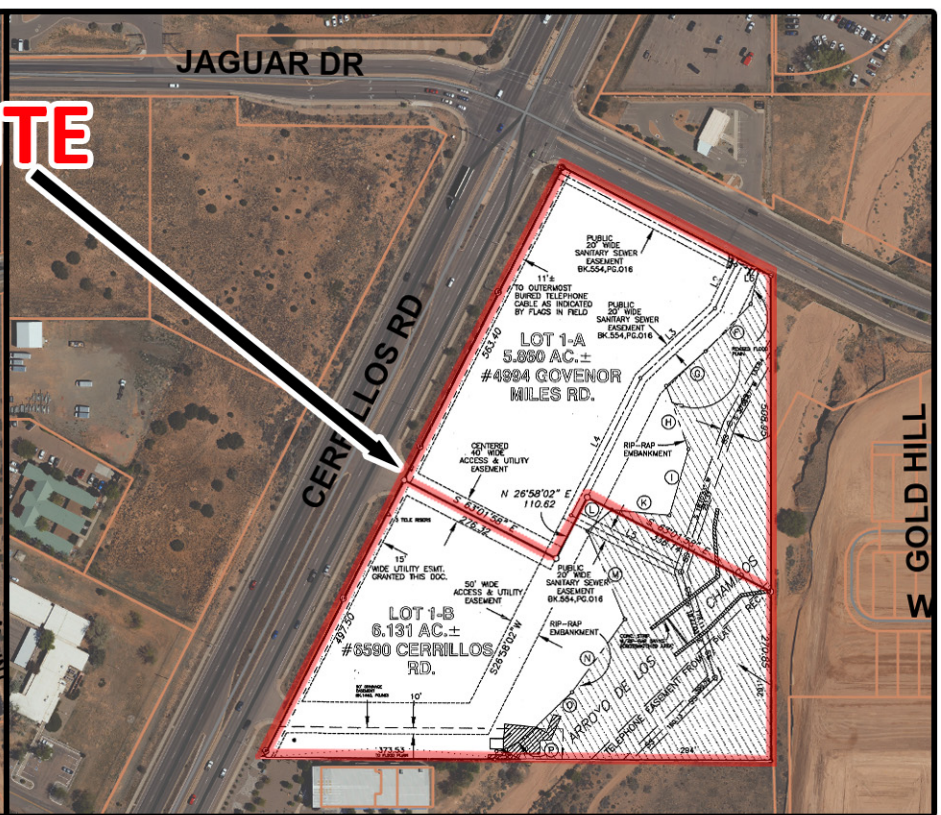
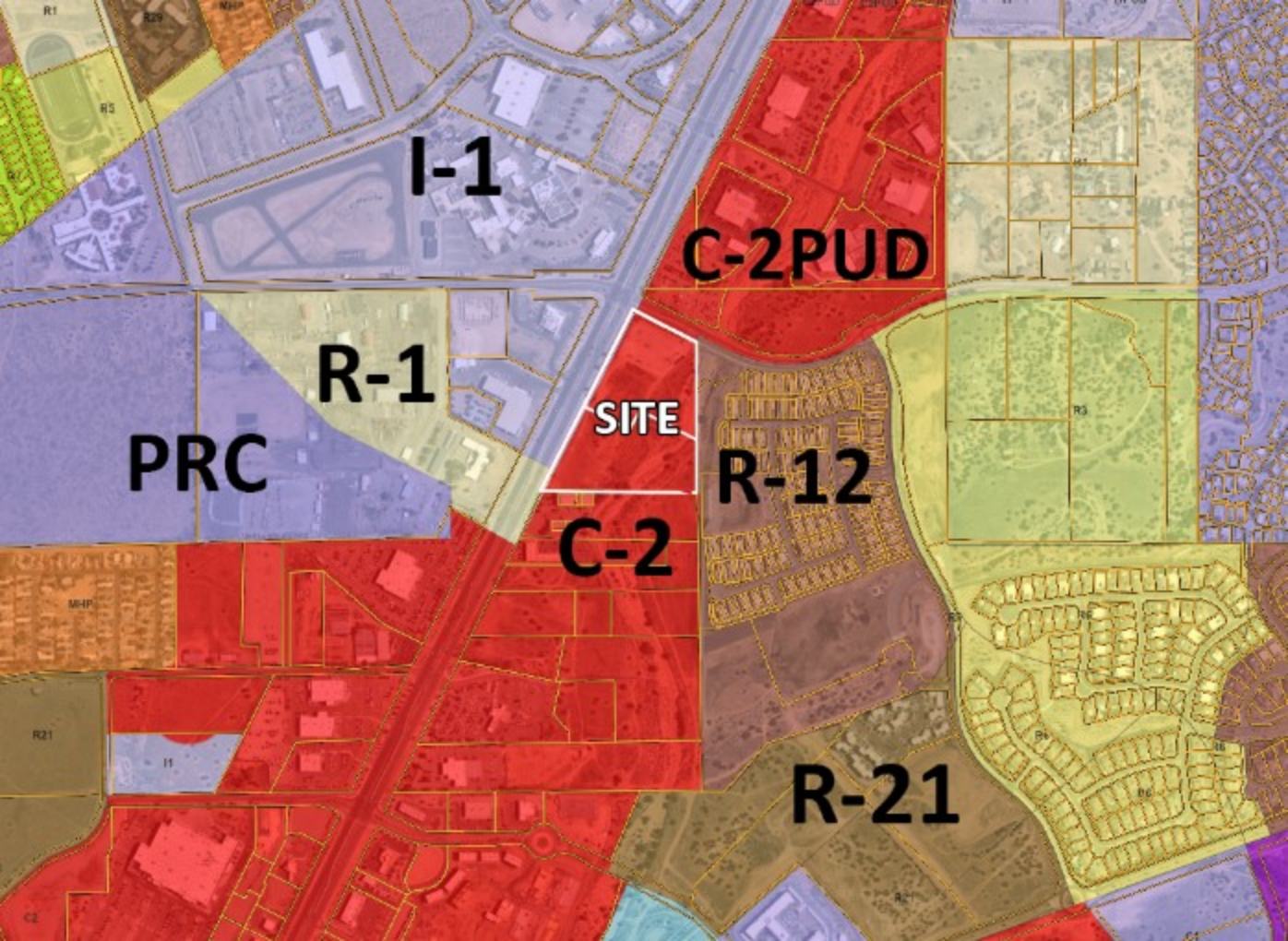


