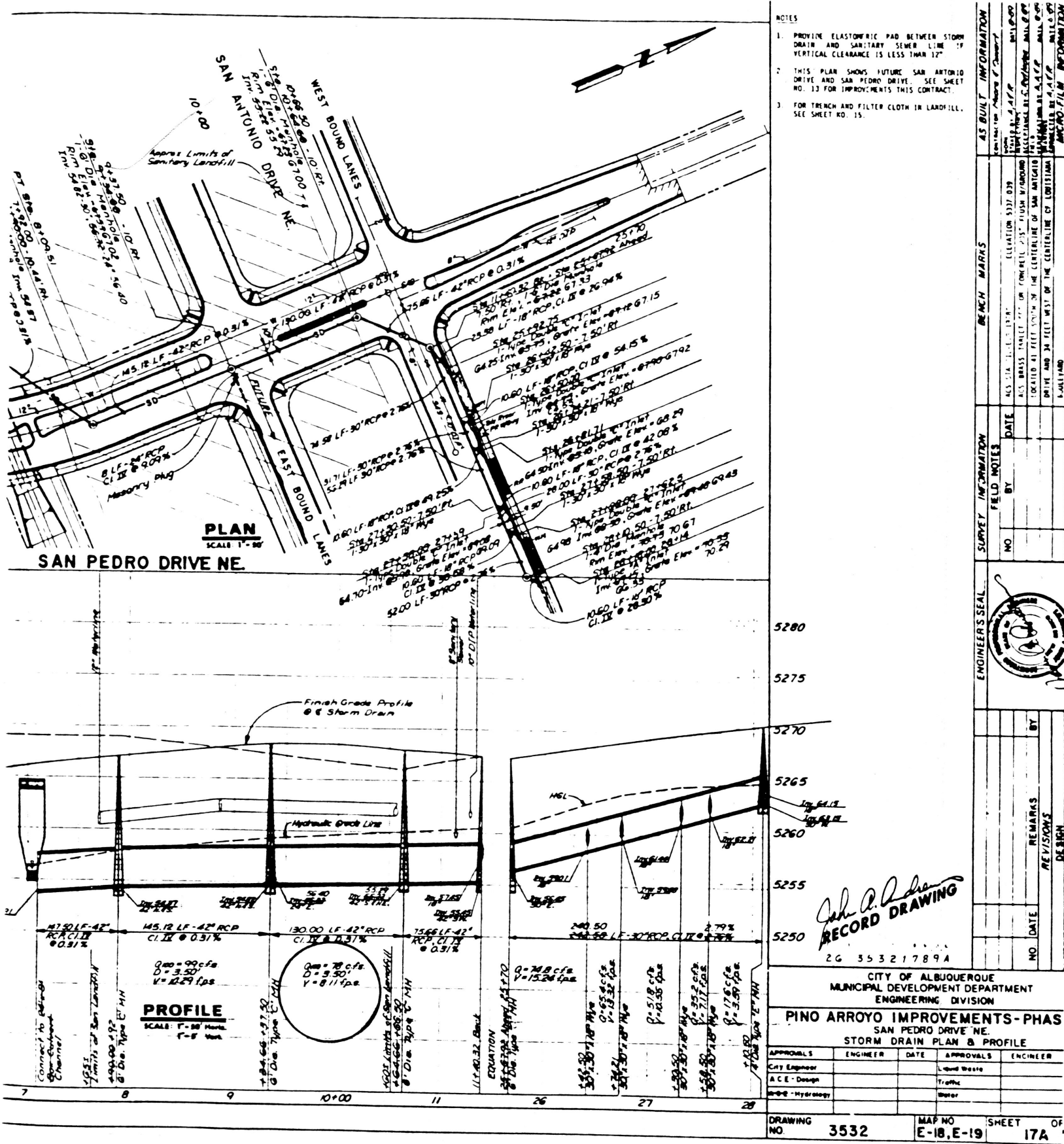


COMPILED BY PHOTOGRAMMETRIC METHODS FROM AERIAL PHOTOGRAPHS EXPOSED ON MAY 13, 1978, BY THOMAS R. MANN & ASSOCIATES, INC. THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS.

