



FOR CLIENT REVIEW
NOT ISSUED FOR CONSTRUCTION

VISTAS DE PLATA

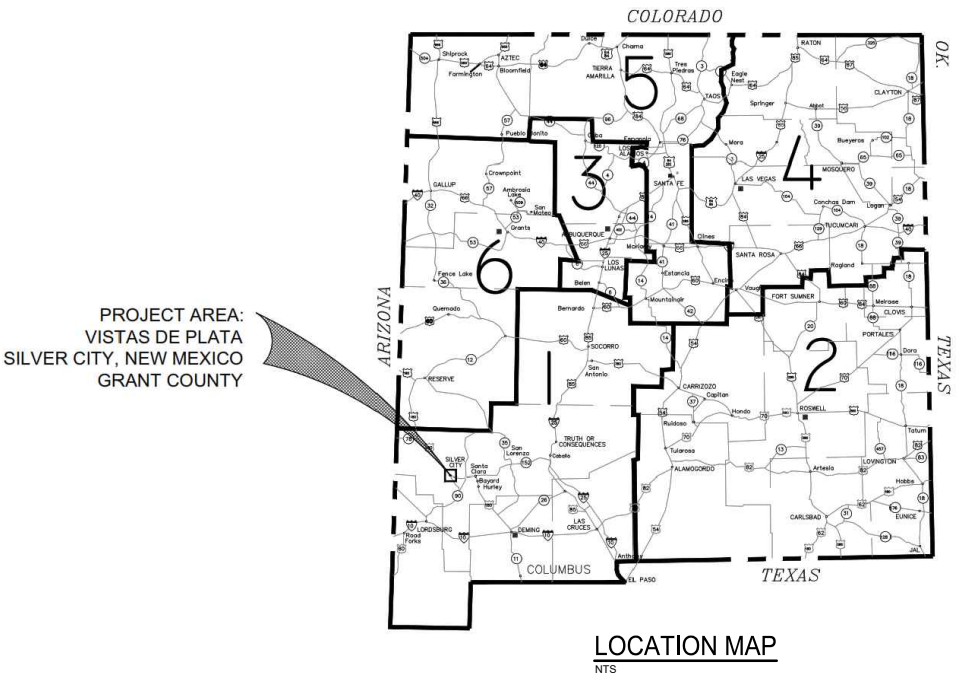
PRELIMINARY SET OF PLANS

SILVER CITY

FEBRUARY 2025



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GENERAL NOTES:

1.
- THE CONTRACTOR IS RESPONSIBLE FOR REPORTING AND CLEANING UP ANY SPILLS RELATED TO THE CONSTRUCTION PROJECT. THIS INCLUDES SPILLS OF HAZARDOUS MATERIALS LIKE GASOLINE, DIESEL, MOTOR OILS, SOLVENTS, CHEMICALS, AND OTHER TOXIC OR CORROSIVE SUBSTANCES THAT COULD POSE A THREAT TO PUBLIC HEALTH OR THE ENVIRONMENT. THE CONTRACTOR MUST ALSO REPORT ANY PAST SPILLS OR CURRENT SPILLS NOT RELATED TO CONSTRUCTION. REPORTS SHOULD BE MADE IMMEDIATELY TO THE NEW MEXICO ENVIRONMENT DEPARTMENT EMERGENCY RESPONSE AT 505-827-9329 (EMERGENCY) OR 1-800-219-6157 (NON-EMERGENCY). PROPER HANDLING AND DISPOSAL OF ALL REMOVED ASPHALT PAVEMENT MATERIALS ARE REQUIRED, WITH DISPOSAL AT AN APPROVED LANDFILL IN COMPLIANCE WITH THE NEW MEXICO SOLID WASTE ACT.
2.
- WORK MUST BE CONFINED TO THE CONSTRUCTION LIMITS AND/OR RIGHT-OF-WAY. OVERNIGHT PARKING FACILITIES SHOULD NOT BLOCK DRIVEWAYS OR TRAFFIC LANES. IF NECESSARY, THE CONTRACTOR MUST OBTAIN AND HAVE THE ENGINEER APPROVE A DISPOSAL SITE FOR EXCESS EXCAVATION MATERIALS. COSTS FOR DISPOSAL ARE CONSIDERED INCIDENTAL TO CONSTRUCTION AND WILL NOT BE SEPARATELY PAID.
3.
- ALL CONTRACT CHANGES REQUIRE APPROVAL FROM THE OWNER, ENGINEER, AND FUNDING AGENCY. PEDESTRIAN ACCESS FACILITIES MUST COMPLY WITH CURRENT ADA REGULATIONS. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND PAYING ASSOCIATED FEES. COORDINATION WITH ALL RELEVANT ENTITIES IS REQUIRED, AND THE CONTRACTOR MUST ENSURE PROPER UTILITY LOCATION (BLUE STAKING) BEFORE ANY EXCAVATION.
4.
- THE ENGINEER WILL PROVIDE INFORMATION FROM INVESTIGATIONS AND UTILITY COMPANIES, BUT THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING UTILITY LOCATIONS AND CONDUCTING FURTHER INVESTIGATIONS AS NEEDED. FOR UNDERGROUND UTILITY LOCATES, CONTACT THE NEW MEXICO ONE CALL SYSTEM, INC. AT 1-800-321-2537. EXPLORATORY TRENCHING, IF NECESSARY, IS THE CONTRACTOR'S RESPONSIBILITY AND WILL BE CONSIDERED INCIDENTAL TO CONSTRUCTION. UTILITY OWNERS MUST BE NOTIFIED BEFORE ANY ADJUSTMENTS.
5.
- DOWNSTREAM CONSTRUCTION SHOULD BE COMPLETED FIRST TO AVOID IMPACTS FROM SEVERE WEATHER. SURFACING MATERIALS MUST COME FROM AN APPROVED COMMERCIAL SOURCE. THE CONTRACTOR MUST MAINTAIN UP-TO-DATE RECORD DRAWINGS, UPDATED EVERY TWO WEEKS AND REVIEWED MONTHLY BY THE PROJECT REPRESENTATIVE. FINAL RECORD DRAWINGS MUST BE SUBMITTED BEFORE FINAL PAYMENT.
6.
- WHEN CONNECTING NEW CONSTRUCTION TO EXISTING, NEATLY CUT EXISTING PAVEMENT TO REMOVE DAMAGED SECTIONS AND MATCH NEW TO EXISTING.

