

NOTICE TO CONTRACTORS

1. AN EXCAVATION/CONSTRUCTION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
2. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED, EXCEPT AS OTHERWISE STATED OR PROVIDED HEREON, SHALL BE CONSTRUCTED IN ACCORDANCE WITH CITY OF ALBUQUERQUE INTERIM STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1985.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234, FOR LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL CONSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
5. BACKFILL COMPACTION SHALL BE ACCORDING TO TRAFFIC/STREET USE.
6. MAINTENANCE OF THESE FACILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

GENERAL NOTES:

1. CONTOUR INTERVAL IS HALF (1.00) FOOT.
2. ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 4_H9, HAVING AN ELEVATION OF 5209.315 FEET ABOVE SEA LEVEL.
3. UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
4. THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
5. SLOPES ARE AT 3:1 MAXIMUM.

Location

TRACT 6, LADERA BUSINESS PARK, UNIT 1 Tracer 6, Ladera Business Park, unit 1 is located at 7311 La Morada Pl., NW, and contains +/- 2.0686 Acres. See attached portion of the Vicinity Map for exact location.

Purpose

The purpose of this drainage report is to present a grading and drainage solution for new building and improvements with this tract of land.

Existing Drainage Conditions

This site falls within Master Drainage Plan for the Ladera Business Park, Area 1 (H10/D06A) prepared by Mark Goodwin and Associates. Area 1, discharging directly into streets at various locations which eventually drains directly into existing storm drain system desing for this development.

Proposed Conditions and On-Site Drainage Management Plan

Since the Master Plan (File H10/D06A) is designed for complete discharge, we are proposing to pond the 90th Percentile/First Flush requirement which is 0.34 inches times the impervious area 77,390.18 (2192.17 cf). Total retention volume provided (3,605.00 cf) far exceeds the ponding requirement for First Flush (2192.17 cf).

