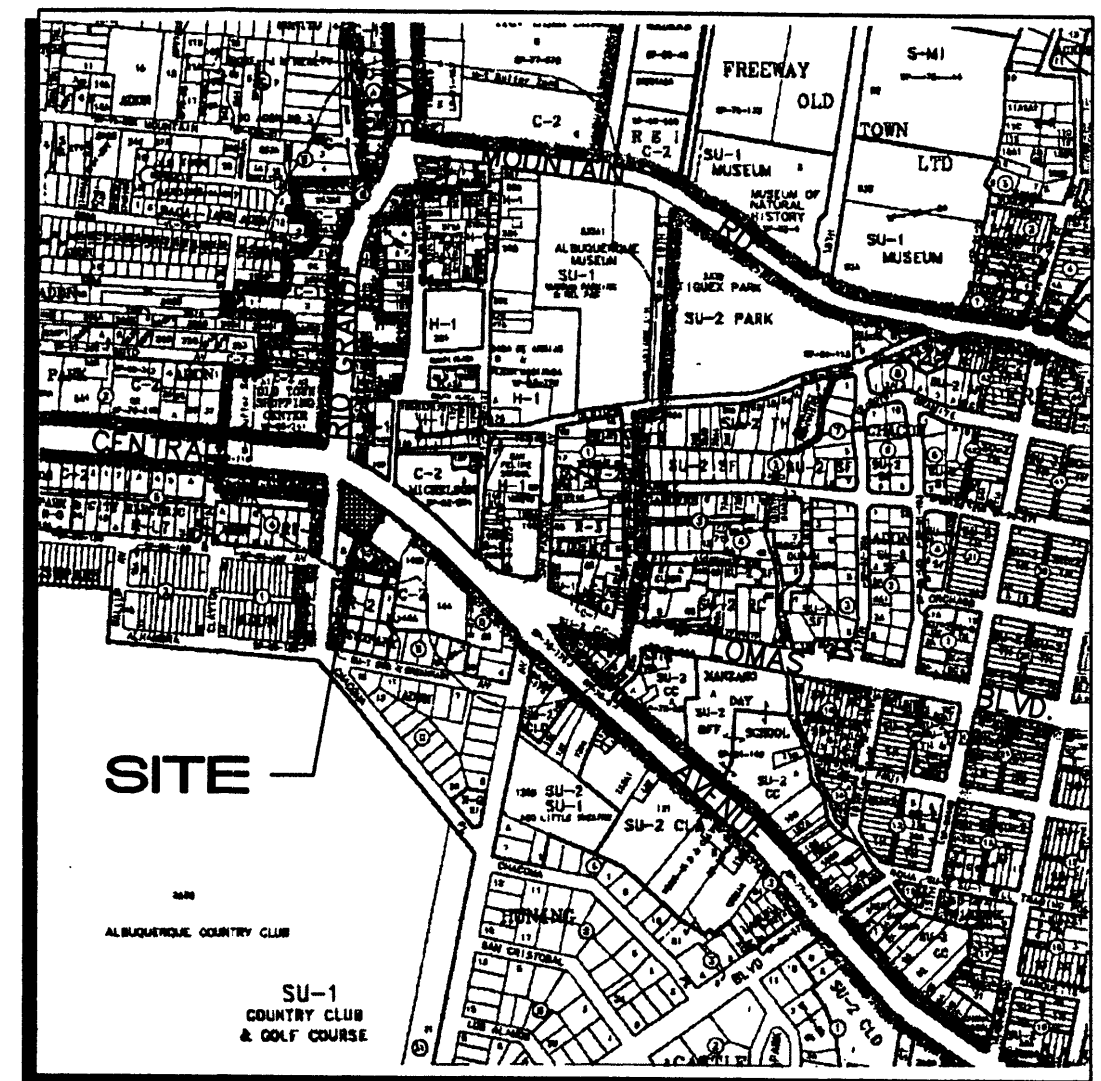


SCALE: 1"=20'



J-13

1"=750'±

LEGAL DESCRIPTION: Lot A of SHELL SUBDIVISION, NO. ONE (1), of the City of Albuquerque, New Mexico, as the same is shown and designated on the Plat of said Subdivision, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on April 13, 1969, in Plat Book C7, folio 58.

AREA: 0.5358 AC = 23339 SF

BENCHMARK: ACS "14-J13" LOCATED IN THE EASTERLY CENTER MEDIAN OF CENTRAL AVENUE SW AT THE INTERSECTION WITH RIO GRANDE BOULEVARD SW. ELEVATION = 4954.71

FLOOD ZONE DESIGNATION: FEMA PANEL #C0331 (SEPT. 20, 1996) INDICATES THAT THE SITE IS OUTSIDE OF ANY RECOGNIZED FLOODPLAIN.

