



EDI
NYN
VNC
IARM
OINCS
ENTAL

142 TRUMAN NE, SUITE A1
ALBUQUERQUE, NM 87108
TEL: 505.242.2851 FAX: 505.242.2852

Hancock Office Building
7401 Hancock NE
Albuquerque, NM 87109

KEYED NOTES

- 3" AC PAVING OVER 4" AGGREGATE BASE COURSE PER DETAIL 5/C-101.
- 4", 4000 PSI, AIR-ENTRAINED CONCRETE SIDEWALK.
- 4000 PSI CONCRETE CURB PER DETAIL 1/C-101.
- CONCRETE DRAINAGE SWALE PER DETAIL 2/C-101.
- 6" 4/8 GRAVEL LINED SWALE - SEE DETAILS 4/C-101.
- RETAINING WALL - SEE DETAIL 3/C-101.
- 4'-0" WIDE CURB/WALL BREAK FOR RUNOFF RELEASE.
- CONCRETE DRIVE PAD PER C.O.A. STANDARD DRAWING DETAIL 2425.
- CONCRETE SIDEWALK PER C.O.A. STANDARD DRAWING DETAIL 2430.

DESIGN NARRATIVE

The existing site is graded to direct runoff to the southwest corner of this property, through a Drainage Easement, west through the neighbor's property to Washington Street. The improved scheme will direct runoff through the drainage easement in very much the same fashion. The neighboring site has been recently constructed with a gravel lined channel along the south property edge to handle onsite developed flows and offsite flows from this site and the site further east. Our channel will be designed to convey runoff flows from both properties as well since the neighboring site to the east must also direct drainage flows through the easement west to Washington.

LEGAL DESCRIPTION

LOT 6 OF JOURNAL CENTER, UNIT 1, BERNALILLO COUNTY, NEW MEXICO

BENCHMARK

ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE STATION NO. "NAA-8", HAVING AN ELEVATION OF 5075.60.

