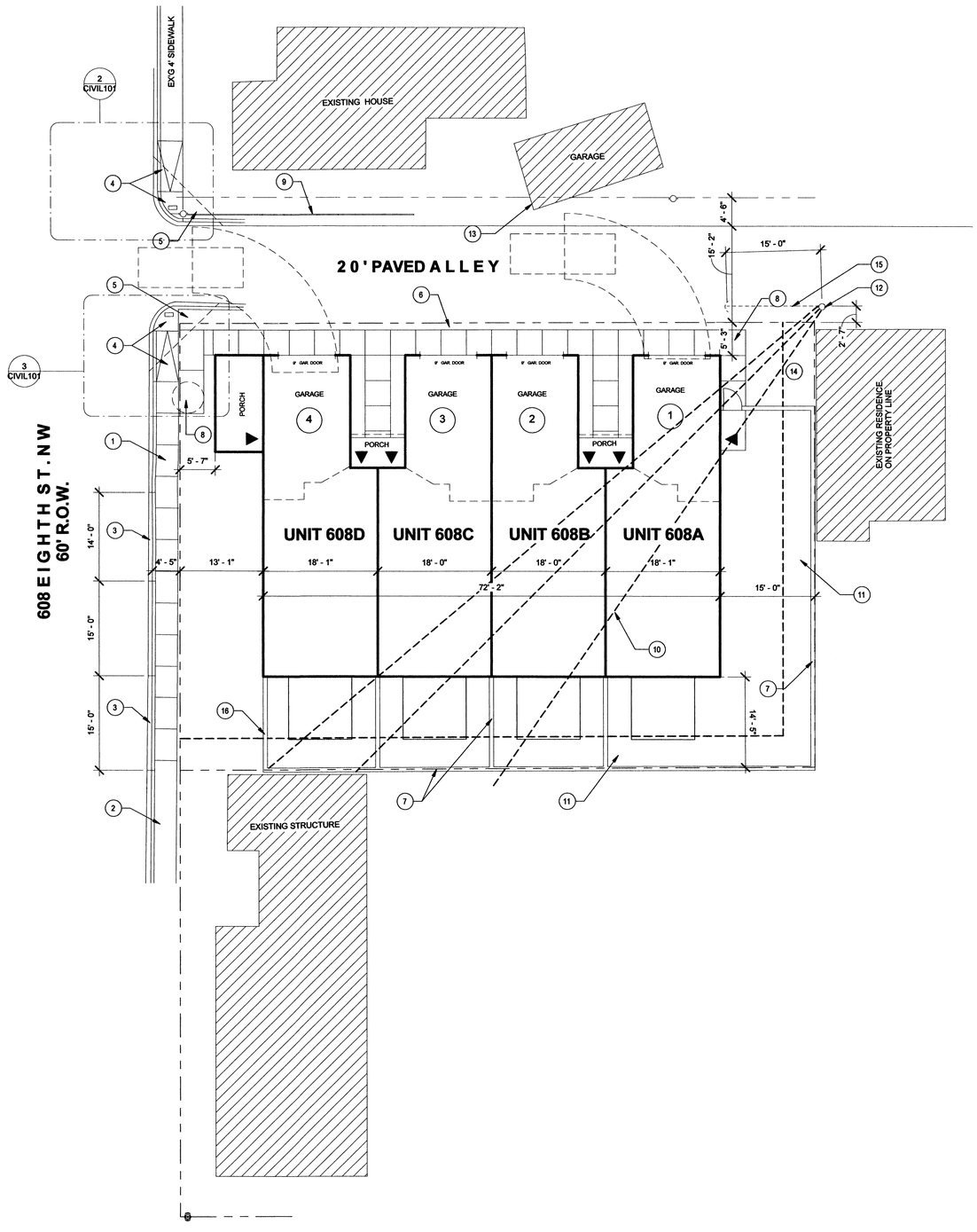
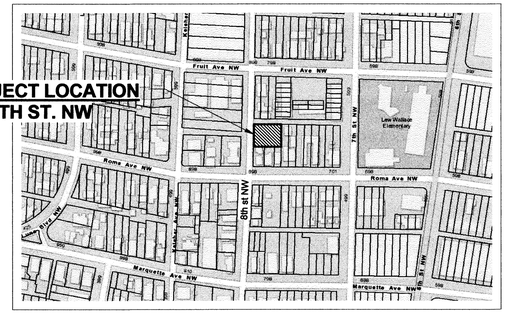


1 TRAFFIC CONTROL LAYOUT 608 8TH ST. N.W.
Scale: 1" = 10'-0"



PROJECT LOCATION
608 8TH ST. NW

VICINITY MAP J-14
NTS

LEGAL DESCRIPTION

LOT 1, LANDS OF BUCHANON
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

LEGEND

CONCRETE SIDEWALK

UNIT ENTRANCE WITH 4' WIDE CONCRETE ENTRY WALK

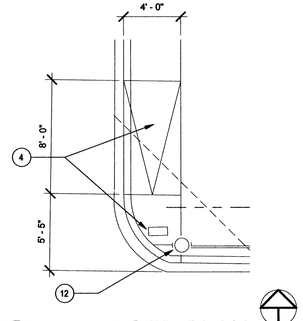
OFF STREET PARKING REQUIREMENTS:

PER SU2/DNA/MR(MIXED RESIDENCE)

J.1.a
TOWNHOUSE: 1 SPACE/UNIT MINUMUM
1 GARAGE SPACE/UNIT - **COMPLIES**

SHEET CIVIL102 KEYNOTES

KEYNOTE NUMBER	DESCRIPTION
1	NEW 48" WIDE PEDESTRIAN SIDEWALK
2	EXISTING 48" WIDE PEDESTRIAN SIDEWALK
3	REMOVE EXISTING CURB CUT - CONSTRUCT NEW SIDE WALK, STANDARD CURB & GUTTER PER COA STD. DRAWING No. 2415A & 2430
4	CUT EXISTING 8" HIGH CURB FOR 1 IN 12 UNIDIRECTIONAL RAMP W/ 42" LANDING AND TRUNCATED DOME DETECTABLE WARNING - SEE COA STD #2425
5	NO SHRUBS HIGHER THAN 3' A.F.G. WITHIN CLEAR SITE TRIANGLE
6	ASPHALT PAVING TIE INTO ALLEY
7	NEW 6'-0" HIGH FENCE
8	48" WIDE PEDESTRIAN WALKWAY
9	EXISTING 4'-0" HIGH WROUGHT IRON FENCE
10	OVERHEAD LINES TO BE REMOVED
11	5' WIDE PUBLIC UTILITY EASEMENT - RECORDED
12	EXISTING POWER POLE IN ALLEY
13	EXISTING GARAGE ENCROACHMENT INTO ALLEY
14	LANDSCAPE AREA
15	EXISTING POWER POLE ANCHOR TO REMAIN
16	NEW 3'-0" HIGH FENCE



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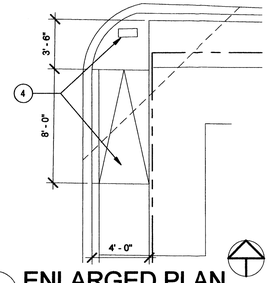
Scale: 1" = 5'-0"



