HYDROLOGY K19/D16 1 PLAN

K19/D16

1 Plan

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

K19 - D16

January 15, 1982

Mr. Ray Harrison
Ray Harrison & Associates
1517 A Girard N.E.
Albuquerque, NM 87106

RE: ZEE MEDICAL SUPPLIES DRAINAGE REPORT

Dear Ray:

The referenced report is approved. Please see that the revised plans (dated 1/6/82) are placed in the construction set. Mr. Fred Aguirre will sign off for Hydrology when this is done.

Very truly yours,

BGB

Brian G. Burnett
Civil Engineer/Hydrology

BGB/tsl

cc: Mr. John Vanderpool, Architect

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

K19 - D16

December 28, 1981

Mr. Ray Harrison
Ray Harrison & Associates
1517 Girard N.E.
Albuquerque, NM 87106

RE: WAREHOUSE - OFFICE BUILDING, ZEE MEDICAL SUPPLIES

Dear Ray:

A review of the referenced drainage report has resulted in the comments listed below. The numbers refer to the Drainage Report (DR) and Construction Plan (CP) checklists.

1. DR # 4 - The Master Drainage Study indicates runoff encroachment at the 5358.0 contour. This office requests that the finish floor elevation be raised to a minimum of 5358.8 to insure that the building will not be subject to flooding.

2. DR # 10 - The plan shows several existing buildings adjacent to the site. Do either of these structures contribute runoff to the property?

3. DR # 15 - How will runoff generated by the building and parking lot reach the pond? It appears that some sort of swale or run-down structure is required to insure that runoff reaches the facility.

4. DR # 21F - Please provide additional spot elevations in the parking lot to insure proper grading.

5. DR # 21K & CP # 15 - Please provide spot elevations at driveway flow line and property line to insure a vertical grade difference of one foot.

6. DR # 21M - Please be advised that an approved Special Order No. 19 will be required for construction in City right-of-way.

7. DR # 23 - Even though the Drainage Covenants are not being filed at the Clerk's Office, we are still requesting that they be signed, notarized, and returned to this department. Having a

completed covenant on record allows us to file the document and then carry out the City's authority in cases where the owner fails to construct, operate, or maintain drainage facilities in substantial compliance with the approved plan.

If I can answer any questions concerning the above items, please call.

Very truly yours,

BGB 12/28/9.

Brian G. Burnett
Civil Engineer/Hydrology

BGB/tsl

cc: Zee Medical Supplies
John Vanderpool

RAY L. HARRISON & ASSOCIATES
CONSULTING ENGINEERS

1517-A GIRARD BLVD. NE
ALBUQUERQUE, NEW MEXICO 87106
(505) 265-4276

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JAN 11 1982

ENGINEERING

Richard S. Heller, City Engineer
City of Albuquerque
Box 1293
Albuquerque, NM 87103

Re Drainage Report, Warehouse Office Building, Zee Medical Supplies

Ref: Memorandum Brian G Burnett to Ray Harrison, dated December 28, 1981, Same Subject File No. K19 -D16

The following action has been taken on your comments in the referenced memorandum.

1. Dr#4 Building floor set at 5358.8.

2. DR # 10 The grades on the Zee tract have been set high on the West side so drainage from the building to the West cannot flow on to the Zee Tract. The building on the South is under construction and has a Drainage Plan that diverts the drainage away from the Zee Tract.

3. DR # 15 Swales to divert the water to the Pond have been provided.

4. DR # 21F Additional elevations have been added.

5. Spot elevations have been added at the Driveway.

6. Special Order No. 19 submitted to Design, Copy attached.

7. Dr # 23 Drainage Covenant Attached

Ray L Harrison
Ray L. Harrison

AY L. HARRISON & ASSOCIAT
CONSULTING ENGINEERS
1517-A GIRARD BLVD. NE
ALBUQUERQUE, NEW MEXICO 87106
(505) 265-4276

DRAINAGE REPORT
115 Pennsylvania St. NE

Warehouse-Office Building
Zee Medical Supplies

This project consists of the construction of a 2600 Sq. Ft. warehouse-office building at the corner of Pennsylvania Street NE and Chama Street NE.

In a predesign conference with City Engineer Hydrologists it was stated that ponding is required because of down stream flooding conditions.

Check List:
2. Planning History: No Planning actiond in progress, tract is Zoned properly.

