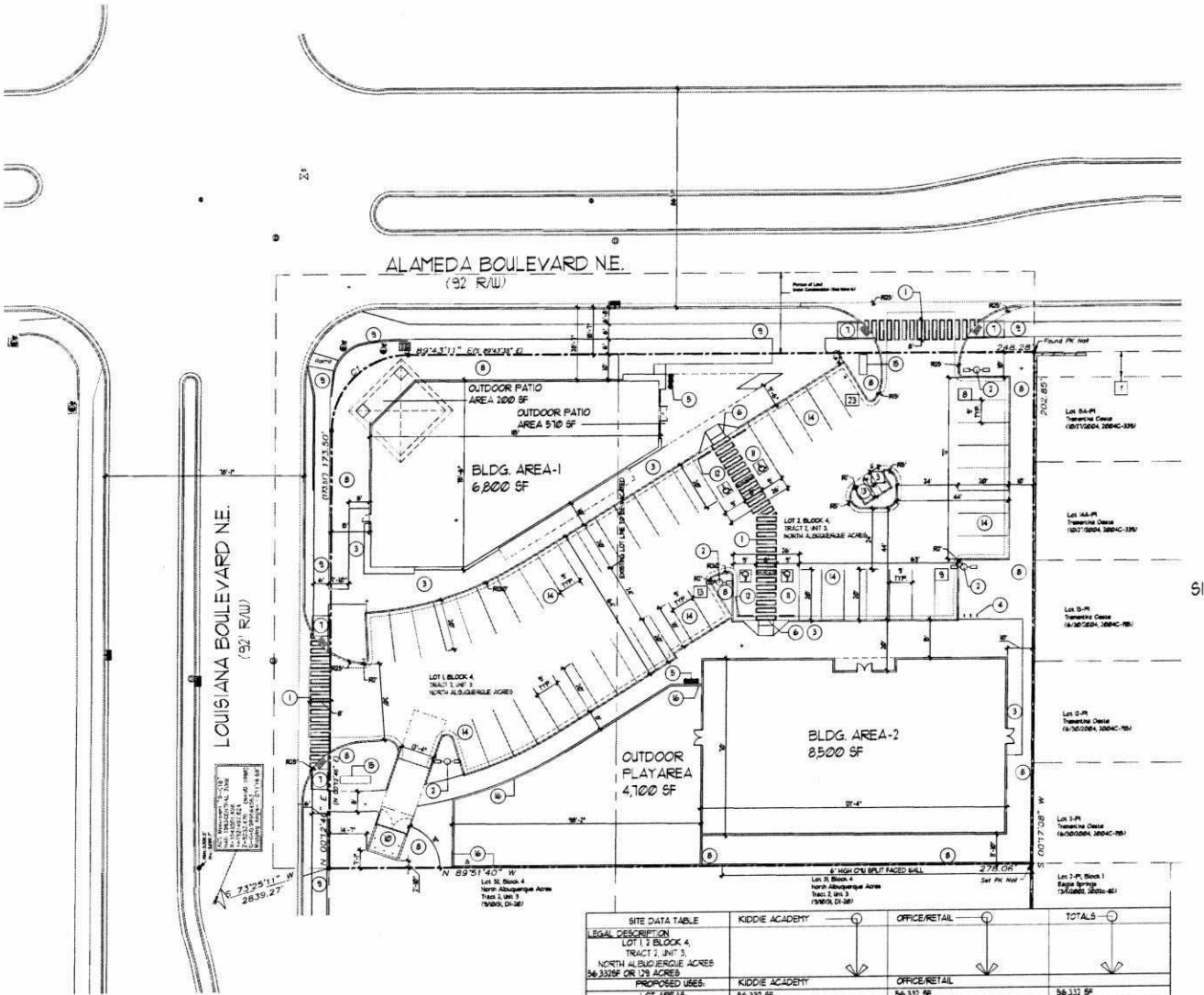
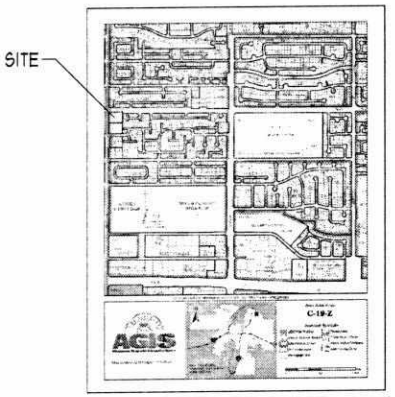


SITE DATA TABLE	KIDDIE ACADEMY	OFFICE/RETAIL	TOTALS
LEGAL DESCRIPTION LOT 1, 2 BLOCK 4, TRACT 2, UNIT 3, NORTH ALBUQUERQUE ACRES 56,332SF OR 129 ACRES			
PROPOSED USES:	KIDDIE ACADEMY	OFFICE/RETAIL	
LOT AREAS:	56,332 SF	56,332 SF	56,332 SF
EXISTING ZONING:	SU-2 FOR C-1		
BUILDING SIZE:	8,500 SF	6,800 SF	15,300 SF
TOTAL PARKING REQ:	2 CARS+17 SPACES + 19 REQ SPACES	6,800/200= 34 REQ SPACES	53 REQ SPACES
TOTAL PARKING PROVIDED:	53 SPACES	53 SPACES	53 PROV. SPACES
HC PROVIDED:	4 HC (INCLUDING 4 VAN ACCESIBLE)	4 HC (INCLUDING 2 VAN ACCESIBLE)	4 PROV. HC SPACES
HC REQUIRED:	4 HC SPACES	4 HC SPACES	4 HC SPACES
BIKE SPACES PROVIDED:	5 BIKE SPACES	5 BIKE SPACES	5 BIKE SPACES
BIKE SPACES REQUIRED:	5 BIKE SPACES	5 BIKE SPACES	5 BIKE SPACES
MOTORCYCLE SPACES PROVIDED:	4 MOTO SPACES	4 MOTO SPACES	4 MOTO SPACES
MOTORCYCLE SPACES REQUIRED:	4 MOTO SPACES	4 MOTO SPACES	4 MOTO SPACES

KEYED NOTE:

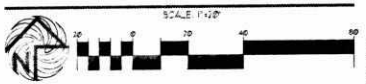
1. 8', OR AS INDICATED WITHIN SITE PLAN PEDESTRIAN CROSSWALK RE: DETAIL 9/A12
2. LIGHT POLE LOCATION RE: DETAIL 3/A11
3. CONC. SIDEWALK ADJACENT BLDG RE: DET 8/A11 RE: SITE PLAN FOR JOINT LAYOUT
4. INDICATES BIKE RACK LOCATION (5 BIKE CAPACITY) RE: DETAIL 13/A12
5. BENCH LOCATION RE: DETAIL 10/A12
6. HANDICAP RAMP RE: 15/A11
7. HANDICAP RAMP RE: 16/A11
8. INDICATES LANDSCAPE PLANTING AREA G.C TO PROVIDE/COORDINATE REQ. SLEEVING FOR EA WELL LOCATION RE: LANDSCAPE PLAN FOR INFO
9. EXISTING SIDEWALK TO REMAIN
10. REFUSE ENCLOSURE RE: DET 4/A13
11. HC PARKING STALL RE: DET 2/A12
12. WHEELSTOP RE: DET 4/A12
13. INDICATES PROPOSED MOTORCYCLE PARKING STALL LOCATION RE: SITE PLAN FOR LOCATIONS. RE: DET. 7/A12
14. PAINTED STRIPPING/SIGNING AS INDICATED ON SITE PLAN ALL STANDARD PARKING STALL STRIPPING SHALL BE WHITE
15. 50 SF MONUMENT SIGN TO MATCH ADJACENT BUILDING RE: DETAIL 8/A13 FOR INFO
16. 6' HIGH PAINTED WROUGHT IRON FENCED PLAY AREA



VICINITY MAP

SITE PLAN FOR BUILDING PERMIT

SCALE: 1"=20'



EPC-REV3

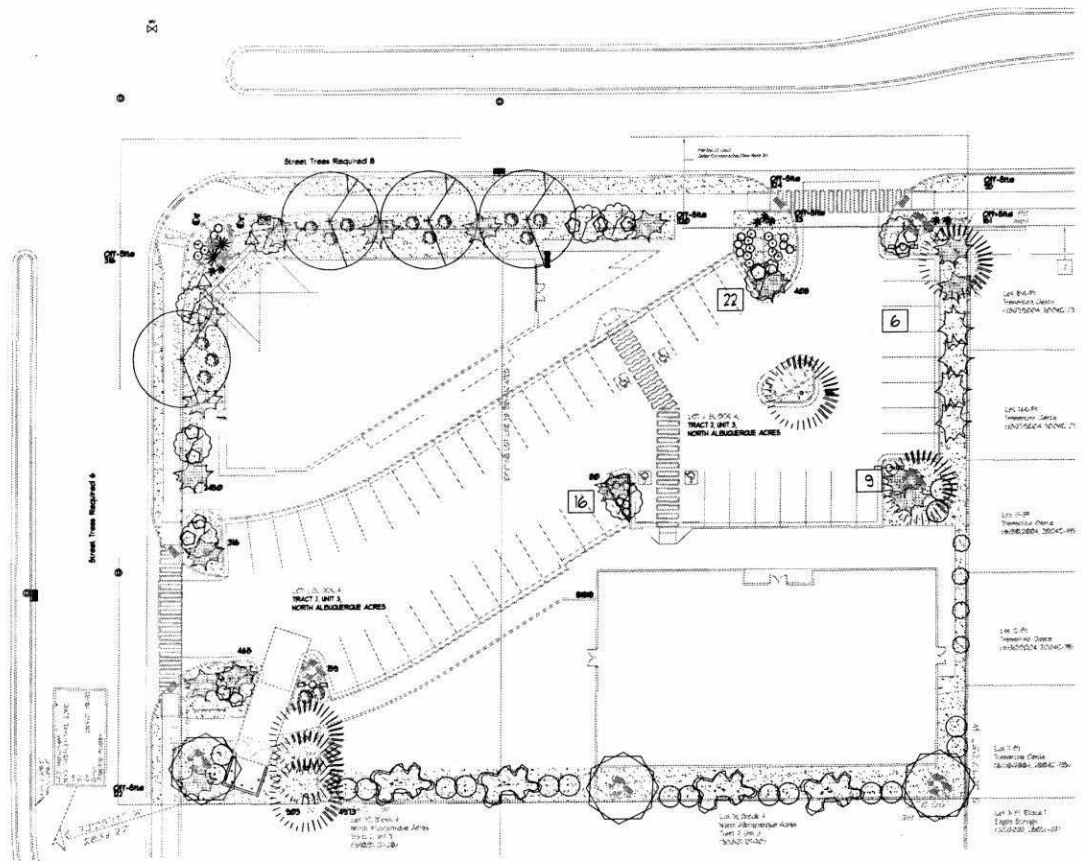
MODULUS ARCHITECTS
100 SUN AVE. N.W. SUITE 305
ALBUQUERQUE, NEW MEXICO 87109
PHONE (505) 338-1499 FAX (505) 338-1498

REV	DATE	BY	REVISION
6			
5			
4			
3			
2			
1			

PROJECT TITLE: KIDDIE ACADEMY
SEC. OF LOUISIANA AND ALAMEDA NE
ALBUQUERQUE, NM

PROJECT MANAGER: STEPHEN DUNBAR, A.I.A.
JOB NO.: XXXXX
DRAWN BY: S
SHEET TITLE: SITE PLAN FOR BUILDING PERMIT

DATE: 9/28/2016
SCALE: 1"=20'-0"
FILE: SPBP-1



LANDSCAPE LEGEND

QTY	SIZE	COMMON/BOTANICAL			H2O USE
Trees					
4	2" cal	Chinese Pistache 40x35 *Pistacia chinensis*	025	4900	M+
6	6 - 8'	Austrian Pine 35x25 *Pinus nigra*	625	3750	M
4	15 Gal	Crape Myrtle 0x15 *Lagerstroemia indica*	225	900	M
7	4 - 6'	Pale Yucca 8x6 *Yucca faxoniana*	36	72	M
10	15 Gal.	Chilahose Redbud 15x0 *Cercis reniformis* Live Tree Coverage	144	1440	M
				6162	
Shrubs & Groundcovers					
3	4 - 6'	Desert Willow 20x25 *Chilopsis linearis*	625	1875	M
14	5 Gal	India Hawthorne 3x5 *Raphiolepis indica*	75	350	M
8	5 Gal	Feather Reed Grass 23x2 4 *Calamagrostis arudinacea*		32	M
15	5 Gal	Wintergreen Barberry 5x5 *Berberis julianae*	75	325	M
3	5 Gal	Butterfly Bush 5x5 *Buddleia davidii*	75	75	M
4	5 Gal	Winter Jasmine 4x12 *Jasminum nudiflorum*	144	576	M
11	5 Gal	Buffalo Juniper 1x12 *Juniperus sabina "Buffalo"*	144	1448	M
11	5 Gal	Cherry Sage 7x3 *Salvia greggii*	9	95	M
12	5 Gal	Blue Mist 3x3 *Caryopteris x clandonensis*	9	108	M
4	5 Gal	Fern Bush 9x6 *Chamaebotiaria millefolium*	36	144	L
14	5 Gal	Apache Plume 6x7 *Fallugia paradoxa*	49	686	L
4	5 Gal	Chamisa 5x7 *Chrysothamnus nauseosus* Live Groundcover	75	300	L
				6818	
9	2-3cf	Boulders To be placed at contractor discretion			
17500 3850 3050		Landscape Gravel / Filter Fabric 3/4" Crushed Grey On-Site Off-Site			
300		Oversize Landscape Gravel / Filter Fabric 2-4" Adobe Rose With Palm Yucca's			

