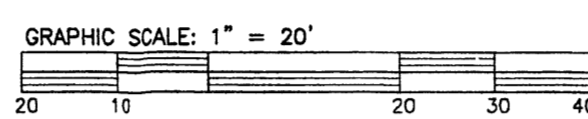
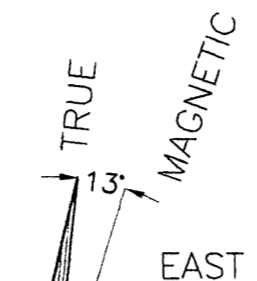


PROJECT NUMBER: 1007095
 Application Number:
 DRB SITE DEVELOPMENT PLAN APPROVAL:

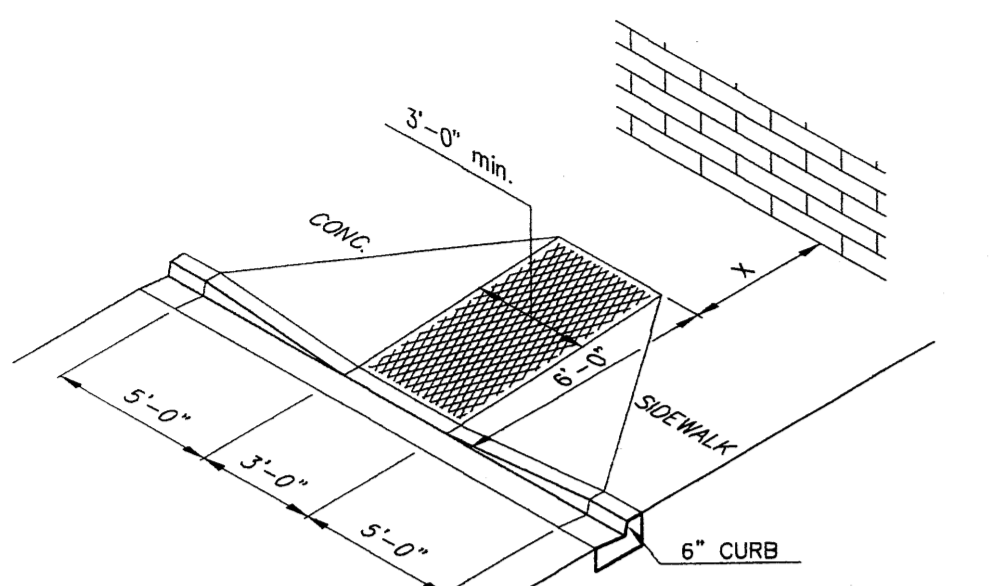
CITY OF ALBUQUERQUE
 "SOLID WASTE"
 MANAGEMENT DEPARTMENT
 APPROVED

McD 25 02-29-12
 Traffic Engineering, Transportation Division
 Date
a. Pater 02/29/12
 ABCWA Date
Carl S. Demont 2-29-12
 Parks and Recreation Department Date
Antonio A. Chena 2-28-12
 City Engineer Date
N.A.
 Environmental Health Department (conditional) Date
Lee White 2/24/12
 Solid Waste Management Date
Paul Chua 5-4-12
 DRB Chairperson, Planning Department Date

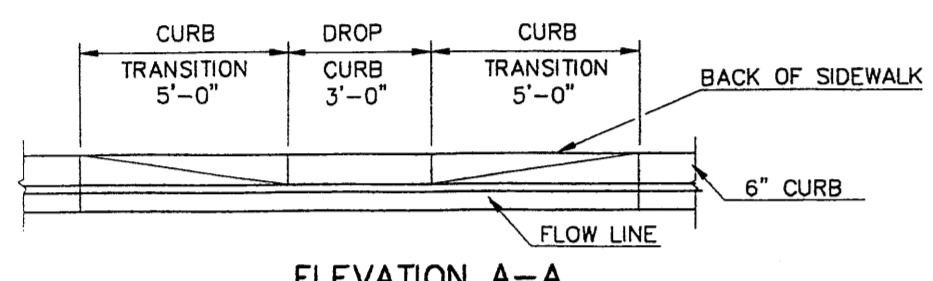
PLANS CHECKING OFFICE
 824-2611
 APPROVED/DISAPPROVED
 RETURN(S) ONLY
 DATE: 02/28/12
 SIGNATURE & DATE



LEGAL DESCRIPTION	
LOT NUMBERED ONE (1) OF THE LANDS OF L. W. BARRETT, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 3, 1976 IN MAP BOOK C11, FOLIO 56.	
UPC#	100905644006641307
LOT AREA	= 0.994 ACRES



If "a" is less than 48" then the slope of the flared side shall not exceed 12:1.

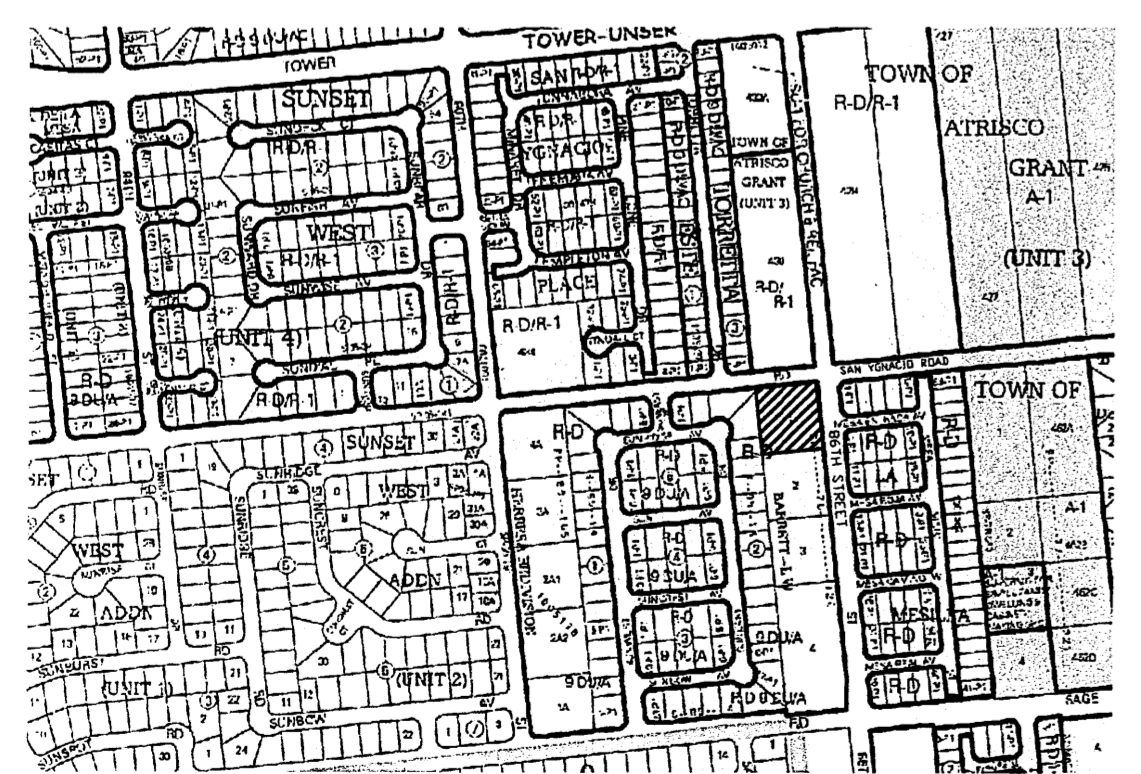


- NOTES:
- Ramps are designed to the Uniform Federal Accessibility Standards to comply with the Americans with Disabilities Act.
 - Ramps Shall Have a Tactile Surface, textured to a Depth Not Exceeding 1/8" by use of Timp or roller in Conformance with Requirements of FDOT Roadway and Traffic Design Standards, Detail 304 Or Most Recent Modifications.

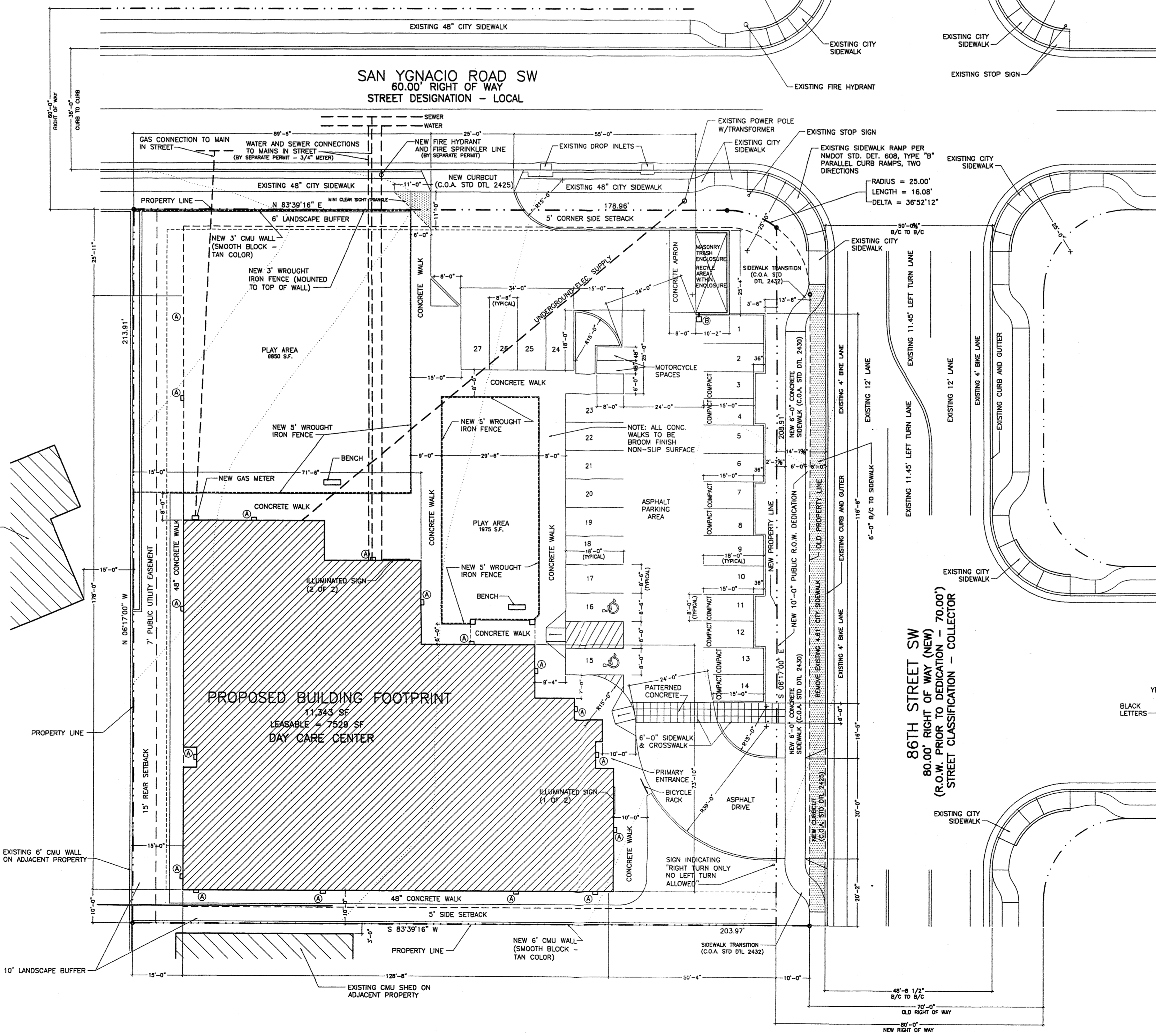
ACCESSIBLE RAMP DETAILS

SITE LIGHTING SPECIFICATIONS

- NOTES:
- All building mounted site lighting shall be wall mounted at 8'-0" o.f.f. on the west and south sides and at 10'-0" o.f.f. on the north and east sides at the locations designated (A) on the Site Plan. There shall be a parking area light fixture, pole mounted at 16'-0" at the location designated (B) on the Site Plan.
 - Fixture A specification: Lithonia 70W Metal Halide Cutoff Wall Pack Model #TWAC70MTLPI (or equal).
 - Fixture B specification: Lithonia 70W Metal Halide Area Light Model #KAD250MR3120SPD09 (or equal). Provide timer control - this fixture shall not be illuminated between 10:00 PM and 7:00 AM.
 - Fixtures shall comply with IES cutoff lighting standards.
 - All lighting shall comply with Section 14-16-3-9 of the Zoning Code.