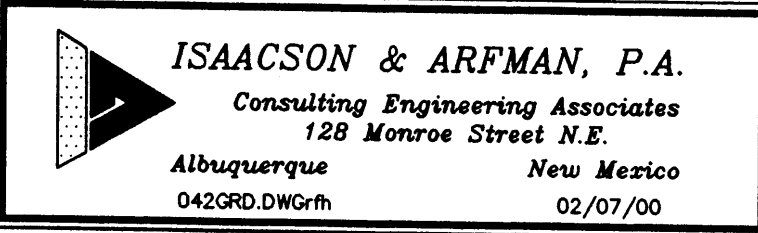
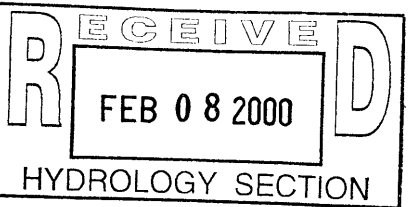
EXISTING CONDITIONS: SITE CONSIST OF ABANDONED CONCRETE DRIVES, ASPHALTIC PAVING AND THE FOUNDATION OF A DEMOLISHED BUILDING. THE ABANDONED GAS STATION SITE WAS OVER 90% IMPERVIOUS. EXISTING STORM WATERS CURRENT FLOW ONTO THE RIGHT-OF-WAY OF RIO GRANDE BLVD. WHERE THEY ARE COLLECTED INTO A PUBLIC STORM DRAINAGE SYSTEM.

EXISTING HYDROLOGY:
PRECIPITATION ZONE: 2
LAND TREATMENT
TYPE 'C' = 10% = 0.0536 Ac.
TYPE 'D' = 90% = 0.4822 Ac.
 $Q_{100} = 3.14(0.0536) + 4.70(0.4822) = 2.43 \text{ CFS}$

PROPOSED CONDITION: THE NEW POLICE SUBSTATION WILL BE SITE LOCATED TOWARD THE NORTHWEST CORNER WITH SUPPORT PARKING TO THE SOUTH AND EAST. THE REMAINDER OF THE SITE SHALL BE FILLED WITH PCC FLATWORK AND LANDSCAPING. THE OVERALL DRAINAGE PATTERN WILL NOT CHANGE FROM THAT OF THE PREVIOUS SITE.

PROPOSED HYDROLOGY:
LAND TREATMENTS:
TYPE D = 84% = 0.450 Ac.
TYPE C = 8% = 0.043 Ac.
TYPE B = 8% = 0.043 Ac.
 $Q_{100} = 4.70(0.45 \text{ Ac.}) = 3.14(0.043 \text{ Ac.}) = 2.28(0.043 \text{ Ac.}) = 2.35 \text{ CFS}$

SUMMARY: THE OVERALL DEVELOPED SITE RUNOFF DECREASE FROM THE PREVIOUS LAND USE DUE TO INCREASE SITE LANDSCAPING AND LESS HARD SURFACING.



CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP			
TITLE: Old Town Police Substation			
CONCEPTUAL GRADING / DRAINAGE AND UTILITY PLAN			
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	NO./DAY/YR.	NO./DAY/YR.
PROJECT NO.		MAP NO.	SHEET OF C101

LEGEND

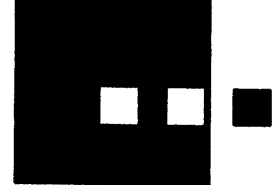
- EXIST. LIGHT POLE BASE (NO LIGHT)
- EXIST. UTILITY POLE
- OHU— EXIST. OVERHEAD UTILITY LINE
- SEWER— EXIST. UNDERGROUND SEWER LINE
- WATER— EXIST. UNDERGROUND WATER LINE
- ⊙ EXIST. SEWER MANHOLE
- ⊕ EXIST. DRAINAGE MANHOLE
- EXIST. WATER METER
- ⊗ EXIST. TELEPHONE RISER
- ⊕ EXIST. FIRE HYDRANT
- ⊖ EXIST. DROP INLET
- X— FENCE
- +— PROPOSED WATER LINE GATE VALVE
- PROPOSED WATER LINE METER BOX
- +— PROPOSED SANITARY SEWER SERVICE

