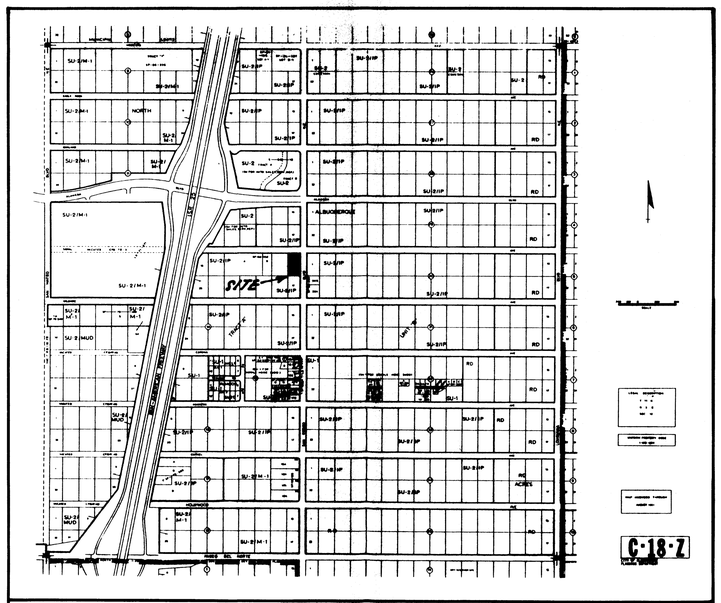


VICINITY MAP

EROSION CONTROL MEASURES:

THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR MANAGEMENT FOR STORM RUN-OFF DURING CONSTRUCTION; HE SHALL INSURE THAT THE FOLLOWING MEASURES ARE TAKEN:

1.) ADJACENT PROPERTY SHALL BE PROTECTED AT ALL TIMES BY CONSTRUCTION OF BERMS, DIKES, SWALES, PONDS, AND OTHER TEMPORARY GRADING AS REQUIRED TO PREVENT STORM RUNOFF FROM LEAVING THE SITE AND ENTERING ADJACENT PROPERTIES.

2.) ADJACENT PUBLIC RIGHT-OF-WAYS SHALL BE PROTECTED AT ALL TIMES FROM STORM WATER RUNOFF FROM THE SITE. NO SEDIMENT BEARING WATER SHALL BE PERMITTED TO ENTER PUBLIC STREETS.

3.) THE CONTRACTOR SHALL IMMEDIATELY AND THROUGHLY REMOVE ANY AND ALL SEDIMENT WITHIN PUBLIC STREETS THAT HAS BEEN ERODED FROM THE SITE AND DEPOSITED THERE.

CONSTRUCTION NOTES:

1.) TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE AT 260-4950 FOR LOCATION OF EXISTING UTILITIES.

2.) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATION OF ALL POTENTIAL OBSTRUCTIONS; SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM OF DELAY.

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 CONSTRUCTION WITHIN CITY RIGHT-OF-WAY SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE CITY OF ALBUQUERQUE STANDARDS AND PROCEDURES.

GENERAL NOTES:

1.) NO PERIMETER BOUNDARY CORNERS HAVE BEEN FIELD ESTABLISHED PER THIS SURVEY OF THE SUBJECT PROPERTY.

2.) NO SEARCH HAS BEEN MADE FOR EASEMENTS OF RECORD WITHIN THE SUBJECT SITE OTHER THAN THOSE SHOWN ON THE PLAT OF RECORD.

3.) REFER TO "ARCHITECTURAL SITE PLAN" FOR FIELD LAYOUT OF THE PROPOSED IMPROVEMENTS.

4.) TOPOGRAPHY SURVEY OBTAINED BY "TRANSIT-STADIA" METHOD.

ADDRESS: 8661 SAN PEDRO DRIVE N.E.

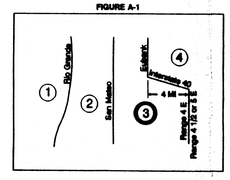
A.1 PRECIPITATION ZONES

Bernalillo County's four precipitation zones are indicated in TABLE A-1 and on FIGURE A-1.

