

CITY OF ALBUQUERQUE



December 6, 2013

Lawrence Read, P.E.
Larry Read and Associates, Inc.
2430 Midtown, Suite C
Albuquerque, NM 87107

**Re: HME Specialists Office/Retail, Grading and Drainage Plan
Engineer's Stamp Date 12-06-13 (A12D008C)**

Dear Mr. Read,

Based upon the information provided in your submittal received 12-06-13, the above referenced plan is approved for Building Permit based on the following condition:

- Remove the retaining wall/headerwall along the sidewalk where it enters the City of Albuquerque right-of-way along Golf Course Road.

A separate is required for construction within City ROW. A copy of this approval letter must be on hand when applying for the excavation/barricading permit.

This project requires a National Pollutant Discharge Elimination System (NPDES) permit for storm water discharge for disturbing one acre or more and a Topsoil Disturbance Permit for disturbing $\frac{3}{4}$ of an acre or more. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

If you have any questions, you can contact me at 924-3695.

Sincerely,

Shahab Biazar, P.E.
Principal Engineer, Planning Dept.
Development Review Services

C: e-mail

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: HME Specialists

DRB #: _____

EPC#: _____

ZONE MAP/DRG. FILE #: A-12/D008C

WORK ORDER#: _____

LEGAL DESCRIPTION: Lot B-1-A-1

CITY ADDRESS: 10800 golf Course Rd. NW

ENGINEERING FIRM: LARRY READ & ASSOCIATES, INC

ADDRESS: 2430 Midtown Suite C

CITY, STATE: ALBUQUERQUE, NEW MEXICO

CONTACT: LARRY READ

PHONE: 237-8421

ZIP CODE: 87107

OWNER: Calabacillas Group

ADDRESS: 3646 vista Grande Dr. NW

CITY, STATE: Albuquerque, NM

CONTACT: _____

PHONE: _____

ZIP CODE: 87120

ARCHITECT: TATE FISHBURN

ADDRESS: Box 2941

CITY, STATE: CORRALES, NEW MEXICO

CONTACT: TATE FISHBURN

PHONE: 899-9338

ZIP CODE: 87048

SURVEYOR: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

CONTRACTOR: _____

ADDRESS: _____

CITY, STATE: _____

CONTACT: _____

PHONE: _____

ZIP CODE: _____

CHECK TYPE OF SUBMITTAL:

- ☐ DRAINAGE REPORT
- ☐ DRAINAGE PLAN 1st SUBMITTAL, *REQUIRES TCL or equal*
- ☐ DRAINAGE PLAN RESUBMITTAL
- ☐ CONCEPTUAL GRADING & DRAINAGE PLAN
- ☒ GRADING PLAN
- ☐ EROSION CONTROL PLAN
- ☐ ENGINEER'S CERTIFICATION (HYDROLOGY)
- ☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
- ☐ ENGINEERS CERTIFICATION (TCL)
- ☐ ENGINEERS CERTIFICATION (DRB APPR. SITE PLAN)
- ☐ OTHER

CHECK TYPE OF APPROVAL SOUGHT:

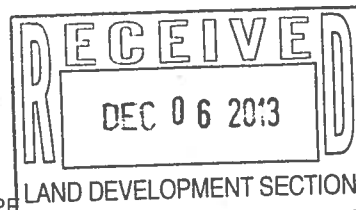
- ☐ SIA / FINANCIAL GUARANTEE RELEASE
- ☐ PRELIMINARY PLAT APPROVAL
- ☐ S. DEV. PLAN FOR SUB'D. APPROVAL
- ☐ S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- ☐ SECTOR PLAN APPROVAL
- ☐ FINAL PLAT APPROVAL
- ☐ FOUNDATION PERMIT APPROVAL
- ☒ BUILDING PERMIT APPROVAL
- ☐ CERTIFICATE OF OCCUPANCY (PERM.)
- ☐ CERTIFICATE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

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- ☒ YES
- ☐ NO
- ☐ COPY PROVIDED

