

NOTES:

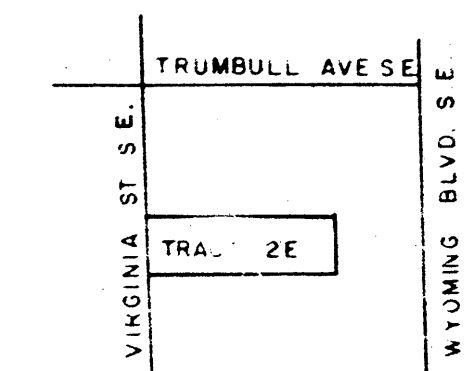
1. THE PROPOSED SITE TO BE DEVELOPED IS APPROXIMATELY 1 ACRE IN SIZE. THE EASTERN PORTION OF THE TRACT COMPRISING APPROXIMATELY 0.4 ACRES IS PAVED. THE WESTERLY PORTION IS COMPACTED NATIVE SOIL WHICH HAS BEEN USED FOR STORING LARGE WOODEN CRATES.
2. THE AREA TO THE SOUTH OF THE PROPERTY IS OCCUPIED BY MOBILE HOMES. THE DRAINAGE FOR THIS AREA FLOWS TO THE WEST TO VIRGINIA STREET.
3. WYOMING BOULEVARD ON THE EAST TAKES STORM WATER RUN-OFF TO THE NORTH. OFF-SITE DRAINAGE WHICH CONTRIBUTES TO TRACT 2-E IS FROM THE SOUTH HALF OF THE EXISTING WAREHOUSE AT 423 WYOMING AND TRACT 2-F (NOT-A-PART). A PORTION OF THE RUN-OFF, APPROXIMATELY .3 CFS, FROM THE EXISTING WAREHOUSE IS DISCHARGED TO WYOMING BOULEVARD. RUN-OFF FROM THE PROPERTY TO THE SOUTH DRAINS BASICALLY TO THE WEST AND WILL NOT BE ADVERSELY AFFECTED BY THE PROPOSED CONSTRUCTION.
4. THE ROOF OF THE PROPOSED WAREHOUSE WILL BE DRAINED BY DOWNSPOUTS INTO A SWALE ON THE NORTH AND INTO A CONCRETE CHANNEL ON THE SOUTH TO BE CONVEYED TO THE WEST INTO A SWALE WHICH WILL DISCHARGE THE RUN-OFF TO AN EXISTING DRIVE PAD ON VIRGINIA STREET.
5. THE PROPOSED CONSTRUCTION AND DEVELOPED DRAINAGE FROM TRACT 2-E WILL CONTRIBUTE A MINIMAL AMOUNT OF ADDITIONAL RUN-OFF INTO VIRGINIA STREET. THIS INCREASE IS NOT SIGNIFICANTLY MORE THAN THE DISCHARGE WHICH EXISTS NOW AND WILL NOT ADVERSELY AFFECT DOWNSTREAM DRAINAGE CHARACTERISTICS.
6. THE TEMPORARY BENCH MARK SHOWN WAS ESTABLISHED FROM THE CITY OF ALBUQUERQUE BENCH MARK 8-L20 LOCATED IN THE CENTERLINE OF WYOMING BOULEVARD JUST SOUTH OF SUSAN AVE. EL. 5402.03.

ATTACHMENT
APACA MOVING AND STORAGE
HAGER INDUSTRIAL PARK- TRACT 2E
ALBUQUERQUE, NEW MEXICO

DRAINAGE PLAN

DRAINAGE DATA		
AREA	ACRES	Q 100 (CFS)
A	1.2	8.0
B	.13	0.9
C*	1.6	8.3

* AREA C IS TOTAL AREA DISCHARGING INTO VIRGINIA STREET.