SPOT ELEVATION LEGEND

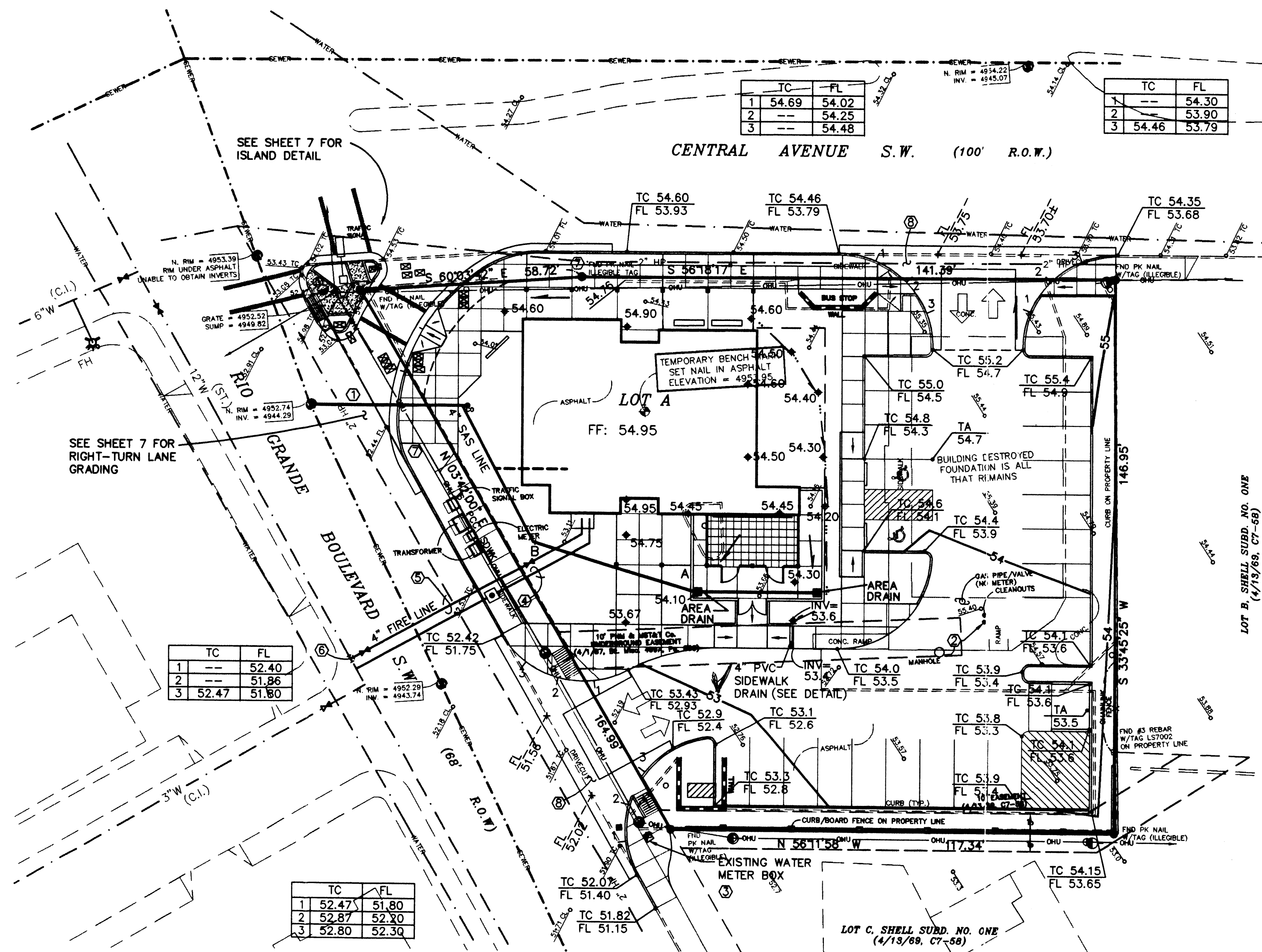
- 59.2 EXIST ELEVATION AT GROUND
- 58.64 TA EXIST ELEVATION AT TOP OF ASPHALT
- 50.97 SW EXIST ELEVATION AT TOP OF SIDEWALK
- 50.97 TC EXIST ELEVATION AT CENTERLINE OF DRIVING LANE
- 50.97 TC EXIST ELEVATION AT TOP OF CURB
- TC 53.8 FL 53.3 TOP OF CURB ELEVATION
- FL 52.02 PROPOSED ELEVATION AT FLOW LINE
- TA 53.5 PROPOSED ELEVATION AT TOP OF ASPHALT
- ◆ 54.75 PROPOSED SPOT ELEVATION
- ... FLOWLINE

KEYED CONSTRUCTION NOTES

- NEW 4"Ø SANITARY SEWER SERVICE.
- EXISTING SAS SERVICE TO BE ABANDONED AND REMOVED FROM SITE.
- EXISTING WATER METER BOX & SERVICE TO BE ABANDONED AND REMOVED FROM SITE. A CREDIT FOR RETIRING THE WATER & SAS SERVICES SHALL BE APPLIED AGAINST THE NEW SERVICES. RESPECTIVELY
- NEW 1" DIA. WATER SERVICE TO BE COORDINATED THROUGH THE CITY CUSTOMER SERVICES DEPARTMENT, (P.W.D.).
- NEW 4" DIA. FIRE PROTECTION LINE.
- 12"x6" TAPPING SADDLE FOR PRESSURE CONNECTION, 6" GATE VALVE AND TYPE 'A' VALVE BOX, 50' OF 4" DIA. WATERLINE (C-900) TO R.O.W. REMOVE AND REPLACE 17 SQ. YDS. OF ASPHALT PAVEMENT.
- REMOVE EXISTING PCC DRIVEPAD(S) REPLACE W/ STANDARD CURB & GUTTER AND PCC SIDEWALKS.
- REMOVE EXISTING PCC SIDEWALKS, CURB & GUTTER & DRIVEPADS AS NECESSARY. REPLACE WITH PRIVATE RADII ENTRANCES PER C.O.A. DWG #2426.



