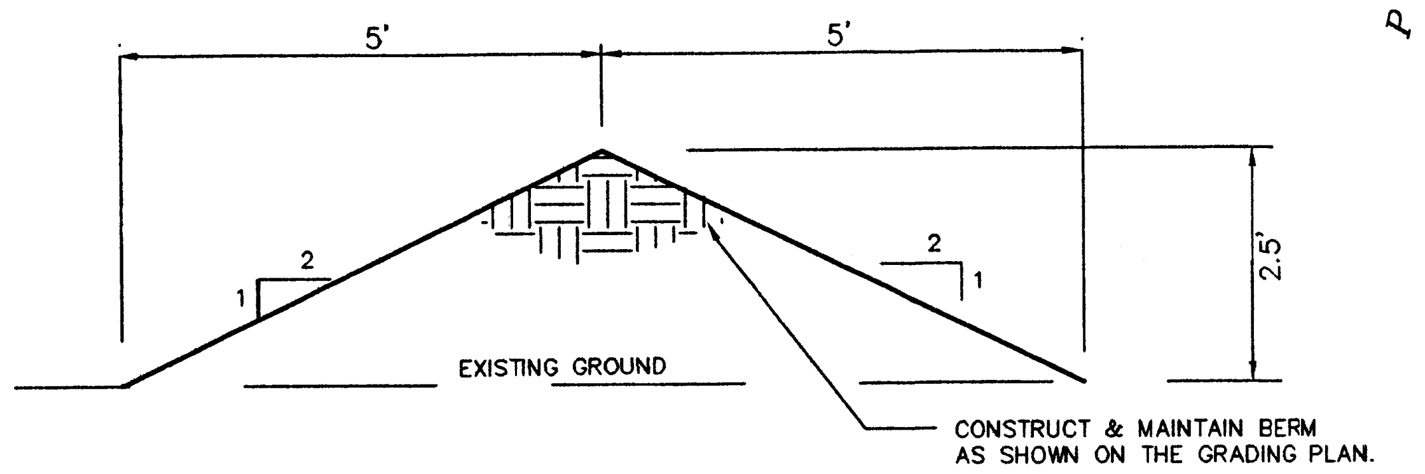
GRADING NOTES:

1. ALL TRASH, DEBRIS, & SURFACE VEGETATION SHALL BE CLEARED AND LEGALLY DISPOSED OFFSITE.
2. ALL SUBGRADE AND FILL SHALL BE COMPACTED TO A MINIMUM OF 90% ASTM D-1557.
3. EXCAVATION IS UNCLASSIFIED AND INCLUDES EXCAVATION TO SUBGRADE ELEVATIONS INDICATED, REGARDLESS OF CHARACTER OF MATERIALS ENCOUNTERED.
4. CONFORM TO ELEVATIONS AND DIMENSIONS SHOWN ON PLANS WITHIN A TOLERANCE OF 0.3± FEET.
5. SCARIFY AND COMPACT SUBGRADE FOR FILLS. PLACE FILL MATERIALS IN LAYERS NOT MORE THAN 8" IN LOOSE DEPTH. MOISTEN AS NECESSARY TO PROVIDE OPTIMUM MOISTURE (±2%) CONTENT.
6. UNIFORMLY GRADE AREAS WITHIN LIMITS OF GRADING AS SHOWN ON PLAN. SMOOTH FINISHED SURFACE WITHIN SPECIFIED TOLERANCE, COMPACT WITH UNIFORM SLOPES BETWEEN POINTS WHERE ELEVATIONS ARE INDICATED.
7. MAXIMUM SLOPES SHALL BE 3:1 MINIMUM SLOPES SHALL BE 1%.
8. TWO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, CONTRACTOR MUST CONTACT NEW MEXICO ONE CALL SYSTEM, 260-1990, FOR LOCATION OF EXISTING UTILITIES.
9. IF ANY UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES ARE SHOWN ON THESE DRAWINGS, THEY ARE SHOWN IN AN APPROXIMATE MANNER ONLY, AND SUCH LINES MAY EXIST WHERE NONE ARE SHOWN. IF ANY SUCH EXISTING LINES ARE SHOWN, THE LOCATION IS BASED UPON INFORMATION PROVIDED BY THE OWNER OF SAID UTILITY, AND THE INFORMATION MAY BE INCOMPLETE, OR MAY BE OBSOLETE BY THE TIME CONSTRUCTION COMMENCES. THE ENGINEER HAS CONDUCTED ONLY PRELIMINARY INVESTIGATION OF THE LOCATION, DEPTH, SIZE OR TYPE OF EXISTING UTILITY LINES, PIPELINES, OR UNDERGROUND UTILITY LINES. THIS INVESTIGATIONS IS NOT CONCLUSIVE, AND MAY NOT BE COMPLETE, THEREFORE, MAKES NO REPRESENTATION PERTAINING THERETO, AND ASSUMES NO RESPONSIBILITY OR LIABILITY THEREFORE. THE CONTRACTOR SHALL INFORM ITSELF OF THE LOCATION OF ANY UTILITY LINE, PIPELINE, OR UNDERGROUND UTILITY LINE IN OR NEAR THE AREA OF THE WORK IN ADVANCE OF AND DURING EXCAVATION WORK. THE CONTRACTOR IS FULLY RESPONSIBLE FOR ANY AND ALL DAMAGE CAUSED BY ITS FAILURE TO LOCATE, IDENTIFY AND PRESERVE ANY AND ALL EXISTING UTILITIES, PIPELINES, AND UNDERGROUND UTILITY LINES. IN PLANNING AND CONDUCTING EXCAVATION, THE CONTRACTOR SHALL COMPLY WITH STATE STATUES, MUNICIPAL AND LOCAL ORDINANCES, RULES AND REGULATIONS, IF ANY, PERTAINING TO THE LOCATION OF THESE LINES AND FACILITIES.
10. THE CONTRACTOR SHALL PROMPTLY CLEAN UP ANY MATERIAL EXCAVATED WITHIN THE PUBLIC RIGHT-OF-WAY SO THAT THE EXCAVATED MATERIAL IS NOT ERODED AND WASHED DOWN THE STREET.
11. OWNER WILL PROVIDE SOIL TESTING AND INSPECTION SERVICES DURING EARTHWORK OPERATIONS. ALLOW TESTING SERVICE TO INSPECT AND APPROVE COMPACTED SUBGRADES AND FILL LAYERS BEFORE FURTHER CONSTRUCTION WORK IS DONE. SHALL COMPACTION TESTS INDICATE INADEQUATE DENSITY, CONTRACTOR SHALL PROVIDE ADDITIONAL COMPACTION AND TESTING AT NO ADDITIONAL EXPENSE.
12. OWNER HAS ESTABLISHED SUBDIVISION BOUNDARY CORNERS. CONTRACTOR SHALL PROVIDE ALL OTHER CONSTRUCTION STAKING INCLUDING TRACT CORNERS. CONTRACTOR SHALL LOCATE AND PRESERVE ALL BOUNDARY CORNERS AND REPLACE ANY LOST OR DISTURBED CORNERS.



EROSION CONTROL BERM

SCALE: 1"=2'

EROSION CONTROL

1. THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE SITE INTO THE PUBLIC RIGHT-OF-WAY OR ONTO PRIVATE PROPERTY. THIS CAN BE ACHIEVED BY CONSTRUCTING EROSION CONTROL BERMS (AS DETAILED ABOVE) AS SHOWN ON THE PLAN AND WETTING THE SOIL TO KEEP IT FROM BLOWING.
2. THE CONTRACTOR SHALL SECURE "TOPSOIL DISTURBANCE PERMIT" FROM THE CITY ENVIRONMENTAL HEALTH DEPARTMENT PRIOR TO BEGINNING CONSTRUCTION. AN EXCAVATION PERMIT IS REQUIRED FOR ALL WORK WITHIN PUBLIC RIGHT-OF-WAY.
3. SEE GRADING NOTES.

SCALE:
1"=100'

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HYDROLOGY SECTION

SCHWARTZMAN--RIO BRAVO

DRAINAGE MASTER PLAN

FRED C. ARFMAN
7322
09.29.00

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
128 Monroe Street N.E.
Albuquerque New Mexico

105MDRAIN.DWGals 09/22/00

PLATE 3 OF 3

BASIN AREAS

BASIN		AREA
100	–	6.26 Ac.
110	–	17.99 Ac.
120	–	19.51 Ac.
200	–	48.65 Ac.
201	–	42.27 Ac.*
300	–	45.36 Ac.
310	–	59.44 Ac.
320	–	12.36 Ac.