LANDSCAPE NOTES:
Landscape maintenance shall be the responsibility of the Property Owner. The Property Owner shall maintain street trees and shrubs in a living, healthy, and attractive condition.

Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque Zoning Code. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Landscape Gravel over Filter Fabric to a minimum depth of 3" shall be placed in all landscape areas which are not designated to receive native seed.

IRRIGATION NOTES:
Irrigation system maintenance and operation shall be the sole responsibility of the owner. It shall be the owners responsibility to ensure that fugitive water does not leave the site due to oversetering.

Irrigation shall be a complete underground system with Trees to receive 1 Netafim spiral (160' length) with 3 loops at a final radius of 48" from tree trunk, pinned in place. Netafim shall have emitters 0" o.c. with a flow of .6 gph. Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" polypipe with flush caps at each end.

Run time per each shrub drip valve will be approximately 8 minutes per day. Tree drip valve shall run 15 hours, 3 times per week. Run time will be adjusted according to the season.

Point of connection for irrigation system is unknown at current time and will be coordinated in the field. Irrigation will be operated by automatic controller.

Location of controller to be field determined and power source for controller to be provided by others.

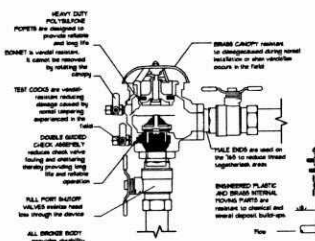
Irrigation maintenance shall be the responsibility of the Property Owner.

Water and Power source shall be the responsibility of the Developer/Builder.

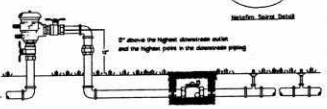
GRAPHIC SCALE
20 10 0 10 20
SCALE: 1" = 20'-0"

LANDSCAPE CALCULATIONS

TOTAL LOT AREA (sf)	56337
OFF-SITE LANDSCAPE PROVIDED	- 3050
TOTAL BUILDING AREA (sf)	- 15365
TOTAL LOT AREA (sf)	= 37922
LANDSCAPE REQUIREMENT	X .15
TOTAL LANDSCAPE REQUIRED (15%)	5691
TOTAL ON-SITE LANDSCAPE PROVIDED	6850
TOTAL LIVE GROUNDCOVER REQUIRED (30%)	2055
TOTAL LIVE GROUNDCOVER PROVIDED	6818
TOTAL LIVE PLANT MATERIAL PROVIDED	17268



FEBCO MODEL 765
Pressure Vacuum Breaker
Features



FEBCO MODEL 765
Pressure Vacuum Breaker
Double Installation

TREE PLANTING DETAIL
NTS

GENERAL NOTES:
1. ROOTBALL SHALL BE PLACED ON UNDISTURBED SOIL TO PREVENT TREE FROM SETTLING.
2. TOP OF ROOTBALL AS INDICATED LEVEL AT EACH TREE SHALL BE GREEN AND DASH THIS REPRESENTS THE LEVEL AT WHICH THE TREE SHOULD BE INSTALLED.IN THAT LEVEL THAT BE EXCEEDED BY ONLY A ONE INCH LAYER OF SOIL.
3. PRIOR TO BACKFILLING TREE ALL WIRE, ROPE AND SYNTHETIC MATERIALS SHALL BE REMOVED FROM THE TREE AND THE PLANTING PIT.
4. PRIOR TO BACKFILLING ALL BURLAP SHALL BE CUT AWAY EXCEPT FROM BOTTOM OF THE ROOTBALL.

CONSTRUCTION NOTES:
A. TREE
B. BACKFILL WITH EXISTING SOIL
C. 3" DEPTH OF GRAVEL MULCH
D. UNDISTURBED SOIL

SHRUB PLANTING DETAIL
NTS

GENERAL NOTES:
1. THE OUTSIDE DIAMETER OF THE WATER RETENTION BASIN SHALL BE TWICE THE DIAMETER OF THE SHRUB PLANTING PIT.

CONSTRUCTION NOTES:
A. SHRUB
B. BACKFILL WITH EXISTING SOIL
C. EARTH BERM AROUND WATER RETENTION BASIN
D. 3" DEPTH OF GRAVEL MULCH
E. FINISH GRADE
F. UNDISTURBED SOIL

The Hilltop
7305 Edith N.E.
Albuquerque, NM 87113
Cont. Lic. 98459
Phone: (505) 858-3100
Fax: (505) 858-1330
danny@hilltoplandscaping.com

Landscape Architect

STATE OF NEW MEXICO
DANNY D. MITCHELL
7339
REGISTERED LANDSCAPE ARCHITECT
August 31, 2016

Kiddie Academy
Louisiana and Alameda
Albuquerque, NM

LANDSCAPE PLAN

The design contained herein retains the property of The Hilltop and shall not be used in whole or part for any other project without written authorization. This is an original design and was not prepared for sale, trade or gift. Unauthorized use of these plans without the knowledge and consent of The Hilltop will constitute a violation of our rights. None have been sold or a sale or gift implied.

The Hilltop
LANDSCAPE ARCHITECTS & CONTRACTORS

DRAWN BY: DM
REVISIONS: 5/20/16
DATE: 8/31/2016

SHEET #
LS-101

Runoff Calculations

The following calculations are based on Zone 3 from Table A-9 found in the Albuquerque Development Process Manual, Section 22.2 page 15.