Dekker/Perich/Sabatini
architecture ■ interiors ■ planning ■ engineering
6801 Jefferson NE, Suite 100 505 761-9700
Albuquerque, NM 87109 fax 761-4222



4" DRAIN LINE

- A. INV=53.3
B. 45° BEND
INV=52.85
C. 22 1/2° BEND
INV=52.88
D. CONNECT TO BACK
OF EXST. CATCH BASIN.
INV=52.38

LEGEND

- EXIST. LIGHT POLE BASE (NO LIGHT)
● EXIST. UTILITY POLE
—OHU— EXIST. OVERHEAD UTILITY LINE
—SEWER— EXIST. UNDERGROUND SEWER LINE
—WATER— EXIST. UNDERGROUND WATER LINE
⊙ EXIST. SEWER MANHOLE
⊙ EXIST. DRAINAGE MANHOLE
⊙ EXIST. WATER METER
⊙ EXIST. TELEPHONE RISER
⊙ EXIST. FIRE HYDRANT
⊙ EXIST. DROP INLET
—X— FENCE
—+— PROPOSED WATER LINE GATE VALVE
—□— PROPOSED WATER LINE METER BOX
— PROPOSED SANITARY SEWER SERVICE

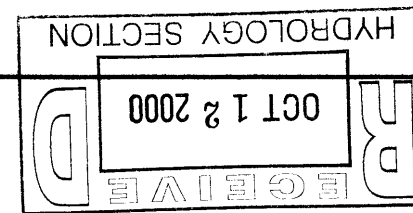
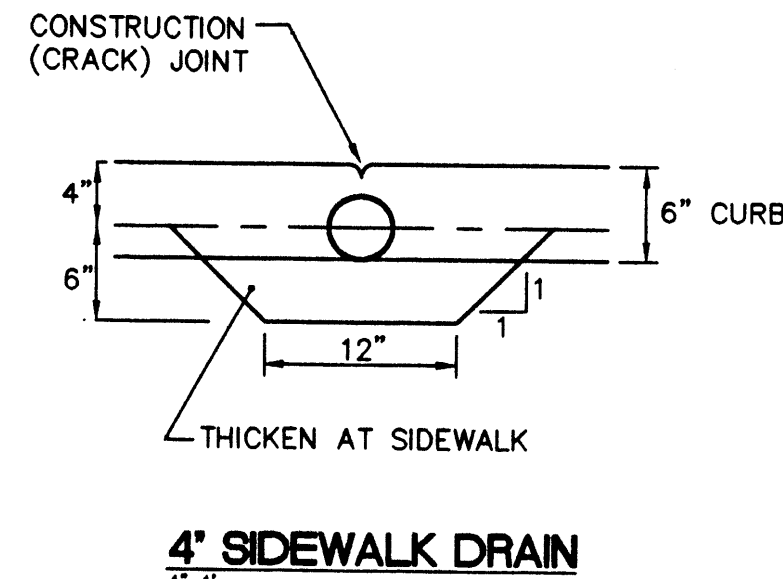
SPOT ELEVATION LEGEND

- EXIST. ELEVATION AT GROUND
● EXIST. ELEVATION AT TOP OF ASPHALT
○ EXIST. ELEVATION AT TOP OF SIDEWALK
○ EXIST. ELEVATION AT CENTERLINE OF DRIVING LANE
○ EXIST. ELEVATION AT TOP OF CURB
○ TOP OF CURB ELEVATION
○ PROPOSED ELEVATION AT FLOW LINE
○ PROPOSED ELEVATION AT TOP OF ASPHALT
○ PROPOSED SPOT ELEVATION
○ FLOWLINE