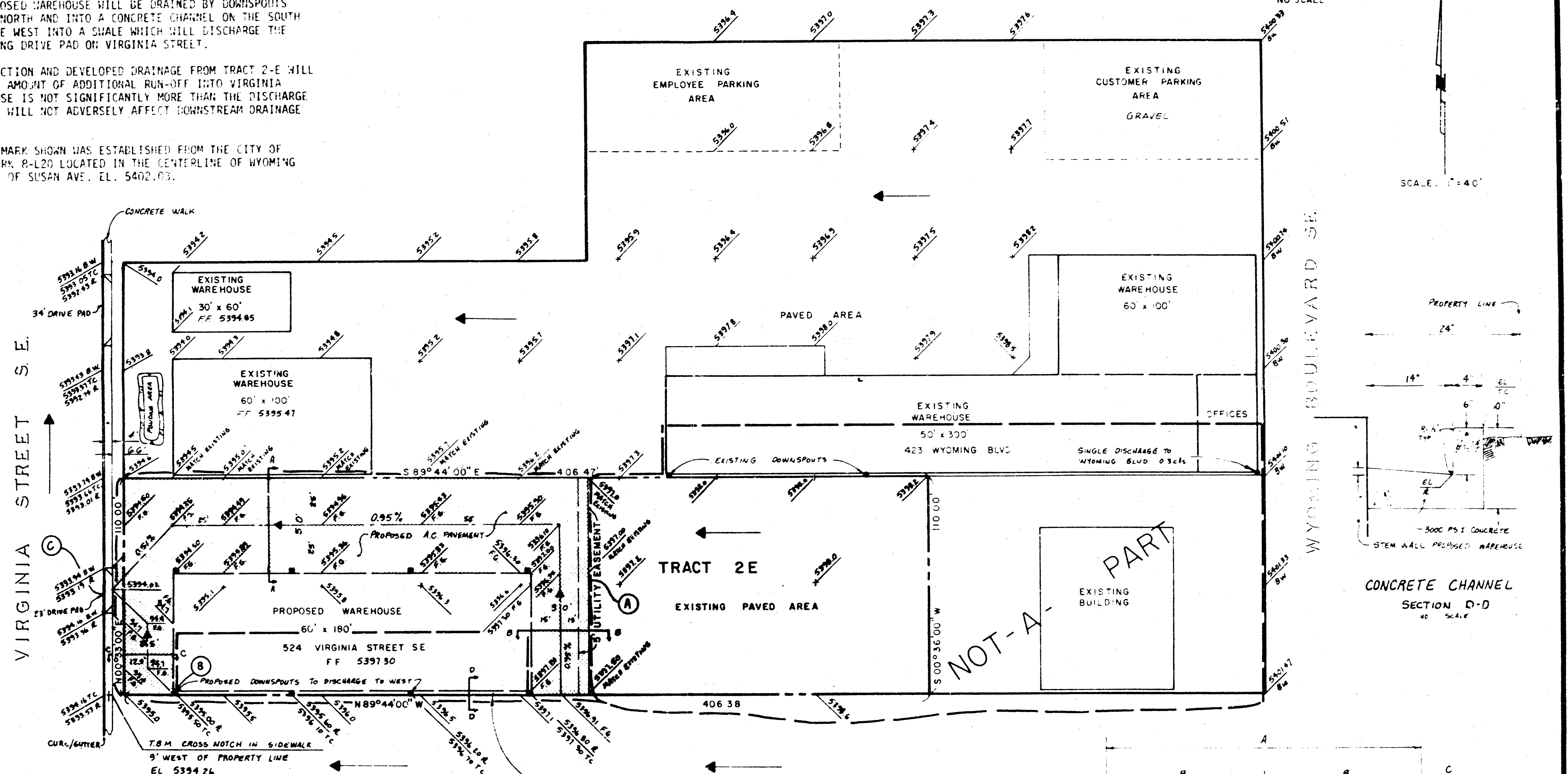


ZONING INDEX L-19

VICINITY MAP

NO SCALE

SCALE: 1" = 40'