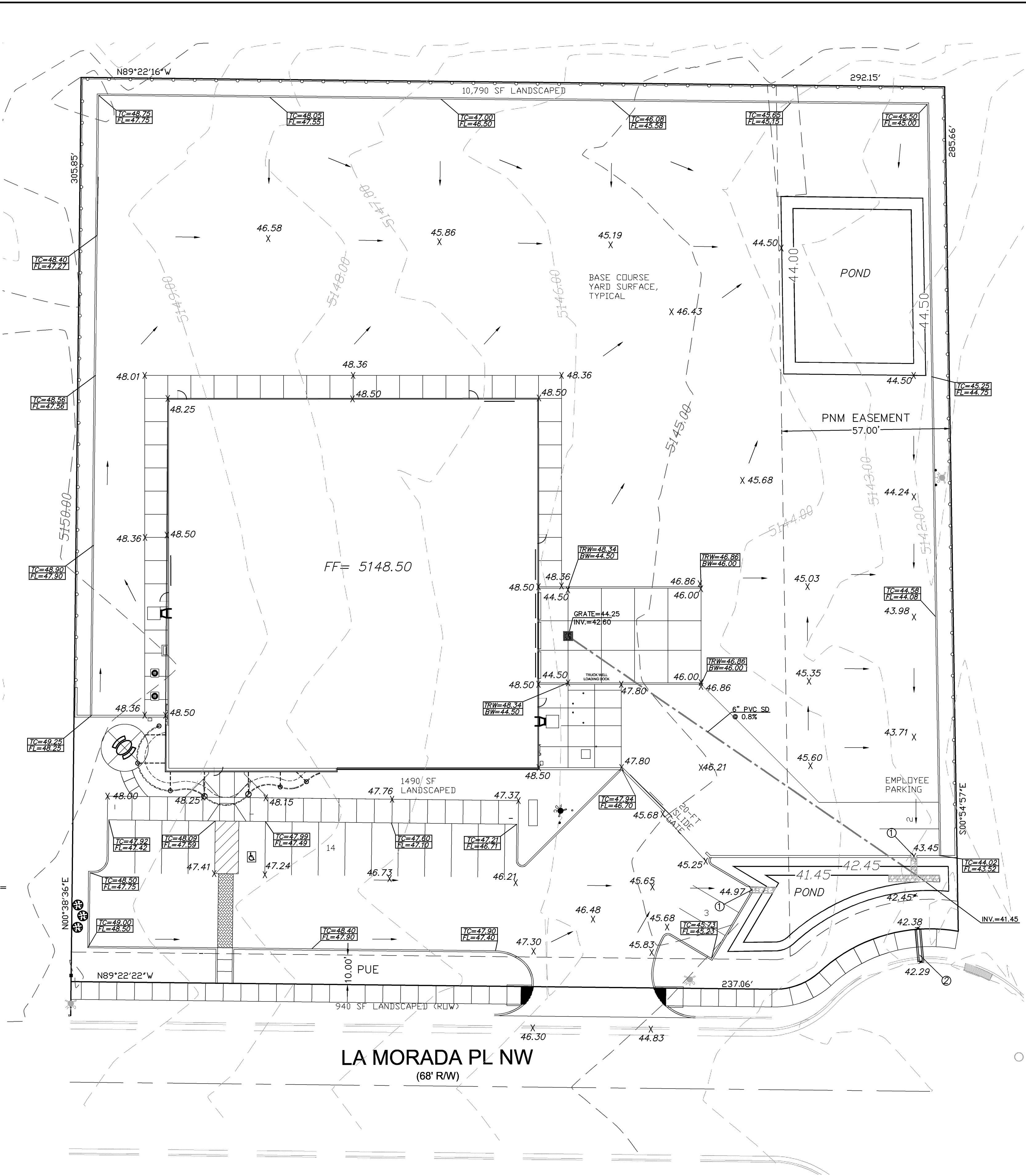
Calculations

City of Albuquerque, Development Process Manuel, Section 22.2, Hydrology Section, was used for runoff calculations. See this plan for AHYMO input and Summary output files.

POND CALCULATION

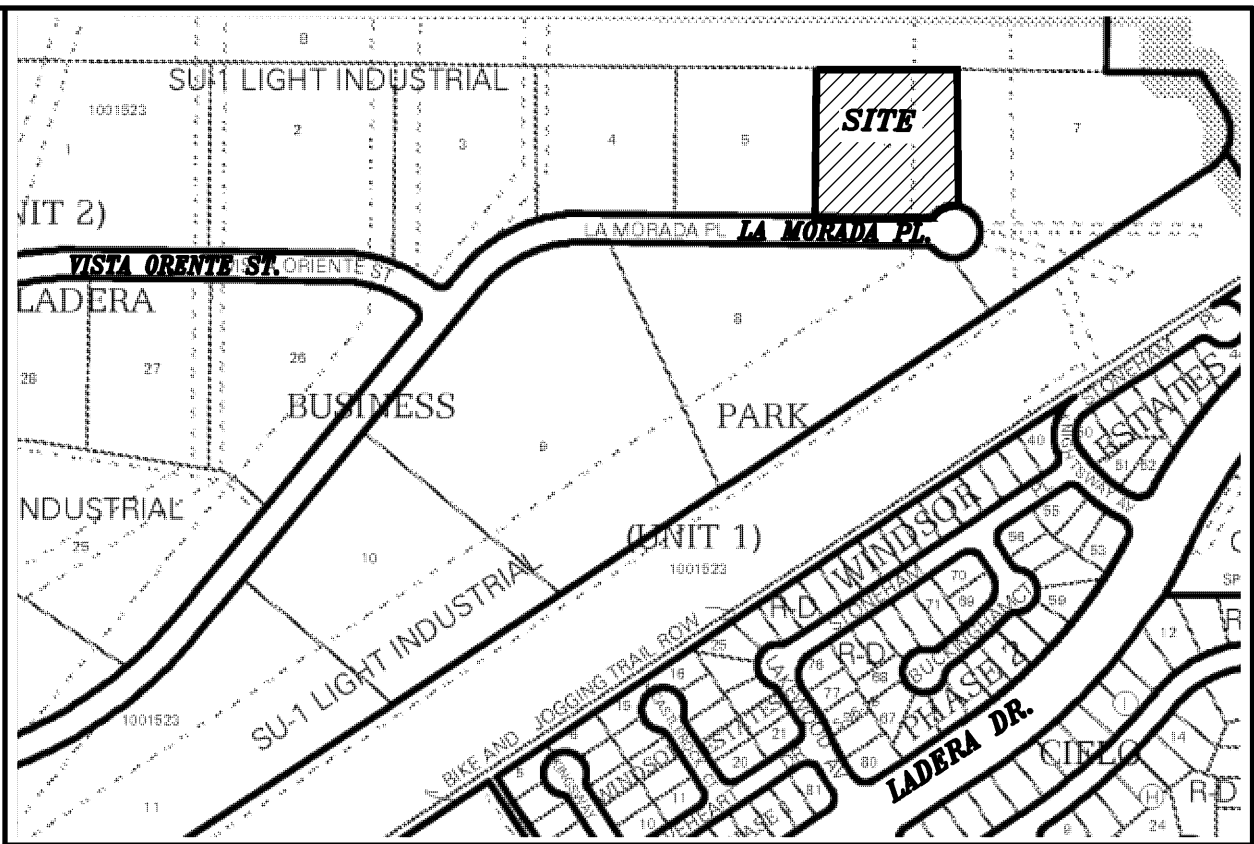
TOTAL POND AREA PROVIDED = POND A + B = 3,605.00 CF
TOTAL PONDING VOLUME REQUIRED = VOL. PROPOSED CONDITIONS - VOL. EXISTING CONDITIONS

