

LEGAL DESCRIPTION

LOT 2C, FOREST PRODUCTS COMPANY

BENCHMARK

NMSHTD BRASS CAP I40-15, LOCATED AT 140 AND 12TH STREET NW. ELEVATION = 4987.5

LEGEND

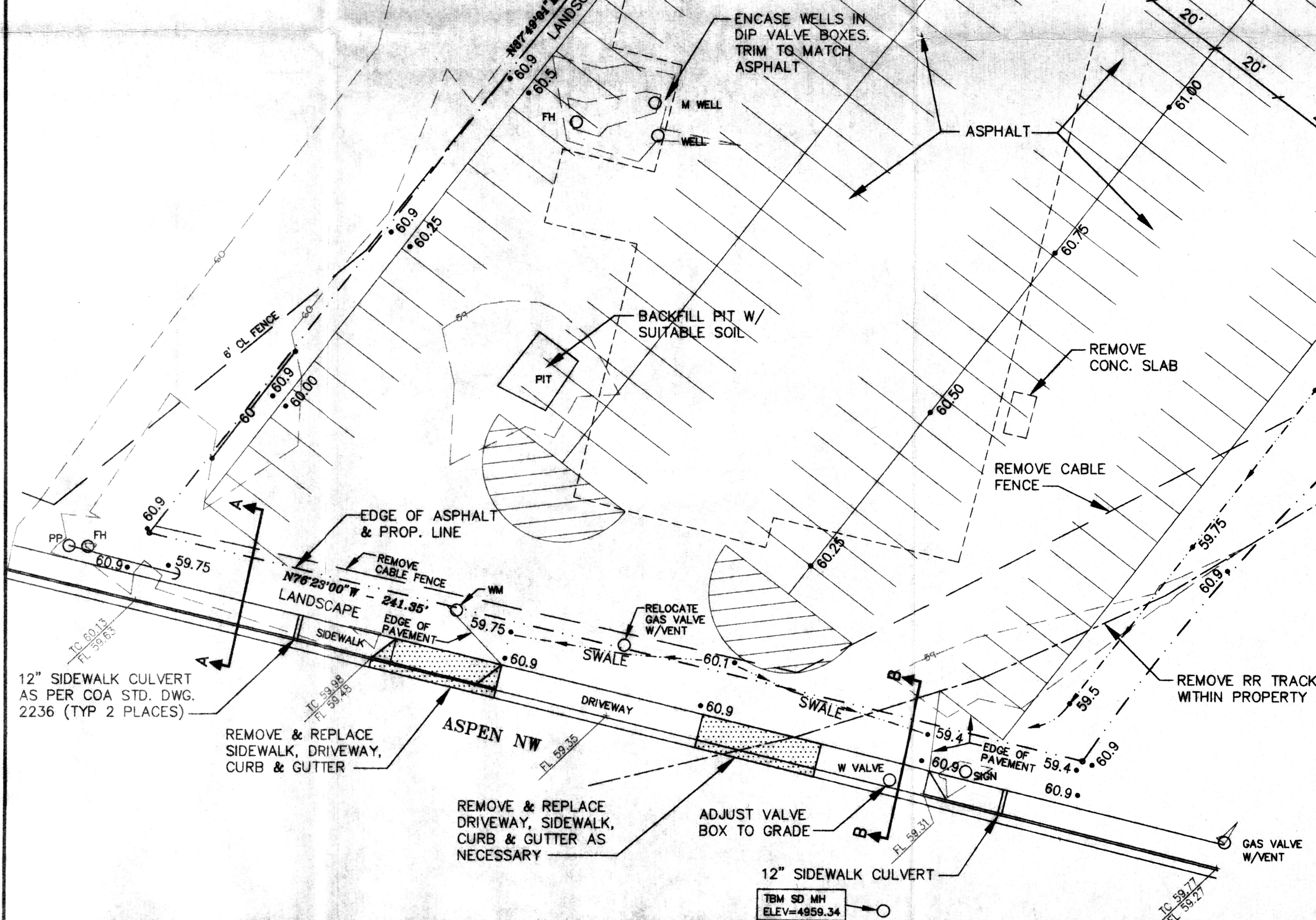
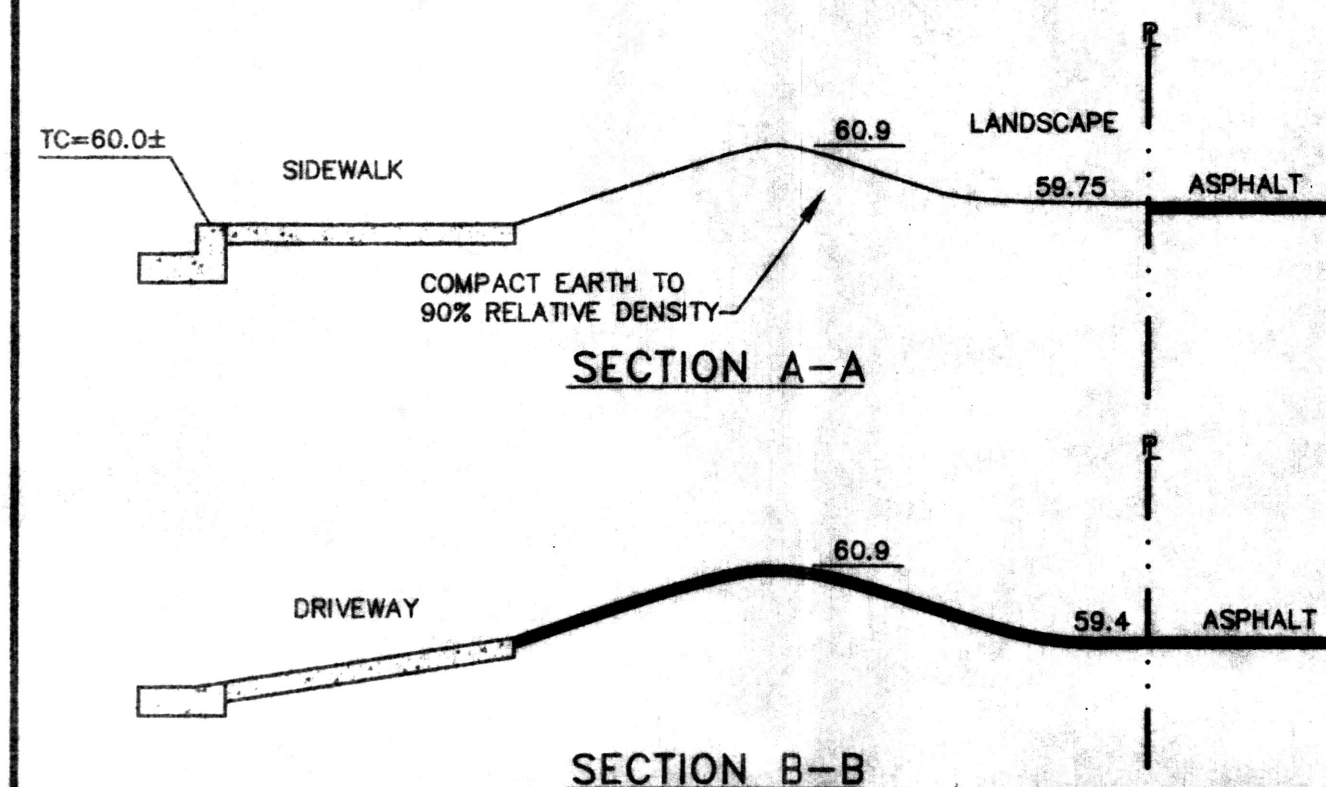
- 60.25 EXISTING SPOT ELEVATION
- 62.50 NEW SPOT ELEVATION
- 60 — EXISTING CONTOUR
- 61 — NEW CONTOUR
- SWALE