TABLE A-1. PRECIPITATION ZONES

Zone	Location
1	West of the Rio Grande
2	Between the Rio Grande and San Mateo
3	Between San Mateo and Eubank, North of Interstate 40; and between San Mateo and the East boundary of Range 4 East, South of Interstate 40
4	East of Eubank, North of Interstate 40; and East of the East boundary of Range 4 East, South of Interstate 40

FIGURE A-1



Where a watershed extends across a zone boundary, use the zone which contains the largest portion of the watershed.

TABLE A-4. LAND TREATMENTS

Treatment	Land Condition
A	Soil uncompacted by human activity with 0 to 10 percent slopes. Native grasses, weeds and shrubs in typical densities with minimal disturbance to grading, groundcover and infiltration capacity. Croplands. Unlined arroyos.
B	Irrigated lawns, parks and golf courses with 0 to 10 percent slopes. Native grasses, weeds and shrubs, and soil uncompacted by human activity with slopes greater than 10 percent and less than 20 percent.
C	Soil compacted by human activity. Minimal vegetation. Unpaved parking, roads, trails. Most vacant lots. Gravel or rock on plastic (desert landscaping). Irrigated lawns and parks with slopes greater than 10 percent. Native grasses, weeds and shrubs, and soil uncompacted by human activity with slopes at 20 percent or greater. Native grass, weed and shrub areas with clay or clay loam soils and other soils of very low permeability as classified by SCS Hydrologic Soil Group D.
D	Impervious areas, pavement and roofs.

Most watersheds contain a mix of land treatments. To determine proportional treatments, measure respective subareas. In lieu of specific measurement for treatment D, the areal percentages in TABLE A-5 may be employed.

DRAINAGE COMMENTS AND CALCULATIONS:

AS SHOWN ON THE PLAN HEREON, THE SUBJECT SITE IS LOCATED AT THE SOUTHWEST INTERSECTION OF SAN PEDRO DRIVE N.E. AND SIGNAL AVENUE N.E., IN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, (ZONE ATLAS MAP "C-18-Z").

THE SUBJECT SITE, 1.) IS NOT LOCATED WITHIN A DESIGNATED FLOODPLAIN, 2.) IS PRESENTLY AN UNDEVELOPED VACANT LOT, 3.) DOES NOT LIE ADJACENT TO A NATURAL OR ARTIFICIAL WATER COURSE, 4.) DOES NOT ACCEPT OFFSITE FLOWS FROM ADJACENT PROPERTIES, 5.) DOES CONTRIBUTE OFFSITE FLOWS TO THE ADJACENT PROPERTY LYING IMMEDIATELY TO THE WEST OF SAID SUBJECT SITE; THESE FLOWS TO SAID ADJACENT PROPERTY WILL BE ELIMINATED AND REDIRECTED AS SHOWN ON THE DRAINAGE PLAN HEREON.

CALCULATIONS:

PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL, VOLUME 2, DESIGN CRITERIA FOR THE CITY OF ALBUQUERQUE, NEW MEXICO, DATED JANUARY, 1993.

SITE AREA = 0.73 ACRE

PRECIPITATION ZONE: THREE (3)

PEAK INTENSITY: 5.38

EXISTING CONDITIONS:

TREATMENT	AREA/ACRES		FACTOR		CFS
A	0.73	X	1.87	=	1.37
B	0.00	X	2.60	=	0.00
C	0.00	X	3.45	=	0.00
D	0.00	X	5.02	=	0.00

"Q_p" = 1.37 CFS

PROPOSED CONDITIONS:

TREATMENT	AREA/ACRES		FACTOR		CFS
A	0.00	X	1.87	=	0.00
B	0.00	X	2.60	=	0.00
C	0.18	X	3.45	=	0.62
D	0.55	X	5.02	=	2.76

"Q_p" = 3.38 CFS

**** INCREASE = 2.01 CFS

C18-D21 1/2

RECEIVED
MAR 22 1994

SHEET 1 OF 2 SHEETS

A GRADING AND DRAINAGE PLAN
FOR PROPOSED BUILDING FACILITIES
AMESTOY DRYWALL
(SAN PEDRO DRIVE N.E.)
ALBUQUERQUE, NEW MEXICO
MARCH, 1994