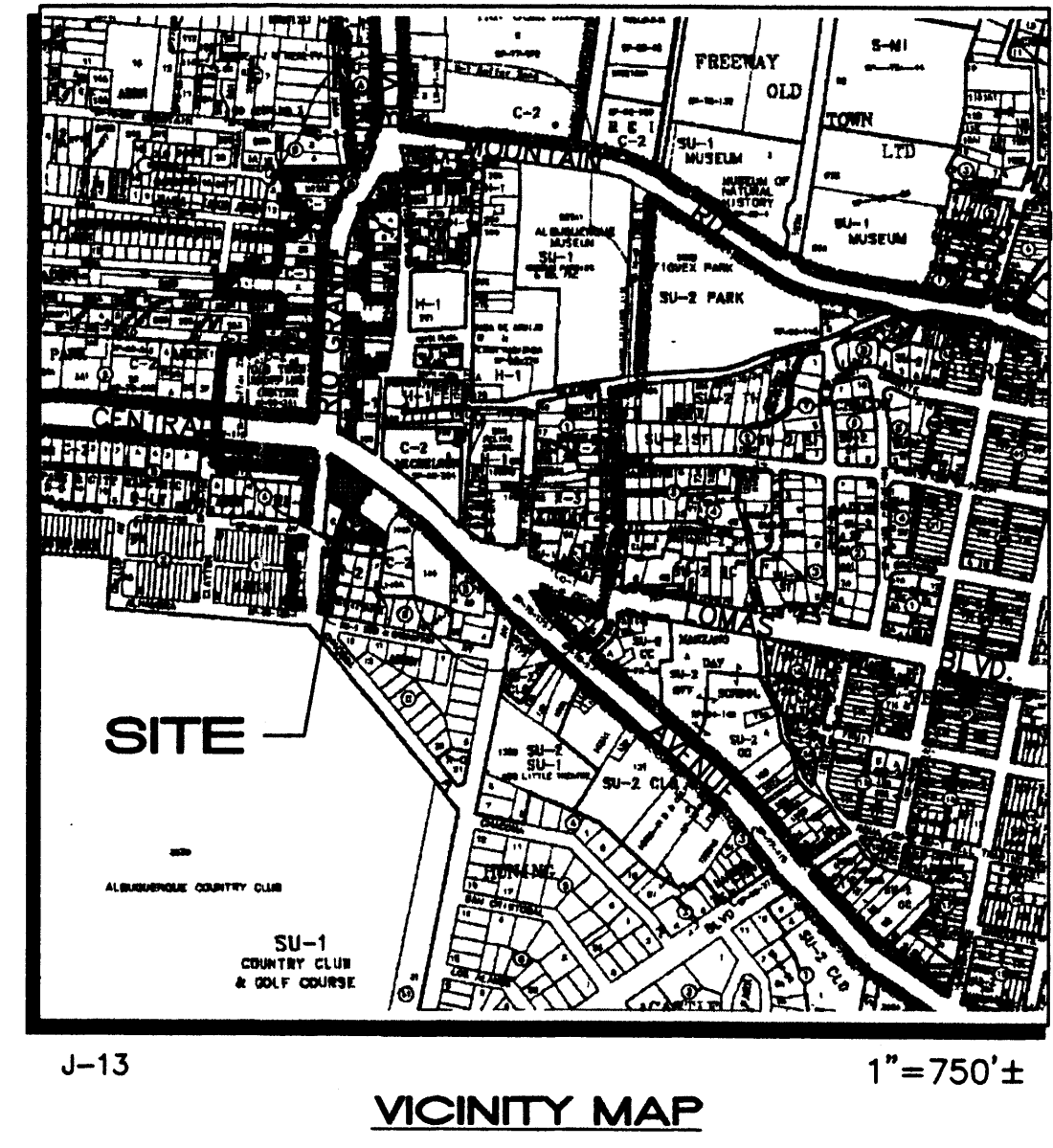
KEYED CONSTRUCTION NOTES

- NEW 4" SANITARY SEWER SERVICE.
- EXISTING SAS SERVICE TO BE ABANDONED AND REMOVED FROM SITE.
- EXISTING WATER METER BOX & SERVICE TO BE ABANDONED AND REMOVED FROM SITE. A CREDIT FOR RETIRING THE WATER & SAS SERVICES SHALL BE APPLIED AGAINST THE NEW SERVICES, RESPECTIVELY.
- NEW 1" DIA. WATER SERVICE TO BE COORDINATED THROUGH THE CITY CUSTOMER SERVICES DEPARTMENT, (P.W.D.).
- NEW 4" DIA. FIRE PROTECTION LINE.
- 12"x6" TAPPING SADDLE FOR PRESSURE CONNECTION, 6" GATE VALVE AND TYPE 'A' VALVE BOX, 50' OF 4" DIA. WATERLINE (C-900) TO R.O.W. REMOVE AND REPLACE 17 SQ. YDS. OF ASPHALT PAVEMENT.
- REMOVE EXISTING PCC DRIVEPAD(S) REPLACE W/ STANDARD CURB & GUTTER AND PCC SIDEWALKS.
- REMOVE EXISTING PCC SIDEWALKS, CURB & GUTTER & DRIVEPADS AS NECESSARY. REPLACE WITH PRIVATE RADI ENTRANCES PER C.O.A. DWG #2426.

*ITEMS INCLUDED IN ADDITIVE ALTERNATE NO. 2.



SCALE: 1"=20'



LEGAL DESCRIPTION: Lot A of SHELL SUBDIVISION, NO. ONE (1), of the City of Albuquerque, New Mexico, as the same is shown and designated on the Plot of said Subdivision, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on April 13, 1969, in Plot Book C7, folio 58.

AREA: 0.5358 AC = 23339 SF

BENCHMARK: ACS "14-J13" LOCATED IN THE EASTERLY CENTER MEDIAN OF CENTRAL AVENUE SW AT THE INTERSECTION WITH RIO GRANDE BOULEVARD SW. ELEVATION = 4954.71

FLOOD ZONE DESIGNATION: FEMA PANEL #C0331 (SEPT. 20, 1996) INDICATES THAT THE SITE IS OUTSIDE OF ANY RECOGNIZED FLOODPLAIN.

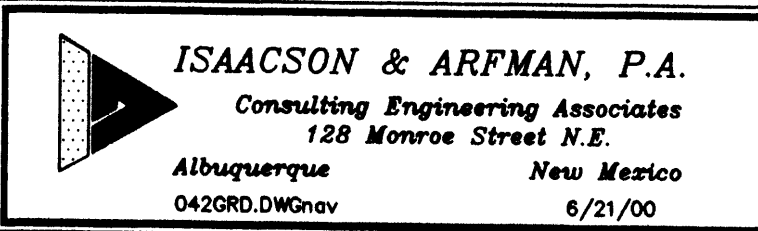
EXISTING CONDITIONS: SITE CONSIST OF ABANDONED CONCRETE DRIVES, ASPHALTIC PAVING AND THE FOUNDATION OF A DEMOLISHED BUILDING. THE ABANDONED GAS STATION SITE WAS OVER 90% IMPERVIOUS. EXISTING STORM WATERS CURRENT SHEET FLOW ONTO THE RIGHT-OF-WAY OF RIO GRANDE BLVD. WHERE THEY ARE COLLECTED INTO A PUBLIC STORM DRAINAGE SYSTEM.