100 YEAR PEAK DISCHARGE - TABLE A-9				
ZONE	A	B	C	D
1	1.250	2.020	2.870	4.370
2	1.560	2.200	3.140	4.700
3	1.870	2.600	3.450	5.020
4	2.200	2.920	3.730	5.250

Runoff Rate:

Treatment Type Areas:

$Area_A := 0 \quad Area_B := 0.0946 \quad Area_C := 0.0946 \quad Area_D := 1.1041 \quad Ac$

$Q_{100} := 1.870 \cdot Area_A + 2.600 \cdot Area_B + 3.450 \cdot Area_C + 5.020 \cdot Area_D = 6.11 \quad cfs$

Runoff Volume:

Excess Precipitation:

$E_1 := 0.66 \quad E_B := 0.92 \quad E_C := 1.29 \quad E_D := 2.36 \quad inches$

$E := \frac{(E_A \cdot Area_A + E_B \cdot Area_B + E_C \cdot Area_C + E_D \cdot Area_D)}{Area_A + Area_B + Area_C + Area_D} = 2.18 \quad inches$

100-yr, 6-hr Storm Volume:

$V_{100} := E \cdot \frac{(Area_A + Area_B + Area_C + Area_D)}{12} = 0.235 \quad ac - ft$

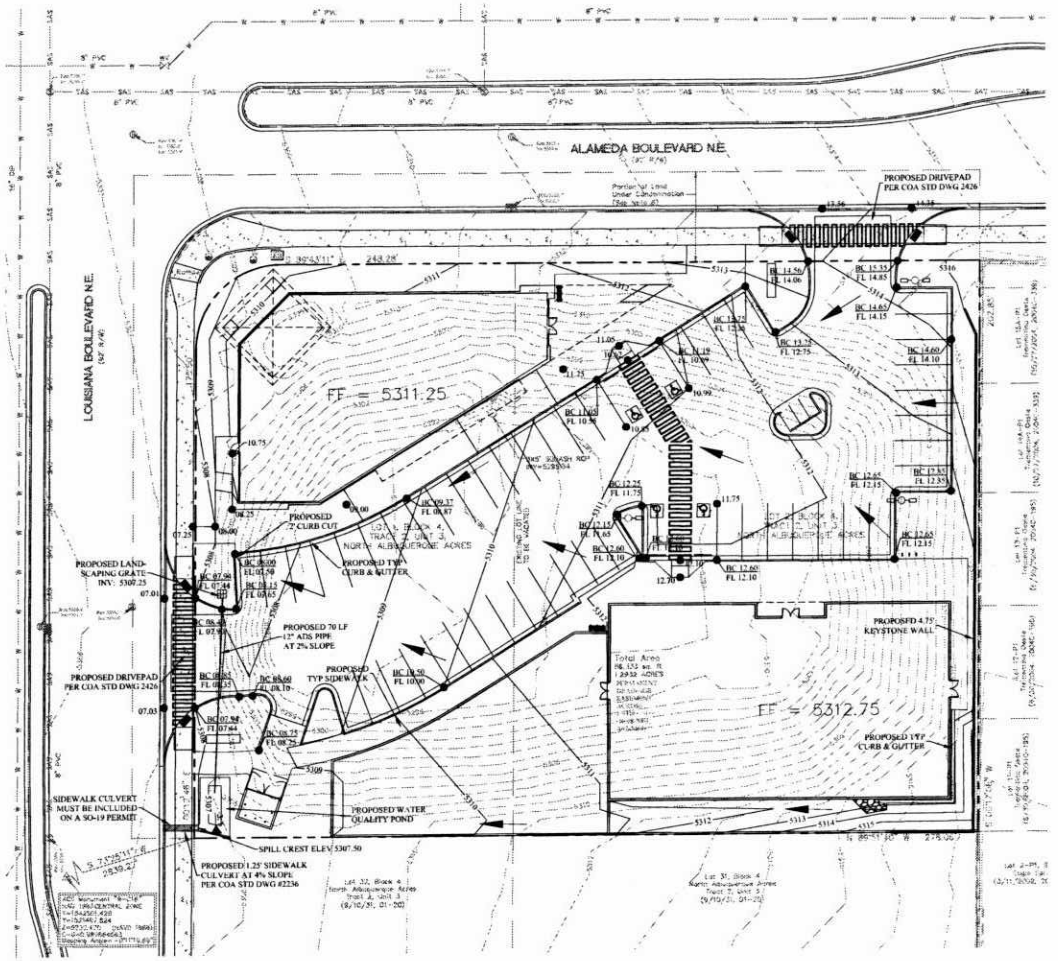
100-yr, 24-hr Storm Volume (Precipitation Values from NOAA):

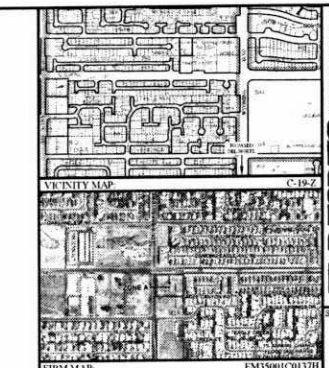
$P_{1,100} := 2.75 \quad inches \quad P_{360} := 2.40 \quad inches$

$V_{100} := \left(V_{360} + Area_D \cdot \frac{(P_{1,100} - P_{360})}{12}\right) \cdot 43560 = 11620 \quad ac - ft$

Water Quality Calculation

$PVol := Area_D \cdot 43560 \cdot \frac{0.34}{12} = 1363 \quad cu.\ ft.$





Background

Lots 1 & 2 account for approximately 1.3 acres in Block 4, Tract 2, Unit 3 of North Albuquerque Acres in Bernalillo County, New Mexico. These lots are located on the southeast corner of the intersection between Alameda Boulevard and Louisiana Boulevard. The site has been previously developed to serve as a drainage pond to relieve Alameda Boulevard of excess runoff. Due to recent roadway improvements along Alameda Boulevard, the existing pond can be eliminated per the Drainage report for the Alameda Widening Project. Discharge from the site is restricted by the North Albuquerque Acres Drainage Plan.

Methodology

Hydrology calculations for the properties are performed in accordance with the Albuquerque DPM Section 22.2 using the Rational Method to calculate peak flow rates to ensure all flow paths are sufficient to carry flows to the water quality ponding located on-site. The water quality ponding volume required was calculated by multiplying the impervious area onsite by the first flush runoff value of 0.34". The hydrology and hydraulic calculations can be found on this sheet.

Existing Conditions

In general, the properties slope toward the middle of the boundary between the two sites at 3:1 (H:V) slopes creating a pond with a bottom elevation of 5297' and maximum spill crest elevation of 5307. The pond appears to hold nearly 5 acre-feet of water. There is a 3x5' squash reinforced concrete pipe with an invert of 5295.54 located at the bottom of the pond. Lots 1 & 2 do not appear to be receiving additional surface runoff from adjacent lands.