* FROM THE GRADING & DRAINAGE PLAN
FOR ALBUQUERQUE AUTO AUCTION"
BY SANTIAGO ROMERO, JR & ASSOC.
DATED 1/4/89

LEGEND

——5200——	EXISTING CONTOUR
—— 52 ——	PROPOSED CONTOUR
◆78.3	PROPOSED SPOT ELEVATION
⟶	FLOW ARROW
INV=72.5	INVERT ELEVATION
(300)	BASIN ID
▬ I ▬	BASIN BOUNDARY
▬ ▬	EROSION CONTROL BERM

SCALE:
1"=100'

CURVE INFORMATION						
CURVE NO.	RADIUS	LENGTH	DELTA	CHORD	RECORD CHORD	RECORD CHORD
C1	2754.87'	160.74'	03° 20' 35"	S 03° 05' 39" W, 160.72'	S 03° 04' 53" W, 160.70'**	
C2	1280.92'	652.40'	29° 10' 55"	S 24° 30' 45" W, 645.37'	S 24° 31' 45" W, 645.34',	S 24° 13' 15" W, 645.34'*
C3	5875.70'	1158.30'	11° 17' 42"	N 78° 55' 52" W, 1156.43'		
C4	1479.19'	434.36'	16° 49' 30"	N 23° 14' 22" E, 432.81'	N 23° 10' 09" E, 432.76'**	
C5	2866.62'	412.28'	08° 14' 25"	N 10° 42' 24" E, 411.92'	N 10° 47' 43" E, 412.07'**	
C6	75.49'	62.06'	47° 06' 00"	S 72° 01' 04" W, 60.32'		
C7	123.24'	69.73'	32° 25' 00"	S 32° 15' 34" W, 68.80'		

TANGENT INFORMATION			
TANGENT NO.	BEARING	LENGTH	RECORD BEARING/LENGTH
T1	S 09° 58' 32" W	27.55'	S 09° 56' 20" W, 27.58' S 09° 37' 50" W, 28.50'*
T2	N 31° 39' 06" E	92.06'	N 31° 30' 15" E, 92.14'**
T3	N 73° 17' 01" W	78.39'	N 73° 32' 25" W*
T4	N 84° 25' 56" W	147.90'	N 85° 40' 25" W (DEED)
T5	S 48° 28' 04" W	104.80'	S 47° 13' 35" W (DEED)

RECORD BEARINGS IN PARENTHESIS. ( ) INDICATES UNRECORDED PLAT OF A.M.A.F.C.A. SOUTH DIVERSION CHANNEL R.O.W.

(*) INDICATES UNRECORDED PLAT OF SURVEY OF TRACTS 9–A AND 9–B, BY GREINER ENGINEERING, DATED JUNE, 1985

(**) INDICATES SUBDIVISION PLAT OF CLIFFORD METROPOLITAN CENTER, RECORDED JULY 17, 1988 IN PLAT BOOK C39, PAGE 110.

(***) INDICATES MIDDLE RIO GRANDE CONSERVANCY DISTRICT SAN JOSE DRAIN SHEETS 1 AND 2, DATED 11/3/1932.

FIELD BEARINGS ARE NEW MEXICO STATE PLANE GRID, NAD 1927, BASED ON ACS MONUMENTS.