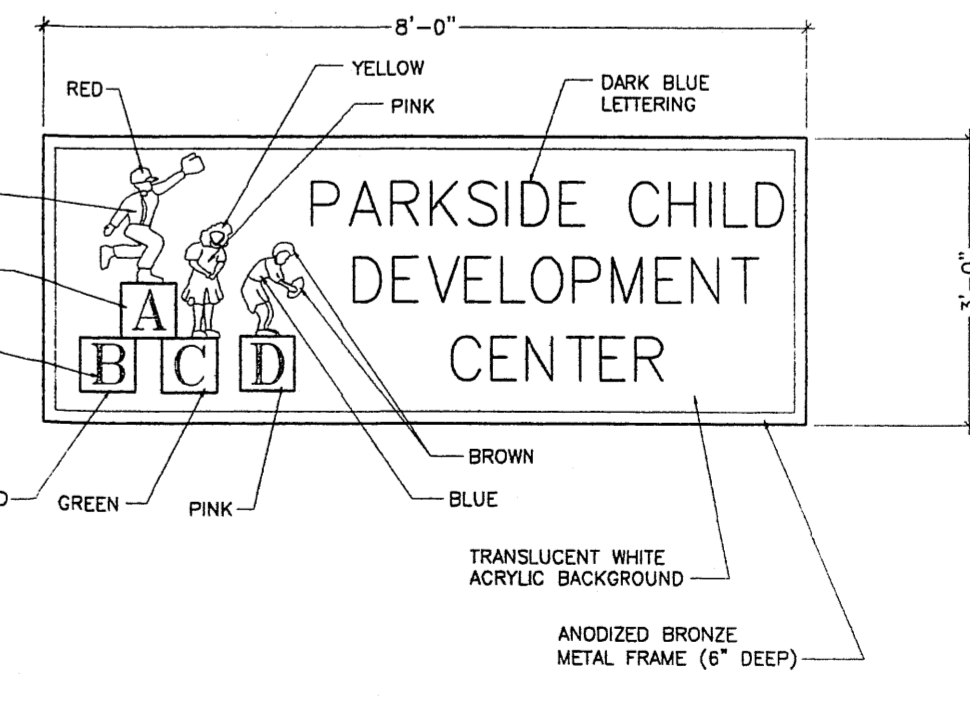


VICINITY MAP 1" = 600'



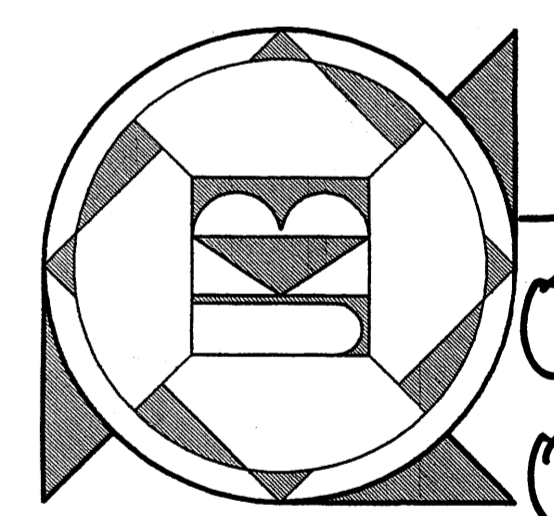
BUILDING DATA	
PROJECT:	PARKSIDE CHILD DEVELOPMENT CENTER 901 86TH STREET SW ALBUQUERQUE, NEW MEXICO 87121
OWNER:	EIGHTY SIXTH LIMITED PARTNERSHIP 142 WALDEN ROAD CORRALES, NEW MEXICO 87048
ZONE ATLAS MAP:	L-9-Z
BUILDING TYPE:	EDUCATIONAL - DAY CARE
CONSTRUCTION TYPE:	VA
ZONING:	SU-1 FOR DAY CARE

PARKING CALCULATIONS:	
2 SPACES PLUS 1 SPACE PER	
500 SF NET LEASABLE AREA	
NET LEASABLE AREA = 7529 SF	
7529/500 = 15 + 2 = 17	
REQUIRED PARKING = 17 SPACES	
PROVIDED PARKING = 27 SPACES	
REQUIRED HC PARKING = 1 SPACES	
PROVIDED HC PARKING = 2 SPACES	
1 SPACE VAN ACCESSIBLE	
REQUIRED MOTORCYCLE PARKING = 1 SPACES	
PROVIDED MOTORCYCLE PARKING = 2 SPACES	
REQUIRED BICYCLE PARKING = 2 SPACES	
PROVIDED BICYCLE PARKING = 4 SPACES	

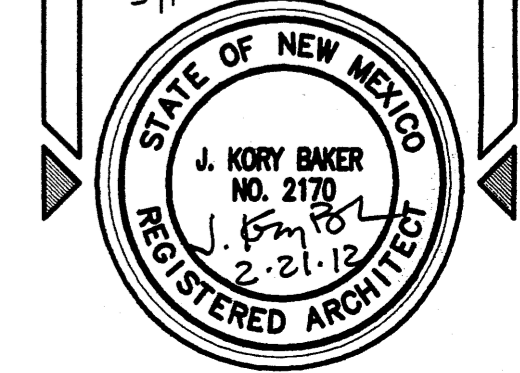


- NOTES:
- Sign to be illuminated internally utilizing fluorescent lighting.
 - Locations for 2 signs indicated in plan view on this sheet and in elevation view on sheet A10.
 - Sign area is 24 square feet (each sign).
 - All signage must comply with section 14-16-3-5 of the Zoning Code.
 - Only one sign may be illuminated between 10:00 PM and 7:00 AM. (Sign at north elevation will not be illuminated between 10:00 PM and 7:00 AM.)