EARTHWORK NOTES

1.
- GRADING AND EXCAVATION MUST COMPLY WITH APPLICABLE SPECIFICATIONS, CODES, AND ORDINANCES OF THE TOWN OF SILVER CITY AND OTHER GOVERNING BODIES. THE CONTRACTOR MUST VERIFY ALL DIMENSIONS, GRADES, ELEVATIONS, AND EXISTING FEATURES BEFORE ORDERING MATERIALS OR STARTING CONSTRUCTION. ANY DISCREPANCIES SHOULD BE RESOLVED WITH THE OWNER OR REPRESENTATIVE.
2.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS AND PAYING ASSOCIATED FEES. COORDINATION OF UTILITY LOCATIONS IS REQUIRED BEFORE EXCAVATION, WITH CONTACT TO NM ONE-CALL AT 1-800-321-2537 OR 811 AND THE TOWN OF SILVER CITY AT 575-534-6355. AVOID DISTURBING NATIVE VEGETATION. REMOVE AND PROPERLY DISPOSE OF RUBBLE AND TRASH.
3.
- ALL SPOT ELEVATIONS DENOTE FINISHED GRADE UNLESS SPECIFIED OTHERWISE. UNCLASSIFIED EXCAVATION MAY INCLUDE ROCK AREAS. ROCK MATERIAL FROM THE EAST SIDE OF CAMINO DE SUENOS SHOULD BE USED ON THE WEST SIDE FILL EDGES FOR NATURAL EROSION RESISTANCE.
4.
- FILL MATERIAL BEYOND THE ROADWAY MUST MEET DENSITY SPECIFICATIONS. THE CONTRACTOR MUST HIRE A CIVIL OR GEOTECHNICAL ENGINEER TO CERTIFY THAT EACH PAD IS CONSTRUCTED ACCORDING TO THE GEOTECHNICAL ENGINEERING RECOMMENDATIONS.



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PROJECT:

VISTAS DE PLATA
SILVER CITY, NEW MEXICO

SHEET TITLE:

GENERAL NOTES

REV:

DESCRIPTION:

DATE:

BY:

DESIGNED BY: CR
DRAWN BY: CR
CHECKED BY: DG

DATE:
FEBRUARY 17, 2025



GENERAL NOTES

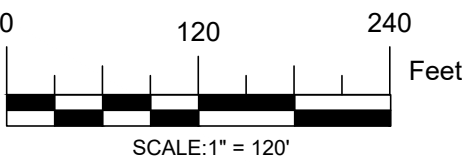
02

SHEET NO. 2 OF 16

GENERAL LEGEND:

- EXISTING LOTS
- EXISTING GROUND SURFACE CONTOUR
- EXISTING CONCRETE SIDEWALK
- EXISTING LANDSCAPE BUFFER

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- KEYED NOTES:
- EXISTING BUILDING.



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PROJECT: VISTAS DE PLATA
SILVER CITY, NEW MEXICO

SHEET TITLE: EXISTING CONDITION

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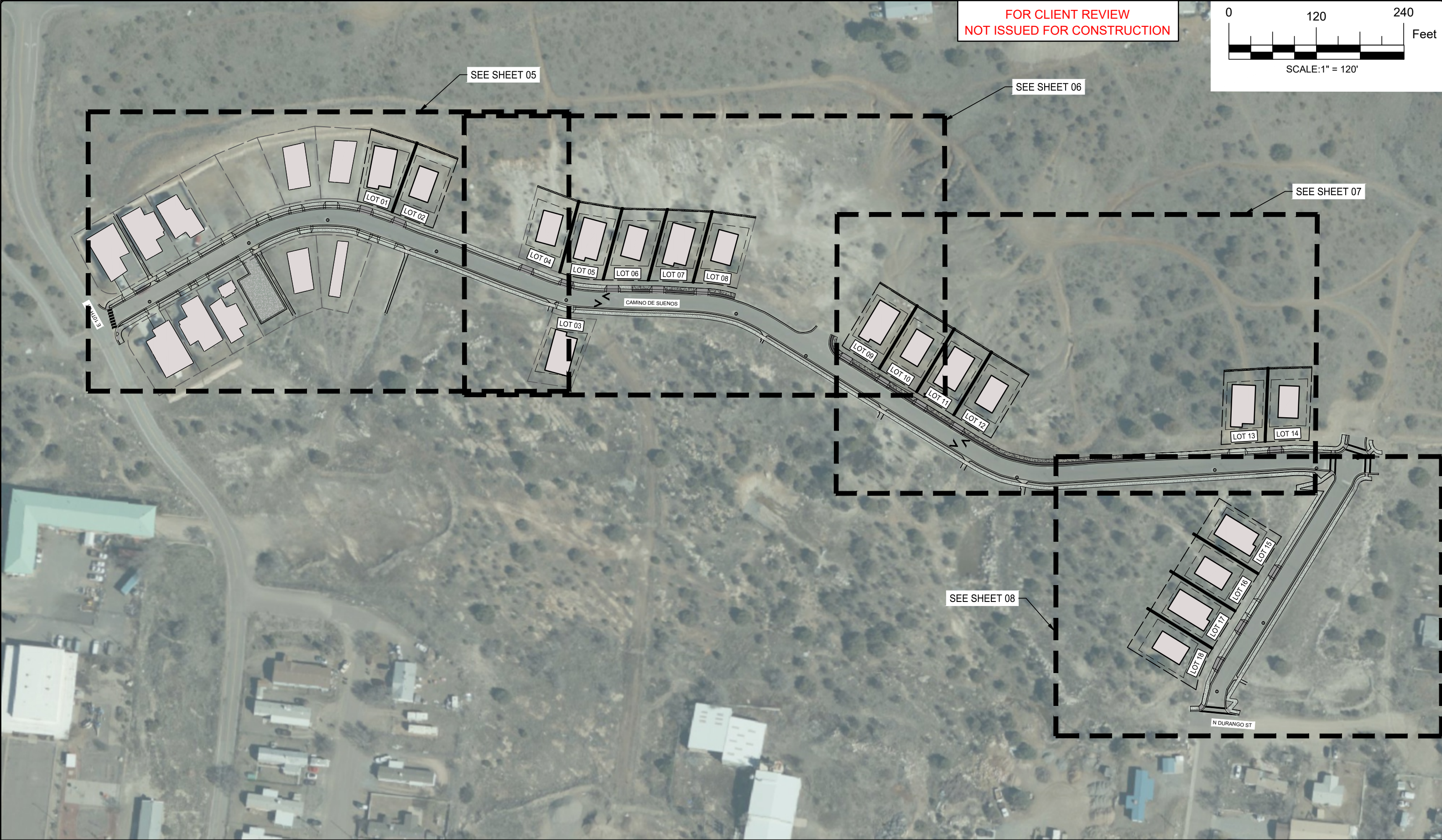
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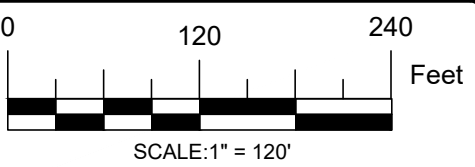
EXISTING CONDITION


