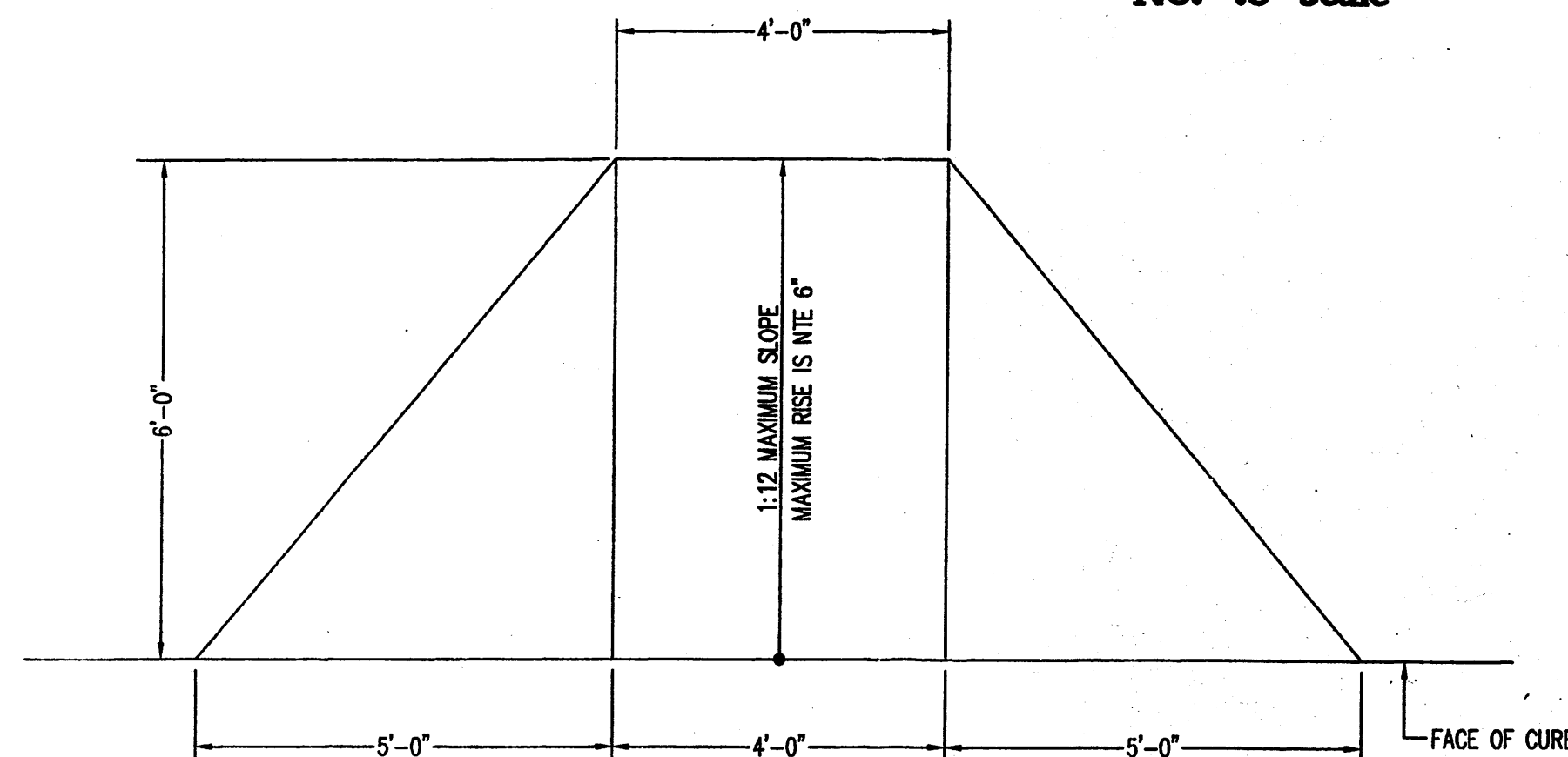


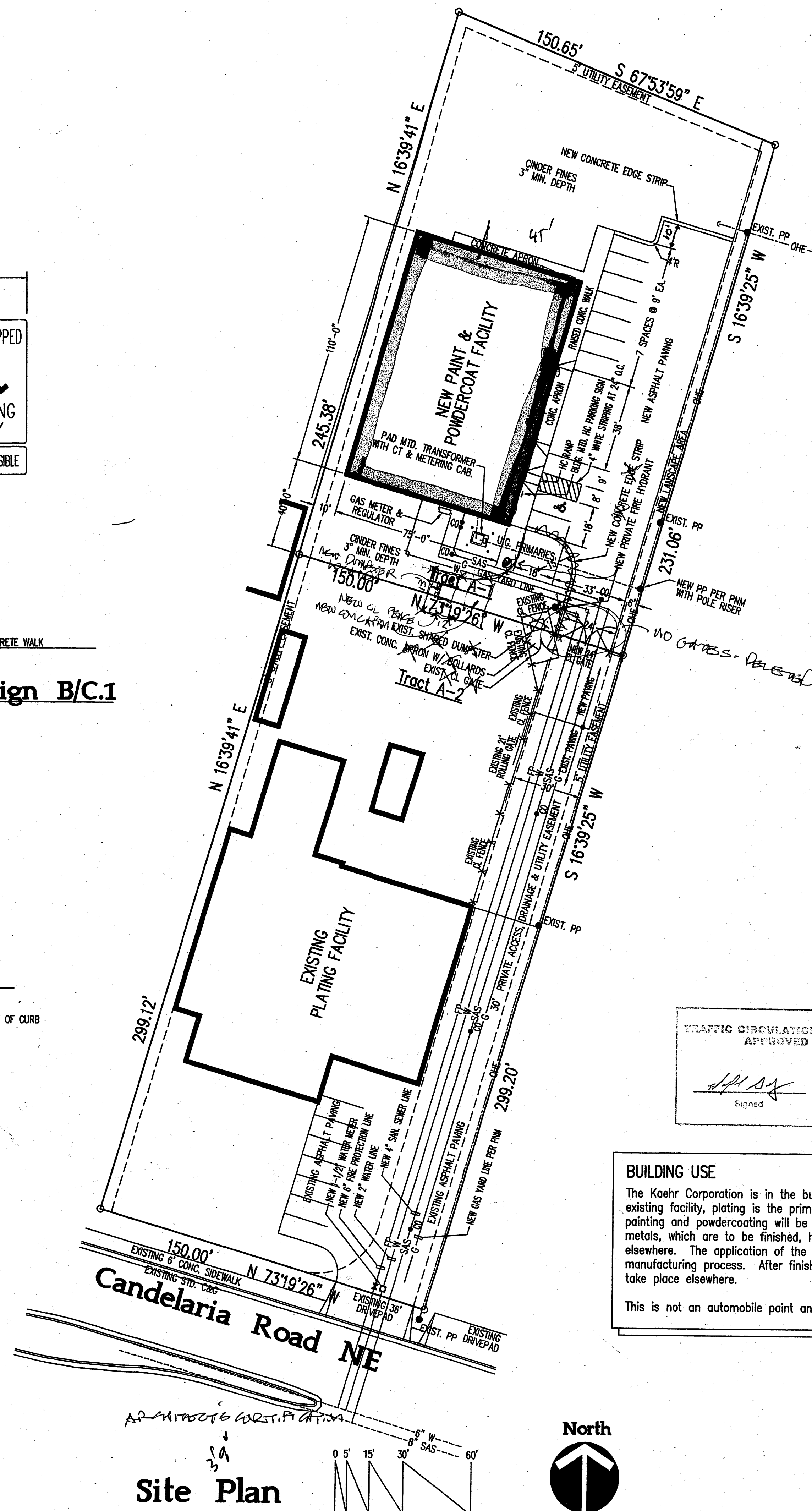
**Paving Edge Detail A/C.1**  
Scale: 1"=1'-0"



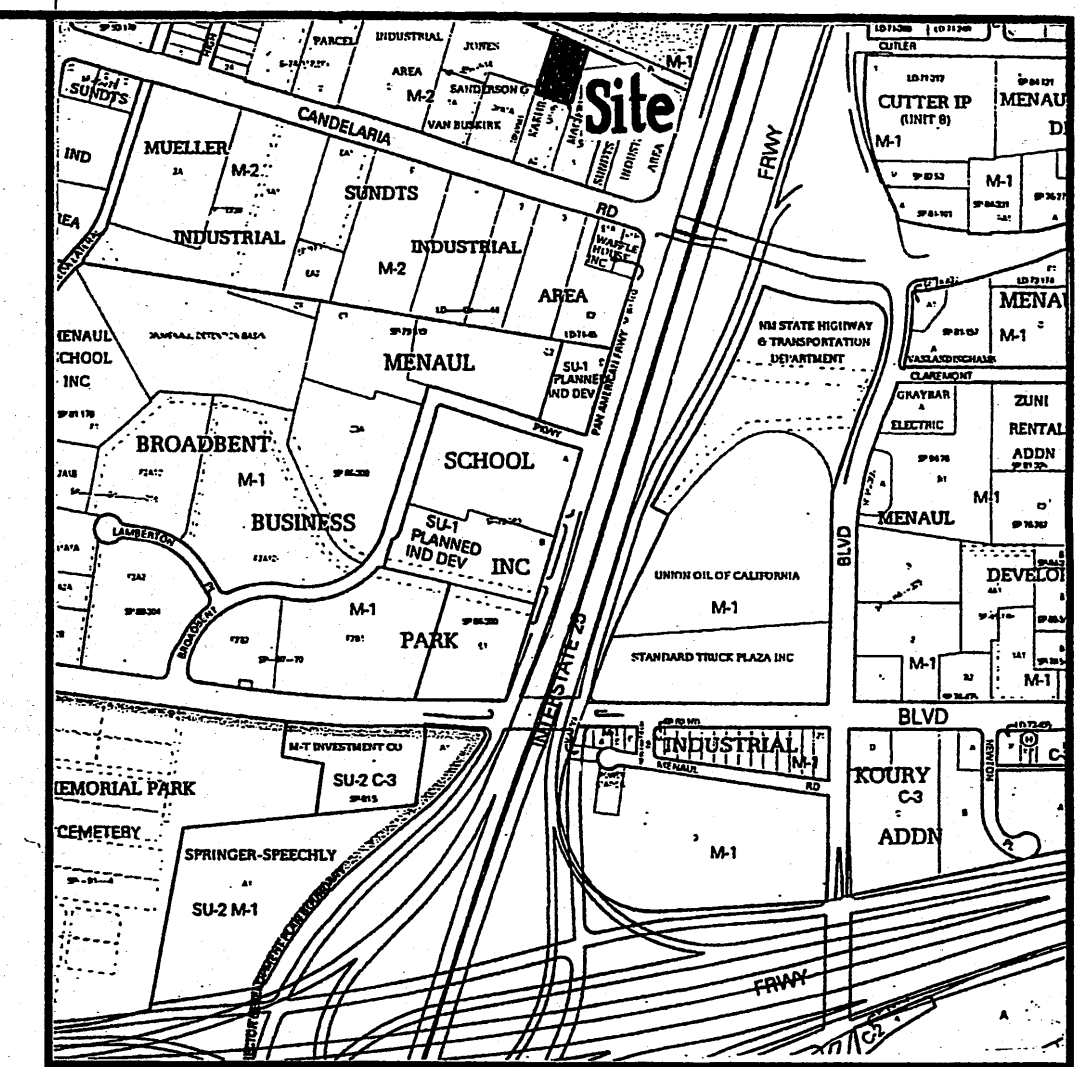
**Handicap Ramp Detail C/C.1**  
Scale 1/2"=1'-0"



**Handicap Sign B/C.1**  
Not to Scale



**Site Plan**  
Scale: 1"=30'



**Vicinity Map**  
Scale: 1"=750'

## Design Data

LEGAL DESCRIPTION:	TRACT A-1 LANDS OF RAY KAEHR BERNALILLO COUNTY, ALBUQUERQUE, NM
CURRENT ZONING:	M-2
ZONE ATLAS PAGE:	H-15-Z
APPLICABLE BUILDING CODE:	IBC-2003
SEISMIC DESIGN CATEGORY:	D
WIND DESIGN SPEED (3-SECOND GUST):	90 MPH
EXPOSURE:	C
TYPE OF CONSTRUCTION:	II-B
FIRE SPRINKLERED:	NO
NUMBER OF STORIES:	ONE
TOTAL BUILDING AREA:	8,250 SQ. FT.
OCCUPANCY GROUPS:	MIXED - UNSEPARATED
GROUP F-1 (FACTORY & INDUSTRIAL):	7,788 SQ. FT.
GROUP B (OFFICE):	462 SQ. FT.
ALLOWABLE BUILDING AREA:	IBC TABLE 503
GROUP F-1:	15,500 SQ. FT.
GROUP B:	23,000 SQ. FT.
OCCUPANT LOAD:	IBC TABLE 1004.1.2
OFFICE: 462/100 =	5 OCC.
SHOP: 7,788/100 =	78 OCC.
TOTAL OCCUPANT LOAD:	83 OCC.
TWO EXITS REQUIRED:	YES
TWO EXITS PROVIDED:	TWO EXITS PROVIDED
PLUMBING SYSTEMS:	IBC TABLE 2902.1
WATER CLOSETS REQ'D:	(FACTORY 1/100) + (OFFICE 1/25) = 2
WATER CLOSETS PROVIDED:	2
LAVATORIES REQ'D:	(FACTORY 1/100) + (OFFICE 1/40) = 2
LAVATORIES PROVIDED:	2
DRINKING FOUNTAIN REQ'D:	(FACTORY 1/400) + (OFFICE 1/100) = 1
DRINKING FOUNTAIN PROVIDED:	1
SERVICE SINK REQ'D:	1
SERVICE SINK PROVIDED:	1
REQUIRED OFF-STREET PARKING:	7,788/1,000 + 462/200 = 10 SPACES
OFF-STREET PARKING PROVIDED:	10 SPACES
REQUIRED PARKING TO BE DESIGNATED HC ACCESSIBLE:	ONE HC SPACE DESIGNATED VAN ACCESSIBLE
HC ACCESSIBLE PARKING PROVIDED:	ONE HC SPACE DESIGNATED VAN ACCESSIBLE
ASPHALT DESIGN:	3" MINIMUM THICKNESS ASPHALT PAVEMENT OVER 6" AGGREGATE BASE COURSE OVER SUBGRADE COMPACTED TO 95 PERCENT OF PROCTOR DENSITY.

