

October 30, 1998

Jackie McDowell
McDowell Engineering Inc.
7820 Beverly Hills Ave. NE
Albuquerque, New Mexico 87122

RE: ENGINEER CERTIFICATION FOR SUNDANCE PRES. PL. (C17-D1U)
CERTIFICATION STATEMENT DATED 10/7/98

Dear Ms. McDowell:

Based on the information provided on your October 8, 1998 submittal, Engineer Certification for the above referenced site is acceptable.

Please be advised that the final C.O. will not be issued until a copy of the green tag for the SO19 work is submitted for our files.

If I can be of further assistance, please feel free to contact me at 924-3986.

C: Andrew Garcia
File ✓

Sincerely

Bernie J. Montoya CE
Associate Engineer

Good for You, Albuquerque!



February 6, 1998

Ms. Lisa Ann Manwill, P.E.
City of Albuquerque Hydrology
P.O. Box 1293
Albuquerque, NM 87103

RE: SUNDANCE (C17-D1U) GRADING & DRAINAGE PLAN AND S.O. 19

Dear Ms. Manwill:

We received your comments dated January 30, 1998 and offer the following response in the same numerical order listed.

1. Rip rap protection has been added to the pond design and should eliminate sediment from entering the existing concrete channel.
2. We are using 2~12" culverts to tie into the existing inlet in Alameda because of capacity requirements and minimum size requirements shown on the standard detail. The existing inlet is a double "C". We have modified the alignment of the pipes tying into the inlet which comply with the standard detail.
3. A legal size portion of the plat is attached.

Your timely approval of this plan is appreciated.

Sincerely,

MCDOWELL ENGINEERING, INC.



Jackie S. McDowell, P.E.

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT

February 9, 1998

INTEROFFICE CORRESPONDENCE

HYDROLOGY DIVISION

TO: Desiderio Salas, Street Maintenance Division
FROM: Lisa Ann Manwill, P.E. Engineering Associate, PWD *LAM*
SUBJECT: PRIVATE DRAINAGE FACILITIES WITHIN PUBLIC RIGHT-OF-WAY
DRAINAGE FILE NUMBER C17-D1U.

Transmitted herewith, is a copy of the approved drainage plan for the referenced project incorporating the SO #19 design.

This plan is being submitted to you for permitting and inspection. Please provide this section with a signed-off copy per the signature block upon construction and acceptance by your office.

As you are aware, the signed off SO #19 is required by this office for Certificate of Occupancy release; therefore your expeditious processing of this plan would be greatly appreciated and would avoid any unnecessary delay in the release of the Certificate of Occupancy.

Thank you for your cooperation and if you should have any questions and/or comments, please feel free to call me at 924-3984.

Attachment

F. J. Cope

ATTACHMENT NO. 1

SUPPLEMENTAL CALCULATIONS TO

**SUNDANCE
CLIFFORD INDUSTRIAL PARK
TRACT B-1-A-2**

GRADING & DRAINAGE PLAN

I, Jackie S. McDowell, Registered Professional Engineer, No. 10903, hereby certify that I have prepared the attached calculations.


Jackie S. McDowell, P.E.

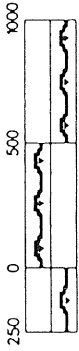


12-31-97
No. 10903

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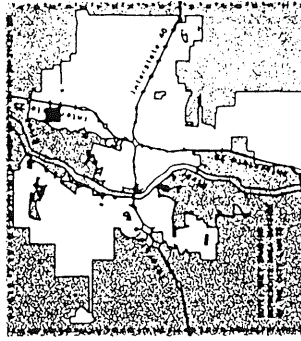
	Page No.
Vicinity Map - Zone Atlas C-17	1
FEMA FIRM Map (1996)	2
Reduced Grading & Drainage Plan	3
Partial Map of Master Plan	4
North On-site Basin Calculations	5-7
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Pond Calculations	13

GRAPHIC SCALE IN FEET



City of Alameda
Planning Department
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Map Amended through June 28, 1997