03


SHEET NO. 3 OF 16



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	SHEET TITLE:	SITE PLAN KEYMAP					DRAWN BY: CR
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							DATE: FEBRUARY 17 2025

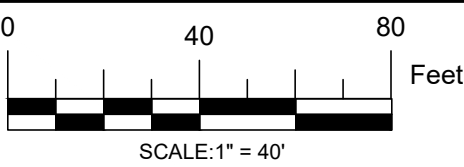


SITE PLAN KEYMAP
04
SHEET NO. 4 OF 16

GENERAL LEGEND:

- EXISTING LOTS
- PROPOSED LOTS
- SETBACK
- EXISTING CONCRETE SIDEWALK
- EXISTING LANDSCAPE BUFFER
- PROPOSED ROCK WALL

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- KEYED NOTES:
1. REMOVE EXISTING SIDEWALK AND CURB & GUTTER.
 2. BUILD CONCRETE DRIVEPAD.
 3. EXISTING BUILDING TO REMAIN.
 4. BUILD ROCK WALL.
 5. BUILD RETAINING WALL.



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PROJECT: VISTAS DE PLATA
SILVER CITY, NEW MEXICO
SHEET TITLE: SITE PLAN 1 OF 4

REV:	DESCRIPTION:	DATE:	BY:

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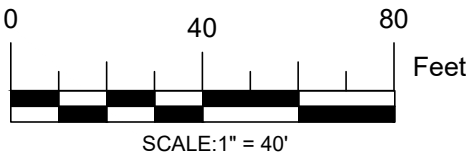


SITE PLAN 1 OF 4
05
SHEET NO. 5 OF 16

GENERAL LEGEND:

- EXISTING LOTS
- PROPOSED LOTS
- SETBACK
- EXISTING CONCRETE SIDEWALK
- EXISTING LANDSCAPE BUFFER
- PROPOSED ROCK WALL
- PROPOSED CONCRETE SIDEWALK
- PROPOSED LANDSCAPE BUFFER

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- KEYED NOTES:
1. REMOVE EXISTING SIDEWALK AND CURB & GUTTER.
 2. BUILD CONCRETE DRIVEPAD.
 3. EXISTING BUILDING TO REMAIN.
 4. BUILD ROCK WALL.
 5. BUILD RETAINING WALL.
 6. BUILD CONCRETE SIDEWALK.
 7. BUILD LANDSCAPE BUFFER.



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SHEET TITLE: SITE PLAN 2 OF 4

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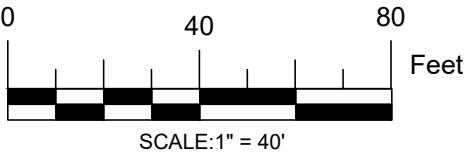
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SITE PLAN 2 OF 4
06
SHEET NO. 6 OF 16

- GENERAL LEGEND:
- EXISTING LOTS
 - PROPOSED LOTS
 - SETBACK
 - EXISTING CONCRETE SIDEWALK
 - EXISTING LANDSCAPE BUFFER
 - PROPOSED ROCK WALL
 - PROPOSED CONCRETE SIDEWALK
 - PROPOSED LANDSCAPE BUFFER

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- KEYED NOTES:
- REMOVE EXISTING SIDEWALK AND CURB & GUTTER.
 - BUILD CONCRETE DRIVEPAD.
 - EXISTING BUILDING TO REMAIN.
 - BUILD ROCK WALL.
 - BUILD RETAINING WALL.
 - BUILD CONCRETE SIDEWALK.
 - BUILD LANDSCAPE BUFFER.



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PROJECT: VISTAS DE PLATA
SILVER CITY, NEW MEXICO
SHEET TITLE: SITE PLAN 3 OF 4

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SITE PLAN 3 OF 4

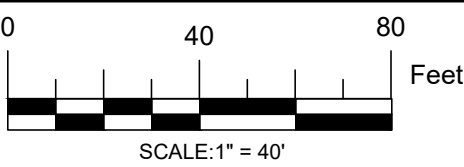
07

SHEET NO. 7 OF 16

GENERAL LEGEND:

- EXISTING LOTS
- PROPOSED LOTS
- SETBACK
- EXISTING CONCRETE SIDEWALK
- EXISTING LANDSCAPE BUFFER
- PROPOSED ROCK WALL
- PROPOSED CONCRETE SIDEWALK
- PROPOSED LANDSCAPE BUFFER

FOR CLIENT REVIEW
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- KEYED NOTES:
- REMOVE EXISTING SIDEWALK AND CURB & GUTTER.
 - BUILD CONCRETE DRIVEPAD.
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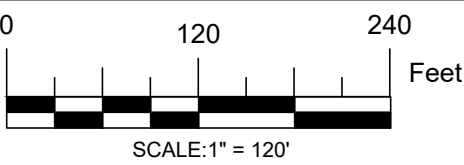


