

Vicinity Map



Drainage Narrative

THE PURPOSE OF THIS GRADING AND DRAINAGE PLAN IS TO ACCOMMODATE A NEW ACCESS ROAD TO THE SITE FOR A FUTURE PARKING LOT FOR THE EXISTING BUILDING ALONG THE CENTER OF THE SITE, AND IMPROVED ACCESS TO THE EXISTING TAOS MOUNTAIN LODGE LOCATED AT THE NORTH END OF THE SITE. THE SITE'S CURRENT ACCESS IS AN UNIMPROVED ROAD. THIS PLAN WILL ACCOMMODATE THE NEW 22' DRIVE AT THE SOUTHWEST CORNER OF THE PROPERTY ALONG HIGHWAY 150 AND LEVEL OFF AT THE EXISTING OFFICE BUILDING. A SERIES OF RETAINING WALLS ALONG THE NEW DRIVE WILL ASSIST IN ALLOWING FOR A CONSTANT SLOPE TO THE OFFICE BUILDING AND PARKING LOT. A NEW TEMPORARY ACCESS ROAD WILL BE GRADED IN AT THE WEST END TO ACCESS THE EXISTING LODGE AT THE NORTH END. PROPOSED, THERE WILL BE A NEW ACCESS ROAD ALONG THE EAST SIDE THAT WILL WRAP AROUND TO THE THE EXISTING LODGE ALLOWING FOR A MORE MANAGEABLE SLOPE.

CURRENTLY THE SITE SLOPES FROM THE NORTH TO THE SOUTH, AND IS BOUND TO THE NORTH BY THE CARSON NATIONAL FOREST, THE WEST BY AN UNIMPROVED LOT, TO THE EAST BY AN EXISTING IMPROVED LOT AND TO THE SOUTH BY NEW MEXICO HIGHWAY 150. HISTORICALLY THE SITE DISCHARGES TO THE BARROW DITCH ALONG HIGHWAY 150, AND THE DESIGN INTENT IS TO CONTINUE TO DISCHARGE TO THE BARROW DITCH ALONG HIGHWAY 150

THE SITE IS NOT WITHIN THE 100 YEAR FLOOD PLAIN AS IS DESIGNATED AS ZONE "X" ON FEMA FLOOD INSURANCE RATE MAP NUMBER 35055C0675E, DATED OCTOBER 6, 2010.

Cut/Fill Report

Generated: 2018-06-01 11:55:03
By user: Francis
Drawing: G:\2017\2017 Projects\17-045 Richard Wilton Village of Taos Ski Valley\Reference\G:\2017\2017 Projects\17-045 Richard Wilton Village of Taos Ski Valley\Reference\volcanoplans.dwg

Volume Summary							
Name	Type	Cut Factor	Fill Factor	2d Area (Sq. Ft.)	Cut (Cu. Yd.)	Fill (Cu. Yd.)	Net (Cu. Yd.)
Surface5	fill	1.000	1.200	34946.97	2767.84	2181.54*	586.30*
Totals							
Total				34946.97	2767.84	2181.54*	586.30*

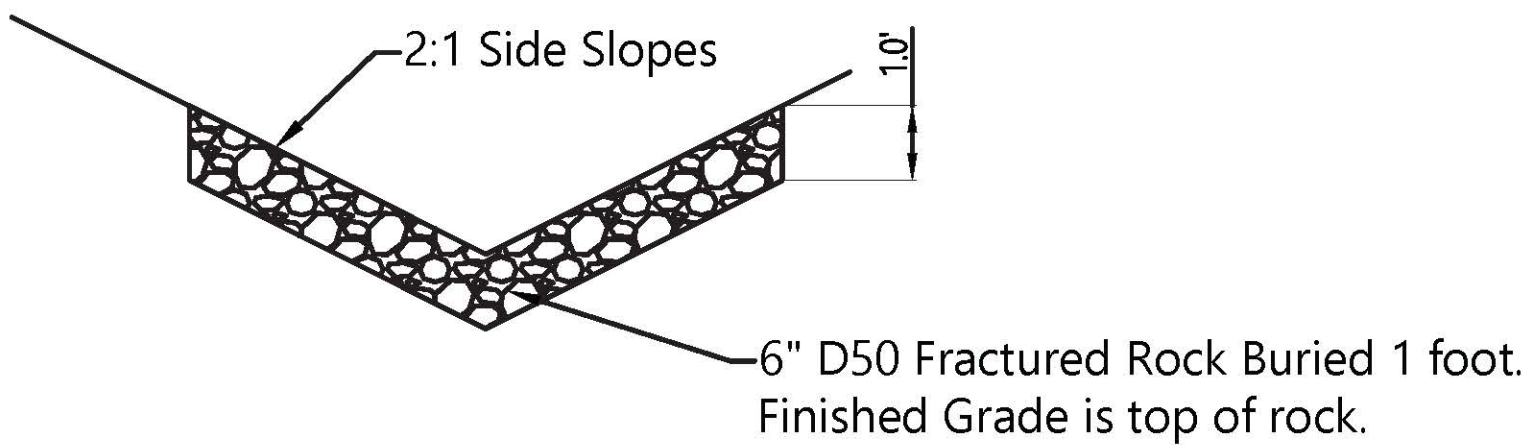
* Value adjusted by cut or fill factor other than 1.0