Proposed Conditions

The site is designed to generally drain from east to west toward Louisiana Boulevard. Runoff is collected in a small pond near the southwest corner of Building 1. From there, water enters a landscaping grate and into a 12" ADS pipe. The pipe then discharges into a pond located in the southwest corner of the site. Once the pond fills to a spill crest elevation of 5307.5, runoff discharges through a 5.5' x 0.5' concrete weir, which tapers to a 1.5' sidewalk culvert. The sidewalk culvert discharges into Louisiana Boulevard where it will enter the storm drain system through an inlet in the median.

RIPRAP NOTES:

ALL RIP-RAP SHALL CONSIST OF 9" OF RIP-RAP OVER 8" OF FILTER MATERIAL.

RIP-RAP

RIP-RAP SHALL CONSIST OF CRUSHED ROCK MEETING THE FOLLOWING GRADATION, OR ENGINEER APPROVED EQUIVALENT.

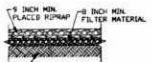
MIN. DIMENSION	% SMALLER
12"	100
9"	50-80
6"	30-60
3"	10

FILTER MATERIAL

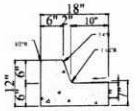
FILTER MATERIAL SHALL CONSIST OF CRUSHED BASALT ROCK MEETING THE FOLLOWING GRADATION, OR ENGINEER APPROVED EQUIVALENT

U.S. STANDARD SIEVE SIZE	PASSING BY WEIGHT
1"	100
#4	40-65
#40	20-45
#200	0-20

FILTER MATERIAL SHALL BE PLACED UNDER THE RIP-RAP CHANNEL PAVEMENT AS SHOWN HEREON. THE SUBGRADES SHALL BE PROOFED TO A 12" MIN. DEPTH AND COMPACTED TO 95% MIN. THE SUBGRADES SHALL BE PROOFED TO A 12" MIN. DEPTH AND COMPACTED TO 95% MIN. DRY DENSITY PER ASTM D 1557. ONE FILTER MATERIAL SHALL BE DAMPED AND SHAPED TO FORM A SMOOTH, EVEN, AND FIRM FOUNDATION FOR THE OVERLYING RIP-RAP. THE CONTRACTOR'S OPERATIONS AND METHODS OF PLACING SHALL PREVENT SEGREGATION OF THE MATERIALS. THE FILTER MATERIAL SHALL BE PLACED AND TAMPED IN THE VOIDS OF THE RIP-RAP.



RIPRAP CROSS SECTION
N.T.S.



ON-SITE STD. CURB AND GUTTER
N.T.S.

GENERAL NOTES

LEGEND

- SANITARY SEWER MANHOLE
- WATER VALVE
- STORM DRAIN MANHOLE
- TRAFFIC MAST
- SIGNAL BOX
- INLET GRATE
- EXISTING CONTOURS
- PROPOSED CONTOURS

RESPEC
6010 ACADEMY PARKWAY EAST NE, BUILDING C2
ALBUQUERQUE, NM 87109
PHONE: 505.823.9800
WATER & NATURAL RESOURCES

REVISION

DESIGNED	JHF	
DRAWN	JKS	
CHECKED	JHF	
DATE	9/29/16	

STAMP

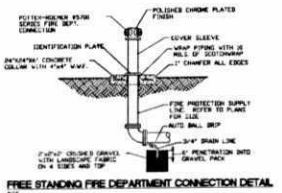
LEGAL DESCRIPTION:
PORTIONS OF LOTS 1 & 2, BLOCK 4, TRACT 2, UNIT 3 NORTH ALBUQUERQUE ACRES IN HERNALILLO COUNTY, NEW MEXICO

