

DRAINAGE INFORMATION SHEET

PROJECT TITLE: Lan-Gar Building ZONE ATLAS/DRNG. FILE #: G21/D26
 LEGAL DESCRIPTION: Portion of Tract 7-B Mesa Arriba Addition
 CITY ADDRESS: 9741 Camelarria Blvd NE
 ENGINEERING FIRM: JEFF MORTENSEN AND ASSOCIATES CONTACT: GUY JACKSON
 ADDRESS: 811 Dallas NE PHONE: 265-3611
 OWNER: Lawrence Garcia CONTACT: Owner
 ADDRESS: 10,300 Constitution NE PHONE: 292-7229
 ARCHITECT: Lawrence A Garcia CONTACT: see above
 ADDRESS: see above PHONE: 292-7229
 SURVEYOR: Jeff Mortensen & Assoc CONTACT: see Above
 ADDRESS: see above PHONE: _____
 CONTRACTOR: Unknown CONTACT: _____
 ADDRESS: _____ PHONE: _____

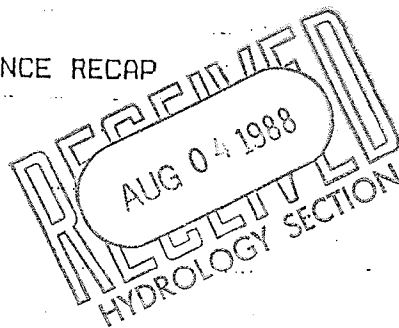
PRE-DESIGN MEETING:

☐ YES
☒ NO
☐ COPY OF CONFERENCE RECAP SHEET PROVIDED

DRB NO. _____
 EPC NO. _____
 PROJ. NO. _____

TYPE OF SUBMITTAL:

☐ DRAINAGE REPORT
☐ DRAINAGE PLAN
☐ CONCEPTUAL GRADING & DRAINAGE PLAN
☐ GRADING PLAN
☐ EROSION CONTROL PLAN
☐ ENGINEER'S CERTIFICATION



CHECK TYPE OF APPROVAL SOUGHT:

☐ SKETCH PLAT APPROVAL
☐ PRELIMINARY PLAT APPROVAL
☐ SITE DEVELOPMENT PLAN APPROVAL
☐ FINAL PLAT APPROVAL
☐ BUILDING PERMIT APPROVAL
☐ FOUNDATION PERMIT APPROVAL
☒ CERTIFICATE OF OCCUPANCY APPROVAL
☐ ROUGH GRADING PERMIT APPROVAL
☐ GRADING/PAVING PERMIT APPROVAL
☐ OTHER _____ (SPECIFY)

DATE SUBMITTED: 8/4/88
 BY: JEFF MORTENSEN

FILE COPY

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103



MAYOR
KEN SCHULTZ

CHIEF
ADMINISTRATIVE OFFICER
GENE ROMO

DEPUTY CAO
DEVELOPMENT & ENTERPRISE SERVICES
LARRY LARRANAGA

DEPUTY CAO
PUBLIC SERVICES
DAN WEAKS

August 8, 1988

Jeff Mortensen, P.E.
Jeff Mortensen & Associates, Inc.
811 Dallas, NE
Albuquerque, New Mexico 87110

RE: REVISED DRAINAGE PLAN AND CERTIFICATION FOR LAN-GAR BUILDING
(G-21/D12G) ENGINEER'S STAMP DATED AUGUST 2, 1988

Dear Mr. Mortensen:

Based on the information provided on your submittals of August 2 and 4, 1988, Certification as presented is acceptable.

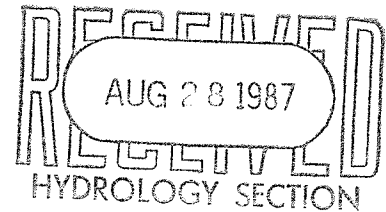
If I can be of further assistance, please feel free to call me at 768-2650.