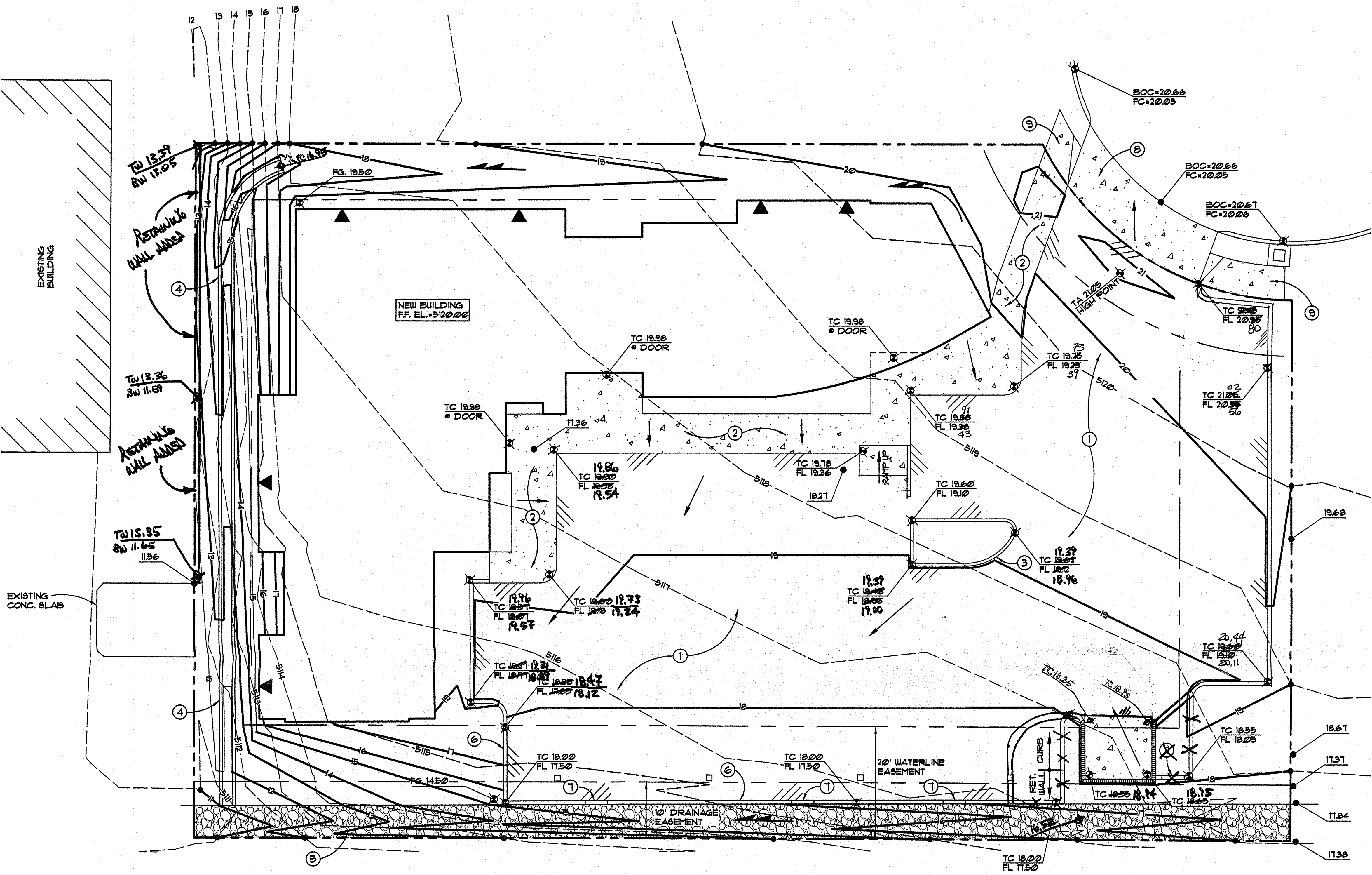
LEGEND

- PROPERTY LINE
- NEW BUILDING LINE
- EXISTING CONTOUR
- NEW CONTOUR
- NEW SPOT ELEVATION
- EXISTING SPOT ELEVATION
- NEW FLOW DIRECTION ARROW
- TA TOP OF ASPHALT
- TC TOP OF CONCRETE
- FG FINISHED GRADE
- FL FLOW LINE
- NEW CONCRETE PAVING
- NEW AC PAVING
- SWALE
- ROOF DRAIN LOCATION
- AS-BUILT ELEVATION

