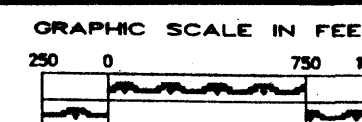


Zone Atlas Page

J-18-Z



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, DIKES, 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:

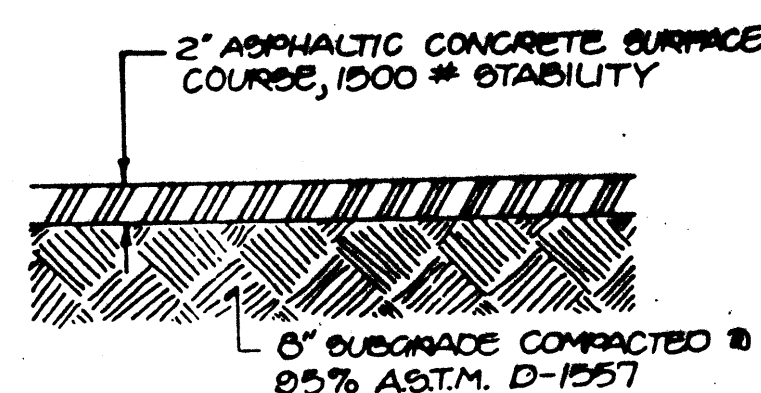
- 1) TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT LINE LOCATING SERVICE AT 260-1990 FOR THE ACTUAL FIELD LOCATION OF THE EXISTING SURFACE OF SUB-SURFACE UTILITIES.
- 2) PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE HORIZONTAL AND VERTICAL LOCATION(S) OF 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.

LEGEND:

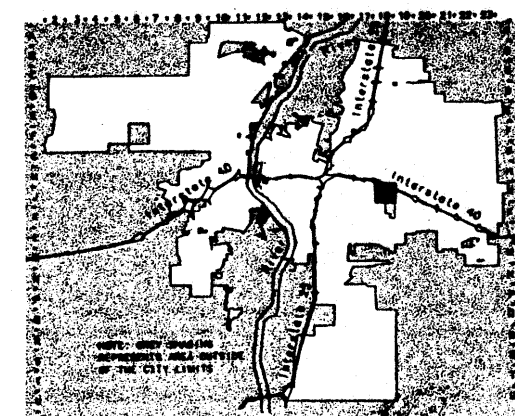
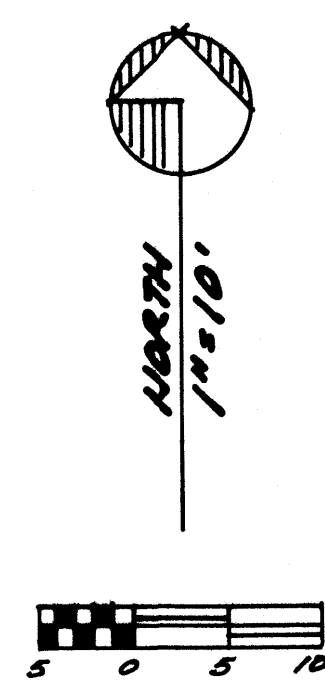
TOP OF CURB ELEVATION = 11/4
CURB FLOWLINE ELEVATION = 11/4
EXISTING SPOT ELEVATION = 11/4
EXISTING CONTOUR ELEVATION = 11/4
PROPOSED SPOT ELEVATION = 11/4
PROPOSED CONTOUR ELEVATION = 11/4
PROPOSED OR EXISTING CONCRETE SURFACE = 11/4
EXISTING FENCE LINE = 11/4

GENERAL NOTES:

- 1) NO PERIMETER 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.



TYPICAL PAVEMENT SECTION
SCALE: 1" = 1'-0"

