

# CITY OF ALBUQUERQUE



June 24, 2015

Mike Walla, PE  
Walla Engineering  
Suite 301  
6501 America's Parkway  
Albuquerque, NM 87110

**RE: Lamar Albuquerque, 1600 Airtech Court SE  
Grading and Drainage Plan  
Engineer's Stamp Date 6-17-2015 (File: M16-D024J1)**

Dear Mr. Walla:

Based upon the information provided in your submittal received 6-17-15, the above referenced plan is approved for Building Permit. Please attach a copy of this approved plan in the construction sets when submitting for a building permit. Also, please have an Erosion and Sediment Control Plan approved prior to Building Permit approval.

Prior to Certificate of Occupancy release, Engineer Certification per the DPM Checklist will be required. Additionally, it will be required to submit any construction work within COA right-of-way through the DRC Process.

If you have any questions, you can contact me at 924-3924.

Sincerely,

Jeanne Wolfenbarger, P.E.  
Senior Engineer, Planning Dept.  
Development Review Services

Orig: Drainage file  
c.pdf Addressee via Email



## BASIS OF ELEVATIONS

ACS MONUMENT "SDC\_10\_2"  
X=1,522,956.829  
Y=1,471,784.452  
GROUND TO GRID: 0.999680508  
MAPPING ANGLE: -00°13'31.24"  
NMSF CENTRAL ZONE NAD 83  
MSL ELEVATION: 5000.655  
NAVD 88

## LEGAL DESCRIPTION

TRACT LETTERED "E" OF PLAT OF AIRPORT TECHNICAL CENTER, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JANUARY 17, 2007, IN PLAT BOOK 2007C, PAGE 12, AS DOC. NO. 2007008893.

## DESIGN NARRATIVE

THE SUBJECT SITE IS A 1.83 ACRE UNDEVELOPED PROPERTY THAT IS LOCATED ON A CUL-DE-SAC, HOWEVER, IS NOT IN A FLOOD PLAIN. THE SITE HAS TOPOGRAPHY THAT ACCEPTS OFFSITE FLOWS FROM AN ADJACENT PROPERTY ON THE SOUTHEAST AND THEN HAS A SEVERE DROP TO THE ADJACENT GOLF COURSE ON THE NORTHWEST PROPERTY BORDER. HOWEVER, THE BUILDING AND PARKING PAD HAS A GENTLE SLOPE EAST TO WEST WITH AN EARTHEN BERM AT THE TOP OF THE WEST DROPOFF THAT PONDS ONSITE DEVELOPED RUNOFF. THE NEW DESIGN MAINTAINS THIS SCHEME USING A POND TO CAPTURE DEVELOPED FLOWS, INCLUDING THE FIRST FLUSH, WITH A POND CAPACITY CAPABLE OF STORING A 100-YR, 6-HR STORM. WITH A SOILS PERCOLATION RATE OF 1 INCH PER 30 MINUTES ON THIS SITE THE POND SHOULD NEVER BE COMPLETELY FILLED AND NO STANDING WATER SHOULD EXIST MORE THAN 24 HOURS AFTER A STORM EVENT. BASIN I IS A SMALL AREA OF THE SITE, INCLUDING THE ENTRY DRIVE THAT WILL DISCHARGE DEVELOPED FLOWS TO THE STREET. BASIN II INCLUDES 90% OF THE SITE AREA AND WILL PROVIDE RETENTION PONDING FOR ALL OF THE DEVELOPED AREA IN THAT BASIN.

PRIVATE DRAINAGE FACILITIES WITHIN CITY RIGHT-OF-WAY  
NOTICE TO CONTRACTOR

1. AN EXCAVATION PERMIT WILL BE REQUIRED BEFORE BEGINNING ANY WORK WITHIN CITY RIGHT-OF-WAY.
2. ALL WORK ON THIS PROJECT SHALL BE PERFORMED IN ACCORDANCE WITH APPLICABLE FEDERAL, STATE AND LOCAL LAWS, RULES AND REGULATIONS CONCERNING CONSTRUCTION SAFETY AND HEALTH.
3. TWO WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR MUST CONTACT **NEW MEXICO ONE CALL**, DIAL "811" OR (505) 260-1990 FOR THE LOCATION OF EXISTING UTILITIES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL EXCAVATE AND VERIFY THE 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 TRAFFIC/STREET USE.
6. MAINTENANCE OF THE FACILITY SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY BEING SERVED.
7. WORK ON ARTERIAL STREETS SHALL BE PERFORMED ON A 24-HOUR BASIS.

