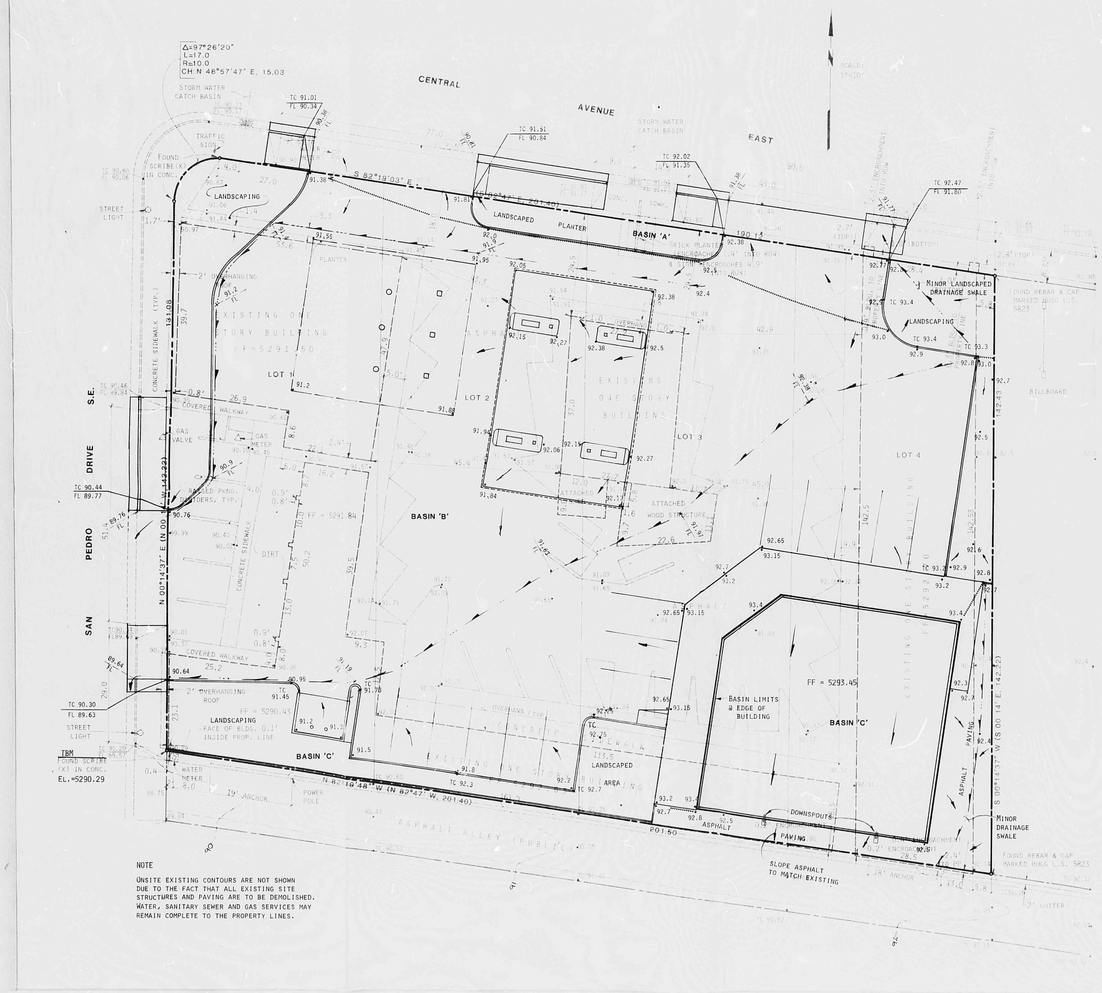
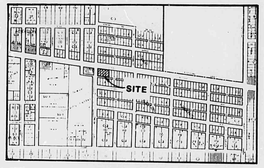


NOTE

UNSITE EXISTING CONTOURS ARE NOT SHOWN DUE TO THE FACT THAT ALL EXISTING SITE STRUCTURES AND PAVING ARE TO BE DEMOLISHED. WATER, SANITARY SEWER AND GAS SERVICES MAY REMAIN COMPLETE TO THE PROPERTY LINES.



