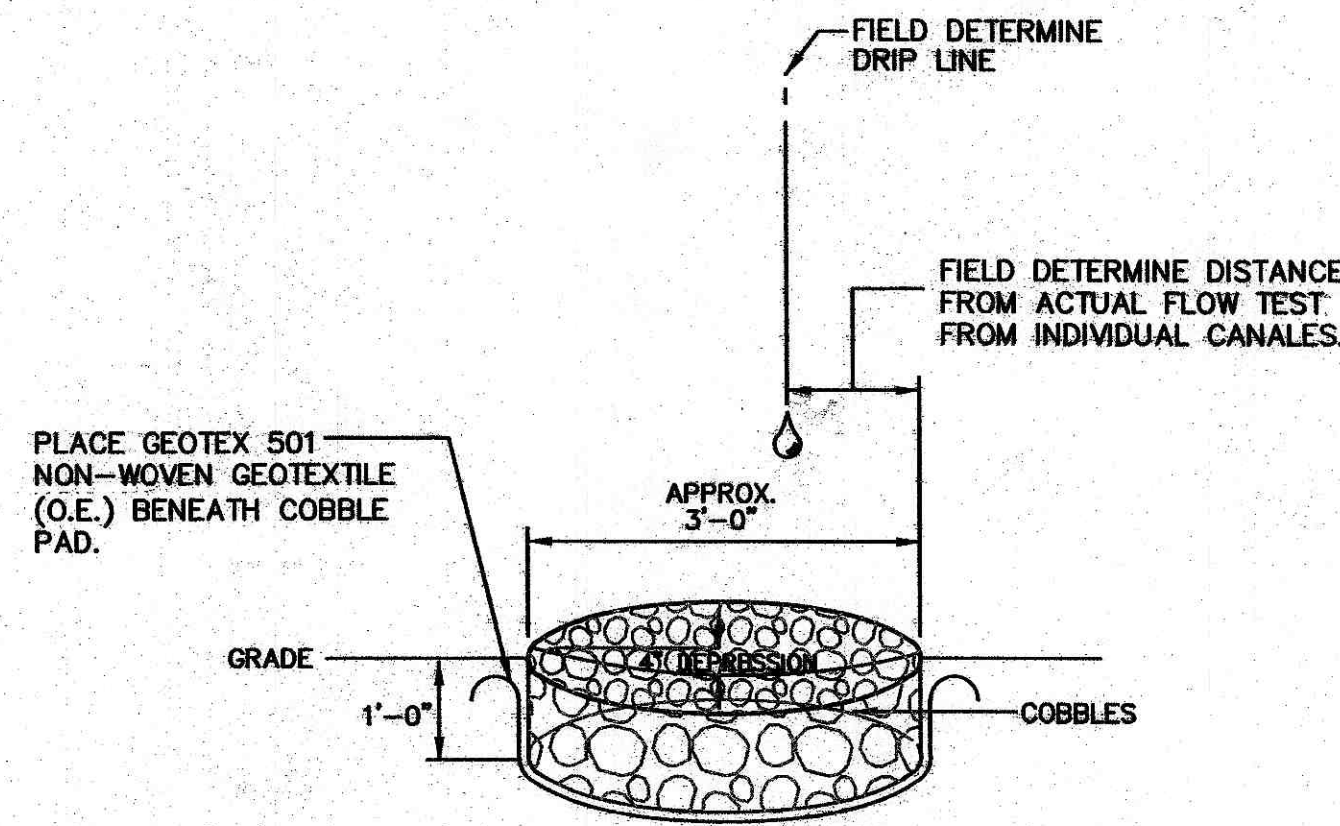