**SITE**





**I-1**

**C-2PUD**

**R-1**

**PRC**

**SITE**

**R-12**

**C-2**

**R-21**

# SITE DEVELOPMENT PLAN

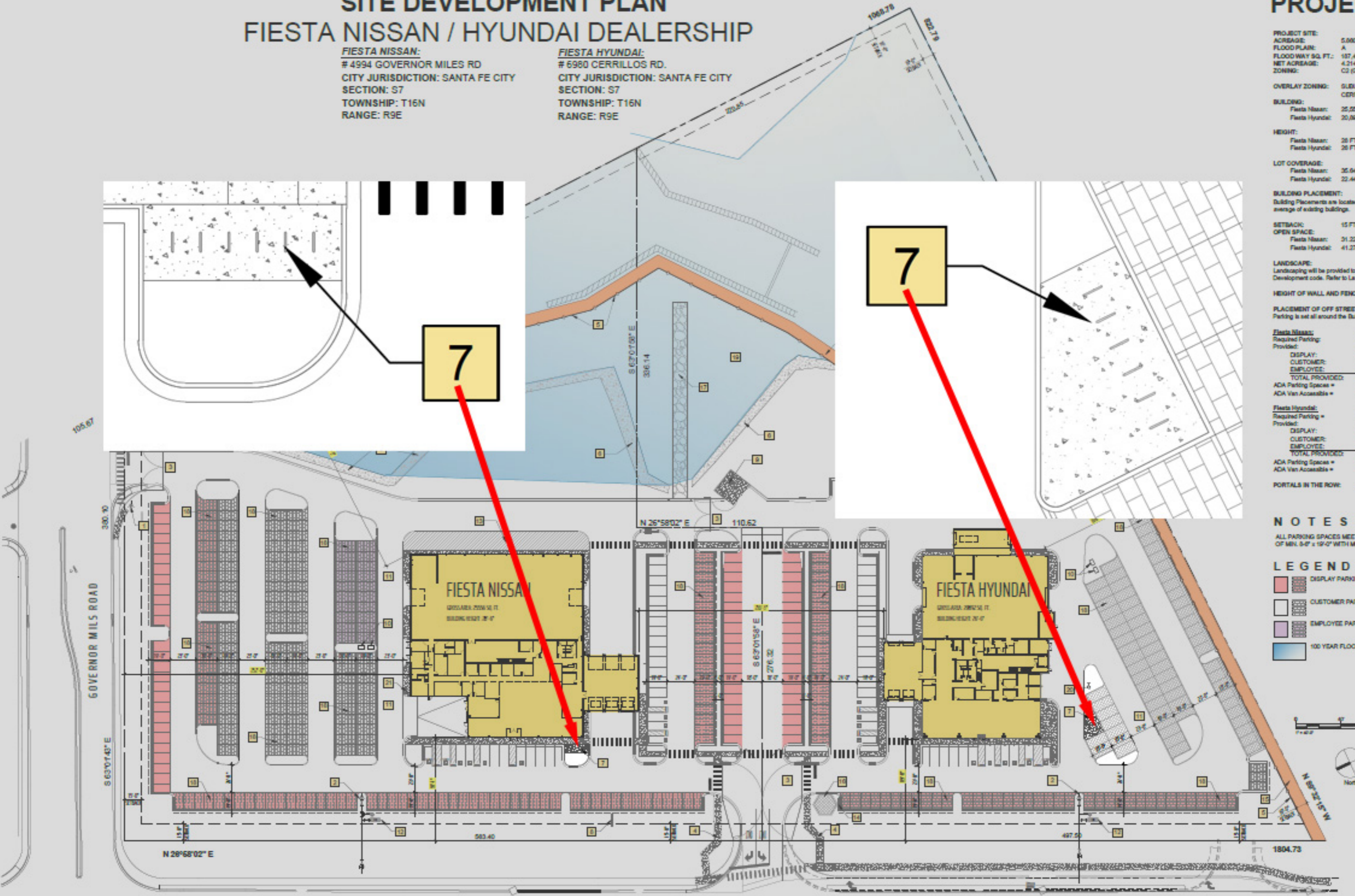
