

CITY OF ALBUQUERQUE



June 27, 2017

David Soule, P.E.
Rio Grande Engineering
PO Box 93924
Albuquerque, NM, 87199

RE: **Navarette Residence**
10516 Olympic NW
Grading Plan
Engineer's Stamp Date 6/14/17 (File: A12D028)

Dear Mr. Soule:

Based on the information provided in your submittal received 6/21/17, the Grading Plan cannot be approved for Building Permit until the following are addressed:

1. Section Views. Provide section cuts of several areas across this site:
 - a. The southwest corner, between the SW corner of the house, to the adjoining lot to the south.
 - b. In the back yard, through the two retaining to the property to the east.
 - c. The northwest corner, between the NW corner of the garage to the adjoining property to the north.
 - d. In the northeast corner, through the lowest floor at 5157.00 and the ponding area.

Ensure these section views show that the flowline is not set against any retaining walls or walls of the house and ensure below-grade finished floors have waterproofed retaining walls.

2. Contours. Extend the topographic data around all of the lot lines, not just on the west side of the lot. Also label contours for existing and increase label density of the proposed contours.

If you have any questions, please contact me at 924-3695 or dpeterson@cabq.gov.

Sincerely,

Dana Peterson, P.E.
Senior Engineer, Planning Dept.
Development Review Services

Orig: Drainage file



City of Albuquerque

Planning Department

Development & Building Services Division

DRAINAGE AND TRANSPORTATION INFORMATION SHEET (REV 09/2015)

Project Title: _____ **Building Permit #:** _____ **City Drainage #:** _____

DRB#: _____ **EPC#:** _____ **Work Order#:** _____

Legal Description: _____

City Address: _____

Engineering Firm: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Owner: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Architect: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Other Contact: _____ **Contact:** _____

Address: _____

Phone#: _____ **Fax#:** _____ **E-mail:** _____

Check all that Apply:

DEPARTMENT:

- ☐ HYDROLOGY/ DRAINAGE
☐ TRAFFIC/ TRANSPORTATION
☐ MS4/ EROSION & SEDIMENT CONTROL

TYPE OF SUBMITTAL:

- ☐ ENGINEER/ ARCHITECT CERTIFICATION
- ☐ CONCEPTUAL G & D PLAN
☐ GRADING PLAN
☐ DRAINAGE MASTER PLAN
☐ DRAINAGE REPORT
☐ CLOMR/LOMR
- ☐ TRAFFIC CIRCULATION LAYOUT (TCL)
☐ TRAFFIC IMPACT STUDY (TIS)
☐ EROSION & SEDIMENT CONTROL PLAN (ESC)
- ☐ OTHER (SPECIFY) _____

CHECK TYPE OF APPROVAL/ACCEPTANCE SOUGHT:

- ☐ BUILDING PERMIT APPROVAL
☐ CERTIFICATE OF OCCUPANCY
- ☐ PRELIMINARY PLAT APPROVAL
☐ SITE PLAN FOR SUB'D APPROVAL
☐ SITE PLAN FOR BLDG. PERMIT APPROVAL
☐ FINAL PLAT APPROVAL
☐ SIA/ RELEASE OF FINANCIAL GUARANTEE
☐ FOUNDATION PERMIT APPROVAL
☐ GRADING PERMIT APPROVAL
☐ SO-19 APPROVAL
☐ PAVING PERMIT APPROVAL
☐ GRADING/ PAD CERTIFICATION
☐ WORK ORDER APPROVAL
☐ CLOMR/LOMR
- ☐ PRE-DESIGN MEETING
☐ OTHER (SPECIFY) _____

IS THIS A RESUBMITTAL?: ☐ Yes ☐ No

DATE SUBMITTED: _____ **By:** _____

COA STAFF: _____ ELECTRONIC SUBMITTAL RECEIVED: _____

olympic

Weighted E Method

												100-Year, 6-hr.		
Basin	Area (sf)	Area (acres)	Treatment A % (acres)	Treatment B % (acres)	Treatment C % (acres)	Treatment D % (acres)	Weighted % (acres)	Volume (ac-ft)	Volume (ac-ft)	Flow cfs				
EXISTING	14438.00	0.331	0%	0	60%	0.199	38%	0.126	2%	0.007	0.818	0.023		0.79
PROPOSED	14438.00	0.331	0%	0	31%	0.103	27%	0.0895	41%	0.136	1.283	0.035		1.06
total														