VICINITY MAP (K-18)

GENERAL NOTES

LEGAL DESCRIPTION: Lots 1,2,3 & 4, Block No. 1, Fairground Addition filed with the County Clerk of Bernalillo County in Book C1, page 105 on January 26, 1937.

ENGINEER: Isaacson & Arfman, P.A. (contact Fred Arfman)

SURVEYOR: William P. Pettit, N.M.L.S. No. 3243 February, 1988

BENCHMARK: ACS SYA. "5-K18B" located in the nose of the NE/SW median at the intersection of Central Ave. & San Pedro Drive. Elevation: 5290.33

TEMPORARY BENCHMARK: Scribe in concrete being the southwest property corner of subject site on the easterly right-of-way line of San Pedro Dr. S.E. Elevation: 5290.29

ZONING: C-2

FLOOD HAZARD: No part of this site is subject to a flood hazard area as determined by the Albuquerque Masterplan Drainage Study, Volume II.

DRAINAGE CHARACTERISTICS

EXISTING CONDITIONS: This site is an abandoned hotel with the structure, paving and landscaping intact. It does not accept any offsite storm water runoff.

ONSITE STORM WATER CALCULATIONS:

AREA = 0.653± Ac. = 28,463 sq.ft.
D = 2.14" = 0.20"
C = 0.93
I = 4.755

Q_{100} = (0.93)(4.75)(0.653±) = 2.89 cfs Q_{10} = 1.90 cfs

V_{100} = (0.95)(0.20)(28,463) = 5,294 cu.ft. V_{10} = 3,478 cu.ft.

All storm waters generated from the existing site were allowed to discharge onto the public rights-of-way of Central Ave. & San Pedro Drive via the site's curb cuts.

PROPOSED DRAINAGE CONDITIONS: The new commercial development will have the majority(75%) of the site storm water runoff surface flowing to the 40 foot drivepad along San Pedro Drive. All storm waters are allowed to discharge onto public rights-of-way as in the existing condition. The remaining area (0.158 Ac.) includes the building, adjacent asphalt paving and the southerly landscaped area. Flow generated from these basins are discharged into the paved public alley or Central Ave. as in the existing condition.

(DATA)

Basin	"C"	I	A(sf)	D(ft)
A	0.62	4.75	1,700	0.20
B	0.91	4.75	21,565	0.20
C	0.81	4.75	5,198	0.20

(RESULTS IN	CFS		CU.FT.)	
	Q_{10}	Q_{100}	V_{10}	V_{100}
A	0.08	0.11	138	211
B	1.41	2.14	2,579	3,925
C	0.30	0.46	553	842
	2.71		4,978	

Conclusion: Summated values represent 96% of the existing condition's storm water runoff.

LEGEND

88.2	Existing contour	HP	High point
	Ext. spot elevation	FF	Finish floor elev.
	Light pole		Limits of drainage basin
TC	Top of curb		Proposed contour
FL	Flowline		Right-of-way
TW	Top of wall elevation		Property line
TG	Top of ground		Drainage swale
TP	Top of paving		Flow directional arrow
PP	Power pole	88.2	Proposed spot elev.

Isaacson & Arfman, P.A.
CONSULTING ENGINEERING ASSOCIATES
Albuquerque, New Mexico

Date 4/21/88
Designed FA
Checked FA

DRAINAGE & GRADING PLAN

CIRCLE K SITE
SAN PEDRO DR. & CENTRAL AVE.

Sheet 1 of 1

Rec 22 Date 6/23/88 Co EP

CITY OF ALBUQUERQUE

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Karen Aspaas
CITY CLERK RECORDER

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Norberta Sanchez

CITY OF ALBUQUERQUE
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PLANS/PLATS ON FILE

FILE DESC: K-18/0050

PLANS/PLATS 1

F 30 D 24 C 20 B 16 A 12

CITY OF ALBUQUERQUE

C D F