3 ENLARGED PLAN
Scale: 1" = 5'-0"

RECEIVED
JAN 06 2015
LAND DEVELOPMENT SECTION

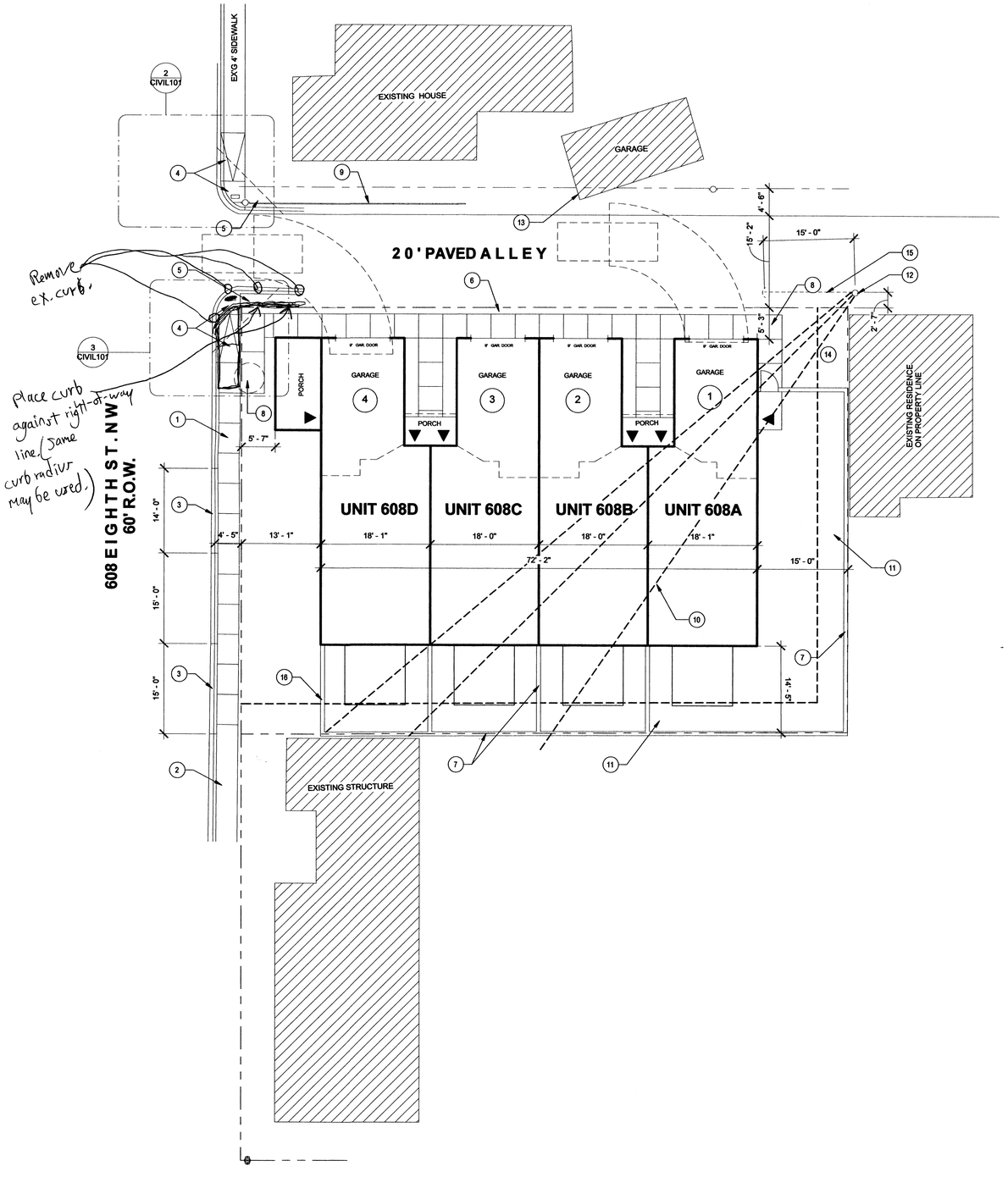
Cinelli ARCHITECTS
Roger Cinelli & Assoc.
2418 Manuel Torres Lane N.W.
Albuquerque, New Mexico 87107
(505) 243-8211

PROJECT TITLE:
TOWNHOUSE APARTMENT
FOR GREG LOBBEREGT
600 8TH ST N.W.
ALBUQUERQUE, NEW MEXICO

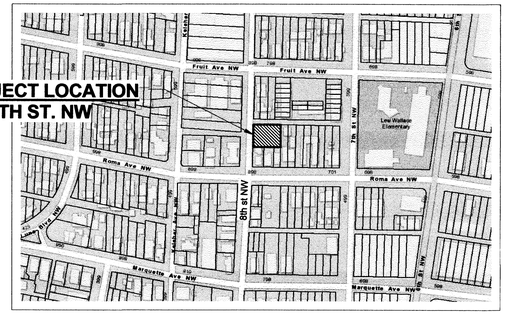
DRAWING TITLE:
TRAFFIC CONTROL LAYOUT

SEAL
STATE OF NEW MEXICO
ROGER CINELLI
No. 7402
REGISTERED ARCHITECT
1/1/2015

DATE: JAN 2015
PROJECT NO.: LOB
DRAWING NO.: CIVIL101



1 TRAFFIC CONTROL LAYOUT 608 8TH ST. N.W.
Scale: 1" = 10'-0"



PROJECT LOCATION
608 8TH ST. NW

VICINITY MAP J-14
NTS

LEGAL DESCRIPTION

LOT 1, LANDS OF BUCHANON
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

LEGEND

CONCRETE SIDEWALK

UNIT ENTRANCE WITH 4' WIDE CONCRETE ENTRY WALK

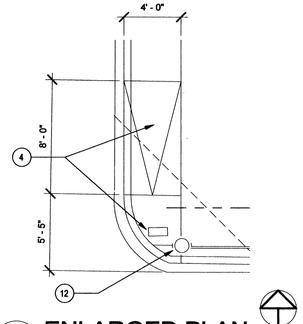
OFF STREET PARKING REQUIREMENTS:

PER SU2/DNA/MR(MIXED RESIDENCE)

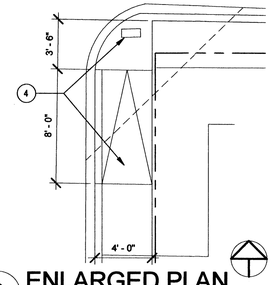
J.1.a
TOWNHOUSE: 1 SPACE/UNIT MINUMUM
1 GARAGE SPACE/UNIT - **COMPLIES**

SHEET CIVIL102 KEYNOTES

KEYNOTE NUMBER	DESCRIPTION
1	NEW 48" WIDE PEDESTRIAN SIDEWALK
2	EXISTING 48" WIDE PEDESTRIAN SIDEWALK
3	REMOVE EXISTING CURB CUT - CONSTRUCT NEW SIDE WALK, STANDARD CURB & GUTTER PER COA STD. DRAWING No. 2415A & 2430
4	CUT EXISTING 8" HIGH CURB FOR 1 IN 12 UNIDIRECTIONAL RAMP W/ 42" LANDING AND TRUNCATED DOME DETECTABLE WARNING - SEE COA STD #2425
5	NO SHRUBS HIGHER THAN 3' A.F.G. WITHIN CLEAR SITE TRIANGLE
6	ASPHALT PAVING TIE INTO ALLEY
7	NEW 6'-0" HIGH FENCE
8	48" WIDE PEDESTRIAN WALKWAY
9	EXISTING 4'-0" HIGH WROUGHT IRON FENCE
10	OVERHEAD LINES TO BE REMOVED
11	5' WIDE PUBLIC UTILITY EASEMENT - RECORDED
12	EXISTING POWER POLE IN ALLEY
13	EXISTING GARAGE ENCROACHMENT INTO ALLEY
14	LANDSCAPE AREA
15	EXISTING POWER POLE ANCHOR TO REMAIN
16	NEW 3'-0" HIGH FENCE



