

# City of Albuquerque

Planning Department

Development & Building Services Division

## DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV 02/2013)

Project Title: Liberty Dialysis - Rio Rancho Building Permit #: \_\_\_\_\_ City Drainage #: A-11/D013  
DRB#: \_\_\_\_\_ EPC#: \_\_\_\_\_ Work Order#: \_\_\_\_\_  
Legal Description: Liberty Dialysis - Rio Rancho  
City Address: NW corner of Unser Blvd & McMahon Blvd, Tract D-1

Engineering Firm: Bohannon Huston, Inc. Contact: Mike Balaskovits, P.E.  
Address: 7500 Jefferson St NE  
Phone#: 505-823-1000 Fax#: 505-798-7988 E-mail: mbalaskovits@bhinc.com

Owner: \_\_\_\_\_ Contact: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

Architect: Christopher Kidd & Associates, LLC Contact: Sarah Less  
Address: N48W16550 Lisbon Road, Menomonee Falls, WI  
Phone#: (262) 901-0505 Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

Surveyor: \_\_\_\_\_ Contact: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

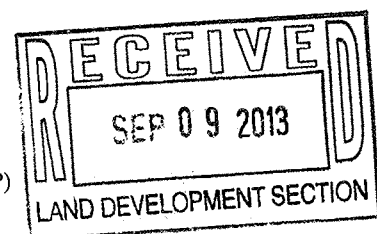
Contractor: \_\_\_\_\_ Contact: \_\_\_\_\_  
Address: \_\_\_\_\_  
Phone#: \_\_\_\_\_ Fax#: \_\_\_\_\_ E-mail: \_\_\_\_\_

### TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL G & D PLAN
- ☐ GRADING PLAN
- ☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☒ ENGINEER'S CERT (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☒ ENGINEER'S CERT (TCL)
- ☐ ENGINEER'S CERT (DRB SITE PLAN)
- ☐ ENGINEER'S CERT (ESC)
- ☐ SO-19
- ☐ OTHER (SPECIFY) \_\_\_\_\_

### CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ SIA/FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D APPROVAL
- ☐ S. DEV. FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☒ CERTIFICATE OF OCCUPANCY (PERM)
- ☐ CERTIFICATE OF OCCUPANCY (TCL TEMP)
- ☐ FOUNDATION PERMIT APPROVAL
- ☐ BUILDING PERMIT APPROVAL
- ☐ GRADING PERMIT APPROVAL
- ☐ PAVING PERMIT APPROVAL
- ☐ WORK ORDER APPROVAL
- ☐ GRADING CERTIFICATION
- ☐ SO-19 APPROVAL
- ☐ ESC PERMIT APPROVAL
- ☐ ESC CERT. ACCEPTANCE
- ☐ OTHER (SPECIFY) \_\_\_\_\_



WAS A PRE-DESIGN CONFERENCE ATTENDED: \_\_\_\_\_ Yes \_\_\_\_\_ No \_\_\_\_\_ Copy Provided

DATE SUBMITTED: September 6, 2013 By: Michael Balaskovits, P.E.

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location, and scope to the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based on the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres
3. **Drainage Report:** Required for subdivision containing more than ten (10) lots or constituting five (5) acres or more
4. **Erosion and Sediment Control Plan:** Required for any new development and redevelopment site with 1-acre or more of land disturbing area, including project less than 1-acre than are part of a larger common plan of development

Courtyard I  
7500 Jefferson St. NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
facsimile: 505.798.7988  
toll free: 800.877.5332

## CLIENT/COURIER TRANSMITTAL

To: Shahab Biazar  
COA Hydrology  
One Civic Plaza Room 301  
Albuquerque, NM 87102

Requested by: Mike Balaskovits

Date: September 11, 2013

Time Due: ☐ This A.M.  
☒ This P.M.  
☐ Rush  
☐ By Tomorrow

Phone: 924-3986

Job No.: 20130104.003.01.CDPABQ

Job Name: Liberty Dialysis Rio Rancho

### DELIVERY VIA

☒ Courier ☐ Federal Express  
☐ Mail ☐ UPS  
☐ Other

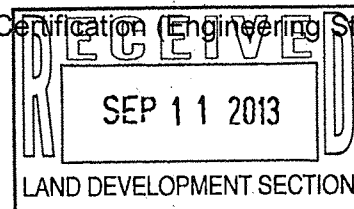
### PICK UP

Item: \_\_\_\_\_

### ITEM NO. QUANTITY DESCRIPTION

1 2 (SCALED DRAWINGS) Drainage Certification (Engineering Stamp Date 9/9/2013)

SD-14  
OK 9/11/13  
AS



### COMMENTS / INSTRUCTIONS

Shahab I appologize for the previous submittal. Please see the corrected scaled drawings. Please don't hesitate to let me know if you have any questions or comments. Thanks.