SKETCH MAP

COPIED FROM MAP D-18

SANTA MONICA DRIVE					
~1.8 acres					
7/11	LOTTA-BURGER	POST-OFFICE	LOTS 5-10, 23-28, BLK 20 UNIT A NORTH ALBUQUERQUE ACRES ~10.5 acres	TRACT CDS-1	TRACT CDS-2 GAS STATION 1.0409 acre
~.6 acre	~.7 acre	3.92 acres		8.56 acres	
SAN ANTONIO DRIVE					



RUNOFF FOR TRACTS CDS-2 & CDS-1, NORTH ALBUQUERQUE ACRES SUBDIVISION (ROBERTS OIL COMPANY GAS STATION AND CAR WASH AT CORNER OF LOUISIANA BLVD. AND SAN ANTONIO, NE)

TABLE A-1
Runoff Estimate: For On-site Basin of 0.9720 acres, onto San Antonio Drive

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	42340.39	1.000	1.6	2011.2	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	7119.50	0.168	0.40	492.4
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	35220.89	0.832	4.05	683.7
TOTALS			42340.39	1.000	1.6	2011.2	42340.39	1.000	4.45	7331.2
			0.9720 acre				0.9720 acre			

TABLE A-2
Runoff Estimate: For On-site Basin of 0.0689 acres, onto Louisiana Boulevard.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	3000.00	1.000	0.1	142.5	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	1000.00	0.333	0.06	69.2
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	2000.00	0.667	0.23	38.3
TOTALS			3000.00	1.000	0.1	142.5	3000.00	1.000	0.29	457.5
			0.0689 acre				0.0689 acre			

TABLE A-3
Runoff Estimate: For On-site Basin of 0.0471 acres (access) onto Louisiana Blvd.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	2050.00	1.000	0.1	97.4	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	2050.00	1.000	0.24	398.0
TOTALS			2050.00	1.000	0.1	97.4	2050.00	1.000	0.24	398.0
			0.0471 acre				0.0471 acre			

TABLE B-1
Runoff Estimate: For On-site Basin of 22.8191 acres, onto Santa Monica Drive

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	994000.00	1.000	37.4	47215.0	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	169000.00	0.170	0.00	1168.2
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	825000.00	0.830	94.89	160187.5
TOTALS			994000.00	1.000	37.4	47215.0	994000.00	1.000	104.28	171876.7
			22.8191 acre				22.8191 acre			

TABLE B-2
Runoff Estimate: For On-site Basin of 3.7879 acres, onto San Antonio.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	165000.00	1.000	6.2	7837.5	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	28000.00	0.170	1.56	1936.7
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	137000.00	0.830	15.76	2660.8
TOTALS			165000.00	1.000	6.2	7837.5	165000.00	1.000	17.31	28537.5
			3.7879 acre				3.7879 acre			

TABLE B-3
Runoff Estimate: For On-site Basin of 0.5108 acres, onto Louisiana Blvd.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	22250.00	1.000	0.8	1056.9	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	3750.00	0.169	0.21	259.4
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	18500.00	0.831	2.13	3592.1
TOTALS			22250.00	1.000	0.8	1056.9	22250.00	1.000	2.34	3851.5
			0.5108 acre				0.5108 acre			

TABLE C-1
Runoff Estimate: For On-site Basin of 0.6742 acres, 7/11 site to San Pedro Blvd.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	29370.00	1.000	1.1	1395.1	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	29370.00	1.000	3.38	5702.7
TOTALS			29370.00	1.000	1.1	1395.1	29370.00	1.000	3.38	5702.7
			0.6742 acre				0.6742 acre			

TABLE C-2
Runoff Estimate: For On-site Basin of 0.6742 acres, Lottaburger to San Antonio Drive.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	29370.00	1.000	1.1	1395.1	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	1100.00	0.037	0.06	76.1
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	28270.00	0.963	3.25	5489.1
TOTALS			29370.00	1.000	1.1	1395.1	29370.00	1.000	3.31	5565.2
			0.6742 acre				0.6742 acre			

TABLE C-3
Runoff Estimate: For On-site Basin of 1.8503 acres, Post office site to San Antonio Drive.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	80600.00	1.000	3.0	3828.5	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	17000.00	0.211	0.94	1175.8
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	63600.00	0.789	7.31	12349.0
TOTALS			80600.00	1.000	3.0	3828.5	80600.00	1.000	8.26	13524.8
			1.8503 acre				1.8503 acre			

TABLE C-4
Runoff Estimate: For On-site Basin of 2.0983 acres, Post office site to Santa Monica Drive.