Drainage Calculations

DRAINAGE CALCULATIONS (SCS Chapter 2 Method) PROJECT BASIN VILLAGE OF TAOS SKI VALLEY					
PRE-DEVELOPMENT			POST-DEVELOPMENT		
Site Area:	1,2100	Ac	Site Area:	1,2100	Ac
Total Area	58137	Sq. Ft.	Total Area	58137	Sq. Ft.
Undisturbed Area:	40815	Sq. Ft.	Undisturbed Area:	15937	Sq. Ft.
% of total Area:	70%		% of total Area:	27%	
CN of Undisturbed Area	80		CN of Undisturbed Area	80	
Weighted CN:		56	Weighted CN:		22
Roof/Pave/Walks Area	6723	Sq. Ft.	Roof/Pave/Walks Area	27549	Sq. Ft.
% of total Area:	12%		% of total Area:	47%	
CN of Roof/Pave/Walks	98		CN of Roof/Pave/Walks	98	
Weighted CN:		11	Weighted CN:		46
Gravel Area	10599	Sq. Ft.	Gravel Area	0	Sq. Ft.
% of total Area:	18%		% of total Area:	0%	
CN Gravel	87		CN Gravel	87	
Weighted CN:		16	Weighted CN:		0
Landscape	0	Sq. Ft.	Landscape	14651	Sq. Ft.
% of total Area:	0%		% of total Area:	25%	
CN Landscape Area	82		CN Landscape Area	82	
Weighted CN:		0	Weighted CN:		21
Total Weighted CN:		83	Total Weighted CN:		89
Time of Concentration:	< 6 Min		Time of Concentration:	< 6 Min	
Unit discharge:	2.3	CFS/Ac-In	Unit discharge:	2.3	CFS/Ac-In
100 Yr Rainfall:	3.8	In	100 Yr Rainfall:	3.8	In
Direct runoff:	2.14	In	Direct runoff:	2.64	In
Peak Discharge:	5.96	CFS	Peak Discharge:	7.34	CFS
Runoff volume:	10381	CF	Runoff volume:	12785	CF
			Discharge Increase	1.38	CFS
			Volume Increase	2404	CF

