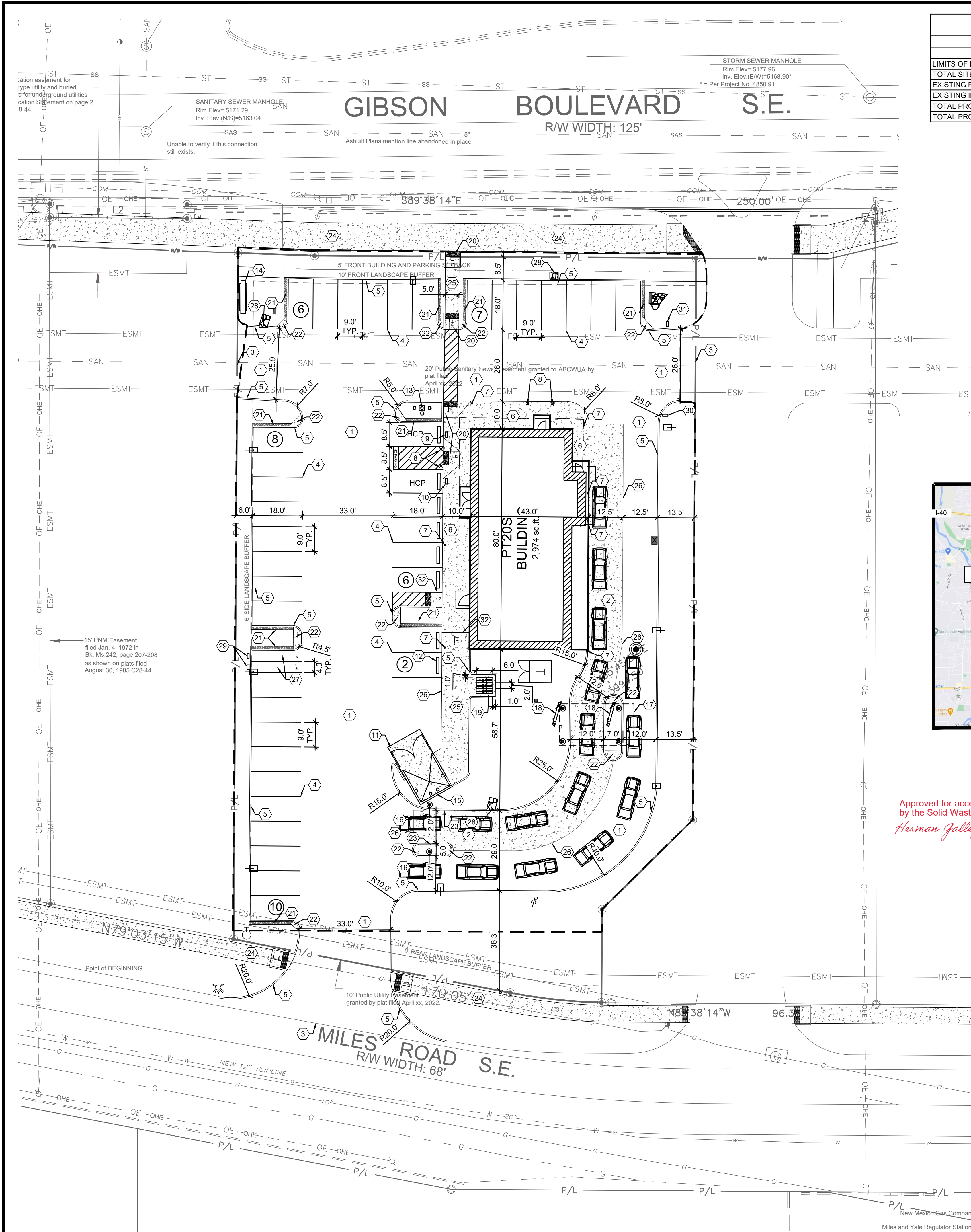


N:\03\624049719-Albuquerque, NM\Docs\CAD\CIVIL\DWG set\C-3.0 Site Dimension Plan.dwg, 9/28/2022 5:29 PM, bunner, taylor



Approved for access for 1 VIP Compactor enclosure  
by the Solid Waste Department Herman Gallegos 09-29-22  
*Herman Gallegos*

## SITE DATA

	SQ. FT.	ACRES	PERCENT
LIMITS OF DISTURBANCE	44,171	1.01	-
TOTAL SITE AREA	42,107	0.97	-
EXISTING PERVIOUS	0	0.00	0.0%
EXISTING IMPERVIOUS	42,107	0.97	100.0%
TOTAL PROPOSED PERVIOUS	8,494	0.20	20.2%
TOTAL PROPOSED IMPERVIOUS	33,613	0.77	79.8%