TOTAL PONDING VOLUME REQUIRED (90TH PERCENTILE/FIRST FLUSH) = 0.34 IMCHES x IMPERVIOUS AREA = (0.34/12 x 77,390.18) = 2192.17 CF



NOTES:

1. PROVIDE 12" CURB OPENING
2. 12" SIDEWALK CULRVET PER CITY STD DWG 2236 (TACK WELD PLATE AT THE BOLT)



VICINITY MAP:

H-10-Z

LEGAL DESCRIPTION:

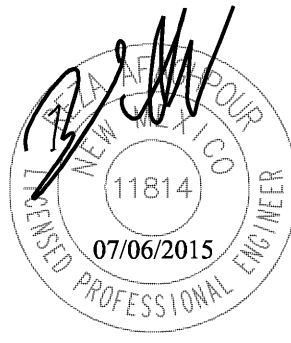
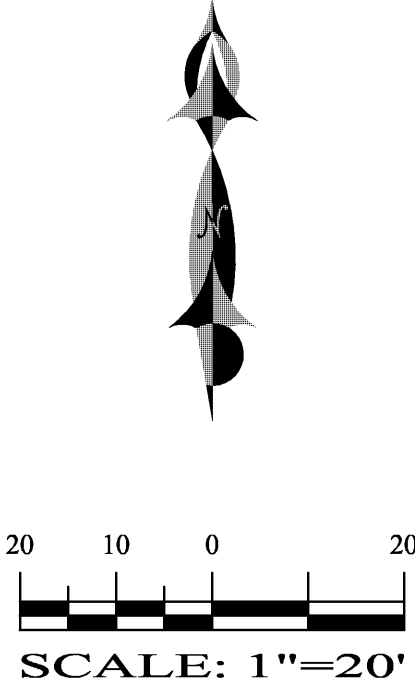
TRACT 6, LADERA BUSINESS PARK, UNIT 1
CONTAINING 87,790.00 S.F. (2.0613 ACRES)

ADDRESS

7311 LA MORADA PL., NW, ALBUQUERQUE, NM 87120

LEGEND

- 5030 EXISTING CONTOUR (MAJOR)
- 5029 EXISTING CONTOUR (MINOR)
- BOUNDARY LINE
- X 28.50 PROPOSED SPOT ELEVATION
- 5029.16 EXISTING GRADE
- X 5028.65 EXISTING FLOWLINE ELEVATION
- PROPOSED RETAINING WALL
- BC=89.08 BOTTOM OF CHANEL
- TRW=48.34 TOP OF RETAINING WALL
- BW=44.50 BOTTOM WALL
- HP HIGH POINT
- TC=47.92 TOP OF CURB
- FL=47.42 FLOW LINE



REZA AFAGHPOUR
P.E. #11814

SBS CONSTRUCTION
AND ENGINEERING, LLC

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WESTERN UNITED ELECTRIC
CONCEPTUAL DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
201513-GD.DWG	SB	07-04-2015	4 OF 6

LAST REVISION: 07-06-15