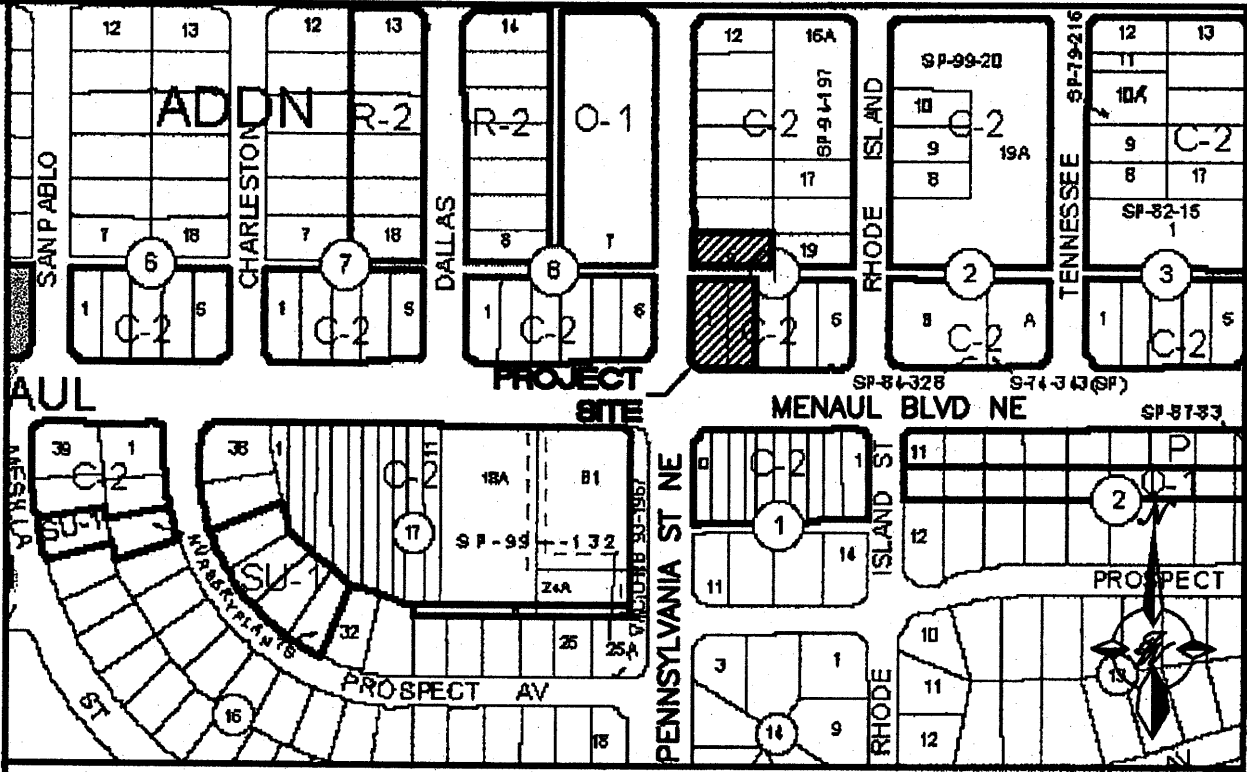


CONSTRUCTION PLANS
FOR
JACK IN THE BOX 1267
PENNSYLVANIA ST & MENAUL BLVD
PAVING & UTILITY IMPROVEMENTS
ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
DECEMBER 2009

JW

INDEX TO DRAWINGS

1. TITLE SHEET
2. PAVING IMPROVEMENTS
3. GRADING PLAN (FOR REFERENCE ONLY)



VICINITY MAP ZONE ATLAS H-19-Z

- NOTICE TO CONTRACTORS
1. ALL WORK DETAILED ON THESE PLANS TO BE PERFORMED UNDER CONTRACT SHALL, EXCEPT AS OTHERWISE STATED OR PROVIDED FOR HEREON, BE CONSTRUCTED IN ACCORDANCE WITH THE TOWN OF BERNALILLO STANDARD SPEC'S AND THE CITY OF ALBUQUERQUE STANDARD SPECIFICATIONS FOR PUBLIC WORKS CONSTRUCTION, 1986 EDITION (UPDATE #7) INCLUDING AMENDMENT #1.
 2. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM (280-1980) FOR LOCATION OF EXISTING UTILITIES.
 3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL OBSTRUCTIONS. SHOULD A CONFLICT EXIST, THE CONTRACTOR SHALL NOTIFY THE ENGINEER OR SURVEYOR IMMEDIATELY SO THAT THE CONFLICT CAN BE RESOLVED WITH A MINIMUM AMOUNT OF DELAY.
 4. ALL STREET STRIPING ALTERED OR DESTROYED SHALL BE REPLACED WITH PLASTIC REFLECTORIZED PAVEMENT MARKINGS BY THE CONTRACTOR TO LOCATION AS EXISTING OR AS INDICATED BY THIS PLAN SET.
 5. CONTRACTOR SHALL MAINTAIN A GRAFFITI-FREE WORK SITE. CONTRACTOR SHALL PROMPTLY REMOVE ANY AND ALL GRAFFITI FROM EQUIPMENT, WHETHER PERMANENT OR TEMPORARY.
 6. FOR STORM DRAIN CONSTRUCTION, RCP PIPE JOINTS SHALL NOT BE GROUTED PRIOR TO FINAL INSPECTION. FINAL INSPECTION WILL DETERMINE JOINTS TO BE GROUTED FOR FINAL ACCEPTANCE OF THE CONSTRUCTION.
 7. ALL UTILITY WORK SHALL BE CONSTRUCTED IN ACCORDANCE WITH TOWN OF BERNALILLO SPECIFICATIONS FOR WATER AND WASTEWATER FACILITIES (MOST RECENT REVISIONS).
 8. ALL EXCAVATION, TRENCHING, AND SHORING ACTIVITIES MUST BE CARRIED OUT IN ACCORDANCE WITH OSHA 29 CFR 1926.650 SUBPART P.
 9. CONTRACTOR WILL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING ALL CONSTRUCTION SIGNING UNTIL PROJECT HAS BEEN ACCEPTED BY THE TOWN OF BERNALILLO.

- THE FOLLOWING NOTES ALSO APPLY WHEN CHECKED
- ☒ ALL UTILITIES AND UTILITY SERVICE LINES SHALL BE INSTALLED PRIOR TO PAVING.
 - ☒ BACKFILL COMPACTION SHALL BE ACCORDING TO SPECIFIED STREET USE.
 - ☒ TACK COAT REQUIREMENTS SHALL BE DETERMINED BY THE PROJECT ENGINEER.
 - ☒ SIDEWALKS AND WHEELCHAIR RAMPS WITHIN THE CURB RETURNS SHALL BE CONSTRUCTED WHEREVER A NEW CURB RETURN IS CONSTRUCTED.
 - ☒ IF CURB IS DEPRESSIONED FOR A DRIVEPAD, THE DRIVEPAD SHALL BE CONSTRUCTED PRIOR TO ACCEPTANCE OF CURB AND GUTTER.
 - ☒ ALL STORM DRAINAGE FACILITIES SHALL BE COMPLETED PRIOR TO FINAL ACCEPTANCE.

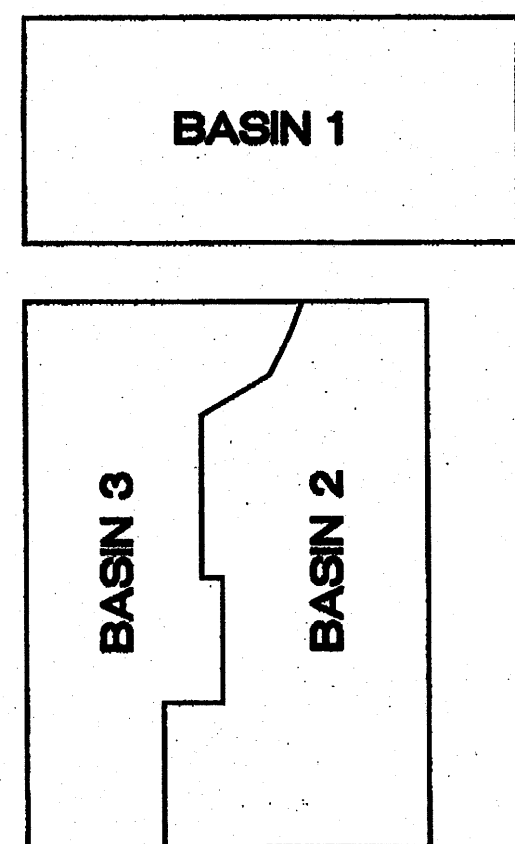
TERRA WEST, LLC
5571 MIDWAY PARK PL NE
ALBUQUERQUE, NEW MEXICO 87109
(505)858-3100

REV	SHEETS	CITY ENGINEER	DATE	USER DEPT.	DATE	USER DEPT.	DATE
ENGINEERS STAMP & SIGNATURE		APPROVALS	ENGINEER	DATE	*****		
		DRC Chairman			APPROVED FOR CONSTRUCTION		
		Transportation					
		Water/Wastewater					
		Hydrology					
		NMUI					
RONALD R. BOHANNAN P.E. #7868		Constr. Mngmt.			City Engineer _____ Date _____		
		Constr. Coord.					
		CITY PROJECT NO.	679782		SHEET 1 OF 3		

12/14/09
Jack in the Box

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. ALL SITES OVER 1 ACRE DISTURBANCE REQUIRE FEDERAL NPDES PERMIT.