PARKSIDE CHILD DEVELOPMENT CENTER
 ALBUQUERQUE - NEW MEXICO

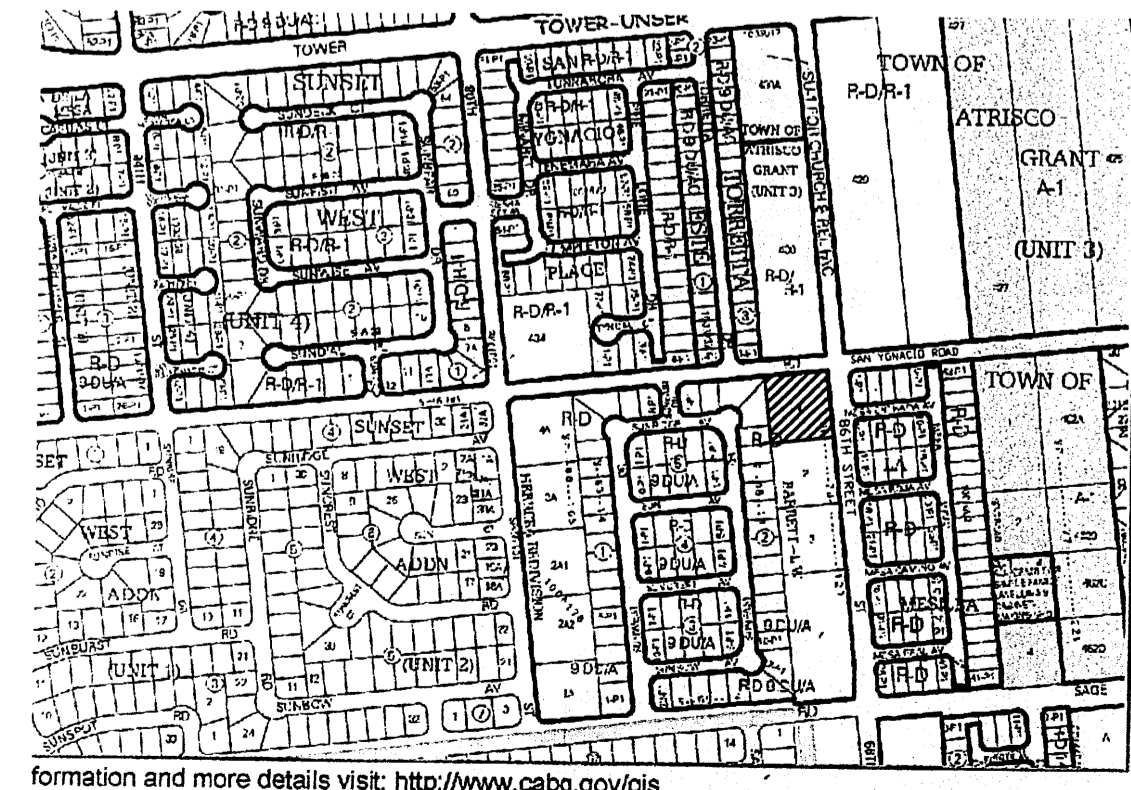


J. KORY BAKER - ARCHITECT
 P.O. BOX 254 • ESTANCIADA NM 87016
 505-384-3112

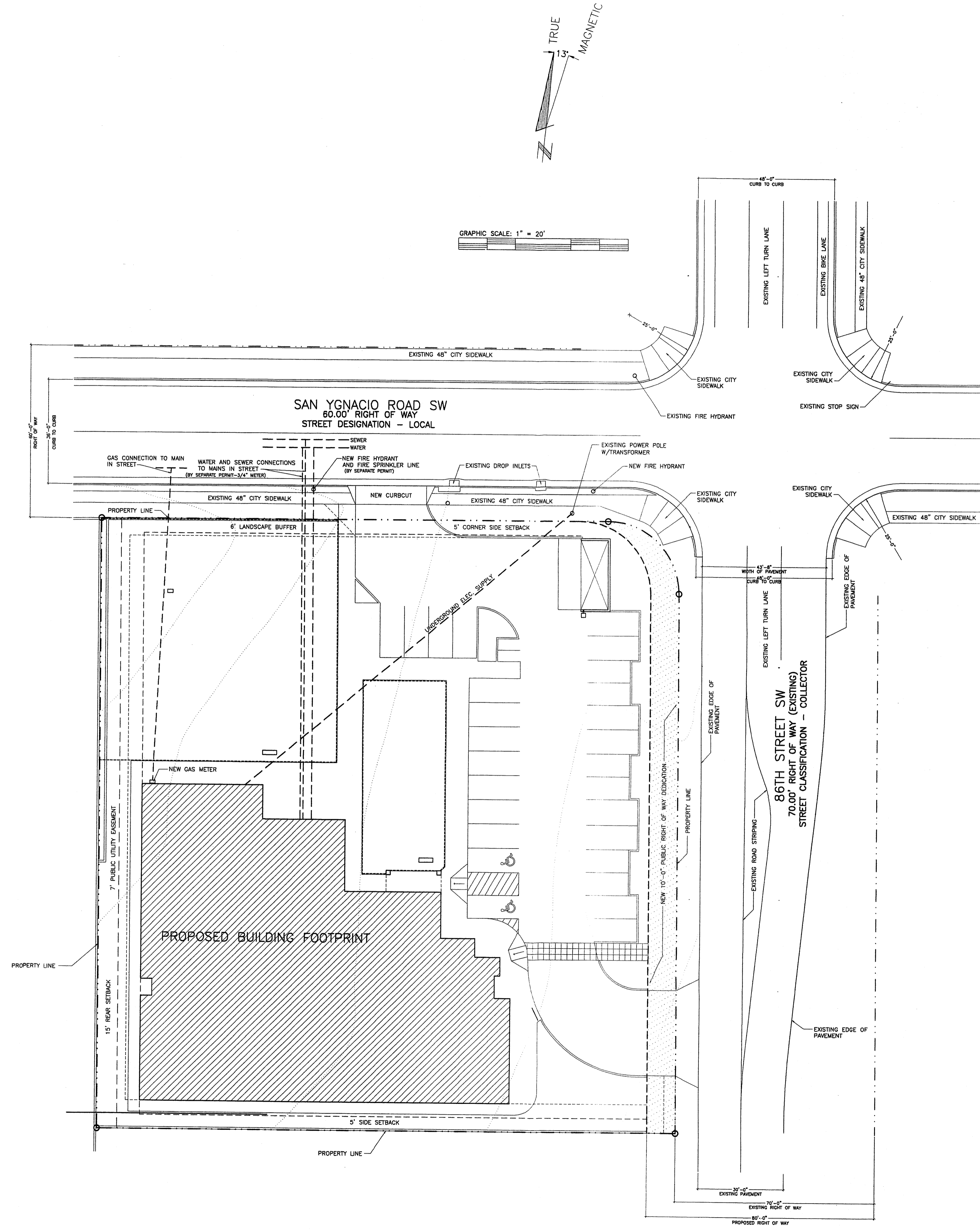


1007095

1007095



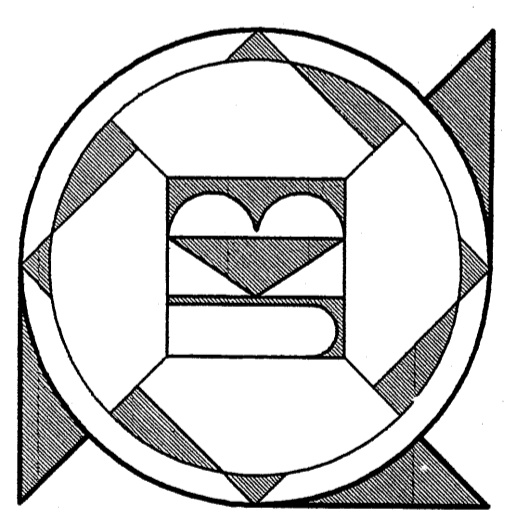
VICINITY MAP 1" = 600'



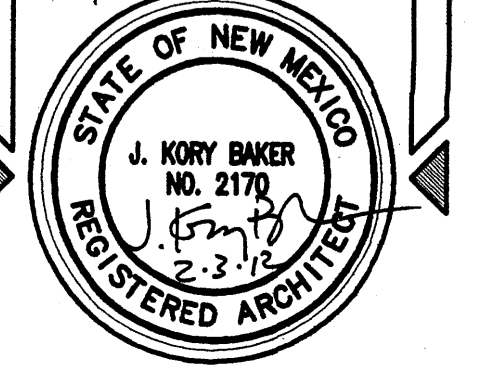
UTILITY PLAN 1" = 20'-0"

LEGAL DESCRIPTION	
LOT NUMBERED ONE (1) OF THE LANDS OF L. W. BARRETT, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 3, 1976 IN MAP BOOK C11, FOLIO 56.	
UPC#	100905644006641307
LOT AREA = 0.994 ACRES	

BUILDING DATA	
PROJECT:	PARKSIDE CHILD DEVELOPMENT CENTER 901 86TH STREET SW ALBUQUERQUE, NEW MEXICO 87121
OWNER:	EIGHTY SIXTH LIMITED PARTNERSHIP 142 WALDEN ROAD CORRALES, NEW MEXICO 87048
ZONE ATLAS MAP:	L-9-Z
BUILDING TYPE:	EDUCATIONAL - DAY CARE
CONSTRUCTION TYPE:	VA
ZONING:	SU-1 FOR DAY CARE



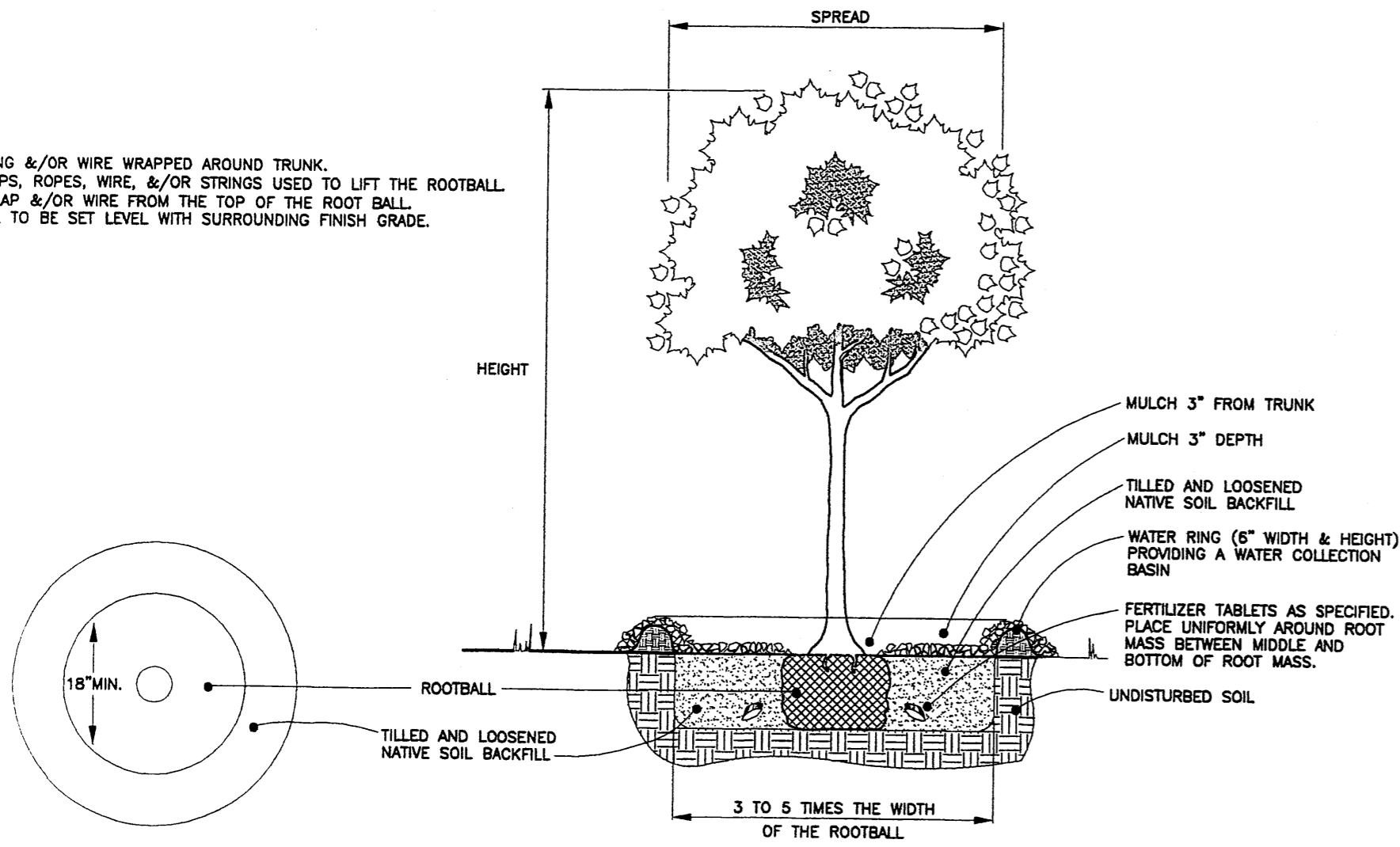
J. KORY BAKER • ARCHITECT
 P.O. BOX 254 • ESTANCIA NM 87016
 505 • 384 • 3112
 DATE: 9-26-11
 REVISIONS: 10-23-11
 DRAWN BY: JKB
 SHEET NUMBER: U1



PARKSIDE CHILD DEVELOPMENT CENTER
 ALBUQUERQUE • NEW MEXICO

NOTES:

1. REMOVE ALL STRING &/OR WIRE WRAPPED AROUND TRUNK.
2. REMOVE ALL STRAPS, ROPES, WIRE, &/OR STRINGS USED TO LIFT THE ROOTBALL.
3. REMOVE ALL BURLAP &/OR WIRE FROM THE TOP OF THE ROOTBALL.
4. TOP OF ROOTBALL TO BE SET LEVEL WITH SURROUNDING FINISH GRADE.



TREE PLANTING DETAIL

COMPLIANCE STATEMENT

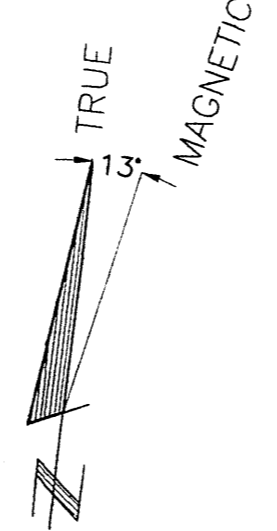
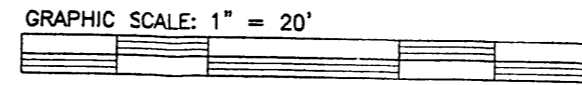
General Contractor agrees to advise the owner of the restrictions of Article 6-1-1, Water Conservation Landscaping and Waste Water Ordinance.

Landscape Contractor must construct all landscape elements, irrigation systems and plantings in accordance with the restrictions of Article 6-1-1.

Owner agrees to maintain and operate all landscape systems in accordance with Article 6-1-1.

