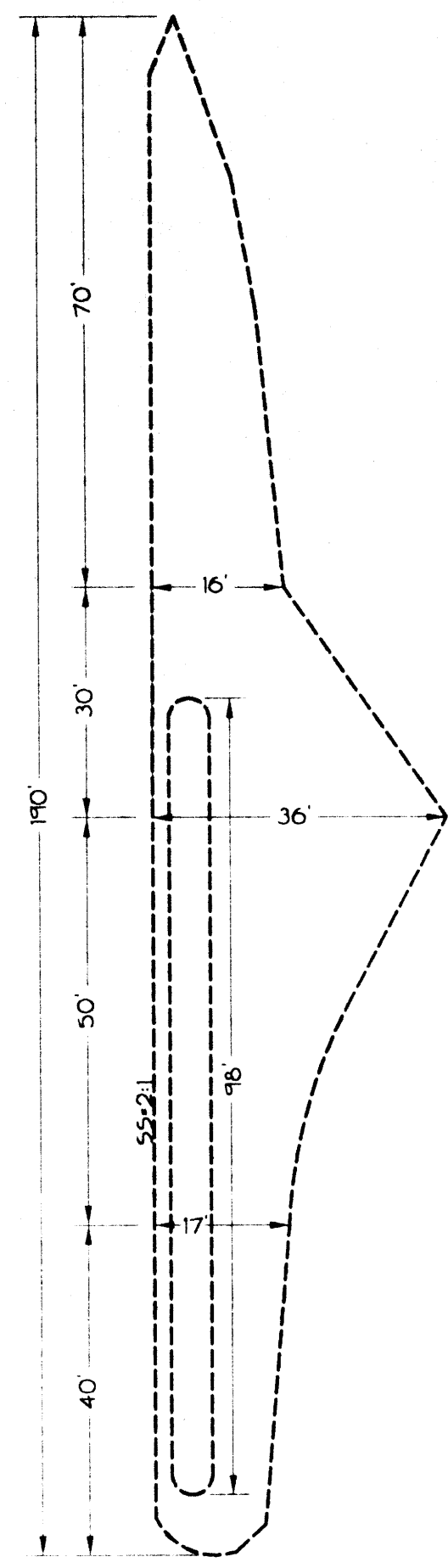


Pond 1 Dimensions

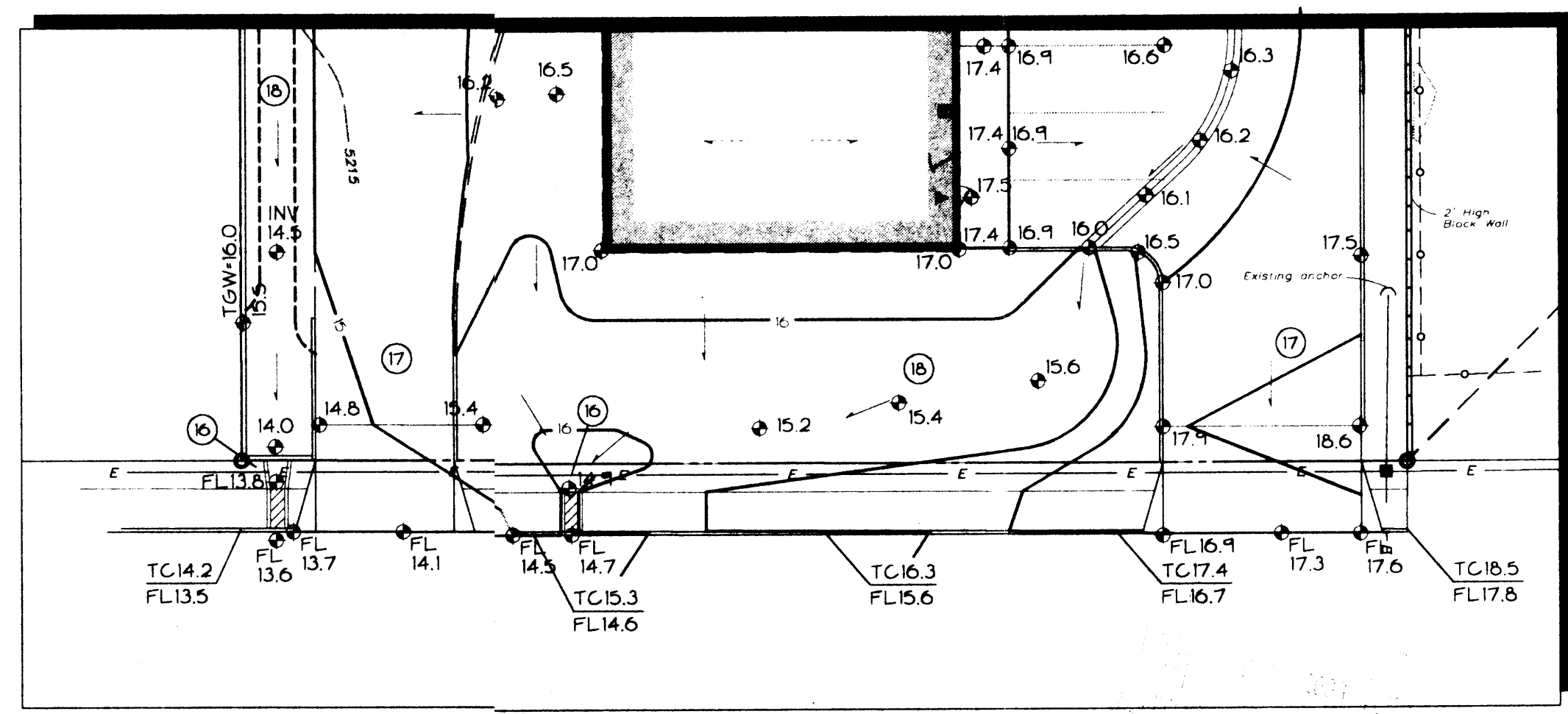


Pond 2 Dimensions



LEGEND

- SIDEWALK, CURB AND GUTTER (EXISTING, PROPOSED)
- PROPOSED PAVED DRIVE
- BUILDING (EXISTING, PROPOSED)
- PROPERTY LINE
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- EXISTING CONTOUR
- PROPOSED CONTOUR
- SURFACE FLOW DIRECTION (EXISTING, PROPOSED, ROOF)
- LANDSCAPED AREA
- LA TOP OF GRADE WALL (< 18" HIGH)
- TRW TOP OF RETAINING WALL (> 18" HIGH)
- TA TOP OF ASPHALT
- TC TOP OF CURB
- FL FLOW LINE
- FF FINISHED FLOOR
- R/W RIGHT OF WAY
- PL PROPERTY LINE
- PP POWER POLE
- ▲ ENTRY / EXIT LOCATION



Detail A - Future

**SCOPE**  
The proposed improvements include an approx. 5,075 sf (phase I) and a 3,200 sf (phase II) commercial buildings with associated paved parking, walks, landscaped and detention pond areas.  
ADDITIONAL INFORMATION: PROVIDE SMOOTH RIDING TRANSITION.  
SEE ARCHITECTURAL FOR INFORMATION REGARDING PARKING LAYOUT, DIMENSIONS, STRIPING, PAVING SECTION ETC.  
CONSTRUCT HANDICAPPED ACCESSIBLE RAMP TO AREA PER C.O.A. REQUIREMENTS. SEE ARCHITECTURAL FOR INFORMATION.  
CONSTRUCT GRADE WALL(S) AS REQUIRED TO ACHIEVE ELEVATIONS SHOWN. DESIGN BY OTHERS. T&W DATA SHOWN FOR MINIMUM HEIGHTS ONLY.  
CONSTRUCT EXTENDED BUILDING STEPS / RETAINING WALLS TO ACHIEVE GRADE RELATIONS SHOWN.  
ROOF FLOWS TO BE RELEASED AS SHEET FLOW IN DIRECTIONS SHOWN.  
DASHED LINES THIS AREA REPRESENT EXTENTS OF PHASE II / FUTURE CONSTRUCTION. THIS AREA SHALL BE DESIGNATED AS OPEN SPACE FOR PHASE I. SEE ARCHITECTURAL FOR ADDITIONAL INFORMATION.  
