.54	2.16	2.87	4.12		P6-hr (in)	2.17			
* V6-hr (acre-ft) = Weighted E(Area)/12							P24-hr (in)	2.49			
** Q = (Qpb)*Ab + (Qpd)*Ad							P10day (in)	3.90			
Water Quality Volume						1,202	CF				
Sewall Culvert Capacity, Weir Equation = (2.7)x(2ft)x(7in/12in/ft)^1.5						2.41	CFS				
10DAY (acre-ft) = V6-hr + (Adj)((P10DAY)-(P6-hr))/12						0.197	ac-ft				
						8,591	CF				



LEGEND

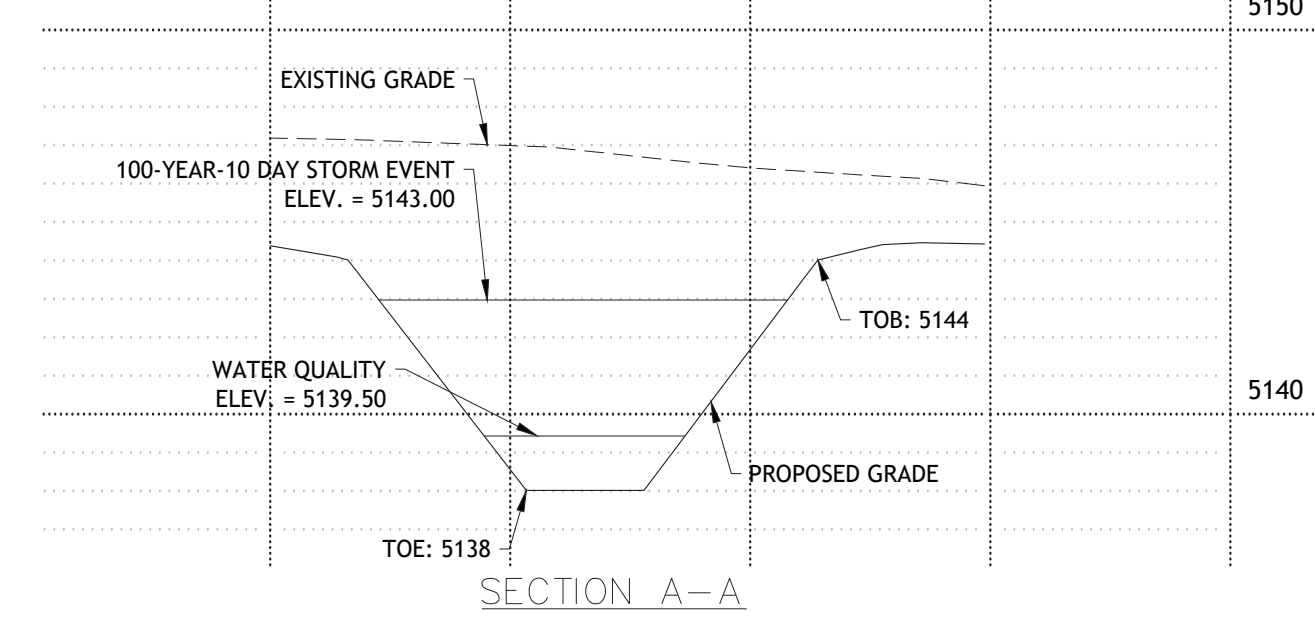
- ADA PARKING STALLS. 2% MAX SLOPES IN ALL DIRECTIONS
- PROPOSED SPOT ELEVATION
- PROPOSED TOP OF CURB/BOTTOM OF CURB SPOT ELEVATION
- MATCH EXISTING ELEVATION
- PROPOSED SLOPE INDICATOR
- DIRECTIONAL DRAINAGE FLOW ARROW
- EXISTING DIRECTIONAL DRAINAGE FLOW ARROW
- PROPOSED RIDGE LINE
- PROPOSED MAJOR CONTOUR
- PROPOSED MINOR CONTOUR

- GRADING & DRAINAGE NOTES**
- JURISDICTIONAL LAND DISTURBANCE PERMIT SHALL BE DISPLAYED ON SITE AT ALL TIMES DURING CONSTRUCTION AND BE VISIBLE TO THE PUBLIC.
 - TWO PERMANENT BENCHMARKS ON-SITE SHALL BE ESTABLISHED BY CONTRACTOR PRIOR TO STARTING CONSTRUCTION.
 - PROPOSED SPOT ELEVATIONS ARE TO THE TOP OF PAVEMENT UNLESS OTHERWISE NOTED.
 - ALL REQUIRED FILL SHALL BE CLEAN, SUITABLE MATERIAL.
 - ALL AREAS DISTURBED OUTSIDE LIMITS OF GRADING SHOWN ON THE PLANS SHALL BE RESTORED TO EXISTING CONDITIONS OR BETTER BY THE CONTRACTOR.
 - CONTRACTOR SHALL MEET AND MATCH EXISTING (M.E.) PAVEMENT ALONG SAW-CUT LIMITS.
 - LENGTH OF PROPOSED RIP-RAP PADS AT PIPE OUTLET STRUCTURES SHALL BE A MINIMUM LENGTH OF SIX TIMES THE DIAMETER OF THE PIPE, IF APPLICABLE.
 - ALL FILL SHOULD BE PLACED IN THIN, HORIZONTAL LOOSE LIFTS, MAXIMUM 6 INCHES, AND COMPACTED TO AT LEAST 98% OF THE STANDARD PROCTOR MAXIMUM DRY DENSITY (ASTM D698). A FLORIDA REGISTERED PROFESSIONAL SOILS ENGINEER SHALL CERTIFY THE SOIL COMPACTION PRIOR TO THE INSTALLATION OF PAVEMENTS, CURBS, SIDEWALKS OR FOOTINGS OF ANY TYPE. COMPACTION OF THE UPPER 8 INCHES OF SOIL BENEATH PAVEMENTS AND SLAB-ON-GRADE SHOULD BE COMPACTED TO AT LEAST 98%.
 - STORMWATER PONDS AND OUTLET STRUCTURES SHALL BE FULLY CONSTRUCTED AND OPERATIONAL PRIOR TO ANY OTHER CONSTRUCTION OR GRADING ON THE SITE AND MAINTAINED UNTIL PERMANENT GROUND COVER IS ESTABLISHED.
 - REFER TO LANDSCAPE PLAN FOR REQUIRED TREE AND GROUND COVER PLANTINGS.
 - SURFACE GRADE SLOPES SHALL BE A MINIMUM OF 1.00%
 - 4:1 MAXIMUM CUT AND FILL SLOPES
 - ADA ACCESSIBLE AREAS SHALL NOT HAVE A MAXIMUM CROSS-SLOPE THAT EXCEEDS 2.00% AND MAX LONGITUDINAL SLOPE OF 5.00% UNLESS A RAMP IS SPECIFIED. IF DISCREPANCIES OCCUR CONTRACTOR SHALL NOTIFY ENGINEER OF RECORD IMMEDIATELY TO CONFIRM DESIGN TO ENSURE ADA ACCESSIBLE STANDARDS ARE MET.
 - ALL TRENCHING AND BACKFILL OPERATIONS SHALL COMPLY WITH GOVERNING JURISDICTIONAL STANDARDS. **SEE SHEET C4-2 FOR PIPE TRENCHING DETAILS.**
 - SEE SHEET C4.1-C4.3 FOR DETAILS.
 - ALL INLET GRATES SUBJECTED TO VEHICLE LOADING SHALL MEET H-20 TRAFFIC LOADING STANDARDS.

Private Drainage Facilities within City Right-of-Way
Notice to Contractor
(Special Order 19 ~ "SO-19")

- Build sidewalk culvert per COA STD DWG 2236. Work is permitted and inspected by DMD Construction Services Division.
- An excavation permit will be required before beginning any work within City Right-Of-Way.
- 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.
- Prior to any excavation, the contractor must contact New Mexico One Call, dial "811" [or (505) 260-1990] for the location of existing utilities.
- Prior to construction, the contractor shall excavate and verify the locations of all obstructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
- Backfill compaction shall be 95%.
- Maintenance of the facility shall be the responsibility of the owner of the property being served.
- Work on arterial streets may be required on a 24-hour basis.
- For excavation and barricading inspections, contact DMD
- Construction Services Division.

Pond Volume						
		Surface Elev. (feet)	Surface Area (square ft.)	Incr. Volume (acre ft.)	Total Volume (acre ft.)	Total Volume (cubic ft.)
				0.00	0.00	0
		4143.00	3,401	0.08	0.21	9,015
		4142.00	2,674	0.06	0.14	5,985
		4141.00	2,033	0.05	0.08	3,639
		4140.00	1,449	0.03	0.04	1,906
		4139.00	940	0.02	0.02	721
Pond Bottom = >		4138.00	522	0.01		
Available vouline in Retention Pond =			9,015	CF	> 8,591, therefor e OK	



ISSUED FOR PERMITTING

DESIGNED BY:	CB	DRAWN BY:	CB	ISSUE DATE:	04/2022
CHECKED BY:	AH	APPROVED BY:	AH	JOB NO.:	21807
NO.	1	BY	AK	REVISION DESCRIPTION	
				DATE	04/11/2023
				CITY COMMENTS	

**Know what's below.
Call before you dig.**

BEACON CIVIL ENGINEERING

LAND DEVELOPMENT ENGINEERS
8345 GUNN HIGHWAY
TAMPA, FL 33626

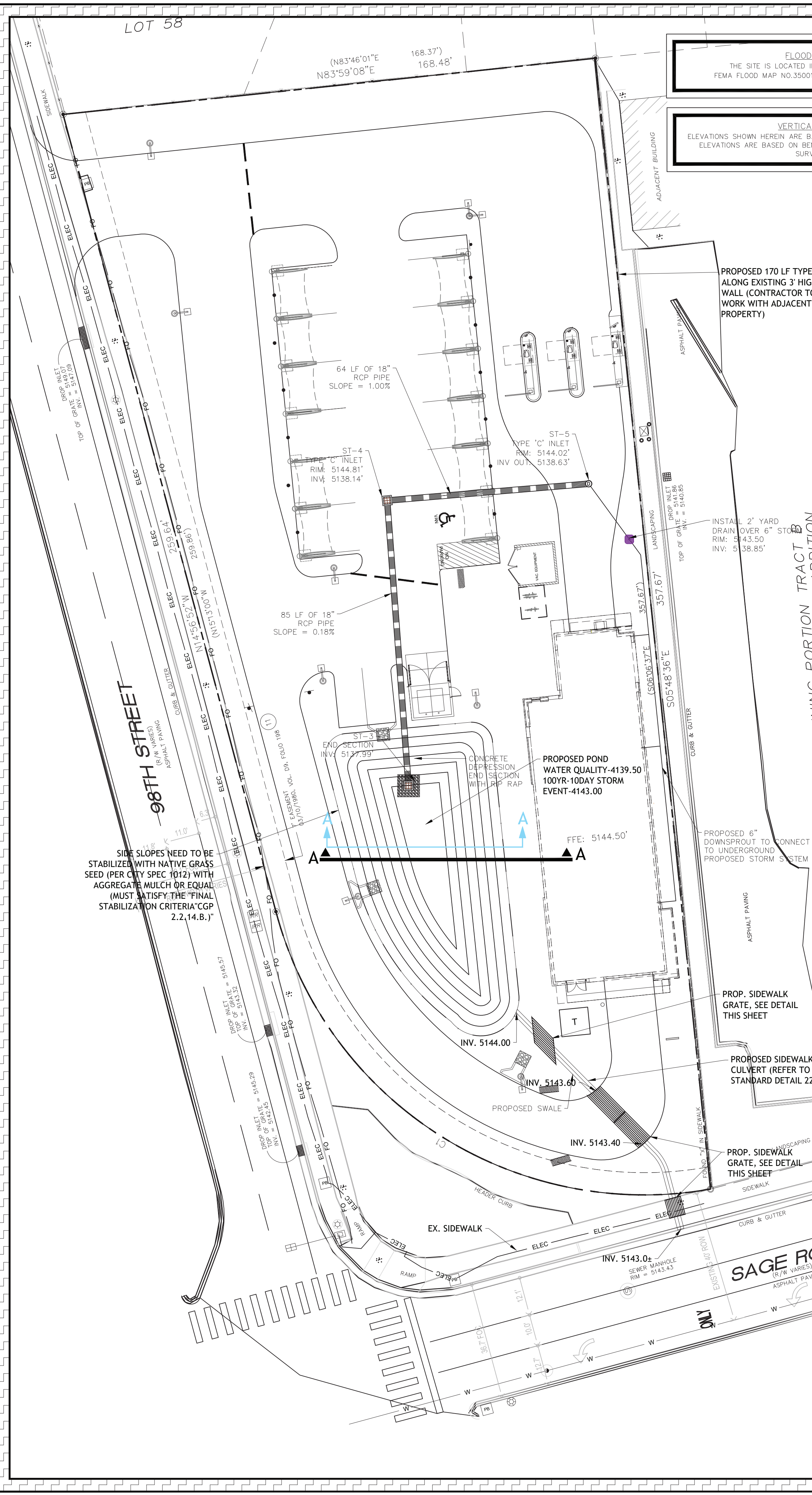
**TAKE 5
CAR
WASH**

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:
GRADING PLAN

SHEET NUMBER:
C-4.0

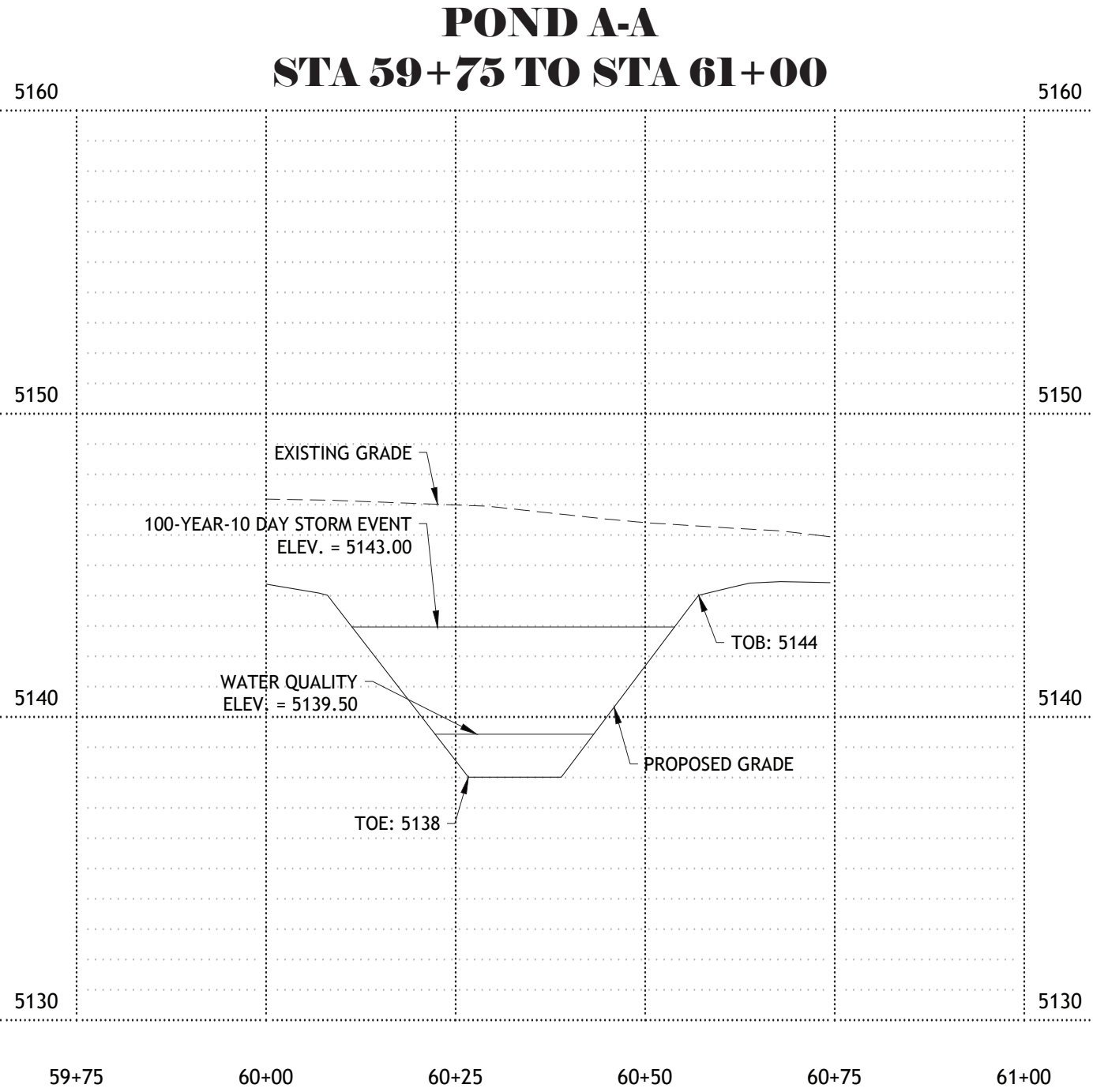
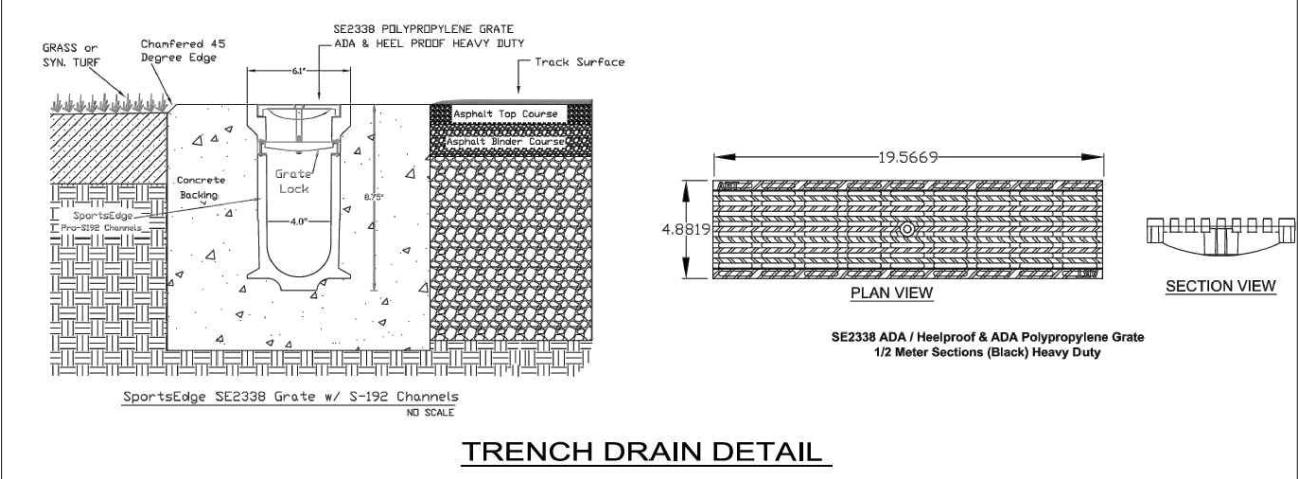
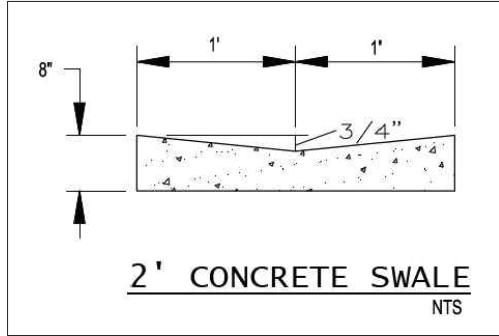


FLOOD PLAIN
THE SITE IS LOCATED IN FLOOD ZONE "X" PER
FEMA FLOOD MAP NO.35001C0336H, DATED 8/16/2012

VERTICAL DATUM
ELEVATIONS SHOWN HEREIN ARE BASED ON THE (NAVD) 88 AND SAID
ELEVATIONS ARE BASED ON BENCHMARKS RESEARCHED BY THE
SURVEYOR

- LEGEND**
- PROPOSED STORMWATER PIPE
 - PROPOSED TYPE 'C' INLET, SEE DETAIL ON SHEET C4.2
 - GEOTECH BORING LOCATION. SEE GEOTECH REPORT FOR DETAILS.
 - PROPOSED TYPE 'C' MANHOLE, SEE DETAIL ON SHEET C4.2

- BUILDING ACCESS AND PROTECTION NOTES**
- THE CONTRACTOR SHALL MAINTAIN ACCESS FOR EMERGENCY VEHICLES AROUND AND TO ALL BUILDINGS UNDER CONSTRUCTION WITH A MINIMUM WIDTH OF 20 FT. THE ACCESS TO BUILDINGS WITH SPRINKLER OR STANDPIPE SYSTEMS SHALL BE WITHIN 40 FT OF THE FIRE DEPARTMENT CONNECTION ACCORDING TO NFPA 1141 3-1.
 - CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE AWAY FROM BUILDING IN ALL AREAS AROUND BUILDING.



EXISTING PERVIOUS/IMPERVIOUS

PERVIOUS
OPEN SPACE: 47,916 SF/ 1.10 AC/ 100%
TOTAL PERVIOUS AREA: 47,916 SF/ 1.10 AC/ 100%

IMPERVIOUS

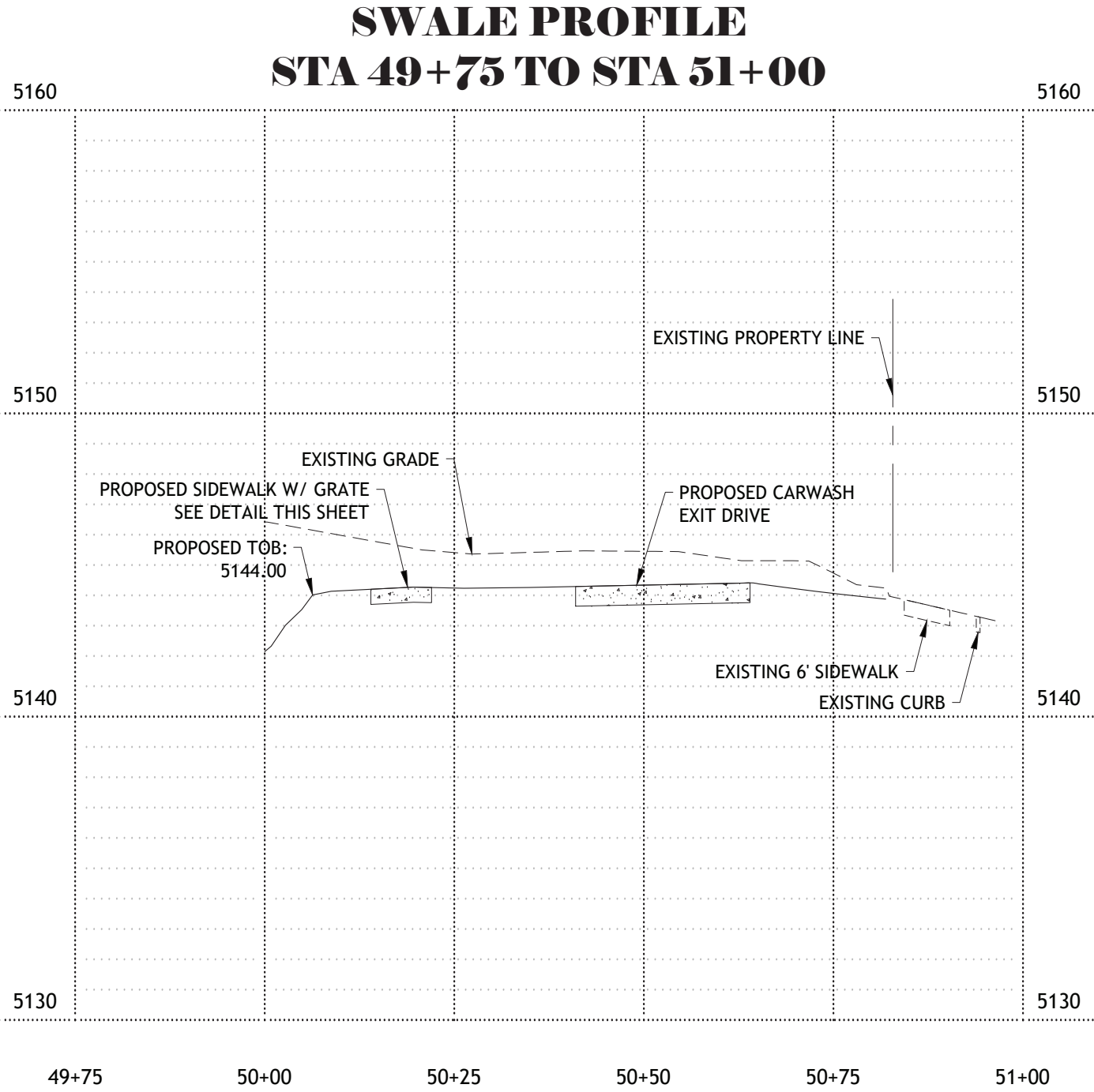
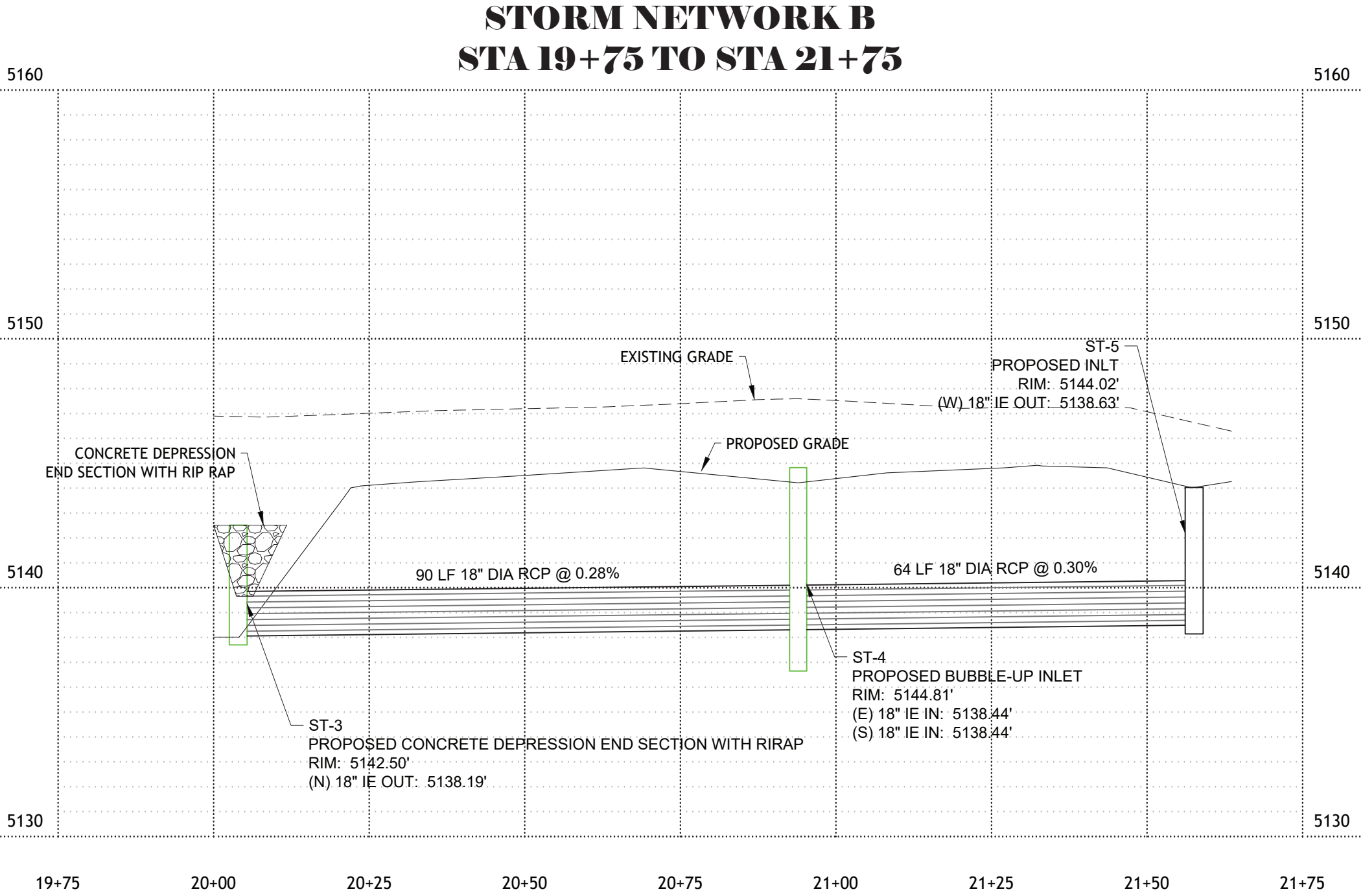
BUILDING AREA: 0 SF/ 0 AC/ 0%
ASPHALT PAVEMENT AREA: 0 SF/ 0 AC/ 0%
CONCRETE PAVEMENT AREA: 0 SF/ 0 AC/ 0%
SIDEWALK AREA: 0 SF/ 0 AC/ 0%
TOTAL IMPERVIOUS AREA: 0 SF/ 0 AC/ 0%