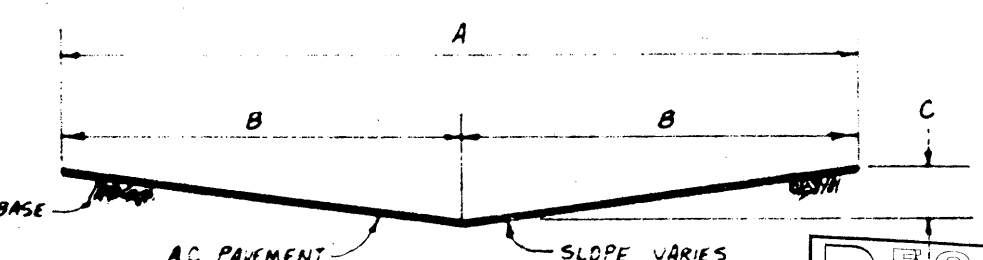
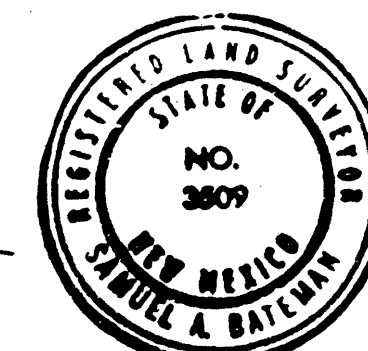
CONCRETE CHANNEL
SECTION D-D
NO SCALE

LEGEND

- B.M. BACK OF WALK
- T.C. TOP OF CURB
- ▲ FLOW LINE
- F.G. PROPOSED FINISH GRADE
- T.B.M. TEMPORARY BENCH MARK
- F.F. FINISH FLOOR
- DRAINAGE FLOW ARROW
- PROPERTY LINE TRACT 2E
- DRAINAGE BOUNDARY
- PROPOSED DOWNSPOUTS
- CENTERLINE

T.B.M. CROSS NOTCH IN SIDEWALK
9' WEST OF PROPERTY LINE
EL. 5394.26

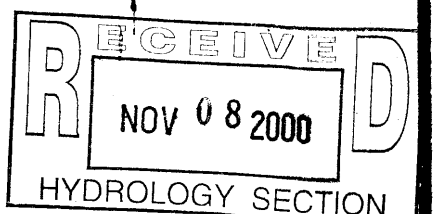
CONSTRUCT CONCRETE CHANNEL ALONG PROPOSED WAREHOUSE
PER DETAIL (SLOPE 1% TO WEST)
Q₁₀₀ (FULL) = 21 CFS



SWALE DETAIL
NO SCALE

SECTION	A	B	C*	Q FULL (CFS)
A-A	50'	25'	.25	15
B-B	30'	15'	0.4	20
C-C	25'	12.5'	0.3	9

* MINIMUM DEPTH OF SWALE



TRICO INTERNATIONAL INC
NOVEMBER 3, 1982

REV NOV 17, 1982

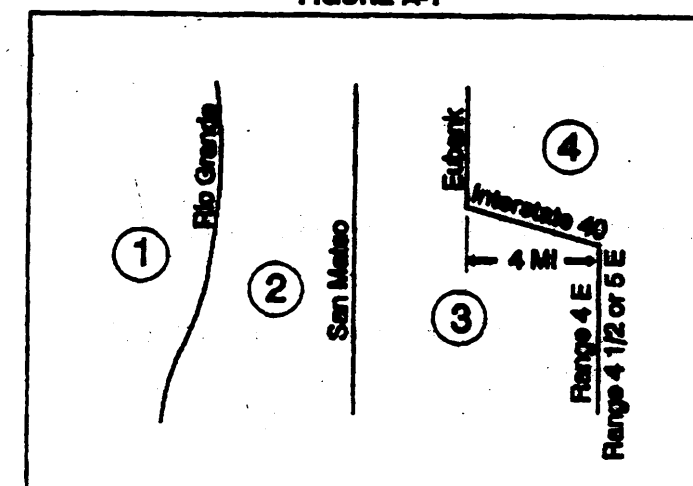
119/1023

A.1 PRECIPITATION ZONES

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

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

FIGURE A-1



Where a watershed extends across a zone boundary, use the zone which contains the largest portion of the watershed.