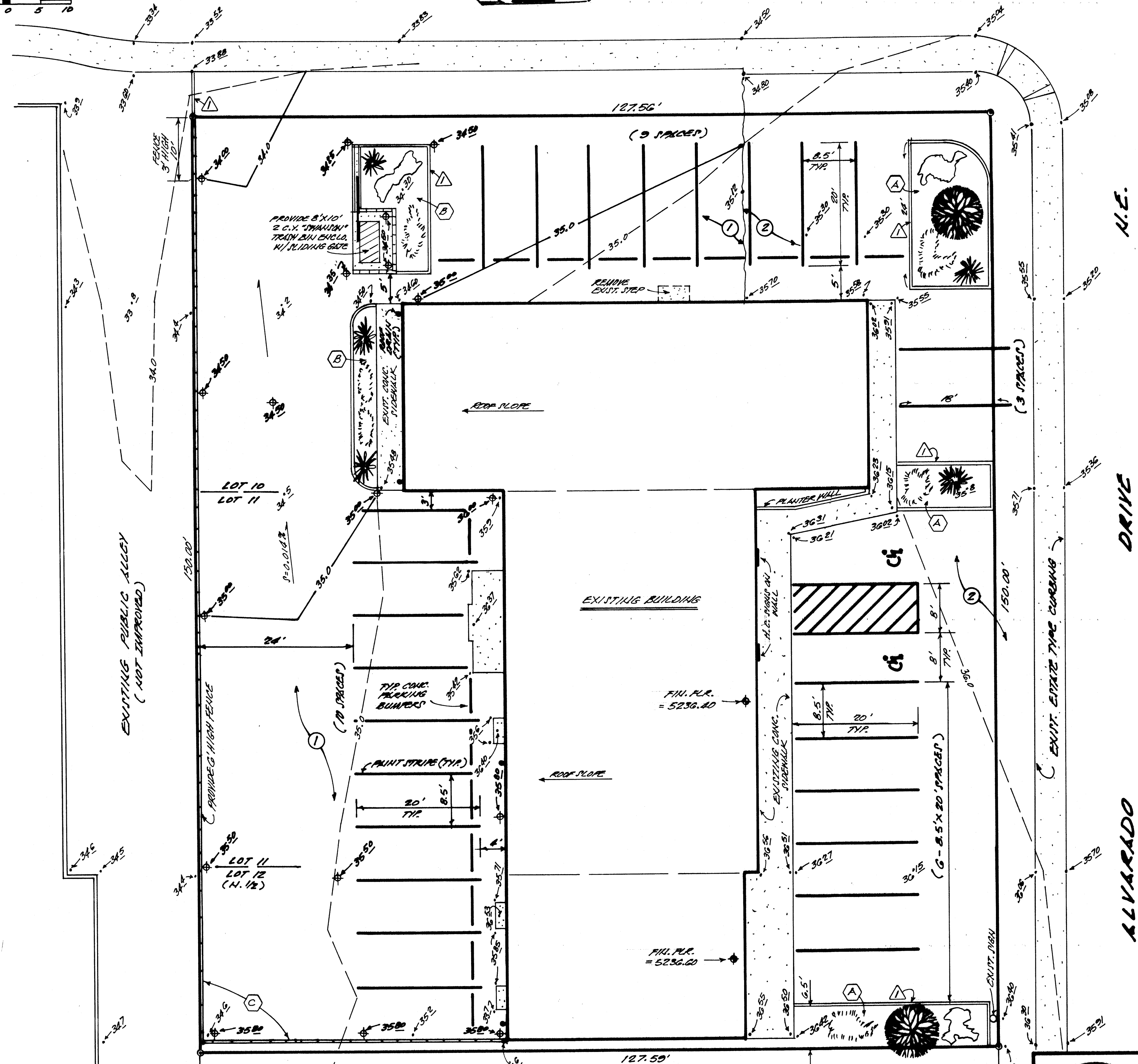


HANNETT AVE.

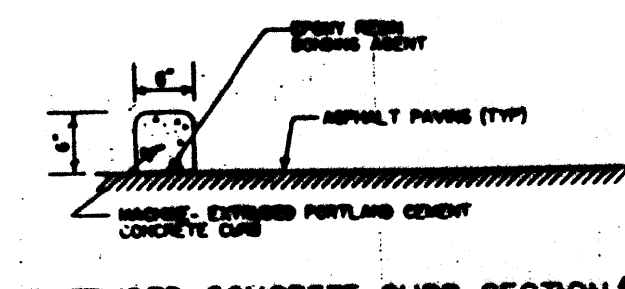
N.E.

N.E.

PROJECT T.B.M. @ N.H. R.H. 5235.10



- 1) NEW ASPHALT PAVING
- 2) EXISTING ASPHALT PAVING TO REMAIN (NEW COATING)
- 3) NEW ASPHALT PAVING FOR LANDSCAPE AREA
- 4) PROVIDE NEW LANDSCAPE AREA
- 5) PROVIDE ROAD FENCING WITH C.M.U. BLOCK PILLARS



EXTRUDED CONCRETE CURB SECTION
SCALE: 1" = 1'-0"

PARKING SPACES PROVIDED = 30
PARKING SPACES REQUIRED = 28

A-1 PRECIPITATION ZONES

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

TABLE A-1. PRECIPITATION ZONES

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

TABLE A-10. PEAK INTENSITY (INCH at 1-0.2 hour)

Zone	Intensity (100-YR, 10-YR)
1	4.70 (1.84, 3.14)
2	5.05 (2.04, 3.41)
3	5.38 (2.21, 3.65)
4	5.61 (2.34, 3.83)