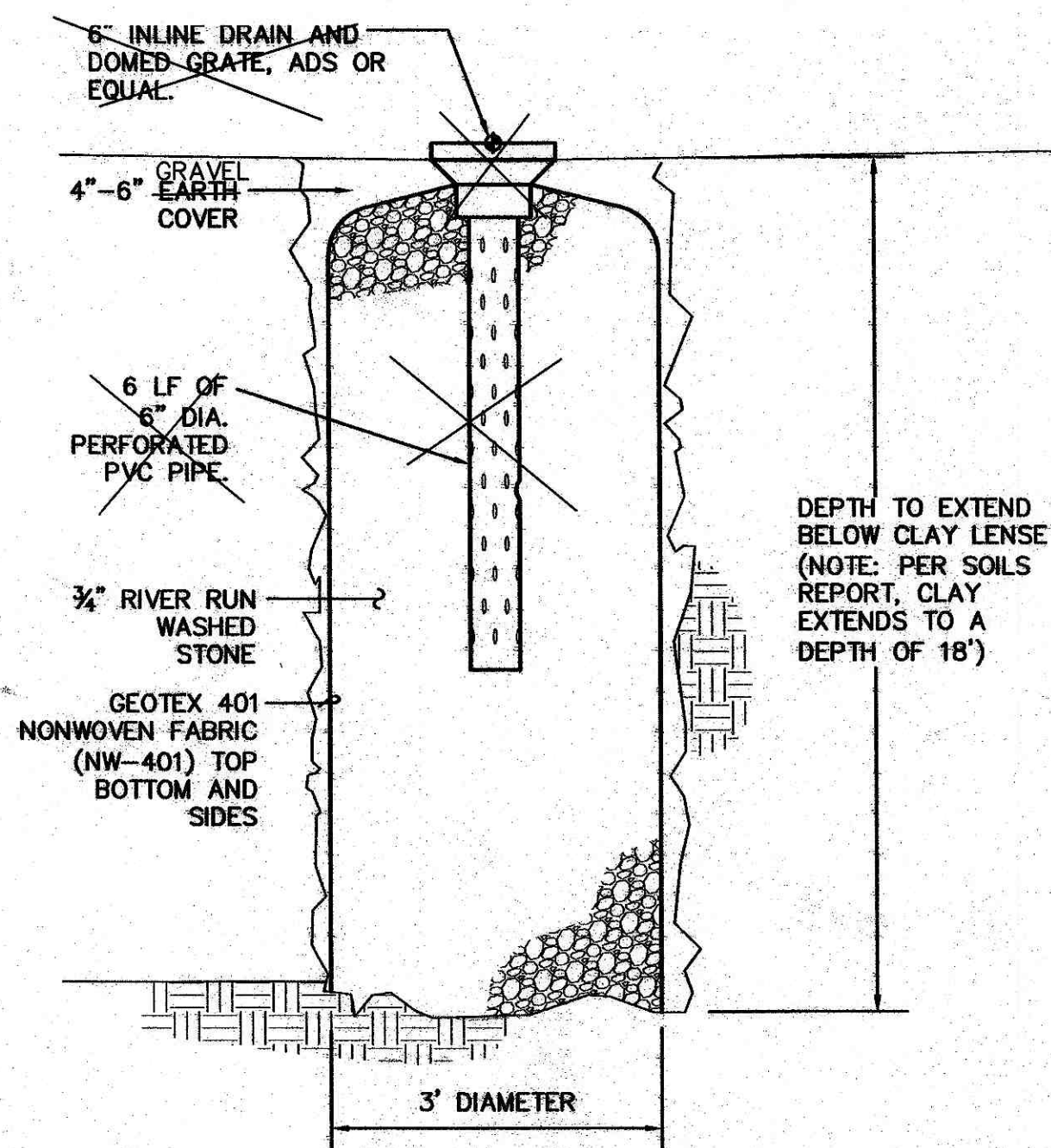


