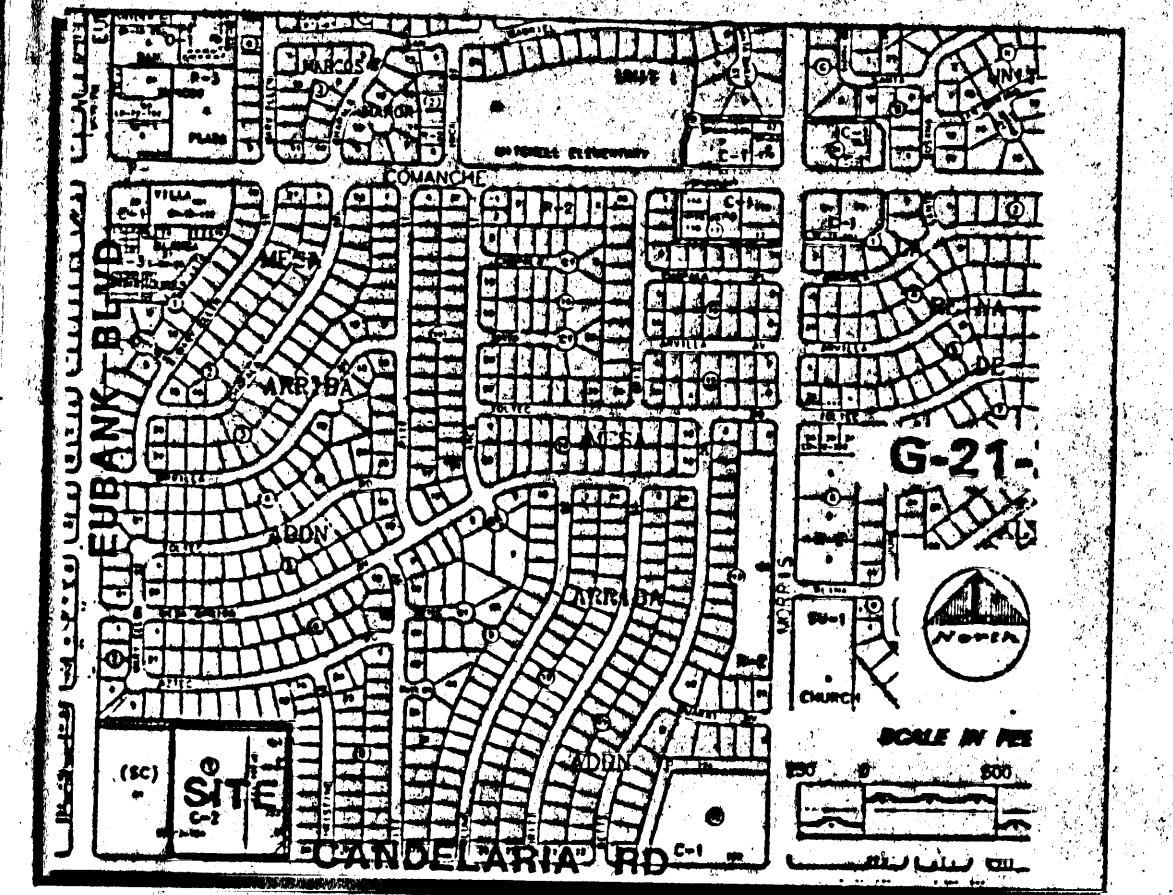
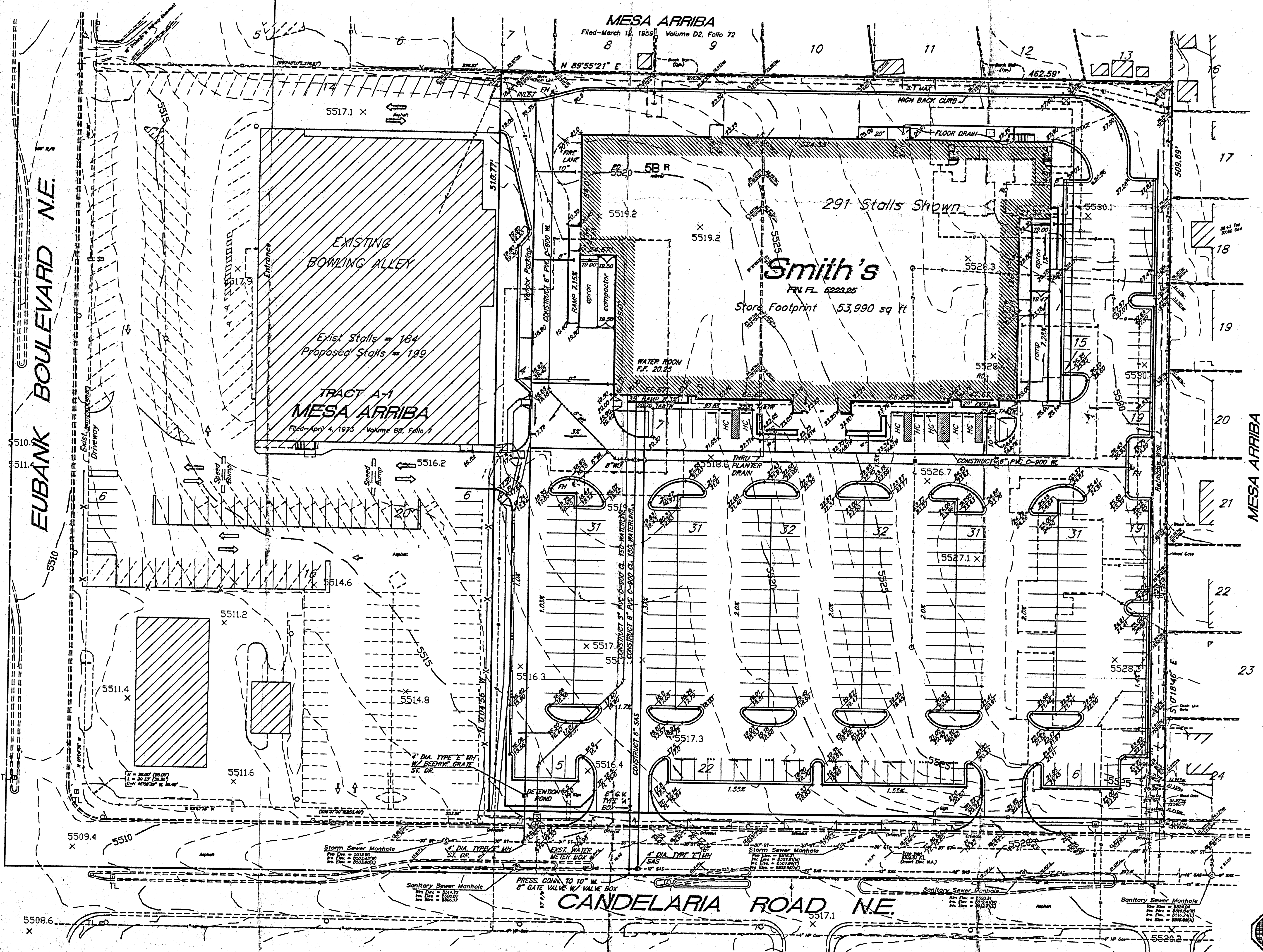


