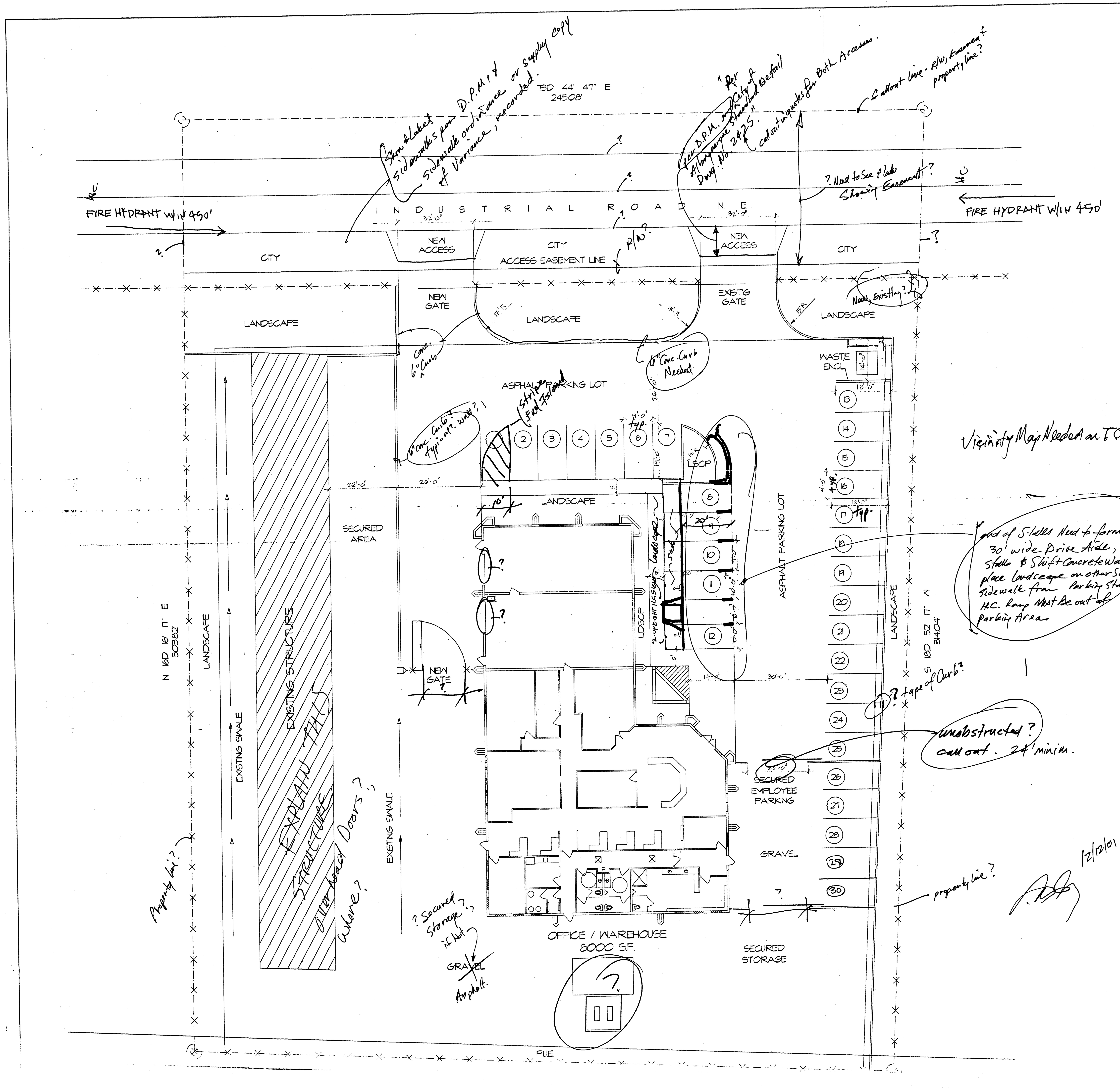


SITE

LEGAL DESCRIPTION:	LOT 12A, TINLEY PARCELS, A REPLAT OF LOT 12 & 13, BERNALILLO NEW MEXICO
ZONING CLASSIFICATION:	SU-1 FOR C-1 USE
PARKING REQUIREMENTS:	5600 S.F. NET / 200 S.F. PER PERSON = 28 SPACES
	28 SPACES PROVIDED
	2 ACCESSIBLE SPACES PROVIDED

ADA NOTE

Contractor shall obtain and become familiar with the publication by the "Council of American Building Officials" entitled "CABO/ANS: 117.1-1998" American National Standards.

BUILDING

OCCUPANCY GROUP	A3
CONSTRUCTION TYPE	V - N
	303.2
FLOOR AREA ACTUAL	8100 S.F.
FLOOR AREA ALLOWABLE	6,000 S.F.
OPEN ON THREE SIDES INCREASE TO	12,000 S.F. ALLOWABLE
NO. STORIES ACTUAL	1
NO. STORIES ALLOWABLE	1
OCCUPANT LOAD	56
OTHER FIRE RATINGS -	
CORRIDOR	1 hour, 20 min. doors
MECHANICAL / ELECTRICAL ROOMS	1 hour, 45 min. doors
Concrete Strength:	2500 psi & 4,000 psi
Roof Load:	35 psf total

FIRE MARSHALL REQUIREMENTS

FIRE EXTINGUISHERS	(2) TYPE ABC
FIRE HYDRANTS	(2) W/IN 450 FT.

TOILET PROVISIONS

OCCUPANTS	TOILETS	LAVATORIES	DRINKING F.
23 MEN	2 TOIL. 2 URINAL	3	1
23 WOMEN	2 TOIL.	1	

GENERAL NOTES

1. ALL CONSTRUCTION SHALL COMPLY WITH THE FOLLOWING CODES
   1997 UNIFORM BUILDING CODE
   1997 UNIFORM MECHANICAL CODE
   1997 UNIFORM PLUMBING CODE
   1996 NATIONAL ELECTRICAL CODE
   1997 UNIFORM FIRE CODE
2. ALL PRODUCTS LISTED BY ICBO / N.E.R. NUMBERS SHALL BE INSTALLED PER THE REPORT AND MANUFACTURERS WRITTEN INSTRUCTIONS. PRODUCT SUBSTITUTIONS SHALL HAVE ICBO APPROVED REPORT OR BE APPROVED BY U.L. OR OTHER RECOGNIZED NATIONAL TESTING LABORATORY.
3. CONTRACTOR REQPONSIBLE FOR NOTES ON THIS SHEETS AS WELL AS ALL SHEETS.
4. FINISH GRADE SHALL SLOPE TO U.B.C SPECIFICATIONS AWAY FROM BUILDING.
5. AN ADDRESS MARKER WILL BE DISPLAYED IN PROMINENT MANNER SO THAT IT IS REASONABLY VISIBLE TO ENABLE EMERGENCY VEHICLES TO LOCATE THE BUILDING.
6. OVEREXCAVATION WILL BE REQUIRED. REFERENCE OWNER FOR SOILS REQUIREMENTS.
7. CONCRETE: f_c - 2500 p.s.i. min.
   STAINED CONCRETE: f_c - 4000 p.s.i. min. W/ STAIN PAINTED AFTER CURING.
   MASONRY: GRADE "N"; f_m - 1350 P.S.I. MIN.
   MORTAR: TYPE "S" - 1800 P.S.I. MIN.
   GROUT: f_c - 2000 P.S.I. MIN.
8. CONCRETE SLABS ON GRADE: LANDINGS AT ALL DOOR LOC'S. SHALL HAVE A MIN. SLOPE OF 1/8"/FT. SEAL AROUND ALL PENETRATIONS THROUGH FLOOR SLABS AND STEM WALLS.
9. ALL ROOFING MATERIALS TO CONFORM TO ICBO #3761.
10. PROVIDE RADIANT BARRIER.
11. INSULATION REQUIREMENTS: 5 1/2" R-19 AT WALLS; 12" R-38 AT CEILING
12. CONTRACTOR RESPONSIBLE TO PROVIDE ALL FLASHINGS, JOINERY, AND SEALANTS AND OTHER MATERIALS TO INSURE WATERTIGHT CONNECTIONS AT ALL INTERSECTIONS, PARALLEL AND PERPINDICULAR, HORIZONTAL AND VERT.
13. STUCCO SYSTEM I.C.B.O. APPROVED 2-COAT PER PLANS; 2 COLORS TO BE SELECTED BY OWNER / ARCHITECT
14. REF. PLANS FOR DOOR SCHEDULE.
15. DOOR HARDWARE TO BE SHLAGE, OR EQUAL.
16. CYLINDER GUARD WILL BE CONSTRUCTED OF SOLID METAL; NO HOLLOW SHELLS ALLOWED.
17. ALL EXITS TO OPENABLE FROM THE INSIDE WITHOUT THE USE OF A KEY OR SPECIAL KNOWLEDGE.
18. REF. OTHER SHEETS IN THIS SET FOR NOTES NOT WRITTEN IN THIS SECTION.
19. WATER RESILIENT PAINT AT ALL WET AREAS; I.E. ANY ROOM THAT HAS WATER PLUMBED TO IT.
20. PAINT TO BE "SHERWIN WILLIAMS" OR EQUAL; COLOR PER OWNER.
21. CABINETS TO BE OAK OR NATURAL CHERRY BASE, PLASTIC LAMINATE TOPS, SOLID BIRCH DOORS BRASS HARDWARE COLORS AND STAINS TO BE APPROVED BY OWNER / ARCHITECT
22. CERAMIC TILE IN FLOOR AND EXTERIOR WALL U.L. APPROVED; COLOR BY ARCHITECT.
23. CARPET TO BE COMMERCIAL GRADE GLUE DOWN TO U.L. APPROVED; STYLE AND COLOR PER OWNER APPROVAL.
24. BASE TO BE U.L. APPROVED RESILIENT BASE; COLOR PER OWNER / ARCHITECT.
25. NON LOADBEARING WALLS, 1 HOUR RATED: 4" 29 GA. MTL. STUDS 16" O.C. W/ 5/8" "X" GYP. BD. EA. FACE TO DECK ABOVE WITH SCREWS 12" O.C. AND GYP. COMPOUND ALL SEAMS AND EDGES. RATED WALLS OCCUR AT ALL EXIT CORRIDORS, AROUND THE ENTIRE LOBBY, AND THE MECHANICAL ROOM.
26. NON-LOAD BEARING NON-RATED WALLS 4" 29 GA. MTL. STUDS.