## GENERAL NOTES

- A CONTRACTOR SHALL VERIFY LOCATION OF EXISTING BELOW GRADE UTILITIES IN THE WORK AREA PRIOR TO EXCAVATION

## SHEET KEYNOTES

- 1 SAWCUT AND REMOVE EXISTING CONCRETE CURB AND GUTTER TO INSTALL NEW DRIVE PAD PER CITY OF ALBUQUERQUE STANDARD DRAWING #2425
- 2 GRAVEL LAY-DOWN AREA PER DETAIL A3/S2.01
- 3 LIGHT DUTY ASPHALT PAVING IN PARKING AREA PER DETAIL A2/C2.01
- 4 HEAVY DUTY ASPHALT PAVING IN DRIVE AREA PER DETAIL A1/C2.01
- 5 RIPRAP LINED DRAINAGE TRENCH PER DETAIL A4/C2.01 - 4'-0" WIDE AT ROOF DOWNSPOUTS AND 8'-0" WIDE AT COLLECTION TRENCH
- 6 CONCRETE DRAINAGE CHANNEL PER DETAIL A5/C2.01
- 7 CONCRETE CURB PER DETAIL B1/C2.01
- 8 CONCRETE WALK WITH TRANSVERSE CONTROL JOINTS AT 6'-0" O.C. - CONSTRUCT PER DETAIL B2/C2.01
- 9 EMERGENCY SPILLWAY FROM POND - CONSTRUCT PER DETAIL A4/C2.01 WITH A 5'-0" WIDTH
- 10 RIPRAP LINED SWALE - CONSTRUCT PER DETAIL A4/C2.01 WITH A 5'-0" WIDTH
- 11 TRASH ENCLOSURE WALL PER DETAIL B3/C2.01

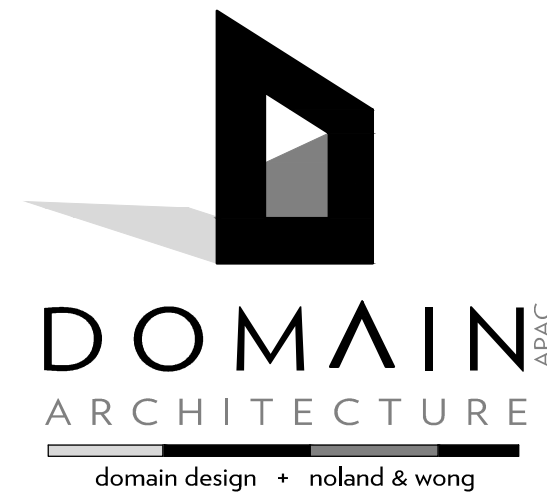
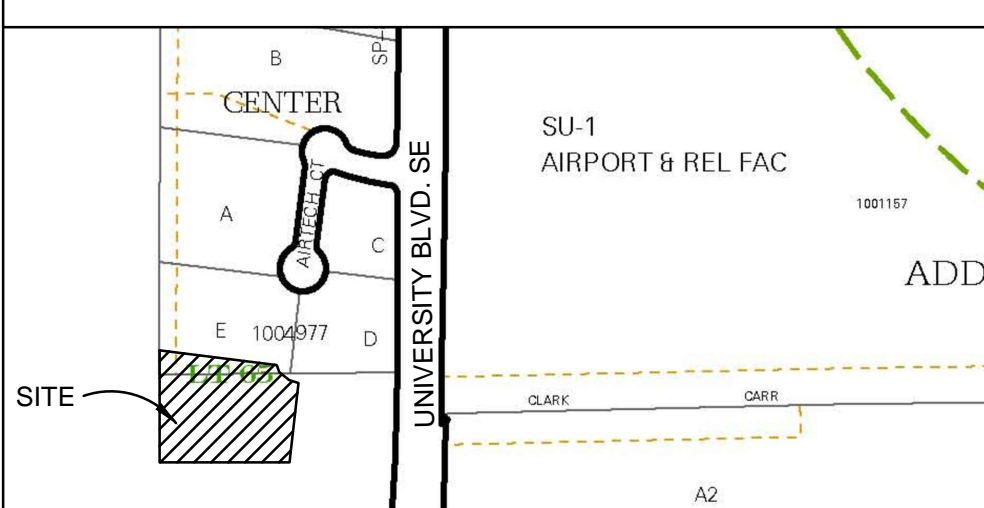
## LEGEND