PROPOSED PERVIOUS/IMPERVIOUS

PERVIOUS
OPEN SPACE AREA: 13,800 SF/ 0.32 AC/ 29%
TOTAL PERVIOUS AREA: 13,800 SF/ 0.32 AC/ 29%

IMPERVIOUS
BUILDING AREA: 5,358 SF/ 0.12 AC/ 11%
ASPHALT PAVEMENT AREA: 26,516 SF/ 0.61 AC/ 55%
CONCRETE/SIDEWALK AREA: 2,242 SF/ 0.05 AC/ 5%
TOTAL IMPERVIOUS AREA: 34,116 SF/ 0.78 AC/ 71%

DRAINAGE CALCULATIONS
SEE SHEET C4.0 FOR ADDITIONAL DRAINAGE CALCULATIONS
INCLUDING POND STAGING VOLUMES



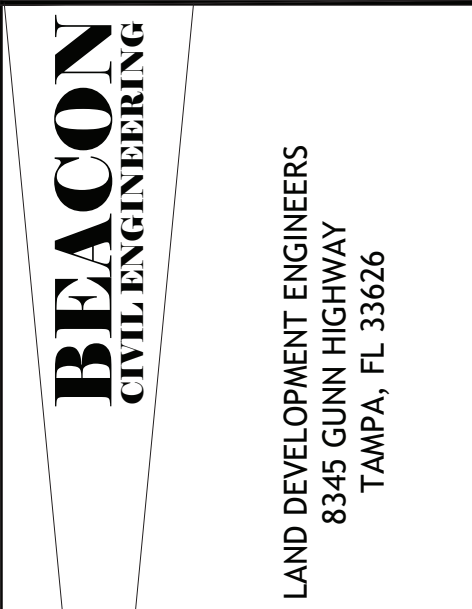
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ISSUED FOR PERMITTING

DESIGNED BY:	CB	ISSUE DATE:	04/2022
CHECKED BY:	CB	JOB NO.:	21507
DRAWN BY:	AH	APPROVED BY:	AH
BY:	DATE	REVISION DESCRIPTION	
1	04/11/2023	CITY COMMENTS	



ATEF A. HANNA, PE #27436



**TAKE 5
CAR
WASH**

OF
NEW MEXICO
SNOW VISTA

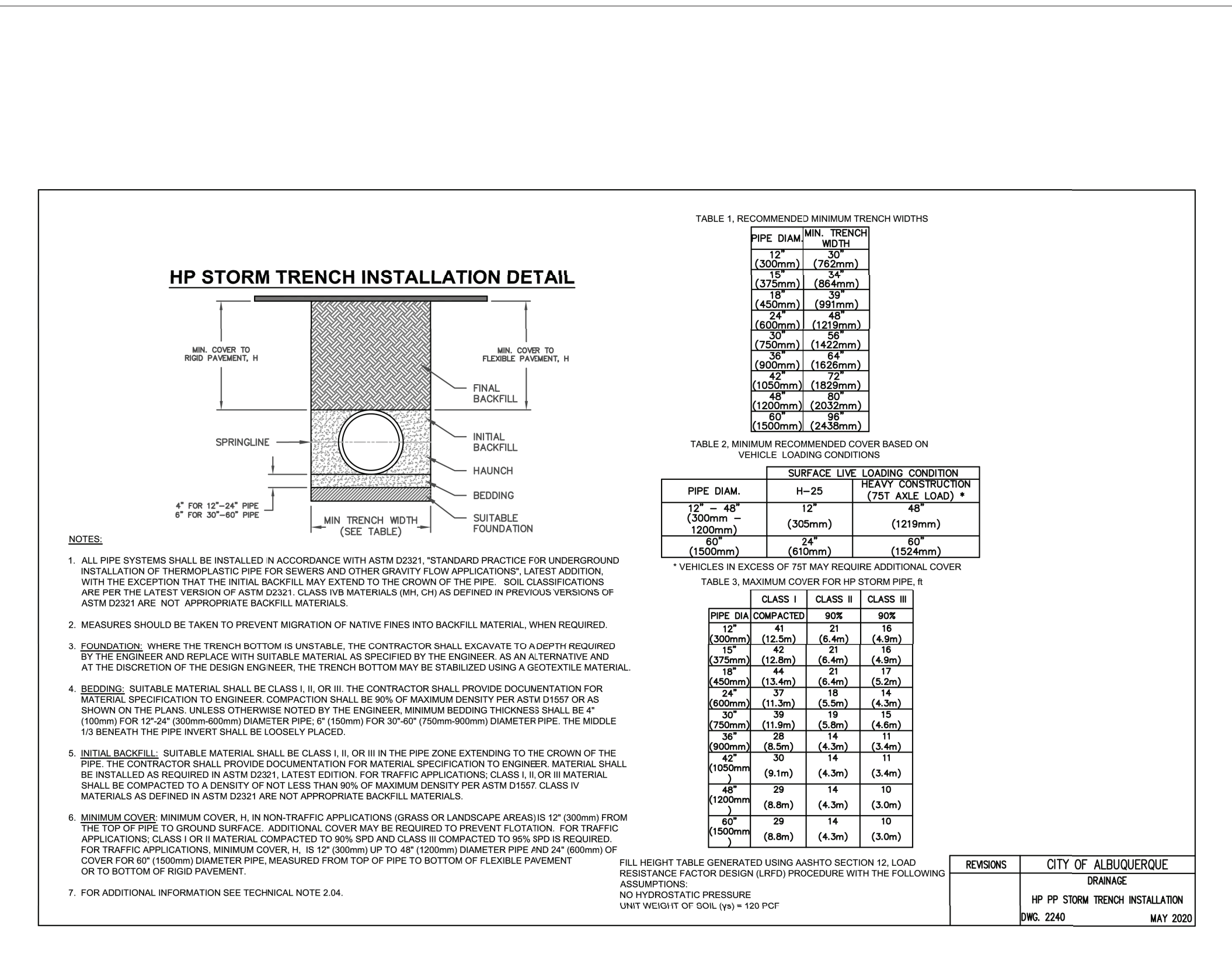
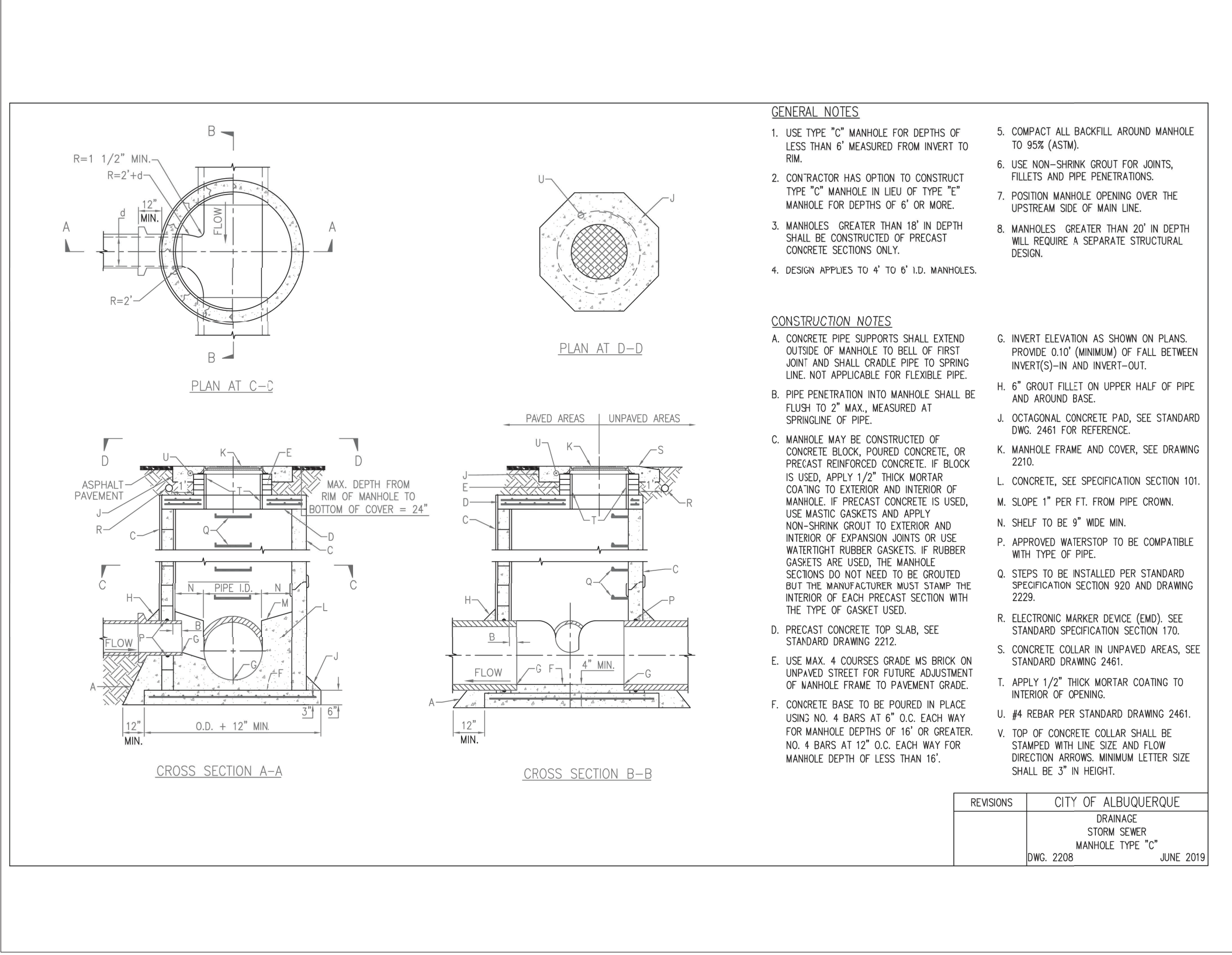
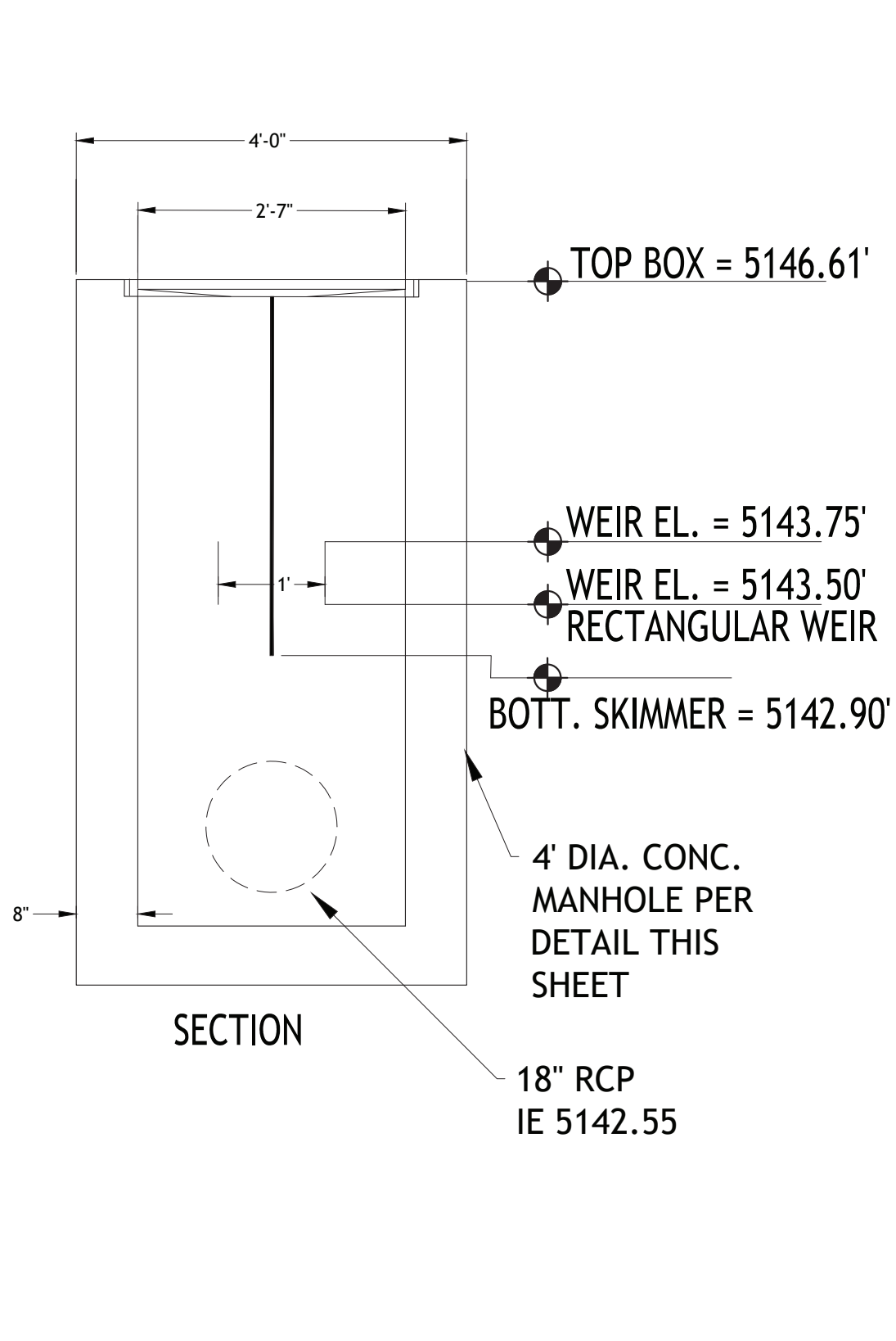
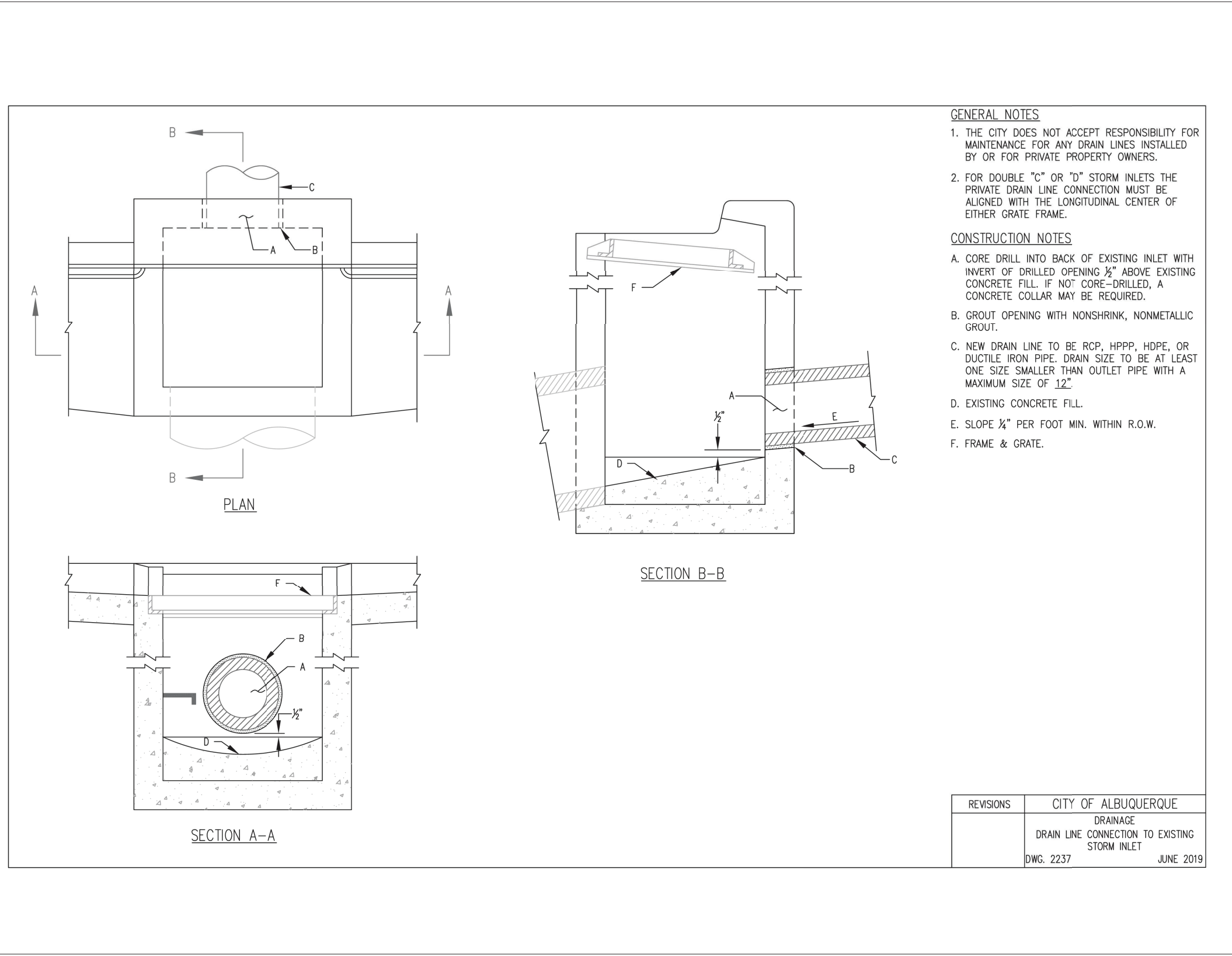
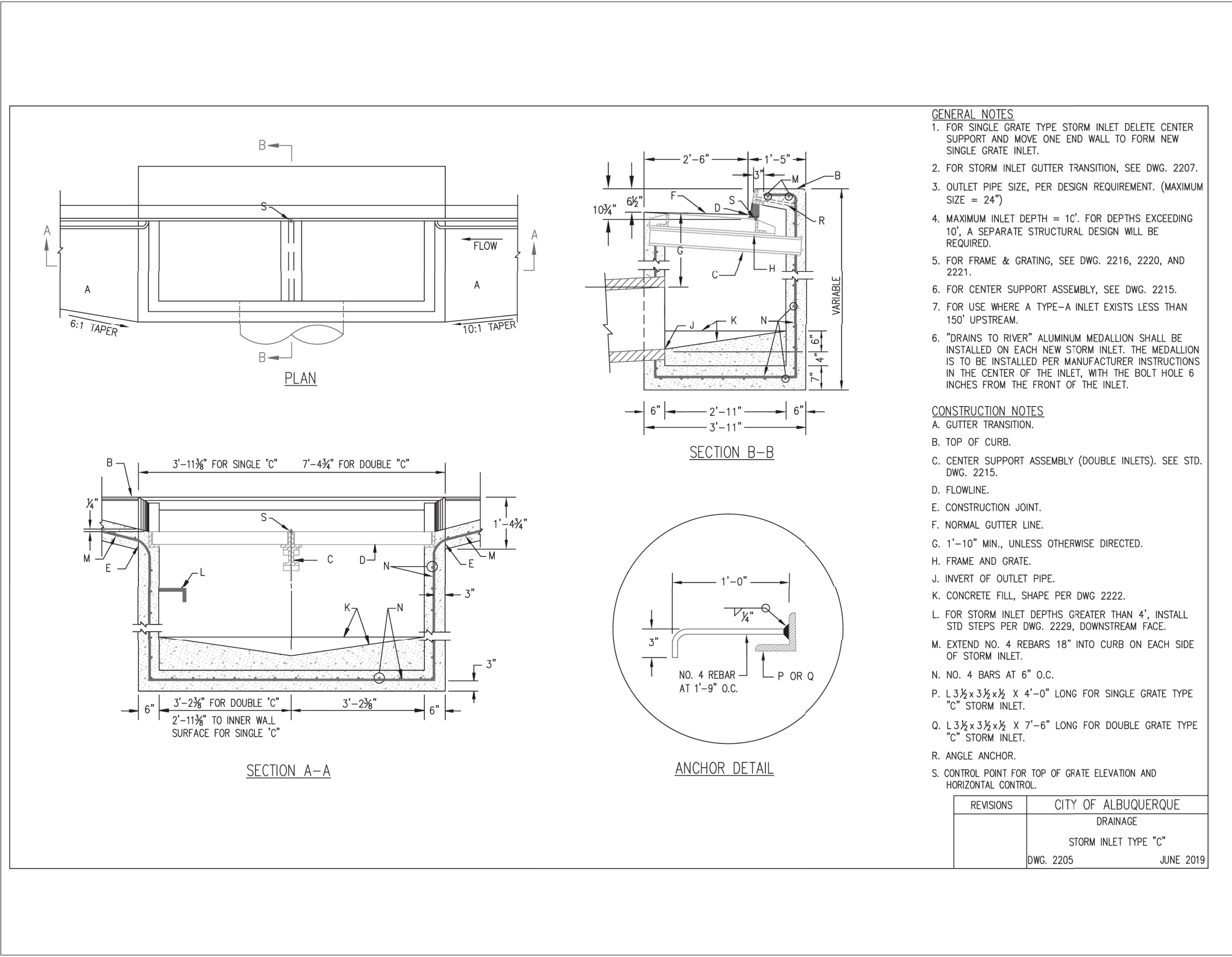
98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

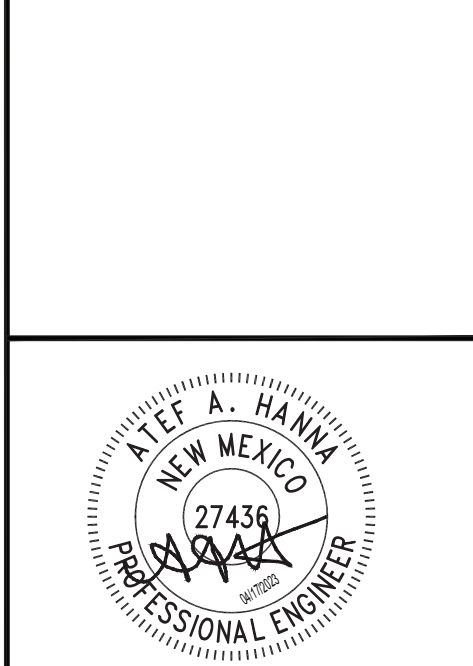
DRAINAGE PLAN

SHEET NUMBER:

C-4.1



ISSUED FOR PERMITTING				
DESIGNED BY:	CB	DRAWN BY:	CB	ISSUE DATE:
CHECKED BY:	CB	APPROVED BY:	AM	JOB NO.:
NO.	1	BY	DATE	REVISION DESCRIPTION
		AM	04/11/2023	CITY COMMENTS