PROPOSED BASIN MAP

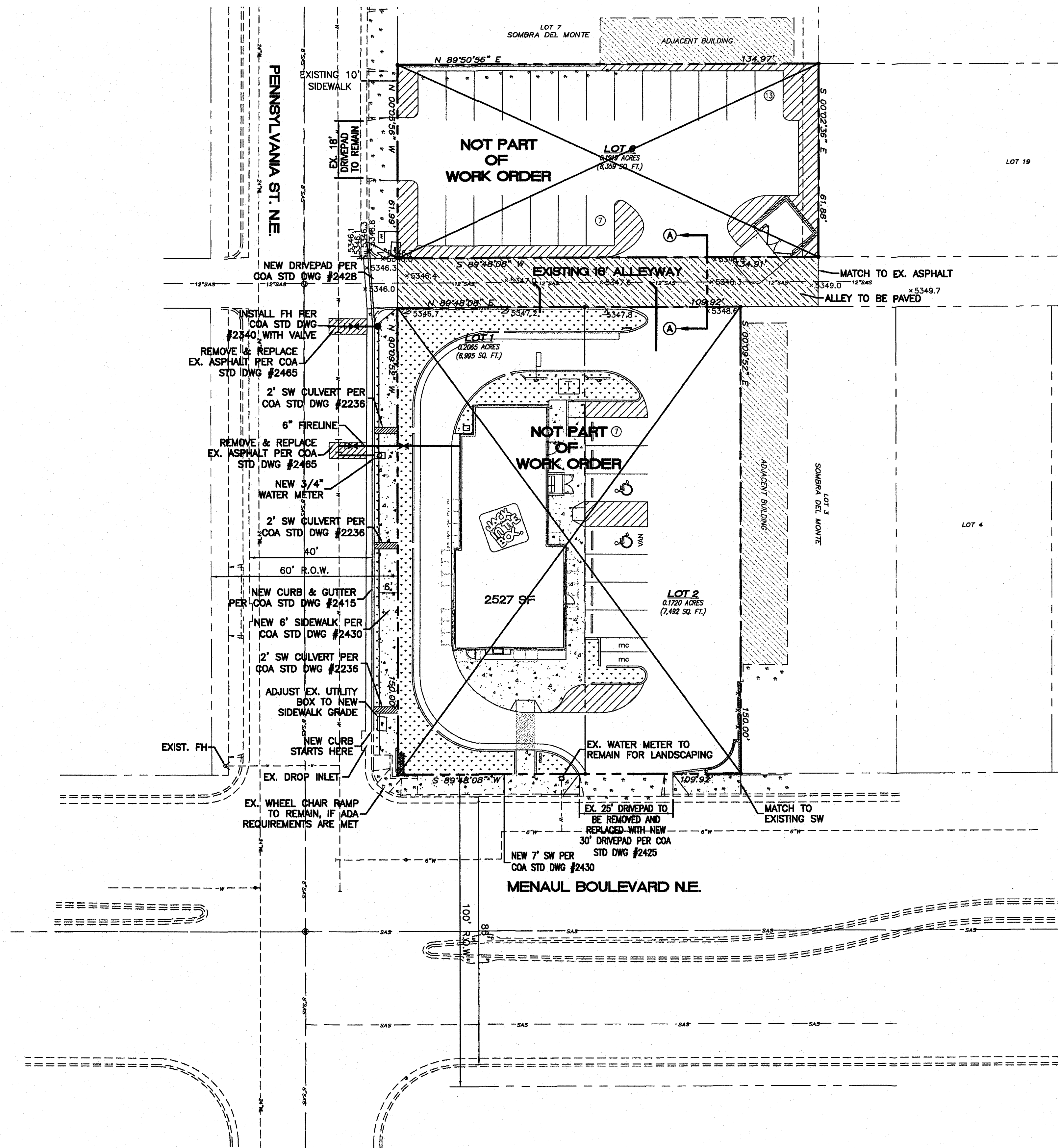
EXISTING DRAINAGE

The site is located on the northeast corner of Menaul Boulevard and Pennsylvania Avenue and currently consists of a vacant building and parking lot with little if any landscaping. The site is approximately 0.57 acres and currently drains from the northeast to the southwest with the flows draining to the street and into a drop inlet located in Pennsylvania Avenue. The site is surrounded by existing buildings and parking lots and there is no off-site drainage coming into the site. The total historic discharge from this site is 2.68 cfs.

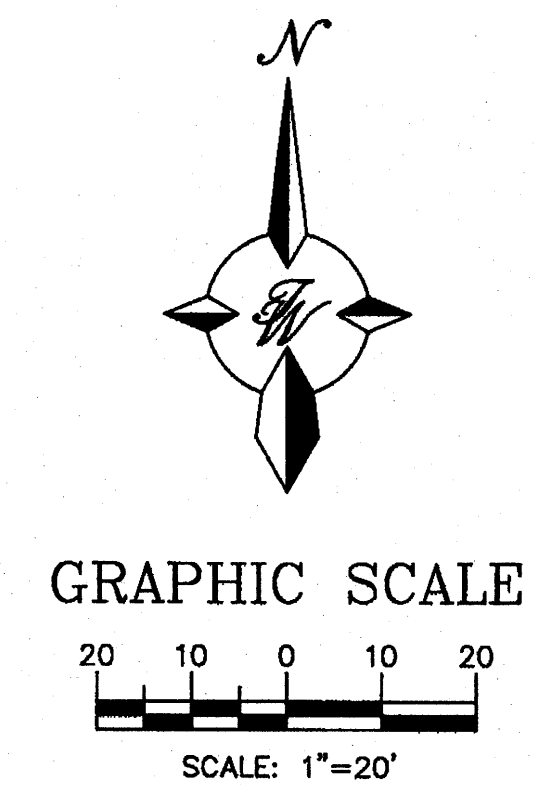
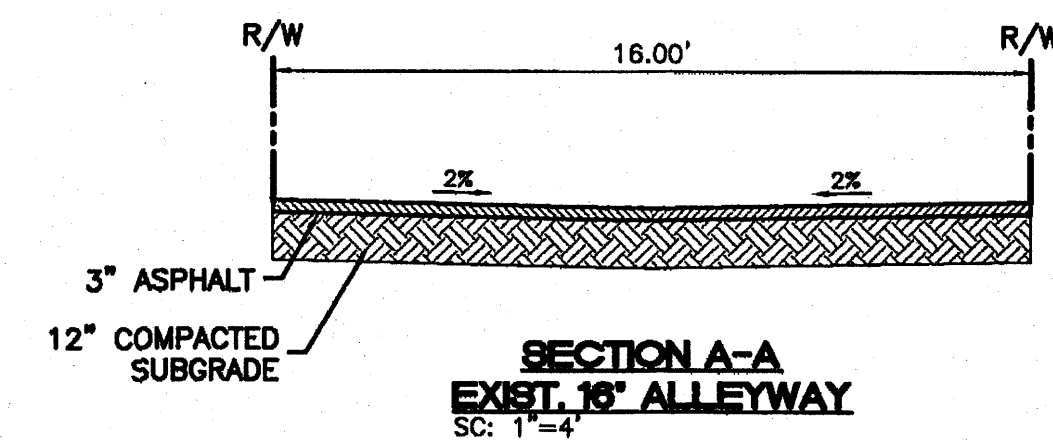
PROPOSED DRAINAGE

The existing building and parking lot will be demolished to make room for the new building. The site was divided into three basins with each basin flowing from the northeast to the southwest following the historical drainage pattern. Landscape areas were added to the site and the water from the parking lot will be allowed to drain through those areas to provide passive water harvesting. Any excess flows will continue to drain to the existing drop inlet in Pennsylvania Avenue. As shown in the table below the total proposed drainage is 2.49 cfs, which is 0.19 cfs less than the historical flow of 2.68 cfs.

Weighted E Method																
Existing On-Site Basins																
Basin	Area (sf)	Area (acres)	Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)				
1	8,357	0.19	0%	0%	0.00	0%	0.00	100%	0.19	2.120	0.034	0.90	1,340	0.021	0.60	
2	8,036	0.21	0%	0%	0.00	0%	0.00	100%	0.21	2.120	0.036	0.96	1,340	0.023	0.64	
3	7,537	0.17	0%	0	0%	0.00	0%	0.00	100%	0.17	2.120	0.031	0.81	1,340	0.018	0.54
TOTAL										2.68						
Proposed On-Site Basins																
Basin	Area (sf)	Area (acres)	Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)				
1	8,357	0.19	0%	0	0%	0.00	0%	0.00	100%	0.19	2.120	0.034	0.90	1,340	0.021	0.60
2	8,036	0.21	0%	14%	0.03	0%	0.00	86%	0.18	1.932	0.033	0.89	1,192	0.020	0.58	
3	7,537	0.17	0%	0	28%	0.05	0%	0.00	72%	0.12	1.745	0.025	0.70	1,043	0.015	0.44
TOTAL										2.49						
Equations:																
Excess Precipitation, E (inches)																
Zone 2 100-Year 10-Year																
Zone 2 100-Year 10-Year																
Zone 2 100-Year 10-Year																
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LEGEND	
	CURB & GUTTER
	BOUNDARY LINE
	EASEMENT
	CENTERLINE
	RIGHT-OF-WAY
	BUILDING
	SIDEWALK
	SCREEN WALL
	STREET LIGHTS
	LANE
	STRIPING
	EXISTING CURB & GUTTER
	EXISTING BOUNDARY LINE
	EXISTING SIDEWALK
	EXISTING LANE
	EXISTING STRIPING
	LANDSCAPING
	HEADER CURB
	EXISTING WATER LINE
	EXISTING FIRE HYDRANT
	EXISTING WATER METER
	EXISTING METER
	EXISTING VALVE W/BOX
	PROPOSED METER
	PROPOSED VALVE W/BOX
	PROPOSED FIRE HYDRANT
	WATERLINE