## PARKING DATA

	REQUIRED	PROVIDED
STANDARD	24	36
ADA	1	2
TOTAL	25	38
BICYCLE	3	3
MOTORCYCLE	1	2

\*8 PARKING SPACES REQUIRED PER 1000 S.F. OF GFA (2,974 SF OF GFA)

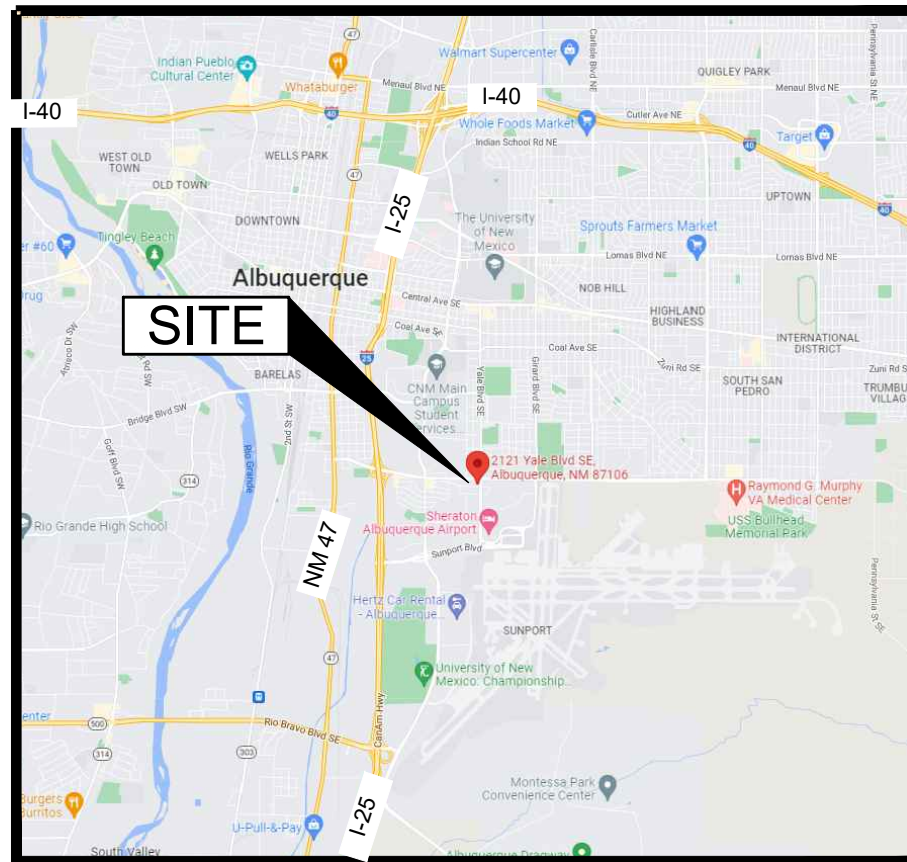
\*\*\*1 ADA SPACE PER 25 STANDARD SPACES

\*\*\*1 MOTORCYCLE SPACE PER 25 AUTOMOBILE SPACES

\*\*\*BICYCLE PARKING IS REQUIRED. THE GREATER OF 3 SPACES OR 10% OF REQUIRED AUTOMOBILE SPACES

NOTE:  
LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS TREES, AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THE CLEAR SIGHT TRIANGLE.

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



## LEGEND

FEATURE	DESCRIPTION
	CONCRETE
	ASPHALT PAVEMENT
	CONSTRUCTION LIMITS
	SETBACK LINE
	EXISTING
	PROPOSED
	LIGHT POLE
	UTILITY POLE
	TREES AND SHRUBBERY