ATEF A. HANNA, PE #27436

BEACON CIVIL ENGINEERING

LAND DEVELOPMENT ENGINEERS
8345 GUNN HIGHWAY
TAMPA, FL 33626

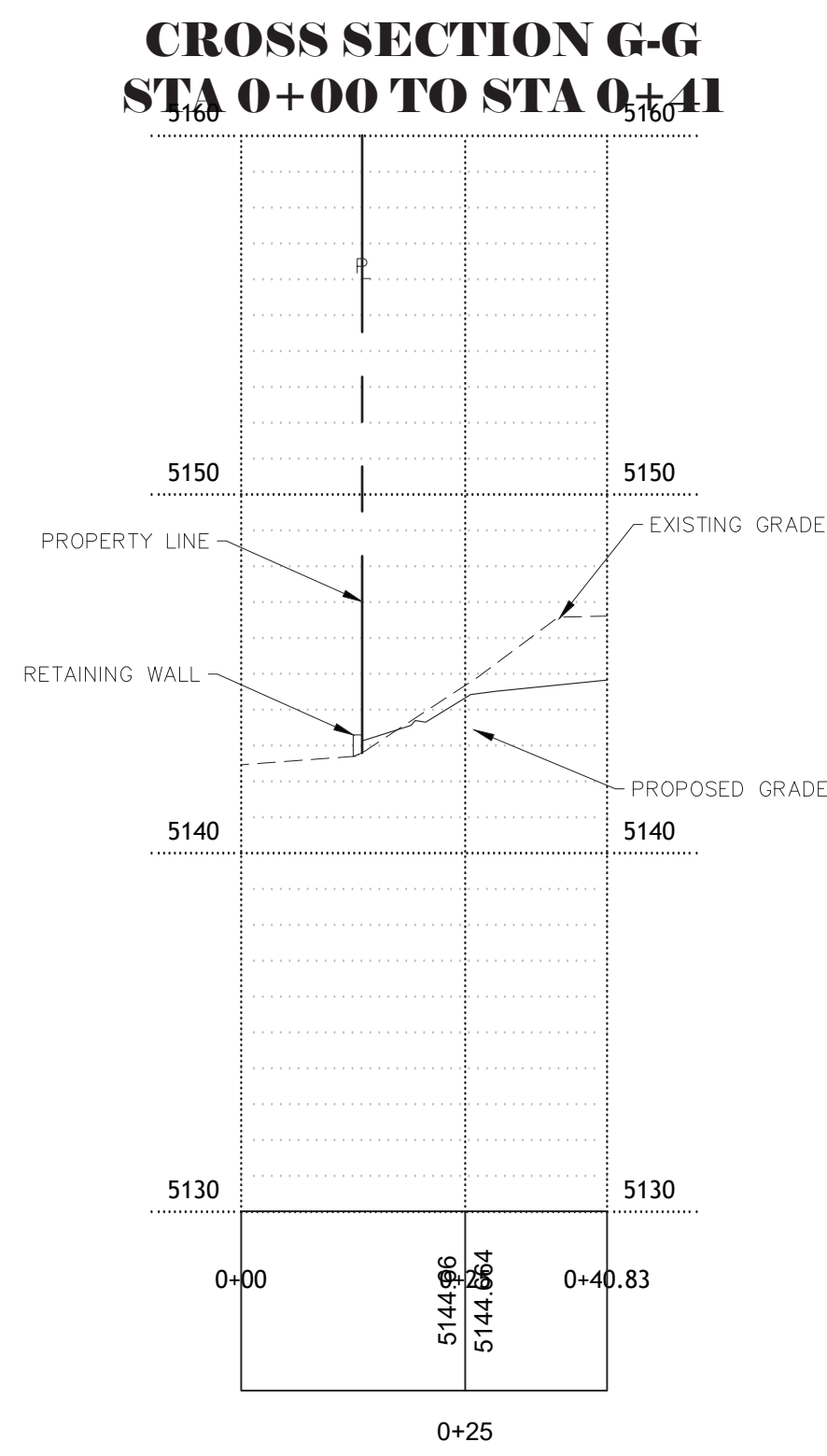
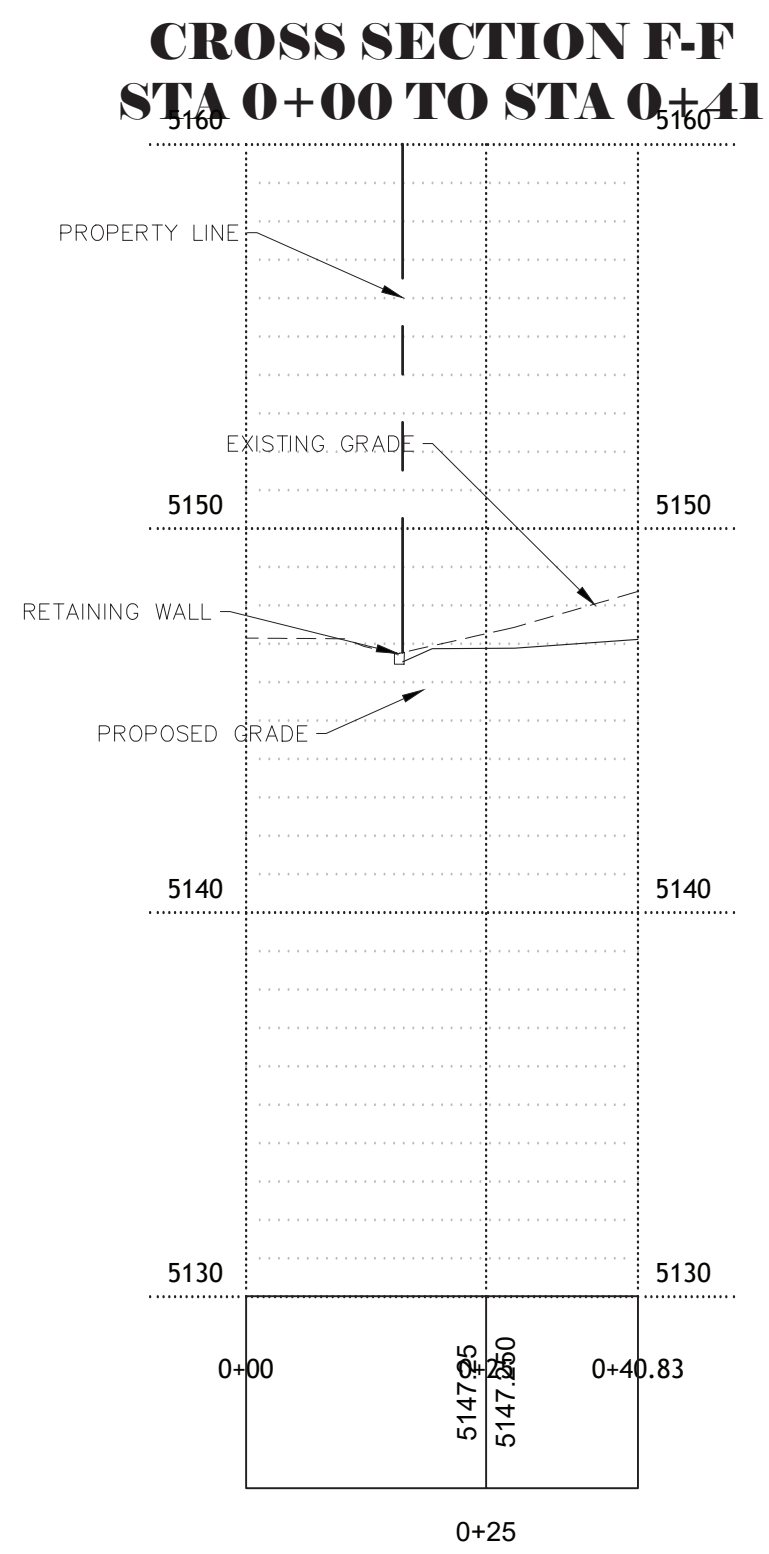
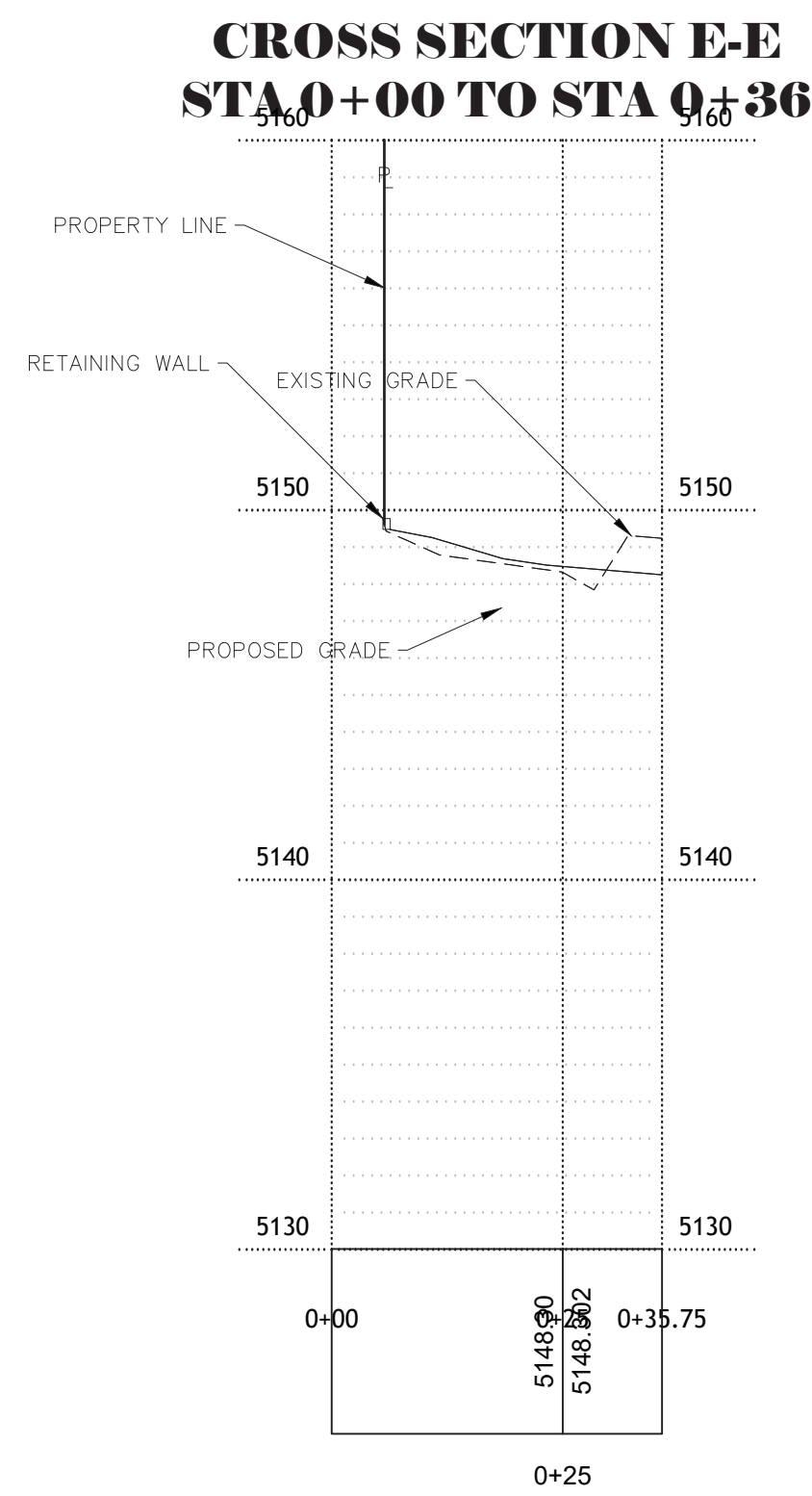
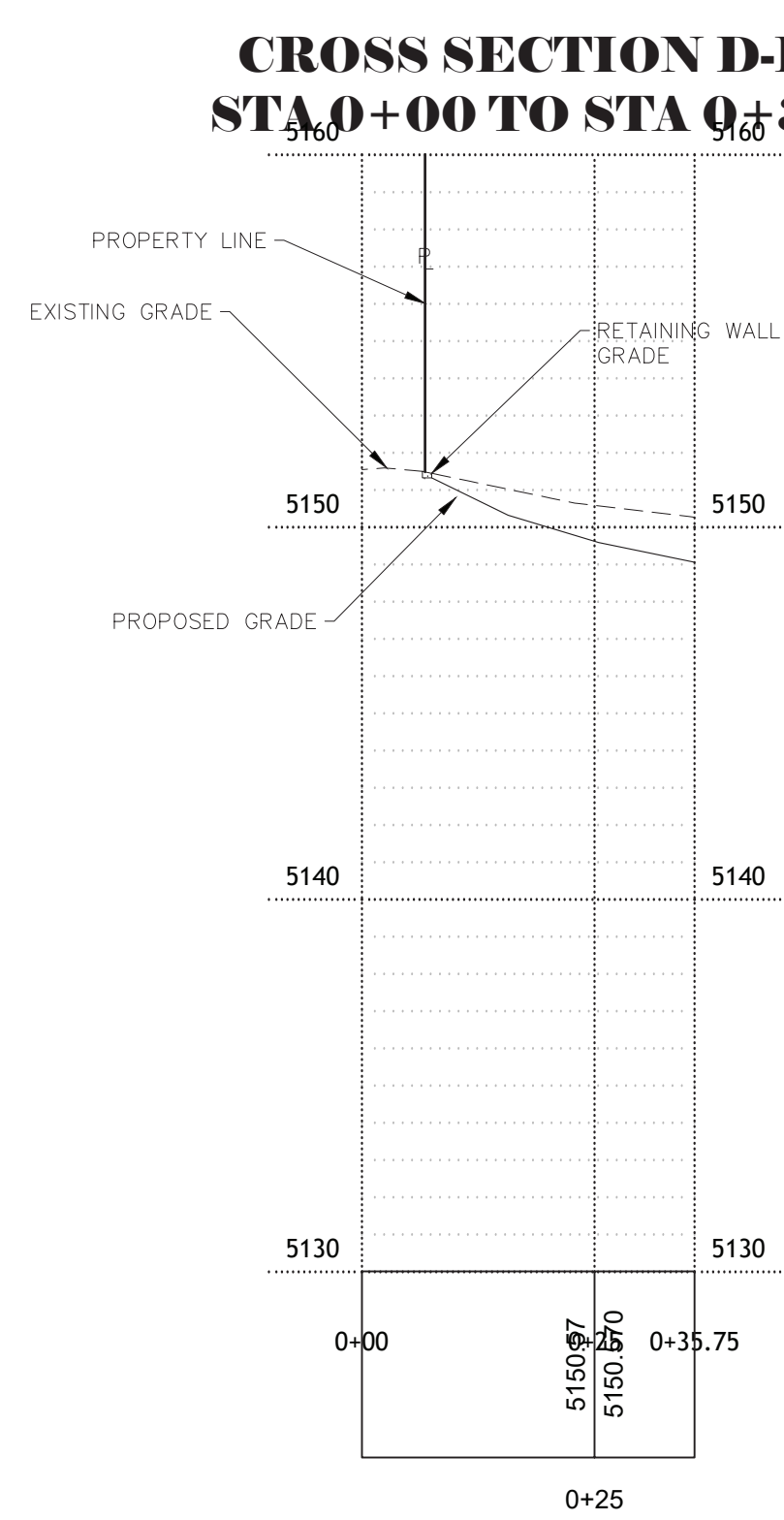
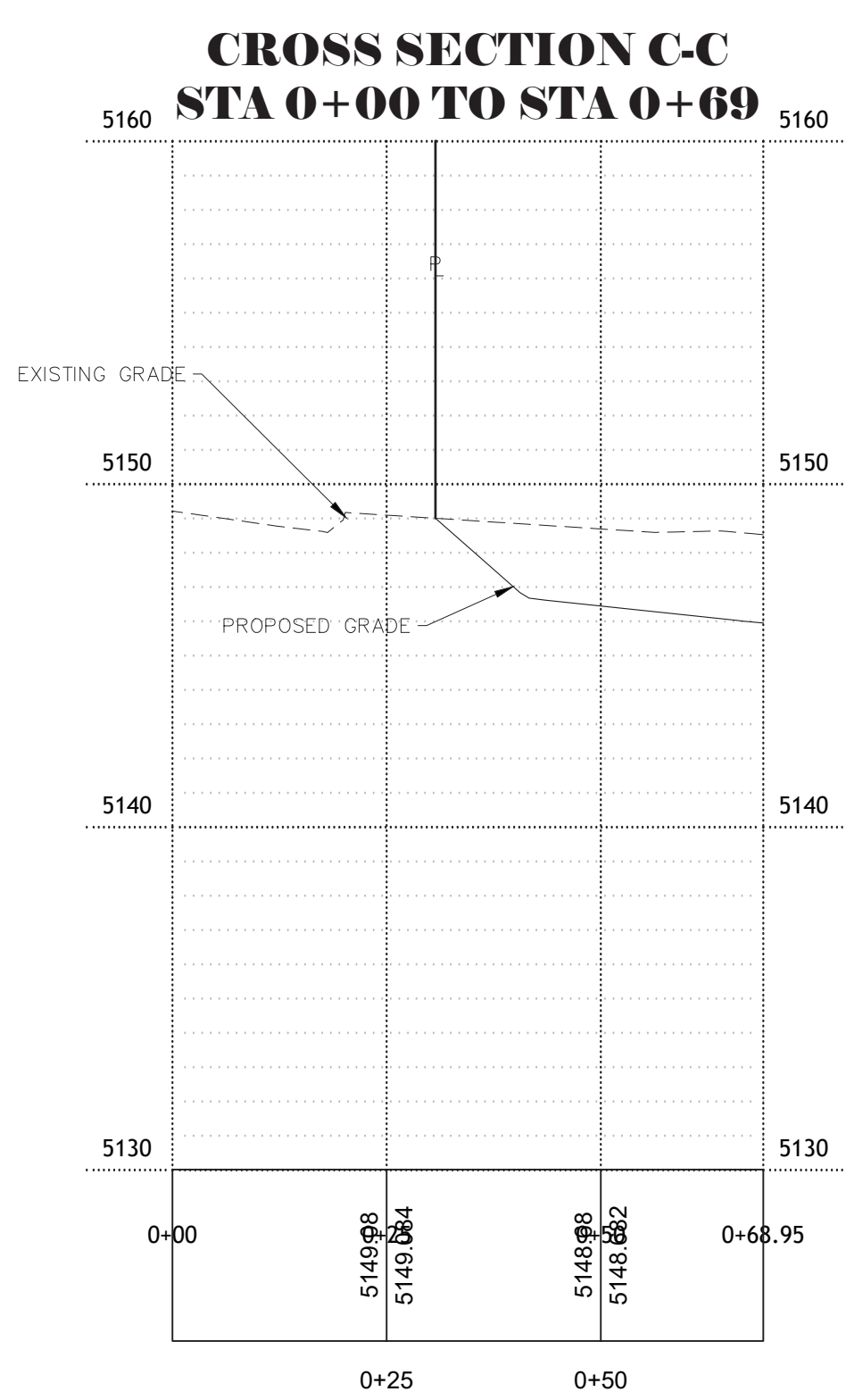
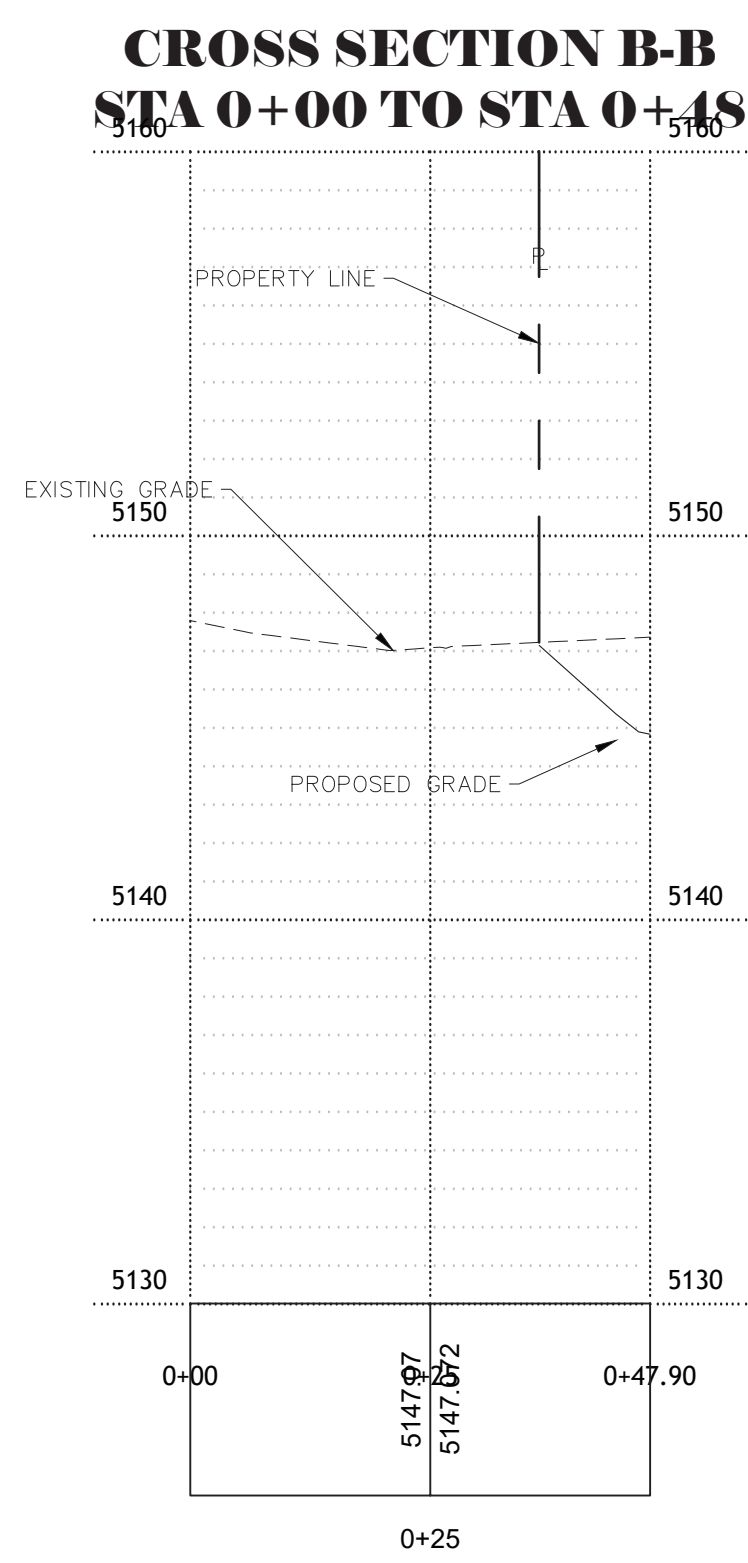
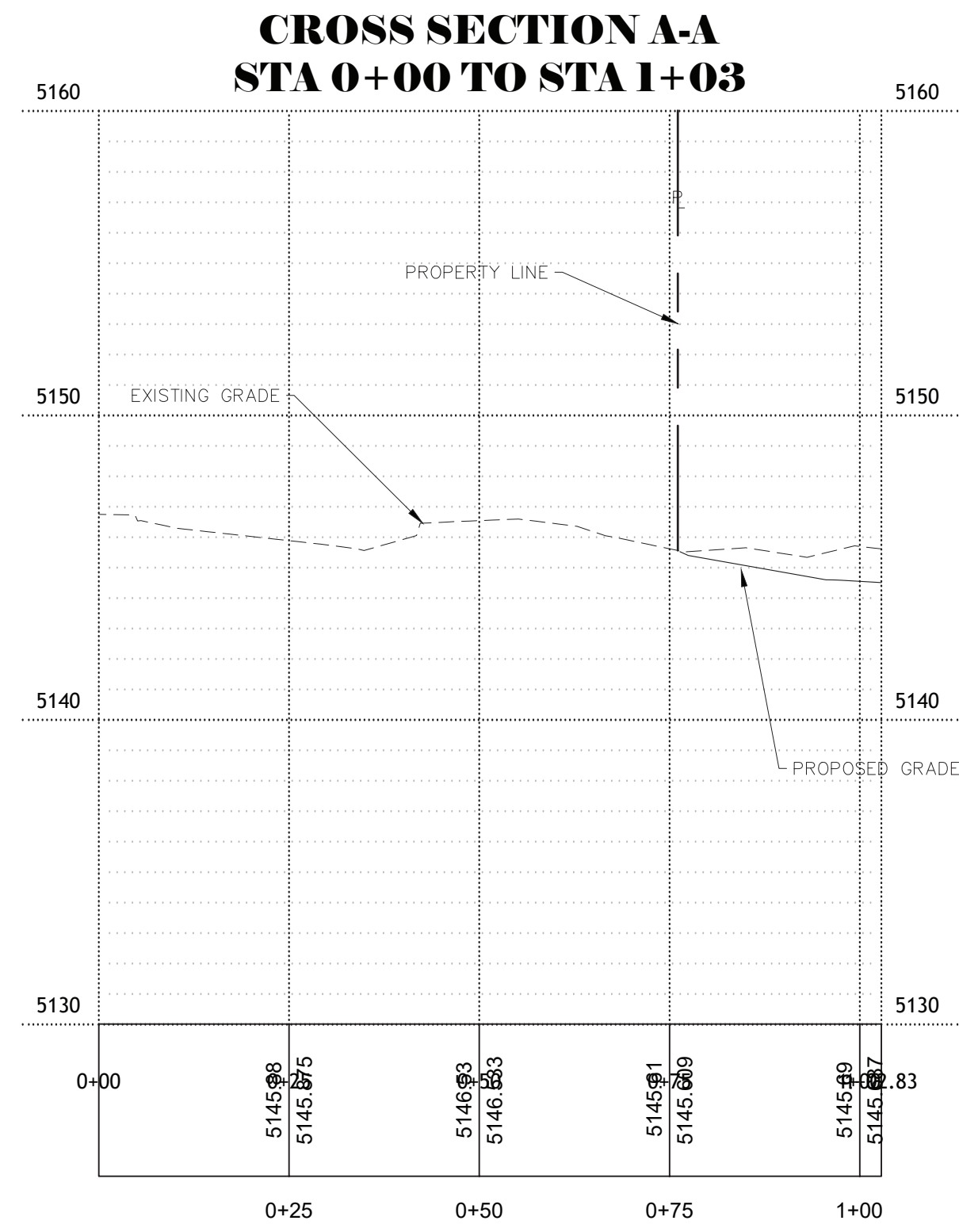
TAKE 5 CAR WASH

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE, NM

SHEET NAME:
DRAINAGE AND
GRADING DETAILS

SHEET NUMBER:
C-4.2



GRADING DETAILS

ISSUED FOR PERMITTING			
DESIGNED BY:	CB	DRAWN BY:	CB
CHECKED BY:	CB	ISSUE DATE:	04/2022
NO.	1	APPROVED BY:	AH
BY	AK	JOB NO.:	21507
DATE	04/11/2023	REVISION DESCRIPTION	
CITY COMMENTS			



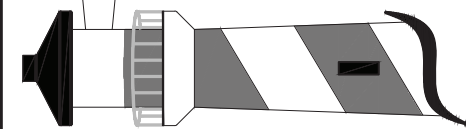
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CIVIL ENGINEERING

LAND DEVELOPMENT ENGINEERS
8345 GUNN HIGHWAY
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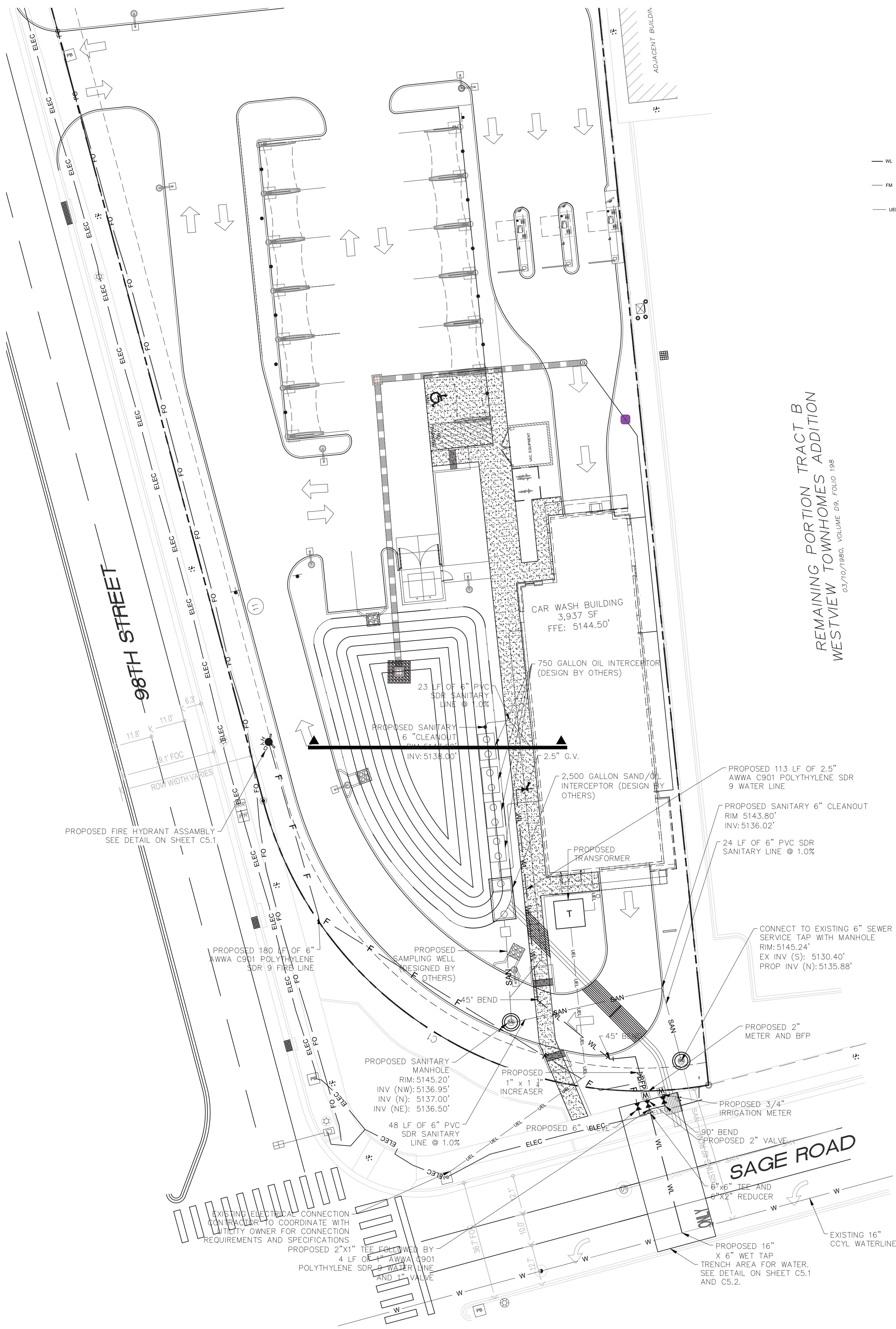
**TAKE 5
CAR
WASH**

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

SHEET NUMBER:



REMAINING PORTION, TRACT B
WESTVIEW TOWNHOMES ADDITION
03/10/1980, VOLUME DB, FOLIO 198

PROPOSED WATER PIPE

PROPOSED SANITARY SEWER PIPE

PROPOSED UNDERGROUND ELECTRICAL

PROPOSED WATER METER AND BACKFLOW PREVENTER
SEE DETAIL ON SHEET C5.1

PROPOSED WATER VALVE

PROPOSED SANITARY SEWER CLEANOUT, SEE DETAIL ON SHEET C5.2

PROPOSED SANITARY CONCRETE MANHOLE, SEE DETAIL ON SHEET C5.1

UTILITY CROSSING INDICATOR. SEE UTILITY CROSSING TABLE, THIS SHEET, FOR DETAILS

SCALE: 1" = 20'

0 10 20 40

LEGEND

PROPOSED WATER PIPE

PROPOSED SANITARY SEWER PIPE

PROPOSED UNDERGROUND ELECTRICAL

PROPOSED WATER METER AND BACKFLOW PREVENTER
SEE DETAIL ON SHEET C5.1

PROPOSED WATER VALVE

PROPOSED SANITARY SEWER CLEANOUT, SEE DETAIL ON SHEET C5.2

PROPOSED SANITARY CONCRETE MANHOLE, SEE DETAIL ON SHEET C5.1

UTILITY CROSSING INDICATOR. SEE UTILITY CROSSING TABLE, THIS SHEET, FOR DETAILS

- UTILITY NOTES
1. REFER TO SHEET C5.1 AND SHEET C5.2 OR UTILITY DETAILS.

2. REFER TO MEP PLANS FOR ALL UTILITY LEADS INTO BUILDING.

3. SANITARY SEWER PIPES SHALL HAVE A MINIMUM SLOPE OF 1.00%.

4. PRIOR TO STARTING CONSTRUCTION, CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITIES AND THEIR LOCATIONS AND ELEVATIONS. IF ANY DISCREPANCIES OCCUR, THE CONTRACTOR SHALL ALERT ENGINEER IMMEDIATELY.

5. ALL PUBLIC UTILITIES INSPECTIONS SHALL BE SCHEDULED BY THE CONTRACTOR AT LEAST 72 HOURS PRIOR TO ANY CONSTRUCTION ACTIVITY.

6. ALL DEMOLITION AND CONSTRUCTION WORK PERFORMED SHALL BE DONE IN STRICT ACCORDANCE WITH GOVERNING JURISDICTIONAL CODES.

7. ALL UTILITY CONDUIT MATERIAL FOR TELEPHONE, CABLE, AND ELECTRIC SHALL BE INSTALLED PER UTILITY PROVIDER SPECIFICATIONS BY THE CONTRACTOR.

8. CONTRACTOR SHALL BUILD CONCRETE TRANSFORMER PAD AND INSTALL SCHEDULE 80 PVC CONDUIT AND PULL STRING WITH SWEEPING BENDS, IF APPLICABLE BY ELECTRIC COMPANY.

9. ALL SANITARY GRAVITY PIPES, SERVICE LATERALS, AND FITTINGS SHALL BE MATERIALS APPROVED BY THE GOVERNING JURISDICTION.

10. ALL NON-METALLIC PIPE WILL BE INSTALLED WITH 2 PAIR, 10 GAUGE, COPPER TRACE WIRE.

11. CONTRACTOR SHALL COORDINATE WITH GOVERNING JURISDICTION(S) FOR ANY PROPOSED WET TAPS AND R.O.W. CONNECTIONS.

12. ALL UTILITIES SHALL MAINTAIN AT LEAST 3 FEET OF COVER FROM TOP OF PIPE TO SURFACE ELEVATION. CONTRACTOR SHALL DEFLECT WATER AND FORCE MAINS AS NECESSARY TO ACHIEVE MINIMUM GOVERNING JURISDICTION(S) SEPARATION REQUIREMENTS.

13. CONTRACTOR MUST COORDINATE THE SHUTDOWN OF THE EXISTING POTABLE WATER, WASTEWATER FORCEMAIN, OR RECLAIMED WATER MAIN WITH GOVERNING JURISDICTION(S), IF NECESSARY.

14. OVER STORY TREES SHALL NOT BE LOCATED WITHIN 12 FT OF ANY PUBLIC UNDERGROUND OR OVERHEAD UTILITY LINE.

15. CONTRACTOR SHALL VERIFY LOOP DETECTORS TO AVOID UTILITY CONFLICTS PRIOR TO CONSTRUCTION, IF APPLICABLE.

16. CONTRACTOR SHALL PROTECT ALL UTILITIES OUTSIDE LIMITS OF CONSTRUCTION UNLESS OTHERWISE NOTED IN THE CONSTRUCTIONS PLANS OR SPECIFICATIONS.