LOT 12A
TINLEY PARCELS
REPLAT LOTS 12 & 13
ALBUQUERQUE, NM

ALBUQUERQUE BLDG & SAFETY
OCT 23 2001
U.B.C. PLAN CHECK SECTION

A SITE PLAN

12/12/01

12/17/01

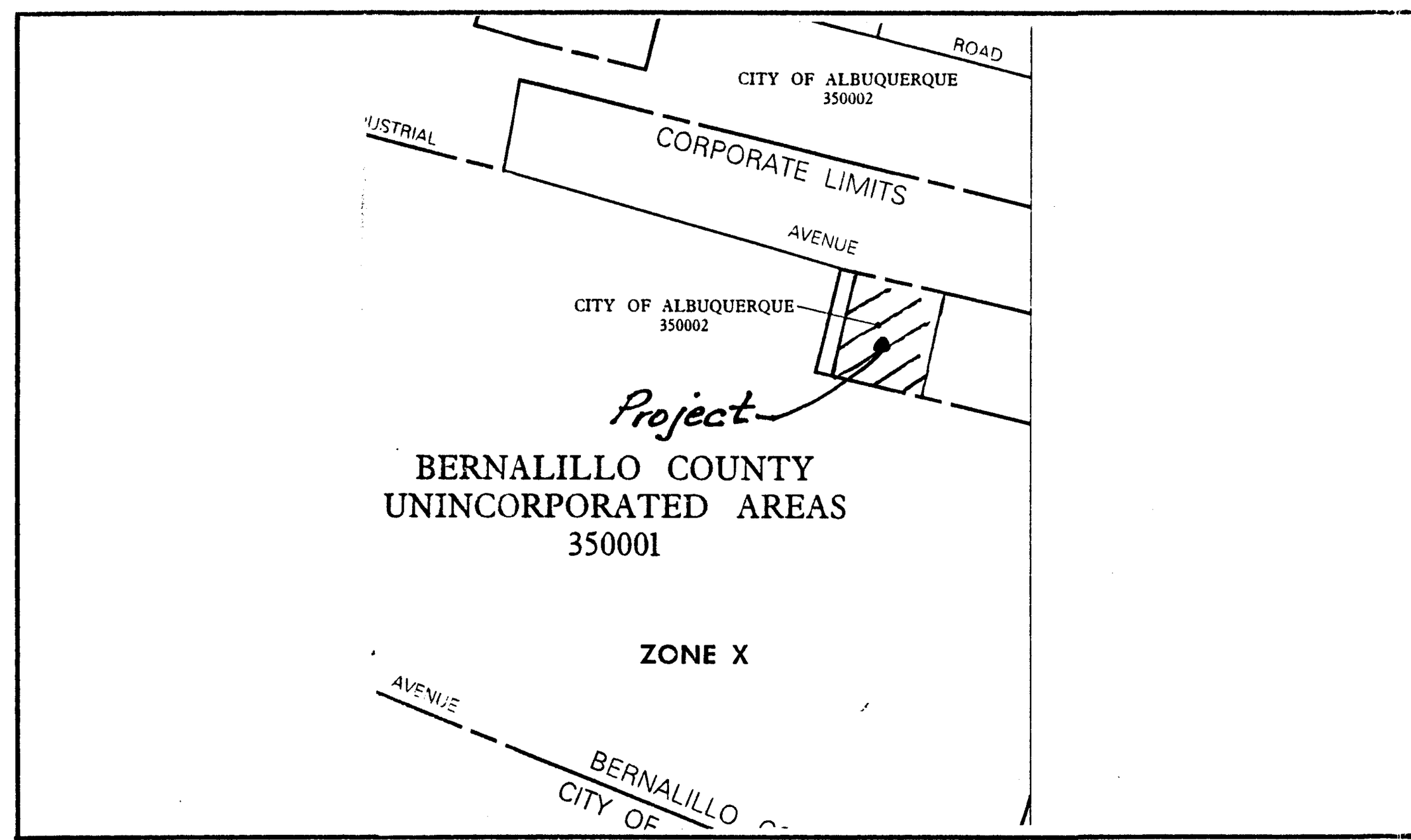
STATE OF NEW MEXICO
Joseph F. Simons Jr.
8/9/01
No. 2890
REGISTERED ARCHITECT

CARRILLO-SIMONS ARCHITECTURE IS NOT RESPONSIBLE FOR ANY WORK DONE BY CONTRACTOR/SUB-CONTRACTOR OR SUPPLIER. ALL MEASUREMENTS AND DIMENSIONS TO BE CHECKED. COPYRIGHT CARRILLO-SIMONS ARCHITECTURE. ALL RIGHTS RESERVED.

william m. carrillo, aia
joseph f. simons jr. aia
4801 irving, NW #303
abq. nm. 87114
PH (505) 440-4960
carrillo - simons architecture

SITE PLAN

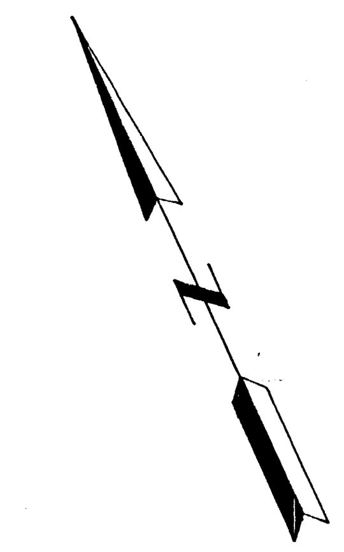
REVISIONS	
DATE	JUNE 2001
JOB NUMBER	
DRAWN BY	SIMONS



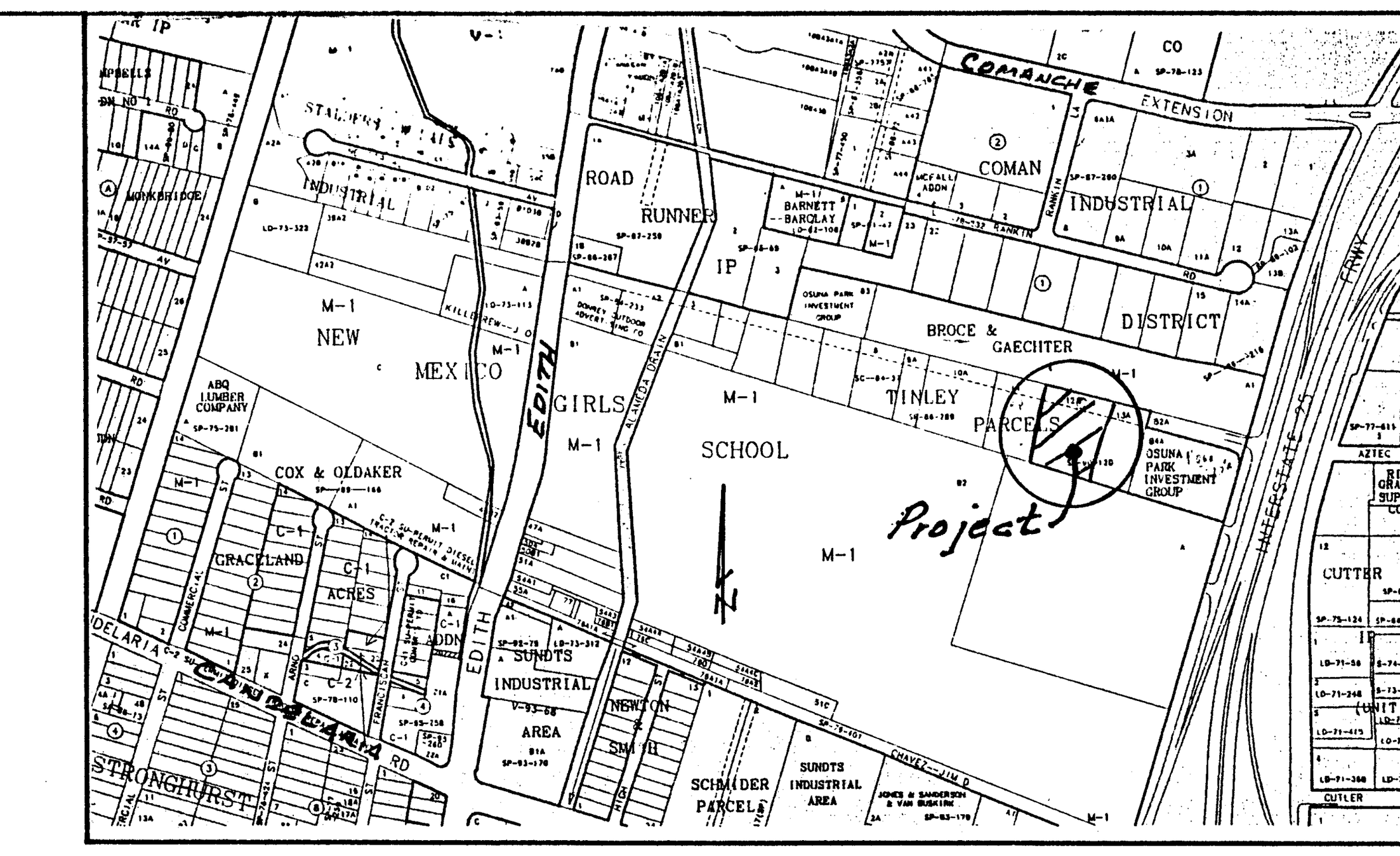
FIRM MAP PANEL # 332

I, PHILIP W. CLARK, A PROFESSIONAL ENGINEER LICENSED IN ACCORDANCE WITH THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT I HAVE VISITED THE SITE SHOWN HEREON, AND THAT THE CONTOURS SHOWN REPRESENT THE EXISTING GROUND CONDITIONS, AND DO FURTHER CERTIFY THAT NO EARTHWORK OF ANY KIND, NOR ANY DISTURBANCE OF THE EXISTING GROUND HAS OCCURRED ON THIS SITE SINCE THE CONTOURS WERE DETERMINED.