ENGINEERS CERTIFICATION

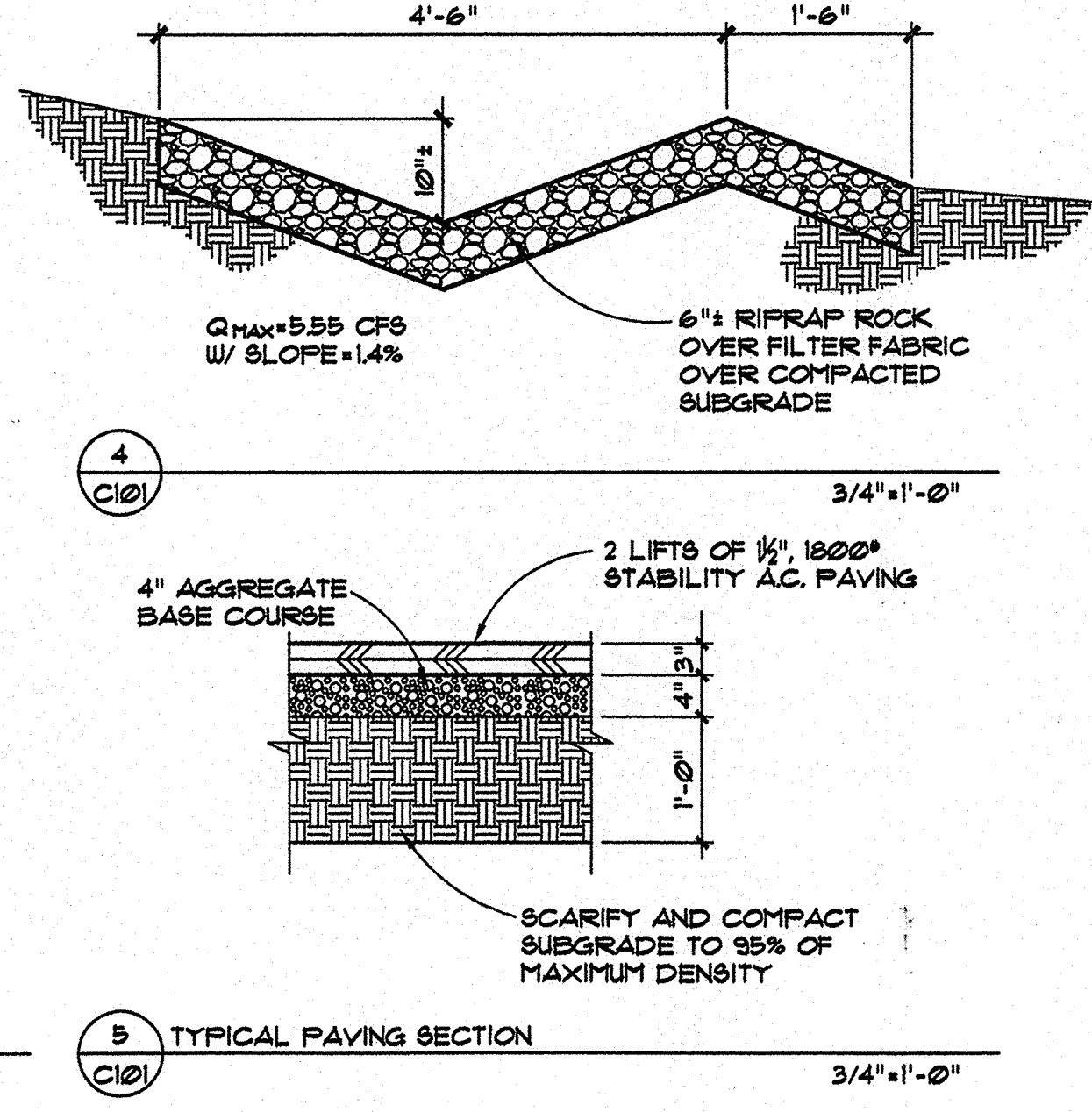
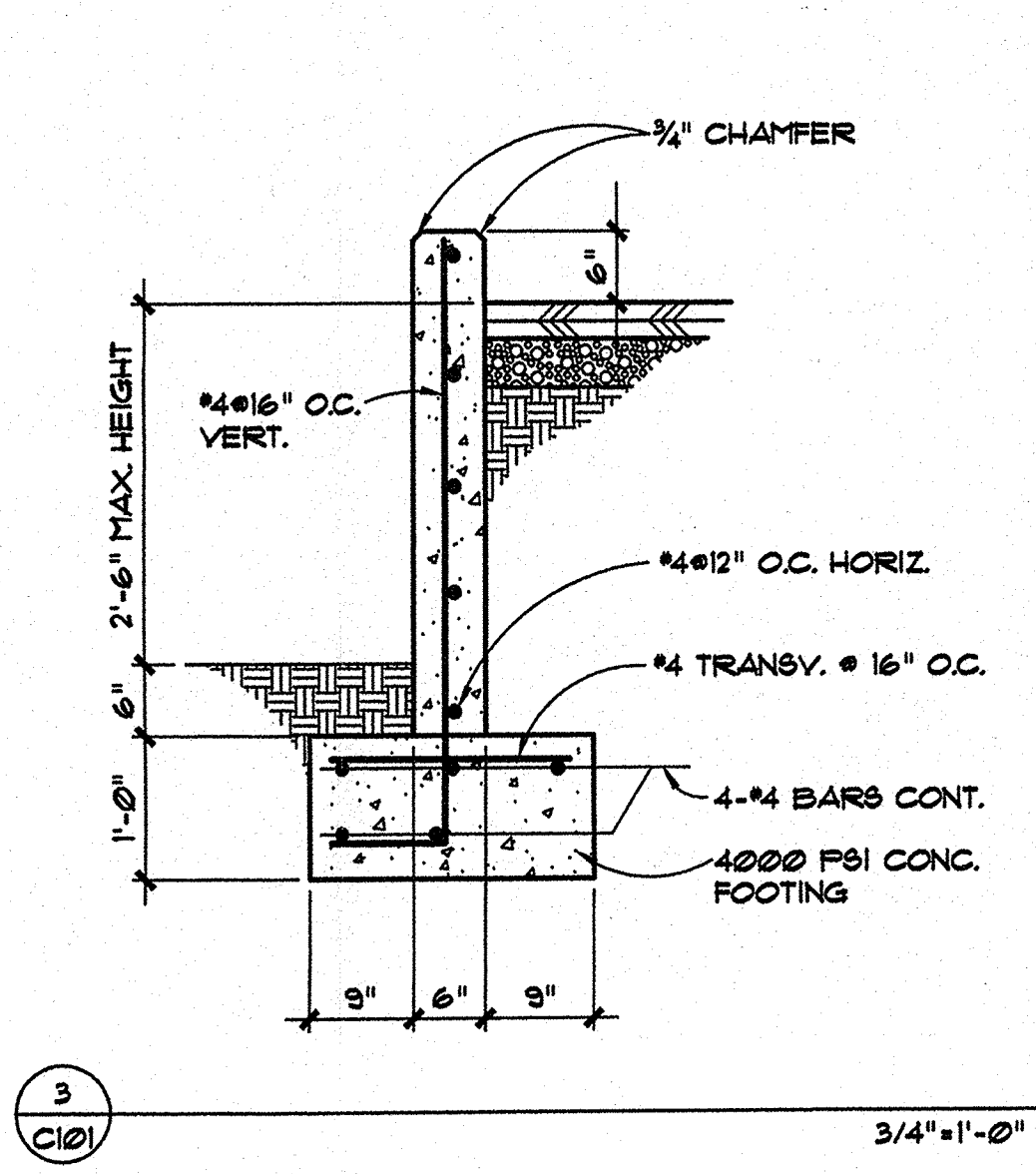
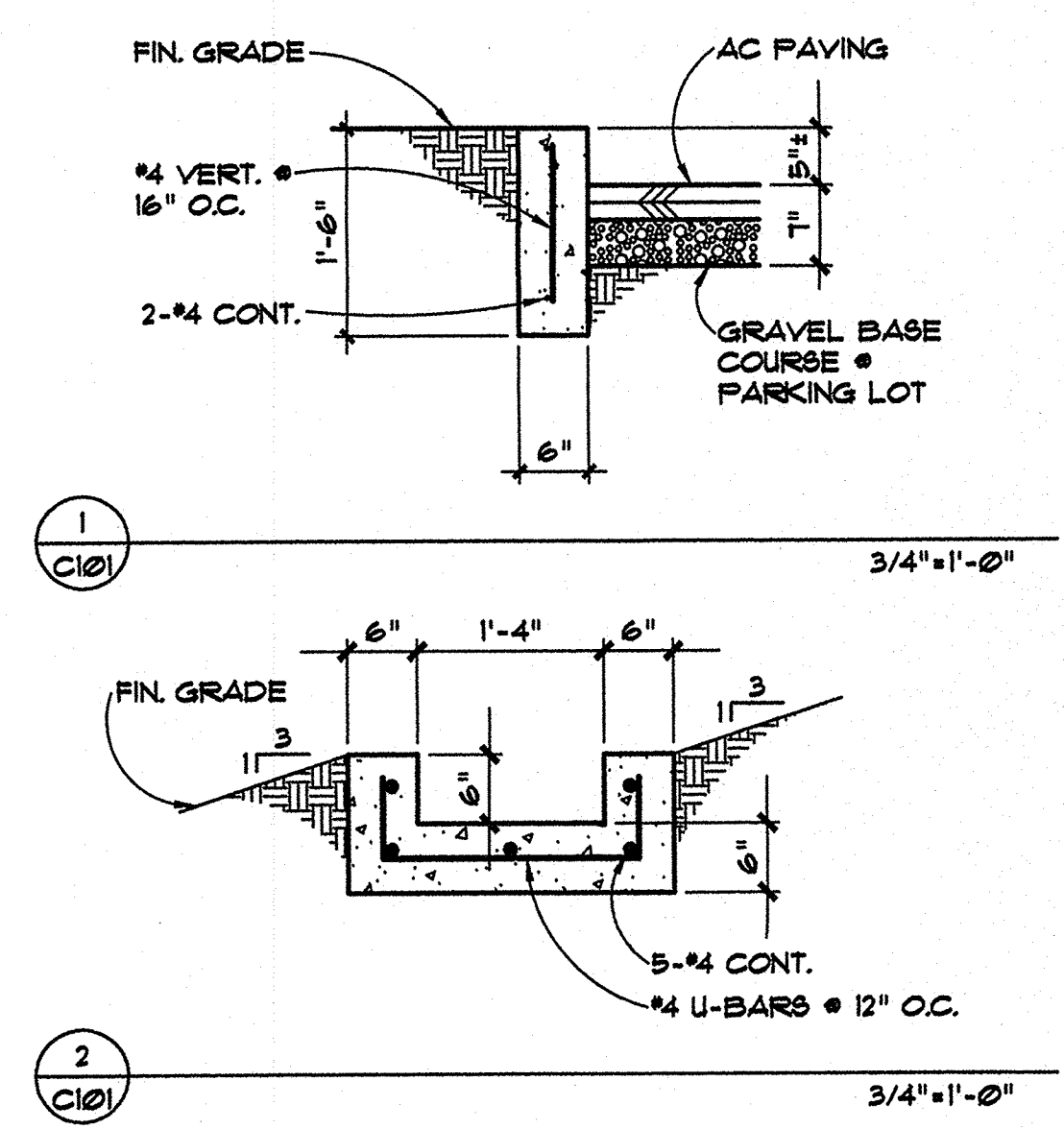
I, MIKE WALLA NYPE 10330, OF THE FIRM WALLA ENGINEERING, LTD., HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 5-10-07. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY CARTESIAN SURVEYS. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 2-25-09 AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR CERTIFICATION OF OCCUPANCY. THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THE PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