17. ALL DISTURBED AREAS WITHIN THE SIDEWALK/ CURB AND GUTTER/ ROAD PAVEMENT SHALL BE RESTORED TO ITS ORIGINAL OR BETTER CONDITIONS.

18. THE SANITARY SEWER SYSTEM IN ALL ITS ENTIRETY IS PRIVATELY OWNED AND MAINTAINED WITHIN PROPERTY BOUNDARIES.

19. THE LOCATION OF ALL NEWLY INSTALLED FIRE HYDRANTS SHALL BE IDENTIFIED WITH A BLUE REFLECTIVE PAVEMENT MARKER INSTALLED ON THE ROADWAY, PERPENDICULAR TO THE FIRE HYDRANT. THE REFLECTIVE MARKER WILL BE LOCATED IN THE CENTER OF THE LANE CLOSEST TO THE HYDRANT, IF APPLICABLE.

20. IF APPLICABLE, THE CONTRACTOR WILL BE RESPONSIBLE FOR THE FLOW TESTING AND COLOR CODING OF ALL NEWLY INSTALLED FIRE HYDRANTS IN THE GOVERNING JURISDICTION(S) RIGHT OF WAY AND UTILITY EASEMENTS THAT ARE TO BE DEDICATED TO GOVERNING JURISDICTION(S) PRIOR TO THE FINAL INSPECTION OF THE PROJECT. THE CONTRACTOR SHALL REFER TO NFPA STANDARD 291 FOR FLOW TESTING AND COLOR CODING METHODS AND PROCEDURES.

21. ALL PROPOSED WATER SUPPLY AND FIRE HYDRANTS SHALL COMPLY NFPA-1, CHAPTER 18.3

22. CONTRACTOR SHALL NOTIFY ENGINEER OF RECORD (E.O.R.) 72 HOURS IN ADVANCE OF ALL INSPECTIONS THAT REQUIRE THE E.O.R. OR E.O.R. REPRESENTATIVE'S PRESENCE.

23. CONTRACTOR SHALL DEFLECT ALL PROPOSED WATER MAINS AND FORCE MAINS TO ACHIEVE 18" MIN. VERTICAL CLEARANCE FROM ALL EXISTING AND PROPOSED UTILITIES.

24. CONTRACTOR SHALL ADJUST TOP OF ALL CLEANOUTS, VALVES, AND STRUCTURE RIMS TO BE FLUSH WITH FINAL GRADE.

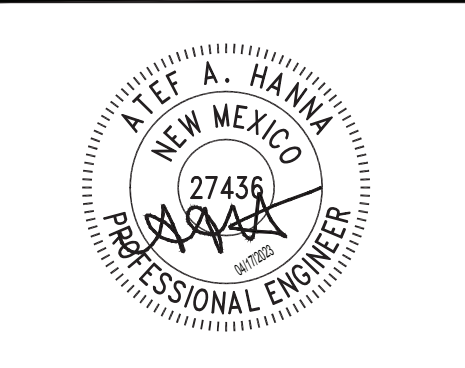
25. ALL TRENCHING AND BACKFILL OPERATIONS SHALL COMPLY WITH GOVERNING JURISDICTIONAL STANDARDS. SEE SHEET C5.1 AND C5.2 FOR PIPE TRENCHING DETAILS.

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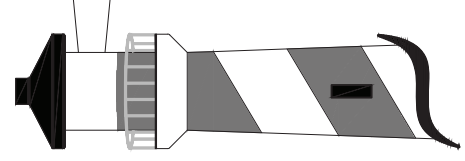
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TAMPA, FL 33626



TAKE 5
CAR
WASH

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

UTILITY PLAN

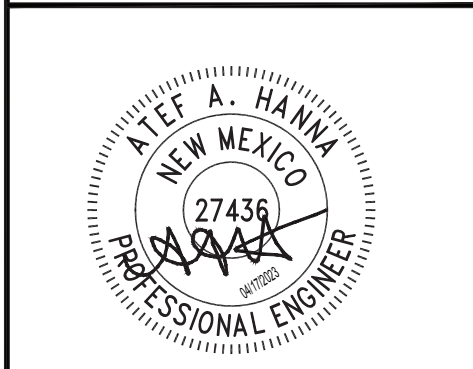
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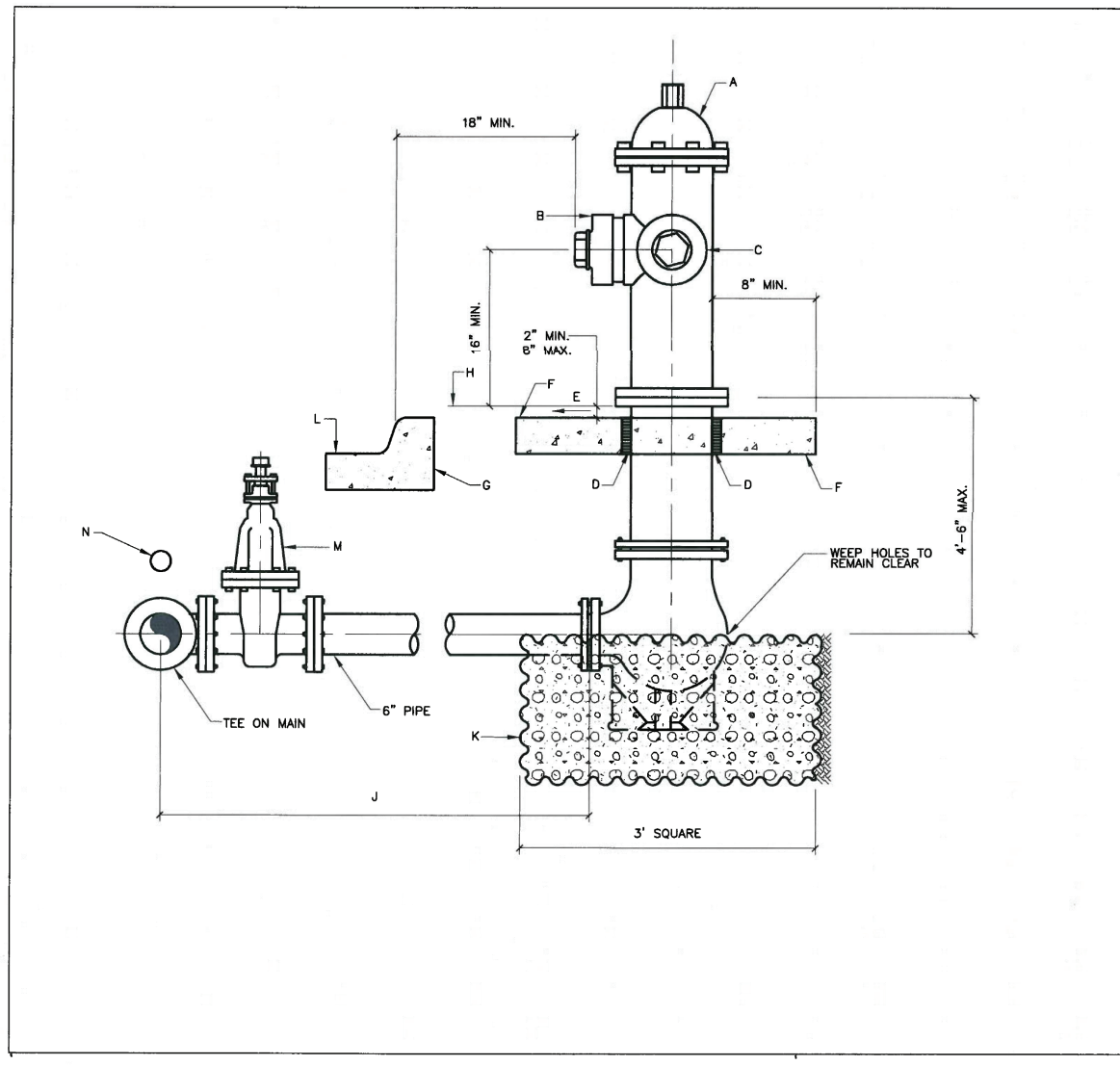
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ALBUQUERQUE,
NM

SHEET NAME:

UTILITY DETAILS

SHEET NUMBER:

C-5.1



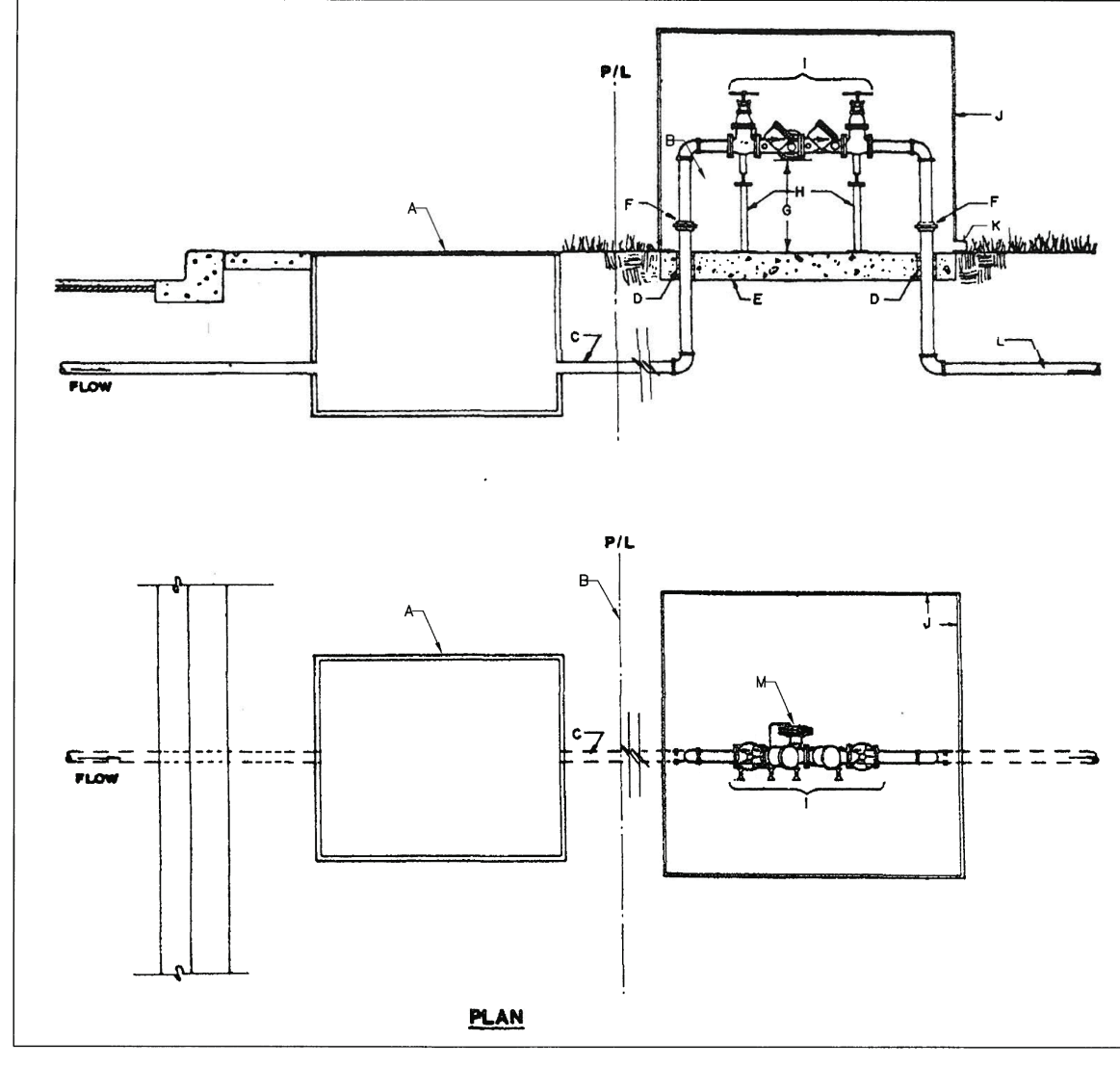
GENERAL NOTES:

- NO OBSTRUCTIONS WILL BE PERMITTED WITHIN 3'-2" OF FIRE HYDRANT.
- HYDRANT LEG SHALL BE VALVED.
- CONTRACTOR SHALL BE RESPONSIBLE FOR SETTING TOP FLANGE OF FIRE HYDRANT TO THE CONTROLLED ELEVATION.
- FOR FIRE HYDRANT LOCATIONS, SEE DWG. 2347.
- WHEN NEW OR EXISTING SIDEWALK ADJUTS CURB, RECONSTRUCT SIDEWALK PER DWG. 2430, 2431.
- FLAMER NOZZLE TO BE SET 18" FROM THE TRAVELED WAY, UNLESS OTHERWISE NOTED ON PLANS.
- HYDRANTS INSTALLED IN SIDEWALK AREAS SHALL MAINTAIN A MIN. 36" HIGH CLEAR FOOTSTRAK PATH PER ADA STANDARD.
- BEFORE THE WORK WILL BE ACCEPTED, FIRE HYDRANT GPS COORDINATES SHALL BE PROVIDED ON THE RECORD DRAWINGS. GPS COORDINATES OBTAINED BY A PROFESSIONAL SURVEYOR LICENSED IN THE STATE OF NEW MEXICO SHALL BE TAKEN AT THE FLANGE. USE THE X AND Y COORDINATES AND HAVO 1988 FOR Z COORDINATE.

CONSTRUCTION NOTES:

- FIRE HYDRANT PER SPECIFICATIONS.
- FLAMER NOZZLE 4 1/2".
- HOSE NOZZLE 2 1/2".
- 1/2" EXPANSION JOINT MATERIAL.
- WATCH SIDEWALK SLOPE OR SLOPE 1/4" PER FOOT.
- 3"x4"x4" CONCRETE SQUARE PAD TO BE CONSTRUCTED AROUND THE HYDRANT'S CENTERLINE WHEN NOT LOCATED WITHIN SIDEWALK OR CONCRETE AREA. CONCRETE PER SEC. 101 EXISTOR CONCRETE, F-3000 8" x 8" 28 DAYS.
- BACK OF CURB.
- CONTROLLED ELEVATION LINE LEVEL IN ALL DIRECTIONS.
- USE OF RESTRAINED JOINTS IS MANDATORY. ALL FIRE HYDRANT LEGS, TEE'S AND FITTINGS INCLUDING THE ON MARK SHALL BE RESTRAINED JOINT.
- GRAVEL DRAIN POCKET: LAYER FILLING TO COVER AROUND GRAVEL DRAIN POCKET. ASTM C33, NO.57 GRAVEL.
- CURB AND GUTTER, WHERE NO CURB AND GUTTER EXIST, BOLLARDS ARE REQUIRED.
- FIRE HYDRANT ISOLATION VALVE.
- ELECTRONIC MARKER DEVICE (EMD) SEE CDA STANDARD SPECIFICATION SECTION 170.

REVISIONS	WATER AUTHORITY
DWG. 2340	JANUARY 2011



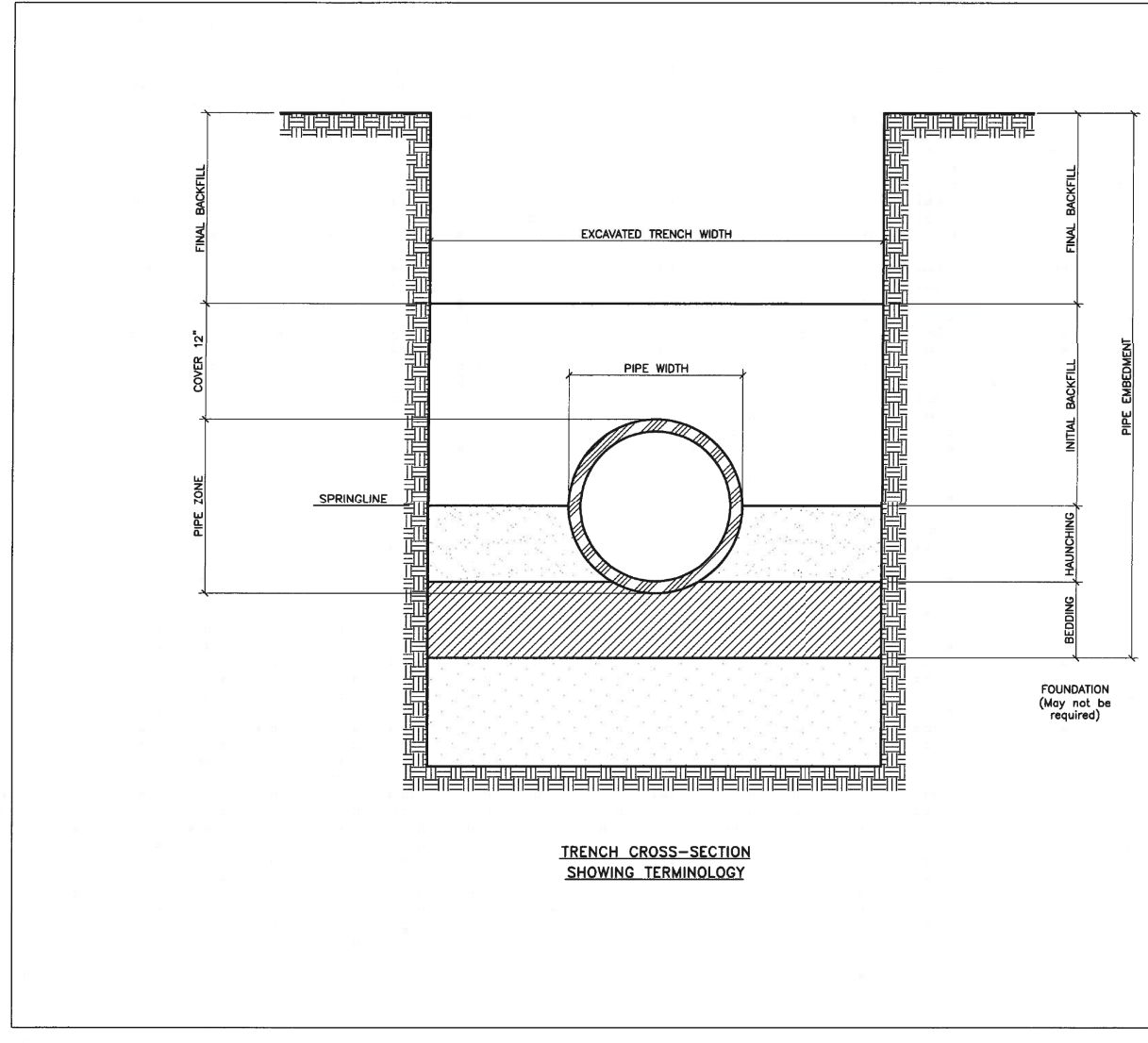
GENERAL NOTES:

- MINIMUM 18" RPA INSTALLATION REQUIRED.
- ABOVE GRADE RPA INSTALLATION REQUIRED.
- WATER LINE PRESSURE AND TEMPERATURE MUST NOT EXCEED RATED CAPACITY OF RPA.
- PROTECT FROM FREEZING WITH POSITIVE HEAT SOURCE AND INSULATION.
- MINIMUM RPA SIZE MUST BE THE BUILDING SERVICE LINE SIZE.
- DO NOT INSTALL IN FLOOD PRONE AREAS OR IN STORM RETENTION OR DETENTION BASINS.
- INSTALL WATER HAMMER ARRESTORS & THERMO EXPANSION PROTECTION AS NECESSARY.
- METALLIC RISER PIPING REQUIRED.
- JOINTS TO BE ADEQUATELY RESTRAINED.
- ELEVATIONS FROM THESE SPECIFICATIONS MUST HAVE PRIOR WRITTEN APPROVAL FROM THE WATER AUTHORITY CROSS CONNECTION OFFICE.
- THE INSTALLATION OF A BACKFLOW ASSEMBLY MAY CREATE A CLOSED LOOP SYSTEM. THE CUSTOMER IS RESPONSIBLE FOR COMPLIANCE WITH CURRENT PLUMBING CODES WHICH MAY REQUIRE INSTALLATION OF (PRIVATE) PRESSURE RELIEF DEVICES AND/OR EXPANSION TANKS.

CONSTRUCTION NOTES:

- METER BOX PER STANDARD DRAWING 2302 OR 2303.
- PROPERTY LINE.
- SERVICE LINE WITHOUT TAPS OR TEE'S BETWEEN THE METER AND THE BACKFLOW PREVENTION ASSEMBLY.
- ADEQUATE SLEEVE & INSULATION. INSULATION SHALL BE (AT MINIMUM) 1" THICK.
- MINIMUM 4" CONCRETE (3000 PSI) SLAB.
- UNIONS OR FLANGED FITTINGS INSTALLED A MINIMUM OF 4" ABOVE GRADE.
- 30" MAXIMUM 12" MINIMUM FROM LOWEST POINT OF ASSEMBLY TO TOP OF CONCRETE SLAB.
- PROVIDE ADJUSTABLE METALLIC SUPPORTS ON UNITS 2.5" AND GREATER DIAMETER (TYPICAL).
- USC APPROVED RPA, AS SHOWN.
- PROTECTIVE ENCLOSURE, SEE STANDARD DRAWING 2309 FOR DESIGN CRITERIA.
- DRAIN: SIZE DRAIN TO HANDLE FULL DISCHARGE OF RELIEF VALVE. DRAIN TO DRAINAGE. GREEN RECOMMENDED TO PREVENT ROBBOT AND INSECT ENTRY.
- BUILDING SERVICE LINE.
- RELIEF VALVE.

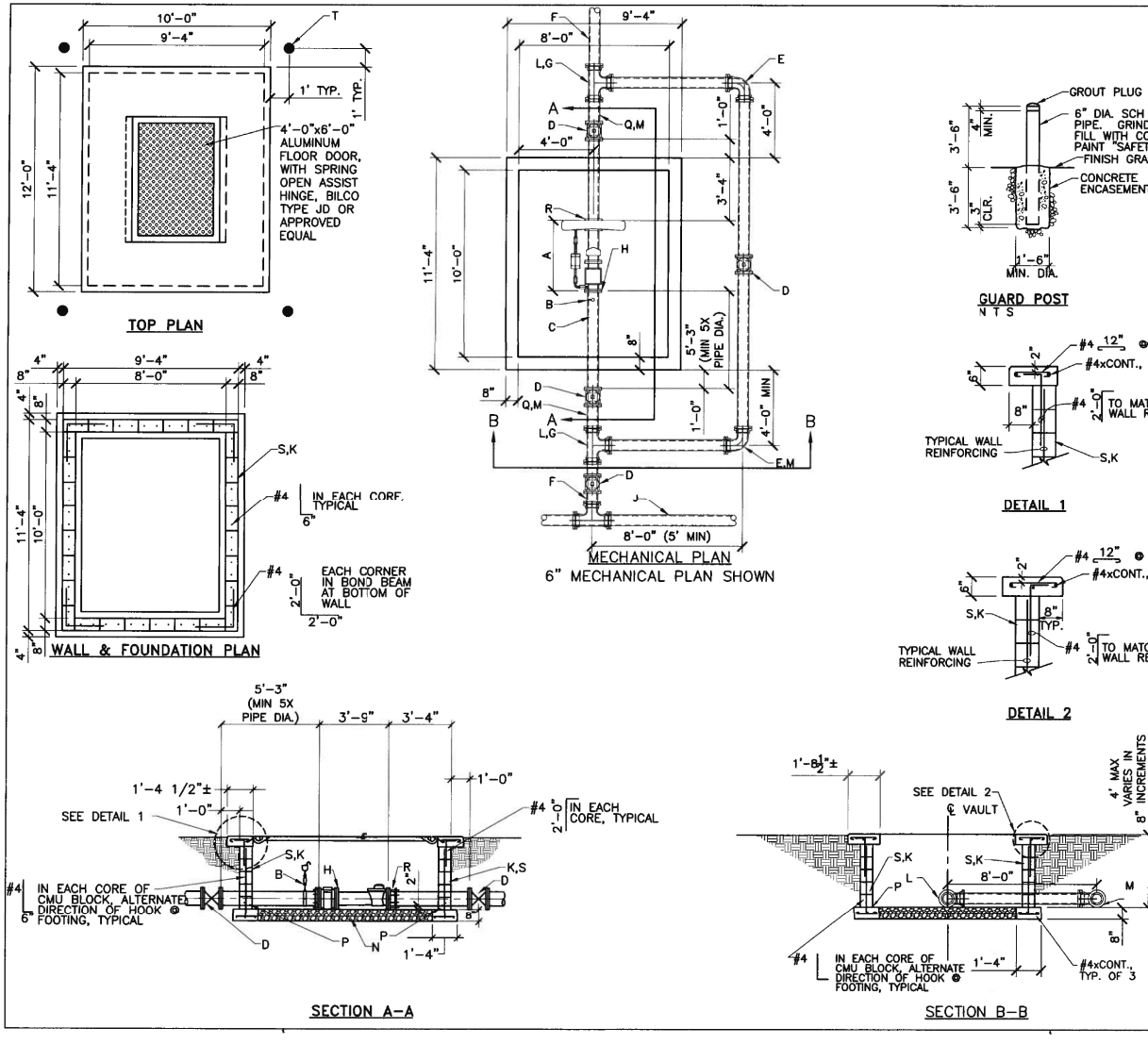
REVISIONS	WATER AUTHORITY
DWG. 2309	JANUARY 2011



GENERAL NOTES:

- MECHANICAL TAMPERS SHALL NOT BE USED IN THE TRENCH. POWERED TAMPERS (E.G. COMPACTORS) SHALL BE USED TO COMPACT SUBGRADE AND BACKFILL. THE PROPOSED COMPACTON METHOD IN THE PLAN SHALL BE INDICATED TO THE WATER AUTHORITY.
- MINIMUM CLASS "C" BEDDING WILL BE USED.
- ALL COMPACTON WILL BE TO SIDE OF THE CHANGING TRENCH.

REVISIONS	WATER AUTHORITY
DWG. 2310	JANUARY 2011



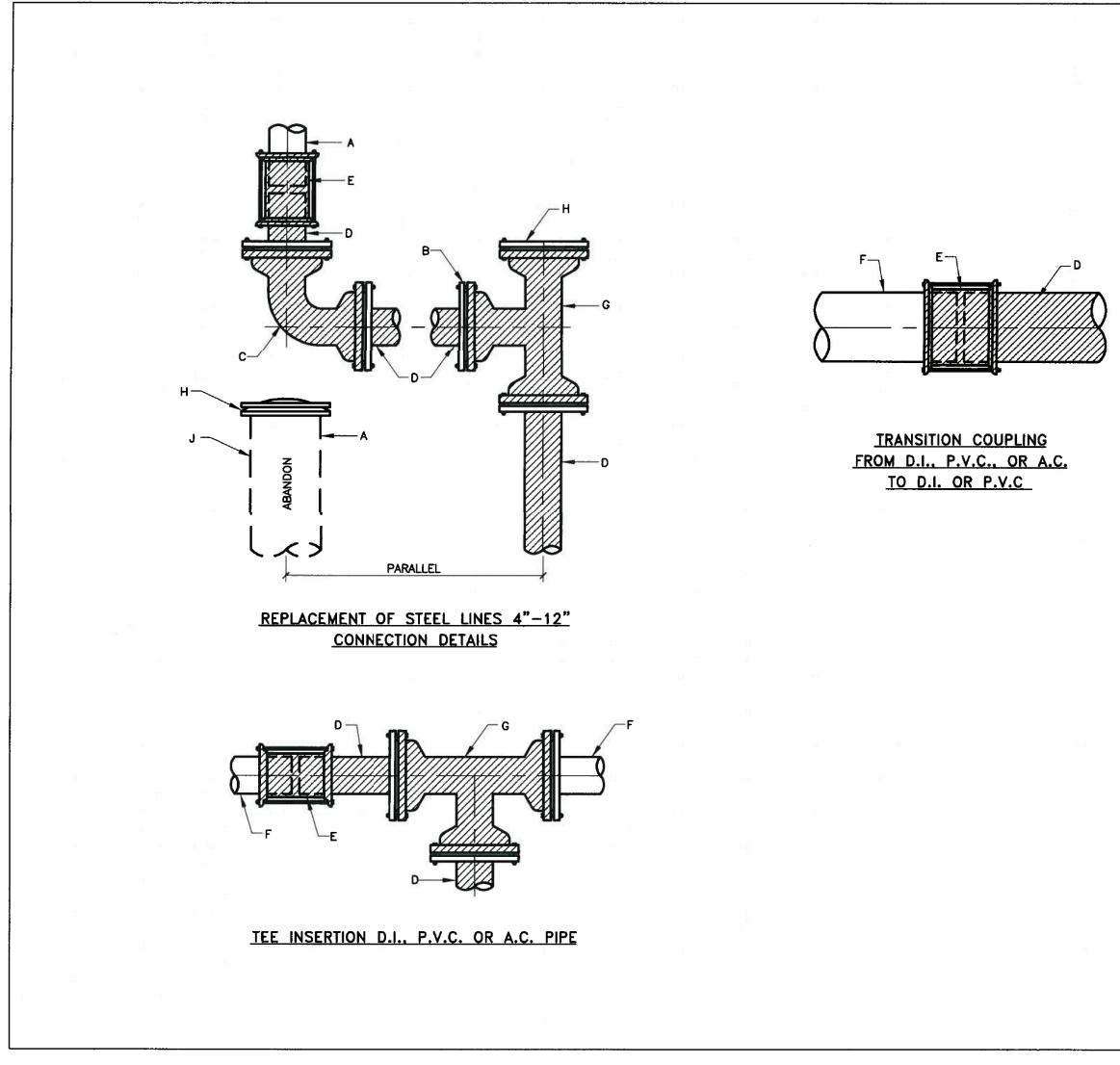
GENERAL NOTES:

- CONCRETE STRENGTH OF ALL CONCRETE SHALL BE 3000 PSI FOR EXISTOR CONC. (PER SEC. 101).
- CONTRACTOR SHALL MAINTAIN AND 10" COVER OF FOOTING TO SIDE WALKMAN GROUND, PER ASTM C-1100 TO 4" MIN. DEPTH.
- PRECAST CONCRETE WALLS MAY BE USED IN LIEU OF CAST-IN-PLACE CONCRETE WITH WATER AUTHORITY APPROVAL. SOUND BARRIERS FOR RECYCLING MATERIAL SHALL NOT BE PLACED IN TRAFFIC AREAS.
- THE MINIMUM DEPTH IS 4'.
- NO SPREADS IS TO BE INSTALLED FOR IRRIGATION WATER (E.G. - TANKS, DRAINAGE, ETC.).
- DO NOT CONSTRUCT DRAIN POCKETS WHEN CONSTRUCTING IN SHALLOW SUBGRADE CONDITIONS. ENGINEER SHALL PROVIDE A WATERPROOF MEMBRANE OR DRAINAGE FOR PROTECTION OF THE WATER AUTHORITY PRIOR TO INSTALLATION.
- FILL PIPE PENETRATION Voids WITH NON-SHINK GROUT ON WATER AUTHORITY APPROVED EQUAL.