Equations:

Weighted E = Ea*Aa + Eb*Ab + Ec*Ac + Ed*Ad / (Total Area)

Volume = Weighted D * Total Area

Flow = Qa * Aa + Qb * Ab + Qc * Ac + Qd * Ad

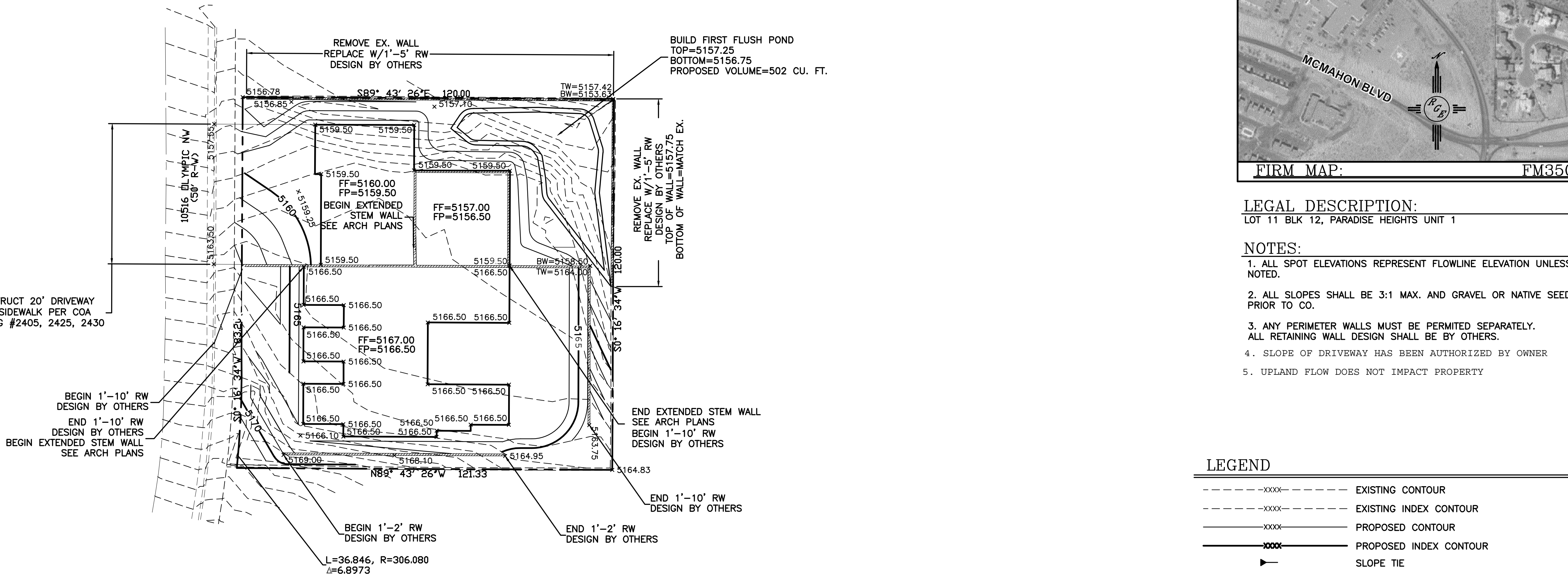
Where for 100-year, 6-hour storm- zone 1