ALAMEDA & LOUISIANA COMMERCIAL DEVELOPMENT

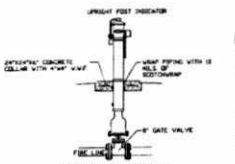
CONCEPTUAL GRADING & DRAINAGE PLAN

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

SHEET NUMBER
C-1



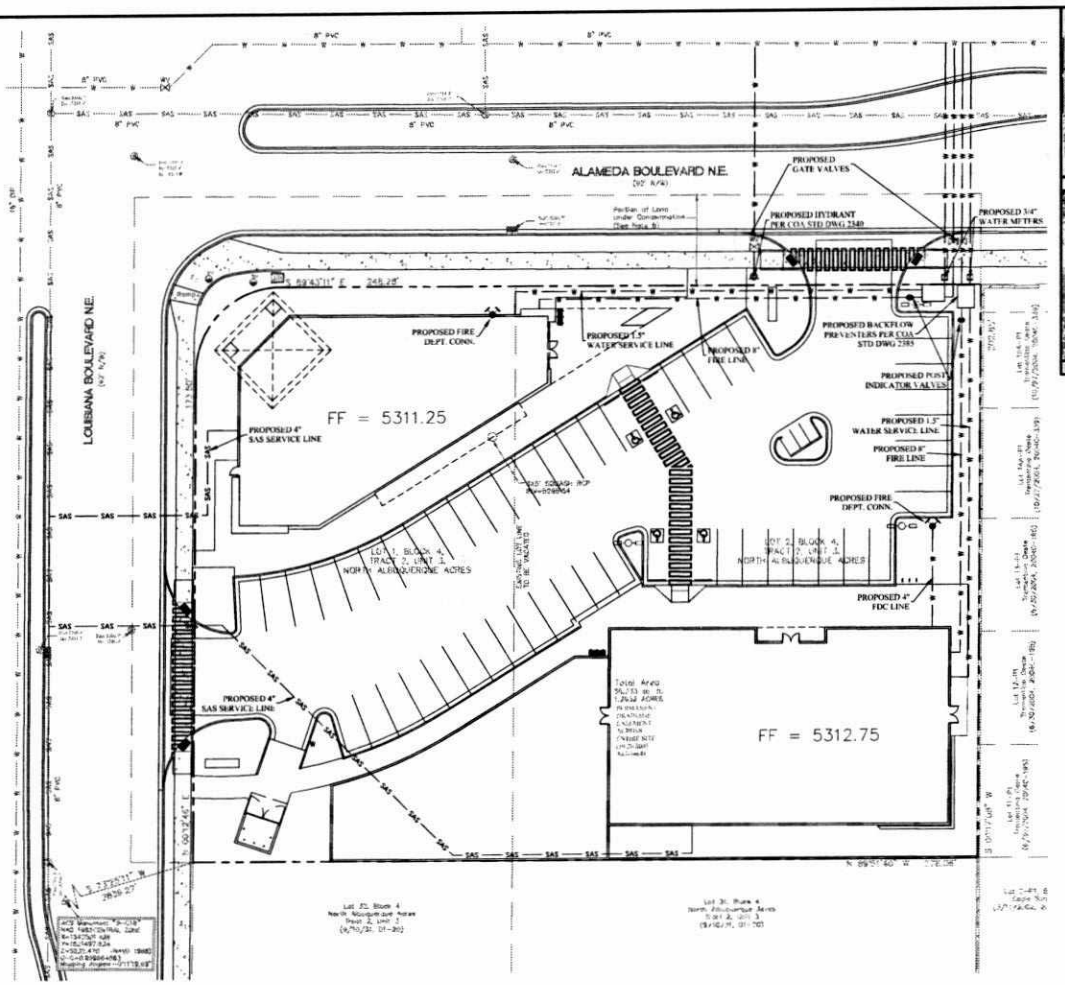
FREE STANDING FIRE DEPARTMENT CONNECTION DETAIL

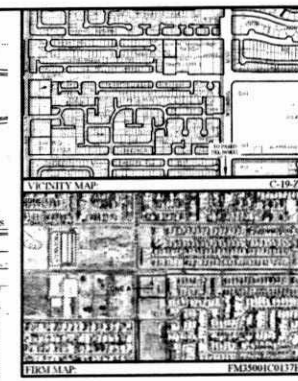


POST INDICATOR VALVE

NOTES:

1. ALL MECHANICAL JOINTS SHALL BE RESTRAINED AT THE FITTING.
2. THE CONTRACTOR SHALL PROVIDE A MINIMUM PIPE LENGTH OF 20 LF FROM ALL MECHANICAL JOINTS. ALL PIPE JOINTS WITHIN 20 LF OF A MECHANICAL JOINT SHALL BE RESTRAINED AT THE CONTRACTOR'S EXPENSE.
3. THE CONTRACTOR SHALL RESTRAIN ALL PIPE JOINTS IN THE SPECIFIED DISTANCE LISTED IN THE TABLE ON THIS SHEET.
4. THE CONTRACTOR SHALL RESTRAIN ALL FIRE HYDRANT JOINTS FROM THE TEE ON THE MAIN TO THE FIRE HYDRANT FLANGE.





LEGEND

- SANITARY SEWER MANHOLE
- WATER VALVE
- STORM DRAIN MANHOLE
- TRAFFIC MAST
- SIGNAL BOX
- INLET GRATE
- EXISTING WATER LINE
- PROPOSED WATER LINE
- EXISTING SAS LINE
- PROPOSED SAS LINE

RESPEC
WATER & NATURAL RESOURCES
6868 ACADEMY PARKWAY
EAST NE, BUILDING C2
ALBUQUERQUE, NM 87109
PHONE: 505.253.9800

REVISION

DESIGNED	HWF
DRAWN	FWS
CHECKED	HWF
DATE	9/29/10

STAMP

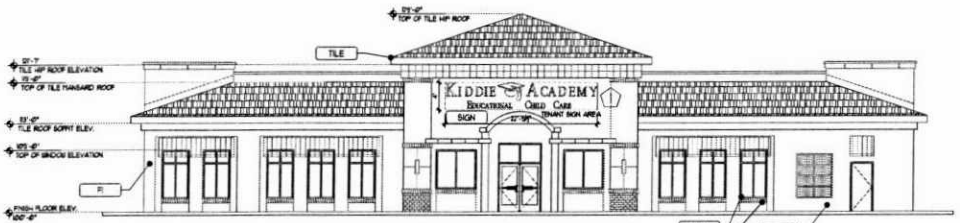
LEGAL DESCRIPTION:
PORTIONS OF LOTS 1 & 2, BLOCK 4, TRACT 2, UNIT 3 OF NORTH ALBUQUERQUE ACRES IN BERNALILLO COUNTY, NEW MEXICO

ALAMEDA & LOUISIANA COMMERCIAL DEVELOPMENT

CONCEPTUAL UTILITY PLAN

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

SHEET NUMBER
C-2



1 KIDDIE ACADEMY NORTHERN ELEVATION

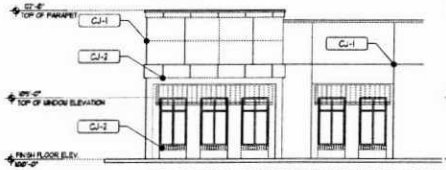
2 KIDDIE ACADEMY EASTERN ELEVATION

3 KIDDIE ACADEMY SOUTHERN ELEVATION

4 KIDDIE ACADEMY WESTERN ELEVATION

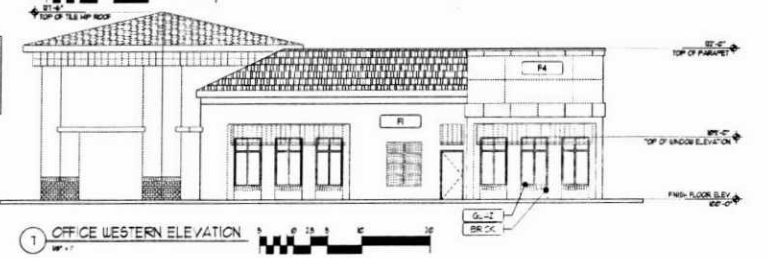
5 OFFICE NORTHERN ELEVATION

5A PARTIAL OFFICE NORTHWESTERN CORNER ELEV.



6 PARTIAL OFFICE SOUTHERN ELEVATION

6A OFFICE SOUTHEASTERN ELEVATION



7 OFFICE WESTERN ELEVATION

EXTERIOR MATERIALS		MFG	REMARKS
GLAZ	ALUMINUM STOREFRONT SYSTEM WITH CLEAR LOW-E GLASS COLOR=ANODIZED SILVER		
SIGN-1	INTERNALLY LIT INDIVIDUAL CHANNEL LETTER SIGNAGE BY TENANT NOTE: LETTER FACED TO BE RED/OR WHITE IN COLOR		RE: TENANT SIGNAGE FOR DETAILS
CJ-1	1/4" STUCCO CONTROL JOINT		
CJ-2	3/4" FOAM "V" REVEAL JOINT		
F4	2 COAT STUCCO SYSTEM COLOR-STO-16059 (TAN)		
F-3	2 COAT STUCCO SYSTEM COLOR-STO-16060 (LIGHT TAN)		
F-5	2 COAT STUCCO SYSTEM COLOR-STO-16032 (WHITE)		
F-4	2 COAT STUCCO SYSTEM COLOR-STO-16XXX (PUEBLO)		
BRICK	RUST RED FACE BRICK		
TILE	MULTI COLORED BROWN ROOF BARREL TILE		