LEGAL DESCRIPTION

T11N

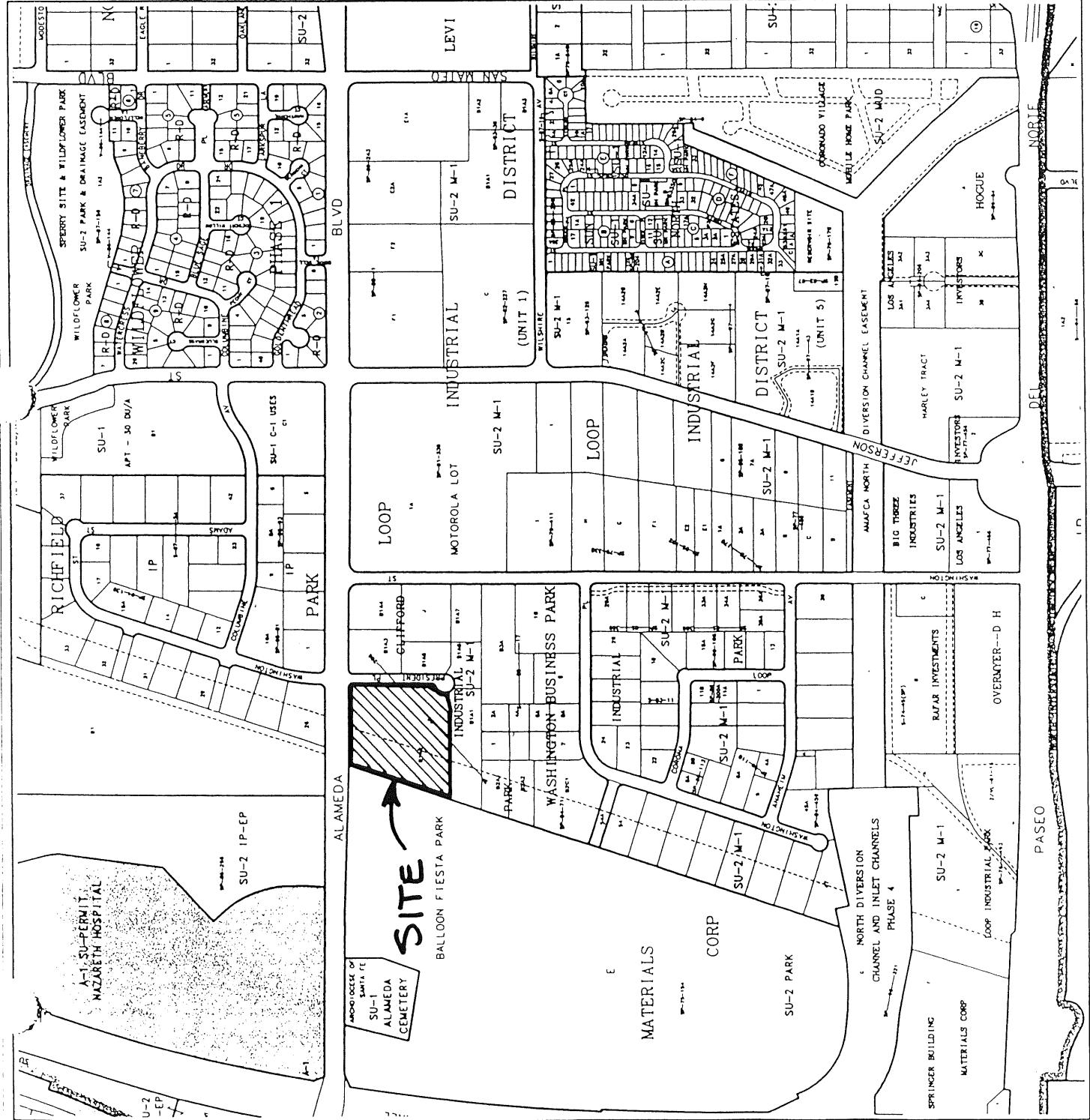
R2E

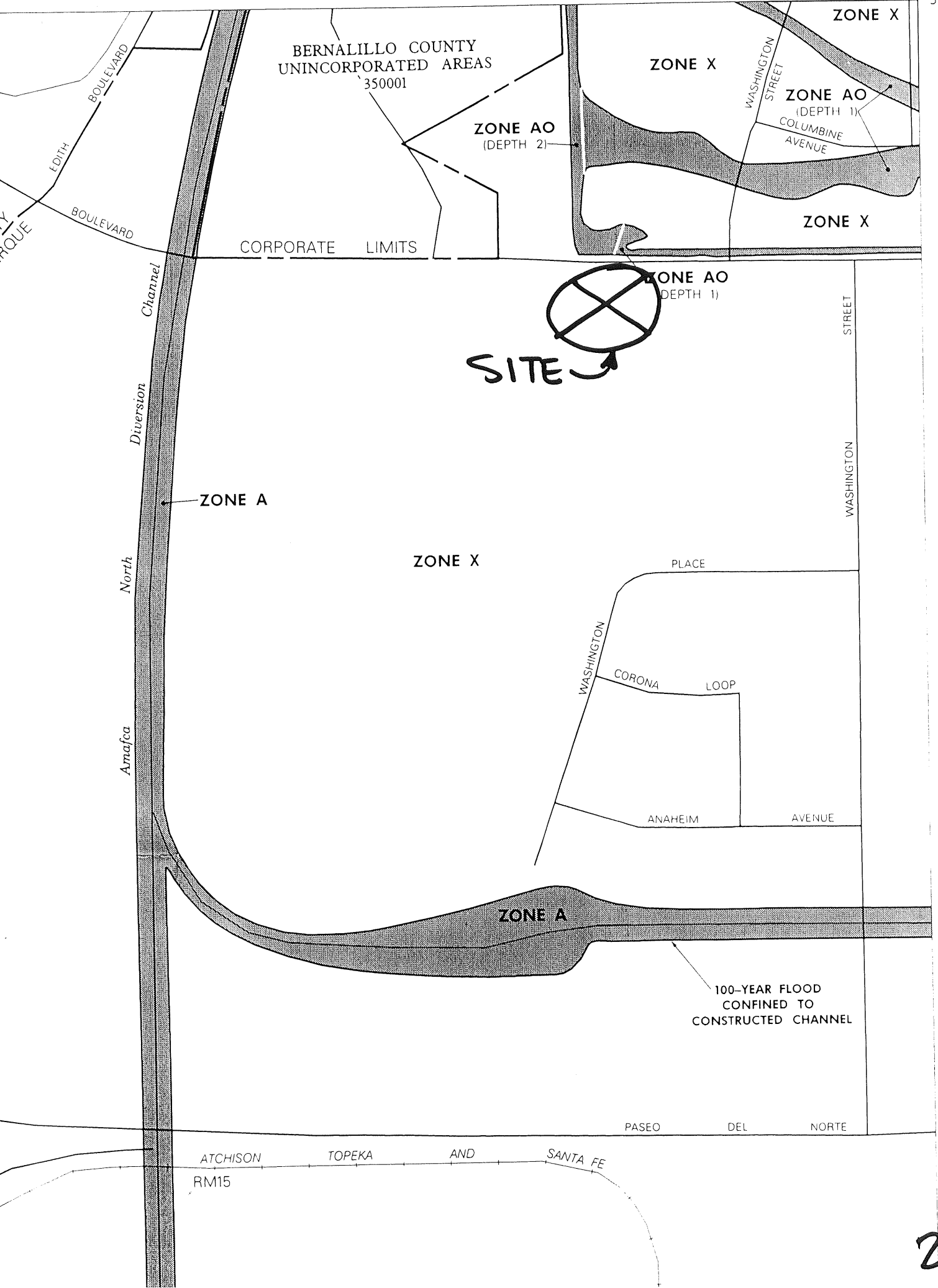
SEC 14

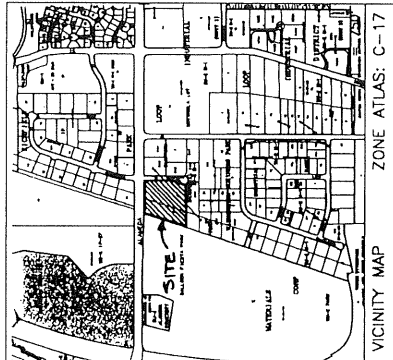
UNIFORM PROPERTY CODE

1-07-044

C-17-Z







ZONE ATLAS: C-17

S.O. 19 NOTES

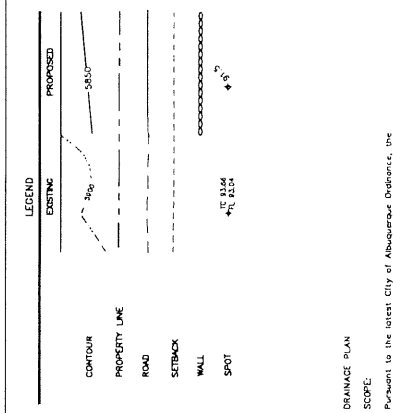
NOTICE TO CONTRACTOR

1. An excavation/contraction permit will be required before beginning any work within city right-of-way. An approved copy of these plans must be submitted to the City Engineer for the permit.
2. All work shall be done in accordance with the City of Albuquerque Engineering Department's Standard Specifications for Public Works Construction, 1986 as amended through the latest edition.
3. Two working days prior to any excavation, contractor must contact New Mexico State Police (NMSP) for a permit to excavate within city right-of-way. The permit must be obtained from the NMSP before any excavation begins.
4. The contractor shall be responsible for obtaining all necessary permits and for the safety of the public during the construction process. The contractor shall maintain the street in a safe condition at all times.
5. Baseline construction shall be according to the street line.
6. Maintenance of these facilities shall be the responsibility of the Owner of the property served.