- PROPERTY LINE  
--- EXISTING CONTOUR  
+5205 EXISTING SPOT ELEVATION  
+5207.32 NEW SPOT ELEVATION  
---05 NEW CONTOUR  
TBC TOP OF BACK OF CURB  
FL FLOWLINE  
TC TOP OF CONCRETE  
INV INVERT  
FG FINISHED GRADE  
TA TOP OF ASPHALT  
== BASIN BOUNDARY  
-- FLOW DIRECTION  
SWALE  
ROOF DRAIN LOCATION  
NEW CONCRETE PAVING  
NEW ASPHALT PAVING  
GRAVEL LAY-DOWN AREA

## HYDROLOGY CALCULATIONS

PRECIPITATION ZONE 2 DESIGN STORM: (IN)		1hr	6hr	24hr	4day	10day
		2.01	2.35	2.75	3.30	3.95
EXISTING CONDITIONS - BASIN I						
LAND AREA	AREA	P6	Q	Q	V6	V24
TRTMNT (ACRE)	%	(CFS/AC)	(CFS)	(CF)	(CF)	V4DAY (CF)
A	0.000	0%	0.53	1.56	0.00	0
B	0.188	100%	0.78	2.28	0.43	532
C	0.000	0%	1.13	3.14	0.00	0
D	0.000	0%	2.12	4.70	0.00	0
TOTALS	0.188	100%		0.43	532	532
PROPOSED CONDITIONS - BASIN I						
LAND AREA	AREA	P6	Q	Q	V6	V24
TRTMNT (ACRE)	%	(CFS/AC)	(CFS)	(CF)	(CF)	V4DAY (CF)
A	0.000	0%	0.53	1.56	0.00	0
B	0.128	68%	0.78	2.28	0.29	363
C	0.000	0%	1.13	3.14	0.00	0
D	0.060	32%	2.12	4.70	0.28	549
TOTALS	0.188	100%		0.57	824	1,031
EXISTING CONDITIONS - BASIN II						
LAND AREA	AREA	P6	Q	Q	V6	V24
TRTMNT (ACRE)	%	(CFS/AC)	(CFS)	(CF)	(CF)	V4DAY (CF)
A	0.000	0%	0.53	1.56	0.00	0
B	1.642	100%	0.78	2.28	3.74	4,649
C	0.000	0%	1.13	3.14	0.00	0
D	0.063	0%	2.12	4.70	0.00	0
TOTALS	1.642	100%		3.74	4,649	4,649
PROPOSED CONDITIONS - BASIN II						
LAND AREA	AREA	P6	Q	Q	V6	V24
TRTMNT (ACRE)	%	(CFS/AC)	(CFS)	(CF)	(CF)	V4DAY (CF)
A	0.000	0%	0.53	1.56	0.00	0
B	1.044	64%	0.78	2.28	2,956	2,956
C	0.000	0%	1.13	3.14	0.00	0
D	0.598	36%	2.12	4.70	2.81	6,664
TOTALS	1.642	100%		5.19	7,558	9,620
FIRST FLUSH VOLUME $P = 0.44^{1/12} I^{1/12}$ (0.598 AC x 43560 FT <sup>2</sup> /AC) = 955 CF						
TOTALS	1.642	100%		5.19	7,558	9,620
POND VOLUME:						
CONTOUR	AREA	VOLUME	- PER GEOTECHNICAL REPORT BY AMEC:			
01	1260 SF	315 CF	SOIL PERMEABILITY = 30 MINS. PER INCH			
02	1750 SF	1505 CF	- IN 24 HR STORM: 4900 SF POND x 2			
03	2250 SF	2000 CF	IN/HR PERCOLATED VOLUME = 19,600 CF			
04	4700 SF	3110 CF	19,600 CF > V24 OR 8462 CF			
04.15	4900 SF	720 CF				
TOTAL = 7650 CF						

## VICINITY MAP N-15-Z



www.domain-dsgn.com  
8316 kelwood avenue  
baton rouge, la 70806  
225.216.3770 ph  
225.216.3771 fax



These drawings are the property of DOMAIN ARCHITECTURE APAC and are not to be reproduced in whole or in part. They are only to be used for the project and site specifically identified herein.

Scales stated hereon are valid on the original drawings only. Contractor shall carefully review all dimensions and conditions shown and report to the architect any errors, inconsistencies, or omissions discovered.

These plans were prepared in this office under the personal supervision, and to the best of our knowledge comply with state and local codes. We will generally administer construction.