General Contractor _____ Date _____

Owner _____ Date _____



LEGAL DESCRIPTION	
LOT NUMBERED ONE (1) OF THE LANDS OF L. W. BARRETT, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 3, 1976 IN MAP BOOK C11, FOLIO 56.	
UPC#	100905644006641307
LOT AREA = 0.994 ACRES	

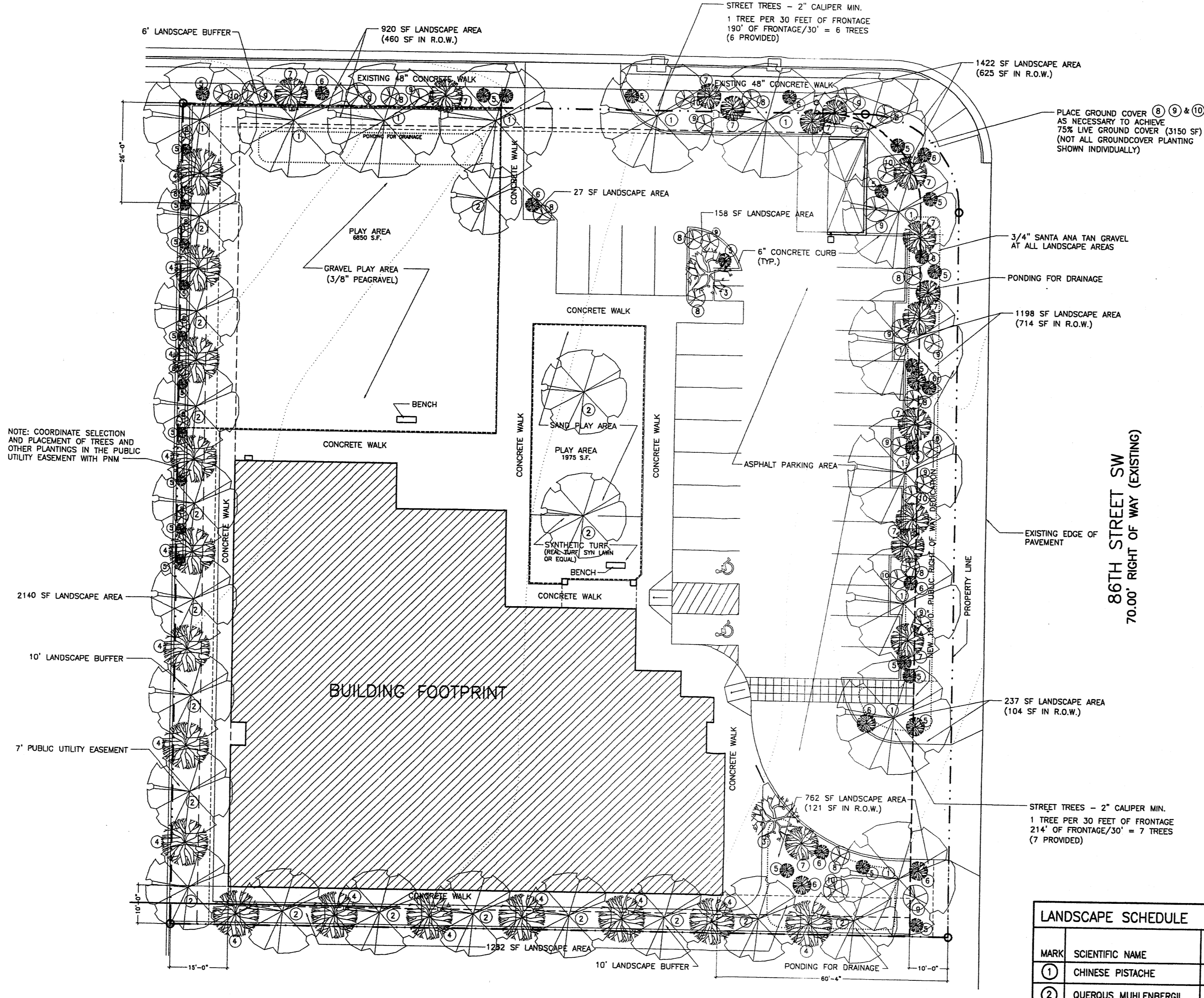
BUILDING DATA	
PROJECT:	PARKSIDE CHILD DEVELOPMENT CENTER
901 86TH STREET SW	
ALBUQUERQUE, NEW MEXICO 87121	
OWNER:	EIGHTY SIXTH LIMITED PARTNERSHIP
142 WALDEN ROAD	
CORRALES, NEW MEXICO 87048	
ZONE ATLAS MAP:	L-9-Z

LANDSCAPE AREA CALCULATIONS:		
GROSS SITE AREA		41,365 SF
BUILDING AREA		11,343 SF
LANDSCAPED RIGHT-OF WAY		2024 SF
NET SITE AREA		27,998 SF
15% OF NET AREA		4200 SF
LANDSCAPE AREA REQUIRED 15%	4200 SF	
LANDSCAPE AREA PROVIDED 28%	7961 SF	
GROUND COVER AREA REQ. 75%	3150 SF	
GROUND COVER AREA PROV. 75%	3150 SF	
STREET TREES REQUIRED	13	
STREET TREES PROVIDED	13	

LANDSCAPE NOTES

1. Landscape and irrigation system maintenance shall be the responsibility of the owner.
2. Landscape shall be watered by a complete underground irrigation drip system operated by automatic controller.
3. Plantings shall achieve a minimum 75% live ground cover at maturity.
4. All landscape areas shall be mulched with 2 - 3" minimum depth landscape gravel over commercial grade weed barrier fabric.
5. Owner shall be provided with irrigation as-built drawings showing location of all irrigation components.
6. Design and provision of landscaping shall be in compliance with the City of Albuquerque Zoning Code, Pollen Ordinance, and the Water Conservation Landscaping and Waste Water Ordinance.

SAN YGNACIO ROAD SW
60.00' RIGHT OF WAY



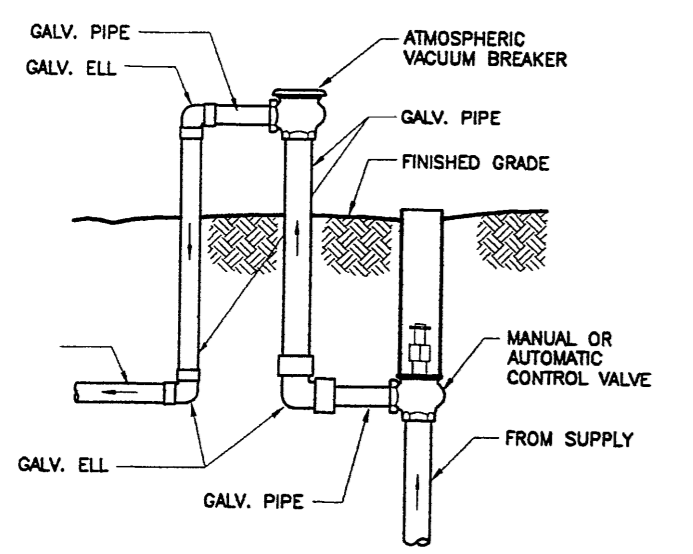
NOTE: ALL LANDSCAPE PLANTINGS ARE NEW, NONE ARE EXISTING

LANDSCAPE PLAN

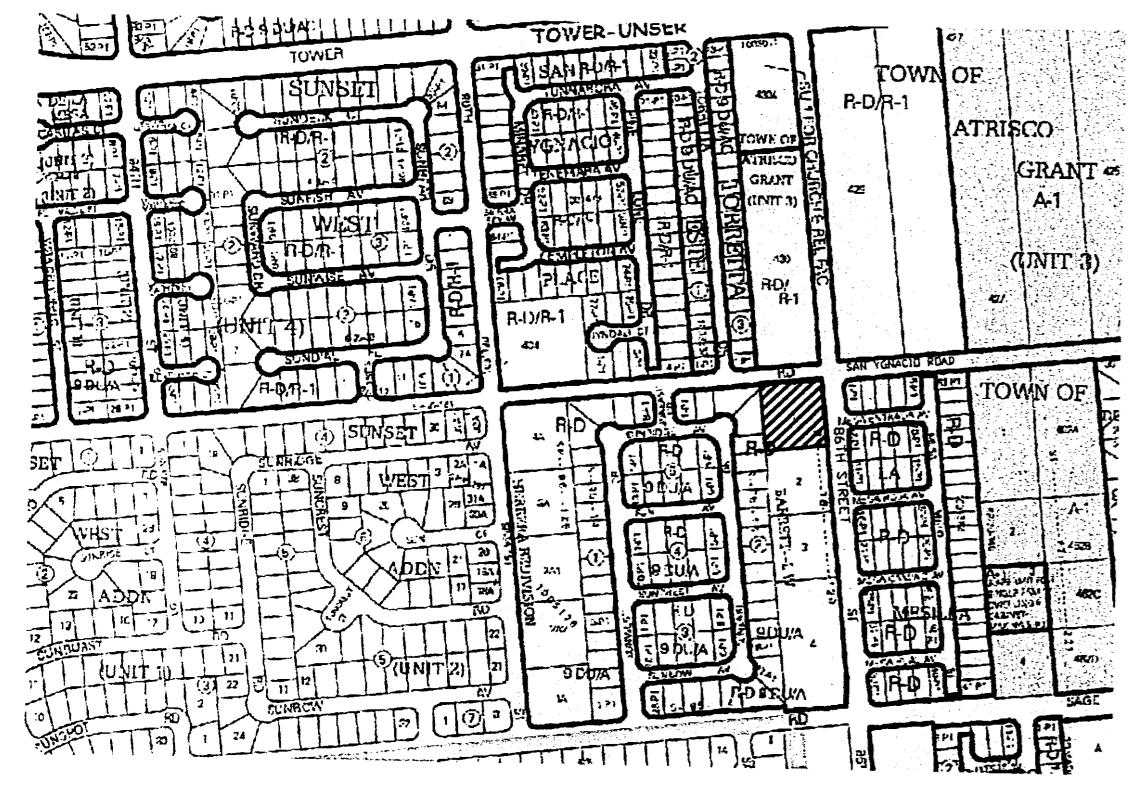
1" = 20'-0"

LANDSCAPE SCHEDULE										
MARK	SCIENTIFIC NAME	COMMON NAME	INSTALLED SIZE	QTY	TYPE	APPROX. HEIGHT	APPROX. SPREAD	WATER USE	ALLERGIC POTENTIAL	
①	CHINESE PISTACHE	PISTACHIA CHINENSIS	2" CALIPER	12	TREE/DECIDUOUS	60'	60'	MEDIUM	LOW	
②	QUERUS MUEHLBERGII	CHINQUAPIN OAK	2" CALIPER	19	TREE/DECIDUOUS	40'	40'	MEDIUM	MODERATE	
③	VITEX AGNUS-CASTUS	CHASTE TREE	5 GALLON	2	TREE/DECIDUOUS	20'	20'	MEDIUM	LOW	
④	PINUS NIGRA	AUSTRIAN PINE	15 GALLON	15	TREE/EVERGREEN	35'	25'	MEDIUM	LOW	
⑤	SALVIA GREGGII	CHERRY SAGE	1 GALLON	25	SHRUB/DECIDUOUS	2'	3'	MEDIUM	LOW	
⑥	PRUNUS BESSEYI	WESTERN SAND CHERRY	1 GALLON	11	SHRUB/DECIDUOUS	3'	3'	MEDIUM	LOW	
⑦	FALLUGIA PARADOXA	APACHE PLUME	5 GALLON	12	SHRUB/EVERGREEN	6'	7'	LOW	LOW	
⑧	OENOTHERA BERLANDIERI	MEXICAN EVENING PRIMROSE	1 GALLON	27	GROUND COVER/SEMI-EVER	1'	5'	LOW+	LOW	
⑨	ROMARINUS OFFICINALIS	CREEPING ROSEMARY	1 GALLON	24	GROUND COVER/EVERGREEN	2'	6'	LOW+	LOW	
⑩	RHUS TRILOBATA PROSTRATA	3 LEAF SUMAC (PROSTRATE)	1 GALLON	24	GROUND COVER/EVERGREEN	2'	6'	LOW+	LOW	