COBBLE SPLASH PAD



PERCOLATION PIT



I, Asa M. Nilsson-Weber, NMPE No. 17631 of the firm Isaacson & Arfman, P.A. 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 12-02-13. The record information edited onto the original design document has been obtained by Michael T. Shook, NMPS No. 13240 of the firm A.M. Survey Co. I further certify that I or a member of my firm under my direct supervision have visited the project site on 06-13-2014 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 permanent Certificate of Occupancy.

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

- Concrete walk location constructed in alternate location. Front courtyard walls not constructed.
- Percolation pits installed in locations per plan. See detail for modified section with inlet eliminated.

The record information presented hereon is not necessarily complete and intended only to verify substantial compliance of the grading and drainage aspects of this project. Those relying on this record document are advised to obtain independent verification of its accuracy before using it for any other purpose.

Asa M. Nilsson-Weber 6-30-14
Asa M. Nilsson-Weber, NMPE No. 17631 DATE



0 5 10 20 30
SCALE 1"=10'

GENERAL NOTES

- COORDINATE WORK WITH SITE PLAN.
- ALL TRASH, DEBRIS, & SURFACE VEGETATION SHALL BE CLEARED AND LEGALLY DISPOSED OF OFFSITE.
- FINAL GRADES SHOWN REPRESENT TOP OF FINISH MATERIAL (I.E. TOP OF CONCRETE, TOP OF CONCRETE BUILDING PAD, TOP OF PAVEMENT MATERIAL, TOP OF LANDSCAPING MATERIAL, ETC.). CONTRACTOR SHALL GRADE, COMPACT SUBGRADE AND DETERMINE EARTHWORK ESTIMATES BASED ON ELEVATIONS SHOWN MINUS FINISH MATERIAL THICKNESSES.
- ALL EROSION PROTECTION TO BE 6" AVG. DIA. ANGULAR FACED ROCK PLACED OVER GEOTEX 50 NON-WOVEN GEOTEXTILE (O.E.).
- ENGINEER RECOMMENDS THAT OWNER INSPECT SITE YEARLY AND AFTER RAINFALL TO PROPERLY MAINTAIN EROSION PROTECTION, IDENTIFY NEW AREAS OF EROSION AND INSTALL ADDITIONAL EROSION PROTECTION AS NEEDED BASED ON ACTUAL OCCURRENCES.
- SEE LANDSCAPE PLAN FOR SITE IMPROVEMENTS NOT RELATED TO DRAINAGE AND EROSION CONTROL.

KEYED NOTES

- EXISTING MOUNTABLE ESTATE CURB
- CONSTRUCT PAVED DRIVE AT ELEVATIONS SHOWN. PROVIDE SMOOTH TRANSITION.
- APPROXIMATE LOCATION OF EXISTING 2' WIDE X 4' LENGTH STORMWATER PERCOLATION PIT (2 LOCATIONS) EXTENDED THROUGH CLAY TO SAND STRATA (CONSTRUCTED AS PART OF ORIGINAL DEVELOPMENT). CONTRACTOR TO FIELD LOCATE, OPEN FOR OWNER INSPECTION AND PROVIDE NEW FILTER FABRIC OVER TOP. IF PERCOLATION PIT LOCATION CONFLICTS WITH PROPOSED DRIVE OR OTHER SITE FEATURE, CONSTRUCT NEW PERCOLATION PIT WITHIN 10' OF EXISTING LOCATION (SEE KEYED NOTE 4).
- CONSTRUCT REAR YARD PERCOLATION PIT (2 LOCATIONS) THROUGH CLAY TO SAND STRATA PER DETAIL THIS SHEET.
- PROVIDE SWALE WITHIN DRIVE PER ELEVATIONS SHOWN TO DRAIN.
- INSTALL 2' WIDE ROCK EROSION PROTECTION ALONG EAST SIDE OF DRIVE AND AS SHOWN. SEE GENERAL NOTE 'D'.
- ROOF DISCHARGE THIS AREA. PROVIDE EROSION PROTECTION AT OUTLET. SEE ARCHITECTURAL FOR SPECIFIC LOCATIONS.
- PROVIDE TURNED BLOCK OR 1' WIDE OPENING IN WALL WITH FLOWLINE ELEVATION SHOWN.
- CONSTRUCT BOULDER / BLOCK WALL TO DEFINE POND TOP AND BOTTOM. TOP OF WALL = 4971.7; BOTTOM OF WALL (POND BOTTOM) = 4970.7.
- WIDE LEVEL POND BOTTOM. POND BOTTOM ELEVATION (4970.8) REFERENCES TOP OF FINISH MATERIAL. CONTRACTOR TO GRADE ADDITIONAL DEPTH TO ACCOMMODATE LANDSCAPE MATERIAL THICKNESS. SEE GENERAL NOTE 'C'. ALL PONDING AREAS MUST BE CONSTRUCTED PER PLAN IN ORDER TO RECEIVE ENGINEER'S CERTIFICATION FOR CERTIFICATE OF OCCUPANCY.
- GRADE SLOPE OR UTILIZE BOULDERS / KEYSTONE THIS AREA TO ACHIEVE GRADE TRANSITION.
- POOL ELEVATION SHOWN (72.1) IS PROVIDED FOR GENERAL INFORMATION ONLY TO INDICATE POSITIVE DRAINAGE AWAY FROM POOL AREA. FUTURE POOL PERIMETER DRAINS, GRADES, ETC. TO BE PROVIDED BY POOL CONTRACTOR BASED ON FINAL DESIGN.

