

PALMS CENTRE SUBDIVISION NO. 9

LOCATED IN SECTION 14, T.23S., R.1E., N.M.P.M. OF THE U.S.R.S. SURVEYS
BEING PART OF U.S.R.S. TRACT 9C-49A,
AND THE PALMS COMMERCE COMPLEX
CITY OF LAS CRUCES, DONA ANA COUNTY, NEW MEXICO

ZONED: M-1

NORTH
SCALE: 1" = 20'

LOT SIZE: 43,589 SQ. FT. (1.0007 Ac.)
IMPERVIOUS AREA:

NEW BUILDING: 20,000 SQ. FT.
PAVEMENT AREA: 5,348 SQ. FT.
TOTAL AREA: 25,348 SQ. FT.
DIRECT RUN-OFF: 2.8 IN.
RUN-OFF VOL.: 5,915 CU. FT.

PARKING REQ'S: 1,744 SQ. FT./ 350

USE: 5 SPACE REQ'D
PROVIDED: 8 SPACE PROVIDED W/ 2
HANDICAP W/ VAN ACCESS

DRAINAGE:

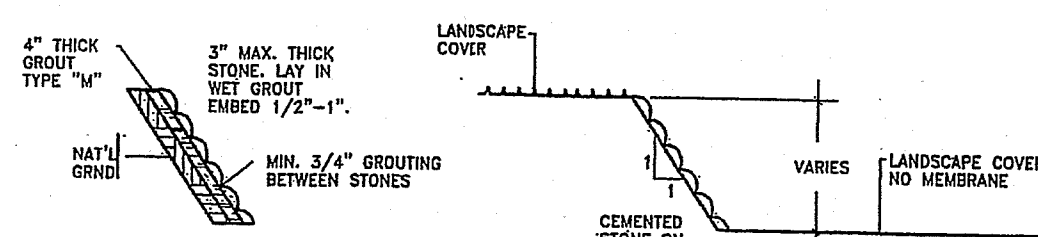
LOT SIZE: 43,589 SQ. FT. (1.0007 Ac.)
DIRECT RUN-OFF: 2.8 INCHES
PONDING REQ'D: 10,171 CU. FT.

POND	TOP AREA	BASE AREA	DEPTH	VOL.
A	1,929 S.F.	744 S.F.	6'-6"	8,687 C.F.
B	732 S.F.	428 S.F.	3'	1,740 C.F.

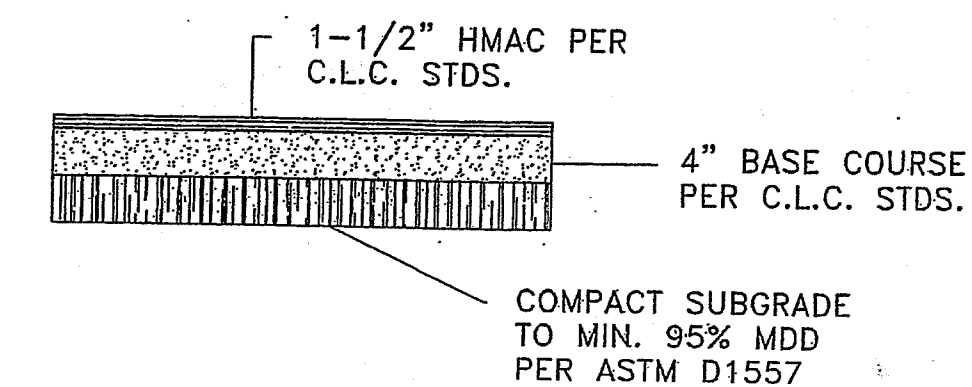
SIDE SLOPES = 1H:1V TOTAL: 10,427 C.F. > 10,171 C.F. OKAY