## GENERAL NOTES:

- ALL EXISTING CONDITIONS, TOPOGRAPHY, UTILITIES AND PROPERTY INFORMATION ARE TAKEN FROM A SURVEY OF LAND SITUATED IN THE CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO AND STATE OF NEW MEXICO, BY SURVEYOR: SURVTEK, INC., 3816 CARLISLE BLVD NE, SUITE C, ALBUQUERQUE, NM, 87107, PHONE: (505)-300-4732.
- CONTRACTOR IS RESPONSIBLE FOR LOCATING AND VERIFYING ALL EXISTING UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION, AND IS RESPONSIBLE FOR ANY DAMAGE TO THEM DURING CONSTRUCTION.
- PROVIDE SMOOTH TRANSITION FROM NEWLY PAVED AREAS TO EXISTING PAVED AREAS AS NECESSARY. THE EXISTING EDGE OF PAVEMENT SHALL BE FREE OF ALL LOOSE DEBRIS AT ALL AREAS WHERE PROPOSED PAVEMENT MEETS EXISTING PAVEMENT. THE EDGE OF EXISTING ASPHALT PAVEMENT SHALL BE PROPERLY SEALED WITH A TACK COAT MATERIAL IN ALL AREAS WHERE NEW ASPHALT PAVEMENT IS INDICATED TO JOIN EXISTING.
- ALL DIMENSIONS TO FACE OF CURB AND/OR EDGE OF PAVEMENT UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR AND TAKE ALL PRECAUTIONS NECESSARY TO AVOID DAMAGE TO ADJACENT PROPERTIES DURING THE CONSTRUCTION PHASES OF THIS PROJECT.
- REFER TO ARCHITECTURAL DRAWINGS FOR BUILDING DIMENSIONS AND ADDITIONAL INFORMATION.
- ALL CONSTRUCTION METHODS AND MATERIALS MUST CONFORM TO CURRENT STANDARDS AND SPECIFICATIONS OF THE FEDERAL, STATE, COUNTY, CITY OR LOCAL REQUIREMENTS, WHICHEVER HAS JURISDICTION.
- ALL EXCAVATED AREAS TO BE SEEDED AND/OR SODDED AFTER FINISH GRADING UNLESS OTHERWISE NOTED. ALL NEWLY SEEDED/SODDED AREAS SHALL HAVE A MINIMUM OF 4" OF TOPSOIL. HOLD SOIL DOWN 1" FROM PAVEMENT ELEVATION. CONTRACTOR TO SUPPLY STRAW MULCH WHERE GRASS SEED HAS BEEN PLANTED.
- ALL RADII ARE 3.0 FEET UNLESS OTHERWISE SHOWN. ALL RADII INDICATED ON PLANS SHALL BE CONSTRUCTED AS CIRCULAR ARCS.