DRAINAGE CALCULATIONS AND COMMENTS

DRAINAGE CALCULATIONS:

SITE AREA: 0.42 ACRES

PRECIPITATION ZONE: (3)

PEAK INTENSITY: 5.38

EXISTING CONDITIONS:

TREATMENT	AREA ACRES	FACTOR	Q CFS
A	0.00	1.87	0.00
B	0.04	2.60	0.10
C	0.00	3.45	0.00
D	0.380	5.02	1.91

$Q_p = 2.01$

PROPOSED DEVELOPED CONDITIONS:

TREATMENT	AREA ACRES	FACTOR	Q CFS
A	0.00	1.87	0.00
B	0.04	2.60	0.10
C	0.00	3.45	0.00
D	0.38	5.02	1.91

$Q_p = 2.01$

*** NO CHANGE IN Q ***

OFFSITE FLOWS: NONE

DRAINAGE COMMENTS:

AS SHOWN ON THE PLAN HEREON, THE SUBJECT SITE IS LOCATED ON THE WEST SIDE OF WYOMING BLVD., S.E., APPROXIMATELY 1000 FEET SOUTH OF CENTRAL AV., IN THE CITY OF ALBUQUERQUE, BERNALILLO COUNTY, STATE OF NEW MEXICO. (ZONE ATLAS MAP "L-19-Z")

THE SUBJECT SITE:

1. IS NOT LOCATED WITHIN A DESIGNATED FLOODPLAIN.
2. IS PRESENTLY A DEVELOPED LOT.
3. DOES NOT LIE ADJACENT TO A NATURAL OR ARTIFICIAL WATER COURSE.
4. DOES NOT ACCEPT OFFSITE FLOWS FROM ADJACENT SITES.
5. CONTRIBUTES ALL STORM WATER RUNOFF FLOWS TO THE WEST ADJACENT SITE, TRACT 2E, WHICH CONTAINS AN EXISTING SWALE ON THE NORTHERLY PART OF THE TRACT. THE SWALE DISCHARGES THE STORM WATER RUNOFF FLOWS FROM THE SUBJECT SITE AND TRACT 2E TO AN EXISTING DRIVE PAD ONTO VIRGINIA STREET.

NOTE: REFER TO ATTACHED "DRAINAGE PLAN" FOR APACA MOVING AND STORAGE DATED NOVEMBER 17, 1982.

THE FOLLOWING ARE DRAINAGE CALCULATIONS FOR APACA MOVING AND STORAGE SITE USING CURRENT DESIGN CRITERIA:

AREA	ACRES	OLD Q, CFS	NEW Q, CFS *
A	1.2	8.0	6.02
B	0.13	0.9	0.65
C	1.6	8.3	8.03

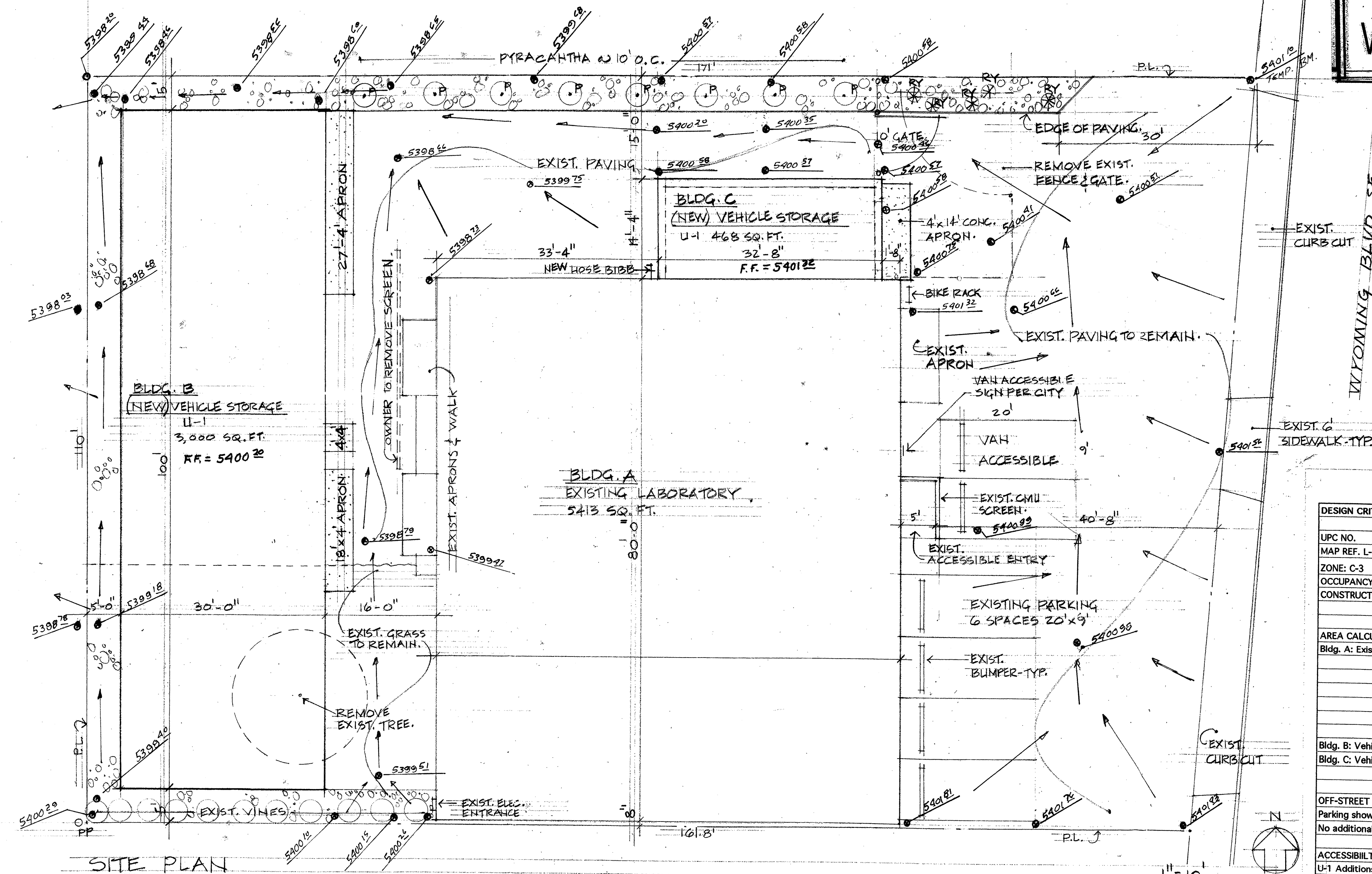
* IT SHOULD BE NOTED THAT THE NEW Q'S UTILIZED THE TREATMENT D FACTOR.

THE GROUND ELEVATION OF 5401.10' AND USED AS THE TEMPORARY BENCHMARK WAS OBTAINED FROM THE DRAINAGE PLAN AND AS SHOWN IN THE APACA MOVING AND STORAGE SITE.

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, ground cover and infiltration capacity.
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 compacted by human activity. Minimal vegetation. Unpaved parking, roads, trails. Most vacant lots. Gravel or rock on plastic (desert 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 subareas. In lieu of specific measurement for treatment D, the areal percentages in TABLE A-5 may be employed.

DRAINAGE PLAN



Plant Materials	Common Name	Scientific Name	Size
RY	Red Yucca	Hesperaloe parviflora	1 gal.
P	Firethorn	Pyracantha, (orange berry)	1 gal.

Landscaping Notes:

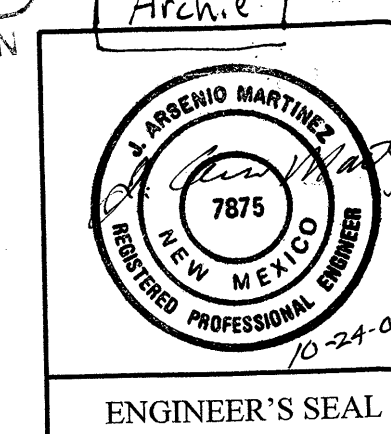
- Landscaping Area = 1,483 sq. ft.
- Net Site Area = 9,379 sq. ft.
- Landscaping Area = 15.81%
- Irrigation is to be by Owner, with drip irrigation system.
- Ground cover is to be gravel over landscaping fabric.