EXISTING HYDROLOGY:
PRECIPITATION ZONE: 2
LAND TREATMENT
TYPE 'C' = 10% = 0.0536 Ac.
TYPE 'D' = 90% = 0.4822 Ac.
 $Q_{100} = 3.14(0.0536) + 4.70(0.4822) = 2.43$ CFS

PROPOSED CONDITION: THE NEW POLICE SUBSTATION WILL BE SITE LOCATED TOWARD THE NORTHWEST CORNER WITH SUPPORT PARKING TO THE SOUTH AND EAST. THE REMAINDER OF THE SITE SHALL BE FILLED WITH PCC FLATWORK AND LANDSCAPING. THE OVERALL DRAINAGE PATTERN WILL NOT CHANGE FROM THAT OF THE PREVIOUS SITE.

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LAND TREATMENTS:
TYPE D = 84% = 0.450 Ac.
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SUMMARY: THE OVERALL DEVELOPED SITE RUNOFF DECREASES FROM THE PREVIOUS LAND USE DUE TO INCREASED SITE LANDSCAPING AND LESS HARD SURFACING.



CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP	
TITLE: Old Town Police Substation	
100% GRADING / DRAINAGE AND UTILITY PLAN	
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL
NO. / DAY / YR.	NO. / DAY / YR.
OCT 1 2 2000	
HYDROLOGY SECTION	
PROJECT NO. B-C101	MAP NO.
SHEET 6	OF 30

Dekker/Perich/Sabatini
architecture • interiors • planning • engineering
6801 Jefferson NE, Suite 100
Albuquerque, NM 87109
505 761-9700
fax 761-4222

KEYED CONSTRUCTION NOTES

- NEW 4" SANITARY SEWER SERVICE. CORE CONNECTION TO MANHOLE PER C.O.A. STD. INV. EL. = 4945.50
- EXISTING SAS SERVICE TO BE ABANDONED AND REMOVED FROM SITE.
- EXISTING WATER METER BOX & SERVICE TO BE ABANDONED AND REMOVED FROM SITE. A CREDIT FOR RETIRING THE WATER & SAS SERVICES SHALL BE APPLIED AGAINST THE NEW SERVICES. RESPECTIVELY
- NEW 1" DIA. WATER SERVICE TO BE COORDINATED THROUGH THE CITY CUSTOMER SERVICES DEPARTMENT, (P.W.D.).
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- REMOVE EXISTING PCC DRIVEPAD(S) REPLACE W/ STANDARD CURB & GUTTER AND PCC SIDEWALKS.
- REMOVE EXISTING PCC SIDEWALKS, CURB & GUTTER & DRIVEPADS AS NECESSARY. REPLACE WITH PRIVATE RADIUS ENTRANCES PER C.O.A. DWG #2426.
- REMOVE & REPLACE 36 SF. ART. PAVEMENT PER COA DWG. 2407.
- REMOVE & REPLACE 28 SY (42 SY WITH ALT. NO. 2 INCLUDED) ART. PAVEMENT PER COA DWG. 2407.

*ITEMS INCLUDED IN ADDITIVE ALTERNATE NO. 2.