TRAFFIC CIRCULATION LAYOUT  
APPROVED

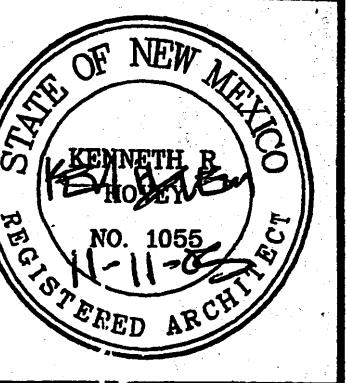
1-15-06  
Signed Date

## BUILDING USE

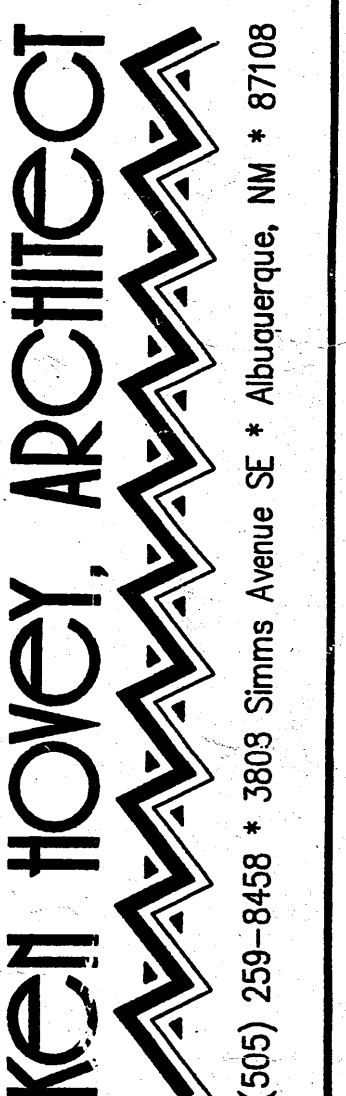
The Kaehr Corporation is in the business of metal finishing. In their existing facility, plating is the primary function. In this new facility, painting and powdercoating will be the primary functions. The metals, which are to be finished, have all been fabricated elsewhere. The application of the finish is just one step in the manufacturing process. After finishing, any further processes will take place elsewhere.

This is not an automobile paint and body shop.

ALBUQUERQUE  
BLDG & SAFETY  
NOV 28 2003  
U.B.C.  
PLAN CHECK  
SECTION



**Kaehr Plating & Metal Finishing**  
1425 CANDELARIA ROAD NE, ALBUQUERQUE, NEW MEXICO



JOB NO:	0512
DATE:	9 NOVEMBER 2005
REVISIONS	

SHEET NO.  
**C.1**



## EROSION CONTROL MEASURES

- THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR MANAGEMENT OF STORM RUN-OFF DURING CONSTRUCTION, HE SHALL ASSURE THAT THE FOLLOWING MEASURES ARE
  - ADJACENT PROPERTY SHALL BE PROTECTED AT ALL TIMES BY TEMPORARY BERMS, DIKES, SWALES, AND OTHER TEMPORARY GRADING AS REQUIRED TO PREVENT STORM RUN-OFF FROM LEAVING THE SITE AND ENTERING ADJACENT PROPERTY.
  - ADJACENT PUBLIC RIGHT-OF-WAY SHALL BE PROTECTED AT ALL TIMES FROM STORM WATER RUN-OFF FROM THE SITE. NO SEDIMENT BEARING WATER SHALL BE PERMITTED TO ENTER THE PUBLIC STREETS.
- THE CONTRACTOR SHALL IMMEDIATELY AND THOROUGHLY REMOVE ANY OR ALL SEDIMENT WITHIN THE PUBLIC STREETS THAT HAVE BEEN ERODED FROM THE SITE AND DEPOSITED THERE.

## GRADING/DRAINAGE PLAN

THE FOLLOWING ITEMS CONCERNING (1425 CANDELARIA ROAD N.E.) TRACT A1 LAND OF KAEHR-RAY J, CITY OF ALBUQUERQUE, NEW MEXICO ARE CONTAINED HEREON:

## EXISTING CONDITIONS

AS SHOWN BY THE MOINITY MAP, THE SITE CONTAINS 0.8224 ACRES MORE OR LESS. THE SITE IS LOCATED JUST WEST OF I-25 ON THE NORTH SIDE OF CANDELARIA ROAD N.E. THE SITE IS VACANT AND SLOPES FROM WEST TO EAST. NO OFF-SITE FLOWS ENTER THE SITE FROM THE WEST; FULLY DEVELOPED PARCELS CONTAIN THEIR OWN RUN-OFF (SEE ATTACHED ORTO-TOTO MAP). ACCORDING TO THE FLOOD INSURANCE RATE MAPS, PANEL 0332, REVISED NOVEMBER 19, 2003, THIS SITE IS NOT LOCATED WITHIN A DESIGNATED FLOOD ZONE NOR DOES IT CONTRIBUTE TO ANY DOWNSTREAM FLOODING.

## PROPOSED CONDITIONS

AS SHOWN BY THE GRADING/DRAINAGE PLAN, THE PROJECT WILL CONSIST OF AN 8,250 SQ. FT. METAL BUILDING ALONG WITH PAVED PARKING AND ASSOCIATED LANDSCAPED AREAS. THE SITE HAS BEEN DESIGNED TO DRAIN WEST AND SOUTH ALONG THE EXISTING 30' ACCESS AND DRAINAGE EASEMENT. ALL THE ROOF RUN-OFF WILL BE DIRECTED TO DOWNSPOUTS ON THE EAST SIDE OF THE BUILDING. THE RUN-OFF WILL TRAVEL SOUTH ALONG THE 30' EASEMENT AND ONTO CANDELARIA ROAD N.E. THE CALCULATIONS CONTAIN HEREON; ANALYZE BOTH THE EXISTING AND DEVELOPED CONDITIONS FOR THE 100-YEAR, 6-HOUR RAINFALL EVENT. THE PROCEDURE FOR 40-ACRES AND SMALLER BASINS, AS SET FORTH IN THE REVISION OF SECTION 22.2, HYDROLOGY OF THE DEVELOPMENT PROCESS MANUAL VOLUME II, DESIGN CRITERIA DATED 1997, HAS BEEN USED TO QUANTIFY THE PEAK RATE OF DISCHARGE AND VOLUME GENERATED.

PROJECT AREA = 0.82241 ac.  
KAEHR PLATING & METAL FINISHING  
ZONE 2  
PRECIPITATION: 360 = 2.35 in.  
1440 = 2.75 in.  
10day = 3.95 in.

EXCESS PRECIPITATION: PEAK DISCHARGE:

TREATMENT A 0.53 in. 1.56 cfs/ac.  
TREATMENT B 0.78 in. 2.28 cfs/ac.  
TREATMENT C 1.13 in. 3.14 cfs/ac.  
TREATMENT D 2.12 in. 4.70 cfs/ac.

EXISTING CONDITIONS: PROPOSED CONDITIONS:

TREATMENT A 0 ac. 0 ac.  
TREATMENT B 0 ac. 0.09495 ac.  
TREATMENT C 0.82241 ac. 0.18203 ac.  
TREATMENT D 0 ac. 0.54543 ac.

EXISTING EXCESS PRECIPITATION:

Weighted E =  $(0.53 \times 0.00) + (0.78 \times 0.00) + (1.13 \times 0.82) + (2.12 \times 0.00) / 0.82 \text{ ac.} = 1.13 \text{ in.}$   
V100-360 =  $(1.13 \times 0.82) / 12 = 0.077444 \text{ ac-ft} = 3373 \text{ cf}$

EXISTING PEAK DISCHARGE:

Q100 =  $(1.56 \times 0.00) + (2.28 \times 0.00) + (3.14 \times 0.82) + (4.70 \times 0.00) = 2.58 \text{ cfs}$

PROPOSED EXCESS PRECIPITATION:

Weighted E =  $(0.53 \times 0.00) + (0.78 \times 0.09) + (1.13 \times 0.18) + (2.12 \times 0.55) / 0.82 \text{ ac.} = 1.75 \text{ in.}$

V100-360 =  $(1.75 \times 0.82) / 12.0 = 0.119672 \text{ ac-ft} = 5213 \text{ cf}$

V100-1440 =  $(0.12 \times 0.55) + (2.75 - 2.35) / 12 = 0.137853 \text{ ac-ft} = 6005 \text{ cf}$

V100-10day =  $(0.12 \times 0.55) + (3.95 - 2.35) / 12 = 0.192396 \text{ ac-ft} = 8381 \text{ cf}$

PROPOSED PEAK DISCHARGE:

Q100 =  $(1.56 \times 0.00) + (2.28 \times 0.09) + (3.14 \times 0.18) + (4.70 \times 0.55) = 3.36 \text{ cfs cfs}$

## BENCHMARK:

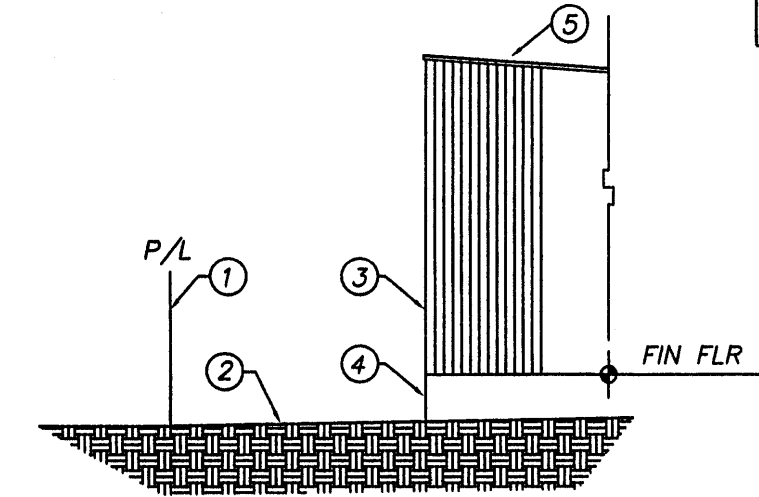
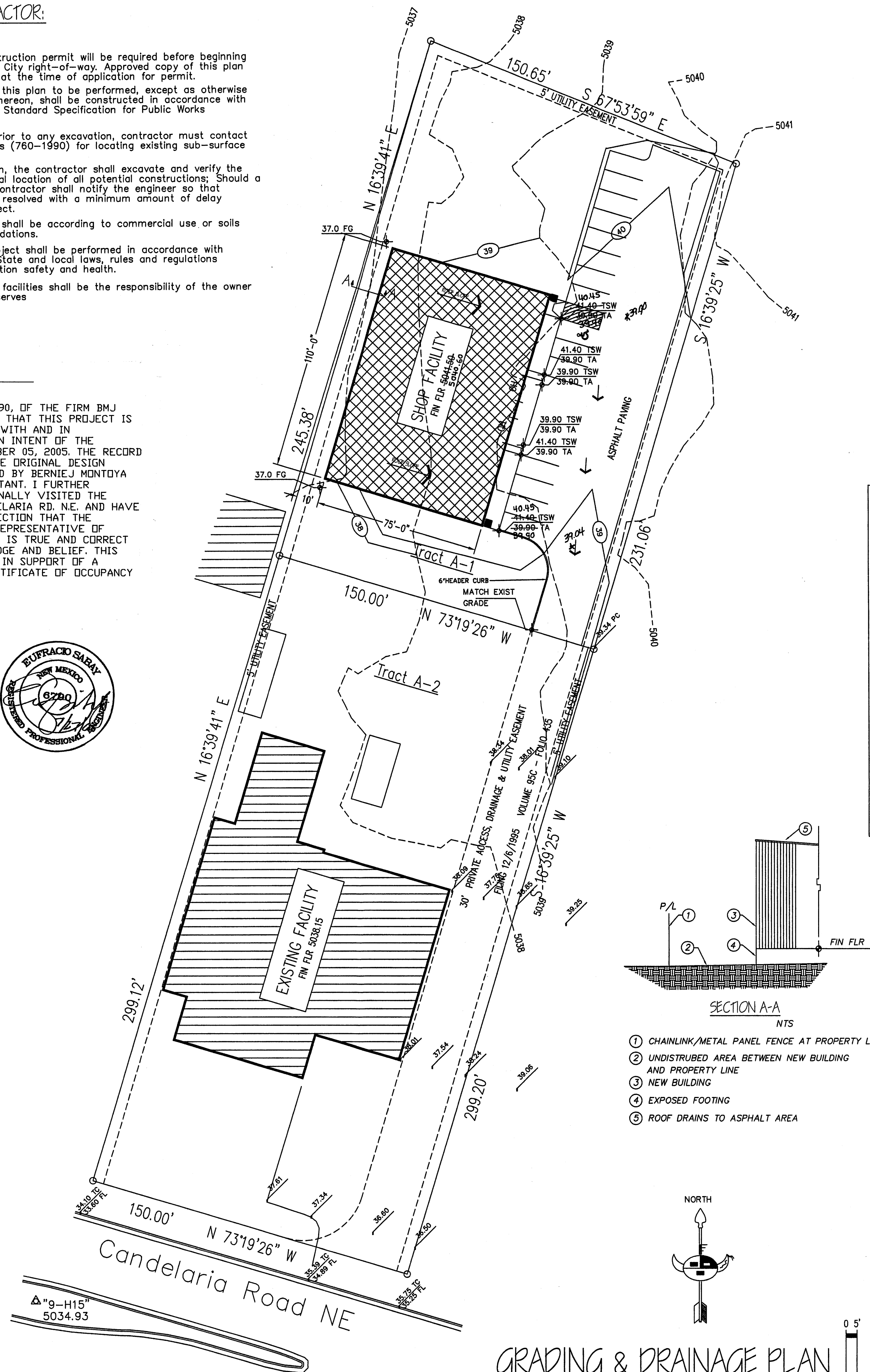
ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE STATION No. "9-H15", HAVING AN ELEVATION OF 5034.93 ON THE MEDIAN ON CANDELARIA RD NE