DRAINAGE CONCEPT

THE PROPOSED CONSTRUCTION INCLUDES AN APPROXIMATELY 3,400 SF (APPROXIMATE FOOTPRINT) RESIDENTIAL CONSTRUCTION WITH ASSOCIATED SITE IMPROVEMENTS.

THE PRESENT SITE IS AN UNDEVELOPED RESIDENTIAL PROPERTY. GUADALUPE TRAIL NW BORDERS THE PROPERTY TO THE NORTH. THE PROPERTIES TO THE SOUTH, WEST AND EAST ARE DEVELOPED RESIDENTIAL PROPERTIES.

DRAINAGE CONCEPT: PER THE ORIGINAL DRAINAGE REPORT FOR RANCHO GUADALUPE PREPARED BY ISAACSON AND ARFMAN, P.A. DATED MAY 1999, EACH LOT IS REQUIRED TO PROVIDE RETENTION PONDING FOR 1,612 CF DUE TO THE USE OF A 'FLAT-LAND' DRAINAGE SOLUTION.

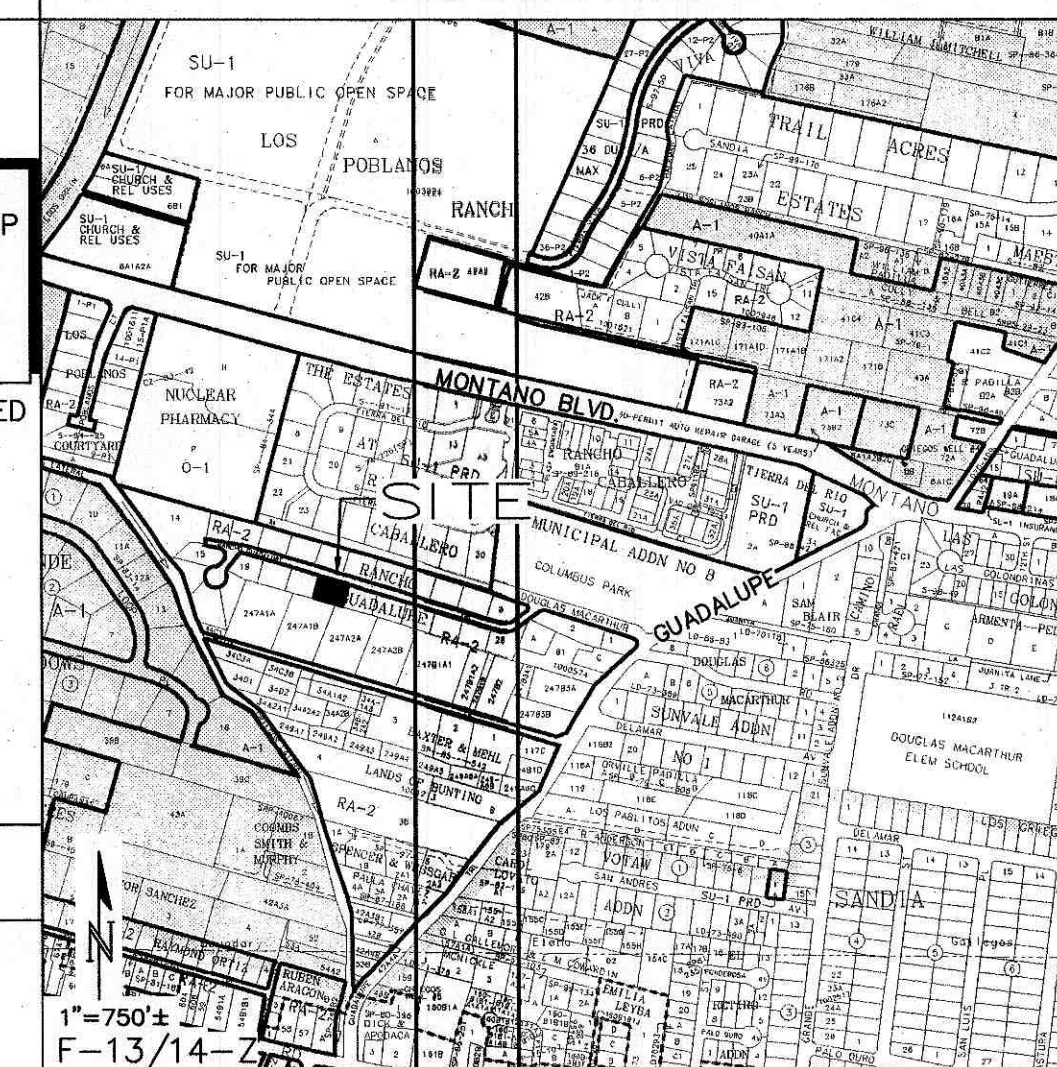
REQUIRED PONDING = 1,612 CF
PROPOSED PONDING = 1,793 CF

OK

EAST SIDE POND		
Contour	Area	Volume
4971.70	973	
4970.85	940	813 CF
TOTAL VOL.		813 CF

WEST SIDE POND		
