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NOTES

1. TREATMENT AREA PRELIMINARILY SIZED USING 4% OF CORRESPONDING DRAINAGE MANAGEMENT AREA.
2. TRASH CAPTURE AND COMPLIANCE WITH C.10 WILL BE PART OF THE ALAMEDA POINT SITE A STORMWATER OUTFALL IMPROVEMENTS.
3. AREA DRAINING TO OFFSITE TREATMENT TO BE TREATED IN BIORETENTION AREAS WITHIN PUBLIC RIGHT–OF–WAY ADJACENT TO BUILDINGS.

* PERVIOUS PAVERS WILL BE SIZED TO STORE ADDITIONAL RUNOFF.

** BACKBONE BIORETENTION AREAS WILL BE SIZED TO ACCOMMODATE RUNOFF FROM BLOCK 6 PROJECT.

ABBREVIATIONS

A	DRAINAGE MANAGEMENT AREA
BIO	BIORETENTION AREA
CONC	CONCRETE
FTP	FLOW–THROUGH PLANTER
G	G STREET BIORTENTION AREA
LAND	LANDSCAPE
O	AREA TO BE TREATED BY OFFSITE BIORETENTION
PP	PERVIOUS PAVERS
SF	SQUARE FEET
ST	SELF–TREATING
T	TREATMENT AREA
TYP	TYPICAL
WA	WEST ATLANTIC AVENUE BIORTENTION AREA

LEGEND

- SHED A–1
- SHED A–2
- SHED A–3
- SHED A–4
- SHED A–5
- SHED A–6
- SHEDS A–7, 8, 9, 10
- OFFSITE TREATMENT SHEDS O–1, 2
- TREATMENT AREA T–1
- TREATMENT AREA T–2
- TREATMENT AREA T–3
- TREATMENT AREA T–4
- TREATMENT AREAS T–7, 8, 9, 10
- PERVIOUS PAVERS PP–1, 2, 3, 4
- SELF–TREATING AREAS

TABLE 1: BLOCK 7 - SHED/TREATMENT SUMMARY

SHED	SHED AREA (SF)	ASSUMED IMPERVIOUS COEFFICIENT	TREATMENT AREA REQUIRED (S.F.)	TREATMENT AREA PROVIDED (S.F.)	SURFACE TYPE	TREATMENT NUMBER	TREATMENT MEASURE	COUNT
A - 1	990	1.0	40	40	ROOF	T - 1	FTP	36
A - 2	730	1.0	30	30	ROOF	T - 2	FTP	8
A - 3	1650	1.0	70	70	ROOF	T - 3	FTP	8
A - 4	900	1.0	40	40	ROOF	T - 4	FTP	8
A - 5	2647	1	*	*	CONC PAVING	PP-1	PP	-
A - 6	2638	1	*	*	CONC PAVING	PP-3	PP	-
A - 7	5285	0.7	220	225	CONC PAVING/LAND	T - 7	BIO	-
A - 8	5715	0.7	230	225	CONC PAVING/LAND	T - 8	BIO	-
A - 9	5755	0.7	240	335	CONC PAVING/LAND	T - 9	BIO	-
A - 10	3360	0.7	140	140	CONC PAVING/LAND	T - 10	BIO	-
PP-1	7445	-	*	*	PERVIOUS PAVEMENT	PP-1	PP	-
PP-2	320	-	*	*	PERVIOUS PAVEMENT	PP-2	PP	-
PP-3	7445	-	*	*	PERVIOUS PAVEMENT	PP-3	PP	-
PP-4	315	-	*	*	PERVIOUS PAVEMENT	PP-4	PP	-
O - 1	271	1.0	SEE TABLE 2**		ROOF	G-4	BIO	-
O - 2	474	1.0	SEE TABLE 2**		ROOF	G-3	BIO	-
O - 3	574	1.0	SEE TABLE 2**		ROOF	WA-2	BIO	-
ST	2670	-	-	-	LAND	ST	ST	-