## NOTE TO CONTRACTOR:

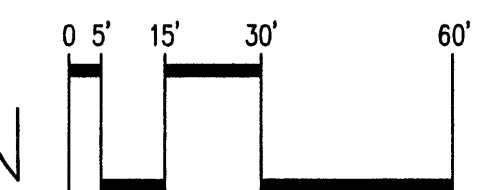
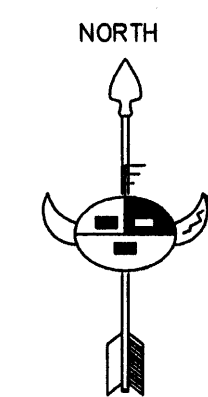
- An excavation/construction permit will be required before beginning any work within the City right-of-way. Approved copy of this plan must be submitted at the time of application for permit.
- All work detailed in this plan to be performed, except as otherwise stated or provided hereon, shall be constructed in accordance with City of Albuquerque Standard Specification for Public Works Construction.
- Two working days prior to any excavation, contractor must contact line locating Services (760-1990) for locating existing sub-surface utilities.
- Prior to construction, the contractor shall excavate and verify the horizontal and vertical location of all potential constructions. Should a conflict exist, the contractor shall notify the engineer so that the conflict can be resolved with a minimum amount of delay to the subject project.
- Backfill compaction shall be according to commercial use or soils report(s) recommendations.
- 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.
- Maintenance of this facilities shall be the responsibility of the owner of the property it serves

## ENGINEER CERTIFICATION

I, EUFRACO SABAY, NMPE #6790, OF THE FIRM BMJ CONSULTING, HEREBY CERTIFY THAT THIS PROJECT IS IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED OCTOBER 05, 2005. THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY BERNIE J. MONTIYA CE OF THE FIRM BMJ CONSULTANT. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 1425 CANDELARIA RD. N.E. AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR PERMANENT CERTIFICATE OF OCCUPANCY

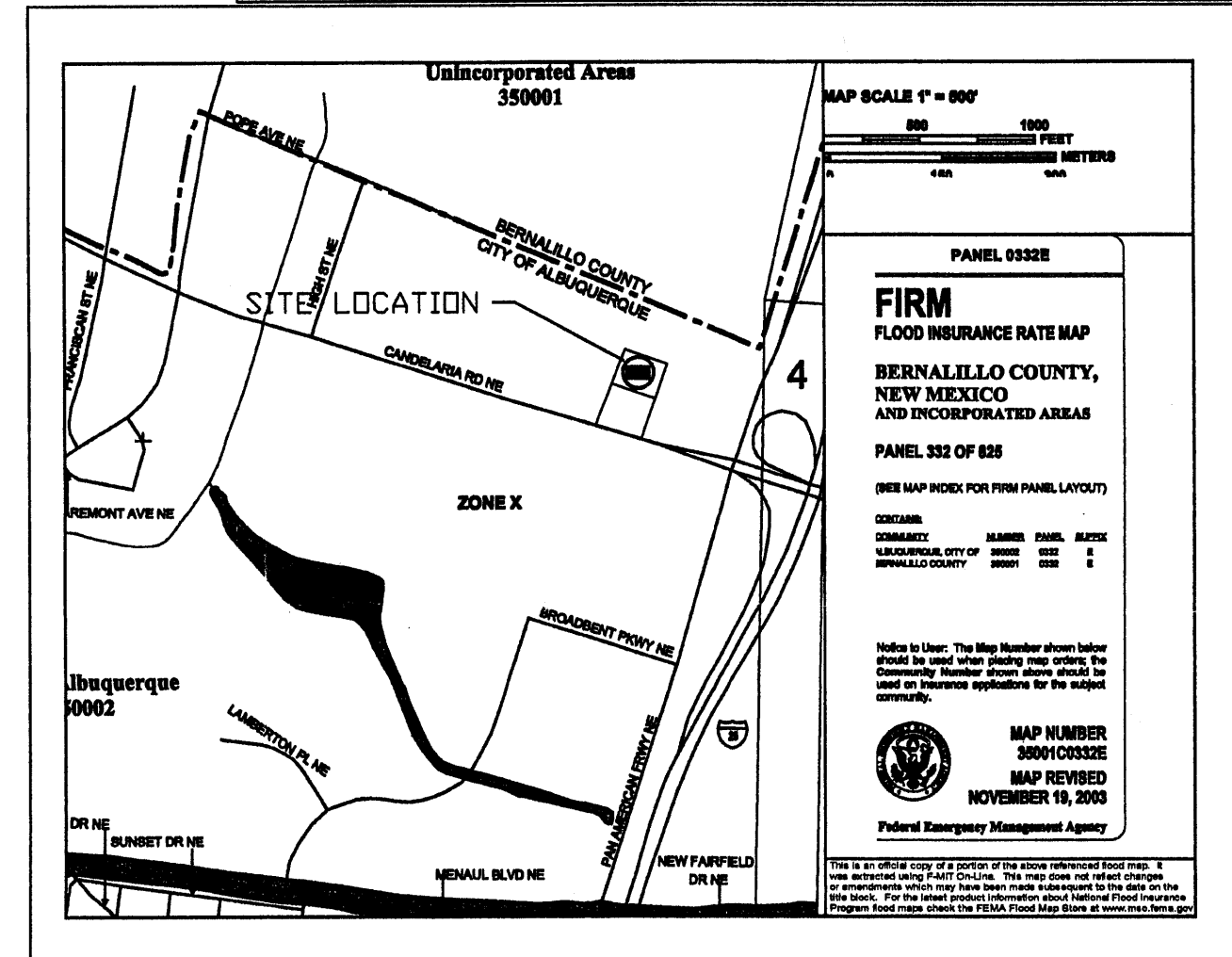
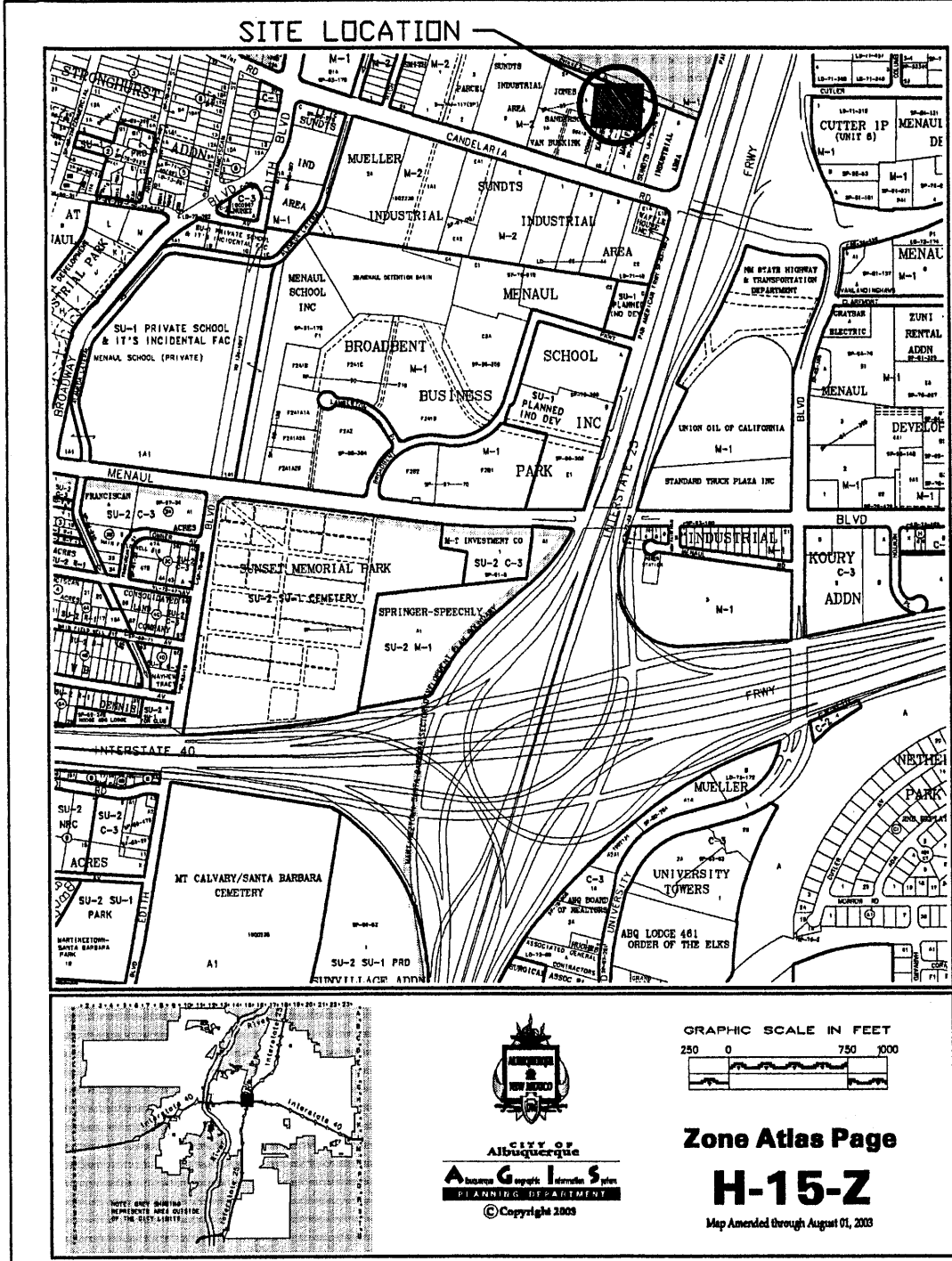


- SECTION A-A  
NTS
- CHAINLINK/METAL PANEL FENCE AT PROPERTY LINE
  - UNDISTURBED AREA BETWEEN NEW BUILDING AND PROPERTY LINE
  - NEW BUILDING
  - EXPOSED FOOTING
  - ROOF DRAINS TO ASPHALT AREA



## GRADING & DRAINAGE PLAN

Scale: 1" = 30'



## LEGAL DESCRIPTION

TRACT A-1  
LANDS OF RAY KAEHR  
BERNALILLO COUNTY, ALBUQUERQUE  
NEW MEXICO.