4" DRAIN LINE

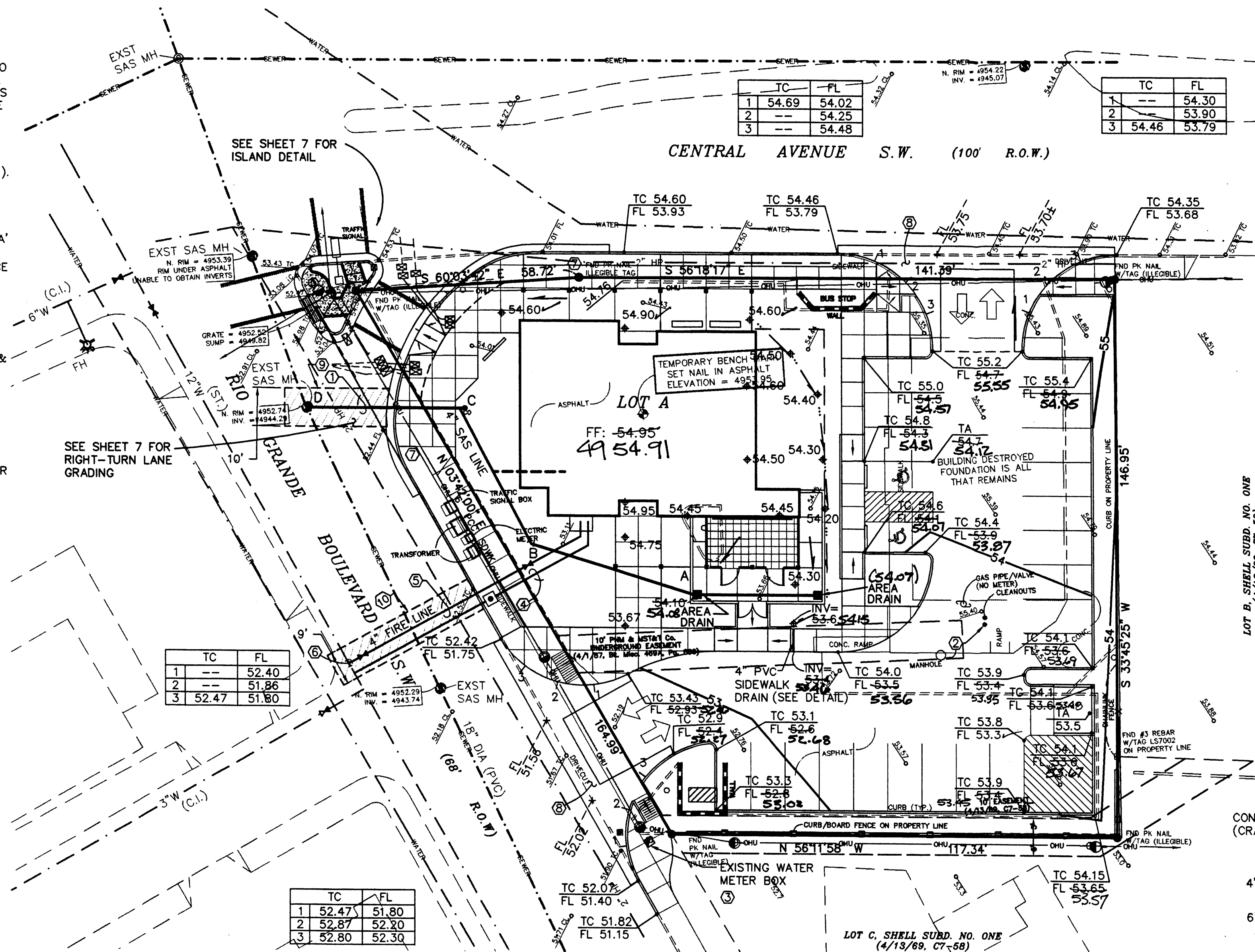
- A. INV=53.3
- B. 45' BEND
INV=52.2
- C. 45' BEND
INV=51.0 (SEE DETAIL)
- D. CONNECT TO EXST. SAS MANHOLE.
INV=49.0

ENGINEER'S CERTIFICATION

I, FRED C. ARFMAN, PE, LICENSED UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PROJECT WAS CONSTRUCTED IN SUBSTANTIAL COMPLIANCE WITH THE APPROVED FINAL GRADING & DRAINAGE PLAN, DATED 10/12/00 FOR THE APD OLD TOWN POLICE SUBSTATION, ON FILE WITH THE HYDROLOGY DIVISION, P.W.D., CITY OF ALBUQUERQUE (J13/D35) AS FIELD VERIFIED BY ALDRICH LAND SURVEYING, NMLS NO. 7719 ON DECEMBER 4, 2001, IN ACCORDANCE WITH THE "NEW MEXICO ENGINEERING AND SURVEYING ACT" SECTION 61-23-1 THROUGH 61-23-32 NMSD (1978).

I FURTHER CERTIFY THAT RETAINING WALLS WERE NOT REQUIRED ON THE ABOVE REFERENCED PROJECT.