BASIN B = 2415 < 1740

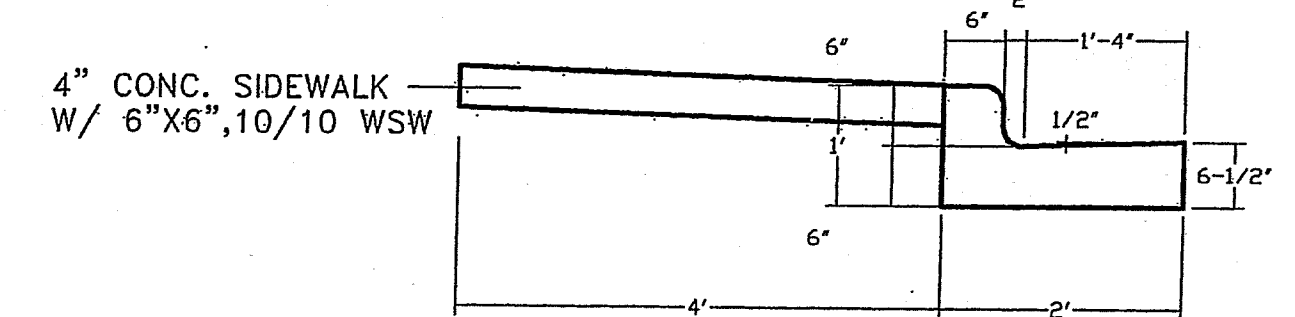
BASIN A = 3500 > 8687 OK



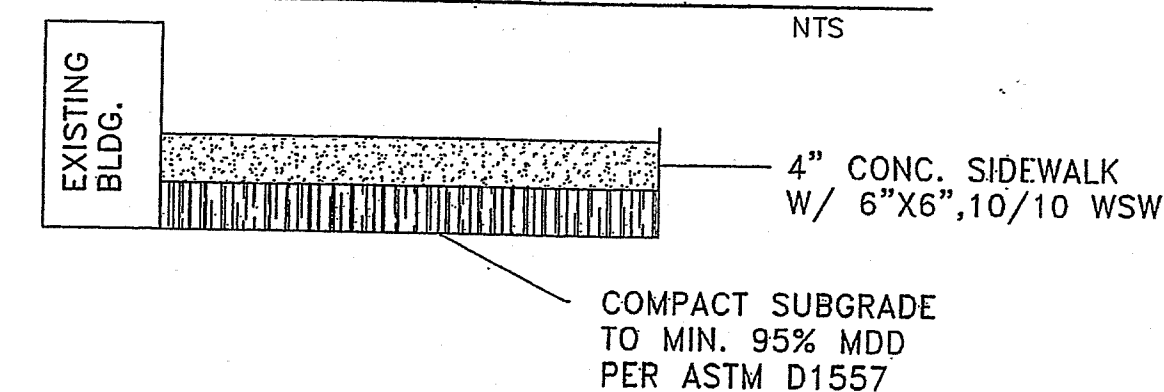
TYP. POND DETAIL



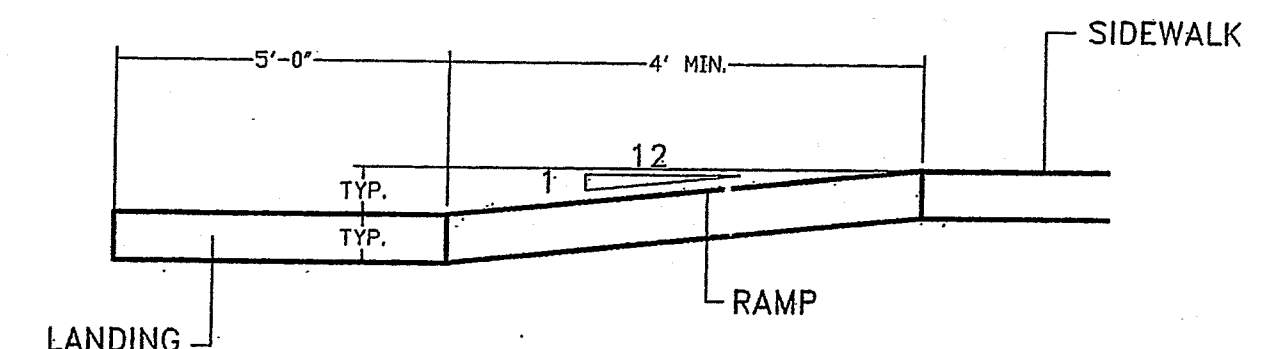
PAVING DETAIL



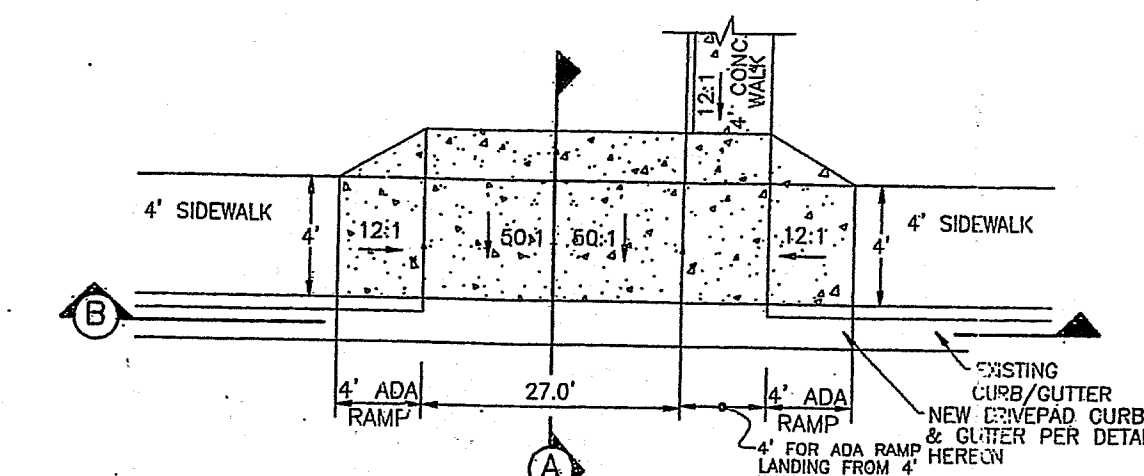