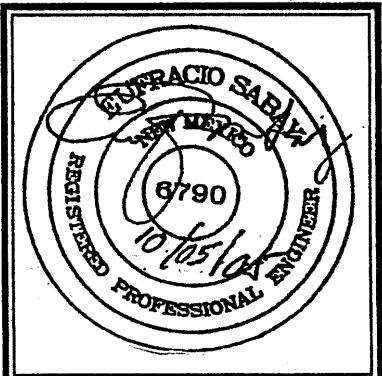
## SYMBOL LEGEND

- EXISTING CONTOUR  
EXISTING SPOT ELEVATION  
DESIGN CONTOUR  
PROPOSED SPOT ELEVATION  
PROPERTY LINE  
EASEMENT LINE  
FLOW DIRECTION

## DOWN SPOUT

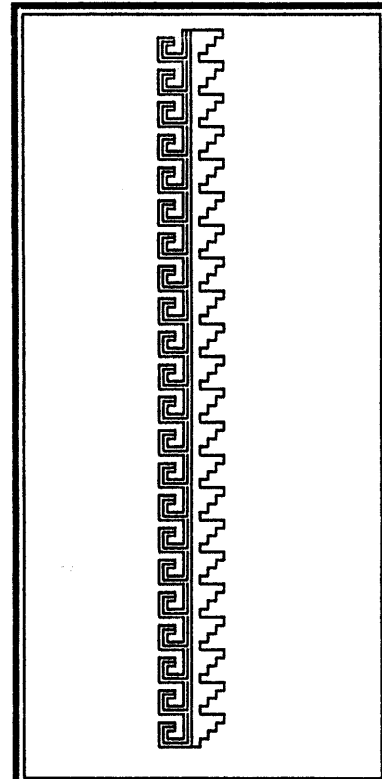
## ABBREVIATION LEGEND

- TOP OF CONC PAD = TCP  
TOP OF CURB = TC  
TOP OF ASPHALT = TA  
TOP OF BERM = TB  
BOTTOM OF POND FINISHED FLOOR = BF  
FF  
BOC = BACK OF CURB  
DI = DRIVECUT  
DI = DRAINAGE INLET  
EA = EDGE OF ASPHALT  
EC = EDGE OF CONCRETE  
FL = FLOW LINE  
FP = FENCE POST  
G = GROUND  
HP = HIGH POINT



JOB NO:	XXXXXX
DATE:	JUNE 2005
REVISIONS	
10-4-2005	

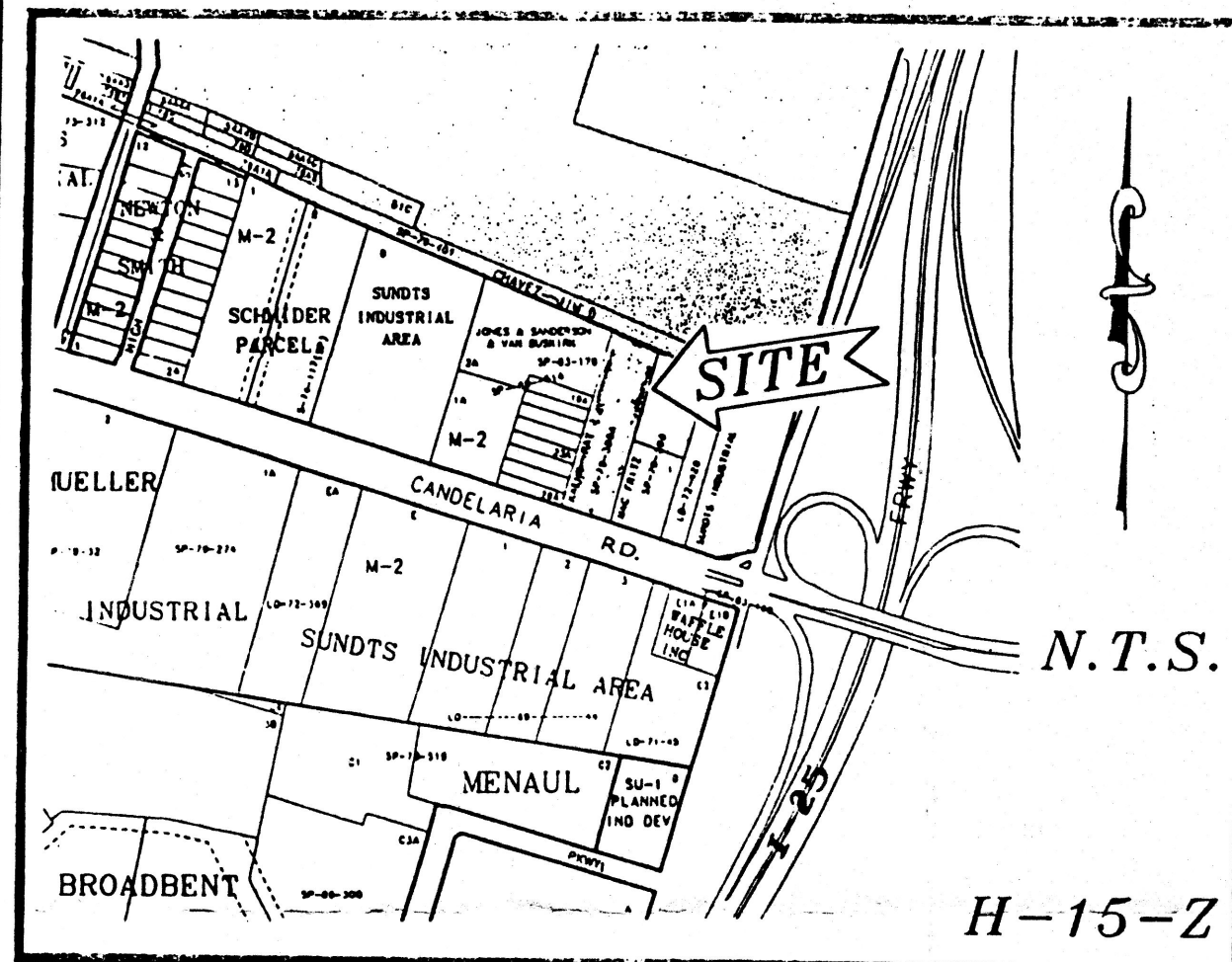
Sheet Title  
GRADING & DRAINAGE PLAN  
Drawn By: HTH & BMJ Checked By: ES



Job Title  
Kaeher Plating & Metal Finishing  
1425 Candelaria Rd. N.E.  
ALBUQUERQUE, NEW MEXICO

SHEET NO.  
GD



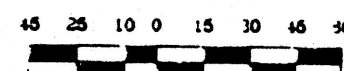


VICINITY MAP

SUBDIVISION DATA / NOTES

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY.
2. ALL CORNERS IDENTIFIED AS "SET" ARE SET WITH A #4 REBAR W/CAP STAMPED "LS 6446".
3. BEARINGS BASED ON NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE.
4. DISTANCES ARE GROUND DISTANCES.
5. PLAT SHOWS ALL EASEMENTS OF RECORD.
6. GROSS ACREAGE: 0.9002 ACRES
7. NUMBER OF EXISTING TRACTS/LOTS: 1
8. NUMBER OF TRACTS/LOTS CREATED: 2
9. BEARINGS AND DISTANCES IN PARENTHESIS ( ) ARE PER SAID SUMMARY PLAT OF TRACT A, LAND OF RAY J. KAEHR.
10. BEARINGS/DISTANCES IN BRACKETS < > PER ADJOINING REFERENCED PLATS OF RECORD.
11. THE 30' ACCESS, DRAINAGE & UTILITY EASEMENT IS FOR THE BENEFIT AND USE BY AND FOR THE OWNER(S) OF TRACTS A-1 & A-2 AND IS TO BE MAINTAINED BY SAID OWNER(S).

SCALE: 1" = 60'



PROJECT NO. 56B-04  
PLOT DATE: 6/7/95  
CREATED BY DJFK

DISCLOSURE STATEMENT:

THE PURPOSE OF THIS REPLAT IS TO CREATE TWO (2) LOTS FROM ONE (1) EXISTING TRACT OF LAND AND GRANT A 30' PRIVATE ACCESS & UTILITY EASEMENT.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON  
UPC# 1-015-059-247506-10602  
PROPERTY OWNER OF RECORD:  
KAEHR, RAY J.  
BERNALILLO COUNTY TREASURER'S OFFICE:  
Janet Chisler

Prior to development, City of Albuquerque Water and Sanitary Sewer Service to Tract A-1 must be verified and coordinated with the Public Works Department, City of Albuquerque, via a request for a water and sanitary sewer availability statement

LEGAL DESCRIPTION:

TRACT LETTERED "A" OF THE "SUMMARY PLAT OF TRACT A, LAND OF RAY J. KAEHR", THE SAME AS IS SHOWN AND DESIGNATED ON SAID PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 4, 1979 IN VOLUME B17, FOLIO 19.

State of New Mexico, SS  
County of Bernalillo  
This instrument was filed for record on

39-05-01995  
ALBUQUERQUE, N.M.  
of records of said County Folio 435  
Audrey Woodward, Clerk & Recorder  
Notary

A PLAT OF 95125009

TRACTS A-1 & A-2  
of  
LANDS of RAY KAEHR

SITUATE WITHIN SECTION 4,  
T 10 N, R 3 E, N.M.P.M.  
CITY OF ALBUQUERQUE, NEW MEXICO

JUNE 1995

FREE CONSENT

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND DO HEREBY REPRESENT THAT THE UNDERSIGNED INDIVIDUALS ARE AUTHORIZED TO SO ACT AND DO HEREBY GRANT A 30' PRIVATE ACCESS & UTILITY EASEMENT AS SHOWN HEREON.

OWNER(S) SIGNATURE: \_\_\_\_\_ DATE: 6/8/95

OWNER(S) PRINT NAME: Ronald W. Kaeher

ADDRESS: 1425 Candelaria NE, ALBUQUERQUE, NM 87107

BY: ACKNOWLEDGMENT  
STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 8th DAY OF June 1995.

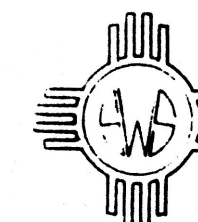
MY COMMISSION EXPIRES: October 15, 1997  
Sara L. Linares  
NOTARY PUBLIC

SP-95-270  
APPROVALS: DRB NO. 95-283  
11-15-95  
CITY ENGINEER: [Signature] DATE: 06-13-95  
CITY SURVEYOR: [Signature] DATE: 7-25-95  
TRAFFIC ENGINEERING: [Signature] DATE: 7-25-95  
PARKS AND GENERAL SERVICE: [Signature] DATE: 11-15-95  
A.M.A.P.C.A.: [Signature] DATE: 11-15-95  
REAL PROPERTY DIVISION: [Signature] DATE: 7-25-95  
UTILITY DEVELOPMENT DIVISION: [Signature] DATE: 11-21-95  
CITY PLANNER, ALBUQUERQUE PLANNING DIVISION: [Signature]

SURVEYOR'S CERTIFICATION

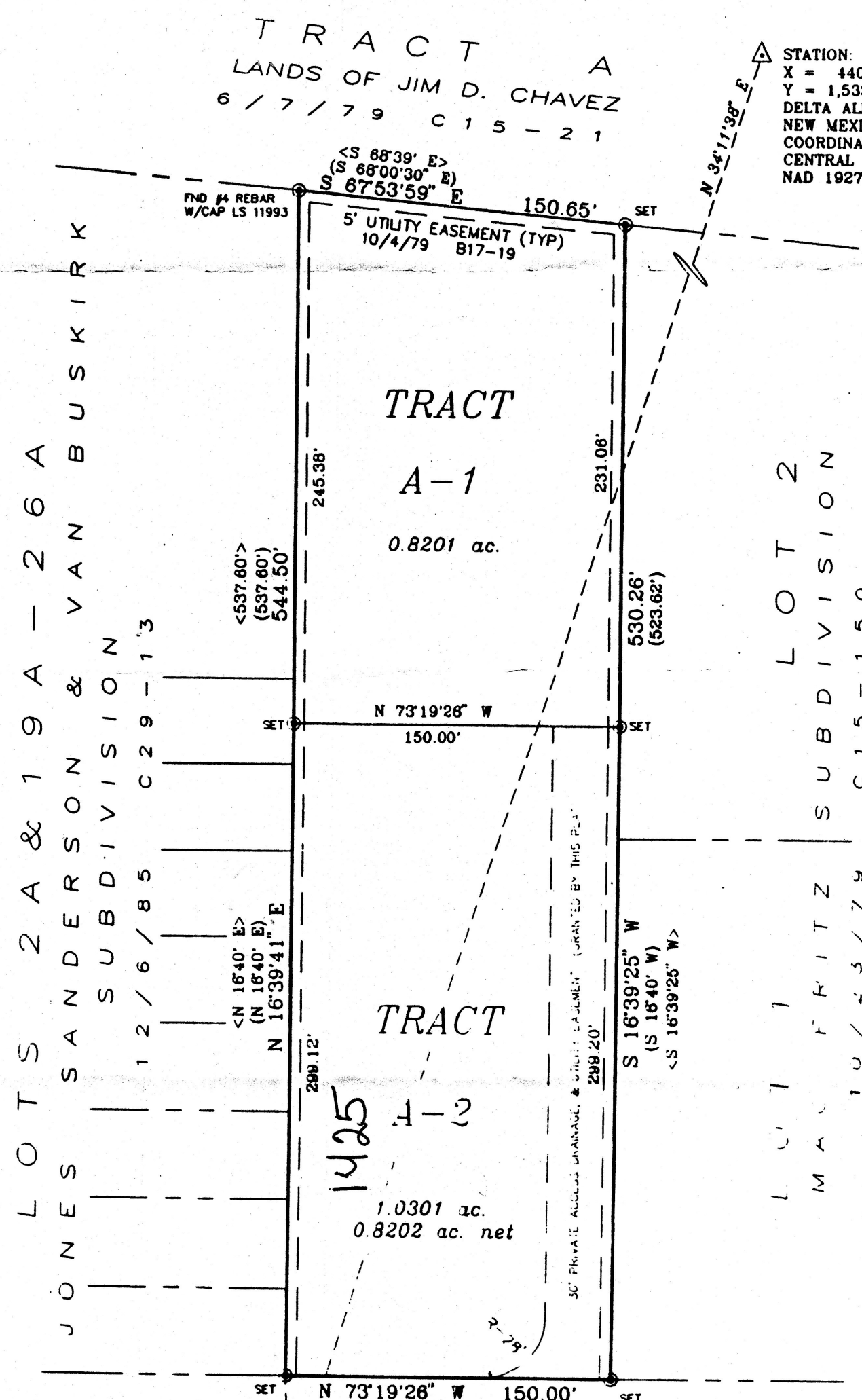
I, FRANKLIN E. WILSON, A REGISTERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED BY ME OR UNDER MY SUPERVISION, MEETS THE MINIMUM REQUIREMENTS OF MONUMENTATION AND SURVEYS, OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