SCHWARTZMAN--RIO BRAVO

DRAINAGE MASTER PLAN

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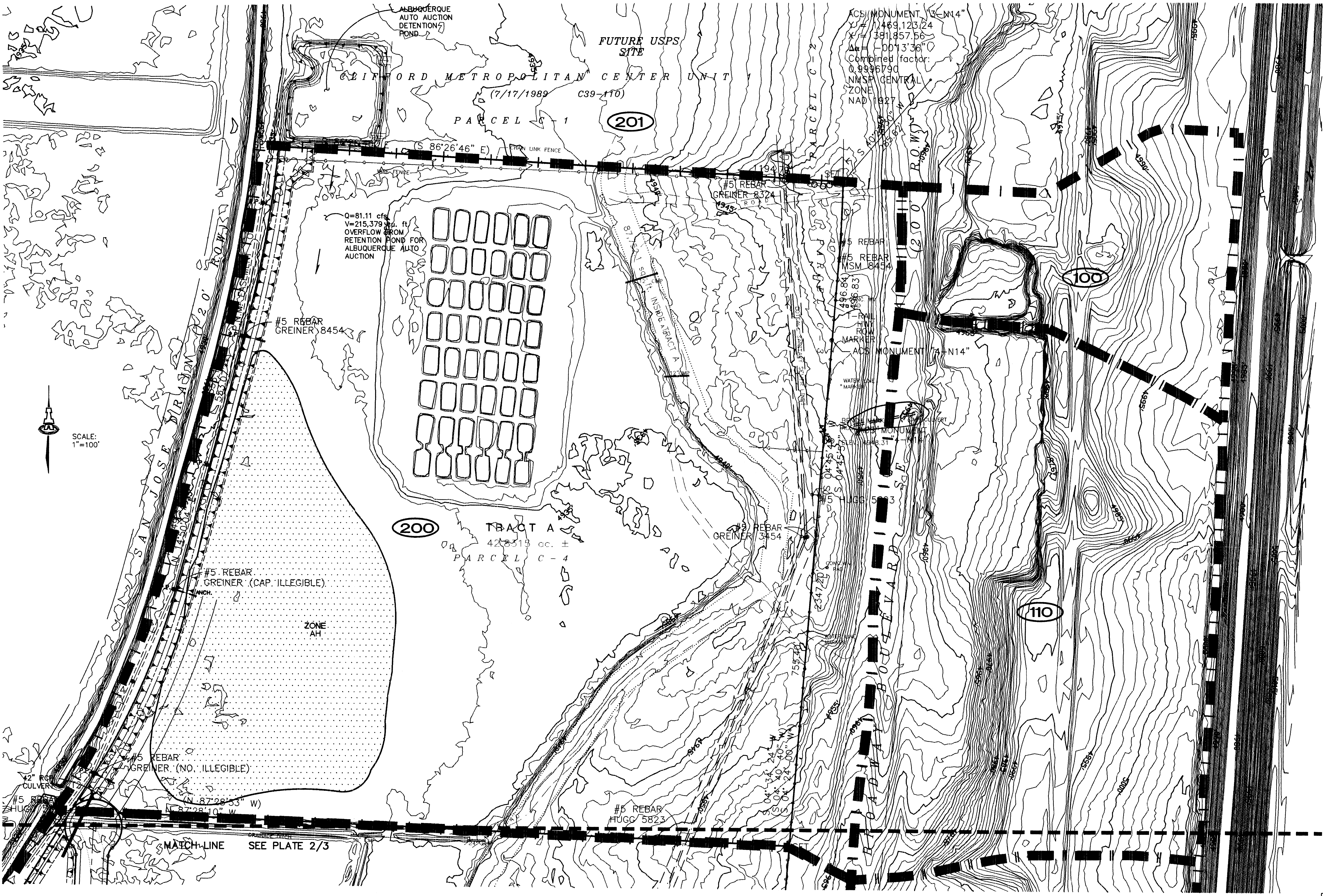
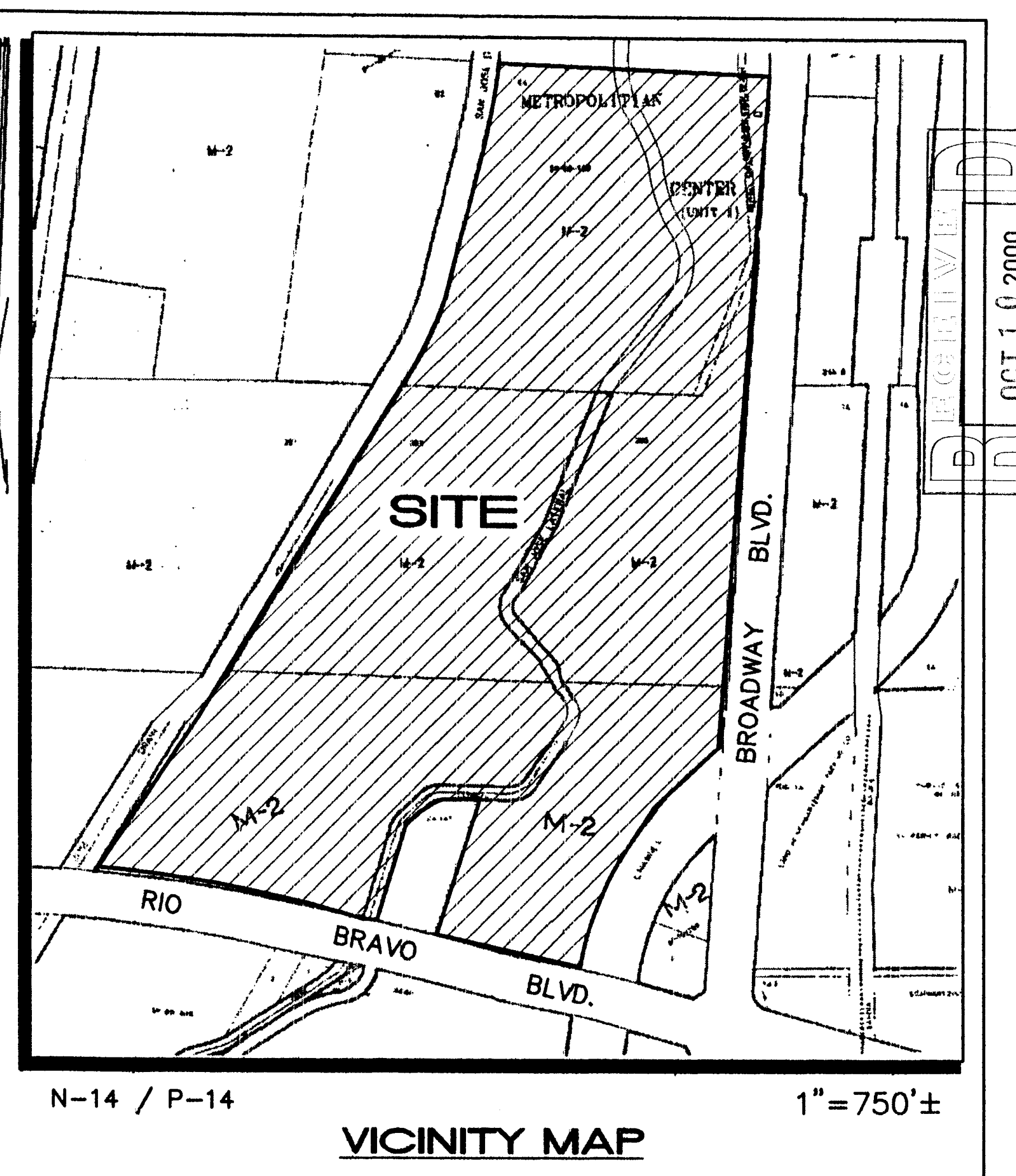
PLATE 2 OF 3