TYP. SIDEWALK/ CURB & GUTTER



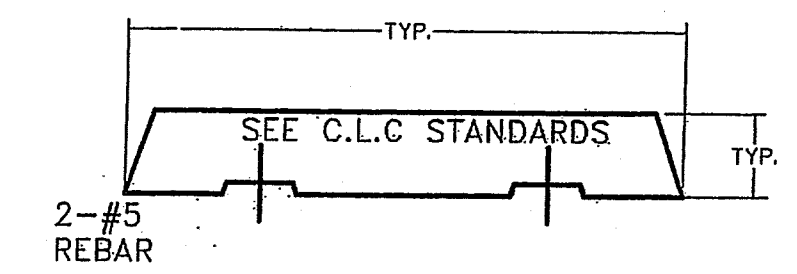
SIDEWALK DETAIL



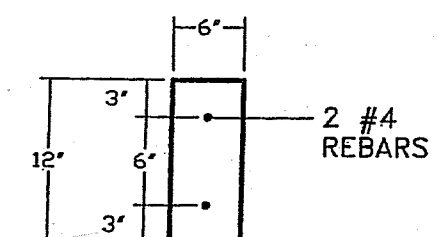
ACCESS RAMP



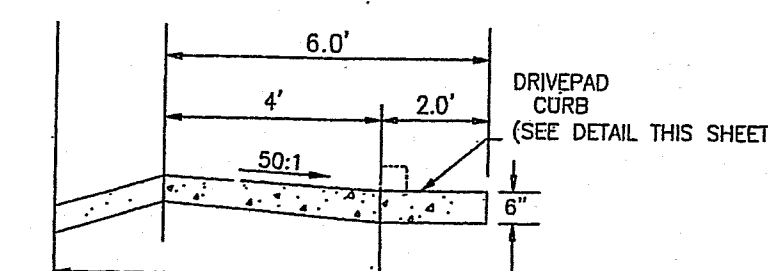
CONCRETE DRIVEWAY DETAILS



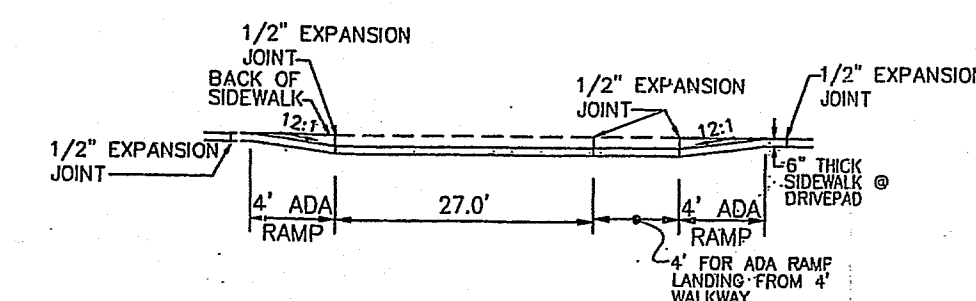
TYP. BUMPER DTL.



