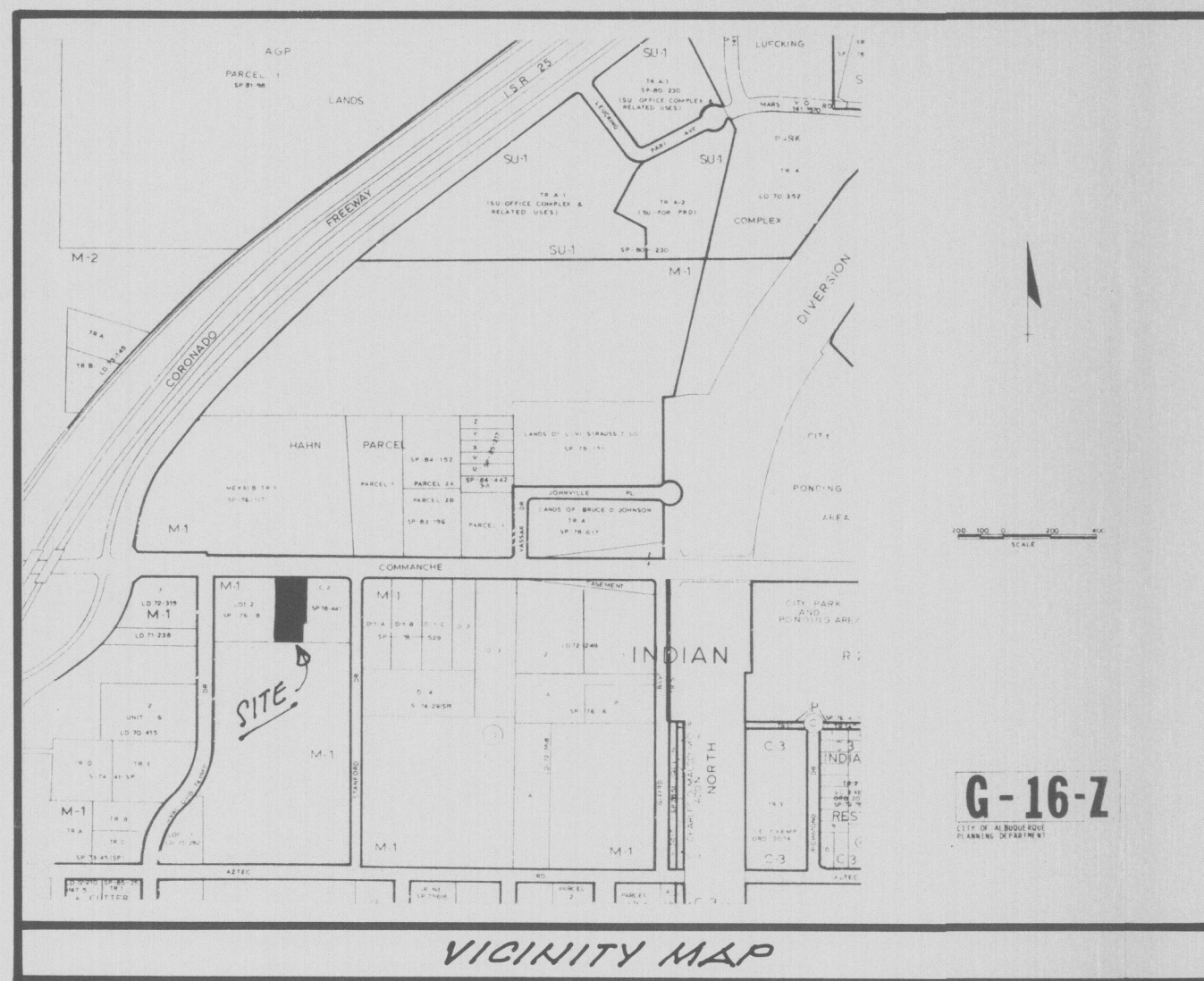




COMANCHE ROAD N.E.

DRAINAGE COMMENTS:

AS SHOWN ON THE VICINITY MAP HEREON, THE SUBJECT SITE IS LOCATED APPROXIMATELY ONE (1) BLOCK EAST OF INTERSTATE HIGHWAY NO. 25 ON THE SOUTH SIDE OF COMANCHE ROAD N.E., IN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

THE SUBJECT SITE IS, (1.) NOT LOCATED WITHIN A DESIGNATED FLOOD PLAIN, (RE: F.E.M.A. PANEL 23 OF 50); (2.) IS NOT LOCATED ADJACENT TO AN ARTIFICIAL OR NATURAL WATER COURSE; (3.) HAS NO DRAINAGE EASEMENTS AFFECTING THE SUBJECT PROPERTY AT THE PRESENT TIME; (4.) DOES NOT ACCEPT OFF-SITE FLOWS FROM ADJACENT PROPERTIES; (5.) DOES NOT CONTRIBUTE TO OFFSITE FLOWS OF ADJACENT PROPERTIES.