REC'D BY: \_\_\_\_\_ DATE: \_\_\_\_\_ TIME: \_\_\_\_\_

All/D013

**Biazar, Shahab**

**From:** Michael Balaskovits [mbalaskovits@bhinc.com]  
**Sent:** Friday, August 23, 2013 2:40 PM  
**To:** Salgado-Fernandez, Nilo E.; Biazar, Shahab  
**Cc:** Bruce Stidworthy; abriggs@brycon.com; 'Richard Hazel' (r.hazel@ckiddarchitects.com); Sarah Less (s.less@ckiddarchitects.com); Zach Hanson (z.hanson@ckiddarchitects.com)  
**Subject:** Liberty Dialysis on Pinon Verde and McMahon

Nilo and Shahab, based on our meeting this morning, it was discussed that the Paving Contractor at Liberty Dialysis did not construct with driveway (along Bandelier or Pinon Verde) exactly as shown on COA standard drawing 2426. The aprons, as they enter the site, were not installed and placed monolithically with the curb and gutter. Both entrances serve as water blocks and the site is graded to not surface drain out of these drive entrances but rather out proposed sidewalk culverts. Due to this circumstance, it was determined that the existing curb and gutter currently in place does not need to be removed and replaced to include the aprons but rather could be left in place. In addition it was noted that the new stamped concrete will be required to be ADA compliant.

Lastly the handicap ramp at the south side of the Bandelier Entrance was noted as being constructed incorrectly and not per the COA standards. This HC ramp has been removed and replaced to adhere to COA standard drawings.

Please let me know if I have stated anything incorrectly. Thanks again for your time.

Mike Balaskovits, P.E.  
Bohannon Huston, Inc.  
Community Development and Planning

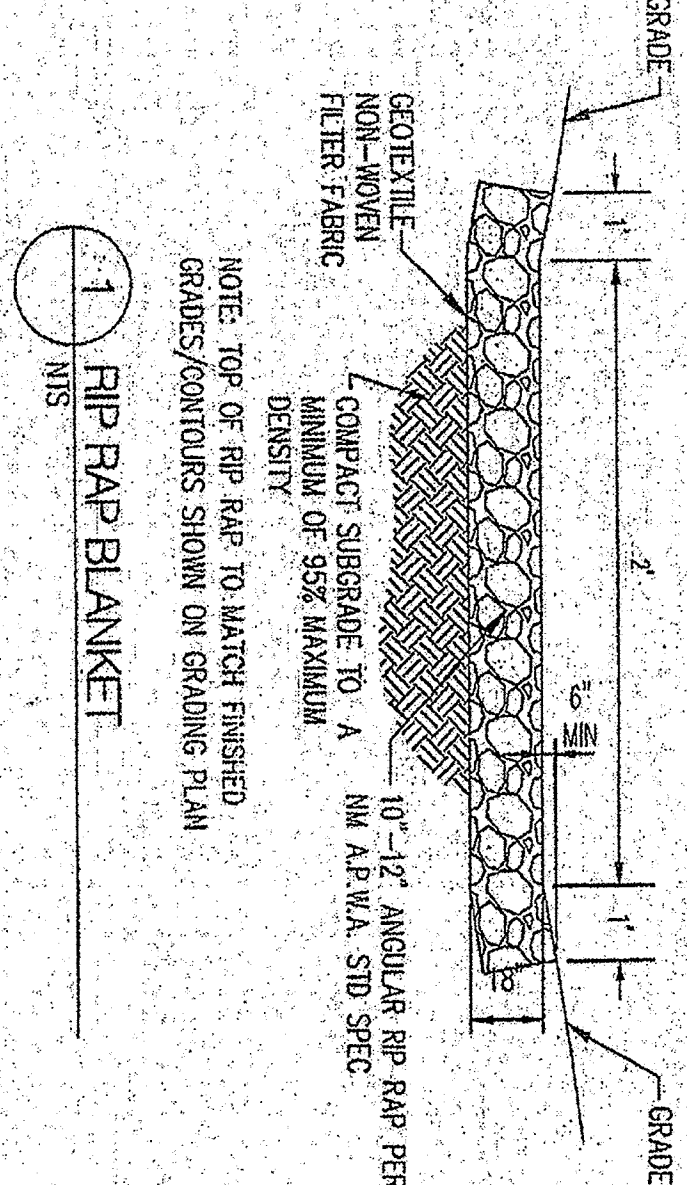
8/26/2013



9. THE CONTRACTOR SHALL OBTAIN ALL THE NECESSARY PERMITS FOR THE PROJECT PRIOR TO COMMENCING CONSTRUCTION (I.E., BARRICADEING, TOPSOIL DISTURBANCE, EXCAVATION PERMITS, EPA STORED WATER PERMITS, ETC.).