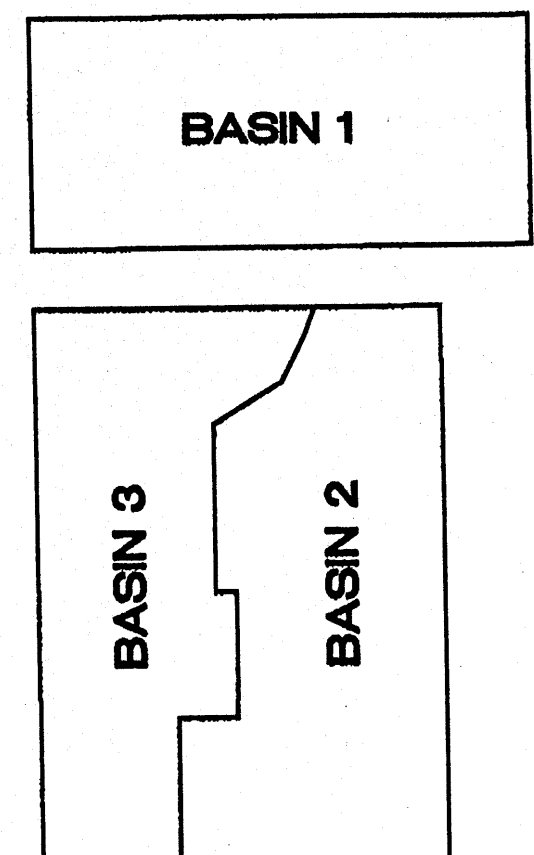


TIERRA WEST, LLC 5571 MIDWAY PARK PL. NE ALBUQUERQUE, NEW MEXICO 87109 (505)858-3100	
TOWN OF BERNALILLO PUBLIC WORKS DEPARTMENT ENGINEERING GROUP	
TITLE: JACK IN THE BOX 1267 PENNSYLVANIA & MENAUL PAVING & UTILITY IMPROVEMENTS	
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL
LAST DESIGN UPDATE	
CITY PROJECT NO.	ZONE MAP NO.
SHEET OF	

AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	WORK	ALBUQUERQUE CONTROL SURVEY	FIELD NOTES	NO.	BY	REMARKS	REVISIONS
DATE	DATE	MONUMENT "11-H19"	DATE	NO.	BY	DESIGN	DESIGN
DATE	DATE	NM STATE PLANE COORDINATES	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	CENTRAL ZONE NAD 1983	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	X=1,548,977.780	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	Y=1,495,184.914	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	G-G=0.999656857	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	Da=0010133"	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09
DATE	DATE	ELEVATION=5364.257 (NAVD83)	DATE	NO.	BY	DATE: 12-02-09	DATE: 12-02-09

EROSION CONTROL PLAN, NPDES PERMIT AND POLLUTION PREVENTION NOTES

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. ALL SITES OVER 1 ACRE DISTURBANCE REQUIRE FEDERAL NPDES PERMIT.



PROPOSED BASIN MAP

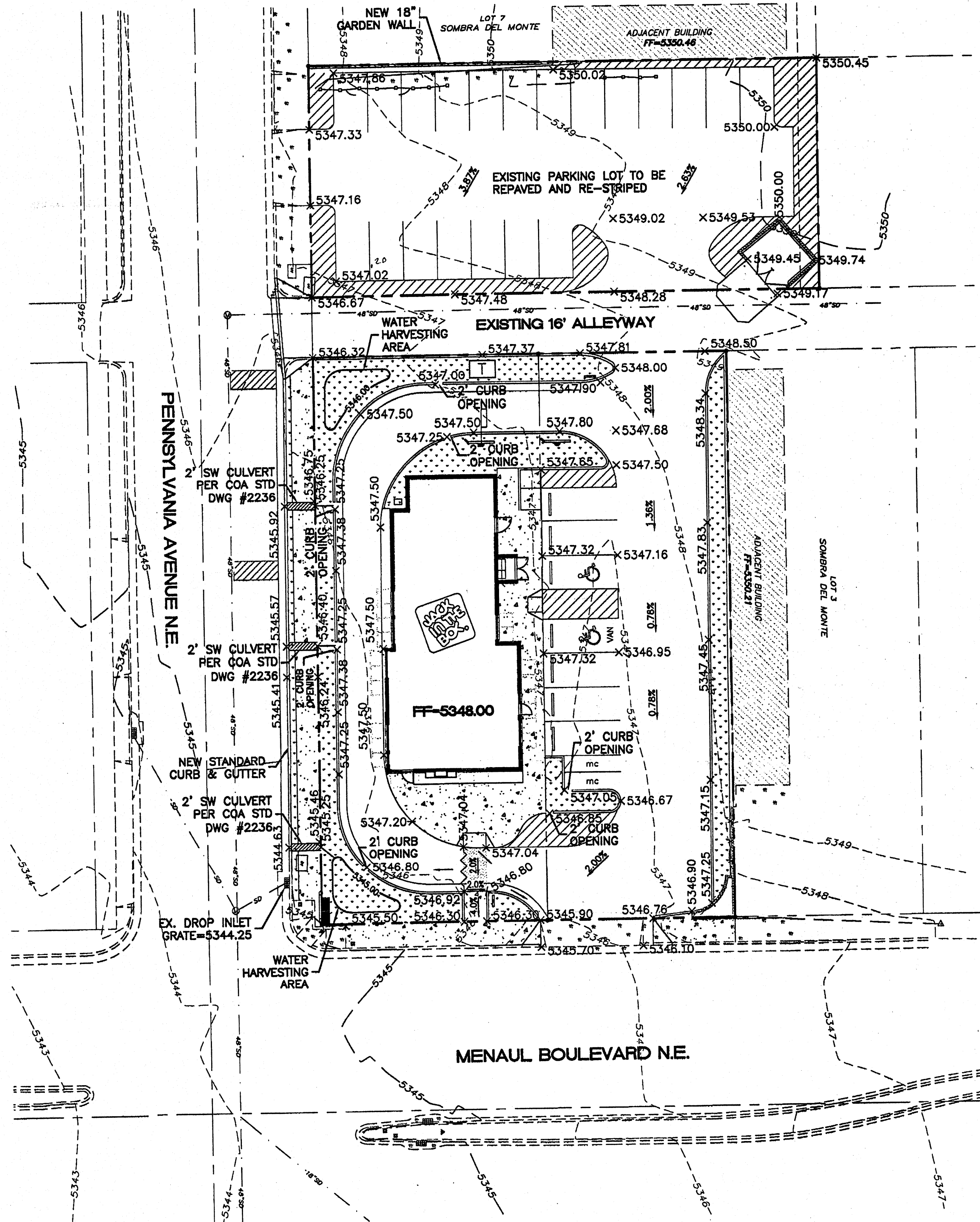
EXISTING DRAINAGE

The site is located on the northeast corner of Menaul Boulevard and Pennsylvania Avenue and currently consists of a vacant building and parking lot with little if any landscaping. The site is approximately 0.57 acres and currently drains from the northeast to the southwest with the flows draining to the street and into a drop inlet located in Pennsylvania Avenue. The site is surrounded by existing buildings and parking lots and there is no off-site drainage coming into the site. The total historic discharge from this site is 2.68 cfs.

PROPOSED DRAINAGE

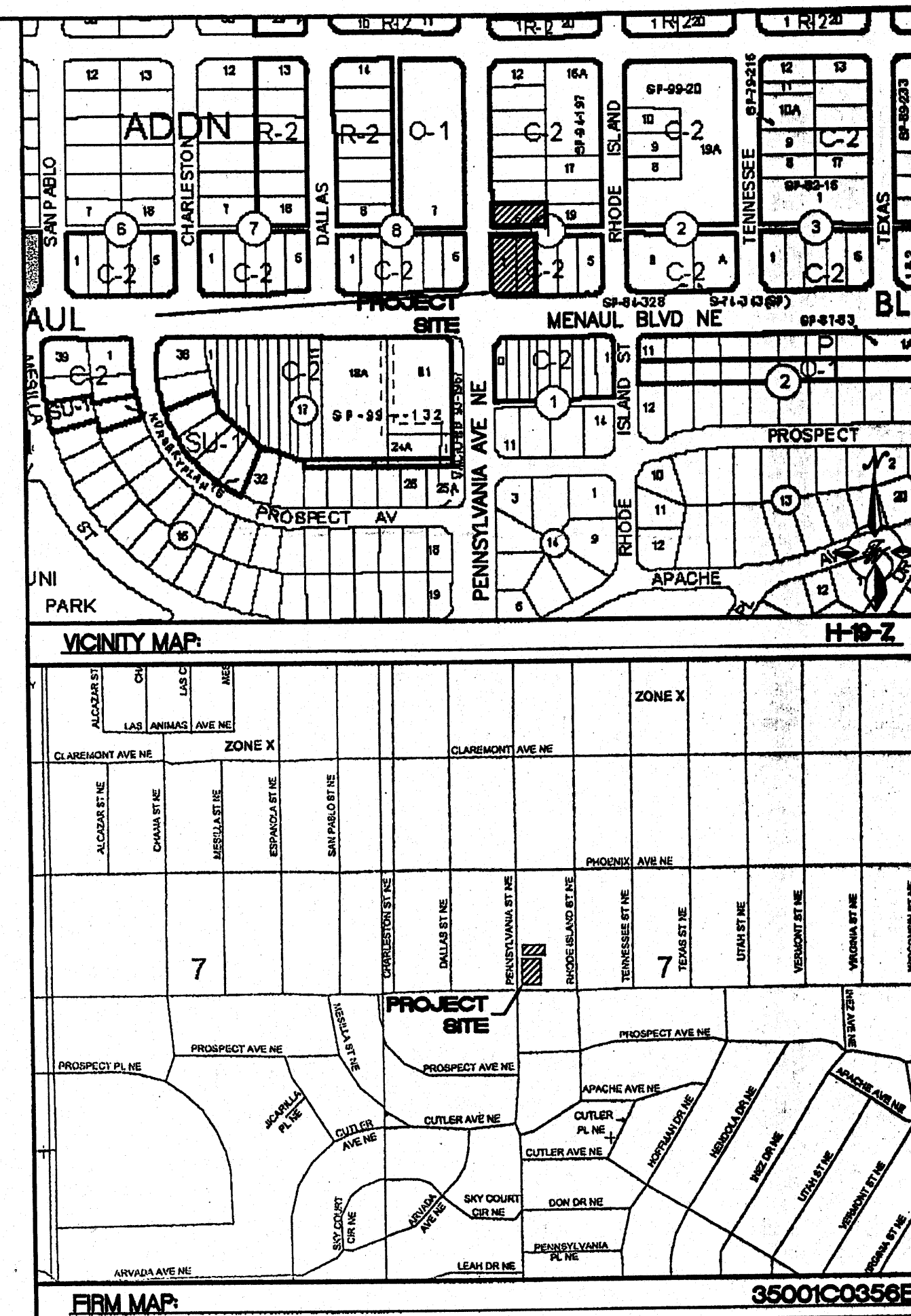
The existing building and parking lot will be demolished to make room for the new building. The site was divided into three basins with each basin flowing from the northeast to the southwest following the historical drainage pattern. Landscape areas were added to the site and the water from the parking lot will be allowed to drain through those areas to provide passive water harvesting. Any excess flows will continue to drain to the existing drop inlet in Pennsylvania Avenue. As shown in the table below the total proposed drainage is 2.49 cfs, which is 0.19 cfs less than the historical flow of 2.68 cfs.

