

DRAINAGE PLAN NOTES

1. BLI recommends that the Owner obtain a Geotechnical Evaluation of the on-site soils prior to foundation/structural design.
2. This Plan recommends positive drainage away from all structures to prohibit ponding of runoff which may cause structural settlement. Future alteration of grades adjacent to the proposed structures is not recommended.
3. Introduction of irrigation water into subsurface soils adjacent to the structure could cause settlement.
4. This Plan is prepared to establish on-site drainage and grading criteria only. BLI assumes no responsibility for subsurface analysis, foundation/structural design, or utility design.
5. Local codes may require all footings to be placed in natural undisturbed soil. If the Contractor plans to place footings on engineered fill, a certification by a registered Professional Engineer will be required. If the contractor wishes BLI to prepare the Certification, we must be notified PRIOR to placement of the fill.
6. BLI recommends that the Owner obtain the services of a Geotechnical Engineer to test and inspect all earthwork aspects of the project.
7. The property boundary shown on this Plan is given for information only to describe the project limits. Property boundary information shown hereon does not constitute a boundary survey. A boundary survey performed by a licensed New Mexico Registered Professional Surveyor is recommended prior to construction.
8. All spot elevations are top of pavement unless noted otherwise.

ALL ACCESSIBLE IMPROVEMENTS MUST BE CONSTRUCTED IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT. FAILURE TO DO SO MAY RESULT IN REJECTION OF CERTIFICATE OF OCCUPANCY.

DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY
NOTICE TO CONTRACTOR

1. AN EXCAVATION 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 THE "CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION", 1986 EDITION, AS AMENDED THROUGH UPDATE NO. 7.
3. THREE WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT LINE LOCATING SERVICE, 765-1234 FOR THE LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE 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 THE FACILITY SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY BEING SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

APPROVALS

INSPECTOR _____ DATE _____

PROJECT DATA

PROPERTY ADDRESS
2401 12TH STREET NW
LEGAL DESCRIPTION
TRACT 84D, MRGCD MAP 35,
ALBUQUERQUE, NM 87104
PROPERTY ZONING
SU-1

MAPPING
ALL PROJECT SURVEYING
BY HARRIS SURVEYING INC,
JANUARY, 2008
PROJECT BENCHMARK
ACS MONUMENT "10-H13"
ELEVATION: 4960.18 FEET
NGVD 1929