TABLE 2: ONSITE RUNOFF AREA SUMMARY

TREATMENT LOCATION	TREATMENT/ BIORETENTION AREA	SHED AREA (S.F.)			TREATMENT AREA REQUIRED (S.F.)	TREATMENT AREA PROVIDED (S.F.)
WEST ATLANTIC AVENUE	WA-1	WA-1	9980	10565	317	378
		BLOCK 6	585			
	WA-2	WA-2	90860	91060	2732	3600
		BLOCK 6	200			
		BLOCK 7	574			
A STREET	A-1	A-1	9480	9647	289	415
		BLOCK 6	167			
	A-2	A-2	8790	8992	270	336
		BLOCK 6	202			
G STREET	G-3	G-3	11120	11594	348	670
		BLOCK 7	474			
	G-4	G-4	8840	9111	273	642
		BLOCK 7	271			

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PRELIMINARY STORMWATER MANAGEMENT PLAN

BKF 100+ YEARS
ENGINEERS . SURVEYORS . PLANNERS

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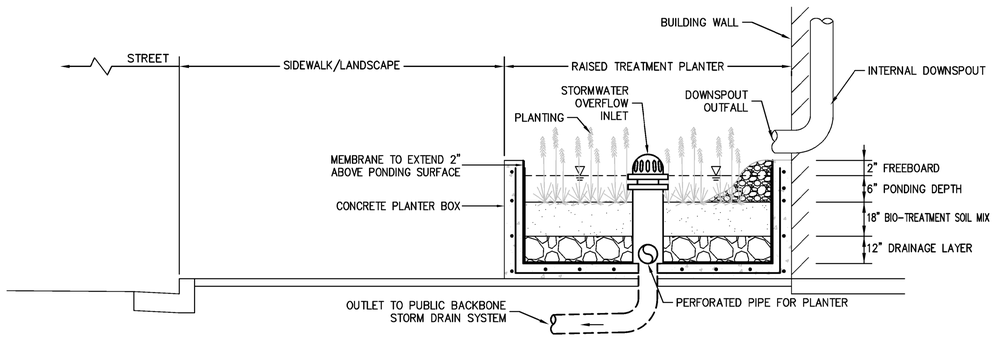
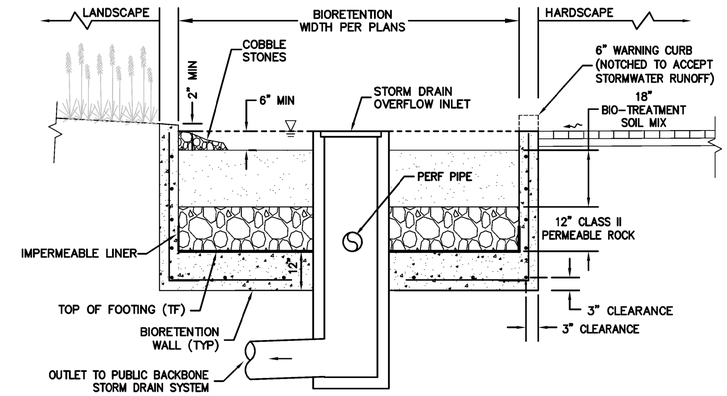
GRAPHIC SCALE
30 0 30 60