PRIVATE DRAINAGE FACILITIES WITHIN CITY RIGHT OF WAY

DESIGN APPROVAL	Hydrology Section	Date
INSPECTION APPROVAL	Trans./Street Maint.	Date
ACCEPTANCE	Construction Mgt. Div.	Date

ROUTE AS-BUILT Dwg. TO MAPS AND RECORDS
ROUTE 1-COPY OF AS-BUILT TO HYDROLOGY SECTION

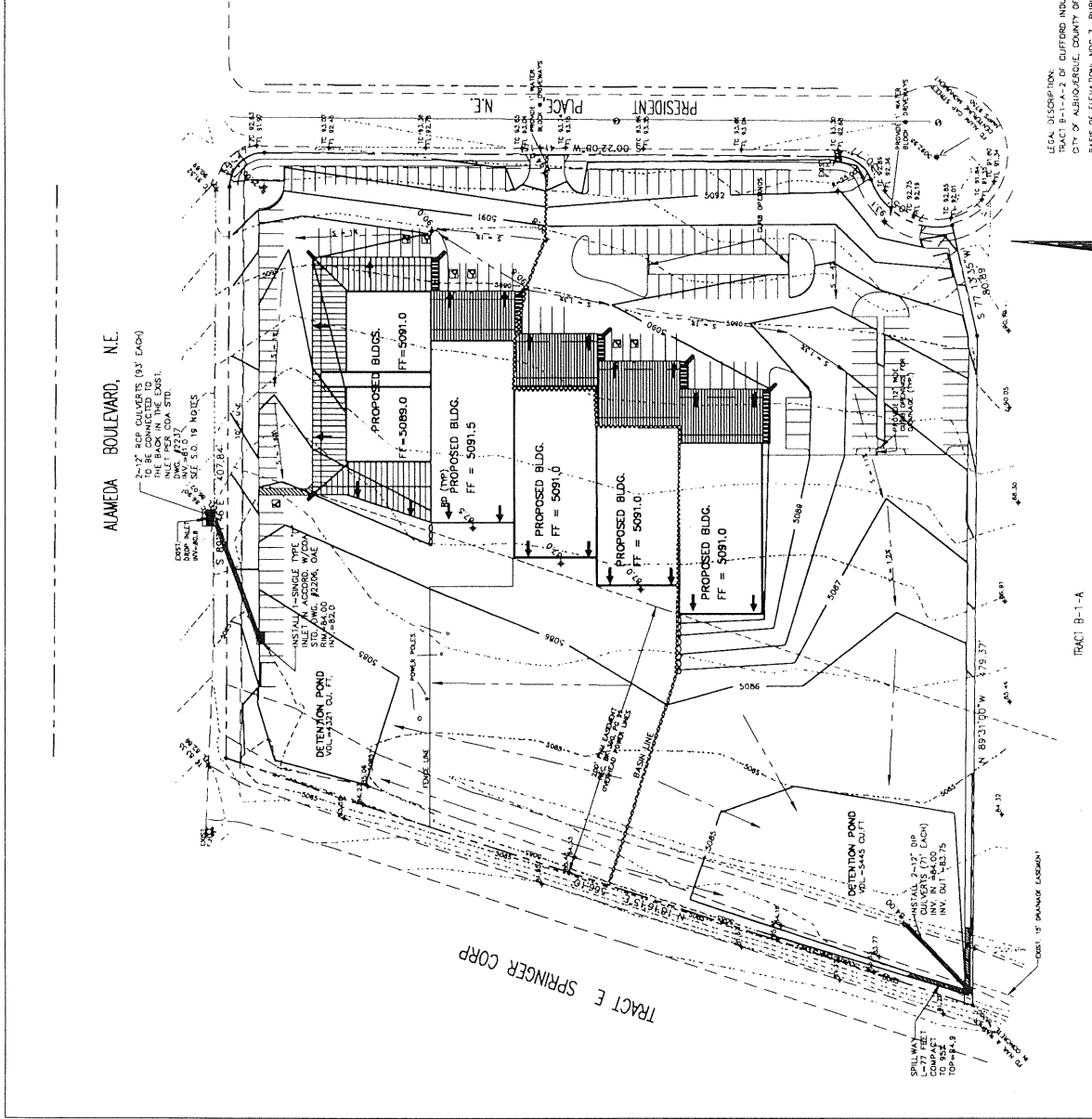


PROPOSED CONDITIONS

As shown by the plan, the building site is located along the street line. The site is bounded by the street line to the north by Alameda Boulevard, to the east by President Place, to the south and west by private property. The site is located in the City of Albuquerque, New Mexico, and is subject to the City of Albuquerque Engineering Department's Standard Specifications for Public Works Construction, 1986 as amended through the latest edition.

Calculations: The calculations shown herein are for the 100-year-6 hour design storm falling within the project area under existing and proposed conditions. The calculations are based on the City of Albuquerque Engineering Department's Standard Specifications for Public Works Construction, 1986 as amended through the latest edition.

PROPERTY ADDRESS: President Pl., NE
TOPOGRAPHY: Topographic information provided by E. Maxwell Dook, dated September, 1997.



STANDARD GRADING NOTE:
1. THE MAXIMUM GRADED SIDE SLOPE SHALL NOT EXCEED 3 FEET (HORIZONTAL) TO 1 FOOT (VERTICAL).
2. AREAS DISTURBED DUE TO GRADING SHALL BE RESEEDING IN ACCORDANCE WITH CITY OF ALBUQUERQUE STD SPECIFICATION 101.2 - NATIVE GRASS SEEDING/GRAZE.

TRACT B-1-A-2
CLIFFORD INDUSTRIAL PARK
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

GRAPHIC SCALE
1 inch = 40 ft.

LEGEND
EXISTING
PROPOSED

CONTOUR
PROPERTY LINE
ROAD
SEWER
WALL
SPOT

ALAMEDA BOULEVARD, N.E.
PRESIDENT PLACE

DETONATION POND
VOL. 1321 CU. FT.
INLET ACCORD. W/CDM
STD. 42206, O&E
INLET 48.0

DETONATION POND
VOL. 3445 CU. FT.
INLET 48.75
INLET 48.75

PROPOSED BLDG.
FF = 5091.0
FF = 5091.5
FF = 5091.0
FF = 5091.0
FF = 5091.0

TRACT B-1-A

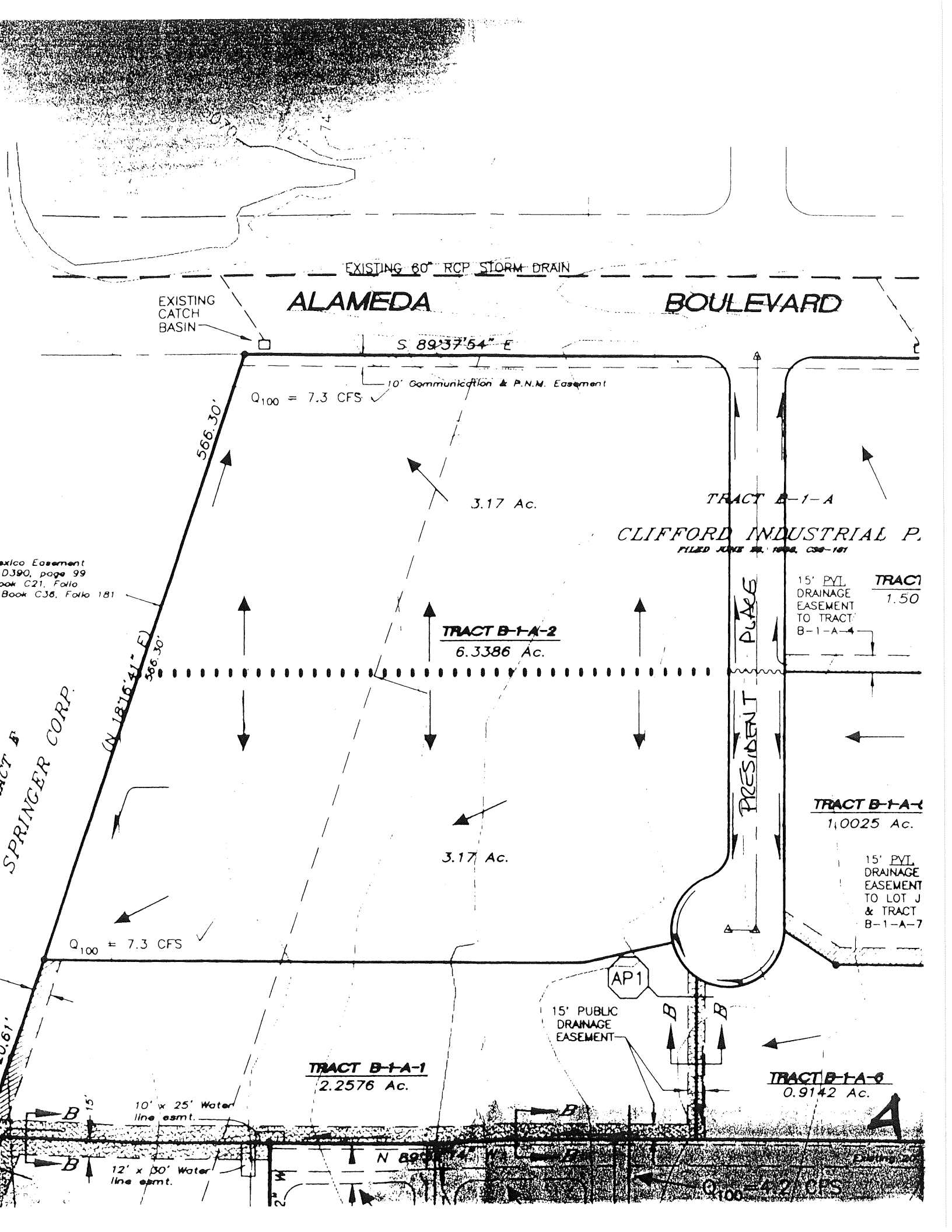
CLIFFORD INDUSTRIAL PARK
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

