



City of Albuquerque

March 22, 2000

James Topmiller, PE
Bohannon Huston, Inc
7500 Jefferson NE
Albuquerque, NM 87109

Re: Grading and Drainage Certification – Cottonwood Hills Subdivision
Engineer's Stamp dated 2-2-99 (A13/D08)
Engineering Certification dated 3-18-00

Dear Mr. Topmiller,

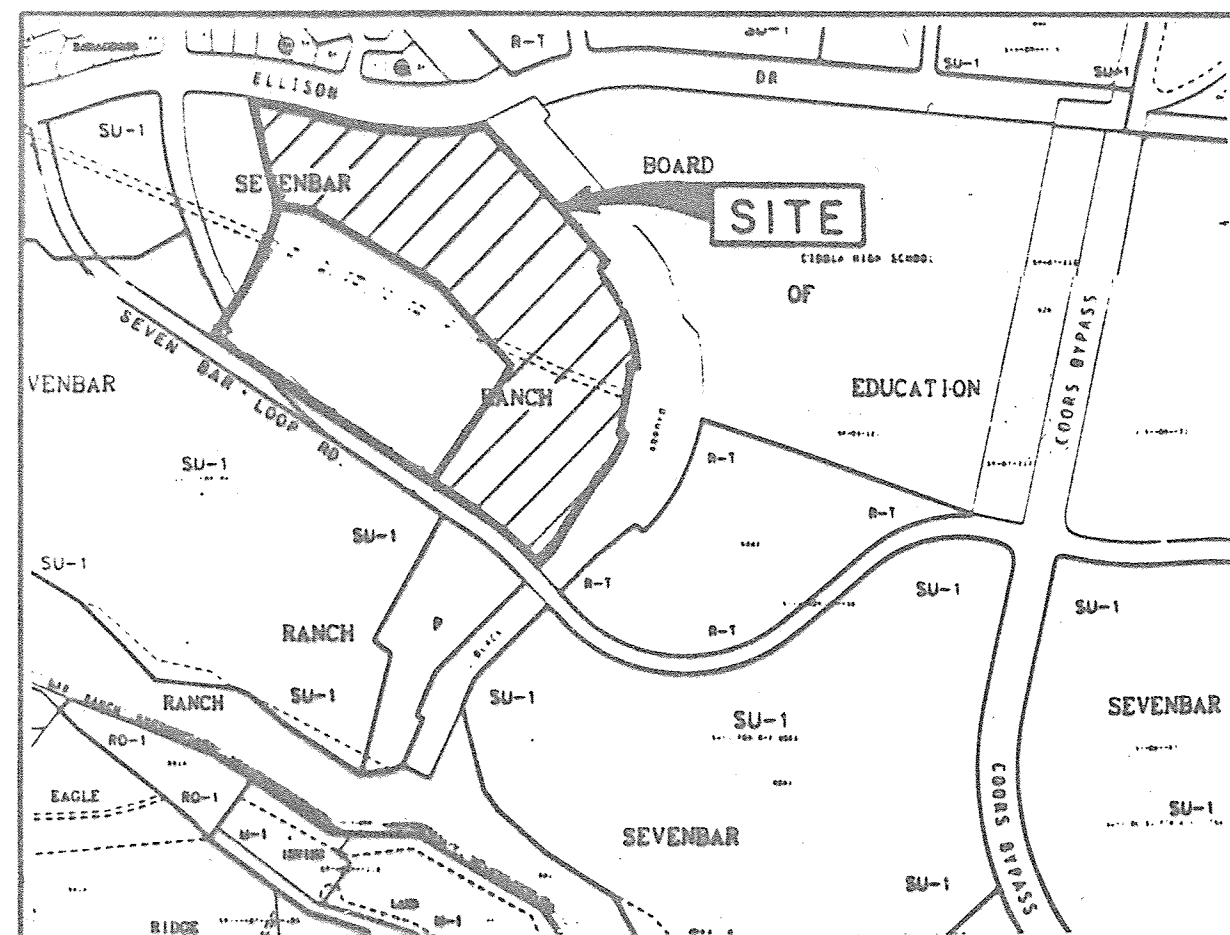
Based upon the information provided in your submittal dated 3-17-00, Engineering Certification for the above referenced subdivision is approved for Release of Financial Guaranty.