2 ENLARGED PLAN
Scale: 1" = 5'-0"



3 ENLARGED PLAN
Scale: 1" = 5'-0"

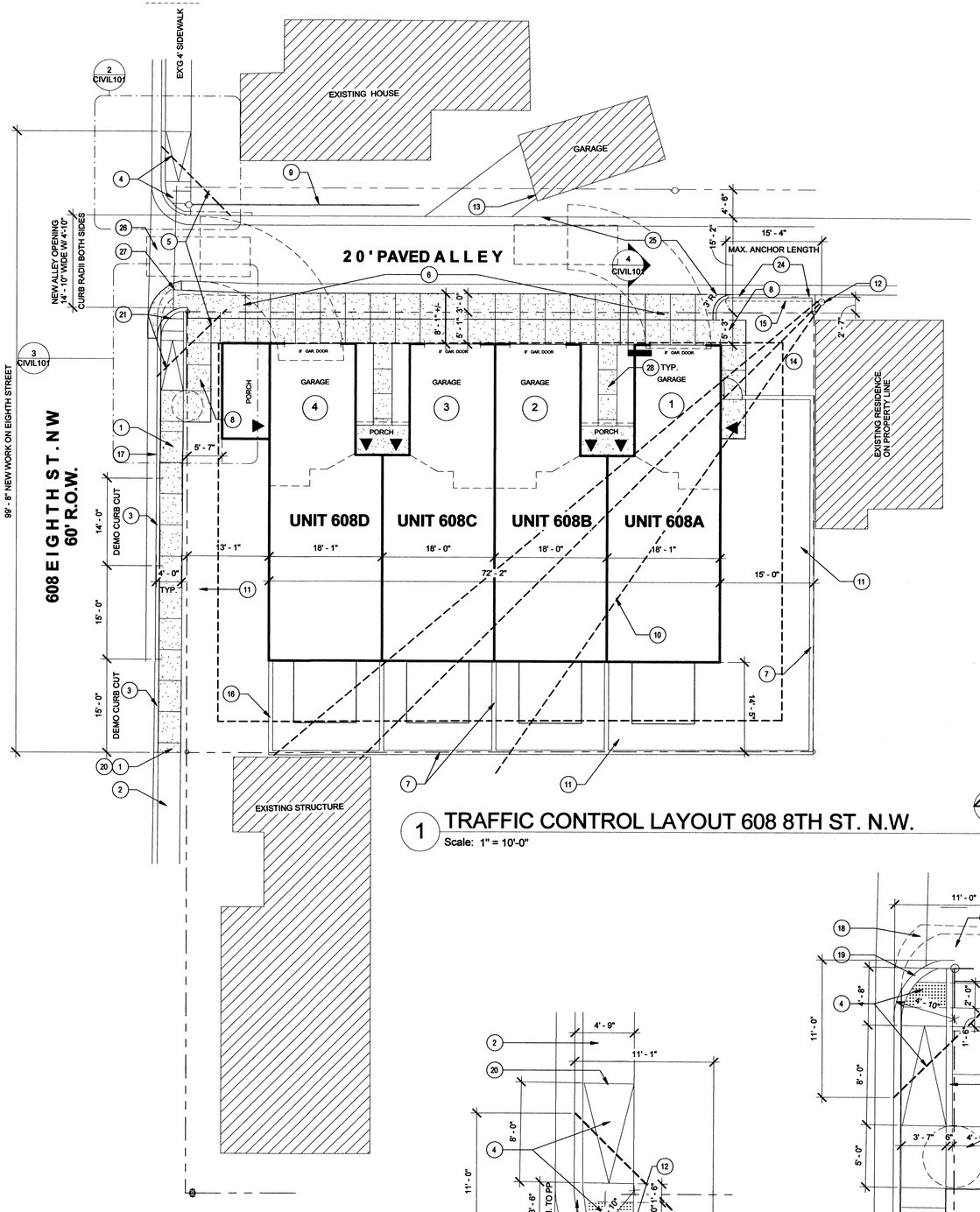
Cinelli ARCHITECTS / Roger Cinelli & Assoc.
2418 Manuel Torres Lane N.W.
Albuquerque, New Mexico 87107
(505) 243-8211

PROJECT TITLE:
TOWNHOUSE APARTMENT
FOR GREG LOBBEREGT
600 8TH ST N.W.
ALBUQUERQUE, NEW MEXICO

DRAWING TITLE:
TRAFFIC CONTROL LAYOUT

SEAL
STATE OF NEW MEXICO
REGISTERED ARCHITECT
1/1/2015

DATE: JAN 2015
PROJECT NO.: LOB
DRAWING NO.: CIVIL101

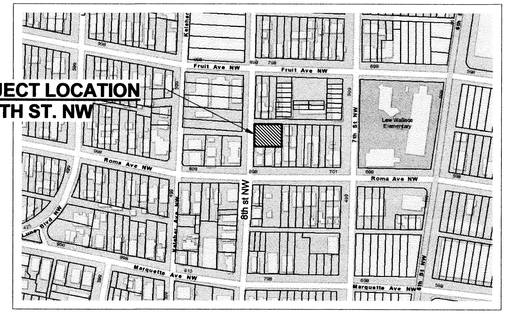


1 TRAFFIC CONTROL LAYOUT 608 8TH ST. N.W.

Scale: 1" = 10'-0"

ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

Public Infrastructure shown on these plans for information only and not part of approval. Separate DRC/Permit approval and Work Order required.



PROJECT LOCATION
608 8TH ST. NW

VICINITY MAP J-14
NTS

LEGAL DESCRIPTION

LOT 1, LANDS OF BUCHANON
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

LEGEND

CONCRETE SIDEWALK

UNIT ENTRANCE WITH 4' WIDE CONCRETE ENTRY WALK

OFF STREET PARKING REQUIREMENTS:

PER SU2/DNA/MR(MIXED RESIDENCE)

FOUR TOWNHOUSE UNITS

J.1.a
TOWNHOUSE: 1 SPACE/UNIT MINUMUM
1 GARAGE SPACE/UNIT - **COMPLIES**

SHEET CIVIL101 KEYNOTES

KEYNOTE NUMBER	DESCRIPTION
1	NEW 48" WIDE PEDESTRIAN SIDEWALK
2	EXISTING 48" WIDE PEDESTRIAN SIDEWALK
3	REMOVE EXISTING CURB CUT - CONSTRUCT NEW SIDE WALK, STANDARD CURB & GUTTER PER COA STD. DRAWING No. 2415A & 2430
4	CUT EXISTING 8" HIGH CURB FOR 1 IN 12 UNIDIRECTIONAL RAMP W/ 42" MIN. LANDING AND TRUNCATED DOME DETECTABLE WARNING - SEE COA STD #2426 AND COA STD DWG #2415 FOR CURB
5	NO SHRUBS HIGHER THAN 3' A.F.G. WITHIN CLEAR SITE TRIANGLE LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THIS AREA.
6	INSTALL 4" CONCRETE PAVEMENT OVER COMPACTED SUBGRADE - PROVIDE SMOOTH TRANSITION FROM ALLEY APRON TO GARAGE ENTRY- SEE 4/CIVIL101
7	NEW 6'-0" HIGH FENCE
8	48" WIDE PEDESTRIAN WALKWAY-
9	EXISTING 4'-0" HIGH WROUGHT IRON FENCE
10	OVERHEAD LINES TO BE REMOVED
11	
12	EXISTING POWER POLE IN ALLEY
13	EXISTING GARAGE ENCROACHMENT INTO ALLEY
14	LANDSCAPE AREA
15	EXISTING POWER POLE ANCHOR TO REMAIN
16	NEW 3'-0" HIGH FENCE
17	EXISTING CONCRETE CURB
18	EXISTING CONC. CURB TO BE DEMOED - INSTALL TO MATCH ADJACENT WHERE APPLICABLE
19	NEW CONCRETE CURB FLUSH WITH ALLEY
20	SMOOTH TRANSITION AT EXISTING SIDEWALK TO NEW WORK
21	CONSTRUCT NEW RADIUS CONC. CURB & GUTTER RETURN WITH 1 IN 12 UNIDIRECTIONAL RAMP W/ 42" MIN. LANDING AND TRUNCATED DOME DETECTABLE WARNING - SEE COA STD #2426 AND COA STD DWG #2415 FOR CURB
22	6" CONCRETE CURB
23	5' HANDICAP TURNING SPACE
24	STANDARD 8" CONCRETE CURB AT POWER POLE ANCHOR GUY - AS PER COA STANDARD DETAIL #2415
25	EDGE OF EXISTING ALLEY CONCRETE APRON
26	EXISTING CONCRETE ALLEY VALLEY GUTTER
27	CONSTRUCT NEW CONCRETE VALLEY GUTTER TO MATCH EXISTING 48" GUTTER - PROVIDE SMOOTH TRANSITION AND MATCH EXISTING FLOWLINE - SEE ABQ STD DWG # 2421.
28	36" WIDE CONCRETE ENTRY WALK

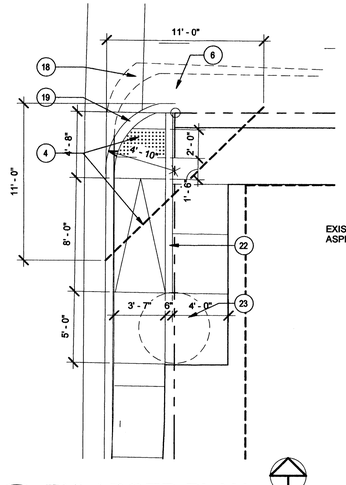
TRAFFIC CIRCULATION LAYOUT APPROVED
Signed 2/5/15 Date

RECEIVED OCT 15 2015 LAND DEVELOPMENT SECTION

RECEIVED FEB 04 2015 LAND DEVELOPMENT SECTION

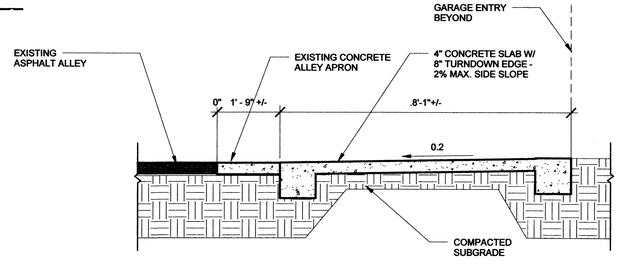
2 ENLARGED PLAN

Scale: 1" = 5'-0"