SITE PLAN 4 OF 4

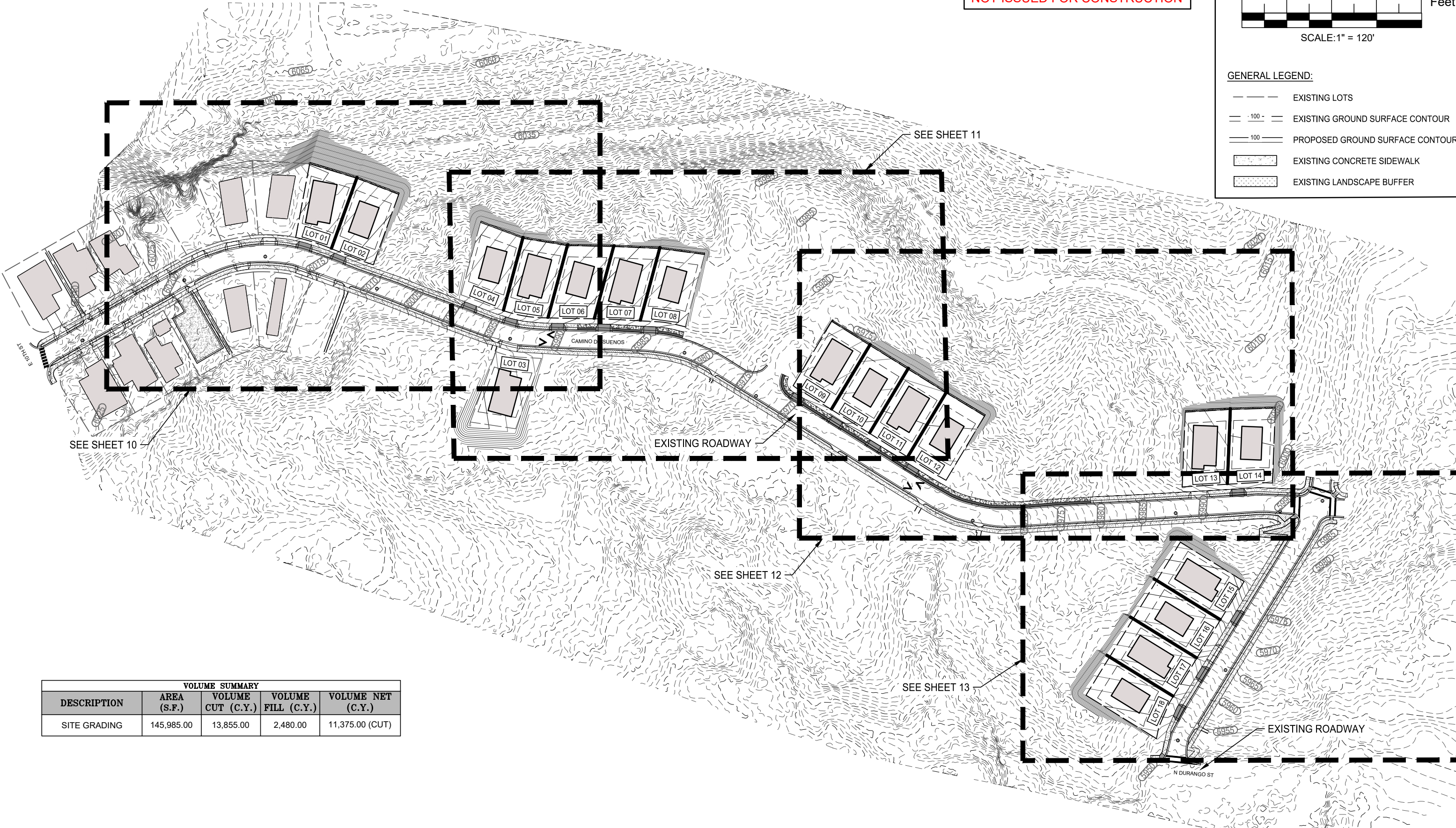
08

SHEET NO. 8 OF 16


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- GENERAL LEGEND:
- EXISTING LOTS
 - EXISTING GROUND SURFACE CONTOUR
 - PROPOSED GROUND SURFACE CONTOUR
 - EXISTING CONCRETE SIDEWALK
 - EXISTING LANDSCAPE BUFFER



VOLUME SUMMARY				
DESCRIPTION	AREA (S.F.)	VOLUME CUT (C.Y.)	VOLUME FILL (C.Y.)	VOLUME NET (C.Y.)
SITE GRADING	145,985.00	13,855.00	2,480.00	11,375.00 (CUT)

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GRADING PLAN KEYMAP

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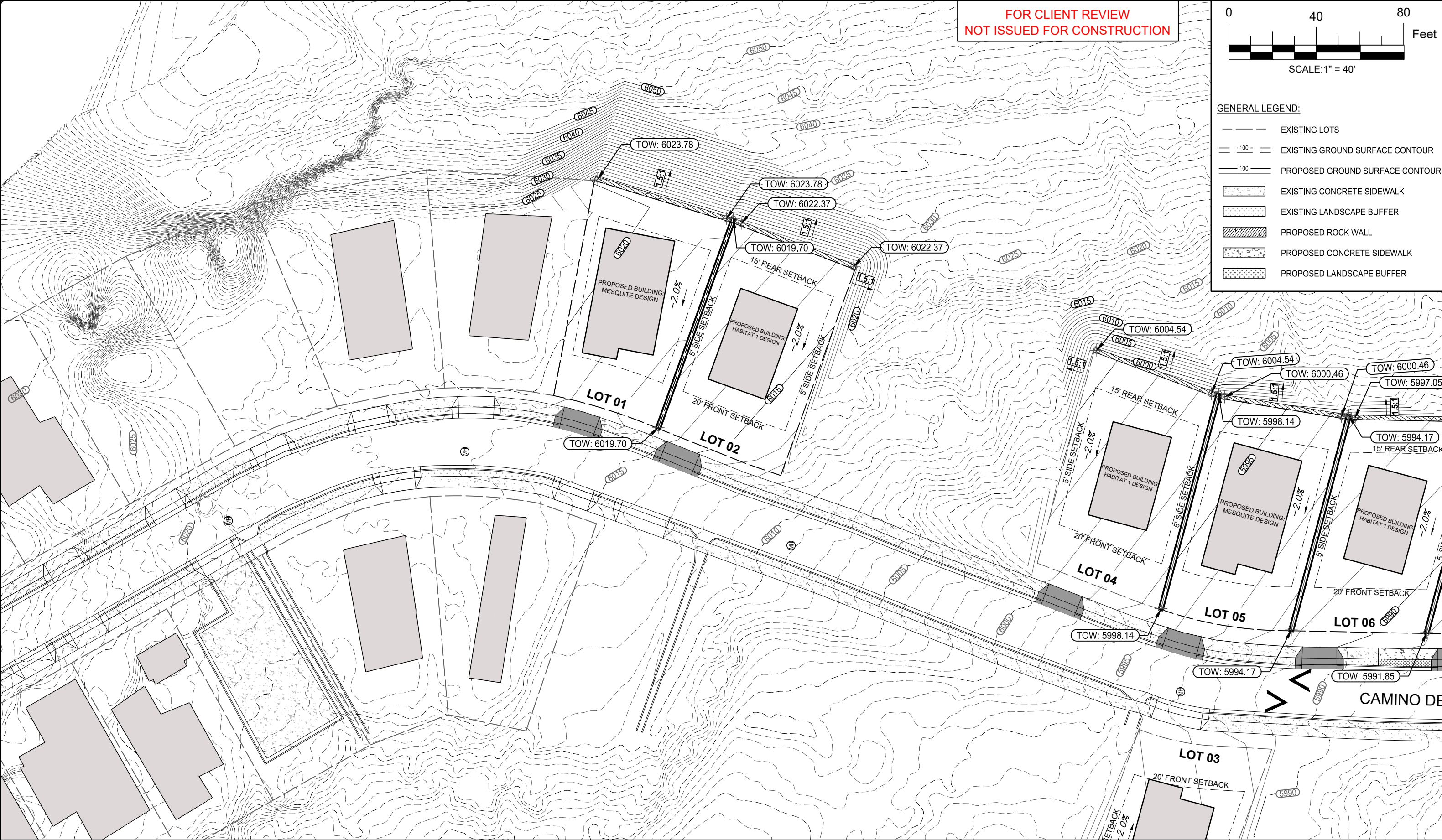
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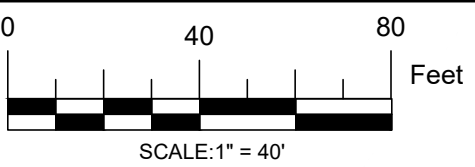
EXISTING CONDITION