Weighted E Method											
Existing On-Site Basins											
Basin	Area (sf)	Area (acres)	Treatment A %	Treatment B %	Treatment C %	Treatment D %	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)	Weighted E (ac-ft)	Flow (cfs)
1	8,357	0.19	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
2	8,936	0.21	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
3	7,537	0.17	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
TOTAL							0.00	0.00	0.00	0.00	0.00
Proposed On-Site Basins											
Basin	Area (sf)	Area (acres)	Treatment A %	Treatment B %	Treatment C %	Treatment D %	Weighted E (ac-ft)	Volume (ac-ft)	Flow (cfs)	Weighted E (ac-ft)	Flow (cfs)
1	8,357	0.19	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
2	8,936	0.21	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
3	7,537	0.17	0%	0%	0%	0%	0.00	0.00	0.00	0.00	0.00
TOTAL							0.00	0.00	0.00	0.00	0.00
Equations:											
Excess Precipitation, E (inches)							Peak Discharge (cfs/acre)				
Zone 2 100-Year 10-Year							Zone 2 100-Year 10-Year				
E ₁ = 0.53							Q ₁ = 1.56				
E ₂ = 0.78							Q ₂ = 2.28				
E ₃ = 1.13							Q ₃ = 3.14				
E ₄ = 2.12							Q ₄ = 4.70				
Flow = Q ₁ * A ₁ + Q ₂ * A ₂ + Q ₃ * A ₃ + Q ₄ * A ₄											



LEGEND

- CURB & GUTTER
- BOUNDARY LINE
- EASEMENT
- CENTERLINE
- RIGHT-OF-WAY
- BUILDING
- SCREEN WALL
- RETAINING WALL
- CONTOUR MAJOR
- CONTOUR MINOR
- SPOT ELEVATION
- FLOW ARROW
- EXISTING CURB & GUTTER
- EXISTING BOUNDARY LINE
- EXISTING CONTOUR MAJOR
- EXISTING CONTOUR MINOR
- EXISTING SPOT ELEVATION
- WATER BREAK



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 HERON, 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.

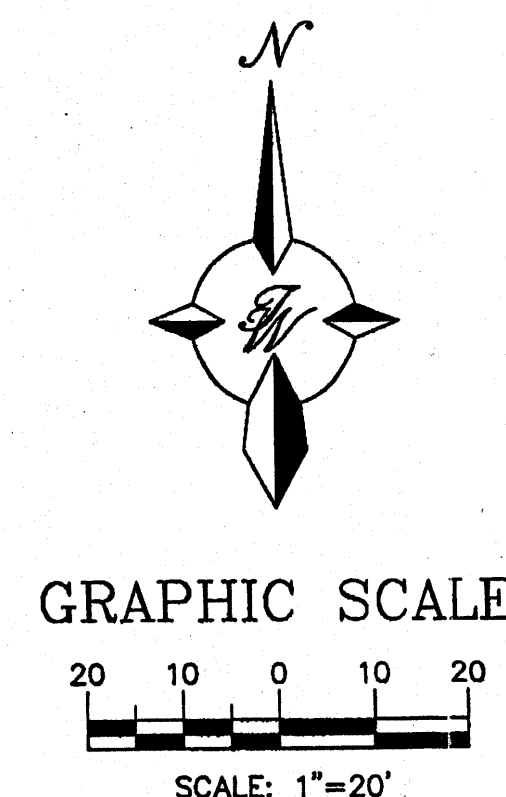
APPROVAL	NAME	DATE
INSPECTOR		

ROUGH GRADING APPROVAL

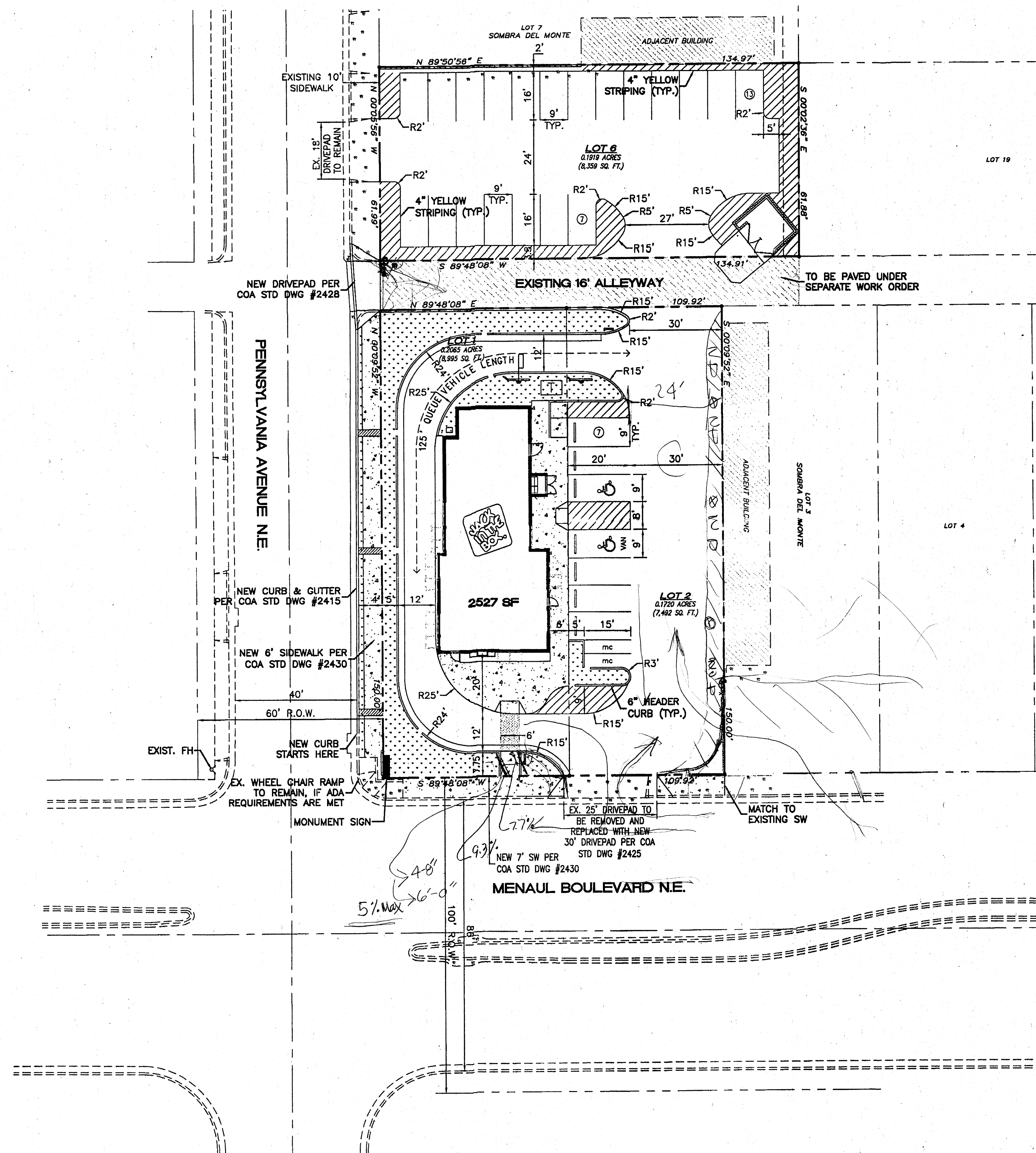
DATE

CAUTION:

ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.