Scale: 1" = 30'

- LEGEND**
- EXIST. CONTOUR
 - EXIST. ELEV.
 - PROP. ELEV.
 - FLOW ARROW
 - ROOF DRAIN
 - 10" STORM DRAIN W/ SIZE



VICINITY MAP



GENERAL NOTES

LEGAL DESCRIPTION: TRACTS A-2, 7-B-1 & 7-B-2, MESA ARRIBA SUBDIVISION, ALBUQUERQUE, NM

SITE AREA: TRACT A-2: 3.4403 AC.
TRACT 7-B-1: 0.6305 AC.
TRACT 7-B-2: 1.8312 AC.
TOTAL SITE: 5.9020 AC (256,548 SQ. FT.)

BENCHMARK: VERTICAL DATUM IS BASED UPON THE ALBUQUERQUE CITY SURVEY MONUMENT "G-21" HAVING AN ELEVATION OF 6508.42 FEET (SLD 1925).

FLOOD HAZARD STATEMENT: ZONE "C" (AREAS OF MINIMAL FLOODING), FLOOD INSURANCE RATE MAP NO. 350002-0025G, EFFECTIVE DATE OCTOBER 14, 1983.

ENGINEER: ISAACSON & ARPMAN, P.A.
125 MONROE STREET NE
ALBUQUERQUE, NM 87108
(505) 268-6828

SURVEYOR: SURV-TEK, INC.
5643 PARADISE BLVD. NW
ALBUQUERQUE, NM 87114
(505) 897-3366

SITE CONDITIONS

EXISTING: THE SITE IS FULLY DEVELOPED WITH COMMERCIAL AND OFFICE USES AND IS MADE UP OF THREE DISTINCT TRACTS. THE STORM WATER RUNOFF PATTERN IS FROM THE HIGH NORTHEAST CORNER AND OVERLAND FLOWING TO THE SOUTHWEST AND SOUTH TO CANDELARIA ROAD. THE OVERLAND FLOWS CROSS THE COMMON PROPERTY LINE TO THE WEST AND SHEET ACROSS THE ADJACENT PARRONS AREA. STORM WATER EXITS THE SITE TO THE SOUTH CURRENTLY SHEETFLOW OVER THE ADJACENT PUBLIC SIDEWALK AND ONTO THE DRIVING SURFACE OF CANDELARIA ROAD.