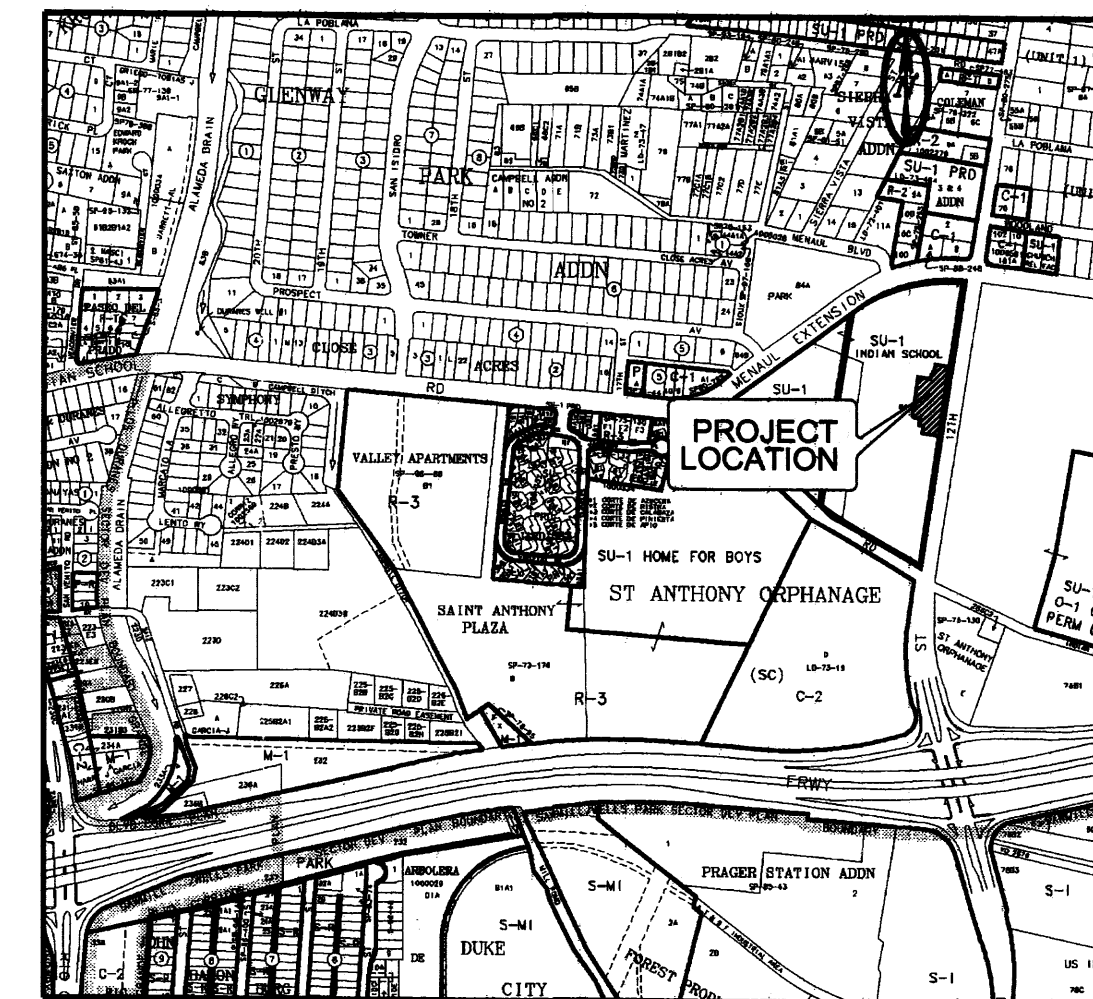
KEYED NOTES

1. EXISTING ASPHALT PAVEMENT TO REMAIN.
2. EXISTING STANDARD CURB AND GUTTER.
3. EXISTING HANDICAP RAMP.
4. EXISTING DRIVEWAY.
5. EXISTING IRRIGATION BOX.
6. EXISTING IRRIGATION VALVE.
7. EXISTING WATER METER.
8. EXISTING GATE.
9. EXISTING SIDEWALK.
10. EXISTING FIRE HYDRANT.
11. EXISTING BLOCK WALL.
12. NEW CONCRETE SIDEWALK.
13. NEW BLOCK WALL.
14. NEW PLANTER.
15. NEW LANDSCAPING.
16. EXISTING PLANTER.
17. EXISTING BRICK.
18. NEW ASPHALT PAVEMENT.
19. PORTION OF EXISTING WALL TO BE REMOVED AND DISPOSED.
20. REPLACE WITH CONCRETE SIDEWALK.
21. NEW 6" STORM DRAIN. CONNECT TO ROOF DRAINS. SEE A3.0
22. NEW NEW 4" STORM DRAIN. CONNECT TO ROOF DRAINS. SEE A3.0
23. PROVIDE 12" BLOCKOUT AT CMU WALL FOR DRAINAGE.
24. PROVIDE 4" CURB PENETRATION AT 4" STORM DRAIN.
25. EXISTING ROOF DRAIN.
26. EXISTING SIDEWALK CULVERT.
27. REMOVE & DISPOSE EXISTING HANDICAP RAMP. CONSTRUCT NEW RAMP.