NEW CONSTRUCTION FOR  
**LAMAR ALBUQUERQUE**  
1600 AIRTECH COURT  
ALBUQUERQUE, NM 87106

structural engineer:

mechanical / plumbing engineer:

electrical engineer:

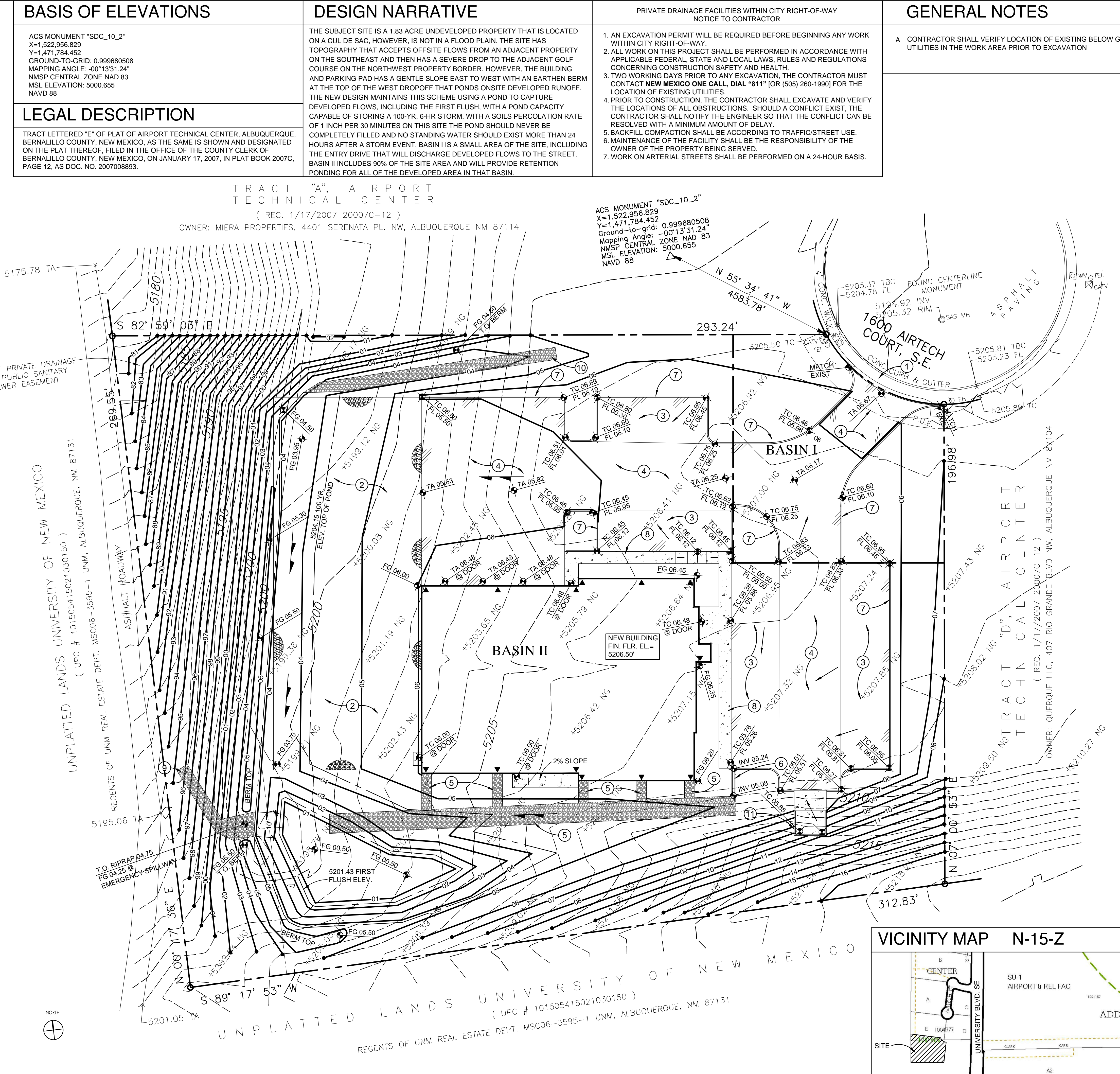
civil engineer:

revisions		
No.	Description	Date

date  
JUNE 17, 2015

sheet

C1.01

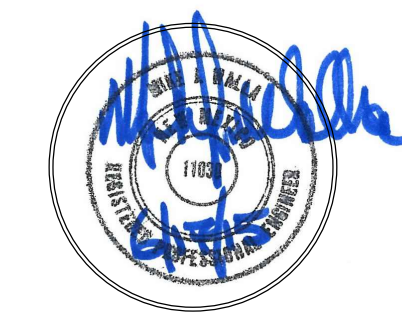


## 1 GRADING and DRAINAGE PLAN

1" = 20'

