

VICINITY MAP **D17**

LEGEND

	EXISTING CONSTRUCTION
	NEW CONTOUR
	FF=5110.0 PROPOSED BUILDING FINISH FLOOR ELEV
	65.5 NEW SPOT ELEVATION
	NEW CONSTRUCTION
	RD ROOF DRAIN
	TC TOP OF CURB
	TW TOP OF WALL
	BW BOTTOM OF WALL

DRAINAGE ANALYSIS

ADDRESS: 4000 Ellison Street NE, Albuquerque, NM

LEGAL DESCRIPTION: LOT 28-A, INTERSTATE INDUSTRIAL TRACT

SITE AREA: 213,967 SF (4.912 acre)

BENCHMARK: City of Albuquerque Station '12-E17' being a brass cap with ELEV= 5118.70 (NAVD 1988)

SURVEYOR: Sandia Land Surveying Inc. dated July 14, 2019

PRECIPITATION ZONE: 2

FLOOD HAZARD: From FEMA Map 35001C0136G (9/26/08), this site is identified as being within Zone 'X' which is determined to be outside the 0.2% annual chance floodplain.

OFFSITE FLOW: Offsite flow enters this site at the NE corner and is carried west by an existing concrete drain swale within an existing 20' drainage easement.

EXISTING CONDITIONS: The site is an undeveloped industrial site which slopes down to the west at 2-2.5%. The site discharges freely to the west which is the South Pino Inlet owned by AMAFCA.

PROPOSED IMPROVEMENTS: An 82,850 SF building is proposed along with paved parking and access drives and minor xeric landscape areas. Paved parking is proposed in front of the building and base course is in the rear-yard area.

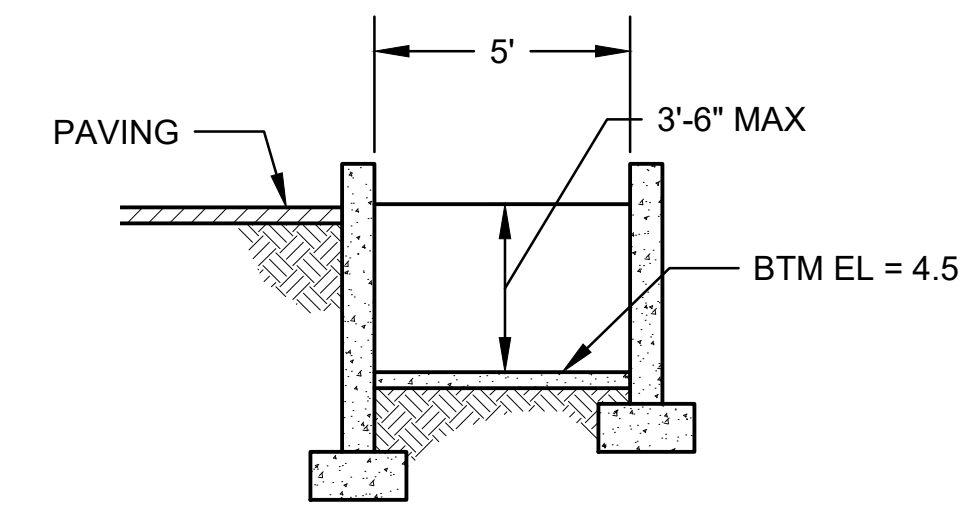
DRAINAGE APPROACH: The site drainage pattern will follow historic conditions with the incorporation of onsite retention ponds for the first flush volume.

Existing land treatment: 100% A
 $Q = (1.56)(4.912) = 7.7$ CFS

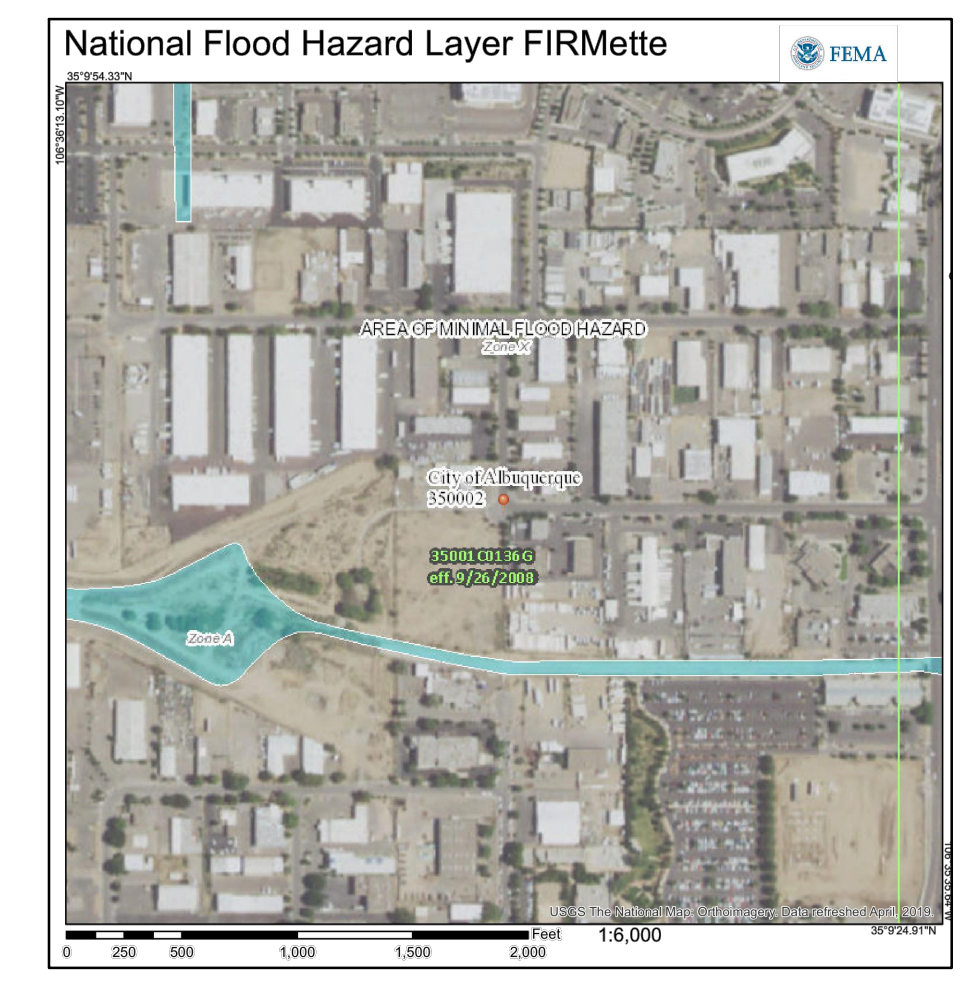
Proposed land treatment: 42% C and 58% D
 $Q = [(0.42)(3.14) + (0.58)(4.70)](4.912) = 19.9$ CFS