DATE SUBMITTED: DEC 6, 2013

BY: Larry D. Read, PE



Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of 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 subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

Midway Leasing, Inc.
703 Osuna Rd. NE, Ste. 6
Albuquerque, N.M. 87113
505-345-4444 Fax: 505-344-9618
Email: midwayleasing@comcast.net

November 14, 2013

Larry Read, PE
Larry Read & Associates, Inc.
2430 Midtown Place, N.E., Suite C
Albuquerque, New Mexico 87109

RE: HME Specialists, LLC/Sunny Properties, LLC

Larry:

On behalf of Sunny Properties, LLC, this is permission to do grading on tract B-1-A-2,
Black Arroyo Dam, 10801 Golf Course Rd. NW.

Sincerely,

s/D. McCall

D. McCall
Project Consulting Manager

DM/ty

A-12D008C

EXAMPLE #1
6H:1V FORESLOPE
(FILL SLOPE)
60 mph
5000 vpd

ANSWER:
CLEAR ZONE
WIDTH = 30 ft

EXAMPLE #2
6H:1V BACKSLOPE
(CUT SLOPE)
60 mph
750 vpd

ANSWER:
CLEAR ZONE
WIDTH = 20 ft

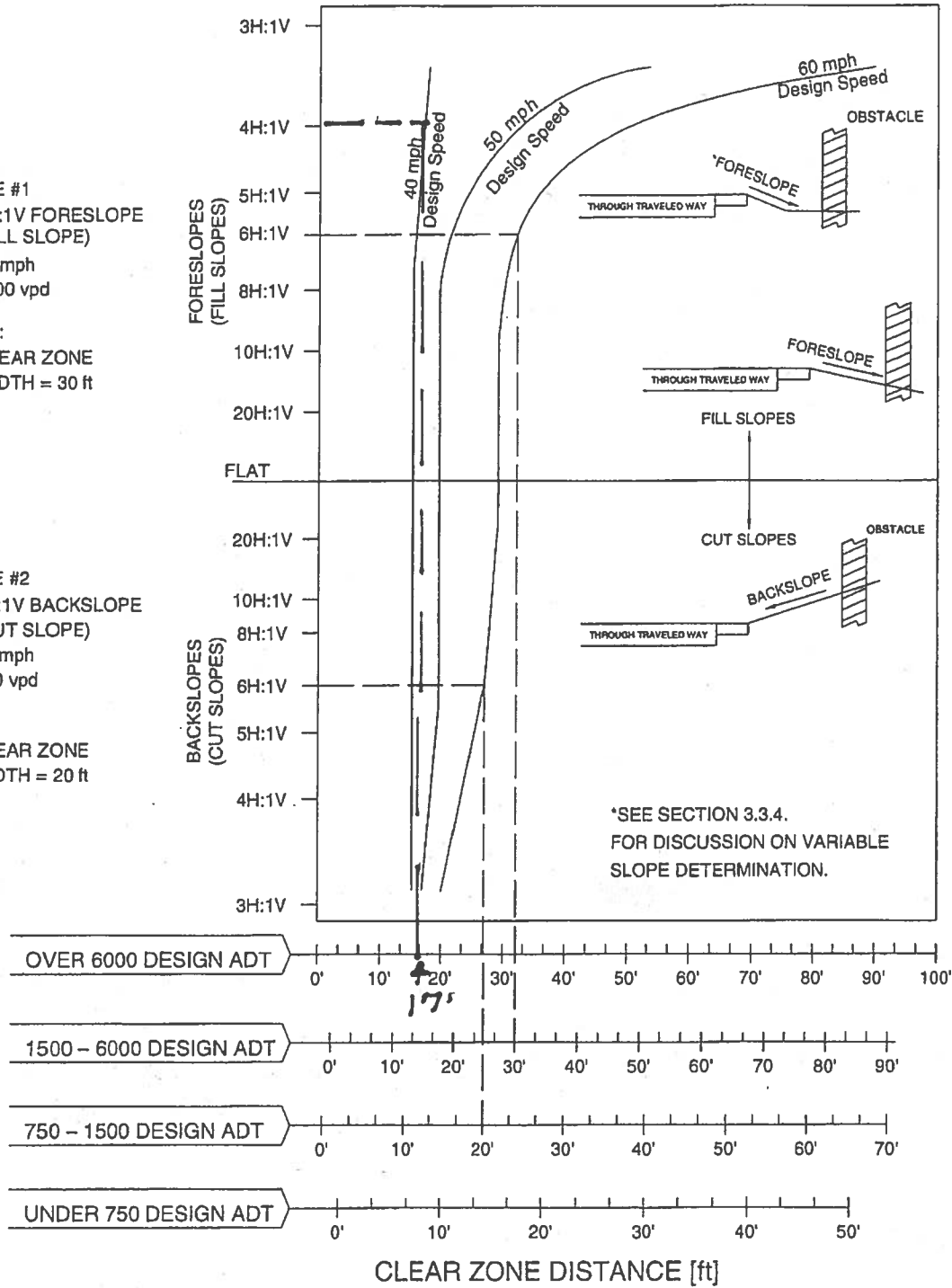


FIGURE 3.1b Clear-zone distance curves [U.S. customary units]

TABLE 3.1 (Cont'd)

[U.S. Customary Units]

DESIGN SPEED	DESIGN ADT	FORESLOPES			BACKSLOPES		
		1V:6H or flatter	1V:5H TO 1V:4H	1V:3H	1V:3H	1V:5H TO 1V:4H	1V:6H or flatter
40 mph or less	UNDER 750	7-10	7-10	**	7-10	7-10	7-10
	750-1500	10-12	12-14	**	10-12	10-12	10-12
	1500-6000	12-14	14-16	**	12-14	12-14	12-14
	OVER 6000	14-16	16-18	**	14-16	14-16	14-16
45-50 mph	UNDER 750	10-12	12-14	**	8-10	8-10	10-12
	750-1500	14-16	16-20	**	10-12	12-14	14-16
	1500-6000	16-18	20-26	**	12-14	14-16	16-18
	OVER 6000	20-22	24-28	**	14-16	18-20	20-22
55 mph	UNDER 750	12-14	14-18	**	8-10	10-12	10-12
	750-1500	16-18	20-24	**	10-12	14-16	16-18
	1500-6000	20-22	24-30	**	14-16	16-18	20-22