If I can be of further assistance, please contact me at 924-3986

Sincerely,

Bradley L. Bingham, PE
Hydrology Review Engineer

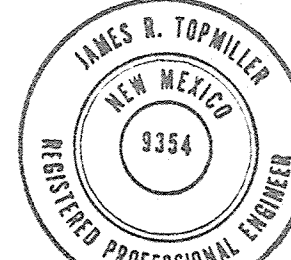
C: Terri Martin, PWD – City Project #609281,
file



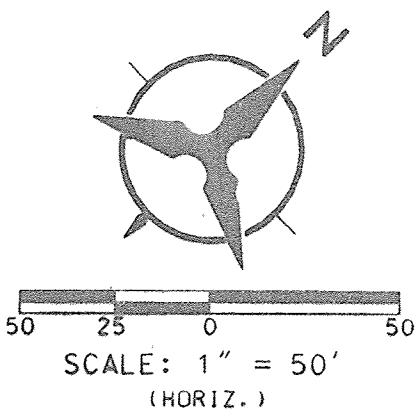
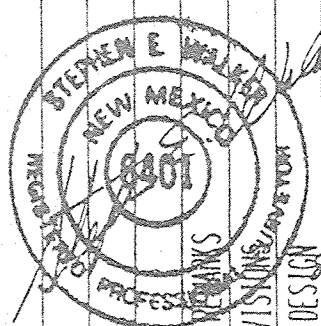
VICINITY MAP
NOT TO SCALE
ZONE MAP NO. A-13B-13

KEY MAP

JAMES R. TOPANILLO, OF BOHANNAN
HUSTON, N.M.P.E. # 9334, HEREBY CERTIFY THAT THE
AS-BUILT DRAINAGE CONDITIONS OF THE SITE ARE IN
SUBSTANTIAL COMPLIANCE WITH THE APPROVED GRADING
AND DRAINAGE PLAN TO THE BEST OF MY KNOWLEDGE AND BELIEF.
AS-BUILT ELEVATIONS ARE SHOWN ON THE PLAN WHERE THE
ORIGINAL DESIGN ELEVATION HAS BEEN CROSSED OUT AND
THE AS-BUILT ELEVATION ADDED. AS-BUILT ELEVATIONS WERE
OBTAINED BY WALKER SURVEYING, L.P. # 9341.
THIS STATEMENT DOES NOT REPRESENT
CERTIFICATION OF CONTRACTOR'S METHODS OR MATERIALS.