CURVE DATA TABLE

CURVE	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	19°19'54"	1032.08'	348.23'	S72°25'20"E	346.58'
C2	11°15'40"	516.38'	101.49'	S73°22'37"W	101.33'
C3	04°11'41"	613.90'	50.93'	S65°22'27"W	50.91'
C4	28°45'42"	491.58'	246.77'	S48°37'15"E	244.18'

NOTICE TO CONTRACTOR

1. 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.
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, 4th update.
3. Two working days prior to any excavation, contractor must contact Line Locating Service, 260-1990, 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 Residential street use.
6. Maintenance of these facilities shall be the responsibility of the Owner of the property served.



The calculations, which appear below analyze the existing and developed conditions for the 6-hour, 100-year rainfall event. The analysis is in accordance with the City of Albuquerque Development Process Manual, Volume II. As shown by these calculations, the rate of runoff and the volume of runoff will increase. However, the pond volume is much larger than the increased runoff.

CALCULATIONS

Precipitation Zone = 2
Area of Site = 2.0002 acres

Existing Conditions

Land Treatment C = 64% D = 36%
E = $1.13 \times 0.64 + 2.12 \times 0.36 = 1.49$ inches
V = $1.49 \times 2.0002 / 12 = 0.25$ acre feet
Q = $3.14 \times 2.0002 \times 0.64 + 4.40 \times 2.002 \times 0.36 = 7.41$ cfs

Developed Conditions

Land Treatment A = 19% D = 81%
E = $0.53 \times 0.19 + 2.12 \times 0.81 = 1.82$ inches
V = $1.82 \times 2.0002 / 12 = 0.30$ acre feet
Q = $1.56 \times 2.0002 \times 0.19 + 4.70 \times 2.0002 \times 0.81 = 8.22$ cfs