0 10' 20' 40'





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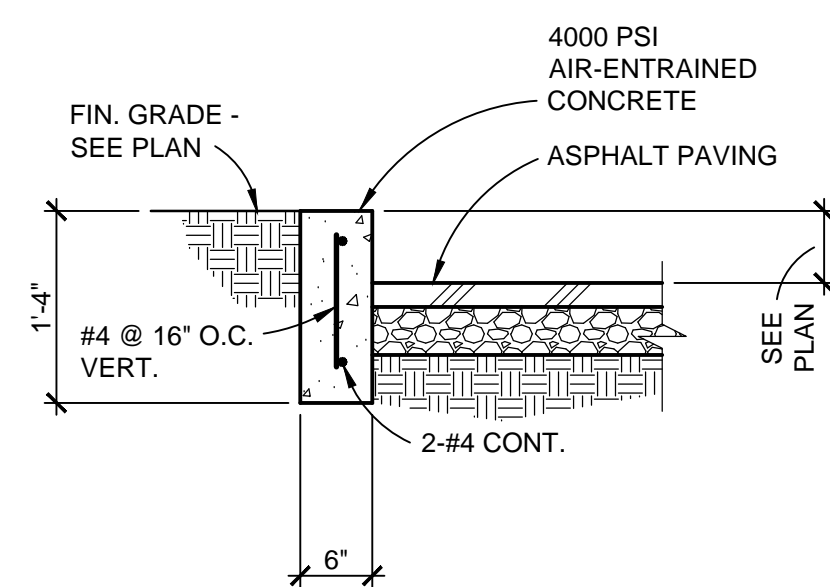
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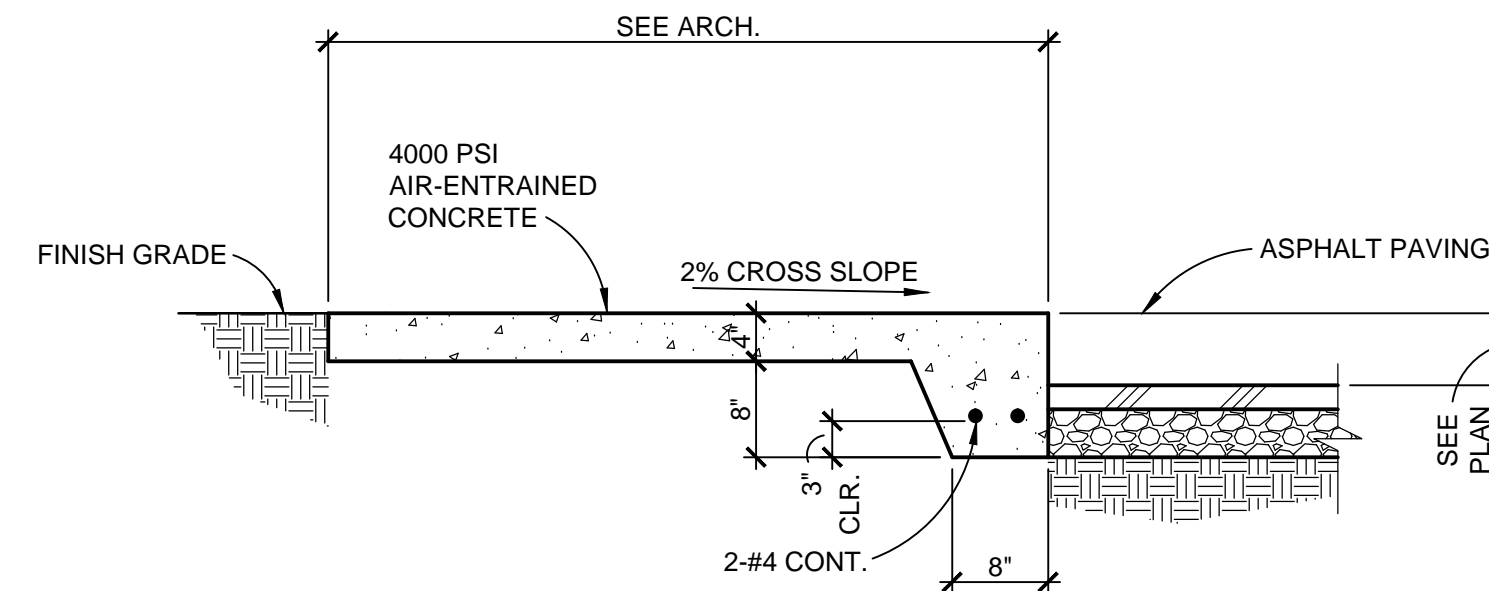
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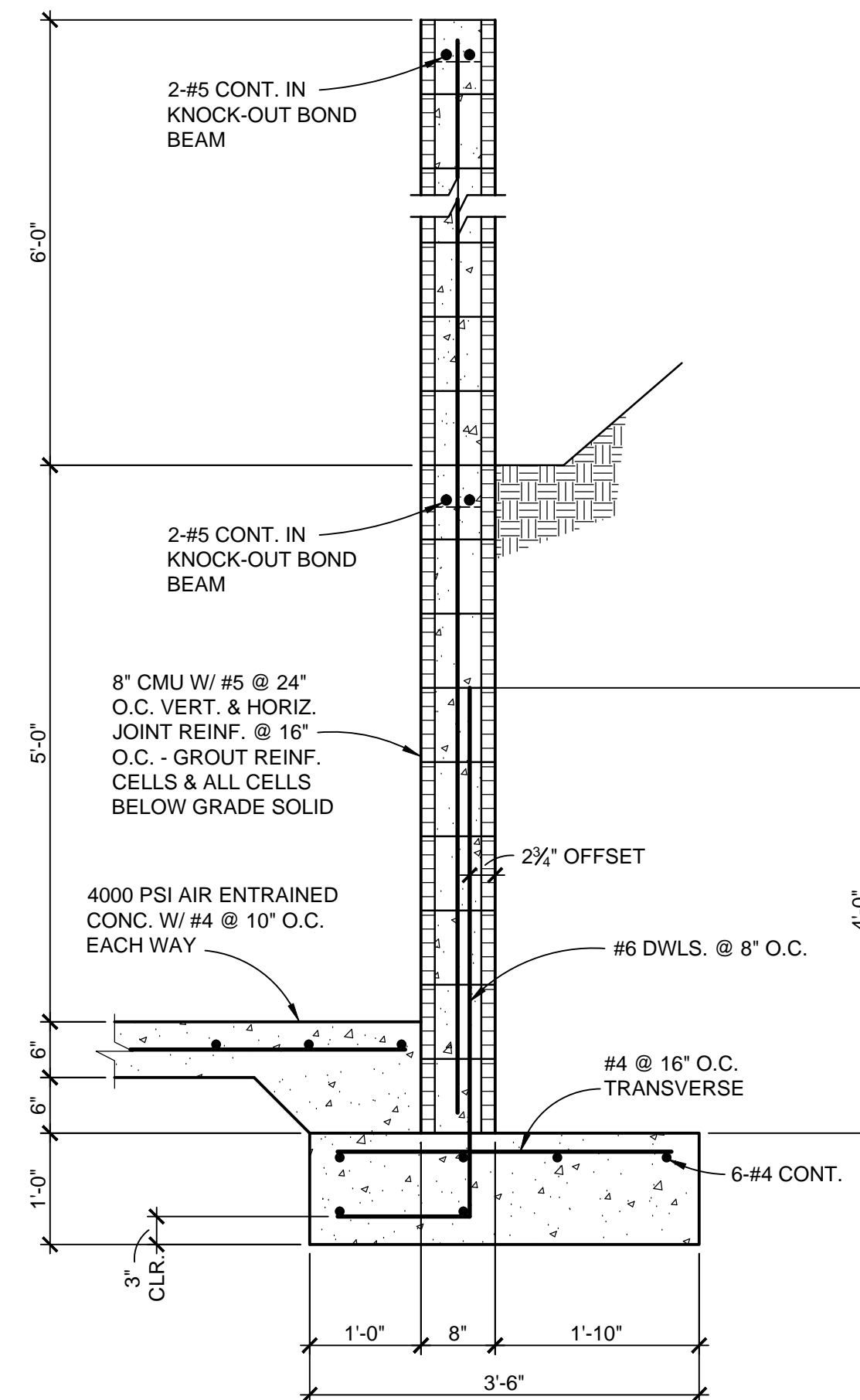
C2.01