	JACK IN THE BOX 1267 PENNSYLVANIA & MENAUL GRADING AND DRAINAGE PLAN	DRAWN BY	
		DATE	
		28102-GRE	
		SHEET #	
TERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NM 87109 (505)858-3100		C2	
RONALD R. BOHANNAN P.E. #17868		JOB #	
		28102	

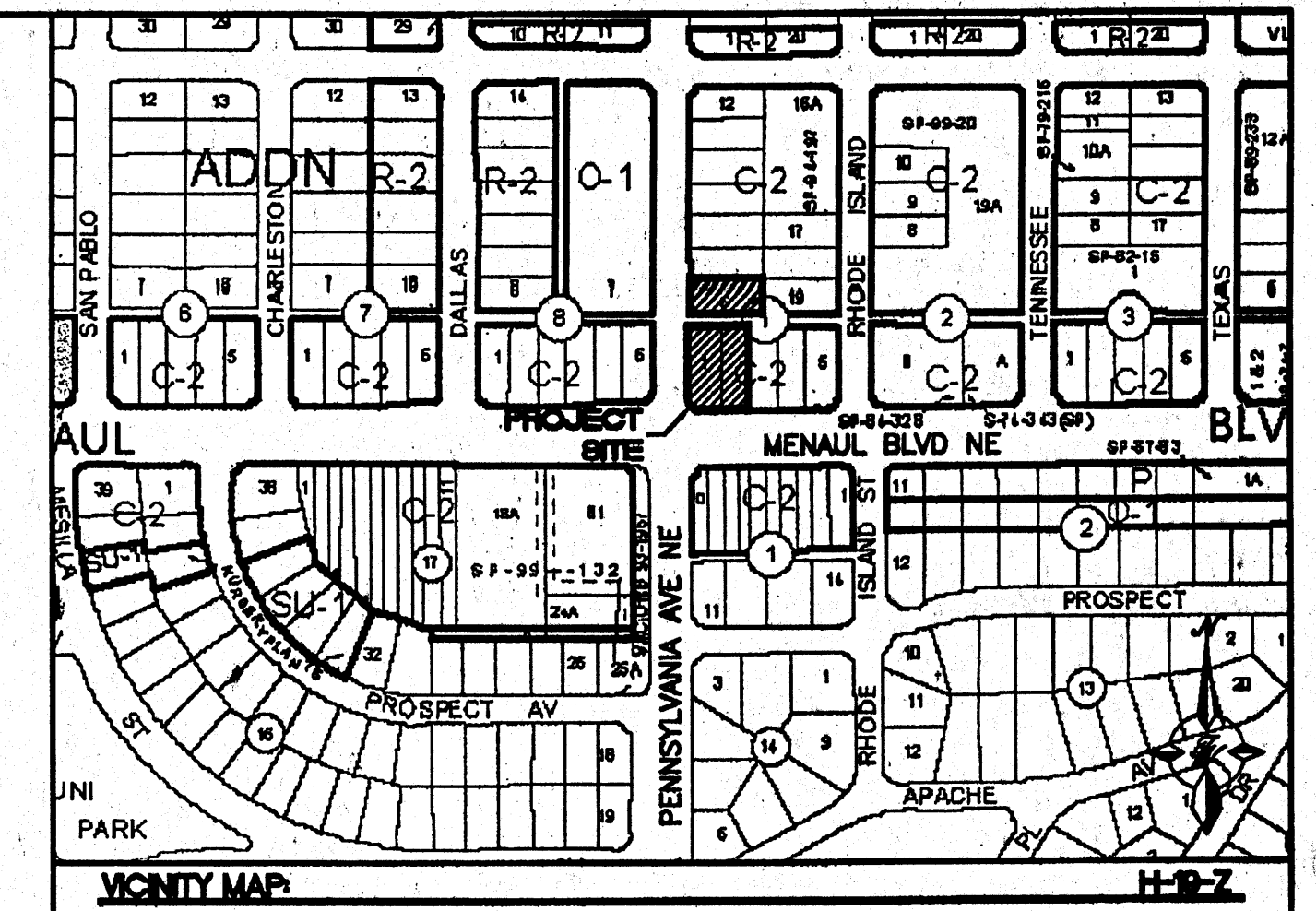


LEGEND

	CURB & GUTTER
	BOUNDARY LINE
	EASEMENT
	CENTERLINE
	RIGHT-OF-WAY
	BUILDING
	SIDEWALK
	SCREEN WALL
	RETAINING WALL
	STREET LIGHTS
	LANE
	STRIPING
	EXISTING CURB & GUTTER
	EXISTING BOUNDARY LINE
	EXISTING SIDEWALK
	EXISTING LANE
	EXISTING STRIPING
	LANDSCAPING
	HEADER CURB

NOTE

- ALL PROPOSED IMPROVEMENTS IN CITY ROW TO BE COMPLETED UNDER SEPARATE WORK ORDER.
- A CROSS ACCESS/PARKING EASEMENT WILL BE GRANTED BY PAPER EASEMENT FOR LOTS 1, 2 AND 6.



LEGAL DESCRIPTION

LOTS NUMBERED ONE (1), TWO (2) AND SIX (6) IN BLOCK NUMBERED ONE (1) OF SOMBRA DEL MONTE SUBDIVISION

GENERAL NOTES

- APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
- LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
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- NO FREESTANDING CELL TOWERS OR ANTENNA SHALL BE PERMITTED. ANY WIRELESS COMMUNICATIONS FACILITIES SHALL BE INTEGRATED INTO THE BUILDING ARCHITECTURE.
- THERE ARE NO TRANSIT FACILITIES ADJACENT TO OR WITHIN CLOSE PROXIMITY TO THE SITE.

SITE DATA

PROPOSED USAGE:	RESTAURANT
LOT AREA:	24,846 SF (0.57 ACRES)
BUILDING AREA:	2,527 SF
PARKING PROVIDED:	27 SPACES
PARKING REQUIRED:	12 SPACES (48 SEATS/4 PER SPACE)
HC PARKING PROVIDED:	2 SPACES
HC PARKING REQUIRED:	1 SPACES
MOTORCYCLE PARKING PROVIDED:	2 SPACES
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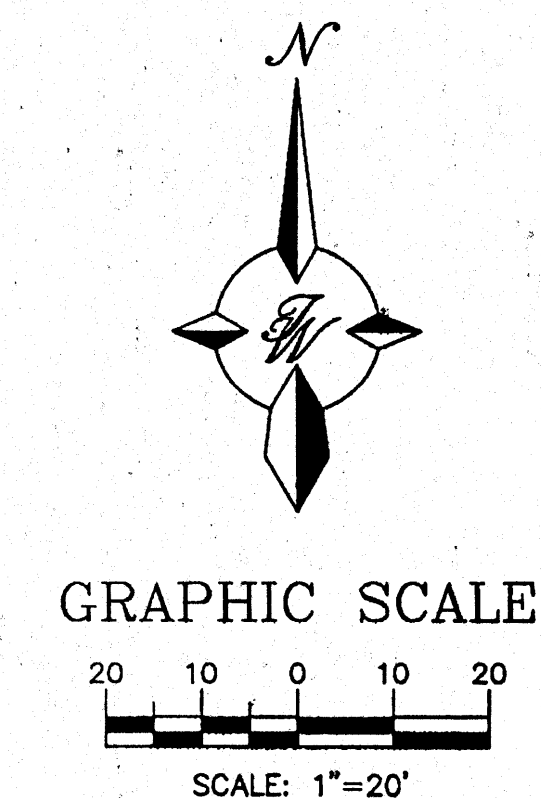
ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