CONSTRUCTION NOTES:

- METER LAY LENGTH Varies DEPENDING ON METER SIZE. COORDINATE WITH UTILITY TRENCH REQUIRED. METER AND STRAINER TO BE PROVIDED AND INSTALLED BY THE WATER AUTHORITY.
- 1" SADDLE TAP, 1" GATE VALVE AND 1" AIR RELEASE VALVE. AIR RELEASE VALVE SHALL BE 1/2" ABOVE THE TOP OF APPROVED EQUAL.
- 0.1" SHOULDER (FLANGED) LENGTH AS REQ'D. MINIMUM LENGTH SHALL BE 3 TIMES THE PIPE DIAMETER.
- GATE VALVE (AV) WITH METALGUS WITH VALVE BOX PER STANDARD DRAWING 2326.
- 0.1" CROWN (AV) WITH METALGUS.
- MAN DISTRIBUTION LINE.
- FILL ALL CMU CORERS WITH 3000 PSI CONCRETE, TYP.
- ROLL TEE UP AS REQUIRED.
- ROLL 30" CROWN DOWN AS REQUIRED.
- 1/4" GRAVEL FILL PER ASTM C23, NO. 57 GRAVEL, 6" DEPTH.
- CONTIGUOUS BOND BEAM AT BOTTOM OF WALL WITH REINFORCING. SEE EXISTOR DRAW FOR REINFORCING REINFORCING AT CORNER.
- 0.1" PIPE (FLANGED) LENGTH AS REQUIRED.
- FLANGE COUPLING ADAPTER, (FCA).
- 3/4"x1/4" POLYURETHANE CONCRETE BLOCK (DMS).
- 8" CONCRETE FILL GUARD POST, TYPICAL OF 4. 10" EXISTOR CONCRETE, F-3000 8" x 8" 28 DAYS.

REVISIONS	WATER AUTHORITY
DWG. 2370	JANUARY 2011



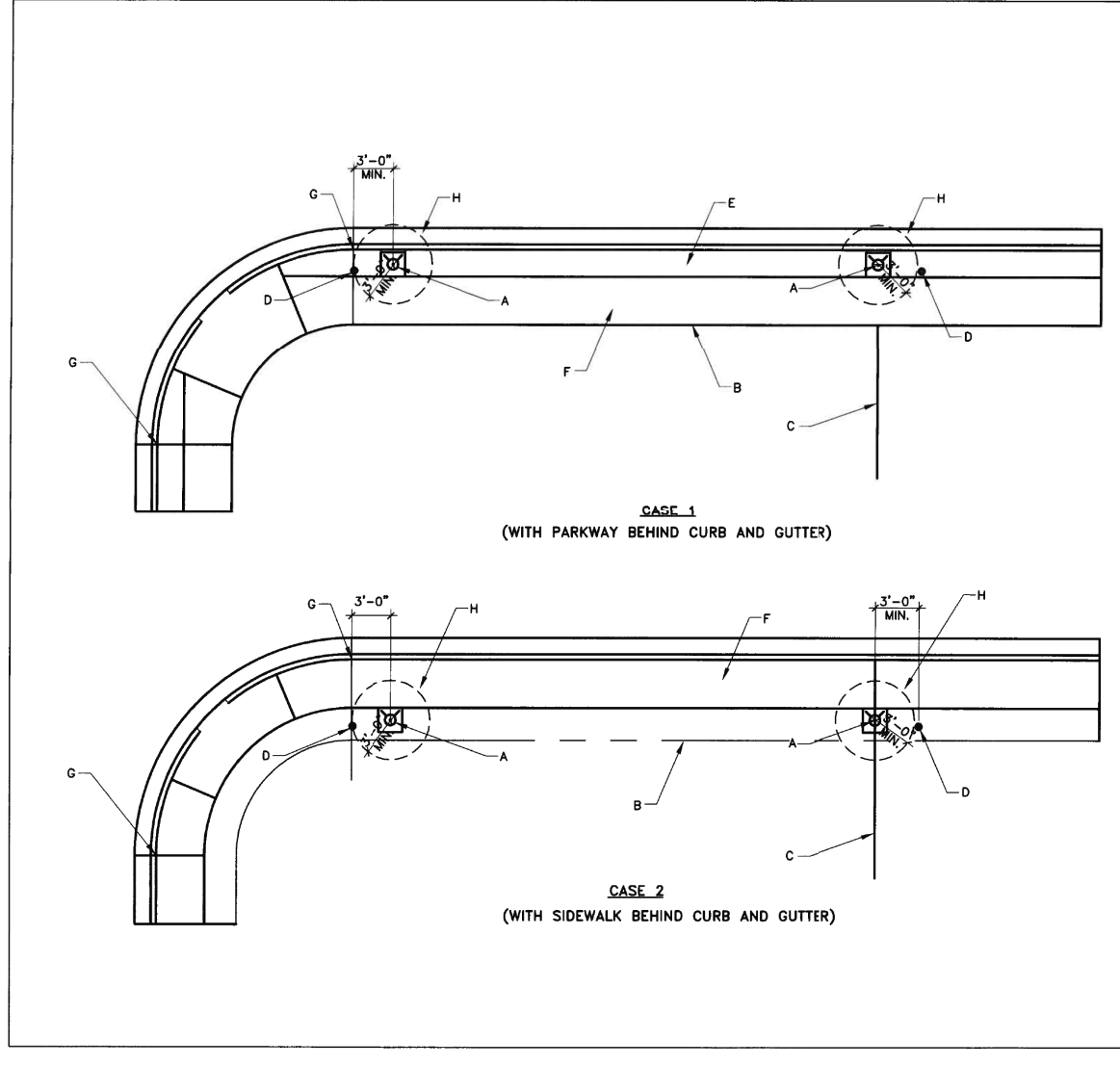
GENERAL NOTES:

- ALL NEW PIPE AND FITTINGS SHALL BE PROVIDED WITH THRUST CONTROLS.
- THRUST CONTROLS SHALL BE BY RESTRAINED JOINTS ONLY UNLESS DIRECTED OTHERWISE BY CHAIRMAN.
- EMTS ARE REQUIRED AT VALVES, TEES, FLANGED OUTLETS OR CONCRETE COUPLERS (PVC) AND JUNCTIONS OR FLANGED ENDS. SEE SPECIFICATION SECTION 170 FOR LOCATIONS.

CONSTRUCTION NOTES:

- EXISTING STEEL PIPE.
- REDUCE AT TEE IF EXISTING LINE IS SMALLER THAN NEW LINE.
- W.A. C.I. BLOW WITH JOINT RESTRAINT.
- NEW C.I. OR P.V.C. WITH VALVE AS DIRECTED.
- RESTRAINED TRANSITION COUPLERS FOR A.C. RESTRAINED JOINTS SUEVER FOR C.I. C.I. AND P.V.C.
- EXISTING D.I. C.I. P.V.C. OR A.C. IF A.C. USE COUPLER PROVIDED BY CHAIRMAN OR AS APPROVED BY THE CURRENT WATER AUTHORITY APPROVED PRODUCTS LIST.
- W.A. C.I. TEE WITH JOINT RESTRAINT.
- W.A. C.I. PLUG OR CAP WITH JOINT RESTRAINT.
- SHOULDER AT LEAST 10" OF PIPE TO BE AMENDED AND CAP BE PLUG.

REVISIONS	WATER AUTHORITY
DWG. 2301	JANUARY 2011



GENERAL NOTES:

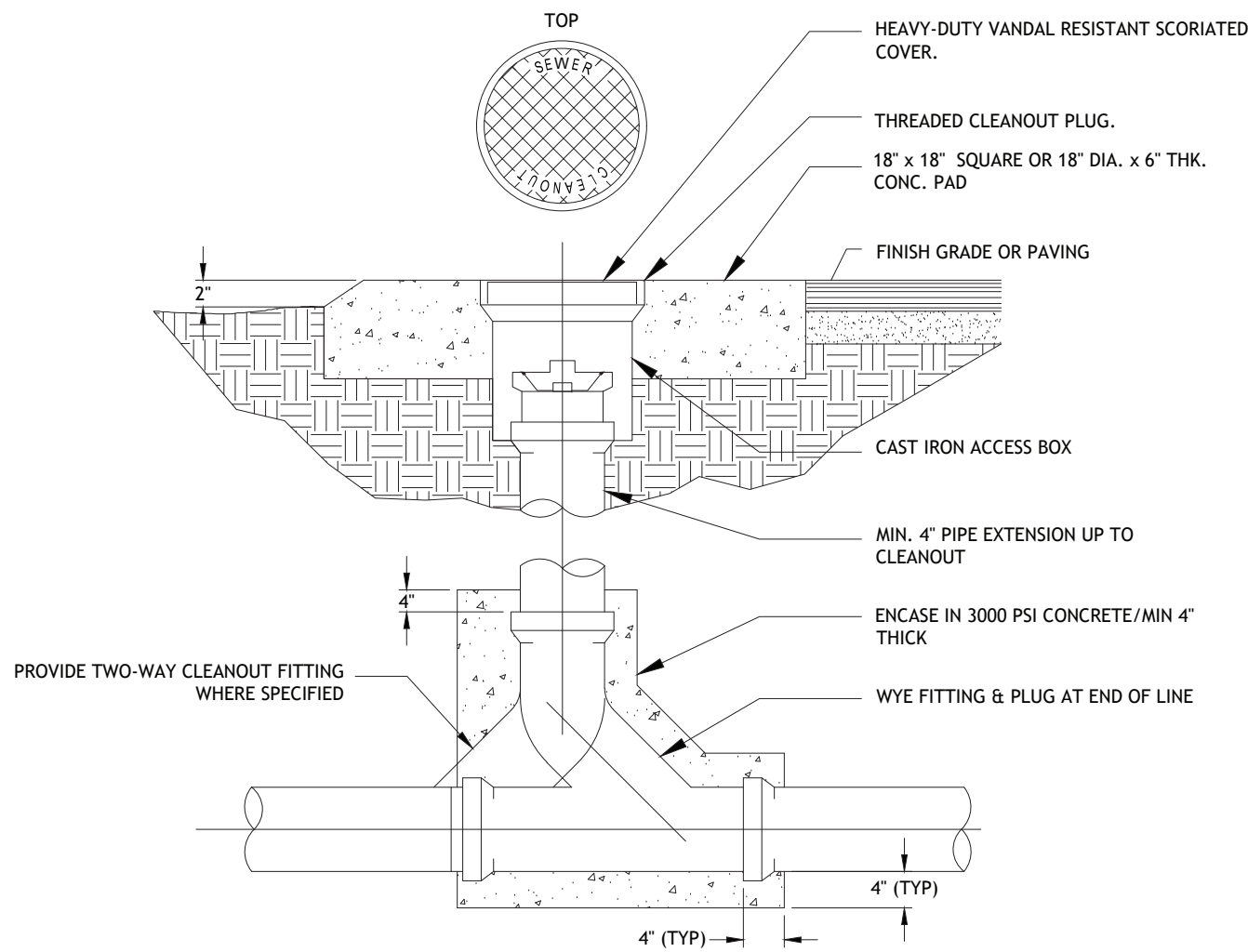
- FIRE HYDRANTS ARE NOT TO BE LOCATED WITHIN THE CURB RETURN AREA. THE HYDRANT LOCATED IN THE MID BLOCK LENGTH SHALL BE CENTERED ON ADJOINING PROPERTY LINES UNLESS OTHERWISE SPECIFIED.
- A MINIMUM CLEARANCE OF 3' SHALL BE PROVIDED BETWEEN FIRE HYDRANT AND ANY PERMANENT OBSTRUCTION (UTILITY POLE, LIGHT STANDARD, TRAFFIC SIGNAL, ETC.).
- FOR FIRE HYDRANT INSTALLATION DETAILS SEE DWG. 2340.

CONSTRUCTION NOTES:

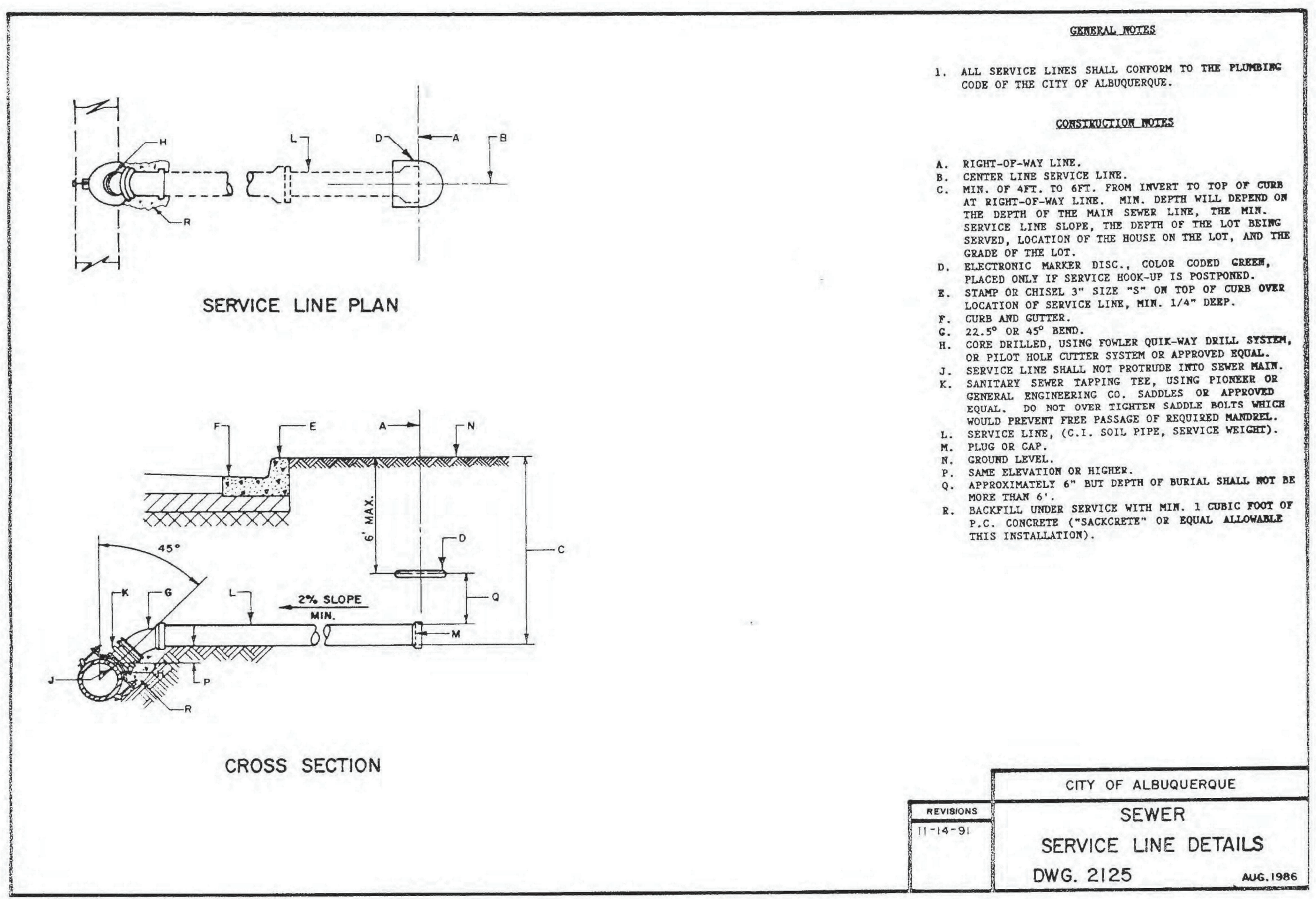
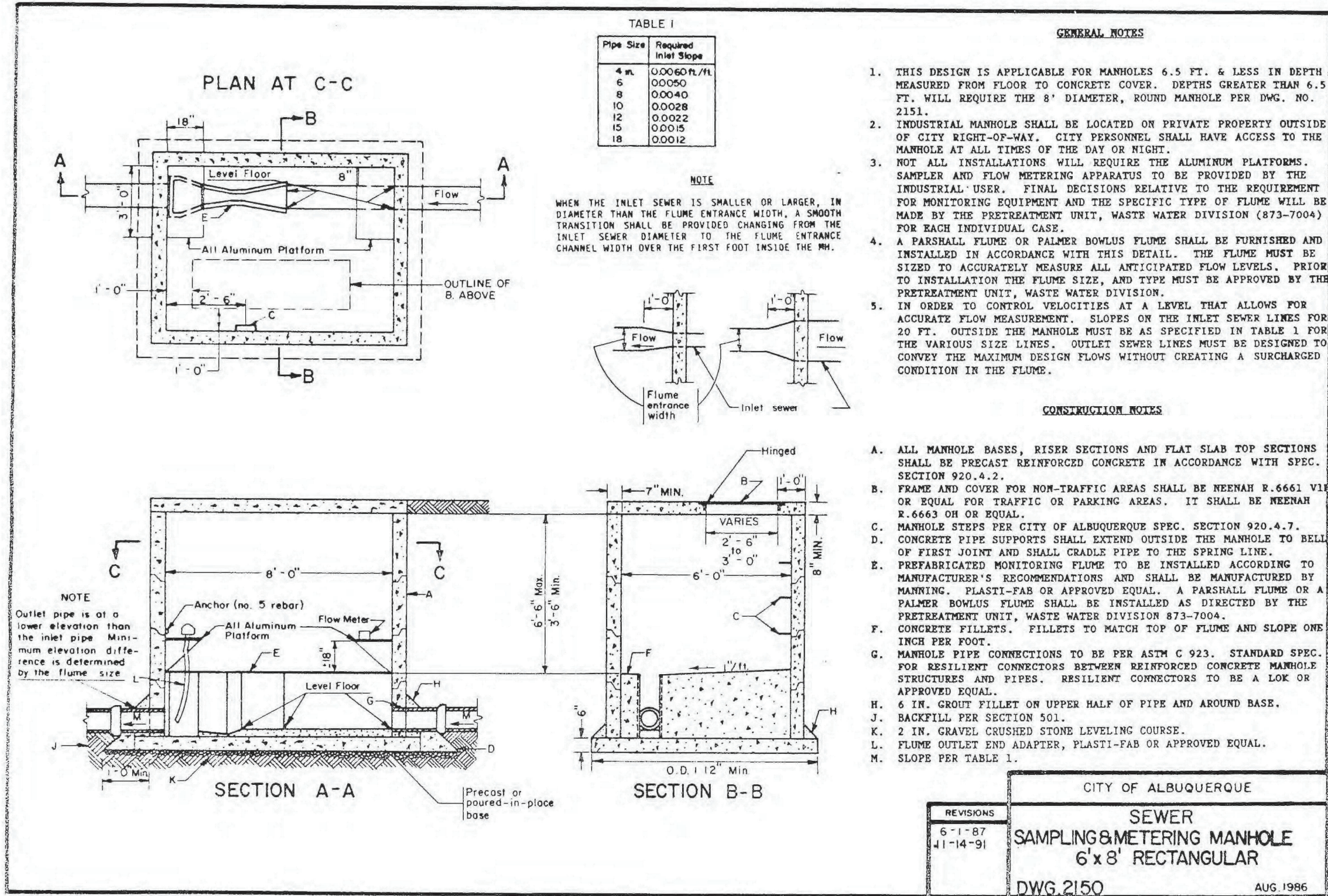
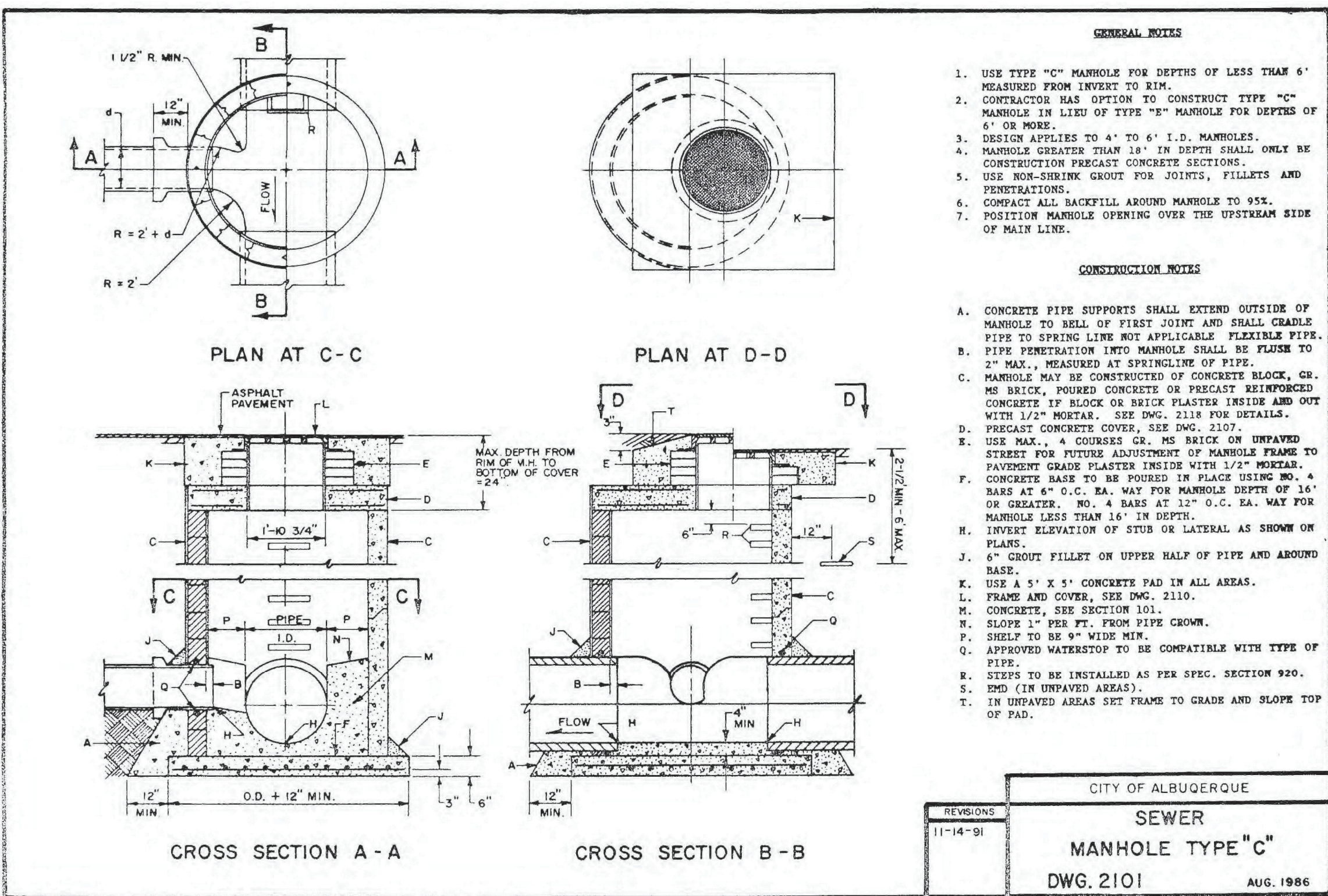
- FIRE HYDRANT
- RIGHT-OF-WAY OR EASEMENT LINE
- PROPERTY LINE
- PERMANENT OBSTRUCTION
- PROPERTY
- SIDEWALK
- PC OR PT OF CURB RETURN
- MAINTAIN A MINIMUM CLEARANCE OF 3' RADIIUS FROM CENTER OF HYDRANT TO ANY AND ALL OBSTRUCTIONS.