3 ENLARGED PLAN

Scale: 1" = 5'-0"



4 DRIVEWAY & PEDESTRIAN SLAB

Scale: 1/2" = 1'-0"

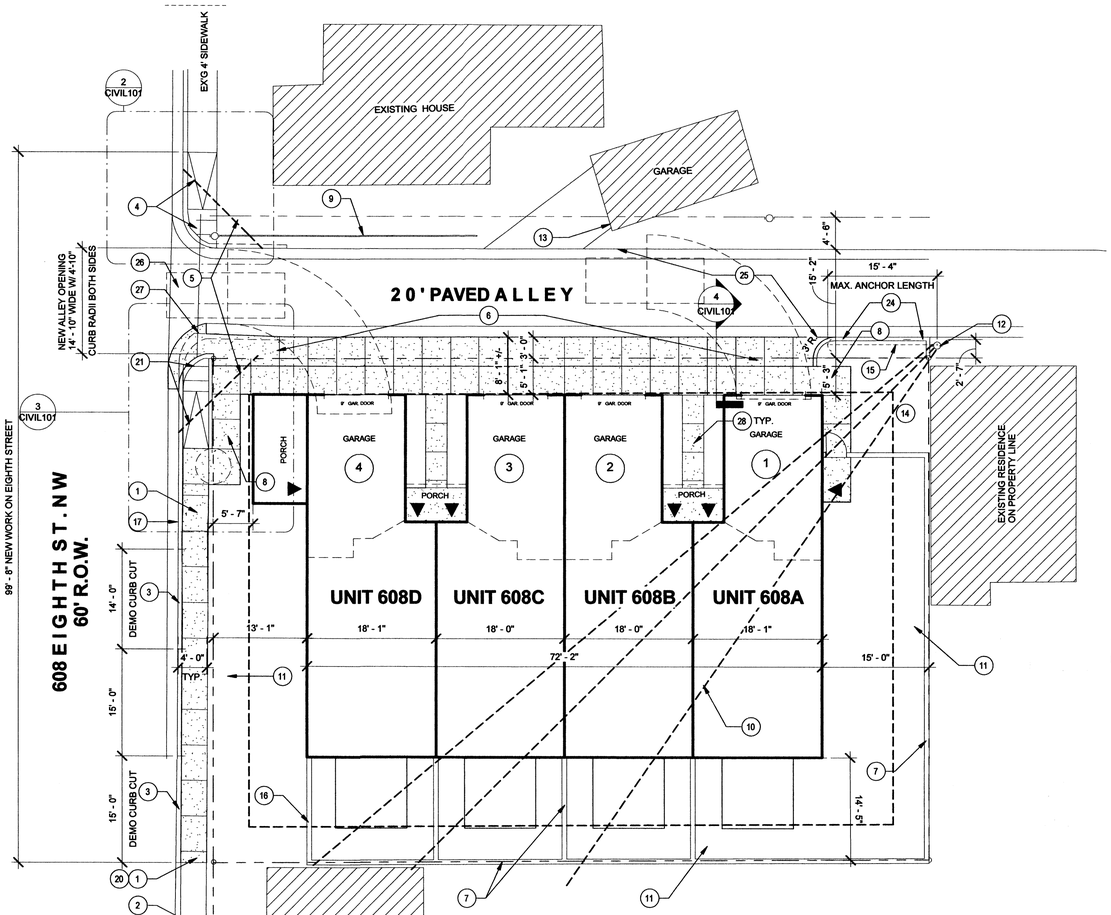
Cinelli ARCHITECTS
Roger Cinelli & Assoc.
2418 Manuel Torres Lane N.W.
Albuquerque, New Mexico 87107
(505) 243-8211

PROJECT TITLE:
TOWNHOUSE APARTMENT
FOR GREG LOBBEREGT
600 8TH ST N.W.
ALBUQUERQUE, NEW MEXICO

DRAWING TITLE:
TRAFFIC CONTROL LAYOUT

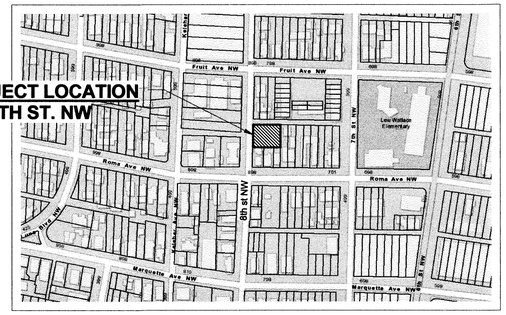
SEAL
STATE OF NEW MEXICO ROGER CINELLI No. 7102 REGISTERED ARCHITECT
2/1/2015

DATE: FEB 2015
PROJECT NO.: LOB
DRAWING NO.: CIVIL101



1 TRAFFIC CONTROL LAYOUT 608 8TH ST. N.W.

Scale: 1" = 10'-0"



PROJECT LOCATION
608 8TH ST. NW

VICINITY MAP J-14
NTS

LEGAL DESCRIPTION

LOT 1, LANDS OF BUCHANON
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

ALL WHEELCHAIR RAMPS LOCATED WITHIN THE PUBLIC RIGHT OF WAY MUST HAVE TRUNCATED DOMES.

Public Infrastructure shown on these plans for information only and not part of approval. Separate DRC/Permit approval and Work Order required.

LEGEND

CONCRETE SIDEWALK

UNIT ENTRANCE WITH 4' WIDE CONCRETE ENTRY WALK

OFF STREET PARKING REQUIREMENTS:

PER SU2/DNA/MR(MIXED RESIDENCE)

FOUR TOWNHOUSE UNITS

J.1.a
TOWNHOUSE: 1 SPACE/UNIT MINUMUM
1 GARAGE SPACE/UNIT - **COMPLIES**

TRAFFIC CIRCULATION LAYOUT APPROVED
Signed 2/5/15 Date

SHEET CIVIL101 KEYNOTES

KEYNOTE NUMBER	DESCRIPTION
1	NEW 48" WIDE PEDESTRIAN SIDEWALK
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3	REMOVE EXISTING CURB CUT - CONSTRUCT NEW SIDE WALK, STANDARD CURB & GUTTER PER COA STD. DRAWING No. 2415A & 2430
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5	NO SHRUBS HIGHER THAN 3' A.F.G. WITHIN CLEAR SITE TRIANGLE LANDSCAPING AND SIGNAGE WILL NOT INTERFERE WITH CLEAR SIGHT REQUIREMENTS. THEREFORE, SIGNS, WALLS, TREES AND SHRUBBERY BETWEEN 3 AND 8 FEET TALL (AS MEASURED FROM THE GUTTER PAN) WILL NOT BE ACCEPTABLE IN THIS AREA.
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7	NEW 6'-0" HIGH FENCE
8	48" WIDE PEDESTRIAN WALKWAY- :
9	EXISTING 4'-0" HIGH WROUGHT IRON FENCE
10	OVERHEAD LINES TO BE REMOVED
11	
12	EXISTING POWER POLE IN ALLEY
13	EXISTING GARAGE ENCROACHMENT INTO ALLEY
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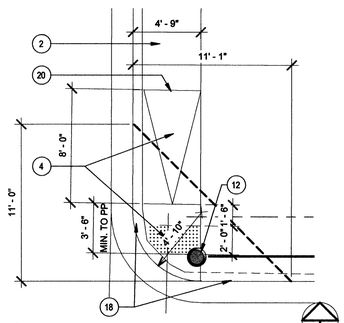
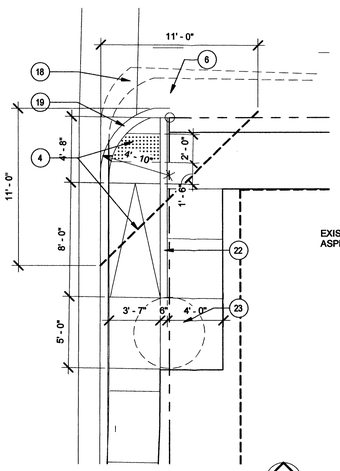
28	36" WIDE CONCRETE ENTRY WALK