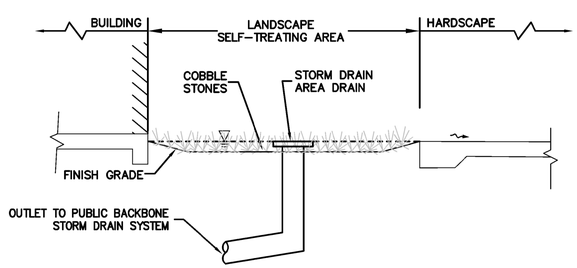
NORTH



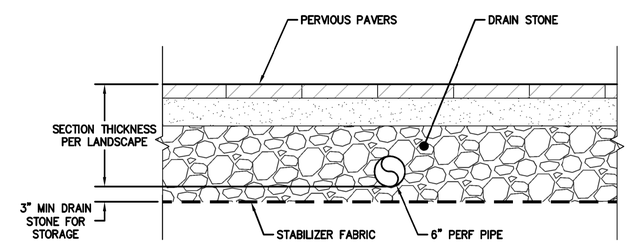
1 FLOW-THROUGH PLANTER
NTS



2 BIORETENTION AREA (STRUCTURED)
NTS



3 SELF-TREATING AREA
NTS



DMA	Area (SF)	C	Effective Impervious Area (SF)	Unit Basin Storage Volume (in)	Capture Volume (CF)	Storage Depth Req'd (ft)	Storage Depth Req'd (in)
PP-1	7445	1	10092	0.69	583.43	0.22	2.69
PP-2	320	1	320	0.69	18.50	0.17	1.98
PP-3	7445	1	10083	0.69	582.91	0.22	2.68
PP-4	315	1	315	0.69	18.21	0.17	1.98

4 PERVIOUS PAVERS
NTS

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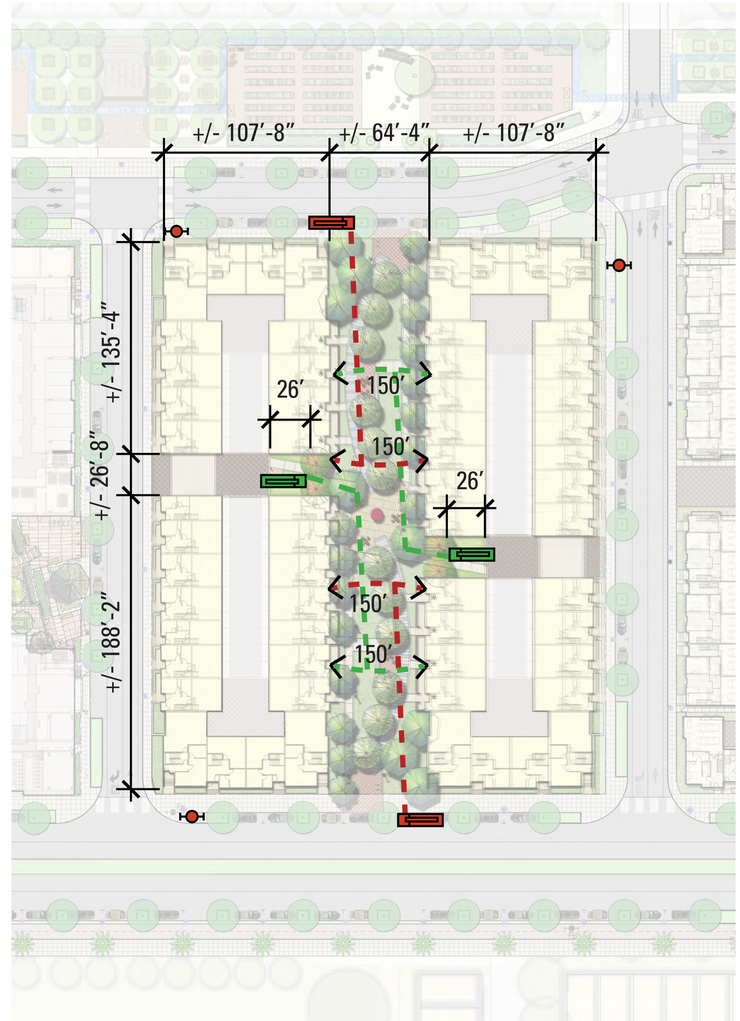