REVISIONS	WATER AUTHORITY
DWG. 2341	JANUARY 2011

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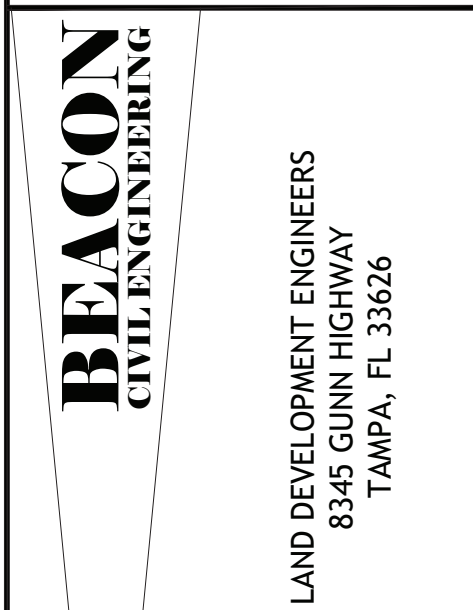
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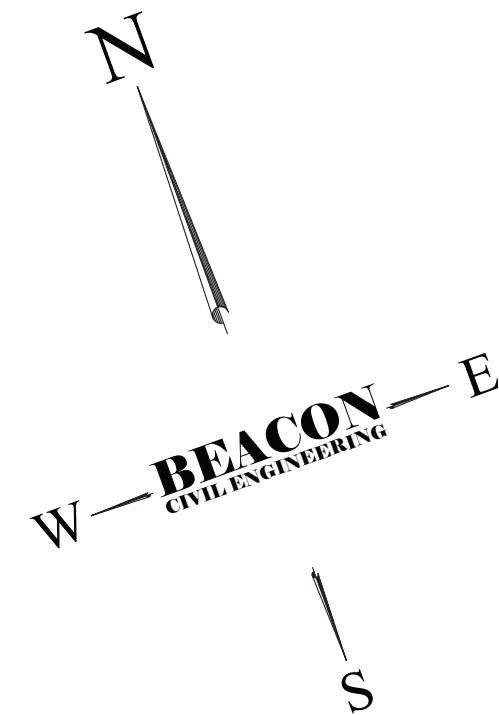
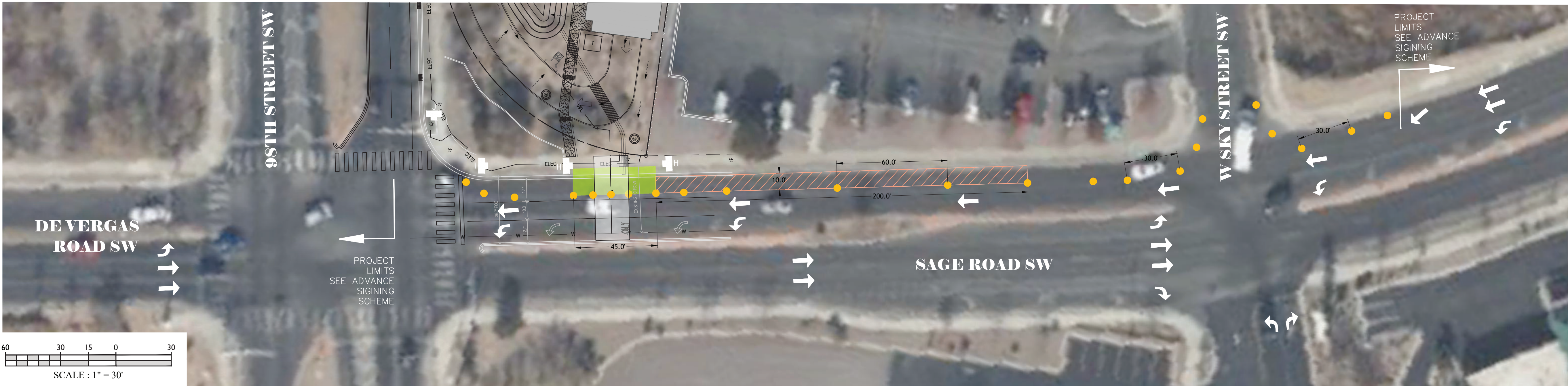
98TH STREET
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NM

SHEET NAME:

UTILITY DETAILS

SHEET NUMBER:

C-5.2



LEGEND:

WORK ZONE

BUFFER ZONE

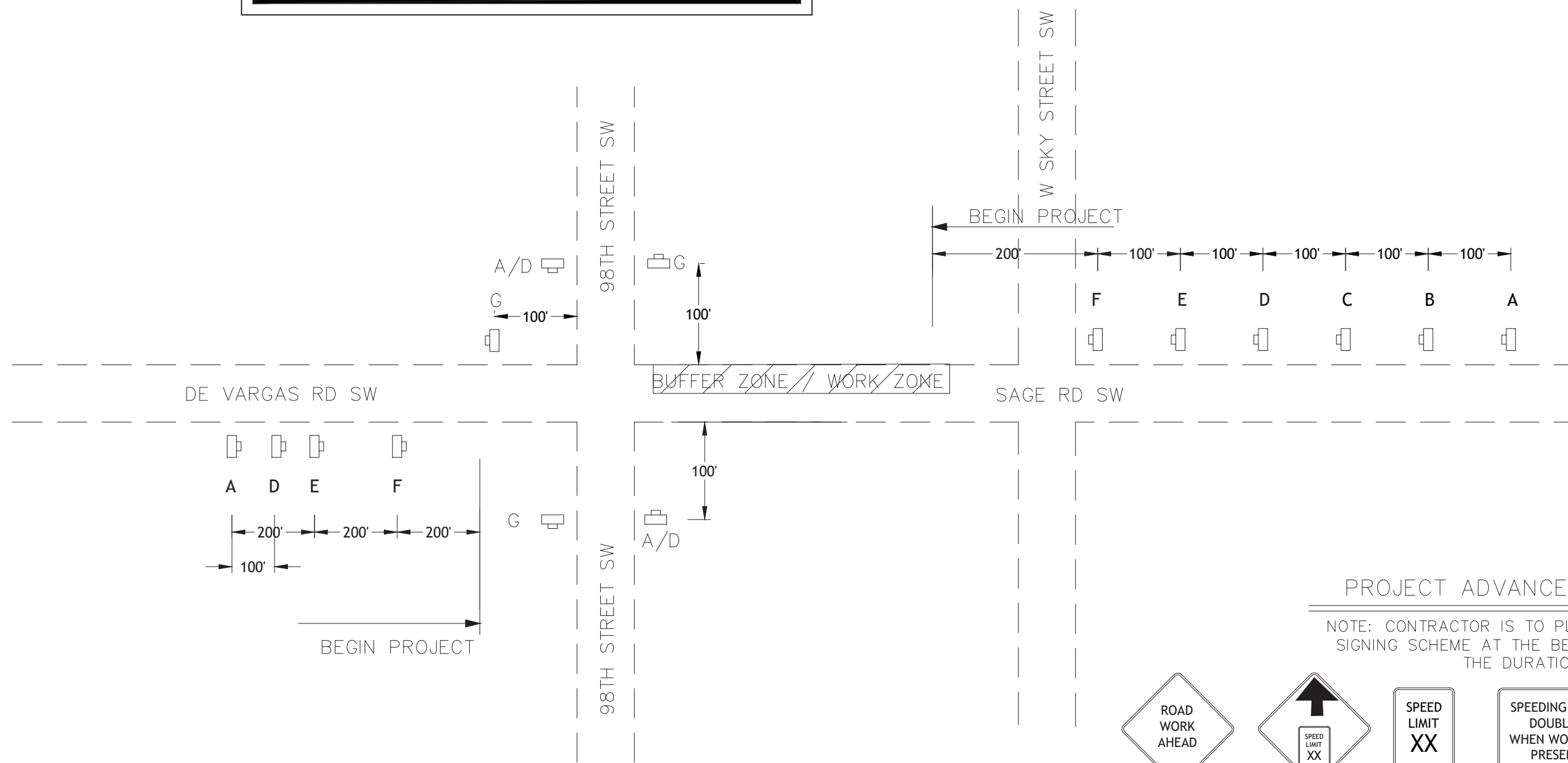
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PROPERTY BOUNDARY

PHASE I

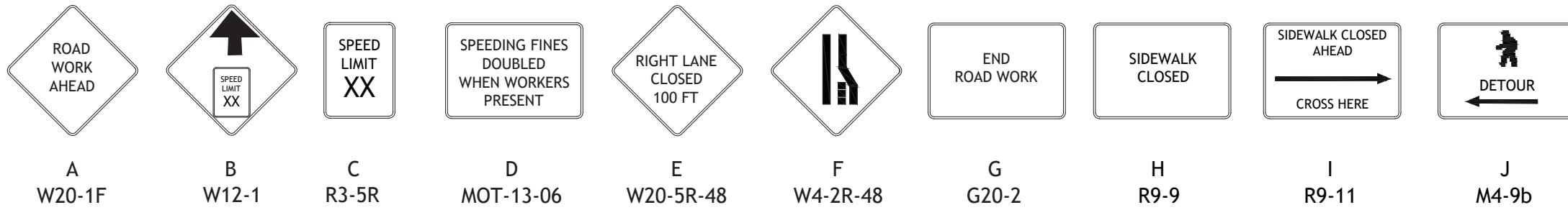
CONTRACTOR SHALL PROTECT ALL ITEMS OUTSIDE LIMITS OF CONSTRUCTION UNLESS OTHERWISE NOTED IN THE CONSTRUCTION PLANS R SPECIFICATIONS

CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITIES (LOCATIONS AND ELEVATIONS) PRIOR TO STARTING CONSTRUCTION AND ALERT ENGINEER TO ANY DISCREPANCIES IMMEDIATELY.



PROJECT ADVANCED SIGNING SCHEME

NOTE: CONTRACTOR IS TO PLACE BEGIN/END PROJECT ADVANCE SIGNING SCHEME AT THE BEGIN AND END PROJECT LIMITS FOR THE DURATION OF THE PROJECT



TRAFFIC CONTROL GENERAL NOTES:

- THE MAINTAINED REGULATORY SPEEDS FOR SAGE ROAD IS 30 MPH.
- PER NMDOT SPECIFICATIONS 8-6.4, SUSPENSIONS OF CONTRACTOR'S OPERATIONS - HOLIDAYS AN SPECIAL EVENTS, SPECIAL EVENT DAYS FOR THE PROJECT INCLUDE:
LABOR DAY
COLUMBUS DAY
VETERANS DAY
THANKSGIVING DAY
CHRISTMAS DAY
- WORKZONE CONSTRUCTION WILL BE ACCEPTABLE EXCEPT FOR DURING THE AM PEAK HOURS (7AM TO 9AM) AND PM PEAK HOURS (4PM TO 6PM).
- ALL LANES MUST BE OPENED TO NORMAL TRAFFIC WITHIN 12 HOURS OF AN EVACUATION NOTICE FOR A TORNADO OR ANY OTHER EMERGENCY EVENT AND SHALL REMAIN OPEN FOR THE DURATION OF THE EVENT AS DIRECTED BY THE ENGINEER.
- CONTRACTOR SHALL COORDINATE WITH ALBUQUERQUE ABORIDE TO MAINTAIN ACCESS TO BUS STOPS DURING CONSTRUCTION, AT THE CONTRACTOR'S EXPENSE. DURING THE HOURS OUTSIDE OF CONSTRUCTION, HART BUS STOPS SHALL REMAIN OPEN.
- LANE LINES AND THRU MOVEMENT ARROW DESIGNATIONS SHOWN ON TTOP PLAN SHEETS ARE FOR LANE IDENTIFICATION AND DIRECTION OF TRAFFIC ONLY. TURN LANE ARROWS WILL BE INSTALLED FOR EACH PHASE (IF APPLICABLE).
- WHEN A DRIVEWAY IS CLOSED, TYPE 3 BARRICADES TO BE USED TO CLOSE ACCESS.

MILLING & RESURFACING NOTES:

- INSTALL ADVANCE WARNING SIGNS AND REMOVE CONFLICTING PAVEMENT MARKINGS AND SIGNS IN ACCORDANCE WITH APPROPRIATE INDICIES.
- INSTALL CHANNELIZING DEVICES TO REGULATE TRAFFIC AND OPEN AND CLOSE DRIVEWAYS (IF APPLICABLE)
- REMOVE CHANNELIZING DEVICES

DESIGN STANDARDS:

TEMPORARY TRAFFIC CONTROL PLAN USE THE FOLLOWING NMDOT DESIGN STANDARDS FY 2021-22 FOLLOWING INDICIES:
702-05-1/1, 702-06-1/1

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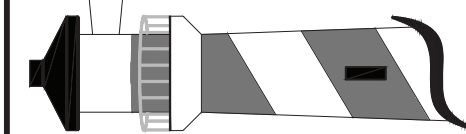
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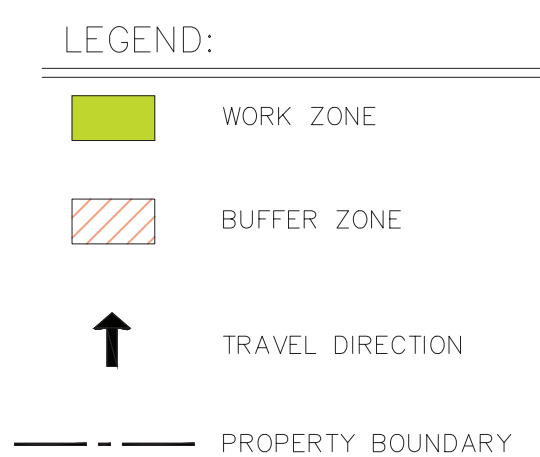
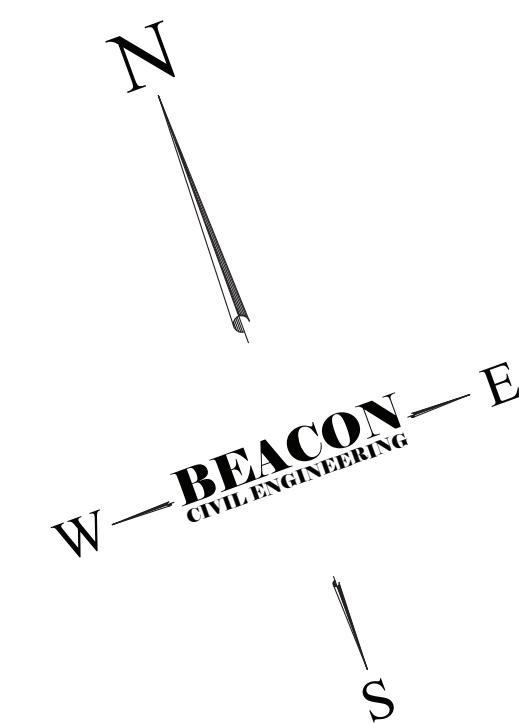
98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

MOT
PLAN-PHASE1

SHEET NUMBER:

C-6.0



PHASE II

CONTRACTOR SHALL PROTECT ALL ITEMS OUTSIDE LIMITS OF CONSTRUCTION
UNLESS OTHERWISE NOTED IN THE CONSTRUCTION PLANS R SPECIFICATIONS

CONTRACTOR SHALL FIELD VERIFY ALL EXISTING UTILITIES (LOCATIONS AND ELEVATIONS) PRIOR TO STARTING CONSTRUCTION AND ALERT ENGINEER TO ANY DISCREPANCIES IMMEDIATELY.

TRAFFIC CONTROL GENERAL NOTES:

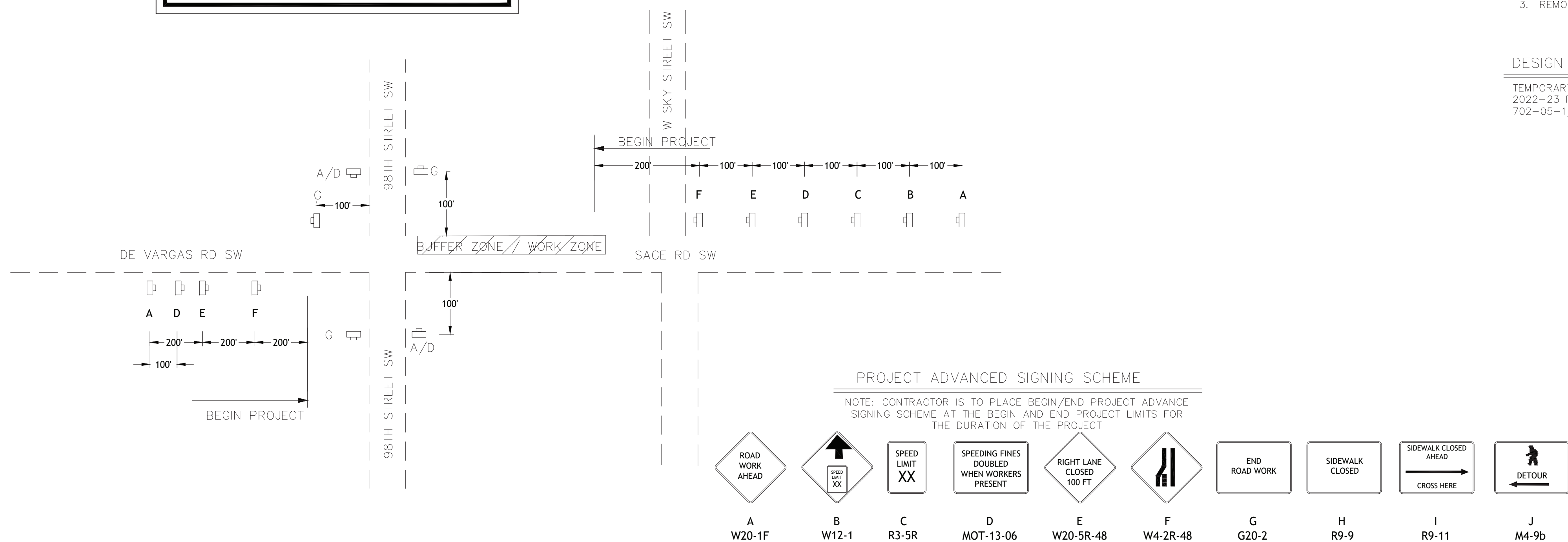
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5. CONTRACTOR SHALL COORDINATE WITH ALBUQUERQUE ABOARD TO MAINTAIN ACCESS TO BUS STOPS DURING CONSTRUCTION, AT THE CONTRACTOR'S EXPENSE, DURING THE HOURS OUTSIDE OF CONSTRUCTION, HART BUS STOPS SHALL REMAIN OPEN.
6. LANE LINES AND TURN MOVEMENT CONTROL ASSIGNATIONS SHOWN ON TTOP PLAN SHEETS ARE THE LANE IDENTIFICATION AND DIRECTION OF TRAFFIC ONLY. TURN LANE ARROWS WILL BE INSTALLED FOR EACH PHASE (IF APPLICABLE).
7. WHEN A DRIVEWAY IS CLOSED, TYPE 3 BARRICADES TO BE USED TO CLOSE ACCESS.

MILLING & RESURFACING NOTES:

1. INSTALL ADVANCE WARNING SIGNS AND REMOVE CONFLICTING PAVEMENT MARKINGS AND SIGNS IN ACCORDANCE WITH APPROPRIATE INDICIES.
2. INSTALL CHANNELIZING DEVICES TO REGULATE TRAFFIC AND OPEN AND CLOSE DRIVEWAYS (IF APPLICABLE)
3. REMOVE CHANNELIZING DEVICES

DESIGN STANDARDS:

TEMPORARY TRAFFIC CONTROL PLAN USE THE FOLLOWING NMDOT DESIGN STANDARDS FY
2022-23 FOLLOWING INDICIES:
702-05-1/1, 702-06-1/1

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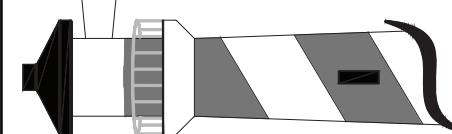
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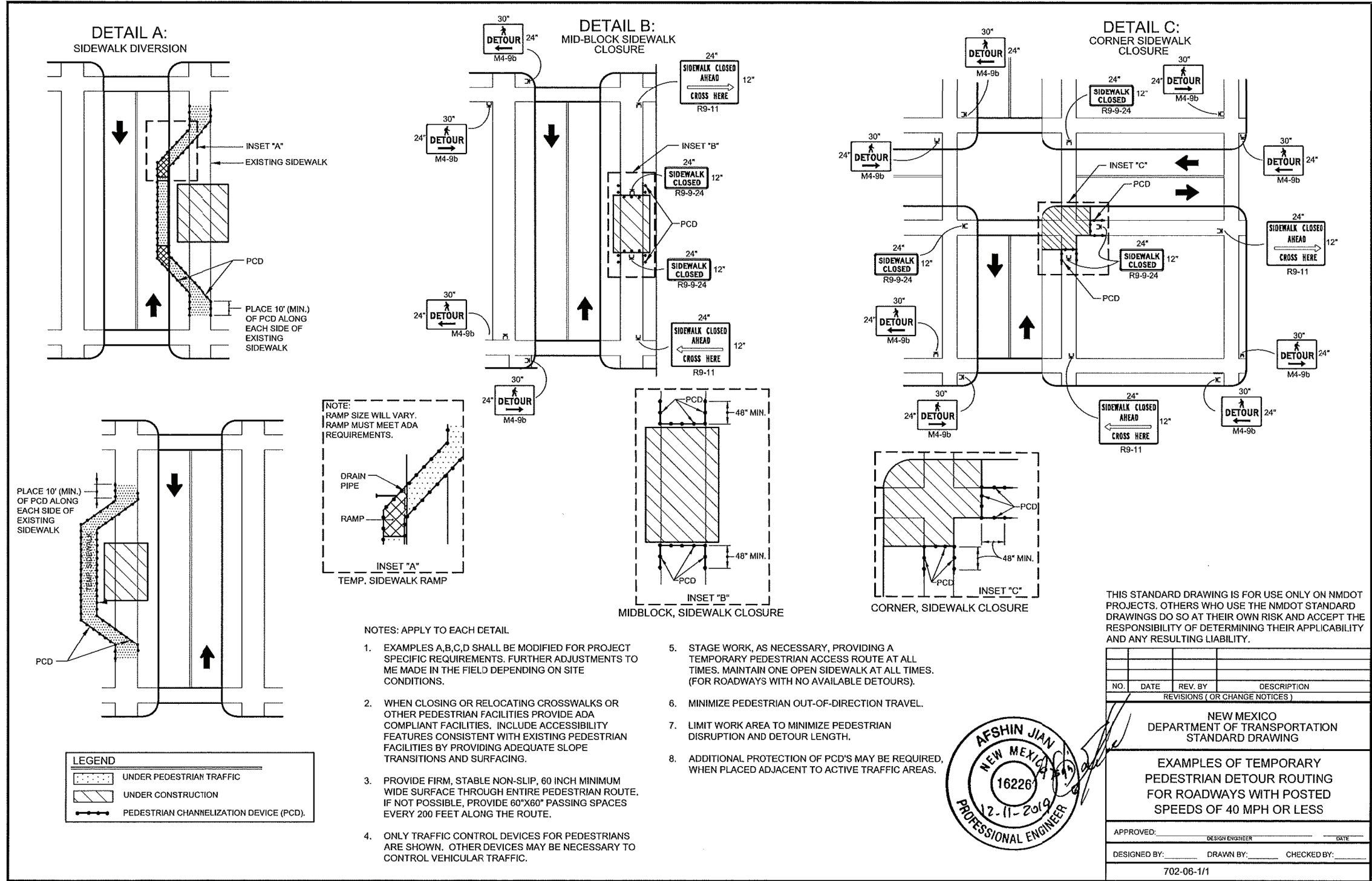
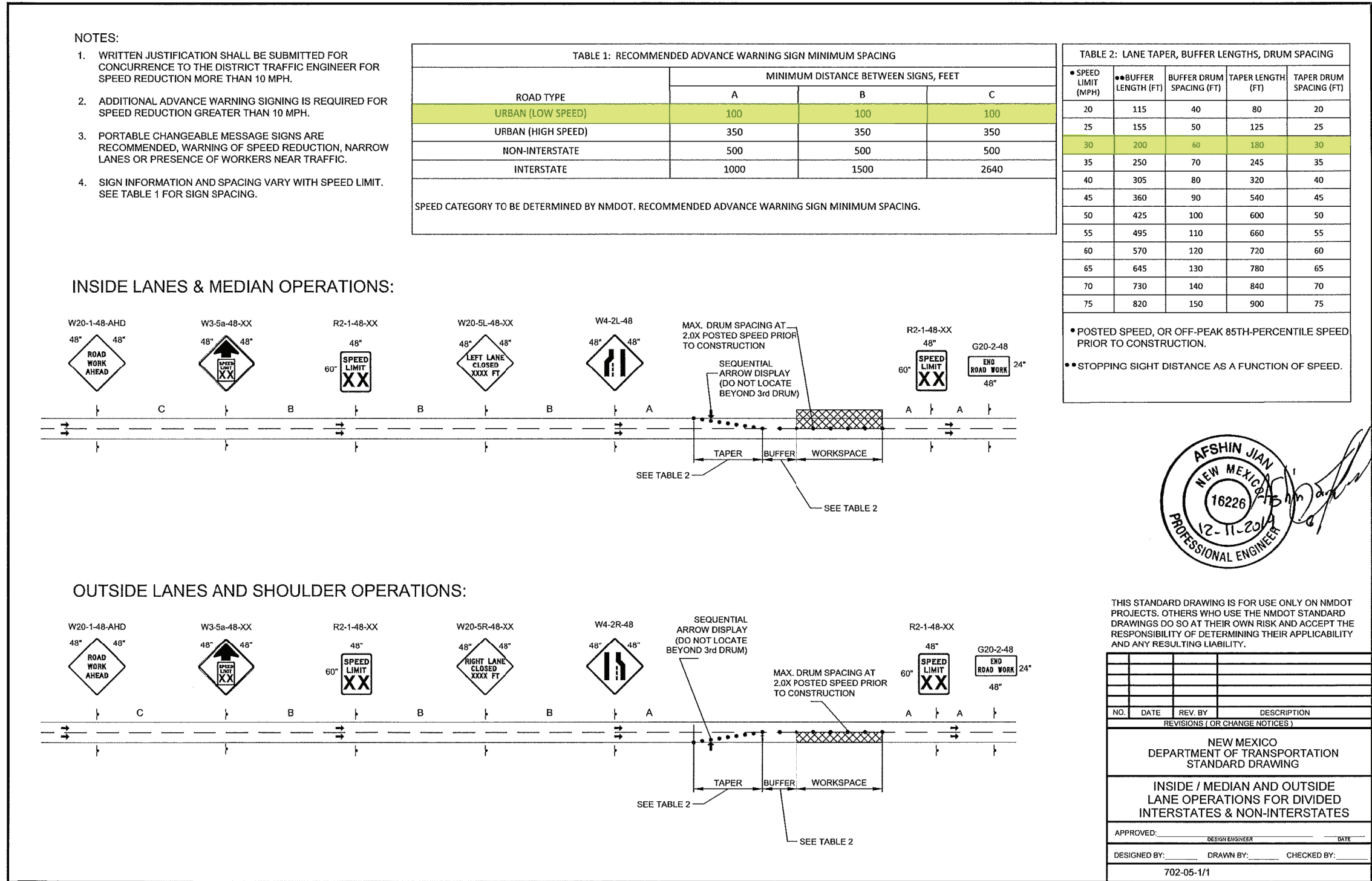
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ALBUQUERQUE,
NM

SHEET NAME:

MOT PLAN-
PHASE 2

SHEET NUMBER:

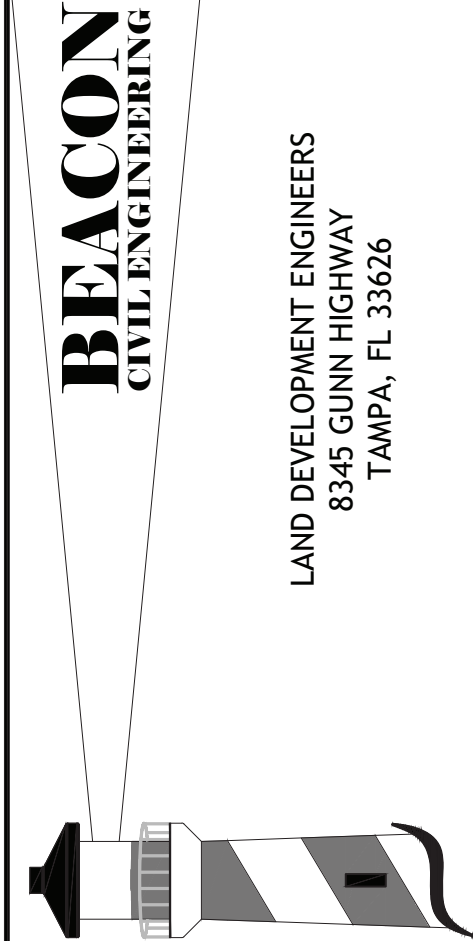
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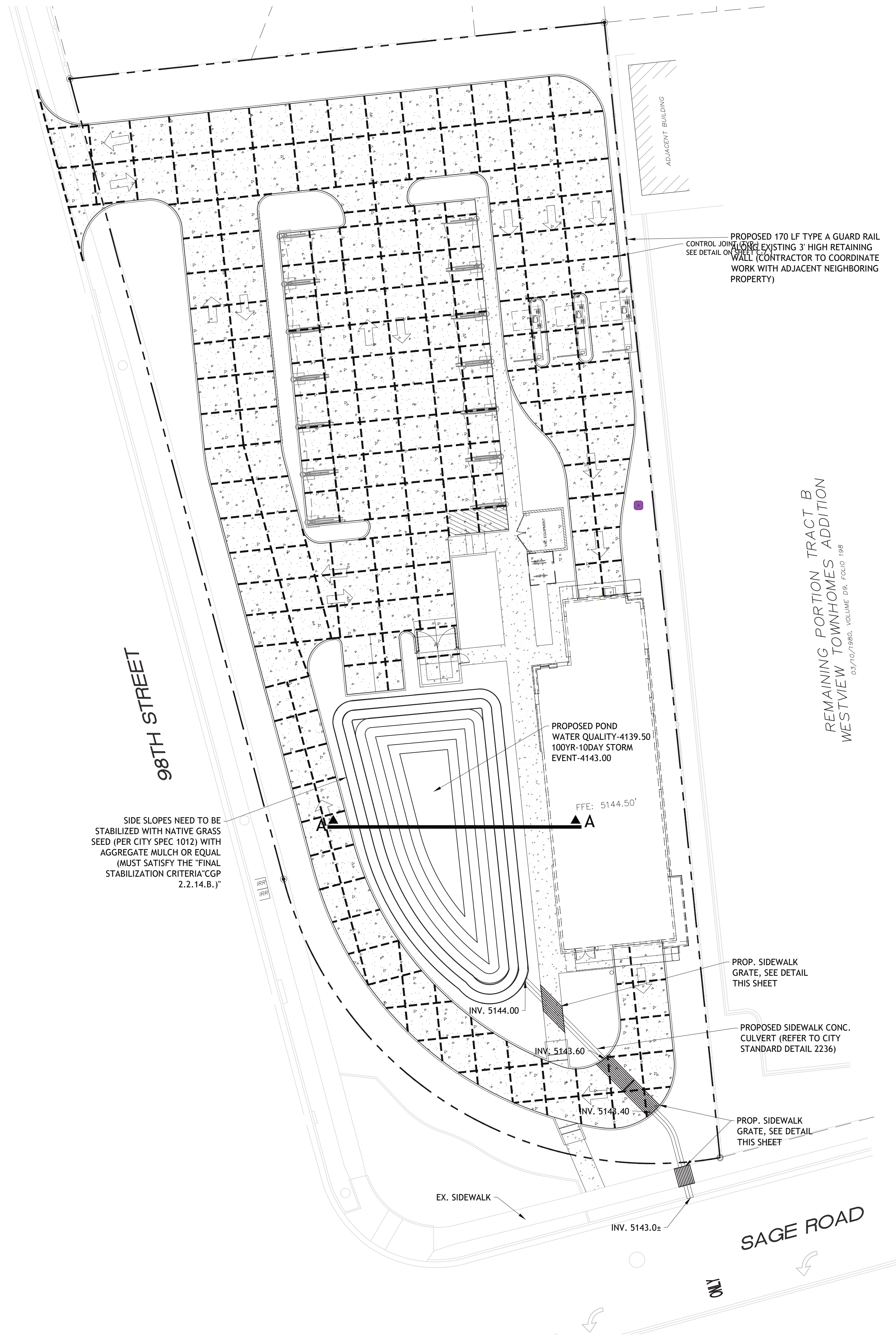
**TAKE 5
CAR
WASH**

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:
**MOT
DETAILS**

SHEET NUMBER:
C-6.2



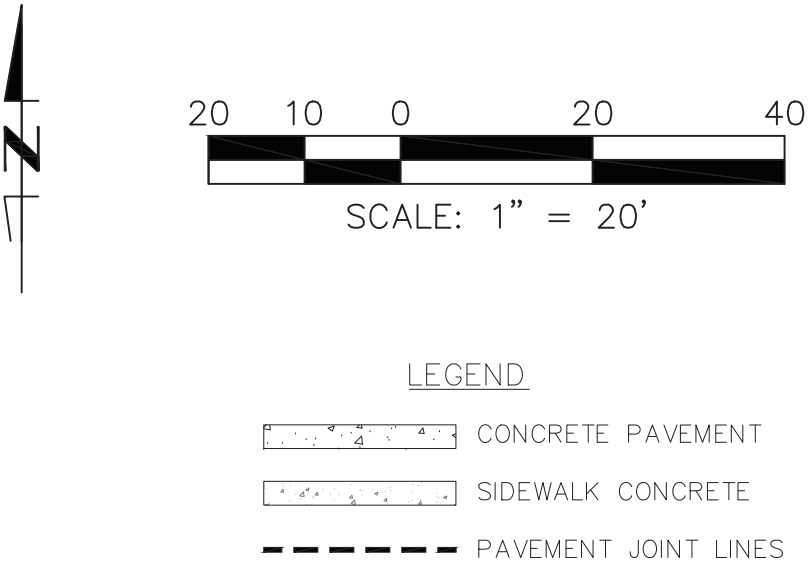
GEOTECH NOTE
CONTRACTOR TO REVIEW AND REFER TO THE GEOTECHNICAL REPORT RECOMMENDATIONS.