3. Professional Certification:
Drainage report by Ray L. Harrison P. E. & L. S. 2198
Survey by Ray Harrison & Associates
Grading Plan by Ray L. Harrison P. E. & L. S. 2198

4. Flood Hazard: Tract is not in a flood hazard area, delineation of site on flood hazard map attached .

5. Watershed soils: None

6. Soils: There is no ponding within 15' of buildings or 10' of paving.

7. Watershed Area Offsite: None

8. Storm flows, Offsite: N/A

9. Flow Depth and Velocity, Offsite: N/A

10. Other Conditions: There are no other conditions that would effect drainage.

11. Proposed Treatment: N/A

12 Row Easement: N/A

13. Flow Volume and Velocity, Onsite:
Undeveloped flow 19.170/43560 X 6 X .4 = 1.06 CFS
Developed flow
Imprevious 11,550 X 6 X .9 = 1.43 CFS
Land scaped and unpaved 7620/43560 X 6 X .4 = .42 CFS
Total developed = 1.85 CFS

14. Flow Depth and Velocity, Onsite: Site does not have any drainage channels with significant flow.

15. Proposed Treatment:

A. Definition: 50% of developed flow will be ponded.

B. Location and Configuration: Location shown on attached drawing "Drainage Plan", Volume calculations shown on attached drawing, see section 1.
Volume furnished 1180 cu. ft.
Volume required building 3600 sq. ft. paving 7950 Sq. Ft.
total 11,550 X 2.4/12 X .5 = 1155 Cu Ft.

Positive discharge:

Q_5 Undeveloped = 19,170/43560 X 1.62 X .5 = .36 CFS
a 3" short tube will allow .20 CFS to flow into the tube
$Q = Ca(2gH)^{\frac{1}{2}}$ C = .82 (K & B) avg H = .4' a = .05 Sq. Ft.
Q = .20 CFS
A 3" pipe will only carry .15 CFS on a 2% slope
Table 6-2 (K & B) 2 3" pipes will be installed
for a discharge of .3 CFS

Pond emergency calculations:

Q_{100} = 1.85 CFS (see item 12)

A broad crested weir is used H = .2' L = 10', section 2
C = 2.46 Table 5-3 (K & B)

$Q = CLH^{3/2}$ = 2.87 CFS, Design is adequate.

C. Quantification Q_{100} Undeveloped = 1.06 CFS
Developed = .3 CFS

16. Row Easement: N/A

Ray L. Harrison P. E. & L. S 2198

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DRAINAGE REPORT INFORMATION SHEET

PROJECT TITLE Warehouse-Office Building. Zee Medical Supplies

ZONE ATLAS PAGE NO. K 19 CITY ADDRESS 115 Pennsylvania St. NE

LEGAL ADDRESS Lots 6 - 10 Cavalier Addition

ENGINEERING FIRM Ray Harrison & Assoriates CONTACT Ray HARRISON

ADDRESS 1517 A Girard NE 87106 PHONE 265 4276

OWNER Zee Medical Supplies CONTACT

ADDRESS 121 Daalas St. NE PHONE 265 4041

~~ARCHITECT~~/SURVEYOR Ray Harrison & Associate CONTACT Ray Harrison

ADDRESS 1517 A Girard NE PHONE 265 4276

DATE SUBMITTED

BY

RECEIVED

DEC 1 0 1981

ENGINEERING

DRAINAGE COVENANT

THIS COVENANT made this _____ day of _____, 1981, by and between the City of Albuquerque, a municipal corporation, (City) and Vernon McDade (Owner, which term includes successors and assigns.)

RECITAL

The Owner is owner of certain real property located at 115 Pennsylvania St. NE in Albuquerque, New Mexico, (the Property) and more particularly described as follows:

Lots 6 -10 Cavalier Addition

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ENGINEERING

That pursuant to City ordinances, regulations, and other applicable laws, the Owner is required to install and/or maintain certain drainage facilities on the Property, and the parties wish to provide for an agreement as to the obligations and responsibilities for same.

DESCRIPTION OF FACILITIES

The following facilities are to be constructed and/or maintained by the owner:

Ponding and street drain as shown on drawing

" WAREHOUSE - OFFICE BUILDING
ZEE MEDICAL SUPPLIES,
DRAINAGE PLAN "

CONSTRUCTION OF DRAINAGE FACILITIES

The Owner shall construct the drainage facilities in accordance with standards, plans and specifications prescribed and approved by the City.

MAINTENANCE OF FACILITIES

The Owner shall, at his cost in accordance with the standards, plans, and specifications prescribed by the City, maintain said drainage facility. The City shall have the right to enter periodically upon the Property to inspect the drainage facility.

FAILURE TO COMPLY AND LIEN

In the event that the Owner shall fail to construct the drainage facility in accordance with standards, plans, and specifications prescribed and approved by the City or fail to adequately maintain said facilities, the City shall give the Owner notice in writing to construct, correct, or maintain said

facilities, and if the Owner fails to comply therewith within _____ days, the City may enter upon said property to perform the necessary construction or maintenance. The cost of the City's performing such construction or maintenance shall be paid by the Owner. In the event the Owner fails to pay said cost within thirty (30) days after being billed for same, the City may file a lien against the Property.