GENERAL NOTES

1. ANY WORK PERFORMED ON THESE FACILITIES AND PREPARED UNDER THIS CONTRACT SHALL BE CONSIDERED IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS AND THE PROJECT GOVERNANCE APPROVAL, WORK PRACTICE, OR OF ALTERNATIVE WORK STANDARDS SHALL APPLY.
2. THE CONTRACTOR SHALL ABIDE BY ALL LOCAL, STATE, AND FEDERAL LAWS, RULES AND REGULATIONS WHICH APPLY TO THE CONSTRUCTION OF THESE FACILITIES, INCLUDING ANY REQUIREMENTS WITH RESPECT TO SPECIAL WORK CONDITIONS.
3. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL FIELD VISIT THE FACILITIES AND VISUAL LOCATIONS OF ALL UTILITIES, UNDERGROUND UTILITIES AND UNDERGROUND TUNNELS, SURFACE CONDUITS, ETC. THE CONTRACTOR SHALL NOTIFY THE CONSTRUCTION OFFICER OF ANY SUCH UTILITIES AND THE LOCATION SHALL BE RECORDED ON A BUREAU DRAWING OF RECORD.
4. NO (2) WORKING DAYS PRIOR TO ANY EXCAVATION, THE CONTRACTOR SHALL CONTACT THE LOOKING SERVICE FOR LOCATION OF EXISTING UTILITIES.
5. ALL ELECTRICAL, THERMAL, CHILL, GAS AND OTHER UTILITIES, TUNNELS, AND APPURTENANCES DOCUMENTED THROUGH CONSTRUCTION SHALL REQUIRE RECORDING AND BE DOCUMENTED WITH FINAL UTILITY. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OF ALL EXISTING UTILITIES. THE CONTRACTOR MAY BE REQUIRED TO REASSESS ITS ACTIVITIES TO AVOID UTILITY CONFLICTS TO PREVENT HARMER WORKING.
6. THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL EXISTING UTILITIES WITHIN THE CONSTRUCTION AREA, AND SHALL MAINTAIN ALL UTILITIES CHAINED TO CONSTRUCTION ACTIVITY SHALL BE REPAIRED OR REPLACED AT THE CONTRACTORS RISK, AND APPROVED BY THE PROJECT GOVERNANCE APPROVAL.



## GRADING NOTES

- [illegible]

1. 2' WIDE CURB OPENING PER DETAIL 2 THIS ;

1. 2" WIDE GUSH OPENING PER DETAIL 2. THIS SHEET.
2. CONSTRUCT SIDEWALK CULVERT PER O&M STD DWG 2250. (TRUCK WHEELS THE BOLTS AT THE PLATE). SEE PLAN FOR WIDTH. EXTEND SIDEWALK DETAIL 2' BEYOND PROPERTY LINE. CONTRACTOR SHALL OBTAIN A 50'-19" PERMIT FOR WORK DONE WITH CITY OF ALBUQUERQUE RIGHT OF WAY OR PUBLIC EASEMENTS.
3. CONSTRUCT RAP R/P BLANKET PER DETAIL 1. THIS SHEET.
4. NEW 2" HAFE PIPE WITH CAP END SECTIONS. ENSURE TIEBACK SLOPES IN THE AREA DO NOT EXCEED 3:1.

ADDITIONAL A3-BURN  
SPOT CREATION

DATE 9/9/2013

**NOTICE TO CONTRACTORS (SO 19)**

1. ANY CONSTRUCTION OR MAINTENANCE SHALL BE IN ACCORDANCE WITH THE REQUIREMENTS OF THE CITY ENGINEER. ANY WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
2. ALL WORK PERFORMED ON THESE PLOTS TO BE REFINISHED, EXCEPT AS OTHERWISE STATED HEREIN, SHALL BE CONSIDERED A MAJOR WORK AND NOT OF MINOR NATURE. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
3. TWO WORKING DAYS FROM 8 AM TO 5 PM, EXCEPT ON SUNDAYS, MUST BE MAINTAINED FOR THE CONSTRUCTION OF THE PROJECT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
4. PRIOR TO CONSTRUCTION, THE CONTRACTOR SHALL OBTAIN AND VERIFY THE REQUIREMENTS OF THE CITY ENGINEER. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
6. MAINTENANCE OF THESE PLOTS SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PLOTS.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
8. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
9. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION OF EXISTING UTILITIES AND STRUCTURES.

APPROVAL	NAME	DATE
INSPECTOR		

Bohannon ▴ Huston

RECEIVED  
SEP 09 2013  
LAND DEVELOPMENT SECTION

SEP 13 2013

C-100

## DRAINAGE PLAN

The drawings, as instruments of service, remain the property of the Architect or Engineer. Any changes, publication, or use of any kind is prohibited unless expressly authorized by said party.

Copyright 2012

Drafted By:

Checked By:

Date Drafted: 06-21-2012

Project #: 12031-02

Proposed Shell Building for:  
**Liberty Dialysis-Rio Rancho**  
 NWQ Unser Blvd & McMahon Blvd Tract D-1  
 Albuquerque, New Mexico 87114

Christopher Kidd & Associates, LLC  
Architects and Engineers

N48W16550 Lisbon Road  
Menomonee Falls, Wisconsin 53051  
Phone 262.901.0505 / Facsimile 262.901.0510  
Email: [arch@ckiddarchitects.com](mailto:arch@ckiddarchitects.com) Website: [www.ckiddarchitects.com](http://www.ckiddarchitects.com)

▲		
▲		
▲		
▲		
▲		
#	DATE	REVISION DESCRIPTION