HYDROLOGY J13/D5 1 PLAN

J13/D5

1 Plan

FIELD REPORT

PROJECT NO.	PROJECT DESCRIPTION	OBSERVER	DATE OBSERVED
	Restaurant	William R. Peguero	9-6-78
~~OTHERS PRESENT~~:	1902 LOMAS N.W.		

Reason for Field Check: DRAINIGE Report IN the PARKING AREA

Description of Field Check Performed: AT THIS time the PONDING AREA OF THIS PLACE (Three IN TOTAL) THERE IS two OF them THAT HAS NOT been FINISH I TALK to the Owner OF this place AND He said THAT the land in these AREA belon to the city

Findings or Conclusions: the PONDING AREA IN THE SOUTH side OF the BLD. IS IN Very Good Condition, ACCORDING to THE plans.

Follow-up Action required: A Follow-up will be needed because the two MAJOR PONDING AREA'S ARE NOT FINISH.

Submission Date of Field Report to: CITY: Albuquerque AMAFCA:

William R. Peguero
OBSERVER

REX / NORTON
ARCHITECTS

PROJECT DESCRIPTION FOR ARCHITECTURAL REVIEW BOARD

Wendy's Old Fashioned Hamburgers - Old Town Location

Building Veneer	Adobe Colored Slump Block W/ Buckskin Colored Stucco Soffit & Bronze Tinted Glass.
Site Materials	Asphalt Paving W/ Warm Tone Concrete Curbs & Sidewalks. Trash Enclosure Made Of CMU W/ Buckskin Colored Stucco.
Signage	Two Main Signs Supported On CMU Pillars W/ Buckskin Colored Stucco & Rough Sawn Timbers. Both Signs Are 8'x4' - Total = 64 ft^2. In Addition Ther Will Be 5-1'x3' Directional Signs.
Additional Graffics	2'x8' Stucco Relief On Soffit, (See Perspective)

SITE CONSIDERATIONS

In order to accomodate the street-side landscaping and the "Gateway Park" proposed for the "Lomas Boulevard Transit and Pedestrianway" Plan, we have reserved approximately 17% of the site area to these purposes. In doing so, we have found it necessary to devote most of the remainder of the site to functional use, and there is an inadequate area remaining to meet present on-site Landscaping and Runoff retention requirements.

Thus, to make this project workable for our client as well as to

5905 MARBLE AVENUE, N.E., SUITE 10 ALBUQUERQUE, NEW MEXICO 87110 (505) 268-0200

REX/NORTON
ARCHITECTS

preserve areas for Public benifit, we will need a reduction in on-site Landscaping requirements, and also we will need to be able to direct some runoff into the "Gateway Park" area.

Rex/Norton Architects
January 11, 1978

5905 MARBLE AVENUE, N.E., SUITE 10 ALBUQUERQUE, NEW MEXICO 87110 (505) 268-0200

REX NORTON ARCHITECTS

DRAINAGE STUDY

"Wendy's Old Fashioned Hamburgers",Old Town Location is situated on the Plat of Lands of Double Corporation.The total site comprises 34,495 ft^2 In working with the "Lomas Boulevard Transit & Pedestrian Way",Double Cheese Corporation has given 5,453 ft^2 for a park easement with a verbal aggreement to let Wendy's use some of this land as partial ponding areas. In addition to this easement the site in it's present state has existing buildings that will be removed,a total of 9,300 ft^2.

Total Lands	34,495 ft^2
Less Park Easement	5,453 ft^2
Less Existing Buildings	9,300 ft^2
Area to Computed for Retention	19,742 ft^2

Since this land is less than 20,000 ft^2 we will use the Interim Drainage Permit.

Ponding Areas:		
A	720 ft^3	
B	405 ft^3	
C	130 ft^3	
(Within Park Easement) D	2490 ft^3	
Total Ponding	3745 ft^3	Less Than 3553 ft^3

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5905 MARBLE AVENUE, N.E., SUITE 10 ALBUQUERQUE, NEW MEXICO 87110 (505) 268-0200

INTERIM DRAINAGE PERMIT
FOR
SINGLE PARCELS UNDER

20,000 SQUARE FEET

Date received _____

Applicant's Name: Will Knox

Address: 6400 Uptown Blvd. # 476

Alb.,N.M.

Telephone No.: 88355285

Signature of Applicant: _____ (For Will Knox)

LOCATION OF PARCEL TO BE DEVELOPED

Lot xxxxxxx Block xxxxxxxx Lands of the Double Cheese Corp.

Subdivision xxxxxxx

Street address 1901 Lomas Blvd. NW

Current zoning classification CC

CALCULATIONS FOR SIZING OF RETENTION POND

Area of parcel 19,742 square feet

Volume of retention pond storage = 0.18 x Area = 0.1 x 19,742 = 3553 cub.ft

(Note:Standard Form correction;Standard Form doesn't take in consideration "Valley Calculations".Please change .1 to .18 for these purposes.)

ATTACHMENTS

1. Copy of page J-13 of zoning atlas (color in parcel).

2. Print of drainage plan (show bench marks referenced to mean sea level, existing contours and proposed contours, spot elevations and dimensions to verify adequacy of ponds and swales, and to insure site storm drainage is properly conveyed to the retention area, proposed improvements, and nearest storm drainage facilities.)