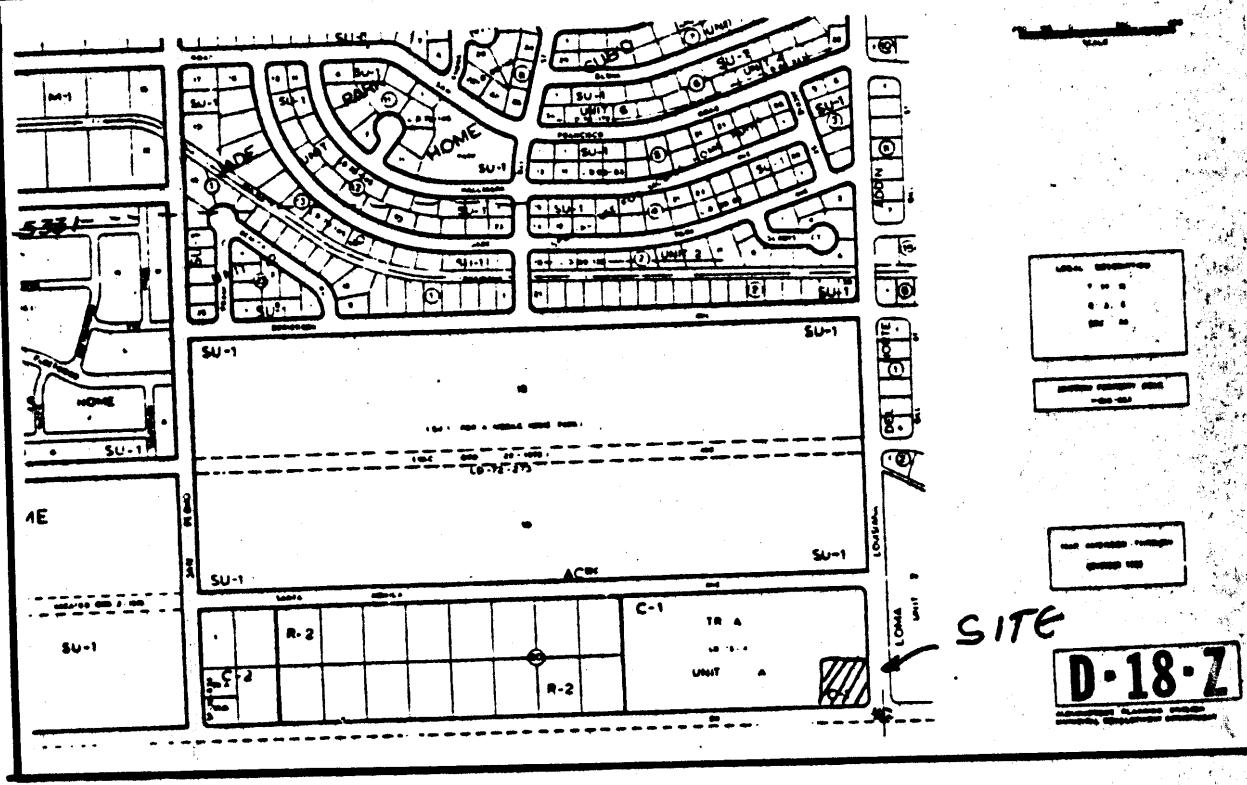
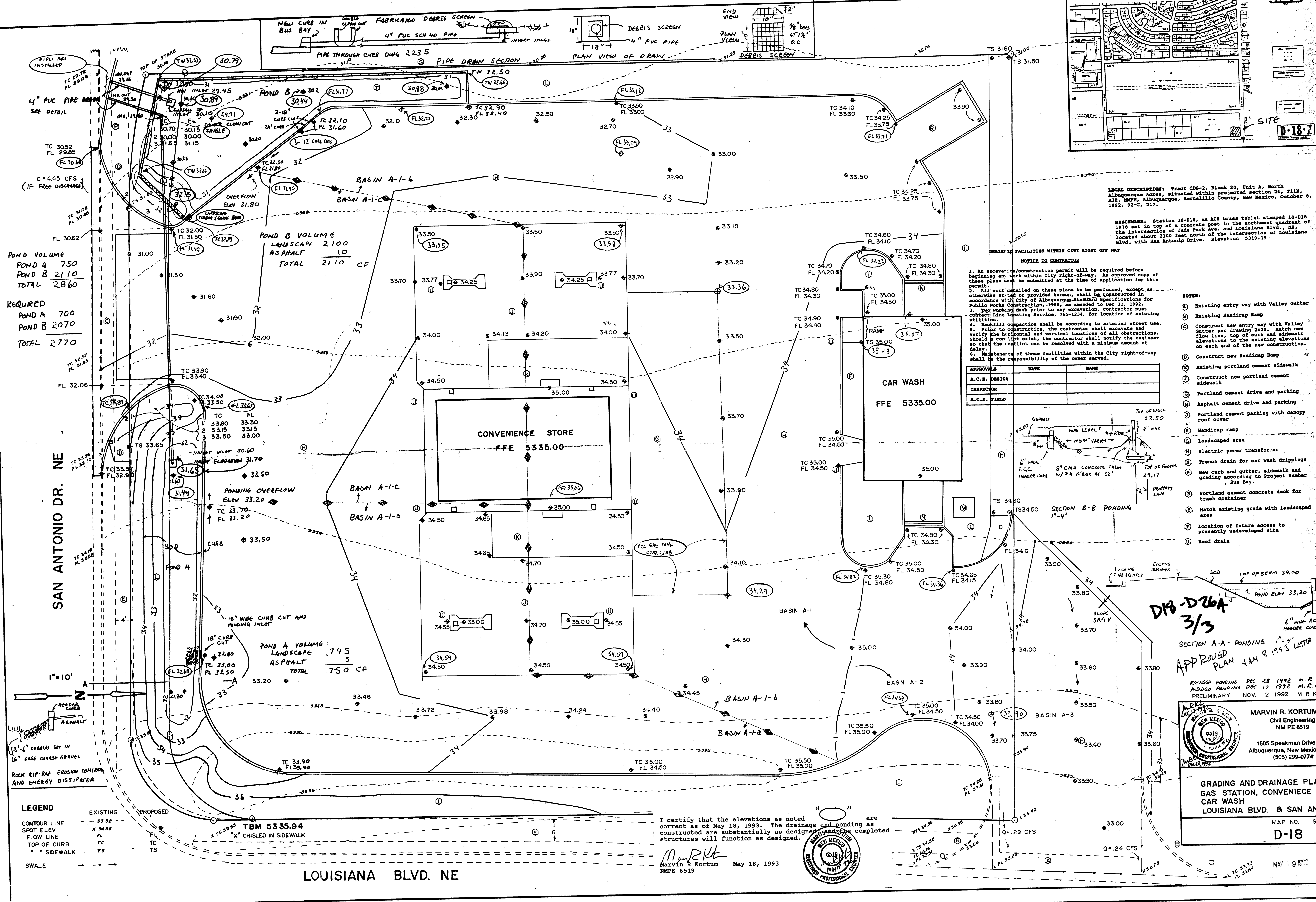
Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	91400.00	1.000	3.4	4341.5	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	91400.00	1.000	10.51	17746.8
TOTALS			91400.00	1.000	3.4	4341.5	91400.00	1.000	10.51	17746.8
			2.0983 acre				2.0983 acre			