MIKE WALLA NYPE 10330
DATE 2/26/09



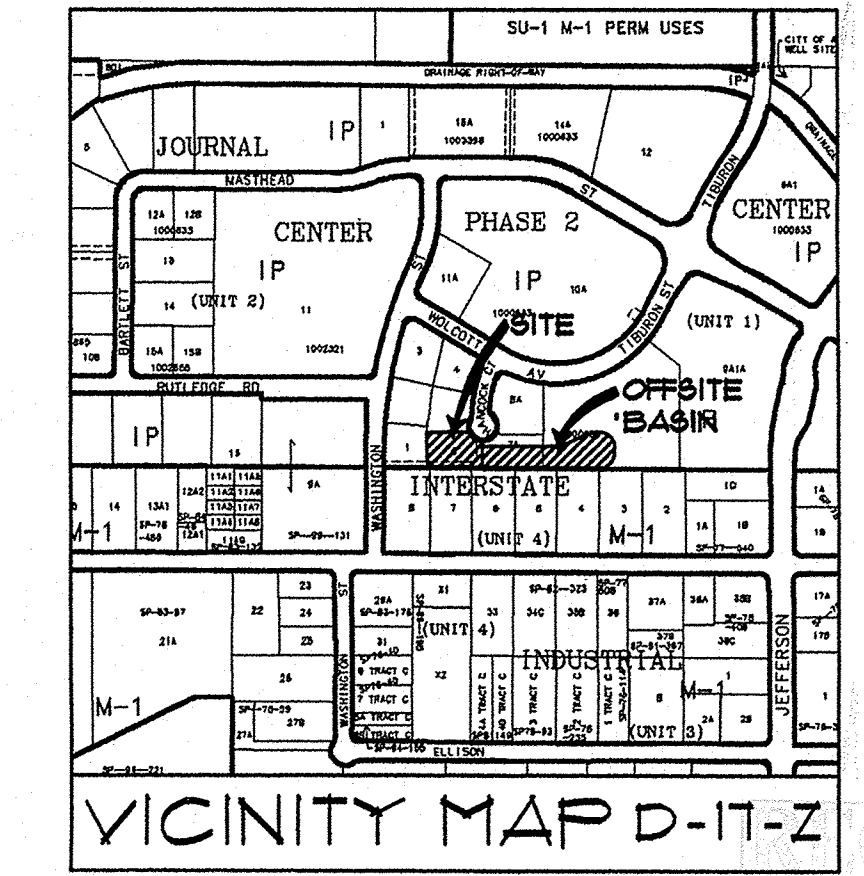
GRADING AND DRAINAGE PLAN

1"=10'



HYDROLOGY CALCULATIONS

PRECIPITATION ZONE 1 DESIGN STORM: (IN)									
	1hr	6hr	24hr	4day	10day				
	2.01	2.35	2.75	3.35	3.95				
EXISTING CONDITIONS-ENTIRE SITE									
LAND TRTMT	AREA (ACRE)	AREA %	P6 (CF8/AC)	Q (CF8)	V6 (CF)	V24 (CF)	V4DAY (CF)	V10DAY (CF)	
A	0.000	0%	0.53	1.56	0.00	0	0	0	
B	0.536	100%	0.78	2.28	1.22	1.518	1.518	1.518	
C	0.000	0%	1.13	3.14	0.00	0	0	0	
D	0.000	0%	2.12	4.10	0.00	0	0	0	
TOTALS	0.536	100%			1.22	1.518	1.518	1.518	
PROPOSED CONDITIONS-ENTIRE SITE									
LAND TRTMT	AREA (ACRE)	AREA %	P6 (CF8/AC)	Q (CF8)	V6 (CF)	V24 (CF)	V4DAY (CF)	V10DAY (CF)	
A	0.000	0%	0.53	1.56	0.00	0	0	0	
B	0.133	25%	0.78	2.28	0.30	0.371	0.371	0.371	
C	0.000	0%	1.13	3.14	0.00	0	0	0	
D	0.403	75%	2.12	4.10	1.25	3.101	3.686	4.481	
TOTALS	0.536	100%			2.20	3.478	4.063	4.868	
PROPOSED CONDITIONS-OFFSITE BASIN									
LAND TRTMT	AREA (ACRE)	AREA %	P6 (CF8/AC)	Q (CF8)	V6 (CF)	V24 (CF)	V4DAY (CF)	V10DAY (CF)	
A	0.000	0%	0.53	1.56	0.00	0	0	0	
B	0.300	25%	0.78	2.28	0.68	0.849	0.849	0.849	
C	0.000	0%	1.13	3.14	0.00	0	0	0	
D	0.900	75%	2.12	4.10	4.23	6.326	8.233	10.030	
TOTALS	1.200	100%			4.91	7.175	9.082	10.879	
GRAVEL SWALE CAPACITY: ROUGHNESS C=0.041 SLOPE= 1.4% Q _{MAX} =5.55 CF8 > 4.91 CF8 (OFFSITE)									



FEB 26 2009



Structural Engineering
Civil Engineering

ISSUE:
BUILDING PERMIT SET
DRAWN: DLR
CHECKED: MJW
DATE: 05.10.07

REVISIONS

GRADING AND DRAINAGE PLAN

0708
C-101