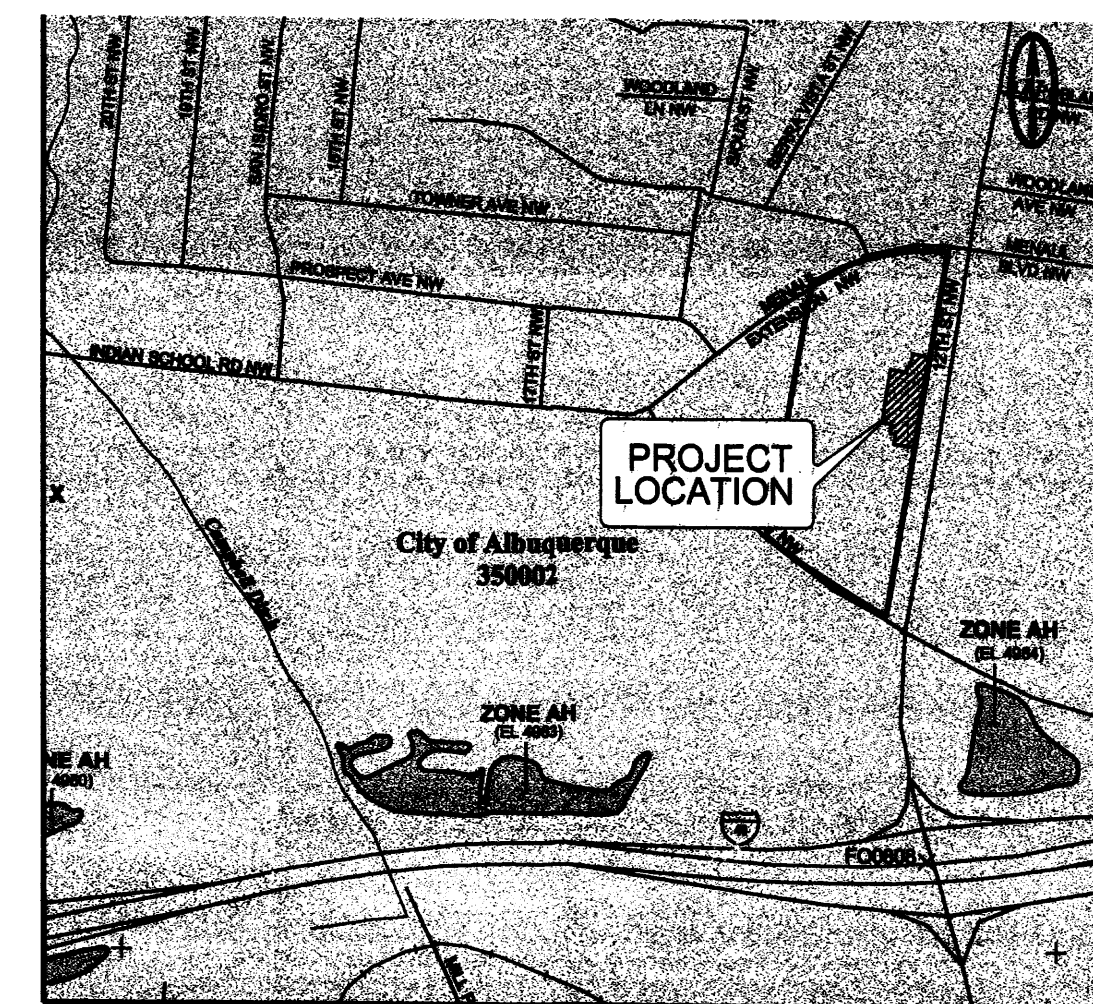
1 GRADING AND DRAINAGE PLAN

A-0.4 1" = 20'

BAR SCALE
5' 0' 10' 20'
(IN FEET)