FRANKLIN E. WILSON, N.M.L.S. NO. 6446

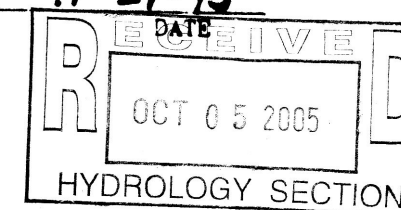


SOUTHWEST SURVEYING CO., INC.

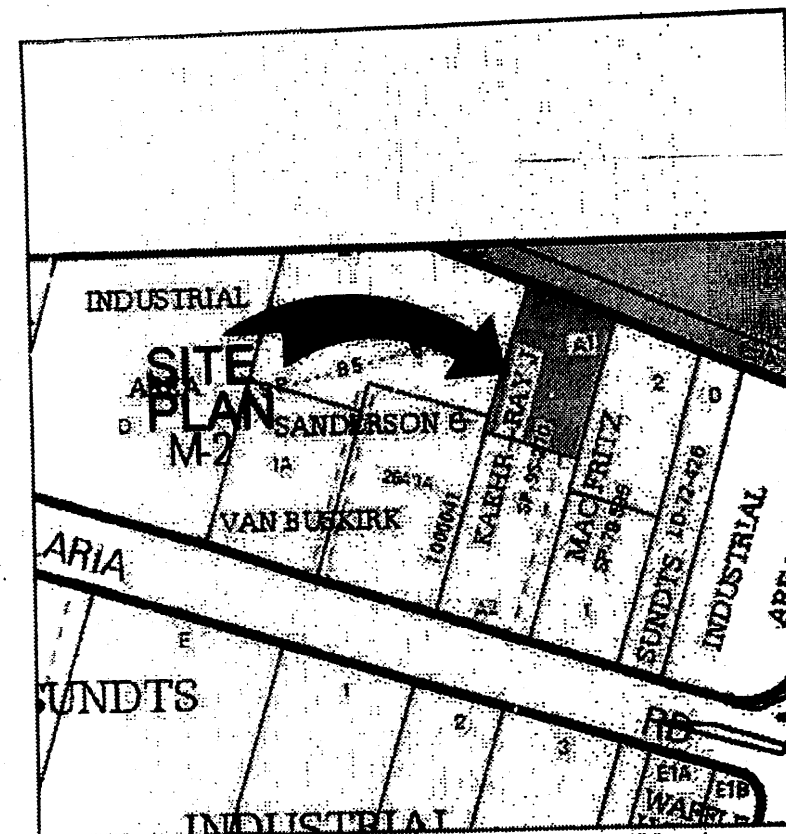
333 LOMAS BLVD. N.E.  
ALBUQUERQUE, NEW MEXICO 87102  
PHONE: (505) 247-4444  
FAX: (505) 242-8069



STATION: 9-H15  
X = 387,015.74  
Y = 1,497,331.15  
GROUND TO GRID = 0.9996738  
DELTA ALPHA = - 0'13'02"  
NEW MEXICO STATE PLANE  
COORDINATE SYSTEM  
CENTRAL ZONE  
NAD 1927

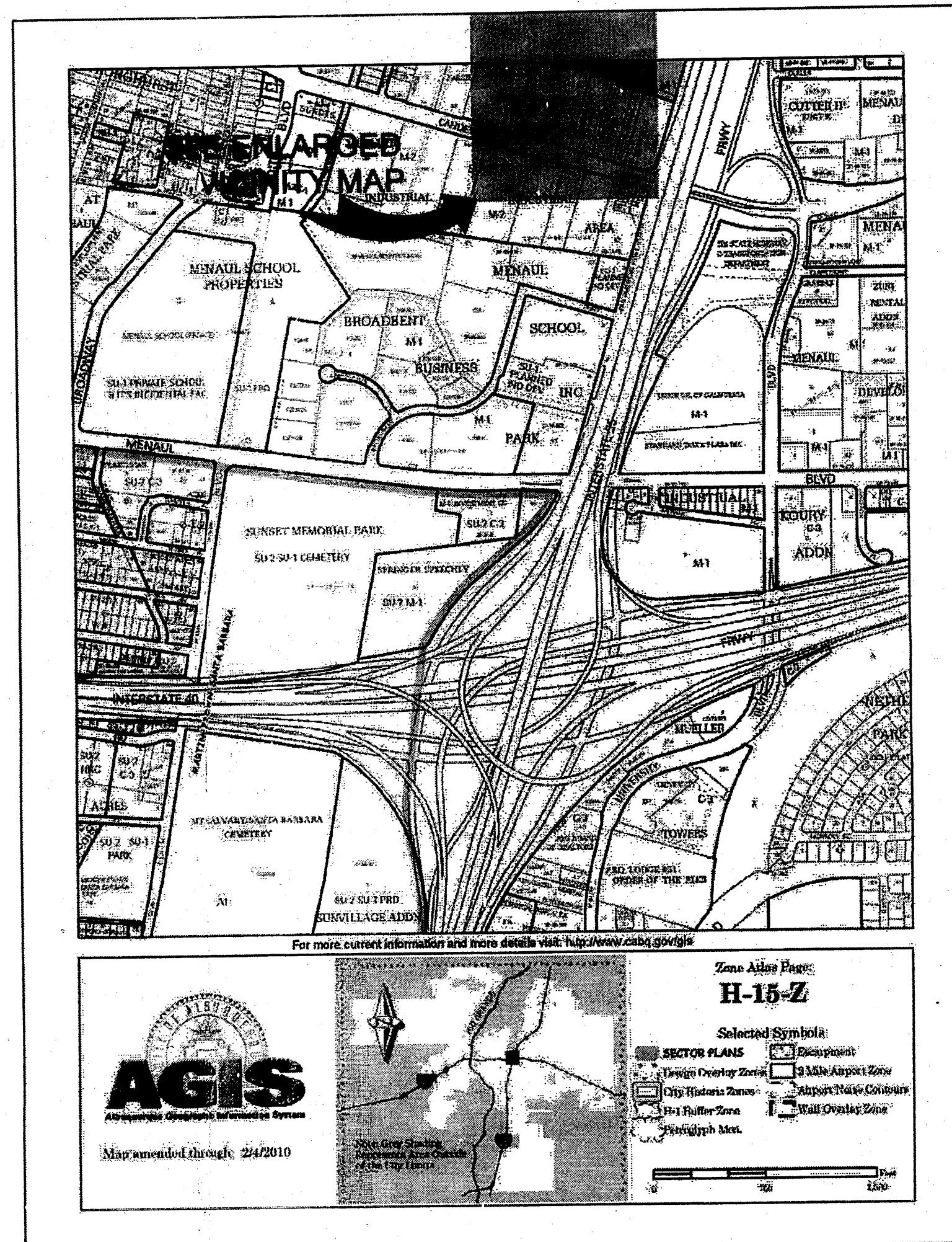






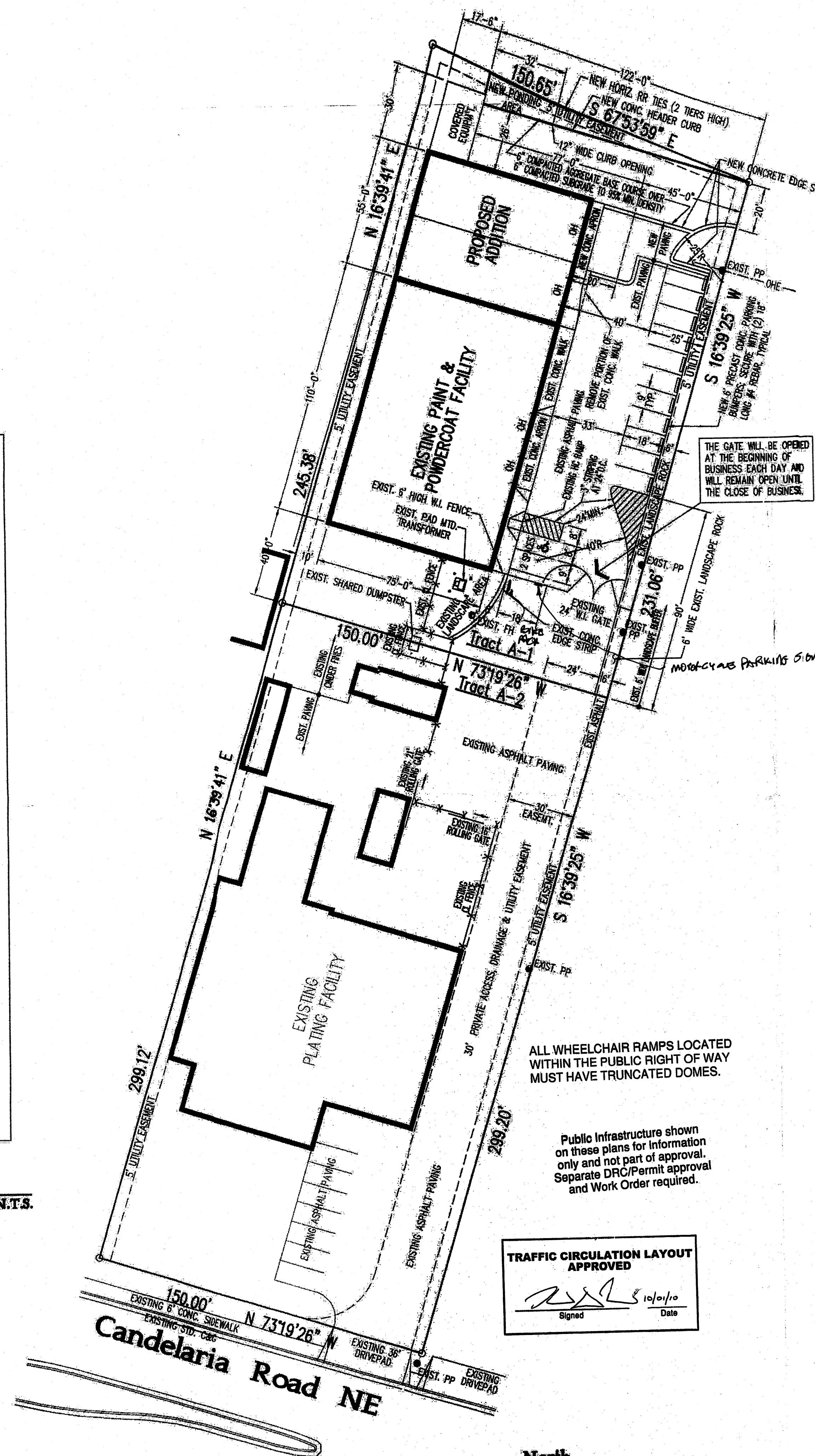
Enlarged Vicinity Map

N.T.S.



Zone Map

N.T.S.