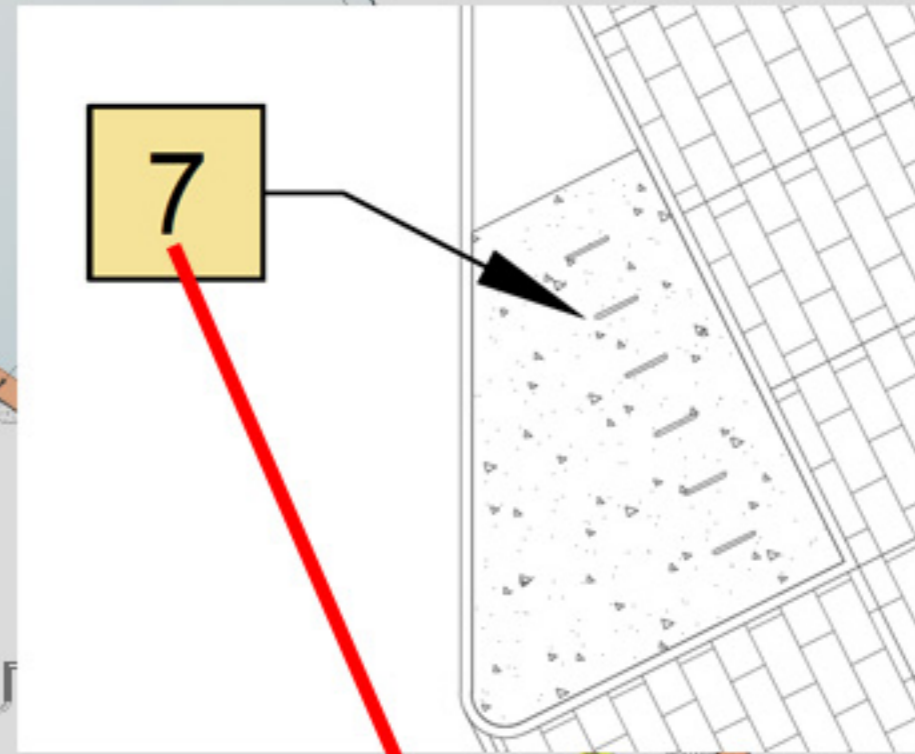
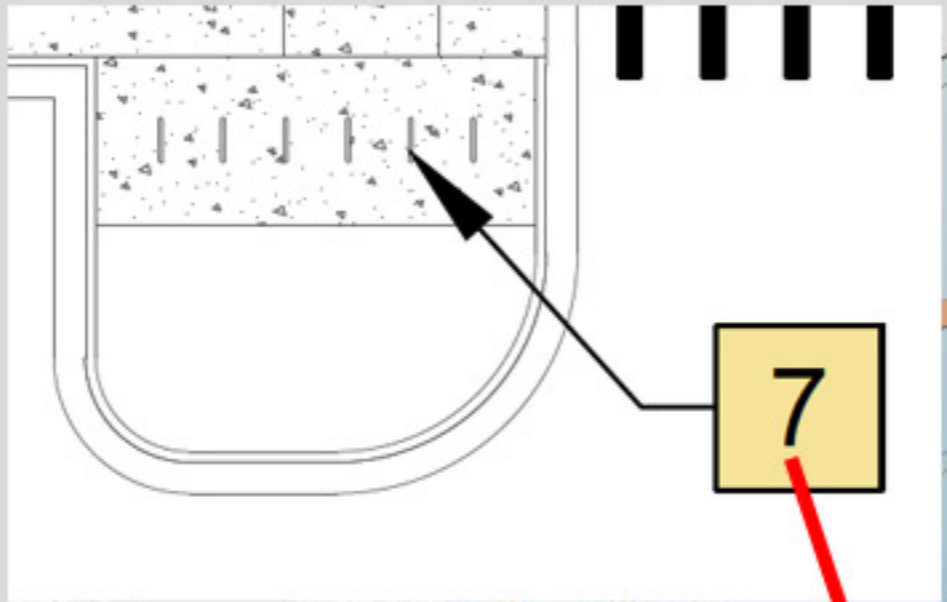
## FIESTA NISSAN / HYUNDAI DEALERSHIP