5-31-01
PHILIP W. CLARK NMPE #10265



Scale: 1" = 20'



VICINITY MAP ZONE G-15 1" = 750'

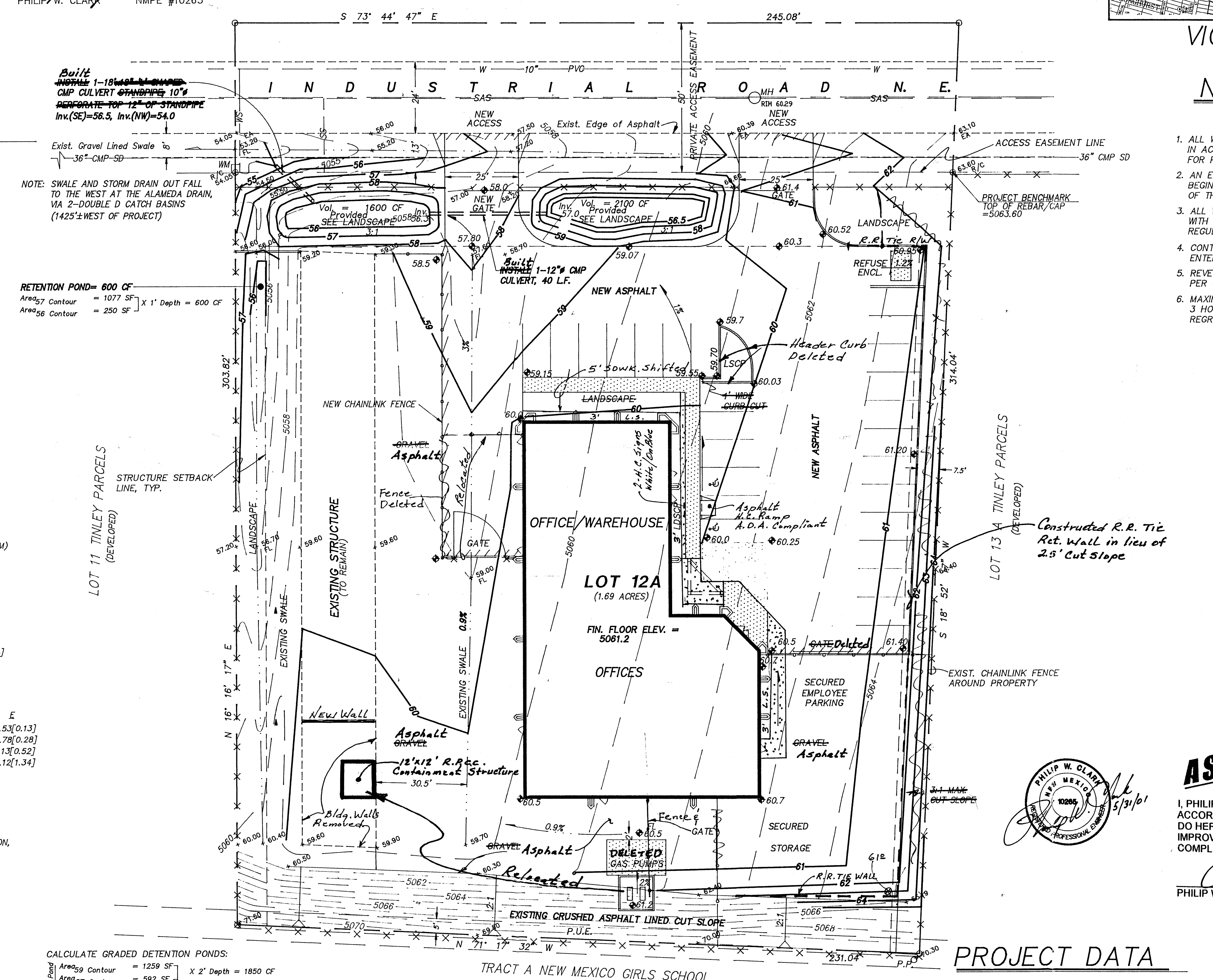
GRADING & DRAINAGE PLAN

THE OFFICE PROJECT IS LOCATED IN AN ESTABLISHED INDUSTRIAL PARK OF BERNALILLO COUNTY APPROXIMATELY 2.5 MILES NORTH OF THE DOWNTOWN CORE OF ALBUQUERQUE, NM. THE GRADING & DRAINAGE SCHEME HEREON IS IN COMPLIANCE WITH THE BERNALILLO COUNTY FLOOD HAZARD ORDINANCE, NO.88-46, AND THE STORM DRAINAGE ORDINANCE, 96-5. THE PLAN IS REQUIRED IN ORDER TO FACILITATE THE OWNER'S REQUEST FOR BUILDING PERMIT. THE PLAN SHOWS:

1. EXISTNG CONTOURS, AND SPOT ELEVATIONS, EXISTING WAREHOUSE BUILDING, GRAVEL SURFACING, AND DRAINAGE PATTERNS.
2. PROPOSED IMPROVEMENTS: OFFICE BUILDING, ASPHALT DRIVES AND PARKING AREA, REFUSE LOCATION, NEW GRADE ELEVATIONS, AND LANDSCAPING.
3. CONTINUITY BETWEEN EXSTING AND PROPOSED ELEVATIONS.
4. QUANTIFICATION AND ACCEPTANCE OF UPSTREAM OFF-SITE FLOWS WHICH CONTRIBUTE TO THE DEVELOPED FLOWS GENERATED BY THE IMPROVEMENTS.

THE PURPOSE OF THE PLAN IS TO ESTABLISH CRITERIA FOR CONTROLLING STORM RUNOFF AND EROSION, AND ESSENTIALLY ALLOWING HISTORIC FLOWS TO CONTINUE TO DRAIN THROUGH THE PROPERTY. PRESENTLY, THE SITE IS BOUNDED ON THE NORTH BY 2-LANE ASPHALT DRIVE WITHIN A PRIVATE ACCESS EASEMENT. DEVELOPED PROPERTY IS ADJACENT ON IS ADJACENT ON ALL OTHER ADJOINING LANDS. A 5000 SQUARE FOOT METAL BUILDING WAREHOUSE IS LOCATED ON THE WESTERN PORTION OF THE LOT AND WILL REMAIN. THE SITE SLOPES AT APPROXIMATELY 3-4 PERCENT FROM EAST TO WEST, AND DRAINS TO AN EXISTING GRAVEL LINED SWALE ALONG INDUSTRIAL ROAD

THE PROJECT IS NOT LOCATED WITHIN A FEMA FLOOD HAZARD ZONE. THE PROPOSED 8100 SQUARE FEET OFFICE BUILDING, FLATWORK, AND PARKING AREA WILL CONTINUE TO DRAIN TO THE EXISTING BAR DITCH SWALE/DOWNSTREAM SYSTEM.



NOTES

1. ALL WORK WITHIN THE RIGHT-OF-WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECS. FOR PUBLIC WORKS CONSTRUCTION, 6TH EDITION W/ UPDATES.
2. AN EXCAVATION/CONSTRUCTION PERMIT IS REQUIRED BEFORE BEGINNING ANY WORK WITHIN ACCESS EASEEMENT. AN APPROVED COPY OF THIS PLAN MUST BE SUBMITTED AT THE TIME OF APPLICATION.
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4. CONTRACTOR SHALL ENSURE THAT NO SITE SOILS/SEDIMENT OR SILT ENTER THE RIGHT-OF-WAY DURING CONSTRUCTION.
5. REVEGETATE ALL AREAS DISTURBED DUE TO CONSTRUCTION PER CITY OF ALBUQ. SPEC. 1011, NATIVE SEED MIX.
6. MAXIMUM SITE GRADING WITHOUT EROSION PROTECTION: 3 HORIZONTAL TO 1 VERTICAL, 3:1. STOCKPILE EXISTING GRAVEL, REGRADE,AND REPLACE GRAVEL IN PROPOSED DRIVING/PONDING AREAS.

LEGEND

EXIST. SPOT ELEVATION	+24.0
EXIST. CONTOUR	---10---
NEW SPOT ELEVATION	24.0
NEW CONTOUR	—12—
EXIST. EDGE OF ROAD	
NEW SWALE	
DRAINAGE DIRECTION	
NEW HEADER CURB (0.5' HEIGHT)	
EDGE OF GRAVEL	EG
EDGE OF ASPHALT	EA
EXISTING POWER POLE	o PP
TOP OF ASPHALT, EXISTING	TA

CALCULATIONS

DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUERUQUE ADOPTED BY THE COUNTY OF BERNALILLO
DISCHARGE RATE: Q=QPEAK x AREA.."Peak Discharge Rates For Small Watersheds"
VOLUMETRIC DISCHARGE: VOLUME = EWeighted x AREA
P100 = 2.35 Inches, Zone 2 P10-DAY = 3.95" Time of Concentration, TC = 10 Minutes
DESIGN STORM: 100-YEAR/6-HOUR, 10-YEAR/6-HOUR [ ] = 10 YEAR VALUES

HISTORIC CONDITIONS

LOT AREA = 1.69 ACRES, WHERE EXCESS PRECIP. 'A' =0.53 In. [0.13]
PEAK DISCHARGE, Q100 = 2.64 CFS [0.6], WHERE UNIT PEAK DISCHARGE 'A' = 1.56 CFS/AC. [0.64]
THEREFORE: VOLUME 100 = 3251 CF [798]

DEVELOPED CONDITIONS - w/ New Office & Parking

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE

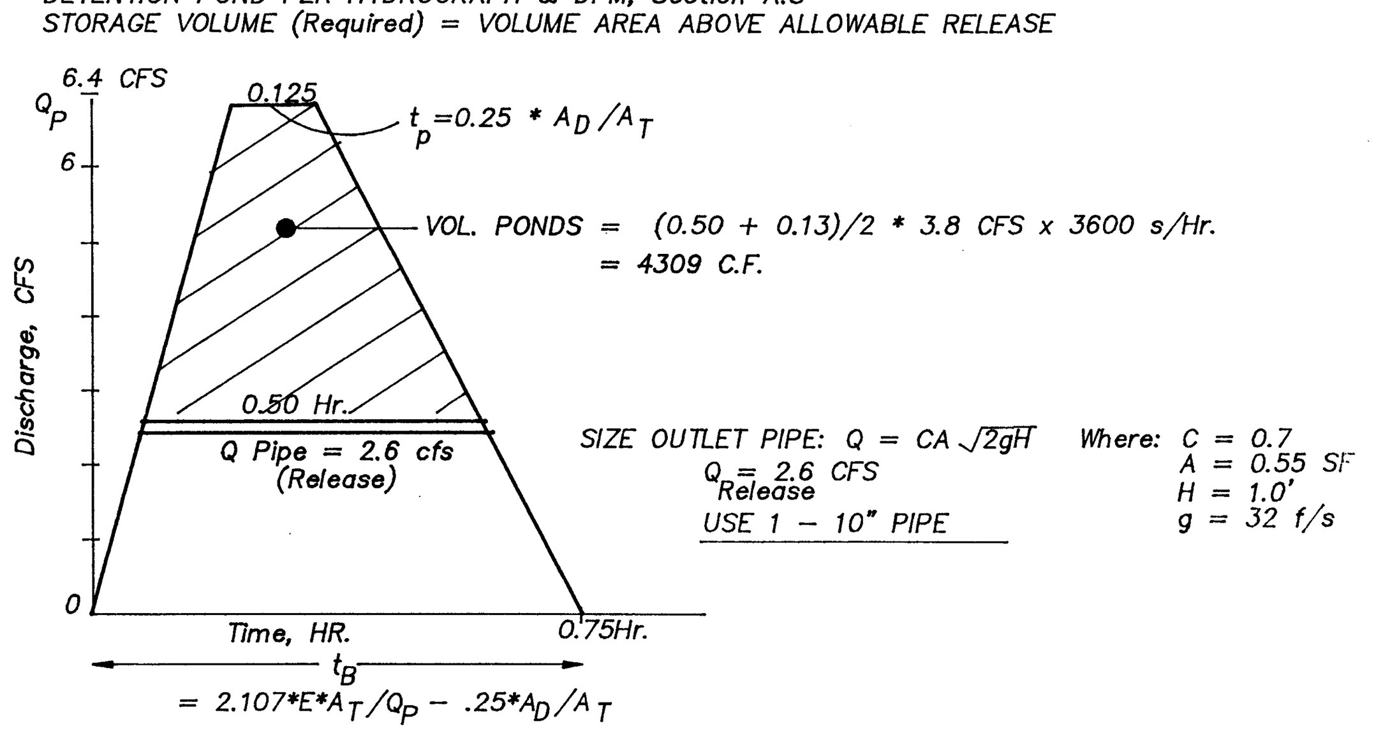
	AREA	LAND TREATM'T	Q Peak	E
UNDEVELOPED	---------	A	1.56[0.38]	0.53[0.13]
LANDSCAPING / PONDING AREA	0.21 Ac.(13%)	B	2.28[0.95]	0.78[0.28]
GRAVEL & COMPACTED SOIL	0.64 Ac.(37%)	C	3.14[1.71]	1.13[0.52]
ROOF - PAVEMENT	0.84 Ac.(50%)	D	4.70[3.14]	2.12[1.34]
	1.69 Ac.			