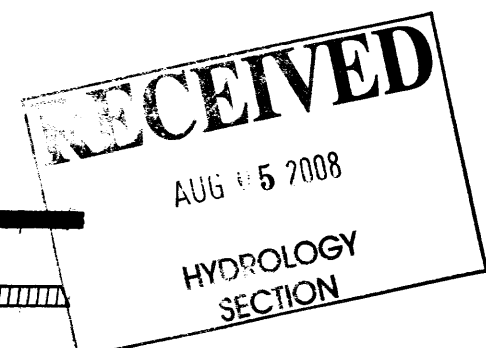
VICINITY MAP ZAP H-13-Z NTS



FIRM PANEL 35001C0331E NTS

LEGEND

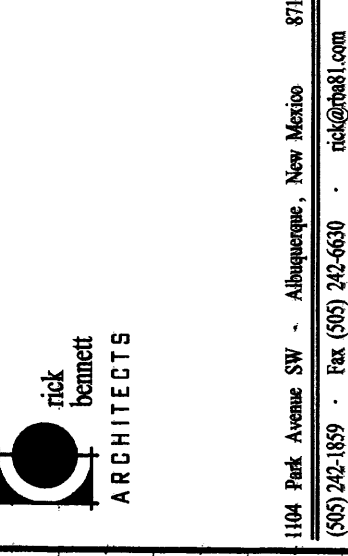
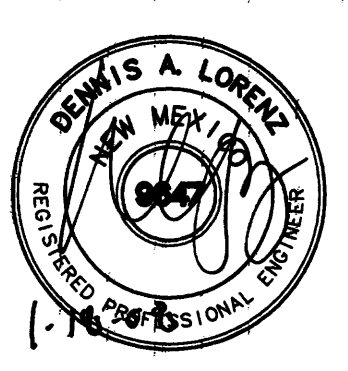
| ITEM | EXISTING | PROPOSED |
|------------------------|-------------|-------------|
| HEADER CURB | ===== | ===== |
| CURB & GUTTER | ===== | ===== |
| VALLEY GUTTER | ===== | ===== |
| SPOT ELEV. | x 16.70 | ◆ 16.7 |
| EASEMENT | ----- | ----- |
| FLOWLINE ELEV. | FL 4992.33 | FL 4992.33 |
| EDGE OF CONCRETE ELEV. | EC 4992.33 | EC 4992.33 |
| TOP OF ASPHALT ELEV. | TOA 4992.33 | TOA 4992.33 |
| EDGE OF WALL ELEV. | EOW 4992.33 | EOW 4992.33 |
| HANDICAP RAMP ELEV. | RMP 4992.33 | RMP 4992.33 |
| CONTOUR W/ ELEVATION | 4992 | 4992 |
| BASIN BOUNDARY | ===== | ===== |
| ASPHALT PAVING | ===== | ===== |
| CONCRETE | ===== | ===== |
| BUILDING | ===== | ===== |
| CHAIN LINK FENCE | ===== | ===== |
| MANHOLE | ===== | ===== |
| DRAINAGE SWALE | ===== | ===== |
| DIRECTION OF FLOW | ===== | ===== |
| RIGHT OF WAY BOUNDARY | ===== | ===== |
| SINGLE WATER SERVICE | ===== | ===== |
| FIRE HYDRANT | ===== | ===== |
| WATER VALVE | ===== | ===== |
| RETAINING WALL | ===== | ===== |
| SIDEWALK CULVERT | ===== | ===== |
| IRRIGATION CONTROL BOX | ===== | ===== |
| IRRIGATION VALVE | ===== | ===== |



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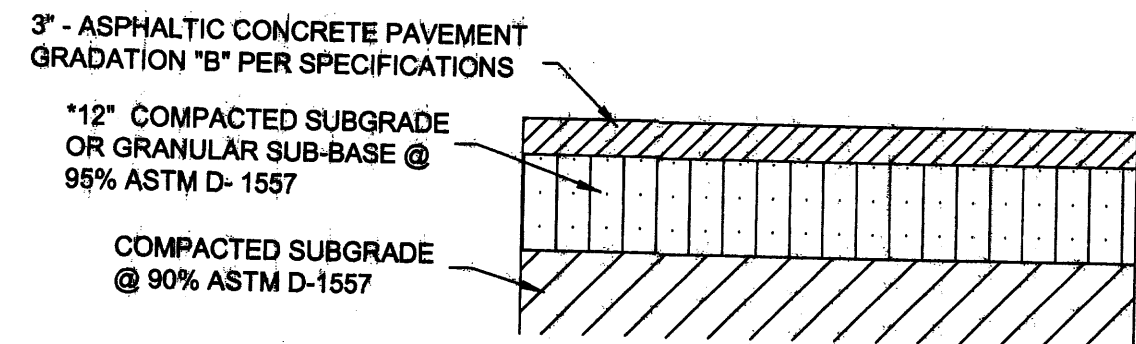
IPCC RESTAURANT AND OFFICE EXPANSION
GRADING AND DRAINAGE PLAN
ALBUQUERQUE, NEW MEXICO
PROJECT # 0729