TRAFFIC CIRCULATION LAYOUT APPROVED

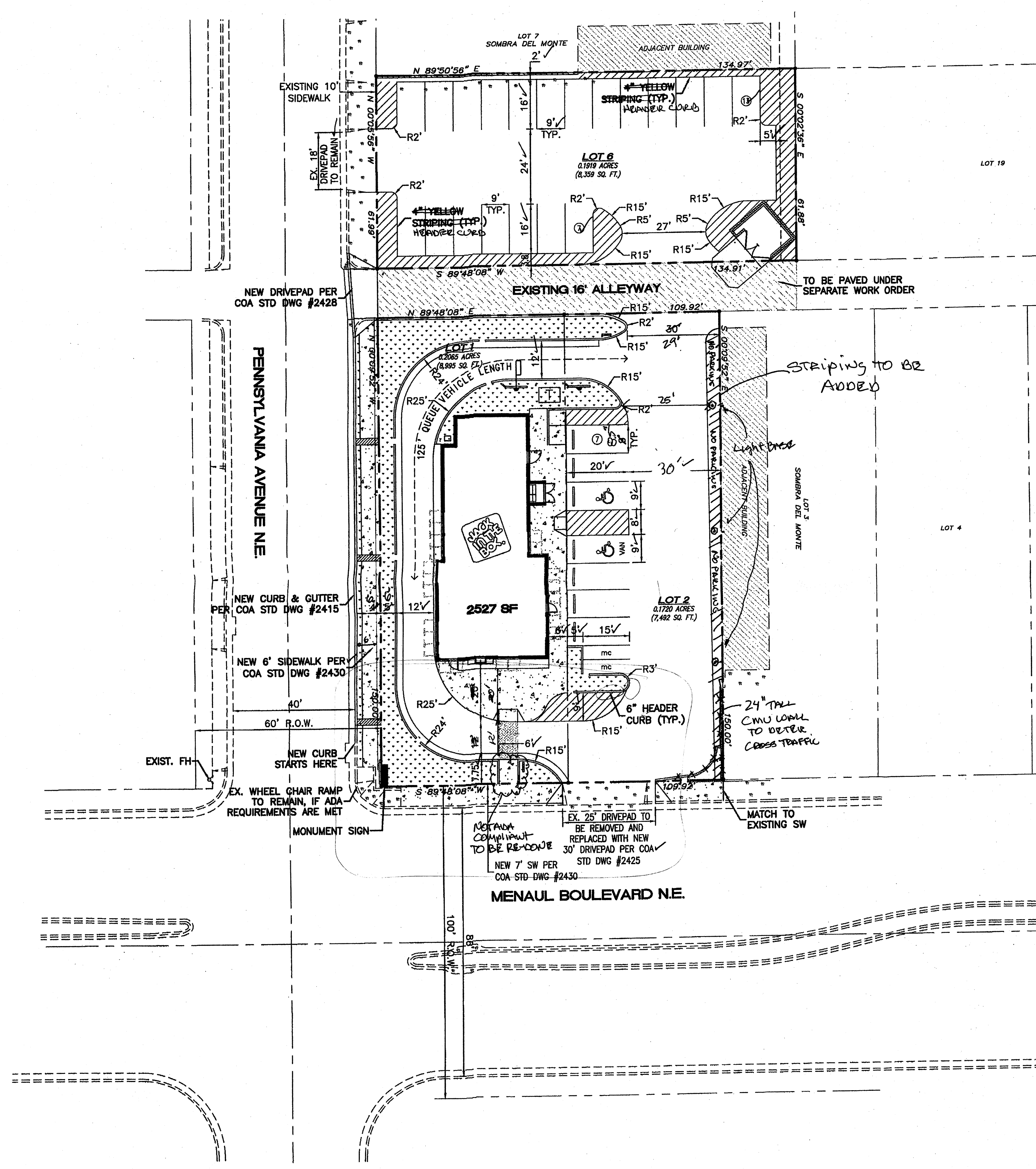
 Signed: 10/8/07
 Date: 10/8/07

INDEX TO DRAWINGS

- SITE PLAN FOR BUILDING PERMIT
- GRADING PLAN
- MASTER UTILITY PLAN
- LANDSCAPING PLAN
- DETAILS

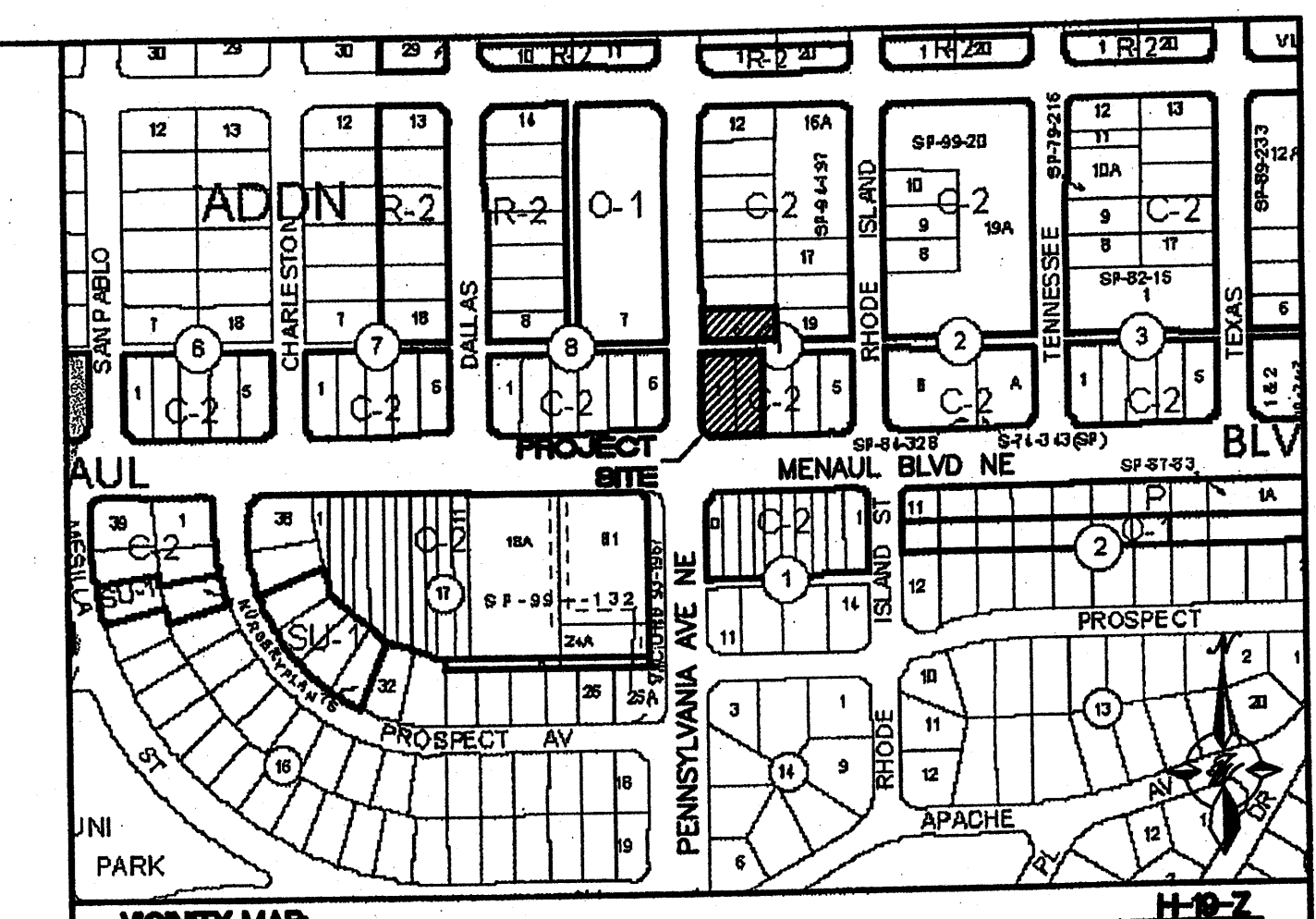


ENGINEER'S SEAL 	JACK IN THE BOX 1267 PENNSYLVANIA & MENAUL SITE PLAN FOR BUILDING PERMIT	DRAWN BY DY DATE 04-08-09 28102-SPB SHEET # C1
RONALD R. BOHANNAN P.E. #7868	TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NM 87109 (505)858-3100	RECEIVED OCT 1 2009 HYDROLOGY



- LEGEND**
- CURB & GUTTER
 - BOUNDARY LINE
 - EASEMENT
 - CENTERLINE
 - RIGHT-OF-WAY
 - BUILDING
 - SIDEWALK
 - SCREEN WALL
 - RETAINING WALL
 - STREET LIGHTS
 - LANE
 - STRIPING
 - EXISTING CURB & GUTTER
 - EXISTING BOUNDARY LINE
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 - HEADER CURB
- ⊙ LIGHT BASE

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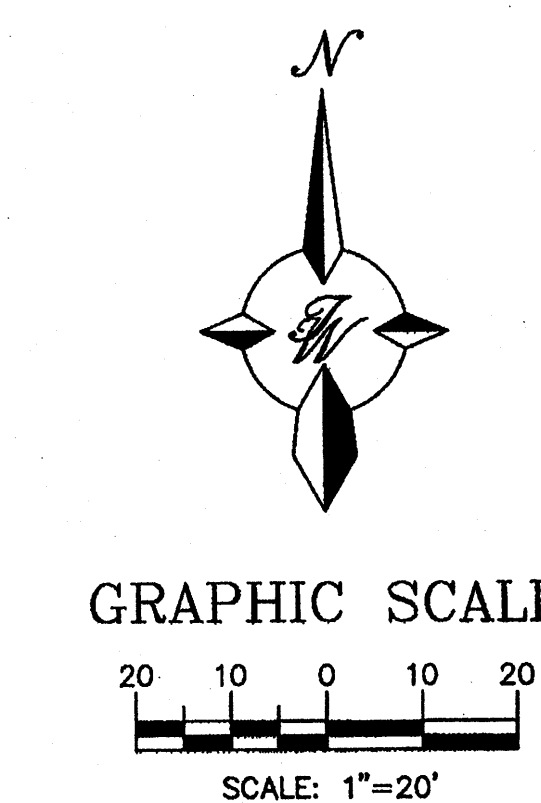
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TRAFFIC CIRCULATION LAYOUT APPROVED

10/8/09

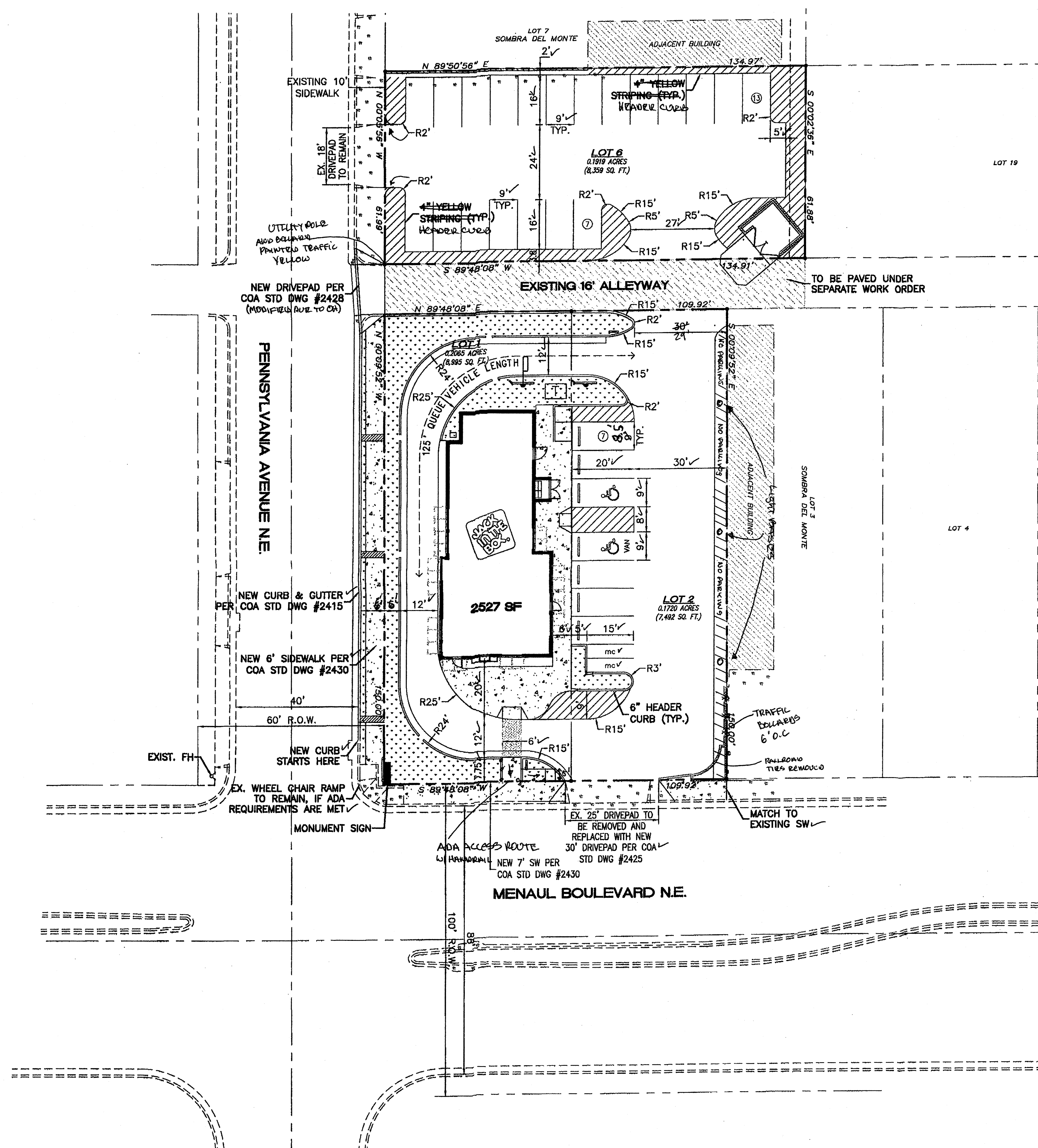
- INDEX TO DRAWINGS**
- C1. SITE PLAN FOR BUILDING PERMIT
 - C2. GRADING PLAN
 - C3. MASTER UTILITY PLAN
 - C4. LANDSCAPING PLAN
 - C5. DETAILS



