HYDROLOGY K18/D31 COMMERCIAL OFFICE BLDG. RUSSEL SNOW

X18/D31

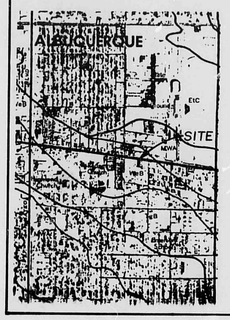
COMMERCIAL

OFFICE BLDG.

RUSSEL SNOW

1 PLAN

SOILS MAP From Soil Survey, Bern. Co., - U.S.D.A., S.C.S.



DESCRIPTION :

WeB—Wink-Embudo complex, 0 to 5 percent slopes. This mapping unit is about 65 percent a Wink fine sandy loam that has 1 to 5 percent slopes and 25 percent Embudo gravelly fine sandy loam, 0 to 5 percent slopes.

The Wink soil is on slight rises and ridges. It has a profile similar to that described as representative of the series, but it is alkaline and has a pale brown fine sandy loam surface layer about 4 inches thick and a strongly alkaline clay loam substratum below a depth of 40 inches. On about 70 percent of the acreage of Wink soil, the content of exchangeable sodium is more than 15 percent. The Embudo soil is in shallow depressions. It has a profile similar to that described as representative of the Embudo series, but the surface layer is yellowish brown gravelly fine sandy loam about 8 inches thick. On both soils, runoff is medium and the hazard of water erosion is moderate.

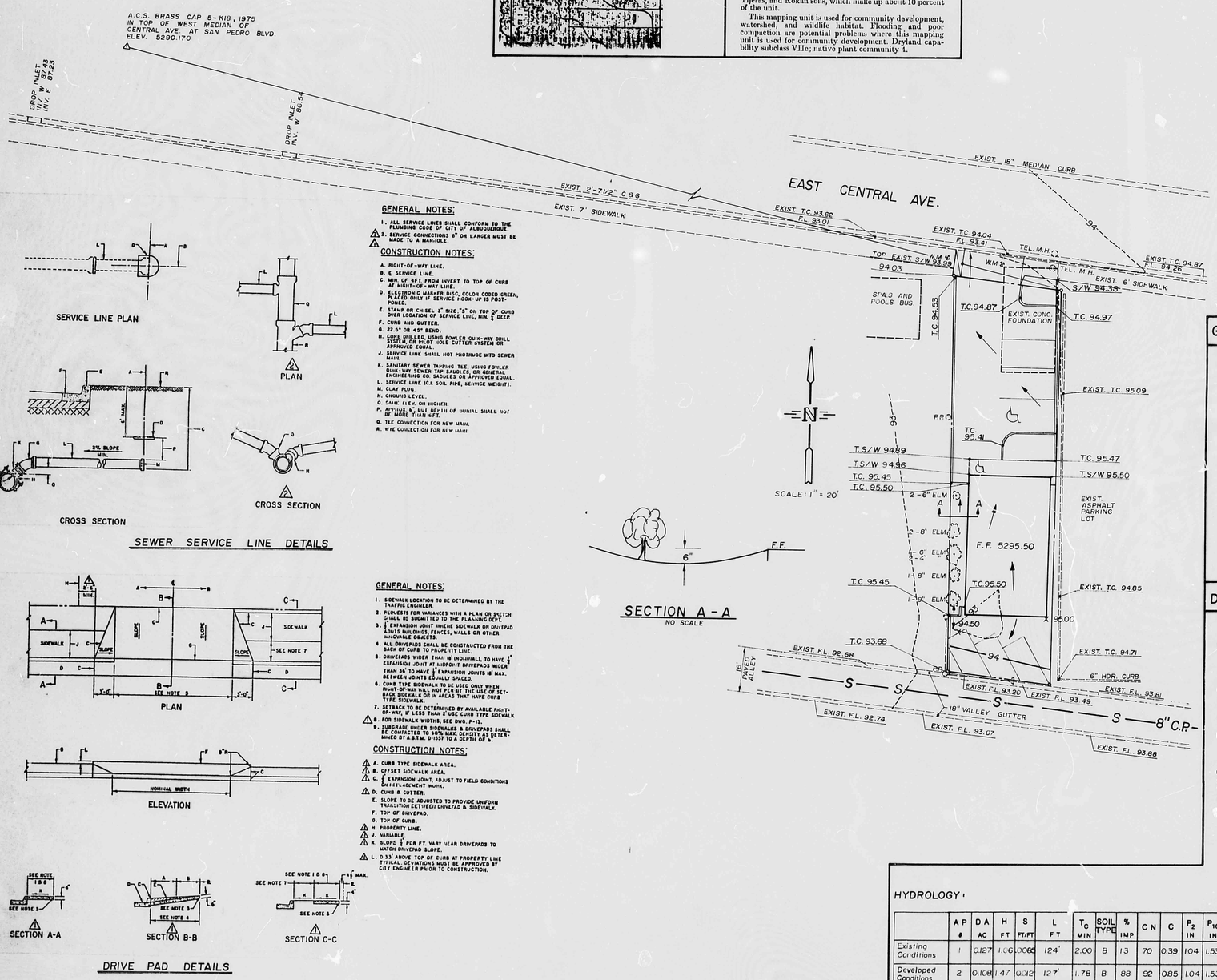
Included in this unit in mapping are areas of Madurez, Tijeras, and Kokan soils, which make up about 10 percent of the unit.