Ea= 0.44	Qa= 1.29
Eb= 0.67	Qb= 2.03
Ec= 0.99	Qc= 2.87
Ed= 1.97	Qd= 4.37

ONSITE Conditions	FIRST FLUSH WATER QUALITY VOLUME	
	REQUIRED	PROVIDED
	(CF)	(CF)
WATER QUALITY	168	502

Narrative

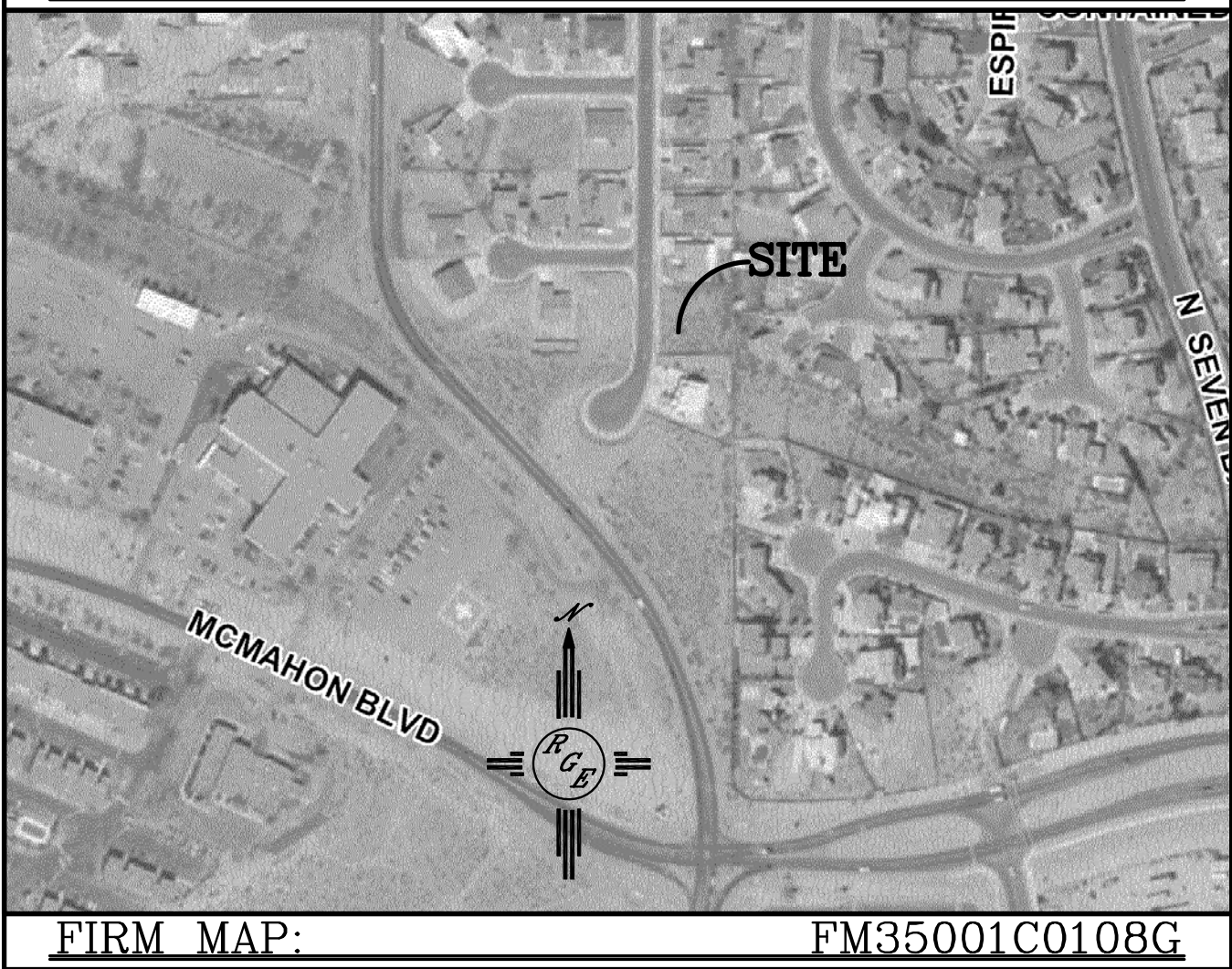
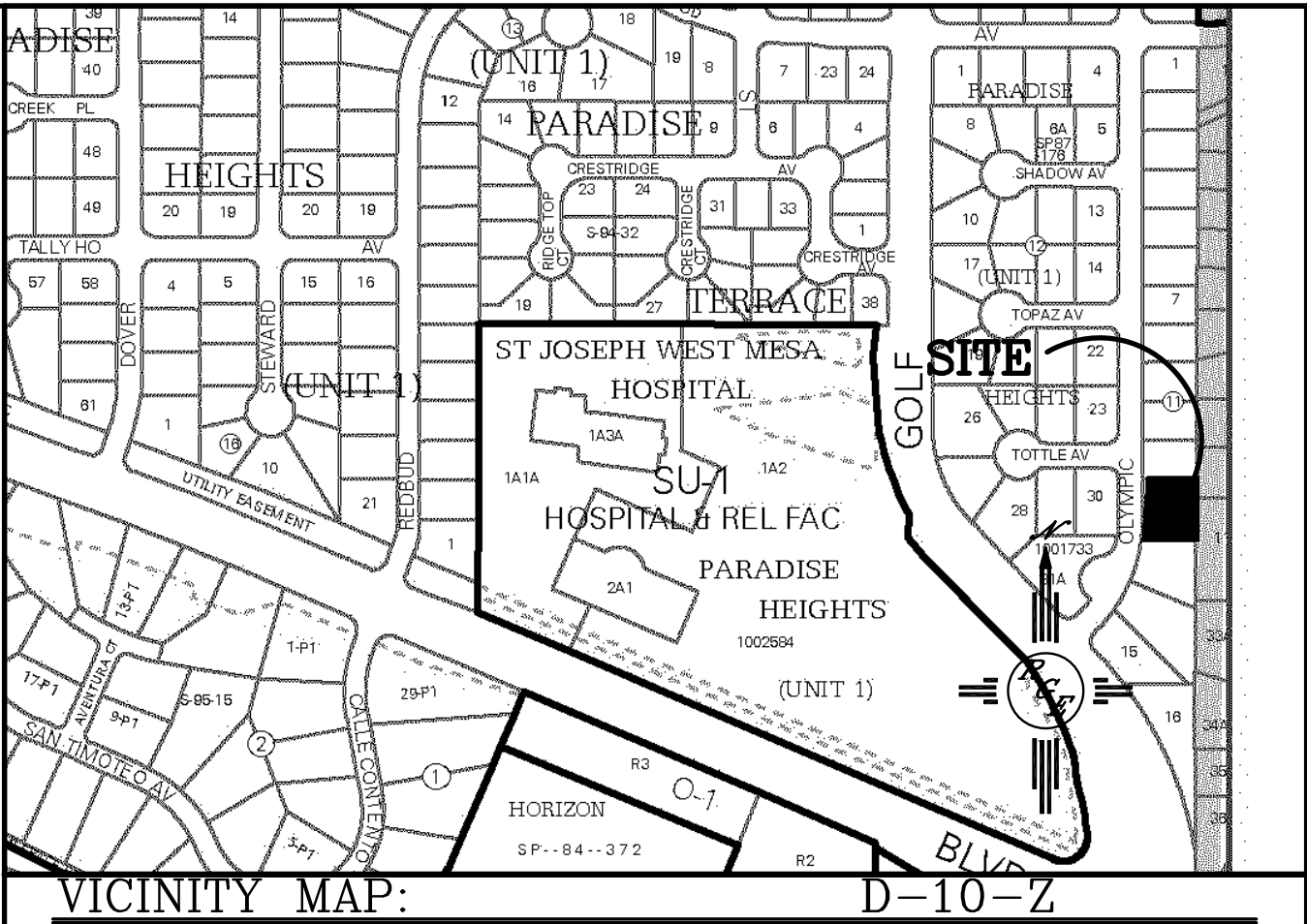
This site is an infill lot within an fully developed subdivision. The existing lots all free discahrge. Due to existing graded slopes, the existing lot d to the rear. The plan will direct the flow to the adjacent roadway. The developed site will pond in excess of the water harvest volume generater by the stie. Upland flows do not effect the site.