THEREFORE: $E_{Weighted}$ = 1.579 In.[0.898] &
Q100 = 6.4 CFS VOLUME 100 = 9687 CF
Q10 = 3.9 CFS VOLUME 10 = 5509 CF

SIZE REQUIRED DETENTION POND

SINCE A DOWNSTREAM STORM DRAIN SYSTEM EXISTS, AND CAPACITY EXISTS FOR EXISTING CONDITION, RECOMMEND PONDING THE DIFFERENCE OF VOLUME DEVELOPED - VOLUME HISTORIC

DETENTION POND PER HYDROGRAPH & DPM, Section A.8
STORAGE VOLUME (Required) = VOLUME AREA ABOVE ALLOWABLE RELEASE



SIZE OUTLET PIPE: $Q = CA\sqrt{2gH}$ Where: C = 0.7, A = 0.55 SF, H = 1.0', g = 32 f/s
$Q_{Release}$ = 2.6 CFS
USE 1 - 10" PIPE

CALCULATE GRADED DETENTION PONDS:

East Pond:
Area59 Contour = 1259 SF ⎤ X 2' Depth = 1850 CF
Area57 Contour = 592 SF ⎦
Area 56.5 Contour = 415 SF x 0.5' Depth = 250 CF

West Pond:
Area58 Contour = 1190 SF ⎤ X 2' Depth = 1600 CF
Area56 Contour = 413 SF ⎦

Total Detention Ponds (2) = 2100 + 1600 = 3700 CF
+ Retention (See Plan) = 4300 CF...OK

5/31/01

AS-CONSTRUCTED

RECEIVED JAN 31 2002 HYDROLOGY SECTION

I, PHILIP W. CLARK, PROFESSIONAL ENGINEER, REGISTERED IN ACCORDANCE WITH THE LAWS IN THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE ROADWAY, DRAINAGE, [redacted] IMPROVEMENTS SHOWN ON THIS PLAN ARE IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN.

1/29/02
PHILIP W. CLARK, P.E. #10265

PHILIP W. CLARK NEW MEXICO 10265 REGISTERED PROFESSIONAL ENGINEER

PROJECT DATA

LEGAL DESCRIPTION

LOT 12A OF TINLEY PARCELS, BERNALILLO COUNTY NEW MEXICO, PLAT FILED 1990.

PROJECT BENCHMARK

NORTHEAST EASEMENT CORNER MARKED BY REBAR/CAP, ELEV. = 5063.60, AS TIED TO CITY SAS MH # 671, LOCATED WITHIN INDUSTRIAL ROAD, 90'± EAST OF PROJECT.

TOPOGRAPHIC DESIGN SURVEY

PERFORMED BY CLARK CONSULTING ENGINEERS, DATE 5/14/01

Clark Consulting Engineers
19 Ryan Road
Edgewood, New Mexico 87015
Tele: (505) 281-2444 Fax: (505) 281-2444

DATE	REVISION	LOT 12A, TINLEY PARCELS BERNALILLO COUNTY NEW MEXICO
		HIGH DESERT ROOFING OFFICE BUILDING
		Grading & Drainage Plan

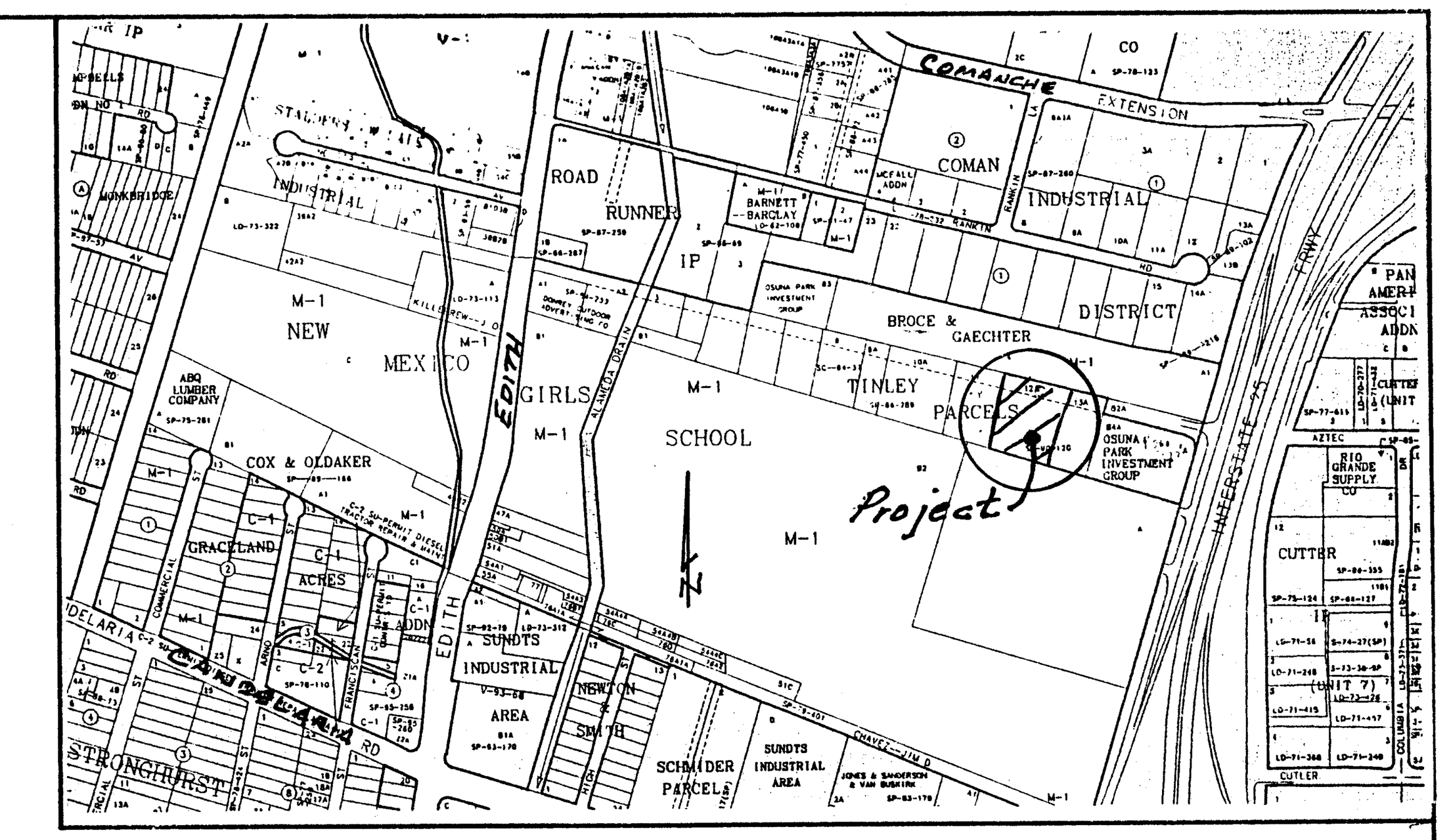
DESIGNED BY: PWC	DRAWN BY; CCE	JOB #: HD ROOF	1 OF 1
CHECKED BY: PWC	DATE: 5/14/01	FILE #: G/D	

SEE APPROVED DESIGN

I, PHILIP W. CLARK, A PROFESSIONAL ENGINEER LICENSED IN ACCORDANCE WITH THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT I HAVE VISITED THE SITE SHOWN HEREON, AND THAT THE CONTOURS SHOWN REPRESENT THE EXISTING GROUND CONDITIONS, AND DO FURTHER CERTIFY THAT NO EARTHWORK OF ANY KIND, NOR ANY DISTURBANCE OF THE EXISTING GROUND HAS OCCURRED ON THIS SITE SINCE THE CONTOURS WERE DETERMINED.

[signature] 2/7/02
PHILIP W. CLARK NMPE #10265

Scale: 1" = 20'



VICINITY MAP

ZONE G-15
1" = 750'

FIRM MAP

PANEL # 332

NOTES

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A 5000 SQUARE FOOT METAL BUILDING WAREHOUSE IS LOCATED ON THE WESTERN PORTION OF THE LOT AND WILL REMAIN. THE SITE SLOPES AT APPROXIMATELY 3-4 PERCENT FROM EAST TO WEST, AND DRAINS TO AN EXISTING GRAVEL LINED SWALE ALONG INDUSTRIAL ROAD

THE PROJECT IS NOT LOCATED WITHIN A FEMA FLOOD HAZARD ZONE. THE PROPOSED 8100 SQUARE FEET OFFICE BUILDING, FLATWORK, AND PARKING AREA WILL CONTINUE TO DRAIN TO THE EXISTING BAR DITCH SWALE/DOWNSTREAM SYSTEM.

CALCULATIONS

REVISED, AS-BUILT CALCS.

DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUQUERUQUE ADOPTED BY THE COUNTY OF BERNALILLO
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P100 = 2.35 Inches, Zone 2 P10-DAY = 3.95" Time of Concentration, TC = 10 Minutes
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PEAK DISCHARGE, Q100 = 2.64 CFS [0.6], WHERE UNIT PEAK DISCHARGE 'A' = 1.56 CFS/AC. [0.64]
THEREFORE: VOLUME 100 = 3251 CF [798]

DEVELOPED CONDITIONS - w/ New Office & Parking

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE

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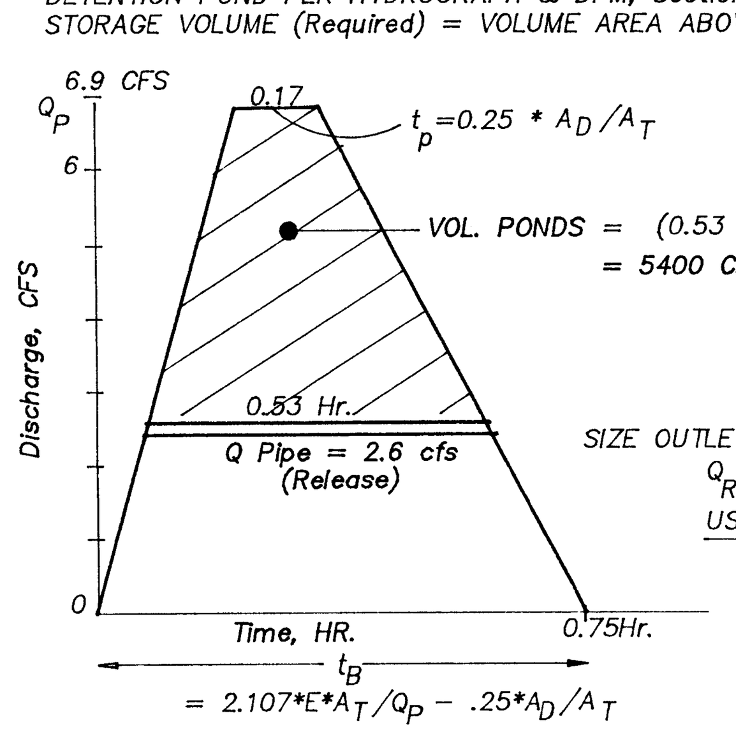
UNDEVELOPED	----------	A	1.56[0.38]	0.53[0.13]
LANDSCAPING / PONDING AREA	0.21 Ac.(13%)	B	2.28[0.95]	0.78[0.28]
GRAVEL & COMPACTED SOIL	0.32 Ac.(18%)	C	3.14[1.71]	1.13[0.52]
ROOF - PAVEMENT	1.16 Ac.(69%)	D	4.70[3.14]	2.12[1.34]
	1.69 Ac.			