IRRIGATION BACKFLOW PREVENTION

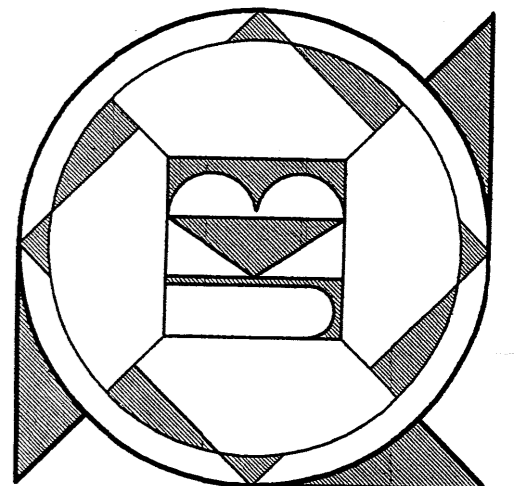


- NOTES:
1. ATMOSPHERIC VACUUM BREAKERS SHALL BE INSTALLED APPROXIMATELY 6" ABOVE HIGHEST OUTLET IN SYSTEM SO THAT AT NO TIME WILL IT BE SUBJECTED TO BACK PRESSURE OR DRAINAGE.
 2. CLOSE NIPPLES SHALL NOT BE USED.



VICINITY MAP 1" = 600'

PARKSIDE CHILD DEVELOPMENT CENTER
ALBUQUERQUE • NEW MEXICO

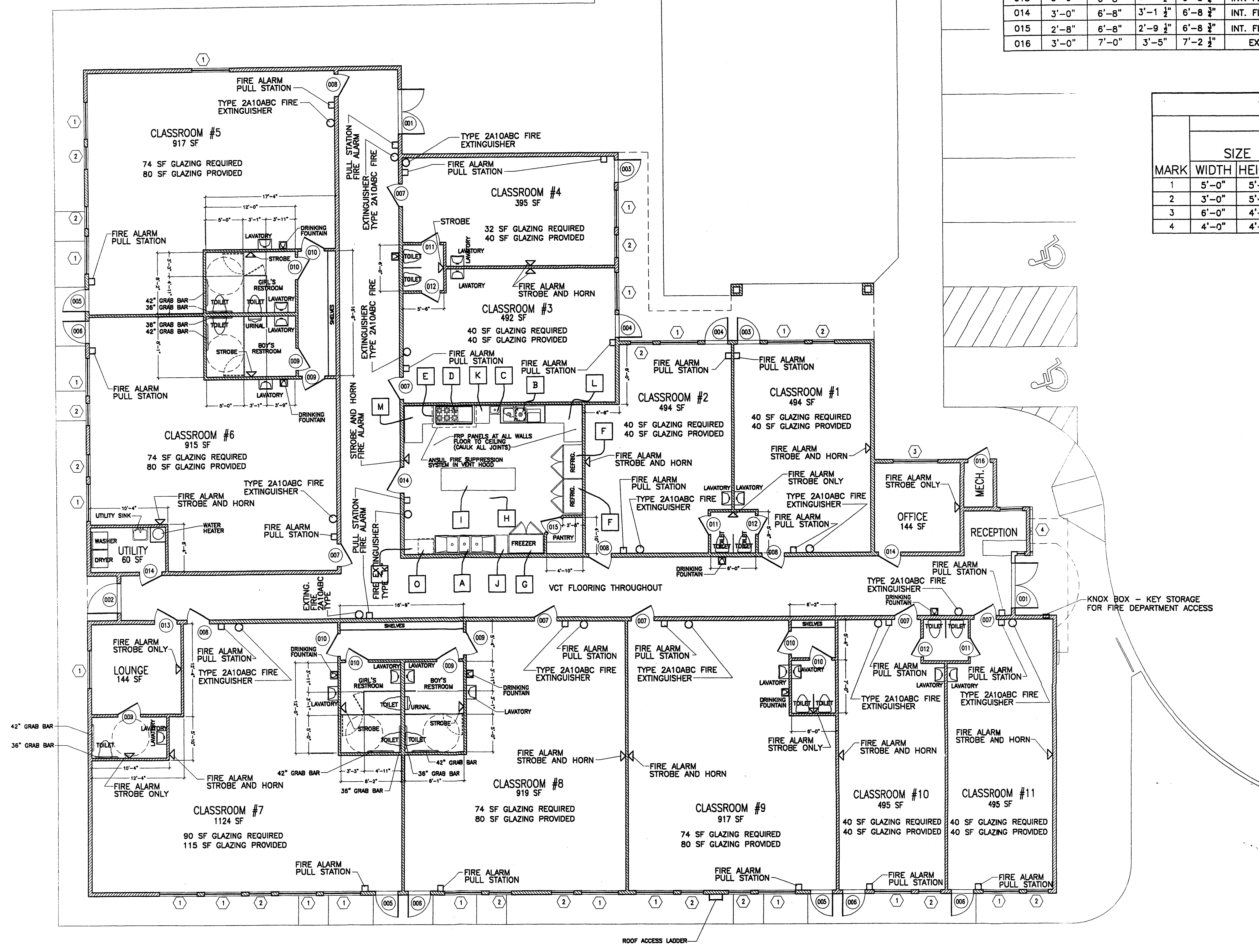


J. KORY BAKER • ARCHITECT
P.O. BOX 254 • ESTANCA, NM 87016
505 • 384 • 3112

DATE: 9-26-11
REVISIONS:
11-13-11
12-13-11

STATE OF NEW MEXICO
J. KORY BAKER
NO. 2170
2-3-12
REGISTERED ARCHITECT

NOTE: AUTOMATIC SPRINKLER SYSTEM REQUIRED
FIRE ALARM SYSTEM REQUIRED
SUBCONTRACTOR SUBMITTALS REQUIRED
DESIGNER MUST BE NICET LEVEL 3



FLOOR PLAN

1/8" = 1'-0"

DOOR SCHEDULE

MARK	SIZE		ROUGH OPENING		TYPE	MATERIAL	QTY	MANUF.	HANDING	HARDWARE	NOTES
	WIDTH	HEIGHT	WIDTH	HEIGHT							
001	6'-0"	7'-0"	6'-5"	7'-2 1/2"	EXTERIOR	STEEL	2	---	PAIR	PANIC HDWR	T-HOLD, W-STRIP, CLOSER, FULL PANEL GLASS
002	4'-0"	7'-0"	4'-5"	7'-2 1/2"	EXTERIOR	STEEL	1	---	RIGHT HAND	PANIC HDWR	T-HOLD, W-STRIP, CLOSER
003	3'-0"	7'-0"	3'-5"	7'-2 1/2"	EXTERIOR	STEEL	2	---	RIGHT HAND	PANIC HDWR	T-HOLD, W-STRIP, CLOSER, HALF PANEL GLASS
004	3'-0"	7'-0"	3'-5"	7'-2 1/2"	EXTERIOR	STEEL	2	---	LEFT HAND	PANIC HDWR	T-HOLD, W-STRIP, CLOSER, HALF PANEL GLASS
005	3'-0"	7'-0"	3'-5"	7'-2 1/2"	EXTERIOR	STEEL	3	---	RIGHT HAND	PANIC HDWR	T-HOLD, W-STRIP, CLOSER
006	3'-0"	7'-0"	3'-5"	7'-2 1/2"	EXTERIOR	STEEL	4	---	LEFT HAND	PANIC HDWR	T-HOLD, W-STRIP, CLOSER
007	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	7	---	RIGHT HAND	CLASSROOM	REDI-FRAME, RATED DOOR
008	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	5	---	LEFT HAND	CLASSROOM	REDI-FRAME, RATED DOOR
009	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	9	---	RIGHT HAND	PRIVACY	REDI-FRAME, RATED DOOR
010	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	8	---	LEFT HAND	PRIVACY	REDI-FRAME, RATED DOOR
011	2'-6"	6'-8"	2'-7 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	4	---	RIGHT HAND	PRIVACY	REDI-FRAME, RATED DOOR
012	2'-6"	6'-8"	2'-7 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	4	---	LEFT HAND	PRIVACY	REDI-FRAME, RATED DOOR
013	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	1	---	RIGHT HAND	KEYED	REDI-FRAME, RATED DOOR
014	3'-0"	6'-8"	3'-1 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	3	---	LEFT HAND	KEYED	REDI-FRAME, RATED DOOR
015	2'-8"	6'-8"	2'-9 1/2"	6'-8 3/4"	INT. FLUSH SLAB	SC BIRCH	1	---	LEFT HAND	PASSAGE	REDI-FRAME, RATED DOOR
016	3'-0"	7'-0"	3'-5"	7'-2 1/2"	EXTERIOR	STEEL	1	---	RIGHT HAND	KEYED	T-HOLD, W-STRIP

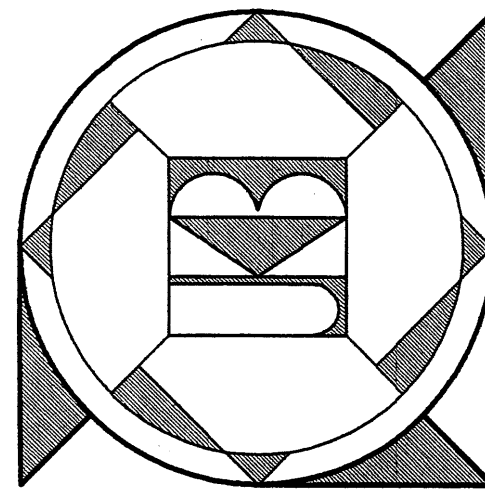
NOTE: HANDICAPPED ACCESSIBLE HARDWARE REQUIRED AT ALL ACCESSIBLE RESTROOMS
CLOSERS REQUIRED AT ALL DOORS INTO RATED HALLWAYS

WINDOW SCHEDULE

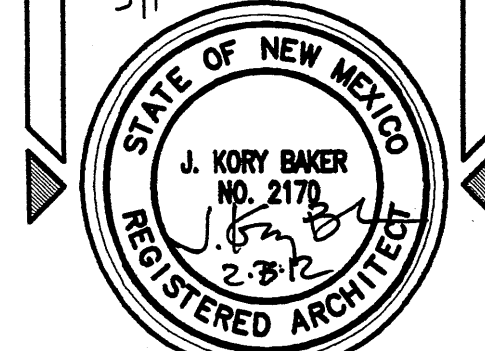
MARK	SIZE		ROUGH OPENING		TYPE	MATERIAL	QTY	MANUF.	MANUF. DESIG.	NOTES
	WIDTH	HEIGHT	WIDTH	HEIGHT						
1	5'-0"	5'-0"	5'-0"	5'-0"	FIXED	ALUMINUM	19	---	---	---
2	3'-0"	5'-0"	3'-0"	5'-0"	SINGLE HUNG	ALUMINUM	14	---	---	---
3	6'-0"	4'-0"	6'-0"	4'-0"	FIXED	ALUMINUM	1	---	---	---
4	4'-0"	4'-0"	4'-0"	4'-0"	FIXED	ALUMINUM	1	---	---	---