REVISION DATE

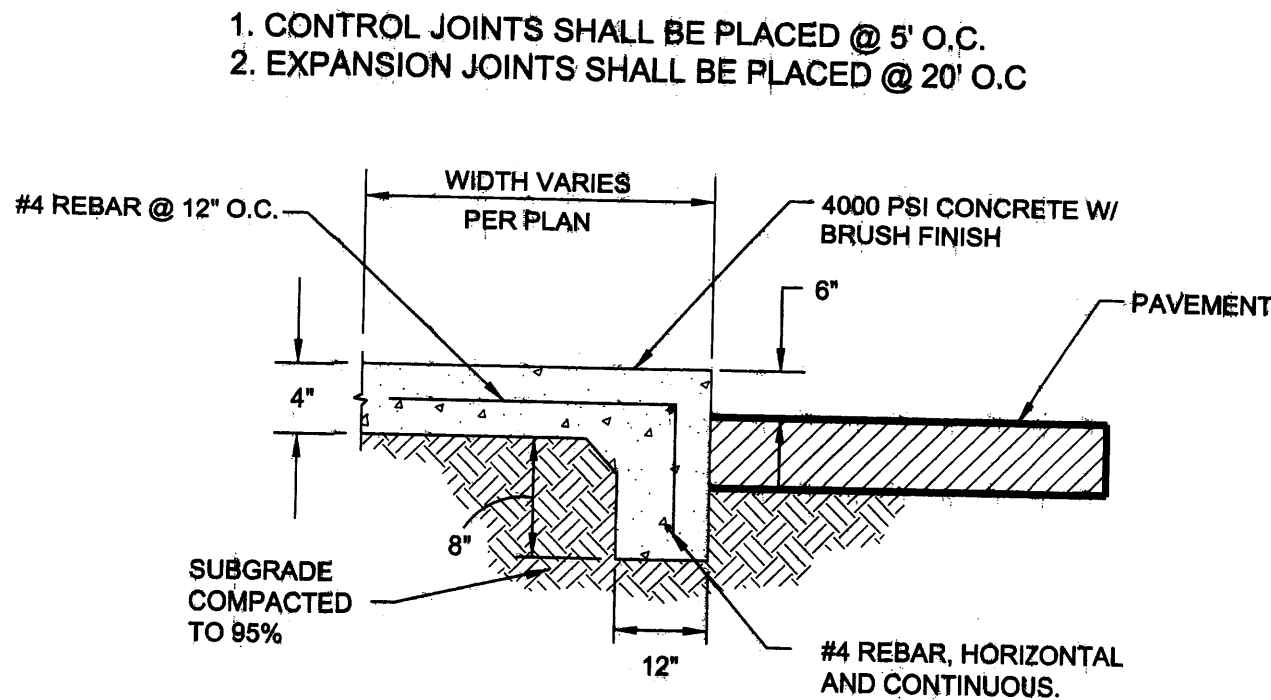


DATE
01-15-2008

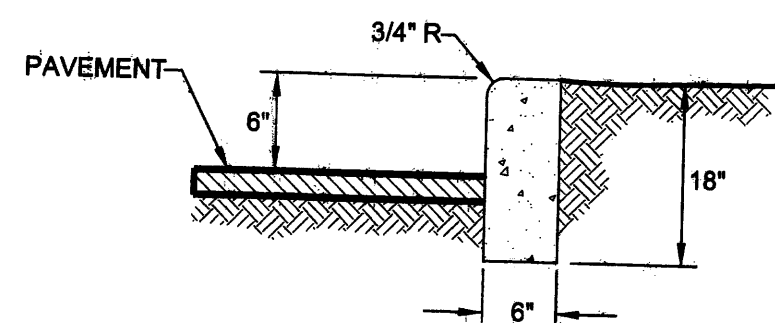
SHEET NUMBER
A-0.4



PAVEMENT SECTION
NTS A
A-0.5



TURN DOWN SIDEWALK
NTS B
A-0.5



6" HEADER CURB
NTS C
A-0.5

GRADING & DRAINAGE PLAN

PURPOSE AND SCOPE

PURSUANT TO THE ESTABLISHED DRAINAGE ORDINANCE OF THE CITY OF ALBUQUERQUE AND THE DEVELOPMENT PROCESS MANUAL, THIS GRADING AND DRAINAGE PLAN OUTLINES THE DRAINAGE MANAGEMENT CRITERIA FOR CONTROLLING DEVELOPED RUNOFF FROM THE PROJECT SITE. THE PROJECT CONSISTS OF THE RE-DEVELOPMENT OF THE PROPERTY BY CONSTRUCTING AN ADDITION TO THE EXISTING INDIAN PUEBLO CULTURAL CENTER WITH ASSOCIATED SITE IMPROVEMENTS. PROPOSED SITE IMPROVEMENTS INCLUDE PAVING, LANDSCAPING, GRADING AND DRAINAGE IMPROVEMENTS. THIS PLAN IS PREPARED TO SUPPORT A BUILDING PERMIT APPLICATION.