09



SHEET NO. 9 OF 16

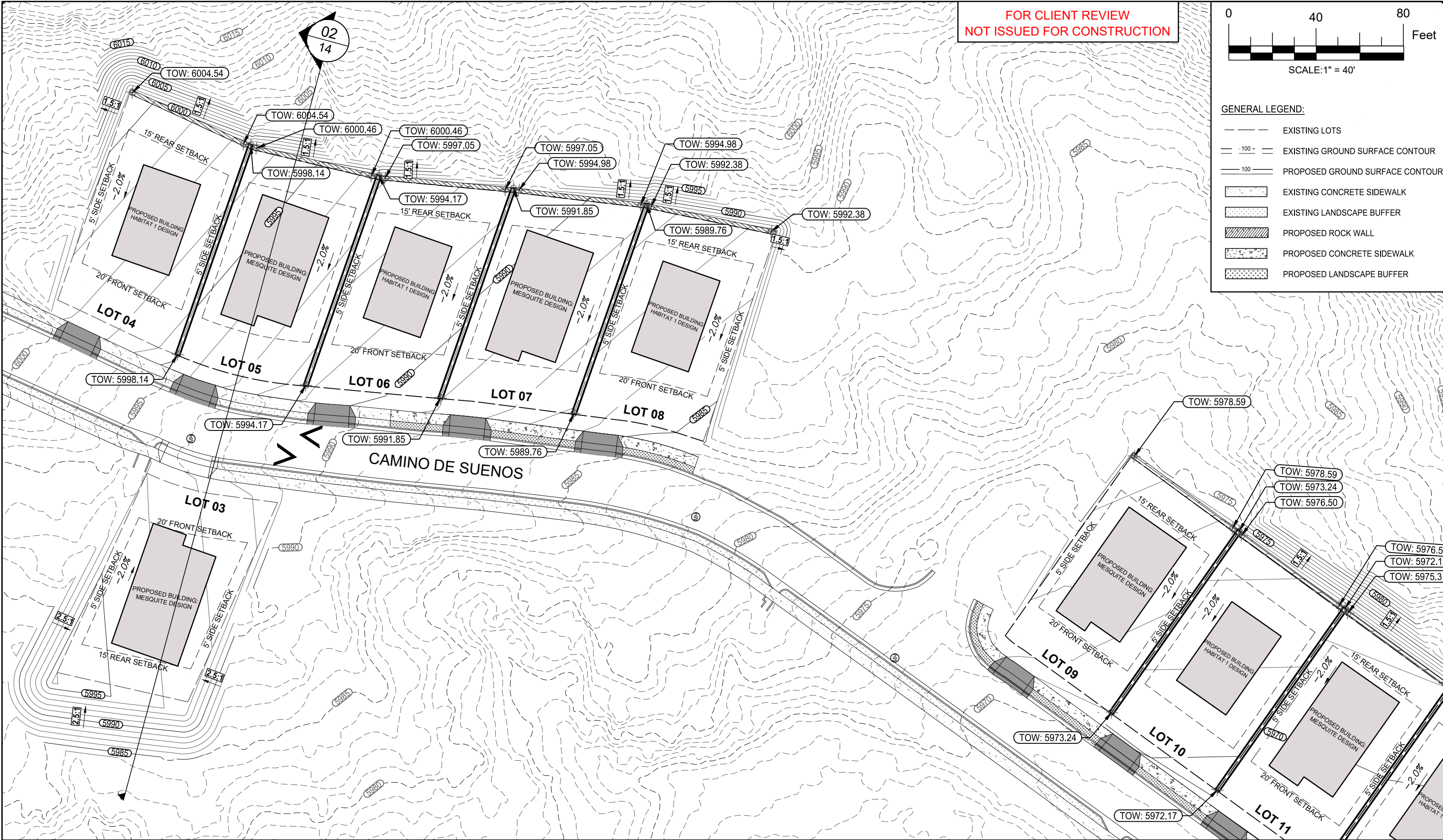


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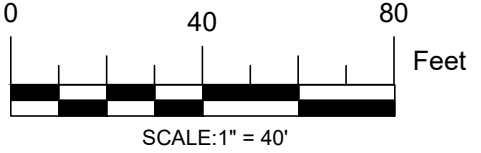