McDowell Engineering Inc.

BERNALILLO COUNTY
NEW MEXICO
TRACT B-1-A-2, SEC. 14, T11N, R3E
CLIFFORD INDUSTRIAL PARK
SURFACE GRADING & DRAINAGE PLAN

DESIGNED: JSM
CHECKED: JSM
DATE: DECEMBER 1997

1
1



EXISTING 60" RCP STORM DRAIN

ALAMEDA

BOULEVARD

EXISTING
CATCH
BASIN

S 89°37'54" E

10' Communication & P.N.M. Easement

Q₁₀₀ = 7.3 CFS

566.30'

3.17 Ac.

TRACT B-1-A

CLIFFORD INDUSTRIAL P.

FILED JUNE 30, 1998, C38-181

Exlco Easement
D390, page 99
Book C21, Folio
Book C36, Folio 181

15' P.V.L.
DRAINAGE
EASEMENT
TO TRACT
B-1-A-4

TRACT
1.50

TRACT B-1-A-2
6.3386 Ac.

PRESIDENT PLAGE

TRACT B-1-A-3
1.0025 Ac.

15' P.V.L.
DRAINAGE
EASEMENT
TO LOT J
& TRACT
B-1-A-7

3.17 Ac.

Q₁₀₀ = 7.3 CFS

TRACT B-1-A-1
SPRINGER CORP.

(N 18°16'41" E)
566.30'

TRACT B-1-A-1
2.2576 Ac.

15' PUBLIC
DRAINAGE
EASEMENT

AP1

TRACT B-1-A-4
0.9142 Ac.

10' x 25' Water
line esmt.

12' x 30' Water
line esmt.

N 89°37'54" E

Q₁₀₀ = 4.2 CFS

Existing 20"

Project: SUNDANCE ON-SITE NORTH BASIN

29-Dec-97

Calculations: Total Basin

Calculations are based on "Section 22.2 Hydrology of the Development Process Manual, Volume 2, Design Criteria for the City of Albuquerque, New Mexico, January 1993 - basins < 40 acres".

Precipitation Zone = 2

Depth at 100-year, 6-hour storm: (Table A-2)

P = 2.35 inches

Land Treatments:

From Table 5 - Percent Treatment D

Single Family Residential =

$$7 * \text{SQR}((N * N) + (5 * N))$$

where N = units/acre

N = ----- = -----, ok < 6

N = 0.00

Therefore Percent Treatment D = 0.00%

(includes local streets)

Areas: (acres)	Existing	Proposed
Treatment A	2.97	0.00
Treatment B	0.00	0.35
Treatment C	0.00	1.45
Treatment D	0.20	1.37
Total (acres) =	3.17	3.17

Excess Precipitation (E): (Table A-8)	100 yr	10 yr	2 yr
Treatment A	0.53	0.13	0.00
Treatment B	0.78	0.28	0.02
Treatment C	1.13	0.52	0.15
Treatment D	2.12	1.34	0.79

Weighted E:	100 year Existing E*A	100 year Proposed E*A	10 year Existing E*A	10 year Proposed E*A	2 year Existing E*A	2 year Proposed E*A
Treatment A	1.57	0.00	0.39	0.00	0.00	0.00
Treatment B	0.00	0.27	0.00	0.10	0.00	0.01
Treatment C	0.00	1.64	0.00	0.75	0.00	0.22
Treatment D	0.42	2.90	0.27	1.84	0.16	1.08
Total	2.00	4.82	0.65	2.69	0.16	1.31

Project: SUNDANCE ON-SITE NORTH BASIN

Weighted E = Total E*A/Total Area

Total Area = 3.17

	100 year Existing	100 year Proposed	10 year Existing	10 year Proposed	2 year Existing	2 year Proposed
Weighted E (inches) =	0.63	1.52	0.21	0.85	0.05	0.41
Weighted E (feet) =	0.05	0.13	0.02	0.07	0.00	0.03

Volume = Weighted E * Watershed Area:

	100 year Existing	100 year Proposed	10 year Existing	10 year Proposed	2 year Existing	2 year Proposed
Volume (acre-feet) =	0.17	0.40	0.05	0.22	0.01	0.11
Volume (cubic feet) =	7,253	17,482	2,374	9,757	574	4,744

Peak Discharge (cfs/acre) = Q(p): (Table A-9)	Q(p) 100 year	Q(p) 10 year	Q(p) 2 year
Treatment A	1.56	0.38	0.00
Treatment B	2.28	0.95	0.08
Treatment C	3.14	1.71	0.60
Treatment D	4.70	3.14	1.86

Total Q(p), cfs:	100 year Existing Q(p)*A	100 year Proposed Q(p)*A	10 year Existing Q(p)*A	10 year Proposed Q(p)*A	2 year Existing Q(p)*A	2 year Proposed Q(p)*A
Treatment A	4.63	0.00	1.13	0.00	0.00	0.00
Treatment B	0.00	0.80	0.00	0.33	0.00	0.03
Treatment C	0.00	4.55	0.00	2.48	0.00	0.87
Treatment D	0.94	6.44	0.63	4.30	0.37	2.55
Total Q (cfs) =	5.57	11.79	1.76	7.11	0.37	3.45

RATIONAL METHOD:

Coefficient C: (Table A-11)	100 year	10 year	2 year
Treatment A	0.31	0.11	0.00
Treatment B	0.45	0.28	0.04
Treatment C	0.62	0.50	0.29
Treatment D	0.93	0.92	0.91
Peak Intensity (in/hour): (Table A-10)	5.05	3.41	2.04

Q = CIA (cfs):	100 year Existing CIA	100 year Proposed CIA	10 year Existing CIA	10 year Proposed CIA	2 year Existing CIA	2 year Proposed CIA
Treatment A	4.65	0.00	1.11	0.00	0.00	0.00
Treatment B	0.00	0.80	0.00	0.33	0.00	0.03
Treatment C	0.00	4.54	0.00	2.47	0.00	0.86
Treatment D	0.94	6.43	0.63	4.30	0.37	2.54
Total Q (cfs) =	5.59	11.77	1.74	7.10	0.37	3.43

McDowell Engineering, Inc.