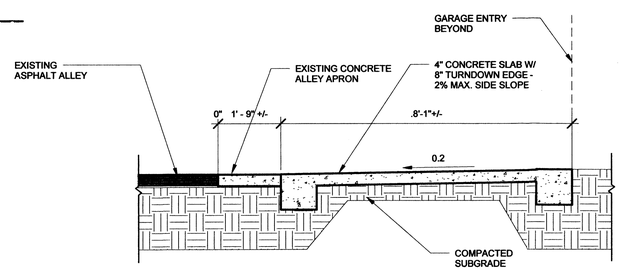
2 ENLARGED PLAN

Scale: 1" = 5'-0"



3 ENLARGED PLAN

Scale: 1" = 5'-0"



4 DRIVEWAY & PEDESTRIAN SLAB

Scale: 1/2" = 1'-0"

Cinelli ARCHITECTS
Roger Cinelli & Assoc.
2418 Manuel Torres Lane N.W.
Albuquerque, New Mexico 87107
(505) 243-8211

PROJECT TITLE:
TOWNHOUSE APARTMENT
FOR GREG LOBBEREGT
600 8TH ST N.W.
ALBUQUERQUE, NEW MEXICO

DRAWING TITLE:
TRAFFIC CONTROL LAYOUT

SEAL
STATE OF NEW MEXICO ROGER C. CINELLI No. 7902 REGISTERED ARCHITECT
2/1/2015

DATE: FEB 2015
PROJECT NO.: LOB
DRAWING NO.: CIVIL101

Location
Lot 1-A & 2-A being a re-plat of Lots 1 and 2, Block 12 of Burgs replat, Perfecto Armijo, contains +/- 7,078.74 sf and is loated at 608 8th Street N.W. See attached portion of the Vicinity Map for exact location.

Purpose
The purpose of this drainage report is to present a grading and drainage solution for the proposed buildings.

Existing Drainage Conditions
There is undeveloped. This site is fairly flat, and it drains the north to an elxiting paved alley and to the west to 8th St. No offsite runoff enters this site. Based on the FIRM Map 35001C0334G (revised September 26, 2008) the site does not fall within a 100-year floodplain.

Proposed Conditions and On-Site Drainage Management Plan
The developed runoff generated from this site will be partely retained on-site. Ponds A and B are designed to hold the volume of the 100-yr/6-day volume under the proposed conditions minus 100-yr/6-day volume under the the historical conditions. Then when the ponds exceed their capacity the runoff will overflow into the alley. The allowable discharge in the Valley is 2.75 cf/acre meaning a retention volume requirement of 0.50 inches times the area (294.95 cf). The 90th Percentile/First Flush ponding requirement is 0.34 inches times the impervious area (130.37 cf). Total retention volume provided (591.37 cf) exceeds the ponding requirement in the Valley (294.95 cf) and First Flush (130.37 cf).