Cordially,

Bernie J. Montoya
Bernie J. Montoya, C.E.
Engineering Assistant

BJM/bsj

LIMITED TERM DRAINAGE EASEMENT



This Limited Term Drainage Easement is made between the Calvin P. Horn Grandchildren Trust and New Mexico Baptist Foundation, (hereinafter called "Grantors") and F. Darrell Lance and Betsy T. Lance, his wife and Lawrence A. Garcia and Bea Ann Garcia, his wife, (hereinafter called "Grantees").

Grantors are the owners of a tract of land described on Exhibit A attached hereto and has leased a portion of said tract to Eastern Hills Professional Partners, a New Mexico limited partnership, (hereinafter called "Lessee"). Grantees represent and warrant that they are the owners of a tract of land described on Exhibit B attached hereto, which is adjacent to the tract of land described on Exhibit A. For the sum of \$10.00, the execution by Grantees of the Indemnification and Hold Harmless Provision of this Easement, and other good and valuable consideration, the receipt of which is hereby acknowledged, Grantors hereby grant, assign and convey to Grantees a Limited Term Drainage Easement for storm water over the existing paved area of the westerly 68 feet of the tract of land described on Exhibit A upon which existing storm water traverses said tract. Such easement terminates on June 30, 2018.

Lessee hereby warrants and represents for itself, its successors, assigns and tenants that Lessee consents to the granting of such drainage easement.

Grantees and their successors in interest to the property described in Exhibit B hereby agree to indemnify and hold Grantors and Grantor's successors and assigns harmless from any and all claims, expenses or damages, including reasonable attorneys fees, incurred as a result of any damage of claim occurring due to any drainage water passing over or on the easement granted by this instrument.

IN WITNESS WHEREOF, the Calvin P. Horn Grandchildren Trust, the New Mexico Baptist Foundation, the Eastern Hills Professional Partners, F. Darrell Lance, Betsy T. Lance, Lawrence A. Garcia, and Bea Ann Garcia have hereunto set their hands and seals this 16th day of July, 1987.

GRANTEES:

F. Darrell Lance
F. Darrell Lance

Betsy T. Lance
Betsy T. Lance

Lawrence A. Garcia
Lawrence A. Garcia

Bea Ann Garcia
Bea Ann Garcia

LESSEES:

EASTERN HILLS PROFESSIONAL PARTNERS, a New Mexico limited partnership

By [Signature]
General Partner

GRANTORS:

CALVIN P. HORN GRANDCHILDREN TRUST

By [Signature]
Trustee

NEW MEXICO BAPTIST FOUNDATION

By B. Lee Black

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 7th day of July, 1987 by F. Darrell Lance.



Name of Notary Public
SHARON McBRIDE
OFFICIAL SEAL
My Commission Expires:
10/26/90
NOTARY PUBLIC—STATE OF NEW MEXICO
My commission expires _____

Sharon McBride
Notary Public

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 7th day of July, 1987 by Betsy T. Lance.



Name of Notary Public
SHARON McBRIDE
My Commission Expires:
NOTARY PUBLIC—STATE OF NEW MEXICO
My 10/26/90
My commission expires _____

Sharon McBride
Notary Public

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 7th day of July, 1987 by Lawrence A. Garcia.



Name of Notary Public
SHARON McBRIDE
My Commission Expires:
NOTARY PUBLIC—STATE OF NEW MEXICO
10/26/90
My commission expires _____

Sharon McBride
Notary Public

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 7th day of July, 1987 by Bea Ann Garcia.

Name of Notary Public

SHARON McBRIDE

OFFICIAL SEAL

NOTARY PUBLIC—STATE OF NEW MEXICO

My Commission Expires:

My commission expires

10/26/90

Sharon McBride
Notary Public

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 16th day of July, 1987
by RONALD F. HORN, trustee for the Calvin
P. Horn Grandchildren Trust.

My Commission Expires:

~~10/26/90~~ 2-28-91

Yvonne Ramirez
Notary Public

STATE OF NEW MEXICO)
)ss
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me
this 27th day of July, 1987
by B. Lee Black for the New Mexico Baptist
Foundation.