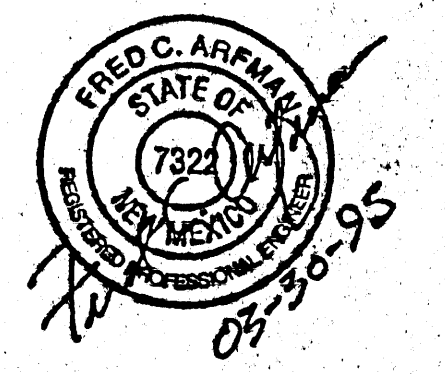
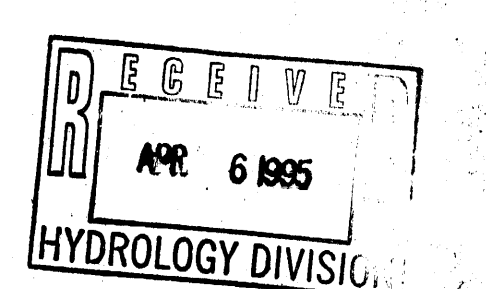
ONCE THE STORM WATERS ENTER ONTO CANDELARIA ROAD, THEY ARE EITHER ACCEPTED BY THE 30" DIAMETER STORM DRAIN (45 CFS CAPACITY) OR ARE ALLOWED TO PASS THROUGH THE INTERSECTION. THE EUBANK BLVD. INTERSECTION IS NOT SUBJECT TO FLOODING ACCORDING TO AMDS, ANALYSIS POINT 403.

PROPOSED: ALL OF THE EXISTING BUILDINGS, PAVING, UTILITIES AND LANDSCAPING (MINOR) IS PROGRAMMED FOR DEMOLITION. THE NEW 53,990 SQ. FT. STORE SHALL BE SITUATED IN THE NORTHERLY HALF OF THE PROPERTY AND SUPPORTED BY PAVED ACCESSWAYS AND A PRIVATE STORM DRAINAGE SYSTEM TO CONVEY THE STORM WATERS AWAY FROM THE STRUCTURE. THE STORM DRAIN IS ROUTED THROUGH A DETENTION POND SITUATED IN THE SOUTHWEST CORNER OF THE SITE. DETAINED FLOWS ARE RELEASED TO THE PUBLIC STORM DRAIN SYSTEM IN CANDELARIA ROAD VIA A LIMITED CAPACITY OUTLET PIPE.

HYDROLOGY

THE DRAINAGE SOLUTION SHALL BE DEVELOPED BY THE FOLLOWING METHODS:

- ANALYZE THE DOWNSTREAM CAPACITY (STORM DRAIN COMBINED WITH STREET FLOWS) AT THE INTERSECTION OF EUBANK BLVD. AND CANDELARIA ROAD.
- PRORATE THE INTERSECTION CAPACITY OVER THE CONTRIBUTING AREA WITH ADJUSTMENTS MADE FOR THE DIFFERENT LAND CLASSIFICATIONS AND USAGE.
- DETERMINE THE PROPOSED MAXIMUM DISCHARGE RATE (Q100) AND SUBTRACT FROM IT THE PRODUCT OF THE PRORATED ALLOWABLE DISCHARGE RATE PER ACRE AND THE SITE AREA.
- THE DIFFERENCE OF THE ACTUAL AND ALLOWABLE WILL EQUATE TO A 100-YEAR VOLUME WHICH MUST BE DETAINED ON-SITE.



Smith's #404
Candelaria & Eubank
Albuquerque, New Mexico

ISAACSON & ARPMAN, P.A.
Consulting Engineering Associates
125 Monroe Street N.E.
Albuquerque, New Mexico 87108
DATE: 3/29/95

Conceptual Drainage, Grading and Utility Plan

GREAT BASIN ENGINEERING, INC.
CONSULTING ENGINEERS AND SURVEYORS
3544 Lincoln Avenue, Ogden, Utah, 84401
P.O. Box 8307, Ogden, Utah, 84403
Ogden (801) 224-4211, Salt Lake City (801) 224-4211

SCALE: 1" = 30'

DATE: 29 Mar, 1995

SHEET NO. 3 of 4