**FIESTA NISSAN:**  
 # 4994 GOVERNOR MILES RD  
 CITY JURISDICTION: SANTA FE CITY  
 SECTION: S7  
 TOWNSHIP: T16N  
 RANGE: R9E

**FIESTA HYUNDAI:**  
 # 6980 CERRILLOS RD.  
 CITY JURISDICTION: SANTA FE CITY  
 SECTION: S7  
 TOWNSHIP: T16N  
 RANGE: R9E

# PROJECT

PROJECT SITE:	5,000 ACRES ±
FLOOD PLAIN:	A
FLOOD WAY SQ. FT.:	157,407
NET ACREAGE:	4,214 ACRES ±
ZONING:	C2 (General Comm)
OVERLAY ZONING:	SUBURBAN ARO CERRILLOS ROAD
BUILDING:	
Fiesta Nissan:	25,22 SF
Fiesta Hyundai:	20,860 SF
HEIGHT:	
Fiesta Nissan:	28 FT.
Fiesta Hyundai:	28 FT.
LOT COVERAGE:	
Fiesta Nissan:	35.64%
Fiesta Hyundai:	32.44%
BUILDING PLACEMENT:	Building Placements are located beyond the average of existing buildings.
SETBACK:	15 FT.
OPEN SPACE:	
Fiesta Nissan:	31.22 %
Fiesta Hyundai:	41.27 %
LANDSCAPE:	Landscape will be provided to meet the req. Development code. Refer to Landscape Draw.
HEIGHT OF WALL AND FENCES:	8 FT.
PLACEMENT OF OFF STREET PARKING:	Parking is set all around the Buildings
<b>Fiesta Nissan:</b>	
Required Parking:	112
Provided:	
DISPLAY:	130
CUSTOMER:	120
EMPLOYEE:	20
TOTAL PROVIDED:	270
ADA Parking Spaces =	8
ADA Van Accessible =	2
<b>Fiesta Hyundai:</b>	
Required Parking =	86
Provided:	
DISPLAY:	77
CUSTOMER:	99
EMPLOYEE:	22
TOTAL PROVIDED:	198
ADA Parking Spaces =	8
ADA Van Accessible =	2
PORTALS IN THE ROW:	NONE



**NOTES:**  
 ALL PARKING SPACES MEET THE STAN-  
 DARD OF MIN. 9'-0" x 19'-0" WITH MIN. 23'-0" AISLE

**LEGEND:**

[Red hatched box]	DISPLAY PARKING SPACE
[White box]	CUSTOMER PARKING SPACE
[Purple hatched box]	EMPLOYEE PARKING SPACE
[Blue shaded area]	100 YEAR FLOOD ZONE A