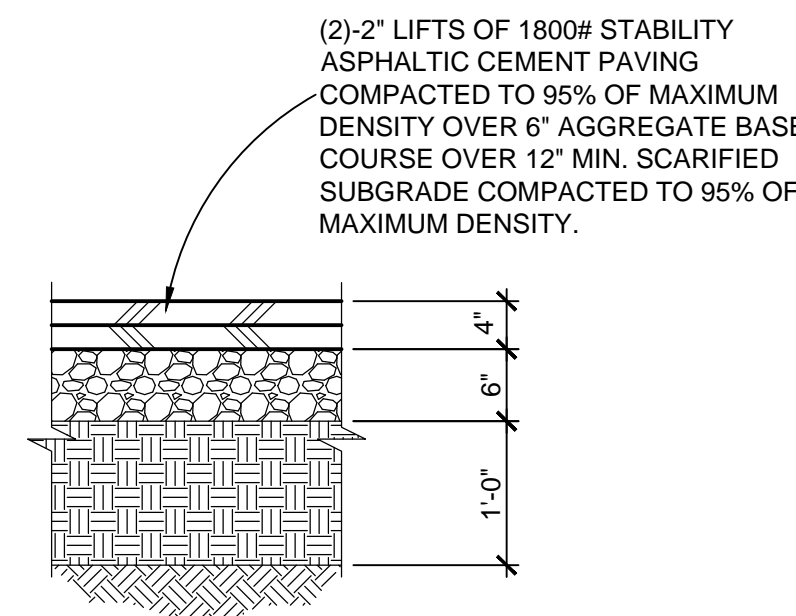
**B1** TYPICAL SIDEWALK SECTION  
3/4"=1'-0"