My Commission Expires:

~~10/26/90~~ 3/20/91

Betty J. Wilson
Notary Public



OFFICIAL SEAL

BETTY J. WILSON

NOTARY PUBLIC—NEW MEXICO

Notary Bond filed with Secretary of State

My Commission Expires 3/20/91 -4-

The foregoing instrument was acknowledged before me this 6th day of JULY, 1987 by JAMES O'LEARY, General Partner of Eastern Hills Limited Partnership, a New Mexico limited partnership.

May 22, 1991

"EXHIBIT A"

and more particularly described as follows: A Tract of land within the City of Albuquerque, New Mexico, being and comprising a portion of Tract numbered Seven-B (7-B) in Block numbered Seven (7) of the Mesa Arriba Subdivision of the City of Albuquerque, New Mexico, as the same is shown and designated on the Corrected Plat of Blocks 1 through 8, inclusive of said Subdivision, filed in the office of the County Clerk of Bernalillo County, New Mexico on June 22, 1959. Said portion of said Tract Seven-B (7-B) is more particularly described as follows: BEGINNING at the Southeast corner of the herein described Tract of land, from whence the Southeast corner of the above said Tract 7-B bears S 0° 25' E, 240.00 feet, and N 89° 37' E, 20.00 feet distant, and running thence from said point of beginning:

N 0° 25' W - 106.00 feet to the Northeast corner of the herein described Tract of land and running thence:

S 89° 37' W - 150.00 feet to the Northwest corner of the herein described Tract of land and running thence:

S 0° 25' E - 106.00 feet to the Southwest corner of the herein described Tract of land, and running thence:

N 89° 37' E - 150.00 feet to the Southeast corner of the herein described Tract of land, and the point of beginning.

Containing 0.365 Acres, more or less.