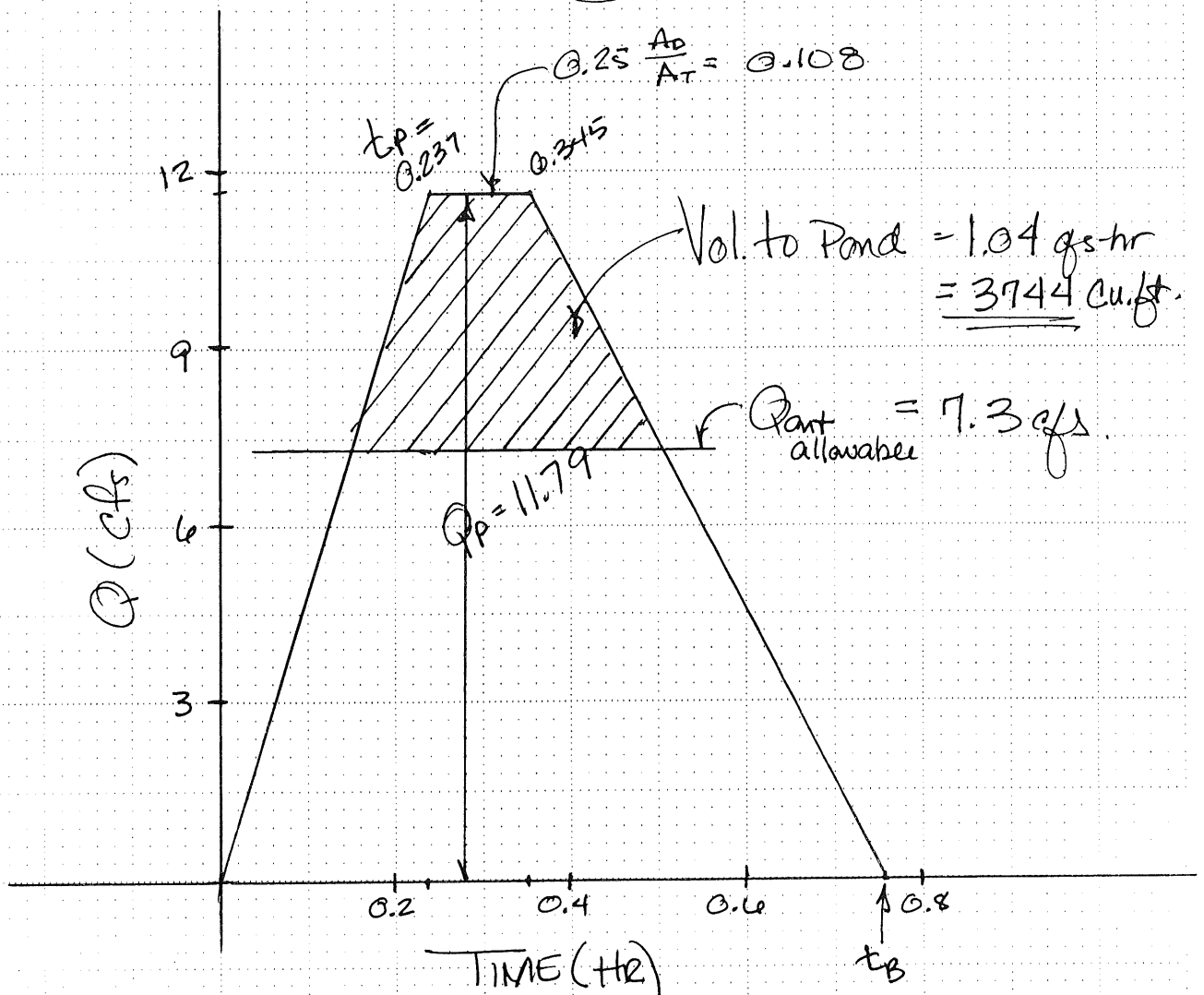
7820 Beverly Hills Ave. NE
Albuquerque, New Mexico 87122
Tele: (505)828-2430
Fax: (505)821-4857

Project: SUNDANCE - PRESIDENTS DEV.

Project No.: SUN 019TT Date: 12/29/97

Subject: NORTH POND CALCS

By: JSM Sheet 1 of 1



$$t_p = 0.7(t_c) + [(1.6 - A_D/A_T)/12] = 0.237$$

$$\text{where } t_c = 0.2, A_D = 1.37, A_T = 3.17$$

$$t_B = 2.107(E) \frac{A_T}{Q_p} - 0.25 \left(\frac{A_D}{A_T} \right) = 0.753$$

$$\text{where } Q_p = 11.79, A_T = 3.17, E = 1.52$$

Project: SUNDANCE ON-SITE SOUTH BASIN

29-Dec-97

Calculations: Total Basin

Calculations are based on "Section 22.2 Hydrology of the Development Process Manual, Volume 2, Design Criteria for the City of Albuquerque, New Mexico, January 1993 - basins < 40 acres".

Precipitation Zone = 2

Depth at 100-year, 6-hour storm: (Table A-2)

P = 2.35 inches

Land Treatments:

From Table 5 - Percent Treatment D

Single Family Residential =

$$7 * \text{SQR}((N * N) + (5 * N))$$

where N = units/acre

N = ----- = -----, ok < 6

N = 0.00

Therefore Percent Treatment D = 0.00%

(includes local streets)

Areas: (acres)	Existing	Proposed
Treatment A	2.97	0.00
Treatment B	0.00	0.34
Treatment C	0.00	1.38
Treatment D	0.20	1.45
Total (acres) =	3.17	3.17

Excess Precipitation (E): (Table A-8)	100 yr	10 yr	2 yr
Treatment A	0.53	0.13	0.00
Treatment B	0.78	0.28	0.02
Treatment C	1.13	0.52	0.15
Treatment D	2.12	1.34	0.79

Weighted E:	100 year Existing E*A	100 year Proposed E*A	10 year Existing E*A	10 year Proposed E*A	2 year Existing E*A	2 year Proposed E*A
Treatment A	1.57	0.00	0.39	0.00	0.00	0.00
Treatment B	0.00	0.27	0.00	0.10	0.00	0.01
Treatment C	0.00	1.56	0.00	0.72	0.00	0.21
Treatment D	0.42	3.07	0.27	1.94	0.16	1.15
Total	2.00	4.90	0.65	2.76	0.16	1.36

Project: SUNDANCE ON-SITE SOUTH BASIN

Weighted E = Total E*A/Total Area

Total Area = 3.17

	100 year Existing	100 year Proposed	10 year Existing	10 year Proposed	2 year Existing	2 year Proposed
Weighted E (inches) =	0.63	1.55	0.21	0.87	0.05	0.43
Weighted E (feet) =	0.05	0.13	0.02	0.07	0.00	0.04

Volume = Weighted E * Watershed Area:

	100 year Existing	100 year Proposed	10 year Existing	10 year Proposed	2 year Existing	2 year Proposed
Volume (acre-feet) =	0.17	0.41	0.05	0.23	0.01	0.11
Volume (cubic feet) =	7,253	17,782	2,374	10,004	574	4,934