Site Plan

Scale: 1"=30'



## Design Data

LEGAL DESCRIPTION: TRACT A-1  
LANDS OF RAY KAEHR  
BERNALILLO COUNTY,  
ALBUQUERQUE, NM  
ADDRESS: 1441 CANDELARIA ROAD NE  
ALBUQUERQUE, NM 87107  
CURRENT ZONING: M-2  
ZONE ATLAS PAGE: H-15-Z  
APPLICABLE BUILDING CODE: IBC-2006  
SEISMIC DESIGN CATEGORY: D  
WIND DESIGN SPEED (3-SECOND GUST): 90 MPH  
EXPOSURE: B  
TYPE OF CONSTRUCTION: II-B  
FIRE SPRINKLERED: NO  
NUMBER OF STORIES: ONE

BUILDING FLOOR AREAS:  
EXISTING BUILDING: 8,250 SQ. FT.  
PROPOSED ADDITION: 4,125 SQ. FT.  
STORAGE MEZZANINE: 550 SQ. FT.  
UNENCLOSED COVERED MECH. EQUIP.: 533 SQ. FT.  
TOTAL FLOOR AREA (IBC SEC. 702): 13,478 SQ. FT.  
OCCUPANCY GROUPS: MIXED - UNSEPARATED

EXISTING BUILDING:  
GROUP F-1 (FACTORY & INDUSTRIAL): 7,788 SQ. FT.  
GROUP B (OFFICE): 462 SQ. FT.  
PROPOSED ADDITION:  
GROUP F-1 (FACTORY & INDUSTRIAL): 1,295 SQ. FT.  
GROUP F-1 (COVERED MECH. EQUIP.): 533 SQ. FT.  
GROUP S-1 (STORAGE): 2,830 SQ. FT.  
GROUP S-1 (STORAGE MEZZANINE): 550 SQ. FT.  
TOTAL EXISTING & PROPOSED: 13,478 SQ. FT.

ALLOWABLE BUILDING AREA: IBC TABLE 503  
GROUP F-1: 15,500 SQ. FT.  
GROUP S-1: 17,500 SQ. FT.  
GROUP B: 23,000 SQ. FT.  
OCCUPANT LOAD: IBC TABLE 1004.1.2

EXISTING BUILDING:  
OFFICE: 462/100 = 5 OCC.  
SHOP: 7,788/100 = 78 OCC.  
TOTAL EXISTING BUILDING: 83 OCC.  
PROPOSED ADDITION:  
SHOP: 1,295/100 = 13 OCC.  
STORAGE: 2,830+550/500 = 7 OCC.  
TOTAL PROPOSED ADDITION: 20 OCC.  
TOTAL OCCUPANT LOAD EXISTING & PROPOSED: 103 OCC.

TWO EXITS REQUIRED FOR ADDITION: NO

PLUMBING SYSTEMS: IBC TABLE 2802.1

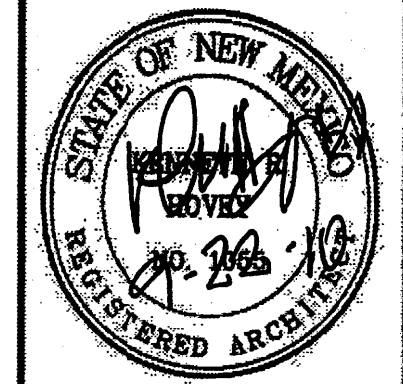
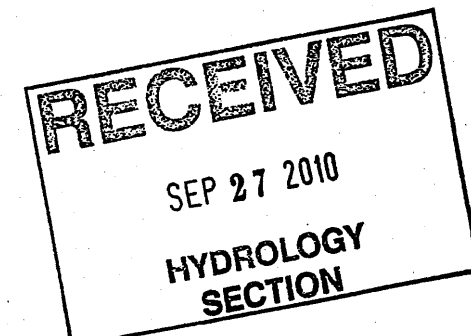
OCCUPANT LOAD 103; ASSUME EQUAL SPLIT  
BETWEEN GENDERS = 52 MEN & 52 WOMEN  
SEPARATE FACILITIES ARE REQUIRED FOR EACH GENDER  
WATER CLOSETS REQ'D:  
(FACTORY 91/100)+(STORAGE 7/100)+(OFFICE 5/25) = 2  
WATER CLOSETS PROVIDED: 2  
LAVATORIES REQ'D:  
(FACTORY 91/100)+(STORAGE 7/100)+(OFFICE 5/40) = 2  
LAVATORIES PROVIDED: 2  
DRINKING FOUNTAIN REQ'D:  
(FACTORY 91/400)+(STORAGE 7/1000)+(OFFICE 5/100) = 1  
DRINKING FOUNTAIN PROVIDED: 1  
SERVICE SINK REQ'D: 1  
SERVICE SINK PROVIDED: 1

REQUIRED OFF-STREET PARKING:  
(2,830+550/200)+(7,788+1,295/1,000)+(462/200) = 13 SPACES  
OFF-STREET PARKING PROVIDED: 13 SPACES

REQUIRED PARKING TO BE DESIGNATED HC ACCESSIBLE: 0.02 LT ADN  
ONE HC SPACE DESIGNATED VAN ACCESSIBLE

HC ACCESSIBLE PARKING PROVIDED:  
ONE HC SPACE DESIGNATED VAN ACCESSIBLE

ASPHALT DESIGN:  
3" MINIMUM THICKNESS ASPHALT PAVEMENT OVER 6"  
AGGREGATE BASE COURSE OVER SUBGRADE COMPACTED TO  
95 PERCENT OF PROCTOR DENSITY.

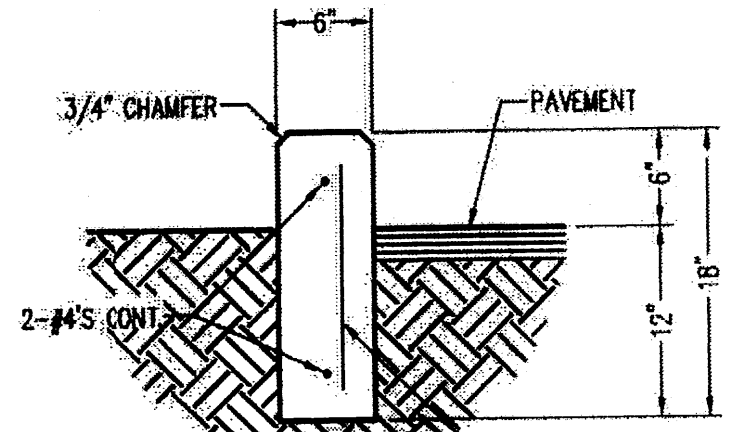


Addition to The Paint Shop  
1441 CANDELARIA ROAD NE, ALBUQUERQUE, NEW MEXICO 87107

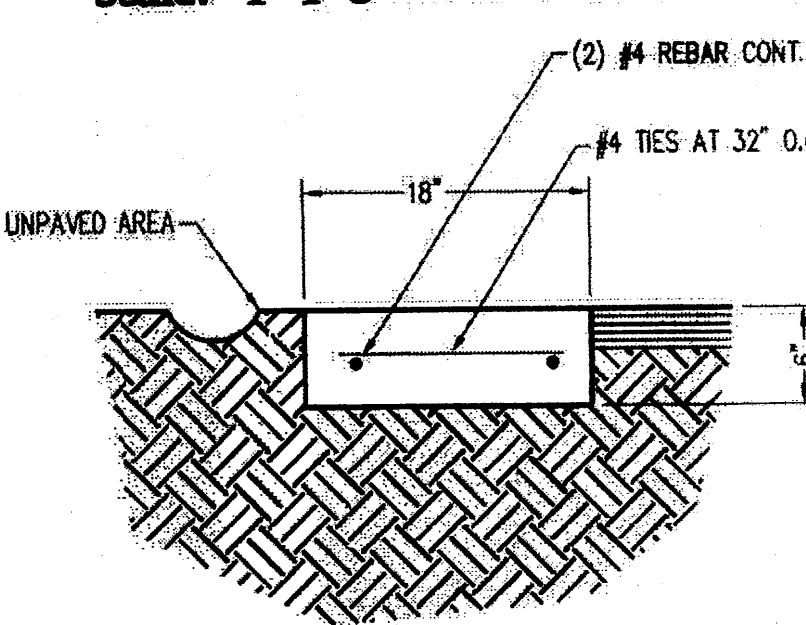
KEN HOVEY, ARCHITECT  
1606 CENTRAL AVENUE, SUITE 101, ALBUQUERQUE, NM 87106  
505.242.6870 F 505.242.6870 ken.hovey@kenhovey.com

SHEET NO:	0512
DATE:	20 AUGUST 2010
REVISIONS	

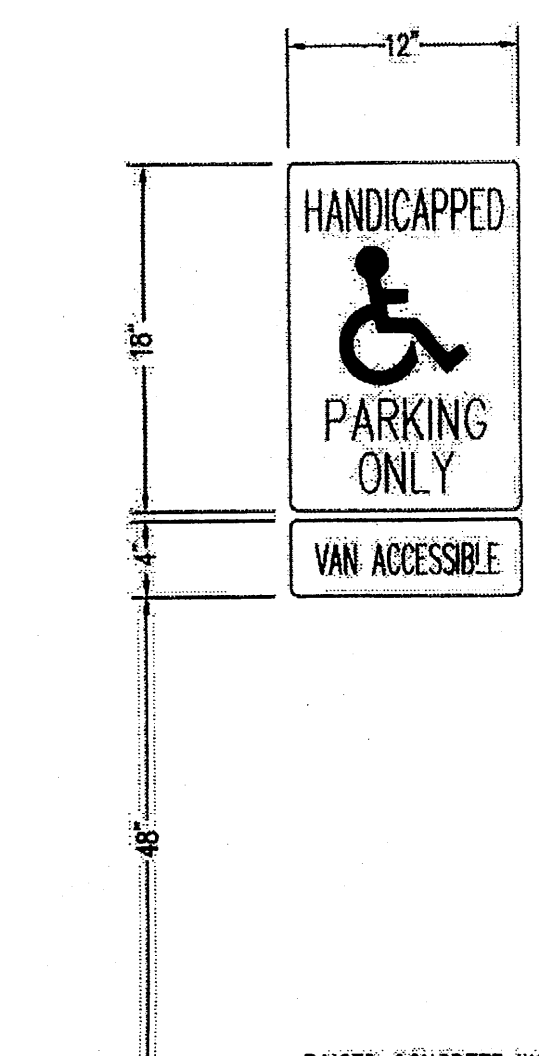
SHEET NO.  
C.1  
HYDROLOGY & TRAFFIC



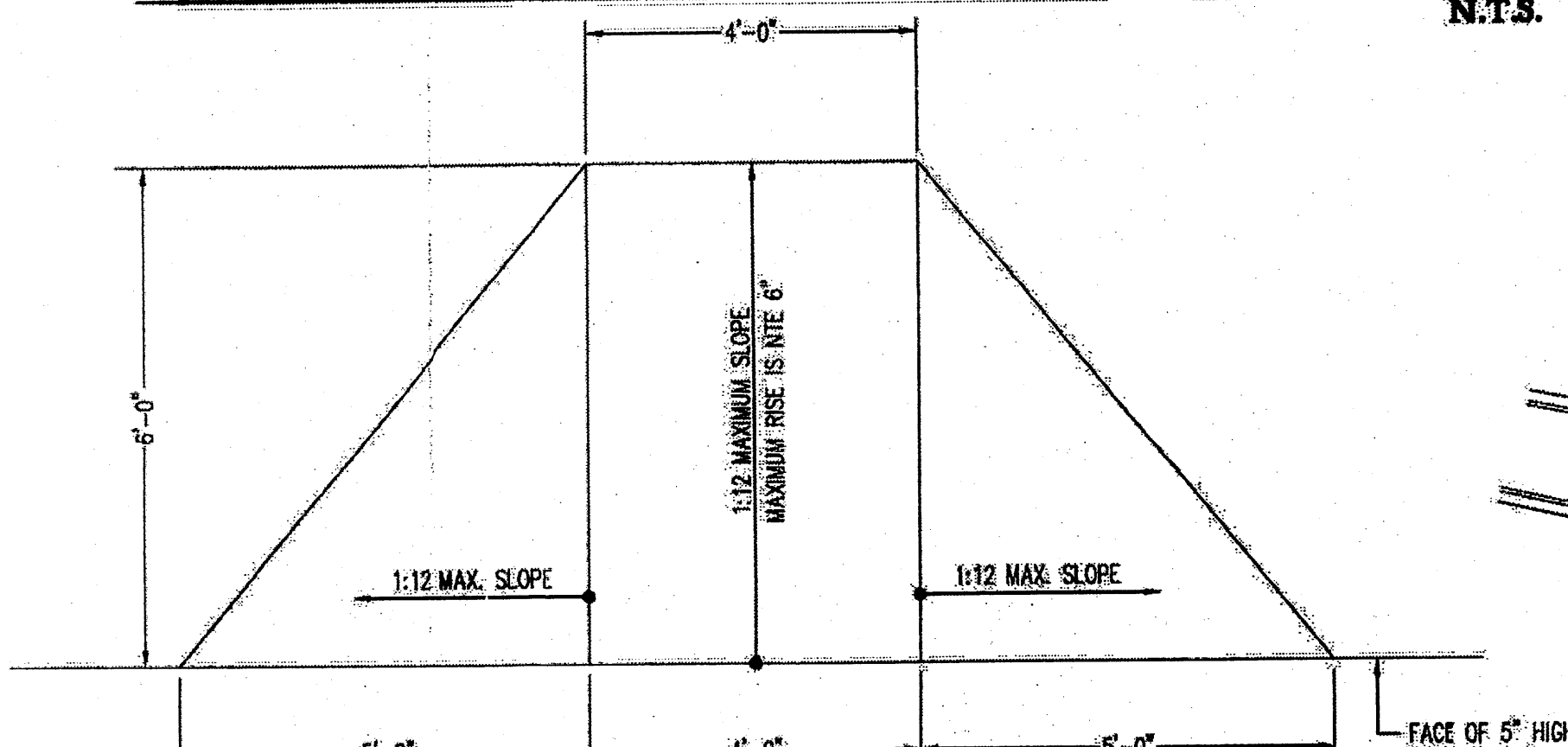
Header Curb Detail  
Scale: 1"=1'-0"