EXISTING CONDITIONS

THE PROJECT SITE CONTAINS APPROXIMATELY 1.04 ACRES AND IS LOCATED AT 2401 12TH STREET NW. IT IS CURRENTLY DEVELOPED. THE SITE IS BOUNDED TO THE NORTH, WEST AND SOUTH BY DEVELOPED PORTIONS OF TRACT 84D AND TO EAST BY 12TH STREET NW. AS SHOWN BY THE EXISTING BASIN MAP, ON-SITE RUNOFF IN BASINS A AND C DRAINS ONTO 12TH STREET WHILE ON-SITE RUNOFF IN BASIN B DRAINS TO TWO EXISTING DROP INLETS AND A FRENCH DRAIN. THESE DRAINAGE FACILITIES ARE CURRENTLY CLOGGED CAUSING THE RUNOFF TO POND IN THE AREA. OFFSITE RUNOFF DOES NOT IMPACT THIS SITE.

AS SHOWN BY THE FIRM PANEL FOR THIS AREA, THIS PROPERTY IS NOT LOCATED WITHIN A DESIGNATED FLOOD HAZARD ZONE.

PROPOSED CONDITIONS

AS SHOWN BY THE PLAN, THE PROPERTY IS TO BE DEVELOPED BY CONSTRUCTING AN ADDITION TO THE INDIAN PUEBLO CULTURAL CENTER WITH RELATED SITE IMPROVEMENTS. ALL DRAINAGE FLOWS WILL BE MANAGED BY ON-SITE SWALES. THE PLAN SHOWS THE ELEVATIONS REQUIRED TO PROPERLY GRADE AND CONSTRUCT THE RECOMMENDED IMPROVEMENTS. FLOW ARROWS ARE GIVEN TO DEMONSTRATE THE DIRECTION OF DRAINAGE FLOWS, AND PROJECT HYDROLOGY IS GIVEN FOR BOTH EXISTING AND DEVELOPED CONDITIONS. OFFSITE RUNOFF WILL CONTINUE TO FLOW IN ITS HISTORIC CONDITIONS. THIS IS AN INFILL SITE. ON-SITE PONDING IS NOT RECOMMENDED.