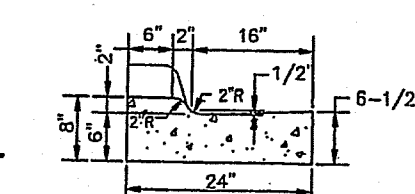
TYP. CURB DTL.



TYPICAL DRIVEWAY SECTION



TYPICAL DRIVEWAY SECTION



DRIVEWAY CURB DETAIL

DRIVEWAY NOTES:

- USE 1/2" EXPANSION JOINT WHERE SIDEWALK OR DRIVEPAD ABUTS BUILDINGS, FENCES, WALLS OR OTHER IMMOVABLE OBJECTS.
- DRIVEPADS WIDER THAN 18' (NOMINAL) SHALL HAVE 1/2" EXPANSION JOINT AT MIDPOINT. DRIVEPADS WIDER THAN 22' SHALL HAVE 1/2" EXPANSION JOINT EQUALLY SPACED WITH NO MORE THAN 22' BETWEEN JOINTS. CONSTRUCTION JOINTS SHALL BE MADE NOT EXCEEDING 6'-0" INTERVALS AND MATCHING CONSTRUCTION JOINTS ON CURBING WHENEVER POSSIBLE.
- PAYMENT FOR SUBGRADE PREPARATION UNDER SIDEWALKS, DRIVEPADS AND CURB & GUTTER IS CONSIDERED INCIDENTAL TO THE SIDEWALK, DRIVEPAD AND CURB & GUTTER CONSTRUCTION.
- CONCRETE FOR HANDICAP RAMPS SHALL BE PAID FOR UNDER BID ITEM FOR SIDEWALK AND BID ITEM FOR STANDARD CURB & GUTTER.

NOTE: GAS SERVICE LINE TO BE 3/4 PE PER C.L.C. STANDARDS

GAS DEMAND (200,000 BTU/H)
WATER METER SIZE (1-1/2" METER W/
2" WATER YARD LINE FOR UP TO 400' TOTAL
DEVELOPED LENGTH.)
30 TO 45 PSI.

CONTRACTOR TO VERIFY LOCATION OF EXISTING UTILITIES.

NOTE:
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LOCATIONS OF EXISTING
UTILITIES

NOTE:
CONCRETE TO BE MIN. 3000 PSI @28 DAYS
REBARS TO BE GRADE 60
COMPACT SUB GRADE TO MIN. 95% PER
ASTM D1557.
PAVEMENT TO BE MIN. 1-1/2" HMAAC OVER
4" BASE COURSE PER C.L.C. STANDARDS.

NOTE:
ANY EXISTING CURB CUTS TO BE REMOVED
AND TO MATCH EXISTING SIDEWALK
DUST CONTROL PLAN:
OWNER/CONTRACTOR SHALL
WATER THE SITE AT LEAST
TWICE DAILY OR MORE
FREQUENTLY AS REQ'D

LEGEND:
FL = FLOWLINE
FG = FINISH GRADE
EG = EXISTING GRADE
TP = TOP OF POND
BP = BOTTOM OF POND
IRF = IRON ROD FOUND

SITE GRADING & DRAINAGE

1" = 20'

WEST PALMS

DRAWN BY: S. UMPHRESS	FOR: 760 W. PALMS
CHK'D BY: SAU	
FILE: RL-713504	
SCALE: 1"=20'-0"	
SHEET TITLE: SITE PLAN	
CadWorks HOME DESIGNS	
DATE: 11/8/04	SHEET NO: 2 OF 9