KITCHEN EQUIPMENT SCHEDULE

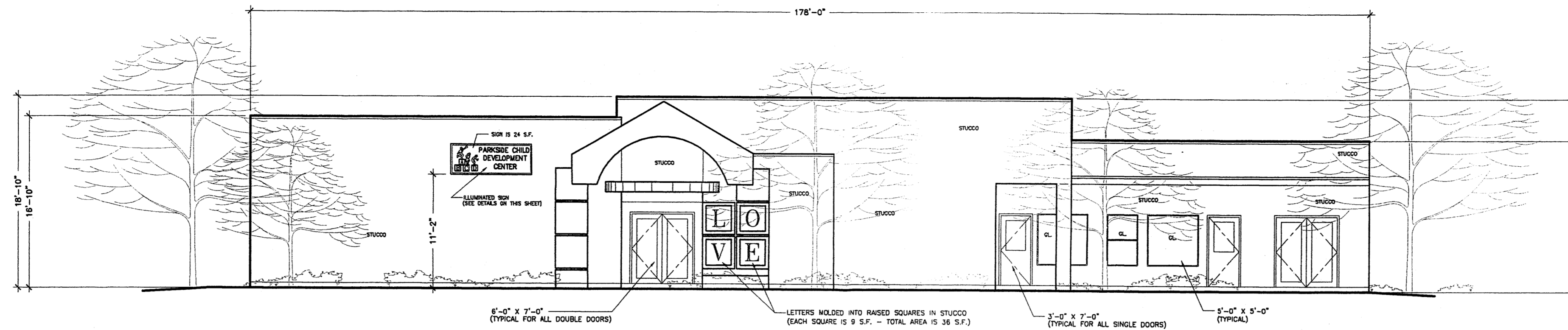
MARK	DESCRIPTION	MANUFACTURER	MODEL	NOTES
A	TRIPLE BASIN STAINLESS STEEL SINK	ELKAY (OR EQUAL)	RNSF8358LR	DRAIN BOARDS AT RIGHT AND LEFT ENDS
B	PREP TABLE	ADVANCE TABCO (OR EQUAL)	DL-30-72'	DOUBLE BOWL
C	HAND SINK	ADVANCE TABCO (OR EQUAL)	7-PS-79	W/SOAP & PAPER TOWEL DISPENSER
D	SIX BURNER GAS RANGE	VULCAN (OR EQUAL)	V6-36	COOKTOP 180,000 BTU/HR OVEN 40,000 BTU/HR
E	STAINLESS STEEL VENT HOOD	CAPTIVEAIR (OR EQUAL)	ND SERIES 72"	150 CFM/FT OR 600 TOTAL CFM W/FM 200 ANSUL SYSTEM
F	REFRIGERATOR	TRUE (OR EQUAL)	T-49	DOUBLE DOOR 49 CU. FT. 54 3/4" W X 82 3/4" H X 30 3/4" D
G	FREEZER	NORLAK (OR EQUAL)	T-49F	DOUBLE DOOR 49 CU. FT. 54 3/4" W X 82 3/4" H X 30 3/4" D
H	MAKE-UP AIR UNIT	CAPTIVEAIR (OR EQUAL)	DMUA-FA	600 CFM MIN. (SIZE TO MATCH VENT HOOD)
I	WORK TABLE	ADVANCE TABCO (OR EQUAL)	SAG-3610	FLAT TOP WORK TABLE W/UNDERSHELF
J	WORK TABLE	ADVANCE TABCO (OR EQUAL)	TMFS-180	18" WIDE X 30" DEEP EQUIPMENT FILLER
K	WORK TABLE	ADVANCE TABCO (OR EQUAL)	EG-LG-302	24" WIDE X 30" DEEP EQUIPMENT STAND
L	WORK TABLE	ADVANCE TABCO (OR EQUAL)	KTMS-305	LEFT LEG 60", RIGHT LEG 60" CORNER TABLE
M	WORK TABLE	ADVANCE TABCO (OR EQUAL)	KTMS-305	LEFT LEG 60", RIGHT LEG 48" CORNER TABLE
N	DISH TABLE	ADVANCE TABCO (OR EQUAL)	DTC-S70-48R	47" WIDE X 30" DEEP LEFT DRAIN DISH TABLE
O	DISHWASHER	HOBART (OR EQUAL)	SR24C	CHEMICAL SANITIZING DISHMACHINE 120V/60H/1P, 9AMP



J. KORY BAKER ARCHITECT
P.O. BOX 254 • ESTANCIA NM 87016
505 • 384 • 3112
DATE: 9/26/11
REVISION: 11/15/11
SHEET NUMBER: A4

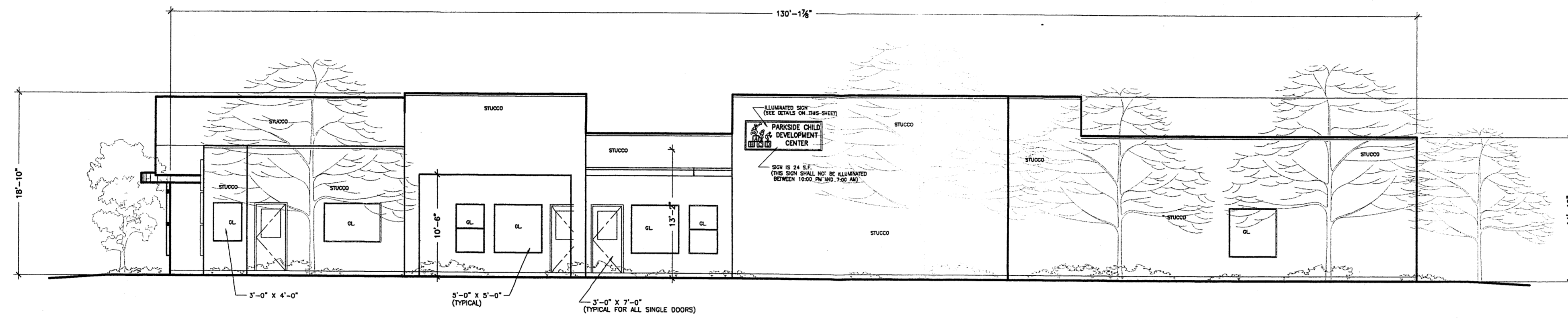


PARKSIDE CHILD DEVELOPMENT CENTER
ALBUQUERQUE • NEW MEXICO



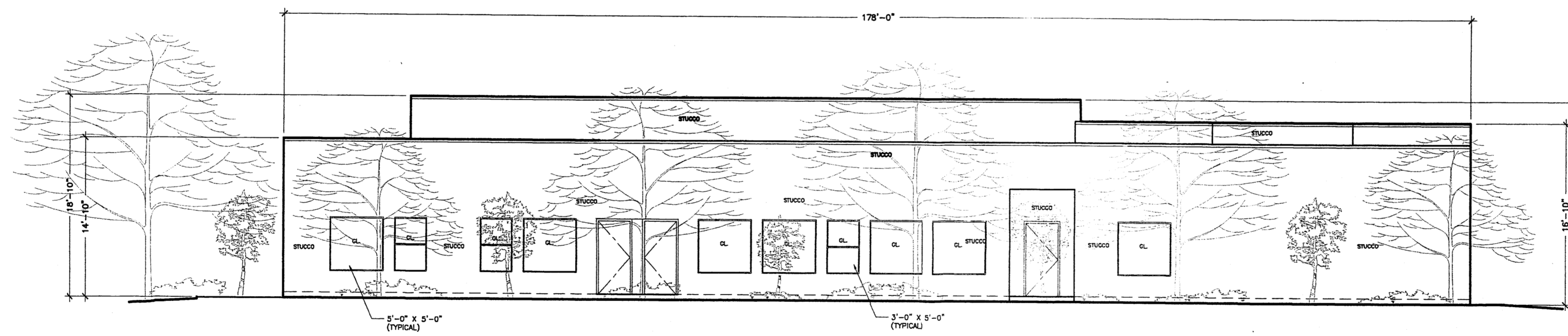
EAST ELEVATION

1/8" = 1'-0"



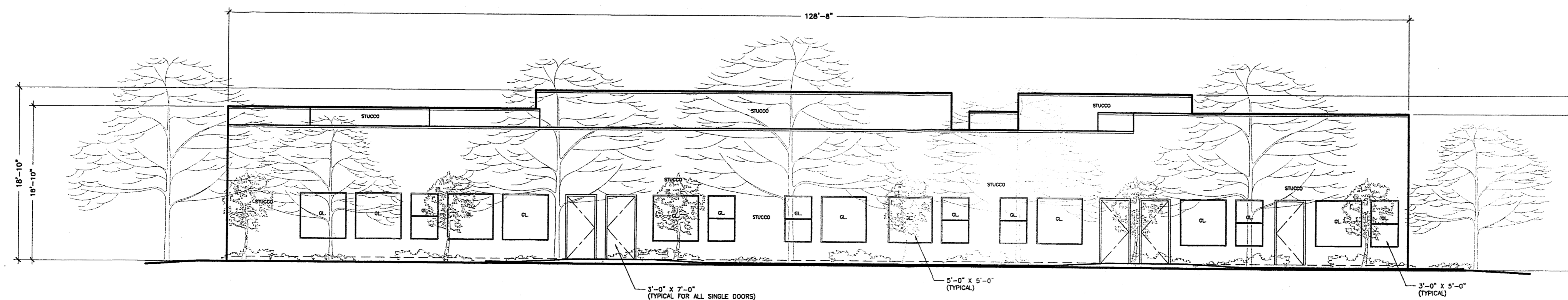
NORTH ELEVATION

1/8" = 1'-0"