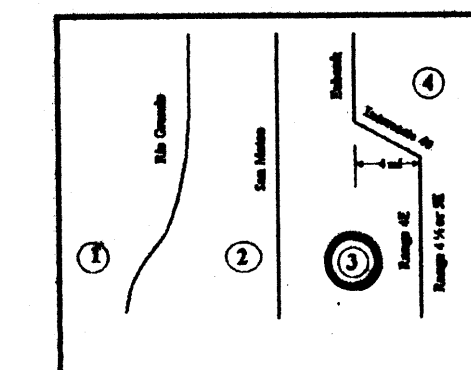


TABLE A-4. LAND TREATMENTS

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, groundcover and infiltration capacity. Croplands. Unirrigated Arroyos.
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 vacant lots. Gravel or rock on plastic (sheet 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 SCS Hydrologic Soil Group D.
D	Impervious areas, pavement and roofs.

Most watersheds contain a mix of land treatments. To determine proportional treatments, measure respective surfaces. In lieu of specific measurement for treatment D, the area percentages in TABLE A-5 may be employed.

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

Zone	Treatment (2-YR, 10-YR)			
	A	B	C	D
1	1.20 (0.00, 0.24)	2.03 (0.33, 0.76)	2.67 (0.47, 1.49)	4.57 (1.69, 2.89)
2	1.56 (0.00, 0.38)	2.28 (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 (0.21, 1.19)	3.45 (0.78, 2.009)	5.02 (2.04, 3.39)
4	2.20 (0.05, 0.87)	2.92 (0.38, 1.45)	3.73 (1.00, 2.26)	5.25 (2.17, 3.57)

Drainage Comments:

As shown on the Vicinity Map hereon, the subject site is located at the Southwest corner of the intersection of Alvarado Drive N.E. and Hannett Avenue N.E. in the City of Albuquerque, New Mexico.

The subject site is presently a fully developed commercial property that has no landscaping and a substantial portion of deteriorated asphalt paving on the west 1/2 of the existing parking area; the proposed plan is to remove, re-grade, and repave said asphalt portion and re-stripe and provide landscaped areas as shown on the plan hereon.

The subject site, 1.) does not lie within a designated floodplain (F.E.M.A. 352 of 825), 2.) does not accept offsite flows from adjacent properties, 3.) does not contribute to the offsite flows of adjacent properties, 4.) does not lie adjacent to a natural or artificial water course, 5.) is allowed to free-discharge developed flows from said property.

Calculations:

Site Area: 0.44 acre
Precipitation Zone: 3
Peak Intensity: 5.38

Existing Conditions:

Treatment	Area/Acres	Factor	CFS
D	0.44	5.02	2.21

"Q" = 2.21 cfs

Proposed Conditions:

Treatment	Area/Acres	Factor	CFS
C	0.02	3.45	0.07
D	0.42	5.02	2.11

"Q" = 2.18 cfs **** Decrease = 0.03 cfs

Legal Description: Lots 10, 11, & North 30' of Lot 12, Block 5, W.J. Wagner Subdivision.

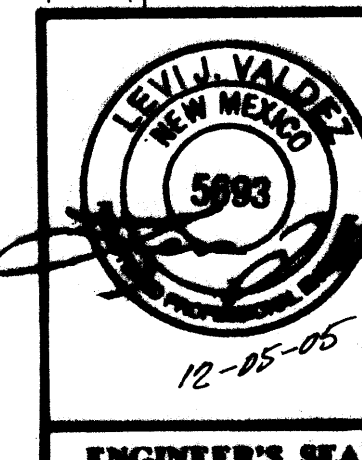
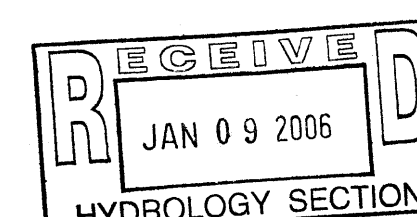
Bench Mark Reference: ACS Station "22-J18", Elevation = 5223.348; Project T.B.M. as shown on the plan hereon.

Landscape Irrigation: Underground sprinkler/drip system; Note: Owner shall maintain landscaping.

NOTE: LANDSCAPING PLAN SHALL BE IN COMPLIANCE WITH THE CITY OF ALBUQUERQUE WATER CONSERVATION, POLLUTION, AND WASTE WATER ORDINANCE.

LEGEND:

ARIZONA ASH = ARTEMISIA CANA (YUNGE PAGE) = YUCCA PENDULA = PURPLE ICE PLANT = GRAVEL MULCH (3/4" DANTA FE-BROWN) = GRASS CONES =



A PROPOSED PAVING PLAN FOR
LOTS 10, 11, & N. 30' OF LOT 12
BLOCK 5
W.J. WAGNER SUBDIVISION
ALBUQUERQUE, NEW MEXICO
DECEMBER, 2005