Paving Edge Detail  
Scale: 1"=1'-0"

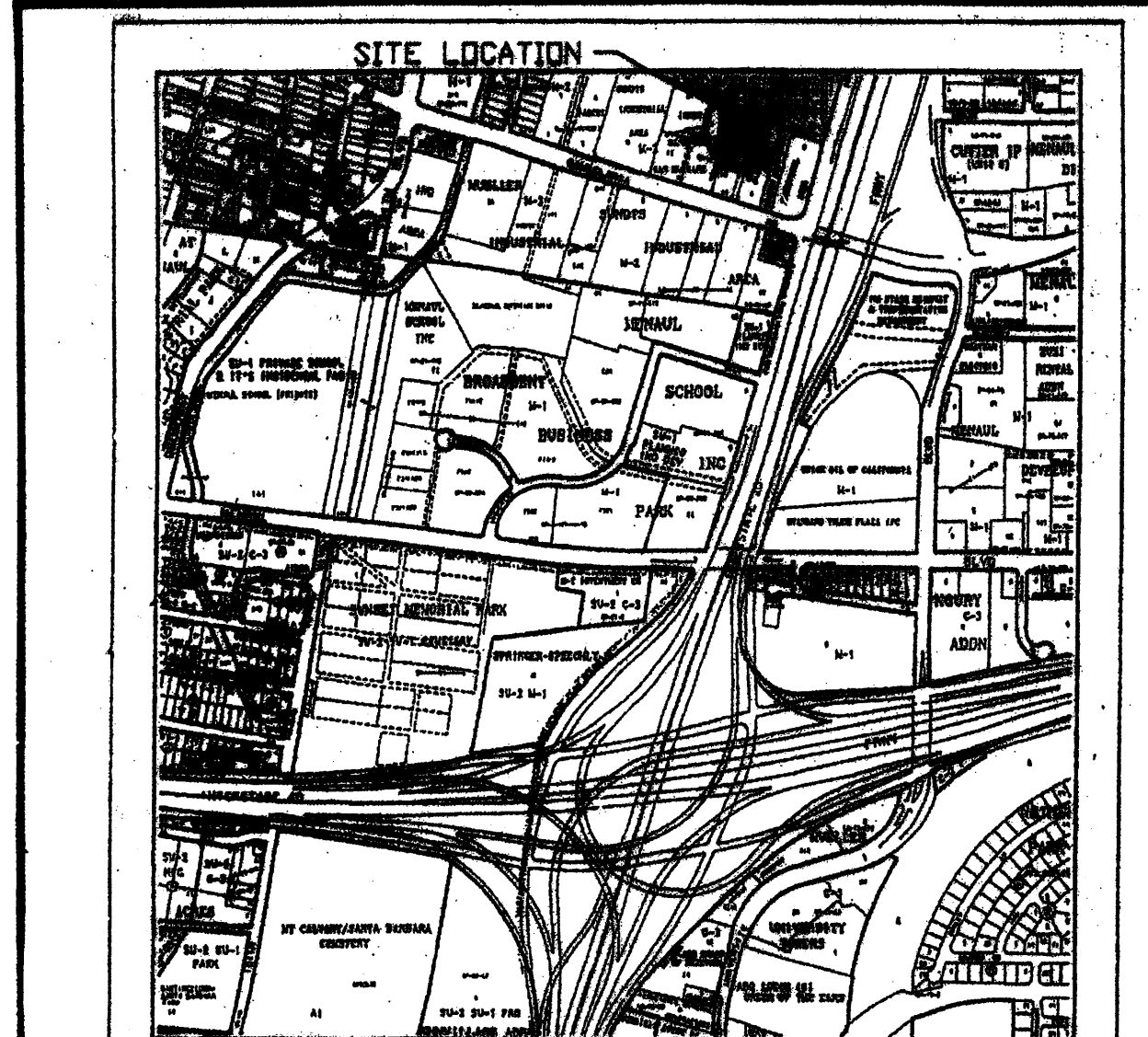


Existing Handicap Sign  
Not to Scale

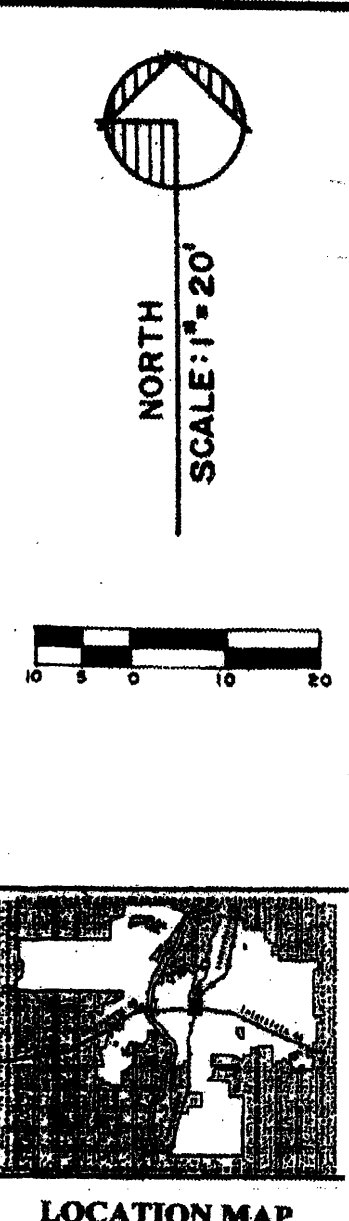


Existing Handicap Ramp  
Scale 1/2"=1'-0"





VICINITY MAP H-15-Z

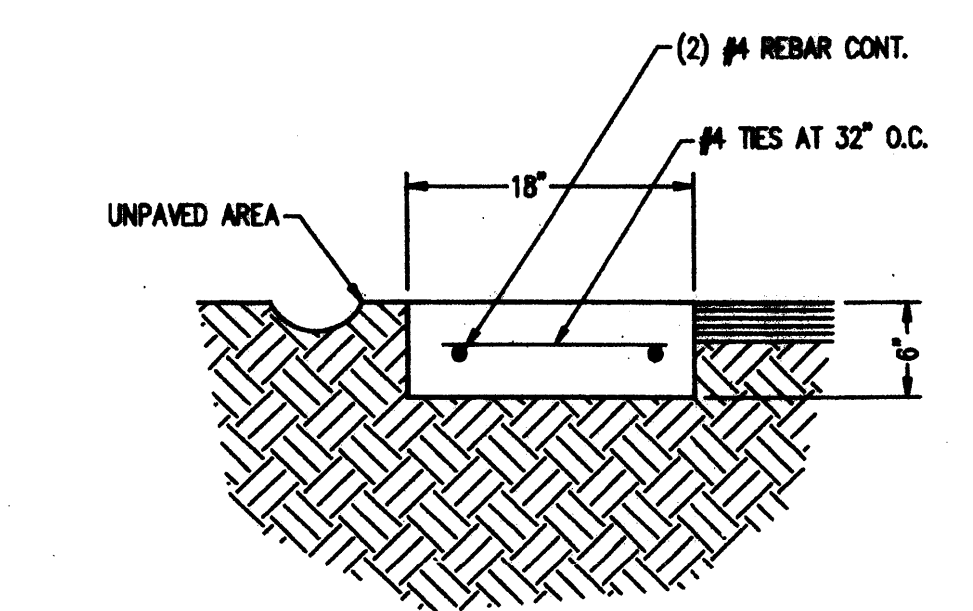
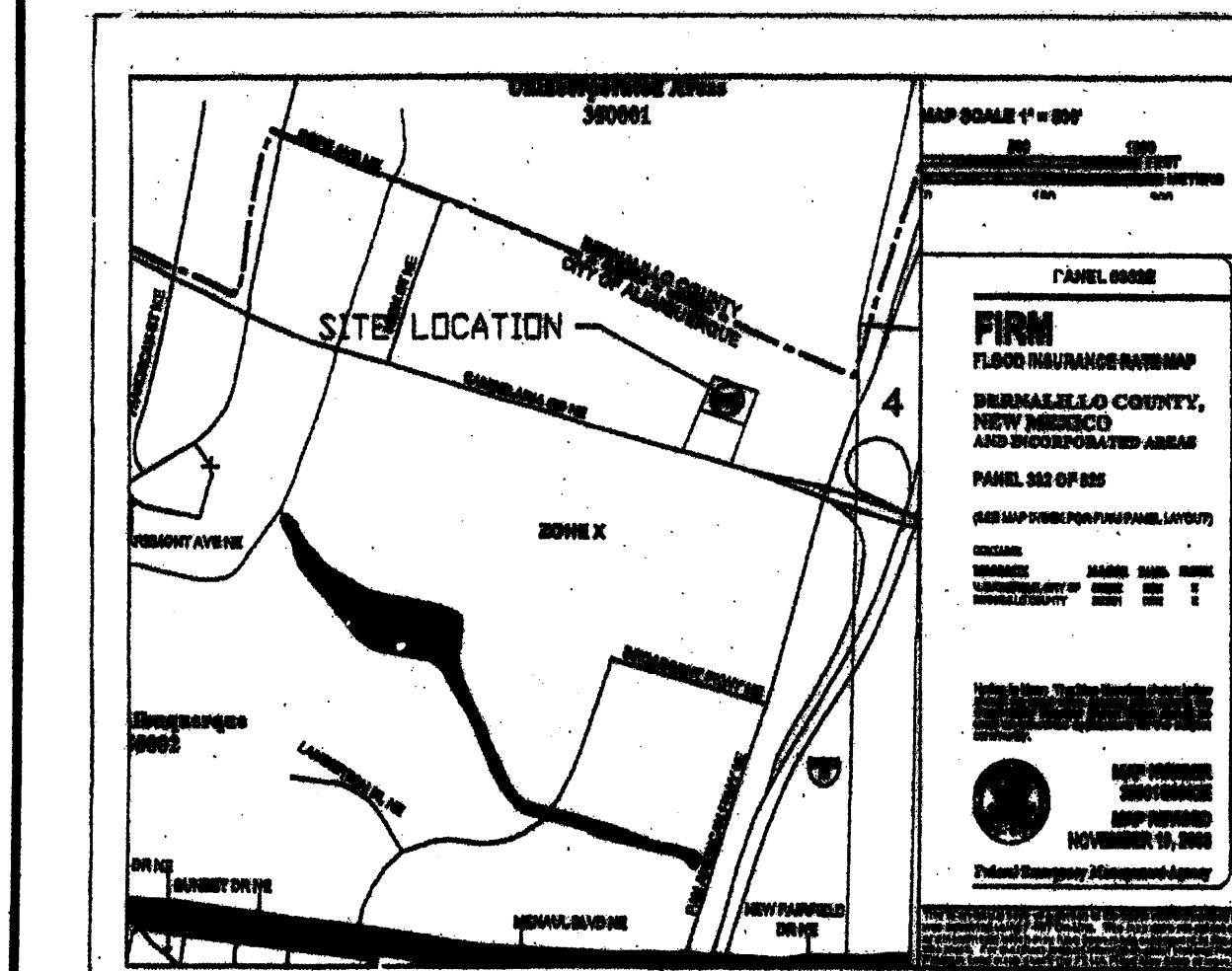


**Benchmark:**  
Elevations are based on City of Albuquerque Station No. "9-H15", having an elevation of 5034.93 on the median on Candelaria Rd. NE.

**Legal Description:**  
Tract A-1  
Lands of Ray Kaehr  
Bernalillo County, Albuquerque  
New Mexico.

- EROSION CONTROL MEASURES:**
- THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR MANAGEMENT OF STORM RUNOFF DURING CONSTRUCTION; HE SHALL ENSURE THAT THE FOLLOWING MEASURES ARE TAKEN:
- 1) ADJACENT PROPERTY SHALL BE PROTECTED AT ALL TIMES BY CONSTRUCTION OF BERMS, DITCHES, SWALES, PONDS, AND OTHER TEMPORARY GRADING AS REQUIRED TO PREVENT STORM RUNOFF FROM LEAVING THE SUBJECT SITE AND ENTERING ADJACENT PROPERTIES.
  - 2) ADJACENT PUBLIC RIGHT-OF-WAYS SHALL BE PROTECTED AT ALL TIMES FROM STORM WATER RUNOFF FROM THE SUBJECT SITE. NO SEDIMENT BEARING WATER SHALL BE PERMITTED TO ENTER PUBLIC STREET RIGHT-OF-WAYS.
  - 3) THE CONTRACTOR SHALL IMMEDIATELY AND THOROUGHLY REMOVE ANY AND ALL SEDIMENT FROM PUBLIC STREETS THAT HAS BEEN ERODED FROM THE SUBJECT SITE AND DEPOSITED THEREON.
- CONSTRUCTION NOTES:**
- 1) TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE AT 360-1990 FOR THE ACTUAL FIELD LOCATION OF THE EXISTING SURFACE OF SUB-SURFACE UTILITIES.
  - 2) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL POTENTIAL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM OF DELAY.
  - 3) ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
  - 4) ALL CONSTRUCTION WITHIN PUBLIC STREET RIGHT-OF-WAY(S) SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE CITY OF ALBUQUERQUE/BERNALILLO COUNTY STANDARDS AND PROCEDURES.
- GENERAL NOTES:**
- 1) NO PERMETER BOUNDARY CORNERS HAVE BEEN FIELD ESTABLISHED PER THIS SURVEY OF THE SUBJECT PROPERTY.
  - 2) NO SEARCH HAS BEEN MADE FOR EASEMENTS OF RECORD OTHER THAN SHOWN HEREON.