1ST FLUSH $V = (0.34/12)(124,100) = 3,516$ CF

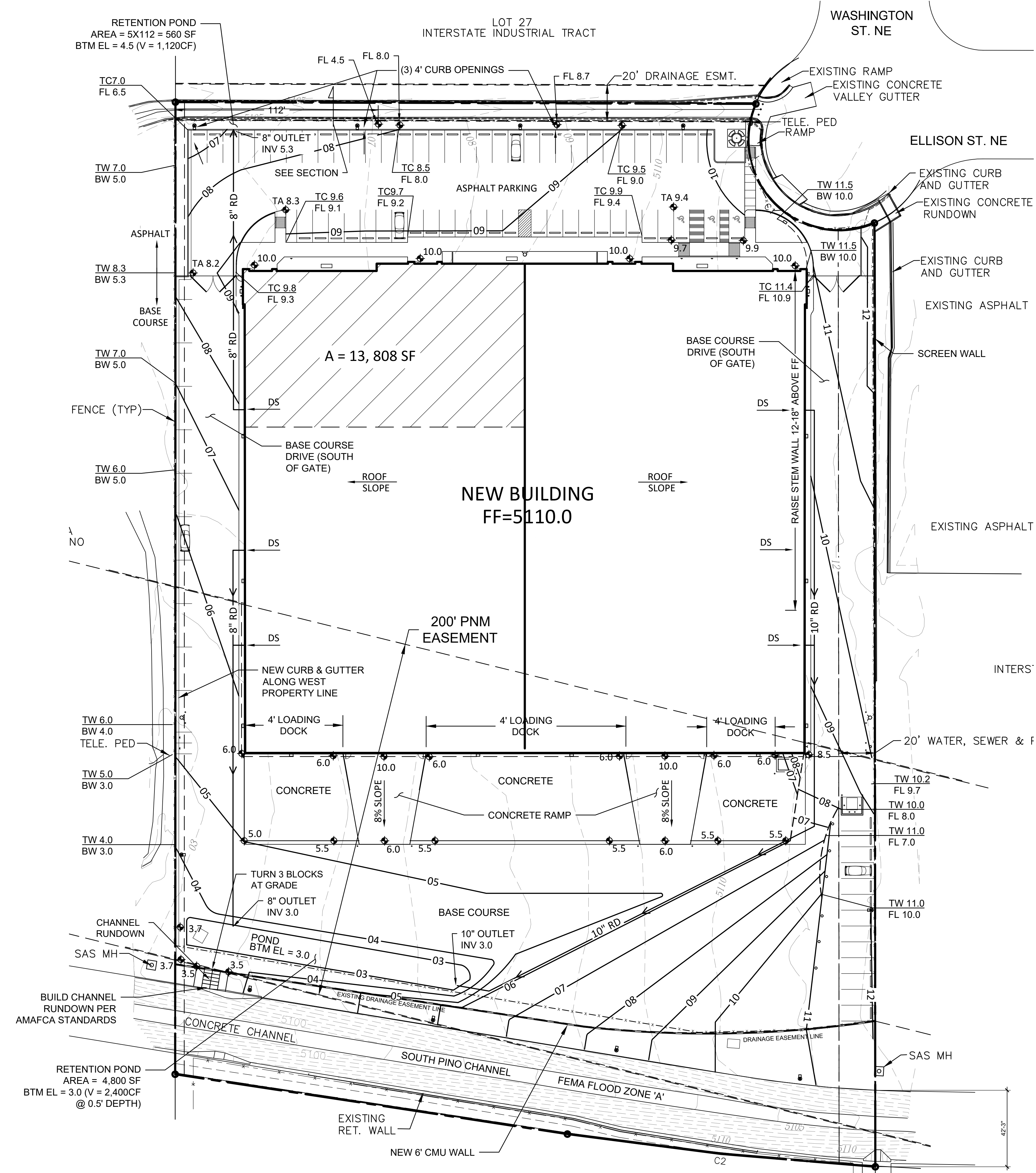
The proposed retention storage area provides $V = 1120 + 2400$ CF = 3,520 CF (3520 > 3516 OK)



SECTION
1/4" = 1'-0"

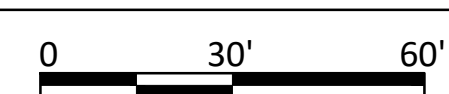


FIRM MAP



PRELIMINARY GRADING AND DRAINAGE PLAN

1" = 30'



NOT FOR CONSTRUCTION