PAVEMENT JOINT NOTES

1. CONTROL JOINTS SHALL BE SPACED APPROXIMATELY AS SHOWN ON THE JOINT PLAN AND SHALL HAVE A MAX SPACING OF 12' IN ANY DIRECTION
2. SAW CUTTING SHALL BE DONE WITHIN EIGHT HOURS OF HARDENING. SAW-CUT JOINTS SHOULD EXTEND A MINIMUM OF 1/4 OF THE CONCRETE THICKNESS. ALL CONCRETE JOINTS SHOULD CONFORM WITH APPLICABLE SPECIFICATIONS OF THE MISSOURI DEPARTMENT OF TRANSPORTATION.
3. THE CONTRACTOR SHALL PROVIDE AN EXPANSION JOINT AROUND THE PERIMETER OF ANY BLOCKOUT IN THE CONCRETE PAVING.

PAVEMENT JOINT NOTES

1. PAVEMENT DESIGN: ALL ON SITE CONCRETE PAVING SHALL BE OF THE THICKNESS AND STRENGTH SHOWN ON THE PLAN. CONCRETE SHALL BE THE DESIRED STRENGTH AT 28 DAYS.
2. TEMPERATURE CONDITIONS FOR CONCRETE PLACEMENT: CONCRETE SHALL NOT BE PLACED WHEN THE TEMPERATURE IS BELOW 40 DEGREES FAHRENHEIT AND FALLING, BUT MAY BE PLACED WHEN TEMPERATURE IS ABOVE 35 DEGREES FAHRENHEIT AND RISING. THE TEMPERATURE READING SHALL BE TAKEN IN THE SHADE AND AWAY FROM ARTIFICIAL HEAT.
3. CONCRETE PAVEMENT CURING: CONCRETE TO BE FLOAT FINISHED AND CURED FOR A MINIMUM OF 7 DAYS. MEMBRANE CURING TYPE 2, WHITE PIGMENTED, SHALL BE USED FOR CURING ALL CONCRETE SURFACES IMMEDIATELY AFTER FINISHING OF SURFACES AND SHALL BE IN ACCORDANCE WITH THE SOUTH CAROLINA HIGHWAY STANDARD SPECIFICATIONS.
4. SUBGRADE PREPARATION: SUBGRADE SHALL BE COMPACTED TO 100% OF THE MAXIMUM DRY DENSITY. REFER TO GEOTECHNICAL REPORT.
5. PREPARATION OF SUBGRADE UNDER PAVED AREAS SHALL BE PERFORMED IN ACCORDANCE WITH THE GOVERNING AUTHORITIES' SPECIFICATIONS OR THE GEOTECHNICAL REPORT. THE MORE RESTRICTIVE REQUIREMENTS SHALL APPLY.
6. PREPARATION OF THE SUBGRADE FOR PAVING WITHIN RIGHT-OF-WAY, ACCESS EASEMENTS AND/OR FIRE LANES SHALL NOT BE INITIATED UNTIL ALL TESTING OF UNDERGROUND UTILITIES HAS BEEN COMPLETED AND VERIFIED TO MEET THE GOVERNING AUTHORITIES' SPECIFICATIONS AND AUTHORIZATION TO PROCEED HAS BEEN RECEIVED FROM THE INSPECTOR.
7. PAVEMENT SUBGRADE SHALL NOT BE ALLOWED TO RETAIN WATER. WET MATERIAL SHALL BE REMOVED TO DRY, SOUND MATERIAL AND APPROPRIATE DENSITY ACHIEVED PRIOR TO PAVING OPERATIONS.
8. PROOF-ROLL SUBGRADE: THE SUBGRADE SHALL BE PROOF-ROLLED WITH HEAVY PNEUMATIC EQUIPMENT. ANY SOFT OR PUMPING AREAS SHALL BE EXCAVATED TO FIRM SUBGRADE AND BACKFILLED AND RE-COMPACTED IN CONFORMANCE WITH THE GEOTECHNICAL REPORT.
9. SAND CUSHION PROHIBITED: THE USE OF "LEVEL UP" SAND CUSHION UNDER PAVEMENT, INCLUDING SIDEWALKS, IS STRICTLY PROHIBITED.
10. PAVEMENT REMOVAL: BREAKOUTS FOR REMOVAL OF EXISTING PAVEMENT AND CURBS SHALL BE MADE BY A FULL-DEPTH SAWCUT WHEN ADJACENT TO PROPOSED PAVING AND/OR CURBS.
11. TESTING: SAMPLES FOR STRENGTH TESTS OF THE CONCRETE PAVEMENT WILL BE TAKEN BY THE GEOTECHNICAL ENGINEER TO VERIFY DESIGN STRENGTH. PAVEMENT AREAS FOUND TO BE DEFICIENT IN STRENGTH SHALL BE REMOVED AND REPLACED SOLELY AT THE EXPENSE OF THE CONTRACTOR. THE GEOTECHNICAL ENGINEER SHALL ALSO RANDOMLY CORE THE PAVEMENT TO VERIFY THE THICKNESS OF CONCRETE. ANY AREA FOUND TO BE DEFICIENT IN THICKNESS SHALL BE REMOVED AND REPLACED SOLELY AT THE EXPENSE OF THE CONTRACTOR.
12. SIDEWALKS AND RAMPS: CONSTRUCTION OF SIDEWALKS, WHEELCHAIR RAMPS AND ACCESSIBLE ROUTES SHALL BE IN ACCORDANCE WITH THE AMERICANS DISABILITY ACT (ADA).
13. SLOPED SIDEWALKS ADJACENT TO BUILDING SHALL NOT HAVE SLOPES GREATER THAN 5% OR 1:20 ALONG THE TRAVEL PATH AND A MAX 2% CROSS FALL. NO RAMPS SHALL BE USED ADJACENT TO BUILDING.
14. PAVEMENT MARKINGS: CONCRETE FOR HANDICAP RAMPS SHALL BE COLOR CONDITIONED "TILE RED" WITH A COLORING ADD MIXTURE SPECIFICALLY FOR USE IN CONCRETE. CONTRACTOR SHALL USE CHROMIX ADD MIXTURES OR EQUIVALENT, AS MANUFACTURED BY L.M. SCHOFIELD STAIN COMPANY AT ALL SIDEWALKS AS NOTED ON PLAN.
15. PAVEMENT MARKINGS SHALL BE PROVIDED IN ACCORDANCE WITH THE 2009 SOUTH CAROLINA "UNIFORM TRAFFIC MANUAL FOR PAVEMENT MARKINGS". FIRE LANES SHALL BE STRIPED IN ACCORDANCE WITH THE GOVERNING AUTHORITIES' REQUIREMENTS. REFER TO THE DIMENSION CONTROL PLAN FOR EXACT PLACEMENT. ALL HANDICAP SYMBOLS, SIGNAGE AND PAVEMENT MARKINGS SHALL COMPLY WITH ADA STANDARDS. ALL PARKING SPACES SHOWN ON PROPOSED CONSTRUCTION SHALL BE MARKED WITH 4-INCH WIDE WHITE PAINTED PAVEMENT STRIPING.
16. IRRIGATION CONDUIT: ALL IRRIGATION CONDUIT AND SLEEVES SHALL BE TWO 4-INCH SCHEDULE 40 PVC, INSTALLED WITH A MINIMUM OF 24-INCHES OF COVER. REFERENCE THE PAVING PLAN AND/OR LANDSCAPE PLANS FOR NUMBER OF CONDUITS, SIZE AND LOCATIONS OF PROPOSED IRRIGATION CONDUITS AND SLEEVES.
17. PAVEMENT WARRANTY: CONTRACTOR WILL PROVIDE A 2-YEAR UNCONDITIONAL MAINTENANCE FREE WARRANTY ON ALL PAVEMENT SURFACES.
18. PAVEMENT WITHIN SCOT RIGHT-OF-WAY: ALL PAVEMENT CONSTRUCTION WITHIN SCOT RIGHT-OF-WAY SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF SCOT STANDARDS AND SPECIFICATIONS. THE ABOVE NOTES PERTAIN TO ALL PAVEMENT LOCATED WITHIN THE PROPERTY BOUNDARY AND SHALL NOT PERTAIN TO CONSTRUCTION OF PAVEMENT WITH IN SCOT RIGHT-OF-WAY.



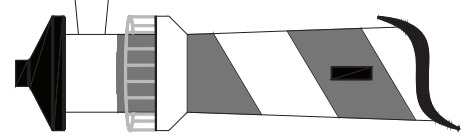
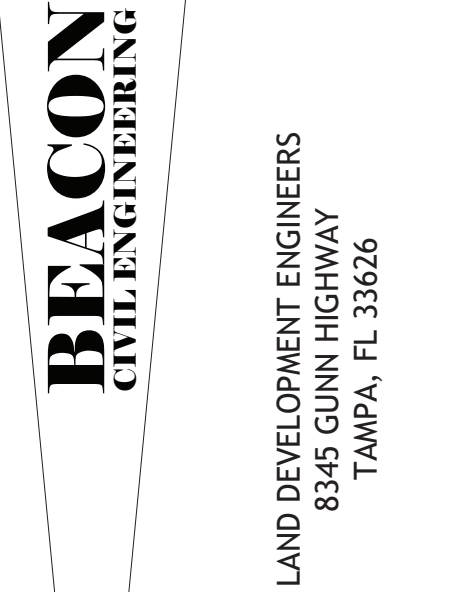
SITE NOTES

1. THE CONTRACTOR SHALL REMOVE AND DISPOSE OF ALL EXISTING IMPROVEMENTS AND TREES AND OTHER DEBRIS WITHIN THE LIMITS OF THE WORK FROM THE SITE. ON SITE BURIAL OF TREES AND OTHER DEBRIS WILL NOT BE ALLOWED. THERE ARE NO KNOWN INERT BURY PITS ON THE SITE AND NONE WILL BE ALLOWED DURING THE CONSTRUCTION OF THE PROJECT.
2. ALL WORK SHALL COMPLY WITH ALL GOVERNING JURISDICTIONS, STATE OF NEW MEXICO, AND FEDERAL CODES AND ALL NECESSARY LICENSES AND PERMITS SHALL BE OBTAINED BY THE CONTRACTOR AT HIS EXPENSE UNLESS PREVIOUSLY OBTAINED BY THE OWNER.
3. ALL WORK SHALL BE PERFORMED IN A FINISHED AND WORKMANLIKE MANNER TO THE ENTIRE SATISFACTION OF THE OWNER, AND IN ACCORDANCE WITH THE BEST RECOGNIZED TRADE PRACTICES.
4. ALL MATERIALS SHALL BE NEW UNLESS USED OR SALVAGED MATERIALS ARE AUTHORIZED BY THE OWNER PRIOR TO USE.
5. ALL WORK PERFORMED ON CITY, COUNTY, AND/OR STATE OR FEDERAL RIGHT-OF-WAY SHALL BE IN STRICT CONFORMANCE WITH APPLICABLE STANDARDS AND SPECIFICATIONS OF THE APPROPRIATE GOVERNING AGENCIES.
6. BASE COURSE MATERIALS, EQUIPMENT, METHODS OF CONSTRUCTION AND WORKMANSHIP SHALL CONFORM TO "STATE OF NEW MEXICO TRANSPORTATION STANDARD SPECIFICATIONS", CURRENT EDITION.
7. ALL BUILDING DIMENSIONS SHALL BE CHECKED AND COORDINATED WITH THE ARCHITECTURAL PLANS PRIOR TO COMMENCEMENT OF CONSTRUCTION.
8. SEE PAVEMENT DETAILS THIS SHEET.
9. ALL DISTURBED AREAS WITHIN SIDEWALK/ CURB AND GUTTER/ ROAD PAVEMENT SHALL BE RESTORED TO ITS ORIGINAL OR BETTER CONDITIONS.
10. ALL DIMENSION ARE TO THE FACE OF CURB, UNLESS OTHERWISE NOTED.
11. THE PROPOSED DEVELOPMENT SHALL NOT IMPACT GROUND AND SURFACE WATER FLOWS ADJACENT TO THE SITE.
12. THE PROPOSED DEVELOPMENT SHALL NOT IMPACT ANY FLOODWAYS ADJACENT TO THE SITE.
13. BASE ON THE LATEST NEW MEXICO BUILDING CODE THIS SITE IS LOCATED IN ZONE "A" WITH ZERO SEISMIC PROBABILITY.
14. ALL SIDEWALKS SHALL HAVE A WIDTH OF 5 FEET, UNLESS OTHERWISE NOTED.
15. ALL RADII SHALL BE 3 FEET, UNLESS OTHERWISE NOTED.

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NO.	1	DATE	04/11/2023	REVISION DESCRIPTION	CITY COMMENTS
BY	MK				



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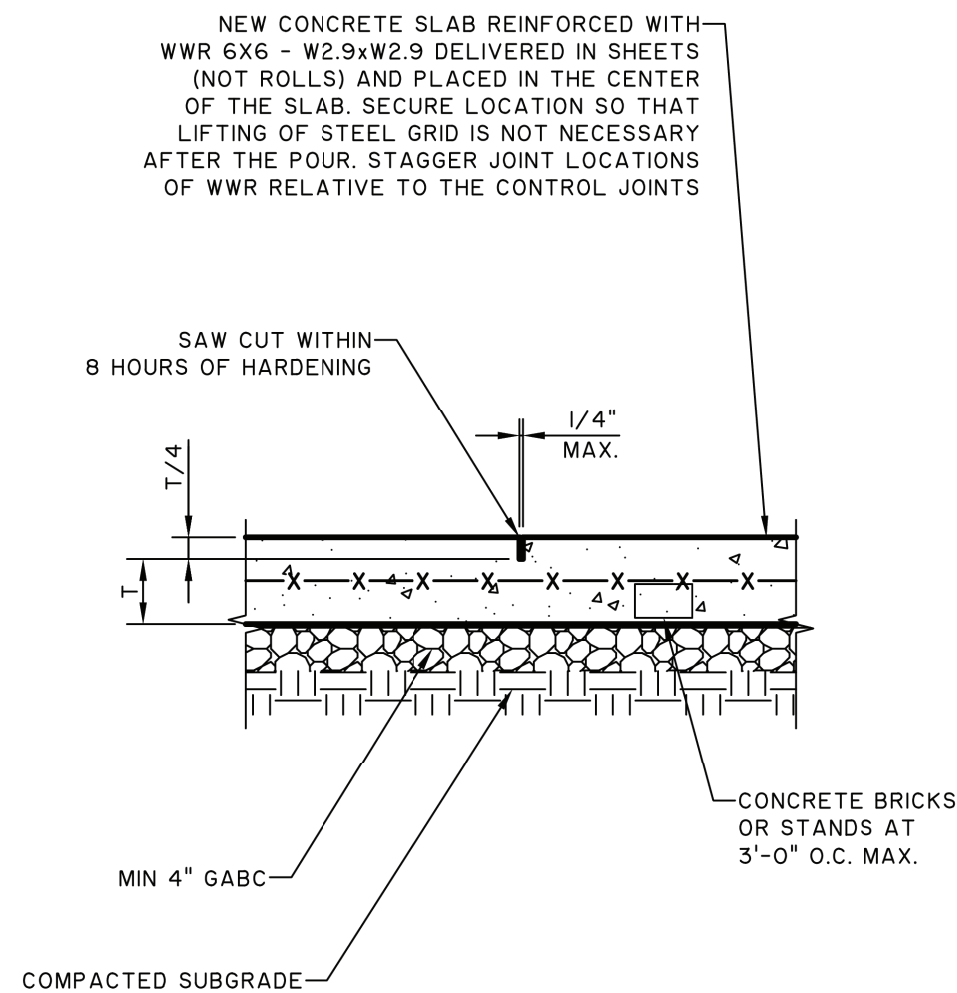
98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:

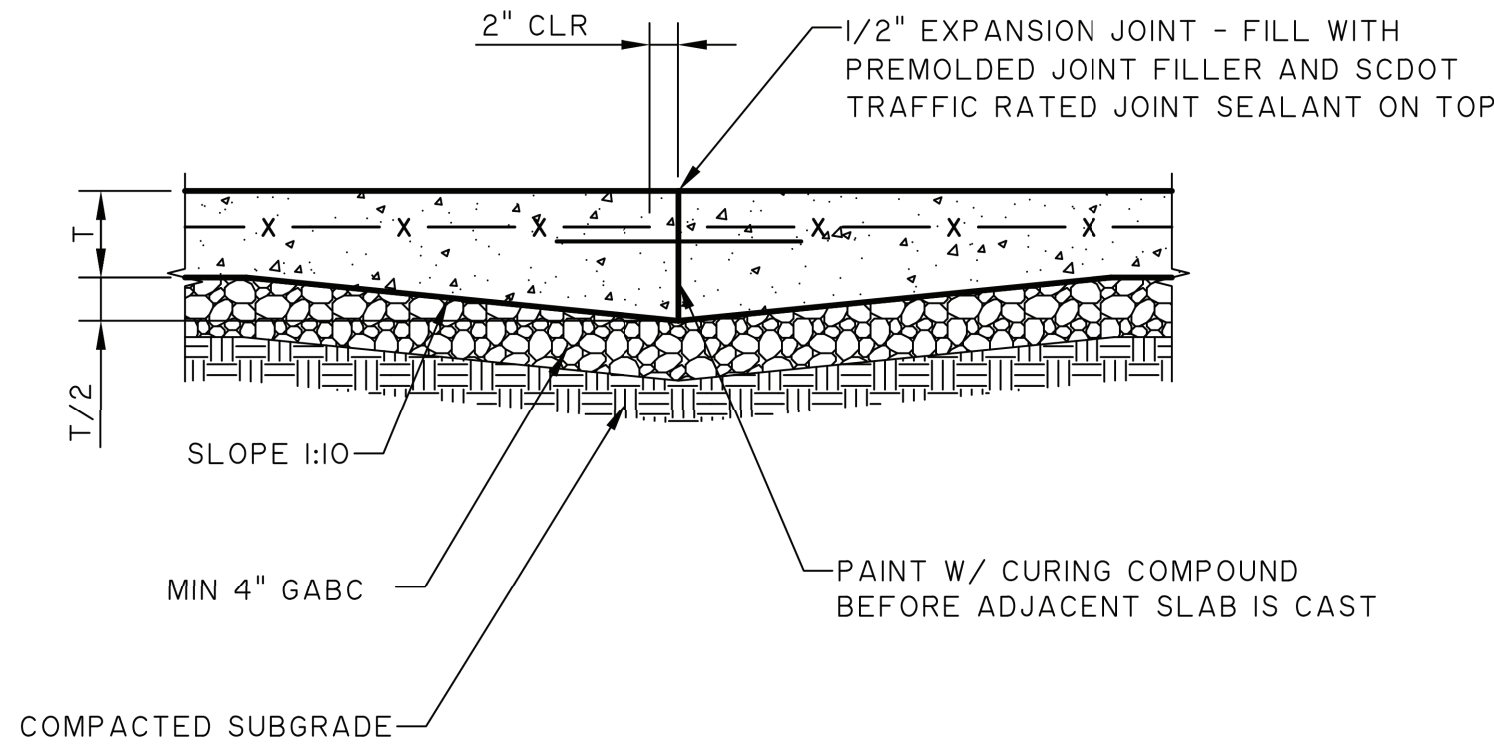
PAVEMENT PLAN

SHEET NUMBER:

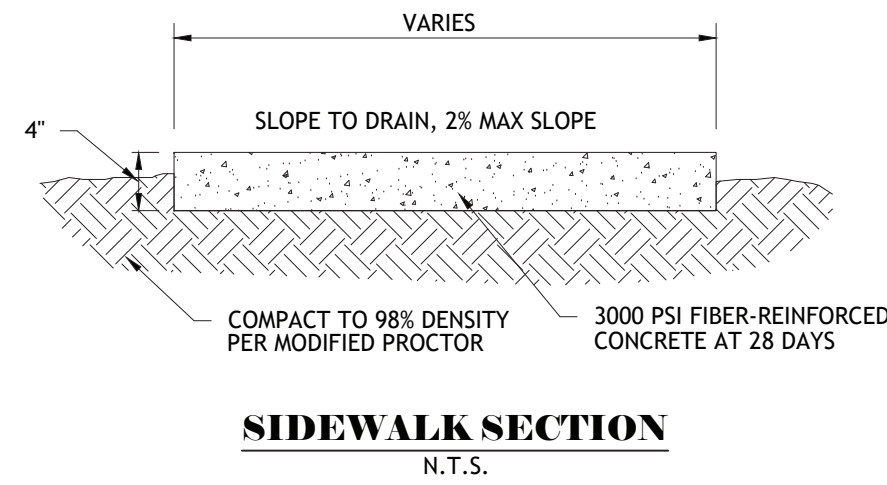
C-7.0



1 CONTROL JOINT DETAIL
C111 SCALE: NOT TO SCALE



2 EXPANSION JOINT DETAIL
C111 SCALE: NOT TO SCALE



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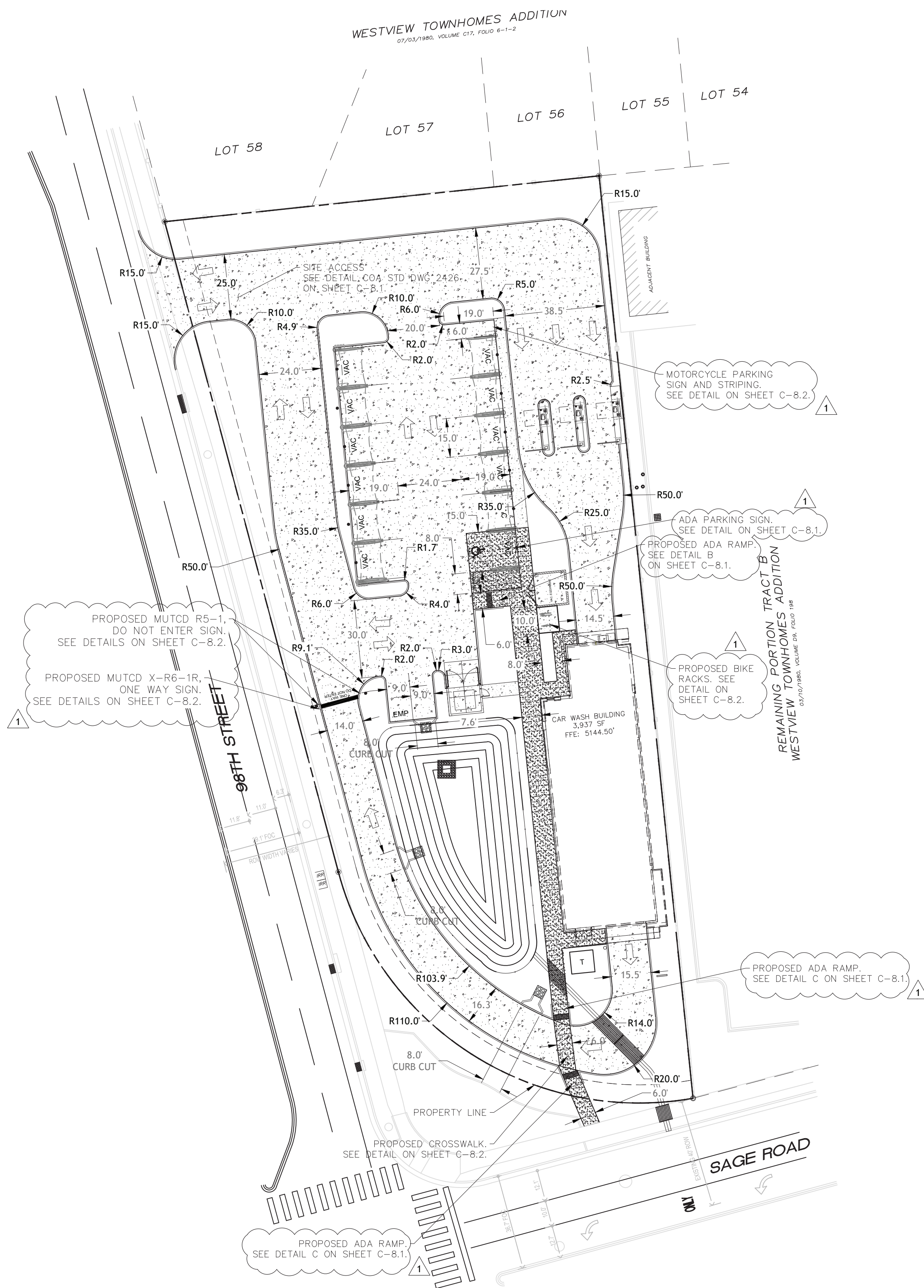
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ALBUQUERQUE,
NM

SHEET NAME:
PAVEMENT PLAN
DETAILS

SHEET NUMBER:
C-7.1



CODE DATA

PROJECT DESCRIPTION:
THE PROJECT IS A NEW 1-STORY CAR WASH

BUILDING ADDRESS:
ALBUQUERQUE, NEW MEXICO 87121

LEGAL DESCRIPTION:
FOR A TIE COMMENCE AT THE NORTHWEST CORNER OF SAID SECTION 33. T.10N., R.2E., THENCE. N. 89 DEG. 27'22" E., 1392.96 FEET ALONG THE NORTH LINE OF SAID SECTION 33, T.10N., R.2E., TO A POINT; THENCE. S. 06'37" E., 581.12 FEET TO THE POINT OF BEGINNING AND THE NORTHEAST CORNER OF THE TRACT HEREIN DESCRIBED, BEGIN A POINT ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAGE RD. SW; THENCE, S. 74 DEG. 47'25"W., 84.63 FEET TO THE POINT OF A CURVE TO THE RIGHT TO A POINT OF TANGENT ON THE EASTERLY RIGHT-OF-WAY LINE OF SNOW VISTA BLVD. SW; THENCE, N. 15 DEG. 13' 00" W., 354.87 FEET ALONG THE NEW EASTERLY RIGHT-OF-WAY LINE OF SNOW VISTA BLVD, SW TO THE NORTHWEST CORNER OF THE TRACT HEREIN DESCRIBED; THENCE, N. 83 DEG. 46' 01" E., 168.37 FEET TO THE POINT OF BEGINNING.

SITE ACREAGE:
1.09 AC (47,480± SQ. FT.)