- GENERAL LEGEND:
- EXISTING LOTS
 - EXISTING GROUND SURFACE CONTOUR
 - PROPOSED GROUND SURFACE CONTOUR
 - EXISTING CONCRETE SIDEWALK
 - EXISTING LANDSCAPE BUFFER
 - PROPOSED ROCK WALL
 - PROPOSED CONCRETE SIDEWALK
 - PROPOSED LANDSCAPE BUFFER

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	SHEET TITLE:	GRADING PLAN 1 OF 4							DRAWN BY: CR
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							DATE: FEBRUARY 17, 2025		

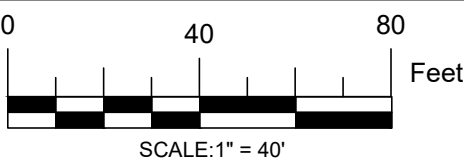


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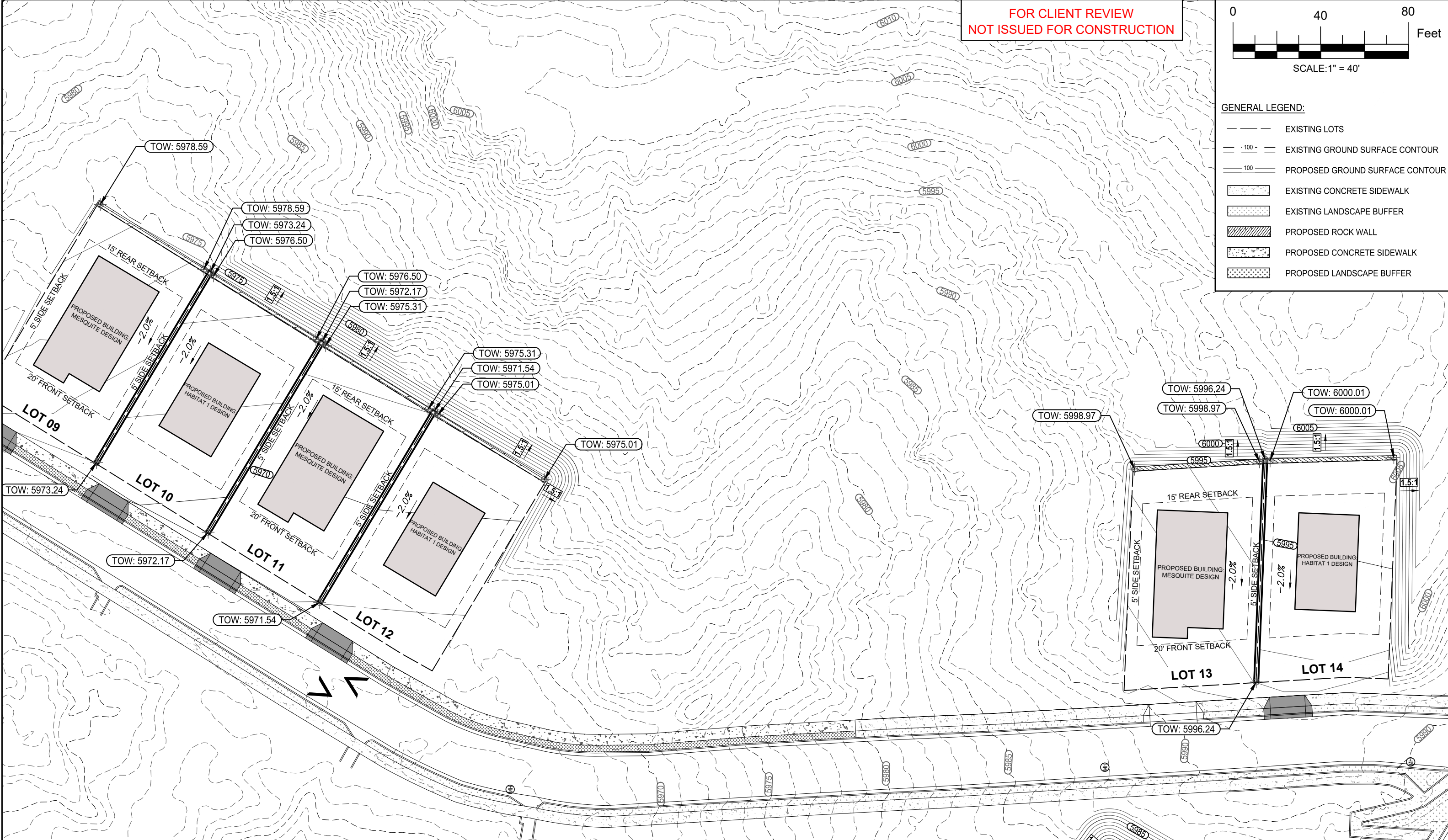


- GENERAL LEGEND:
- EXISTING LOTS
 - EXISTING GROUND SURFACE CONTOUR
 - PROPOSED GROUND SURFACE CONTOUR
 - EXISTING CONCRETE SIDEWALK
 - EXISTING LANDSCAPE BUFFER
 - PROPOSED ROCK WALL
 - PROPOSED CONCRETE SIDEWALK
 - PROPOSED LANDSCAPE BUFFER

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- GENERAL LEGEND:
- EXISTING LOTS
 - EXISTING GROUND SURFACE CONTOUR
 - PROPOSED GROUND SURFACE CONTOUR
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 - PROPOSED LANDSCAPE BUFFER



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SHEET TITLE: GRADING PLAN 3 OF 4