LEGEND

PROPOSED FIRE HYDRANT

150' HOSE MAX PULL W/ FIRE TRUCK

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FIRE ACCESS DIAGRAM

KwanHenmi

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0 25 50 75

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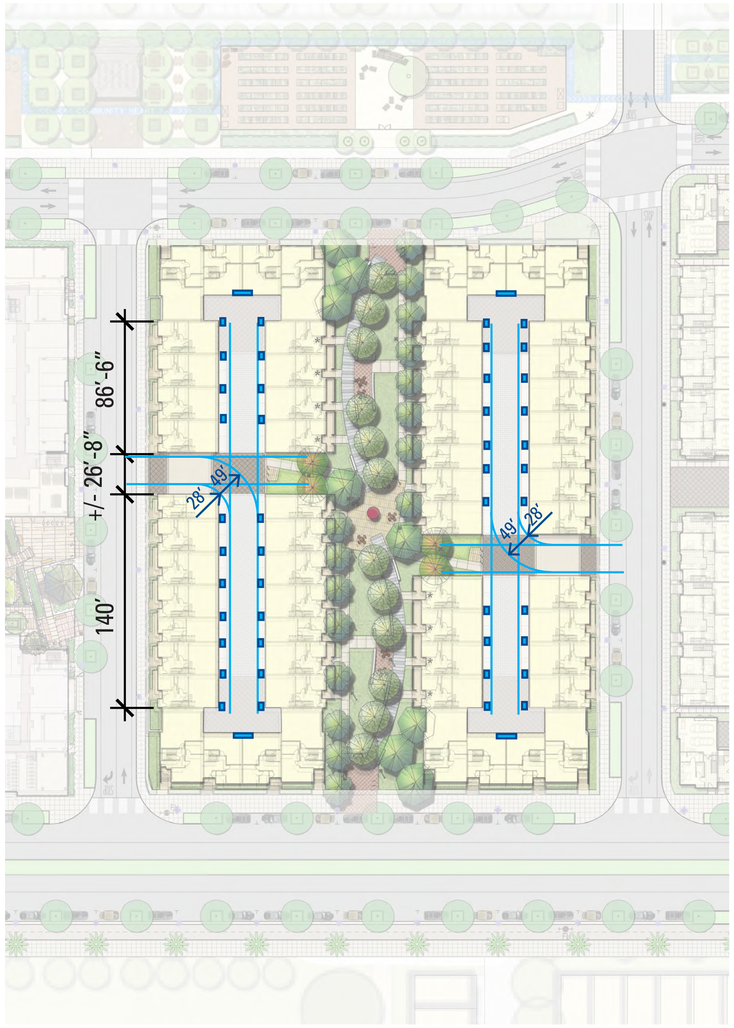
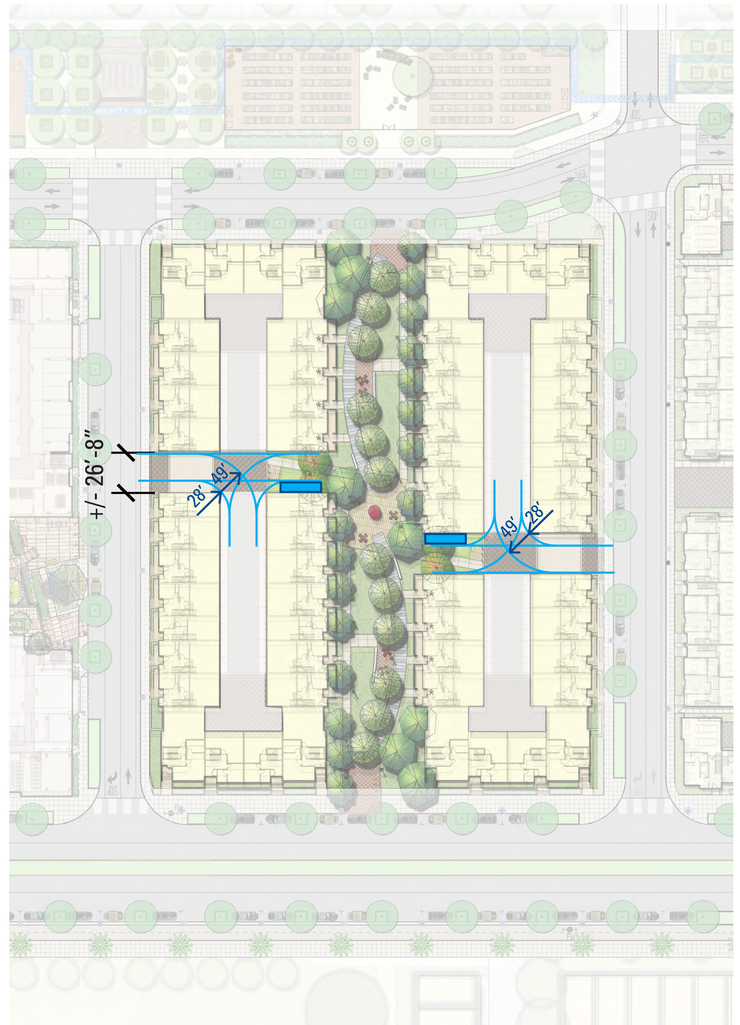