Calculations
City of Albuquerque, Development Process Manuel, Section 22.2, Hydrology Section, was used for runoff calculations. See this plan for AHYMO input and Summary output files.

```
* ZONE 2
**********************************************************************
*          100-YEAR,  6-HR STORM (UNDER EXISITNG CONDITIONS)         *
**********************************************************************
START                   TIME=0.0
RAINFALL                TYPE=1 RAIN QUARTER=0.0 IN
                        RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                        RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.0 AREA=0.000254 SQ MI
                        PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                        TP=0.1333 HR MASS RAINFALL=-1
**********************************************************************
*          10-YEAR,  6-HR STORM (UNDER EXISTING CONDITIONS)          *
**********************************************************************
START                   TIME=0.0
RAINFALL                TYPE=1 RAIN QUARTER=0.0 IN
                        RAIN ONE=1.34 IN RAIN SIX=1.57 IN
                        RAIN DAY=1.83 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=110.0 AREA=0.000254 SQ MI
                        PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                        TP=0.1333 HR MASS RAINFALL=-1
**********************************************************************
*          100-YEAR,  6-HR STORM (UNDER PROPOSED CONDITIONS)         *
**********************************************************************
START                   TIME=0.0
RAINFALL                TYPE=1 RAIN QUARTER=0.0 IN
                        RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                        RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.1 AREA=0.000254 SQ MI
                        PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                        TP=0.1333 HR MASS RAINFALL=-1

**********************************************************************
*          10-YEAR,  6-HR STORM (UNDER PROPOSED CONDITIONS)          *
**********************************************************************
START                   TIME=0.0
RAINFALL                TYPE=1 RAIN QUARTER=0.0 IN
                        RAIN ONE=1.34 IN RAIN SIX=1.57 IN
                        RAIN DAY=1.83 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=110.1 AREA=0.000254 SQ MI
                        PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                        TP=0.1333 HR MASS RAINFALL=-1
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FINISH
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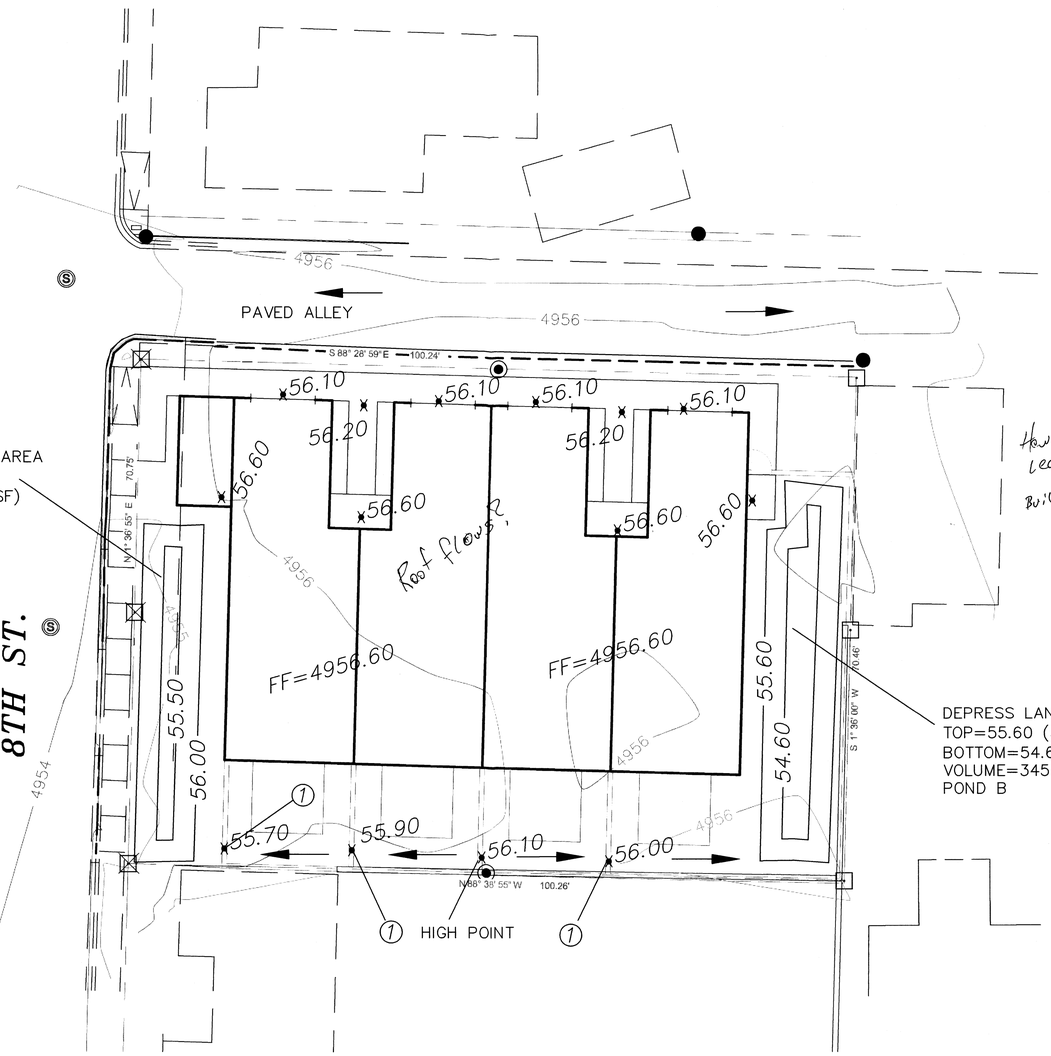

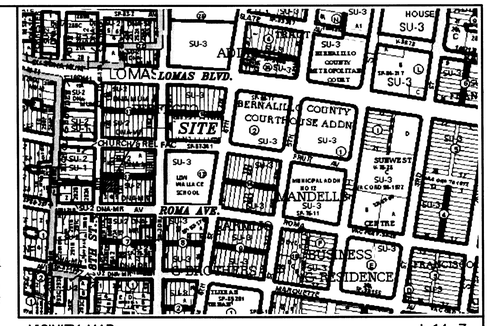

VICINITY MAP: J-14-Z

LEGAL DESCRIPTION:
LOT 1, LANDS OF BUCHANON, CONTAINING 7,078.89 S.F. (0.1625 ACRE)

ZONING: SU-2

GENERAL NOTES:
1: CONTOUR INTERVAL IS HALF (0.50) FOOT.
2: ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 17_J14, HAVING AN ELEVATION OF 4957.484 FEET ABOVE SEA LEVEL.
3: UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/ OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
4: THIS IS NOT A BOUNDARY SURVEY, BEARINGS ARE ASSUMED, DISTANCES AND FOUND PROPERTY CORNERS ARE FOR INFORMATIONAL PURPOSES ONLY.
5: SLOPES ARE AT 3:1 MAXIMUM.

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 HEREON, 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.

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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.

LEGEND

—5100—	EXISTING CONTOUR (MAJOR)
—5102—	EXISTING CONTOUR (MINOR)
	BOUNDARY LINE
x 85.46	PROPOSED SPOT ELEVATION
x 5265.16	EXISTING GRADE
x 5284.43 FL	EXISTING FLOWLINE ELEVATION
	PROPOSED RETAINING WALL
BC=89.08	BOTTOM OF CHANEL
TRW=91.50	TOP OF RETAINING WALL
TF=88.00	TOP OF FOOTING
HP	HIGH POINT

AHYMO PROGRAM SUMMARY TABLE (AHYMO_97) - VERSION: 1997.02d RUN DATE (MON/DAY/YR) =01/14/2015
INPUT FILE = 608-8th.txt USER NO.= AHYMO-I-9702c01000R31-AH

COMMAND	HYDROGRAPH IDENTIFICATION	FROM ID NO.	TO ID NO.	AREA (SQ MI)	PEAK DISCHARGE (CFS)	RUNOFF VOLUME (AC-FT)	RUNOFF (INCHES)	TIME TO PEAK (HOURS)	CFS PER ACRE	NOTATION	PAGE = 1
START										TIME=	.00
RAINFALL TYPE= 1										RAIN6=	2.350
COMPUTE NM HYD	100.00	-	1	.00025	.38	.011	.77821	1.533	2.329	PER IMP=	.00
START										TIME=	.00
RAINFALL TYPE= 1										RAIN6=	1.570
COMPUTE NM HYD	110.00	-	1	.00025	.16	.004	.27828	1.533	.958	PER IMP=	.00
START										TIME=	.00
RAINFALL TYPE= 1										RAIN6=	2.350
COMPUTE NM HYD	100.10	-	1	.00025	.70	.024	1.79770	1.500	4.276	PER IMP=	72.22
START										TIME=	.00
RAINFALL TYPE= 1										RAIN6=	1.570
COMPUTE NM HYD	110.10	-	1	.00025	.44	.015	1.07842	1.500	2.685	PER IMP=	72.22
FINISH											

NOTES:
1. 6" WALL OPENING (OR TURN TWO BLOCKS) w/ screen

TOTAL POND AREA PROVIDED = POND A + B = 591.37 CF
TOTAL PONDING VOLUME REQUIRED = VOL. PROPOSED CONDITIONS - VOL. EXISTING CONDITIONS
= 0.024 - 0.011 = 0.013 AC-FT = 566.28 CF
TOTAL PONDING VOLUME REQUIRED (VALLEY)= 0.5 INCHES x AREA = (0.5/12 x 7,078.74) = 294.95 CF
TOTAL PONDING VOLUME REQUIRED (90TH PERCENTILE/FIRST FLUSH) = 0.34 INCHES x IMPERVIOUS AREA = (0.34/12 x 4,601.18) = 130.37 CF

GRAPHIC SCALE
10 5 0 10
SCALE: 1"=10'

REZA AFAGHPOUR
NEW MEXICO
11814
1/19/2014
REGISTERED PROFESSIONAL ENGINEER
REZA AFAGHPOUR
P.E. #11814

RECEIVED
JAN 28 2015
LAND DEVELOPMENT SECTION

SBS CONSTRUCTION AND ENGINEERING, LLC
10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

TOWNHOUSES FOR LOBBEREGT
GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
201418-GR.DWG	SH-B	12-22-2014	C102

LAST REVISION: 1/19/2015

Location
Lot 1-A & 2-A being a re-plat of Lots 1 and 2, Block 12 of Burgs replat, Perfecto Armijo, contains +/- 7,078.74 sf and is loated at 608 8th Street N.W. See attached portion of the Vicinity Map for exact location.

Purpose
The purpose of this drainage report is to present a grading and drainage solution for the proposed buildings.

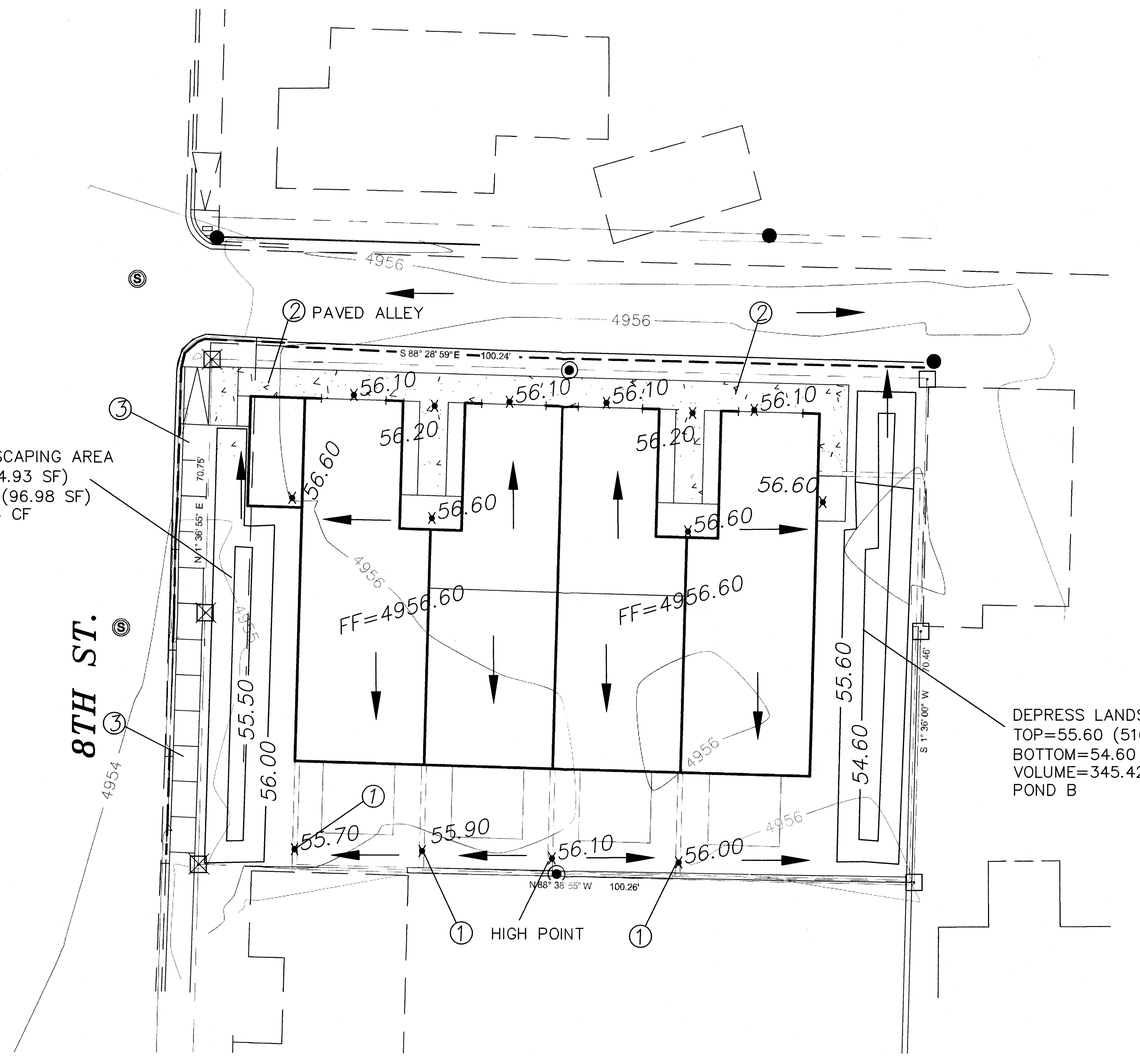
Existing Drainage Conditions
There is undeveloped. This site is fairly flat, and it drains the north to an elxiting paved alley and to the west to 8th St. No offsite runoff enters this site. Based on the FIRM Map 35001C0334G (revised September 26, 2008) the site does not fall within a 100-year floodplain.

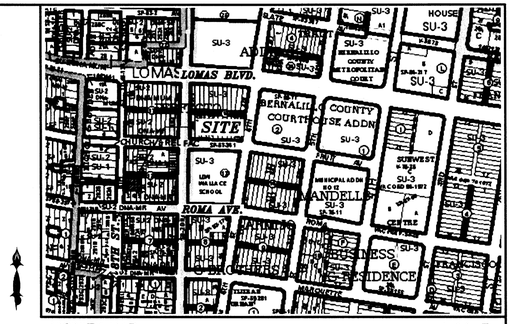
Proposed Conditions and On-Site Drainage Management Plan
The developed runoff generated from this site will be partely retained on-site. Ponds A and B are designed to hold the volume of the 100-yr/6-day volume under the proposed conditions minus 100-yr/6-day volume under the the historical conditions. Then when the ponds exceed their capacity the runoff will overflow into the alley. The allowable discharge in the Valley is 2.75 cf/acre meaning a retention volume requirement of 0.50 inches times the area (294.95 cf). The 90th Percentile/First Flush ponding requirement is 0.34 inches times the impervious area (130.37 cf). Total retention volume provided (591.37 cf) exceeds the ponding requirement in the Valley (294.95 cf) and First Flush (130.37 cf).

Calculations
City of Albuquerque, Development Process Manuel, Section 22.2, Hydrology Section, was used for runoff calculations. See this plan for AHYMO input and Summary output files.