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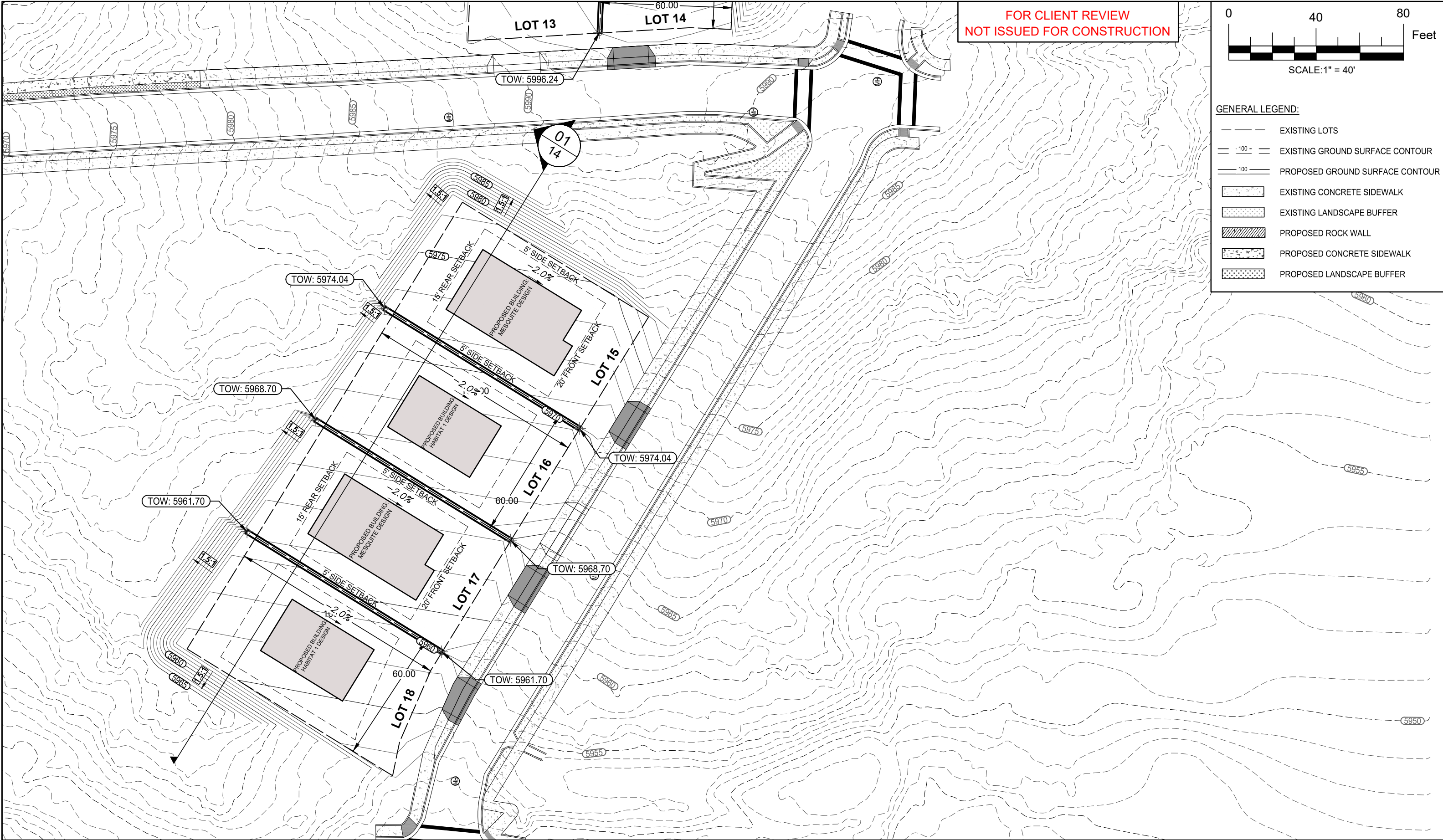
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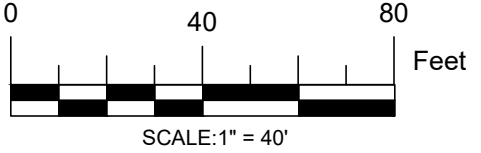
GRADING PLAN 3 OF 4