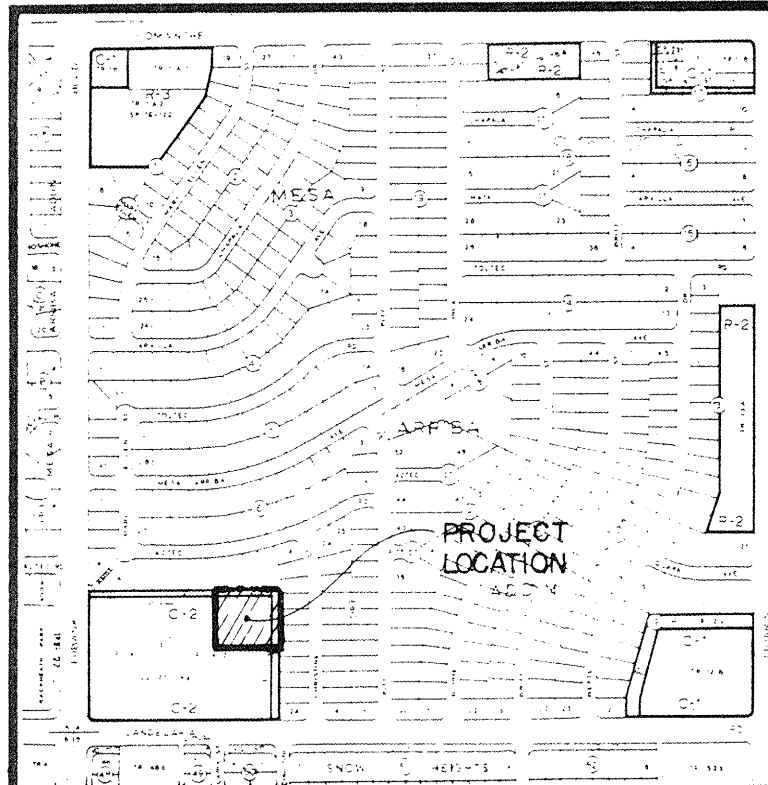
AND

A Tract of land within the City of Albuquerque, New Mexico, being and comprising a Portion of Tract numbered Seven-B (7-B) in Block numbered Seven (7) of the MESA ARRIBA SUBDIVISION of the City of Albuquerque, New Mexico, as the same is shown and designated on the Corrected Plat of Blocks 1 to 8 inclusive of said Subdivision, filed in the office of the County Clerk of Bernalillo County, New Mexico, on June 22, 1959. Said Portion of said Tract 7-B is more particularly described as follows: BEGINNING at the Southeast Corner of the herein described tract of land, from whence the Southeast Corner of said Tract 7-B bears N 89° 37' E, and 20.0 feet distant, and running thence, from said point of beginning, (Being also a point on the Northerly right-of-way line of Candelaria Road, N.E.), leaving said Northerly right-of-way line, and running N 0° 25' W - 240.0 feet to the Northeast corner of the herein described tract, and running thence, S 89° 37' W - 150.0 feet to the Northwest corner of the herein described tract, and running thence, S 0° 25' E - 240.0 feet to a point on said Northerly right-of-way line, and the Southwest Corner of the herein described tract, and running thence, N 89° 37' E - 150.0 feet, along said Northerly right-of-way line to the Southeast corner of the herein described Tract, and the point of beginning. Containing 0.826 Acres, more or less.

"EXHIBIT B"

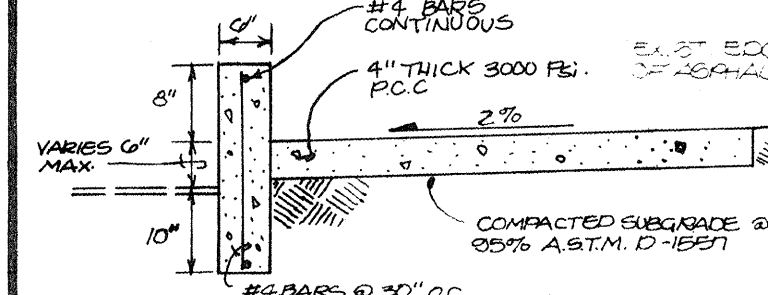
A tract of land within the City of Albuquerque, New Mexico, being and comprising a portion of Tract numbered Seven-B (7-B) in Block numbered Seven (7) of the MESA ARRIBA SUBDIVISION OF THE CITY OF ALBUQUERQUE, NEW MEXICO, as the same is shown and designated on the corrected Plat of Blocks 1 through 8, inclusive, of said Subdivision, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on June 22, 1959. Said portion of said Tract Seven-B (7-B) is more particularly described as follows:

BEGINNING at the Southeast Corner of the herein described Tract of land from whence the Southeast corner of the above said Tract 7-B bears S. 0 deg., 25' E., 346.00 feet and running thence from said point of beginning; S. 89 deg., 37' W., 170.00 feet to the Southwest corner of the herein described tract; Thence, N. 0 deg., 25' W., 163.76 feet to the Northwest corner of the herein described tract; Thence N. 89 deg., 48' E., 170.00 feet to the Northeast corner of the herein described tract; Thence, S. 0 deg., 25' E., 163.22 feet to the Southeast corner and place of beginning.



VICINITY MAP
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



SECTION D-D
SCALE: 1" = 2'-0"

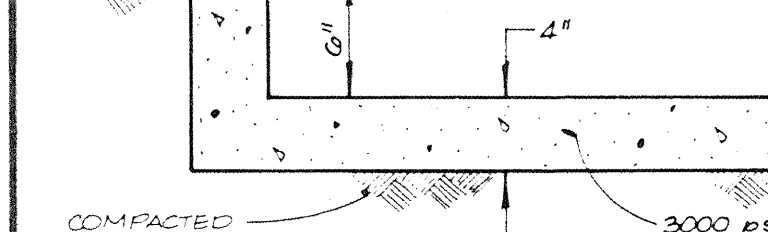
LEGEND

- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION
- EXISTING CONTOUR
- PROPOSED CONTOUR
- PROPOSED ASPHALT
- PROPOSED CONCRETE
- PROPOSED TILE OR COLORED CONC. GASK
- AS-BUILT ELEVATIONS
- AS-BUILT SPOT ELEVATIONS
- PROPOSED CONSTRUCTION