A. ARSENIO MARTINEZ
7875
NEW MEXICO
REGISTERED PROFESSIONAL ENGINEER

03-21-94

ENGINEER'S SEAL

(A) → CONCRETE HEADER TYPE CURBING
(B) → PROPOSED LANDSCAPED AREA'S PER ARCHITECTS PLAN
(C) → PROPOSED C.M.U. WALL PER ARCHITECTS PLAN

NORTH
1" = 10'

LOT 15

234.0'

PROPOSED TRASH BIN ENCLOSURE

PROPOSED ASPHALTIC PAVING

CONCRETE APRON

ASPHALTIC PAVING

STEPS

WATER METER

PROJECT B.M. @ TOP OF M.H. RIM EL. = 5223.09

PROPOSED OFFICE / WAREHOUSE BUILDING
FIN. FLR. = 5227.70

ROOF SLOPE

LOT 17

LOT 16

CEMENT FILLED POSTS (TYP.)

CONC. DRAIN TROUGH INLET @ 25.75

OUTLET @ 25.50

CONCRETE DRAIN TROUGH

EXISTING CHAIN LINK FENCE

FIRE HYDRANT

EXISTING EDGE OF ASPHALT

PAINT STRIPE (TYP.)

5' P.U.E.

UTILITY WIRE

POWER POLE

F.F. = 27.70

RAMP

PROPOSED CONC. SIDEWALK

10' WIDE STRIP FOR FUTURE RIGHT-OF-WAY (SEE ARCHITECTS SITE PLAN)

CHAIN LINK FENCE (EXISTING)

EXISTING TELE. PED.

* NOTE: TRANSITION NEW ASPHALT DRIVEPAD TO EXISTING EDGE OF ROAD

DRAINAGE SWALE

N.E.

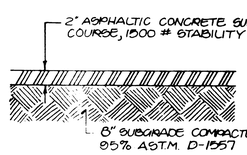
SIGNAL AVENUE

SAN PEDRO DRIVE N.E.

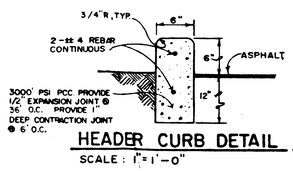
NOTE: RUNOFF FROM ROOF AREA(S) ARE TO BE DIVERTED TO ASPHALT PAVED AREA(S) VIA DOWNSPOUTS THRU P.V.C. DRAIN PIPES OR SIDEWALK CULVERTS.

C18-D21
2/2

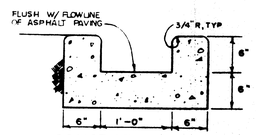
SHEET 2 OF 2 SHEETS



TYPICAL PAVEMENT SECTION
SCALE : 1" = 1'-0"



HEADER CURB DETAIL (A)
SCALE : 1" = 1'-0"



CONCRETE TROUGH
SCALE : 1" = 1'-0"

LEGEND:

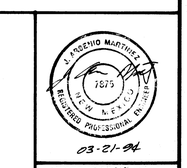
EXISTING CONTOUR = 27
EXISTING SPOT ELEVATION = 27.52
EXISTING FENCE LINE =
PROPOSED CONTOUR = 27.0
PROPOSED SPOT ELEVATION = 27.50

BENCH MARK: TOP OF MANHOLE RIM ON SIGNAL AVENUE N.E.; M.S.L.D. ELEVATION OF 5223.09, REFERENCED TO ACS MONUMENTATION.

LEGAL DESCRIPTION:

LOT SIXTEEN (16), BLOCK THIRTEEN (13), TRACT "A", UNIT "B", NORTH ALBUQUERQUE ACRES, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

A GRADING AND DRAINAGE PLAN FOR PROPOSED BUILDING FACILITIES
AMESTOY DRIVALL
(SAN PEDRO DRIVE N.E.)
ALBUQUERQUE, NEW MEXICO
MARCH, 1994



ENGINEER'S SEAL