Contour	Area	Volume
4971.70	1667	
4971.50	1308	297 CF
4971.00	903	553 CF
4970.85	831	130 CF
TOTAL VOL.		980 CF

VICINITY MAP



PROJECT DATA

LEGAL DESCRIPTION: LOT 22, RANCHO GUADALUPE SUBDIVISION, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

BENCHMARK: THE BENCHMARK USED FOR THIS PROJECT IS AGRS MONUMENT 15-F13, SET 1,900' WEST OF THE INTERSECTION OF GUADALUPE TRAIL NW AND MONTANO RD. NW AND 51' NORTH OF THE MONTANO CENTERLINE. ELEVATION = 4974.72.

ENGINEER: FRED C. ARFMAN, PE #7322
ISAACSON & ARFMAN, P.A.
128 MONROE ST NE, ABO. NM 87108
PHONE: (505) 268-8828

SURVEYOR: TIM ALDRICH
ALDRICH LAND SURVEYING
(505) 884-1990

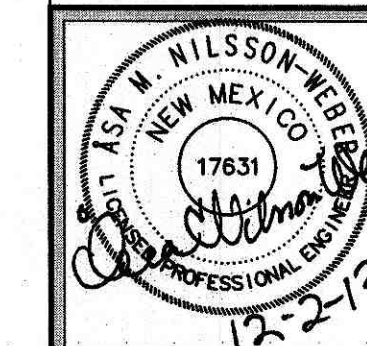
THIS IS NOT A BOUNDARY SURVEY. APPARENT PROPERTY CORNERS ARE SHOWN FOR ORIENTATION ONLY. BOUNDARY DATA SHOWN IS FROM PREVIOUS SURVEY