THE SUBJECT SITE PRESENTLY DISCHARGES THE DEVELOPED AND UNDEVELOPED FLOWS FREELY TOWARD AND INTO AFOREMENTIONED COMANCHE ROAD N.E.; THE PROPOSED DEVELOPED PROPERTY WILL ALSO FREE DISCHARGE INTO SAID COMANCHE ROAD N.E., THESE FLOWS HAVE NO ADVERSE AFFECT TO DOWNSTREAM PROPERTIES.

DRAINAGE CALCULATIONS: (RATIONAL METHOD: $Q_{100} = CIA$)

SITE AREA = 35,937.0 SQ. FT. = 0.825 ACRE
 RAINFALL, 100-YR. 6 HR., $R_6 = 2.2$ INCHES
 TIME OF CONCENTRATION, $T_c =$ TEN (10) MINUTES FOR A SITE THIS SIZE
 RAINFALL INTENSITY, "I" = 4.65 IN./HR. (PLATE 22.2 D-2)
 EXISTING CONDITIONS:
 BUILDING DOF AREA = 7,700.0 SQ. FT. = 0.18 AC. = 22% X (C=0.90) = 0.20
 CONC./ASPHLT AREA = 15,672.0 SQ. FT. = 0.36 AC. = 44% X (C=0.95) = 0.42
 LANDSCAPE AREA = 1,480.0 SQ. FT. = 0.03 AC. = 04% X (C=0.25) = 0.01
 UNDEVELOPED AREA = 11,085.0 SQ. FT. = 0.25 AC. = 30% X (C=0.40) = 0.12
 $Q_{100} = 0.3 \times 4.65 \times 0.825 = 2.88$ CFS
 "C" = 0.75

PROPOSED CONDITIONS:

BUILDING DOF AREA = 12,840.0 SQ. FT. = 0.29 AC. = 35% X (C=0.90) = 0.32
 CONC./ASPHLT AREA = 20,641.0 SQ. FT. = 0.47 AC. = 57% X (C=0.95) = 0.54
 LANDSCAPE AREA = 2,456.0 SQ. FT. = 0.06 AC. = 08% X (C=0.25) = 0.02
 $Q_{100} = 0.3 \times 4.65 \times 0.825 = 3.38$ CFS
 *** TOTAL INCREASE = 0.50 CFS
 "C" = 0.88

NOTES:

- REPAIR EXISTING ASPHALT, RE-GRADE, AND REPAVE WITH HEAVY ASPHALTIC CONCRETE SURFACE AS DESIGNATED HEREIN.
- PROVIDE RETAINING WALL.
- PROVIDE 6" WIDE (MIN.) SIDEWALK CULVERT FOR ROOF DRAIN(S).
- PROVIDE NEW ASPHALT PAVED AREA.
- PROVIDE LANDSCAPED AREA.

GENERAL NOTES:

- NO PERIMETER BODARY CORNERS HAVE BEEN FIELD ESTABLISHED PER THIS SURVEY OF THE SUBJECT DPRTY.
- NO SEARCH HAS BN MADE FOR EASEMENTS OF RECORD WITHIN THE SUBJECT SITE OTHER THAN THOSHOWN ON THE PLAT OF RECORD.
- REFER TO "ARCHITCTURAL SITE PLAN" FOR FIELD LAYOUT OF THE PROPOSED IMPROVEMENTS.
- TOPOGRAPHY SURVY OBTAINED BY "TRANSIT-STADIA" METHOD.

NOTICE TO CONTRACTOR

- 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.
- ALL WORK DETAIL ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH "CONTRACT DOCUMENTS FOR CITY WIDE UTILITIES AND CASH PAVING NO. 31".
- TWO (2) WORKINGAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SVCE (765-1234), FOR LOCATION OF EXISTING OF SURFACE AND SUBSURFACE LITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND RTICAL LOCATIONS OF ALL OBSTRUCTIONS; SHOULD A CONFLICT EXIST, THE CONTTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY FOR THE PROJECT.

LEGAL DESCRIPTION: LOT "C-1", UNIT 8, CUTTER INDUSTRIAL PARK, TO THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO.

BENCH MARK REFERENCE: MSHC STATION "I-25-21", N.S.L.D. ELEVATION = 5079.47; PROJECT F.M. AS SHOWN ON THE PLAN HEREON.