THEREFORE: $E_{Weighted}$ = 1.76 In.[1.06) &
Q100 = 6.9 CFS VOLUME 100 = 10797 CF
Q10 = 4.3 CFS VOLUME 10 = 6502 CF

SIZE REQUIRED DETENTION POND

SINCE A DOWNSTREAM STORM DRAIN SYSTEM EXISTS, AND CAPACITY EXISTS FOR EXISTING CONDITION, RECOMMEND PONDING THE DIFFERENCE OF VOLUME DEVELOPED - VOLUME HISTORIC

DETENTION POND PER HYDROGRAPH & DPM, Section A.8
STORAGE VOLUME (Required) = VOLUME AREA ABOVE ALLOWABLE RELEASE

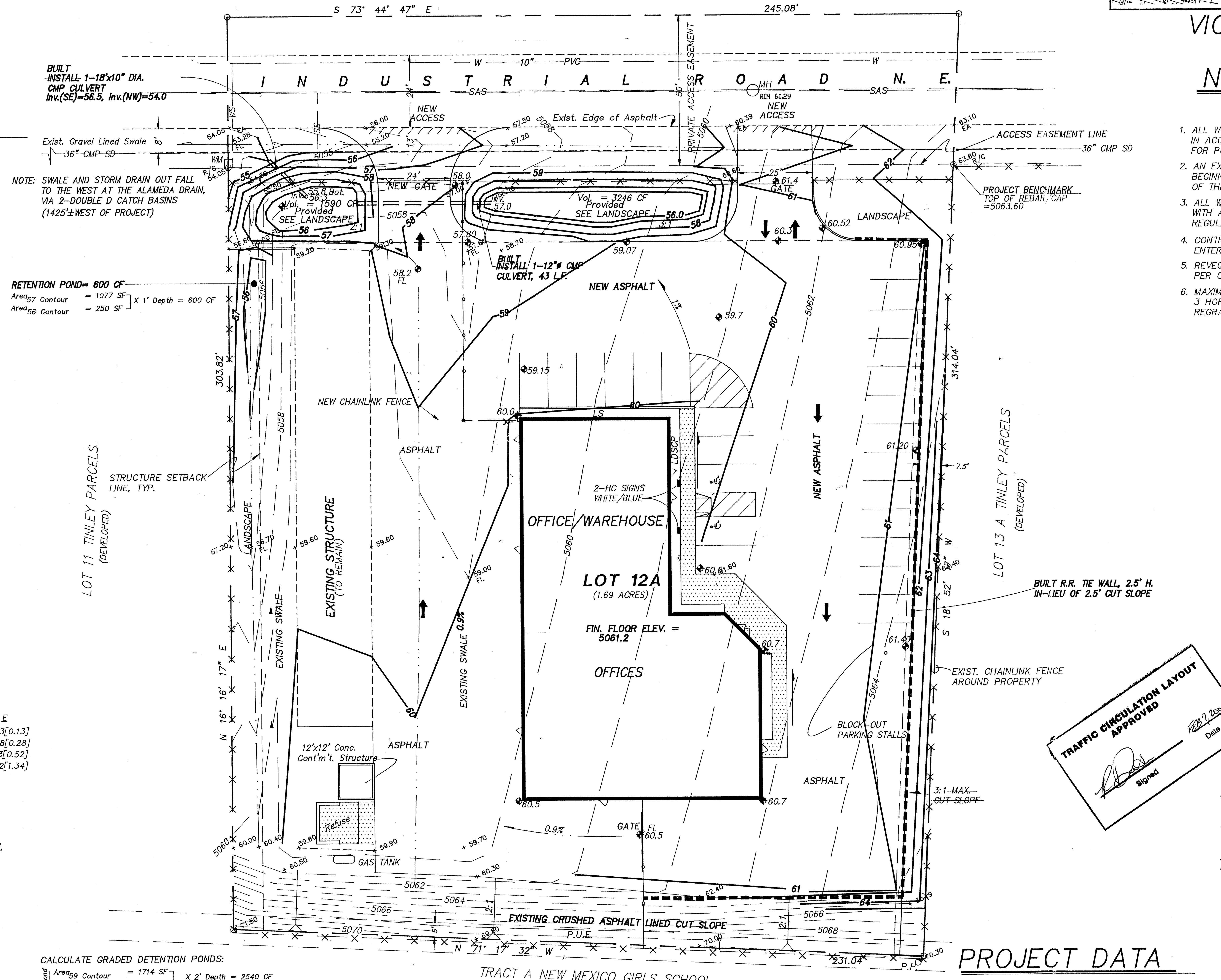


$t_p = 0.25 * A_D/A_T$

VOL. PONDS = (0.53 + 0.17)/2 * 4.3 CFS x 3600 s/Hr. = 5400 C.F.

SIZE OUTLET PIPE: Q = CA $\sqrt{2gH}$ Where: C = 0.7, A = 0.55 SF, H = 1.0', g = 32 f/s
$Q_{Release}$ = 2.6 CFS
USE 1 - 10" PIPE

$t_B = 2.107 * E * A_T/Q_P - .25 * A_D/A_T$



CALCULATE GRADED DETENTION PONDS:

East Pond	$Area_{59}$ Contour = 1714 SF	X 2' Depth = 2540 CF	
	$Area_{57}$ Contour = 826 SF	x 1' Depth = 706 CF	
	$Area_{56}$ Contour = 587 SF		
West Pond	$Area_{58}$ Contour = 865 SF	X 2.2' Depth = 1590 CF	
	$Area_{56}$ Contour = 580 SF		

Total Detention Ponds (2) = 3246 + 1590 = 4835 CF
+ Retention (See Plan) = 5435 CF...OK

LEGEND

- EXIST. SPOT ELEVATION +24.0
- EXIST. CONTOUR —10—
- NEW SPOT ELEVATION 24.0
- NEW CONTOUR —12—
- EXIST. EDGE OF ROAD
- NEW SWALE
- DRAINAGE DIRECTION
- NEW HEADER CURB (0.5' HEIGHT)
- EDGE OF GRAVEL EG
- EDGE OF ASPHALT EA
- EXISTING POWER POLE PP
- TOP OF ASPHALT, EXISTING TA
- PAINTED WHITE ARROW

TRAFFIC CIRCULATION LAYOUT APPROVED
Signed *[signature]* Date *[illegible]*

RECEIVED ... 07 2002 HYDROLOGY SECTION

AS-CONSTRUCTED

I, PHILIP W. CLARK, PROFESSIONAL ENGINEER, REGISTERED IN ACCORDANCE WITH THE LAWS IN THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE ROADWAY, GRADING AND DRAINAGE IMPROVEMENTS SHOWN ON THIS PLAN ARE IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN.

[signature]
PHILIP W. CLARK, P.E.#10265

PHILIP W. CLARK NEW MEXICO 10265 REGISTERED PROFESSIONAL ENGINEER 2/7/02

PROJECT DATA

LEGAL DESCRIPTION

LOT 12A OF TINLEY PARCELS, BERNALILLO COUNTY NEW MEXICO, PLAT FILED 1990.

PROJECT BENCHMARK

NORTHEAST EASEMENT CORNER MARKED BY REBAR/CAP, ELEV. = 5063.60, AS TIED TO CITY SAS MH # 671, LOCATED WITHIN INDUSTRIAL ROAD, 90'± EAST OF PROJECT.

TOPOGRAPHIC DESIGN SURVEY

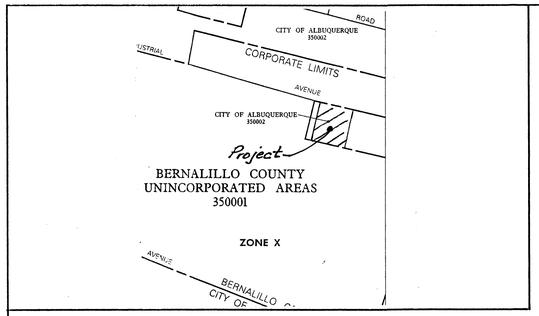
PERFORMED BY CLARK CONSULTING ENGINEERS, DATE 5/14/01

Clark Consulting Engineers
19 Ryan Road
Edgewood, New Mexico 87015
Tele: (505) 281-2444 Fax: (505) 281-2444

DATE	REVISION
2/7/02	As-built Transp./Drng. Comm'ts Replot PWC

LOT 12A, TINLEY PARCELS
BERNALILLO COUNTY NEW MEXICO
HIGH DESERT ROOFING OFFICE BUILDING
Grading, Drainage & Transpo Plan

DESIGNED BY: PWC	DRAWN BY: CCE	JOB #: HD ROOF	1 OF 1
CHECKED BY: PWC	DATE: 5/14/01	FILE #: G/D	

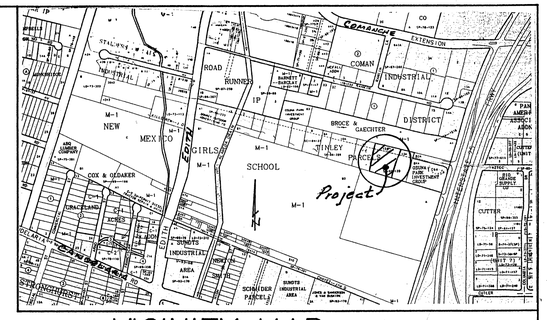


FIRM MAP PANEL # 332

I, PHILIP W. CLARK, A PROFESSIONAL ENGINEER LICENSED IN ACCORDANCE WITH THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT I HAVE VISITED THE SITE SHOWN HEREON, AND THAT THE CONTOURS SHOWN REPRESENT THE EXISTING GROUND CONDITIONS, AND DO FURTHER CERTIFY THAT NO EARTHWORK OF ANY KIND, NOR ANY DISTURBANCE OF THE EXISTING GROUND HAS OCCURRED ON THIS SITE SINCE THE CONTOURS WERE DETERMINED.