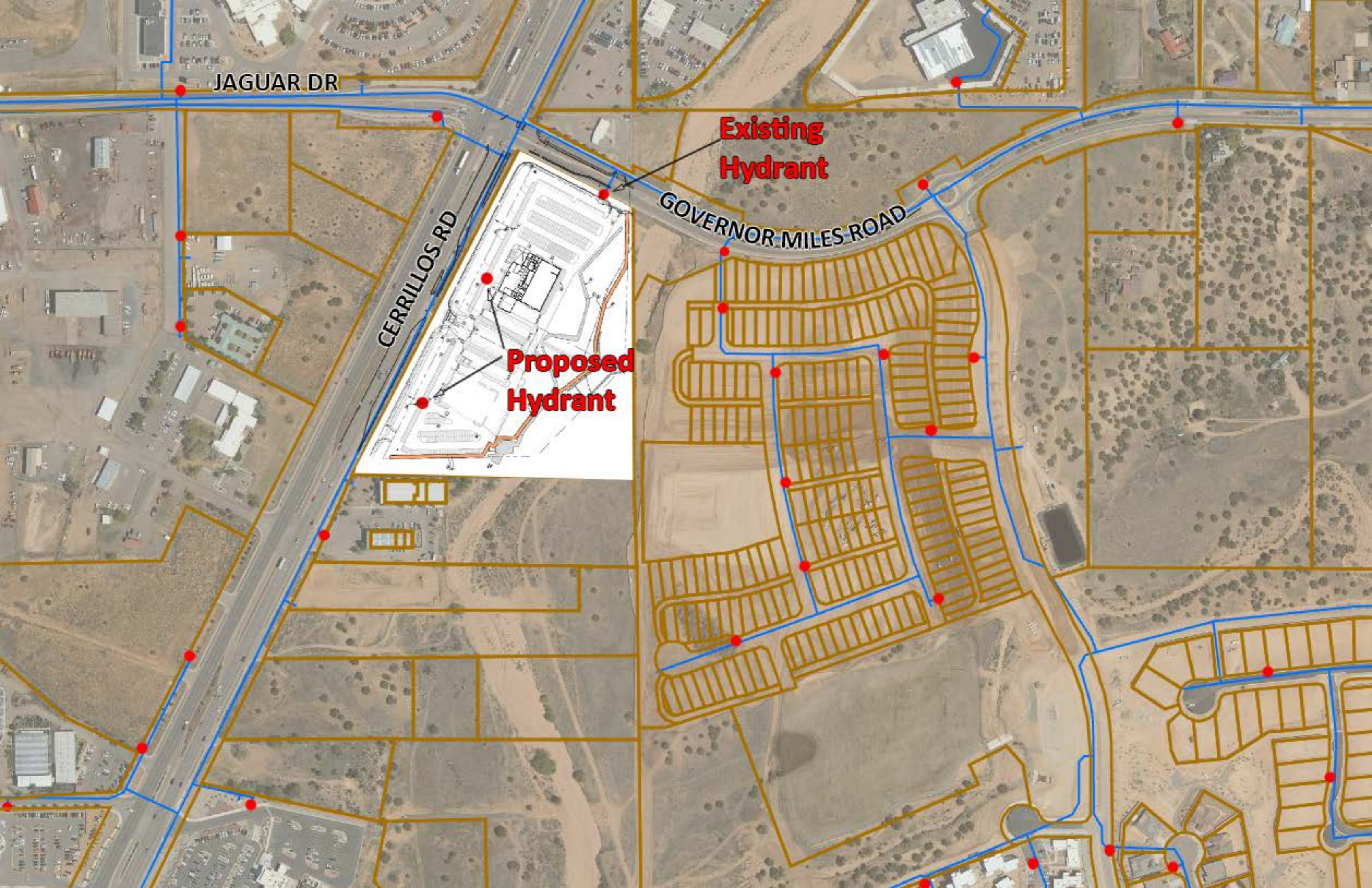


SITE PLAN KEYNOTE:

# Planned Arroyo Chamiso Trail

**SITE**





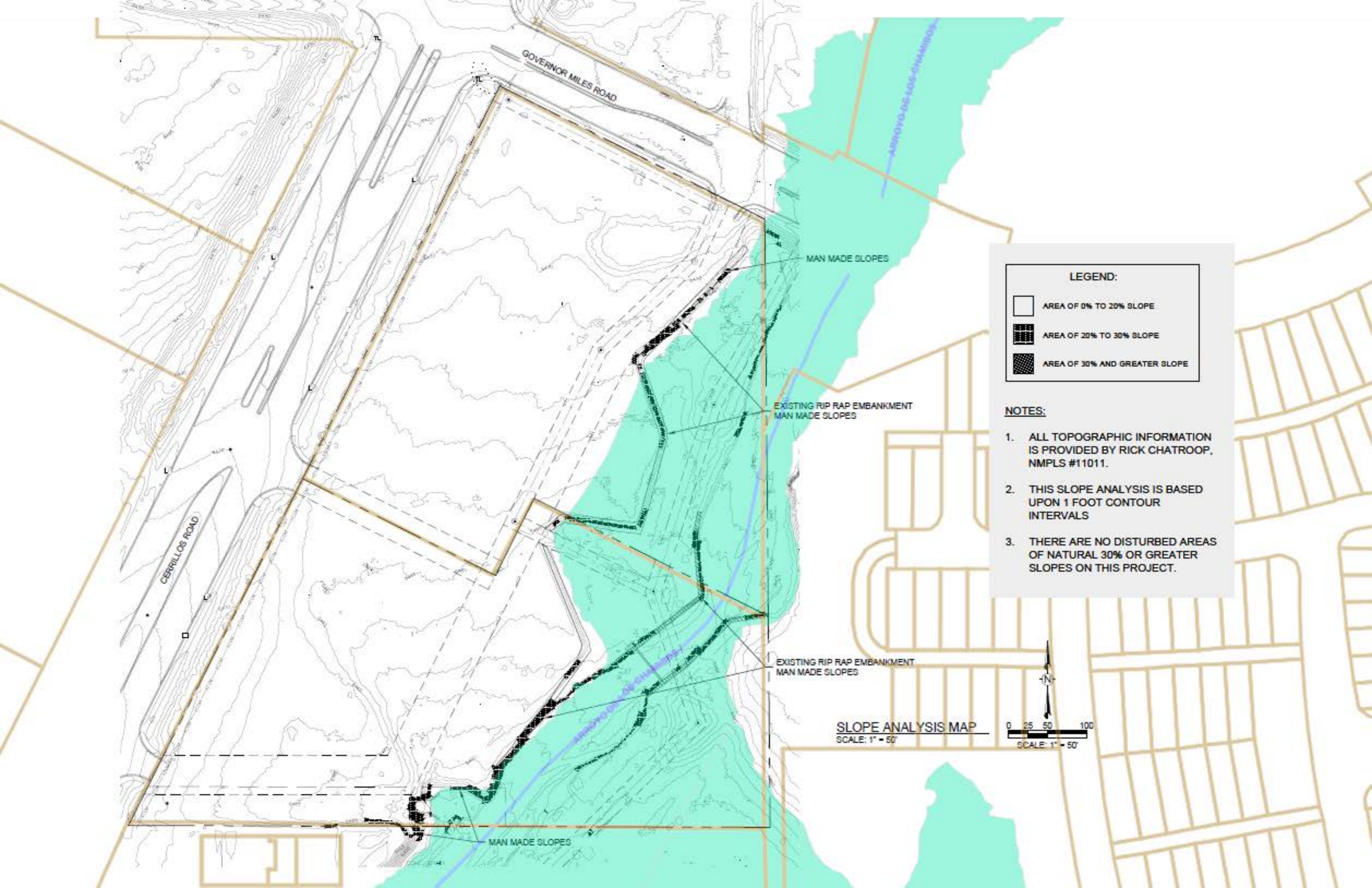
JAGUAR DR

CERRILLOS RD

GOVERNOR MILES ROAD

Existing Hydrant

Proposed Hydrant



**LEGEND:**

- AREA OF 0% TO 20% SLOPE
- AREA OF 20% TO 30% SLOPE
- AREA OF 30% AND GREATER SLOPE

**NOTES:**

1. ALL TOPOGRAPHIC INFORMATION IS PROVIDED BY RICK CHATROOP, NMPLS #11011.
2. THIS SLOPE ANALYSIS IS BASED UPON 1 FOOT CONTOUR INTERVALS
3. THERE ARE NO DISTURBED AREAS OF NATURAL 30% OR GREATER SLOPES ON THIS PROJECT.

**SLOPE ANALYSIS MAP**  
SCALE: 1" = 50'