PROVIDE SHALLOW SWALE WITHIN LANDSCAPED AREA TO DIRECT FLOWS TO PHASE I PONDING AREAS.  
CONSTRUCT 2' WIDE CONCRETE ALLEY GUTTER PER C.O.A. STD. DWG. 2451 TO DIRECT FLOWS TO PROPOSED INLET.  
WHEN FUTURE CORONA AVENUE STREET / STORM DRAIN IMPROVEMENTS ARE CONSTRUCTED, THIS AREA SHALL BE REGRADED AS SHOWN IN DETAIL A THIS SHEET TO DIRECT ALL SITE FLOWS TO CORONA AVE. SEE CALCULATIONS FOR ADDITIONAL INFORMATION.  
GRAVEL PAVING AT ELEVATIONS SHOWN.  
PROJECT TEMPORARY BENCHMARK 5/8" REBAR AND PLASTIC CAP STAMPED "SURV-TEK, INC. - CONTROL POINT ELEVATION - 5217.81".  
CONSTRUCT TEMPORARY SITE RETENTION POND AT ELEVATIONS SHOWN. SEE CALCULATIONS FOR POND DESIGN INFORMATION. SEE DETAIL THIS SHEET FOR POND DIMENSIONS.  
INSTALL 12" DIA. EQUALIZER PIPE BETWEEN PONDING AREAS TO DISTRIBUTE FLOWS. POND TWO END TO INCLUDE 24" DIA. STANDPIPE. POND ONE END HAVE END SECTION AT ELEVATION SHOWN.  
SEE ARCHITECTURAL FOR SPECIAL PROTECTION MEASURES FOR FOUNDATION THIS AREA DUE TO PROXIMITY OF RETAINING POND.  
FUTURE: INSTALL 1' WIDE COVERED SIDEWALK CULVERT PER C.O.A. STD. DWG. 2236 - "SIDEWALK CULVERT WITH STEEL PLATE TOP TO ALLOW BASIN FLOWS TO PASS TO CORONA AVE. TO BE CONSTRUCTED IN CONJUNCTION WITH NEW CORONA PAVEMENT IMPROVEMENTS."  
FUTURE: IN CONJUNCTION WITH CORONA AVE. IMPROVEMENTS, ACCESS DRIVES WILL REQUIRE REGRADE AS SHOWN TO PROVIDE SMOOTH RIDING TRANSITION.  
FUTURE: IN CONJUNCTION WITH CORONA AVE. IMPROVEMENTS, RETENTION POND2 WILL BE ELIMINATED GRADE LANDSCAPED AREA TO DRAIN TO PROPOSED SIDEWALK CULVERTS AS SHOWN.