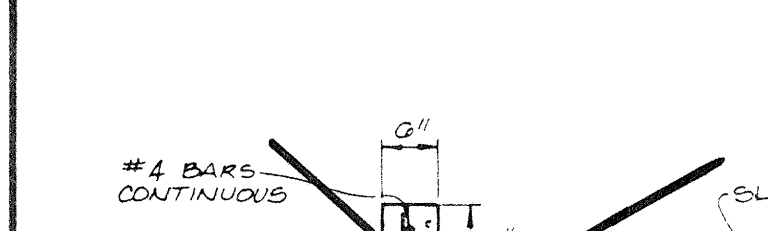
SECTION A-A
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



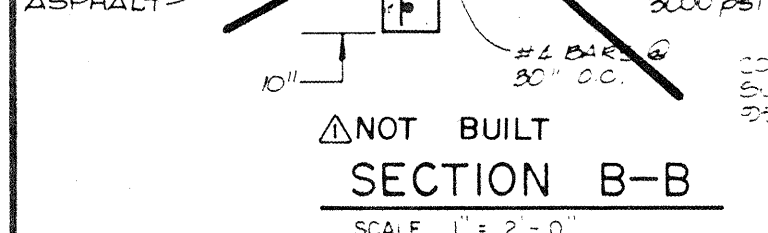
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SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



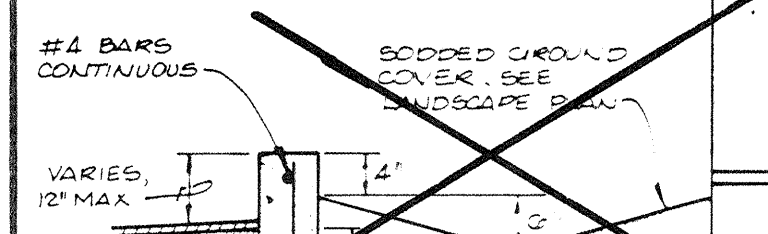
SECTION C-C
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



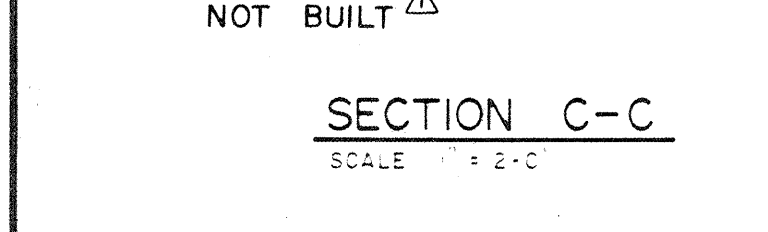
SECTION D-D
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



SECTION E-E
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



SECTION F-F
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



SECTION G-G
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT

T.B.M.
SOUTHWEST CORNER OF THE
PROPERTY AT TOP OF REBAR
ELEV. = 5527.30 FEET (M.S.L.D.)

PROJECT BENCHMARK

A SQUARE CHISELED ON TOP OF CURB
AT THE E.N.E. RETURN AT THE
INTERSECTION OF CANDELARIA & 4
CHRISTINE ST. N.E. AN AGS STATION
MARK "5-G-21"
ELEV. = 5524.937 FEET (M.S.L.D.)

LEGAL DESCRIPTION

A TRACT OF LAND WITHIN THE CITY
OF ALBUQUERQUE, N.M., BEING A COMPARISON
A PORTION OF TRACT NUMBERED SEVEN-
B (7-B) IN BLOCK NUMBERED SEVEN (7)
OF THE MESA ARRIBA SUBDIVISION OF
THE CITY OF ALBUQUERQUE, N.M. AS THE
SAME IS SHOWN AND DESIGNATED ON THE
CORRECTED PLAT OF BLOCKS 1 THROUGH
8 INCLUSIVE OF SAID SUBDIVISION, FILED
IN THE OFFICE OF THE COUNTY CLERK OF
BERNALILLO COUNTY, N.M. JUNE 22, 1959