ENGINEER'S SEAL	JACK IN THE BOX 1267 PENNSYLVANIA & MENAUL	DRAWN BY DY
	SITE PLAN FOR BUILDING PERMIT	DATE 04-08-09
	TERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NM 87109 (505) 856-3100	28102-SPB
RONALD R. BOHANNON P.E. #7868		SHEET # C1

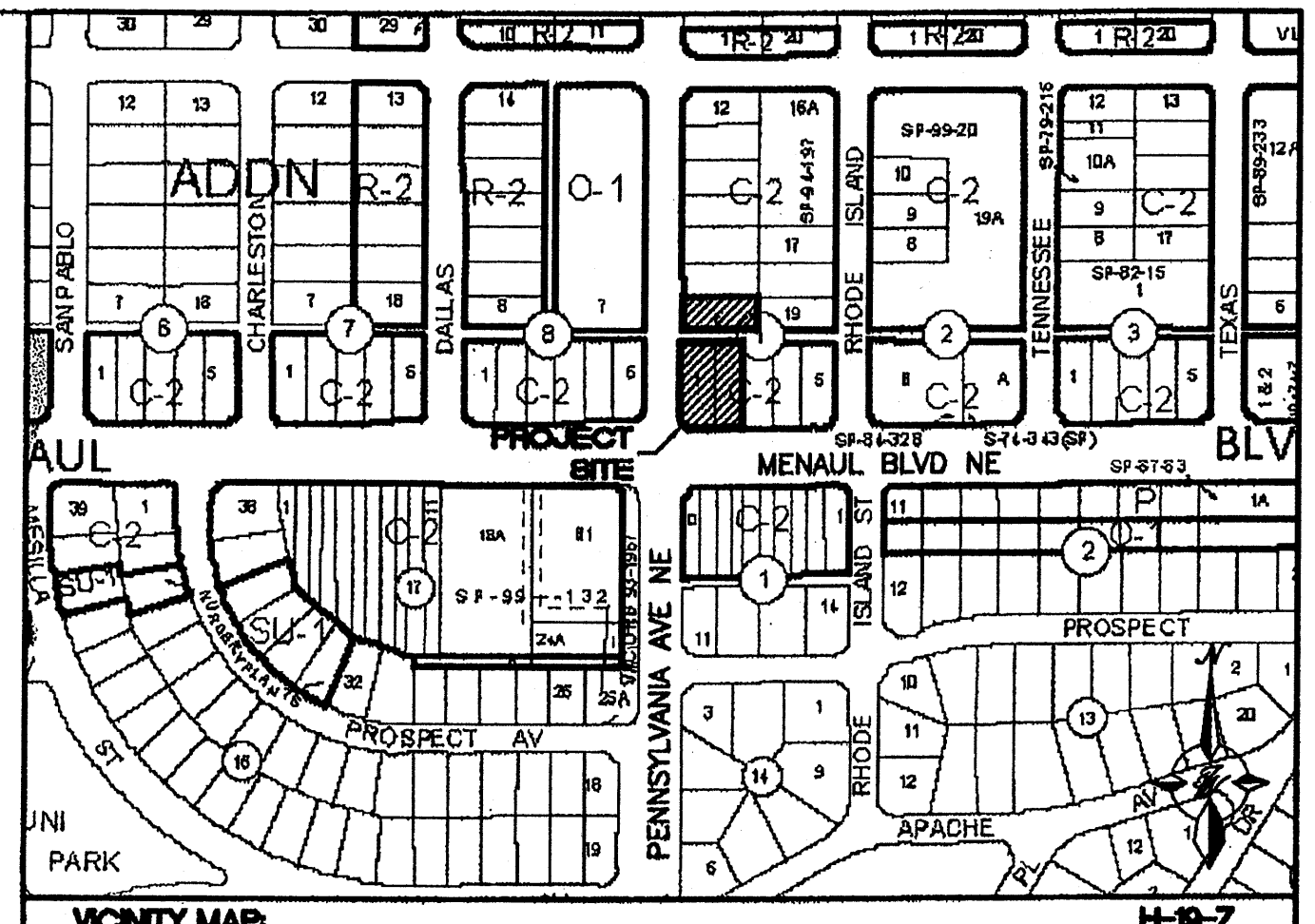
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HYDROLOGY SECTION



- LEGEND**
- CURB & GUTTER
 - BOUNDARY LINE
 - EASEMENT
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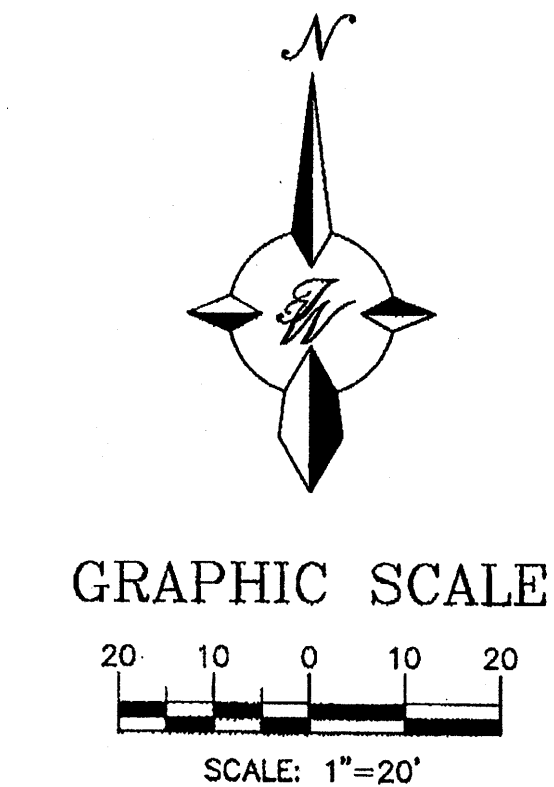
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TRAFFIC CIRCULATION LAYOUT APPROVED

10/8/02

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 - C4. LANDSCAPING PLAN
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ENGINEER'S SEAL

JACK IN THE BOX 1267 PENNSYLVANIA & MENAUL

SITE PLAN FOR BUILDING PERMIT

TIERRA WEST, LLC
5571 MIDWAY PARK PLACE NE
ALBUQUERQUE, NM 87109
(505)858-3100

RONALD R. BOHANNAN
P.E. #7868

DRAWN BY
DY

DATE
04-08-09

28102-SPB

SHEET #
C1

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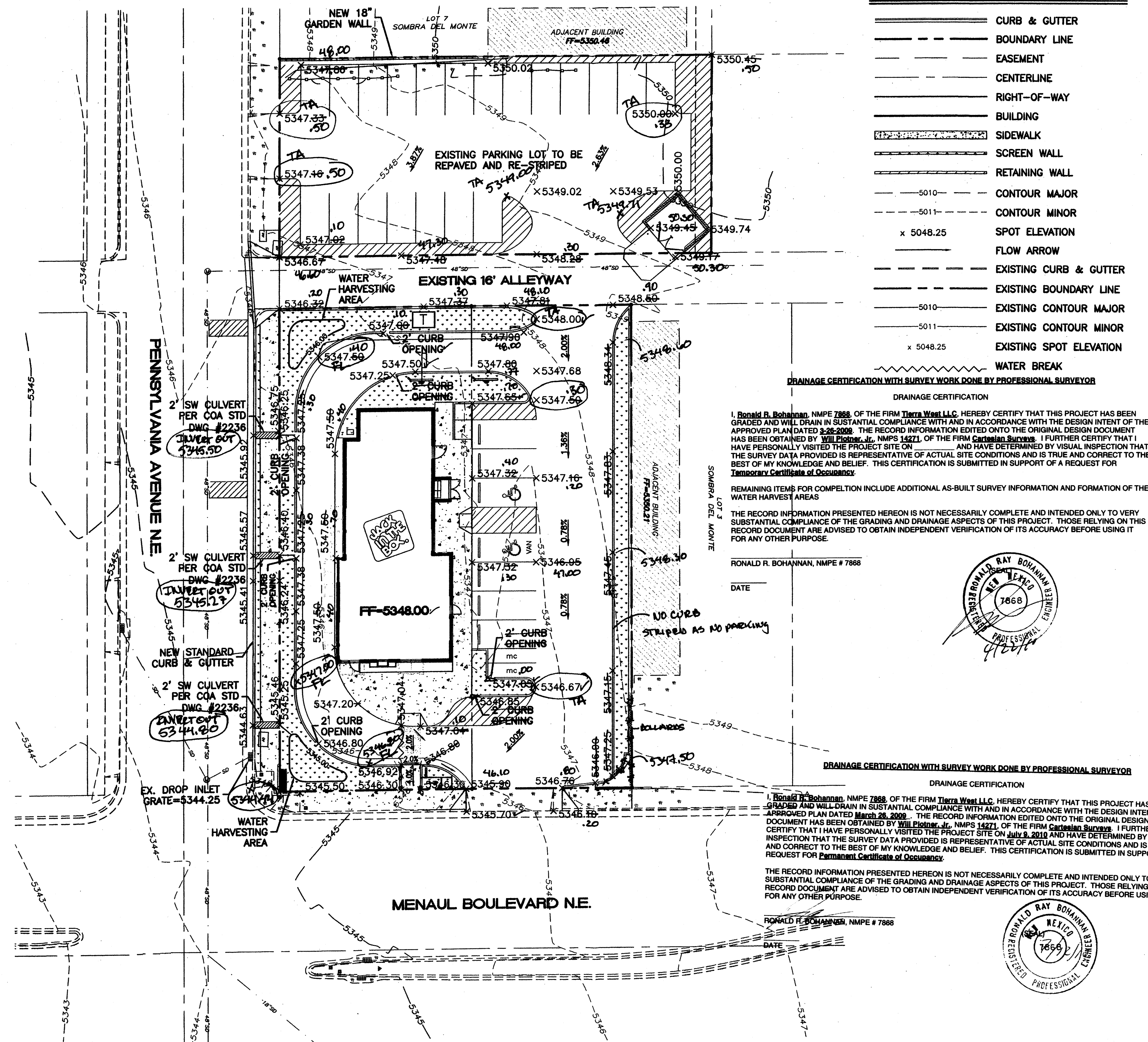
1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT OUT OF EXISTING RIGHT-OF-WAY.
3. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING ALL STORM RUN OFF ON SITE.
4. REPAIR OF DAMAGED FACILITIES AND CLEAN-UP OF SEDIMENT ACCUMULATION ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.
6. ALL SITES OVER 1 ACRE DISTURBANCE REQUIRE FEDERAL NPDES PERMIT.