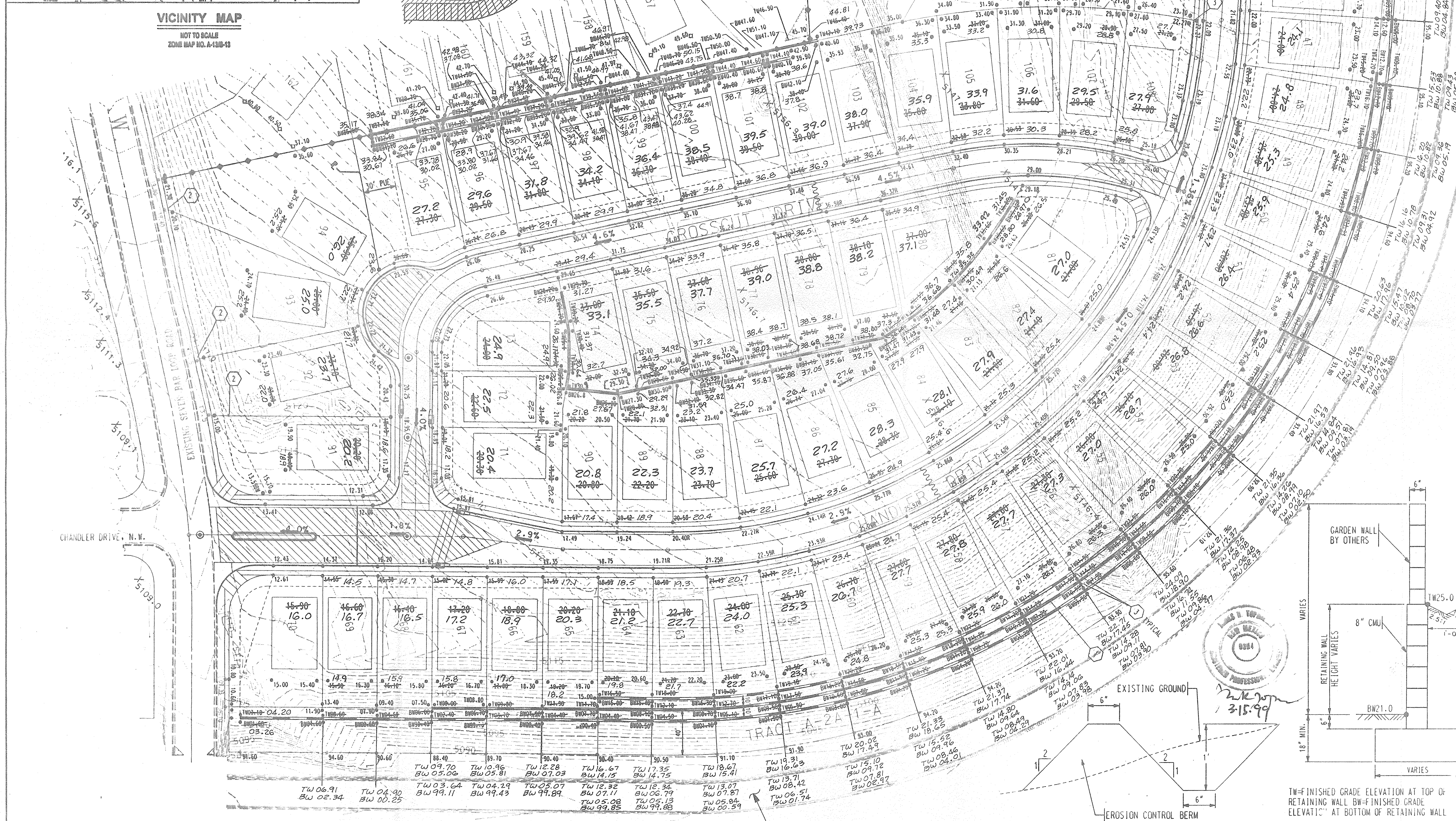


AS-BUILT (HORIZONTAL
AND VERTICAL LOCATION ONLY)



NOTE:
AS-BUILT PAD & YARD
ELEVATIONS VERIFIED BY
WALKER SURVEYING.
AS-BUILT WALL ELEVATIONS
VERIFIED BY ALDRICH
SURVEYING.

FUTURE MIRADOR SANDIAS SUBDIVISION
(PHASE II)



SPOT ELEVATIONS CONTAINING AN
"H" DENOTES TOP OF MOUNTABLE
ROLL TYPE CURB, I.E. 6" x 8" x 16"

LEGAL
DESCRIPTION
A PORTION OF TRACT
A-24 SEVEN BAR SOUTH

KEYED NOTES:

- CONCRETE MASONRY UNIT FENCE REQUIRED
ALONG REAR PROPERTY LINE FOR LOTS 18 THROUGH 70
AND ALONG SEVEN BAR LOOP ROAD. STANDARD C.M.U.
= 6" X 8" X 16" GROUT REINFORCED CELLS ONLY.
- FENCING CONTRACTOR IS TO PROVIDE ONE
TURNED OUT BLOCK IN LOWEST CORNER OF
LOT JUST ABOVE GROUND SURFACE TO PROVIDE
BACKYARD DRAINAGE TO SEVEN BAR LOOP
ROAD RIGHT OF WAY FOR LOTS 91 THROUGH 94.
- FENCING CONTRACTOR IS TO PROVIDE ONE
TURNED OUT BLOCK IN LOWEST CORNER
OF LOT JUST ABOVE GROUND SURFACE TO PROVIDE
BACKYARD DRAINAGE TO THE ADJACENT STREET ROW
FOR LOTS 18 THROUGH 70 AND LOT 108.

LEGEND

- PROPOSED SPOT ELEVATION: 5235.25
- TOP OF ROLL CURB ELEVATION: 5235.25H
- EXISTING SPOT ELEVATION: 5235.25
- FUTURE SPOT ELEVATION: 5235.25
- PROPOSED RETAINING WALL: [Symbol]
- EXISTING CONTOUR: [Symbol]
- DIRECTION OF FLOW: [Symbol]
- EXISTING STORM DRAIN LINE: [Symbol]
- EXISTING STORM DRAIN MANHOLE: [Symbol]
- PROPOSED STORM DRAIN INLET: [Symbol]
- PROPOSED STORM DRAIN LINE: [Symbol]
- PROPOSED STORM DRAIN MANHOLE: [Symbol]
- PROPOSED WATER BLOCK: [Symbol]
- PROPOSED BACKYARD POND: [Symbol]
- EXISTING GAS MANHOLE: [Symbol]
- PHASING BOUNDARY: [Symbol]
- AS-BUILT ELEVATION: 30.3
- AS-BUILT ELEVATION: 30.63