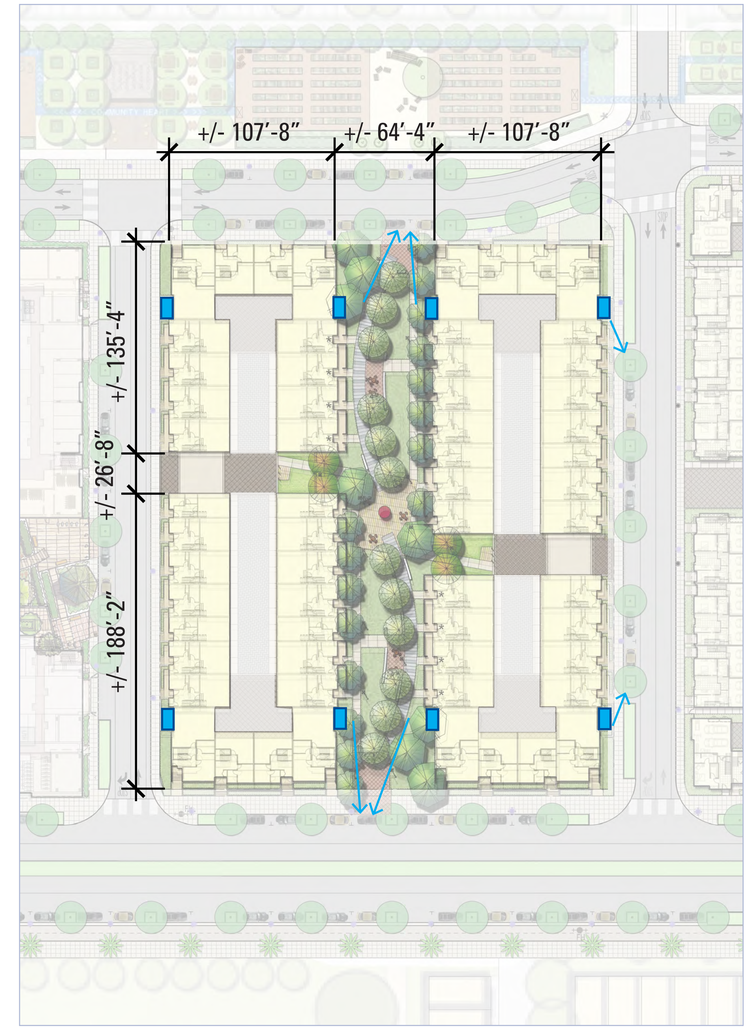
OPTION 1: INDIVIDUAL UNIT COLLECTION @ COURTYARD

INDIVIDUAL WASTE BINS ARE BROUGHT OUT ALONG UNIT GARAGES, WITH CONSOLIDATED TRASH BIN AREA FOR BLOCK END UNITS. THIS APPROACH WOULD PROVE PROBLEMATIC FROM THE STANDPOINT OF COLLECTION TRUCK BACKUP AS WELL AS CONGESTION ASSOCIATED WITH INDIVIDUAL BINS BEING LEFT OUT IN THE PARKING CORRIDOR FOR COLLECTION.