This mapping unit is used for community development, watershed, and wildlife habitat. Flooding and poor compaction are potential problems where this mapping unit is used for community development. Dryland capability subclass VIIe; native plant community 4.

SOILS INFORMATION

Soil series and map symbols	Degree and kind of limitations for—					Suitability as source of—					Soil features affecting—		Hydrologic soil group
	Septic tank absorption fields	Sewage lagoons	Shallow excavations	Dwellings without basements	Sanitary landfill (trench type) [1]	Local roads and streets	Road fill	Sand	Gravel	Topsoil	Pond reservoir areas	Dikes, levees, and other embankments	
*Wink: WaB, WeB, WM. For Embudo part of WeB, see Embudo series; for Madurez part of WM, see Madurez series.	Slight	Severe: seepage.	Slight	Slight	Severe: seepage.	Slight	Fair: low strength.	Unsuited	Unsuited	Good	Seepage	Piping; erodes easily.	B

FLOOD HAZARD MAP From Albuq. Master Drainage Study Pan. No. 02-0030



SEWER SERVICE LINE DETAILS

GENERAL NOTES:

1. ALL SERVICE LINES SHALL CONFORM TO THE PLUMBING CODE OF CITY OF ALBUQUERQUE.
2. SERVICE CONNECTIONS 6" OR LARGER MUST BE MADE TO A MANHOLE.

CONSTRUCTION NOTES:

A. RIGHT-OF-WAY LINE.
B. ℄ SERVICE LINE.
C. MIN. OF 4FT FROM INVERT TO TOP OF CURB AT RIGHT-OF-WAY LINE.
D. ELECTRONIC MARKER DISC, COLOR CODED GREEN, PLACED ONLY IF SERVICE HOOK-UP IS POSTPONED.
E. STAMP OR CHISEL, 3" SIZE, "S" ON TOP OF CURB OVER LOCATION OF SERVICE LINE, MIN. ⅛" DEEP.
F. CURB AND GUTTER.
G. 22.5° OR 45° BEND.
H. CORE DRILLED, USING FOWLER QUIK-WAY DRILL SYSTEM, OR PILOT HOLE CUTTER SYSTEM OR APPROVED EQUAL.
J. SERVICE LINE SHALL NOT PROTRUDE INTO SEWER MAIN.
K. SANITARY SEWER TAPPING TEE, USING FOWLER QUIK-WAY SEWER TAP SADDLES, OR GENERAL ENGINEERING CO. SADDLES OR APPROVED EQUAL.
L. SERVICE LINE (C.I. SOIL PIPE, SERVICE WEIGHT).
M. CLAY PLUG
N. GROUND LEVEL.
O. SAME ELEV. OR HIGHER.
P. APPROX. 4', BUT DEPTH OF BURIAL SHALL NOT BE MORE THAN 8FT.
Q. TEE CONNECTION FOR NEW MAIN.
R. WYE CONNECTION FOR NEW MAIN.

SECTION A-A
NO SCALE

DRIVE PAD DETAILS

GENERAL NOTES:

1. SIDEWALK LOCATION TO BE DETERMINED BY THE TRAFFIC ENGINEER.
2. REQUESTS FOR VARIANCES WITH A PLAN OR SKETCH SHALL BE SUBMITTED TO THE PLANNING DEPT.
3. ½" EXPANSION JOINT WHERE SIDEWALK OR DRIVEPAD ABUTS BUILDINGS, FENCES, WALLS OR OTHER IMMOVABLE OBJECTS.
4. ALL DRIVEPADS SHALL BE CONSTRUCTED FROM THE BACK OF CURB TO PROPERTY LINE.
5. DRIVEPADS WIDER THAN 16' INDIVIDUALLY, TO HAVE ½" EXPANSION JOINT AT MIDPOINT. DRIVEPADS WIDER THAN 24' TO HAVE ½" EXPANSION JOINTS 18' MAX. BETWEEN JOINTS EQUALLY SPACED.
6. CURB TYPE SIDEWALK TO BE USED ONLY WHEN RIGHT-OF-WAY WILL NOT PERMIT THE USE OF SET-BACK SIDEWALK OR IN AREAS THAT HAVE CURB TYPE SIDEWALK.
7. SETBACK TO BE DETERMINED BY AVAILABLE RIGHT-OF-WAY, IF LESS THAN 7' USE CURB TYPE SIDEWALK.
8. FOR SIDEWALK WIDTHS, SEE DWG. P-13.
9. SUBGRADE UNDER SIDEWALKS & DRIVEPADS SHALL BE COMPACTED TO 95% MAX. DENSITY AS DETERMINED BY A.S.T.M. D-1557 TO A DEPTH OF 6".