12



SHEET NO. 12 OF 16

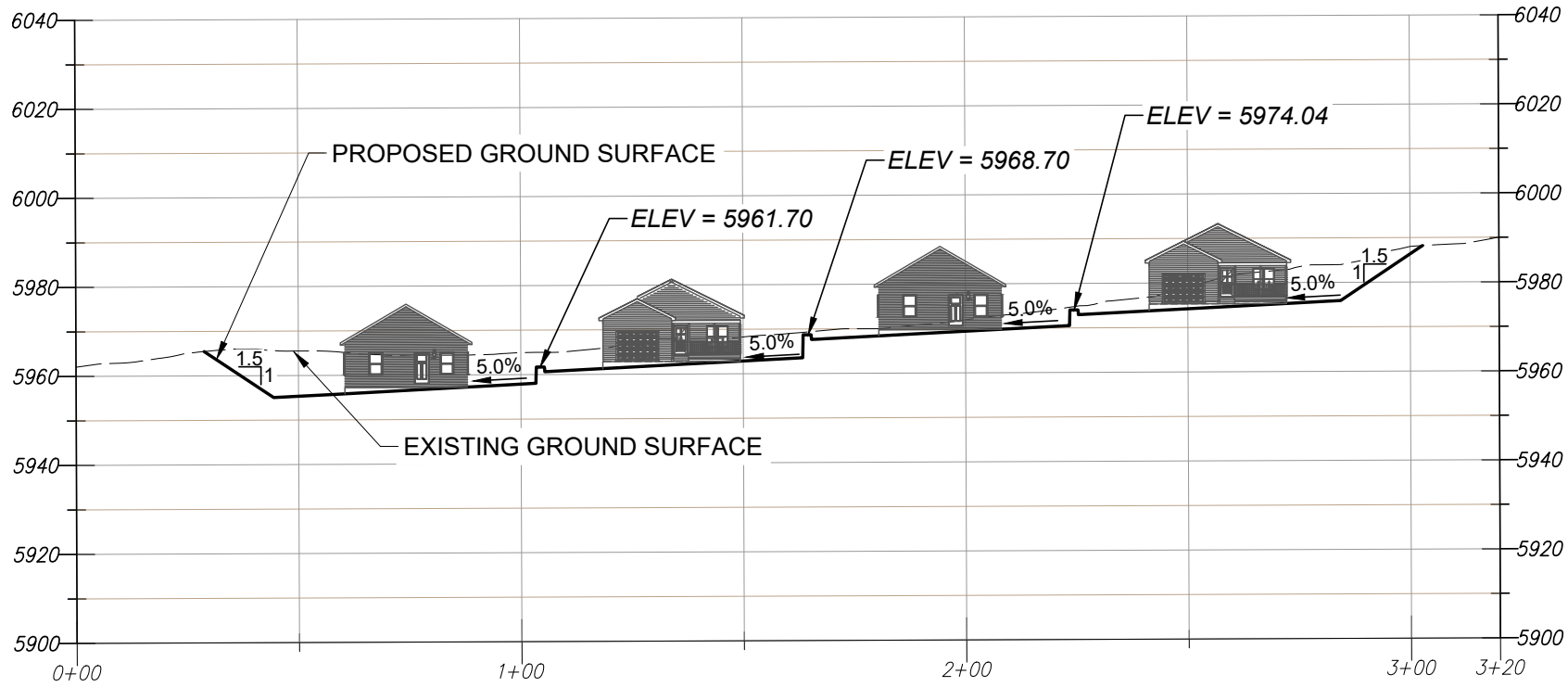


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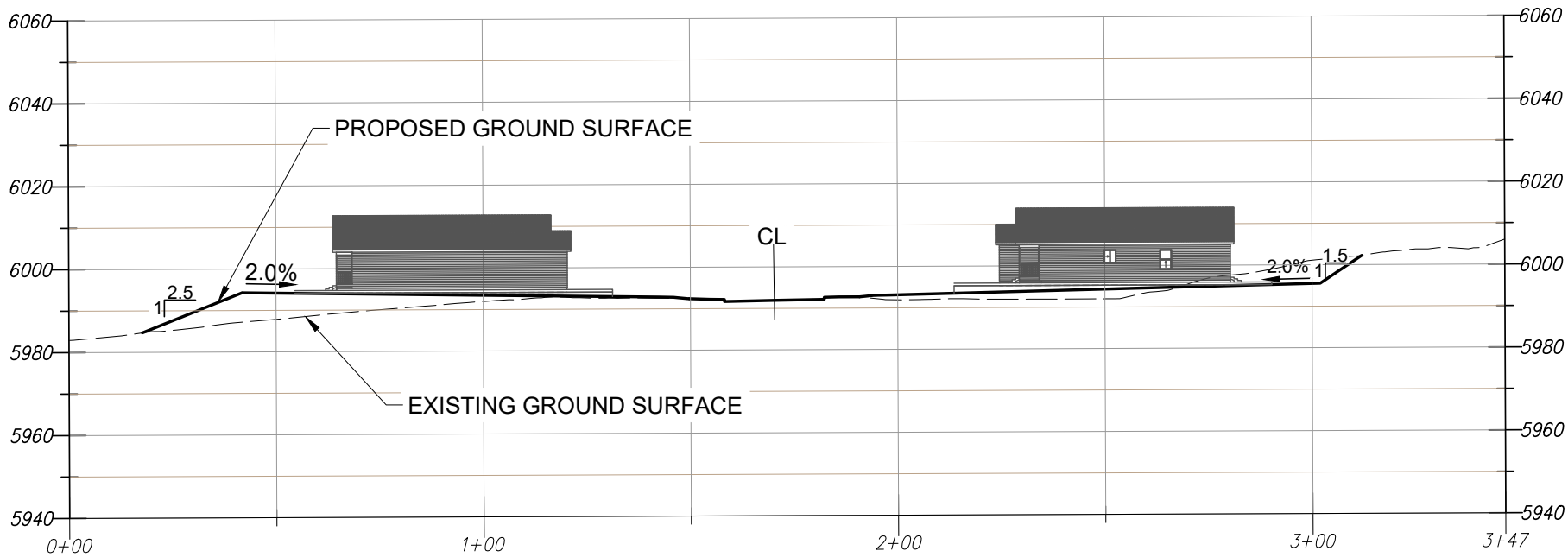


- GENERAL LEGEND:
- EXISTING LOTS
 - EXISTING GROUND SURFACE CONTOUR
 - PROPOSED GROUND SURFACE CONTOUR
 - EXISTING CONCRETE SIDEWALK
 - EXISTING LANDSCAPE BUFFER
 - PROPOSED ROCK WALL
 - PROPOSED CONCRETE SIDEWALK
 - PROPOSED LANDSCAPE BUFFER

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	SHEET TITLE: GRADING PLAN 4 OF 4					DRAWN BY: CR		13
						CHECKED BY: DG		SHEET NO. 13 OF 16
						DATE: FEBRUARY 17, 2025		



CROSS SECTION 01
SCALE 1" = 40' 14



SECTION VIEW 02
SCALE 1" = 40' 14



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SHEET TITLE:

SECTION VIEW

REV.	DESCRIPTION:	DATE:	BY:

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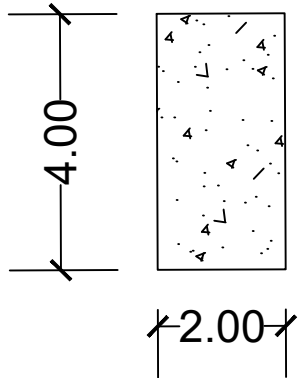
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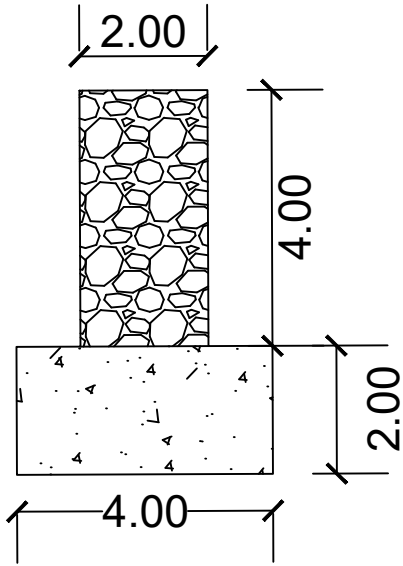
CROSS SECTION

14

SHEET NO. 14 OF 16



REFABRICATED CONCRETE BLOCKS 01
SCALE N.T.S. 15



ROCK WALL 02
SCALE N.T.S. 15



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CROSS SECTION

15

SHEET NO. 15 OF 16



VISTAS DE PLATA PLAN VIEW



LOTS 01 - 02



LOTS 09 - 10 - 11 -12



LOTS 05 - 06 - 07 - 08



LOTS 09 - 10 - 11 -12



LOTS 04 - 05 - 06 - 07 - 08



LOTS 15 - 16 - 17 - 18



LOTS 15 - 16 - 17 - 18



LOTS 01 - 02



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3D RENDERS

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3D RENDERS

16

SHEET NO. 16 OF 16