FIRM MAP 35001C0142

PER BERNALILLO COUNTY, NEW MEXICO AND INCORPORATED AREAS FLOOD INSURANCE RATE MAP (F.I.R.M.) NUMBER 35001C0119. THE PROPERTY TO BE DEVELOPED LIES WITHIN ZONE 'X'. AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

LEGEND

EXISTING CONTOUR	AS-BUILT SPOT ELEVATION
EXISTING PAVEMENT EDGE	PROPOSED CONTOUR
PROPOSED CONTOUR	PROPOSED FINISH FLOOR
PROPOSED FINISH FLOOR	PROPOSED SPOT ELEVATION
PROPOSED SPOT ELEVATION	PROPOSED FLOW ARROW
PROPOSED FLOW ARROW	PROPOSED FULL DEPTH PONDING BOTTOM = 70.85, TOP = 71.7
PROPOSED FULL DEPTH PONDING BOTTOM = 70.85, TOP = 71.7	PROPOSED PARTIAL DEPTH PONDING BOTTOM = VARIES, TOP = 71.7
PROPOSED PARTIAL DEPTH PONDING BOTTOM = VARIES, TOP = 71.7	PROPOSED FLOWLINE ELEVATION



ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque, New Mexico 87108
Ph. 505-268-8828 Fax. 505-268-2632
2004 CG-101 AS-BLT.dwg Jun 30, 2014

This design, calculations, and concepts are owned by and remain the property of Isaacson & Arfman, P.A. and no part thereof shall be utilized by any person, firm or corporation for any purpose whatsoever except with the written permission of Isaacson & Arfman, P.A. ©