OPTION 2: CONSOLIDATED COLLECTION @ COURTYARD

A WOOD SLAT SCREENED, CONSOLIDATED WASTE COLLECTION ENCLOSURE WITH COMPACTOR BINS IS PROVIDED ACROSS FROM EACH PARKING COURTYARD ENTRY. THIS WOULD SIGNIFICANTLY REDUCE COLLECTION TRUCK BACKUP.



OPTION 3: CONSOLIDATED COLLECTION @ PERIMETER

A WOOD SLAT SCREENED, CONSOLIDATED WASTE COLLECTION ENCLOSURE IS PROVIDED ALONGSIDE UTILITY SHEDS SERVING THE BLOCK. DURING WEEKLY COLLECTIONS, WASTE COLLECTION BINS ARE ROLLED OUT TO THE STREET FOR PICKUP. THIS WOULD ELIMINATE TRUCK BACKUP FROM THE COLLECTION ROUTE.

LEGEND

WASTE COLLECTION REGION (INDIVIDUAL OR MASS)

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WASTE COLLECTION DIAGRAMS

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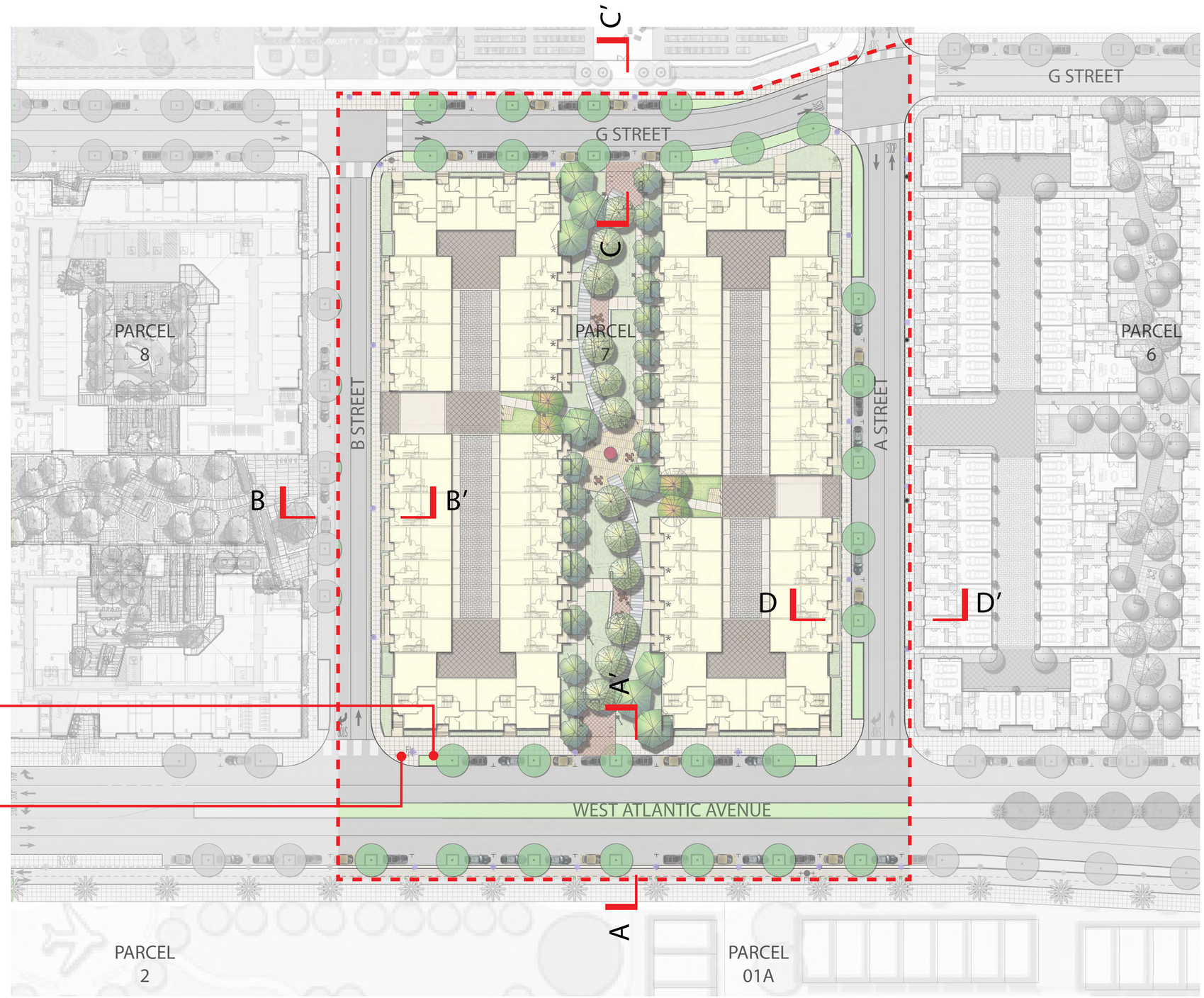
STONE COBBLES AT TREE WELLS