**GENERAL NOTES**  
LEGAL: LOT 20, BLOCK 14 TRACT A, UNIT B NORTH ALBUQUERQUE ACRES CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO  
SURVEYOR: SURV-TEK, INC. - OCTOBER 1999  
B.M.: Vertical datum shown herein is based upon said Albuquerque Control Survey Monument "9-C18" having an elevation of 5229.79 feet (SLD 1929). See plan for location.  
OFF-SITE DRAINAGE: A property line garden wall along the east property line prevents any off-site drainage from entering the property.  
FLOOD HAZARD: A letter or map revision (LOMR) was issued by FEMA on March 25, 1998 which removed the floodplain from this and adjacent properties. The LOMR was due to the construction of the Wyoming Storm Drain.  
EROSION CONTROL: The contractor is responsible for retaining on-site all sediment generated during construction by means of temporary earth berms or silt fences.

**AREAS OF MODIFICATION BETWEEN APPROVED DRAINAGE GRADING PLAN AND ACTUAL AS-BUILT**

- △ Large Dirt Pile this location for future Phase II construction. OKAY
- △ Valley Gutter not constructed. OKAY
- △ Concrete pad not constructed. OKAY

I, Christopher L. Weiss, P.E. hereby certify that the as-built information shown, is in substantial compliance with the approved drainage / grading plan.

*Christopher L. Weiss* 10/20/00  
REGISTERED PROFESSIONAL ENGINEER

**NOTICE TO CONTRACTOR**

- 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.
- ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON SHALL BE CONSTRUCTED IN ACCORDANCE WITH ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION.
- TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITHIN A MINIMUM AMOUNT OF DELAY.
- BACKFILL COMPACTION SHALL BE ACCORDING TO COLLECTOR STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
- CONTRACTOR IS RESPONSIBLE FOR OBTAINING EXCAVATION PERMIT FOR SIDEWALK CULVERT/RAIN.
- PROOF OF ACCEPTANCE WILL BE REQUIRED PRIOR TO SIGN OFF FOR CERTIFICATE OF OCCUPANCY (C.O.).

**DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY**

DESIGN APPROVAL: \_\_\_\_\_ DATE \_\_\_\_\_  
INSPECTION APPROVAL: \_\_\_\_\_ DATE \_\_\_\_\_  
ACCEPTANCE: \_\_\_\_\_ DATE \_\_\_\_\_

PROVIDED FOR FUTURE SIDEWALK CULVERTS IN CONJUNCTION WITH CORONA AV. STREET / STORM SEWER IMPROVEMENTS.

**KEYNOTES**

- CONSTRUCT TEMPORARY SITE ACCESS DRIVE AT ELEVATIONS SHOWN PER C.O.A. REQUIREMENTS. SEE ARCHITECTURAL FOR ADDITIONAL INFORMATION. PROVIDE SMOOTH RIDING TRANSITION.
- PROPOSED ASPHALT PAVING, CONSTRUCT AT ELEVATIONS SHOWN. SEE ARCHITECTURAL FOR INFORMATION REGARDING PARKING LAYOUT, DIMENSIONS, STRIPING, PAVING SECTION ETC.
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**VICINITY MAP #C-18**

**FIRM MAP #137**

**C.L. WEISS ENGINEERING, INC.**

**North Albuquerque Acres Jim's Ball and Tackle**

**Drainage and Grading Plan**

**C-1**

C18-D3A 2/2