CONSTRUCTION NOTES:

A. CURB TYPE SIDEWALK AREA.
B. OFFSET SIDEWALK AREA.
C. ½" EXPANSION JOINT, ADJUST TO FIELD CONDITIONS ON REPLACEMENT WORK.
D. CURB & GUTTER.
E. SLOPE TO BE ADJUSTED TO PROVIDE UNIFORM TRANSITION BETWEEN DRIVEPAD & SIDEWALK.
F. TOP OF DRIVEPAD.
G. TOP OF CURB.
H. PROPERTY LINE.
J. VARIABLE.
K. SLOPE ½" PER FT. VARY NEAR DRIVEPADS TO MATCH DRIVEWAY SLOPE.
L. 0.33' ABOVE TOP OF CURB AT PROPERTY LINE TYPICAL. DEVIATIONS MUST BE APPROVED BY CITY ENGINEER PRIOR TO CONSTRUCTION.

GENERAL NOTES

Two (2) working days prior to any excavation, contractor must contact Line Locating Service, 765-1234, for location of existing utilities.

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 so that the conflict can be resolved with minimum amount of delay.

All utilities and utility service lines shall be installed prior to paving.

Backfill compaction shall be according to specified street use.

EROSION CONTROL

The site will be fully developed immediately. Erosion problems generated by phased development will not, therefore, be a problem.

Construction Phase: The contractor shall exercise reasonable care during construction to prevent the movement of sediment from the site into the street. Loose soil stockpiled in the street during utility connection activities shall be protected from being carried downstream by flowing water in the street.

DRAINAGE INFORMATION

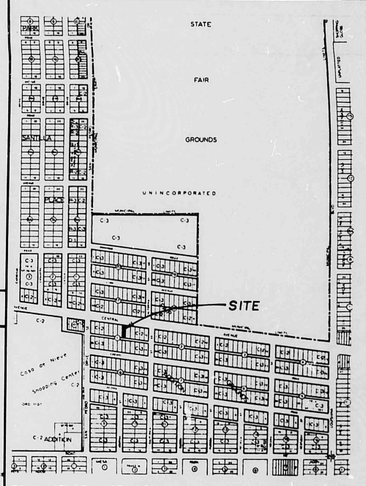
EXISTING CONDITIONS

This 0.127 acre site is redeveloping after demolition of previous development. The site is shown to be adjacent to a flooding problem in Central Avenue. The flooding problem has been eliminated in this reach by the construction of the Fair Grounds relief storm drain system. The alley in the rear is paved with an alley section.

DEVELOPED

The infill development will surface drain to a new drop inlet approximately 250 feet west on Central Avenue which is part of the "San Mateo Storm Drain System" and to the alley in the rear. The site is too small to effectively control runoff with the normal 4" PVC outlet through the curb. Free discharge is recommended.

VICINITY MAP From: City of Albuquerque Zone Atlas Map No. K-18-Z



ZONE ATLAS MAP NO. K-18-Z

LEGAL DESCRIPTION :
LOT 8, BLOCK 1, FAIR GROUNDS ADDITION
ALBUQUERQUE, NEW MEXICO

RECEIVED AUG 22 1985 HYDROLOGY SECTION

NO.	REVISIONS	BY	DATE

HYDROLOGY :

	AP #	DA AC	H FT	S FT/FT	L FT	T_C MIN	SOIL TYPE	% IMP	CN	C	P_2 IN	P_{10} IN	P_{100} IN	I_2 IN/HR	I_{10} IN/HR	I_{100} IN/HR	V_2 FT^3	V_{10} FT^3	V_{100} FT^3	Q_2 CFS	Q_{10} CFS	Q_{100} CFS
Existing Conditions	1	0.127	1.06	0.0085	124'	2.00	B	13	70	0.39	1.04	1.53	2.33	2.26	3.30	5.08	0	36.88	165.96	0.11	0.16	0.25
Developed Conditions	2	0.108	1.47	0.012	127'	1.78	B	88	92	0.85	1.04	1.53	2.33	2.26	3.30	5.08	172.50	313.63	591.98	0.21	0.30	0.47
Developed Conditions		0.019	1.77	0.04	41'	0.50	B	100	92	0.85	1.04	1.53	2.33	2.26	3.30	5.08	30.35	55.18	104.14	0.04	0.05	0.08

COMMERCIAL BUILDING
6404 CENTRAL AVE. S.E.
LOT 8 BLOCK 1, FAIR GROUNDS ADDITION

EASTERLING & ASSOCIATES, INC.
CONSULTING ENGINEERS
5643 Paradise Blvd. N.W.
Albuquerque, New Mexico 87114

Designed	Drawn	Checked	Sheet 1
JHLE	DM	CJLE	of 1
Job No 504901	Date: 7/85		

K18/D31