TABLE C-5
Runoff Estimate: For On-site Basin of 1.7998 acres, vacant site north of Lottaburger and 7/11, to Santa Monica and San Pedro.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
CFS/acre	inches		SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	78400.00	1.000	3.0	3724.0	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	13400.00	0.171	0.74	926.8
C	3.29	1.20	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
D	5.01	2.33	0.00	0.000	0.0	0.0	65000.00	0.829	7.48	12620.8
TOTALS			78400.00	1.000	3.0	3724.0	78400.00	1.000	8.22	13547.7
			1.7998 acre				1.7998 acre			

TABLE D-1
Runoff Estimate: For Off-site Basin of 3.0498 acres, 60 feet wide street right-of-way for San Antonio Drive.

Runoff Factors Zone 3			CURRENT USE				PROPOSED USE			
Land use	Peak	Total	Area	Percent	Peak	Total	Area	Percent	Peak	Total
	CFS/acre	inches	SF		CFS	CF	SF		CFS	CF
A	1.64	0.57	132850.00	1.000	5.0	6310.4	0.00	0.000	0.00	0.0
B	2.42	0.83	0.00	0.000	0.0	0.0	0.00	0.000	0.00	0.0
C	3.29	1.20	0.00	0.000	0.0	0.0	45170.00	0.340	3.41	4517.0
D	5.03	2.33	0.00	0.000	0.0	0.0	87680.00	0.660	10.08	17024.5
TOTALS			132850.00	1.000	5.0	6310.4	132850.00	1.000	13.50	21541.5
			3.0498 acre				3.0498 acre			



LEGAL DESCRIPTION: Tract CDS-2, Block 20, Unit A, North Albuquerque Acres, situated within projected section 24, T11N, R3E, B2W, Albuquerque, Bernalillo County, New Mexico, October 9, 1992, 92-C, 217.

BENCHMARK: Station 10-D18, an ACS brass tablet stamped 10-D18 1978 set in top of a concrete post in the northwest quadrant of the intersection of Jade Park Ave. and Louisiana Blvd., NE, located about 2100 feet north of the intersection of Louisiana Blvd. with San Antonio Drive. Elevation 5319.15

- NOTES:
- 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 Standard Specifications for Public Works Construction, 1996, as amended to Dec 31, 1992.
 - 3. Two working days prior to any excavation, contractor must contact Line Locating Service, 765-1234, for location of existing utilities.
 - 4. Backfill compaction shall be according to arterial street use.
 - 5. 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 with a minimum amount of delay.
 - 6. Maintenance of these facilities within the City right-of-way shall be the responsibility of the owner served.

APPROVALS	DATE	NAME
A.C.E. DESIGN		
INSPECTOR		
A.C.E. FIELD		

- LEGEND:
- (A) Existing entry way with Valley Gutter
 - (B) Existing Handicap Ramp
 - (C) Construct new entry way with Valley Gutter per drawing 2420. Match new flow line, top of curb and sidewalk elevations to the existing elevations on each end of the new construction.
 - (D) Construct new Handicap Ramp
 - (E) Existing portland cement sidewalk
 - (F) Construct new portland cement sidewalk
 - (G) Portland cement drive and parking
 - (H) Asphalt cement drive and parking
 - (I) Portland cement parking with canopy roof cover
 - (J) Handicap ramp
 - (K) Landscaped area
 - (L) Electric power transformer
 - (M) Trench drain for car wash drippings
 - (N) New curb and gutter, sidewalk and grading according to Project Number
 - (O) Portland cement concrete deck for trash container
 - (P) Match existing grade with landscaped area
 - (Q) Location of future access to presently undeveloped site
 - (R) Roof drain

D18-D26A
3/3
SECTION A-A - PONDING 1"=4'
APPROVED PLAN JAN 2 1993 LKJ

REVISED PONDING DEC 28 1992 M.R. KOETUM
ADDED PONDING DEC 17 1992 M.R. KOETUM
PRELIMINARY NOV. 12 1992 M.R. KOETUM

MARVIN R. KORTUM, P.E.
Civil Engineering
NM PE 6519
1605 Speakman Drive, S.E.
Albuquerque, New Mexico 87123
(505) 299-0774

GRADING AND DRAINAGE PLAN
GAS STATION, CONVENIENCE STORE
CAR WASH
LOUISIANA BLVD. & SAN ANTONIO
MAP NO. SHEET OF
D-18 1 2
MAY 19 1993

I certify that the elevations as noted are correct as of May 18, 1993. The drainage and ponding as constructed are substantially as designed. The completed structures will function as designed.

Marvin R Kortum
NMPE 6519
May 18, 1993