5-31-01
PHILIP W. CLARK NMPE #10265

Scale: 1" = 20'



VICINITY MAP ZONE G-15 1" = 750'

GRADING & DRAINAGE PLAN

THE OFFICE PROJECT IS LOCATED IN AN ESTABLISHED INDUSTRIAL PARK OF BERNALILLO COUNTY APPROXIMATELY 2.5 MILES NORTH OF THE DOWNTOWN CORE OF ALBUQUERQUE, NM. THE GRADING & DRAINAGE SCHEME HEREON IS IN COMPLIANCE WITH THE BERN-ALILLO COUNTY FLOOD HAZARD ORDINANCE, NO.88-46, AND THE STORM DRAINAGE ORDINANCE, 96-5. THE PLAN IS REQUIRED IN ORDER TO FACILITATE THE OWNER'S REQUEST FOR BUILDING PERMIT. THE PLAN SHOWS:

1. EXISTNG CONTOURS, AND SPOT ELEVATIONS, EXISTING WARE-HOUSE BUILDING, GRAVEL SURFACING, AND DRAINAGE PATTERNS.
2. PROPOSED IMPROVEMENTS: OFFICE BUILDING, ASPHALT DRIVES AND PARKING AREA, REFUSE LOCATION, NEW GRADE ELEVATIONS, AND LANDSCAPING.
3. CONTINUITY BETWEEN EXISTING AND PROPOSED ELEVATIONS.
4. QUANTIFICATION AND ACCEPTANCE OF UPSTREAM OFF-SITE FLOWS WHICH CONTRIBUTE TO THE DEVELOPED FLOWS GEN-ERATED BY THE IMPROVEMENTS.

THE PURPOSE OF THE PLAN IS TO ESTABLISH CRITERIA FOR CON-TROLLING STORM RUNOFF AND EROSION, AND ESSENTIALLY ALLOWING HISTORIC FLOWS TO CONTINUE TO DRAIN THROUGH THE PROPERTY. PRESENTLY, THE SITE IS BOUNDED ON THE NORTH BY 2-LANE ASPHALT DRIVE WITHIN A PRIVATE ACCESS EASEMENT. DEVELOPED PROPERTY IS ADJACENT ON IS ADJACENT ON ALL OTHER ADJOINING LANDS.
A 5000 SQUARE FOOT METAL BUILDING WAREHOUSE IS LOCATED ON THE WESTERN PORTION OF THE LOT AND WILL REMAIN. THE SITE SLOPES AT APPROXIMATELY 3-4 PERCENT FROM EAST TO WEST, AND DRAINS TO AN EXISTING GRAVEL LINED SWALE ALONG INDUSTRIAL ROAD

THE PROJECT IS NOT LOCATED WITHIN A FEMA FLOOD HAZARD ZONE. THE PROPOSED 8100 SQUARE FEET OFFICE BUILDING, FLATWORK, AND PARKING AREA WILL CONTINUE TO DRAIN TO THE EXISTING BAR DITCH SWALE/DOWNSTREAM SYSTEM.

CALCULATIONS

DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUQUERUQUE ADOPTED BY THE COUNTY OF BERNALILLO
DISCHARGE RATE: Q=QPEAK x AREA.."Peak Discharge Rates For Small Watersheds"
VOLUMETRIC DISCHARGE: VOLUME = EWeighted x AREA
P100 = 2.35 Inches, Zone 2 P10-DAY = 3.95" Time of Concentration, TC = 10 Minutes
DESIGN STORM: 100-YEAR/6-HOUR, 10-YEAR/6-HOUR [ ] = 10 YEAR VALUES

HISTORIC CONDITIONS

LOT AREA = 1.69 ACRES, WHERE EXCESS PRECIP. 'A' =0.53 In. [0.13]
PEAK DISCHARGE, Q100 = 2.64 CFS [0.6], WHERE UNIT PEAK DISCHARGE 'A' = 1.56 CFS/AC. [0.64]
THEREFORE: VOLUME 100 = 3251 CF [798]

DEVELOPED CONDITIONS - w/ New Office & Parking

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE

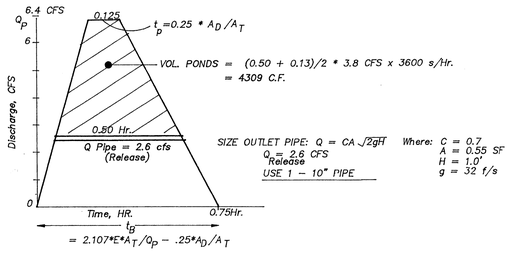
	AREA	LAND TREATM'T	Q Peak	E
UNDEVELOPED	----------	A	1.56[0.38]	0.53[0.13]
LANDSCAPING / PONDING AREA	0.21 Ac.(13%)	B	2.28[0.95]	0.78[0.28]
GRAVEL & COMPACTED SOIL	0.64 Ac.(37%)	C	3.14[1.71]	1.13[0.52]
ROOF - PAVEMENT	0.84 Ac.(50%)	D	4.70[3.14]	2.12[1.34]
	1.69 Ac.			

THEREFORE: $E_{Weighted}$ = 1.579 In.[0.898] &
Q100 = 6.4 CFS VOLUME 100 = 9687 CF
Q10 = 3.9 CFS VOLUME 10 = 5509 CF

SIZE REQUIRED DETENTION POND

SINCE A DOWNSTREAM STORM DRAIN SYSTEM EXISTS, AND CAPACITY EXISTS FOR EXISTING CONDITION, RECOMMEND PONDING THE DIFFERENCE OF VOLUME DEVELOPED - VOLUME HISTORIC

DETENTION POND PER HYDROGRAPH & DPM, Section A.8
STORAGE VOLUME (Required) = VOLUME AREA ABOVE ALLOWABLE RELEASE



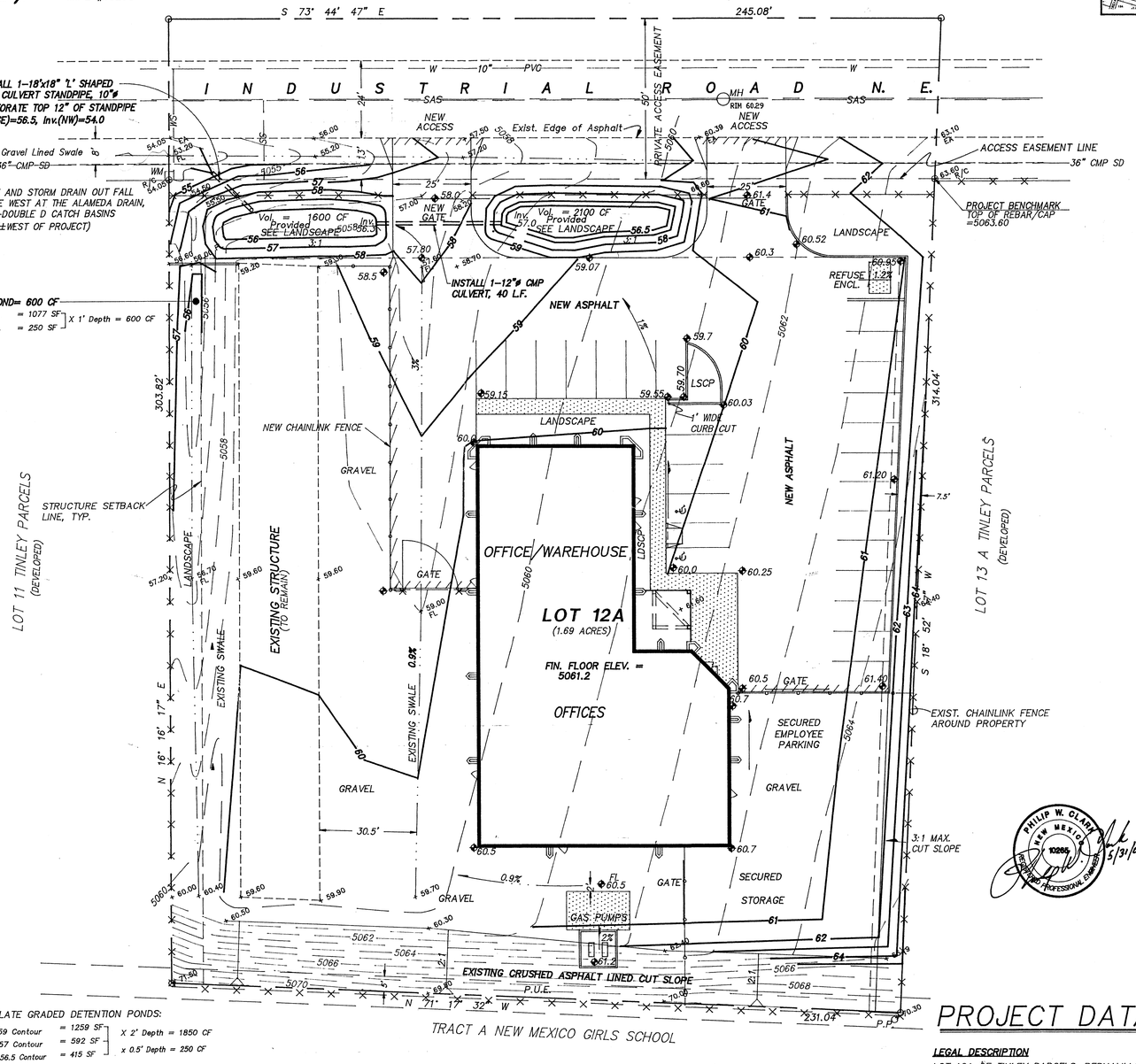
SIZE OUTLET PIPE: Q = CA $\sqrt{2gH}$ Where: C = 0.7
Q_o = 2.6 CFS A = 0.55 SF
Release H = 1.0'
USE 1 - 10" PIPE g = 32 f/s

CALCULATE GRADED DETENTION PONDS:

East Pond: $Area_{59\ Contour}$ = 1259 SF; $Area_{57\ Contour}$ = 592 SF; $Area_{56.5\ Contour}$ = 415 SF — X 2' Depth = 1850 CF; x 0.5' Depth = 250 CF

West Pond: $Area_{58\ Contour}$ = 1190 SF; $Area_{56\ Contour}$ = 413 SF — X 2' Depth = 1600 CF

Total Detention Ponds (2) = 2100 + 1600 = 3700 CF
+ Retention (See Plan) = 4300 CF...OK



NOTES

1. ALL WORK WITHIN THE RIGHT-OF-WAY SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE STANDARD SPECS. FOR PUBLIC WORKS CONSTRUCTION, 6TH EDITION W/ UPDATES.
2. AN EXCAVATION/CONSTRUCTION PERMIT IS REQUIRED BEFORE BEGINNING ANY WORK WITHIN ACCESS EASEMENT. AN APPROVED COPY OF THIS PLAN MUST BE SUBMITTED AT THE TIME OF APPLICATION.
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. CONTRACTOR SHALL ENSURE THAT NO SITE SOILS/SEDIMENT OR SILT ENTER THE RIGHT-OF-WAY DURING CONSTRUCTION.
5. REVEGETATE ALL AREAS DISTURBED DUE TO CONSTRUCTION PER CITY OF ALBUQ. SPEC. 1011, NATIVE SEED MIX.
6. MAXIMUM SITE GRADING WITHOUT EROSION PROTECTION: 3 HORIZONTAL TO 1 VERTICAL, 3:1. STOCKPILE EXISTING GRAVEL, REGRADE,AND REPLACE GRAVEL IN PROPOSED DRIVING/PONDING AREAS.