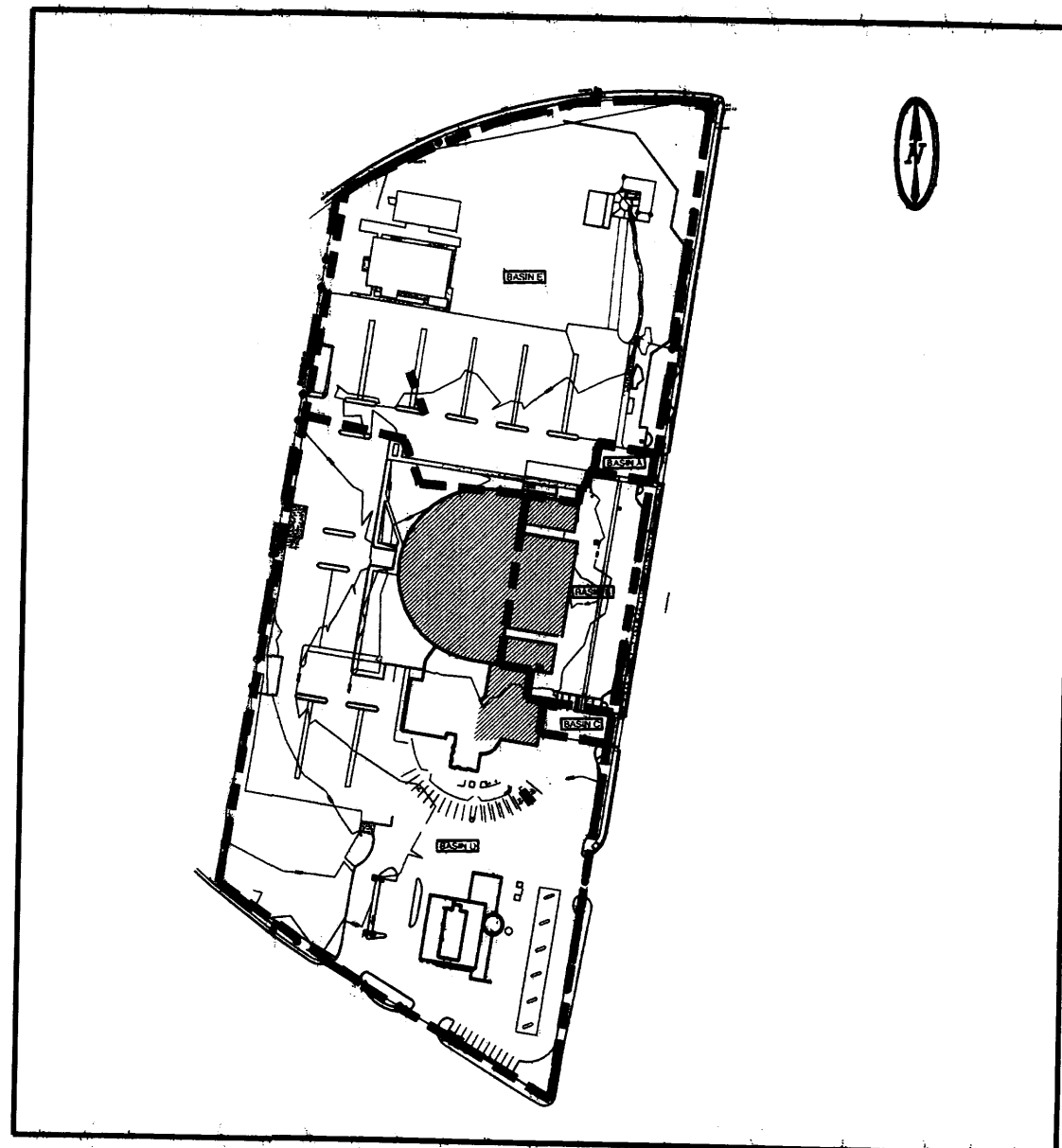
TEMPORARY EROSION CONTROL

TEMPORARY EROSION CONTROL MEASURES WILL BE IMPLEMENTED DURING CONSTRUCTION TO LIMIT THE DISCHARGE OF SEDIMENT FROM THE SITE TO ADJACENT PROPERTIES. SINCE THE SITE CONTAINS MORE THAN 1.0 ACRES, A SWPPP IS REQUIRED.