Peak Discharge (cfs/acre) = Q(p): (Table A-9)	Q(p) 100 year	Q(p) 10 year	Q(p) 2 year
Treatment A	1.56	0.38	0.00
Treatment B	2.28	0.95	0.08
Treatment C	3.14	1.71	0.60
Treatment D	4.70	3.14	1.86

Total Q(p), cfs:	100 year Existing Q(p)*A	100 year Proposed Q(p)*A	10 year Existing Q(p)*A	10 year Proposed Q(p)*A	2 year Existing Q(p)*A	2 year Proposed Q(p)*A
Treatment A	4.63	0.00	1.13	0.00	0.00	0.00
Treatment B	0.00	0.78	0.00	0.32	0.00	0.03
Treatment C	0.00	4.33	0.00	2.36	0.00	0.83
Treatment D	0.94	6.82	0.63	4.55	0.37	2.70
Total Q (cfs) =	5.57	11.92	1.76	7.24	0.37	3.55

RATIONAL METHOD:

Coefficient C: (Table A-11)	100 year	10 year	2 year
Treatment A	0.31	0.11	0.00
Treatment B	0.45	0.28	0.04
Treatment C	0.62	0.50	0.29
Treatment D	0.93	0.92	0.91
Peak Intensity (in/hour): (Table A-10)	5.05	3.41	2.04

Q = CIA (cfs):	100 year Existing CIA	100 year Proposed CIA	10 year Existing CIA	10 year Proposed CIA	2 year Existing CIA	2 year Proposed CIA
Treatment A	4.65	0.00	1.11	0.00	0.00	0.00
Treatment B	0.00	0.77	0.00	0.32	0.00	0.03
Treatment C	0.00	4.32	0.00	2.35	0.00	0.82
Treatment D	0.94	6.81	0.63	4.55	0.37	2.69
Total Q (cfs) =	5.59	11.90	1.74	7.23	0.37	3.54

McDowell Engineering, Inc.

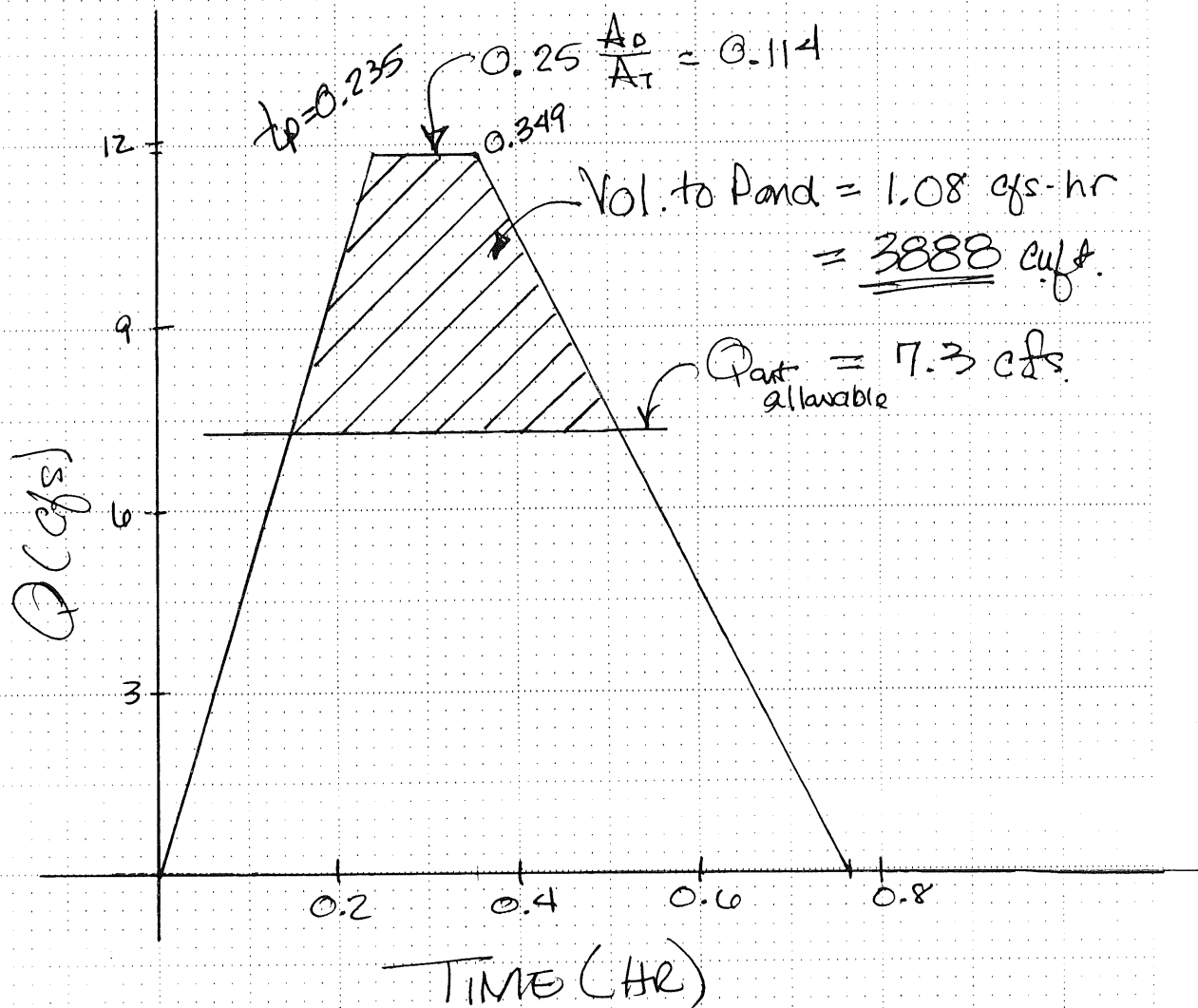
7820 Beverly Hills Ave. NE
Albuquerque, New Mexico 87122
Tele: (505)828-2430
Fax: (505)821-4857

Project: SUNDANCE-PRESIDENTS DEN

Project No.: SUN0197T Date: 12-29-97

Subject: SOUTH POND CALCS

By: JSM Sheet 1 of 1



$$t_p = 0.7(t_c) + \left[\left(1.46 - \frac{A_D}{A_T} \right) / 12 \right] = 0.235$$

where $t_c = 0.2$, $A_D = 1.45$, $A_T = 3.17$

$$t_b = 2.107(E) \frac{A_T}{Q_p} - 0.25 \left(\frac{A_D}{A_T} \right) = 0.754$$

where $Q_p = 11.92$ cfs.

$A_T = 3.17$, $E = 1.55$

McDowell Engineering, Inc.

7820 Beverly Hills Ave. NE
Albuquerque, New Mexico 87122
Tele: (505)828-2430
Fax: (505)821-4857

Project: SUNDANCE-PRESIDENT R.DCU.