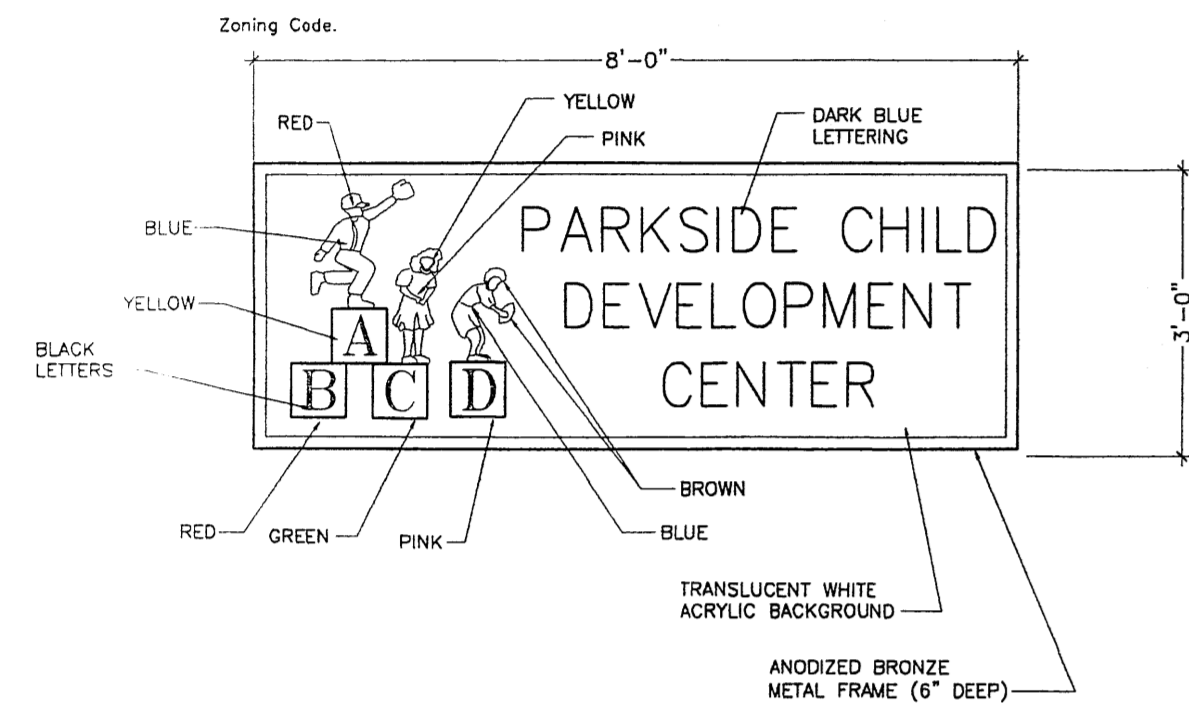
WEST ELEVATION

1/8" = 1'-0"



SOUTH ELEVATION

1/8" = 1'-0"



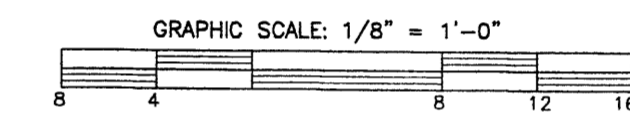
ILLUMINATED SIGN SCHEMATIC 1/2" = 1'-0"

NOTES:

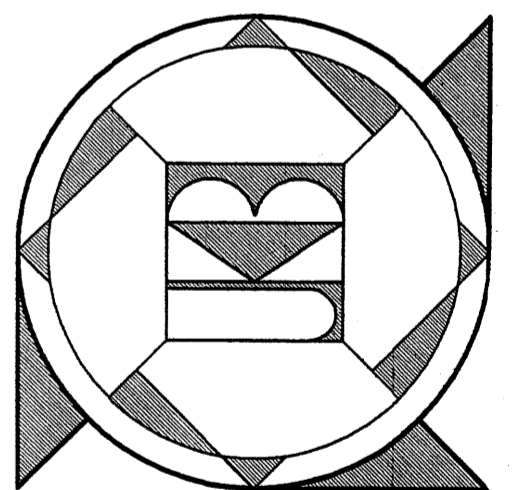
1. Sign to be illuminated internally utilizing fluorescent lighting.
2. Locations for 2 signs indicated in elevation view on this sheet and in plan view on sheet S1.
3. Sign area is 24 square feet (each sign).
4. All signage must comply with section 14-16-3-5 of the Zoning Code.
5. Only one sign may be illuminated between 10:00 PM and 7:00 AM.

ELEVATION NOTES

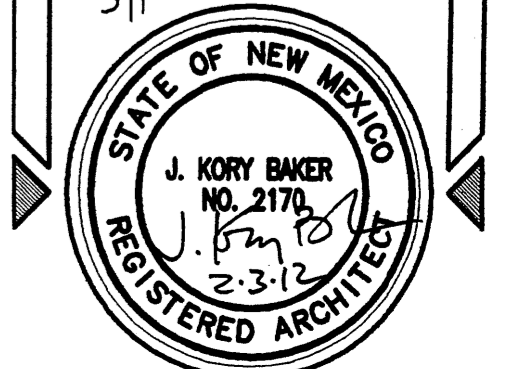
1. All mechanical equipment shall be screened behind parapet walls.
2. Landscaping is shown at full maturity for illustrative purposes only.
3. All stucco to be tan in color, all doors and door/window frames to be dark bronze in color.
4. All parapet caps and other metal trim to be dark bronze in color.



PARKSIDE CHILD DEVELOPMENT CENTER
ALBUQUERQUE • NEW MEXICO



J. KORY BAKER • ARCHITECT
P.O. BOX 254 • ESTANCIA NM 87016
505 • 384 • 3112



SHEET NUMBER
10
REVISIONS
DATE
BY
1/26/11
1/26/11
1/26/11

GRADING & DRAINAGE PLAN

THE PROPOSED COMMERCIAL PROJECT IS LOCATED IN THE SOUTHWEST MESA AREA OF BERNALILLO COUNTY APPROXIMATELY 5 MILES FROM THE DOWNTOWN CORE OF THE CITY OF ALBUQUERQUE, NM. THE GRADING AND DRAINAGE SCHEME HEREON IS IN COMPLIANCE WITH THE CITY OF ALBUQUERQUE STORM DRAINAGE ORDINANCE. THE PLAN IS REQUIRED IN ORDER TO FACILITATE THE OWNER'S REQUEST FOR BUILDING PERMIT. THE PLAN SHOWS:

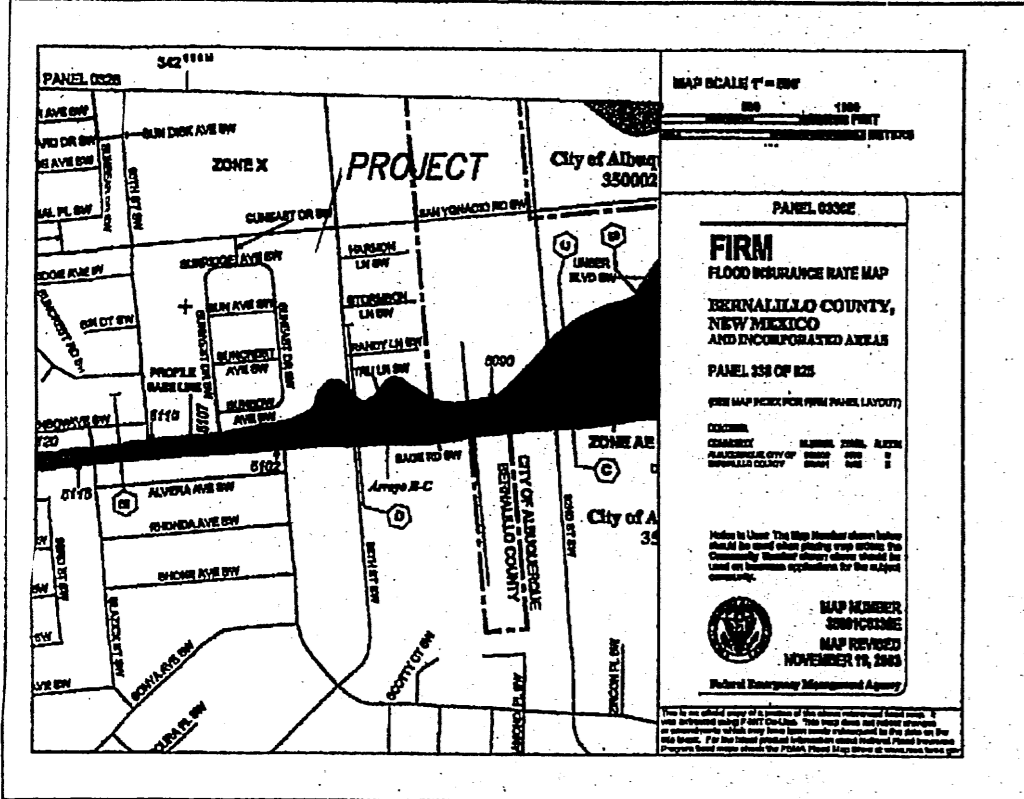
1. EXISTING CONTOURS, SPOT ELEVATIONS, EXISTING DRAINAGE PATTERNS AND IMPROVEMENTS
2. PROPOSED IMPROVEMENTS: 11300 SQUARE FOOT STRUCTURE, REQUIRED PARKING, CONCRETE FLATWORK, REFUSE PAD, AND NEW GRADE ELEVATIONS.
3. CONTINUITY BETWEEN EXISTING AND PROPOSED ELEVATIONS.
4. ON-SITE ANALYSIS AS TO STORM WATER MANAGEMENT AND EROSION CONTROL.

THE PURPOSE OF THE PLAN IS TO ESTABLISH CRITERIA FOR CONTROLLING STORM RUNOFF AND EROSION, AND ESSENTIALLY ALLOWING HISTORIC FLOWS TO CONTINUE TO DRAIN THROUGH EAST BY DEVELOPED PROPERTY. PRESENTLY, THE SITE IS BOUNDED ON WEST, SOUTH AND EAST BY DEVELOPED PROPERTY. SAN YGNACIO ROAD ON THE NORTH IS AN IMPROVED PAVED, MINOR LOCAL ROADWAY WITH CURB/GUTTER AND ATTACHED SIDEWALK.

THE SITE SLOPES AT APPROXIMATELY 4% TO THE SOUTHEAST. ALL OFFSITE FLOWS ARE QUANTIFIED ON THE PLAN, AND ADDRESSED IN THE CALCULATIONS.

THE SITE IS NOT ENCUMBERED BY A DESIGNATED FEMA FLOODPLAIN ZONE.