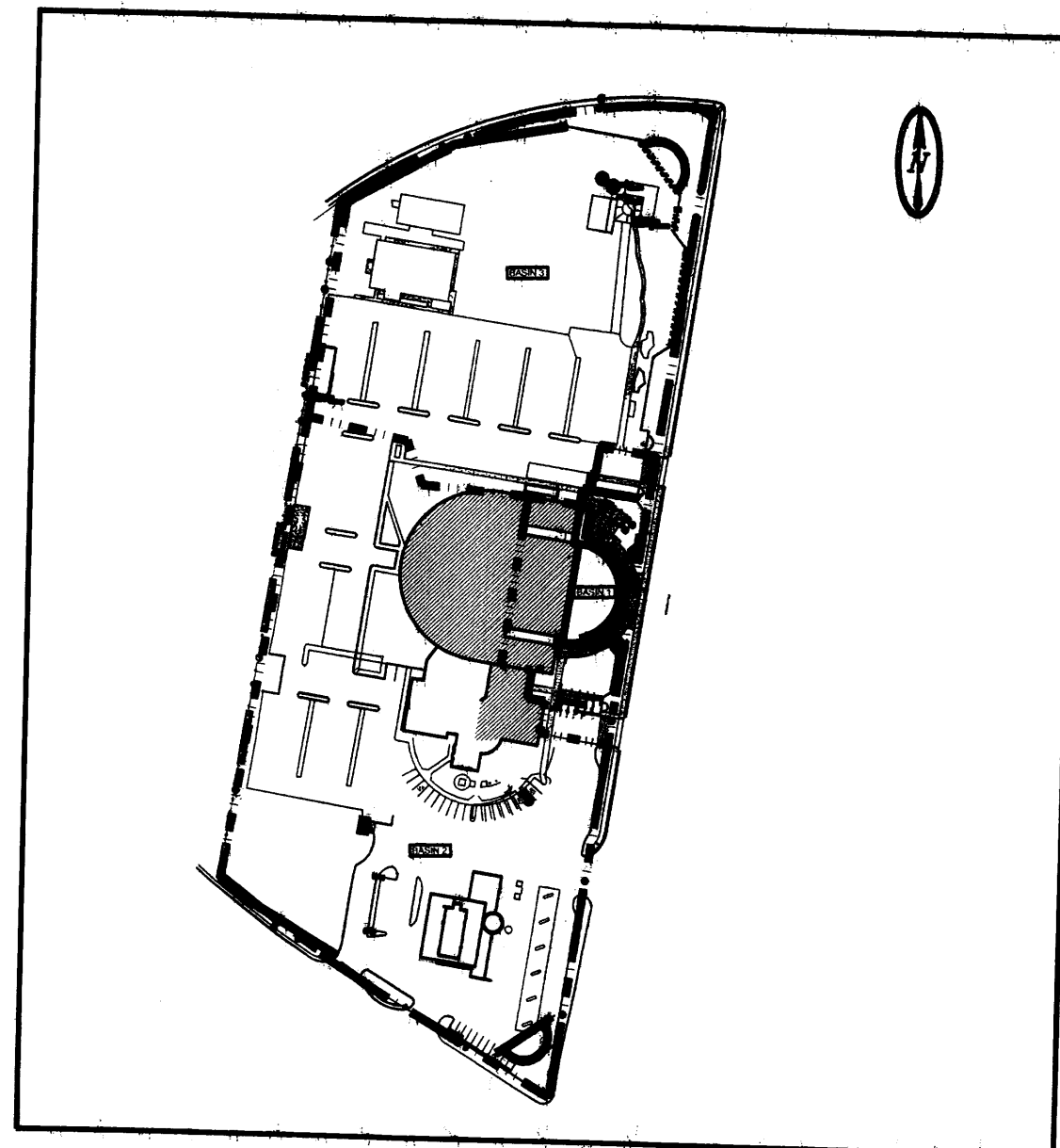
CALCULATIONS

THE CALCULATIONS SHOWN HEREON DEFINE THE 100 YEAR/6 HOUR DESIGN STORM IMPACTING THE SITE AND CONTRIBUTING OFF-SITE DRAINAGE BASINS UNDER EXISTING AND DEVELOPED CONDITIONS. THE AHYMO METHOD OF ESTIMATING PEAK RUNOFF IS PRESENTED AS OUTLINED IN THE DEVELOPMENT PROCESS MANUAL, VOLUME 2, SECTION 22.2, PART "A", UPDATED JULY 1997.

| PROJECT HYDROLOGY | | | | | | | | | | | | | | | |
|-----------------------|-----------|--------------------------------------|--------|--------|--------|------|---------|-------------|--|--|--|--|--|--|--|
| AHYMO | | | | | | | | | | | | | | | |
| ZONE: | 2 | | | | | | | | | | | | | | |
| P ₆ HOUR | 2.35" | | | | | | | | | | | | | | |
| P ₁₀ DAY | 3.95" | IPCC RESTAURANT AND OFFICE EXPANSION | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | |
| UNDEVELOPED: | | | | | | | | | | | | | | | |
| BASIN | AREA (ac) | A (ac) | B (ac) | C (ac) | D (ac) | E | Q (cfs) | VOL (ac ft) | | | | | | | |
| A | 0.06 | 0.00 | 0.00 | 0.00 | 0.06 | 2.12 | 0.3 | 0.011 | | | | | | | |
| B | 0.90 | 0.00 | 0.00 | 0.36 | 0.54 | 1.72 | 3.6 | 0.129 | | | | | | | |
| C | 0.08 | 0.00 | 0.00 | 0.01 | 0.07 | 1.99 | 0.4 | 0.013 | | | | | | | |
| DEVELOPED (PROPOSED): | | | | | | | | | | | | | | | |
| BASIN | AREA (ac) | A (ac) | B (ac) | C (ac) | D (ac) | E | Q (cfs) | VOL (ac ft) | | | | | | | |
| 1 | 1.04 | 0.00 | 0.00 | 0.32 | 0.72 | 1.81 | 4.4 | 0.157 | | | | | | | |



EXISTING BASIN MAP
NTS



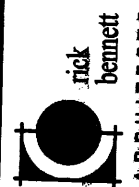
PROPOSED BASIN MAP
NTS

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IPCC RESTAURANT AND OFFICE EXPANSION
GRADING AND DRAINAGE DETAILS
ALBUQUERQUE, NEW MEXICO
PROJECT #

REVISION DATE



DATE
01-15-2008

SHEET NUMBER

A-0.5