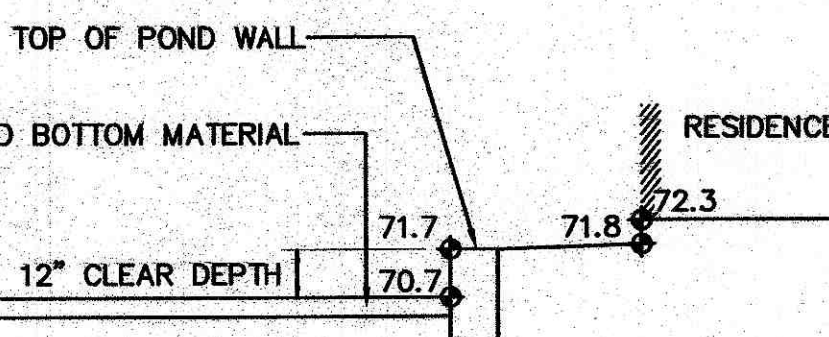
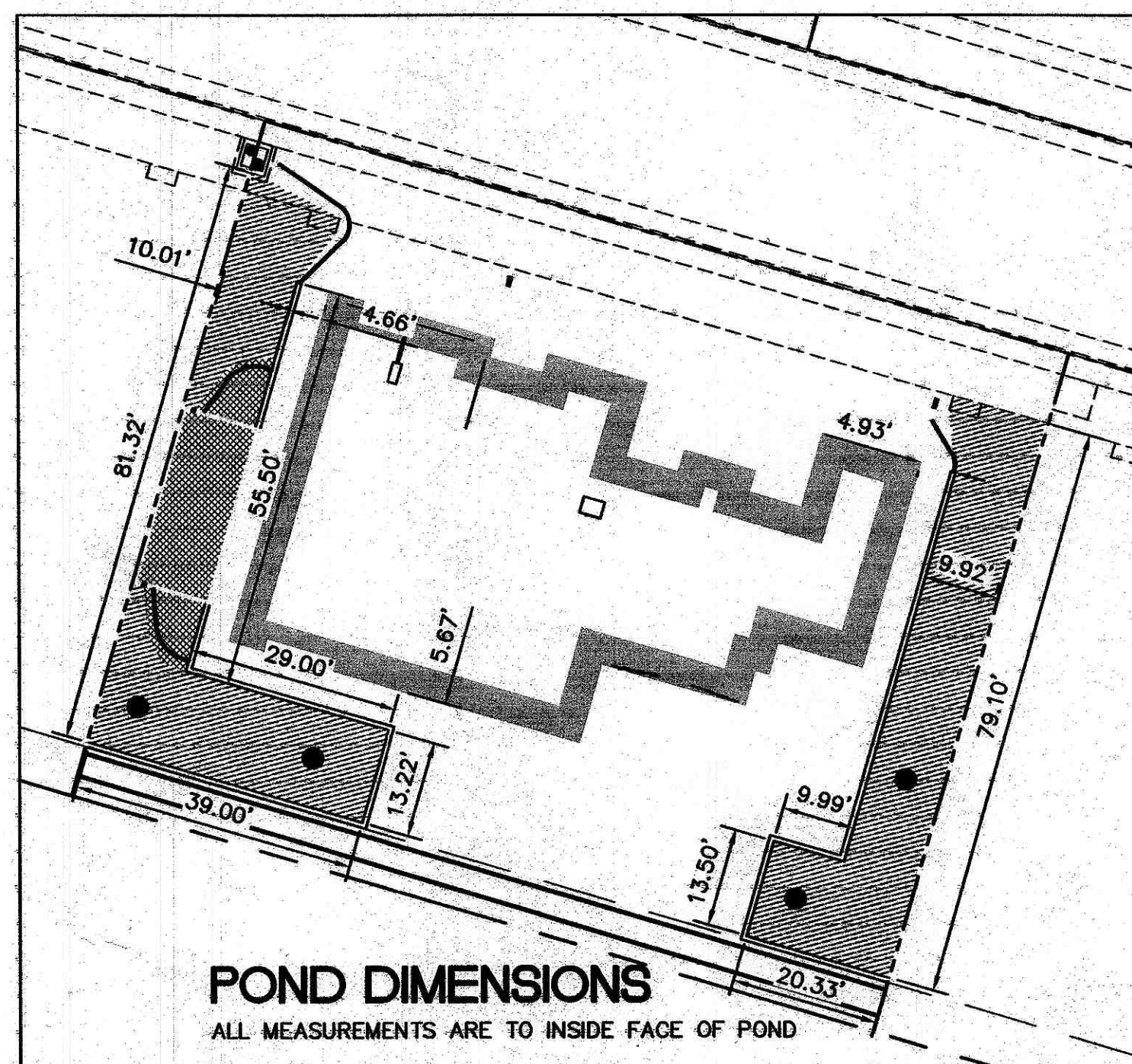
GUTTMANN RESIDENCE
RANCHO GUADALUPE
EARTHSTONE HOMES

GRADING AND DRAINAGE PLAN

Date:	No.	Revision:	Date:	Job No.
11-27-13				2004
Drawn By:				CG-101
BUJ				
Chk By:				SH. OF
ANW				

POND DIMENSIONS

ALL MEASUREMENTS ARE TO INSIDE FACE OF POND



SECTION 'A'

BECAUSE STORMWATER STORAGE WILL OCCUR WITHIN 5' OF THE PROPOSED STRUCTURE ADDITIONAL WATERPROOFING AND / OR FOUNDATION PROTECTION (DESIGN BY OTHERS) IS RECOMMENDED.

NOTE: GRADES TAKEN AT POND BOTTOM ARE TO SUBGRADE

AS-BUILT CERTIFICATION

Michael T. Shook 6/22/14
MICHAEL T. SHOOK No. 13240
(505) 249-4221