ARCHITECTURAL KEYED NOTES:

1. EXTERIOR SIGNAGE. NOTE SIGNAGE SHALL BE PROVIDED AND INSTALLED BY TENANT UNDER SEPERATE PERMIT

REV	DATE	BY	REVISION

MODULUS ARCHITECTS
100 SUN AVE. N.W. SUITE 305
ALBUQUERQUE, NEW MEXICO 87102
PHONE (505) 338-1499 FAX (505) 338-1498

PROJECT TITLE: KIDDIE ACADEMY
SEC OF LOUISIANA/ANDALA/TEDA
ALBUQUERQUE, NEW MEXICO

PROJECT MANAGER: STEPHEN DUNBAR, AIA
JOB NO.: K.A.
DRAWN BY: GFK

SHEET TITLE: KIDDIE ACADEMY-OFFICE ELEVATIONS

DATE: 8/30/10
SCALE: 1/8"=1'-0"
sheet: A4.0

11 ISLAND CURB DETAIL
N.T.S

10 TYPICAL CURB DETAIL
N.T.S

9 ISLAND DETAIL
N.T.S

8 SIDEWALK WITH TURNDOWN CURB SEC.
N.T.S

7 TYPICAL SIDEWALK
N.T.S

16 CURBED RAMP DETAIL
N.T.S

15 FLARED H.C RAMP
N.T.S

5 END ISLAND WITH WALK RAMP
N.T.S

4 BOLLARD DETAIL
N.T.S

3 LIGHT POLE DETAIL
N.T.S

REV	DATE	BY	REVISION

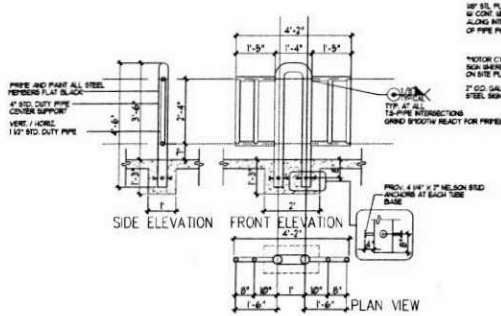
MODULUS ARCHITECTS
100 SUN AVE. N.W. SUITE 305
ALBUQUERQUE, NEW MEXICO 87109
PHONE (505) 338-1499 FAX (505) 338-1498

PROJECT: KIDDIE ACADEMY
S.E.C OF LOUISIANA AND ALAMEDA N.E.
ALBUQUERQUE, NM

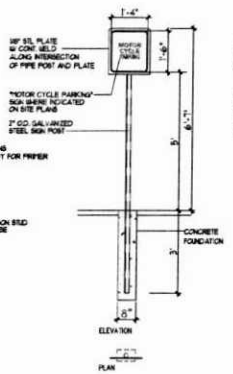
REGISTRANT: STEPHEN DUNBAR, A.I.A
JOB NO.: XXXXX
DRAWN BY: S

SHEET TITLE: SITE DETAILS

DATE: 8-31-2016
SCALE: N.T.S
SHEET: A1.1



13 BIKE RACK
N.T.S



12 MISC. SIGNAGE
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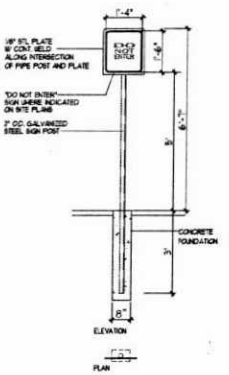

12A MISC. SIGNAGE
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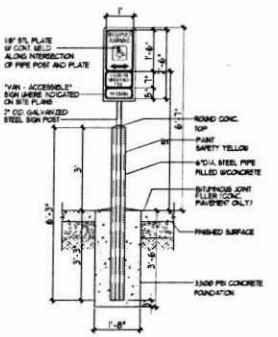

11 H.C SIGNAGE
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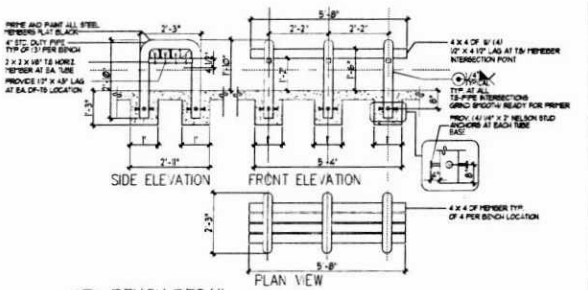

10 BENCH DETAIL
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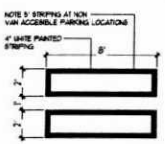
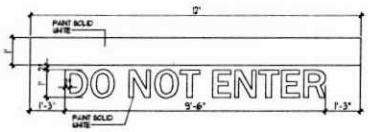
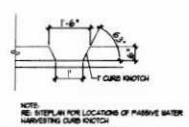


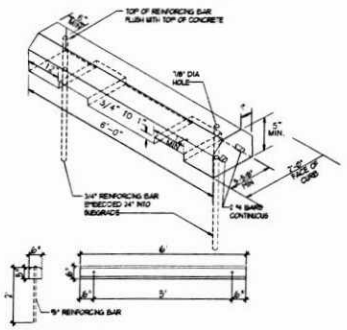
9 H.C PARKING-WALK PAINT DETAIL
N.T.S



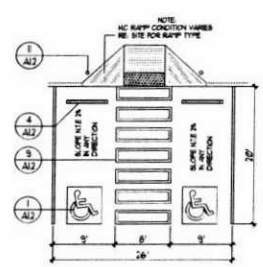
8 SITE DIRECTIONAL PAINT DETAIL
N.T.S



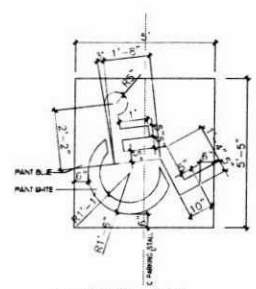
7 CURB NOTCH
N.T.S



4 WHEEL STOP
N.T.S



2 H.C PARKING PLAN DETAIL (VAN ACCESIBLE)
N.T.S



1 H.C SIGNAGE
N.T.S

REV	DATE	BY	REVISION

MODULUS ARCHITECTS
100 SUN AVE. N.W. SUITE 305
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PROJECT: KIDDIE ACADEMY
SEC OF LOUISIANA AND ALAMEDA NE
ALBUQUERQUE, NM

PROJECT NO.: STEPHEN DUNBAR, A.I.A.