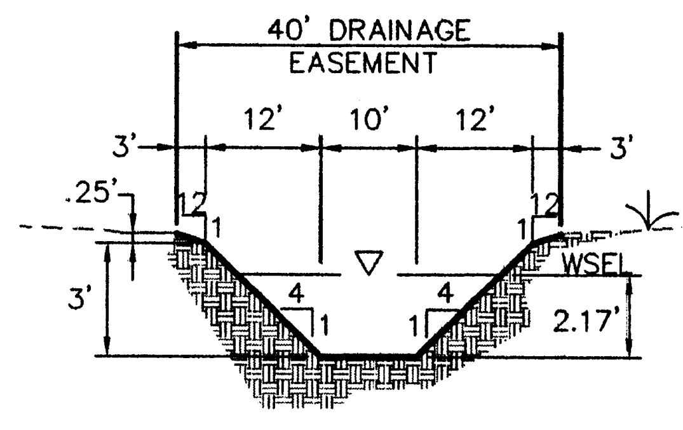


N-14 / P-14 1"=750'±

VICINITY MAP

LEGEND

—5200—	EXISTING CONTOUR
—52—	PROPOSED CONTOUR
⌖78.3	PROPOSED SPOT ELEVATION
⟶	FLOW ARROW
INV=72.5	INVERT ELEVATION
300	BASIN ID
▬ ▮ ▬	BASIN BOUNDARY
▬ ▬	EROSION CONTROL BERM



DRAINAGE SWALE DETAIL

SCALE: VERT. 1"=20'
HORZ. 1"=5'

SCHWARTZMAN--RIO BRAVO

DRAINAGE MASTER PLAN

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09.29.00

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PLATE 1 OF 3