CONCRETE



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STREET SECTIONS OVERVIEW

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A

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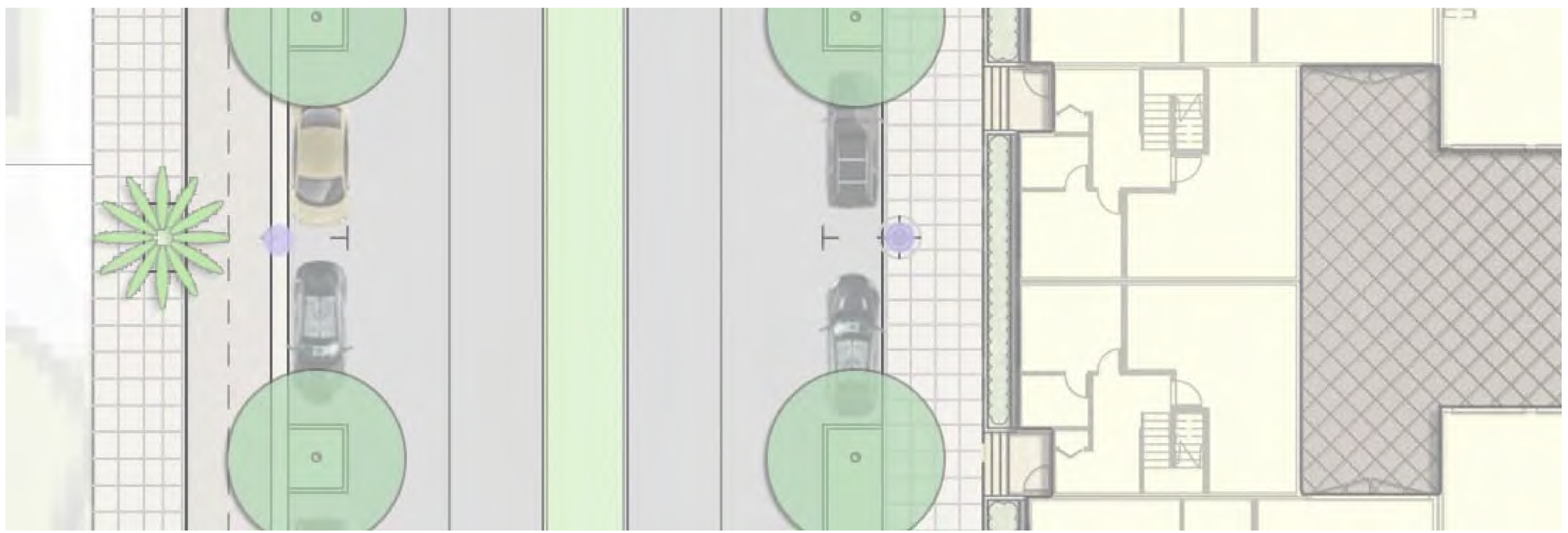

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WEST ATLANTIC AVENUE SECTION

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