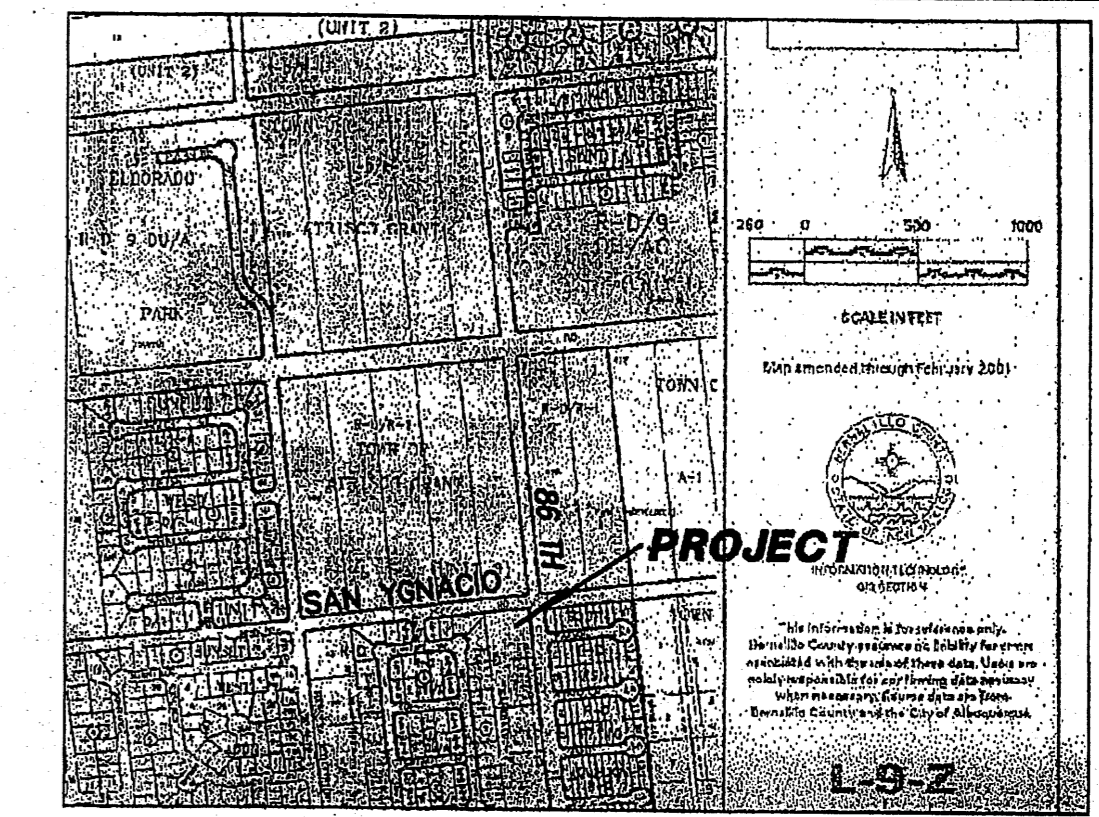
HISTORICAL SITE RUNOFF OUTFALL LOCATIONS WILL REMAIN UNCHANGED IN DEVELOPMENT. MINIMAL GRADING IS PROPOSED WITHIN THE CITY R.O.W. FREE DISCHARGE OF DEVELOPED FLOW IS ACCEPTABLE SINCE CPN 7690.91 ALLOWS CONVEYANCE TO ADEQUATE FACILITIES DOWNSTREAM.



FIRM MAP

PANEL # 336 E

NOTE: REF: 2003 FIRM MAPS, USING NAVD 1988 DATUM



VICINITY MAP

ZONE L-9

CALCULATIONS

DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUQUERQUE ADOPTED BY THE COUNTY OF BERNALILLO
 DISCHARGE RATE: $Q = OPEAK \times AREA$, "Peak Discharge Rates For Small Watersheds"
 VOLUMETRIC DISCHARGE: $VOLUME = E_{Weighted} \times AREA$
 P100 = 2.2 Inches, Zone 1
 DESIGN STORM: 100-YEAR/6-HOUR, 10-YEAR/6-HOUR Where [] = 10 YEAR VALUES

EXISTING CONDITIONS

LOT AREA = 0.99 ACRES, WHERE EXCESS PRECIP. $100K A$
 PEAK DISCHARGE, $Q100 = 1.3 CFS [0.3]$ WHERE UNIT PEAK DISCHARGE = $1.29 CFS/AC. [0.24]$
 THEREFORE: $VOLUME 100 = 1761 CF [287]$

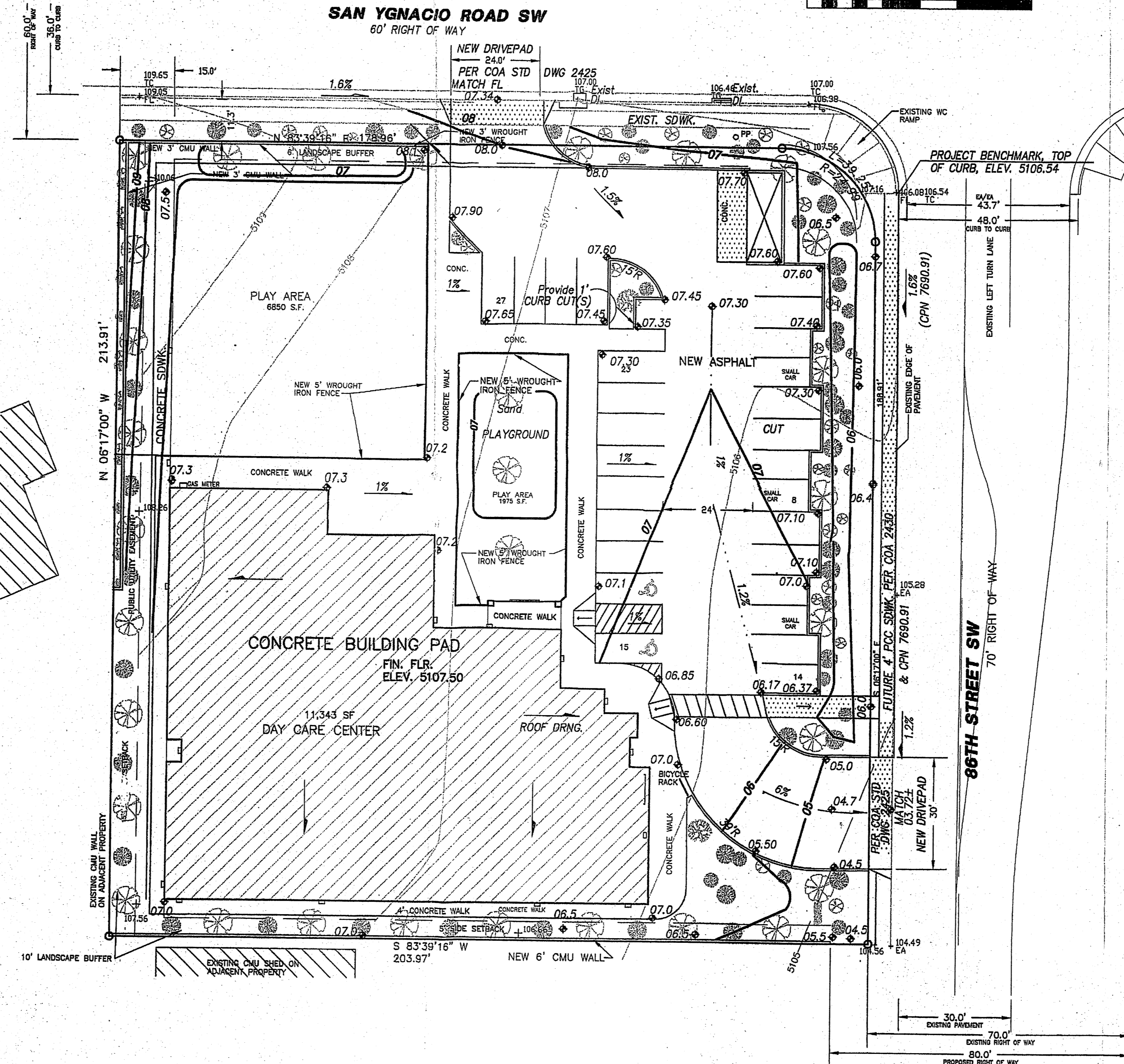
DEVELOPED CONDITIONS

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE FOR STUDY AREA

AREA	LAND TREATMENT	Q_{Peak}	E
UNDEVELOPED/	A	1.29[0.24]	0.49[0.08]
LANDSCAPING/POND	B	2.03[0.76]	0.67[0.22]
GRAVEL & COMPACTED SOIL	C	2.87[1.49]	0.99[0.44]
ROOF - PAVEMENT	D	4.40[2.90]	1.97[1.24]
	0.99 Ac.		

THEREFORE: $E_{Weighted} = 1.65 In. [0.99]$ &
 $Q100 = 3.8 CFS$ VOLUME 100 = 5930 CF
 $Q10 = 2.4 CFS$ VOLUME 10 = 3558 CF

QUANTIFY UPSTREAM RUNOFF IMPACTING THE PROPERTY NONE



NOTES

1. ALL WORK WITHIN THE RIGHT-OF-WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECS. FOR PUBLIC WORKS CONSTRUCTION, 7TH EDITION W/ UPDATES.
2. AN EXCAVATION/CONSTRUCTION PERMIT IS REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY R.O.W. AN APPROVED COPY OF THIS PLAN MUST BE SUBMITTED AT THE TIME OF APPLICATION.
3. ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL LAWS, RULES, AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
4. ALL LANDSCAPING AREA SHALL BE SOFT-LINED WITH NATIVE VEGETATION AND/OR GRAVEL. ASPHALT PARKING AREA SHALL DRAIN DIRECTLY TO EXISTING CURB CUT.
5. LANDSCAPING IRRIGATION SYSTEM SHALL BE DRIP-TYPE.
6. CONTRACTOR SHALL ENSURE THAT NO SITE SOILS/SEDIMENT OR SILT ENTER THE RIGHT-OF-WAYS DURING CONSTRUCTION.
7. REVEGETATE ALL AREAS DISTURBED DUE TO CONSTRUCTION PER CITY OF ALBUQ. SPEC. 1011, NATIVE SEED MIX.
8. MAXIMUM SITE GRADING WITHOUT EROSION PROTECTION: 3 HORIZONTAL TO 1 VERTICAL. 3:1. ALL DIMENSIONS TO FACE OF CURB, UNLESS NOTED OTHERWISE.

LEGEND

- +24.0 EXIST. SPOT ELEVATION
- 10 EXIST. CONTOUR
- ◆ 24.0 NEW SPOT ELEVATION
- 12 NEW CONTOUR
- EXIST. EDGE OF ROAD
- NEW SWALE
- DRAINAGE DIRECTION
- TA TOP OF ASPHALT
- PP EXISTING POWER POLE
- NEW RIP RAP EROSION PROTECTION, 6" AVG. DIA. ROCK
- NEW CONCRETE

PHILIP W. CLARK
 10265
 PROFESSIONAL ENGINEER
 9.27.11

PROJECT DATA

LEGAL DESCRIPTION
 LOT 1, LANDS OF L.W. BARRETT, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

PROJECT BENCHMARK
 SSW CURB RETURN OF 86TH/IGNACIO, TOP OF CURB MSL ELEVATION = 5106.54 (NAVD 88) AS TIED TO VERTICAL CONTROL ACS MONUMENT, 24-L9, ALUMINUM DISK LOCATED AT THE NW CORNER OF THE SAGE/86TH ST INTERSECTION (5096.67)

TOPOGRAPHIC INFORMATION
 COMPILED BY CLARK CONSULTING ENGINEERS, DATE 10/2007 FROM FIELD SUPPLEMENTAL SURVEY, TERRAMETRICS OF NM.

I, PHILIP W. CLARK, A PROFESSIONAL ENGINEER LICENSED IN ACCORDANCE WITH THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT I HAVE VISITED THE SITE SHOWN HEREON, AND THAT THE CONTOURS SHOWN REPRESENT THE EXISTING GROUND CONDITIONS, AND DO FURTHER CERTIFY THAT NO EARTHWORK OF ANY KIND, NOR ANY DISTURBANCE OF THE EXISTING GROUND HAS OCCURRED ON THIS SITE SINCE THE CONTOURS WERE DETERMINED.

PHILIP W. CLARK NMPE #10265

Clark Consulting Engineers
 19 Ryan Road
 Edgewood, New Mexico 87015
 Tel: (505) 281-2444 Fax: (505) 281-2444

DATE: _____ REVISION: _____

LOT 1 OF THE LANDS OF L.W. BARRETT ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
Grading & Drainage Plan

DESIGNED BY: PWC DRAWN BY: CCE JOB # BAKER_86TH
 CHECKED BY: PWC DATE: 10/15/07 FILE # G/D 1 OF 1