Bohannon • Huston

Courtyard One 7500 JEFFERSON NE ALBUQUERQUE NEW MEXICO 87109
ENGINEERS PLANNERS PHOTOGRAMMETRISTS SURVEYORS SOFTWARE DEVELOPERS

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
ENGINEERING DEVELOPMENT GROUP

COTTONWOOD HILLS
GRADING AND DRAINAGE PLAN

DEVELOPMENT REVIEW BOARD	DRB APPROVAL DATE
APPROVED @ DRB	APPROVED
509281	3-24
ZONE MAP NO. A-13/B-13	HYDROLOGY SECTION

ENGINEER'S SEAL		SURVEY INFORMATION		BENCH MARKS		AS-BUILT INFORMATION	
<div>JOHN C. ALEXANDER NEW MEXICO 13476 REGISTERED PROFESSIONAL ENGINEER</div> <div>2-2-99</div>		FIELD NOTES		ACCS ALUMINUM TABLET STAMPED "4-R13" (MAY 1927)		CONTRACTOR <u>SALLS</u>	
		NO.	BY	DATE	N.M. STATE PLANE COORD. (CENTRAL ZONE)	INSPECTOR	DATE
					X=557,489.27 Y=1,525,104.55 GRID-GRID FACTOR=0.995705	STAMPED BY <u>WALKER</u>	
					DELTA ALPHA = 0°14'25" ELEVATION 5169.51'	FIELD CHECKED BY <u>WALKER</u>	DATE <u>1/22/99</u>
					USGS BRASS TABLET STAMPED "BLADE 2 1987" (MAY 1927)	MICRO-FILM INFORMATION	
					N.M. STATE PLANE COORDINATES (CENTRAL ZONE)	RECORDED BY	
					X = 372,920.43 Y = 1,530,241.52 GRID-GRID FACTOR = 0.99869164, DELTA ALPHA=0°14'43" ELEVATION 5213.93'	DATE	
						NO.	

C.O.A. ROUGH GRADING APPROVAL ± 1'

AMAFCA GRADING APPROVAL

3-11-99
DATE

FOR INFORMATION ONLY

EROSION CONTROL PLAN
NO SCALE

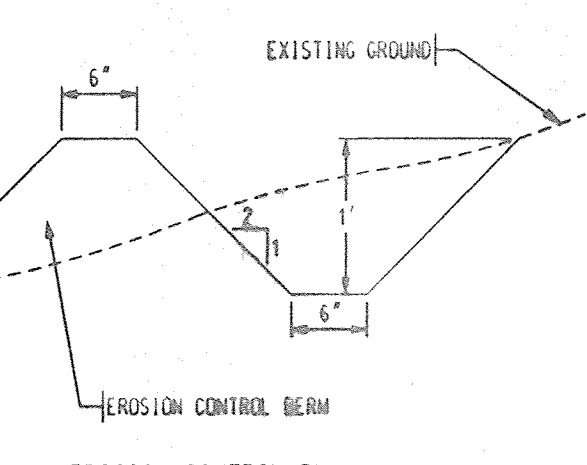
A BERM WITH THE DIMENSIONS SHOWN SHALL
BE MAINTAINED DURING CONSTRUCTION UNTIL
COMPLETION OF INDIVIDUAL HOMES WITHIN
THE PROJECT.