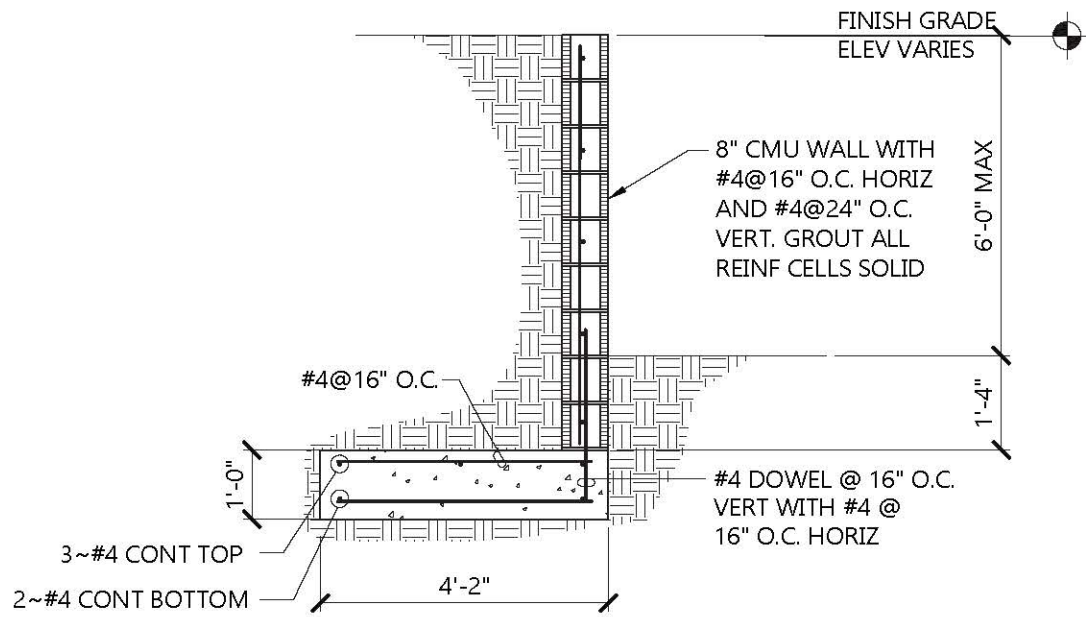
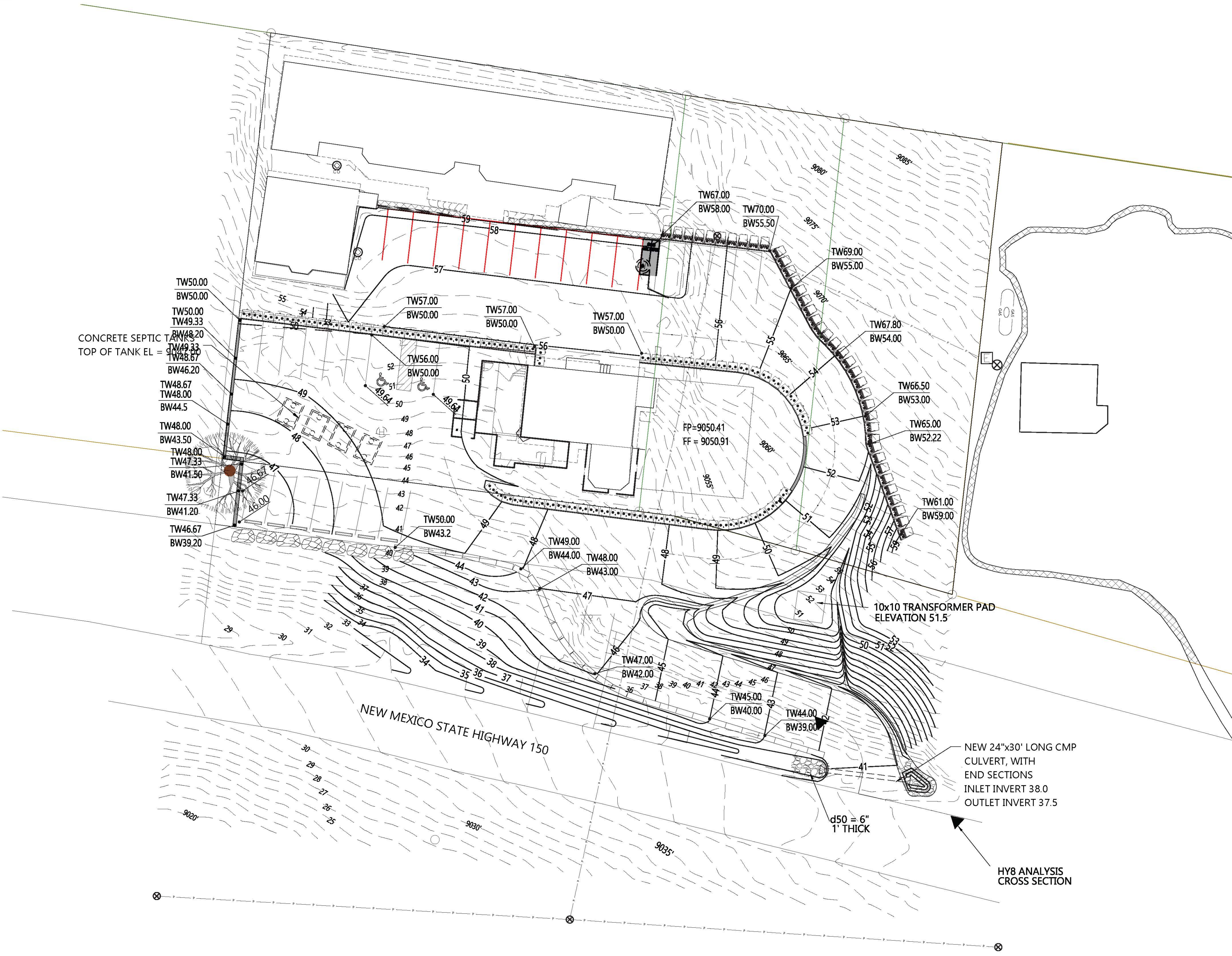
GRADING AND DRAINAGE PLAN

SCALE: 1" = 20'



ROCK LINED DITCH DETAIL

NTS

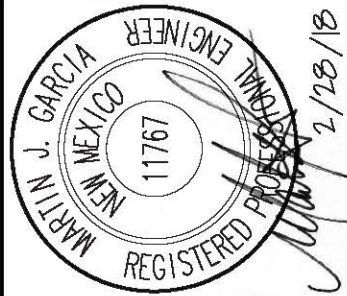


RETAINING WALL DETAIL

NTS

Legend

- EXISTING CONTOUR
- EXISTING BUILDING
- NEW CONTOUR
- NEW PRECAST CONCRETE BLOCK
- NEW PRECAST BLOCK WALL
- NEW SEPTIC TANK
- TOP OF WALL
- BOTTOM OF WALL



REVISION	NO.	DATE	COMMENTS
1	43.18	2.28.2018	REVISE DRAINAGE BASIN
2	52.18	2.28.2018	ADD RETAINING WALL DETAIL
3	61.18	2.28.2018	REVISED RETAINING WALL DETAIL

PROJECT NO.	17-045
DATE:	2.28.2018
DRAWN BY:	F. PHILLIPS
CHECKED BY:	M. GARCIA
SCALE:	1" = 20'

PROJECT TITLE	TAOS MOUNTAIN LODGE
VILLAGE OF TAOS SKI VALLEY, NEW MEXICO	
SHEET TITLE	GRADING AND DRAINAGE PLAN

SHEET

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