JOB NO.: XXXXX

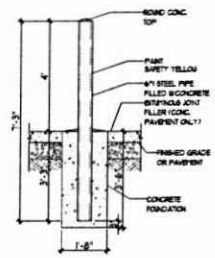
DRAWN BY: S

SITE DETAILS

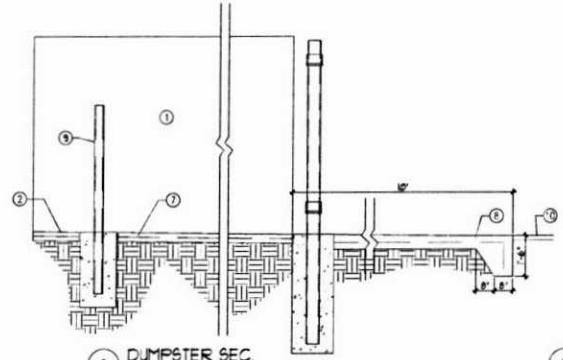
DATE: 8/31/2016

SCALE: N.T.S

A1.2



1 BOLLARD DETAIL
N.T.S.



2 DUMPSTER SEC.
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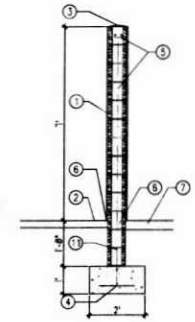
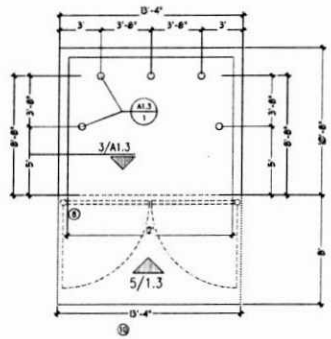
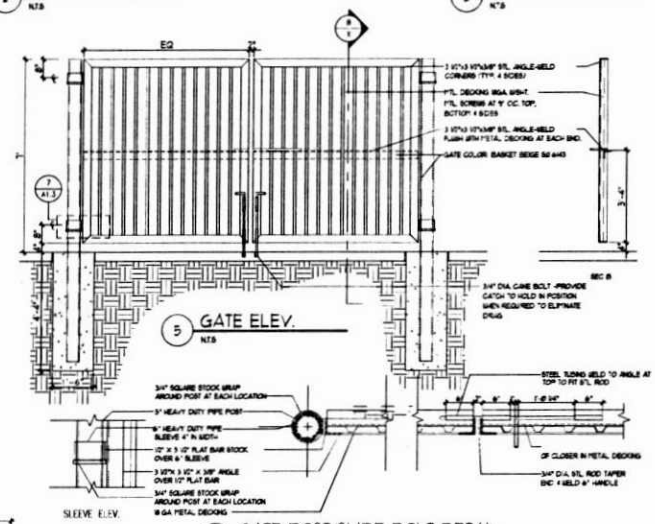


3 DUMPSTER SEC.
N.T.S.

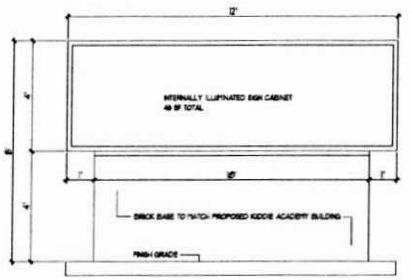


4 DUMPSTER PLAN
N.T.S.



5 GATE ELEV.
N.T.S.

7 GATE POST/SLIDE BOLT DETAIL
N.T.S.



8 MONUMENT SIGN LOCATION
N.T.S.

KEYED NOTES

1. 8" CMU WALL WITH 2 COAT 5"N. STUCCO SYSTEM. COLOR TO MATCH BLDG. BASE
2. FINISH GRADE
3. SLOPE STUCCO CAP
4. 4-#4 BARS CONT. @ BOTTOM OF FOOTING IN @ 16" O.C. ACROSS BOTTOM OF FOOTING
5. 2-#5 BARS @ TOP KNOCK-OUT BLOCK BOND BEAM CONTINUOUS #5 BARS @ 32" O.C. VERTICAL GROUT REINFORCED CELLS DURAWALL @ 16" O.C. HORIZONTAL
6. 12" EXPANSION JOINT MATERIAL
7. 4" CONCRETE SLAB 4000 PSI 3/4" AGGREGATE JTH 6x6 - 10x10 W.M.
8. 6" CONCRETE APRON 4000 PSI 3/4" AGGREGATE JTH 6x6 - 10x10 W.M. W/ TURNDOWN EDGE
9. 6" CONCRETE FILLED PIPE IN 8" DIA. X 2'-6" DEEP CONC. FOOTING PAINT TO MATCH STUCCO FINISH
10. ASPHALT PAVING
11. GROUT ALL CELLS SOLID BELOW GRADE TYPICAL
12. 2" VENT TO 6" ABOVE TOP OF ENCLOSURE WALL PROVIDE BREATHABLE VENT CAP
13. CLEAN OUT RE: DET 1/A1.3 FOR INFO
14. CATCH BASIN ZURN Z-891 6" X 30" SAN-FLO CATCH BASIN FABRICATED 18 GAGE TYPE 304 STAINLESS STEEL BASIN JTH BOLTED FLANGED CONNECTION COMPLETE JTH FLANGE GASKET PROVIDE SPECIAL DUTY CLASS "D" Z-880-DOE DUCTILE IRON SLOTTED GRATE AND SEDIMENT BASKET

6 ENCLOSURE NOTES
N.T.S.

REV	DATE	BY	REVISION

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SEC OF LOUISIANA AND ALAMEDA NE
ALBUQUERQUE, NM

PROJECT ARCHITECT: STEPHEN DUNBAR, AIA
JOB NO.: XXXXX
DRAWN BY: S

SHEET TITLE: SITE DETAILS

DATE: 8/31/2016
SCALE: N.T.S.
SHEET: A1.3

LOUISIANA STREET VIEW

EXISTING VIEW PLANE STUDY

SCALE: 1"=20'

EPC-REV3

REV	DATE	BY	REVISION
1			
2			
3			
4			
5			

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PROJECT TITLE: KIDDIE ACADEMY
S.E.C. OF LOUISIANA AND ALAMEDA N.E.
ALBUQUERQUE, NM

PROJECT MANAGER: STEPHEN DUNBAR AIA

JOB NO.: XXXXX

DRAWN BY: S

SHEET TITLE: STREET VIEW EXHIBIT

DATE: 9/29/2016

SCALE: 1"=20'-0"

SHEET NO.: EX-1