```
* ZONE 2
**********************************************************************
*        100-YEAR,  6-HR STORM (UNDER EXISITNG CONDITIONS)           *
**********************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                      RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.0 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                      TP=0.1333 HR MASS RAINFALL=-1
**********************************************************************
*         10-YEAR,  6-HR STORM (UNDER EXISTING CONDITIONS)           *
**********************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=1.34 IN RAIN SIX=1.57 IN
                      RAIN DAY=1.83 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=110.0 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                      TP=0.1333 HR MASS RAINFALL=-1
**********************************************************************
*        100-YEAR,  6-HR STORM (UNDER PROPOSED CONDITIONS)           *
**********************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                      RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.1 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                      TP=0.1333 HR MASS RAINFALL=-1

**********************************************************************
*         10-YEAR,  6-HR STORM (UNDER PROPOSED CONDITIONS)           *
**********************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=1.34 IN RAIN SIX=1.57 IN
                      RAIN DAY=1.83 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=110.1 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                      TP=0.1333 HR MASS RAINFALL=-1
**********************************************************************
FINISH
```





VICINITY MAP: J-14-Z

LEGAL DESCRIPTION:
LOT 1, LANDS OF BUCHANON, CONTAINING 7,078.89 S.F. (0.1625 ACRE)

ZONING: SU-2

GENERAL NOTES:
1: CONTOUR INTERVAL IS HALF (0.50) FOOT.
2: ELEVATIONS ARE BASED ON CITY OF ALBUQUERQUE CONTROL STATION 17_J14, HAVING AN ELEVATION OF 4957.484 FEET ABOVE SEA LEVEL.
3: UTILITIES SHOWN HEREON ARE IN THEIR APPROXIMATE LOCATION BASED ONLY ON ABOVE GROUND EVIDENCE FOUND IN THE FIELD AND AS-BUILT INFORMATION PROVIDED BY THE CLIENT. UTILITIES SHOWN HEREON, WHETHER INDICATED AS ABANDONED OR NOT, SHALL BE VERIFIED BY OTHERS FOR EXACT LOCATION AND/ OR DEPTH PRIOR TO EXCAVATION OR DESIGN CONSIDERATIONS.
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LEGEND

—5100—	EXISTING CONTOUR (MAJOR)
—5102—	EXISTING CONTOUR (MINOR)
	BOUNDARY LINE
x 85.46	PROPOSED SPOT ELEVATION
×5265.16	EXISTING GRADE
× 5284.43 FL	EXISTING FLOWLINE ELEVATION
	PROPOSED RETAINING WALL
BC=89.08	BOTTOM OF CHANEL
TRW=91.50	TOP OF RETAINING WALL
TF=88.00	TOP OF FOOTING
HP	HIGH POINT

○ NOTES:

1. 6" WALL OPENING (OR TURN TWO BLOCKS) WITH #4 REBAR 3" ON CENTER, DO NOT BLOCK THIS OPENING AT ANY TIME.
2. NEW SIDEWALK, MATCH THE ALLEY GRADE.
3. NEW SIDEWALK ALONG 8TH. STREET

GRAPHIC SCALE
10 5 0 10
SCALE: 1"=10'

RECEIVED
MAR 12 2015
LAND DEVELOPMENT SECTION

REZA AFAGHPOUR
NEW MEXICO
11814
3/11/2015
REGISTERED PROFESSIONAL ENGINEER
REZA AFAGHPOUR
P.E. #11814

SBS CONSTRUCTION AND ENGINEERING, LLC
10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

AHYMO PROGRAM SUMMARY TABLE (AHYMO_97) - VERSION: 1997.02d RUN DATE (MON/DAY/YR) =01/14/2015
INPUT FILE = 608-8th.txt USER NO.= AHYMO-I-9702c01000R31-AH

COMMAND	HYDROGRAPH IDENTIFICATION	FROM ID NO.	TO ID NO.	AREA (SQ MI)	PEAK DISCHARGE (CFS)	RUNOFF VOLUME (AC-FT)	RUNOFF (INCHES)	TIME TO PEAK (HOURS)	CFS PER ACRE	NOTATION	PAGE = 1
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RAINFALL TYPE= 1										RAIN6=	2.350
COMPUTE NM HYD	100.00	-	1	.00025	.38	.011	.77821	1.533	2.329	PER IMP=	.00
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START										TIME=	.00
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COMPUTE NM HYD	100.10	-	1	.00025	.70	.024	1.79770	1.500	4.276	PER IMP=	72.22
START										TIME=	.00
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FINISH											

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= 0.024 - 0.011 = 0.013 AC-FT = 566.28 CF
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TOWNHOUSES FOR LOBBEREGT
GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
201418-GR.DWG	SH-B	12-22-2014	C102

LAST REVISION: 3/11/2015

Location
Lot 1-A & 2-A being a re-plat of Lots 1 and 2, Block 12 of Burgs replat, Perfecto Armijo, contains +/- 7,078.74 sf and is loated at 608 8th Street N.W. See attached portion of the Vicinity Map for exact location.

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Calculations
City of Albuquerque, Development Process Manuel, Section 22.2, Hydrology Section, was used for runoff calculations. See this plan for AHYMO input and Summary output files.

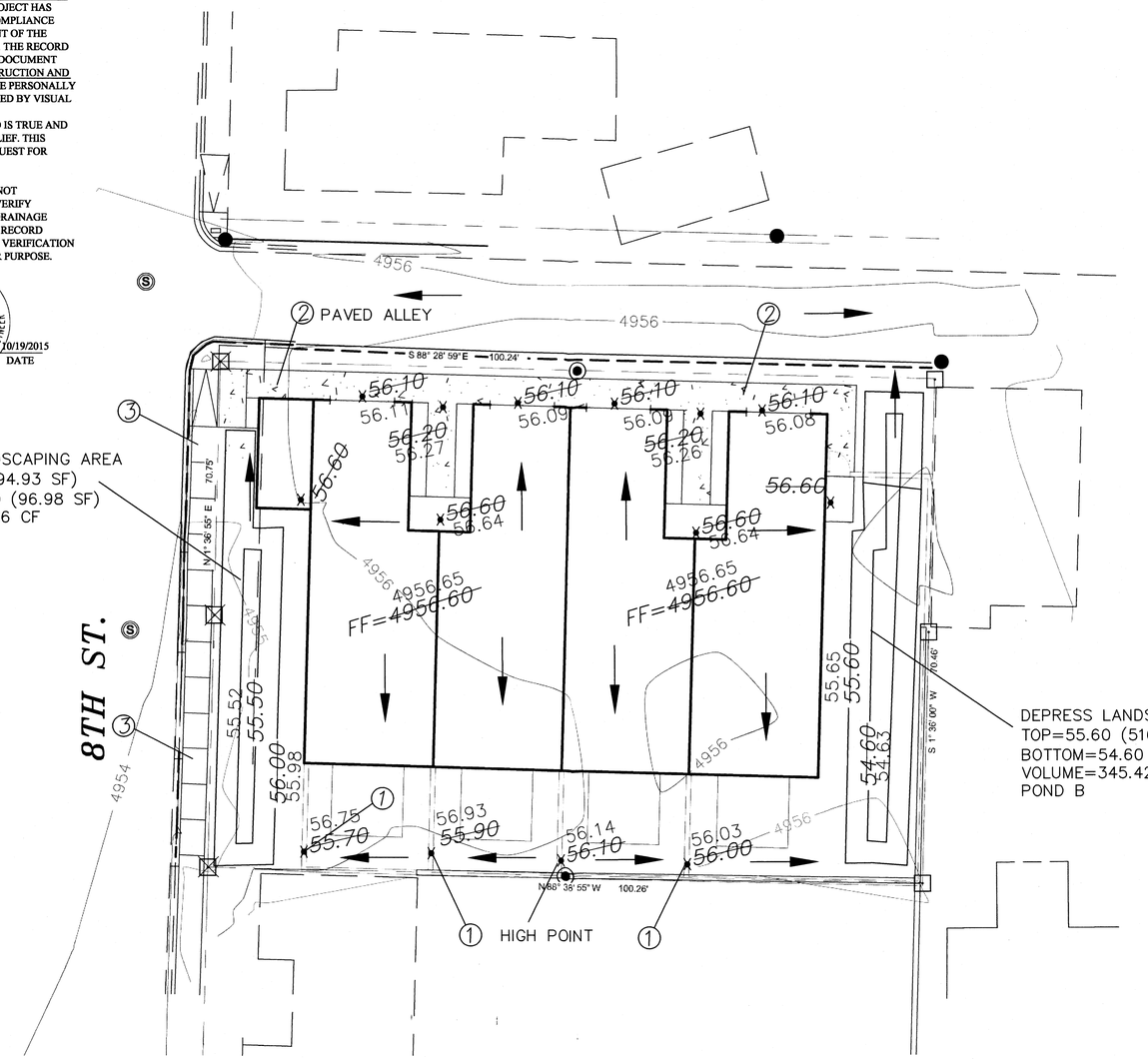
DRAINAGE CERTIFICATION

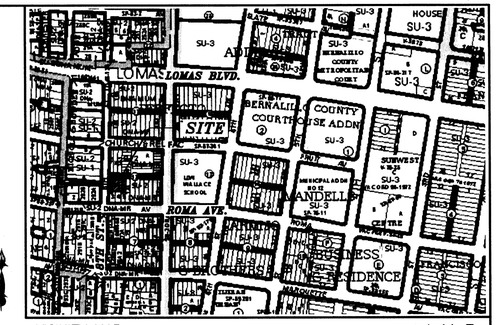
I, REZA AFAGHPOUR , NMPE 11814 , OF SBS CONSTRUCTION AND ENGINEERING, LLC , HEREBY CERTIFY THAT THIS PROJECT HAS BEEN GRADED AND WILL DRAIN IN SUBSTANTIAL COMPLIANCE WITH AND IN ACCORDANCE WITH THE DESIGN INTENT OF THE APPROVED PLAN DATED 03-11-2015 . THE RECORD INFORMATION EDITED ONTO THE ORIGINAL DESIGN DOCUMENT HAS BEEN OBTAINED BY NMPS 9801 , OF SBS CONSTRUCTION AND ENGINEERING, LLC . I FURTHER CERTIFY THAT I HAVE PERSONALLY VISITED THE PROJECT SITE ON 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 FINAL CERTIFICATE 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.

REZA AFAGHPOUR, NMPE 11814 — DATE 10/19/2015

REZA AFAGHPOUR NEW MEXICO 11814 REGISTERED PROFESSIONAL ENGINEER 10/19/2015





VICINITY MAP: J-14-Z

LEGAL DESCRIPTION:
LOT 1, LANDS OF BUCHANON, CONTAINING 7,078.89 S.F. (0.1625 ACRE)

ZONING: SU-2

GENERAL NOTES:
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x5265.16	EXISTING GRADE
x 5284.43 FL	EXISTING FLOWLINE ELEVATION
	PROPOSED RETAINING WALL
BC=89.08	BOTTOM OF CHANEL
TRW=91.50	TOP OF RETAINING WALL
TF=88.00	TOP OF FOOTING
HP	HIGH POINT
86.65 / ~~85.47~~	AS-BUILT GRADES