TYPICAL RETAINING WALL NOMENCLATURE
NO SCALE

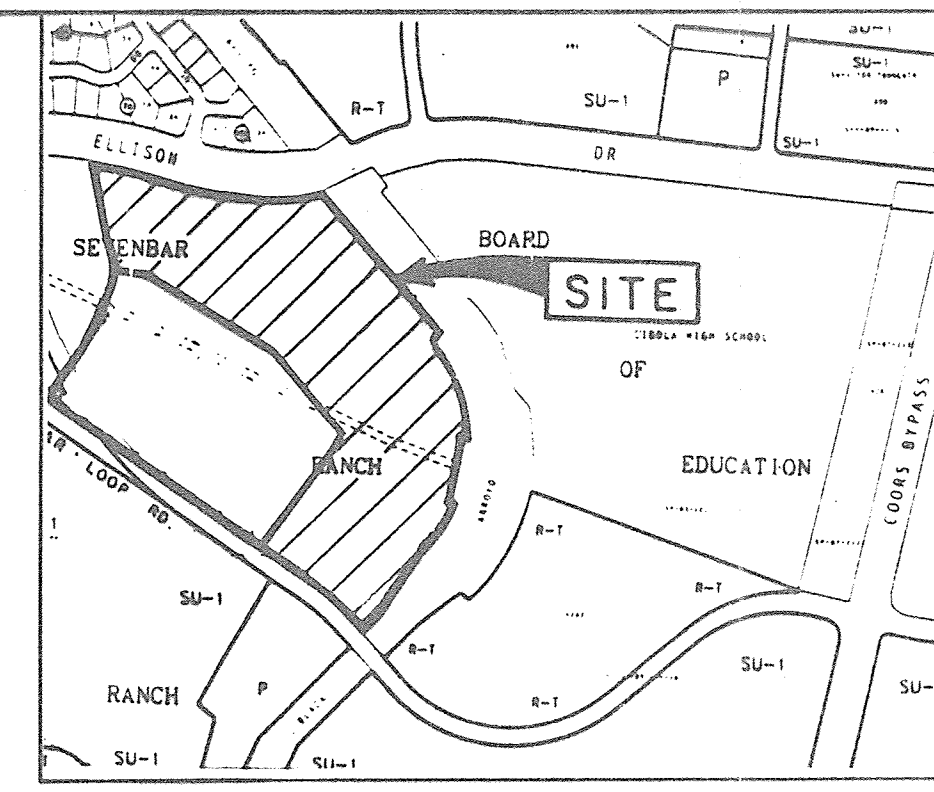
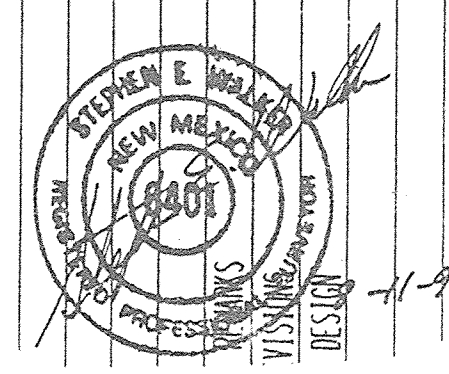
(RETAINING HEIGHT IS TAKEN TO BE
DIFFERENCE IN FINISHED GRADES
ON LEFT AND RIGHT SIDE OF WALL.)

NOTE:
AS-BUILT PAD & YARD ELEVATIONS
VERIFIED BY WALKER SURVEYING.
AS-BUILT WALL ELEVATIONS
VERIFIED BY ALDRICH SURVEYING.

DRAINAGE CERTIFICATION
JAMES R. TOPMILLER
OF BOHANNAN
HUSTON, N.M. P.E. # 9354
I HEREBY CERTIFY THAT THE
AS-BUILT DRAINAGE CONDITIONS OF THE SITE ARE IN
SUBSTANTIAL COMPLIANCE WITH THE APPROVED GRADING AND
DRAINAGE PLAN TO THE BEST OF MY KNOWLEDGE AND BELIEF.
AS-BUILT ELEVATIONS ARE SHOWN ON THE PLAN WHERE THE
ORIGINAL DESIGN ELEVATION HAS BEEN CROSSED OUT AND
THE AS-BUILT ELEVATION ADDED. AS-BUILT ELEVATIONS WERE
VERIFIED BY WALKER SURVEYING, INC. 3/18/00.
THIS STATEMENT DOES NOT REPRESENT
CERTIFICATION OF CONTRACTOR'S METHODS OR MATERIALS.