Project No.: SUN 097T Date: 12-30-97

Subject: POND CALCS

By: OSM Sheet 1 of 1

OUTLET FOR PONDS:

Try 2-12" culverts/per pond.

$$Q = CA\sqrt{2gh}$$

where $C = 0.6$, $A = \frac{\pi d^2}{4} = 0.785$

$g = 32.2$, $h = 1.0$

$\therefore Q = 3.78 \text{ cfs/pipe} \times 2 = 7.56 \text{ cfs (max)} \quad \checkmark \underline{\underline{OK}}$

NORTH POND VOLUME:

Elevation	Area	Volume
84.0	0	4321 cu.ft.
85.0	8642	

TYPE 'D' (SINGLE) INLET CAPACITY: (NORTH POND)

$Q = CLH^{3/2}$ where $C = 3.0$, $L = 10$
 $h = 1.0$

$\therefore Q = 30 \text{ cfs} \quad \checkmark \underline{\underline{OK}}$

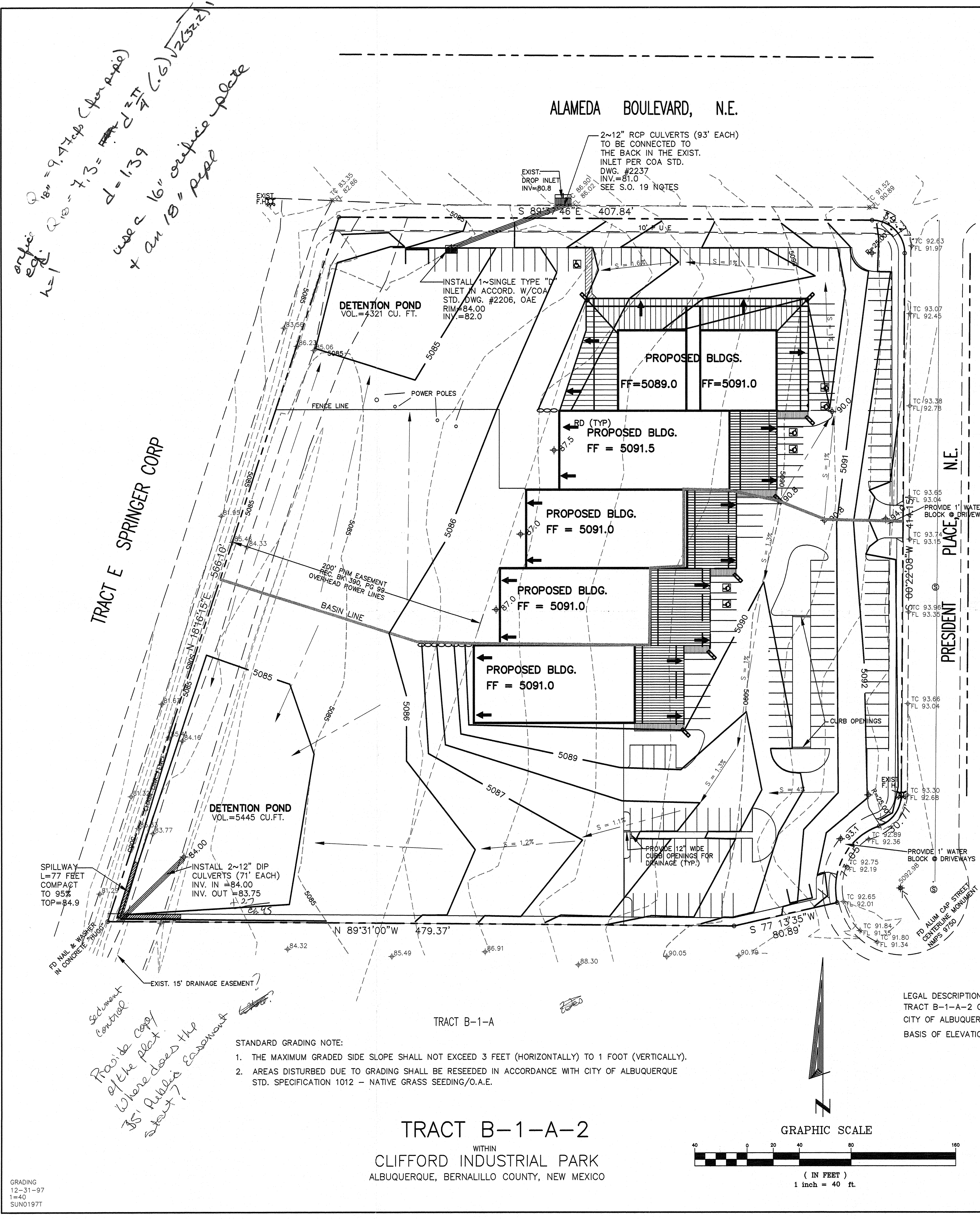
SOUTH POND VOLUME:

Elevation	Area	Volume
84.0	0	5445 cu.ft.
84.9	12100	

SPILLWAY: (SOUTH POND)

$Q = CLH^{3/2}$, where $C = 3.0$, $Q = 7.3 \text{ cfs}$
 $H = 0.1$

$\therefore L = 77 \text{ ft.} \quad \checkmark \underline{\underline{OK}}$



	LEGEND	
	EXISTING	PROPOSED
CONTOUR		
PROPERTY LINE		
ROAD		
SETBACK		
WALL		
SPOT		

DRAINAGE PLAN

SCOPE:

Pursuant to the latest City of Albuquerque Ordinance, the Drainage Plan shown hereon outlines the drainage management criteria for controlling developed runoff on and exiting the project site. Six connecting buildings are proposed for the subject property, with associated access, parking and landscaping.

EXISTING CONDITIONS:

Presently the 6.34 acre site is undeveloped. The site is bounded on the north by Alameda Boulevard, on the east by President Place, on the south and west by private property. The site slopes from the east to the west with an average slope of 1.5 percent. Vegetation on the site consists of weeds, grasses, and occasional cacti. There is an existing 200' PNM easement located along the west property line. As shown by FEMA Map Panel No. 136, dated 1996, the site is not located in a 100-year floodplain. An approved master drainage plan is on file with the City of Albuquerque (File No. C17/16) for the subject property. The master plan allows for a developed discharge rate from the site of 14.6 cfs., which shall be divided for half of the flow to go to the north and the other half of the flow to go to the south. Therefore the north half of the site shall have an allowable discharge rate of 7.3 cfs. as does the south half. No offsite runoff enters the property.

PROPOSED CONDITIONS:

As shown by the plan, the building site is located along the easterly portion of the property, not encroaching into the PNM easement. On site flows will drain around the structures and flow to the west to existing drainage paths. All roof drainage will discharge from the roof to the lot and be directed around the structures to existing drainage routes. The drainage basins are shown on the plan. Runoff from the north drainage basin will be collected in a retention pond which will outfall to a storm inlet which will connect to an existing inlet in Alameda Boulevard. Runoff from the south drainage basin will be collected in a retention pond which will outfall to an existing drainage easement. Access will be taken from President Pl.

Supplemental calculation have been provided to the City of Albuquerque Hydrology Department.