LIABILITY

The City shall not be liable for any damages to the Owner resulting from its construction, modification, or maintenance of said facilities.

NOTICE

The written notice provided for herein shall be accomplished by mailing same to:

Vernon McDade
Zee Medical Supplies
115 Pennsylvanina St NE
Albuquerque, NM 87108

The Owner may change said address by giving written notice, certified mail, return receipt requested, to the City Engineer, City Hall, at 505 Marquette Street, Albuquerque, New Mexico, 87103.

INDEMNIFICATION AND HOLD HARMLESS

The Owner agrees to defend, indemnify, and hold harmless, the City, its officials, agents and employees from and against any and all claims, actions, suits, or proceedings of any kind brought against said parties for or on account of any matter arising from the drainage facility provided for herein or the Owner's failure to construct, maintain, or modify the drainage facility under this Covenant.

COVENANT RUNNING WITH THE PROPERTY

The obligation of the Owner set forth herein shall be binding upon the Owner, his heirs, and assigns, and the property of the Owner as described herein and will run with said property until released by the City.

OWNER

By: Vernon McDade

Title: President

REVIEWED BY THE LEGAL DEPARTMENT:

_____
Assistant City Attorney

CITY OF ALBUQUERQUE

_____
Chief Administrative Officer

ACKNOWLEDGEMENTS

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me this 5th day of January, 1981, by Vernon McDade, President
(Name of Officer) (Title)
Norvern Enterprises, Inc., a New Mexico
(Name of Corporation) (State of Incorporation)
corporation, on behalf of said corporation.

Joann M. Henderson
Notary Public

OFFICIAL SEAL
JOANN M. HENDERSON
NOTARY PUBLIC - NEW MEXICO
Notary Bond Filed with Secretary of State
My Commission Expires 1-19-85

My Commission Expires:
January 19, 1985

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me this _____ day of _____, 1981, by _____
(Name of Acknowledging Partner or Partners)
on behalf of _____,
(Name of Partnership)
a partnership.

_____
Notary Public

My Commission Expires:
_____

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me by _____, on this _____ day of _____, 1981.

_____
Notary Public

My Commission Expires:
_____

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

The foregoing instrument was acknowledged before me this _____ day of _____, 1981, by _____ Chief Administrative Officer of the City of Albuquerque, municipal corporation, on behalf of said corporation.

_____
Notary Public

My Commission Expires:
_____

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DRAINAGE REPORT INFORMATION SHEET