EROSION CONTROL MEASURES

- THE CONTRACTOR SHALL ENSURE THAT NO
SOIL ERODES FROM THE SITE INTO PUBLIC
RIGHT-OF-WAY, OR INTO PRIVATE
PROPERTY. THIS CAN BE ACHIEVED BY
CONSTRUCTING TEMPORARY BERMS AT THE
PROPERTY LINES AND HEETING THE SOIL
TO KEEP IT FROM BLOWING.
- THE CONTRACTOR SHALL PROMPTLY CLEAN
UP ANY MATERIAL EXCAVATED WITHIN THE
PUBLIC RIGHT-OF-WAY SO THAT THE
EXCAVATED MATERIAL IS NOT SUSCEPTIBLE
TO BEING WASHED DOWN THE STREET.
- THE CONTRACTOR SHALL SECURE "TOPSOIL
DISTURBANCE PERMIT" PRIOR TO
BEGINNING CONSTRUCTION.

CONSTRUCTION NOTES:

- TWO (2) WORKING DAYS PRIOR TO ANY
EXCAVATION, CONTRACTOR MUST CONTACT LINE
LOCATING SERVICE, 765-1234, FOR LOCATION OF
EXISTING UTILITIES.
- PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL
EXCAVATE AND VERIFY THE HORIZONTAL AND
VERTICAL LOCATION OF ALL POTENTIAL
OBSTRUCTIONS. SHOULD ANY EXIST, THE
CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT
THE CONFLICT CAN BE RESOLVED WITH A MINIMUM
AMOUNT 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 PUBLIC RIGHT-OF-WAY
SHALL BE PERFORMED IN ACCORDANCE WITH
APPLICABLE CITY OF ALBUQUERQUE STANDARDS AND
PROCEDURES.

- IF ANY UTILITY LINES, PIPELINES, OR
UNDERGROUND UTILITY LINES ARE SHOWN ON THESE
DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE
MANNER ONLY, AND SUCH LINES MAY EXIST WHERE
NONE ARE SHOWN. IF ANY SUCH EXISTING LINES
ARE SHOWN, THE LOCATION IS BASED UPON
INFORMATION PROVIDED BY THE OWNER OF SAID
UTILITIES, AND THE INFORMATION MAY BE
INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME
CONSTRUCTION COMMENCES. THE ENGINEER HAS
UNDERTAKEN NO FIELD VERIFICATION OF THE
LOCATION, DEPTH, SIZE, OR TYPE OF EXISTING
UTILITY LINES, PIPELINES, OR UNDERGROUND
UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE
FOR THE LOCATION OF ANY UTILITY LINE, PIPELINE,
OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA
OF THE WORK IN ADVANCE OF AND DURING
EXCAVATION WORK. THE CONTRACTOR IS FULLY
RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY
ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE
ANY AND ALL EXISTING UTILITIES, PIPELINES,
AND UNDERGROUND UTILITY LINES. IN PLANNING
AND CONDUCTING EXCAVATION, THE CONTRACTOR
SHALL COMPLY WITH STATE STATUTES, MUNICIPAL
AND LOCAL ORDINANCES, RULES AND REGULATIONS,
IF ANY, PERTAINING TO THE LOCATION OF THESE
LINES AND FACILITIES.
- 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.
- BACKFILL COMPACTION SHALL BE ACCORDING TO
N/A STREET USE.
- MAINTENANCE OF THESE FACILITIES SHALL BE THE
RESPONSIBILITY OF THE OWNER OF THE PROPERTY
SERVED.

CERTIFICATION AND RECOMMENDATIONS

The as-built data presented herein is presented for certification
of the drainage of the site. The contractor and paving areas have
been graded in substantial compliance with the approved plan. The
area north of the building has not been constructed per the
approved plan. The problems observed are as follows:

Field inspection concluded that: 1) the north end of the site
flows in the reverse direction of the approved plan, 2) soil is
eroding onto the adjacent property to the west as the soil appears
to be loose fill at the building, 3) the two inch curb built on the
west end of the site is not high enough to prevent runoff from the
incoming flows and sediments, and 4) a small amount of runoff may
enter the adjacent northwest lot via an existing gate in the
concrete wall.