**LEGEND:**  
TOP OF CURB ELEVATION = TC = 40.25  
CURB FLOWLINE ELEVATION = E = 40.00  
EXISTING SPOT ELEVATION = S = 36.8  
EXISTING CONTOUR ELEVATION = C = 37.0  
PROPOSED SPOT ELEVATION = P = 39.25  
PROPOSED CONTOUR ELEVATION = 40.0  
PROPOSED OR EXISTING CONCRETE SURFACE = 40.0  
EXISTING FENCE LINE =



Paving Edge Detail A/C.1  
Scale: 1"=1'-0"

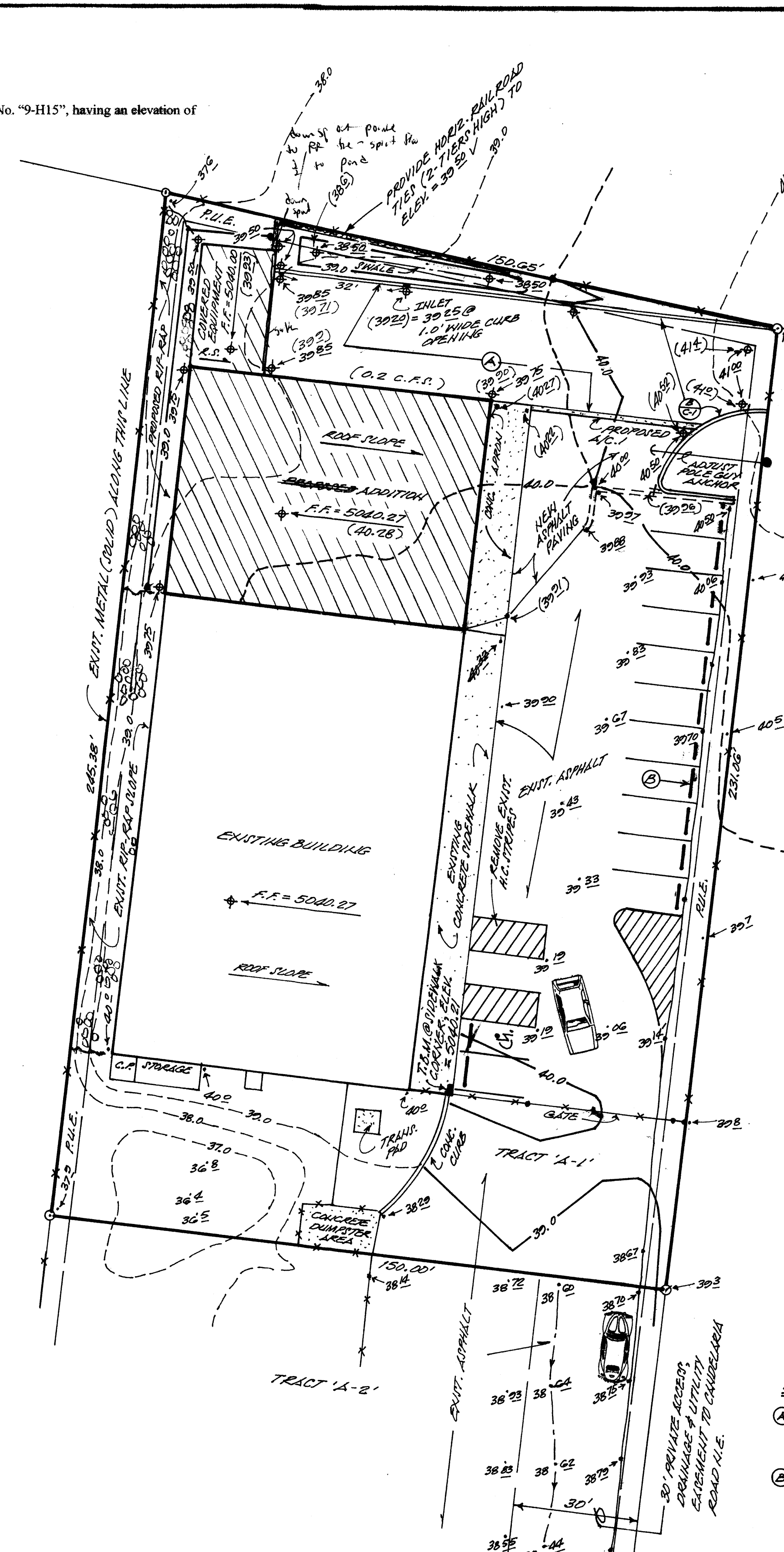
**DRAINAGE CERTIFICATION (AS-BUILT):**

I, LEVI J. VALDEZ, N.M.P.E. 5693, DO HEREBY CERTIFY THAT THE "AS-BUILT" IMPROVEMENTS OF THE SUBJECT PROJECT AS SHOWN ON THE PLAN HEREON HAVE BEEN GRADED AND WILL DRAIN IN "SUBSTANTIAL COMPLIANCE" IN ACCORDANCE WITH THE DESIGN INTENT OF SAID PLAN SUBMITTED TO CITY OF ALBUQUERQUE HYDROLOGY DEPARTMENT WITH ENGINEER'S STAMP DATED 08-18-10.

THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY ANTHONY HARRIS, N.M.P.E. NO. 1463, OF THE FIRM HARRIS SURVEYING, INC. I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 10-19-2008, AND HAVE DETERMINED BY VISUAL INSPECTION THAT THE SURVEY DATA PROVIDED IS REPRESENTATIVE OF ACTUAL SITE CONDITIONS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS CERTIFICATION IS SUBMITTED IN SUPPORT OF A REQUEST FOR A PERMANENT CERTIFICATION OF OCCUPANCY.

THE RECORD INFORMATION PRESENTED HEREON IS NOT NECESSARILY COMPLETE AND INTENDED ONLY TO VERIFY SUBSTANTIAL COMPLIANCE OF THE GRADING AND DRAINAGE ASPECTS OF THIS PROJECT. THOSE RELYING ON THIS RECORD DOCUMENT ARE ADVISED TO OBTAIN INDEPENDENT VERIFICATION OF ITS ACCURACY BEFORE USING IT FOR ANY OTHER PURPOSE.

Levi J. Valdez  
LEVI J. VALDEZ, N.M.P.E. NO. 5693  
DATE 11-19-10  
NOTE: "AS-BUILT" ELEVATIONS SHOWN THUS (39.2).

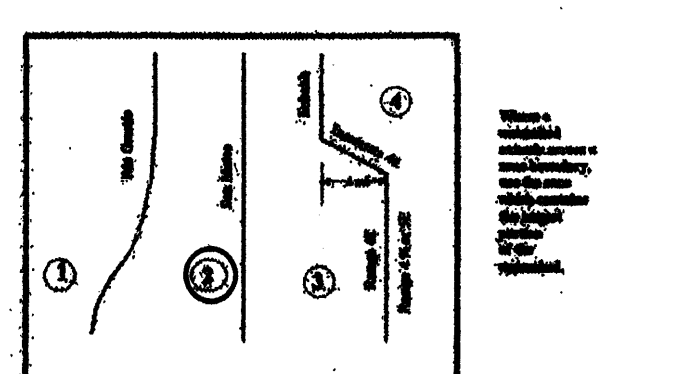


- NOTES:**
- A) 6" COMPACTED AGGREGATE BASE COURSE OVER 6" COMPACTED SUB-GRADE TO 95% MIN. DENSITY.
  - B) CONCRETE PARKING BUMPERS PER "ARCHITECT'S SITE PLAN".

**TABLE A-1. PRECIPITATION ZONES**  
Bernalillo County's four precipitation zones are indicated in TABLE A-1 and on FIGURE A-1.

ZONE	LOCATION
1	West of Rio Grande
2	Between Rio Grande and San Mateo
3	Between San Mateo and Interstate 40; and between San Mateo and the East boundary of Range 4 East; South of Interstate 40
4	East of Interstate 40; and East of the East boundary of Range 4 East; South of Interstate 40

Zone	Intensity (IN/HR at 2-HR)	100-YR (2-YR, 10-YR)
1	4.70 (1.84, 3.14)	
2	3.05 (2.04, 3.41)	
3	3.38 (2.21, 3.65)	
4	5.61 (2.94, 3.83)	



**TABLE A-4. LAND TREATMENT**

Treatment	Land Condition
A	Soil uncompacted by human activity with 0 to 10 percent slopes. Native grasses, weeds and shrubs in typical densities with minimal disturbance to grading, groundwater and infiltration capacity. Cynodactyon.
B	Irrigated lawns, parks and golf courses with 0 to 10 percent slopes. Native grasses, weeds and shrubs, and soil uncompacted by human activity with slopes greater than 10 percent and less than 20 percent.
C	Soil uncompacted by human activity. Minimal vegetation. Unpaved parking, roads, trails. Most recent law. Gravel or rock on plants (least landscaping). Irrigated lawns and parks with slopes greater than 10 percent. Native grasses, weeds, and shrubs, and soil uncompacted by human activity with slopes at 20 percent or greater. Native grass, weed and shrub areas with clay or clay loam soils and other soils of very low permeability as classified by SC25 Hydrologic Soil Group 13.
D	Impervious areas, pavement and roofs.

**TABLE A-9. PEAK DISCHARGE (cfs/acre)**  
Zone

Zone	A	B	C	D
1	1.25 (0.00, 0.34)	2.00 (0.33, 0.76)	2.87 (0.47, 1.49)	4.37 (1.69, 2.89)
2	1.56 (0.00, 0.38)	2.38 (0.08, 0.95)	3.14 (0.60, 1.71)	4.70 (1.86, 3.14)
3	1.87 (0.00, 0.58)	2.60 (0.31, 1.19)	3.41 (0.76, 2.609)	5.02 (2.04, 3.39)
4	2.30 (0.05, 0.87)	2.97 (0.38, 1.45)	3.78 (1.00, 2.26)	5.57 (2.17, 3.57)

**Drainage Comments:**

As shown on the Vicinity Map hereon, the subject site is located on the North side of Candelaria Road N.E. between I-25 and Edith Blvd. N.E., in the City of Albuquerque, Bernalillo County, New Mexico, (Zone Atlas Map H-15).

The subject site, 1.) is partially developed with an existing building and associated improvements and is to have a proposed 55' x 75' (4,125.0 sq. ft.) building addition and associated improvements constructed thereon, 2.) is to have the existing and developed flows directed to the asphalt paved parking area and continue to have said run-off flow through an existing 30' Private Access, Drainage, and Utility Easement within the easterly portion of Tract A-2 (immediately south of and adjacent to our subject site), and into Candelaria Road N.E., 3.) does not lie within a designated floodplain, (F.E.M.A. Panel 0332E, Revised November 19, 2003), 4.) does not accept off site flows from adjacent properties; however, does direct flows thru aforementioned Tract A-2.

**Drainage Calculations:**

Per Section 22.2, Hydrology of the Development Process Manual, Volume 2, Design Criteria for the City of Albuquerque, Bernalillo County, New Mexico.

Site Area: 0.82 Acres  
Precipitation Zone: Two (2)  
Peak Intensity: IN/HR. at Tc = Twelve (12) Minutes, (100-YR. / 6 HR.) = 5.05

**Existing Conditions:**

TREATMENT	AREA/ACRES	FACTOR	CFS
C	0.38	X	3.14 = 1.19
D	0.44	X	4.70 = 2.07

"Qp" = 3.26 CFS

**Proposed Conditions:**

TREATMENT	AREA/ACRES	FACTOR	CFS
C	0.19	X	3.14 = 0.60
D	0.63	X	4.70 = 2.96

"Qp" = 3.56 CFS

\*INCREASE = 0.30 CFS

**"ENGINEER'S CERTIFICATION"**

A PROPOSED  
GRADING AND DRAINAGE PLAN  
FOR  
**THE PAINT SHOP**  
(1441 CANDELARIA ROAD N.E.)  
ALBUQUERQUE, NEW MEXICO  
AUGUST, 2010  
(NOVEMBER, 2010)