AS-BUILT (HORIZONTAL
AND VERTICAL LOCATION ONLY)



- GENERAL NOTES
1. CONTRACTOR MUST OBTAIN A TOPSOIL DISTURBANCE PERMIT FROM THE ENVIRONMENTAL HEALTH DIVISION PRIOR TO CONSTRUCTION.
 2. THE CONTRACTOR IS TO REFER TO EARTHWORK SPECIFICATION AS NOTED IN THE SOILS REPORT.
 3. THE CONTRACTOR SHALL CONFORM TO ALL CITY, COUNTY, STATE, AND FEDERAL DUST CONTROL MEASURES AND REQUIREMENTS AND WILL BE RESPONSIBLE FOR PREPARING AND OBTAINING ALL NECESSARY APPLICATIONS AND APPROVALS.
 4. THE CONTRACTOR SHALL ENSURE THAT NO SOIL ERODES FROM THE LOTS INTO PUBLIC RIGHT-OF-WAY. THIS CAN BE ACHIEVED BY CONSTRUCTING TEMPORARY BERMS AS PER THE DETAIL ON THIS SHEET AND WETTING THE SOIL TO KEEP IT FROM BLOWING AS PER THE EROSION CONTROL DETAIL ON THIS SHEET.
 5. ALL STREET SPOT ELEVATIONS ARE TO TOP OF CURB UNLESS OTHERWISE NOTED. VALLEY GUTTER ELEVATIONS ARE SHOWN AT FLOWLINE ELEVATION.

LEGAL DESCRIPTION
A PORTION OF TRACT
A-2A SEVEN BAR SOUTH

- KEYED NOTES:
1. CONCRETE MASSONARY UNIT FENCE REQUIRED ALONG LOT LINE FOR LOTS 18 THROUGH 20 STANDARD C.M.U. - 6" X 8" X 16" GROUT REINFORCED CELLS ONLY.
 2. FENCING CONTRACTOR IS TO PROVIDE ONE TURNED OUT BLOCK IN LATEST CORNER OF LOT JUST ABOVE GROUND SURFACE TO PROVIDE BACKYARD DRAINAGE TO THE ADJACENT TRACT FOR LOTS 18 THROUGH 20.

- LEGEND
- PROPOSED SPOT ELEVATION: 22.25
 - EXISTING SPOT ELEVATION: 22.25
 - FUTURE SPOT ELEVATION: 22.25
 - PROPOSED RETAINING WALL: 1'-0"
 - EXISTING CONTOUR: 1'-0"
 - DIRECTION OF FLOW: 1'-0"
 - EXISTING STORM DRAIN LINE: 1'-0"
 - EXISTING STORM DRAIN MANHOLE: 1'-0"
 - PROPOSED STORM DRAIN INLET: 1'-0"
 - PROPOSED STORM DRAIN LINE: 1'-0"
 - PROPOSED STORM DRAIN MANHOLE: 1'-0"
 - PROPOSED WATER BLOCK: 1'-0"
 - PROPOSED BACKYARD POND: 1'-0"
 - EXISTING SAS MANHOLE: 1'-0"
 - PHASING BOUNDARY: 1'-0"
 - AS-BUILT ELEVATION: 22.25

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Countywide 7500 JEFFERSON NE ALBUQUERQUE NEW MEXICO 87109
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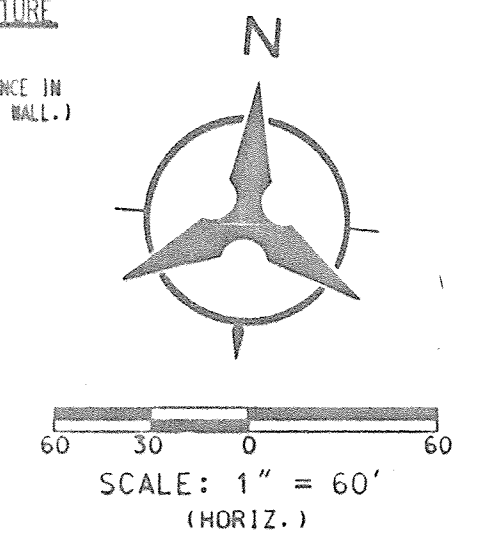
COTTONWOOD HILLS
GRADING AND DRAINAGE PLAN

DESIGNED BY: JCA/CAC	DATE: 01/99
DRAWN BY: CAC/GOO	DATE: 01/99
CHECKED BY: JCA	DATE: 01/99

APPROVED @ DRB
609281
A-13/B-13
4-24

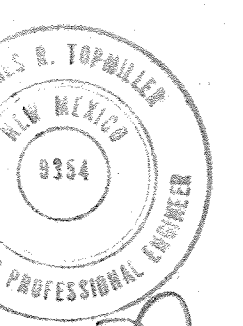
C.O.A. ROUGH GRADING APPROVAL
BY: DATE:

AMAFCA GRADING APPROVAL
BY: DATE: 3-11-99



KEY PLAN

FOR INFORMATION ONLY



3-18-99