3. Does any storm water from adjacent properties now or in the future enter this parcel

_____ yes xxx no If answer is "yes" attach an explanation of how off site flows will be handled.

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(Within Park Easement) D	800 ft^3		
Total Ponding	2,055 ft^3	Less Than	1,974 ft^3

5505 MARBLE AVENUE, N.E., SUITE 10 ALBUQUERQUE, NEW MEXICO 87110 (505) 268-0200

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FOR
SINGLE PARCELS UNDER

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AVE
SAN PASQUALE
AVE
RANCHO
SECO RD
SLATE AVE
MARBLE
18th ST
CHACON PL
17th AVE
16th
CAMINO del LAGO
ST
FRUIT
15th
ROMA
14th
LOMAS
ORCHARD
MARELLE

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3905 MARBLE AVENUE, N.E., SUITE 10 ALBUQUERQUE, NEW MEXICO 87110 (505) 268-0200

1558

HYDROLOGY J13/D5 1 PLAN

J13/D5

1 Plan

FIELD REPORT

PROJECT NO.	PROJECT DESCRIPTION	OBSERVER	DATE OBSERVED
	Restaurant	William R. Riguero	4-6-78
~~OTHERS PRESENT~~:	1902 LOMAS N.W.		

Reason for Field Check: DRAINAGE Report IN THE PARKING AREA

Description of Field Check Performed: AT THIS time THE PONDING AREA OF THIS PLACE (Tree IN TOTAL) THERE IS two OF THEM THAT HAS NOT been FINISH I TALK to THE OWNER OF THIS PLACE AND He SAID THAT THE land IN THOSE AREA belong to THE city

Findings or Conclusions: THE PONDING AREA IN THE SOUTH SIDE OF THE BLD. IS IN VERY Good Condition, ACCORDING to THE PLANS.

Follow-up Action required: A Follow-up will be Needed because the two MAJOR PONDING AREAS ARE NOT FINISH

Submission Date of Field Report to: CITY: ALBUQUERQUE. AMAFCA:

William R. Riguero
OBSERVER

REX/NORTON ARCHITECTS

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Rex/Norton Architects
January 11, 1978

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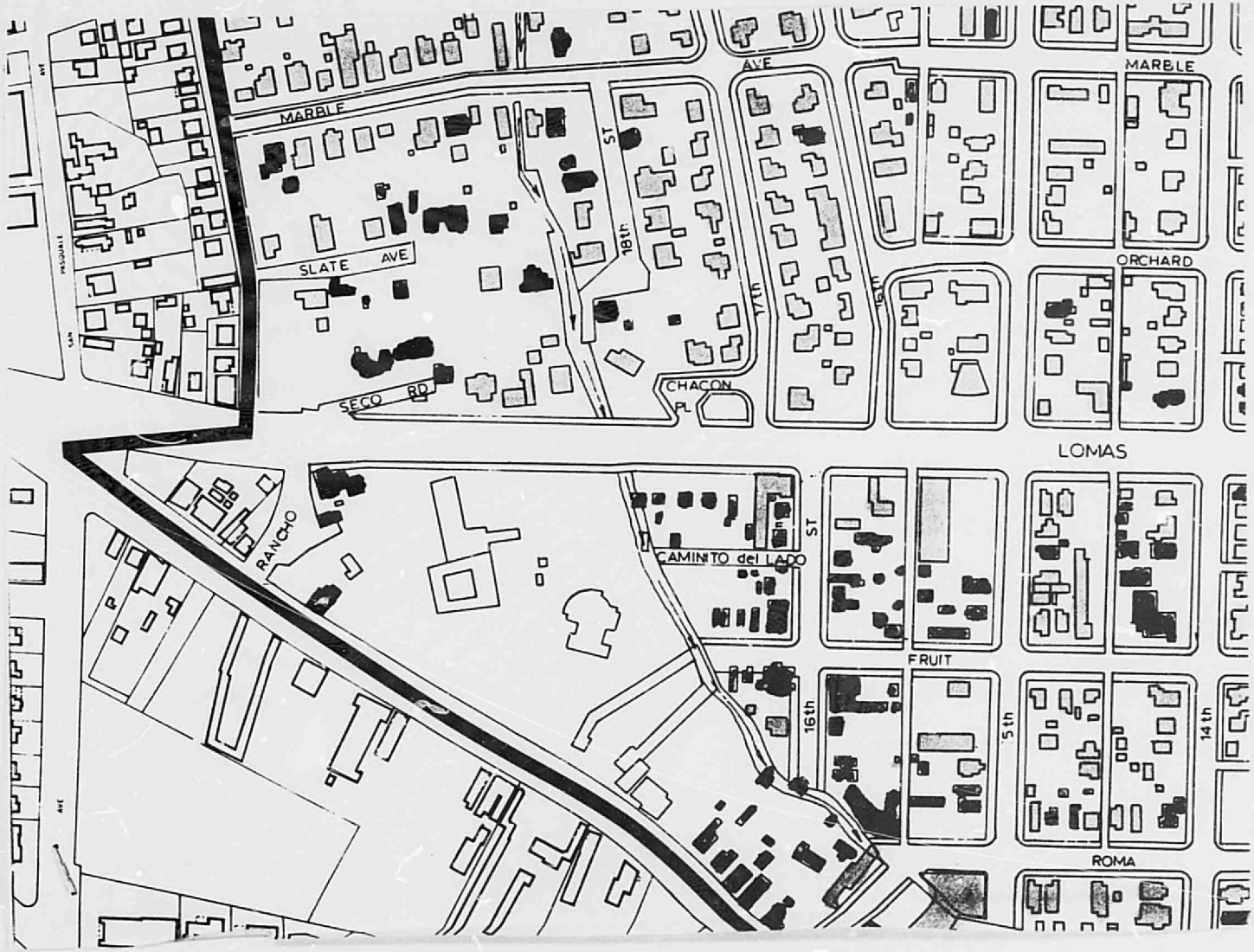
MARBLE
AVE
MARBLE
SLATE AVE
ST
18th
17th
16th
ORCHARD
SECO RD
CHACON PL
LOMAS
RANCHO
CAMINITO del LADO
ST
FRUIT
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1558