LEGEND

EXIST. SPOT ELEVATION	+24.9
EXIST. CONTOUR	10
NEW SPOT ELEVATION	24.0
NEW CONTOUR	12
EXIST. EDGE OF ROAD	
NEW SWALE	
DRAINAGE DIRECTION	
NEW HEADER CURB (0.5' HEIGHT)	
EDGE OF GRAVEL	EG
EDGE OF ASPHALT	EA
EXISTING POWER POLE	PP
TOP OF ASPHALT, EXISTING	TA

PHILIP W. CLARK NEW MEXICO 10265 REGISTERED PROFESSIONAL ENGINEER 5/31/01

PROJECT DATA

LEGAL DESCRIPTION

LOT 12A OF TINLEY PARCELS, BERNALILLO COUNTY NEW MEXICO, PLAT FILED 1990.

PROJECT BENCHMARK

NORTHEAST EASEMENT CORNER MARKED BY REBAR/CAP, ELEV. = 5063.60, AS TIED TO CITY SAS MH # 671, LOCATED WITHIN INDUSTRIAL ROAD, 90'± EAST OF PROJECT.

TOPOGRAPHIC DESIGN SURVEY

PERFORMED BY CLARK CONSULTING ENGINEERS, DATE 5/14/01

Clark Consulting Engineers
19 Ryan Road
Edgewood, New Mexico 87015
Tele: (505) 281-2444 Fax: (505) 281-2444

DATE	REVISION

LOT 12A, TINLEY PARCELS
BERNALILLO COUNTY NEW MEXICO
HIGH DESERT ROOFING OFFICE BUILDING

Grading & Drainage Plan

DESIGNED BY: PWC	DRAWN BY: CCE	JOB #: HD ROOF	1 OF 1
CHECKED BY: PWC	DATE: 5/14/01	FILE #: G/D	

FIRM MAP PANEL # 332

SEE APPROVED DESIGN

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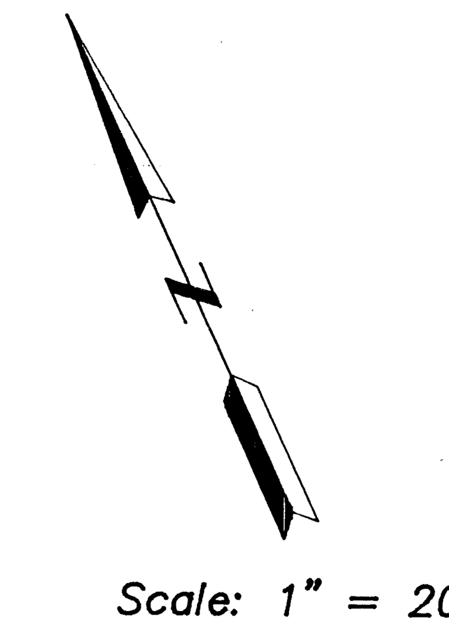
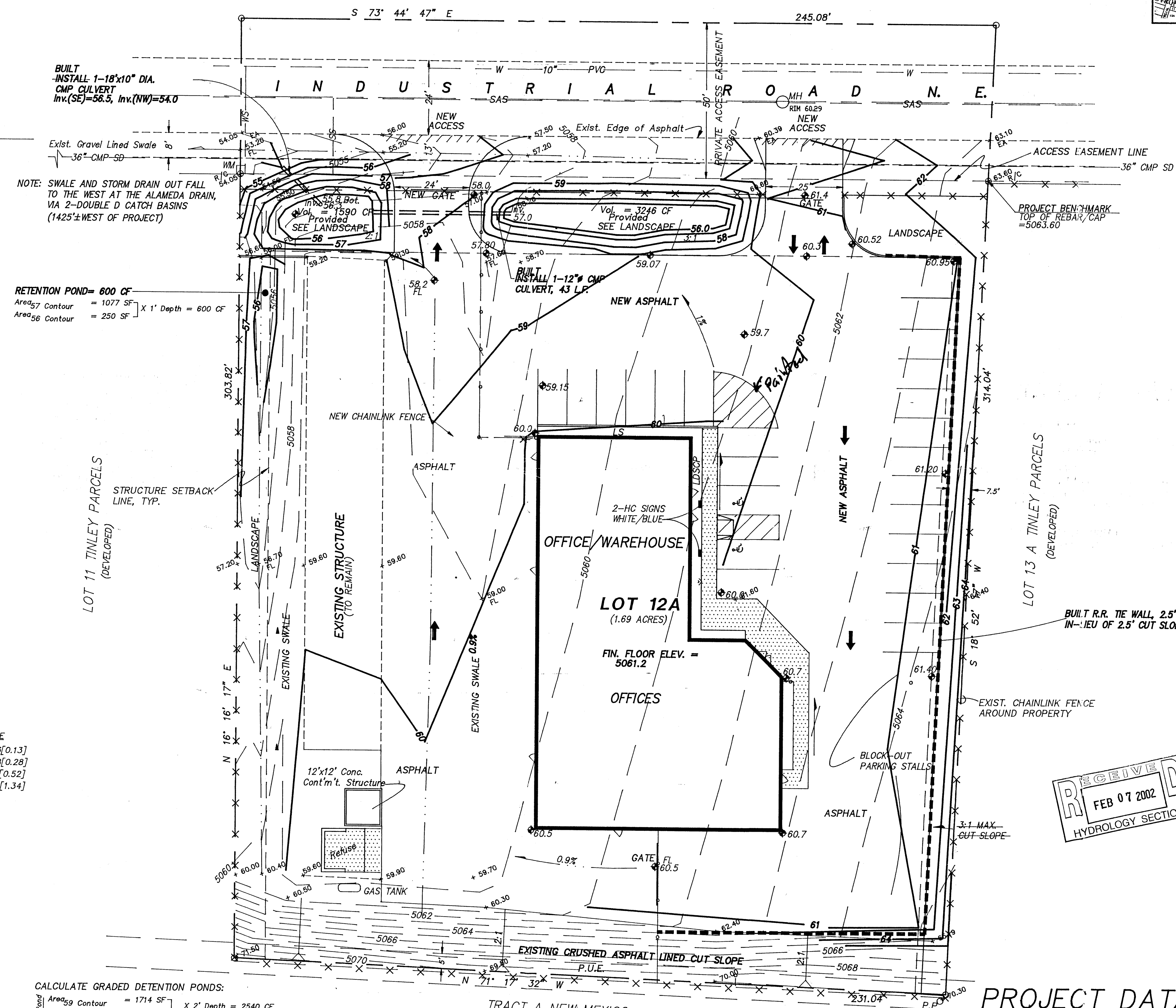
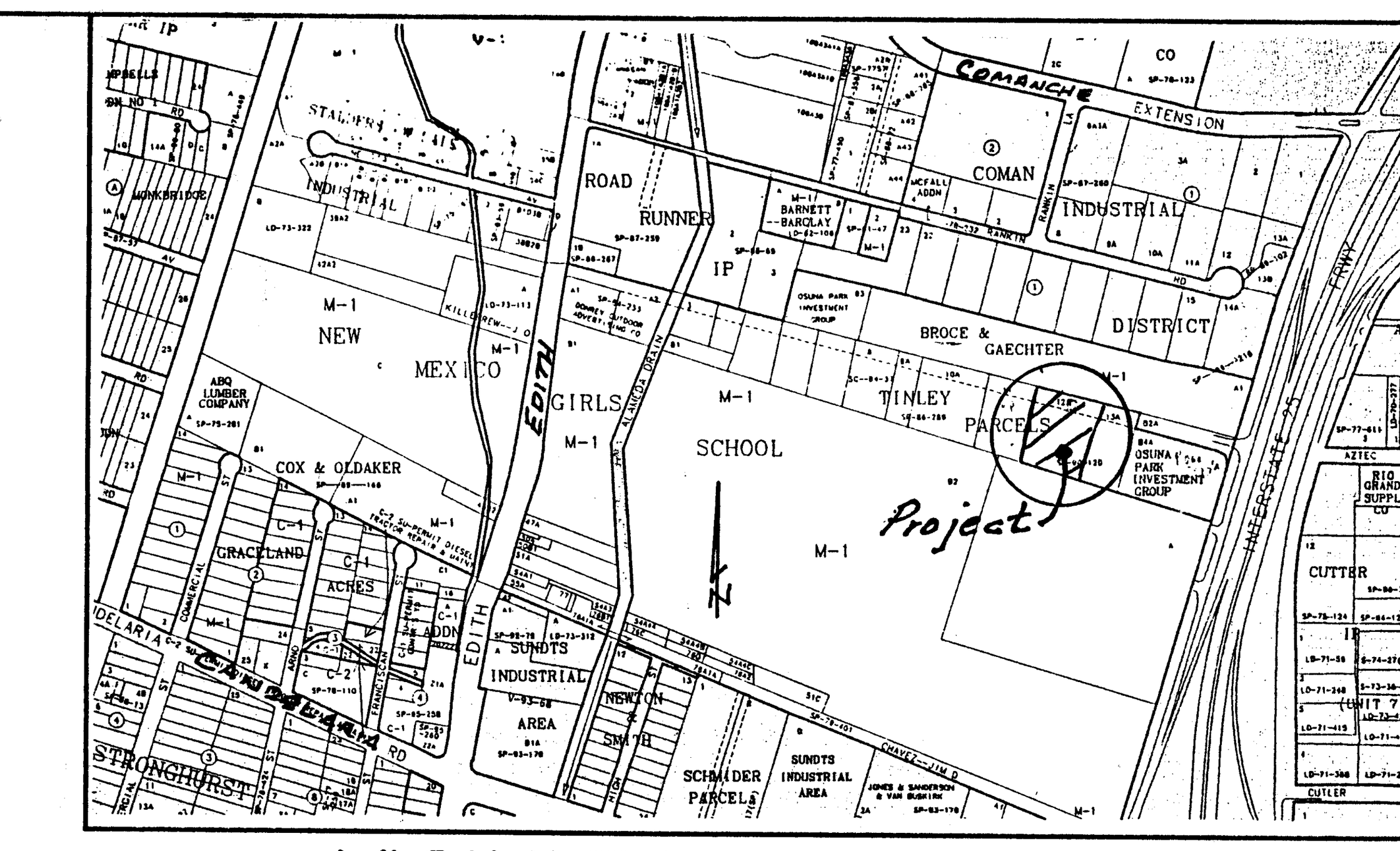
2/7/02
PHILIP W. CLARK NMPE #10265



Scale: 1" = 20'





VICINITY MAP

ZONE G-15
1" = 750'

NOTES

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2. AN EXCAVATION/CONSTRUCTION PERMIT IS REQUIRED BEFORE BEGINNING ANY WORK WITHIN ACCESS EASEEMENT. AN APPROVED COPY OF THIS PLAN MUST BE SUBMITTED AT THE TIME OF APPLICATION.
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GRADING & DRAINAGE PLAN

THE OFFICE PROJECT IS LOCATED IN AN ESTABLISHED INDUSTRIAL PARK OF BERNALILLO COUNTY APPROXIMATELY 2.5 MILES NORTH OF THE DOWNTOWN CORE OF ALBUQUERQUE, NM. THE GRADING & DRAINAGE SCHEME HEREON IS IN COMPLIANCE WITH THE BERNALILLO COUNTY FLOOD HAZARD ORDINANCE, NO.88-46, AND THE STORM DRAINAGE ORDINANCE, 96-5. THE PLAN IS REQUIRED IN ORDER TO FACILITATE THE OWNER'S REQUEST FOR BUILDING PERMIT. THE PLAN SHOWS:

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3. CONTINUITY BETWEEN EXSTING AND PROPOSED ELEVATIONS.
4. QUANTIFICATION AND ACCEPTANCE OF UPSTREAM OFF-SITE FLOWS WHICH CONTRIBUTE TO THE DEVELOPED FLOWS GENERATED BY THE IMPROVEMENTS.