	OVER 6000	22-24	26-32 *	**	16-18	20-22	22-24
60 mph	UNDER 750	16-18	20-24	**	10-12	12-14	14-16
	750-1500	20-24	26-32 *	**	12-14	16-18	20-22
	1500-6000	26-30	32-40 *	**	14-18	18-22	24-26
	OVER 6000	30-32 *	36-44 *	**	20-22	24-26	26-28
65-70 mph	UNDER 750	18-20	20-26	**	10-12	14-16	14-16
	750-1500	24-26	28-36 *	**	12-16	18-20	20-22
	1500-6000	28-32 *	34-42 *	**	16-20	22-24	26-28
	OVER 6000	30-34 *	38-46 *	**	22-24	26-30	28-30

* Where a site specific investigation indicates a high probability of continuing crashes, or such occurrences are indicated by crash history, the designer may provide clear-zone distances greater than the clear-zone shown in Table 3.1. Clear zones may be limited to 30 ft for practicality and to provide a consistent roadway template if previous experience with similar projects or designs indicates satisfactory performance.

** Since recovery is less likely on the unshielded, traversable 1V:3H slopes, fixed objects should not be present in the vicinity of the toe of these slopes. Recovery of high-speed vehicles that encroach beyond the edge of the shoulder may be expected to occur beyond the toe of slope. Determination of the width of the recovery area at the toe of slope should take into consideration right-of-way availability, environmental concerns, economic factors, safety needs, and crash histories. Also, the distance between the edge of the through traveled lane and the beginning of the 1V:3H slope should influence the recovery area provided at the toe of slope. While the application may be limited by several factors, the foreslope parameters which may enter into determining a maximum desirable recovery area are illustrated in Figure 3.2.