Recommendations are as follows: 1) an eight inch curb should be
constructed on the west side of the site to divert flows south
onto the onsite parking area via the existing 3'-0" curb opening.
2) compaction of the loose fill at the building will help in the
stabilization of the existing soil. 3) an extension of the
concrete wall on the west property to be constructed to the north
property line to intercept and convey flows to the south, and
4) raise the threshold of the gate in the existing northwest wall
to prevent any possible entering runoff.

The information presented herein is being supplied in conjunction
with a request for a Certificate of Occupancy.

DRAINAGE PLAN

The following items concerning the Lan-Gar Building Drainage Plan are contained
hereon:

- Vicinity Map
- Grading Plan
- Calculations

As shown by the Vicinity Map, this site is located at the northeast corner of the
intersection of Candelaria Boulevard and Ruidoso Boulevard. At present, the site
is undeveloped. The proposed improvements consist of three multi-story office
buildings and associated asphalt paving and landscaping. Existing lands to the
west are fully developed as a clinic. The land to the south is developed as an
office complex. The lands to the north and east are developed as residential
housing.

As shown by Plate 25 of the National Flood Insurance Program Flood Boundary and
Floodway Maps for the City of Albuquerque, this site does not lie within a
designated Flood Hazard Zone. Furthermore, this site does not appear to drain to
a designated Flood Hazard zone. At present, this site drains through the parking
lot to the south and into Candelaria Boulevard. A drainage easement is in place
in order to discharge to Candelaria Boulevard.

The Grading Plan shows 1) existing and proposed grades indicated by spot
elevations at 10' intervals, 2) the limit and character of the proposed improvements,
and 4) continuity between existing and proposed grades. The proposed
improvements will continue to generate runoff and will be graded to discharge
through the private drainage easement. Because 1) the surrounding area is fully
developed, 2) there is an existing storm drain system in Candelaria Boulevard
which accepts runoff from the site, and 3) the increase in runoff is negligible,
a free discharge from this site is appropriate. There are no apparent offsite
flows affecting the site. The site slopes from northeast to southwest. The land
to the north is bounded by block walls which prohibit runoff from entering the
site. The land to the west and south drains to the south and west. Therefore, no
offsite flows impact the site.

The calculations which appear hereon analyze both the existing and developed
conditions for the 100-year, 6-hour rainfall event. The Rational Method has been
used to quantify the peak rate of discharge and the SCS Method has been used to
quantify the volume of runoff. Both Methods have been used in accordance with
the City of Albuquerque Development Process Manual, Volume II, and the Mayor's
Emergency Rule adopted January 14, 1986. As shown by these calculations, the
proposed improvements will have an insignificant effect on the downstream
facilities.

CALCULATIONS

Ground Cover Information

From SCS Bernalillo County Soil Survey, Etc, Embudo Tijeras Complex

Plate 22

Hydrologic Soil Group: B

Existing pervious CN = 70 (DPM Plate 22.2 C-2)

Developed pervious CN = 61 (DPM Plate 22.2 C-2)

Pasture or Range Land: fair condition

Time of Concentration/Time to Peak

$T_c = 0.0078 L^{0.77} / S^{0.385}$ (Kirpich Equation)

$T_p = T_c = 10$ min.

Point Rainfall

$P_2 = 2.55$ in. (DPM Plate 22.2 D-1)

Rational Method

Discharge: $Q = C \cdot A$

Where C varies

$i = P_2 (6.84) T_c^{-0.51} = 5.39$ in/hr

$P_2 = 2.55$ in (DPM Plate 22.2D-1)

$T_c = 10$ min (minimum)

A = area, acres

SCS Method

Volume: $V = 3630(DRO)A$

Where DRO = Direct runoff in inches

A = area, acres

Existing Condition

$A_{total} = 27,700$ sf = 0.64 Ac

Paved area = 1,260 sf (0.05)

Undeveloped area = 26,440 sf (0.95)

$C = 0.43$ (Weighted average per Emergency Rule, 1/14/86)