THE PURPOSE OF THE PLAN IS TO ESTABLISH CRITERIA FOR CONTROLLING STORM RUNOFF AND EROSION, AND ESSENTIALLY ALLOWING HISTORIC FLOWS TO CONTINUE TO DRAIN THROUGH THE PROPERTY. PRESENTLY, THE SITE IS BOUNDED ON THE NORTH BY 2-LANE ASPHALT DRIVE WITHIN A PRIVATE ACCESS EASEMENT. DEVELOPED PROPERTY IS ADJACENT ON IS ADJACENT ON ALL OTHER ADJOINING LANDS.
A 5000 SQUARE FOOT METAL BUILDING WAREHOUSE IS LOCATED ON THE WESTERN PORTION OF THE LOT AND WILL REMAIN. THE SITE SLOPES AT APPROXIMATELY 3-4 PERCENT FROM EAST TO WEST, AND DRAINS TO AN EXISTING GRAVEL LINED SWALE ALONG INDUSTRIAL ROAD

THE PROJECT IS NOT LOCATED WITHIN A FEMA FLOOD HAZARD ZONE. THE PROPOSED 8100 SQUARE FEET OFFICE BUILDING, FLATWORK, AND PARKING AREA WILL CONTINUE TO DRAIN TO THE EXISTING BAR DITCH SWALE/DOWNSTREAM SYSTEM.

CALCULATIONS

REVISED, AS-BUILT CALCS.

DESIGN CRITERIA

HYDROLOGIC METHODS PER SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL (DPM) REVISED JANUARY 1993 FOR CITY OF ALBUQUERUQUE ADOPTED BY THE COUNTY OF BERNALILLO
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VOLUMETRIC DISCHARGE: VOLUME = EWeighted x AREA
P100 = 2.35 Inches, Zone 2 P10-DAY = 3.95" Time of Concentration, TC = 10 Minutes
DESIGN STORM: 100-YEAR/6-HOUR, 10-YEAR/6-HOUR [ ] = 10 YEAR VALUES

HISTORIC CONDITIONS

LOT AREA = 1.69 ACRES, WHERE EXCESS PRECIP. 'A' =0.53 In. [0.13]
PEAK DISCHARGE, Q100 = 2.64 CFS [0.6], WHERE UNIT PEAK DISCHARGE 'A' = 1.56 CFS/AC. [0.64]
THEREFORE: VOLUME 100 = 3251 CF [798]

DEVELOPED CONDITIONS - w/ New Office & Parking

DETERMINE LAND TREATMENTS, PEAK DISCHARGE AND VOLUMETRIC DISCHARGE

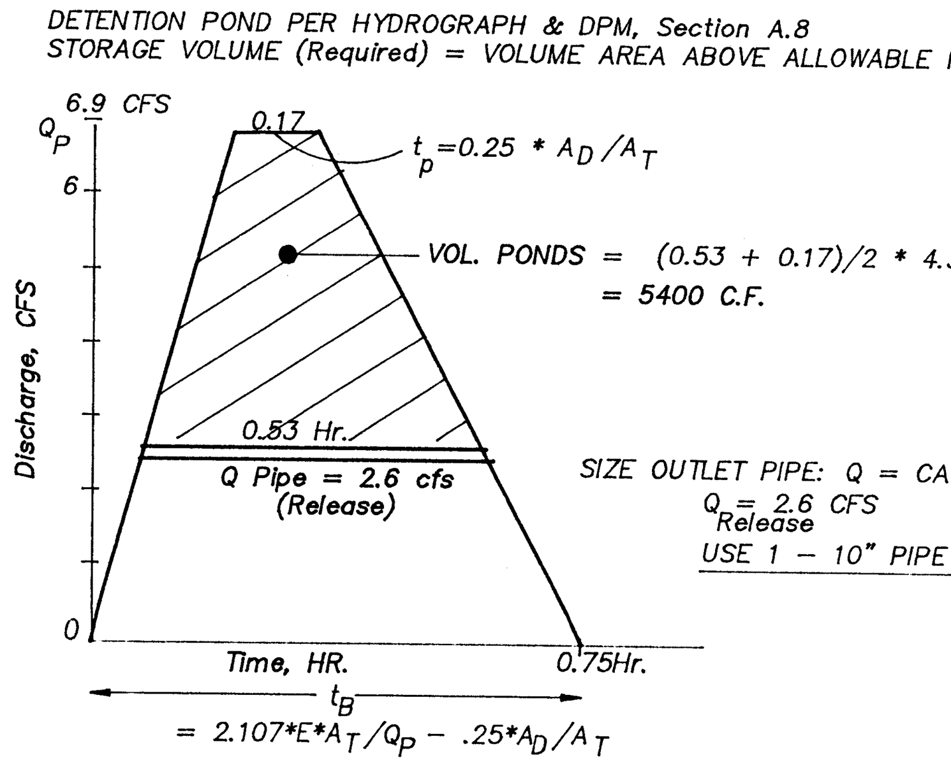
	AREA	LAND TREATM'T	Q Peak	E
UNDEVELOPED	----------	A	1.56[0.38]	0.53[0.13]
LANDSCAPING / PONDING AREA	0.21 Ac.(13%)	B	2.28[0.95]	0.78[0.28]
GRAVEL & COMPACTED SOIL	0.32 Ac.(18%)	C	3.14[1.71]	1.13[0.52]
ROOF – PAVEMENT	1.16 Ac.(69%)	D	4.70[3.14]	2.12[1.34]
	1.69 Ac.			

THEREFORE: $E_{Weighted}$ = 1.76 In.[1.06) &
Q100 = 6.9 CFS VOLUME 100 = 10797 CF
Q10 = 4.3 CFS VOLUME 10 = 6502 CF

SIZE REQUIRED DETENTION POND

SINCE A DOWNSTREAM STORM DRAIN SYSTEM EXISTS, AND CAPACITY EXISTS FOR EXISTING CONDITION, RECOMMEND PONDING THE DIFFERENCE OF VOLUME DEVELOPED – VOLUME HISTORIC

DETENTION POND PER HYDROGRAPH & DPM, Section A.8
STORAGE VOLUME (Required) = VOLUME AREA ABOVE ALLOWABLE RELEASE



$t_p = 0.25 * A_D / A_T$

VOL. PONDS = (0.53 + 0.17)/2 * 4.3 CFS x 3600 s/Hr. = 5400 C.F.

$t_B = 2.107*E*A_T/Q_P - .25*A_D/A_T$

SIZE OUTLET PIPE: $Q = CA\sqrt{2gH}$ Where: C = 0.7, A = 0.55 SF, H = 1.0', g = 32 f/s
$Q_{Release}$ = 2.6 CFS
USE 1 – 10" PIPE

CALCULATE GRADED DETENTION PONDS:

East Pond	$Area_{59}$ Contour	= 1714 SF	X 2' Depth = 2540 CF
	$Area_{57}$ Contour	= 826 SF	
	$Area_{56}$ Contour	= 587 SF	x 1' Depth = 706 CF
West Pond	$Area_{58}$ Contour	= 865 SF	X 2.2' Depth = 1590 CF
	$Area_{56}$ Contour	= 580 SF	

Total Detention Ponds (2) = 3246 + 1590 = 4835 CF
+ Retention (See Plan) = 5435 CF...OK

LEGEND

EXIST. SPOT ELEVATION	+24.0
EXIST. CONTOUR	---10---
NEW SPOT ELEVATION	⊕ 24.0
NEW CONTOUR	—12—
EXIST. EDGE OF ROAD	
NEW SWALE	
DRAINAGE DIRECTION	
NEW HEADER CURB (0.5' HEIGHT)	
EDGE OF GRAVEL	EG
EDGE OF ASPHALT	EA
EXISTING POWER POLE	o PP
TOP OF ASPHALT, EXISTING	TA
PAINTED WHITE ARROW	➡

AS-CONSTRUCTED

I, PHILIP W. CLARK, PROFESSIONAL ENGINEER, REGISTERED IN ACCORDANCE WITH THE LAWS IN THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE ROADWAY, GRADING AND DRAINAGE IMPROVEMENTS SHOWN ON THIS PLAN ARE IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED PLAN.

PHILIP W. CLARK, P.E.#10265

PHILIP W. CLARK NEW MEXICO 10265 REGISTERED PROFESSIONAL ENGINEER 2/7/02

700 Industrial NE

PROJECT DATA

LEGAL DESCRIPTION

LOT 12A OF TINLEY PARCELS, BERNALILLO COUNTY NEW MEXICO, PLAT FILED 1990.

PROJECT BENCHMARK

NORTHEAST EASEMENT CORNER MARKED BY REBAR/CAP, ELEV. = 5063.60, AS TIED TO CITY SAS MH # 6/1, LOCATED WITHIN INDUSTRIAL ROAD, 90'± EAST OF PROJECT.

TOPOGRAPHIC DESIGN SURVEY

PERFORMED BY CLARK CONSULTING ENGINEERS, DATE 5/14/01

Clark Consulting Engineers
19 Ryan Road
Edgewood, New Mexico 87015
Tele: (505) 281-2444 Fax: (505) 281-2444

DATE	REVISION	
2/7/02	As built Transp./Drng. Comm'ts Replat	LOT 12A, TINLEY PARCELS BERNALILLO COUNTY NEW MEXICO HIGH DESERT ROOFING OFFICE BUILDING **Grading, Drainage & Transpo Plan**

DESIGNED BY: PWC	DRAWN BY; CCE	JOB #: HD ROOF	1 OF 1
CHECKED BY: PWC	DATE: 5/14/01	FILE #: G/D	