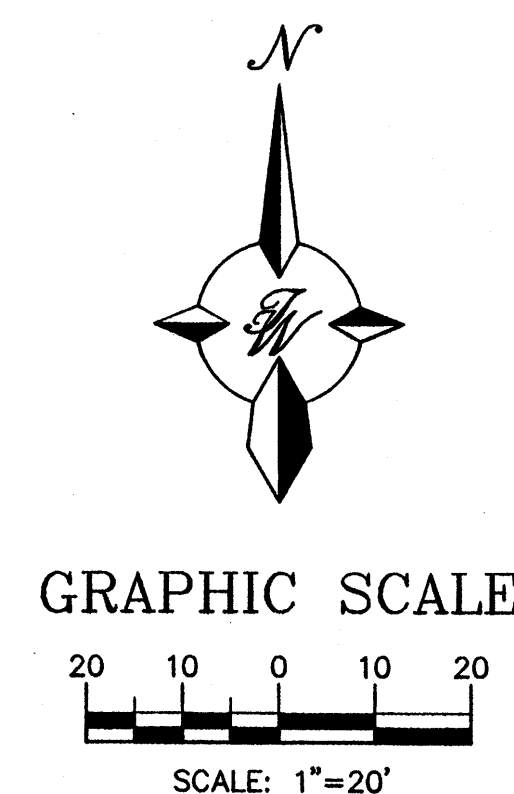
The site is located on the northeast corner of Menaul Boulevard and Pennsylvania Avenue and currently consists of a vacant building and parking lot with little if any landscaping. The site is approximately 0.57 acres and currently drains from the northeast to the southwest with the flows draining to the street and into a drop inlet located in Pennsylvania Avenue. The site is surrounded by existing buildings and parking lots and there is no off-site drainage coming into the site. The total historic discharge from this site is 2.68 cfs.

The existing building and parking lot will be demolished to make room for the new building. The site was divided into three basins with each basin flowing from the northeast to the southwest following the historical drainage pattern. Landscape areas were added to the site and the water from the parking lot will be allowed to drain through those areas to provide passive water harvesting. Any excess flows will continue to drain to the existing drop inlet in Pennsylvania Avenue. As shown in the table below the total proposed drainage is 2.49 cfs, which is 0.19 cfs less than the historical flow of 2.68 cfs.

Weighted E Method															
Existing On-Site Basins															
Basin	Area (sf)	Treatment A		Treatment B		Treatment C		Treatment D		100-Year		Flow cfs	10-Year		Flow cfs
		Area (sf)	% (acres)	% (acres)	% (acres)	% (acres)	% (acres)	Weighted (ac-ft)	Volume (ac-ft)	Weighted (ac-ft)	Volume (ac-ft)				
1	8,367	0.19	0%	0%	0.00	0%	0.00	100%	0.19	2,120	0.034	0.90	1,340	0.021	0.6%
2	8,936	0.21	0%	0%	0.00	0%	0.00	100%	0.21	2,120	0.036	0.96	1,340	0.023	0.6%
3	7,537	0.17	0%	0%	0.00	0%	0.00	100%	0.17	2,120	0.031	0.81	1,340	0.019	0.5%
TOTAL												2.88			
Proposed On-Site Basins															
Basin	Area (sf)	Treatment A		Treatment B		Treatment C		Treatment D		100-Year		Flow cfs	10-Year		Flow cfs
		Area (sf)	% (acres)	% (acres)	% (acres)	% (acres)	% (acres)	Weighted (ac-ft)	Volume (ac-ft)	Weighted (ac-ft)	Volume (ac-ft)				
1	8,367	0.19	0%	0%	0.00	0%	0.00	100%	0.19	2,120	0.034	0.90	1,340	0.021	0.6%
2	8,936	0.21	0%	0%	14%	0.03	0%	86%	0.18	1,932	0.033	0.86	1,192	0.020	0.56%
3	7,537	0.17	0%	0%	28%	0.05	0%	0.00	72%	1,745	0.025	0.70	1,043	0.016	0.4%
TOTAL												2.48			
Equations:															
Excess Precipitation, E (inches)															
Zone 2 100-Year 10-Year															
E ₁ 0.63 0.13															
E ₂ 0.78 0.28															
E ₃ 1.13 0.52															
E ₄ 2.12 1.34															
Peak Discharge (cfs/ac)															
Zone 2 100-Year 10-Year															
Q ₁ 1.66 0.39															
Q ₂ 2.29 0.95															
Q ₃ 3.14 1.71															
Q ₄ 4.70 3.14															
Volume = E ₁ A ₁ + E ₂ A ₂ + E ₃ A ₃ + E ₄ A ₄ / (Total Area)															
Volume = Weighted D * Total Area															
Flow = Q ₁ * A ₁ + Q ₂ * A ₂ + Q ₃ * A ₃ + Q ₄ * A ₄															



ALL EXISTING UTILITIES SHOWN WERE OBTAINED FROM RESEARCH, AS-BUILTS, SURVEYS OR INFORMATION PROVIDED BY OTHERS. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO AND INCLUDING ANY EXCAVATION, TO DETERMINE THE ACTUAL LOCATION OF UTILITIES AND OTHER IMPROVEMENTS, PRIOR TO STARTING THE WORK. ANY CHANGES FROM THIS PLAN SHALL BE COORDINATED WITH AND APPROVED BY THE ENGINEER.



The map displays a section of Dallas, Texas, with the following features:

- Streets:** San Pablo, Charleston, Dallas, Prospect, Menaul Blvd NE, Pennsylvania Ave NE, Rhode Island, Tennessee, Apache, and various smaller streets like Alameda, Concha, Mirabella, Espanola, and San Antonio.
- Lot Numbers:** Various lots are numbered, such as 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.
- Zone Designations:** Zone X, Zone C-2, Zone C-1, Zone C-3, Zone C-4, Zone C-5, Zone C-6, Zone C-7, Zone C-8, Zone C-9, Zone C-10, Zone C-11, Zone C-12, Zone C-13, Zone C-14, Zone C-15, Zone C-16, Zone C-17, Zone C-18, Zone C-19, Zone C-20, Zone C-21, Zone C-22, Zone C-23, Zone C-24, Zone C-25, Zone C-26, Zone C-27, Zone C-28, Zone C-29, Zone C-30, Zone C-31, Zone C-32, Zone C-33, Zone C-34, Zone C-35, Zone C-36, Zone C-37, Zone C-38, Zone C-39, Zone C-40, Zone C-41, Zone C-42, Zone C-43, Zone C-44, Zone C-45, Zone C-46, Zone C-47, Zone C-48, Zone C-49, Zone C-50, Zone C-51, Zone C-52, Zone C-53, Zone C-54, Zone C-55, Zone C-56, Zone C-57, Zone C-58, Zone C-59, Zone C-60, Zone C-61, Zone C-62, Zone C-63, Zone C-64, Zone C-65, Zone C-66, Zone C-67, Zone C-68, Zone C-69, Zone C-70, Zone C-71, Zone C-72, Zone C-73, Zone C-74, Zone C-75, Zone C-76, Zone C-77, Zone C-78, Zone C-79, Zone C-80, Zone C-81, Zone C-82, Zone C-83, Zone C-84, Zone C-85, Zone C-86, Zone C-87, Zone C-88, Zone C-89, Zone C-90, Zone C-91, Zone C-92, Zone C-93, Zone C-94, Zone C-95, Zone C-96, Zone C-97, Zone C-98, Zone C-99, Zone C-100.
- Project Site:** A hatched area located between Dallas and Prospect streets, bounded by San Antonio and San Pablo streets.
- Other Features:** A north arrow, a scale bar, and a legend.

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 HERON, 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.

APPROVAL	NAME	DATE
INSPECTOR		

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JUL 12 2010
HYDROLOGY
SECTION

ROUGH GRADING APPROVAL

ENGINEER'S SEAL	JACK IN THE BOX 1267 PENNSYLVANIA & MENAU	DRAWN BY DATE 03-24-09
	GRADING AND DRAINAGE PLAN	28102-GRE
RONALD R. BOHANNAN P.E. #7868	 TIERRA WEST, LLC 5571 MIDWAY PARK PLACE NE ALBUQUERQUE, NM 87109 (505)858-3100	SHEET # C2 JOB # 28102