PROJECT TITLE Warehouse-Office Building, Zee Medical Supplies

ZONE ATLAS PAGE NO. K 19 - D16 CITY ADDRESS 115 Pennsylvania St. NE

LEGAL ADDRESS Lots 6 - 10 Cavalier Addition

ENGINEERING FIRM Ray Harrison & Assoiates CONTACT Ray HARRISON

ADDRESS 1517 A Girard NE 87106 PHONE 265 4276

OWNER Zee Medical Supplies CONTACT

ADDRESS 121 Daàlas St. NE PHONE 265 4041

~~ARCHITECT~~/SURVEYOR Ray Harrison & Associate CONTACT Ray Harrison

ADDRESS 1517 A Girard NE PHONE 265 4276

DATE SUBMITTED

BY

Architect: John Vanderpool
John Vanderpool & Associates

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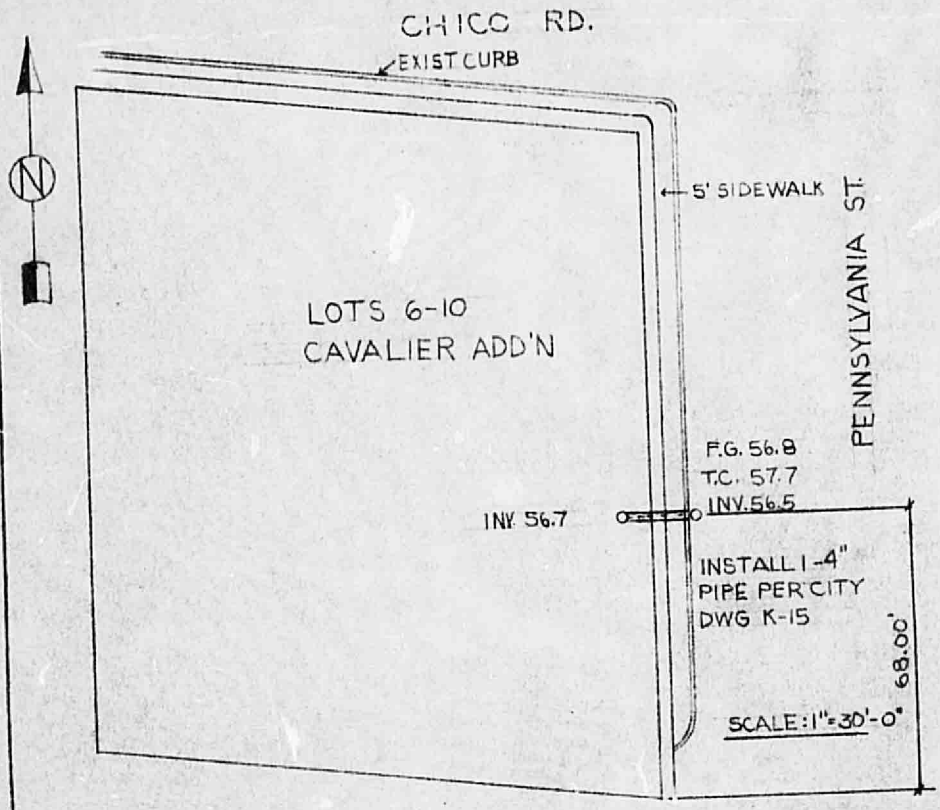
DEC 10 1981
ENGINEERING

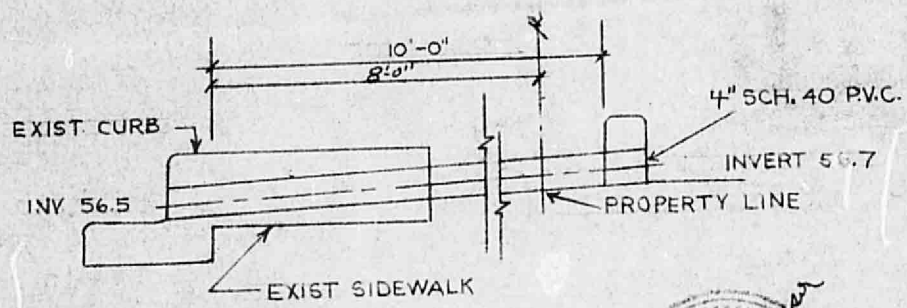
MUNICIPAL DEVELOPMENT DEPARTMENT

Richard S. Heller, P.E., City Engineer ENGINEERING DIVISION Telephone (505) 766-7467

CITY OF ALBUQUERQUE

DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY



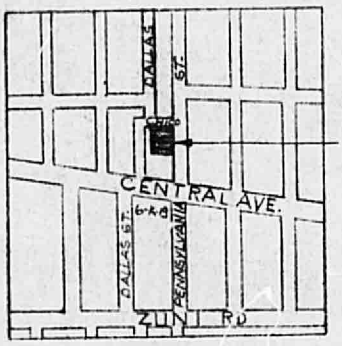


PIPE DETAIL
SCALE 1"=1'-0"

APPROVALS	NAME	DATE	TITLE: DRAIN LINE THROUGH CURB 115 PENNSYLVANIA ST. NE	
A.C.E./DESIGN	J Kelsch	8 Jan 82		
INSPECTOR			PERMIT NO.	MAP NO. K-19
A.C.E./FIELD			SHEET 2 OF 2	

CITY OF ALBUQUERQUE

DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY



PROJECT LOCATION

NORTH

LOCATION MAP K-19

Owner
Vernon McDade
Zee Medical Supplies
115 Pennsylvanina St. NE
Albuquerque, NM 87108

Engineer
Ray Harrison & Asssociates
1517 A Girard NE
Albuquerque, NM 87106

NOTICE TO CONTRACTOR

1. An excavation/construction permit will be required before beginning any work within City right-of-way. An approved copy of these plans must be submitted at the time of application for this permit.
2. All work detailed on these plans to be performed, except as otherwise stated or provided hereon, shall be constructed in accordance with "Contract Documents for City-Wide Utilities and Cash Paving No. 30 "
3. Two working days prior to any excavation, contractor must contact Line Locating Service, 765-1234, for location of existing utilities.
4. 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 so that the conflict can be resolved with a minimum amount of delay.
5. Backfill compaction shall be according to Arterial street use.

APPROVALS	NAME	DATE	TITLE: DRAIN LINE THROUGH CURB 115 PENNSYLVANIA ST. NE	
A.C.E./DESIGN	G Kellad	8 Jan 82		
INSPECTOR			PERMIT NO.	MAP NO. K-19
A.C.E./FIELD			SHEET 1 OF 2	