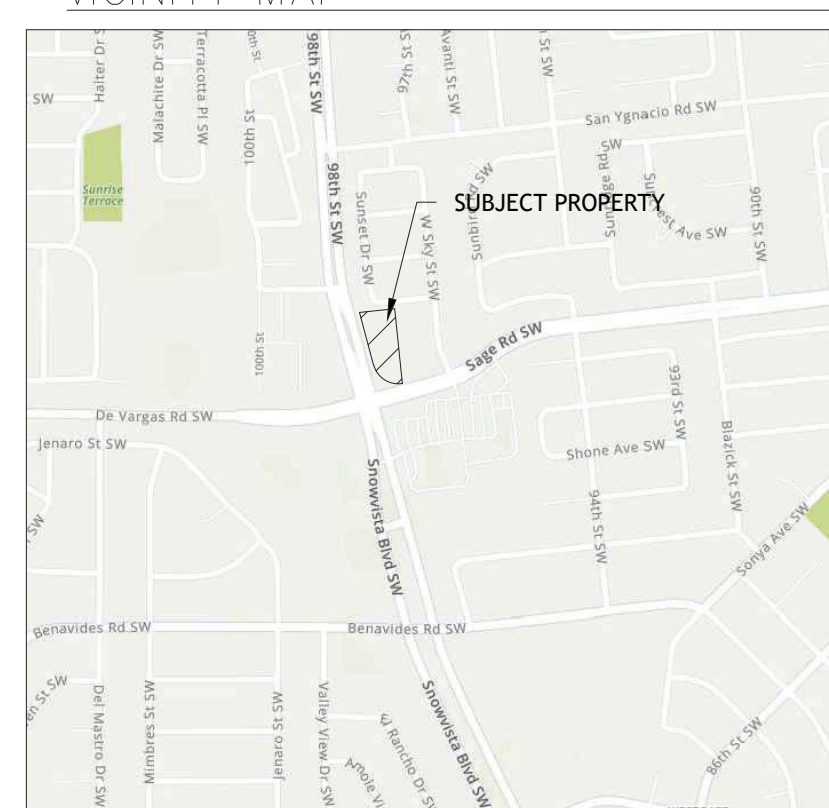
BUILDING GROSS SQUARE FOOTAGE:
1 STORY BUILDING - 3,937 GROSS SF

PARKING:
REQUIRED PARKING: PER JURISDICTIONAL REQUIRMENTS
BICYCLE PARKING: 2 SPACES
MOTORCYCLE PARKING (5X18)
PROPOSED PARKING:
11 VACUUM STALLS (15X19)
1 ADA VACUUM STALL (15X19)
2 STANDARD PARKING (9X18)
1 MOTORCYCLE PARKING (5X18)

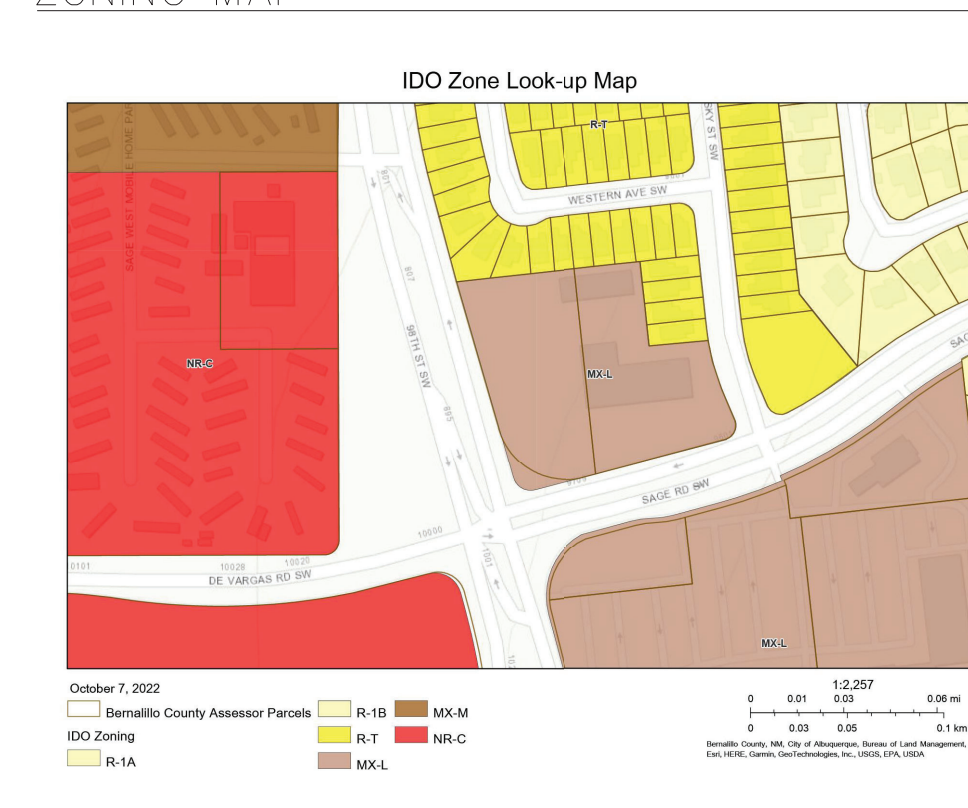
SITE SLOPES:
• PARKING LOT SLOPE SHALL BE BETWEEN 1% AND 5%
• PARKING LOT AREAS ADJACENT TO MAJOR CIRCULATION AISLES OR MAJOR ENTRANCES SHALL BE BETWEEN 1% (MIN.) AND 5% (MAX.)
• ADA PARKING SHALL BE BETWEEN 1% (MIN.) & 2% (MAX.)

CLEAR SIGHT TRIANGLE:
LANDSCAPE AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SITE REQUIRMENTS. THEREFORE, SIGNS, WALLS, TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL WILL NOT BE ACCEPTABLE WITHIN THE CLEAR SIGHT TRIANGLE.

VICINITY MAP



ZONING MAP

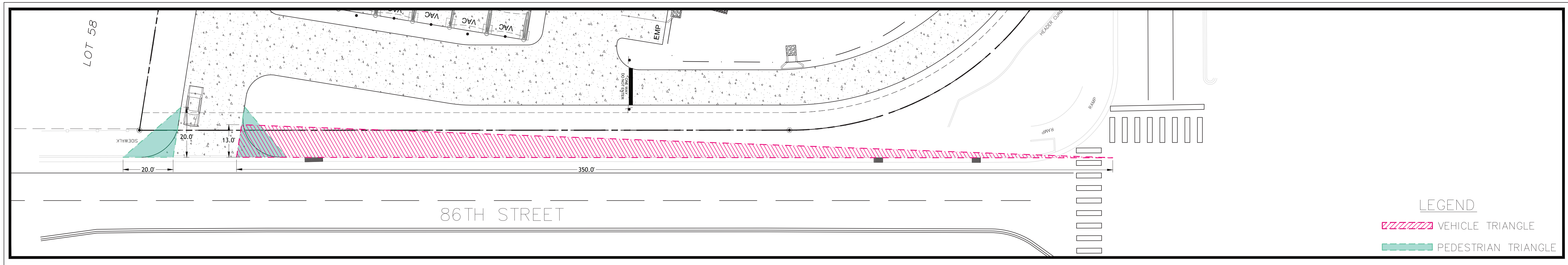
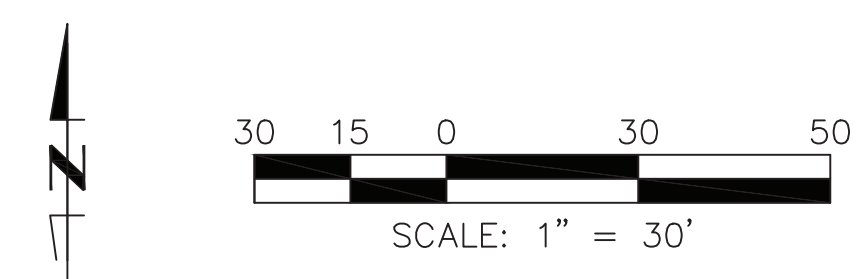


LEGEND

- ADA ACCESSIBLE PATH
2% MAX SLOPES IN ALL DIRECTIONS
- CONCRETE PAVEMENT.
SEE DETAIL ON SHEET C-8.1.
- SIDEWALK CONCRETE
SEE DETAIL ON SHEET C-8.1.

NOTES

- ALL BROKEN OR CRACKED SIDEWALK MUST BE REPLACED WITH SIDEWALK AND CURB & GUTTER.




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TAMPA, FL 33626

TAKE 5
CAR
WASH

OF
NEW MEXICO
SNOW VISTA

98TH STREET
ALBUQUERQUE,
NM

SHEET NAME:
CIRCULATION
PLAN

SHEET NUMBER:
C-8.0

SAFETY WARNINGS & EQUIPMENT INSPECTION

- Owners and installers please note these safety warnings and make use of this checklist on a regular basis.
- Follow installation instructions when erecting equipment.
- Ground surfaces around equipment should be restored as needed. Concrete footings should never be exposed. Surface depth should comply with ASTM and CPSC specifications.
- Check for and repair damage caused by wear or vandalism, a major factor in injury causing situations.
- All protruding bolts should be covered or cut off and finished smooth. Sharp edges on pipes should be capped or removed. Check for bent, broken, or severely worn pipe, and replace.
- All equipment should be free of rust and repainted whenever necessary to deter rusting.
- We provide our customers with layout sheets and installation instructions. Please keep on file the specifications sheet that contains the listing of every part used.
- Never add components not intended for use with this product.
- Regular maintenance is necessary in this and all park and recreational equipment to insure the safety of the user.
- Note: Proper maintenance of equipment requires regular tightening of all bolts, nuts, and setscrews.
- Note: Regular checking of all parts, castings, etc. should be made. If a part is broken or worn, it should be replaced immediately.
- Check to be sure all fittings are tight and that bars and pipes do not move.
- Replace all worn S-hooks. S-hooks must be completely closed. Failure to close S-hooks can result in serious injury to the user. NEVER reuse S-hooks.
- Test for free movement of swing hanger and other moving attached parts.
- Check for worn chains and replace them.
- A soft resilient surface should be placed under all swings extending at least twice the height of the top rail both front and back.

8/14/2017

2/4

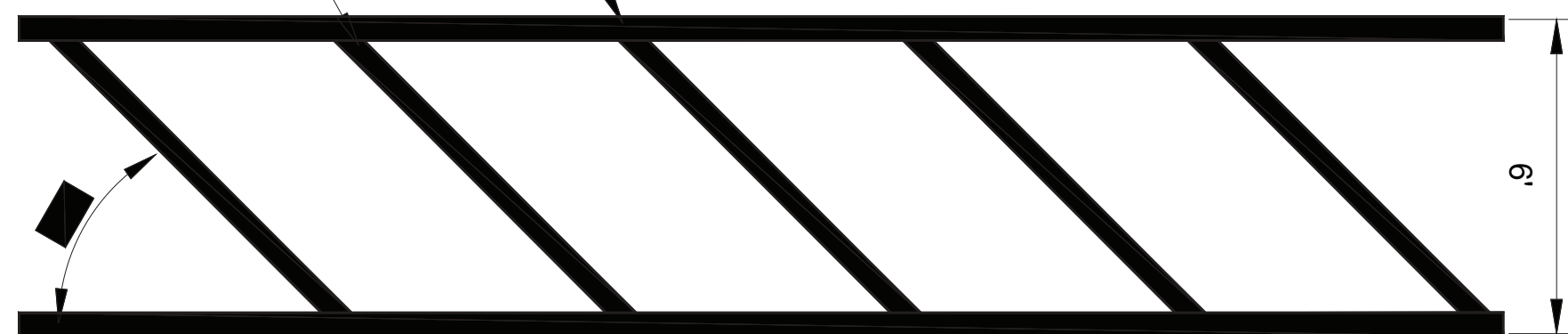
OVERALL DIMENSIONS


Recommended Surface Mount Hardware:
3/8" x 3-1/2" Concrete Expansion Anchor Bolts

4/4

6" WHITE REFELCTIVE STRIPE

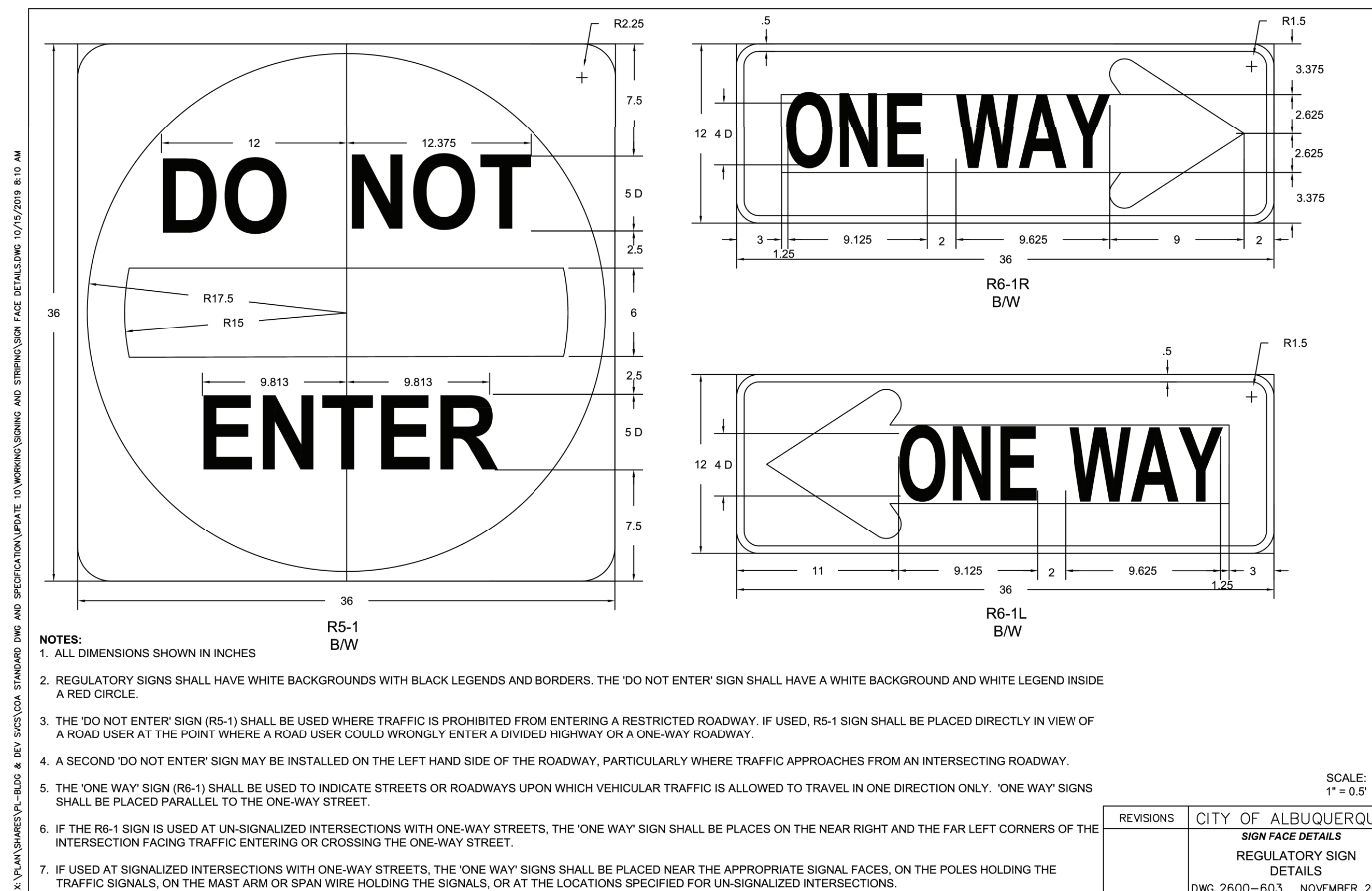
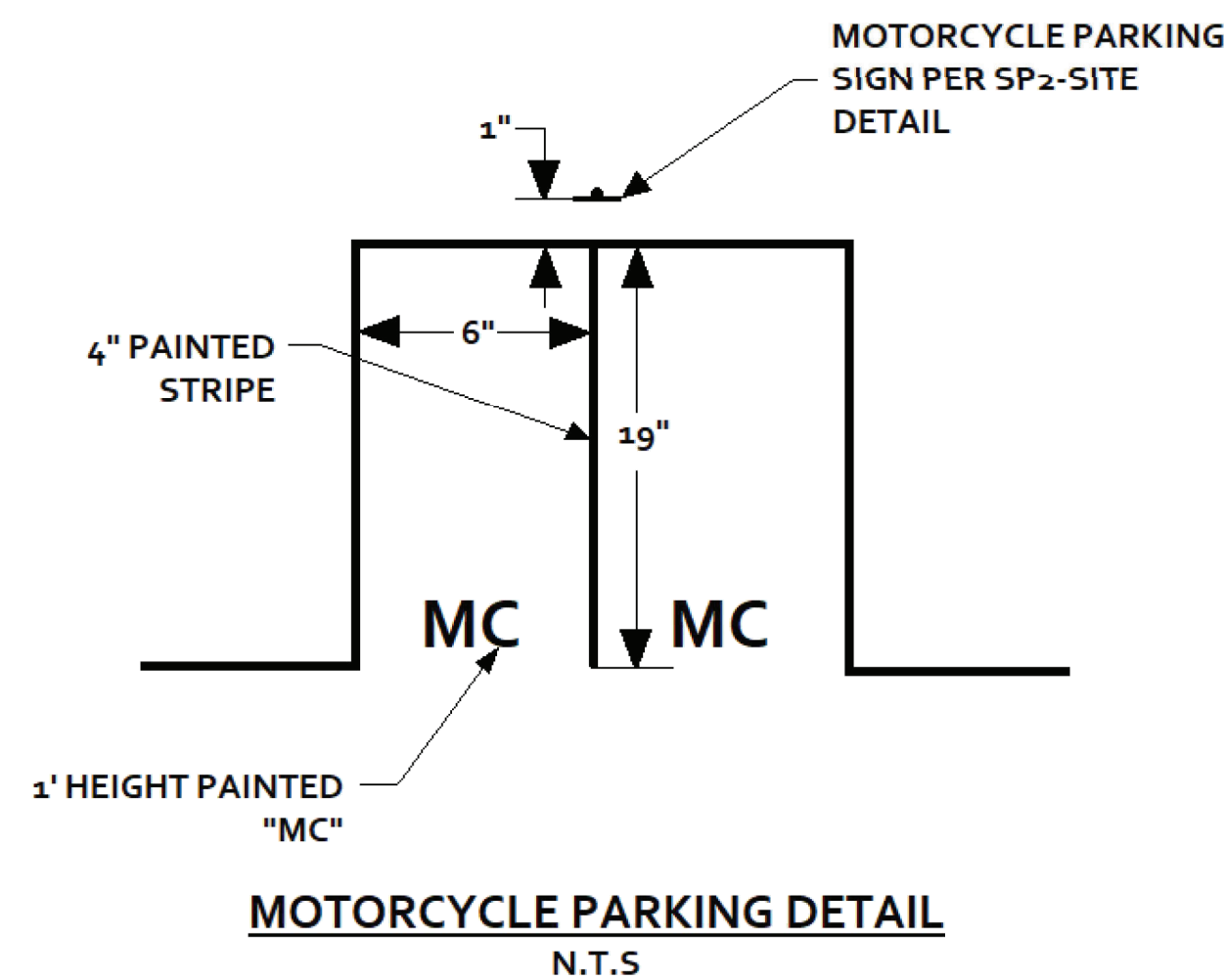
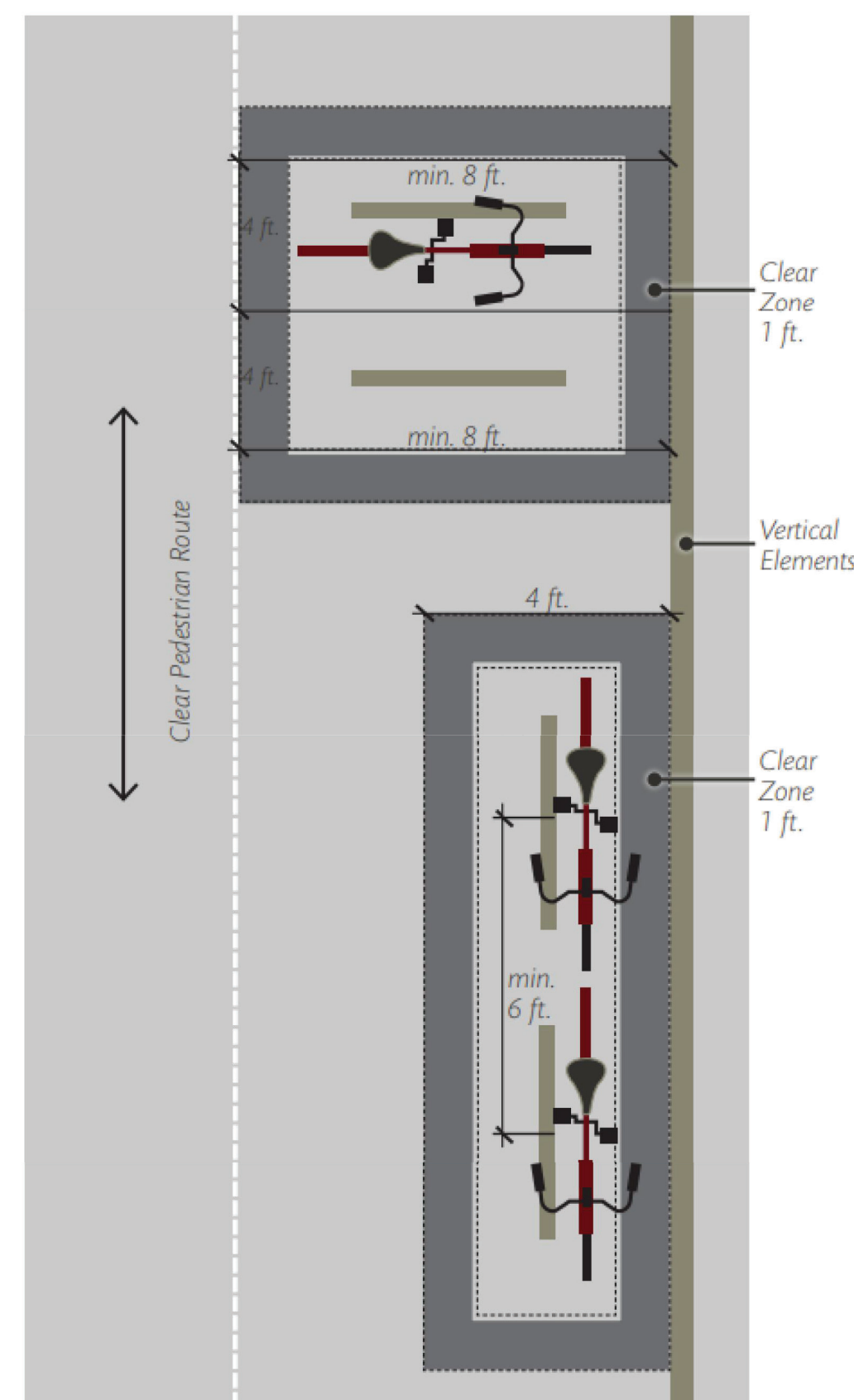
4" WHITE REFELECTIVE STRIPE @ 2' O.C.


NOTES:

1. CROSSWALK ALONG AN ACCESSIBLE ROUTE SHALL MAINTAIN A SLOPE OF 2% MAX. IN ALL DIRECTIONS

TYPICAL CROSSWALK

N.T.S.

FIGURE 7.4.115 Bicycle Parking Stall Layout Options:


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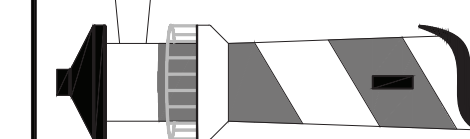
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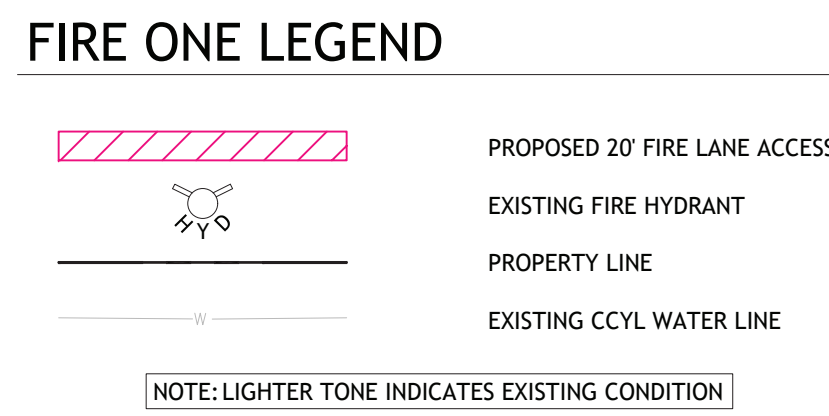
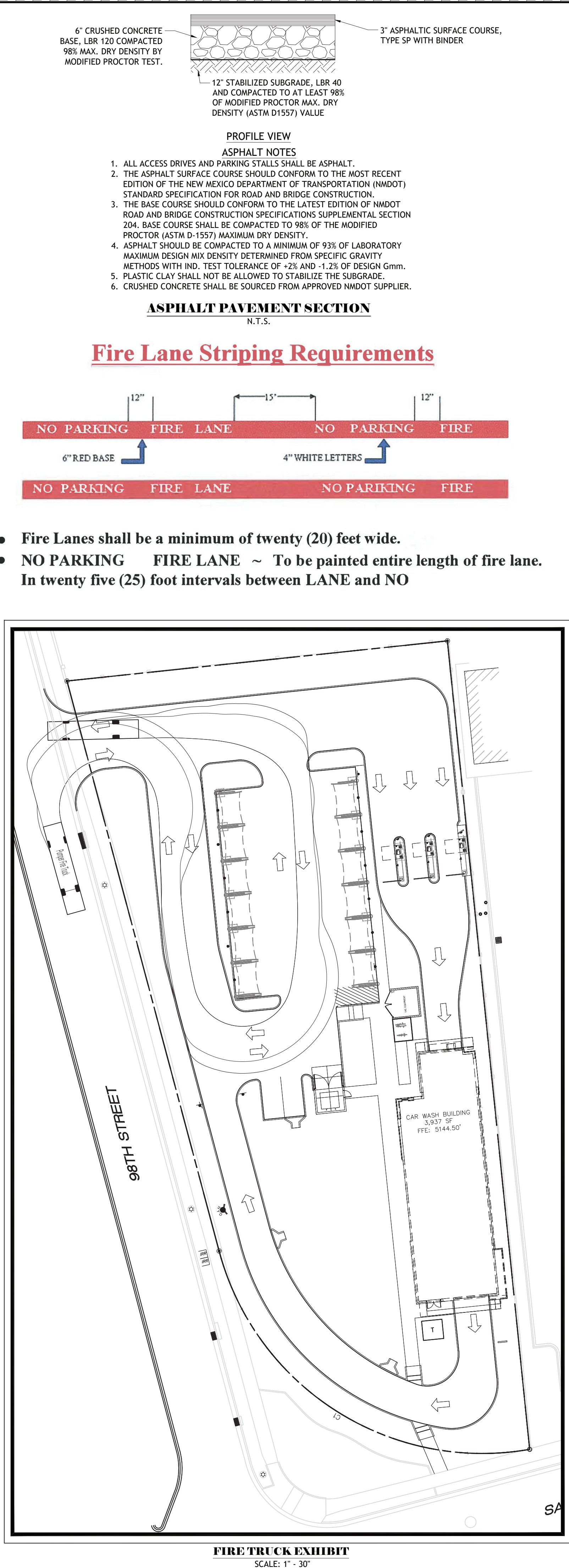
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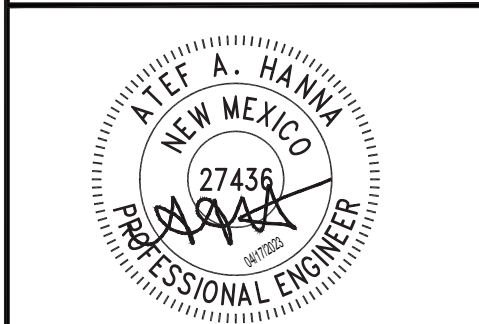
C-8.2



- # FIRE ONE NOTES
1. BUILDING AREA: 3,937 SF
 - BUILDING TYPE: VB - NOT FIRE SPRINKLED
 - STRUCTURE HEIGHT: 31'-0"
 - FIRE FLOW: 1,500 GPM FOR 2 HOURS PER IFC 2015 TABLE B105.1 (2)
 2. HYDRANTS:
 - MIN. NUMBER OF HYDRANTS: 1
 - MAX. HYDRANT SPACING: 500 FT
 - MAX. DISTANCE FROM STREET OR FRONTAGE TO FIRE HYDRANT: 250 FT
 3. THE PARKING SURFACE SHALL BE CAPABLE OF SUPPORTING AN IMPOSED LOAD OF A FIRE APPARATUS WEIGHING 75,000 LBS.
 4. THE MINIMUM DRIVE ASLE WIDTH WILL BE AS SHOWN.
 5. BUILDING SHALL HAVE APPROVED ADDRESS NUMBERS OR BUILDING IDENTIFICATION PLACED IN A POSITION PLAINLY LEGIBLE AND VISIBLE FROM THE STREET.
 6. ALL DRIVING SURFACES SHALL NOT EXCEED 10 PERCENT IN GRADE.
 7. ALL FIRE HYDRANT SUPPLY LINES THAT BRANCH OFF OF THE WATER LINES SHALL BE 6" DIA. UNLESS OTHERWISE NOTED ON THE PLANS.
 8. WORK SHALL BE IN ACCORDANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS, AND ANY CHANGES MADE DURING CONSTRUCTION THAT ARE NOT IN COMPLIANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS, APPROVED WET STAMPED SHOP DRAWING SHALL BE ONSITE FOR INSPECTIONS.



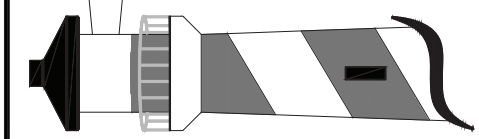
CAUTION!!
CONTRACTOR IS TO VERIFY
PRESENCE AND EXACT
LOCATION OF ALL UTILITIES
PRIOR TO CONSTRUCTION.

[illegible]

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FIRE 1 PLAN

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F1P