A DRAINAGE PLAN FOR
 A PROPOSED BUILDING ADDITION ON
 LOT "C-1", UNIT 8, CUTTER INDUSTRIAL PARK
 (2400 COMANCHE ROAD N.E.)
 ALBUQUERQUE, NEW MEXICO
 JANUARY, 1993

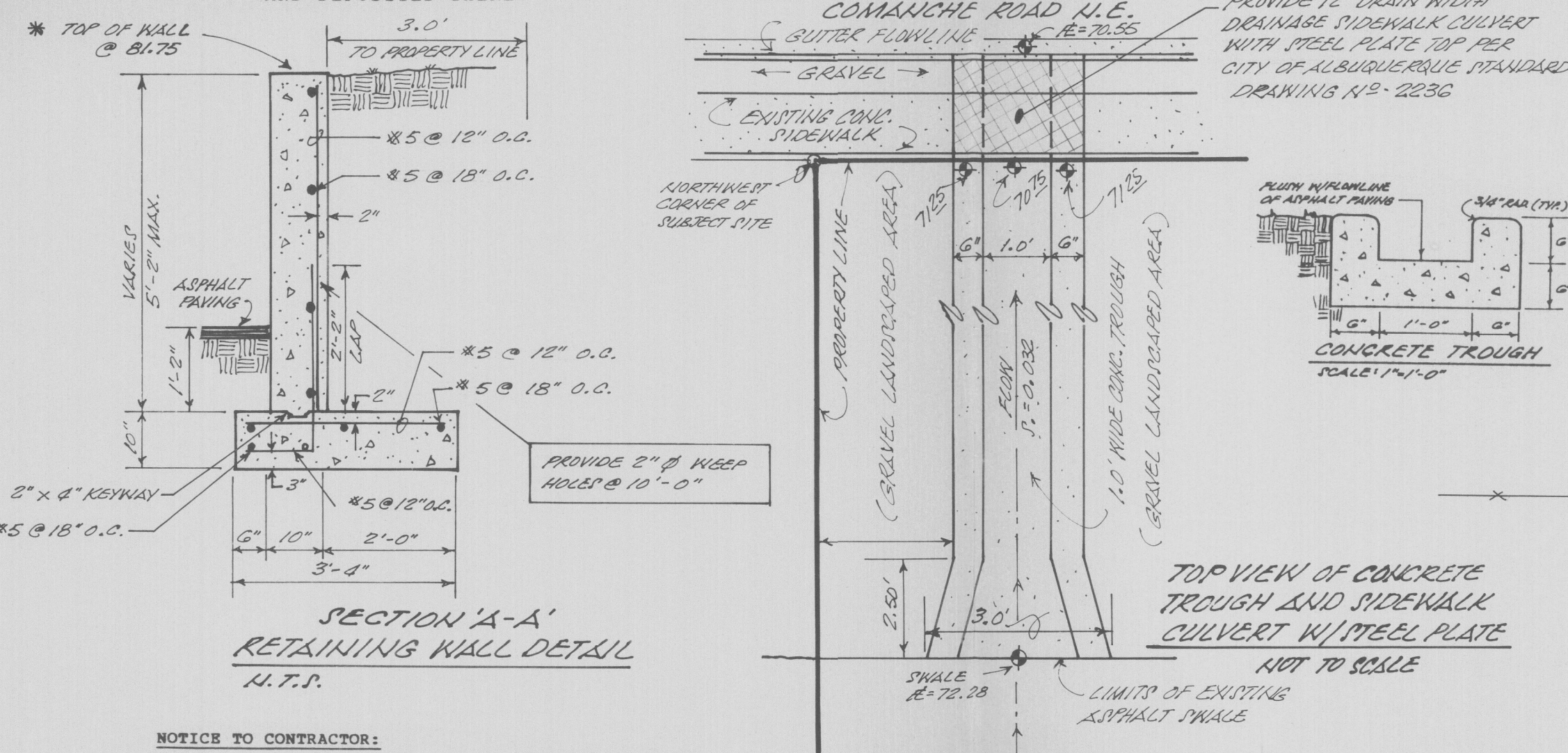
CONSTRUCTION NOTES:

- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE AT 260-1230 FOR LOCATION OF EXISTING UTILITIES.
- 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.
- 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.
- ALL CONSTRUCTION WITHIN CITY RIGHT-OF-WAY SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE CITY OF ALBUQUERQUE STANDARDS AND PROCEDURES.

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:

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



NOTICE TO CONTRACTOR:

- AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY. AN APPROVED COPY OF THIS PLANS MUST BE SUBMITTED AT THE TIME OF APPLICATION OF THIS PERMIT.
- ALL WORK DETAIL ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATION - PUBLIC WORKS CONSTRUCTION - 1985.
- TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, (260-1230) FOR LOCATION OF EXISTING UTILITIES.
- 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 OR SURVEYOR SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
- BACKFILL COMPACTION SHALL BE ACCORDING TO LATERAL STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.

NOTE: ALL WORK WITHIN PUBLIC EASEMENT SHALL BE PERFORMED UNDER SEPARATE PERMIT.

APPROVALS	NAME	DATE
A.C.E./DESIGN	David Montoya	2/19/93
INSPECTOR		
A.C.E./FIELD		