General
Jules
293-5151
293-5152

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HYDROLOGY SECTION

LEGEND:

5400.22 Ground Elevations
Flow Direction of Storm Runoff



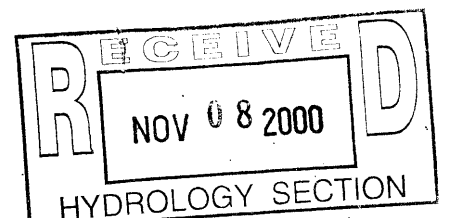
ADDITIONS TO ALBUQUEMIST, INC.

501 Wyoming Blvd., SE

Albuquerque, New Mexico
BILL BURK, THIRD, ARCHITECT

9617 La Playa NE Albuquerque, NM 87111 (505) 292-6566

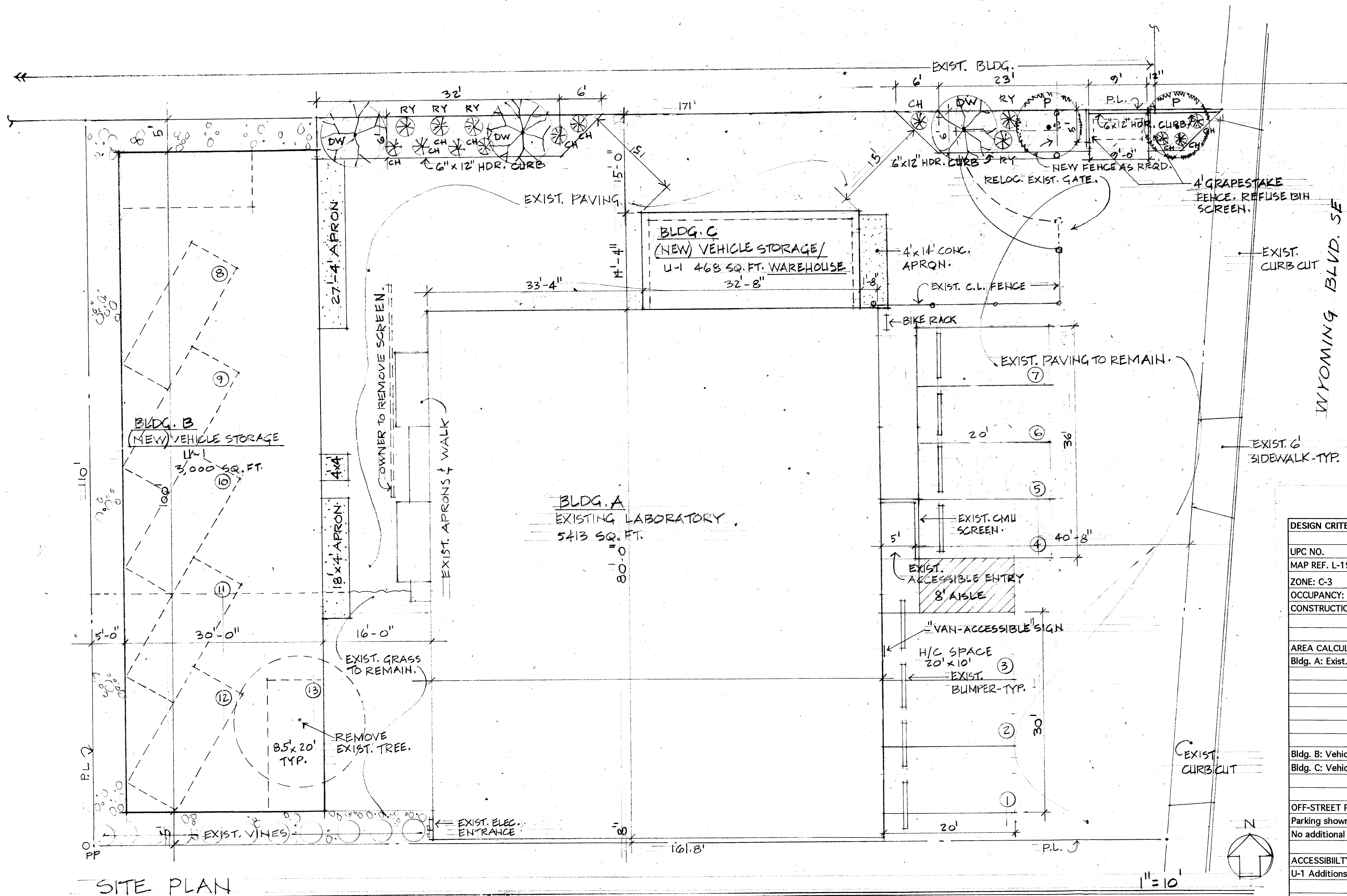
DESIGN CRITERIA:	
UPC NO.	
MAP REF. L-19	
ZONE: C-3	
OCCUPANCY: B(Existing), U-1(New)	
CONSTRUCTION TYPE: V-N(Existing), V-N(New)	
AREA CALCULATIONS (Sq. Ft.)	
Bldg. A: Exist. Laboratory:	Occupant Load
Storage/Stock: 2832	10
Retail: 875	30
Offices: 32	4
Accessory Use: 1385	0
TOTAL 5413	44
Bldg. B: Vehicle Storage: 3000	
Bldg. C: Vehicle Storage: 468	
TOTAL 3468	
OFF-STREET PARKING:	
Parking shown is existing. New construction is storage for vehicles. No additional parking is required.	
ACCESSIBILITY: Existing Laboratory has toilet facilities. U-1 Additions are exempt from ADA Requirements.	
PERMEABLE SURFACE TABULATION:	
Previously Landscaped, Now covered:	1006
Previously Paved, Now Landscaped:	1015 + 234
NET INCREASE:	2228 SQ. FT.