$Q_{100} = CIA = 1.5$ cfs

$A_{imp} = 1,260$ sf; i impervious = 05 %

Composite CN = 72 (DPM Plate 22.2 C-3)

DRO = 0.5 in (DPM Plate 22.2 C-4)

$V_{100} = 3630 (DRO)A = 1160$ cf

Developed Condition

$A_{total} = 27,700$ sf = 0.64 Ac

Roof area = 5,300 sf (0.19)

Paved area = 17,200 sf (0.62)

Landscaped area = 5,200 sf (0.19)

$C = 0.81$ (Weighted average per Emergency Rule, 1/14/86)

$Q_{100} = CIA = 2.8$ cfs

$A_{imp} = 22,500$ sf; i impervious = 81 %

Composite CN = 91 (DPM Plate 22.2 C-3)

DRO = 1.6 in (DPM Plate 22.2 C-4)

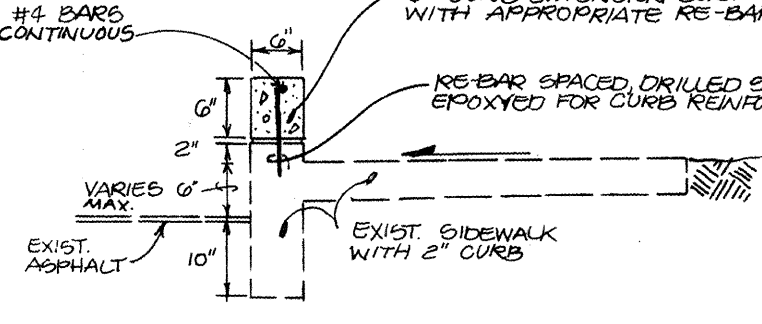
$V_{100} = 3630 (DRO)A = 3,720$ cf

Comparison

$Q_{100} = 2.8 - 1.5 = 1.3$ cfs (increase)

$V_{100} = 3,720 - 1,160 = 2,560$ cf (increase)

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



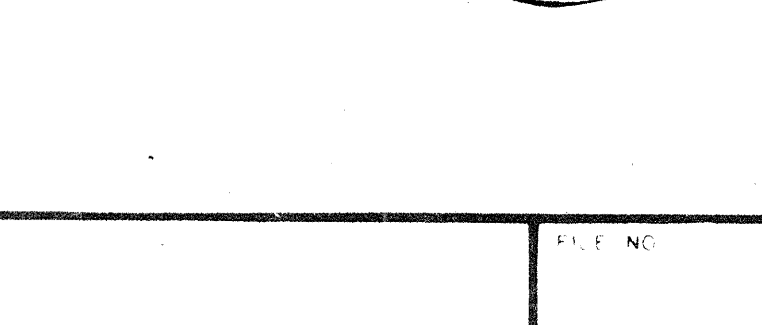
SECTION C-C
SCALE: 1" = 2'-0"

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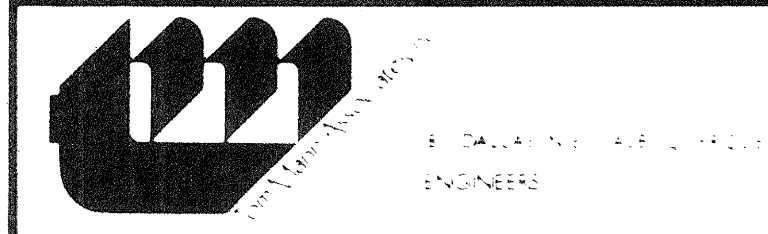
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NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



SECTION E-E
SCALE: 1" = 2'-0"

NOTE: 6" CMU WALL CAN BE SUBSTITUTED FOR 6" CONC. CURB, FILL CELLS SOLID W/ GROUT



NO DATE BY
7/85 G.J. AS-BUILT CERTIFICATION W/ RECOMMENDATIONS

DESIGNED BY: S.K. & G.C.J.
DRAWN BY: P.A.T.
APPROVED: T.T.M.

870343
03/87

GRADING & DRAINAGE PLAN LAN-GAR BUILDING

SHEET 1 OF 1