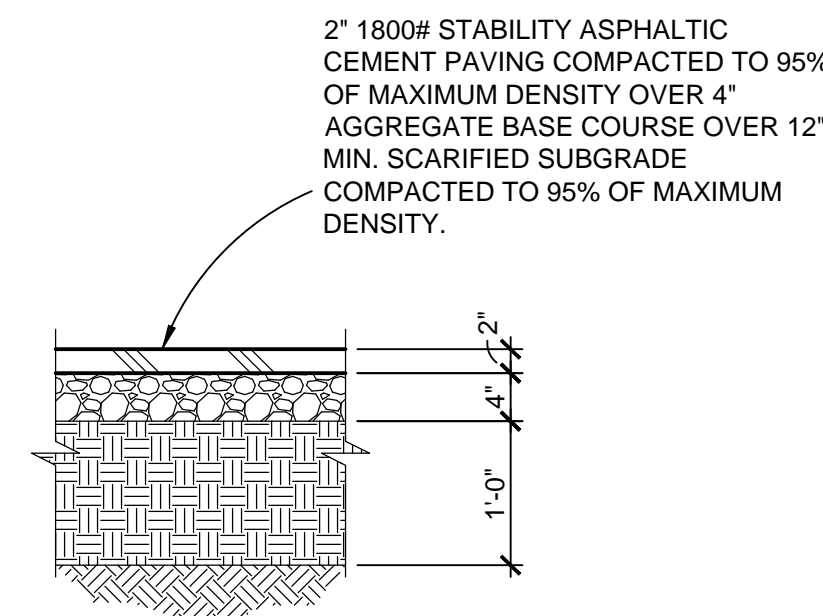
**B2** TYPICAL CONCRETE SIDEWALK  
3/4"=1'-0"



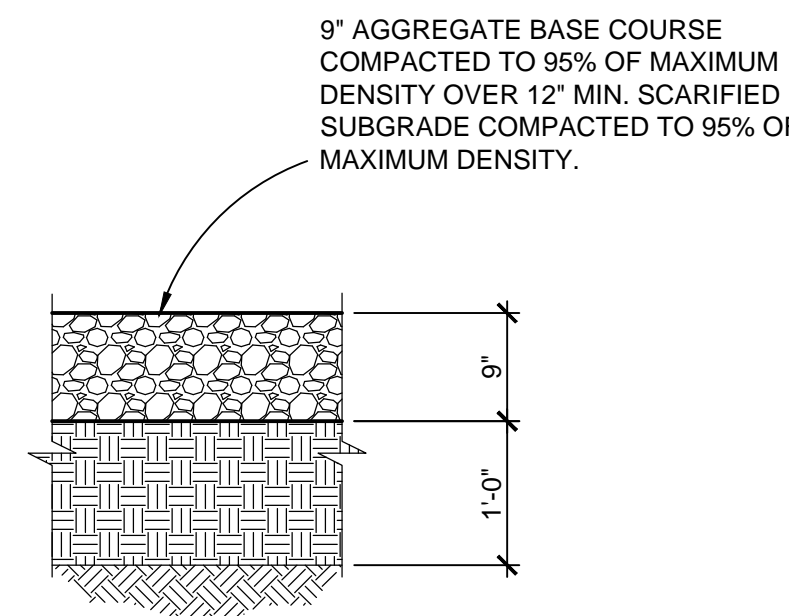
**B3** TRASH ENCLOSURE WALL  
3/4"=1'-0"