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1 of 2



DESIGN CRITERIA:		
UPC NO.		
MAP REF. L-19		
ZONE: C-3		
OCCUPANCY: B(Existing), U-1(New)		
CONSTRUCTION TYPE: V-N(Existing), V-N(New)		
AREA CALCULATIONS (Sq. Ft.)		Occupant Load
Bldg. A: Exist. Laboratory:		
Storage/Stock:	2832	10
Retail:	875	30
Offices:	32	4
Accessory Use:	1385	0
TOTAL	5413	44
Bldg. B: Vehicle Storage:	3000	
Bldg. C: Vehicle Storage:	468	
TOTAL	3468	
OFF-STREET PARKING:		
Parking shown is existing. New construction is storage for vehicles. No additional parking is required.		
ACCESSIBILITY: Existing Laboratory has toilet facilities. U-1 Additions are exempt from ADA Requirements.		
PERMEABLE SURFACE TABULATION:		
Previously Landscaped, Now covered:		1006
Previously Paved, Now Landscaped:		1234
NET INCREASE:		228 SQ. FT.

Plant Materials		LANDSCAPING LEGEND NOTES		
Mark	Common Name	Scientific Name	Size	Remarks
RY	Red Yucca	Hesperaloe Parviflora	1 gal.	5 EA.
CH	Dwarf Chamisa	Chrysothamnus Depressus	1 gal.	10 EA.
P	Pinon	Pinus Edulis	1-1/2" caliper	2 EA.
DW	Desert Willow	Chilopsis Linearis	5 gal.	3 EA.
• Irrigation is to be by Owner, with drip irrigation.				
• Ground cover is to be gravel over landscaping fabric.				

11-7-00 REVISED PER ZONING, TRAFFIC + REFUSE.

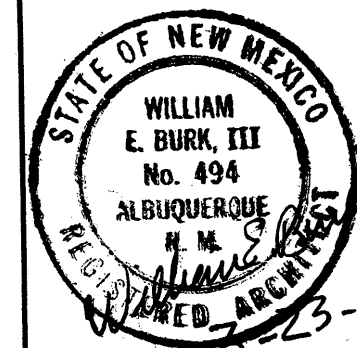
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