CAUTION:
EXISTING UTILITIES ARE NOT SHOWN. IT SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO CONDUCT ALL NECESSARY FIELD INVESTIGATIONS PRIOR TO ANY EXCAVATION TO DETERMINE THE ACTUAL LOCATION OF UTILITIES & OTHER IMPROVEMENTS.

EROSION CONTROL NOTES:

1. CONTRACTOR IS RESPONSIBLE FOR OBTAINING A TOPSOIL DISTURBANCE PERMIT PRIOR TO BEGINNING WORK.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING RUN-OFF ON SITE DURING CONSTRUCTION.
3. CONTRACTOR IS RESPONSIBLE FOR CLEANING ALL SEDIMENT THAT GETS INTO EXISTING RIGHT-OF-WAY.
4. REPAIR OF DAMAGED FACILITIES AND CLEANUP OF SEDIMENT ACCUMULATIONS ON ADJACENT PROPERTIES AND IN PUBLIC FACILITIES IS THE RESPONSIBILITY OF THE CONTRACTOR.
5. ALL EXPOSED EARTH SURFACES MUST BE PROTECTED FROM WIND AND WATER EROSION PRIOR TO FINAL ACCEPTANCE OF ANY PROJECT.



LEGAL DESCRIPTION:

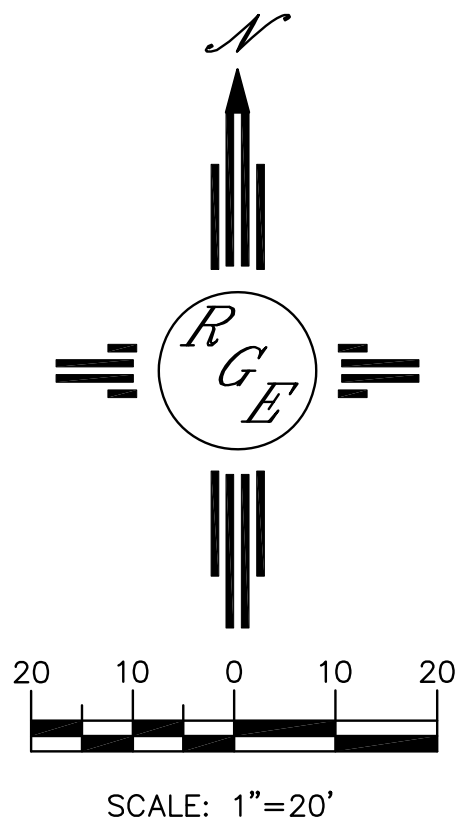
LOT 11 BLK 12, PARADISE HEIGHTS UNIT 1

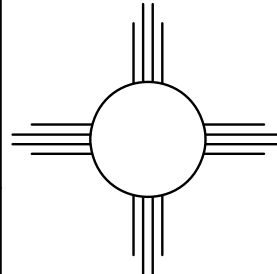
NOTES:

1. ALL SPOT ELEVATIONS REPRESENT FLOWLINE ELEVATION UNLESS OTHERWISE NOTED.
2. ALL SLOPES SHALL BE 3:1 MAX. AND GRAVEL OR NATIVE SEEDING PRIOR TO CO.
3. ANY PERIMETER WALLS MUST BE PERMITTED SEPARATELY. ALL RETAINING WALL DESIGN SHALL BE BY OTHERS.
4. SLOPE OF DRIVEWAY HAS BEEN AUTHORIZED BY OWNER
5. UPLAND FLOW DOES NOT IMPACT PROPERTY

LEGEND

- | | |
|--------|---|
| ---- | EXISTING CONTOUR |
| ---- | EXISTING INDEX CONTOUR |
| ---- | PROPOSED CONTOUR |
| ---- | PROPOSED INDEX CONTOUR |
| ---- | SLOPE TIE |
| + XXXX | EXISTING SPOT ELEVATION |
| + XXXX | PROPOSED SPOT ELEVATION |
| ---- | BOUNDARY |
| ---- | CENTERLINE |
| ---- | RIGHT-OF-WAY |
| ===== | EXISTING CURB AND GUTTER |
| ===== | PROPOSED CMU SCREEN WALL 0'-3' MAX RETAINAGE (DESIGN BY OTHERS) |



<div>ENGINEER'S SEAL</div> <div>DAVID SOULE NEW MEXICO 14522 REGISTERED PROFESSIONAL ENGINEER</div> <div>6/14/17</div> <div>DAVID SOULE P.E. #14522</div>	NAVARETTE RESIDENCE 10516 OLYMPIC	DRAWN BY WCWJ
	GRADING AND DRAINAGE PLAN	DATE 6-13-17
	<div><div>Rio Grande Engineering 1606 CENTRAL AVENUE SE SUITE 201 ALBUQUERQUE, NM 87106 (505) 872-0999</div></div>	21741-LAYOUT-5-29-17
		SHEET # —
		JOB # 21741