CALCULATIONS:

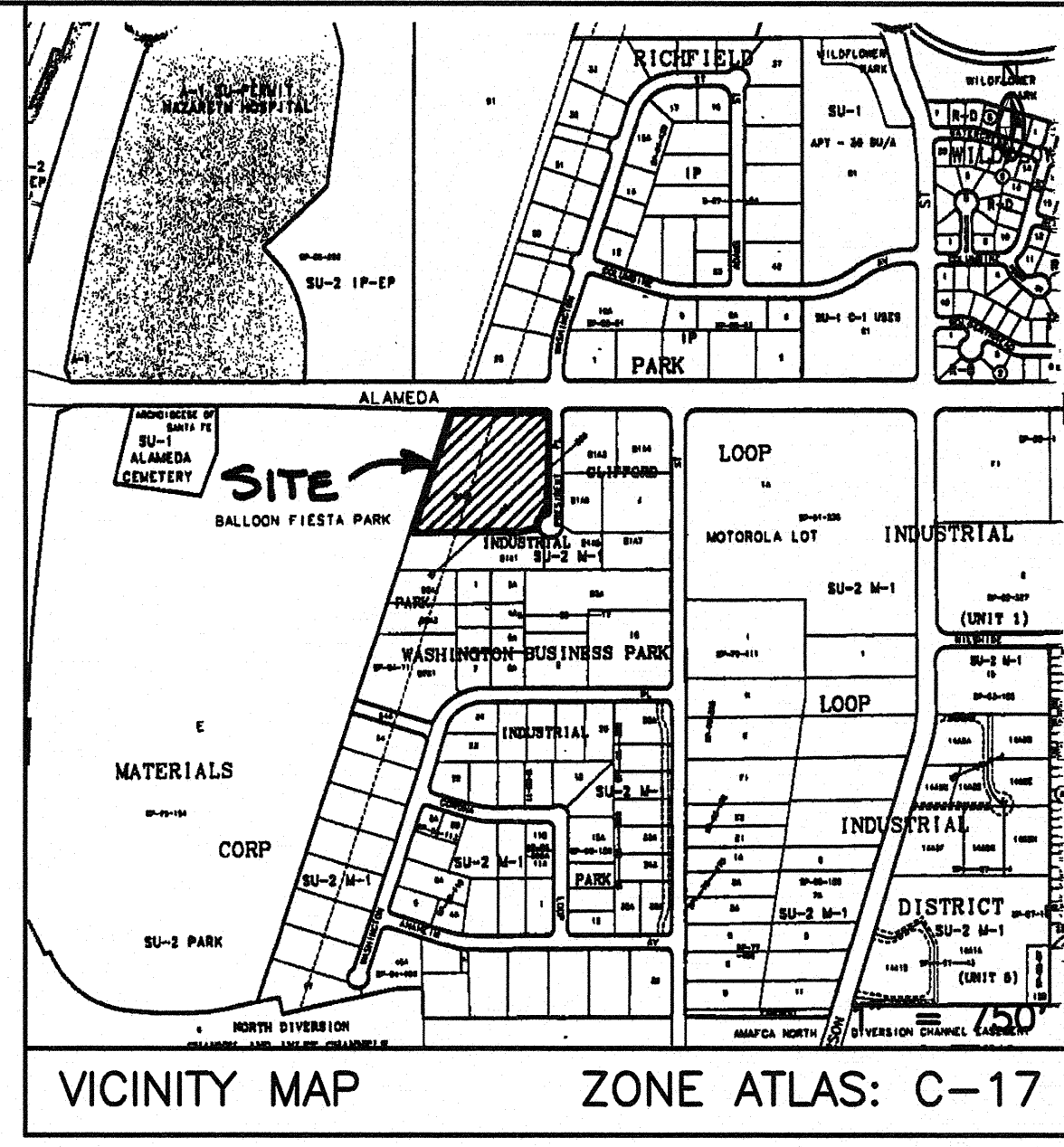
The calculations shown hereon define the 100 year-6 hour design storm falling within the project area under existing and developed conditions. The Hydrology is per "Section 22.2, Hydrology of the Development Process Manual, Volume 2, Design Criteria, for the City of Albuquerque, New Mexico in cooperation with Bernalillo County, New Mexico and the Albuquerque Metropolitan Arroyo Flood Control Authority.

PROPERTY ADDRESS:

President Pl. NE

TOPOGRAPHY:

Topographic information provided by E. Maxwell Doak, dated September, 1997.



S.O. 19 NOTES

NOTICE TO CONTRACTOR

1. An excavation/construction permit will be required before beginning any work within City right-of-way. An approved copy of these plans must be submitted at the time of application for this permit.
2. All work detailed on these plans to be performed, except as otherwise stated or provided hereon, shall be constructed in accordance with City of Albuquerque Interim Standard Specifications for Public Works Construction, 1986 as amended through the latest edition.
3. Two working days prior to any excavation, contractor must contact New Mexico One Call System, 260-1990, for location of existing utilities.
4. Prior to construction, the contractor shall excavate and verify the horizontal and vertical locations of all constructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay.
5. Backfill compaction shall be according to _____ street use.
6. Maintenance of these facilities shall be the responsibility of the Owner of he property served.

PRIVATE DRAINAGE FACILITIES WITHIN CITY RIGHT OF WAY

DESIGN APPROVAL	Hydrology Section	Date
INSPECTION APPROVAL	Trans./Street Maint.	Date
ACCEPTANCE	Construction Mgt. Div.	Date

ROUTE AS-BUILT DWG. TO MAPS AND RECORDS
ROUTE 1-COPY OF AS-BUILT TO HYDROLOGY SECTION

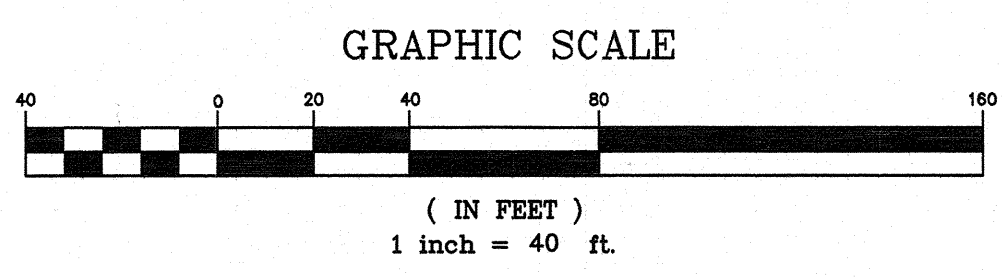
12-31-97

RECEIVED
JAN 05 1998
HYDROLOGY SECTION

LEGAL DESCRIPTION:
TRACT B-1-A-2 OF CLIFFORD INDUSTRIAL PARK, PROJECTED SECTION 14, TOWNSHIP 11 NORTH, RANGE 3 EAST, NEW MEXICO PRINCIPAL MERIDIAN
CITY OF ALBUQUERQUE, COUNTY OF BERNALILLO, NEW MEXICO, SURVEY SEPTEMBER 23, 1997
BASIS OF ELEVATION: NDC 7 PUBLISHED ELEVATION=5062.60'

- STANDARD GRADING NOTE:
1. THE MAXIMUM GRADED SIDE SLOPE SHALL NOT EXCEED 3 FEET (HORIZONTALLY) TO 1 FOOT (VERTICALLY).
 2. AREAS DISTURBED DUE TO GRADING SHALL BE RESEEDING IN ACCORDANCE WITH CITY OF ALBUQUERQUE STD. SPECIFICATION 1012 - NATIVE GRASS SEEDING/O.A.E.

TRACT B-1-A-2
WITHIN
CLIFFORD INDUSTRIAL PARK
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO



BERNALILLO COUNTY		NEW MEXICO	
TRACT B-1-A-2, SEC 14, T11N, R3E CLIFFORD INDUSTRIAL PARK			
SUNDANCE GRADING & DRAINAGE PLAN			
McDowell Engineering Inc.			
Designed JSM	Drawn STAFF	Checked JSM	Sheet of
File SUN0197T	Date DECEMBER, 1997	1	1