Increase in Rate of Runoff = $8.22 - 7.41 = 0.81$ cfs
Increase in Volume of Runoff = $0.30 - 0.25 = 0.05$ acre feet

Volume of Pond A = $130 \times 200 \times 0.5 = 13000$ cf
Volume of Pond B = $95 \times 210 \times 0.5 = 9975$ cf
Total Pond Volume = 22975 cf

Sidewalk Culvert Capacity
Q = $CLH^2 = 2.9 \times 1 \times (0.67)^2 = 1.65$ cfs

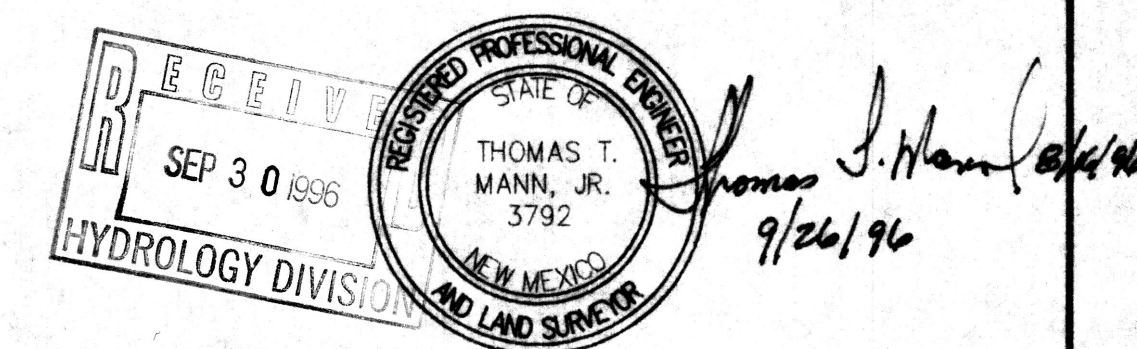
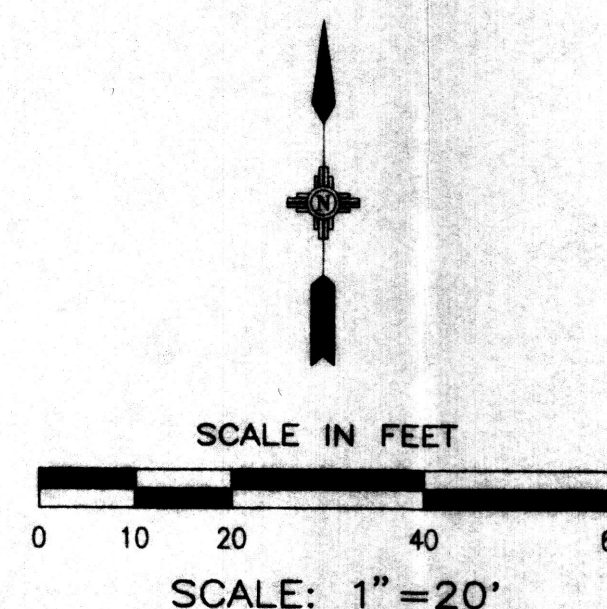
The following items concerning the Aspen Parking Lot are contained hereon.

1. Vicinity Map
2. Grading Plan
3. Calculations

The proposed improvements, as shown by the Vicinity Map, are located on the north side of Aspen NW, west of 12th Street NW. The site has been previously developed, but the buildings were demolished and only the concrete slabs remain. The site lies within a Zone B Flood Hazard Zone as designated on Panel 22 of the Bernalillo County FIRM Map.

The site slopes from north to south. The slope is minimal. The sites to the west and north are slightly higher than the proposed site and the proposed site is approximately level with the street to the south and the site to the east. In this area of the valley storm waters can easily drain from site to site with little interference. There are no direct contributions of storm water from any adjoining sites.

The Grading Plan shows 1) existing and proposed grades, indicated by spot elevations and contours at 1'-0" intervals, 2) continuity between existing and proposed elevations, 3) the limit and character of existing improvements and 4) the limit and character of proposed improvements. As shown by this plan, the proposed improvements consist of asphalt parking areas and landscaped areas. This site will provide for overflow parking from adjacent businesses. The site will be graded such that runoff will flow to the south end of the site. A one foot high dike at the property line will retain flows and release them to the street through two sidewalk culverts. Minor flows will percolate into the soil in the landscaped areas. Pond overflows can route to the street through the driveway.



LOT 2C, FOREST PRODUCTS COMPANY

Engineering & Surveying Associates, Inc. GRADING PLAN

APPROVALS	NAME	DATE	DATE	DRAWN BY	CHECKED BY
A.C.E. Design		10/1/96		LAH	TTM
Inspector					
A.C.E. Field					

SHEET 1 OF 1