FRED C. ARFMAN, N.M.P.E. 73222
12-05-01
DATE



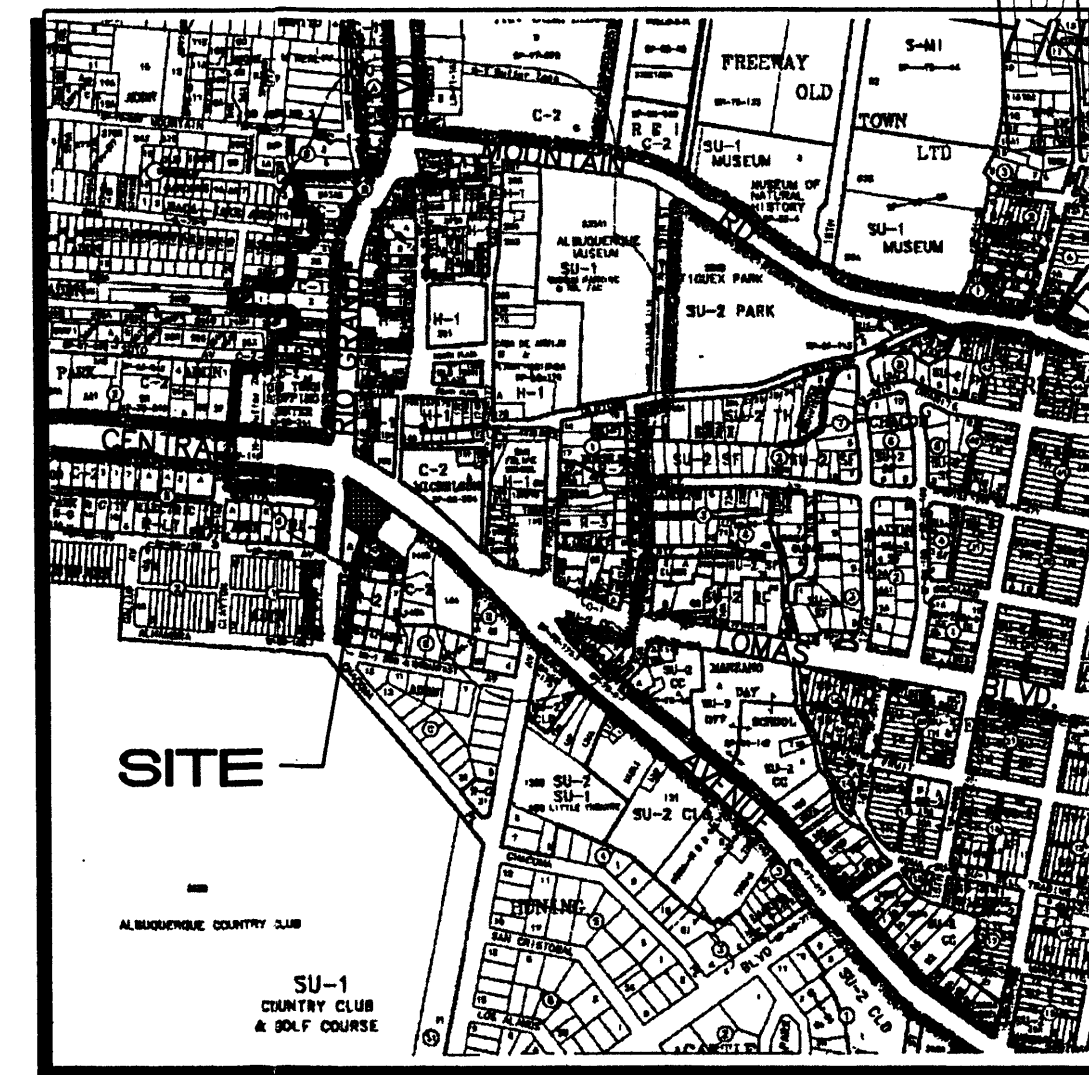
LEGEND

- EXIST. LIGHT POLE BASE (NO LIGHT)
- EXIST. UTILITY POLE
- OH— EXIST. OVERHEAD UTILITY LINE
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- ⊙ EXIST. WATER METER
- ⊙ EXIST. TELEPHONE RISER
- ⊙ EXIST. FIRE HYDRANT
- ⊙ EXIST. DROP INLET
- X— FENCE
- +— PROPOSED WATER LINE GATE VALVE
- PROPOSED WATER LINE METER BOX
- PROPOSED SANITARY SEWER SERVICE

SPOT ELEVATION LEGEND

- 53.2 EXIST ELEVATION AT GROUND
- 53.64 TA EXIST ELEVATION AT TOP OF ASPHALT
- 53.87 SH EXIST ELEVATION AT TOP OF SIDEWALK
- 53.82 EXIST ELEVATION AT CENTERLINE OF DRIVING LANE
- 53.71 TC EXIST ELEVATION AT TOP OF CURB
- 53.8 TOP OF CURB ELEVATION
- 53.3 FLOWLINE
- 52.02 PROPOSED ELEVATION AT FLOW LINE
- 53.5 PROPOSED ELEVATION AT TOP OF ASPHALT
- 54.75 PROPOSED SPOT ELEVATION
- ... FLOWLINE

SCALE: 1"=20'



VICINITY MAP

LEGAL DESCRIPTION: Lot A of SHELL SUBDIVISION, NO. ONE (1), of the City of Albuquerque, New Mexico, as the same is shown and designated on the Plat of said Subdivision, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on April 13, 1969, in Plat Book C7, folio 58.

AREA: 0.5358 AC = 23339 SF

BENCHMARK: ACS "14-113" LOCATED IN THE EASTERLY CENTER MEDIAN OF CENTRAL AVENUE SW AT THE INTERSECTION WITH RIO GRANDE BOULEVARD SW. ELEVATION = 4954.71

FLOOD ZONE DESIGNATION: FEMA PANEL #00331 (SEPT. 20, 1996) INDICATES THAT THE SITE IS OUTSIDE OF ANY RECOGNIZED FLOODPLAIN.

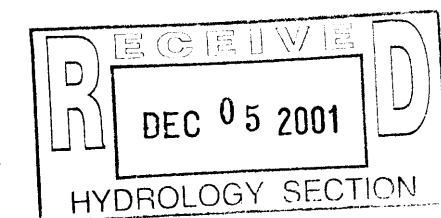
EXISTING CONDITIONS: SITE CONSIST OF ABANDONED CONCRETE DRIVES, ASPHALTIC PAVING AND THE FOUNDATION OF A DEMOLISHED BUILDING. THE ABANDONED GAS STATION SITE WAS OVER 90% IMPERVIOUS. EXISTING STORM WATERS CURRENT SHEET FLOW ONTO THE RIGHT-OF-WAY OF RIO GRANDE BLVD. WHERE THEY ARE COLLECTED INTO A PUBLIC STORM DRAINAGE SYSTEM.

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ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico 87102
042GRD.DWG NOV 07/02/01

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

TITLE:		Old Town Police Substation	
100% GRADING / DRAINAGE AND UTILITY PLAN			
DESIGN REVIEW COMMITTEE	CITY ENGINEER APPROVAL	NO./DAY/YR.	NO./DAY/YR.
PROJECT NO.	B-C101	MAP NO.	SHEET 6 OF 30

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