## KEYED NOTES:

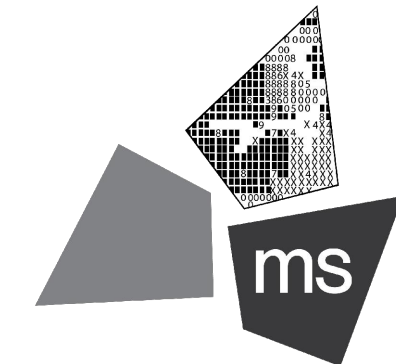
- PROPOSED HEAVY DUTY ASPHALT PAVEMENT, SEE DETAIL ON SHEET C-7.0.
- PROPOSED HEAVY DUTY CONCRETE PAVEMENT, SEE DETAIL ON SHEET C-7.0.
- PROPOSED ASPHALT PAVEMENT TO BE FLUSH WITH EXISTING.
- PROPOSED PAINTED PARKING STRIPING (TYPICAL). ALL PARKING STRIPES ARE TO BE 4" PAINTED WHITE, UNLESS OTHERWISE NOTED ON THE PLANS, DETAILS OR SPECIFICATIONS. SEE DETAIL ON SHEET C-7.0.
- PROPOSED 6" CONCRETE CURB. SEE DETAIL ON SHEET C-7.0.
- PROPOSED TURN DOWN CONCRETE SIDEWALK. SEE DETAIL C ON SHEET C-7.0.
- PROPOSED BOLLARD, TYP. OF 5. SEE ARCHITECTURAL AND STRUCTURAL PLANS FOR DETAILS.
- PROPOSED ILLUMINATED BOLLARD, TYP. OF 4. SEE ARCHITECTURAL AND STRUCTURAL PLANS FOR DETAILS.
- GENERAL CONTRACTOR TO PROVIDE AND INSTALL (1) POLE-MOUNTED ADA PARKING SIGNS. SIGNS PROVIDED BY CONTRACTOR TO MEET LOCAL REQUIREMENTS, SEE DETAIL ON SHEET C-7.0.
- GENERAL CONTRACTOR TO PROVIDE AND INSTALL (1) POLE-MOUNTED ADA PARKING SIGN WITH "VAN ACCESSIBLE" SIGN. SIGNS PROVIDED BY CONTRACTOR TO MEET LOCAL REQUIREMENTS, SEE DETAIL ON SHEET C-7.0.
- CONCRETE DUMPSTER ENCLOSURE APRON. SEE DETAIL ON SHEET C-7.0.
- PROPOSED PRE-CAST CONCRETE WHEEL STOP (TYP. OF 8), SEE DETAIL ON SHEET C-7.0.
- FLAGPOLE WITH GROUND-MOUNTED LIGHTS, UNITEDFLAG AND BANNER, GARRISON TYPE OR OWNER APPROVED EQUAL, 30' HIGH, 5" BUTT ALUMINUM WITH 14 GAUGE ALUMINUM BALL FINIAL. INCLUDE ALUMINUM ROLLER AND SLEEVE. HARDWARE TO INCLUDE STATIONARY STRUCK, NYLON FLAGSNAPS, AND HALYARDS. ENTIRE ASSEMBLY (INCLUDING FOUNDATION) TO CONFORM TO APPLICABLE CODES, INCLUDING WIND LOADS. SEE ARCHITECTURAL AND STRUCTURAL PLANS FOR DETAILS.
- PROPOSED 26' HT POLE SIGN, CONTRACTOR TO COORDINATE WITH OWNER. SEE ELECTRICAL PLANS AND SIGNAGE PACKAGE FOR DETAILS.
- PROPOSED DUMPSTER ENCLOSURE AND CONCRETE PAD. SEE ARCHITECTURAL AND STRUCTURAL PLANS FOR DETAILS.
- PROPOSED HEADACHE BAR. SEE ARCHITECTURAL PLANS FOR DETAILS.
- PROPOSED MENU BOARD CANOPY. SEE ARCHITECTURAL PLANS FOR DETAILS.
- PROPOSED EXTERIOR MENU BOARD. SEE ARCHITECTURAL PLANS FOR DETAILS.
- PROPOSED BIKE RACK (TYP. OF 3) TO BE INSTALLED PER THE CITY OF ALBUQUERQUE STANDARDS. SEE DETAIL SHEET C-7.1.
- PROPOSED ADA CURB RAMP. SEE DETAILS ON SHEET C-7.5, C-7.6, AND C-7.7.
- PROPOSED 1' WIDE CRUSHED GRANITE STRIP. SEE DETAIL SHEET L-1.1.
- PROPOSED CONCRETE ISLAND NOSE. SEE DETAIL SHEET L-1.1.
- PROPOSED 6" MONOLITHIC CURB. SEE DETAIL SHEET C-7.1.
- PROPOSED SIDEWALK, BY DEVELOPER.
- PROPOSED CONCRETE SIDEWALK. SEE DETAIL ON SHEET C-7.0.
- PROPOSED CONCRETE PAVEMENT TO BE FLUSH WITH PROPOSED ASPHALT PAVEMENT.
- PROPOSED MOTORCYCLE PARKING SPACE.
- PROPOSED 3' CURB CUT.
- MOTORCYCLE PARKING SIGN. SEE DETAIL ON SHEET C-7.4.
- PROPOSED DO NOT ENTER SIGN. SEE DETAIL ON SHEET C-7.4.
- PROPOSED NO LEFT TURN SIGN. SEE DETAIL ON SHEET C-7.4.
- PROPOSED DELIVERY RAMP. SEE DETAIL ON SHEET C-7.0.

## REVISION/DATE/DESCRIPTION

60% REVIEW SET	05/16/22
TCL SUBMISSION	06/09/22
90% REVIEW SET	07/01/22
PERMIT REVIEW SET	07/22/22
TCL REVISION 1	09/15/22

## NOTICE

THIS ARCHITECTURAL AND ENGINEERING DRAWING IS GIVEN IN CONFIDENCE AND SHALL BE USED ONLY PURSUANT TO THE AGREEMENT WITH THE ARCHITECT. NO OTHER USE, DISSEMINATION, OR DUPLICATION MAY BE MADE WITHOUT PRIOR WRITTEN CONSENT OF THE ARCHITECT. ALL COMMON LAW RIGHTS OF COPYRIGHT AND OTHERWISE ARE HEREBY SPECIALLY RESERVED.



**ms consultants, inc.**  
engineers, architects, planners  
2221 Schrock Road  
Columbus, Ohio 43229-1547  
phone 614.898.7100  
fax 614.898.7570

## PROJECT

## PROPOSED PT20S BUILDING

2141 GIBSON BLVD SE  
ALBUQUERQUE, NM  
87106

## SHEET TITLE

## SITE DIMENSION PLAN



DRAWN BY:	TDB
CHECKED BY:	JCB
PROJECT NO:	40497-22

## DRAWING

C-3.0