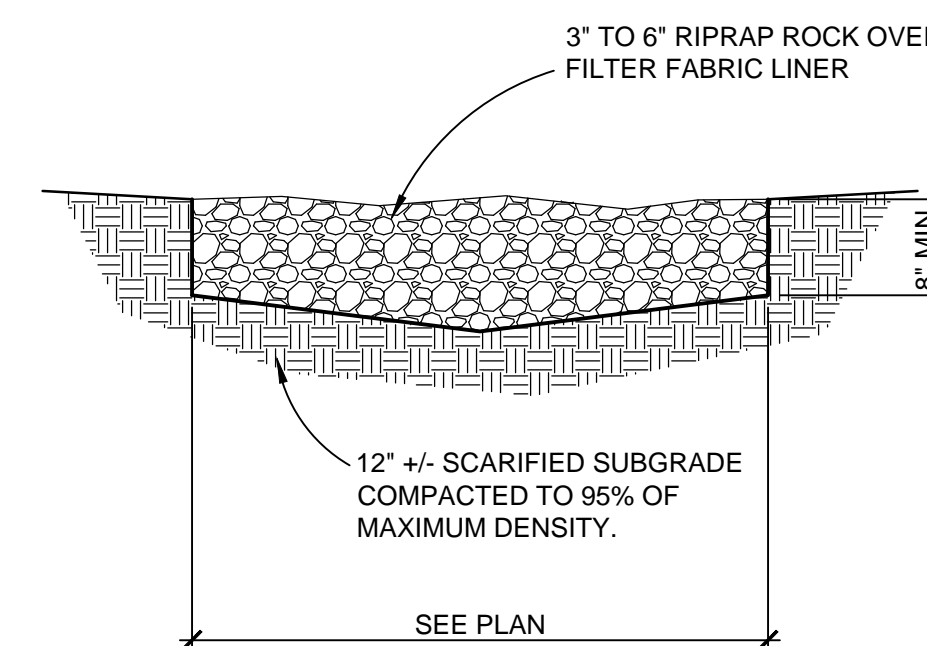
**A1** TYPICAL HEAVY DUTY PAVING SECTION  
3/4"=1'-0"



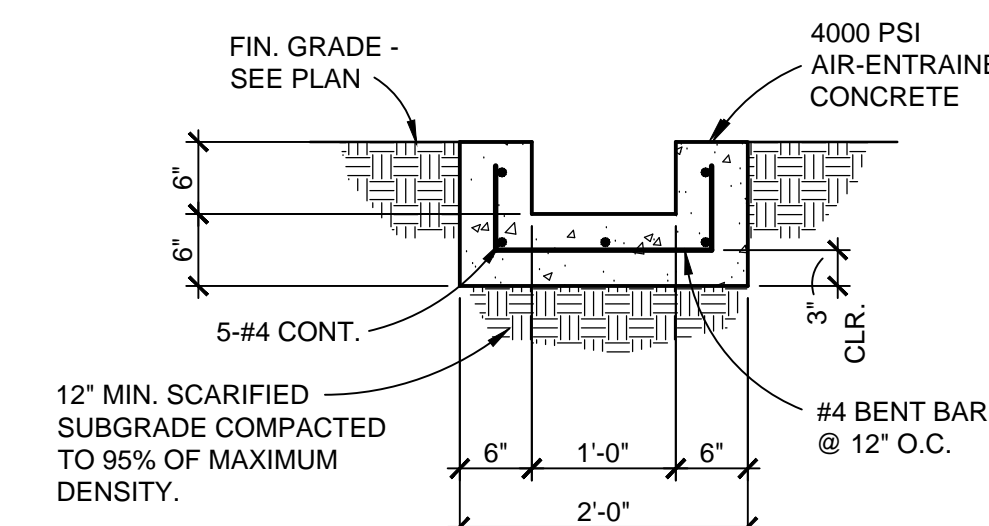
**A2** TYPICAL LIGHT DUTY PAVING SECTION  
3/4"=1'-0"



**A3** LAY-DOWN AREA SECTION  
3/4"=1'-0"



**A4** DRAINAGE TRENCH SECTION  
3/4"=1'-0"



**A5** CONCRETE DRAINAGE CHANNEL SECTION  
3/4"=1'-0"