```
* ZONE 2
************************************************************************
*          100-YEAR,  6-HR STORM (UNDER EXISITNG CONDITIONS)           *
************************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                      RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.0 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                      TP=0.1333 HR MASS RAINFALL=-1
************************************************************************
*          10-YEAR,  6-HR STORM (UNDER EXISTING CONDITIONS)            *
************************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=1.34 IN RAIN SIX=1.57 IN
                      RAIN DAY=1.83 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=110.0 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=100.00 PER C=0.00 PER D=0.00
                      TP=0.1333 HR MASS RAINFALL=-1
************************************************************************
*          100-YEAR,  6-HR STORM (UNDER PROPOSED CONDITIONS)           *
************************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=2.01 IN RAIN SIX=2.35 IN
                      RAIN DAY=2.75 IN DT=0.03333 HR
* ON-SITE
COMPUTE NM HYD          ID=1 HYD NO=100.1 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                      TP=0.1333 HR MASS RAINFALL=-1

************************************************************************
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************************************************************************
START                 TIME=0.0
RAINFALL              TYPE=1 RAIN QUARTER=0.0 IN
                      RAIN ONE=1.34 IN RAIN SIX=1.57 IN
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COMPUTE NM HYD          ID=1 HYD NO=110.1 AREA=0.000254 SQ MI
                      PER A=0.00 PER B=10.00 PER C=15.00 PER D=65.00
                      TP=0.1333 HR MASS RAINFALL=-1
************************************************************************
FINISH
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AHYMO PROGRAM SUMMARY TABLE (AHYMO_97) - - VERSION: 1997.02d RUN DATE (MON/DAY/YR) =01/14/2015
INPUT FILE = 608-8th.txt USER NO.= AHYMO-I-9702c01000R31-AH

COMMAND	HYDROGRAPH IDENTIFICATION	FROM ID NO.	TO ID NO.	AREA (SQ MI)	PEAK DISCHARGE (CFS)	RUNOFF VOLUME (AC-FT)	RUNOFF (INCHES)	TIME TO PEAK (HOURS)	CFS PER ACRE	PAGE = 1 NOTATION
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RAINFALL TYPE= 1										RAIN6= 2.350
COMPUTE NM HYD	100.00	-	1	.00025	.38	.011	.77821	1.533	2.329	PER IMP= .00
START										TIME= .00
RAINFALL TYPE= 1										RAIN6= 1.570
COMPUTE NM HYD	110.00	-	1	.00025	.16	.004	.27828	1.533	.958	PER IMP= .00
START										TIME= .00
RAINFALL TYPE= 1										RAIN6= 2.350
COMPUTE NM HYD	100.10	-	1	.00025	.70	.024	1.79770	1.500	4.276	PER IMP= 72.22
START										TIME= .00
RAINFALL TYPE= 1										RAIN6= 1.570
COMPUTE NM HYD	110.10	-	1	.00025	.44	.015	1.07842	1.500	2.685	PER IMP= 72.22
FINISH										

NOTES:
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2. NEW SIDEWALK, MATCH THE ALLEY GRADE.
3. NEW SIDEWALK ALONG 8TH. STREET

GRAPHIC SCALE
10 5 0 10
SCALE: 1"=10'

TOTAL POND AREA PROVIDED = POND A + B = 591.37 CF
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TOTAL PONDING VOLUME REQUIRED (90TH PERCENTILE/FIRST FLUSH) = 0.34 INCHES x IMPERVIOUS AREA = (0.34/12 x 4,601.18) = 130.37 CF

REZA AFAGHPOUR NEW MEXICO 11814 LICENSED PROFESSIONAL ENGINEER 3/11/2015
REZA AFAGHPOUR
P.E. #11814

RECEIVED OCT 19 2015 LAND DEVELOPMENT SECTION

SBS CONSTRUCTION AND ENGINEERING, LLC
10209 SNOWFLAKE CT., NW
ALBUQUERQUE, NEW MEXICO 87114
(505)899-5570

TOWNHOUSES FOR LOBBEREGT
GRADING AND DRAINAGE PLAN

DRAWING:	DRAWN BY:	DATE:	SHEET #
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